

**REGULAR MEETING  
BOARD OF COMMISSIONERS  
HOLIDAY ISLAND SUBURBAN IMPROVEMENT DISTRICT (HISID)  
JULY 20, 2020**

The Regular Meeting was held via Zoom 95787014144 and was called to order by **CHAIR KEN BROWN** at 9:00 a.m.

**ROLL CALL:** Present for roll call were **COMMISSIONERS KEN BROWN, BILL NOONAN, DAN KEES, NITA HOLLEY,** and **DAVID ORR.** A quorum was declared with all commissioners present.

**APPROVAL OF AGENDA:** **COMMISSIONER KEES** moved to approve the Agenda. **COMMISSIONER HOLLEY** seconded. Motion approved unanimously.

**APPROVE MINUTES:** None

**CEREMONIAL:** None

**ANNOUNCEMENTS:** None

**PUBLIC COMMENTS:** Lynn Dumas, 32 Quail Run Drive: The Zoom meeting set for Wednesday, July 22<sup>nd</sup> at 7:00 p.m. has the wrong meeting number. He asked that **DISTRICT MANAGER BLOOD** correct it and send out new notices. **COMMISSIONER HOLLEY** asked that the new announcement be sent more than once.

**REPORTS:**

**A) June Financial Report**

**CHAIR BROWN** thanked staff members for getting the report out so fast. **COMMISSIONER KEES** asked Marilyn and Lou to take a look at the year-to-date wages in some of the departments, as they seemed to be low, being six months into the year. I would expect them to be 50% of the yearly budget. Some of the departments are in the 20% range. Marilyn indicated some accrual reversals had to be done earlier this year. He moved to approve the financials with the one comment that the year-to-date wages will be reviewed. **COMMISSIONER HOLLEY** seconded the motion. Motion approved unanimously.

**B) Deputy Report**

Deputy Ingle gave his report for June 2020 (see attached). He reviewed the 175 calls for service. **COMMISSIONER KEES:** What was the felony arrest was for? Deputy Ingle: Domestic abuse. **COMMISSIONER HOLLEY:** Are the domestics higher due to Covid-19? **CHAIR BROWN** asked about the 14 speeding stops and their resulting five citations and nine warnings. Deputy Ingle indicated the residents complaining the most about speeders have no reality what a vehicle's actual speed is. He further discussed the history, stating most of the stops are on Holiday Island Drive, with two out-of-town speeders.

**C) District Manager Report**

**DISTRICT MANAGER BLOOD** presented a slide show. All departments are operating normally, with restrictions, maintaining services at current levels. Managing the district during Covid-19 is one of the

most difficult things I have ever done, creating a lot of management challenges with personnel, finances, and delivery of services. Governor briefings are held every day, Monday through Friday at 1:30 p.m., for anyone wishing to watch. With the ever increasing hospitalizations in Arkansas, HISID came up with a decision model to actively manage our way through this crisis. The primary goal is to provide services to property owners; secondly, protect HISID's ability to continue providing services under any circumstance; and thirdly, to safeguard employees. The decision-making questions are: 1) Is it acceptable, being a part of the Governor's mandate directive or Department of Health guidance? 2) Is it reasonable? Do we have the human and financial resources under these conditions to accomplish it? An example: I was asked to open the restrooms between the Pro Shop and the Ballroom. After review, they were opened. When asked about opening the dining room for breakfast, it was not, as sanitation requirements could not be met. Further discussion continued regarding the ramifications of Covid-19. 3) Is it feasible? He reviewed the assessment revenue, highlighting we are ahead of where we were the past few fiscal years. Looking at cash and reserve accounts, he summarized the treatment plant, undesignated reserve and the money market demand account. All three cash and reserve accounts are continuing to grow. Revenue over five years continues to be in a better position every year. Expenses in June 2020, compared to June 2016-19, are down. Current assets continue to grow. Liabilities, both current and long-term, continue to decline over the years. We will continue moving our way through this crisis. Revenues by each department were reviewed from 2013 through 2020 to date. Golf is significantly down due Covid-19 restricting players to property owners and their accompanied guests. Restaurant revenue is included in Golf from 2013-2015, then split out in 2016. The restaurant, starting in 2016, even with the current restrictions, has taken in more revenue than last year due to its delivery service. The Recreation Center is down due to restrictions of property owners and their guests only. Expenses are all down from the previous years in every area.

**DISTRICT MANAGER BLOOD** gave an extensive review of the current and previous water and wastewater situation. Several comparison charts were shown revealing the leaks in high-pressure areas, water loss, water tower rehab, and updates. Generators, lift stations, treatment plant and lightning protection have undergone on-going replacements. PRVs replaced over the past two years have decreased leaks from 88% to 22%. He showed a map of the three pressure zones on the mainland, accounting for 62% of leaks from October 2019, to April 2020. The sun/moon pressure zone dropped to 14%; Haddock Creek pressure zone dropped from 46% to 0% during the same time frame. Currently, there have been 16 new PRVs, of which only 3 leaks have occurred since October 2019 in the high-pressure areas. The wastewater treatment plant previously used 1.3 million gallons of water per month, but is now down to 250 thousand gallons per month. Due to the overwhelming improvements to this area, it was recommended **DISTRICT MANAGER BLOOD** report the results in a concise manner and include them in the weekly Holiday Island Happenings newsletter for the entire community to see.

## **BUSINESS**

**OLD BUSINESS:** None

**NEW BUSINESS:**

**1) Resolution 2020-R5 A Resolution Identifying Local Sources of Required Grant Matching and Authorizing the District manager to Apply for Grant Funding from the Arkansas Rural**

**Community Grant Program through Carroll County for Purchasing Motor Vehicle Rescue Equipment for use by the Holiday Island Fire Department**

**CHAIR BROWN** read the resolution out loud, which requests the purchase of motor vehicle rescue equipment for use by the Holiday Island Fire Department and authorizes the county judge to apply on our behalf for an \$8,000.00 grant with a 50/50 match, specifying vehicle substation equipment. Eureka Springs is the only fire department in this area with this equipment. **DISTRICT MANAGER BLOOD** showed a brief video displaying how this equipment is used on overturned vehicles on hillside accidents. Of the \$4,000.00 matching funds, HISID would provide \$1,000.00 with the remaining \$3,000.00 to come from the Auxiliary and other funds available to the Fire Department. **CHAIR BROWN** asked for a motion to approve Resolution 2020-R5. **COMMISSIONER NOONAN** moved to approve Resolution 2020-R5, A Resolution Identifying Local Sources of Required Grant Matching and Authorizing the District manager to Apply for Grant Funding from the Arkansas Rural Community Grant Program through Carroll County for Purchasing Motor Vehicle Rescue Equipment for use by the Holiday Island Fire Department. **COMMISSIONER ORR** seconded. Motion carried unanimously.

**2) Regulation 2020-03 Amending Section 2-31.1 Board of Commissioners Election and Voting Procedures**

**CHAIR BROWN** read Regulation 2020-03. **DISTRICT MANAGER BLOOD:** This was directly in response to the final order that the District received the day before our last commissioners' election. Now it is time to codify all the requirements of the final order from Judge Scott Jackson, Carroll County Circuit Court, after the Court of Appeals overturned his previous ruling. We have to react to that final order and then codify those so we have a good regulation to administer our elections. In addition to the final order, we added the procedure for codifying the provisional ballot that was added at the last election, due to not being able to verify voting eligibility. This is a normal procedure that is done in any election. **CHAIR BROWN:** Is there an emergency requiring a second reading? **DISTRICT MANAGER BLOOD:** No, we can wait for the next meeting to have a second reading. After a discussion with each of the commissioners, **DISTRICT MANAGER BLOOD** reviewed the changes, both additions and deletions to this section. (1) The first change is to eliminate the delinquent assessment or utility bill item making them ineligible from being nominated. This was ruled invalid by the court. Item (6) was stricken. (2) Item (6)(2)a. was added stating: Table Rock Landing shall, at least 45 days prior to any election for commissioner to the district, notify HISID #1 of the names and addresses of all current owners of timeshare interest. This is also verbatim out of the final order. (3) At one time, only the first two names on a deed were eligible to vote. The court held that as being invalid, so that is now stricken and renumbered. (4) We used to have an owner of a timeshare building eligible to vote, but the holders of timeshares cannot vote. That was also held invalid by the court, so it now reads: An individual of a timeshare building and individuals listed on a deed for a timeshare interest are eligible to vote. Everything is renumbered. (5) The rest is codifying the procedure that we would use for the provisional ballot. If we cannot identify anybody's voter eligibility at the time, they will be given a ballot and they will be signed in on the list. Their ballot will be placed in a sealed envelope, which will be placed in a special box. This will give us time to verify their eligibility. The commissioners will rule on it during the meeting whether to accept or reject any or all of those provisional ballots, based upon the information researched. We will not turn away anybody at the ballot. Everyone who wants to vote gets to vote. These are all geared toward meeting the requirements of Judge Scott Jackson's order.

**PUBLIC COMMENTS:** None

**CHAIR BROWN** asked for a vote of the first reading of Regulation #2020-03, amending Section 2-31.1 Board of Commissioners Election and Voting Procedures. **COMMISSIONER ORR** read a public comment written by Lynn Dumas, 32 Quail Run Drive: Do Table Rock Landing timeshare property owners also provide an Affidavit of Accuracy? **DISTRICT MANAGER BLOOD:** No they do not. The purpose of receiving the addresses is to send out the notice of election by first class mail so many days in advance. Because the taxes go to Table Rock Landing itself, we do not have the addresses to send the notices to. This is basically to let us know where to send the notice of election. Actual voting requires information from the deed itself and who is listed on that recorded deed. Vote passed unanimously. The required second reading would be at the next meeting.

**PUBLIC COMMENTS:** (1) Alex Thurocy, 158 Holiday Island Drive: I have a concern our Covid-19 may or may not develop. There may be some consideration for a resolution down the road for our election in November, given how the situation changes, deteriorates for the worse, I mean socially, health-wise, and especially economically, that this Board may want to consider a resolution to say the incorporation should be delayed. You cannot postpone the election, given the uncertainty that might come up with Covid-19, you may want to pass a resolution to say this may not be a good time to try to incorporate to change our form of government given the instability and uncertainty that may come up.

**DISTRICT MANAGER BLOOD:** A community member wanted to know if any employees have been laid off. The answer is no.

**COMMISSIONER COMMENTS:** **CHAIR BROWN** complimented the employees of all departments on behalf of all the commissioners. **COMMISSIONER ORR:** I do not think we can pass a resolution on the election regarding incorporation. **DISTRICT MANAGER BLOOD:** The Board can pass any resolution it wants, because it is a statement of sentiment, but it exceeds our authority to act. It is on the ballot at the county level and signed by the County Judge. I do not even know if the possibility of postponing the election or taking the item off the ballot would be possible, regardless of a resolution that was passed by the district. **CHAIR BROWN:** Senate Bill 548 was passed by the Senate and signed by the Governor that gave us this authority and Judge Sam Barr allowed the petition to go forward with the signatures. So, I do not see any way that it would be possible to do that, nor would it be necessary. He cannot see any way the election can be postponed. (1) Alex Thurocy, 158 Holiday Island Drive: I am not asking for it to be taken off the ballot. I do not think that is possible. Maybe you cannot pass a resolution or maybe you do not want to, but you passed a resolution supporting incorporation. I would think if the situation deteriorates as I mentioned gets worse, that maybe a resolution would be in order or at least a recommendation from the Board to the community saying we do not think this would be a good time to try to institute another form of government. **COMMISSIONER HOLLEY:** I want to thank **DISTRICT MANAGER BLOOD** on the great job of managing things, as well as all of our employees. (2) Donna Putnam, 162 Holiday Island Drive: Can we get Covid-19 counts for Holiday Island? **DISTRICT MANAGER BLOOD:** Media is pushing the Governor towards providing city-level data on the number of Covid-19 cases. Up until last week, they would not provide city-level data until it reached a certain threshold. The Governor stated that he would look into it. Apparently, last week a new website came out with that kind of detailed data, but the website crashed right away. **COMMISSIONER KEES:** The Health Department stated HIPPA laws prevent them from releasing information that would be local enough to be able to let people know who has the virus.

**CHAIR BROWN** asked Lynn Dumas to correct the Zoom Meeting ID announcement that was in the HISID newsletter. He said he would send **DISTRICT MANAGER BLOOD** a document showing the correct ZOOM ID for the Wednesday, July 22<sup>nd</sup> meeting. **COMMISSIONER KEES** encouraged **DISTRICT MANAGER BLOOD** to capsule an abbreviated report regarding the water/wastewater status in the newsletter. The positive information would be helpful for those unable to follow the meeting. **COMMISSIONER ORR** asked if **DISTRICT MANAGER BLOOD** could pull something together regarding election procedures during the Covid-19 crisis. **DISTRICT MANAGER BLOOD:** HISID has nothing to do with the November election, except for allowing the county to use the clubhouse. It is up to the Carroll County Clerk if they do mail-in ballots.

**COMMISSIONER AGENDA SCHEDULING:**

Monday, August 17, 2020                      Regular Meeting      9:00 a.m.

**DISTRICT MANAGER BLOOD:** We may need to schedule special meetings regarding the budget. The auditors finished their fieldwork last week on the 2019 audit. They were asked to reply as soon as possible; hopefully early August.

**ADJOURN:**      **COMMISSIONER KEES** moved to adjourn the meeting. **COMMISSIONER ORR** seconded. Motion passed unanimously. Meeting adjourned at 10:54 a.m.

Respectfully submitted,



David Orr, Secretary, Holiday Island Board of Commissioners