

LOST BRIDGE VILLAGE COMMUNITY ASSOCIATION, INC.
12477 Lodge Drive, Garfield, AR 72732
Board of Trustees Regular Meeting
May 11, 2015 6:00 P.M.

Trustees Present: Jon Testut Steve Bray
Ellen Rinard Randy Haley
Melvin Schoonover John Wilson
Ken Buchheit

Trustees Absent: (None)

Visitor(s) in attendance: Glenn Dettmann, Cari Hein, Bev Collins, Linda & Larry Shade, Paula & Grady Allen, Tim & Robin Marr, Don Overstreet & Deborah Brown, Ann Schaffner, and Liam & Rachel Buckley

The Regular Board Meeting was called to order by President Jon Testut at 6:03 p.m.

Approval of Agenda as presented:

M/S/C Ken Buchheit John Wilson Unanimous

The Minutes of April 13, 2015 were approved as written.

M/S/C John Wilson Steve Bray Unanimous

Member Comments: None

FINANCIALS, Ellen Rinard, Treasurer: Ellen reported that she has written up a policy/process for obtaining reimbursement of expenditures or services, which Marty will keep on file. She also reported the following financial highlights/lowlights for April:

- An additional \$5377 in assessments was collected, along with penalties of \$145. We are now at 87% of billed assessments, leaving \$21,000+ unpaid. (This does not include delinquent amounts from prior years still outstanding.)
- Roads and Maintenance budget (Account 7200 and its subaccounts) is overall at 37% of budget, approximately in line with expectations for coverage of 1/3 of the year. But a few subaccounts are concerning: Shop supplies (acct 7224) is already at nearly 99%, with just \$20 left in budget for the rest of the year. The Miscellaneous Contract account (acct 7250) is at 64%. However, this is offset by no billing against the \$3000 budgeted for Contract Roadside Mowing (PMR). It's not known if this means no mowing occurred in PMR, or the billing just hit the wrong acct. Randy Haley commented that no mowing
- Need to look at acct 7226 Yard Meter; it's running at 132% of budget. This may be because we didn't know how to estimate what the usage running through the meter at the new building would be; or do we have a leak? Visitor Grady Allen suggested the usage might now include sewer as well.
- LBVCA Community Building (Account 7600 and its subaccounts) is at 38% of its yearly budget.
- Electricity (acct 7625) is already at 55% of yearly budget, with the hot weather yet to come. Any opportunity for conservation should be considered. Wonder if leaky kitchen window could be a contributor?

- Research into 501(c)3 qualification shows LBV would not qualify. A 501(c)3 is defined as: Religious, Educational, Charitable, Scientific, Literary, Testing for Public Safety, to Foster National or International Amateur Sports Competition, or Prevention of Cruelty to Children or Animals Organizations. Ellen had contacted Tim Bunch (LBV’s current hired CPA) who responded that if we broke off the Rec Center, for example, and could show using it for educational purposes that facility could perhaps qualify, however, John Wilson pointed out that the Rec Center would need to be a separate entity (it could not be a sub-entity) and the LBVCA Board could not be in control of it. Ellen stated she will investigate this further. Ellen added a comment that if we classified the Rec Center as a subcategory of 501(c)4 that would make LBVCA tax-exempt but we don’t pay taxes now so there’s no benefit to us to take that step.

Motion was made to approve the April Treasurer’s report:

M/S/C Ken Buchheit John Wilson Unanimous

OFFICER REPORTS:

President, Jon Testut – Jon reported that Melvin will join Randy Haley as co-Trustee of Covenant Compliance and the Covenant Review Committee. Jon also reported:

- The redbud tree by the Rec Center that has a Carroll Electric guywire running through it will have a branch removed by Carroll Electric. Carroll Electric explained that although the tree was outside of the 15-foot radius of the guywire in this case the chance of a potential problem allows them to expand the radius as needed.
- A villager recently asked if there were any restrictions on putting up a basketball goal in their drive area. It was determined that there are no specific restrictions other than possibly infringing on the utility easement, and if it does they may need to move it, if asked.
- LBV Fall Clean-Up: If the Board decides to hold a village fall clean-up Dave Myers has volunteered to head it up.
- Recent complaint of a rental property housing large numbers of renters: Jon sent a letter to the rental property in question with a copy of the LBV Rental Guidelines, pointing out that rentals can only be to a single family (per LBV Covenants all residential properties are single family only). LBV’s Rental Guidelines were also sent to the real estate agencies in the immediate area, and have been posted on the lbvca.com website.

Vice President, Steve Bray – Steve reported that on April 29th, he, Jon Testut, and John Wilson interviewed Brian Campbell, an attorney who was recommended by our newest trustee, Ken Bucheit. The meeting lasted close to an hour and began with the customary introductions and familiarization with the nature and geography of LBVCA and a brief summary of the issues we are facing. The discussion was informal and comfortable. In general terms, we asked questions around enforcement of covenants, collections, and the nature of the available remedies which could be utilized if needed. Questions were asked about Mr. Campbell’s experience and the nature of his practice. He agreed to provide a written “roadmap” of legal actions for various scenarios, including estimated legal costs at each step.

In summary, Mr. Campbell is one of a two-attorney practice located in Springdale. He can handle most types of legal issues. Relevant experience for LBVCA is his history of dealing with HOA issues for urban/suburban developments and apartment/condo associations. He has limited experience in a mostly rural dispersed organization such as ours, but expressed confidence that the procedures are essentially the same. He has practiced in Benton County as well as other counties in Arkansas and knows the judicial system and the personnel.

Steve expressed his opinion that LBVCA should utilize the services of Mr. Campbell to represent LBVCA and provide legal advice. If the Board chooses to serve the community and follow through with the initiatives of the prior Board, we will know in a year's time if he is the right choice. Mr. Campbell may not be the most experienced lawyer in Arkansas, but he is bright, honest, and "hungry" to practice his craft. The estimates associated with his "roadmap" appear to be quite reasonable. If the Board elects to utilize the services of Mr. Campbell, the Board will still have a lot to do in terms of implementation processes and adjustments to the "roadmap", but it is a good start and is already much more organized information than the Board has had before.

John Wilson commented that he had asked Mr. Campbell if he would consider trading out for his legal time, perhaps by taking property for legal fees. Steve commented that this could be a conflict of interest, but the lot would generate assessment fees and save on legal fees.

(See also New Business, later in this meeting.)

TA Reports:

Legal & Insurance, John Wilson, TA – John summarized results on the roof inspection by roofers and the insurance adjustor and where things stand for the Community Building roof and the Rec Center roof after the April hail storm. It was determined both roofs need to be replaced and our insurance company has sent us funds for the roof jobs. John will follow up to have the roofing done on just the Community Building for now while the Board considers the life expectancy of the Rec Center. He pointed out we have 2 years from the date of loss (3/27/15) to complete the roof on the Rec Center in order to recover the remaining depreciation of \$2,242.84. Motion was made to move ahead to replace only the Lodge Drive (Community Building) roof with contractor B for the stated bid of \$7,239.20:

M/S/C John Wilson Steve Bray Unanimous

At this point in the meeting, John Wilson excused himself for a prior commitment and left the building. Jon Testut pointed out the Board still retains a quorum.

ACC, Jon Testut, TA – Jon reported on the ACC's most recent meeting:

- The ACC has put in place a change in procedure: The completed and signed project checklist is to be given to Marty directly to ensure application fee and performance deposit are received so applicant cannot go to Benton County and obtain a permit without having paid LBVCA its requisite fees first.
- Brian Seymour, new home in Cedar Acres. Application approved. Construction begun.
- Mobile Home remodel project at 11777 Hickory has stalled. (See New Business.)
- New house construction at 21281 Black Oak Drive with no apparent garage or carport. Owner Timothy Crawford. Board action required (see New Business).

Airstrip, Steve Bray & Melvin Schoonover, TAs – Steve stated that since the pilot parking area has been moved to the maintenance building, the rumors and furor has subsided. With that stabilized, Steve would now like to ask other pilots if they'd benefit from participation in the parking trial on a space available basis. This (offering parking) could encourage more pilots to move here (to LBV). Steve asked the Board for affirmation to allow for expansion of the trial. John asked if there was a cutoff for the trial. Steve responded that if parking places fill up that may cause it to cut off, or we could consider an alternate parking area to fill the demand. Melvin suggested the village charge a fee for pilot parking. Steve responded that the Village doesn't charge a parking fee for other amenities; however, if we need to

construct something special for pilot parking then it may be appropriate to charge for use of it. Visitor Tim Marr asked if it's okay for Villagers to day-park in a pilot slot for dog walking purposes. Steve responded yes. Tim Marr also asked if the burn pile was ever coming back. Steve responded not at this point in time, per the ADEQ.

Steve also reported that an older Airstrip Manual had been uncovered in the Office and will be a helpful tool.

Melvin reported that the fence at the SW corner of the airstrip had a split railing at the top, which he has repaired; and, that during the past month, more cars and motorcycles have been using the airstrip so please remember to close/lock the new gate. Steve pointed out when that occurs a call to the Sheriff could be appropriate. Jon asked if a sign should be posted cautioning people that it is a "live" runway. No conclusion was reached because the Board doesn't currently know if, from a legal point of view, it's better to have a sign or to not have a sign.

Visitor Deborah Brown asked if pilots provide notice to anyone that they're landing. Steve's response: No, it's a "see and avoid" thing with pilots as there's no one to call.

Steve reported on runway cracks and pilot donations: several cracks in the runway are now hosting weeds. Ken Bell has voluntarily sprayed weeds twice, which has helped, but it doesn't extend the life of the runway. In a grass roots effort initiated by Steve, pilots are making donations to the Village to purchase a filler machine to fill the cracks. Enough funds have been received so far to purchase the machine, but additional pilots have also promised funds. The purchase of this machine will be by pilot funding entirely. The goal is to have the cracks filled by the September Fly In.

Jon asked if the tie downs could be mapped so pilots may know where they can tie down. Steve responded yes and also commented that he would like to see a tab for PILOTS on the lbvca.com website.

Community Building, Melvin Schoonover, TAs – Melvin reported that:

- The mouse problem in the kitchen appears to be under control; 2 dead mice were removed and there hasn't been evidence of any others. Melvin will continue to monitor.
- Melvin is now doing custodial work at the Community Building (LBV's contract custodian, Sally Meyeter, was released and she has since retired).
- A replacement timer for one set of the outside lights has been installed by Jon.
- A mail Drop Box should be in by the end of the week.
- Temporary signage regarding office hours has been posted both on the exterior door and the inside door, but a nice wooden sign will eventually be mounted outside the building.
- The reported toilet leaks have been fixed.
- The ceiling tile in the Hall, the one with water stains, has been replaced.
- CPR and Defibrillator classes will be coming soon. Visitor Deborah Brown volunteered that if there is a need for medical assistance with the training classes she would be glad to find someone for that.

Visitor Grady Allen asked the status on replacing the dead tree in the front garden. Melvin responded that a smaller ornamental tree or bush is being considered but nothing has been purchased yet.

Covenant Review, Randy Haley, TA – Randy recognized Grady Allen who read aloud a recent "Thank you letter" he had received from Jon Testut which said,

"On behalf of the Lost Bridge Village Board and the Covenant Review Committee, I want you to know that we are encouraged by your latest efforts to comply with our requests.

We have already begun to receive positive feedback from community members, your friends and neighbors, who realize that we all can work together to make Lost Bridge a wonderful place to live.

We only hope that you will continue to keep up the good work and take pride in being a conscientious member of our community. We all realize that your success is a product of continued efforts on your part.

If you have any concerns or suggestions, feel free to contact me personally.”

Grady stated he had never received a covenant letter but got this thank you letter, which upset both Paula and himself. He asked, what is this letter?

Jon explained that he had inherited a folder of covenant paperwork from the prior Covenant Review Committee. Grady’s house was on the list but when Jon passed by Grady’s house he saw items were no longer there so wanted simply to thank him. Jon apologized; Grady accepted the apology.

Randy reported that the particular Posy Mountain Ranch property owner who had received a Covenant default letter is still working on cleaning up the property but it’s taking time due to health issues.

Library, Ellen Rinard, TA – Ellen reported that Pat Testut, the Village Librarian, says she is reassessing whether or not the Library needs additional shelving. If needed, there is about \$800 in donation funds in addition to the budget. Visitor Linda Shade asked if the donation money would then be spent on things other than books and DVDs. Ellen responded that the budget will be spent first and that she sees donation funds going towards books & DVDs.

Parks & Recreation, Steve Bray, TA – Steve reported the spring clean-up on May 9th at the Rec Center had very low participation (Pat Larsen, Debby Maule, and Steve). He speculated it might have been due to the rainy weather. A few things were accomplished, but many more remain. A sign-up sheet and list of what still needs doing have been left at the podium by the entrance in case anyone gets motivated during the week. Another broadcast email will be sent on Monday to announce a second Clean Up day on Saturday, May 16th at 9:00 a.m. to noon-ish. Ellen Rinard asked why we have carpet (in the Rec Center). Steve responded that bare floor becomes too slippery when wet.

Steve then reported on the recent leak detection and remediation. American Leak Detection came out. Their preliminary estimate was \$300 for 2-3 hours of evaluation. They stayed much longer and found lots of small leaks. Final cost was \$875 and included puttying leaks. All but one skimmer had leaks, and there were cracks in the pool wall. The puttying of the skimmers should be permanent but puttying of wall cracks is only temporary. They tested the plumbing system 3 times; first 2 tests were fine but the 3rd test failed because it could not be completed due to deterioration of the return outlets. Before the 2 days of minor rain, the pool was losing 2” of water per day (down to skimmers) but after the 2 days Bill (Magnuson) didn’t need to add water. Steve also reported that the pool deck is very cracked in the area where the worst skimmer leak was. It’s also possible that the ground has settled there. May need to have a mud jacking company come out.

Political, All Trustees – Jon Testut responded to Cari Hein’s request at the last board meeting regarding terrible pot holes on Lake Ridge Place by saying that Trevor Messbarger, with Benton County Roads Department, has agreed to come out and inspect the road but he hasn’t gotten back to Jon yet. Jon will follow up with Trevor. Jon pointed out that Trevor has said the B.C. website does work because he does get the complaints from the website.

Property & Marketing, Ken Buchheit, TA – Ken states he is working on ways to sell lots we currently have and is open to ideas on the best way to market LBV locally or worldwide. Jon stated he has reserved 2 domain names (“LBVCA.properties” and “lostbridgevillage.properties”), which could be used for this purpose.

Ken reported he has reviewed property lists from the county assessor's and collector's offices as well as from the AR Commissioner of State Lands, and has compiled lists of properties available at this time. He has also gathered a list of properties that are delinquent for 2012 and/or 2013 on county taxes. In addition, he is in the process of identifying lands for sale by realtors and by owners. An overview is as follows:

- Lots being sold at the COSL auction June 3, 2015: 13 Lost Bridge. 2 Posy Mountain
- Lots redeemable or to COSL auction later date: 8 Lost Bridge. 8 Posy Mountain
- Lots delinquent on county taxes, but scheduled for COSL collection: 16 Total
- Lots delinquent for 2013: 41 Total
- For sale by Realtor or owner: Not totaled yet

It appears that there is a fairly large number of lots available for sale in the Lost Bridge area as well as Posy Mountain Ranch. Few properties have sold recently, so the demand appears quite lacking. This is the primary problem. Marty pointed out that properties are being bought and sold as she processed twice as many transfers of ownership in 2014 that were done in 2013.

Regarding the properties available at the COSL auction next month, investment in additional inventory at this time may not be warranted, but there are a few that might be worth considering as they could possibly be sold at a small profit fairly quickly. However:

- 1) If there are no bidders at the State Sale, the property will be put on a post-auction sales list and will be available in a few months to anyone interested.
- 2) If a non-member purchases the property, he/she might want improvements to the area, for which LBV would potentially need a “slight” assessment increase to pay for these improvements.
- 3) If a neighbor to the property is present at the auction, we would not be able to sell to them at any profit, as they would be aware of the price paid.

On the other hand, when we are able to generate some reasonable interest in the area, these lots will be worth far more than their current price. This potential profit would be very beneficial to some needed capital improvements.

Ken pointed out that a couple of the properties out in PMR (on Longhorn Drive near a lot LBV currently owns, PMR U5 8) up for auction by the State might be worth considering, but the ones in the Village are probably not worth considering. (See New Business, later in the meeting.)

As for marketing, Ken suggests we could market on Facebook. He will investigate this further.

Roads and Maintenance, Randy Haley & Jon Testut, TA – Randy reported that the Sheriff’s department has been checking on poaching out in PMR. The Sheriff’s department has 16 deputies doing drive-throughs. Randy sent letters to 11 property owners asking if he could put up purple signs/posts to reclaim the “mud-pit” (created by ATVs). He’s looking into moving gravel from the old gravel pit in China Hollow to where it’s needed. Might have a volunteer to do it if we provide diesel. Randy plans to haul a load of gravel to Lily (a white sign road) off Clover (a blue sign road). Ellen Rinard asked why there is no expense for PMR mowing showing up yet. Randy responded that it only gets mowed 3 times a year: Memorial weekend, 4th of July weekend and Labor Day weekend.

Jon reported that the tractor has had the fuel injector repaired and is now functioning; the ditch bank mower needs grass knives; Grady inventoried the tools and equipment after moving everything to the new building; and regarding the sickle bar mowers, see New Business later in this meeting. Grady commented that he drove the tractor today and it will downshift but not upshift.

Security Patrol, Ellen Rinard, TA – Nothing to report.

Social, Ellen Rinard, TA – Ellen has mailers ready to go out to the social callers regarding the summer kickoff event on May 30th with a reminder to bring tip money (for the musicians) and food. She advised

Jon it was okay to post this event on the website, and that Bill Magnuson will be posting a sign (in the Rec Center) a week before the event.

Tech Support, Jon Testut and Steve Bray, TAs – Jon reported that the access code system’s new DTM is in place and is a dream to work with; the lobby and library computers have been updated; as of May 11th, the lbvca.com website has had 8,000 hits this year, 600 hits in May so far, 2100 hits in April; Google and Yahoo make up 75% of searches; he will renew the 2 domain names, LBVCA.properties and lostbridgevillage.properties.

Steve reported that the new Access database has been installed on Marty’s PC, and Marty is testing it.

Water & Sewer Liaison, Melvin Schoonover, TA – Melvin reported that Water & Sewer had previously received blanket approval from the County for new road cuts, which they will be patching with concrete. Grady Allen pointed out that 2 cuts (on Hickory and Black Oak) were dug up and gravel put back in but no concrete. Visitor Ann Schaffner commented that the cuts on Redbud and Hickory were done before the new contract was in place so they were never done right, but if you just ask the County to do it they will.

OLD BUSINESS:

- **Top 5 Covenant Violators:** This is TABLED until the new lawyer is in place.
- **2015 NEBCO Fire Dues:** Jon reported that he found NEBCO currently is unable to show authority to assess LBVCA, so we’ll hold off paying their recent invoice until authority is given. Jon has asked NEBCO to explain why some of our common properties that are not contiguous had identical parcel ID numbers. Jon will also check into small parcels adjacent to the runway.
- **Volunteer Newsletter Assistant:** Jon reported that a request for an assistant was put on the website and in the April newsletter but there’s been no response. Jon and Marty will look into doing a broadcast email.
- **LBV Phone Directory:** Marty Sauers reported that the phone book is currently at the printer and we should have a proof later this week. Estimated cost (before taxes) will be about \$380 versus \$620 that was paid in prior years.
- **LBV Property Rental Guidelines revision:** Steve reported there may be a problem with people parking at the Rec Center when they’re not actually using the Rec Center. Visitor Deborah Brown commented that she and her husband (have their guests) use it when she and Don have a party and then they shuttle people to and from to keep cars from clogging roads. Steve replied that this would be okay if it’s just there for the evening when the Rec Center is not being used. Jon commented that the Rental Guidelines should perhaps include that access codes should not be given out to renters. Steve suggested the Board might consider charging property owners who rent out their property an annual fee which would cover their renter’s using the pool. That would alleviate the need to collect the \$4.00 per person per day fee by Bill Magnuson.
- **Revisit refurbishing targeted properties:** (See New Business)
- **Old maintenance shed re-purposing:** Discussion on this centered on refurbishing the old maintenance shed to use for implement storage (e.g., grader blade, box blade, trailer, ditch bank mower, sickle mower, bush hog) sand and hot mix would be left outside. The Refurbish Committee determined it would cost roughly \$500 to replace rotted door jambs, have doors straightened out, building spruced up. Volunteers would be needed to repaint the small storage shed that sits behind the old maintenance shed. Jon asked if a motion could be made to refurbish the old maintenance shed for a maximum of \$500, however, discussion ensued as to where this money would come from. Jon suggested it be charged against acct number 7248 (Contract Mowing – not PMR); Steve suggested “unspecified donations” be used; Ellen suggested the Capital Improvement Fund; Ken asked if removal of the old building was budgeted for last year and Jon responded that no, the scrap iron was not worth it.

Motion was made to take the funds from the Capital Improvement Fund the amount of \$500 for refurbishing the old maintenance building:

M/S/C Ken Buchheit Melvin Schoonover Unanimous

- Bylaws amendment for Oath of Office: Presentation for amending the Bylaws to add the Oath of Office was brought before the board at that April Board meeting, however, the Bylaws state:

These Bylaws may be amended at any annual or regular meeting of the Board of Trustees provided that notice of the proposed amendment is given in writing to all of the Trustees at least ten (10) days before such meeting.

Since notice was made at the April meeting motion was now made to add the Oath of Office as presented:

M/S/C Ken Buchheit Ellen Rinard Unanimous

NEW BUSINESS

- Temporary waiver for garage at new home of Tim Crawford at 21281 Black Oak: The ACC Project checklist was signed by the property owner, the builder and the ACC rep, however, the owner claims he was unaware of the garage/carport requirement. The ACC is requesting that a Certificate of Occupancy be allowed before the garage is built. The garage would be built within 18 months, and LBVCA would retain the existing Performance Deposit until completion of the garage. After some discussion, the Board agreed that the owner must put in footings and slab for the garage before we can allow Benton County to issue the Certificate of Occupancy. Jon Testut will bring the Board's decision back to the ACC. (No vote was needed.)
- Possible covenant violation at 11777 Hickory Drive – rehab of mobile home has stopped; construction debris in yard; property up for sale: Jon reported that the owner is also delinquent on her assessment fees, and that a (soft) letter has been sent to the owner with limited response. As the next step will be legal action, motion was made to utilize attorney Brian Campbell (see Vice President's report, above, as the new LBVCA attorney going forward:

M/S/C Randy Haley Ellen Rinard 1 abstention (Ken Buchheit) 1 absent (John Wilson)

There followed discussion on the next steps to take, following attorney Brian Campbell's "roadmap" of legal steps. It was determined the Board needs to send a delinquent assessment letter to Ms. Niedens; and, if the Board cleans up the exterior of the Nieden property at the Village's expense that amount would become part of the lien.

- Collection of 2015 delinquent accounts: After some discussion it was determined that Ellen and Marty would work out details for starting the collection process with May 15th as the target date.
- 2015 Fireworks contract: Jon reported that the contract with Hog Wild Pryo has been signed and the fee of \$6200 has been paid. Pete Sams was able to get the PA system from Tanya at Hog Wild at no additional charge.
- Presidents' plaque: Jon presented his idea for having a plaque to recognize all the Board presidents, past, present and future, for display in the Community Building lounge area at a rough estimate of \$265. After some discussion, including who would be the person to maintain the plaque and add future engraved name plates for future presidents in the years to come, it was determined there was not enough interest in this project to pursue it.

- Semi-monthly Board meetings: Steve Bray proposed that the Board convene semi-monthly Board meetings since there seems to be so much business to discuss; dividing the agenda between 2 meetings could help to keep the meetings shorter. There was some discussion as to format and how best to divide the agenda, and how to ensure a quorum since some Board members might not be able to attend both meetings. Suggestion was made that it might be better to just do a work session later in the month to discuss issues without making any decisions or holding votes; no minutes would be taken. It was decided a board work session would be held on Tuesday, May 26th in the Community Building conference room, at 6:00 p.m.
- Assessment Increase: TABLED until after the May 26th work session.
- Develop Action Items and Tabled Items at end of each meeting for future follow-up: It was decided Marty would put any TABLED items on the agenda for the next Board meeting, and that action items would be tracked by the person handling the task.
- Sickle Bar Mowers: Jon pointed out the Village has 2 sickle mowers and both are broken. It would cost \$425 to fix the AG MAXX mower in order to sell it, and we'll want to sell it because it breaks down all the time. We might be able to sell it for \$2-3000 (they're \$4600 brand new). Value as scrap is only \$100. If we sell it as is (without repairing it) we might get \$300-500. Motion was made to repair the AG MAXX sickle mower that's intended for resale, with a repair cost of \$425:

M/S/C Steve Bray Ken Buchheit Unanimous

Regarding the 2nd sickle mower, the New Holland sickle mower, Jon reported we do use it but it requires \$250 in repairs. In the meantime, the ditch bank mower is being used which doesn't work well for mowing the airstrip. Motion was made to repair the New Holland sickle mower at a cost of \$250:

M/S/C Ellen Rinard Steve Bray Unanimous

- Alternate Internet Service Provider: Jon reported that we could obtain 6-10mg service via the ISP on the roof of the Lodge (next door) at \$40 per month for 15 gigs. There would be a one-time equipment charge of \$100 but this fee might be waived if Jon provides the needed equipment. Century link can only give us 1.5 mg speed until they can provide this area (where the LBV Office sits) with fiber optic service. Jon recommends going with a one-month test. There was some discussion as to other options (satellite service, HughesNet, etc.) Consensus was for a one-month free trial.
- Regarding runway cracks on the airstrip (see Airstrip TA report, above): Motion was made to grant authority to spend the monies donated by the pilots for a crack filling machine and supplies for the purpose intended by the donors:

M/S/C Steve Bray Randy Haley Unanimous

- Regarding bidding on 2 PMR properties up for auction at the June 3rd State sale (see Properties & Marketing TA report, above): Motion was made to authorize Ken Buchheit to bid on 1 or both of the PMR properties (PMR U5 10 and PMR U5 12) at a cap of \$800 for both, funds to come out of the Capital Improvement Fund:

M/S/C Steve Bray Ellen Rinard Unanimous

Recognition of Visitors & Visitor Comments (5 minutes allotted): No comments.

Motion to adjourn meeting: 10:27 PM.

M/S/C

Ken Buchheit

Steve Bray

Unanimous

The next Board Meeting will be June 8, 2015.

Respectfully submitted by Marty Sauers, Office Administrator.

Jon Testut, President

Steve Bray, Vice President

Ellen Rinard, Secretary/Treasurer

Randy Haley

Melvin Schoonover

John Wilson

Ken Buchheit