

COAL CITY AREA CLUB

MEETING MINUTES

AUGUST 11, 2026

1. CALL TO ORDER

The regular meeting of the Coal City Area Club was called to order at **7:00 PM** in the CCAC meeting room.

2. ROLL CALL

Present: Brainard (arrived 7:01P), Frederickson, Gabehart, Halliday, Jacovec, Mack, Mallaney, Melvin, Pogliano, Shannon, Stiles, Trotter, Uzzardo

Absent: Noffsinger, Uerkwitz

3. CONSENT AGENDA

- a. Meeting Minutes** – Corrections/Questions – None noted.
- b. Financial Report** – Corrections/Questions – None noted.
- c. Disbursements** – Corrections/Questions – None noted.
- d. Membership Report** – Corrections/Questions – None noted.

JULY

NEW MEMBERSHIPS

FROM WAITING LIST	7
CERTIFICATES RETURNED	3
CHILDREN UNDER 22	2
DIVORCE	0
APPLICATIONS TO APPROVE	2

LOCAL – 1324 (213 SRS) NON-LOCAL – 1251 (138 SRS) TOTAL 2575 AS OF 7/31/2026
WAITING LIST – 739

e. Text Motions – None noted.

f. Motion to Approve Consent Agenda

Directors were given time to review the meeting minutes, financial reports, disbursements, membership report, and text motions.

MOTION TO APPROVE CONSENT AGENDA Motion by: **Trotter** Second by: **Gabehart**
Approved unanimously.

4. COMMENTS FROM THE FLOOR

Tim Conroy questioned if music during Labor Day Weekend was a violation of the bylaws. He was planning a drum show from 6-7:30p at his camper.

Board clarified:

- Music is allowed as long as it is not during quiet hours.
- If multiple members complain, staff may ask for volume reduction.
- No bylaw violations were identified.

Sharon Hess asked about the burn pit across from the Willow Pavilion.

Board response:

- The materials should not have been placed there.
- Tom has been instructed to move everything to the burn pile near the junk pit.
- The pile has been “getting bigger and bigger” and must be removed.

She also questioned the duplicate ComEd Payment

Explanation:

- Payment was submitted early to avoid missing the due date.
- Then the automatic payment processed again.
- The account now shows credit, and the next bill was \$8,800, which the credit helped offset.

John Trotter asked about road work along Coal City Road. John will provide the date once confirmed and information will be sent to the board. Meeting for the guard rail will be August 18th @ the library at 6PM.

Trotter also requested approval for a birthday event on Saturday, August 15.

- Estimated 20–30 non-member guests.
- This number does not trigger porta-potty requirements.
- Additional non-local visitors may attend; they must be signed in at the gate.

Lani Sztapka asked if new mulch would be put in the Playground area.

Board confirmed:

- The playground requires special playground-grade mulch.
- Tom has not yet completed the project.
- Board intends to have staff complete the work; volunteers may be requested if needed.

Jeff Wills questioned whether the farm lease extension was properly voted on.

Discussion included:

- Prior board discussions indicated no opposition to extending the contract.
- Historically, farm contracts were rebid every three years.
- A procedural “no-opposition” approval had been used previously
- Consensus was to extend the contract for 3 more years.

5. VIOLATIONS - No violations were presented for August.

6. ACTION ITEMS *(All motions must be on the agenda)*

A. Speed Boat Bylaw – Jet Drive Proposal

Jacovec presented a proposal to remove “jet boats” from the prohibited list, allowing modern jet-drive ski boats.

Discussion included:

- Prior concerns about racing boats and erosion.
- Jet drive propulsion vs. propeller propulsion.
- Mixed reactions from directors.

SPEED BOATING RULES AND REGULATIONS

6. Open boats only. All other boats (cabin cruisers, racing boats, ~~jet boats~~ or pontoons) are prohibited from obtaining a speed boat permit.

MOTION: To approve removal of “jet boats” from the prohibited list. Motion by: Jacovec Second by: Brainard 6 Yeas and 5 Nays. Motion Failed needed 7 Yeas needed to pass bylaw change.

B. Special Event Applications

- Special event application for **MP141** reviewed; no issues identified.
- Board also discussed adding **John Trotter’s** event (20–30 non-members, approx. 50 total guests), pending submission of the form.

MOTION: To Approve MP141 and Trotter’s event (pending form submission). Motion by: Mallaney Second by: Trotter Approved unanimously.

C. Dock Space – Elimination of Two Dock Locations

Pogliano presented measurements showing two dock locations lack sufficient space:

- One location is **18 feet** between existing docks.
- Another has **24 feet**, but only **10.5 feet** are usable after required clearances.
- Two docks currently assigned are unlikely to be repaired and would be forfeited.

Board discussed:

- Moving these docks to the end of the line.
- Avoiding reduction of total dock inventory.
- Possibly assigning spaces on the west side of the north shore
- Some repairs are not completed and may be reassigned.

MOTION: To Eliminate dock # 31E owned by LP113and #34E owned by LW199 and move the docks to the north end. Motion by: Trotter Second by: Stiles Approved unanimously.

D. Event Procedure – Gate Staffing

Mack raised concerns about gate procedures during special events.

Board clarified:

- If an event is board-approved, the guard checks in guests using the event list.
- If an event is not board-approved, the member must have someone at the gate.
- Prior confusion stemmed from inconsistent enforcement and protocol was reviewed.

E. Comment from the Floor Protocol

Shannon requested adding another “comments from the floor” to the agenda later in the meeting. Discussion continued that the board has sometimes asked the floor for specific comments if pertinent. No motion was made. Consensus was to keep the agenda the same.

F. Committee Disciplinary Clarification – Speedboat Area Incident

Mack reported a kayak/paddleboard user was told to leave the speedboat area despite no boats being present.

Board acknowledged:

- The removal was a mistake.
- Paddle craft may use the area when no speedboats are operating.
- The incident resulted from misreading the bylaw.
- No disciplinary action taken.

G. Gravel for New Boat Ramp

Trotter explained that a new boat ramp was created near the junk pit requires gravel. Costs were discussed and determined that Quaka was cheaper than Bohac.

Proposal:

- **Three loads** of CA-6 gravel.
- Estimated cost: **up to \$1,800** total approximately 3 loads.
- Goes under area maintenance line item

MOTION: Approve up to \$1,800 for three loads of gravel. Motion by: Mack Second by: Melvin Approved unanimously.

7. COMMITTEE REPORTS

A. Area / Farming / CRP

- Some CRP acreage has been cut.
- CRP contract still pending; mowing window believed to be **Aug 1–Oct 1**.
- Board instructed maintenance to avoid scalping vegetation.

B. Beach

- Swimming lessons were completed successfully.
- Sandcastle competition was held.
- Water quality concerns resolved; state-approved test returned **good results**.
- Beach will move to **weekend-only hours** starting next week.

C. Boating – Nothing to report

D. Budget

- Directors encouraged to monitor committee budgets closely.

- Jacovec explained that we may need to increase the camping
- Discussion about future dues increases (1–2% annually) to offset rising costs.

E. Bylaws – Nothing to report

F. Camping

Mallaney presented bids for the camping electric, Elliot and Ideal would not bid. Additional bids will be sought from Baker and Ayers.

- Electrical bids received
 - Clennon: **\$154,100**
 - Meade: **\$257,950**
- Campground playground mulch needs to be replaced. Weeds are growing and some repairs are needed.

G. Docks – Nothing to report

H. Equipment

Mallaney questioned why some equipment purchases are not coming out of the line item. Most small equipment comes out of the area maintenance line.

- Chainsaw and blower repairs completed.
- Inventory updates are ongoing.

I. Fishing

- Members encouraged us to share photos.

J. Gates & Security

- Discussion about preventing vehicles from driving around bumps.

K. Hunting

- Four new members entering hunting rotation.
- Another just turned in so will take another off the list
- Deer season begins on **October 1**.

L. Safety

- Dangerous tree removal bids pending.
- Shannon explained that another bid will be provided later.

M. Seasonal Activities / Winter Sports / Picnic

- Venetian Night and beach party were successful.
- Veterans Picnic is scheduled for **September 12**.
- Pumpkin event planned for **October 13**.
- Trails may need to be mowed.

8. MANAGER'S REPORT - Manager absent; no report.

Mack requested that since deer season is coming up the stone trails need to be updated for any emergency squad issue back there.

9. OPERATIONS MANAGER'S REPORT (Uzzardo)

- **72 memberships** still outstanding less than usual
- Last week for beach open during the week. Beach will only be open on the weekends, and the beach will close on Labor Day.
- Camping usage data:
 - **157 members** used campground through 7/29.
 - Average stay: **6 days**.
 - Highest check-in date was June 26th
- Bylaw book supply is down to ~100; updates needed before reprinting in 2027 and bylaw committee needs to get together to update the current book.
- Dock info has been organized in the office by each dock to give the history
- Diamond Electric billing will be categorized under **Area Committee** budget.
- Waiting list processing continues; 29 pending applications.

10. PRESIDENT'S REPORT

- Manager hiring process continues.
- Three finalists remain; interviews and site visits underway.
- Board will receive updates before September meeting.

11. MOTION TO ADJOURN

MOTION BY Trotter SECONDED BY Jacovec TO ADJOURN AT 8:27P APPROVED.