

# **WLLA BOARD MEETING MINUTES**

## **ZOOM MEETING DUE TO COVID-19 GOV. WOLF SOCIAL DISTANCING RESTRICTIONS**

**Date: 10.17.2020      Call to Order: 10:05AM      Meeting Adjourned: 12:30PM**

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

Call meeting to order.

Roll call:

<b>October 17, 2020 Board Meeting</b>			
<b>Members</b>	<b>Present</b>	<b>Absent</b>	<b>Phone In</b>
John Weber- President	X		
Carol Reynolds- Vice-President	X		
Carol Gillen- Treasurer	X		
Janice DiMaio- Secretary	X		
Mario Aieta- Director	X		
Maryann Muschlitz-Director		X	
Bill Boehme- Director	X		
Daniel Murphy- Director	X		
Michael Granne- Director	X		
Michael DeVita- Director	X		
Bill Reese- Hinkel Director		X	
<b>ZOOM MEETING COVID-19</b>			

### **President's Remarks:**

It is vitally important that all board members understand and adhere to their fiduciary responsibility.

### **New Business:**

- I. Presenting to BOD change to Amendment V. Common Areas, B. Boating #16 **A)** *Boats, which are left unattended in non-designated areas for 24 hours or more, may be removed and stored at the expense of the owner. No watercrafts are allowed to be stored on the dam boat access road, to the left (south) of the access road, or in the parking lot of the boat launch area.*  
Amendment V, Common Areas, B. Boating #16 **B)** *All boats stored at the Boat Docking Area MUST display a current ID sticker (see ID Section). Boats without a current ID will receive a timely warning, only if it is possible to identify the owner. Continued violation will lead to collection and storage of the boat by WLLA at the expense of the owner and be subject to fines.*  
*This amendment is presented today and will be voted on at the November meeting.*
- II. The December 19, 2020 meeting will be cancelled. Next Board meeting will be January 16, 2021. Any important votes can be done via email.

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**1. ACTION ITEMS:** Objections to recording minutes.

**MOTION BY:** Janice D      **SECOND BY:** Bill B

**VOTE: #YES** 9      **#NO** 0      **#ABSTAIN** 0

**PASS** X      **FAIL**     

**2. ACTION ITEMS:** Approval of agenda.

**MOTION BY:** Carol R      **SECOND BY:** Janice D

**VOTE: #YES** 9      **#NO** 0      **#ABSTAIN** 0

**PASS** X      **FAIL**     

**3. ACTION ITEMS:** Approval of the minutes from September 19, 2020 Board Meeting with the amendment of NONACTION ITEMS:1. Finance: amend the “right to pay” to “obligation to pay”.

**MOTION BY:** Carol R      **SECOND BY:** Carol G

**VOTE: #YES** 9      **#NO** 0      **#ABSTAIN** 0

**PASS** X      **FAIL**     

**4. ACTION ITEM:** Treasurer’s Report- Acknowledge receipt of October 2020 Treasurers Report. Please see full Treasurer’s report.

**MOTION BY:** Carol G      **SECOND BY:** Michael D

**VOTE: #YES** 9      **#NO** 0      **#ABSTAIN** 0

**PASS:** X      **FAIL**

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- 5. ACTION ITEM:** Treasurer's Report- Approve October 2020 invoices as presented.  
Please see full Treasurer's report

**MOTION BY:** Carol G      **SECOND BY:** Michael D

**VOTE:** #YES 9      #NO 0      #ABSTAIN 0

**PASS:** X **FAIL**       

- 6. ACTION ITEM:** Finance Committee: Add \$50.00 Amenity Access Road Fee to all with the right to access the roads and no increase to the road fees or lake fees (Pro-Rata share not included). Please see full Finance Committee report.

**MOTION BY:** Mario A      **SECOND BY:** Michael D

**VOTE:** #YES 9      #NO 0      #ABSTAIN 0

**PASS:** X **FAIL**       

- 7. ACTION ITEM:** Road Committee: \*\*Award Warner Paving & Excavating a contract of \$7440.00 to complete pot hole patching, place the easer at Whitespruce and extensive patching on Eastshore Rd. \*\*Purchase two (2) loads of antiskid from Springbrook Quarry for maximum of \$800.00. Please see full Road Committee report.

**MOTION BY:** \*\*Michael D      **SECOND BY:** \*\*Bill B

**VOTE:** #YES 9      #NO 0      #ABSTAIN 0

**PASS:** X **FAIL**       

**MOTION BY:** \*\*Michael D      **SECOND BY:** \*\*Michael G

**VOTE:** #YES 9      #NO 0      #ABSTAIN 0

**PASS:** X **FAIL**

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8. **ACTION ITEM:** Planning Committee: Carol G would like to discuss with Attorney Steih regarding lake access road.

**MOTION BY:** John W      **SECOND BY:** Michael D

**VOTE:** #YES 9      #NO 0      #ABSTAIN 0

**PASS:** X      **FAIL**     

9. **ACTION ITEM:** Dam Committee: \$750.00 for Keystone to cut down weeds at riprap and portion of spillway that were sprayed. Please see full Dam Committee report.

**MOTION BY:** Carol R      **SECOND BY:** Michael D

**VOTE:** #YES 9      #NO 0      #ABSTAIN 0

**PASS:** X      **FAIL**     

### **Committee Reports:**

1. **NONACTION ITEMS:** Finance: Carol G-Tennis Courts: Spoke with Bill B Beach & Grounds chairperson to figure out how to fund this obligation. One (1) suggestion is to create a Tennis Club and have them do fund raising events and WLLA would match. Estimate of \$4,800.00 a year for maintenance and we should be more pro-active. Road Access Fee; everyone should pay \$50.00 per year. Extension of loan not finalized yet. Board asked if we could borrow from other reserve accounts. Line of credit- private partnership to secure loan- bank does not want to use property as collateral. June, July and August three (3) last chance letters sent. See full Treasurer's Report for more information.
2. **NONACTION ITEMS:** Lake Committee: Peter W-As of October 1, 2020 Peter W has resigned as Chairperson from the Lake Committee- WLLA would like to thank him for all his dedication and time. Carol R is to take over as chairperson. See full Lake Committee report for more information.
3. **NONACTION ITEMS:** Club House: John W- Ladies Club had their first meeting and they followed all protocols. Roof repair still not done; contactor has been out on disability but expect to be completed before the weather turns.

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**4. NONACTION ITEMS:** Rules and Regulations: Carol R-Rules and Regs committee presented the Combined Constitution & Bylaws to the BOD previously by email on Sept 23, 2020. The subsequent revised document was presented to the BOD by the Secretary by email on Oct 15, 2020. Document is discussed and finalized by BOD Oct 17, 2020. See full Rules and Regulations Report for more information.

**5. NONACTION ITEMS:** Next meeting January 16, 2021, at 10:00 AM.

### **Old business:**

No old business

### **Member Comments:**

No comments.

**10. ACTION ITEM:** Motion to adjourn meeting at 12:30PM

**MOTION BY:** Janice D    **SECOND BY:** John W

**VOTE:** #YES 9    #NO 0    #ABSTAIN 0

**PASS:** X    **FAIL**