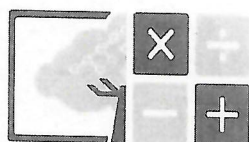


Echoes from Our Lake

THE NEWSLETTER OF THE
WALKER LAKESHORES LANDOWNERS ASSOCIATION
JUNE 2022 *VOLUME 156*

The importance of becoming a WLLA Member



In some communities, Dues and Assessments are interchangeable terms because their deeds contain provisions that obligate membership. In our community, some of our deeds do not obligate membership, so these 2 terms are not interchangeable.

All landowners in good standing (having paid their assessments) with rights to use Walker Lake are eligible to be members of the Association. Joining is as simple as remitting the additional annual dues fee, \$60 for the year for 2022. For many of us this is an optional fee. I write to you today to urge you to opt in.

We all understand the individual benefits of being a Member. If we find ourselves at all unclear, the Red Book provides easy reference to voting rights, leadership role opportunities, and use of facilities.

I have come to understand that the collective benefits of being a Member are less understood. By "collective benefits," I mean the good that these dollars do for our collaborative experience in sharing this beautiful place – all of the things that we share and that define us as a community.

Member dues play an important role in funding our operations. Essential things like insurance, building maintenance, and employee costs are paid, in part, by dues. It is important to opt in so that these desirable and essential functions are supported.

One of the first conversations that I had with our auditors touched on the subject of some owners not being obligated to become members. His quick reply was, "I've never seen anything like it," and he went on to explain his concerns about the consequences of this optional Membership issue for funding our operations. Normally, when a community has needs, the Dues and Assessments would be set at a level to meet those needs as part of the budget process. Assessments are an obligation attached to the property, and that is so here as well. However, that our Dues are optional, inhibits our ability to raise necessary funds. He went on to explain that simply increasing the Dues amount to meet the need would likely result in more people opting out. Funding our operations is challenging as a result, especially as the needs and desires grow across the decades since our inception.

Some of our deeds do not carry an obligation to join the Association. The challenge falls to us to understand the shortsightedness of our founding fathers in leaving that out of our covenants way back in the day, and to step up to the plate to embrace the needs of our community.

Please, opt in. Pay your 2022 dues. Become a Member and support the community that we're each invested in and love.

Carol Gillen, Treasurer

Walker Lakeshores Landowner Association
2022 Election Notice * Sample Ballot
Absentee Ballots due by July 9, 2022 * Meeting Ballots due by 10:00 AM July 16, 2022

Walker Lakeshores Landowners Association

2022 ELECTION BALLOT

OFFICERS

Secretary (Select Only One)
For a 2 Year Term

☐ Carolyn Kalinich

Treasurer (Select Only One)
For a 2 Year Term

☐ Carol Gillen

DIRECTORS (AT-LARGE)
Select up to Four (4) Only

☐ Carol Gillen

☐ Carolyn Kalinich

☐ Daniel Murphy

☐ Al Shauger

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NOTICE

**See Voting Instructions on Back of
Ballot**

NOTE: See the next column for the Voting Instructions
of both the Absentee and the Meeting Ballot

ABSENTEE BALLOT

VOTING INSTRUCTIONS

ONLY ONE VOTE PER HOUSEHOLD

Note: In accordance with Appendix II, Article VIII,
Part 9 of the WLLA Constitution "Members who
request an absentee ballot may not later rescind the
request and vote at the General Membership
(Election) Meeting."

1) **DO NOT PUT YOUR NAME ON THIS BALLOT**

2) **DO NOT WRITE ANY COMMENTS OR PUT ANY
STRAY MARKS ON BALLOT**

3) Select up to the maximum people allowed for each
position by putting an "X" in the box next to your
choice for each of the listed positions

4) **Note:** If you select more than allowed for any
position your ballot will not be counted for that
position. Your ballot will be counted if you choose to
vote for less than the maximum allowed in any or all
positions

5) Place your completed ballot in Secret Ballot
Envelope – (**Do Not** write on this envelope)

6) Place the Secret Ballot Envelope in the Return
Envelope

7) Print Name under the # on Return Envelope

8) Either mail (add stamp) or return to WLLA Office
no later than July 9, 2022

**Deadline for sealed absentee ballots must be
postmarked and/or received at the WLLA office by
no later than July 9, 2022.**

WLLA office is open Wednesday and Saturday from 9
am– 2 pm (**NOTE: COVID-19 Restrictions may apply.**
**See walkerlake.com or email office for further
information**)

Upon receiving your envelope, the outer envelope
will be verified that it has come from the correct

family. Once verified the secret ballot envelope will be removed from the outer envelope and dropped into the locked and secured ballot box. The secret ballot envelope will not be opened until the votes are counted on July 16, 2022.

MEETING BALLOT VOTING INSTRUCTIONS ONLY ONE VOTE PER HOUSEHOLD

Note: If you previously requested an absentee ballot, you may not vote again at the July 16, 2022. Meeting in accordance with the WLLA Constitution, Appendix II, Article VIII, Part 9

1) DO NOT PUT YOUR NAME ON THIS BALLOT

2) DO NOT WRITE ANY COMMENTS OR PUT ANY STRAY MARKS ON BALLOT

3) Select up to the maximum people allowed for each position by putting an "X" in the box next to your choice for each of the listed positions

4) **Note:** If you select more than allowed for any position your ballot will not be counted for that position. Your ballot will be counted if you choose to vote for less than the maximum allowed in any or all positions

5) Place completed ballot in ballot box on July 16, 2022 General Membership Meeting by 10 a.m.

6) Completed ballot must be entered into the ballot box prior to the start of the count of ballots to be valid.

2022 ID Tags:

If you have paid your assessments and haven't already ordered your tags now is the time to do so. Please stop at the WLLA office on Wednesday or Saturday from 9 am - 2 pm or email the office (wllassociation@gmail.com) with your tag requests. The tags can be mailed to you. Remember to include a license plate number for every car tag requested. July 4th weekend is approaching. Security will be out and checking to ensure that everyone has their tags so plan ahead to ensure you have a fun weekend!

Sip and Paint:

Saturday, June 11th at 7pm

Paint. Sip. Repeat. Come on out and join us in this community favorite event. We'll supply the artist, canvas, and snacks. You supply the sippings.

\$20 for Members — \$25 for Non-Members

BYOB & Reservations required. This one fills up fast. RVSP early by emailing or calling the office: wllassociation@gmail.com or 570-296-7788.

You must pay in advance to ensure your seat is held and cannot attend if you have a past due balance on your account.

Meet Richard & K.T.

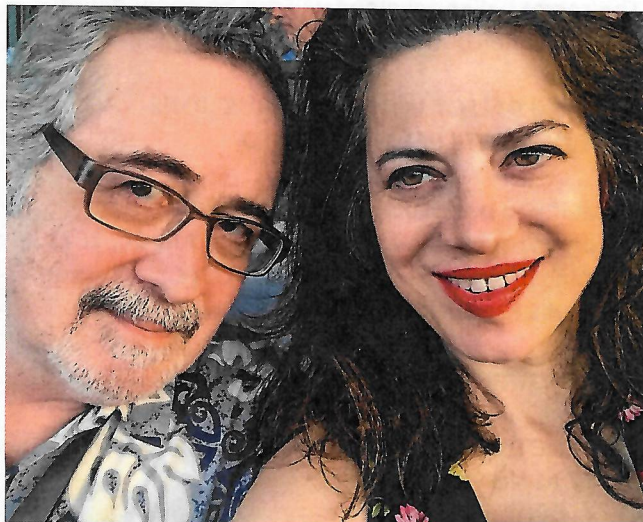
As part of the ongoing "get to know your neighbors" series, this issue spotlights two interesting and hip folks who dearly love our Walker Lake community. Richard Schiffer and K.T. Harrison have been kicking around these parts since they first rented a little shoebox of a cabin on Lakeshore and Cahoonzie ten years ago. For the past five years they've been living in a bigger spread on Parkers Glen Road. Both are Columbia University graduates and pursued separate and eclectic careers. Now "semi-retired," as he puts it, Richard is a clinical psychologist and psychoanalyst. "Living here full-time has been, in my work-life, a change for the better. My stress level is greatly reduced, I no longer have to commute, and I take full advantage of FaceTime, Zoom and the telephone."

K.T. has an ongoing high-end gig as the chief dining critic for *New Jersey Monthly* magazine. Before that she covered the food and travel beat for *Time Out New York* magazine, which ran her small "capsule" reviews of restaurants in, of all places, Queens, NY. Says K.T., "Queens has probably one of the most diverse cultures anywhere. All manner of eateries thrive there, from Hispanic, to Greek, to Argentinian, to Chinese." In addition to food reviewing K.T.'s checkered career includes writing: a bestselling children's book, travel books, several screenplays, and writing copy for fashion clients. And, combining her love of travel and writing, she wrote

reviews of luxury hotels: "Many were boutique honeymoon hotels in places like Bora Bora, Tahiti, and Fiji, and part of the deal included bringing my spouse!"

Both agree that the natural surroundings and quietude of the community is one of the main reasons for being here. "Life has changed in so many positive ways: stress reduction, clean air, the best-tasting water anywhere, socializing with interesting and friendly people." Favorite activities include reading, lake swimming, and just sitting on the porch watching the animals go by. Their shared love of hiking takes them often to trails at Raymondskill, [PEEC](#), [Tri-State Rock](#), and [Milford Knob Trail](#).

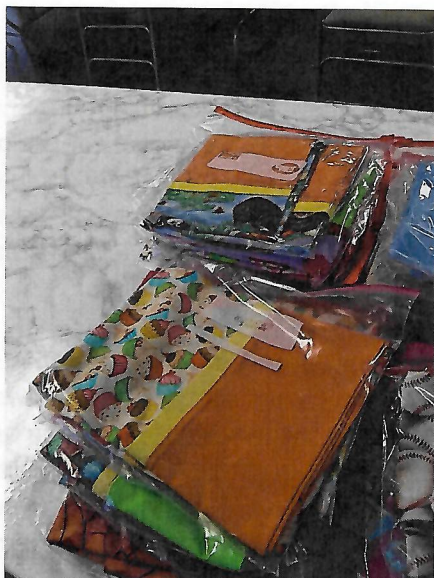
As devoted foodies they love the [Barryville Market](#), [The Circle](#) in Newton, [Tao's](#) Chinese in Middletown, and smoking their own baby-back ribs in the backyard!



From the Women's Club:

Since we returned from winter break, we took in two charity projects. First, we made very colorful pillowcases that are being delivered to Amy at Mountain Quiltworks on May 6th. Then they will be sent to The Children's Hospital in Philadelphia. We will be delivering 111 pillowcases. Second, through one of our members who visited a shop in Florida, they are asking for 8-1/2" x 8-1/2" blocks in blue and yellow. We managed to get 300 blocks done and off to the shop in Florida. The plan is all the blocks that get to the shop will then be sent to a factory in Germany that will make quilts for the refugees. We had donations to buy fabric and for the postage as well. Right now a hand-quilting class has begun, and there are future plans for classes on making teddy bears. We are thinking of making the teddy bears and donating them to the fire companies or state troopers for children who may need some comfort. We will most likely work on that after the holidays. Also, for a few years now, I have been making Baptism quilts for St. Ann's church. The quilts are given to the parents when their child is baptized. Seems to be quite a few babies are being born in the next few months, so I asked the girls if they would consider helping me and they gladly turned it into a group project. The girls have made a total of 21 baptism quilts for St. Ann's Church. A heartfelt thank you to Linda Dubowski, Kathy Weber, Linda Pinto, Karen Battalin, Rita Furno, Jean Gannon and Marie Sandauer for their hard work.

Christine Cancemi





Spring Agenda from Beach & Grounds:

1. Ted Stevens for May Clubhouse gutter cleaning – Kathy Zimmerman **[Done]**
2. Clubhouse anchor chain dropped due to popped buoy during winter. Try to recover chain with GPS coordinates, magnet, and long rake – Bill/Scott **[Recovered old bicycle and old anchor; Still need to recover new anchor]**
3. Schedule portable toilets for Memorial Day thru Labor Day. Zters increased their price over 60%!! Investigate other portable toilet companies – Bill/Kathy **[Delivery May 25]**
4. Contact Copeland Coating & Sport Surfaces (Justin Raia) to provide cost estimate for adding pickle ball lines to court and review courts condition - Bill **[\$800 for painted pickle ball lines & court good]**
5. April: Install Boat Ramp Dock with cinder blocks and pipes– Ralph/Bill McCarthy **[Done well]**
6. April: Clean Tennis court & install net – Ralph/Bill McCarthy **[Done]**
7. Schedule Keystone Landscaping for Spring leaf cleanup in May and lawn maintenance for summer –Bill **[Spring cleanup done and grass cutting started]**
8. Landscaping & plantings around clubhouse – Maryann/Sandra **[Started]**
9. May fish stocking from hatchery – Jackie **[Done May 4th]**
10. Usual Beach Preparation for Memorial Day
 - a. Install boat yard **[Done]** and beach garbage pails **[Next week]** – Bill
 - b. Slide rafts into water – Whole team **[Done]**
 - c. Move & Install West Shore raft to its anchor – Brian/Steve/Bill/John **[Done]**
 - d. Install WS raft ladder - Brian/Steve/Bill/John **[Done]**
 - e. Move Clubhouse raft with sliding boards to clubhouse beach - Brian/Steve/Bill/John **[Done]**
 - f. Install Clubhouse raft ladder – Brian/Steve/Bill/John **[Done]**
 - g. Attach Clubhouse raft to recovered anchor chain or drop temp anchor for now - Brian/Steve/Bill/John **[Using temporary old anchor for now]**
 - h. Install safety ropes & buoys at Clubhouse beach –Doug/Bill **[Done]**
 - i. Install safety ropes at West Shore beach –Ralph/Bill **[Done]**
 - j. Install safety gear at both beaches (pole, life preserver with rope, 5 foot markers, rake) – Ralph/Bill **[Done]**

11. Get brown masonry sand delivery quotes from D&S Hauling. Four 5 cubic yard truck loads for Clubhouse and one for West Shore. Verify Empire (RJ) can spread sand again and cost will remain the same \$300 - Bill. **[RJ not available and need BOD to approve \$1590]**
 - a. Schedule sand delivery
 - b. **Steve** to spread sand and team to rake out edges
12. Salt shed cover project.
 - a. Review new cover and material – Bill/MCM **[meeting next week]**
 - b. Schedule work with MCM in ~~June~~ **July**- Bill
 - c. Contact Mike DeVita to get Frenchman to move salt and pea gravel from shed. - Bill
 - d. Cover salt and pea gravel with huge tarp and sand bags. Brian B./Bill/Brian B.
13. Review Clubhouse area for dead trees – Bill **[Pending]**
14. and label if any. Label trees for enlarging boat yard parking area. **[Done]**. Get cost estimates from Chop & Drop/others to cut trees – Bill
15. Pop ups

Dog owners:

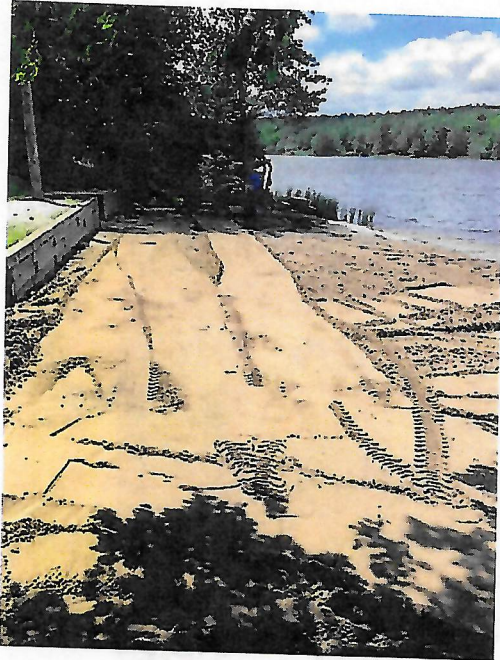
We are once again telling everyone that they must pick up after their dogs for the safety of our lake. Who doesn't love a walk around our community, but nothing can spoil a day faster than stepping in a pile of someone else's laziness?

A common epidemic in many lake communities is the issue of residents leaving their pet waste on the ground. And those who don't pick up after their pet are causing more than a simple annoyance for their neighbors; they are contributing to the pollution of our lake and streams. Due to diet, dog feces do not break down as fast as wild animal feces and can begin to accumulate very quickly. And when there is a large concentration of this stuff in one place and it rains, runoff allows it to easily flow directly into the lake. This is a health concern for humans as well as other organisms that might come in contact with the water. E. coli, giardia and salmonella are just a few of the bacteria found in dog feces, and parasites such as roundworms, hookworms, and cryptosporidium are also present. All of these can be transported in dog waste and all are easily transferred to humans and other animals.

Dog feces, which go into the water through runoff, also introduce an increased amount of nutrients into lakes and ponds. The increased addition of these nutrients may lead to more severe algae blooms or other water quality problems. Cyanobacteria, commonly called blue-green algae, are a growing concern in our water bodies. This blue-green type of algae relies on ample amounts of nitrogen to survive, which just so happens to be the main ingredient in dog feces. It is important for residents to understand that "out of sight, out of mind" isn't an excuse, and there are consequences to leaving their pet's waste on the ground.

There are approximately 60 million dogs in the U.S. and each one "goes potty" multiple times a day. This creates a large potential for the contamination of our waters. Residents should work together to create awareness regarding the negative results of leaving their pet waste on the ground, especially when it is near water. The best methods for dealing with dog waste are to seal it in a bag and dispose of it in the regular trash. Thank you to all the dog owners who are currently picking up after their canine companions; if you are not doing so it is very important that you start.

New Sand at Clubhouse Beach:



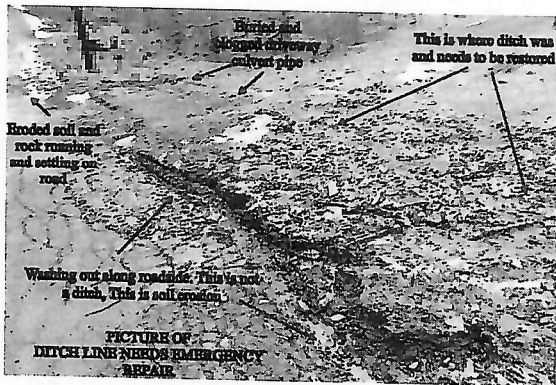
This gorgeous photo of our lake was taken by Scott Rando.



Let's all help keep the lake and surroundings pristine and beautiful by taking a garbage bag and gloves when we take a walk, and pick up trash—like your trusty Newsletter editor, Bill Mays!



LANDOWNER DRAINAGE RESPONSIBILITIES NOTICE



Walker Lake landowners (and tenants) are responsible for maintaining proper drainage from roads and culverts adjacent to their property, as well as maintain proper drainage from their lawns and property. This is stated on Page 13 in the Red Handbook under Watershed Responsibilities. Ditches, culvert pipes, and build-up of leaves along the road edge must be cleaned and/or cleared on a yearly basis, or sooner if needed.

The Road Committee is in the process of notifying numerous landowners who have failed to properly maintain their drainage responsibilities. If you receive a notice, you

have 30 days to remediate the problem. The landowner also has a right to a hearing on the issue if they so desire. All this is explained in the notification letter.

If the work is not done in 30-days WLLA will make arrangements with a contractor to make the necessary corrections and then back bill the landowner, the cost to do the work along with an additional \$50 administrative fee. WLLA would strongly rather have the landowner do the work but if they fail to do so action must be taken for the good of the entire community.

Keeping ditches and culverts clean, and raking back leaves from the edge of the roadways is so important, as poor drainage severely negatively impacts our already underfunded roads.

Above Picture note: The landowner made all corrections after notification. However, because the drainage was not maintained on a regular basis including after some erosion after a tropical storm the problem turned into a much bigger and more expensive project. – *Michael DeVita, Road Committee Chair*

Davis R.

Chant

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Please call the WLLA office (570-296-7788) for information.

Walker Lakeshores Landowners Association
100 Walker Lake Drive
Shohola, PA 18458

Address Service Requested

TO:

This WLLA newsletter may contain legal notification of information from the Board of Directors and the WLLA office.

The information contained in this newsletter is intended only for use of the individual or entity addressee. If the reader of this message is not the intended recipient, or the employee or agent responsible to deliver it to the intended recipient, you are hereby notified that any dissemination, distribution or copying of this communication is strictly prohibited. If you have received this communication in error, please immediately notify us by email, wllassociation@gmail.com, and destroy the original message. Thank you.

Walker Lakeshores Landowners Association Officers

President: John Weber
Vice President: Carol Reynolds
Treasurer: Carol Gillen
Secretary: Janice DiMaio

Office Hours: Wednesday & Saturday 9 a.m. to 2 p.m.
Office Administrator: Kathy Zimmermann

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