



APPROVED

Board of Directors
Meeting Minutes
April 1, 2026

I. Meeting was called to order by President Mike Kennedy at 3:00 PM

II. Attendees

Board Members

Jim Delamater, Mike Kennedy, Jim McCormick (Zoom), Jack Porwoll, Gerry Ries, Joe Trowbridge, and Bob Williams.

Others

Jeff Holmes, David Hogan, Fred Rgnonti, Carol Pevovar, Peter Eisch, and Wendy Dunn (Zoom)

III. Approval of Past Meeting Minutes

The minutes of the September 25, 2025 meeting were approved via email by the Board members on October 2, 2025 and emailed to the Owners.

IV. Treasurer's Report

No report

V. Manager's Report

Jeff Holmes has been out of the office for the past 2 weeks due to knee replacement surgery.

The staff has been busy with slip rentals, payments for first and second half assessments, etc. Ship store items have been ordered. Service department is completing work orders where possible. Yard crew is preparing for spring launch and helping with assessing the damage to Docks B & C from the wind/ice storm on March 13.



VI. Old Business

Electrical Update

Mike Kennedy summarized the electrical power situation to the docks. A few years ago we had breakers fail during the hot summer months. Replacement breakers were very expensive and difficult to obtain. O'Neill Electric was hired to make an assessment of the electrical power to the docks. During this time, O'Neill Electric was able to locate a source of supply for the breakers at a reasonable cost. Upon completion of the assessment, O'Neill Electric provided a list of repairs for power to Docks B & C.

O'Neill Electric developed a schematic for a major upgrade in the future. While doing that, O'Neill Electric indicated that they do not believe the condition of the electrical system is in need of a major upgrade at this time. NEO Electric has a similar opinion.

Competitive bids were obtained from O'Neill Electric and NEO Electric to complete the repairs to Docks B & C. The bid from NEO Electric was slightly lower than O'Neill Electric, plus it was a "Not to Exceed" bid which provides the opportunity to pay less if the actual cost is less than the quotation.

Motion by Gerry Ries and 2nd by Joe Trowbridge to hire NEO Electric to repair the electrical items to Dock B and Dock C per their quotation. After discussion of the two proposals and the qualifications of the contractors, the motion was approved unanimously.

VII. New Business

Dock Repair

On March 13 high winds/ice caused significant damage to Docks B & C. Spud poles and H beams have been damaged. A pedestal on B dock was destroyed.

Insurance has been contacted. We are not allowed to start repairs until insurance has completed their investigation.

We are asking for everyone's patience. This repair will be occurring during spring launch which makes it very challenging for the yard crew.



Spring launch schedules may be impacted. Every attempt will be made to have the repairs completed as soon as possible, with minimal impact.

Annual Election

The Annual Meeting will be on Saturday, June 20. Refreshments will be served at 9:30 AM with the meeting starting at 10:00 AM.

The position of Director for Docks C, D, & At Large are up for election this year. Anyone who has an interest in running for a position should contact Jeff Holmes before May 1.

The same electronic balloting software will be used as in previous years. Information and ballots will be emailed to the owners after May 21.

VIII. Member Comments

Peter Eisch gave a statement regarding the WI Condominium Act 703 and provided a copy of the legal opinion that he obtained.

IX. Adjournment

Motion to adjourn by Jack Porwoll and 2nd by Bob Williams at 3:50 PM.
Unanimous approval.

Submitted by:

Gerry Ries
SCMC Secretary