

# LAKESHORE COMMUNITY ASSOCIATION

## BOARD OF DIRECTORS MEETING WEDNESDAY, MARCH 23, 2022 @ 5:30 p.m. VIA ZOOM

### MINUTES

The Board of Directors Meeting was called to order 5:31 p.m. by Bill Gregor via telephone conference.

### ON THE CONFERENCE CALL AND FORMING A QUORUM

Bill Gregor, Kurt Feddersen, Ann Nelson, Michael Erickson, and Louise Hartsock.

### OTHERS PRESENT

Tami Zuccolillo, Association Manager, The Emmons Company  
Dee Jenkins, Recording Secretary, The Emmons Company  
Four (4) Members

### MINUTES

The minutes of the January 26, 2022 Board of Directors Meeting and February 23, 2022, Informational Meeting were reviewed. **Motion:** Bill Gregor made a motion to approve the minutes as amended. The motion was seconded by Ann Nelson and the motion passed unanimously. The January 26, 2022, and February 23, 2022, Executive Session for Hearings, Legal and Contracts were reviewed. **Motion:** Louise Hartsock made a motion to approve the minutes as amended. The motion was seconded by Bill Gregor and the motion passed unanimously.

### FINANCIALS

- There was no financial report provided for February 2022 due to system change.
- Bill Gregor provided an overview of the January 2022 Financial Summary Report. Total cash-on-hand as of 1/31/22 was \$3,00,944.91.
- The Delinquency report was reviewed.

### MEMBER COMMENTS

- A homeowner was present to talk about her boat being vandalized and to request putting locks on the gates to the docks.
- A homeowner was present on the call to ask about the financials.
- A homeowner was present to ask about why the most current minutes were not posted on the Lakeshore website.

### PRESIDENTS REPORT

Bill Gregor presented the presidents report. The Board went over having in person meetings starting in April. WLMA is requesting all residents to get on the email list to stay informed of lake developments. Property insurance renewing April 30, 2022, looking into other companies for insurance.

### MANAGEMENT REPORT

Tami Zuccolillo presented the management report.

- New pool furniture installed.
- New signage for pool being ordered.
- New stickers for the bait stations were created and will be installed.
- No update on new organic trash cans for waste disposal.

**Tenant Listing**– The Board reviewed the tenant log.

**Secural Security and Accurate Termite and Pest Control** – The most recent reports were reviewed.

# LAKESHORE COMMUNITY ASSOCIATION

## ARCHITECTURAL COMMITTEE

The architectural log was reviewed.

- The next architectural meeting is scheduled for April 6, 2022.

## LANDSCAPE COMMITTEE

Louise Hartsock provided an update.

## TREE COMMITTEE

No report provided by Kathy Gilbert.

## POOL COMMITTEE

Jaye Oliver provided an update on the pools. She noted that pool 2 has some concrete areas that may need to be patched.

## DOCKS AND WLMA

Bill Knebel provided an update on the docks and reported that WLMA completed the study of the dam.

## OLD BUSINESS

N/A

## NEW BUSINESS

**Insurance Renewal Review** - Reviewed in Executive meeting.

**Audit/Tax Return** – The Board reviewed the Audit/Tax Return engagement letter submitted by Porter and Lasiewicz, CPA in the amount of \$6,150 for the 2022/2023 year. **Motion:** Kurt Feddersen made a motion to accept the proposal for audit and tax. The motion was seconded by Bill Gregor and the motion passed unanimously.

**Pool Hours/Open Early** – Board will take into consideration.

**Summer Picnic** – The Board suggest having a survey regarding interest in picnic. Info will be placed in the newsletter.

## CORRESPONDENCE

We received correspondence from a homeowner proposing the installation of locks on the dock gates.

## MEMBER COMMENTS

A homeowner present requested one of the pools open earlier than Memorial Day and to place a parking reminder in the next newsletter.

## NEXT MEETING

The next General Session Meeting is scheduled for April 27, 2022, at 5:30 p.m.

## ADJOURNMENT

There being no further discussion, the meeting was adjourned at 7:10 p.m.

Respectfully Submitted,

Dee Jenkins,  
Recording Secretary