



WPA Meeting Minutes

March 17, 2026

Call to Order: 702PM by Bob Meltzer, WPA President.

In Attendance: Bob Meltzer, Blaine Beadle, Bryan Lawrimore, Jonathan Rutstein, Stan Earnhart, Marilyn Weitz, Cindy Fry, David Garson.

Absent: None.

Quorum: Yes.

Guest Speaker: Russell Bach, accountant for the WPA.

Minutes: Approved minutes for January 20th, February 17th and February 23rd, 2026.

Reports----

President Bob Meltzer: report [attached](#).

VP Blaine Beadle: No report.

Secretary Bryan Lawrimore: report [attached](#). Motion to subscribe to Google Workspace Standard Tier, 10 users, not to exceed \$1680/year, discussion, Jonathan Rutstein proposes trial of month-to-month up to same limit. Motion amended, seconded, vote split, motion carried.

Treasurer Jonathan Rutstein: [Attached](#) financial report. No motions.

Grounds (Landscape): Report [attached](#). Motion for up to \$3,000 for spring plants, seconded, no discussion, motion carried. Motion for \$1,400 to purchase vinyl wrap for electric junction box, seconded, no discussion, all in favor. Motion for \$5,500 to install low volt lights, recommending Jordan B., electrician, to install, motion to approve seconded, discussion, all in favor.

5-year planning: Report [attached](#), no motions.

Drainage: Report [attached](#), motion held pending finance report.

Roads: Report [attached](#), Bob Meltzer motions to pay Coastal Asphalt \$56,150.03 and to withhold \$23,627.81 until punch list is completed, seconded, discussion, all in favor.

Welcoming: Report attached, no motions.

Compliance: Report [attached](#), no motions.

H2O Amenities: Report [attached](#). Motion for Brunswick dock and dredge to replace docks at Marina, 50% payment of \$34,400 per dock required to begin. Marilyn Weitz amends motion to approve payment for one dock to be replaced per finance committee, seconded, discussion, all in favor. Motion to hire up to \$1,000 to inspect ramp, seconded, discussion, all in favor, motion carried.

Community Liaison: Report [attached](#), no motions.

Communications: Report [attached](#), no motions.

Condo Liaison: Report [attached](#), no motions.

Finance: Reports [attached](#). Adam Hall motions to accept G3 bid \$57,000 for new drainage study, seconded, discussion, all in favor, motion carries.

Legal: Report [attached](#). No motions.

Old Business: None.

New Business: 1st reading of [Landscape policy](#) accepted, all in favor. 1st reading [PPE policy](#) accepted, all in favor. 1st reading of [Sec II- 6.01](#) accepted, all in favor. 1st reading of [Sec II-11.1.03](#) accepted, all in favor. 1st reading of Sec IV- 4.02 accepted, all in favor.

Other Business: Next WPA meeting: April 21st, 2026 at 7pm in the WPA office.

Meeting adjourned at 9:40PM.