

Holiday Shores
Board of Directors Meeting Minutes

Date: May 24, 2017

Attendance

Board Members

Present: Bob Lowrance, Jeanne Abert-Martin, Shaun Diltz, Dave Decker, Monte Thus and Michael Hawks.

Absent: Steve Yates.

Quorum Present: Yes

Others Present

Glenn Dalton, Rob Frey, and Misty Soliben from the Holishor Office.

Holishor Members Present: 8

Non-Members Present: Curt Westrich, Heneghan and Associates

Proceedings

Meeting called to order at 7:30 PM

Pledge of Allegiance Recited

Minutes of May 10th, 2017

Dave Decker – Motions to approve minutes with changes.

Monte Thus – Seconds.

All in Favor.

Motion Approved.

Transfers of Property

There were 6 transfers of property with 3 having initiation fees, 4 were empty lots.

Correspondence

Introduction of New Board Members

President – Bob Lowrance

Vice-President – Jeanne Abert-Martin

Treasurer – Shaun Diltz

Secretary – Steve Yates

Director – Dave Decker

Director – Michael Hawks

Director – Monte Thus

Dave Decker – Motions to approve the Officers and the minutes from Executive session after the annual meeting.

Shaun Diltz – Seconds.

All in Favor.

Motion Approved.

Affirmation Count

The current count for affirmations, week ending May 20, 2017 is 289 for affirmation.

Ski Club Lake Request

Read by Bob Lowrance

Monte Thus – What time are you planning on practicing on July 2nd? **Henry Halverson, 1829** – Normally we schedule our skiers to be there at 8:00AM. I wouldn't think that we would require the security boats on the lake before 9:00 AM. We expect that is the time that we will actually start skiing. **Monte Thus** – And you're looking at 2-3 hours to do that dress rehearsal? **Henry Halverson, 1829** – Correct. We would need security from 9:00 AM -Noon if it's available to the ski club. **Jeanne Abert-Martin** – What are the clinic times on the 25th and 26th of May? **Henry Halverson, 1829** – 9AM – 3PM. **Dave Decker** – Last year when we have this conversation regarding the ski jump, we had set out very specific times of when it was allowed. **Henry Halverson, 1829** – I believe it was Sunday morning and Monday evening. **Dave Decker** – It was Sunday, 8AM-noon, Monday 4PM-Dusk. So, if were approving the jump to be in the lake again, I want

Holiday Shores
Board of Directors Meeting Minutes

to make sure that we're approving the same specifications. Also, I couldn't tell if the jump was approved in perpetuity or if it was just for the one year. Typically, we only approve these things one year at a time. If we move forward with this, we need to designate if it is to be for 1 year or in perpetuity. **Henry Halverson, 1829** – I would like to mention that we have a significant amount invested in this jump. If we're going to be turned down at some point, will there be criteria for that? **Dave Decker** – I can't speak for future boards. It is my recommendation that you bring this request much earlier in the year, so that you will know in advance. Even if the board approved this in perpetuity, it can always be reversed.

Jeanne Abert-Martin – Motions to approve the request to the jump annually, with the practice times set as Sunday, 8AM-noon and Monday 4PM-Dusk.

Dave Decker – Seconds.

All in Favor.

Motion Approved.

Health Fair Request

Greg Horta, 1253 – I am requesting that we setup a free health fair, including a back to school type of event in the clubhouse. We were looking at August 8th, 9AM-Noon. The vendors and all the health screenings would be free. If this is approved, I already have the Lyons Club involved with free eye screenings, LCCC doing some health screenings and Dental Safari doing free kid's screenings. I did this a lot for an organization that I used to work with, now I'm doing it on my own and I just thought that it would be nice for Holiday Shores to have their own health fair. We're looking at 6 different types of screenings right now the rest would be kid friendly organizations. The back to school part is that we're just looking at getting donations of school supplies for organizations that support needy kids in the local area. I'm looking at contacting the bank or 1-2 local organizations to get water and fresh fruit for the event. I am asking for the waiver of the fee to rent the room that morning until 1PM. If it is not rented the night before, we would like to set it up then. I would like the fee also be waived to put this in the Holiday Times for the next 2 months. **Dave Decker** – Are we going to have him sign a contract and what about cleaning afterwards? **Bob Lowrance** – We typically have people sign contracts, even with giving it to you free. Then you're required to cleanup afterwards and if you don't, the deposit would be forfeited.

Conversation ensues. Yard signs were removed from the request. Shaun suggested signs on St. James by Hwy 140. This will be advertised on the Marquee and the Holiday Times.

Shaun Diltz – Motions to waive the rental fee for the Health Fair on August 8th 9AM – Noon. They will be given a full page in the Holiday Times for both June and July. The cleaning fee will also be waived.

Dave Decker – Seconds.

All in Favor.

Motion Approved.

Old Business

2017 Road Plan with Curt Westrich

Curt Westrich, Heneghan and Associates – Glenn and I talked a little about best roads first or worst roads first approach. Are you just talking about for maintenance vs. actually doing significant improvement? **Dave Decker** – In the proposal, we have a rebuild of a very long road. **Bob Lowrance** – But with respect to just the oil and chip part maintenance is what we're looking at. **Curt Westrich, Heneghan and Associates** – There's a couple of different things to look at. The condition of the roads is one thing. If it looks like it could get bad in the near future if you don't do something, then you would want to move that up. Then you look at drainage. What's causing the problems? If you don't have good drainage for the roads, then you are not going to have good roads. If water's going to sit on the roads, then they will go bad faster. If you don't have the money to work on the drainage at that time, then you don't want to work on those roads. Unless the road is just so low and is causing the drainage problem. Another consideration would be traffic count. You might want to work on the roads with a higher traffic count first. Or safety concerns. **Dave Decker** – The point I keep trying to make is, we keep talking about doing patching and oiling and chipping our good roads first. We keep leaving our bad roads. At some point, we're going to have to take care of those bad roads, whether they have drainage problems or not. We should be fixing some of those roads, while we're doing maintenance on the good roads. If we just keep maintaining the good roads, that's good for the people that live on those roads, but everyone else is left to suffer.

Curt Westrich, Heneghan and Associates – I agree. It usually depends on the money available. That's what a lot of communities struggle with. As part of one of the projects we are working on for you right now, we are doing a

Holiday Shores Board of Directors Meeting Minutes

drainage/roadway analysis with a preliminary engineering report. We are looking at all 22 miles of roadway right now to see which ones really need the work as far as drainage and roadway improvements. Out of that we are trying to setup a 10-year plan so that you can actually start choosing which ones really need done first. The only thing that you're going to need to look at is the funding. **Bob Lowrance** – I think that the reason we were working on the good roads first and making the bad roads secondary was because we didn't want to lose the good roads also and the bad roads are more expensive to fix. What do you typically see in other communities? **Curt Westrich, Heneghan and Associates** – That's not a really simple answer unfortunately. A few years ago, they used to oil and chip every other year, now with funds being as low as they are, they are doing to less often. The way I understand, some of these roads have not been oil and chipped in 4 or 5 years and you could be in danger of losing some of your good roads also. I know you don't want to ignore the bad ones, but you don't want to lose the good ones. If you have no opportunity for extra funds available in the future and you have no way to repair the drainage, then you would want to try to maintain the bad roads. But if you are looking at a 10-year plan and you expect to have the funds available, you should try to take care of your good roads now while you are waiting for that funding. You would have to look at each one on an individual basis. **Dave Decker** – This year with the money that we have set aside, we have money to do oil and chipping and to do some repairs. It's not a matter of only having money to oil and chip a few roads. We have more money this year than we have had in a few years. Just going out and oil and chipping everything doesn't make sense. I want to go back to something you just talked about. The money that we gave you to do the survey. You go out and do the survey, but I thought I heard you just say something about giving us a 10-year plan. I would like you to explain what we are getting for the money that we have already given you. **Curt Westrich, Heneghan and Associates** – With the current contract we have for the roadway and drainage report, we have done most of the work with the camera. All the roads have been driven and the footage is being processed. After that is done, we are trying to come up with a plan; I was planning on making it a 10-year plan. That was my understanding of what you wanted. Based on what we find out, we are going to come up with a full plan based upon our recommendation. Our plan on that was more so improvements such as road and drainage improvements not oil and chip. I don't know if that's something that you thought would be in there, but I had no plans in putting oil and chip in there. We could add some information on that in there also if that's what you want. **Dave Decker** – I just wanted to verify what we were getting. There has been some confusion as to if there would be a 10-year plan. So, with this we are getting a 10-year plan? **Curt Westrich, Heneghan and Associates** – Correct. **Glenn Dalton** – Will that plan include a cost estimate? **Curt Westrich, Heneghan and Associates** – Yes it will. The first few years should be pretty close on the amounts, after that, we will try to escalate the costs based on what we think it will be. **Glenn Dalton** – Once we start working off that plan, if we need you to come back out, is there any cost associated with that? **Curt Westrich, Heneghan and Associates** – The plan that you are getting is going to be a suggestion on what needs to be done. This is not going to be for actual construction. It won't be engineering for the roads. As you go, there might be some additional surveying or design work that would need to be done as you actually implement that plan. As part of the report, we can include engineering estimates in the costing. **Glenn Dalton** – That's fine. We just wanted everything to be clear. **Bob Lowrance** – When do you expect to have the report to us? **Curt Westrich, Heneghan and Associates** – I estimate a couple months. The roads are done. Glenn and Rob have updated me with some of the drainage. I just want to see where you guys are seeing drainage problems. We still have to walk the roads to work on the drainage. **Conversation Ensues.** Curt will bring the Board an analysis of the Northeast quadrant to compare with the Northwest quadrant that they already have. Glenn will get Mike and Steve copies of the current road proposals. Heneghan is wrapping up the design of Port Lane now and are working with a contractor and looking for good weather.

IT Committee

Justin Patterson (1656) presented the only quote for hardware that the IT Committee has been able to obtain (AceTech, Bethalto). The Board discussed the quote and will look it over. They are waiting for another quote, but expect that it will not include hardware.

Credit Card Convenience Fee

Justin Patterson (1656) presented an email and the application to the Board for the company that they agreed on previously. The company has changed their name to Beyond. Dave has started putting together the guidelines and the convenience fee information. He expects to have the draft to the Board in time to review for the next meeting.

Holiday Shores Board of Directors Meeting Minutes

PWC's

Bob Lowrance – We had a previous request to change the guidelines for PWC's on the lake. We asked for accident data. Glenn got us that data. In 2016, 8% of registered watercraft in Illinois were PWC's. 22% of injuries involved PWC's. In 2015, 8% of registered watercraft in Illinois were PWC's. 12% of injuries involved PWC's. We've had 2 incidents on this lake. One in 2013 and one in 2015. Only the 1 in 2015 resulted in an injury. **Shaun Diltz** – We had asked for data for Holiday Shores. Glenn summed it up in this letter. We currently have 800 watercraft registered, 72 are PWC's. I looked up some information. There was one example of a PWC that is currently available that falls within our cc limit. It is called the SeaDoo Spark. Apparently there are a couple more, but I don't have the information on hand at the moment because the wifi isn't working. **Glenn Dalton** – There was some very interesting information in the 2 articles that you supplied as to when the injuries occurred and the ages of the operators and their familiarity with a PWC and I wanted to ensure that we had digested that information as well as we look at this information. **Shaun Diltz** – It also said that 73% of the accidents involve first time users within the first hour of them using the PWC from data provided by the coast guard. **Conversation Ensues.** The Board rehashed the data above and the data in the report. There were no motions to increase Horsepower.

Burning

Glenn Dalton – We've had a discussion about burning and whether it is legal to burn construction trash, because we did not have it written in our rules. However, it is covered by the EPA that you cannot burn construction trash in a residential community. **Bob Lowrance** – And the member was made aware of that, correct? **Glenn Dalton** – Yes. I would like the Rules Committee to look at issuing a rule on bonfires. **Shaun Diltz** – I can look at that. Have we had issues Glenn? **Glenn Dalton** – No. But the resident that we were having this problem with had brought it up that this was a bonfire. He said that he could burn this and no one could stop him. We have had bonfires, but they are logs and branches. **Bob Lowrance** – We should look into that because we used to have bonfires and everything was thrown in there. **Shaun Diltz** – Burning that stuff is illegal and there is a higher government that says it is. There isn't anything that we need to look at as far as that goes. If it's illegal, then it's illegal.

2016 Carryover

Monte Thus – There's roughly \$60,000 that hasn't been allocated. The last conversation we had, the financial committee was thinking about putting it in the reserves to start funding for the 2 culverts. The Board hasn't made a decision on it yet. There were some other items that the Board might do instead. **Bob Lowrance** – I think the biggest one was the restaurant hood. Now potentially looking at something different to the hood which is potentially doing something to the building because the cost is astronomical, we were looking at bumping out a wall and putting a new hood in for cheaper than we can fix the hood that's there. Which sounds ridiculous, but could be the case. Ray Garber, 1822 – My recollection at the last finance committee meeting, was that we had decided to wait to make that determination until later in the year, in case there is an emergency between now and September or October like not collecting as much money as we think we will. **Monte Thus** – That's what we had recommended as not putting it in the reserves immediately. **Bob Lowrance** – I think Roger was going to look in on doing the hood for the restaurant still. Glenn, if you could, just touch base with Roger to see if he's still working on that. **Glenn Dalton** – Okay.

North Property Park

Bob Lowrance – We had asked the Real Estate Committee to look at this. The committee's approach is a phased in approach. The General guidelines that they recommended were: Not funded by Holishor, Sponsor Concept with naming rights, Maintenance by Holishor, Parking with restricted entrance off Waikiki Dr., Access to areas by walking, no specific areas designated for ideas, and low maintenance materials. First phase ideas include: Dog Park, Nature walk, Community Vegetable garden, Picnic tables or benches. They would also like to solicit input from the community by survey on Facebook, and have someone visit Madison County to inquire about eligibility for grants. **Glenn Dalton** – There are a lot of funds available for public parks in Madison County. We are a private entity. **Bob Lowrance** – I agree. I don't think that we would be eligible because we would like to keep it private. **Shaun Diltz** – Have we ever looked at any kind of sanctuary such as prairie grass with milkweed or something like that? **Glenn Dalton** – No we haven't. **Shaun Diltz** – There is some stuff going on about Monarch butterflies. **Glenn Dalton** – I know the Garden Club is planting native plants at the silt pond. That might have something to do with that.

Holiday Shores
Board of Directors Meeting Minutes

Conversation Ensued about possible funding including asking the possible sponsor how much would be available for funds so that planning can continue. Also, discussed projects such as repairing or removing the soccer field and walking trails to the brood ponds. Discussed putting up signs to tell people to not ride ATVs on the soccer field and ways to keep people off the soccer field.

Treasury Report

Monte Thus – I have given you the Treasury Report for April 30th. I just want to give an update on the CD's. The money for 4 of the CD's has been sent off. The bank had additional questions for the other one. Glenn, have you received their official copy back. **Glenn Dalton** – No. **Monte Thus** – The signature documents had to be changed with the change in Board members. Hopefully that will all be available for the May Treasury Report.

Dave Decker – Motions to approve the Treasury Report for April 30, 2017.

Jeanne Abert-Martin – Seconds.

All in Favor.

Motion Approved.

New Business

Cyber Quote

Glenn Dalton – This is something that was submitted by our insurance carrier. They are experiencing a lot of the people that they work with where they are being exposed to ransomware. This is something that we have experienced in the past. You have to pay to have it removed from the computer. Hopefully the IT committee will tell us that with the new system that we are installing, the likelihood of us being subject to ransomware is greatly minimized or erased. **Justin Patterson, 1656** – Anything in IT is not 100% ever. I can tell you that the system we are designing now is resilient; tomorrow someone can come up with something that will get in. **Dave Decker** – There's nothing that's going to prevent someone from opening something they shouldn't. Almost every virus protection tool is going to tell you that you probably shouldn't open this, but I don't know any that can stop you. **Glenn Dalton** – That's why the quote was provided to the Board. I don't know if you want to consider it or not. This was recommended by our broker. **Dave Decker** – This is a waste of money. **Shaun Diltz** – Yep. **Bob Lowrance** – If someone wants to get in, they will. **Justin Patterson, 1656** – One thing we are installing with the new system is a backup system so that if something like this did happen, we could go to the back up to recover the data.

Solarize Madison County

Glenn Dalton – We had a request from Kim Petzinger with Planning/Zoning in Madison County to host a Solarize Madison County. We have a date established for that at our clubhouse to brief the members. There might be some people from outside Holiday Shores in attendance, but it is primarily for members. **Bob Lowrance** – We would like to support the County. **Shaun Diltz** – Would this be purchasing from the county or from someone else? **Glenn Dalton** – I have not attended one of their briefings, but my assumption is that they are providing vendors that you can contact to solarize your home. **Bob Lowrance** – My understanding is that they are doing this as a public service and that they are not pushing this down your throat, they are just letting you know what is available and who it is available from. **Dave Decker** – In this agenda that is from another meeting it says "Solarize group purchasing overview". Another line says "Program timing March to August, Final install by December". It is about pushing the idea of going to a solar power supply. **Bob Lowrance** – They are pushing it, but it is a public service because solar is saving energy. **Shaun Diltz** – After I got home from Afghanistan, I went to one of those veteran job fairs and there was a company that was pretty much doing the same thing. They were selling solar panels to residents. The man had indicated that they wouldn't be selling them in Illinois because there were no grants available. This was 8-9 years ago. They sold themselves because there were grants available. Do we know if there are grants available in Illinois now? **Glenn Dalton** – That will be part of their briefing. **Bob Lowrance** – I know there were federal funds available, but I'm not sure anymore.

Jeanne Abert-Martin – Motions to allow them to host a Solarize Madison County briefing at the Clubhouse on June 21st from 6-7PM with no cost and cleanup waived.

Dave Decker – Seconds.

All in Favor.

Motion Approved.

Holiday Shores
Board of Directors Meeting Minutes

Open Floor

Shaun Diltz – Regarding PWCs, I talked with a few people that own them that take them to Litchfield. Lou Yeager allows them, but they are not allowed during the weekends. Some people suggested that, if we did increase the horsepower, to compromise and not allow them to use them on the holiday weekends or something like that. **Monte Thus** – I think that with the price of new boats, if we allowed the cheaper SeaDoos with the higher horsepower, our lake isn't big enough. Then again, limiting their time might solve that problem. **Shaun Diltz** – Glenn do you have the data of what kinds of boats are registered to the lake? **Glenn Dalton** – Yes. **Shaun Diltz** – I wouldn't mind seeing the May 1st and the end of the year too. **Justin Patterson** – At the last Board meeting, the Board asked the boating committee to take a look at that. I'd like to see that before this gets put to bed. And Monte, even if you had 200 registered SeaDoos, you'd probably only see 5 of them on the water.

Dave Decker –Motions to adjourn to executive session. **Jeannie Abert-Martin** – Seconds

Action: Motion Carries.

Meeting adjourned at 9:32 p.m. to Executive Session.

Meeting minutes submitted by Steve Yates.