

**KINKAID-REED'S CREEK CONSERVANCY DISTRICT
CONSERVANCY COMMITTEE MEETING
Tuesday, September 26, 2023**

The Conservancy Committee of the Kinkaid-Reed's Creek Conservancy District held its meeting on Tuesday, September 26, 2023. Chairman Tony Mileur called the meeting to order at 4:30 p.m., at 1763 Water Plant Rd., Murphysboro, Illinois.

ROLL CALL:

David Ardrey	Present
Scott Wilmouth	Present
Mike Barone	Present
Tony Mileur	Present

Also present: JT Jenkins, Greg Legan, Ed Heller, Jim Pribble and Angela Blessing.

Approval of Minutes for August 21, 2023: Trustee Ardrey made a motion to approve the minutes of the August 21, 2023, Conservancy Committee meeting. Trustee Barone seconded the motion. All members present voted "Aye." Chairman Mileur declared the motion carried.

Old Business:

Kinkaid Lake Village Renovation Plan Discussion:

H-Dock: Manager Wilmouth reported he has met with Murphy-Wall Bank regarding interest rates for a loan to renovate H-dock and the interest for a loan with a 10-year payback would be 6.25% without deposits in that bank, or 5.85% if the District has deposits in that bank. Manager Wilmouth stated Ed Heller is looking into if the District can use their Bonding authority for the renovation of H-Dock. Attorney Ed Heller reported the District can use their bonding authority and should work with a local bank to buy the bonds and the bonds will remain tax free. Ed Heller stated the boat rental contract at the marina is a for profit business and the District must keep that contract under 200 days per year, or the District could possibly lose their tax-exempt status.

NEW BUSINESS:

Lease Renewal Payment Due Date: Manager Wilmouth reported this item was sent back to the Committee due to the public response to the approved lease renewal payment due date in December. Trustee Barone stated one of his concerns is the current boat slip customers have a contract that is paid through February 28, 2024. Attorney Ed Heller stated the dates of the existing contract must be honored, and if a current customer does not want to renew their lease for next year the slip may be leased to a new customer, but that contract cannot start until the existing customers contract ends. Trustee Ardrey stated the campsite contract is not in sync with the boat slip contract and is eligible for a winter storage fee for the off-season months. Trustee Barone stated he doesn't think it is fair for the camper's who pay a winter storage fee to pay for next year's lease in December because it would feel like they paid \$300 for a little over month of storage. Ed Heller stated that \$300 storage fee could be added to the Lease rate and the lease dates changed to a yearly lease like the Boat slips. Trustee Ardrey stated the future lease contracts could be dated starting March 1st through December 31st and that would get the District in line with a January 1st start date to the Fiscal Year starting in 2025. Trustee Barone stated the item of moving the payment due date up to December should be tabled this year since the marina customers did not have much notice of this date change and revisited next year. Manager Wilmouth stated if the District plans to change the dates for the 2025 contract, then the upcoming 2024 lease should have a December 31st end date. Trustee Barone made a motion to keep the current payment due dates of the lease going out in January and payment being due February 15th for the upcoming 2024 season. Trustee Ardrey seconded the motion. All members present voted "Aye." Chairman Mileur declared the motion carried.

Waiting List: Jim Pribble stated he would like to see the Lottery Drawing eliminated and the new annual waiting list be created by email only since it will have a date and time stamp. Mr. Pribble stated there would be a starting date and time and ending date and time that the emails are accepted, and the list would go in the order that the emails came in. Trustee Barone stated the new annual waiting list would be posted to the District Website. Mr. Pribble stated an existing customer should not be allowed on the new waiting list to move to a different boat slip or campsite because they already have a slip or site. Attorney Ed Heller stated if the current customers aren't allowed to get on a waiting list to potentially move it may cause problems, and in the future the District could look at changing that policy. Trustee Ardrey stated this annual waiting list will last for one year. Trustee Barone stated a rule for the new waiting list should be one email per household. Trustee Barone made a motion for the annual waiting list to be created by email only in the order they come in with a start date and ending date and time. and Trustee Ardrey seconded the motion. All members present voted "Aye," and Chairman Mileur declared the motion carried.

Slip Fees: Manager Wilmouth reported this item is on the agenda to discuss raising the slip fees, however there is still time to decide on the slip fees. Trustee Legan stated increases in fees need to be built in to cover the District's costs so the boaters can plan ahead knowing the dock renovations will increase the infrastructure cost.

Marina Website: Manager Wilmouth stated one of the issues with the current website is the person who runs it lives in Florida and sometimes takes a week or two before making requested changes to the marina website. Manager Wilmouth reported he and Carrie met with a local company, Alter Ego Marketing and they have submitted a proposal to rebuild and run the Kinkaid marina website. Manager Wilmouth stated he recommends approving the upgrade of the marina website. Trustee Barone made a motion to approve the proposal from Alter Ego Marketing to upgrade the marina website, and Chairman Mileur seconded the motion. All members present voted "Aye," and Chairman Mileur declared the motion carried.

OTHER MATTERS TO DISCUSS: None

ADJOURNMENT: There being nothing further to discuss Trustee Barone made a motion to adjourn the meeting. Trustee Ardrey seconded the motion. All members present voted "Aye," and Chairman Mileur declared the motion carried.



CHAIRMAN