



THE INFO

VOL. XXXVI No. 1

Jan.—Feb. 2010

BUILDING COMMUNITY THROUGH COMMUNICATIONS

BOARD REPORT

At the January Annual Meeting, Owners voted overwhelmingly to approve the seven changes to the Declaration as recommended by the Board. (For the actual count, see page 2.) These changes were intended to make our collection of maintenance fees more effective. Now that the amendments have been recorded at the Office of the Clerk of Manatee County, the Board may take more pro active steps against delinquent owners. TV service, for example, could be discontinued.

Treasurer's Report

Mike McNeil, Association Treasurer, reviews the financial condition of the Association at each meeting. During the January and February meetings Mike noted in his explanation of statement highlights that liquidity (operating cash in excess of obligations payable) continues to be at a reasonable level. In fact, at year end, he noted that the Association's liquidity was stronger than it was at the beginning of 2009 and provides a reasonably sound foundation for 2010. The usual January payments for insurance have an adverse effect, but he suggested that it should build up again as the year goes on.

Owners were reminded that for the third year in a row, maintenance fees have remained unchanged.

Because the delinquency situation continues to be a nagging problem, the financial statements will be modified by the inclusion of a reserve for uncollectible accounts. Since banks in Florida, following foreclosure, are obligated to reimburse condominium associations only the lesser of six months of maintenance fees or 1% of the outstanding mortgage balance, it is likely that we may not recover all delinquent amounts owing by owners in default. Mike felt it important that the statements "reflect reality."

Hal Lenobel has joined the Board of the Association, having been acclaimed at the Annual Meeting in January. No other candidates stepped forward following the resignation of **Sarah (Sally) Almond**.

The following officers of the Board will continue in their current positions: President **Steve Kasden**, Vice President **Ernie Giordano**, Secretary **John Bock** and Treasurer **Mike McNeil**.

Operating Committee

Ernie Giordano, Chairman of the Operating Committee, reported on some recent completed projects, which included the installation of picnic tables surrounding three trees in the vicinity of the shuffle board courts and barbque.



In addition, the shuffle board courts were leveled and resurfaced. As many of us know, the gutters, part of the courts' original construction, sometimes proved hazardous when the sporting venue was converted to a dance floor.

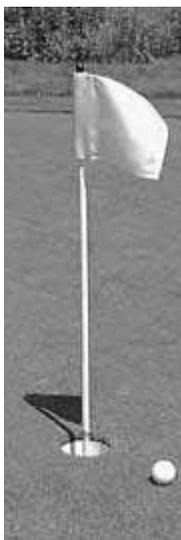
(Continued on page 2)



(Continued from page 1)

Additional improvements included:

- The resurfacing of pools 2 and 3 along with new pumps in the equipment room
- New cups and flags and the resurfacing of the putting green
- The new landscaping installations at entrances to Buildings F, G, J, M and N
- Several new bike racks
- The annual routing and cleaning of the Building A/C drains now is underway



Most notable has been the replacement of all washers and dryers with 68 new pieces.

A new air handler, replacing the original unit, has been installed in the Rec. Hall.

Work also is underway to spruce up the card room where new stools now are in place and the Yacht Club office also has been painted and refreshed.

Voting Results— Document Amendments

Seven amendments to the Association documents were proposed by the Board for consideration of owners at the annual meeting in January. Of the 300 owners (units) only 168 participated in the vote, 125 by proxy and 43 by way of direct ballots. That represented only about 53% of the ownership.

Of those who did vote, however, an overwhelming majority approved the changes. Below we list the results by item.

1. Conforming the definition of a delinquent balance and late fee that may be imposed:
For: 157; Against: 9; Don't Know: 2
2. Provides authority for Association to terminate certain services if Owner is more than 30 days late in payment of amounts owed to Association:
For: 153; Against: 13; Don't Know: 2
3. Makes Owners responsible for any costs incurred by the Association when Association is named as defendant in any legal action purporting to affect a Unit including a mortgage foreclosure:
For: 149; Against: 17; Don't Know: 2
4. Prohibits any act that may overtax utilities or facilities:
For: 154; Against: 12; Don't Know: 2
5. Clarifies the rental policy and the Declaration regarding "year" to "twelve month period":
For: 156; Against: 10; Don't Know: 2

(Continued on page 7)

Building "C" won the draw at the last Board Meeting and will be the next building to have the landscaping at the front garden area improved.

**Check the house channel
(117 or 795) and your
building bulletin board
regularly for news**



HAR-BOURETTES

Our Christmas luncheon, held on December 9th, 2009, was hosted by **MaryAnn Melican, Pat Geraci, Nancy Damm** and **Barbara Shelton**. Fifty eight women were in attendance. Roast beef and turkey sandwiches with a delicious chopped salad was served along with carrot cake from Publix for dessert. Punch, ice tea, lemonade and coffee were available.

Our annual Fashion Show and luncheon, held on February 3rd was co-hosted by **Nancy McNeil** and **Pat Marschke**. They did a fabulous job! One hundred and fifteen people attended the event. Bruschetta was served as an appetizer along with very nice white wine. The main course was chicken salad with slivered almonds, apples and dried cranberries; crab cakes on a bed of assorted greens, topped with sweet Chile aioli along with a buttery croissant, strawberries and slices of melon and pineapple. Dessert was deli-

cious cheesecake.

The models did a great job as they showed off the lovely fashions from Patchingtons. A huge thank you to all the talented ladies who spent many hours making the gifts for the attendees. We also want to thank **Alice Jorgensen** and **Margaret Demey** for obtaining so many fabulous door prizes from our fantastic local merchants.

The day would not have been as successful without all the volunteers who worked tirelessly, helping with every phase of this luncheon. A special thank you to **Sharyn Ford** who made all the striking and original centerpieces for the tables! Congratulations to the organizers for a wonderful event.

Our next luncheon is on March 17th, 2010. Details will be posted on the bulletin boards on the in-house channel. **Margaret Demey** and **Alice Jorgensen** will be co-chairs.

I talked to Pat Petrosky's daughter and she said Pat is now having home hospice. Please keep Pat in your prayers.

We still need volunteers for our installation of Officers luncheon. It will be on April 14th



YACHT CLUB



The annual Change of Watch was held on January 16, 2010 in the elegant ballroom of the Bird Key Yacht Club. The new officers for 2010 were

introduced by former Commodore **Ed Davin** who also conducted the swearing in ceremonies for **Maggie Edger**, Commodore, **Len Trudell**, Vice Commodore, **Jane Stephenson**, Scribe, **Carolyn Varnum**, Purser, **Robert Geraci**, Dock Master, and **Fred Schwing**, Past Commodore.

The newly framed photographs of all the previous Commodores dating back to 1971 were displayed for the first time. Sixty-six members of the Yacht Club were in attendance, and enjoyed cocktails and hors d'oeuvres followed by a gourmet dinner of either filet mignon or Chilean sea bass. Compliments to the chef were unanimous. After dinner outgoing Commodore Fred Schwing offered some "tongue in cheek" words of advice for the new officers.



Outgoing Commodore, Fred Schwing

Incoming Commodore, Maggie Edger

Murray Brooks, recently appointed Yacht Club Historian Emeritus, presented an original Historical Treatise of the Yacht Club. Each couple in attendance received a copy of the Treatise along with a copy of an original 1971 sales post card of Longboat Harbour Condominiums and Yacht Club by the builder, I.Z. Mann in 1971.

Larry Bateman, retiring Past Commodore, presented mementos of appreciation to Fred Schwing and outgoing Dock Master, **Mark Longo** for their services. Commodore Maggie Edger made several remarks and spoke enthusiastically of plans for the Yacht Club in 2010.

After dinner, outgoing Commodore Fred Schwing offered some "tongue in cheek" words

of advice for the new officers and donated his "Complete Library of Joke Books" to the Yacht Club.

The formal proceedings were followed by dancing to the music of Al Hixon's Jazz Band. A singing duet by the band vocalist together with our own Ed Davin brought cheers from the audience. A most pleasant evening was had by all.

LHYC Pizza and Movie Night

Our Rec Hall was filled with Yacht Club members and associate members on Thursday, February 18th when the club held a Pizza and Movie Night. This was the first time the club tried a variation on its usual "Rendezvous." The change seemed to have been welcomed as 98 were in attendance. (This year the unseasonably cold season has hampered boaters and an indoor event hit the spot.)

Pizza, salad, brownies with beer and wine to drink were enjoyed by all. Many of the 98 stayed around for popcorn and peanuts and watched the movie "Amelia". A tired, full and sleepy group headed home after the movie. The YC was pleased with the turnout and claimed the party to be a success.

Maggie Edger

NOTE: The Review of the Fleet is scheduled for March 25

Thank You All



Many weeks have passed since I celebrated my birthday, however, I would like to publicly thank the many wonderful people at LBH who sent flowers, fruit and candy, and those who telephoned and visited me on my 97th birthday, December 28th. Also, thank you for your many cards. All were greatly appreciated and you made my day.”

Frances Feinberg

IN MEMORIAM

We are sad to announce the passing on February 22 of **Pat Petrosky** (L-108) following a long illness.

Thanksgiving Day November 26, 2009 marked the passing of **Eva Huber** (E203).

And, an original owner, **Dorothy Dentz Kley**, recently died at the age of 101.

To their friends and family, Longboat Harbour extends sincere condolences

Men's Club

LBH Men's Club News Feb. 2010

All men are invited to join with others at the club house for lunch and conversation on Tuesdays. We meet at 11:30 AM and eat at 12 noon. There is a nominal cost of \$7 to cover food and beverage expenses. It's a good deal for a good time. Come join us.

Due to renovations in the club house the kitchen was closed though January. The club had its first meeting of the season on February 9th with 41 present – a near-record number. Following our social time President **Bill Holland** called for order and sent the men to the buffet lunch. While we were finishing our food, emcee **Warren Conrad** introduced the officers for this year. The position of sunshine chairman is open due to **Dave Kee's** departure from LbH. Warren announced the results of the trivia contest with two winners – **Joe Callahan** and **Bill Coughlin**. Warren continued with interesting trivia surrounding the Super Bowl. The meeting ended with the usual door prize drawings.

February 16th found 36 members enjoying chips, beverages, and lively chatter during the

social time before lunch. Food for the fine buffet was procured by President **Bill Holland**. Emcee **Warren Conrad** opened the meeting with announcements and reminders. He named the winner of the candy-in-a-jar contest – **Mel Frone**. **Bill Coughlin**, creator of the trivia contest, announced the winners three -- **Harris Barber, Milt Harr, and Ken Simpson**. **Milt Harr** told us about the origin of the term, "Ponzi scheme." Charles Ponzi was an immigrant who in the 1920's bilked mobs of people who believed his promise of 50% gains of their money in 45 days or 100% in 6 months. Money poured in which he used in the beginning to pay the greedy investors their expected profits. Ponzi was rich until things fell apart. He landed in jail and was deported. Charles Ponzi's name "lives on" in our greedy willingness to be suckered into "too-good-to-be-true" Ponzi schemes.

We welcomed three new members since resumption of Men's Club: **Don Collins, Keith O'Connor, and Dick Warren**.

Men's Club Officers:

President **Bill Holland**
Vice President **Joe Callahan**
Treasurer **Bill Shelton**
Joe Callahan, Asst.
Emcee **Warren Conrad**
Sunshine Chairman **TBA**

*Dick Dilgard,
Reporter*

BOOK 'n' BUDDIES"

Hi Everyone!



Kudos to **Sylvia Kolker** for agreeing to and leading the discussions for our meeting on Feb. 10th. The conversations I've heard were enthusiastic and positive. I'm sorry that I missed "The Guernsey Literary and Potato Peel Pie Society" discussions; I know that you had good ones.

Three books were chosen by popular demand and will be read and presented on the following dates:

Wednesday, February 24th is White Tiger by Aravind Adiga

Wednesday, March 10th is Three Cups of Tea by Greg Mortenson

Wednesday, March 24th is The Elegance of the Hedgehog by Muriel Barbery and Alison Anderson.

If you have trouble getting these books, check out Amazon.com. "White Tiger" was only \$10.20, plus shipping of course.

Enjoy. If you find more titles for the 7th of April and beyond, let us know.

Marge Geiger

Longboat Harbour Recreation Committee Calendar

as at February 14, 2010

DAY	Time	Event
Thu Mar 11	9:00am	Tampa Downs
Sat Mar 27	6:00pm	Italian Night
Sat Mar 13	6:00pm	St. Patrick's Celebration
Wed Mar 17	Noon	Harbourettes Spring Lunch
Thu Mar 25	2:00pm	Fleet Review & Reception
Mar TBA	TBA	Tennis Club Exhibition & Social
Mon Mar 22	7:15pm	Play Reader's Finale
Mar TBA	7:30pm	Bingo Finale & Social
Thu Apr 08	6:00pm	Owners' Party
Wed Apr 14	Noon	Harbourettes Installation Lunch
Fri Apr 16	TBA	Golf Outing
Thu Apr 22	6:00pm	Pizza Party
Board Meetings every third Wednesday		
Mon Mar 29 - Passover Starts		
Fri Apr 2 - Good Friday		
Sun Apr 4 - Easter		

Time to Be Counted

Every ten years, according to the constitution, a census counting everyone residing in the United States is conducted. And, this is the year. All U.S. residents must be counted – both citizens and non-citizens.

United States[®]
Census
2010

Census counts are used to determine the number of seats each state will have in the House of Representatives. The results also determine boundaries for voting districts as well as the allocation of federal funds for commu-

Questionnaires will be received in March. If you are wondering whether you should complete the form, here are some circumstances as outlined in the Census brochure. You should answer the questions "here," if Longboat Harbour is your permanent home and you live nowhere else. If you are in Florida on vacation, be counted where you live most of the time. Foreigners visiting the United States are not counted in the census.

nity services and new construction.

Note: Census workers will have a badge indicating their status and also have an identifiable 'census taker' bag. A census worker has no need to enter a resident's home. Do not permit entry. The census worker is able to obtain all needed information at the door.

HELP WANTED

At a recent Board meeting President Kasden asked for a volunteer to act as designated parliamentarian at Board meetings when there are disagreements or uncertainty over motions and amendments. The parliamentarian assists in clarifying procedures. Is there someone with some experience to assist in this position? Please call the office to volunteer.

Help is also needed to serve as a representative on the Federation of Longboat Key Condominiums. A total of 73 condominiums on the Key participate in a loose association that acts as a clearing house for information regarding law, maintenance practices, and general information to the overall benefit of condo owners on the Key.

The lead person from Longboat Harbour, participating in the meetings for many years, has been **Barbara Hulyk** but Barbara has recently resigned her position. **Bart Wassmansdorf** will continue to participate as a representative as he has done for several years; however, two members from each condominium association are expected.

Participation in the monthly two-hour sessions (from October to April) exposes participants to a wide range of issues. Over the last year topics included insurance, condo law, property values and tax revenue, traffic and roundabouts, plumbing and piping in older buildings, Florida landscaping and exterior building maintenance of paint and stucco.

Should you wish to participate (and we can have more than two delegates) you will

- be better informed
- will meet representative of other communities and broaden your social network
- hear experts on a wide range of topics
- play a role in making our homes better and improve value
- have a chance to visit some condos otherwise inaccessible.

The next meeting will be held here at Longboat Harbour on March 20th at 9:30 A.M. As guest speaker the Federation has arranged for an experienced lawyer and lobbyist from the firm of Becker & Poliakoff, P.A. The next session of the Florida Legisla-

ture begins March 2. Each year matters concerning condominiums attract the attention of lawmakers in Tallahassee. This meeting will review current issues.

It is sure to be an interesting meeting and no one is excluded. Plan to attend.

Call the office or **Bart Wassmansdorf** (383-3174) to offer your services as a representative.

Be Cautious

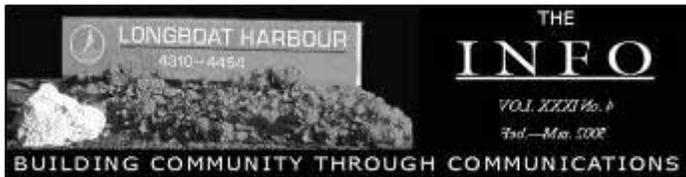
A series of break-ins and burglaries of both homes and autos on Longboat Key made news during the summer and fall. Here at Longboat Harbour propane tanks and burner parts were stolen from several barbeques.

These incidents serve to remind all of us, in the words of the police chief, "to lock and secure [our] vehicle[s] when parked" and not to "leave valuable objects in plain sight." Please lock your entry doors as well as sliders, especially those on the first floor.

(Continued from page 2)

6. Makes possible a direction for a tenant of a delinquent Owner to make rental payments directly to Association when amount owed is more than 15 days overdue:
For: 152; Against: 14; Don't Know: 2
7. Provides that when an Owner is delinquent, the Association may approve a rental subject, to a condition that payments be directed to the Association until delinquent balance is paid in full:
For: 154; Against: 12; Don't Know: 2

The descriptions of the proposed changes shown here are imprecise. The exact wording of the amendments was included in material sent to all Owners prior to the Annual Meeting. Of course, the document, as recorded, may be viewed at <http://www.manateeclerk.com/>. Click on Official Records



Your editors are indebted to the many individuals who contribute articles and photographs for the INFO. We, as editors, are compilers; most of the stories that appear are created by others.

More individuals are needed to report on events held in this very active community. We urge those who are responsible and chair any event to appoint someone as a reporter for the occasion. We will appreciate submissions, if possible, via email at jmwass@rogers.com The INFO depends on the contributions of others.

As well, we would be happy to receive creative writing efforts.

To all those who helped make this issue possible we extend our thanks.

Bart & Jean Wassmansdorf
Editors

Thank Goodness for El Niño

Do you need someone to blame
For your wretched lack of fame?
Blame El Niño

If your bank account's supine,
who is there left to whine to?
El Niño

Did you park amidst a puddle?
Are your papers in a muddle?
Are your bed sheets always damp
And you cannot find a stamp.
If the walkway carpet squishes
And the sink is full of dishes;
You've dropped your hostess' pottery
And you haven't won the lottery.
Your great grandchild's a drummer
And the movie was a bummer,
Your best friend's visit was the pits
And you're sure you've lost your wits...

Hey! Wait. Slow down. Stop. HALT!
None of the above need be your fault.
Remember El Niño!

Mary Jane Meyer

From a long ago issue of INFO

www.longboatharbour.net



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FIRST CLASS