

WLLA BOARD MEETING MINUTES
Hybrid Meeting: Club House/Zoom

August 19, 2023

Office is open Wednesday and Saturday 9:00 a.m. to 2:00 p.m. Window service only; located on the side of building by salt shed.

Call to Order:

The Board of Directors regular Meeting of the Walker Lake Shores Landowners Association was called to order at 9:00 a.m. on August 19, 2023, by President John Weber.

Salute to the Flag

Roll Call:

Secretary conducted roll call. The following members were present: John Weber, President; Carol Reynolds, Vice President; Carol Gillen, Treasurer; Carolyn Kalinich, Secretary; Mario Aieta, Director; Michael DeVita, Director; Dan Murphy, Director; Maryann Muschlitz (9:55 a.m.), Director; and John Rolando, Director.

Reminder that no video or audio recording of this meeting by any of the attendees is permitted.

Approval of the July 15, 2023 Annual General Membership Meeting Minutes:

A motion was made, seconded, and carried to accept the July 15, 2023 General Membership Meeting Minutes as written.

Approval of the July 15, 2023 Board Meeting Minutes:

A motion was made, seconded, and carried to accept the July 15, 2023 Board Meeting Minutes as written.

Approval of the August 19, 2023 Agenda:

The Agenda was unanimously approved as distributed.

Member opportunity to speak on Agenda items only.

President's Remarks:

- Whether a member is attending the meeting via Zoom, or physically present at the Club House, all non-board members need to hold their comments until the end of the meeting.
- The September General Membership and Board Meetings have been rescheduled due to Rosh Hashanah, which precludes participation in person or by electronic means. The meeting will take place on Thursday, September 21st at 7 p.m. in person and via zoom.
- Thank you to everyone who volunteered for the clean up day on July 22nd. There will be an inside clean up day on October 14th at 9 a.m.

New Business

- Interim Board Member letter was received from Daniel Duggan. A motion was made, seconded, and carried to approve Daniel Duggan as Interim Board Member from August 19, 2023 to September 2024.
- Discussion of garbage truck parked in driveway on a Walker Lake road.
- Discussion of putting a warning on the website regarding calling for dues information before buying at Upset Tax Sale.

Treasurer's Report:

All members present acknowledged receipt of the August Treasurer's Report (*Please see full Treasurer's Report*). A motion was made, seconded, and carried to accept the Treasurer's Report.

A motion was made, seconded, and carried to accept August invoices as written.

Approved Email votes prior to August 19, 2023 Board Meeting

A motion was made, seconded, and carried to approve removing St. Moritz from completing their guard duties for the remainder of the 2023 season, provided there is no cost to WLLA.

A motion was made, seconded, and carried to accept the estimate from Keystone Lawns & Landscapes for \$711.08. **This motion did not pass; the decision was made to not do this project.**

Standing Committee Reports:

Finance:

Discussed report submitted by Finance Committee.

Beach and Grounds:

A motion was made, seconded, and carried to continue using Keystone Lawns & Landscapes for the next 2 years.

Dam:

Discussed report submitted by Dam Committee.

Lake:

Discussed recommending that the Rules and Regulations Committee require homeowners provide documentation of septic pumping and inspection on a regular basis.

Communications:

Discussed report submitted by Communications Committee.

Road:

Discussed report submitted by Road Committee.

Legal:

Discussed Public Notice for Shohola Township Zoning Board Hearing scheduled for August 24, 2023.

A motion was made, seconded, and carried to reject a settlement of \$300 for a \$455 judgment proposal on Trimarchi.

A motion was made, seconded, and carried to approve Walker Lake Shores Landowners Association purchase the 0.36 acre vacant property after confirming that there is no mortgage on the property.

Membership:

New Board Members to be included in September meeting Roll Call.

Clubhouse:

A motion was made, seconded, and carried to approve \$300 for lighting and other items.

Security

Discussed report submitted by Security Committee.

Old Business:

- Please note the office will remain locked during business hours; please go to window on salt shed side of building.

A motion was made, seconded, and carried to send letters as written regarding house fires.

Member Comments – Discussed green space and leasing option.

The next General Membership and Board of Directors Meetings have been changed to September 21, 2023, at 7:00 p.m.

A motion was made, seconded, and carried that any Director unable to attend a rescheduled Board meeting, will not have the absence counted against them as an unexcused absence toward yearly attendance.

The office will be closed on Saturday, September 2nd for Labor Day Weekend.

A motion was made, seconded, and carried to adjourn the meeting at 11:20 a.m.

Full Committee reports are posted and can be viewed on our Walker Lakeshores Landowners Association web page: walkerlake.com.