



**FEBRUARY 2010**

<b>BOARD OF DIRECTORS</b> June 2009 to June 2010			
<i>President</i>	Charles Bradley	407-260-6266	chuckbradley@embarqmail.com
<i>Vice President</i>	Tom Carter	407-767-9075	tomtinac@cfl.rr.com
<i>Treasurer</i>	Terry Hilton	407-834-5351	jwhthf@aol.com
<i>Secretary</i>	Harry Candler		colc@cfl.rr.com
<i>Director</i>	Marie Adamour	407-754-2023	marieadamour@cfl.rr.com
<hr/>			
<i>Newsletter Editor</i>	Ellen Bonus		landingseditor@embarqmail.com
<i>Property Manager</i>	Ernest Tedrow	407-472-4135	etedrow@lelandmanagement.com

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***Next Board Meeting—Wed, Feb. 17, 2010***



HOMEOWNERS ASSOCIATION, INC.

## **MINUTES**

**January 20, 2010**

### **I. Call to Order / Establish a Quorum:**

- The meeting was called to order by the President Mr. Charles Bradley at 7:00pm.
- A quorum was established with 5 out of 5 board members present.
- Proof of Notice was established as notice was posted 48 hours prior to the meeting in accordance to Florida Statutes, and the association documents.

### **II. Approval of Previous Minutes:**

- Terry motioned to approve the minutes as written, seconded by Harry and approved by unanimous voice vote.

### **III. Open Forum**

- Pool bathrooms need painting Terry to head committee to complete
- Pool Bathroom Floors need painting Tom to handle
- Tom to purchase umbrellas for pool when check arrives

### **IV. Managers Report:**

- The Managers Report written by Ernie Tedrow, LCAM was reviewed, discussed and filed for future reference.

### **V. Financial Report:**

- The monthly financial report provided by Leland Management was reviewed and filed for future audit. (Increase budget for Bank Charges in 2011 budget to cover coupon costs.)

January Minutes Continued On Next Page...

## **VI. Old Business:**

- Marie motioned to Have pool gate repair put out for bid again, seconded by Terry and approved by unanimous voice vote. Tom to supply vendors for bid.
- Marie motioned to accept the November revised version of the landscape RFP as written, seconded by Terry and approved by unanimous voice vote.
- New fountain was tabled until a later date.

## **VII. New Business:**

- Tom motioned to accept the proposal for tree removal from LDS at a cost of \$3650.00, seconded by Terry and approved by unanimous voice vote.

## **VIII. Architectural Review Board:**

- The following applications were unanimously approved by the ACB Committee:  
1311 Harbour Drive, 611 Landings Place, 610 Riverside Court, 600 Westlake Circle

## **IX. Adjournment:**

- Tom motioned to adjourn the meeting at 8:05 pm, seconded by Harry and approved by unanimous voice vote.

## **NEXT MEETING SCHEDULED:**

**February 17, 2010 @ 7:00P.M.**

### ***REMINDER:***

**OUR CURRENT MANAGEMENT COMPANY IS LELAND MANAGEMENT**  
*Property Manager Ernest Tedrow 407-472-4135 etedrow@lelandmanagement.com*



## BY-LAWS REVIEW:

Our By-Laws Committee Is in the Process of Revising the Landings' By-Laws...

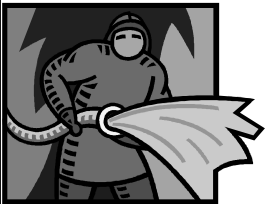
### *Do You Have Suggestions or Comments?*

Contact Chuck Bradley at 407-260-6266 or [chuckbradley@embarqmail.com](mailto:chuckbradley@embarqmail.com)

Below is an excerpt from our original covenants. Each month we will highlight a different topic.

#### Section 21—Garbage and Trash Disposal

No Garbage, Refuse, Trash or Rubbish shall be deposited on any lot. All garbage and trash containers shall be stored or kept in the garage or an appropriate side yard location screened from view, except for a period of ten (10) hours before and ten (10) hours after pickup by sanitation trucks, during which time they may be placed at the street curbing of a lot.



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**KEVIN JUNNIER**

***20 Yr. Landings' Resident***

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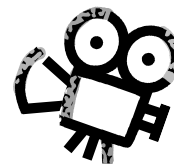
CALL WITH YOUR QUESTIONS-  
LARGE OR SMALL  
Recommendations Upon Request

**MARK KITTINGER 407-376-3320**  
[Mark@KittingerCompanyLLC](mailto:Mark@KittingerCompanyLLC)  
CBC1253786

## ***Free Events from the City Of Longwood***

**Senior Matinee:** Wednesday, February 17, 2010 - 1:30 p.m. to 3:30 p.m.,  
Longwood Community Building, 200 W, Warren Ave. This month's movie: ***Julie & Julia***.

**Longwood Live:** Friday, February 19, 2010 - 7:00 to 9:30 p.m.,  
Longwood Community Building, 200 W. Warren Avenue.



**Movie in the Park:** Friday, February 19, 2010 - 7:00 p.m.,  
Candyland Park, 599 Longdale Ave. Movie: ***Cloudy with a Chance of Meatballs***.



**Blue Grass Pickin':** Saturday, February 20, 2010 - 7:00 to 10:00 p.m.,  
Longwood Community Building, 200 W. Warren Avenue.

## **LOST & FOUND**



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# 2010 Census News



The big question is - how do you tell the difference between a U.S. Census worker and a con artist? BBB offers the following advice:

- If a U.S. Census worker knocks on your door, they will have a badge, a handheld device, a Census Bureau canvas bag and a confidentiality notice. Ask to see their identification and their badge before answering their questions. However, you should never invite anyone you don't know into your home.
- Census workers are currently only knocking on doors to verify address information. Do not give your Social Security number, credit card or banking information to anyone, even if they claim they need it for the U.S. Census. While the Census Bureau might ask for basic financial information, such as a salary range, it will not ask for Social Security, bank account or credit card numbers nor will employees solicit donations.
- Eventually, Census workers **may** contact you by telephone, mail or in person at home. However, they will not contact you by e-mail, so be on the look out for e-mail scams impersonating the Census. Never click on a link or open any attachments in an e-mail that are supposedly from the U.S. Census Bureau.

If someone from the Census Bureau has visited you, and you have any questions, you may speak directly via telephone or e-mail with your Regional Census Office:

**Atlanta Regional Census Center, 285 Peachtree Center Avenue, Marquis Tower Two, Suite 1000, Atlanta, GA 30303, 404-335-1555 or 1-888-586-9439.**

If you have received a telephone call from someone at the Census Bureau, and you have any questions, you may speak directly via telephone or e-mail with an employee of the National Processing Center:

**U.S. Census Bureau, National Processing Center, 1201 East 10th Street, Jeffersonville, IN 47132, 1-800-523-3205.**

Our local census office is located at:

**Sanford, Commerce Street, Lake Mary, FL 32746, 407-710-1550**

For More Information—Visit The Official Census Website: [www.census.gov](http://www.census.gov)

**NEXT BOARD MEETING:**

**Feb. 17, 2010 at 7 PM**

**Longwood City Comm. Chamber  
175 W. Warren St., Longwood**

**Below is a Schedule of Board Meetings  
For the Coming Year**

**FEBRUARY 2010**

SUN	MON	TUE	WED	THU	FRI	SAT
	1	2	3	4	5	6
7	8	9	10	11	12	13
14	15	16	17	18	19	20
21	22	23	24	25	26	27
28						

**MARCH 2010**

SUN	MON	TUE	WED	THU	FRI	SAT
	1	2	3	4	5	6
7	8	9	10	11	12	13
14	15	16	17	18	19	20
21	22	23	24	25	26	27
28	29	30	31			

**APRIL 2010**

SUN	MON	TUE	WED	THU	FRI	SAT
				1	2	3
4	5	6	7	8	9	10
11	12	13	14	15	16	17
18	19	20	21	22	23	24
25	26	27	28	29	30	

**MAY 2010**

SUN	MON	TUE	WED	THU	FRI	SAT
						1
2	3	4	5	6	7	8
9	10	11	12	13	14	15
16	17	18	19	20	21	22
23	24	25	26	27	28	29
30	31					

**JUNE 2010**

SUN	MON	TUE	WED	THU	FRI	SAT
		1	2	3	4	5
6	7	8	9	10	11	12
13	14	15	16	17	18	19
20	21	22	23	24	25	26
27	28	29	30			

**JULY 2010**

SUN	MON	TUE	WED	THU	FRI	SAT
				1	2	3
4	5	6	7	8	9	10
11	12	13	14	15	16	17
18	19	20	21	22	23	24
25	26	27	28	29	30	31

**AUGUST 2010**

SUN	MON	TUE	WED	THU	FRI	SAT
1	2	3	4	5	6	7
8	9	10	11	12	13	14
15	16	17	18	19	20	21
22	23	24	25	26	27	28
29	30	31				

**SEPTEMBER 2010**

SUN	MON	TUE	WED	THU	FRI	SAT
			1	2	3	4
5	6	7	8	9	10	11
12	13	14	15	16	17	18
19	20	21	22	23	24	25
26	27	28	29	30		

**OCTOBER 2010**

SUN	MON	TUE	WED	THU	FRI	SAT
					1	2
3	4	5	6	7	8	9
10	11	12	13	14	15	16
17	18	19	20	21	22	23
24	25	26	27	28	29	30
31						

**NOVEMBER 2010**

SUN	MON	TUE	WED	THU	FRI	SAT
	1	2	3	4	5	6
7	8	9	10	11	12	13
14	15	16	17	18	19	20
21	22	23	24	25	26	27
28	29	30				

**DECEMBER 2010**

SUN	MON	TUE	WED	THU	FRI	SAT
			1	2	3	4
5	6	7	8	9	10	11
12	13	14	15	16	17	18
19	20	21	22	23	24	25
26	27	28	29	30	31	

## BUSINESS DIRECTORY

- Adamour, Matt**.....'Now and Then' Band-Quality Entertainment  
www.nowandthenband.net or 407-754-2023
- Agudelo, Juan**.....Nano' s Painting & Home Services—The Landings  
Ext. Painting 1200-\$1500. 407-257-1048/462-5379
- Bautista, Edna**.....Notary Public, Certified Signing Agent  
407-694-0896 or EJ1206@aol.com
- Becker, Sandy**.....Realtor, Watson Realty Corp., 407-622-8538 or  
407-620-7238 or sbecker@watsonrealtycorp.com
- Biederman, Judy**.....Licensed Massage Therapist MA0018520  
407-339-7243 or 353-7367
- Boesch, Erika**.....Absolute Décor 214 N Park Ave., W.P. 32789  
321-214-5999 absolute\_decor@yahoo.com
- Bonus, Ellen**.....Cat Sitting While You Are Away  
407-831-3432 or landingseditor@embarqmail.com
- Carter, Denise**.....Denise's Darling Dog/Cat/Pet Services  
Walking, Sitting, Day/Night Care 407-767-9075
- Coy, Barbara**.....Real Estate Consultant, Prudential Florida Realty  
407-497-1777 or www.barbaracoy.com
- Maras, Lori**.....Furniture Upholstery—407-331-4338
- Para, Martha**.....Realtor, Home Investment Realty; Premier  
Design Jewelry (Home Shows) 407-257-1048
- Ramos, Amy**.....English Pointer Interiors - Decorating to Suit All Budgets  
407-529-5800 or amy@englishpointerinteriors.com
- Robertson, Linda**.....Real Estate Professional, Coldwell Banker  
407-389-7995 or realtorLR@aol.com
- Viscuso, Nick**.....Beltone Hearing Specialist. Hearing Aids  
407-383-3544. Free no obligation tests.
- Viscuso, Pat** .....Independent Avon Representative. 407-718-7795  
www.youravon.com/pviscuso. Special web offers.
- Viscuso, Gianna**.....Pet Sitter, Age 11, Cats, small dogs, other critters,  
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