

Holiday Shores  
Board of Directors Meeting Minutes

**Date:** June 28, 2023

**Board of Director Attendance: Present:** John Crotty, Tony Harris, Shaun Diltz, Ty Van Ryswyk, Sarah Jacoby, Trisha Yates & Jim McCann

Others Present: Angie Webster & Karla Suttles from the Holishor Office

**Holishor Members Present: 6**

**Proceedings** Meeting called to order at 7:30 pm

**Pledge of Allegiance recited**

**Meeting Minutes** – Minutes of June 14, 2023

**Tony Harris** Motions to approve the minutes as submitted.

**Jim McCann** Seconds

**All in favor**

**Motion carries**

**Transfers of Property** We had 6 transfers of property, 4 triggered an initiation fee.

### Old Business

#### **Safety Committee Update**

**Jennifer Halverson (1829)** The social media page is currently at 486 members that is up by over 20 so we're making good progress there and reaching the community. Thank you to Jim for his support in getting the page up and running given his important commitment to the board he has stepped down as admin of the page, and Patty Wheeler has stepped up. With that we've had other changes with the structure of the committee. So currently I'm serving as the president, Joe Gulash will continue to serve as our Madison County liaison and will back me up as needed as the vice president. We have a new neighborhood watch captain lead, Jessica Henke. Thank you to Beth Martin for her effort in getting the Neighborhood Watch program up and off the ground and securing current captains. Also, from a committee perspective, thank you to Angie and her diligence in addressing the safety concerns. Given the recent progress and where we are with our current open items, we are going to drop down meetings to quarterly. We plan to meet again in August and October and we'll give board updates in those months. Sara Frank has taken over looking at the speed radar signs, we should have some sort of an update at the August meeting. The board took an action to put a trail cam up at the marina to gauge the quality, has there been any progress or updates on that? (**Board Response:** As we mentioned in our last meeting, it would be July with the holiday implications.) Angie did confirm that the signs are up and a few need placement adjustments. Shawn, you took an action at the May meeting to reach out to an engineer about stop signs. Do you have any update on that? (**Board Response: Shaun Diltz** So we discussed it that it was probably going to be, well it was going to be more than we were willing to pay for it. So I quit pursuing that. It was probably going to be north of five figures for three intersections.) In regards to a missing yield sign at Biscay & Carribean is that something can be looked into. (**Board Response: Absolutely.**) From a boating rule update perspective, we do have volunteers that are working with Angie to assess the coves and reconcile what is designated as wake versus no wake and to identify where markers are needed. Revisions to the boating rules are pending review still from the boating committee. From an IDNR training class perspective, I am a little bit concerned that something's not moving forward in that regard. I've called the contact a couple times and he's not returning my phone calls as of right now. Members are encouraged to report any safety rule violations on the water to the office, ensure that pictures, videos and lot numbers are included. If the board or Angie feels that it's necessary for us to coordinate volunteers at the marina to check for stickers, membership and to make sure that the gate is staying locked we're happy to do that if you guys deem it's necessary. Non-highway and low speed vehicles rules is currently sitting with the board. Is there anything we can do to help you with that? (**Board Response:** I think we got it. It's just like the Marina cam, vacations and holidays it's something we have to take on in July.)

**Shaun Diltz** I feel like we talked about changing the lock at the marina back to where you can lock it without having the key in it.

**John Crotty** I think my recommendation is to change it back to the old style lock with the same key that we currently have.

### New Business

#### **Individually Passed Sign Rules**

At the annual meeting, the bylaws were approved for the board to have the ability to set rules for signs, there were numerous sign rules that had been part of the rules prior to the change of the bylaw. So this time all those rules are currently not in effect. We need to review the potential of reinstating those rules. You have in your packet all those rules.

**Sarah Jacoby** Makes a motion to reinstate the same rules as previously stated.

**Trisha Yates** Seconds

**John Crotty** Normal for rules, we would have to wait 4 weeks. But as a clause in the rules, things can go in effect immediately if they are impeding Association work, and obviously, because we do have some that are currently on the list, graduations and things like that coming up, those signs aren't allowed. So I believe in this case, depending on what the rest of board thinks we could vote on this tonight to make it effective immediately. So deeming that this is part of Association work we are going to make this immediate and do an immediate vote.

**All in Favor**

**Motion Carries**

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All the rules for signs that were existent before the bylaw are approved and back in.

**Shaun Diltz** Makes a motion to accept the garden club sign on the north end of the property that says something about native plants.

**Sarah Jacoby** Seconds

**John Crotty** Same as the other one this is immediate as it is in place currently.

**All in Favor**

**Motion Carries**

**Security Sign Rule**

**John Crotty** I think there was a short write up that we had started, we need to locate that and have it at the next board meeting.

**Variance (386)**

Variance is asking to place a 10'x16' shed in front of the rear of the back of the home. Member attended and discussion ensued.

**Failed due to lack of motion**

**Garden Club (Entrance Gate Repairs)**

The garden club is looking at updates and repairs at Gates O, H, C, E. They are getting bids for some of the work and are planning on asking the board to split the cost with them, estimated at \$1500. **(Board Response:** Have the garden club get their estimates and bring back to a board meeting for further discussion.)

**Ski Beach Repairs**

You have some pictures in your packet of the condition of the seawall at ski beach. It is wood and it is collapsing. On one side, there's quite a bit of nails sticking up and sticking out of rotted boards. Angie has proposed getting some cost estimates on removing the wood, grading the wall and putting soil and riprap down and some stairs leading to the beach.

**Tony Harris** The ski club, part of the agreement was they were supposed to maintain it and I think that we should present it to them and give them the option so they can either do the work or we can have the work done and send them the bill. **Shaun Diltz** I would agree. I mean, as long as they can still ski off the beach is kind of the minimum viable requirements for that. So I don't know if it is rip rap if they can walk down. Just make sure we get their feedback on it and if they don't like it then they can fix it themselves. **John Crotty** I will make a point to reach out to ski club president and let him know that we were looking at this.

**Clubhouse Sidewalk Bids**

**John Crotty** Back in March we approved for Yates to do sidewalk repair and included the hole that was at the bottom of the ramp and the couple spots outside of the doors here. We did not include some of the sidewalk ramp to the upper level, or any of the rails so at this point, we have not moved forward with those couple things. There's also some drainage issues. I think Angie in the office is just looking for direction, do we want to just do the things that we originally approved or do we want to look at doing more in that area. Conversation ensues. **(Board Response:** Angie will work on getting new bids.)

**Open Floor**

**Jennifer Halverson (1829)** Brought up several areas that need bushes and tree limbs cut back to see the new signs that have been installed. Also mentioned an area that needs cut back that belongs to a non-resident. **Angie Webster** The office is aware and will be addressing in late July. **Ray Garber (1822)** The elevator if you look at the floor it is the most disgusting filthy floor. **Angie Webster** We have extra vinyl plank flooring left over from upgrading the dance floor that we plan to use to replace the carpet.

**Tony Harris** Makes a motion to adjourn to executive session.

**Sarah Jacoby** Seconds

**All in Favor**

**Motion Carries**

**Meeting adjourned at 8:26 p.m.**

**Meeting Minutes submitted by Karla Suttles**