

WALDEN ON LAKE CONROE COMMUNITY IMPROVEMENT ASSOCIATION, INC.
Board of Trustees Meeting Minutes
August 19, 2021

The Walden on Lake Conroe Community Improvement Association, Inc. Board of Trustees met on August 19, 2021, for a regularly scheduled meeting conducted via Zoom.

The Trustees present were Ron Carroll, Barry Smith, and Tara Agen, and Nick Cannistra. Also present was Interim General Manager, Scott Sustman, the new General Manager, Rusty Denner, and General Counsel, Charles Daughtry and Trisha Farine. Karla Seidule and David Eargle were absent.

CALL TO ORDER

The Board of Trustees convened Executive Session at 5:08 p.m. to discuss legal matters and appeals to the Board. Executive session adjourned at 6:56 p.m.

The Board of Trustees convened Regular Session at 7:02 p.m.

DETERMINATION OF QUORUM

Charles Daughtry confirmed a quorum was reached.

MINUTES

A motion was made to approve the July 15, 2021, meeting minutes as written. The minutes were unanimously approved.

FINANCE COMMITTEE – RON CARROLL

Action Items:

1. Place Rusty Denner as a signatory on accounts and remove Scott Sustman from the same.
2. Tennis Court Conversion
 - a. \$18,625.00 to convert three tennis courts to pickleball courts – unanimously approved.
 - b. Windscreen for pickleball courts - \$2,880.00 – unanimously approved.

RACQUET COMMITTEE REPORT – SCOTT SUSTMAN

FITNESS CENTER REPORT - SCOTT SUSTMAN

ATTORNEY UPDATE FROM CHARLES DAUGHTRY

PROPOSED 2021 BOARD POLICIES

- a. Bid Policy – unanimously approved.
- b. Deed Restriction Violation Hearing Policy – unanimously approved.
- c. Golf Cart Policy – unanimously approved.
- d. Leasing Policy – held for further discussion.
- e. Religious Display Policy – unanimously approved.
- f. Security Measures Policy – unanimously approved.
- g. Swimming Pool Enclosures Policy – unanimously approved.

GENERAL MANAGER'S REPORT FROM SCOTT SUSTMAN

EXECUTIVE SESSION SUMMARY

MEMBERS' COMMENTS/QUESTIONS

Review submitted questions – Scott Sustman.

ADJOURNMENT

There being no further business, motion was made that the meeting be adjourned and seconded. The motion was approved, and the meeting was adjourned at 7:52 p.m.

Respectfully submitted,



Ron Carroll, Secretary