



Irish Beach Improvement Club

A Not-For-Profit Community Service Organization

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**MINUTES OF A REGULAR MEETING OF THE
IRISH BEACH IMPROVEMENT CLUB BOARD OF DIRECTORS
MEETING PLACE: REX DUNNING FIREHOUSE
ZOOM ONLINE CONFERENCE
SATURDAY, JANUARY 20TH, 2024 @ 11AM**

I. Call to Order/Roll Call/Announcements

The meeting was called to order at 11:05 A.M. Roll Call and Announcements were made. **Board of Directors** in attendance: John McGehee, Mike Regan, Patrick Robards, Allen Erwin, Elizabeth Blake, and via Zoom, Jess Raphael and Margaret Ballou. **Absent:** Mike Regan. **IBIC Members** in attendance: Diana Williams, Ken Weston, and Paul Rowson. Via Zoom: Neil & Michelle Strand, Monique Cooper, Beth Christensen, and Gary Levenson-Palmer.

Director Blake mentioned that she spoke with Jaime from González Tree Service and he's on board to perform a reduced tree removal day(s) in Irish Beach. He would like to know how many homes are interested so he can determine how many days are needed.

II. Items not on the Agenda

(Attendees may bring up items for discussion not on the Agenda)

Vice-President Raphael suggested that IBIC invest in two **come-along** winches and one more prybar. Investing in these will enable a crew of four the ability to handle the cleanup of the beach path more efficiently.

Vice-President moved to approve the purchase of come-along winches and a prybar. President McGehee suggested not to exceed a total of \$200. Motion seconded by Secretary Robards. Secretary Robards volunteered to purchase the tools.

III. Communications

a. Bill Moores – CC&Rs Enforcement

President McGehee mentioned that Bill Moores reached out to IBIC and suggested more enforcement of the CC&Rs. President McGehee indicated to Mr. Moores that IBIC is not a policing organization. However, it is in the best interest of Irish Beach to promote awareness of the CC&Rs and encourage their compliance.

IV. **Approval of the Last Regular Meeting Minutes 10.21.23**
Approval of New IBIC Members – 2023

The Meeting Minutes from October 21st, 2023 were presented for approval. Director Blake presented some corrections to the draft. President McGehee moved to approve the meeting minutes and corrections. Motion seconded by Secretary Robards. All approved. **Motion carried.**

President McGehee moved to accept all new IBIC members (8). Motion seconded by Director Erwin.

V. **Finance Report**

a. Treasurer's Report – Q4 (End of Year)

Khadine Forbes provided a 2023 year-end financial summary. IBIC began 2023 with a balance of \$192,164 and it closed the year with a total of \$108,534. IBIC exceed its Budget Projections by 5.1%. The decrease in reserves was attributed to budget cost overruns for the Beach Road Project (\$115,567). Secretary Robards moved to approve the Q4 Treasurer's Report. Motion seconded by Vice-President Raphael.

b. Annual Budget 2024/25

The Budget was presented by Khadine Forbes, and it was approved without reservation. The 2024 budget is based on dues contributions from an anticipated 201 memberships (158 Private – 43 Business), the ADC Permit Fees, and Miscellaneous Income such as Beach Gate Pass Fees, Interest, and Logo Store Sales.

IBIC's projected budget for 2024 is \$100,845 in total revenue and \$100,016 in total expenses. The approval of the 2024 Annual Budget was tabled for the following meeting in April as three budget categories remain pending (Beach Road, Labor & Insurance).

The Budget Committee felt it was appropriate to increase IBIC's Private Dues for 2024. It was decided that a 6.5% increase was appropriate. Private Dues will increase from \$345 to \$380 a year (\$6.25 increase per month). Business Dues will remain the same for 2024 as it was increased last year. Secretary Robards moved to approve the 2024 Budget. Seconded by President McGehee.

Director Blake suggested increasing the Transfer fee from \$250 to \$750. President McGehee moved to increase the Transfer Fee. Motion seconded by Secretary Robards.

All Membership-related policies will be revised and posted on IBIC's website before dues day. (February 15th).

c. Cost of Living Adjustment for IBIC Employees

Item was discussed during the closed session. The COLA item was tabled for the next meeting in April.

VI. Old Business

a. ByLaws Revisions – Final Draft

This item was tabled for the following meeting as some Board members did not have the opportunity to review it beforehand. Director Blake proposed two changes. The first proposal is to eliminate the Transfer Fee. All new potential members should pay an Initiation Fee instead of the Transfer Fee to generate more revenue. President McGehee moved to discuss this item at a future date. Motion seconded by Vice-President Raphael.

The second proposal was to increase the Quorum (Section VIII). President McGehee disregarded the second proposal as this number is a Robert's Rules of Order recommendation. IBIC's ByLaws Article V (Miscellaneous), Section I: Robert's Rules states that Robert's Rules of Order shall govern all membership meetings and Director's meetings of IBIC, except in instances of conflict between Rules of Order and the Articles or Bylaws of IBIC or provisions of law.

b. Parks

Secretary Robards mentioned that overall, the park is in good shape, but he's projecting some improvements in the near future. He's looking into contracting Cal Fire Parlin Fork services to widen the park trail system to 4ft. The projected cost will be between \$12K to \$15K. Secretary Robards mentioned that the rain has been delaying some routine maintenance.

President McGehee moved to approve Patrick's budget request for widening the Pomo Lake Park trail system. Motion seconded by Vice-President Raphael.

c. Beach Road

Director Erwin gave a summary of the Beach Road Project performed in July / August 2023. He mentioned that the project looks great overall except for the retaining wall on the Upper Road. He noted that the retaining wall was poorly designed. As soon as the rain started it put weight on the wall which caused it to go out and the gravel that was in place to sink in. Director Erwin indicated that the wall has to be rebuilt and the plan is to rebuild it in a stepping fashion from below. There will be a couple of walls with posts spacing of 4' instead of 8'. He's currently working on an alternative design and bid.

President McGehee moved to finalize the budget after the Beach Road bid is received. Motion seconded by Secretary Robards.

d. IBIC Committees

President McGehee pointed out that IBIC needs to reach out to the community requesting members who are hoping to accomplish things, to join an IBIC Committee as there hasn't been much involvement from the public, lately. He proposes to send a message to our distribution list requesting member involvement.

VII. Adjournment

The 4th Quarter 2023 IBIC Board Meeting was adjourned at 12:28 PM. The next scheduled meeting of the IBIC Board of Directors will be April 20, 2024.

** Meeting dates for upcoming meetings (11:00 AM unless otherwise noted)
April 20th, May 4th, July 20th, and October 19th.*