

Indian Cove Resort Association, Inc.
Organizational Board Meeting Minutes
28 March 2026

Location: Office

Meeting Called to Order: 2:20 PM

Meeting Adjourned: 3:45 PM

Presiding Officer: Jeff Miller, President

Recording Secretary: Bill Placek

1. Call to Order

President **Jeff Miller** called the Organizational Board Meeting to order at **2:20 PM**.

Board members present:

- Jeff Miller
- Troy Manley (Re-elected)
- Bonnie Herring
- Bill Placek
- Jimmy Landis (Newly elected)

2. Opening Remarks

The Board congratulated Troy Manley on his re-election and welcomed Jimmy Landis as the newly elected member of the Board of Directors.

The Board also reviewed the expected rules of conduct and professionalism for Board members while conducting Board business.

3. Review of Pending Board Work from 2025–2026

The Board discussed items that remain in progress from the 2025–2026 Board year. These items include:

- Proposed Bylaws updates
- Meeting decorum policy
- Election process policy
- Winter Camping policy
- Policies regarding outside business use of Cove buildings

It was noted that all relevant documentation will be forwarded to Jimmy Landis to ensure he has the necessary materials for review and participation in upcoming discussions.

4. Working Group Meeting

The Board scheduled a working group Zoom meeting for 6 May 2026 at 5:30 PM, expected to last approximately one hour, to review and discuss the pending governance and policy items.

5. Facilities Issues

The Board discussed maintenance issues related to:

- Air Conditioning in the Lounge
- Electrical Power Panel

The Board is currently awaiting three bids for each project before determining next steps.

6. Non-Disclosure Agreement

President Jeff Miller discussed the potential need for a Non-Disclosure Agreement (NDA) for Board members.

Bill Placek stated that he would draft a proposed NDA, but requested clarification regarding the specific categories of information the Board intends to cover under such an agreement.

7. Election of Officers (2026–2027 Season)

President

- Jeff Miller was nominated by Troy Manley and seconded by Bonnie Herring.
- Bill Placek was nominated by Jimmy Landis but did not receive a second.

Jeff Miller will continue serving as President for the 2026–2027 season.

Vice President

- Troy Manley was nominated by Jeff Miller and seconded by Bonnie Herring.

Troy Manley will continue serving as Vice President for the 2026–2027 season.

Treasurer

- Bonnie Herring will continue serving as Treasurer for the 2026–2027 season.

Secretary / Parliamentarian

- Bonnie Herring recommended that Bill Placek, citing his attention to detail and articulation, serve as Secretary and Parliamentarian.
- The recommendation was seconded by Jeff Miller.

Bill Placek will continue serving as Parliamentarian and will also serve as Secretary for the 2026–2027 season.

8. Member Leasing Question

The Board discussed a request from an Exclusive Member seeking to sublet or lease their interest at the Cove to a non-member.

While this appears to conflict with the Bylaws, it is referenced as a possible provision within the Declarations (Section 3.2.c).

The Board agreed to forward the matter to the Cove's General Counsel for legal review and clarification.

9. Security System

President Jeff Miller noted that the resort's security camera system requires updating. The Cove's IT support provider will review the system and determine appropriate corrective actions.

10. Communications

Bill Placek stated that he would:

- Post the Board officer results on Facebook, and
- Distribute the meeting minutes within the week.

11. Adjournment

There being no further business, Jeff Miller adjourned the meeting at 3:45 PM.

Submitted by:

Bill Placek

Secretary / Parliamentarian

Indian Cove RV Resort Board of Directors

Approved by:

Indian Cove RV Resort Board of Directors

Approval Date: 3 April 2026

Minutes Documentation Standard

These minutes are intended to serve as the official record of actions taken and topics discussed during the meeting. In accordance with generally accepted governance practices and Robert's Rules of Order, minutes summarize actions and key discussion points but do not constitute a verbatim transcript of the meeting. Supporting documentation and detailed discussion records, where applicable, are maintained separately in the official records of Indian Cove RV Resort.