



Candidate Profiles

Landings Association

Board Of Directors

2021-2023

- Patrick Breslin
- Andrea Felkins
- Gary Montgomery
- Steve Thomas
- Mark Winters
- Bob Wood



Voting Instructions

The purpose of this election is to elect new members to The Landings Association's Board of Directors for the 2021-2023 term.

The Landings Association's Nominating Committee has proposed six candidates for three vacancies on the board. Each Landings lot, including those with two or more owners-of-record, is permitted up to three votes... one vote for each of three candidates. Lot owners may name and vote for write-in candidates. The names of write-in candidates should be printed clearly on the ballot or typed into the online ballot. Vote for up to three candidates, including any write-in candidates.

Owners of multiple lots may cast votes equal to the number of lots owned. For example, owners of two lots are entitled to a total of six votes. However, the number of votes cast for any single candidate cannot exceed the number of lots owned. (The number of lots owned is listed on the outside of the return envelope.) Please refer to page 8 of this brochure for instructions on completing your ballot.

Each candidate was asked to provide a brief bio as well as responses to the questions below:

- 1. What issues at The Landings are important to you, and what issues should The Landings Association be addressing?**
- 2. What skills and talents developed in your past experiences would positively contribute to the Board's deliberations?**
- 3. How have you contributed to the community since moving to The Landings both inside and outside the gates, and what other major community contributions have you made during your life?**



Patrick Breslin

Patrick Breslin retired to The Landings in 2016 after a 44-year career in journalism, insurance, banking, and government affairs.

A 1976 graduate of the University of Maryland in journalism, Breslin learned the trade hands-on during his college years, as a reporter at his hometown radio station, as news director and general manager of the university's student-run radio station, and as part-time local reporter for The Associated Press (AP) in Washington, D.C. Breslin then became a full-time AP reporter and editor for 10 years in New York City, Baltimore, Dover, Del., and Trenton, NJ.

From 1986 to 1989, Breslin was public affairs director for the New Jersey Department of Insurance, responsible for outreach to individual citizens and the news media. Finally, Breslin served 27 years at NJM Insurance Group and NJM Bank in a variety of roles, including communications with the news media, advertising and marketing, website development and maintenance, management of the in-house printing and mailing operations, and lobbying government officials on the state and federal level.

Breslin and his wife Debbie have three adult children and four grandchildren.

Important Issues

While politicians love to dedicate new bridges or monuments, the key to successful government is the unglamorous work of employee management, service output, and physical maintenance. TLA is not a government but it, too, has the unglamorous responsibility to maintain services and update an aging infrastructure of lagoons, trees, curbs, roadways, and paths. Also, TLA must work with residents to maintain the quality of their dwellings and landscape. Skidaway Island is naturally beautiful, but attracting future residents will depend on high-quality maintenance and updating.

An equal obligation is the careful stewardship of TLA spending, especially after residents have approved dues increases for the next three years. The Capital Reserve Fund must be monitored and, if possible, strengthened.

Monitoring is also necessary of our local government, the Chatham County Commissioners, and the Metropolitan Planning Commission. These are county-wide entities, so TLA must continue proactively asserting Skidaway Island's particular interests regarding roads, traffic, property zoning, and emergency preparedness, especially for hurricanes and COVID-19.

Some residents are unaware of TLA's duties and achievements. Improving communications with residents should be a top goal.

Skills and Talents

Communications was my focus of my career. I understand the value of brevity. I know that success depends on delivering facts promptly and clearly, as well as listening to others' concerns. TLA will benefit from my experience communicating with both the general public and government officials.

In writing documents on behalf of lawyers, accountants, and actuaries, I learned how long-term corporate financial plans are made and how this governs short-term decisions. In both insurance and government affairs, I grew to understand statutory law, regulation, litigation, and contracts. I am comfortable with these matters and explaining them simply. I am not afraid to ask questions, especially "why," which is how a Board should oversee staff.

For several years, I supervised a team of about 40 people -- both white-collar writers and graphic designers, and blue-collar printers and mail handlers. I understand leadership, teamwork, different responsibilities, and the coordinated sequence of tasks.

Community Contributions

In New Jersey, I was active for several years with the Boy Scouts of America, starting as a den leader, then assistant cubmaster, cubmaster, and finally on the Executive Board of the Central New Jersey Council of BSA.

At The Landings, I have been a member of New Neighbors, a team captain with the Lane Lovers bowling league, and a bocce player.



Andrea Felkins

Andrea and husband Robert moved here in 2013 from Pennsylvania. What they found is a perfect blend of beauty and activity -- tennis, golf, and an amazing landscape. Their three adult children and three grands are settled around the country, so a spot for retirement was a clean canvas. The Landings fit the bill!

Andrea has a degree in business from Duke (where she was a charter member of the Woman's golf team) and earned an MBA and an MS in Real Estate from SMU while working for Federated Stores (now Macys) in Dallas. She worked in retail, operations, OCR ticketing, productivity compensation, store planning/construction, and did Special Projects for the Executive office. During her 10 years, most assignments involved numbers -- managing the capital budget and the construction budgets on major projects. She developed an accounting system to manage project budgets and trained associates at other Federated divisions in its use.

They moved to suburban Philadelphia in the late '80s. Andrea continued to consult with department stores on the construction accounting/capital tracking system. In 1991, she was elected to begin what would be three consecutive four-year terms as a School Board member of the local district of 7,000 students.

She was recognized by her peers to serve terms as School Board President and VP, and served as Committee Chair of Facilities, Personnel, Finance, Public Information, and Negotiations (union labor contracts). Her primary contribution was in managing the district tax numbers, with annual budgets of \$80+ million dollars during times of double-digit student growth.

Important Issues

My time on a board groomed me for the scrutiny associated with representing a well-educated constituency (while working under the PA Sunshine Law). As a member of any taxing authority, you don't get re-elected if you don't understand the costs. I support the TLA Board's intentions to engage

with the people who have made The Landings their home. I will seek opportunities to share information to facilitate more "give and take." While I use and understand the utility of social media, I also see limitations in building trust. We need to identify opportunities to communicate with residents (day and evening) to be sure we consider differing points of view. The Landings is approaching 50 years old, but it is our shared home. We must honor and manage the investments and resources here while still considering disciplined spending objectives to preserve this special place.

Skills and Talents

My professional life and board time required a "customer service" focus. My responsibility included many challenging conversations with constituents and staff. My primary instinct is to be strategic; I see the mission, and I work with others to develop the tactics to execute it. Budgets and policy are clearly my forte. I ask questions to reach an understanding. People did not always enjoy what I had to say, but they knew I had no hidden agenda. Building trust and maintaining civility was crucial. Sadly, good intentions do not inoculate public servants from criticism. We all worked together and did our best, and the district achieved great results.

Community Contributions

I have been active here at The Landings, involved with NN activities and publicity for several house tours. I co-chaired the Community Cookie Swap after Hurricane Matthew. I was on the Marketing committee for TLC and have worked the Flea Market cashier lines. (I lost some momentum when I lived in Baltimore for 15 months caring for my new grandchild with health issues.) I have supported short-term requests from Landlovers, Green Thumb, the Society of Seniors Invitational and more. Back in PA, I did church newsletters, neighborhood directories, and I was webmaster and tournament chair for our club's Women's Golf association.

I decided to run because I believe I can make a responsive and productive contribution to TLA. Thank you for your consideration.



Gary Montgomery

Gary and his wife Janice moved to The Landings in November 2018. They previously lived in Roswell, GA for 27 years and were immersed in all the typical activities of raising a family. As Gary and Jan neared retirement age, their oldest son and daughter-in-law with their two children moved into The Landings. They were able to visit The Landings often and decided this was the perfect setting to enjoy retirement.

Gary earned an M.D. degree from the Indiana University School of Medicine in 1980, then completed a three-year residency at IU for specialty training in Pediatrics. He then served at USAF Regional Medical Centers at Minot (ND) AFB and Eglin (FL) AFB. He attained the rank of Major and received several teaching awards and medals before transitioning to civilian life to complete more specialized training. In 1991, Gary joined a private pediatric pulmonology practice associated with Scottish Rite Children's Medical Center in Atlanta. The medical practice in Atlanta was successful yet very demanding. In order to continue to provide a strong voice advocating for the healthcare needs of children, Gary's medical practice joined Children's Healthcare of Atlanta in 2015. Gary led the Practice through the negotiations of this complex transition process. Gary retired from Children's Healthcare of Atlanta in February 2020.

Important Issues

The Landings has managed to protect the natural environment on the island while developing an active recreational lifestyle for our residents. We need to continue this stewardship in our daily operations and in strategic planning, including protecting and maintaining our water supply, providing protected areas for wildlife, and preserving natural areas in The Landings (and outside our gates). We also need to encourage and promote the changing demographics and diversity of our community. We need to encourage community participation in decisions and

committees and so we hear all voices, not just the loudest voices. TLA Board and Committee discussions need to be communicated to the community in a timely and transparent manner so that every neighbor with a comment, suggestion, or idea is included in the discussion. The TLA Board needs to always focus on those we represent.

Skills and Talents

As a shareholder/owner of a diverse small business, I was intimately involved in human resource decisions, state and federal regulatory agency requirements, contracts, marketing, budgets, and collaboration with the not for profit hospitals for children in Atlanta. Most of the children we cared for had chronic illnesses and/or disabilities and relied on government assistance (Medicaid) for healthcare. My associates and I were well known for advocating for the health care needs our children required. I am a member of multiple local, state, and national medical organizations. My work in the medical field provided opportunities to participate on Advisory Boards, Policy Committees, and with Regulatory Agencies. I am described as a thoughtful listener, considering all opinions/points of view, and promoting compromise. On the TLA Board, I can facilitate consensus.

Community Contributions

Jan and I have been active in numerous church and school activities that allowed us to participate in our children's lives as they grew up. For example, we were presidents of the West Point Parent Club of Georgia when our son was a cadet/student at the Academy. I was chair of the Counseling Center Advisory Board and Administrative Council at Mt Pisgah United Methodist Church. We are now members of Isle of Hope United Methodist Church, Skidaway Audubon, and have participated in the UGA Pollinator Project. I would be privileged to represent my neighbors on The Landings Association Board of Directors. I welcome questions or comments (montgomeryhome@mac.com).



Steve Thomas

The day Steve Thomas retired in July 2016, he and his wife Suzanne moved to The Landings with their twin daughters, a golden retriever, and two cats. Since then, their daughters have moved into their own apartments, the golden retriever, Andy, passed away from old age, and a couple of years later another golden named Rafa moved into the Thomas household.

The entire Thomas family fell in love with The Landings at first sight. Suzanne is an avid tennis player, and Steve plays golf and has fished his entire life. In addition to all of the sports amenities, one of the items attracting the Thomas family to The Landings was the excellent shape of the infrastructure supporting the development. One thing Steve learned over his 30-year financial career was the need to proactively invest into a company or, in this case, a development's infrastructure. Once you get behind the curve it becomes difficult, if not impossible, to catch up. The Thomases plan to live here the rest of their lives, so it is important to them the community flourishes, not only today, but long into the future.

Important Issues

Now that we have successfully passed the Assessment vote, it is critical we come together as a community and use these funds to meet the needs of everyone living here. There are several plans already in place for these funds. However, we as the TLA, need to be flexible over the next three years in determining the most effective use of these dollars. Potentially, this could mean focusing on projects enhancing the value of homes for the younger families who view their home as an investment, all the way to the older community who are more concerned with issues impacting them immediately such as safety.

We need to enhance the way TLA communicates with everyone. What is an effective communication tool for someone in the 30's might not be the same for someone in their 80's. As the diversity of our population continues to expand, we need to ensure the way we communicate evolves. It is critical people are aware of not only the current projects being implemented but that they feel they have the ability to give feedback on planned projects. This does not mean everyone will agree with every decision; however, we need to ensure people have the necessary information to understand why decisions were made.

Skills and Talents

In my previous life, "Before the Landings", I worked 30+ years in the International Airfreight industry. My work history encompasses a wide range of areas -- strategic planning, global market and pricing strategies, new product development, budgeting, and revenue management.

The overarching theme of my career was to drive/improve international revenue and profitability. Some of the positions held were:

- Managing Director Revenue & Yield Management
- Managing Director Sales & Operations
- Controller International Air & Ocean

To implement global strategies, while working in a decentralized, international environment, required the ability to get a multitude of cultures and personalities to work in a collaborative fashion. In today's world, I believe this ability is almost a requirement for working on any board.

I graduated from the University of Maryland (fear the turtle) with a B.S. in Finance and received an MBA from the University of Miami of Ohio.

Community Contributions

- CCA member and a volunteer who has worked with underprivileged children to help them experience the joy of fishing.
- Ronald McDonald house charity providing meals for families of cancer patients.
- Prior to moving to The Landings, I was a United Way volunteer.



Mark Winters

Mark and Belinda are natives of the Savannah area. In 2012, they moved to The Landings. Recently, they both retired from public education and now enjoy more time to garden, ride their four-wheel Surrey Bicycle, and enjoy the Landings Lifestyle!

After serving in the Marine Corps, Mark earned a BA from Florida International University and an MA from the University of Miami. He earned a doctorate in educational leadership from Georgia Southern University. He served as an administrator for more than 20 years in Effingham County and retired as principal of South Effingham High School in July 2019.

While working as a public school administrator, Mark became more involved within the community. He served as president of the Rotary Club of Effingham County. He also participated in Regional Economic Development and served on The United Way Appropriations Committee. He served as a consultant with Southeastern Regional Vision for Education as well as Educational Testing Service. Mark served on peer review teams as part of school accreditation and as a mentor for university graduate students.

In December 2019, Mark was appointed to The Landings Association's Board of Directors to finish the term of a board member who had relocated. Mark's current tenure as a board member ends in December 2020.

Important Issues

Our demographics are changing, and it is important to address the needs of everyone. It is essential that The Landings Association be financially stable. We must maintain a Capital Reserve that will allow us to address infrastructure issues along with other capital expenses. Also, we must address environmental issues such as water usage, hardwood hammocks maintenance, invasive plant eradication, wildlife management, along with the health of lagoons,

marshes, and marinas. Since our community comprises more than retirees, we must focus on meeting the needs of all generations. Capturing the vibrant energy of diverse residents allows us to maintain and safeguard our wonderful community.

Skills and Talents

As principal of a large high school, I had many responsibilities similar to those of a city manager. I managed a multi-million dollar budget that included staffing, educational expenses, facilities maintenance, equipment expenditures, security, recreation, transportation, health, and safety. These funds were allocated from federal, state, and local entities. All funds required my close supervision and were annually audited. In addition, I collaborated with public and private agencies to provide services. I worked with vendors on bids for various projects and managed service contracts with private companies.

My experiences managing multiple areas taught me how to work with diverse populations. The interests of these groups at times seemed to diverge, but they all had common interests. These common interests linked groups together to deliberate, discuss, find consensus, and move forward with a shared vision.

Community Contributions

Currently, I am a member of The Landings Association's Board of Directors. For several years, I served on the Association's Marinas Committee. I have served as Fleet Captain of The Landings Sailing Club and Rear-Commodore of Skidaway Island Boating Club. I have chaired the race committee for The Low Country Hook Ocean Race. I have volunteered at Sparrow Field Pollinator Garden and in the Landings Landlovers Garden Tour. As a Marine, I am on the Landings Marine Corps Ball Planning Committee. I have consulted for educational organizations and presented at educational conferences at the state, national, and international levels. I have been president of a local Rotary club. I have raised funds for the American Heart Association, the American Diabetes Association, and the Leukemia & Lymphoma Society. I have worked with United Way and served on their appropriations committee.



Bob Wood

Bob and his wife Noreen recently purchased a new home and moved into The Landings after living for 25 years in Northern Virginia pursuing their careers. Their long-term objective was to eventually move to a retirement community in the southeast coastal region. They picked The Landings after much research and making numerous trips here, as it met all their requirements and much more.

Bob is a retired Naval officer and aviator, commanded a Navy F-18 fighter squadron, is a veteran of the first Gulf War, and served 21 years, often deployed on aircraft carriers around the world. Following his Naval career, he entered the aerospace and defense industry, working in executive roles for companies such as Boeing, Northrop Grumman, and BAE Systems. He has two master's degrees in business and strategy. He was recently the Chief Operating Officer of a defense services company and currently has a defense consulting and executive coaching practice. Bob's experience in business is strategic planning and running profit and loss (P&L) businesses for defense services customers globally. Bob was recently on a Board of one of the largest homeowners' associations in Northern Virginia – an elected position serving a community of 20,000 residents. If you would like to learn more about his background, please go to his LinkedIn profile at www.linkedin.com/in/robertfwood.

Important Issues

I firmly believe that the Board of Directors of a homeowners' association needs to work with the community residents in an open and transparent communication environment. I view The Landings Association's residents as "customers", and in that regard, as Board members we must be willing to listen well and work closely with them. In many ways, we cannot overcommunicate enough, as this is the foundation of good community relationships and accomplishing the important tasks we are pursuing for The Landings.

Issues such as community safety, the beauty of the common grounds, Covenants, and amenities are critical items to ensure the well-being of our residents and our vibrant community for years to come. We have a very diverse community, and we need to meet the needs of all residents.

Skills and Talents

Upon our move to The Landings, I left as an elected Board member of a very large HOA in northern Virginia, encompassing 6,600 homes and 20,000 residents. The homes there were very diverse, such as single-family homes, condos, townhomes, and over age 55 communities. We dealt with issues regarding many similar challenges that we face in The Landings. I pushed for better Board and community collaboration there and pride myself in the ability to work hard in analyzing all aspects of an issue, listening well, and making a fair judgement for the betterment of the community.

In my business career, I have managed multi-million dollar programs, overseeing hundreds of employees located all over the world. I have a strong P&L background and ran complex engineering projects working on defense technologies for our country. I believe I have significant experience in problem solving, leading people and teams, and working collaboratively on teams such as The Landings Association Board of Directors.

Community Contributions

My wife and I are full golf club members, members of LMG/LWGA, and New Neighbors. We have jumped right into the community here, looking for ways to give back and contributing our time and talents to helping The Landings be the best gated community in the Southeast. I have a long-term perspective here and only want the best for all residents as we celebrate our 50th anniversary soon and go into this decade. I have a track record of community engagement, mentorship of young people, and working successfully on several Boards to accomplish very positive results. I want to work closely with all residents in helping the community prosper for years to come.

Completing Your Ballot

Please utilize the secure, **online voting** process at **Votenet.com**.
See the enclosed letter for detailed instructions,
as well as your username and password.

-OR-

1. Mark the ballot, place it in the envelope labeled **BALLOT**, and seal the envelope. (Note: Six different ballot versions have been produced, with a rotating order for the candidates.)
2. Put the ballot envelope in the envelope addressed to **TLA Board Election c/o TLA Corporate Secretary**, seal it, and sign it in the space provided on the front. (Note: If the property is jointly owned, only one owner-of-record must sign.)
3. Deposit the envelope in the Association dropbox (located at the circular driveway at the Association - 600 Landings Way South); or hand deliver the envelope to the Association reception desk during normal office hours; or place a stamp on the outer envelope and mail to the Association.

**Your vote must be received by [Votenet.com](https://www.votenet.com)
or by The Landings Association no later than
December 3, 2020 at 4 p.m.**

Note: If you need help voting online or if you did not receive a ballot with this voter packet, please email webmaster@landings.org.





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Photo by Jim Guerard