

REGULAR MEETING OF THE
HOT SPRINGS VILLAGE
PROPERTY OWNERS' ASSOCIATION
BOARD OF DIRECTORS
9:00 A.M., WED., MAY 19, 2010
OUACHITA BUILDING

A regular meeting of the Hot Springs Village Property Owners' Association Board of Directors was held 9:00 a.m., Wednesday, May 19, 2010 at the Ouachita Building.

Board members attending: President Bill Linam, Vice President Mike Misch, Jeff Atkins, Bob Brandt, Katie Feather, Jerry Kosoglow and Jim Owens.

Attending from staff were: General Manager Dave Johnston, Treasurer Wayne Copeland, Asst. to Gen. Mgr. Linda Mayhood, Attorney Don Schnipper, Dir. of Public Safety Laroy Cornett, Dir. of Planning & Inspections Steve White, Dir. of Recreation Larry Koonse, Dir. of Public Works David Whitlow, Communications Specialist Stacy Hoover and Secretary Suzette Tadlock. Absent: Dir. of Golf John Paul.

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

Approximately 50 people were in the audience.

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

Prayer/Pledge: Director Katie Feather gave the prayer followed by the pledge of allegiance led by Lee Ann Branch.

Guests: Trails Committee Vice Chair John Tidquist introduced the new Trails Committee Chair Dale Webb.

Order of Business: The order of business was approved with the removal from the agenda of Item 16 "Granada Club Restaurant Vendor". President Linam advised he was expanding the committee for interviewing vendors for Granada Club Restaurant and a decision will be made at a later date.

Minutes/Notes: The minutes of the April 28, 2010 regular meeting, May 3, 2010 Annual meeting, May 5, 2010 work session notes and May 5, 2010 special meeting were approved as submitted.

President's Comments: President Linam asked Director Atkins if he would share his thoughts on lot assignments. Director Atkins advised last summer the POA had implemented a membership program based on the lots the POA owned in inventory which he pushed very hard for and ended up being cancelled after bad public response. He reported he has been assigning membership privileges on the lots he owns for the last couple of years and stated one of his customers had advised him that he was coming to the Village next month with 40 family members. Director Atkins stated they would be playing golf, renting four houses, eating at restaurants, patronizing our stores, Walmart, etc. which would be a huge economic impact for the Village and surrounding area. He thought this was an indication of what can be accomplished with this type of program and hopes at some point in the future the Board would implement such a program again.

- Board Member Comments:** Director Feather asked if there was a reason the Trails Committee meets on the third Tuesday each month. Mr. Johnston advised the Trails Committee could change the date they meet, however they need to be sure that whatever day of the month, time and place they change to, that it is publicized so that anyone who wants to attend can do so.
- Gen. Mgr.'s Report:** Dave Johnston gave the General Manager's Report (see written report attached). Discussion followed. Mr. Johnston advised the recommendation of the Lakes and Water Committee to expand the hours of water sports on Village lakes to mirror the Arkansas Game and Fish regulations has been formally withdrawn by the Lakes and Water Committee at its May 12, 2010 meeting, therefore, the POA's regulations will continue to be 9:00 a.m. to sunset.
- Treasurer's Report:** Wayne Copeland gave the Treasurer's Report (see written report attached). Discussion of the report followed. V.P. Misch requested that the Summary of Operations Report be put back in the Treasurer's Report.
- Standing Com. Reports:** President Linam called on standing committee representatives who wanted to report. There were none.
- The following standing committee reports were received and filed: Ad hoc 40th Anniversary 5-12-10, Common Property & Forest 5-3-10, Golf 4-8-10, Governmental Affairs 4-9-10, Public Works 4-29-10, Recreation 4-12-10, Trails 4-13-10. Architectural Control Com. Minutes 5-6-10.
- Questions/Comments from Audience:** Dan Stockford, 81 Doscientos Way, addressed the Board representing a group of property owners called "Cortez Beach Babes". He distributed an article in the Village Voice Newspaper written by Cheryl Roberts relative to concerns they had with the conditions of the Cortez Beach. They would like to have two or three loads of pea gravel put on the beach which would cost \$22 ton. President Linam advised the height of the wall and the railing was being looked into and were trying to come up with a solution. He expected a response for Mr. Stockford in two weeks.
- Claire MacNeill addressed the need for maintenance of the DeSoto Marina Trail from DeSoto to Calella which belongs to CCI as it dangerous. Dave Johnston was asked to look into this.
- Charlie Hayes, 16 Excelsor Way, addressed the Board to request that they advise the General Manager to tighten the rules to make it impossible for illegal immigrants to enter the Village. Laroy Cornett recommended this be discussed in a different forum. He stated we do not deliberately allow anyone in who does not have authorization.
- Bruce Hill commended Stephanie Stone and the wait staff for doing a fantastic job at the Balboa Club.

Monica Martin, 97 Mesero Way, addressed the Board relative to the Cortez Beach wall and read a letter her ten year old daughter had written opposing it. She hoped that further decisions like this would be more transparent to the people in the Village and she will be attending as many future board meetings as she can. President Linam advised the Cortez Beach wall was budgeted in last year's annual budget. Once it was budgeted it did not have to come back to the Board again.

Todd Breedlove, 10 Albacete Way, commended the water, wastewater, Police Dept. and roads in Hot Springs Village. He was dumbfounded that \$10,000 had been spent on the Cortez Beach retaining wall. He requested that the Cortez Beach wall be torn down and that pea gravel be brought in.

UNFINISHED BUSINESS: None.

NEW BUSINESS: The following new business was discussed.

Real Estate Agreement: V.P. Misch MOVED to cancel the six month Lot Sales Agreement between HSV POA and the HSV Board of Realtors by giving the required 30 day notice. Director Brandt seconded the motion. Discussion followed.

V.P. Misch advised that no lot sales have been made during the 60 day period it has been in effect with multiple referrals having been made to the Board of Realtors by the POA. Director Brandt was concerned that this program sets the price level of lots too low. Director Owens inquired if we had any discussion with the Board of Realtors relative to the program's success and about the cancellation of the agreement. Director Kosoglow asked if we had followed up on the referrals to determine what reason there were no sales. Director Atkins stated just because we had this agreement didn't mean we had to pass on referrals the POA received. Mr. Johnston advised the POA had sold lots, prior to the program, at a lower price and stated after the assignment program was terminated the POA sold more than fifty lots at \$500 each and seventeen lots at \$1500 each by the time we entered into this agreement with the realtors.

Following discussion, the motion CARRIED with Directors Misch, Brandt, Atkins, Feather and Owens voting in favor and Director Kosoglow voting against.

Slot Limit Regulations: Director Owens MOVED to institute the 14" to 17" slot limit catch and release program on Lakes Granada, Sophia, Estrella and Maria. Director Misch SECONDED the motion. Discussion followed. Director Owens advised the program has been in effect on several other lakes and has been successful. The motion was unanimously APPROVED.

Lake DeSoto Drawdown: Director Owens MOVED to allow the Public Works Dept. to drawdown Lake DeSoto beginning in October 2010. V.P. Misch SECONDED the motion. Discussion followed. Director Owens advised the amount to be drawn down would be determined by conditions at the pump station. David Whitlow

advised normally the lake would be drawn down four feet. John Paul has requested this be assessed at the four foot level. Residents will be advised of the amount of the drawdown at a later date. Following discussion the motion was unanimously APPROVED.

Lake Com. Appointment: Director Owens MOVED to approve the appointment of Bob Pullen for a term to expire April 2012. Director Brandt SECONDED the motion. The motion was unanimously APPROVED.

Fire Works: Tom Arwood gave an update on the donations received to date for the fireworks. He advised Keith Brown, Tom Bryant, Jim Zahnd, John Tidquist, Dan Aylward and Jeff Hollansworth are working on this project also. He advised \$20,000 is the total amount to be raised with \$10,600 having been committed to date.

V.P. Misch MOVED to approve the fireworks agreement with the Village Community Foundation (see attached). Director Feather SECONDED the motion. Following discussion the motion was unanimously APPROVED.

Project Expenditure: Director Kosoglow MOVED to approve funding in the amount of \$950,000 for the 2010 Road Paving Program. Director Owens SECONDED the motion. Discussion followed. Director Atkins requested the white markings be better applied this year. Director Brandt asked about POA crews doing the markings in-house. David Whitlow advised they had discussed investing in the equipment to do this but did not feel the cost was justified and that the price obtained from the contractor was reasonable and of highway grade. Director Brandt requested the figures for purchasing the equipment and doing the striping in-house. Following discussion the motion was unanimously APPROVED.

Questions from Audience: None.

Adjournment: The meeting was adjourned at 10:00 a.m.

President

Secretary