

# Weeki Wachee North Home Owners Association Member Meeting

**Meeting Date:** 11/3/2025

**Meeting Convened:** 7:06PM

**HOA Board Members Present:**

- President: Linda Bouska
- Vice President: Vickie Knowles
- Treasurer: Gwen Mahon
- Secretary: Joline Bailey
- Trustee: Sherry Philips
- Trustee: LeAnne Lesmeister
- Trustee: Wayne Conklin

**Number of HOA Members Present:** 20

**Number of NON-HOA Members Present:** 2

Quorum of 20% of Total HOA Members of **84** required for potential votes: **17**

**Meeting Minutes:**

Meeting called to order by President, Linda Bouska.

Pledge of Allegiance and Moment of Silence was conducted. The 250<sup>th</sup> Marine Corps Birthday was also recognized.

Secretary, Joline Bailey, read minutes of previous Board Meeting held on 10/6/2025. Minutes were accepted by motion from Vickie Knowles and seconded by Wayne Conklin.

Treasurer's report for October 2025 was distributed to members who were present and discussed by Gwen Mahon. Copies are available upon request.

**Activities Committee:**

- December Craft Fair is being held on 12/7/25. Linda Bouska advised that we currently have 2 outside vendors and 8 Park vendors committed.
- Yard Sale Donations were discussed and items should be brought to the Main Clubhouse on Friday in preparation for Saturday's sale.
- Thanksgiving Dinner is being held on 11/22/25 and Vickie Knowles advised of the sign-up sheets in the Clubhouse and that 2 Turkeys and Ham will be provided.

**Old Business:**

- Veterans Day luncheon was discussed by Lois Maiolo who encouraged full park attendance, Veteran or not. Soups and sandwiches are being provided for the celebration of all of our heros.

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- Elections for 2026 were discussed. Only 3 candidates have been presented for 3 openings and Linda Bouska asked for any floor nominations. There were none so nominations were closed and candidates will be presented during December's Annual Meeting.

### **New Business:**

- Mario Michaud has returned to the Park and will resume can pick-up on Tuesdays.
- There is a sign-up sheet in the Clubhouse for anyone who wishes to have the Park Phonebook emailed to them. Linda Bouska advised that we will check the list weekly to ensure all requests are fulfilled.
- John McDonald presented an update on the Veterans Memorial Park. They are in the early stages of establishing the Non-Profit but have already secured \$500.00 in donations. He explained the Brick program and that these bricks will be engraved to honor a Veteran of our choice. The Bricks can be purchased for \$30.00. This fee covers the cost of the brick, the engraving and the Shipping & Handling.

### **Messages from Management:**

- Cameras have been installed in the Dumpster area
- Main Clubhouse will be closed every Friday from 8:00AM – 12:00PM for cleaning

### **Questions/Comments from Attendees:**

- Kathy Alexander suggested that more signs (arrows) be placed in the Park for the Yard Sale so that visitors understand there are individual yard sales within the Park, not just at the Clubhouse. Vickie Knowles agreed and this will be done prior to the sale.
- Wayne Conklin advised members that Windward Village is experiencing a rent increase of \$131.00 which includes both rent and trash removal. He reminded us of the trash rules and that if not heeded, we could potentially see a charge for trash removal down the road.

**Adjournment:** 7:40PM

Motion from: Gwen Mahon

Seconded by: Harry Kyler