

**Holiday Recreational Vehicle Park
Owners Association
Meeting
June 8, 2013**

Board Members Present:

Jon MacKenzie
Brien Carlson
Mary Halberg
Terry Redwine
Tony Damiano
Linda Toledo (absent)
Bill Couchman
John Watkins
John Souza

Jon MacKenzie announced that he was resigning from the organization – Carlson will run the meeting.

Meeting called to order at 9:00 a.m. by Interim President Brien Carlson.

Flag Salute by Lou Garrett.

Motion to approve the minutes was made by Damiano; seconded by Halberg; all in favor;
Motion carried.

Correspondence

None.

Committee Reports

Financial Reports – Terry Redwine

The profit and Loss: Current/Prev Year Monthly Comparison was shared with the owners
Motion to approve bills and to transfer \$1,445.46 from general to operating account;
seconded by Couchman; all in favor; motion carried.

Management – John Souza

John apologized to owners for not sending out the notification letters informing them of discontinuing automatic credit card charges to pay rent.

John asked everyone to be patient with the new staff. The last lady had a lot of experience but abruptly quit to take a job with the County. The new person is not totally trained. MacKenzie and Souza interviewed yesterday and will hire a lady with Peach Tree side of accounting. John did not have time to check on the deeds. A lot of things go on in the reservation system. John invited owners to come in and see what goes on. If owners are concerned/ displeased, please convey to him and get the facts before going around the park. It doesn't help the park to be negative.

Watkins pointed out that Souza and MacKenzie are going to interview for an Office Manager (temp service). Gene is retiring in March and the board is not sure if we are going to be able to get someone to manage inside and out – Souza is not qualified to be manager.

Collections – Tony Damiano

Letters were sent out to owners behind in dues. There are now twenty-nine (29) owners behind in dues.

Park Maintenance – Brien Carlson

Going forward with 50 amps before Gene retires.

Rules and Regulations – John Watkins

Watkins toured park with Gene. Some sites are not in compliance (20-25). Common sense issues as well as stuff in fire lane not an issue. John deferred the rest of the report to old business.

Park Use – Linda Toledo - Absent

Public Relations/Publicity, Beach Social Club and Birthdays – Bill Couchman

Wasn't here for last BBQ

New members – Greg and Edna Tinsley

Owner's Comments

Lou Garrett – Sad Jon MacKenzie is resigning – lives for this park – give applause. When we, as a board, make decisions have some foresight. When you decided not to take credit cards, you did not send letters as planned (foresight). Weak announcement – if we hadn't been here, we wouldn't have known.

Elsie Metzler – Medical concern regarding her dog, Sadie - brought a letter from the vet satisfying people's concerns in the park.

Shirley Torres – Upset when credit cards were pulled. You have to be notified before you can do this. Asked for parking yesterday - told no. Parking places were all over so parked in space and will pay for last night. When Tony ran the office, didn't ask for pay or a pat on the back. Owners need to be notified in advance.

John Souza clarified that he doesn't get anything for working seven (7) days per week. The alternative would be a sign saying we are out of business. If you want to volunteer, please do.

Elsie Metzler – John is not an office person. This is not his job. He is trying very hard for the park. We have no idea what a person's job is.

Robert Sherie and Suzette Peterson – Rule #72 concern – running office is very hard and tough doing new management.

Bunny Allen – Note: see balance sheets on monthly basis.

Question: When you have cooking, how much do you collect and spend?

Jon MacKenzie's Response: \$3,000-\$4,000 per year/\$1,400 on March meeting.

Auditors are very specific – Beach Social Club and HRVP books are kept separate under Jon MacKenzie's Social Security number.

Old Business

John Watkins

72 hour rule

Per Rules and Regulations clause: If a snow bird is going to be gone during prime time, they can't be gone from the site for more than 72 hours. Owners paying a higher rate during prime time shouldn't be penalized. The board will evaluate this rule over the summer and may take out next year. The 72 hour rule is only in effect during prime time (July, August, and September)

Jim Hart

As far as being gone 72 hours, why penalize? One set of rules for the whole group. MacKenzie – Have to wait to evaluate – suspend until we look at rules and regulations next year. Are rules and regulations for everybody? Intends to honor rules – told everyone when he ran he would do these things.

Watkins made the motion; seconded by Souza; all in favor; Motion carried.

John Watkins – Freezers - knows where they are – 10 cubic feet - \$15 to run - doesn't want to eliminate – add \$15 per month sur charge to rent monthly for anyone with freezer/ice box outside.

Watkins made the motion; seconded by Couchman; all in favor; Motion carried.

Karen Watson – Tacky – if we have the rule, we shouldn't have them.

John Watkins – Grandfather in Rules and Regulations - common sense - tell the office - \$15 per month.

John Souza – Still the responsibility of owners to maintain their site.

Shirley Torres – Asked to move freezer years ago.

Lou Garrett – If we had the rule, why wasn't it enforced?

Bunny Allen - Concurs with Lou – Where do we set boundaries? What are under RV's? Where do we draw the line? Freezers are very visible – tacky. The board needs to look deeper and to re-look to see what sites look like.

John Watkins – Has list - looked at all sites.

Elsie Metzler – Suggested putting freezer in square Rubbermaid unit.

Eldon Garrett – Size of freezer – 10 cubic feet – will look terrible.

Motion carries.

Harold Yingst – Clarify old business regarding deeds

John Souza – Search by Tech Smith – fifty-five (55) deeds had problems. Souza has gone through thirty (30) at the County and twenty-seven (27) have been fixed. Souza has had no time to finish due to the office. There are a handful of deeds with problems. Someone sells deed to person – paperwork done wrong when it went to the County. Sheila helped owners with deeds. Some deeds not completed. Hopefully, next month task will be done. (Minor stuff) County vs. deed owner. Attorney said an owner is an owner if seven (7) people are on the deed all seven (7) people have to be in the system.

Bunny Allen – Can anyone tell me what has been paid in attorney fees?

Jon Mackenzie Response: \$15,000

Bunny Allen – Problem with Watkin's statement you have a rule "common sense" for ten (10) years – some broke rules. A rule is a rule – enforce it or get rid of it.

John Watkins - Doesn't think some rules are enforceable. He's trying to make a difference in one (1) term.

Fred Ford – We've all got to get along here – we are supposed to be working together.

Karen Yangst - Grandfathered don't pay?

Jon MacKenzie – Everybody pays.

Elsie Metzler – Dog rules – read the rules – dogs continue to urinate and poop in spot - rules should be enforced.

Brien Carlson – Enzymes are being sprayed.

Elsie Metzler – Unattended dogs.

Brien Carlson – Contact Gene if there is an issue.

New Business

Brien Carlson – Agenda item – Discussion from other meeting - Some discussion entertaining about a management company not passed by executive session – agenda item.

Motion to adjourn was made by Tony Damiano; seconded by Terry Redwine; motion carried.

Meeting adjourned to go General Session at 9:50 AM

Motion to go General Session was made by Mary Halberg; seconded by Bill Couchman; motion carried.

Motion to adjourn general session was made by John Souza; seconded by Mary Halberg ; motion carried. No audience.

Mary Halberg
Secretary
Board of Directors

Jon Mackenzie
1 Carver Road
Johnsondale, CA 93237
June 8, 2013

Holiday RV Park
Board Of Directors
100 S Dolliver St
Pismo Beach, CA 93448

Dear Holiday RV Park:

It is with regret that I tender my resignation from the Holiday RV Park board of directors as President, effective immediately.

I will continue to serve on the Board of Directors as a member of the board until the completion of my term.

I am grateful for having had the opportunity to serve as the president of this board for the past several years, and I offer my best wishes to my positions successor.

Sincerely,



Jon Mackenzie

President, Holiday RV Park