

Westlake Island

PROPERTY OWNERS ASSOCIATION

The Emmons Company,
One Boardwalk, Suite #102
Thousand Oaks, CA 91360
(805) 413-1170 Phone
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AGENDA

WESTLAKE ISLAND BOARD OF DIRECTORS MEETING

Thursday November 16, 2023 – 9:00 a.m.

The Emmons Company and Via Zoom

(Please contact Jennifer Holt via email, jennie@emmonsco.net for the login information)

CALL TO ORDER AND ESTABLISH A QUORUM

GUESTS-Gabe Albarian-Firewise
Jason Baker-The Baker Company

APPROVAL OF MINUTES

- October, 2023

FINANCIAL REPORT - October 2023

- Delinquency Report/Lien Status
- Year end audit-draft review

HOMEOWNER CONCERNS

- Letters to/from residents
- Violation Log

SECURITY REPORT

- Allied Universal – Quintin Ridley
- Gatekey access-Discussion

ARCHITECTURAL COMMITTEE - Andy Binsley

OLD BUSINESS

- Security System/Discussion
- Street Asphalt Repair – Discussion/update
- LaVenta Median Landscape Project-Update
- Guardhouse Fence Designs-Proposal Reviews
- Traffic Control/Speed Bumps-Discussion

NEW BUSINESS

- To Do List
- Holiday Party-Discussion
- Westlake Village City Beautification Grant-Discussion
- Enhanced Landscape Proposal
- So Cal Landscape Proposal
- Treescapes Proposal

COMMITTEE REPORTS:

- MAINTENANCE – Alison Colburn
 - Water Usage Log
- EMERGENCY PREPAREDNESS – Maria Powell and Lori Klass

- **CONTRACTS – Andy Kane**
- **ANIMAL REGULATIONS – Audrey Israel**
- **C.A.P. – LaVenta Drive – Construction Update**
 - **Finger 3 – Conceptual Plan/Review**
- **HOSPITALITY - Linda Schalk**
- **LAKE MANAGEMENT**
- **MAINSHEET – Mike Meisel**
- **FINANCIAL COMMITTEE – Andy Kane**

SCHEDULE NEXT MEETING – TBD

EXECUTIVE SESSION – 11:00 a.m. – The Emmons Co. Office

- Member Discipline

Note: This meeting is closed to the membership per civil code §4935.