

**Velvet Beach
Annual Meeting Minutes**

Date: Saturday May 27, 2023 - 10:00am
Location: 30199 County Road 3 – Community Building
Meeting Type Annual
Present - Ed Houghtaling (President), Sheila (Beaner) Gunnink (Vice President)
Dave Timmons (Treasurer), Dave Kahlhamer (Secretary)
Absent: Jim Martinson (Operations Director)

Motion for meeting to be called to order.

Francis Brooks, Sheila (Beaner) Gunnink)

Roll Call and Certifying of Proxies

34 of Sites Present at meeting

37 of sites with Votes

Proof of notice of meeting or waiver of notice.

Notice of Meeting and mailing of Ballots for Velvet Beach Board were sent via postal mail
May 8, 2023 to all stockholders.

Approval of Agenda

Approval of February Meeting Minutes

Motion to Approve February 16,2023 Meeting Minutes
Beaner, seconded by Jim Swanson

Approval of Annual Meeting Minutes from 2022

Motion to approve the meeting minutes of last years Annual meeting
Maradee Dobberstein, seconded by Susan Saetre

OFFICER REPORTS

Presidents Report

Recognizing our fellow those who passed away.

Keith Sather’s cousin Joann

Bud Rannollo sr.

Docks and Lift Update

New vendor this year, Beach Side Services

Need volunteers to zip tie the docks down.

Acknowledgement of those who helped in getting the park open with all of the
Units that may be coming on the market this year.

<u>Units</u>	<u>Current Owner</u>
34 & 35	Keith Sather
45	Doug Anderson
32	Bud Rannalo

Treasurers Report

Annual Audit

Review to be completed by Will Tetsell

Review of 2023 budget

Review of Financial Report

Comparison of budget vs actual expenses

Review of Capital Improvements completed last year, dock extension & seating being the largest.

Motion to approve Treasurers report

Doug Brooks, seconded by Peter King

Operations Director Report – presented by President Ed Houghtaling

Wi-Fi – Hot Spot Update – Sheila (Beaner)

Sheila reviewed options relative to Wi Fi enhancements.

Estimated cost for a new system is \$6,000 which would include replacing the CTC equipment. CTC would still service the new system. It would not be guaranteed to work and may have to be replaced in five years.

At this point we will continue to use our existing service and equipment through CTC which costs approximately \$67 per unit per year. For those wanting faster more reliable service the best option may be a personal hotspot.

Sheila mentioned hot spot service through T-Mobile & Franklin hot spot - \$100.

Discussion was held relative to eliminating current park service and having individual owners use/obtain their own hot spot equipment and service.

Board to consider options.

Tree Clean-up and Stump Removal

Notify the board if you see any trees or limbs that need to be cut.

Looking for someone to volunteer to bring the trailer to the transfer station on Saturday morning.

Stump grinding volunteer– Beaner volunteered along with Rich Long.

Mosquito spray –

Notice to be sent via email prior to application

Not scheduled yet, will get this scheduled and announced to the park as soon as possible.

Swimmers Itch:

Let the board know if you experience any swimmers itch.

Community Center Improvements

Basement – Paint walls, install dehumidifier and sump pump.

Park Entrance fence repair

4th of July Celebration

This year will celebrate on Saturday July 1st

Looking for volunteers/organizers

Organizers to identify events for the day

Paddle boats on the beach

When the paddle boats are not being used pull them up towards the owners unit so they are not in the walkway or area where people put their lawn chairs.

Boat Trailers

Please be sure to identify your trailer with your unit number and name.

Election of Directors/Board Members

Three open Board seats

Election/volunteers for inspectors (Counters of Ballots for election -Volunteers)

Election of Directors

Elected to the board were Ed,

Ed Houghtaling

Dave Timmons

Art Rogers

Future board elections suggestion

Candidates to write a brief bio and a statement of why they're interested

In being on the board.

Ballots to be destroyed

Unfinished Business

New Business

Fire Pit Alternative

Possible new fire pit option (Solo Stove)

Amendment to by-laws suggestion

Shed height

Currently can be no more than 8' high

Proposal to extend the maximum height to 9'

Discussion included that shed needs to be behind the unit and door needs to be able to open and be able to park behind your unit.

By-law change will need to be voted on by the members.

Quit Time Modification

Request to have the move quit time from 11:00 to midnight on Saturday nights.

Other Comments

Parking on holiday weekends –

Please park your vehicle behind your unit as required so that there are available spots for guests on the holiday weekends. Encourage all to double park cars in the same family in the visitor parking area.

Motion to adjourn:

Doug Brooks, seconded by Joy Kahlhamer