

**Hideaway Bay Beach Club**  
**Board of Directors**  
**March 14, 2015**  
**Minutes**

**Call to Order:** Frank Shields called the meeting to order at 10:34 AM at the Hideaway Bay Beach clubhouse.

**Establish a Quorum:** A quorum was established with the following present in person or by conference phone: John Hetrick, Frank Shields, Greg Holt, Susan Harrison, and Tom Kochis was absent.

Sherry Danko and Pamela Sizemore were present representing Star Hospitality Management.

**Proof of Notice:** The meeting notice was posted and distributed in accordance with the Association Bylaws and Florida Statute 718.

**Approval of Minutes:** Susan Harrison made a motion, and Frank Shields seconded to approve the February 7, 2015 minutes. The motion carried.

**Unfinished Business:** None. .

**Old Business:** None.

**New Business:** **Exception request. John discussed among Board members at the meeting.**

- A. Carol Songey request to store a trailer in the grass area. Reversal of parking lots. Rec. Frank Shield made a motion to deny and Susan Harrison seconded and the vote was unanimous.
- B. Leonor Frigola request to park boat trailer during certain times. No storage violates the rest of the trailers in the parking lot. Frank Shields said one yes opens to everyone. The Board cannot accommodate. Frank Shields moves to deny the request and Susan Harrison seconded. The vote was unanimous.
- C. Fred Boykin request to park a boat trailer in the parking lot at limited times. Same concern as above. Frank acknowledged high and low season. Susan Harrison moved to deny Greg Holt seconded and the vote was unanimous.
- D. Conrad and Debbie Coolidge request to use the parking lot, ferry and garbage. acknowledged some health issues. May also violate dual use of amenities and violate Florida Statute. Conrad Coolidge said they use the parking lot outside the fence. John Hetrick stated inside or outside the fence is Hideaway Bay Beach Club property. Sherry Danko made some comments on practicing on making exceptions. John Hetrick commented that the Coolidges decided not to live at the Hideaway Bay Beach Club, they could move back to their condo at the Hideaway Bay Beach Club. Susan Harrison commented, Coolidges decided to move into a house on the island. When they lived in their condo amenities were not a problem. Greg Holt wants to consider a legal opinion on this matter. Sherry Danko encourages this. John Hetrick needs to table the item and seek a legal opinion on this issue. Conrad Coolidge agrees to get attorney's opinion and he is on the Fire Board which represents the Hideaway Bay Beach Club. Move to table this request and seek legal advice to determine what position the Board should take in this matter. Kevin ask what should the Captains do in reference to giving access to Coolidges. The Board decided to grant temporary exception to the Coolidges. Susan Harrison made a motion to a temporary exception and Greg Holt seconded and the vote was unanimous.

The next meeting will be April 18, 2015.

Does the Fire Department occupy the spots? John Hetrick stated HBBC has a written agreement with Fire Board for one spot. Fire Board prefers to get their own access. Discussion of Fire Department taxation. Check the website has a link for property owners association Fire Department link.

**Volunteers Insurance Coverage:** Insurance coverage with zero employees at no extra cost. There will no volunteer coverage. John Hetrick will need Board approval for volunteers. Frank Shield's wife Becca Shields will volunteer. Endorsement volunteers.

**Violations:** John Hetrick stated owners need to utilize storage under their units. Building A & E kayak storage and etc.

**Other:** Sherry Danko read a letter and touched on all points in this meeting. John Hetrick will draft a response to represent the Board. Becca Shields has concerns on the golf cart issue. Consider requiring golf cart insurance. Playground – Board agrees to a common general consensus. Gina will check on insurance liability if a playground is added. Frank Shields gathering information from snowbirds and will report on next meeting April 18, 2015.

**Adjournment:** With no further business to come before the Board, Susan Harrison moved, and Frank Shields seconded to adjourn. The motion carried, and the meeting adjourned at 12:23pm.

*Pam Sizemore*

Pam Sizemore, For Greg Holt, Secretary/Treasurer