

**BE IT REMEMBERED** that the Board of Directors met in the Clubhouse, Hide-A-Way, Pearl River County, Mississippi, on the 9<sup>th</sup> day of April and the following proceedings were had and done.

The regular monthly meeting was called to order by President, Kathy Busco.

The roll call is as follows:

Kathy Busco, President	Present
John Rodish, Vice President	Present
Jim Danton, Secretary/Treasurer	Present
Beth Ennis, Director	Present
Donna Ruston, Director	Present
Danny Stockstill, Director	Present
Jim Wells, Director	Present

All members of the Board were present or accounted for.

The Security Contractor's Report was presented for March 2008.

The Chair entertained a motion to waive the reading of the Minutes of the Board meeting of March 8, 2008. Jim Danton acknowledged the motion, Donna Ruston seconded the motion. Unanimously approved.

The Chair entertained a motion to approve of the Minutes of the Board meeting of March 2008. Donna Ruston acknowledged the motion, John Rodish seconded the motion. Unanimously approved.

## **MANAGER'S REPORT**

1. The \$35,000 CD at Edward Jones was renewed for seven months with a rate of 3.4% and a maturity date of November 10, 2008.
2. On February 1, 2008, the contract for the bridge maintenance project was signed with Pearl River Paving. The work has started and should be completed this month.
3. On February 12, 2008, a contract was signed with Ace Metal Buildings and Components for a new enclosed 40' x 80' metal Maintenance building. The concrete work was completed March 26<sup>th</sup>. Larry Self, the contractor for Ace Metal, was paid \$13,150.00 from our Regions Bank capital reserve account. The building was delivered on March 28<sup>th</sup>. The remaining balance of \$19,045.51 was paid by a certified check from our BankPlus capital reserve account. Per the telephone poll conducted on March 31<sup>st</sup>, we added onto this Maintenance Building project for the contractor to install a new Galvalume metal roof on the existing maintenance building for \$6,200.00. The resolution is forthcoming.
4. The gold decals and gate cards expired on April 1<sup>st</sup>. Entry with these expired decals and cards will not be allowed. With the proper documentation, the new green decals and cards may be purchased from the office.
5. Forty new lounge chairs and eight umbrellas were purchased from Lowes at a cost of \$2,120.29 from our Board Contingency account. HAWL now has a total of 50 lounge chairs, 40 regular chairs, and 18 umbrellas for the pool area.

6. In preparation for our new wall that will be built in conjunction with Beau Jardin, the plants by Highway 11 was moved to the three way stop and along the fence on East Lakeshore Drive.
7. On March 18<sup>th</sup>, flow tests were conducted on both wells. We are awaiting the results.
8. Water meters will now be read every other month. On the billing statements for the month that the meters are not read, the current reading will reflect the same figure as the previous reading, showing the usage as zero. The minimum monthly fee of \$15.35 will be charged. For the month the water meters are read, the usage will show the actual water used for the past two months. In addition to the \$15.35 minimum usage fee, the bill formula will be based upon 12,000 gallons to calculate the overage rate.
9. Last month, our water system financials (water rate) was reviewed with Mississippi Rural Water Association. The findings were presented at the board's work session meeting on April 2<sup>nd</sup>. We are currently working with the Public Service Commission in reviewing these results.
10. The following is a report of our delinquent accounts:

37 accounts are in the process of being worked in-house	\$ 6,822.70
7 accounts have received judgments	\$ 9,430.56
9 accounts are being worked by attorney Rick Norton of Bryan Nelson Firm	<u>\$ 22,493.94</u>
Total	<u>\$ 38,747.20</u>

227 accounts were assessed the \$12.00 late fee in March.

## **STANDING COMMITTEE REPORTS**

### **Architectural/Variances** – Jim Wells

The number of houses to date, including any new home construction in this report are 940. The architectural committee approved the following: (2) patios; (1) culvert; (2) additions; (2) fences; (1) shed; (1) parking pad; (2) catch basin; (2) repairs; and (1) pool.

Due to the loss of a member of the current Architectural Board, Curtis Craig was nominated as the replacement. Jim Danton made a motion to approve Mr. Craig as this replacement and Danny Stockstill seconded the motion. Approval was unanimous as voted by the Board.

### **Finance Committee Report** – Jim Danton

\$ 35,785.98	Hancock Bank Checkbook Balance (Operating Account)
1,200.00	Petty Cash
<u>2,529.99</u>	Cash – Payroll
<b>\$ 39,515.97</b>	<b>Total Checkbook, Payroll, and Petty Cash</b>
\$ 64,998.09	Hancock Bank – Business Resource
36,996.92	BankPlus Capital Reserve Account
39,192.69	Regions Bank (formerly Union Planters Bank) Capital Reserve Account
<u>111,080.29</u>	First National Bank Board Contingency Account
<b>\$252,267.99</b>	<b>Total Savings</b>
\$ 50,000.00	CD's Bank Plus
40,000.00	CD's Edward Jones
<u>35,000.00</u>	CD's Edward Jones
<b>\$125,000.00</b>	<b>Total CD's &amp; Investments</b>

**TOTAL RESERVE                    \$377,267.99**

**GRAND TOTAL                    \$416,783.96**

**\$ 129,775.00** Checks and Debits made 02/26/08 through 03/25/08

**\$ 146,558.69** Deposits made 02/26/08 through 03/25/08

**On April 2, 2008, during the work session the Board of Directors reviewed checks #020661 through #020736 which were disbursed 02/26/08 through 03/25/08.**

**Security Safety, Fire Committee & Boat Sub-Committee** – John Rodish

The Security Committee met on March 19, 2008. One of the topics discussed was the meeting held here with Sheriff Allison and two of his people along with representatives from the Nicholson Neighborhood Watch Program. A steering committee has been put together and is now discussing the start-up procedures. Hopefully, this will be installed into our community. The Sheriff highly recommends this program and has said he will assist in implementing it as well as with patrolling and training.

All residents who are hauling a boat out of HAWL are encouraged to stop and register it at the gate. There is a sign there but many residents do not abide by this. It is really for the property owner's protection to tract boats going out of the community.

New violations forms have been submitted to the Board for review. These forms are much easier to understand for both security and the offender receiving the ticket. Thank you to the committee for undertaking this project since it was not an easy task. We had samples from about five places which were condensed to one that should work much better.

The Southgate issue continues. We got a letter from our attorney stating that the City of Picayune is passionately fighting all of our efforts to have the Southgate opened as a second entrance. The hearing for the Motion to Dismiss was held in Chancellery Court January 28th where the court ruled in Hide-A-Way's favor. At that hearing, Attorney Farmer indicated that the City would appeal this ruling by taking it to the Mississippi Supreme Court. The Court has not yet entered an order regarding the verbal ruling in this matter because we were to work with Nathan Farmer, the City's attorney. However, he does not want to cooperate in any way. We now have a hearing April 29, 2008, in the Circuit Court of Lamar County, Purvis, Mississippi which will allow the decision to be made outside Pearl River County.

Sheriff Allison has requested our help in reporting residents who live here but still have Louisiana (or any other state) license plates on their vehicles. Residents who live here more than four nights a week on a regular basis (not including those individuals who come here to weekend homes or on vacation), who have a homestead exemption in Mississippi will lose that exemption if caught with out-of-state tags. If provided with the tag number of any vehicle, state of tag, and a possible address, a deputy will investigate all information given and will make a report to the tax office. It will then be forwarded to the homestead division where the offenders will be denied exemption. Any blatant falsehoods or fraudulent information will be referred to the District Attorney. Legal actions can be taken against those in violation as well as fines levied on top of revoking the homestead exemption.

**Lake Quality** – Danny Stockstill

Lake-water samples were taken from four locations on April 2, 2008. Three samples were above the maximum allowable Mississippi standard level for recreational waters.

Rainfall data for the month of March was measured at 3.4 inches which was 2.41 inches below the average of 5.81 inches. Rainfall to date was 17.49 inches which was 0.22 inches above the 30 year-to-date average for March of 17.27 inches.

Next meeting is scheduled for May 8, 2008.

**Long Range Planning** – Kathy Busco

No new information to present.

**Social Committee** – Beth Ennis

The Social Committee received well over 100 resident surveys. We are very appreciative of those individuals and the information from those surveys is being compiled. The calendar for the second half of 2008 is being finalized and will be published in the Echoes. The Committee is also working on a mission statement to help guide the Social Committee in planning events using the information from the surveys.

The Social Committee has also created and set up the parameters for a Memorial Tree Fund. Donations for several trees have been taken in so far. Donna Rushton added that for donations made for a tree or for a portion of the cost of a tree an acknowledgement of the donation would be sent to the family of the individual the memorial will honor. This is a very nice way to remember and honor members of our community.

**Public Affairs** – Donna Rushton

The Public Affairs Committee had several new members at the latest meeting including Donald Mangan and David Kingsley. The Committee went over its history since its inception in August of 2006. We discussed in general some ideas about a mission statement to get everybody on the same track about what the community needs and in what direction the Committee needs to take to get there.

**UNFINISHED BUSINESS**

None

**NEW BUSINESS**

A resolution whereby the Board of Directors of Hide-A-Way Lake Club, Inc. amends the previously approved resolution for the Maintenance Building Project by ratifying the March 31, 2008 telephone poll to re-roof the old maintenance building and awarding the contract to D. K. M. Metal Roofing and Construction.

WHEREAS it was determined that the roof on the old maintenance building is in disarray and does not suffice in adequately protecting the assets of the Maintenance vehicles, and;

WHEREAS the contractor for the Maintenance Building Project, D. K. M. Metal Roofing and Construction, provided a quote of \$6,200.00 for labor and materials to re-roof the old maintenance building, and;

WHEREAS a telephone poll of all Board of Directors of Hide-A-Way Lake Club, Inc. was conducted on March 31, 2008 by the General Manager. Kathy Busco, John Rodish, Jim Danton, Beth Ennis, Donna Rushton, Danny Stockstill, and Jim Wells were all in agreement to award the contract to D. K. M. Metal Roofing and Construction.

NOW THEREFORE be it resolved that the Board of Directors of Hide-A-Way Lake Club, Inc. amends the previously approved resolution for the Maintenance Building Project by ratifying the March 31, 2008 telephone poll to re-roof the old maintenance building and awarding the contract to D. K. M. Metal Roofing and Construction. The contract specifications are as follows: Removal of one 74' x 44'6" roof and replace with new roof consisting of 26 ga PBR Galvalume metal; 80' of ridge cap; 50' of Eave metal; 50' of side wall flashing; 4,000 screws; 1 year warranty on leaks or installation failure; and labor and material \$6,200.00.

Resolution offered by Jim Danton seconded by Jim Wells on this 9<sup>th</sup>  
day of April, 2008.

Kathy Busco – President	For
John Rodish – Vice President	For
Jim Danton – Secretary/Treasurer	For
Beth Ennis – Director	For
Donna Rushton – Director	For
Danny Stockstill – Director	For
Jim Wells – Director	For

A resolution whereby the Board of Directors of Hide-A-Way Lake Club, met in Executive Session on Wednesday, April 2, 2008 to review the Hide-A-Way Water System Customer Service Policies and Ordinances.

WHEREAS the current policies and ordinances were not specific on some procedures, and;

WHEREAS the General Manager and the Board of Directors determined changes were needed to the Hide-A-Way Water System Customer Service Policies and Ordinances, and;

NOW THEREFORE be it resolved that the Board of Directors of Hide-A-Way Lake Club, Inc. approves the revisions to the Hide-A-Way Water System Customer Service Policies and Ordinances.

Resolution offered by Donna Rushton seconded by Danny Stockstill on this 9<sup>th</sup>  
day of April, 2008.

Kathy Busco – President	For
John Rodish – Vice President	For
Jim Danton – Secretary/Treasurer	For
Beth Ennis – Director	For
Donna Rushton – Director	For
Danny Stockstill – Director	For
Jim Wells – Director	For

**Hide-A-Way Water System  
PWS ID #550013  
Customer Service Policies and Ordinances**

Hide-A-Way Water System does not discriminate on the basis of race, religion, age, sex, sexual orientation, color, disability, national or ethnic origin, or status as veteran, in policies and programs such as those specified below. The statement applies to all personnel and administrative policies with our water customers.

Fees:

<u>Item</u>	<u>Description</u>	<u>Fee</u>
Water Tap	Installation of water meter	\$225.00 plus tax
Water Usage Monthly Fee	Fee charged based upon the flow usage registered on the water meter	\$15.35 per month for the first 6,000 gallons then \$1.75 per 1,000 gallons pro rated
Transfer of Utility Fee	Fee charged to transfer ownership of property with a water meter	\$50.00

Reconnection Fee	Fee charged to restore water service that has been terminated due to having a delinquent balance.	\$50.00 plus tax
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The normal billing cycle\* is from the 26<sup>th</sup> of the previous month to the 25<sup>th</sup> of the current month. Statements are generally mailed around the last day of the month, with payment due in the office by the 25<sup>th</sup> of the following month. A finance charge which is equal to 1.5% of the outstanding balance and a \$12 late fee are charged to accounts for bills not paid on time.

\*(The exception is September and October. September's billing period is August 26<sup>th</sup> to September 30<sup>th</sup> and October's billing period is October 1<sup>st</sup> through the 25<sup>th</sup>.)

Delinquent Accounts:

All accounts are reviewed after the billing statements are generated. A letter is mailed to all customers whose account is delinquent by 31 days and is over \$50. The letter states that water will be terminated on a specified date if payment is not received by a specific due date (a minimum of 1 week is given). The letter also states that additional action, including the filing of a lawsuit, will be taken within 10 days to collect the account balance plus reasonable costs associated therewith for having to bring the collection action.

Payment Plan:

Hide-A-Way Lake management will work with customers requesting a payment plan. However, water termination will occur for all customers who fail to abide by the payment plan arrangements.

NSF Checks:

Upon bank notification of an NSF check, HAWL will mail the property owner a letter stating such. The customer is asked to make a payment with cash, money order, or cashier's check within three days. Payment by credit card is not accepted. An NSF fee of \$20.00 is charged to the customer's account to cover the cost of the return check.

Grievance/Contested Water Bill:

Upon complaint of a high water bill, HAWL Maintenance staff will read the meter. An analysis of the new data to the history of the prior readings is then conducted by an office employee. All findings are reported back to the customer and explained in detail. All billing adjustments are approved by the General Manager and will appear on the following billing statement.

Justified Loss:

Upon customer request, in the event of a justified loss (i.e. broken water line, etc.) resulting in an unusual high water bill, as a one time courtesy, HAWL will adjust the water bill based upon usage history.

A resolution whereby the Board of Directors of Hide-A-Way Lake Club, Inc. approves the administering of an initiation club membership fee effective July 1, 2008.

WHEREAS after the Board of Directors and management reviewed the registration process for new members in the Hide-A-Way Lake community, and;

NOW THEREFORE be it resolved that effective July 1, 2008, the Board of Directors of Hide-A-Way Lake Club, Inc. approves the implementation of administering a non-refundable \$500.00 initiation fee for all new club membership registrations to any person acquiring a lot in the Hide-A-Way Lake community with or without a structure on it. This initiation fee must be paid in full at the time of registration and is subject

to full monthly dues in accordance with Hide-A-Way Lake's policy, rules, covenants, and regulations. The only exception for administering the initiation fee will be current property owners who are registering a newly purchased adjoining lot.

Resolution offered by Jim Danton seconded by John Rodish on this 9<sup>th</sup> day of April, 2008.

Kathy Busco – President	For
John Rodish – Vice President	For
Jim Danton – Secretary/Treasurer	For
Beth Ennis – Director	For
Donna Rushton – Director	For
Danny Stockstill – Director	For
Jim Wells – Director	For

### **ADJOURNMENT**

Motion to adjourn given by Jim Danton, John Rodish seconded the motion. The meeting was adjourned by a unanimous vote of the Directors.

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KATHY BUSCO, PRESIDENT

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JIM DANTON, SECRETARY/TREASURER

April 9, 2008

STATE OF MISSISSIPPI  
COUNTY OF PEARL RIVER

I, Laura P. Miller do hereby certify that the foregoing is a true and correct transcription, to the best of my skill and ability, of the Minutes taken at the meeting of the Board of Directors of Hide-A-Way Lake Club, Inc., held in the Clubhouse at Hide-A-Way Lake on the 9th day of April, 2008

THIS, the 11<sup>th</sup> day of April, 2008.

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LAURA P. MILLER