A regular meeting of the Hot Springs Village Property Owners’ Association Board of Directors was held at 9:00 a.m., Wednesday, January 21, 2015 at the Ouachita Building of the Ponce de Leon Center.

Board members attending were: President Keith Keck, Vice President Harv Shelton, Jeff Atkins, Bobbie Bateman, Frank Leeming, Mike Medica and Mary Neilson.

Attending from staff were: David Twiggs, COO/General Manager, Linda Mayhood, Asst. General Manager, Lesley Nalley, CFO, Attorney Don Schnipper, Public Works Dir. Jason Temple and Admin. Asst. Suzette Tadlock.

Also attending: Mary Eliades, Village Voice, Diane Upchurch, KVRE. Jessieville Students videotaped the meeting.

Approximately 50 people were in the audience.

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

Prayer/Pledge: Director Neilson gave the prayer and the pledge of allegiance was led by Rhonda Haynes.

Guests: President Keck called on POA Board candidates to stand and introduce themselves i.e. John Weidert, George Parker, Marcy Mermel, Bobbie Bateman and Clark Vernon.

Order of Business: Motion to approve the order of business was made by V.P. Shelton. Director Leeming, SECONDED the motion.

Director Atkins MOVED to remove item #17. Appt. to Public Works Com. Director Leeming SECONDED the motion. Director Atkins advised the candidate has removed his name for consideration and we will be looking for a replacement. The motion was unanimously APPROVED.

Director Atkins MOVED to add to the agenda a discussion on POA hosted email addresses for Board members to use for POA Board related email correspondence along with potential policy changes that would be appropriate. Discussion followed. The motion was unanimously APPROVED.

Director Atkins MOVED to add election of new officers of the POA Board as allowed by the POA Bylaws. Director Leeming SECONDED the motion. Discussion followed. The motion FAILED with Directors Atkins and Leeming voting in favor and Directors Shelton, Bateman, Medica and Neilson voting against.
The order of business was APPROVED as amended.

Minutes/Notes: The minutes of 12/17/14 regular meeting and work session notes of 1/7/15 were APPROVED upon motion by V.P. Shelton, SECONDED by Director Leeming and unanimously APPROVED.

President’s Comments: President Keck advised he hoped everyone had received their proxy and encouraged everyone to vote in order to get a quorum.

Board Comments: Director Leeming wished all five candidates good luck on their run for the Board. He apologized to John Weidert for the error he made in his blog. He requested the matter of open meetings be put on the February agenda.

Director Neilson thanked Jason Temple for the work that has been done on the fountains.

Director Bateman was glad that the Fitness Center opens at 6 a.m.

V.P. Shelton asked everyone to listen carefully to CFO Lesley Nalley when she gives the financial report and to consider it before they cast their vote against the assessment increase proposal. He stated the financial situation is deteriorating faster than originally thought.

General Manager Report: David Twiggs gave the General Manager’s Report (see written report attached).

Capital Projects Update: David Twiggs reported on:

- DeSoto and Coronado Marinas
- Fuel Stop
- DeSoto Club renovation

Lesley Nalley reported on TotalE Status Update.

Gate Renovations: Jason Temple reported the East and West Gate renovations have been completed. He thanked everyone involved in its completion.


Standing Com. Reports: None

Committee Reports: The following standing committee minutes were received: ACC 12-4-14, 12-18-14; CPFC 1-5-15; GAC 12-5-14; Golf 12-18-14; Lakes 12-10-14; Public Works 12-18-14; Recreation 12-8-14; Trails 12-15-14.
Questions from Audience: Three property owners had questions regarding the agenda.

Break: A recess was held at 10:30 – 10:35 a.m.

Mt. Carmel Development: Director Bateman MOVED to approve the Developers Agreement as presented for Phase 3 of Mt. Carmel Community at the Village. Director Medica SECONDED the motion. Following discussion, the motion was unanimously APPROVED.

Appt. to CP&F Com.: Director Medica MOVED to appoint Ed Baldwin for a term to expire April 2017 and Deborah Sims for a term to expire April 2015 to the Common Property and Forest Committee. Director Bateman SECONDED the motion. The motion was unanimously APPROVED.

Appt. to Lakes Com.: V.P. Shelton MOVED to appoint Don Petersen to the Lakes Com. for a term expiring April 2017. Director Neilson SECONDED the motion. The motion was unanimously APPROVED.

2015 Dynamic Pricing Structure for Non-member Golf Rates: Director Medica MOVED to approve the Golf Dept. to set the dynamic golf rates and adjust as dictated by market demand. Director Leeming SECONDED the motion. Following discussion, the motion was unanimously APPROVED.

New Rate Structure for Twilight Golf Rates: Director Medica MOVED to approve the twilight golf rate structure, including the addition of family and accompanied-member guest rates as presented. V.P. Shelton SECONDED the motion. Following discussion, the motion was unanimously APPROVED.

POA Host Email for Board Members: Director Atkins discussed the matter of all Board members having a POA hosted email to better control flow of emails along with appropriate policy amendments. Discussion followed.

Questions from Audience: Two property owners asked questions regarding other business.

Adjournment: The meeting adjourned at 11:00 a.m.

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President                     Secretary