

Board Meeting 8/16/2020 [Type here]

Meeting called to order at 10:10 AM

Members present: Ed Gangl, Jim Boldenow, Kurt Woullet, Scott Berge (via phone) and Kathy Duderstadt

Site Certificates-Ed is continuing to work with Scott Tonneson to get the outstanding certificates finalized and issued.

Application for Membership

- Site 42 – Nathaniel Stewart Jr. & Barbara Cahill
- Site 13 – Kevin Justin

Background checks have been requested. When received, the Board will have a phone meeting to review them, along with their membership applications.

Americans with Disabilities Act Compliance Plan-Not in place currently at Hickory. In the future, if it is determined that a plan is required to be in place for a private campground, the Board will address this.

Request for Lot Alterations

- Site 20 Berge Shed- Jim made a motion and Kurt seconded that this review be tabled until after the Owner's meeting when the Board plans to hold a discussion on proposed change to rules governing sheds.
- Site 40 Bjork Drain Tile-Approved with the stipulation that Board inspects the work to be sure water will drain off the site properly before it is back filled.

New Procedure-Jim made a motion and Kurt seconded that from this point forward the Board members will review Lot Alteration requests once a month at the scheduled Board meetings.

Treasurer Report

- Updates/Status-Half of the quarter 3 dues have been paid to date.
- Checks received
 1. Site 42 Application Fee \$100

Board Meeting 8/16/2020 [Type here]

Treasurer Report cont:

2. Site 13 Application Fee \$100
 3. Site 51 Closing Fee \$300
- 2020 Budget-Treasurer will provide update at Owner's meeting in September
 - 2021 Proposed Budget-Will be presented at the Owner's meeting in September

COVID

- Preparedness Plan-In place
- Protocols-Email will be sent to Hickory community to stress masks should be worn for personal protection when 6 foot distancing cannot be maintained. Board will continue to educate community but will not take on enforcement of state mandates.
- Openings-Pool and shower house will remain closed
- Supplies-Masks and a thermometer have been purchased so employees can comply with written protocols.
- Receipts for supplies have been given to the Treasurer
- Sanitary connections/Restrooms-Shower house remains closed. Light switches and soap dispensers upgraded to no touch.

Proposed language on site lay out setbacks-Kurt is writing and will be presented at Owner's meeting in September

Tents

- Camping
- Screened

Email will be sent to Hickory community to clarify rules about placing tents on campsites.

Board Meeting 8/16/2020 [Type here]

WiFi

- Cost - \$2377.38 to date
- Accessibility-Almost entire campground has the same coverage as before system upgrade
- Proposed finishes-Ed & Jim A. have determined where two more access points should be located to improve coverage. Once placement issues have been discussed with affected campsite owners they will be installed.
- Burying cables-On hold until two additional access points are in place.

House

- Insurance-Agent & Contractor were out to put together another estimate.
- Project cost updates-In process
- Language-Options will be written up & presented at Owner's meeting in September

Employees

- Dave – Leaving around 10/3
- Caleb-Plans to work usual hours one more week. After that check with him to see if he is available to help with extra projects.
- Scott – Leaving week of 9/21

Pool

- Puff-Board plans to work on heat source for the pool during the off season.
- PPE
- Solar Cover-No discussion
- Midnight Sun will come out to do shut down service for the pool after Labor Day.

Board Meeting 8/16/2020 [Type here]

M.O.P.'s (Method of Procedure)

- Winterizing Process/Start up Process
 1. Site lines
 2. Shower house
 3. House
 4. Puff

Scott Berge will enlist the help of those who have done the above tasks in the past to assist with write up of the steps to complete when doing these procedures.

Committees

- **Grounds**
 1. Docks-Looking into the cost of having them taken out & put into the water by an outside company.
- **Buildings**
- **Landscape**
 1. Beach Bench and Planters-Nova is working with Sean to determine how best to replace this structure and get an estimate for the project.
 2. Trees-Ed will discuss with Kokesh the difference in estimate verses what was billed for recent tree removals.

Treasurer requests that owners do not write checks to Kokesh until after he sends a bill for completed work as estimate does not include tax to be paid.
- **Social**-Due to COVID 19 restrictions no events planned
- **Overflow**-Ed has directed employees to check into where discarded tires can be disposed of. Employees are also cleaning up floats in overflow area.
- **Nominating**-Kurt will take over as Chairman of this committee as Scott Berge's position is up for election this year.

Board Meeting 8/16/2020 [Type here]

Succession Plan

Board discussed the process of how nominations and Board positions are determined. Questions discussed:

- Should people be nominated to the Board in general and then their position determined at a Board organizational meeting after the elections **or** should people be nominated and elected for a specific Board position?
- Board also discussed whether implementing a succession plan would be beneficial. If a succession plan were to be adopted, it was felt that training by outgoing position holders would be helpful and could result in a smoother transition for Board members who would be moving into a new position.

Season Closings

- Docks Out – Will be done Saturday, October 3
- Water Off – Will be done Saturday, October 10

Extra/Closing Topics

Board discussed whether Hickory should continue to offer boat launching service to the public due to the need to meet requirements in place to prevent the spread of zebra mussels, aquatic plants, and other prohibited species into Hickory lake. Discussion to continue.

After discussion of a complaint received, the Board decided it will not be responsible for enforcing rules about using illegal substances on the campground property. This type of complaint should be referred to the local authorities for enforcement if the person objecting does not want to approach the offending individual themselves.

Board Meeting 8/16/2020 [Type here]

Save the Dates

- Board Meeting 9/19/20 @9 AM @ HLC
- Owners Meeting 9/19/20 @ 10 AM @ HLC

Jim motioned and Kurt seconded that the meeting be adjourned at 11:50 AM.

Respectfully submitted,

Kathy Duderstadt