

LOST BRIDGE VILLAGE COMMUNITY ASSOCIATION, INC.
12477 Lodge Drive, Garfield, AR 72732
Board of Trustees Regular Meeting after Annual Meeting
March 14, 2015, 4:30 P.M.

Trustees Present: Debby Maule, outgoing President
Jon Testut
Steve Bray
Ellen Rinard
Randy Haley
Melvin Schoonover

Trustees Absent: Bill Bush, John Wilson

Visitor(s) in attendance: Ken Buchheit

Visitor Comments: None

The Meeting was called to order by Debby Maule, President and outgoing board member, at 4:33 PM, immediately following the Annual Meeting. The first item of business was the election of the new president:

President: **Jon Testut**
Nomination/Carried Melvin Schoonover Unanimous Vote

At the conclusion of this vote, Debby excused herself and left the meeting.

The second item of business was the determination of candidate terms for the new trustees. Open terms are: two 3-year terms, one 2-year term, and two 1-year terms:

3-year terms: Randy Haley and TBD (no determination since 2 trustees were absent)
2-year term: TBD (no determination as 2 trustees were absent)
1-year terms: Ellen Rinard and Melvin Schoonover

Jon Testut stated he would call the 2 absent trustees and ask them which term length they would like to serve.

The third order of business was the election of the remaining officers:

Vice President: **Steve Bray** Unanimous Vote
Nomination/Carried Randy Haley

Secretary/Treasurer: **Ellen Rinard**
Nomination/Carried Steve Bray Unanimous Vote

Discussion Topics:

- Board Meeting Rules – Jon Testut pointed out that the expectation is that all Trustees attend all monthly Board Meetings. Regarding “Visitor Comments/Presentations”, there was some discussion as to having Visitor Comments at the beginning of the board meetings instead of at the end. This was tabled for further consideration.
- Board Meeting Agendas: Jon requested that trustees provide topics for discussion in a timely manner so the Office can prepare the Tentative Agenda for posting on the LBVCA website one week before a board meeting.
- Purpose of Office Administrator Position: Jon will route a copy of the Office Administrator’s Duties & Responsibilities list to all Board members so they understand the demands on the Office. Marty asked that Trustees refrain from asking Marty to be their personal secretary as that is not the purpose of the Office Administrator.
- Communication via phone, email, texting: Marty will email all Trustees with an updated “Trustee Contact Information” sheet.
- New TA Position: Steve Bray recommended to the Board that it create a new trustee position called “Properties & Marketing”. There was some discussion as what this position would entail. It was determined that this position could relieve the LBV Office of some research time on properties that get certified to the State for back taxes, could follow-up with people who call the Office wanting to deed their lot back to the Village, or who ask the Village for assistance in deeding it to someone else; and, regarding Marketing, this position could hook up with pilots to advertise the Village to them in addition to increasing general marketing on properties the Village has for sale. Motion was made to create a new Trustee position:

M/S/C

Steve Bray

Ellen Rinard

Unanimous

- Date, time and place of this year’s Board meetings: The Board agreed to continue to meet the second Monday of each month at 6:00 PM in the Community Building.
- TA signups for Board Members: The Board determined Trustee Assignments. 4 positions were left open for John Wilson and Bill Bush to volunteer for:

Area	Trustee
Architectural Control Committee	(TBD)
Airstrip	Melvin Schoonover and Steve Bray
Community Building	Melvin Schoonover
Covenant Review Committee	Randy Haley and (TBD)
Legal & Insurance	(TBD)
Library	Ellen Rinard
Parks & Rec	Steve Bray
Political	All Trustees
Properties & Marketing	(TBD)
Roads & Maintenance	Randy Haley and Jon Testut
Security	Ellen Rinard
Social	Ellen Rinard
Tech Support	Jon Testut
LBV Water & Sewer Liaison	Melvin Schoonover

NEW BUSINESS

- Re-redeeming foreclosed properties -- 4 (of 13) are coming up for sale at State auction on June 4: Motion was made to reimburse the \$252.25 in back taxes and penalties on PMR U10 431, now owned by Vernon Hands, once Mr. Hands has redeemed the property and presented LBVCA with a paid receipt:

M/S/C Steve Bray Ellen Rinard Unanimous

It was decided discussion on the other 3 foreclosed lots pending sale at the State auction will wait until the next meeting.

OLD BUSINESS:

- Top 5 Covenant Violations: Tabled until the next meeting.

Motion to adjourn meeting, 5:56 PM.

M/S/C Ellen Rinard Steve Bray Unanimous

The next regular Board Meeting will be April 13, 2015.

Respectfully submitted by Marty Sauers, Office Administrator.

Jon Testut, President

Steve Bray

Randy Haley

Ellen Rinard, Secretary/Treasurer

Melvin Schoonover

Bill Bush (absent)

John Wilson (Absent)