

**WLLA BOARD MEETING MINUTES**  
**Hybrid Meeting: Club House/Zoom**

**September 21, 2023**

*Office is open Wednesday and Saturday 9:00 a.m. to 2:00 p.m. and will remain locked during business hours. 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 7:12 p.m. on September 21, 2023, by President Michael DeVita.

**Salute to the Flag**

**Roll Call:**

Secretary conducted roll call. The following members were present: Michael DeVita, President; John Rolando, Vice President; Carol Gillen, Treasurer (via Zoom); Carolyn Kalinich, Secretary; Mario Aieta, Director (via Zoom); Valerie Mitchel, Director (via Zoom); Dan Murphy, Director (via Zoom); Maryann Muschlitz, Director; Alla Pilser, Director (via Zoom); Carol Reynolds, Director; Bill Savarese, Director; John Weber, Director; and Daniel Duggan, Interim Board member.

The following member was absent: James Walter, Director

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

**Approval of the August 19, 2023 Board Meeting Minutes:**

A motion was made, seconded, and carried to accept the August 19, 2023 Board Meeting Minutes as revised.

**Approval of the September 21, 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.

**New Business**

- A motion was made, seconded, and carried to remove John Weber and Carol Reynolds, and add Michael DeVita and John Rolando as authorized signers for banking. The authorized signers will be Michael DeVita, John Rolando, Carol Gillen, and Carolyn Kalinich.

### **Treasurer's Report:**

All members present acknowledged receipt of the September 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 approve September invoices as presented.

### **Approved Email votes prior to September 21, 2023 Board Meeting**

A motion was made, seconded, and carried to approve paying the St. Moritz invoice in the amount of \$1,120.00.

Treasurer Carol Gillen presented a report to the Board regarding an offer from a new property owner who acquired a prior owner's past due balance.

A motion was made, seconded, and carried to approve removal of the capital improvement fee incurred from the prior owner in the amount of \$705.00.

A motion was made, seconded, and carried to forgive the accrued interest incurred from the prior owner in the amount of \$455.49.

### **Standing Committee Reports:**

#### **Finance:**

Discussed report submitted by Finance Committee.

#### **Program:**

Events proposed by the Program Committee were discussed. A motion was made, seconded, and carried to approve the Yoga Class move forward and will be open to Walker Lake members.

#### **Beach and Grounds:**

Discussed report submitted by Beach and Grounds Committee. A discussion ensued on the need for security cameras.

Director Dan Murphy mentioned that there seems to be additional boats at the boat storage area. Members have been advised that warning stickers were ordered, and "Invalid WLLA stickers" will be placed on any boat with an outdated tag.

#### **Communications:**

Discussed report submitted by Communications Committee. Several ideas regarding the survey were discussed, as well as what questions should remain, and which should be removed.

#### **Road:**

Discussed report submitted by Road Committee.

### **Legal:**

The newly elected President Michael DeVita removed John Weber and Carol Reynolds, outgoing President, and Vice President respectively, from the Legal Committee and replaced them with newly elected President and Vice President Michael DeVita and John Rolando respectively.

Director Carol Reynolds requested the Minutes note that she opposes her removal from the Legal Committee.

Director Mario Aieta provided updates on the status of pending cases.

A report of the Maple Park Demographics was discussed.

### **Clubhouse:**

A Volunteer Day has been scheduled for Saturday, October 14, 2023, at 9 a.m.

### **Security**

No new information to report currently.

### **Old Business:**

- Green space \$1 lease
- Trailer on White Spruce
- Security
- Garbage Truck parked at member's home. An opportunity to be heard took place with three members of the Board and the owner of the garbage truck. Several issues were brought up and a discussion followed. As a result, a recommendation was presented to the Board to allow an exemption that the owner can bring the truck home and park it in his driveway during times of inclement weather. A motion was made, seconded, and carried to approve the exemption to the owner of the garbage truck.

**Member Comments** – None

The next Board of Directors Meeting will be held on October 21, 2023, at 9:00 a.m.

A motion was made, seconded, and carried to adjourn the meeting at 8:30 p.m.

**Full Committee reports are posted and can be viewed on our Walker Lakeshores Landowners Association web page: [walkerlake.com](http://walkerlake.com).**