

REGULAR MEETING OF THE
HOT SPRINGS VILLAGE
PROPERTY OWNERS' ASSOCIATION
BOARD OF DIRECTORS
9:00 A.M., WED., APRIL 20, 2011
OUACHITA BUILDING

A regular meeting of the Hot Springs Village Property Owners' Association Board of Directors was held at 9:00 a.m., Wednesday, April 20, 2011 at the Ouachita Building of the Ponce de Leon Center.

Board members attending were: President Bill Linam, V.P. Mike Misch, Jeff Atkins, Bob Brandt, Katie Feather, Jerry Kosoglow and Jim Owens. Board Members Elect: Tom Bryant and John Cooney.

Attending from staff were: General Manager Scott Randall, Asst. to the General Manager Linda Mayhood, Attorney Don Schnipper, Dir. of Public Safety Laroy Cornett, Dir. of Planning & Inspections Steve White, Dir. of Golf, Recreation & Club Services John Paul, Accounting Manager Doris Truett, Interim Director of Public Works Dennis Eskew, Communications Specialist Stacy Hoover and Administrative Asst. to the General Manager Suzette Tadlock. Absent: Interim Director of Public Works Randy Noles.

Also attending: Holly Daste, Village Voice and Jeff Smith, Sentinel Record.

Approximately 50 people were in the audience.

- Call to Order: President Linam called the meeting to order at 9:00 a.m.
- Prayer/Pledge: Scott Randall gave the prayer followed by the pledge of allegiance led by Tom Elliott.
- Introduction of Guests: None.
- Order of Business: The order of business was approved as submitted.
- Minutes/Notes: The March 16, 2011 regular meeting minutes were approved, April 6, 2011 work session notes were approved as amended and April 6, 2011 Special meeting minutes were approved.
- President's Comments: President Linam stated it had been his privilege to serve this membership for the past six years and thanked them for this privilege. He stated he has every confidence the new Board will lead the Village to great and good things with the management and staff that is in place.
- Board Members Comments: Members of the Board gave their thanks to outgoing Board members Bill Linam and Jeff Atkins.

Board members-elect Tom Bryant and John Cooney thanked the out-going Board members for their service and leadership and

thanked the property owners for their support in electing them to the Board.

Bob Brandt read a quote.

General Manager's Report: Scott Randall gave the General Manager's Report (see attached). Scott advised the Board had received an assessment of last week's storm damage. Director of Public Works applicants have been narrowed down to four and will be going through a multi-task assessment next Tuesday with an anticipated announcement at the May 6, 2011 work session. Don Schnipper advised that it was his opinion the POA is exempt from the recently enacted legislation requiring public water systems to fluoridate their water due to an exemption regarding how such water treatment plant enhancements are to be funded. Scott is working on a summary report for the Board on the staff retreat. Donations for fireworks are coming in.

Director Brandt would like to encourage trees as memorials.

Director Kosoglow commented on the benefit of customer service training being conducted by the staff.

Treasurer's Report: Scott Randall gave the monthly financial report through the month of March (see attached). Discussion followed. Director Brandt requested input from residents on the Bermuda grass conversion.

Standing Com. Reports: The following standing committee reports were received and filed:

Common Property & Forest 4-4-11, Golf 3-10-11, Governmental Affairs 3-4-11, Lakes & Water 2-11-11, 3-9-11, Public Works 3-17-11, Recreation 3-24-11, 4-11-11, Research and Special Projects 3-23-11 and Trails 3-15-11

Architectural Control Com. Minutes Received: 3-17-11 and 4-7-11

2010 Audit: Doris Truett introduced Janet Ptacek of the Frost, PLLC auditing firm. Ms. Ptacek advised that the POA had received an unqualified opinion for the 2010 Audit. Included with the audit were letters relative to "Communications on Internal Control" and "Communication With Those Charged With Governance". Discussion followed.

Board member elect Cooney asked about the use of the word "collected" on page 14 of the audit. Ms. Ptacek stated the word should be "assessed or billed" rather than collected. Mr. Cooney asked if their firm could provide benchmark data.

Ms. Ptacek will follow up on these questions.

Director Kosoglow questioned the statement made in the document titled "Communication With Those Charged with Governance" Pg. 8 #17 regarding funding of future major repairs and replacements. Don Yucuis will be asked to look into this.

Scott Randall advised that Mr. Yucuis had reviewed the draft and final audit report and concurs with staff recommendations on internal controls.

Questions from Audience
Regarding the Agenda:

Bill Monson, Chair of the Public Works Committee, addressed the Board relative to whether the Public Works Committee has the right to look at posted speed limits. The Public Works Committee recommends a new traffic study within the next two years. Mr. Monson stated he believed this Board should only approve speed limits and stop sign locations and not determine them. Discussion followed.

President Linam stated this matter has been added to the Board's retreat agenda.

Certification of Board Election: V.P. Misch MOVED to approve the 2011 Board of Directors election results and certify that the winners are John Cooney and Tom Bryant for three year terms. Director Owens SECONDED the motion. The motion was unanimously APPROVED.

Reappt. of Com. Chairs:

Director Feather MOVED to approve Dale Webb to succeed herself as Chair of the Trails Committee for the 2011-12 term. V.P. Misch SECONDED the motion. The motion was unanimously APPROVED.

Director Owens MOVED to approve Dan Webb to succeed himself as Chair of the Common Property & Forest Committee for the 2011-12 term. V.P. Misch SECONDED the motion. The motion was unanimously APPROVED.

Speed Limits:

Director Kosoglow deferred this motion on speed limits until the next voting session so that additional information can go out to residents detailing the background.

Director Brandt MOVED to approve the speed limit changes on Balearic Road, DeSoto Blvd., and Ponce de Leon Drive as recommended by Traffic Engineering Consultants and the Public Works Committee (see Action Report Attached). Director Owens SECONDED the motion. Discussion followed.

Director Owens MOVED to table this issue. Director Kosoglow SECONDED the motion. The motion to table CARRIED with Directors Owens, Kosoglow, Atkins, Feather and Misch voting in favor and Director Brandt voting against.

- Promotion & Marketing Work Plan: Director Kosoglow MOVED to approve the work plan as presented to the Board prior to the work session at the last meeting and authorize \$150,000 to be used in accordance with the approved work plan. Director Feather SECONDED the motion. Discussion followed. The motion was unanimously APPROVED.
- Appt. of Declaration Com.: V.P. Misch MOVED to appoint an ad hoc Declaration Committee and appoint Mike Misch, Jerry Kosoglow, James Williams, Dick Breckon, John Hollansworth, Wayne Morrison and Tom Arwood to the Committee. Director Owens SECONDED the motion. The motion was unanimously APPROVED.
- V.P. Misch MOVED to approve the proposed language amending Article X, Section 4 of the Hot Springs Village Declaration to be included in a fall campaign to property owners. Director Owens SECONDED the motion. The motion was unanimously APPROVED.
- 2011 Road Paving Program: Director Kosoglow MOVED to approve the 2011 Road Paving Program in the amount of \$768,724 by Cranford Construction Co. Director Owens SECONDED the motion. Discussion followed. The motion was unanimously APPROVED.
- Janitorial Supplies: V.P. Misch MOVED to accept the bid of Myers Supply in the amount of \$31,205. Director Feather SECONDED the motion. The motion was unanimously APPROVED.
- Questions from Audience Re: Dan Stockford stated Bea Nation should be given an award for doing the study on janitorial supplies. He also asked about the indemnification of Cortez Beach on the agenda. President Linam advised Mr. Cooper was not giving the POA Cortez Beach.
- Other Business: Bruce Hill commented on the speed limit change for Balearic Rd.
- Steve Walls asked about the POA contacting property owners for residents who had trees that needed to be cut. President Linam asked staff to look into this.
- Sam Padfield thanked Bill Linam and Jeff Atkins for their service on the Board
- Adjournment: The meeting adjourned at 10:11 a.m.
- Organizational Meeting: General Manager/Board Secretary Scott Randall took over the Board meeting to conduct the election of officers for 2011-12.
- Mr. Randall called on the two new Board members: Tom Bryant and John Cooney to take the oath of office.

Pursuant to Article XI, Section 2. of the Bylaws relative to the election of Board officers, Mr. Randall entertained nominations for President.

Mike Misch nominated Jerry Kosoglow as President. Katie Feather SECONDED the motion. Hearing no other nominations, Jerry Kosoglow was elected President of the Board by acclamation.

Mr. Randall next entertained nominations for Vice President.

Katie Feather nominated John Cooney as Vice President, Jim Owens SECONDED the motion. Hearing no other nominations, John Cooney was elected Vice President of the Board by acclamation.

Don Schnipper advised that the office of Secretary and Treasurer do not have to be elected.

Indemnification Agreement: The Board next signed the indemnification agreement.

Resolution of Recognition: Scott Randall referred to a resolution of recognition and appreciation for retiring board members Jeff Atkins and Bill Linam.

Adjournment: The meeting adjourned at 10:17 a.m.