

BOARD MEETING

APRIL 17, 2025

MEETING CALLED TO ORDER AT 7:03pm

ROLL CALL

Present: Beth Sator, Yancy DeLoach, Carol Kirby, Michele Sharp, Danny Washburn, Christine Wall, Dylan Johnson, Charles Mobley. Absent: Rondal Culp.

APPROVAL OF MINITUES FROM PREVIOUS MEETING

Motion for approval of minutes by Yancy. 2nd by Carol. Ayes: Yancy DeLoach, Carol Kirby, Michele Sharp, Danny Washburn, Christine Wall, Dylan Johnson, Charles Mobley. Nays: Zero

APPROVAL OF FINANCIAL REPORT

Carol states that on 3.6.25 check 4477 was written by Belinda this was for vehicle insurance. Then on 3.20.25 Carol paid the same bill because she didn't know Belinda paid it. Michele states that at this time, Belinda has been told not to pay any bills and that Carol will be writing checks for the bills. Beth asked about cell gate, can we call cell gate and get a credit for the gate that is not working, Carol will call them in the morning to see if adjustment can be made until that gate is up and running. Carol will also check with bright speed to see about putting internet on hold until its up and running. Motion made by Yancy to approve financials. 2nd by Chris Wall. Michele states there are no corrections we will have to call cell gate and bright speed and the refund from progressive will show as a deposit. Ayes: Yancy DeLoach, Carol Kirby, Michele Sharp, Danny Washburn, Christine Wall, Dylan Johnson, Charles Mobley. Nays: Zero

REPORT OF THE PARK MANAGER

Yancy states that Jake was still working on water last check in with him. Michele states that she spoke with Jake today. Water is on throughout the park. There still are some leaks popping up and they are being repaired as soon as they are found. Jake did say that most of the issues were missing spigots where the waterlines were attached to buildings and the buildings went down the river and took the spigots with them. He would like to see something where spigots are not able to be attached to buildings/decks. This is something that will need to go in bylaws and this will be passed on to that committee.

Jake is trying to get the creek cleaned up to help with flow. He has worked on the mouth of the creek and has that opened it up to flow. We have rented a mini x to help for the month and Jake is making full use of it. Jayden is using the tractor and they are well under way with clean up

Jake met with Brian from DEQ. They came in the park for a drive around. WE absolutely cannot burn anything that is debris related. No structures, no lumber etc can be burned in the park. Trees must be burned in fire pit. Someone in block 6 set the creek rim on fire while DEQ was in the park. The pile had furniture, propane tanks etc and Brian spoke

with him, and did tell him to let it burn out and not relight it. Brian is trying to get help from the county. Brian says 4 piles, metal, lumber, trash, trees. We are hopeful that the county will help with this, it takes time. We are also trying to get inmates to come in and help clean.

Jake is also waiting on a call to see if we can get help from the state to help with bath houses and roads, but it's a waiting game right now.

Jake is working with the local salvage yard to use their big trailer to haul metal.

Dylan asked about the Corp cleaning the river, Beth states she has called a lot of people including the Corp. The Corp says game and fish is responsible for the river, they are both working together to see if they can clean some off the islands as well as the river but we will have to wait and see.

Danny asked about the bank at the beginning of the park, is the Corp going to do anything about that? At this time, we are unsure of any help there. I know that there has been talk about putting something up river to slow down the river further upstream, but other than just hearing something in passing we will just have to watch that.

CLEAN UP

We have so much theft going on right now. Michele did speak with the deputy today with a list of persons that have had stuff stolen and they are working on a plan. We will have a combination lock for contractors on the 2nd gate tomorrow and hopefully this will help. Michele has made 2 reports on individuals looting from the park and those persons have been trespassed from the park so that may help, but everyone needs to be vigilant. We have 2 companies towing campers so the gates are coded for them. Jim Smith towing has been great working with the park and keeping the gates secure as well WE have a lot of POA members pilfering through others lots as well.

BATH HOUSES

About 18 inches of drywall will need removed from #3, but it needs cleaned first. #6 needs a good cleaning before he can really assess the damage there. Bath house #5 was torn up pretty bad last night. Michele cleaned up best she could without supplies and reported it to Jake today and he is sending the guys up there to work on some minor repairs. We need to get cameras up and running.

LAWSUIT UPDATE

Beth is waiting on a call back from Mr. Watson. No new updates at this time

BYLAW COMMITTEE

Meetings on hold since the flood due to no internet. Meetings should resume in the next week or so.

AUDIT

The flood caused an issue with the scheduled zoom with HCJ. HCJ was also affected from the flood. We will reschedule the meeting. Meeting rescheduled for Thurs 24th at 4PM with HCJ. Michele will set up a zoom meeting and get this scheduled

SETTING UP MEETING WITH SHERIFF

Dylan is working on setting up a meeting with the sheriff's department and explain what we are allowed to do to clear the air especially about what jurisdictions and we are county and not the city. The city has no jurisdiction in the park. Dylan is working on getting a deputy to come to a POA meeting and explain.

LOCK FOR GATE AT BLOCK 5

Going on gate tomorrow. Combination will be given out only to insurance and contractors. Not to POA members. Jake and Michele will have the combination so that it is not given out. Board is in agreement with this

Michele welcomes Dylan to the board.

ADJOURN

Yancy makes a motion to adjourn. 2nd by Danny. Ayes: Yancy DeLoach, Carol Kirby, Michele Sharp, Danny Washburn, Christine Wall, Dylan Johnson, Charles Mobley. Nays: Zero