



LOST BRIDGE VILLAGE COMMUNITY ASSOCIATION, INC.

LBVCA UPDATE

From the President

by Jon Testut

...and the story continues...

Speaking of forward looking, (were we?) it's time to enjoy the change of seasons (again). The lawn mower is put away and we find ourselves raking leaves and maybe even enjoying a winter snowfall. Our Village, known for its warm summers by-the-lake attractiveness, also has a seductive alternate season appeal. Less traffic, shorter days, with enjoyable evenings by the fire with a good book. A picture of home sweet home is embodied in these scenes of a wonderful place to live.

But to be sure, the serenity and safety of our Village must be assured by the friendly and cooperative nature of our residents. Your neighbor's concerns count... such as observing speed limits on our curvy roads; being aware of excessive noise in the later hours of the evening; taking your leaves and brush to the brush collection site on West Airport instead of burning on your property. Many times, I have been asked question about Lost Bridge whose answers, I suggest, could be found on our website WWW.LBVCA.COM.

Answers to questions you may not even have thought of yet. And while you are there, browse the pages and learn about our Village history, local attractions, and who is on the Board of Trustees among other things. There are properties for sale, some cool pictures from sales brochures that are 40+ years old, even library information. Did you know we house one of the finest libraries in the area with more than 2000 books and 800 DVD's. That was a freebie. You didn't even have to go to the website.

Let me end this article with sincere wishes for Happy Holidays and a prosperous New Year to all. Hopefully you and your family will share the neighborly holiday spirit that is an integral part of Lost Bridge Village...a wonderful place to live!

See you in 2017!

Oh YES... And part of that scene will no doubt be snow. As a precautionary measure, it would be advisable to stay home if inclement weather prevails. If you must be out and about, the best advice would be drive slow and easy. As you know our maintenance department will be at the ready, prepared to spread sand, salt and plow the Village roads. To make it safer for the plow (and your car), it would be best to observe the 'No On-Street Parking' rule. But still, be careful, for goodness sake.

Jon

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(Closed 12-1) Closed Fridays



—Governed by Covenants—

A great place to live!



BURNING ON YOUR OWN PROPERTY

If you plan to do yard waste burning on your property you **must** get a burn permit beforehand from Benton County. (If you don't and a fire truck comes out because someone reports smoke at your property, you will be charged for the fire service call.) Call **Benton County at 1-866-207-5140**. Burn Ban info can be found on our website: www.lbvca.com. (**Burning of construction materials is prohibited.**) **Do not leave smoldering fires unattended!**

CLEANING UP YOUR PROPERTY:

Please remember: Be a good neighbor and rake out leaves and tree debris from your ditches and culverts to prevent water run-off problems, and either burn them or haul them away. If you hire someone to rake leaves or clear other yard waste from your property be sure to tell them to NOT push it into a ditch or culvert or into the street. The property owner can bring them to the Village collection site on West Airport or take it to Inland Waste Service (479-878-1384) for disposal. You will be charged a clean-up fee if LBVCA has to clean out your ditch.

INJURED OR DEAD ANIMALS : To report an injured or dead animal (deer, raccoon, etc.) and have it removed from a state culvert or state road, contact the **Arkansas Game & Fish Department** at 1-866-253-2506. (They'll need the street address of where the animal is located.) If you find a dead animal or **deer parts** on your property (left behind by illegal hunters), you may bury them but **NOT** burn them (according to the AR Dept. of Environmental Quality).

The Benton County Roads Dept. and Sheriff's Dept. state they have no program in place for picking up dead deer from county roads or culverts. If the animal is lying in a culvert, notify the AR Dept of Environmental Quality at 1-888-233-0326.

ROAD CONDITIONS:

Motorists interested in weather-related road conditions can get information from the AR State Highway Department:

- Public Affairs: 501-569-2227
- Toll Free: 800-245-1672 (recorded message)
- Local: 501-569-2374 (recorded message)
- Website: www.arkansashighways.com/

VILLAGE ROADS:

Green and Blue street signs in the village are county roads. If you live on a road with potholes or ruts, **call Benton County Roads (479-271-1052)** to have it repaired. You do not need to call the Village Office or wait for a Board meeting to report it.

SPEED LIMIT & PARKING in LBV: The speed limit throughout the Village is **20 or 25mph** and is enforceable by the Benton County Sheriff's dept. **There is no on-street parking throughout LBV.**

Remember **ONLY TAGGED vehicles are allowed on LBV roads.**

4-wheelers and ATV's are not allowed on Benton County roads unless they are tagged.

Welcome To Our Neighborhood

New Village Homeowners

McClellan, Ronnie - PMR U3 640
Carver, Brian & Jackie - CCA B2 78-79
Woodard, Micah & Shannon - LBS B1 161
Lamer, Russ & Tamra - WMT S1 41
Brown, Deborah - CCA B2 71-73
Jesse Family Trust, James Thomas - LBS B4 18S & 19
Tanner, Kenneth - CCA B2 20-21
Smith, Anthony & Donna - FHS B1 152

New Village Land Owners

Oliver, Corey & Anne - PMR U4 113-4
McClellan, Ronnie - PMR U3 631- 9; 641-51
Neighbors, William Revocable Trust - WMT S2 39-40
Lynn, Daniel & Deborah - MOU S4 39
Barnhart, Jeff - PMR U3 617
Vega Property Group LLC - FHS B1 172
LBV Water & Sewer - FHS B1 70
Vanselow, David - CCA B1 19



LBV Water & Sewer Information

If you notice water leaking from a lift station at any time, please call 479-330-2123 or 479-936-1220 and someone will return your call.

To learn more about your Water & Sewer department visit their website at www.lbvws.com.



We are looking for New Board Members!

If you are interested in serving and contributing your talents for the betterment of our village, please let us know. If you would like more information about being a board member, please call the office at 479-359-3204



Airstrip Report

by Ken Buchheit

Merry Christmas and Happy Holidays to all. Well, summer has ended and fall is upon us. The trees are beautiful with great views with the fallen leaves. So much fun to watch the people trying to win the leaf removal game. Another great fall sport, and good exercise. Enjoy!

The airstrip appears in good condition, and remains a good area for more exercise, walks or anything you would like. **Please** remember that it is an active runway which needs to be kept safe, clean and free of debris. If you see anything that might cause harm, please notify someone with the village as soon as you can. Thank you for your help.

And, thanks to the generous donations from some of our pilots, the cost of maintenance for the airstrip is minimal. Each year we maintain or improve the condition of the strip, not only for the pilots who need to land in the village, but also for anyone wanting to use it for other purposes. We thank everyone for your help keeping the airstrip safe and clean. Enjoy your Christmas!



Social Committee

Social Committee

by Mary Gray

We are excited about our upcoming socials. **Please see page 4 for more information on December and January Social Events!**

If you would like to host a social, please select a month and contact Mary Gray at mgray5152@yahoo.com or 479-283-1916 or any member of the committee. The committee will assist you in hosting your event if needed.



News from Posy Mountain Ranch

by Randy Haley

Hello from Posy Mountain, hope everyone had a great Thanksgiving and that you have a great Christmas with family and friends.

New work schedule has caused a major slowdown in progress in the area. We are still working to improve the area. Branding Iron has a new culvert set in place, three loads of gravel was put down on Arabian Drive in mid-November. We will try to get more done in December.

We are planning to bring in a dumpster to clean up the areas that have been trashed out. We have been working with the deputies to try and curb the dumping and mudding in the areas.

We are planning a large brush fire when the weather is right, anyone who is willing to help with it is welcome, just call the office and give Tamy your information and we will let you know when help is needed.

Again, have a very Merry Christmas.



Parks & Recreation

by John Buhr

Water Meters and Pool

1. Water Meters

The water meter that supplies the hose in the pool area has been closed for the winter season. The kitchen and restrooms are not effected as they are feed from another meter and will continue to operate. The water meter at the tennis courts which supplies the drinking fountain has also been shut-off for the winter.

2. Pool Renovations

With Board approval, we are proceeding to renovate/update the pool by installing a custom made industrial grade liner. 1985, 31 years ago, was the last time the pool was renovated and expanded. The renovation work is planned to start in 2016 and be completed in 2017.

UPCOMING EVENTS



WHAT A GREAT WAY TO MEET YOUR NEIGHBORS!

Mark your calendar for the **Progressive Dinner** scheduled on **Saturday, December 10, 2016.**

The Social Committee is organizing a Progressive Dinner headed by Faith Marshall. The evening will begin at 5:15 p.m. with heavy hors d'oeuvres in various homes followed by another group of homes for dessert.

If you are interested in attending or would like to be a host/hostess, PLEASE CALL FAITH at 479-359-2664 (home) or 479-790-2617 (cell) and leave a message.

You will be contacted with the location of the homes chosen for you.

January Social



Chili Dinner

January 7, 2017

Community Building

Dinner 6:00-7:00 p.m.

Entertainment 7:00-8:30

(Mike & Marty)

Call the Village Office (479-359-3204) to reserve your place.

\$7.50 per person

Chili, cornbread and desserts provided



Properties & Marketing

by Ken Buchheit

Fall has arrived bringing with it some gorgeous scenery in Lost Bridge and Posy Mountain Ranch. The trees are beautiful and the views of the lake and hills - breathtaking. Soon will come the lights with all the decorations for our Christmas season. Some light snowfalls will complete the most beautiful scenes that can be found anywhere. We expect to see some more beautiful photographs posted on our Facebook page for the pleasure of all to enjoy. Please feel free to add anything you would like to our page, 'Lost Bridge Village Life'.

Please don't forget to check out our website, LBVCA.com, to see what is new and to view our properties for sale. All properties are very useful for building or adding extra yard area. And don't forget, we are always looking for a little help or some good ideas to add to our marketing. Please contact me or the office if you can be of any assistance. Thanks for reading our newsletter and have a wonderful Christmas and Holidays. Until next time, Merry Christmas!

DECEMBER / JANUARY dates to remember



Ding-a-Ling Day
December 12th



Monkey Day
December 14th



Humbug Day
December 21st



Winter Solstice
December 21st



Squirrel Appreciation Day
January 21st



2017 ANNUAL ASSESSMENT STATEMENTS

Annual Assessment Statements will be mailed out on or about December 15th. Watch for yours in the mail and don't let it get buried under all the lovely Christmas cards. This year, **payments are due by January 30th**. On January 31st, a 10% late penalty will be applied to all "delinquent" accounts, and on March 1st all remaining delinquent accounts will be turned over to Collections where an additional fees will be applied and a possible lien filed against your property.

Payment Options: Mail your personal check to the office (12477 Lodge Dr, Garfield, AR 72732), or pay by cash (exact amount only; we cannot break large bills) at the LBVCA Office, or use PayPal via our website (www.lbvca.com). Pay- Pal charges us a 3% fee to use their service, so our **THANKS** in advance to those who include the fee in with their payment.

Running the Village smoothly is dependent on annual assessments being paid timely. Please help us help you.



Roads

by John Buhr

Dogwood Washout Repair

The completion of the final phase which is placing on-site concrete chunks at the end of the spillway has been revised to by years' end.

LBV Roads and Street Signs

During that past couple of weeks Benton County has been in LBV installing signs per our request. Monitoring will continue. No plans as to road work have materialized but we will continue working this area.



BookTalk

by Pat Testut

A New Year is fast approaching and it seems as if 2016 has just flown by. Christmas seems to come earlier every year (especially when they start playing Christmas music in October!). This is the perfect time to thank all of you for making our library the most used amenity in the Village. We are indeed fortunate to have a Board that understands and appreciates the benefits our library provides (not to mention the convenience of being able to access the latest books and movies without having to drive to town).

The holiday season is the perfect time to slow down a little during the hectic schedule we all seem to keep. Read a fun book, watch a great movie, take time for yourself. Bring your children or grandchildren to check out books and movies just for them.

Our collection continues to grow thanks to your generosity and suggestions. Please feel free to contact me with any ideas that can make our library even better. I can be reached at LBVLibrary@hotmail.com.

Wishing you and your family peace and joy this Christmas season and many thanks for your support.

As always if you have any suggestions or comments I can be reached at lbvlibrary@hotmail.com.



Roads & Maintenance - The Road Ahead

by Jon Testut



Roads and Maintenance has many responsibilities that vary with the seasons. Now the season upon us provides a chance to enjoy the colors of Autumn. And luckily, our snow removal equipment has been idle, but we are prepared. Salt and sand will be readily available to spread on our roads should the snows come to LBV. Be sure to park your car well off the roadway so the snow plow crew can navigate the narrow roadways safely.

If you do not absolutely have to drive, please stay at home and be safe. As good of a job as the plow can do, the roads are difficult to navigate when the seasons change. Be it wet leaves or light snow, please drive carefully.

If you are raking leaves and expect to burn them on your own property, be sure to call CENCOM 479-273-5530 or 866-207-5140 before burning. There may be a burn ban on.

Trustee Advisors: Jon Testut, John Buhr, Randy Haley

BUILDING NEWS



Architectural Control Committee

If you are planning a building project, no matter how small, please contact the ACC before beginning to be sure it conforms with:

Village Building Standards and Practices

The ACC is a subset of the LBVCA Board of Trustees and is charged with overseeing construction projects of all shapes and sizes. New residences as well as remodeling older dwellings fall under the ACC jurisdiction. We encourage any homeowner/builder/contractor to be aware of and abide by the Lost Bridge Village Building Standards and Practices whenever they expect to build new or remodel old.

In the interest of safety and conformity, this document outlines the requirements to be followed before, during and after a building project. In addition, the ACC works with the Benton County Planning department as part of the permit issuing process and covenant building requirements.

The Building Standards and Practices document is available on the LBVCA website (WWW.LBVCA.COM). You are encouraged to visit the site and familiarize yourself with the Village Guidelines.

NOTICE: An opening on the committee is becoming available to interested applicants. If you wish to join the Architectural Control Committee (ACC) please call the Village office at 479-359-3204.

Hugh Wagner, Chairman and Jon Testut, Trustee

Technically Speaking

by Jon Testut, Trustee



Good news...you already know that Lost Bridge Village Members have access to free WI-FI in our Library/Lobby as well as free computer usage if you did not bring your laptop/tablet. As of the first of the month the internet access speeds have increased to provide you quicker, more efficient access to your favorite URL (address). Members are reminded that MS Office is on-board the lobby computer, including Word and Excel. There is a small charge for printing documents on the attached printer.

Members are reminded that our amenities are protected from unauthorized use by way of coded locksets. If you have not yet been assigned a key code, please contact our office (479-359-3204). There is no longer a fee for this service.

Please remember to visit our community website (WWW.LBVCA.COM) to enjoy features and facts about our village. There is a contact page as well for your personal suggestions and comments.

****VILLAGE ACTIVITIES****

- **MONTHLY LBVCA BOARD MEETINGS** — The LBVCA Board of Trustees meets the second Monday of every month at 6:00 p.m. in the Community Building. Property owners are welcome.
- **The LBV ACC** meets the 1st Monday of each month at 9:00 a.m. in the LBVCA Community Building Conference Room.
- **CRAFTERS UNLIMITED** — Meet every Monday morning, 10:00-2:30, year round, in the Village Hall. Bring your lunch. Call Pat Reynolds for information (479-359-2042).
- **YOGA** — Tuesdays at 8:30 a.m., Village Hall. Pay at each session. Class instructor is Lynn Larson at 479-253-9728.
- **HOBBITS** — 1st Wednesday of each month at 1:00 p.m. in the Village Hall. Contact Tammy Douglass at 479-359-1300. (No meetings June-August.)
- **GARDEN CLUB** — 4th Monday of each month at 10:00 a.m. at the Village Hall. **No meetings June-August.** For info call Patti French or Val Bell, club co-presidents. (Patti: 479-359-3521. Val: 479-359-2180.)
- **LOST BRIDGE BOOK CLUB** — 4th Friday of each month at 1:00 p.m. Contact Jean Kosche at 479-359-3963 for details.
- **LOST BRIDGE COMMUNITY CHURCH** — Services are at 9:00 a.m. Sundays at Whitney Mountain Chapel on Oak Ridge Dr, off Lodge Drive. Interdenominational; all are welcome.
- **WATER AEROBICS AT THE POOL** — Tuesdays, Wednesdays & Fridays, 10am to Noon, June-August only. Contact Roberta Heaton at 359-2139. **The pool is closed for the winter. It will reopen for the Memorial Holiday weekend in May 2017.**
- **THE LBV WATER & SEWER BOARD** usually meets on the 3rd Wednesday of every month at 9:00 a.m. in the LBVCA Community Building Conference Room.

BURN PILE

The burn pile is open to LBV Members. Use your key code to access. Please remember **ONLY BRUSH AND LEAVES!**

No trash, stumps, building materials, or pallets of any kind.

There is a pile of chippings at the moment for the villagers to pick up free. The village plans on chipping starting this spring. The chippings will be offered to villagers on a first come basis.

BENTON COUNTY SERVICES

Solid Waste Disposal

- This center will give County residents a place to dispose of unwanted furniture, refrigerators, electronics, up to 4 rimless passenger car tires, etc.
- **No** household trash, construction material, yard waste, glass, or hazardous materials.
- Hours of Operation: Monday-Saturday from 8 am to 3:30 pm.
- Location: 5702 Brookside Rd, Bentonville, AR Phone: 479-795-0751.
- There will be no charge to residents for dropping off unwanted articles on Saturday (\$10 min. charge on weekdays).
- Additional information is available on the County website www.bentoncountyar.gov, or you can call the Environmental Office at 479-271-1083.

Paper Shredding

Benton County no longer offers a shredding service. Contact:
AIM
1720 E Highway 264, Springdale, AR
479-751-8120 (Call for fees.)
Monday-Friday, 9:00 am – Noon and 1:00-4:00pm

Medicine Recycling

1300 SW 14th Street, Bentonville
479-271-1008

Every Day from 7AM to 11PM
(No Needles or Metal)

Discard your old unused or outdated medications.

RECYCLING of paper, bottles, cans, cardboard:

Pea Ridge Military Park
479-451-8122

For disposal of household trash, glass, etc., call:
479-878-1384

Inland Waste Solutions

(a Benton County Transfer Station)
848 E Hwy 264
Lowell, AR 72745
(formerly Deffenbaugh Roll Off Svc)

Hours are 8-4 Tuesday-Saturday (closed Monday). Fee: \$15+tax per cubic yard of material, excluding shingles. Shingles price: 3 cubic yards for \$85+tax.

Inland takes construction debris for \$40-55 per truckload.

Culvert and Drainage Clean-up

The Winter Season is arriving following Fall with its wind and leaf falling. Now is the time to clean / clear-out / re-shape your driveway culverts and property drainage ditches for unobstructed water flow. This will aid in channeling water run-off and proper drainage minimizing overflowing and carrying debris onto the roadway surface. This is the property owner's responsibility and we are counting on each owner to keep culverts / drainage ditches free of obstructions. Thanks for your efforts in this area as it benefits all of us in the village.



Village Neighborhood Watch Program

by Phil Williamson

Deer hunting season has arrived! As a reminder, hunting within the boundaries of Lost Bridge Village is illegal as stated in our Covenants. Should you witness someone hunting in our area, please contact the Arkansas Fish and Game Commission to report the incident. If possible please provide the location, description of the vehicle, and the license plate number as this would be most helpful when reporting an incident to the AF&G. Their number is **800-482-9262**.

LOST BRIDGE VILLAGE NEIGHBORHOOD WATCH PATROL

Zone	Area Coverage	Captain	Phone
1	Lodge, Timberline, and LBV Community Bldg.	Dave Myers	479-359-2075
2	Dogwood, White Oak, and Rec Center	Larry Shade	479-359-3505
3	Dogwood to White Oak and Maple	John Niernberger	316-215-1487
4	Gainer, Cedar, Hickory, Walnut, and Redbud	Don Boothe	479-644-4331
5	Black Oak, Pine, Oakleaf, Shady Glen, and Boat Ramp	Phil Williamson	479-359-1253
6	E & W Airport, Country Club, Lake Ridge, Stony Ridge, Ridgeview, and Lake View	Jim Haguewood	479-936-0760
7	Cedar Forest, Cedar Ridge, and Cedar View	Dean Adair	515-570-0912
8	Posy Mountain	Randy Haley	479-633-3022

12/1/2016

Did you find the hidden Pickle in the Newsletter?

