

Diamondhead Country Club and Property Owners Association Membership Meeting Agenda
February 15, 2021 at 6pm
Diamondhead City Hall, Diamondhead, MS

Call to Order

Roll Call, Verify Quorum

Pledge of Allegiance

Approval of Minutes from 1/18/21

Approve/Amend Meeting Agenda

Presentation

President's Report

Committee Reports

General Manager's Report

POA Members Comments on Agenda Items (limit 3 min. per person-must sign up ahead of time to speak)

Unfinished Business

1. Motion to approve a directed audit of POA financials

Consent Agenda

Regular Agenda

1. Motion to approve the rebranded names and logos for the Diamondhead Country Club (The Club at Diamondhead), the 19th Hole (Latitude 30 Patio and Grill), the quiet dining area (The Oak Room) and Tennis World (The Tennis Club at Diamondhead).
2. Motion to approve the selected bid for the flooring for the Grill remodel.
3. Motion to allow a member to advertise for a specific function on the POA's two electronic signs

POA Members Comments on Non-Agenda Items (limit 3 min. per person)

Adjourn

Unfinished Business Supporting Information

1. Directed POA Financial Audit

GOAL OF THE PROPOSAL: In order to fulfill the pledge of transparency and full disclosure to our members, I am requesting the board approve a special directed financial audit. We do perform an audit yearly of POA finances however this does not address many questions as the financials published and furnished to me are generic and require further investigation. This is an attempt to save money and further streamline POA operations. However, I have been unsuccessful in receiving a baseline of proper information aside from the balance sheet and monthly financial. These documents do not represent a breakdown of costs for analysis. I had asked for the accounting file access in August of 2020. I was told by the GM Greg Abadie that I must present my request to the board for approval because there is personal information in the file. Questions shall be presented if audit is approved. Some of which may include:

- Complete inventories with receiving tickets matched to purchases
- Reason of high credit card usage and matching receiving tickets if inventory purchased and/or job number or cost center defined for each purchase.
- Cost of sales for Country Club, 19th Hole and Golf Shops. Please note this includes COGS, Employee and Operational Expenses to establish true cost.

FINANCIAL IMPACT: Information received from the directed audit will enable us to implement cost cutting measures, reduce shrinkage, assure members we are being transparent and help us maintain our 2021 budget.

Regular Agenda Supporting Information

1. Rebranding names and logos

GOAL OF THE PROPOSAL: To achieve part of the goal of rebranding the facilities

FINANCIAL IMPACT: Cost of signage for restaurant and grill will be presented to the Board when the bid is received.

The Tennis Club at Diamondhead as well as these -



2. Bids for the flooring of the Grill

GOAL OF THE PROPOSAL: To meet requirements for selecting contractors

FINANCIAL IMPACT: A lowest bid by The Carpet Deal is \$21,730 with cove base an additional \$800. Will take 3-5 days for flooring to be delivered and 2-3 days in building to acclimate before install.

3. To allow a member to advertise on electronic signs

GOAL OF THE PROPOSAL: Personal use of signs

FINANCIAL IMPACT: No policy to use signs is in place – handbills, commercial or political advertisements not permitted on POA property

**MINUTES OF THE MEETING OF THE BOARD OF DIRECTORS
DIAMONDHEAD COUNTRY CLUB AND PROPERTY OWNERS ASSOCIATION, INC.
January 18, 2021**

A meeting of the Board was held at 5000 Diamondhead Circle, Diamondhead Mississippi. President Knobloch chaired the meeting and called it to order at 6:00 P.M.

Present were President Knobloch, Vice President Gillen, Secretary Sislow, Treasurer Rayner, Director Becker, Director Ertel, Director James, Director Tauzin, Director Nutting, Director Ramirez and Ex-Officio Marthouse. Also present were General Manager Abadie, Controller McInnes, Legal counsel Sharp and 35 members.

MINUTES – The minutes of the 12/21/20 meeting were approved by email vote on 1/5/21.

APPROVAL/AMEND MEETING AGENDA – The agenda was approved as presented

PRESENTATIONS – None

PRESIDENT’S REPORT – President Knobloch described the \$125,000 damage from Hurricane Zeta to the Clubhouse, that the 19th Hole restaurant provided approximately 45% of the food and beverage income so repairs are proceeding quickly to restore that function while also improving the location and service. An estimated 6 weeks of work are needed as soon as the bid for the work is approved. The patio continues to be a favorite of many patrons. He reported that Elliott Homes will not burn the clearing debris but will remove it from the community. Additionally, it has been agreed that all new construction in the Elliott homes property will be members of the POA. He announced that the circuit court agreed to allow dues collection cases. From the committees he shared that the dredging funds have been approved to be allocated to pier repair, that Tennis improvements are being made to increase play on the courts, that a golf cart contract will include less maintenance and longer battery life, and the Silver Slipper contract has been negotiated. President Knobloch encouraged all to join the Diamondhead POA Facebook page and/or sign up for E-Blast from the Diamondhead website.

COMMITTEE REPORTS – See President’s Report

GENERAL MANAGER’S REPORT – General Manager provided Month-end and Year-end financial reports, a copy of the Silver Slipper Agreement, and the latest contractor bid for Clubhouse repairs and remodeling. He also provided a summary report of 2021 dues that have been paid thus far.

POA MEMBERS COMMENTS ON AGENDA ITEMS – Mr. Ricky Sheppard thanked the Board for their efforts and requested respectful, honest, open communication within and from the Board. Mr. James Hueffner asked the Board to work together, to listen more carefully to member issues, and to assure open records for transparent communication.

UNFINISHED BUSINESS – None

CONSENT AGENDA – None

REGULAR AGENDA –

1. 2021-01 - Motion to censure Karen Rayner, Treasurer of the POA Board for not following the adopted Board policy concerning Social Media, by posting disrespectful comments on social media, by posting incorrect information about the POA on social media, by not posting a

disclaimer regarding her posts not being the opinion of the POA on social media, and by posting antagonistic conversations on social media, was made by Director Nutting and seconded by Ex-Officio Marthouse. President Knobloch, Vice President Gillen, Secretary Sislow, Director Becker, Director Ertel, Director James, Director Tauzin, Director Nutting, Director Ramirez and Ex-Officio Marthouse voted for the motion. Treasurer Rayner voted against the motion. The motion passed.

2. 2021-02 - Motion to approve the Silver Slipper Agreement contingent upon acceptance by Silver Slipper of changes to the indemnity clause and one addition by legal counsel was made by Director Becker and seconded by Director Nutting. The motion passed unanimously.
3. 2021-03 - Motion to approve a directed audit of POA financials was made by Treasurer Rayner and seconded by Director Tauzin. Treasurer Rayner moved to table the motion until the next meeting, seconded by Secretary Sislow, and with said tabling, the motion passed unanimously.
4. 2021-04 - Motion to accept the revised bid of \$64,173 from SELA for repairs/remodeling the 19th Hole area was made by Director Tauzin and seconded by Director Ertel. President Knobloch, Vice President Gillen, Secretary Sislow, Director Becker, Director Ertel, Director James, Director Tauzin, Director Nutting, Director Ramirez and Ex-Officio Marthouse voted for the motion. Treasurer Rayner voted against the motion. The motion passed.
5. 2021-05 – Motion to approve Safety and Environmental Committee Charter was made by Director Ramirez and seconded by Director James. The motion passed unanimously.

POA MEMBERS COMMENTS ON NON-AGENDA ITEMS –

Mr. Tim Kelly repeated his request to receive a report of delinquent dues including posting the amount on the financial statement. He also expressed concern about how to handle architectural issues with the covenants in his area having expired.

Executive Session - A motion to adjourn to Executive Session to discuss confidential legal matters was made by Director James and seconded by Ex-Officio Marthouse. The motion passed unanimously. The Board entered executive session at 7:14 PM, discussed a legal issue with no vote taken. The Board adjourned the executive session and returned to the regular meeting at 7:21 PM

NEXT MEETING – The next scheduled meeting of the POA Board will be February 15, 2021 at 6:00 P.M. in the Diamondhead City Hall.

ADJOURN – A motion was made by Secretary Sislow and seconded by Director Nutting to adjourn the meeting. The meeting adjourned at 7:23P.M.

Respectfully submitted,

Nancy Sislow
Nancy Sislow
POA Board Secretary

Approved on //