

*Walden Woods Conservancy
Board of Directors Meeting
February 22, 2023
Virtual Meeting-GoToMeeting - 7:00 P.M.
AGENDA*

1. Call to Order Boccuzzi

2. Approval of Minutes of January 25, 2023, Board of Director's meeting

3. Review Financial Reports Schuck
 - Financials for month ending January 31, 2023, *PG. 4*

4. Property Manager's Report *PG. 16* Kohnle
 - a. Summary of Property Manager on-site activity
 - (i) Major open issues (insurance claims, extraordinary expenses)
 - b. Scheduled pending services (power washing, tree work, gutters, decks, etc.)
 - c. AAI status (open, pending inspections, closed)
 - d. Delinquent fees (# delinquent units, total \$)

5. Unit Owners Forum

6. Unfinished Business
 - a. Conservancy Goals/Projects 2023
 - b. Rules & Regulations Update
 - c. Is there any unfinished business we need to discuss?

7. New Business
 - a. Landscaping/Snow Removal RFQ Specifications
 - b. Morgan Stanley
 - c. Virtual vs In Person meetings
 - d. Is there any new business you wish to discuss?

8. Committee Reports *PG. 47* Chair
 - a. Communications - Peter DeBisschop (Chair), Dieter Dostal (Board Liaison)
 - b. Meeting House - Pam Jones (Chair), Gordon Jones (Board Liaison)
 - c. Social - Michelle Kronick (Chair), Brian Onesimo (Board Liaison)
 - d. Welcome - Nina Pelc-Faszczka (Chair), Russ Devlin (Board Liaison)
 - e. Standards - Brenda Nuhfer (Chair), Bill Robertson (Board Liaison)
 - f. Community Garden- Kevin Wytas (Chair), Glenn Brand (Board Liaison)
 - g. Document Committee - Cori-Lynn Webber (Chair), John Boccuzzi (Board Liaison)
 - h. Environmental Committee- Glenn Brand (Chair) Louis Henry (Board Liaison)

9. Executive Session
 - Attorney Status Report *PG. 59*
 - Delinquencies for month ending January 31, 2023

10. Adjournment 9:00 p.m.