**Winona Lakes Property Owners Association Board of Directors**

**December 15, 2018 BOD Meeting Minutes**

**Call to Order:** 10:02am

1. **Quorum Roll Call:**

**Present:**  Jeff Reichl (President), Judith Weigand (Treasurer), Laura Massaro (Secretary), Toniann Rasulo (Director), William Maine (Director), \*Steven Gordon (added after roll call 10:04aam)

**Absent:** Michael Tomaseck(Vice President), Oscar Woerlein (Director), David Lewis (Director)

Jeff Reichl moved to appoint Steven Gordon to the vacant director seat previously occupied by Patrick Neitz. Seconded by Laura Massaro. Motion carried 5-0-0

1. **Approval of Minutes of previous meetings**
2. Jeff Reichl moved to approve the November 17th 2018 regular meeting minutes as amended. Seconded by Judith Weigand. Motion carried 5-0-1.
3. Jeff Reichl moved to approve the November 17th 2018 closed session minutes as written. Seconded by Judith Weigand. Motion carried 5-0-1
4. **Reinstatement of members:**
5. **Attorney’s Report:**
6. **Treasurer’s Report:** Provided by Judith Weigand, WLPOA Treasurer
7. **Manager’s Report:** 
   1. Mailboxes
   2. Maintenance work orders
8. **Committee Reports:**
   1. Recreation Committee
      1. NYE party December 31st 2018 8pm-2am
   2. Finance Committee
      1. RFP to 3 accounting firms
9. **Awarding Contracts**
   1. Judith Weigand moved to approve Christies Cleaning proposal for carpet and tile cleaning of the clubhouse, including bathrooms. Seconded by Laura Massaro. Motion carried 6-0-0
10. **Hearing upon, adoption or amendment of proposed changes to the Rules & Regulations or policies on second reading**
    1. Judith Weigand moved to approve amendments to the rules and regulations for long term and short term rentals. Seconded by William Maine. Motion carried 6-0-0
    2. Judith Weigand moved to approved amendments to the cash handling policy. Seconded by Toniann Rasulo. Motion carried 6-0-0
    3. William Maine moved to approve amendments to the fireworks policy. Seconded by Steven Gordon. Motion carried 6-0-0
11. **Other Unfinished Business**
12. **New Business**
13. **Proposed changes (additions, deletions and modifications) to the Administrative Code, Rules and Regulations and policies on first reading**
    1. Payment plan policy amendments (1st reading)
    2. Collections policy amendments (1st reading)
14. **Communication (a) written and (b) oral petitions, hearings and comments by members:**
15. **Secretary’s Report**

1. **Miscellaneous**

Board moved into closed session to discuss personnel matters and hardship requests at 11:51am

1. **Adjournment:**

**Meeting adjourned:** 1:58pm

Respectfully Submitted,

Laura Massaro, WLPOA Secretary

**Approved:**

**Comments notes**