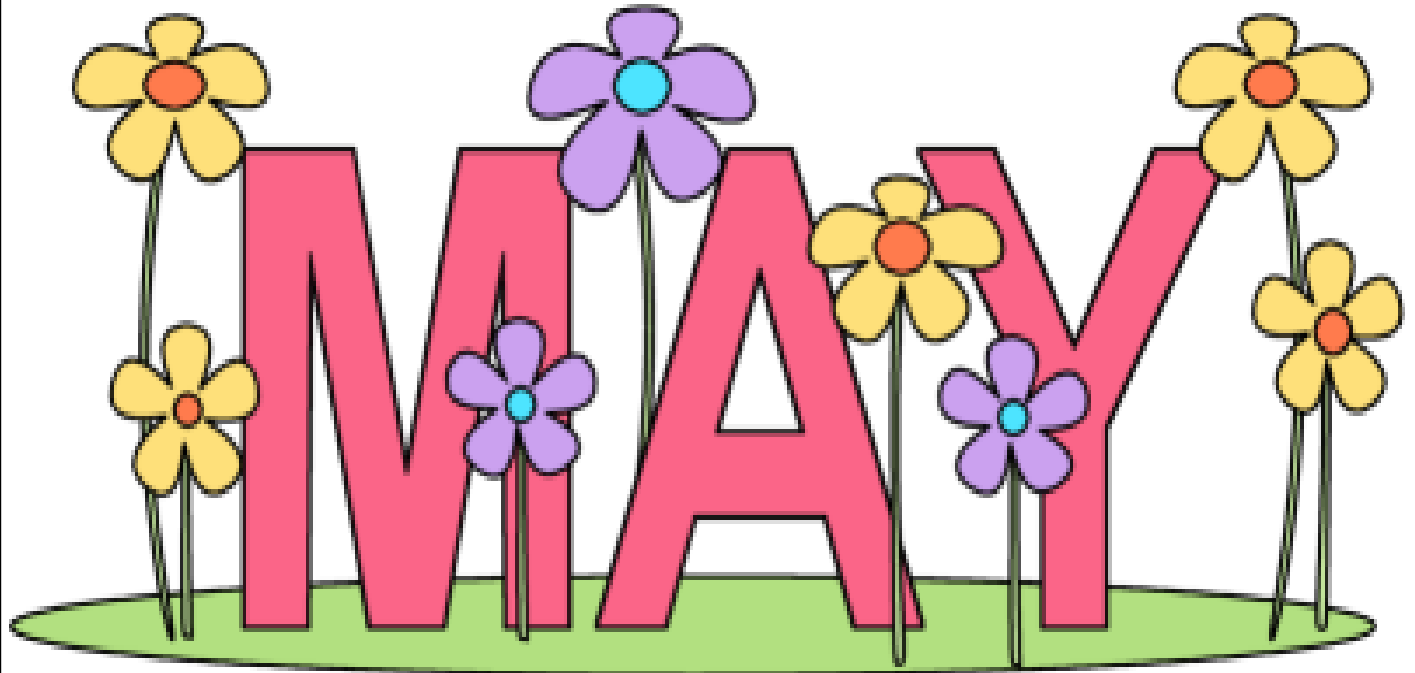


The Harbor Light

WELCOME TO LAKELAND HARBOR
4747 North State Road 33, Lakeland, FL 33805

The Official Publication of Lakeland Harbor Homeowners Association, Inc.
Website: <https://www.lakelandharborhomeowners.org/>

MAY 2021



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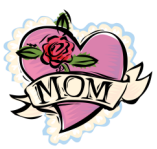
***Look for Group Activity announcements, pictures, etc. throughout the newsletter. We are adding more all the time.**

The Harbor Light Editor

For questions, concerns or corrections regarding content, resident information, birthday/anniversary dates, etc. and procedure to include such information, please contact : Linda Mitchell at lindamitchell614@gmail.com or 630-360-7741.



MAY 2021

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
						1
						
2	3	4	5	6	7	8
	10 am Pool Exercise 10:45 am Single Ladies 12 pm Bible Study 1 pm Art Class	9 am Busy Fingers 10 am Shuffleboard	10 am Pool Exercise Bingo - Doors open at 5:30 pm Bingo starts at 6pm (Clubhouse capacity limit— 56)	9:30 am Art Class 10 am Shuffleboard 7 pm Movie Night	8:30 am Coffee Hour 10 am Pool Exercise	9:00 am to 10:30 am Mother's Day Carryout Omelet Breakfast (See notes on Page 10)
9	10	11	12	13	14	15
<u>MOTHER'S DAY</u> 	10 am Pool Exercise 12 pm Bible Study 1 pm Art Class	9 am Busy Fingers 10 am Shuffleboard	10 am Pool Exercise 12 pm Lunch Bunch	9:30 am Art Class 10 am Shuffleboard	8:30 am Coffee Hour 10 am Pool Exercise	
16	17	18	19	20	21	22
	10 am Pool Exercise 12 pm Bible Study 1 pm Art Class	9 am Busy Fingers 10 am Shuffleboard	10 am Pool Exercise Bingo - Doors open at 5:30 pm Bingo starts at 6pm (Clubhouse capacity limit- 56)	9:30 am Art Class 10 am Shuffleboard	8:30 am Coffee Hour 10 am Pool Exercise	
23/30	24/31	25	26	27	28	29
	10 am Pool Exercise 12 pm Bible Study 1 pm Art Class	9 am Busy Fingers 10 am Shuffleboard	10 am Pool Exercise 2	9:30 am Art Class 10 am Shuffleboard	8:30 am Coffee Hour 10 am Pool Exercise	

PRESIDENT'S MESSAGE



Linda Mitchell
lindamitchell614@gmail.com
630-360-7741

There has been a change, business-wise, with your HOA. So, I will share some information here since we cannot yet have everyone who may choose to attend our Board meetings or even hold a full Membership meeting.

At the April 15th meeting the Board had further discussion about going from 9 to 7 Members. Many good points were made by various Board Members. The decision was made for the election for Directors beginning in 2022 to have 7 Board Members. There will be 4 positions open for election at that time.

Much of the work done at the Board level has become more efficient with improved standards, newer technology and better communication tools. With Lakeland Harbor being a corporate owned and managed park, the HOA does not handle the land management, legal and financial aspects of running the community. That is a huge workload that some HOA Boards deal with.

This has been discussed more than once in past years, but there seemed to be no clear direction at the time so it was not acted upon. This year with the state of affairs we are all learning to live with, it gives us a prime opportunity to have each Board Member handle certain tasks that the HOA is responsible for and do what is best for the community. However, what the majority agreed with is that it is not necessary to have such a large Board³

and then some folks literally feel as though they are not making enough of a contribution.

Each of the current Board Members noted that they wanted to be sure residents are well represented and at the same time wanted to feel as though their presence made a strong contribution.

As this year goes on and gets closer to the next election, the Board will be looking at ways in which the Members who are not Officers can assume tasks/responsibilities that will be meaningful to both the Board Member and the neighbors he or she represents.

One big responsibility that was removed was the change in Florida law that no longer allows a Board Member to be on the Election Committee. That encompasses work over several months and is a very important role.

A job that could be assigned to a Director in the future might be to Chair, or require he or she to sit on, the Social Committee. When we are not dealing with the situation we have this year, that is a huge job. Social events in communities like ours are what so many of us love about being in this kind of setting.

This wasn't a decision that was made lightly. It was something I did a whole lot of research and networking on with HOA Boards in other communities like ours. We were one of a very small number who still had such a large Board. While the numbers do vary and our bylaws currently require that we stay between 5 and 9 Members, most Boards have either 5 or 7. Some communities with significantly more residents than Lakeland Harbor also have 7 Board Members and they told me they function very well.

The LHHA Board of Directors pledges to serve your best interests into the future. Please understand that down the road, should this somehow need to be revisited, that is absolutely possible to do and can be changed once again to meet the needs of all our neighbors.

Linda Mitchell

Let's *get* Social



Linda Thacker kindly accepted the task of keeping the sign updated now that we are having more activities going on. If you see her say hi, and thanks for letting us know about these events.

What she didn't know immediately was that there was already a plan in the works to build a new sign. The first one, built a number of years ago had served us well, but it was time to retire it. Gary Brandow once again offered to create this. The new sign is easier to access, even more solid than the original and now has solar lights so it can be seen in the evenings.

Here's Gary-his crew, Russ Stephenson and Jim Mitchell installing the new sign on April 14th. Of course, we had to have a good supervisor, so Sandy Brandow filled that role from the golf cart.



Thanks Gary, Russ, Jim, Billy Faust for taking it to the site in his truck, and yes, Sandy too.

The final touch is a beautiful new medallion, that is a replica of the logo artwork that LHHA has adopted over the last few years. It will be put back at the top arch of the sign once it has been coated with shellac to protect it from the elements. Thank you to Charlotte Rogalski for creating this for all of us to enjoy.



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MAY

HER BIRTHDAYS

- May 1 Jan Gross
- May 1 Nina Darisse
- May 2 Briegetha Oakins
- May 2 Hilda Ventriere
- May 3 Sharon Dockerty
- May 4 Karen Vener
- May 4 Gloria Poff
- May 5 Karen Stebbins
- May 6 Doreen Grafton
- May 8 Sharon Reames
- May 13 Linda Bellomy
- May 13 Brenda Castle
- May 14 Laura McNabb
- May 18 Diane Alderson
- May 19 Sandy Brandow
- May 25 April Stuart
- May 27 Eleanor Whitesell
- May 27 Barb Cress
- May 29 Dot Butler

HIS BIRTHDAYS

- May 2 Mike Thacker
- May 3 Arthur Hall
- May 4 Pat Pate
- May 6 Robert Gargan
- May 6 Dighton Lane
- May 6 Alex Waller
- May 7 Edward Luparelli
- May 8 Jeff Oman
- May 8 Don Leslie
- May 8 Ron Petiya
- May 9 Daniel O'Kane
- May 15 Gilbert Lashua
- May 15 Richard Natalo
- May 16 Herb Schrock

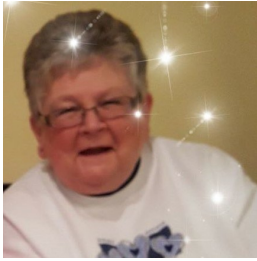
HIS BIRTHDAYS (Cont'd.)

- May 21 Ben Swogger
- May 21 Jerry Walker
- May 26 Joe Dudley
- May 27 Tom Uetz
- May 28 Butch Littleton
- May 29 Dana Brooks
- May 31 Herb Palm



The Lunch Bunch.....these folks know how to find the good places to enjoy a meal in Lake-land. Look at those smiles! They were at Ling's Buffet this time.





Sandy Brandow

May 2021 Tips & Tidbits!



May—Named for the Roman goddess Maia, who oversaw the growth of plants. Also from Latin word maiores “elders” who were celebrated during this month.

Dishwasher Tips:

Do not put large kitchen knives in a dishwasher, since the heat and chemicals tend to discolor handles and can effect sharpness. Once the dishwasher is loaded and ready to go, run hot water in the sink to make sure the cycle will run using HOT water at the beginning.

Now that I’m older, I’ve learned:

The only difference between “mostly sunny” and “partly cloudy” is my weatherman’s outlook on life.

A frittata is just an omelet that studied abroad for a year in college.

If people concentrated on the really important things in life, there would be a shortage of fishing poles.

Chuckle of the Month:

Two young boys had just left their bible class about Noah and the Ark. Timmy asked Tommy if he thought Noah did a lot of fishing. Tommy, after a time, replied, well, he only had two worms...

Recipe of the Month: Creamy Cheesecake (with or without topping)

1 – 8oz. cream cheese ½ pint cottage cheese (1 cu) 4 eggs 1 T. lemon juice 2 tsp. vanilla
2/3 C. sugar 2 T. flour ¼ tsp. salt.

Have cream cheese at room temp. Beat cream cheese and cottage cheese until smooth. Add eggs one at a time : beat well after each addition. Blend in lemon juice and vanilla. Mix together sugar, flour, salt, blend into cheese mixture. Pour into a graham cracker crust. Bake in moderate oven (350 degrees) until set, 35-40 minutes.

If you want to use a creamy topping, combine ½ pint of sour cream, 1/3 C. sugar, 1 tsp. vanilla and 1/8 tsp. salt. Spread evenly over hot cheesecake and return to oven until cream sets, about 5-6 minutes. Cool in pan on rack on a rack. Enjoy this rich, creamy dessert.

Now, take a moment to reflect on the beauty around you. People, flowers, LIFE. When times are bad, they could always be worse, but the beauty is still there.

The Harbor Light Distribution Coordinator

For the handling of your newsletter when you leave or return to Lakeland Harbor for an extended period (mailing, placed on hold or stopped), or if you have missed receiving your copy contact: Sandy Brandow at garsanfl@tampabay.rr.com or 863-682-9832.

**FOR QUESTIONS REGARDING THE ELS PARK,
CONTACT:**

**Lakeland Harbor Community Manager
4747 State Road 33, North
Lakeland, FL 33805
863-688-6216
Lakelandharbor_manager@equitylifestyle.com**

TONYA RAMSEY

**Lakeland Harbor
Community Manager**



**VETERANS
OF
LAKELAND HARBOR**



In January of 2020 we started a project to honor our Veterans. We now have access to the location where this is located in the Clubhouse.

Please stop by the next time you are up there and check out the list. Especially our newer residents, if you were in the military, please let us know so we can add your name.

It is current as of now. I would like to have this current prior to returning "up north". Then when I return this Fall, any new information I receive will be added at that time.*

Thanks for your help honoring our residents, past and present, who have served.

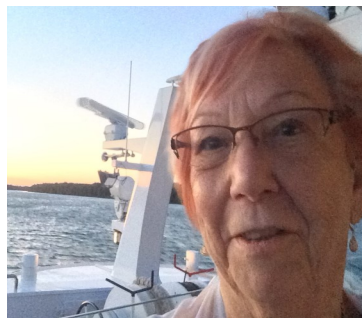
Linda Mitchell
lindamitchell614@gmail.com

*Please contact me if you might be interested in assisting with this project.



To Join FMO Contact:

**Carol Ahern
outerreach1@gmail.com
781-856-4287
Or go to: www.fmo.org**



FMO Watchdog "calls to action" for homeowners regarding pending legislation and other important matters will be posted on the LHHA website as they are received for all to view. The FMO page is open to all with no restrictions.

HOA Disclaimer

The Lakeland Harbor Homeowner's Association is in no way responsible or liable for any damages resulting from any articles, statements, advertising representations, publication, nor do we endorse or recommend any products or services mentioned or illustrated herein.

WELCOME



NEW RESIDENTS:

Peter Rose

4505 Lakeland Harbor Loop

Duane & Carolyn Schoonover

4574 Lakeland Harbor Loop

Steve Mullins & Patti Neal

4793 Lakeland Harbor Circle

Edgar Lee & Pamela Ann Kirkland

505 Lake Larch Way

Jonathan R & Beauty Exson

4985 Lakeland Harbor Blvd.

Sunni Donmoyer

4836 Lakeland Harbor Circle

Randy & Connie McKee

612 Lake Larch Lane



Charles Dickey
4612 Lakeland Harbor Loop
February 26

Al Vandemeer
4824 Lakeland Harbor Circle
March 8

2021 LHHA Officers

President—Linda Mitchell
Vice President—Julie Anderson
Secretary—Anne Marie Crumb
Treasurer—Linda Schwartz

Directors

Marty Akers, Don Duell,
Jim Mills, David Seitz, Ron Wilder

CHRIS LODENQUAI, D.M.D.



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BINGO

DOORS OPEN AT 5:30 PM

BINGO STARTS AT 6:00 PM

Bingo in April went very well. We saw many familiar faces and even some new residents who came to play for the first time. Everyone had fun and even the prizes were actually OK.

ELS has allowed the capacity of the Clubhouse to increase. Additional tables and chairs are now available. No tables can be moved or chairs added to those that are set out. However, we are happy to see the additional room for players.

To celebrate this success, it was decided to schedule Bingo beginning May 5 through June 9th every week. We will close down as usual for the summer hiatus and start again later in the summer. Social distancing is covered by the table and chair set up and masks are still required.

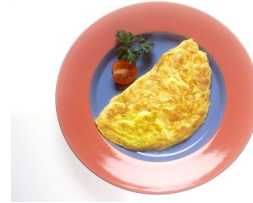
If any changes are necessary, they will be posted.

Thanks for your cooperation in helping us continue this great activity we were able to bring back.

Gary & Sandy Brandow

Mother's Day

**Carryout
Omelet Breakfast
Saturday, May 8
9:00 am to 10:30 am
Tickets \$5**



When you purchase your ticket you will make your selection of ingredients. Then just drive up, wait in your vehicle and our lively "Carhops" will collect your ticket, take it to our "Eggsters" who will cook up your fresh omelet. The "Carhops" will bring your delicious treat back to you to take home and enjoy.

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MAY

ANNIVERSARIES

- May 4 William & Lisa Downey
- May 5 Charlie & Suzy Reiff
- May 8 Dale & Jan Gross
- May 19 Dan & Nancy Johnson
- May 20 Fred & Cyndy Wolf
- Howard & Margaret Schwartz
- Joe & Shelia Lirette
- May 23 Lance & Linda Guest
- May 24 Donald & Amy Duell
- May 27 William & Bonni Beckett
- May 28 Barry & Beverly Domenget
- May 30 Richard & Karen Natalo

ANNIVERSARIES OVER 50

- May 7 Maynard & Pam Ringer
- Gary & Barbara Truszkowski
- May 8 Thomas & Carol Asselta



RED HAT LADIES

We plan to start getting together in June. Looking forward to having some fun outings together.

Announcement will be here in the newsletter and posted at the Clubhouse.

Jacki Korn



MAY 3, 10:45 AM

All Single Ladies wishing to join the group for lunch, meet at the Clubhouse parking lot on the first Monday of each month at 10:45 am.

We will announce the destination when we are there all together.

Miriam Hansen



2nd Wednesday of the month
Restaurant Choice this month:
Chop Shop on Kentucky Avenue
Meet there at Noon

Remember: Open to all residents, men and women who wish to go. However, we will only have up to 18 people, more than that is very difficult to get seating.

If you are interested, email or call me and I will accept the first 17 people.

Lydia Seitz
215-840-9907
lydiajaneseitz@comcast.net

Local Contact Numbers

Lakeland Harbor Office
863-688-3496

Lakeland Harbor Emergency #
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Lakeland Electric
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Police Non-Emergency
863-834-6966

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It is easy to sign up. If you need some help, contact one of the Board Members and we will get you the assistance you need. Stay informed on LHA business and events with complete and accurate information.



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The Coffee Hour group. A few were missing this day but those who were there enjoyed visiting with each other, there will be a contest later to see if you can guess identities!

If you enjoy making things beautiful in your own yard, we would love to have your help doing that throughout the community.

The Garden Club needs volunteers to assist when we get new flowers, etc. for various areas. "Many hands make light work"

Contact Gary or Sandy Brandow at 863-682-9832 to volunteer.




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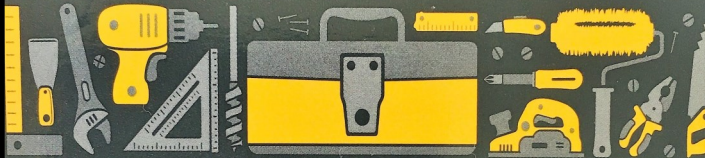


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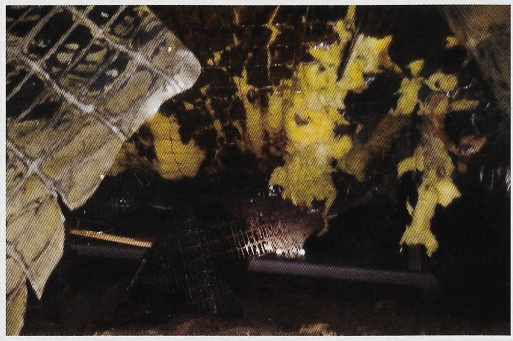
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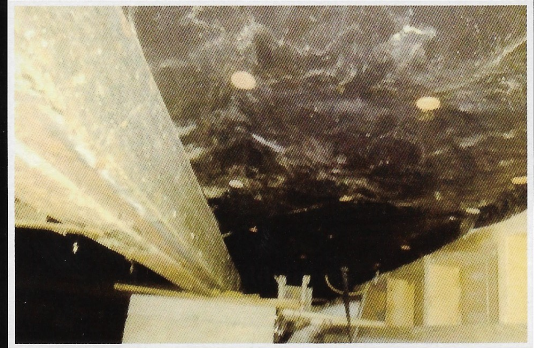
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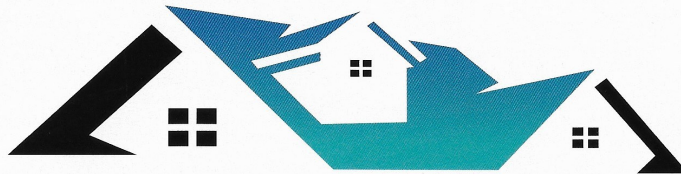
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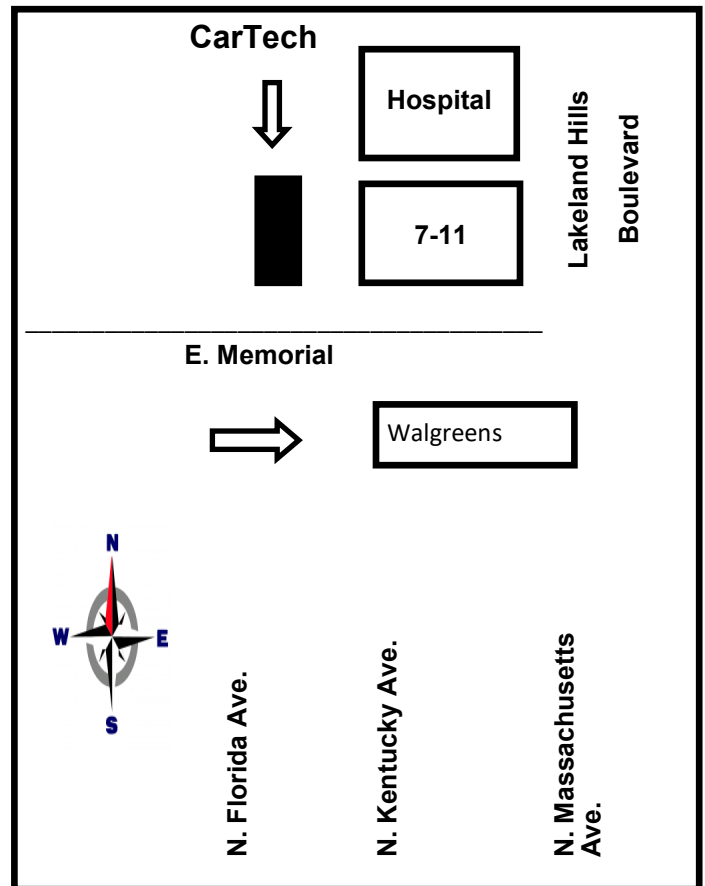
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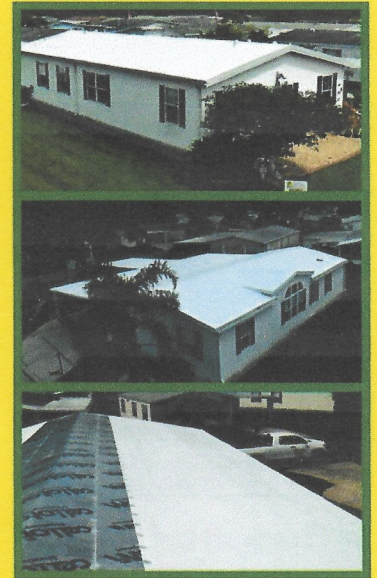
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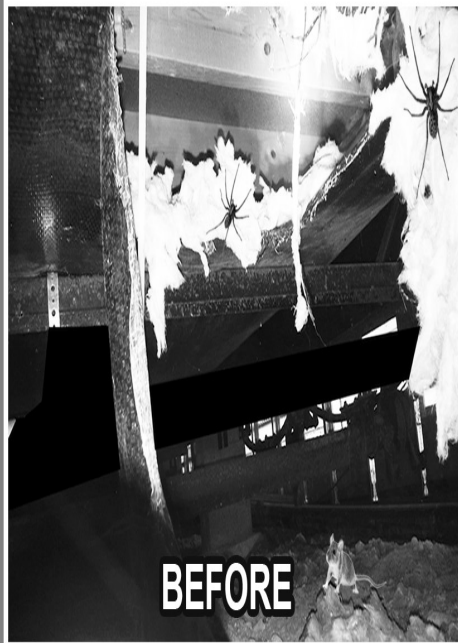
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Florida Statute Chapter 723 - 2020
LHHA Bylaw Revisions needed
to be passed by LHHA Board now in 2021

KEY: Words that are underlined are being added, words that show strike-through are being deleted. New additions per latest update to FS 723 are so noted.

Current language:

ARTICLE V - MEETING OF ASSOCIATION MEMBERS

Section 13. MINUTES.

Minutes of all meetings of Association members, inclusive of Board of Directors and all Standing Committees in Article X, shall be kept in a businesslike manner and be available for inspection by Association members or their authorized representatives and Board members at reasonable times. The Association shall retain these minutes for a period of not less than seven (7) years in compliance with FS723.078(2e) (2).

Revised language:

ARTICLE V - MEETING OF ASSOCIATION MEMBERS

Section 13. MINUTES.

Minutes of all meetings of Association members, inclusive of Board of Directors and all Standing Committees in Article X, shall be kept in a businesslike manner and be available for inspection by Association members or their authorized representatives and Board members at reasonable times. The Association shall retain these minutes for a period of not less than ~~seven (7)~~ five (5) years in compliance with FS723.078(2e) (2).

Current language:

ARTICLE VII - NOMINATION AND ELECTION OF DIRECTORS

Section 1. NOMINATION.

Nomination for election to the Board of Directors shall be made by a Nominating Committee. Nominations may also be made from the floor but must be made at a duly noticed meeting 30 days before the annual meeting. This is per FS2016 Chapter 723.078 Section (2) (d) Member meetings. The Nominating Committee shall consist of a chairman, who shall be a member of the Board of Directors, and two (2) or more members of the Association. The Nominating Committee shall be appointed by the Board of Directors prior to each annual meeting of the Association members, to serve from the close of such annual meeting until the close of the next annual meeting and such appointment shall be announced at each annual meeting. The Nominating Committee shall make as many nominations for election to the Board of Directors as it shall in its discretion determine, but not less than the number of vacancies that are to be filled.

Revised language: (Per complete language from FS 723.078 (2)(b) 2.b.) through f)

ARTICLE VII – ELECTION OF DIRECTORS

Section 1.

a. Elections shall be decided by a plurality of the ballots cast. There is no quorum requirement; however, at least 20 percent of the eligible voters must cast a ballot in order to have a valid election. A member may not allow any other person to cast his or her ballot, and any ballots improperly cast are invalid. An election is not required unless there are more candidates nominated than vacancies that exist on the board.

b. Each member or other eligible person who desires to be a candidate for the board of directors shall appear on the ballot in alphabetical order by surname. A ballot may not indicate if any of the candidates are incumbent on the board. All ballots must be uniform in appearance. Write-in candidates and more than one vote per candidate per ballot are not allowed. A ballot may not provide a space for the signature of, or any other means of identifying, a voter. If a ballot contains more votes than vacancies or fewer votes than vacancies, the ballot is invalid unless otherwise stated in the bylaws.

c. An impartial committee shall be responsible for overseeing the election process and complying with all ballot requirements. For purposes of this section, the term "impartial committee" means a committee whose members do not include any of the following people or their spouses:

- (I) Current board members.
- (II) Current association officers.
- (III) Candidates for the association or board.

d. The association bylaws shall provide a method for determining the winner of an election in which two or more candidates for the same position receive the same number of votes.

e. The division shall adopt procedural rules to govern elections, including, but not limited to, rules for providing notice by electronic transmission and rules for maintaining the secrecy of ballots.

f. Nominations may also be made from the floor but must be made at a duly noticed meeting at least 30-days 27 days before the annual meeting.

Current Language:

ARTICLE VIII - MEETINGS OF DIRECTORS

Section 8. MINUTES.

Minutes of the Board of Directors shall be kept in a businesslike manner and shall be available for inspection by Association members or their authorized representatives and Board members at reasonable times. The Association shall retain these minutes for a period of not less than seven (7) years in compliance with FS 723.078(2e) (2).

Revised Language:

ARTICLE VIII - MEETINGS OF DIRECTORS

Section 8. MINUTES.

Minutes of the Board of Directors shall be kept in a businesslike manner and shall be available for inspection by Association members or their authorized representatives and Board members at reasonable times. The Association shall retain these minutes for a period of not less than ~~seven (7)~~ five (5) years in compliance with FS 723.078(2e) (2).

Current Language:

ARTICLE X - COMMITTEES

Section 1. COMMITTEES. FS 723.078 (2) (c) 4 states that any member may tape record or videotape meetings of the Board of Directors and its Committees, except meetings between the Board of Directors or its appointed Homeowners' Committee and the park owner.

The standing committees of the Association shall be:

B. The Nominating Committee shall consist of one (1) Director and two (2) or more members of the Association appointed by the Board of Directors. They shall submit names of nominees for election as Directors to the Board of Directors by October 20. Candidates are to submit their resume to the Committee no later than August 30th.

Revised Language:

ARTICLE X - COMMITTEES

Section 1. COMMITTEES. FS 723.078 (2) (c) 4 states that any member may tape record or videotape meetings of the Board of Directors and its Committees, except meetings between the Board of Directors or its appointed Homeowners' Committee and the park owner.

The standing committees of the Association shall be:

B. **Nominating Election Committee.** The **Nominating Election Committee** is defined in Article VII, **Section 1. (c).** They shall submit names of nominees for election as Directors to the Board of Directors by October 20. Candidates are to submit their resume to the Committee no later than August 30th.

Current Language:

ARTICLE XI - ACCOUNTING RECORDS - FISCAL YEAR – ASSESSMENTS

Section 1. BOOKS AND RECORDS. The Association shall keep correct and complete books and records of account including all receipts and expenditures. The books and records of the Association shall be open to inspection by members or their authorized representatives at reasonable times. Such authorization as a representative of a member must be in writing and signed by the person giving the authorization and dated within thirty (30) days of the date of the inspection. The accounting records shall be made available to the members. Such records when made available shall include a record of all receipts and expenditures. All records shall be filed with the corporate records for a minimum of seven (7) years in compliance with FS 723.078 (2e) (2). Transactions shall be recorded in accordance with the cash basis of accounting (I.E., Income will be recognized (booked) upon receipt of the monies and expenses will be recognized upon disbursement of the monies. Asset and liability transactions will be similarly recognized.)

Revised Language:

ARTICLE XI - ACCOUNTING RECORDS - FISCAL YEAR – ASSESSMENTS

Section 1. BOOKS AND RECORDS. The Association shall keep correct and complete books and records of account including all receipts and expenditures. The books and records of the Association shall be open to inspection by members or their authorized representatives at reasonable times. Such authorization as a representative of a member must be in writing and signed by the person giving the authorization and dated within thirty (30) days of the date of the inspection. The accounting records shall be made available to the members. Such records when made available shall include a record of all receipts and expenditures. All records shall be filed with the corporate records for a minimum of ~~seven (7) years~~ five (5) years in compliance with FS 723.078 (2e) (2). Transactions shall be recorded in accordance with the cash basis of accounting (I.E., Income will be recognized (booked) upon receipt of the monies and expenses will be recognized upon disbursement of the monies. Asset and liability transactions will be similarly recognized.)

The preceding 3 pages are the updates passed by the LHHA Board on March 18, 2021. These changes were required due to the update of Florida state law, FS 723, which covers communities like Lakeland Harbor. These changes are passed by the Florida Legislature. A complete copy of the bylaws is available on the LHHA website:

www.lakelandharborhomeowners.org



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