

**WALDEN ON LAKE CONROE COMMUNITY IMPROVEMENT ASSOCIATION, INC.
Board of Trustees Meeting Minutes**

April 24, 2024

The Walden on Lake Conroe Community Improvement Association, Inc. Board of Trustees met on April 24, 2024, for a regularly scheduled meeting.

The Trustees present were Scott Sustman, Karla Seidule, Ron Carroll, John McReynolds, Reynaldo Batista, Todd Kiefer, and Lachele Rivera.

Also present were General Counsel, Charles Daughtry, and General Manager, Rusty Denner.

CALL TO ORDER

The Board of Trustees convened Executive Session at 5:11 p.m. to discuss legal matters and appeals to the Board. Executive Session adjourned at 7:00 p.m.

Regular Session convened at 7:05 p.m.

DETERMINATION OF QUORUM

Charles Daughtry confirmed all Board of Trustee members were present and quorum was reached.

MINUTES

A motion was made and seconded to approve the March 27, 2024, meeting minutes as written. The minutes were unanimously approved.

COMMITTEE REPORTS

Finance Committee Report – Ron Carroll provided an update on financials. The Board voted unanimously to approve the report.

Racquet Committee Report – Rusty Denner presented the report.

Fitness Center Report – Rusty Denner presented the report.

Policy Committee Report – John McReynolds presented the report. A Motion was made to appoint the initial Committee comprised of:

1. Todd Kiefer
2. John McReynolds
3. Reynaldo Batista
4. Barry Smith (resident)
5. Susan Robertson (resident)

The Motion was unanimously approved.

SAFETY AND SECURITY UPDATE – No report this month.

CONSIDERATION AND RATIFICATION ON YACHT CLUB DINING CHAIRS – The Board voted 4-3 in favor of purchasing chairs up to \$85,000.00. (Reynaldo Batista, Todd Kiefer, and Lachele Rivera voted against the purchase.)

CONSIDERATION OF COMMON AREA POLICY – Unanimously approved.

ATTORNEY UPDATE – Charles Daughtry

GENERAL MANAGER REPORT – Rusty Denner

EXECUTIVE SESSION SUMMARY

- Attorney Brief to Directors
- Discuss Common Area Policy
- GM Update
- Directors/Attorney Only (staff excused) – Discussion of staff policies/compensation

MEMBER’S COMMENTS/QUESTIONS

Review submitted questions.

ADJOURNMENT

There being no further business, a motion was made and seconded that the meeting be adjourned. The motion was approved, and the meeting was adjourned at 8:02 p.m.

Respectfully Submitted,



Secretary