

REDACTED

Board of Directors meeting 1/8/2022 @ 9am

THIS WAS A MANDATORY MEETING ACCORDING TO THE BYLAWS

In attendance: Mark Ferrel, William Sturm, Jack Black, RJ Nusz, Bob Sappington, Kasey Eaton, Barbara Boyer

1. Meeting was called to order by board president Mark Ferrel
2. Report from Park Manager - Dawn Norvell
 - a. Update on the Members that are past due.
 - i. (REDACTED) has been called and left a voicemail 2x and 3 invoices have been mailed with with no response in multiple attempts to communicate with the member.
 1. Owes over \$1500.
 2. REDACTED
 - ii. Updates on other various member accounts.
3. Jack Black gave Financial Reports
 - a. Followed up on the emails of financials that were provided to all board members that Jack had emailed out.
 - b. Most recent bank statements were provided for review
 - i. .
 - c. Barbara asked about an Update on Taxes.
 - i. Will report back in February. RJ Nusz made a motion that we accept the financials as presented
 1. Barbara Boyer seconded
 2. Passed unanimously
4. Presentation to the board by Don Phelps on hosting a Geo-cache event @ PIRVR.
 - a. Q & A ensued
 - b. Board is concerned about SAFETY and HOW IT INTERFERES with the park and its members.
 - i. Questions and any concerns were all answered satisfactorily.
 - c. Jack Black made a motion for Don Phelps to be able to place up to 5 geo-caches throughout the park on a trial basis, in areas best able to promote the park.
 - i. RJ Nusz Second
 - ii. All board in favor
 - d. Jack Black made a motion that PIRVR agree to allow Don Phelps to move forward in establishing/hosting the Geo-Caching Camping Fall Festival Event (Possibly October 14-16, 2022)
 - i. RJ Nusz Second
 - ii. All in favor
 - e. Mark Ferrel made a motion that we appoint a committee to work together towards the execution of the event:

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- i. Barbara Boyer second
 - ii. All in favor
 - 1. This committee will be chaired by Jack Black as board representative with other members Don Phelps and member/park manager Don Norvell
 - 2. This committee has been given full autonomy and privileges to represent the board in regards to working with the Geo-cache event.
 - f. Bob Sappington made a motion that the board approve special rates for the Fall Event of \$25 for RV's, \$20 for Tents, \$15 for primitive tents.
 - i. Barbara Second
 - ii. All in favor
5. Review and amendment of previous Minutes of December 2021 Meeting
- a. Barbara Boyer made a motion to accept the minutes as amended
 - b. Kasey Eaton Second
 - c. All in favor
6. Jack Black made a motion to suspend (REDACTED) membership based on bullying, harassment, intimidation, and attempted extortion of the park.
- a. Mark Ferrel moved the board meeting to an executive session for talking about an individual member - executive session was entered.
 - i. Open discussion on member in question
 - 1. Mark Ferrel presented and submitted to the board about 80 to 90 emails that were emailed to the park email.
 - 2. Dawn Norvel presented and submitted a copy of emails from her personal email received from this member harassing her personally.
 - ii. Board President Mark Ferrel recused himself and left the building due to a perceived conflict of interest and his personal mention in the emails and the situation, meeting continued in executive session. As per the bylaws, these minutes serve as documentation noting the possible conflict of interest. William Sturm was appointed chairman of executive session:
 - 1. Broad discussion of what to do from here, scenarios, etc.
 - 2. Suggestion to suspend the member for 30 days per the Bylaws pending a hearing with an appointed committee as per the bylaws.
 - 3. Committee would be William Sturm, Barbara Boyer & Bob Sappington for the hearing after the 30 day suspension.
 - a. Motion again by Jack Black to suspend the member for bullying for 30 days pending a committee hearing, chaired by William Sturm along with Barbara Boyer & Bob Sappington to deal with the matter.
 - i. Barbara Boyer Second
 - ii. William Sturm asked for a roll call vote; RJ

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Nusz, Jack Black, William Sturm, Kasey Eaton, Bob Sappington, Barbara Boyer: All voted in favor (excluded from this discussion and vote is Mark Ferrel).

- iii. Motion passed
 - iii. Jack made an additional motion to request an ex-parte or no-trespass from the Delaware County Sheriff department for the member in question.
 1. RJ Nusz second
 2. William Sturm asked for a roll call vote; RJ Nusz, Jack Black, William Sturm, Kasey Eaton, Bob Sappington, Barbara Boyer: All voted in favor (excluded from this discussion and vote is Mark Ferrel).
 3. Motion passed
 - iv. Additional logistics conversation ensued.
 - v. William Sturm adjourned the executive session - Invited Mark Ferrel to rejoin the meeting.
 - b. Mark Ferrel assumed the chair again.
 - c. William Sturm had to leave the meeting, a quorum still remained so the meeting continued.
7. Review and discussion of the proposed Lease Agreement with amendments by committee
- a. RJ Nusz motion to approve the lease as updated
 - i. Kasey Eaton Second
 - ii. All in favor
8. Presentation and Review of PIRVR Rules and Regulation by committee
- a. Modifications were made
 - b. Committee was asked to revisit noted sections and bring them back to the next meeting for further discussion.
 - i. RJ Nusz, Kasey Eaton & Bob Sappington are the committee.
9. Discussion of Boats being stored on lease sites.
- a. Kasey Eaton made a motion that boats NOT be allowed to be stored on RV sites as they are specifically for self contained RV's.
 - i. Motion was not seconded or voted on as further discussion ensued.
10. Meeting was adjourned.