

REGULAR MEETING OF THE
HOT SPRINGS VILLAGE
PROPERTY OWNERS' ASSOCIATION
BOARD OF DIRECTORS
9:00 A.M., WED., JANUARY 16, 2008
OUACHITA BUILDING

A regular meeting of the Hot Springs Village Property Owners' Association Board of Directors was held at 9:00 a.m., Wednesday, January 16, 2008 at the Ouachita Building.

Board members attending were: President Bob Shoemaker, Vice President Mike Misch, Jeff Atkins, Paul Day and Bill Linam. Absent: Dick Breckon and Teri Jackson.

Attending from staff were: General Manager Dave Johnston, Treasurer Wayne Copeland, Attorney Don Schnipper, Asst. to the General Manager Linda Mayhood, Director of Public Safety Laroy Cornett, Director of Public Works David Whitlow, Supt. of Water & Wastewater Dennis Eskew and Public Works Coordinator Randy Noles, Director of Recreation Larry Koonse, Stephanie Stone for Director of Golf John Paul, Director of Planning and Inspections Steve White, Communications Specialist Stacy Hoover and Secretary Suzette Tadlock.

Also attending were: Frank Leeming, Village Voice and Jeff Smith, Sentinel Record.

Approximately 15 people were in the audience.

Call to order: President Shoemaker called the meeting to order at 9:00 a.m.

Prayer/Pledge: Director Day gave the prayer and President Shoemaker led the pledge of allegiance.

Order of Business: The order of business was approved as submitted.

Minutes/Notes: The regular meeting minutes of 12-19-07 and work session notes of 1-2-08 were approved as submitted.

President's Comments: President Shoemaker commented on the new publication by the Sentinel Record featuring Dave Johnston. He announced the 25th anniversary of David Whitlow as a POA staffer and stated the Board would celebrate with cake during the break. He requested a short, executive session meeting following the regular meeting.

Board Comments: Director Misch commended staff for the good financial position for the end of the year. He requested everyone sign a birthday card for Dick Breckon.

Gen. Mgr. Report: Dave Johnston advised that Mike Misch had Dick Breckon's proxy and Bill Linam had Teri Jackson's proxy.

Mr. Johnston advised that the auditors were meeting with staff today.

He also advised that a water leak detecting company will be in the Village the first of February at a cost of \$10,000.

Discussion of the written General Manager's Report followed (see attached).

Treasurer's Report: Wayne Copeland gave the Treasurer's Report (see written report attached). Discussion followed.

Standing Com. Reports: President Shoemaker called on standing committee representatives for their reports.

Director Day gave an interim report on the Recreation Committee's recommendations on the Special Events Committee: 1. The Recreation Committee will not assume the responsibilities of the Special Events Committee. 2. The Recreation Committee agrees to play an advisory role in planning the Newcomer's Coffee presentation, will make recommendations for changing and/or improving the presentation and make suggestions as to how best to implement the presentation. 3. The Recreation Committee has appointed a sub-committee to discuss: (1) the amount of leadership the Recreation Committee is willing to provide to the Newcomer's Coffee; (2) how much the Recreation Committee is willing to supplement the staff's efforts in running the actual Coffee.

Steve White reported that in response to Mr. Jasicki's concern about the Cortez Cart Maintenance area the State Fire Marshal was planning an inspection and a report would be forthcoming.

Minutes Recvd. & Filed: Common Property & Forest 1-7-08; Golf 12-13-07; Governmental Affairs 12-7-07; Lakes and Water 12-12-07, 1-9-08.

Architectural Control Com. Minutes Received: 12-20-07, 1-3-08.

Questions: President Shoemaker called on members of the audience for questions.

OLD BUSINESS: None.

NEW BUSINESS:

Standing Committees: V.P. Misch MOVED to amend Article XII, Section 1 A. of the Bylaws to delete the Special Events Committee. Director Linam SECONDED the motion. Discussion followed. The motion was unanimously APPROVED.

V.P. Misch MOVED to amend Article XII, Section 4 C. of the Bylaws to identify the term of service of a committee member shall commence at the committee's April meeting. Director Linam SECONDED the motion. Discussion followed. The motion was unanimously APPROVED.

V.P. Misch MOVED to amend Chp. Seven, Art. 3 of the POA Policies, Par. 9 b. & c. to accommodate the commencing of the committee's term whenever it meets in April. Director Linam SECONDED the motion. The motion was unanimously APPROVED.

Director Linam moved to amend Chp. Two, Article 7 of the POA Policies entitled "Common Property Policy" by changing the reference to the Natural Resource

Committee to the Common Property & Forest Committee. V.P. Misch SECONDED the motion. The motion was unanimously APPROVED.

Director Linam MOVED to amend the Common Property & Forest Committee's Charter per the attached. V.P. Misch SECONDED the motion. Discussion followed. The motion was unanimously APPROVED.

V.P. Misch MOVED to amend the Lakes & Water Committee Charter per the attached. Director Linam SECONDED the motion. Discussion followed. The motion was unanimously APPROVED.

V.P. Misch MOVED to eliminate the Special Events Committee Charter. Director Linam SECONDED the motion. The motion was unanimously APPROVED.

Appts. to Common Property & Forest Comm.

Director Linam MOVED to appoint Dan Webb to fill the unexpired term of Ruth Kosoglow and Dale Patty to fill the unexpired term of Lynn Sackett on the Common Property and Forest Committee. Director Day SECONDED the motion. The motion was unanimously APPROVED.

Capital/Project Expenditures:

V.P. Misch MOVED to approve the expenditure of \$27,866 for purchase of 2 work carts for Isabella & Coronado. Director Linam SECONDED the motion. The motion was unanimously APPROVED.

V.P. Misch MOVED to approve expenditure items 2 – 7 as shown on the agenda. Item No. 2 was revised to \$29,273.66. Director Day SECONDED the motion. The motion was unanimously APPROVED.

Director Linam MOVED to approve an expenditure in the amount of \$630,000 for new home tank installation. V.P. Misch SECONDED the motion. Director Linam advised to discard expenditures in the packet for items 8, 9, 10 & 11 shown on the agenda. The motion was unanimously APPROVED.

Director Linam MOVED to approve an expenditure in the amount of \$96,190 for wastewater treatment plant chemicals. Director Atkins SECONDED the motion. The motion was unanimously APPROVED.

Director Linam MOVED to approve an expenditure in the amount of \$52,225 for water treatment plant chemicals. Director Atkins SECONDED the motion. The motion was unanimously APPROVED.

Break:

The meeting was recessed for a fifteen minute break at 9:45 a.m. during which time cake for David Whitlow's 25th anniversary was served.

Hearing:

Attorney Don Schnipper took over the meeting to conduct a hearing relative to a violation of item 26 of the Protective Covenants by Kelly Quinn and Clifford Garvin involving an illegal trailer parked at 4 Encantado Ln.

It was determined that neither Kelly Quinn or Clifford Garvin was in attendance for the hearing.

Complaint Investigator Sam Harper was invited to the Board table and asked to give a timeline of events (see attached). The trailer was described as a double axle trailer for towing. Director Atkins advised he had driven by the home before the meeting and determined that it was still at the residence and was parked close to the street. It was verified that there had been no application for the parking of this trailer submitted to the ACC Committee.

Director Atkins MOVED to suspend privileges for the household of Kelly Quinn and Clifford Garvin for a period of 30 days. Director Linam SECONDED the motion. The motion was unanimously APPROVED.

Discussion was held at the recent Golf Committee about the definition for a golf cart trailer and the ACC Committee will review the Golf Committee's recommendations at their meeting tomorrow.

The hearing ended at 10:11 a.m.

Adjournment:

The meeting was adjourned at 10:12 a.m. which was followed by a brief executive session meeting of the Board.

President

Secretary