

Winona Lakes Property Owners Association Board of Directors

August 15, 2015 BOD Meeting Minutes

Call to Order: 9:07 am

(1) Quorum Roll Call:

Present: Robert Fenlon (President), Oscar Woerlein (Vice President), Jeff Reichl (Secretary), Kaitlin Santana (Director), Stephanie Fenlon (Director-left 10:18am), Franklin Smith (Director) and Janet Foster (Director-arrived 10:00am).

Absent: John Kobiela (Treasurer) and Steven Potestio (Director).

(2) Approval of Minutes of previous meetings

(a) Robert Fenlon moved to approve the July 18, 2015 regular meeting minutes as amended. Seconded by Franklin Smith. Motion carried 5-0-1.

(b) Robert Fenlon moved to approve the July 18, 2015 closed session minutes as written. Seconded by Franklin Smith. Motion carried 5-0-1.

(3) Reinstatement of members

(4) Attorney's Report: None

(5) Treasurer's Report: None

(6) Manager's Report: Provided by Robert Fenlon.

(7) Committee Reports:

(a) Architectural: (Request for permits for the following: Section OE1, Lot 32- Request for shed and fence; Section 4, Lot 41- Request for shed; Section 6, Lot 79- Permit for fence): Request approval

Robert Fenlon moved to approve all three of the above mentioned permit applications. Seconded by Kaitlin Santana. Motion carried 5-0-1.

(8) Awarding Contracts:

(9) Hearing upon, adoption or amendment of proposed changes to the Rules & Regulations or policies on second reading

(10) Other Unfinished Business

(a) Property Management Company (closed session)

(b) Credit Cards (closed session)

(c) Clubhouse Drive Bridge Inspection (open/closed session): Oscar Woerlein provided update

(d) Bid review for renovation to clubhouse/addition of accessible entrance (closed session)

(e) Approval of road projects (closed session) *UPDATE*

(11) New Business

(a) Outdoor pool schedule

(b) Collection matters (closed session)

i. Foreclosure action against Section 3, Lot 22

(12) Proposed changes (additions, deletions and modifications) to the Administrative Code, Rules and Regulations and policies on first reading: None

(13) Communication (a) written and (b) oral petitions, hearings and comments by members: None

(14) Secretary's Report: None

Robert Fenlon moved to go into closed session at 9:25 am. Seconded by Franklin Smith. Motion carried 6-0-0.

(15) Miscellaneous

Robert Fenlon moved to go into recess to conduct the Annual Budget Meeting at 10:00am. Seconded by Jeff Reichl. Motion carried 6-0-0.

Janet Foster arrived to the meeting at 10:00am.

Stephanie Fenlon left the meeting at 10:18am.

At 10:00 am Robert Fenlon called to order the Annual Membership Meeting.

Robert Fenlon moved to adjourn the Annual Membership Meeting at 10:20am. Seconded by Janet Foster. Motion carried 6-0-0.

The Board returned into closed session at 10:28am.

(16) Adjournment: 11:03 am

Respectfully Submitted,

Jeff Reichl, WLPOA Secretary

Approved: 9/19/2015