

Dear Members,

First, we hope that you and your families had a safe and joyous holiday season. I know most of us, unless your kids are in hockey of course, are anxious for the ice to go away and the boating season to begin. If you get a chance to talk with "mother nature", please don't forget to mention we need some rain!

On the business side of things, you may be aware that the repairs to the Morning Glory have been completed and we are moving to complete the Silt Retention Project at the north end. Both of these projects were done by using Grants, both Federal and State. While we appreciate them, from time to time, our legislatures will throw us curveballs. So is the case with SB3180, or now known as the "Common Interest Community Association Act".

The Board was notified of the "Common Interest Community Association Act" in mid-December 2010. We are currently working with numerous groups including the Senator who sponsored the Bill and the entities that helped create this legislation, to understand the impact and changes that will need to be made to our Covenants, By-laws, and Rules to comply.

I want to commend those who have served on Boards past and our membership. Our current By-laws and Rules, in some cases, are equal to or greater than what is required by the new law. However, as we interpret the law today, we will have to make changes to a number of the Covenants, By-laws and Rules. *In some cases, sentences or new Bylaws need to be added. Also, sections will be removed that are obsolete or in violation of the law. However, we are doing our best to not change the intent of the original By-laws approved by our membership in the past.*

As of this writing (Jan 13<sup>th</sup>), one of the major changes is the Manner of Voting. In the past, members needed to attend the Annual Meeting to vote on new By-laws or changes to existing ones. The new law stipulates that members are now allowed to vote by mail or proxy. This does not change the purpose or the intent of the Annual Meeting. We still need a quorum in attendance. If you do not plan on attending the annual meeting, we ask that you mail in your votes before the annual meeting set for May 21<sup>st</sup>, 2011.

It is the intent of the Board to be completely transparent throughout this process. We will be discussing any and all changes at both Board meetings in February and March. We are happy to discuss changes and answer any questions you may have to the best of our ability. You will be receiving two packets. The first one in February, which will have two components: 1) The actual 2012 Budget being proposed and 2) the Covenant and By-law changes the Board is proposing to update and/or bring us compliant with the new law. Then 30 days before the annual meeting, you will receive the actual voting packet. *It is imperative 2/3rds of the Association vote to approve the changes. Per our Covenants, we will be voting on a lot basis.*

I doubt that anyone outside of Holishor membership would care, but all this being done at a tremendous expense to the association, monies that go toward maintaining the many things we enjoy out here. To avoid more expense in the future, we need to get this right the first time.

As you can imagine, it is a monumental task going through every Covenant, By-law and Rule to ensure we meet the requirements of SB3180. I want to personally thank all that are involved. When you receive the documents, or even before for that matter, I ask that you review them, ask questions, and most importantly vote when the time comes.

Sincerely,

Scott Webber – President Holishor, Inc.