

Bills Island Association
Annual Meeting Minutes
June 30, 2018

Welcome by Con Haycock.

The minutes from the 2017 annual meeting were read. Motion to approve minutes made by Richard Layton, seconded by John Evelyn. Voted and approved.

Financial report reviewed. It was mentioned that a new accounting firm has been hired to do the financial report. Motion to accept financial report made by Steve Grange, seconded by Richard Layton. Voted and passed.

Jolene Jenkins reported the activities for the day. The boat regatta and fireworks will be on Wednesday July 4th. Photos from the past year of association's activities were shown. The date for the 2019 meeting was discussed. Members asked that if it were possible to hold the meeting on July 4th. The bylaws state that the meeting will be on the Saturday closest to July 4th. The board will look into holding the activities next year on Thursday July 4th.

Corinne Hensley read the new bylaw proposal regarding metal storage containers.

Bylaw revision: Rule 15

No metal storage structures are approved for use on improved and unimproved lots within the BIA. This includes oversized cargo boxes, semi containers and storage units. A storage unit for a lot under construction may be approved for the limited time that the lot is being improved only upon notification and approval by the board. Motion to accept Rule 15 was made by Dan Price, seconded by Scott Abbott. Voted and approved. One against.

Virgil Boling reported that dust guard had been applied to the roads. He advised that when ATV's "spin cookies" it disrupts the chemical negating the benefits of the dust guard.

Roy Leavitt reported that we all have a responsibility to keep our properties cleared of slash and combustible material. He announced that representatives from the Island Park Sustainable Fire Community were in attendance. They can assess properties to help keep it more fire safe. They will also come and pick up slash if you sign up for it. Fire pits were mentioned and Roy referred to the annual newsletter for the County's specifications.

Walter Barbee reported that the roads are being worked on. He has tried to grade the roads and keep a crown on them. He said that he has made a small trench along the roads to help move water to the drains. He requested that property owners do not try to fill it in because it blocks the runoff.

Reed Richman reported that the center island owners have not met the absolutes given from the judge during mediation. The association attorney will work to get this issue resolved. He also reported that the water level of the reservoir is still being studied. The fact sheet from Idaho Water Resource Board was provided for reference.

Con reported that there have been a few issues with the gate. They are working to repair some corroded wire on the exit gate. He reminded owners to not let others in. Con then reported that the board has looked into adding a garage to the west side of the security cabin. It was determined that the lean-to section does not have sufficient footings and foundation to build onto so the board would recommend that the lean-to be torn down, the wall of the living room be removed and a new large room be built along with a new garage. They would also recommend that a room be built above the garage and a master bedroom and bathroom be added. Con reported to make these revisions the association has some of the funds to complete this project but not enough. Steve Grange made a motion to do a onetime special assessment of \$200 to be due in December. Seconded by John Evelyn. Voted and passed.

Con reported that the association owns a 15 foot wide piece of property between lot 93 and 94. A discussion was held about whether it should be sold or not. Kevin Turpin made a motion that the board look into a 25 year lease option and then return and report next year. Seconded by Dan Price. Voted and passed.

Julie Wilcox filled the board position vacated by Brent Call. Both Brent and Con's terms were expiring and up for election. John Evelyn made a motion to keep the board as presently constituted. Seconded by Rosie Boling. Voted and passed.

Meeting adjourned.