



From the President

by John Buhr

Summertime is full of adventures and opportunities for your free time. Even with a late start there is plenty of daylight to enjoy, with projects around the house, visiting Farmers Markets, making day trips to your favorite spots, and getting out and about to find new favorite spots. There is also Beaver Lake itself and a wide range of Lost Bridge Village amenities at both the Rec Center and the Community Building available for your enjoyment.

July 4, 2018

The July 4th, Fireworks show, and BBQ was outstanding! There is something special about the combination of music, food, and fireworks. Thanks to all who donated their time and money and for all of you who came out for a great time with family and friends. Plans are already underway for next year to make 2019 bigger and better.

Tennis Courts

We continue in active negotiations regarding the possibility of relocating the tennis courts down to the Rec Center. We will continue to move this project forward; however some ownership concerns have been raised, which we want to address. Be advised that until total costs are identified and agreed to the tennis court relocation project may not materialize, however during this timeframe the existing courts are available for your use.



4-wheelers and ATV's are *not* allowed on Benton County roads in the Village unless they are registered, insured, tagged AND driven by a licensed driver.



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Newsletter Editor: Tamy Niernberger	

Lost Bridge Village Community Association, Inc.
12477 Lodge Drive, Garfield, AR 72732

Phone: 479-359-3204 Fax: 479-359-3207

Email: office@lbvca.com Website: www.lbvca.com

Office Hours: Mon- Thurs, 9am-4pm
(Closed 12-1) Closed Fridays

—Governed by Covenants—



A great place to live!



VILLAGE ODDS & ENDS...



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 hunters or coyotes), 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.**

Welcome To Our Neighborhood

New Village Land Owners

Rider, John & Vikki—FHS B2 40
LBV Water & Sewer—MOU S4 27
Edwards, Patrick & Kelly—PMR U7 152
Jorgensen, Deena—PMR U4 70-1
Byrne, Tracie & Gipson, Dwayne—MOU S5 99
McKinney, Benjamin & Audra—PMR U1 46
Professional Housing & Land—LBS B1 29
Arnold, Kimberly & Rocky—PMR U2 752
Christiaens, Michael & Garrison, Joana—LBS B3 2
Stratton, Kenneth & Godfrey, Tracy—LBS B1 60 & 104



New Village Homeowners

Otto, Alyson—WMT S1 75
Cox, Michael & Carol—PMR U1 6
Fair, Mike & Kimberly—WMT S1 8
Stoner, Darrell—FHS B1 124-5
Moeller, Christian—WMT S1 23 & 63
Merry, Larry & Linda—MOU S3 12
Hadley, Kelly & Kimberly—WMT S1 15N & 16
Wilson, Shawn & Crystal—LBS B1 99-100
Koser, Robert & Dawn—MOU S4 37
Murder, Jack & Sarah—FHS B1 117
Quintana, Macario & Ashley—PMR U12 566-568 & 616
Ott, Richard & Sandra—FHS B2 60-1



Music At The FireHouse

Black Oak Band began their annual summer tour on April 8th, and will play the 2nd and 4th Saturdays through September. Shows will be from 7 to 9 pm at Station 1 on 14639 S Wimpy Jones Road.



Water & Sewer

LB Water & Sewer Information

If you notice water leaking from a lift station at any time, please call 479-359-3697 or 479-330-2123 and someone will return your call.

Upcoming Event Dates to Remember:

9/3/18—Last Day Pool Open for Season
9/8/18—Fly In

August 2018

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
			1	2	3	4
5	6 9am ACC Mtg 10am-2:30pm Crafters Unlimited	7 8:30am Yoga	8	9	10	11
12	13 10am-2:30pm Crafters Unlimited 6pm Board Mtg	14 8:30am Yoga	15	16	17	18
19	20 10am-2:30pm Crafters Unlimited	21 8:30am Yoga	22	23	24 1pm Book Club	25
26	27 10am-2:30pm Crafters Unlimited	28 8:30am Yoga	29	30	31	



Village Hall/Community Building News

by Mary Gray, Trustee

Repairs have been completed to address the on-going leak on the exterior wall in the basement. The leak has been a problem for several years and hopefully the replacement of the French drains has solved the problem.



Airstrip Report

by Jon Testut, Trustee

Remember: ONLY AUTHORIZED VEHICLES (EMERGENCY AND MAINTENANCE) ARE ALLOWED ON RUNWAY.

Remember: THE RUNWAY IS ALWAYS ACTIVE: Airplanes typically land with engines throttled back...you may not hear a plane that is landing, especially if you are wearing ear buds.

Remember: AIRPORT MAINTENANCE EQUIPMENT could be operating on or about the runway.

Remember: WALKING, JOGGING, BICYCLING, PLAYING ON THE RUNWAY MAY BE DANGEROUS

Lost Bridge Village Airport Facts & Figures

Designator:	40AR
VFR only	(No published IFR procedures)
Privately owned:	Lost Bridge Village Community Association
Elevation:	1440 ft.
Runway surface/ length:	Hard/asphalt 3150 ft.
Runways:	Land/31 Take-off/13
Obstructions:	20-30 ft. trees 200 ft. from runway edges 370 ft. hill 300 ft. from end of runway 31

UPCOMING EVENT

LOST BRIDGE VILLAGE COMMUNITY ASSOCIATION'S 12th ANNUAL JESSIE HARVEY MEMORIAL FLY-IN

AIRCRAFT * CLASSIC CARS * BOATS

SEPTEMBER 8, 2018

11-2 pm



For Event info call
(479) 359-3204
Or email
Lostbridgevillage@hotmail.com



Lost Bridge Village Airstrip on Scenic Beaver Lake!

Hwy 62 to Hwy 127, 6 miles to Slate Gap Rd, then left on E Airport Dr

Live Music, Food, Drinks, Raffle, Covered Seating!

DONATIONS will be accepted to help offset costs.

Volunteers are needed, please call office 479-359-3204



Roads & Maintenance

by John Buhr, Jon Testut & Ronnie McClellan, Trustees

Projects

Community Building south wall leak: This project is almost closed out and the leak has been stopped with the installation for a drainage system. The surface landscaping repair/replacement is the final phase and should be completed in July.

Dogwood water runoff management system: Based on required general LBV mowing/roadway trimming and repairs this project has not had any dedicated time allocated to continue this important project. Three of the five targeted area on Dogwood have been started but require installation of rip-rap and culvert upstream screening to minimize debris impacting the designed water flow channel. We will schedule time in August.

White Oak drainage ditch clearing: This project has been started and about half of this roadways has received attention. The scope of work is to clear the drainage ditch, trim trees and brush, weed eat, clear the water flow path of debris and leaves.

Benton County: We continue to have conversations with Benton County for i) repairs on a washed-out area on White Oak, ii) installation of a cross street culvert on Black Oak near the water maintenance building and iii) replacement of an existing cross street culvert on Black Oak.

Arkansas State Roadways: We have contacted the state and put them on notice that the cross-street culvert at Highway 127 and Dogwood (one of our primary LBV entry/exit roads) is clogged and needs to be cleared. Once this is completed there should be a lot less cross street debris on the roadway after a rain storm.

General:

The primary focus and schedule has been on roadway tree and brush trimming and total LBV mowing, which included roadways and the Community Building and Rec Center.

Social
Committee

Social Committee

by Mary Gray, Trustee

A special thank you to everyone that helped with the July 4th celebration. Thanks to those who baked cakes, cupcakes & cookies, the servers, ticket takers and managing the cake walk. The committee made \$257 dollars on their sales and will donate our proceeds to the Fire Works fund.



BUILDING NEWS

**Architectural Control Committee
BUILDING PROJECT**

By Jon Testut, Trustee

If you are planning to add to your home, or repair/replace a deck, or possibly build a garage, please be sure to contact the Architectural Control Committee first. It is the responsibility of you, the homeowner, to obtain the appropriate permits and follow the published guidelines of the ACC even if a contractor is involved. Please contact the ACC before you start.

ACC Building Standards & Practices (BS&P) - Can be found on our website: WWW.LBVCA.COM

Checklist:

1. Homeowner/Builder contacts the LBV Office (479-359-3204 or office@lbvca.com) to arrange to attend a monthly meeting of the ACC.
2. ACC reviews construction plans, the ACC Building Project Guidelines, and the LBVCA Building Project Check List.
3. If in compliance, 4 copies of the Building Project Check List are completed. An approved LBVCA Building Project Checklist cannot be given to the Homeowner/Builder until all applicable fees and deposits are paid in full by property/homeowner.
4. The Homeowner/Builder applies to Benton County for a building permit and an inspection schedule.
5. Prior to Benton County's inspection and issuance of an occupancy permit, the Homeowner/Builder meets with the ACC member to review compliance with LBV Covenants. If in compliance, the ACC member authorizes a refund of the performance deposit and gives approval for Benton County to perform their final inspection.

Please be aware: Benton County will charge a fee for a building permit and for each inspection. These fees will be the sole responsibility of the Homeowner and/or Builder.

John Niernberger, Chairman and Jon Testut, Trustee

*******VILLAGE ACTIVITIES*******

- **MONTHLY LBVCA BOARD MEETINGS** — The LBVCA Board of Trustees meets the **second** Monday of every month at 6:00pm in the Community Building. Property owners are welcome.
- **The LBV ACC** meets the **first** Monday of each month at 9:00am in the LBVCA Community Bldg 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 1:00pm in the Village Hall. Contact Shirley Harder 479-685-2852 (No meetings June-August).
- **GARDEN CLUB** — 4th Monday of each month at 10:00am 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 ea month at 1:00pm Contact Jean Kosche at 479-359-3963 for details.
- **LOST BRIDGE COMMUNITY CHURCH** — Services are at 9:00am Sundays at Whitney Mountain Chapel on Oak Ridge Dr, off Lodge Drive. Interdenominational; all are welcome. Hugh Wagner, Pastor
- **WATER AEROBICS AT THE POOL** — Monday, Wednesdays & Fridays, 10-11:30am June-August only. Contact Arlene Darick (479-359-1378).
- **THE LBV WATER & SEWER BOARD** usually meets on the 3rd Wednesday of every month at 9:00am in the LBVCA Community Bldg Conference Room.



BookTalk

by Pat Testut

Once again, we are in the “dog days” of summer, (although even the dogs are smart enough to stay inside!), with the temperature in the high 90’s and humidity that just won’t quit. The best thing to do on days like this is to find a great book and a cool spot and relax. Take a book to the pool (but not in it!) or out on the lake or just find a shady spot to put your chair and have a cool drink. If that doesn’t float your boat borrow one of our movies or audio books and stay inside and let the air conditioning keep you cool.

We have some great new books and movies to choose from. Bill Clinton and James Patterson have collaborated on a suspenseful novel, “The President is Missing,” which is sure to appeal to those who like political thrillers. “The Summer I Met Jack” is a fictionalized account of a romance between Jack Kennedy and an immigrant young woman working in Hyannisport. Nora Roberts has a stand alone novel that deals with the aftermath of a mass shooting in a mall and if you liked “In Farleigh Fields” by Rhys Bowen, you will love her new novel “The Tuscan Child”.

Some of our new DVDs include, “LBJ”, “The Greatest Showman”, “Phantom Thread”, “Black Panther”, Pacific Rim Uprising”, and “15:17 to Paris”. We’ve also added several new children’s DVDs.

The Friendly Bookstore has donated several boxes of large print books to us, so look for them on the shelves in the coming months. We are grateful to them for supporting our program and encourage you to visit their bookstore on 2nd Street in Rogers.

The Little Free Library at the Rec Center is being well utilized. I’ve refilled it three times so far this summer. Stop by and check it out, and while you’re there feel free to take a book or leave a book to be shared.

Whatever you choose to do on these hot and humid days, stay cool and enjoy our beautiful Village and all it has to offer.

Pat Testut, Librarian and Mary Gray, Trustee

SEPTEMBER 3

*Last day to
enjoy the Pool !*



LAST POOL DAY!



Technically Speaking

by Jon Testut, Trustee

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. We have two desktop computers that are connected to the internet. Our 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.

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)



Money Talks (aka Treasurer's Report) *by Phil Williamson, Trustee*

We are making progress in collecting past due assessments for this year and previous years. The following table represents the amount of past due assessment fees for this year and previous years.

		Feb	2018			
	#	2018	Maint	Prior		
	PAST	Finance	Billing	Year Past		
	DUE	Charge	12/15/17	Due		
		1 - 90	91 - 160	> 160	TOTAL	LIENS
CAC	1	\$231	\$336	\$1,976	\$2,543	1
CCA	7	\$763	\$1,104	\$6,521	\$8,388	4
DWD	7	\$707	\$1,120	\$5,952	\$7,779	3
FHS	18	\$1,233	\$2,700	\$9,481	\$13,414	9
LBS	13	\$603	\$2,416	\$3,617	\$6,637	6
MOU	15	\$1,097	\$2,819	\$8,152	\$12,068	7
PMR	68	\$8,017	\$9,781	\$67,028	\$84,827	32
WMT	5	\$179	\$832	\$955	\$1,966	1
TOTAL	134	\$12,830	\$21,109	\$103,682	\$137,621	63

We have now collected \$23,697 in past due fees from 38 members since the end of April. As you can see, we have lots of work ahead of us to collect these late fees. We will be able to collect all of the fees? The short answer is no! There are several accounts that have liens and unfortunately, we have no idea as to where they have moved or current valid phone numbers.

Back on June 13, 2018, there were 12 Lost Bridge Village parcels sold at a public auction for lack of payment on real estate taxes. There are liens on all of these properties for non-payment of the assessment fees. These fees amount to nearly \$40,000. Once we learn as to who are the new owners, we will do our diligence in collecting these past due fees.

As for the annual budget, the forecasted total income for 2018 is \$216,866. At the end of June, the actual income we have received is \$214,214. This includes items such as payment of annual assessment fees, donations, and sale of LBV properties.

Our annual budget for expenses for the year is \$212,866 and at the end of June we have spent \$93,169 which is 44% of the annual budget which is good news as we are half way thru the year.



Parks & Recreation

by Hugh Fenner, Trustee

I think the 4th of July Celebration was great!

We now have replacement for the pool managers for when they go back to school (Thanks for all of your help while I was gone).

Problem areas we need to look at:

1. Replacing or repair stool in men's bathroom
2. Schedule leak inspection company to find out where pool is leaking
3. Schedule winterization of pool
4. Tennis Court





Village Neighborhood Watch Program

by Phil Williamson, Trustee

Noise Ordinance in Lost Bridge Village

This notice was in the previous Newsletter, but with several weeks to go this summer we wanted to remind all residents that Lost Bridge Village follows the Benton County noise ordinance which basically states that one is to be respectful to their neighbors and to keep noise down after 10:00 p.m. For those of you that are property owners and have your homes on a rental program, please ensure the renters know of this ordinance.

Stolen Vehicle

This past month there was an incident at the runaway where a resident was out walking and noticed that someone was driving off with their vehicle. The vehicle was recovered and the perpetrator was arrested. So be mindful and ensure your vehicle is locked

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		
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

As previously mentioned in past communications, there is an opening in Zone 2 for a Neighborhood Watch Zone Captain. If you would like to assist in this program, please contact Phil at 479-721-7151.

ACCESS CODES:

Please remember: If LBV has to reactivate your access code due to late payment, code misuse, etc., there will be a \$5 charge on your annual assessment statement.

September 2018

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
						1
2	3  Labor Day	4 8:30am Yoga	5	6	7	8 <i>LBV Fly-In</i> 11-2pm 
9	10 9am ACC Mtg 10am-2:30pm Crafters Unlimited 6pm Board Mtg	11 8:30am Yoga	12	13	14	15
16	17 10am-2:30pm Crafters Unlimited	18 8:30am Yoga	19	20	21	22
23	24 10am-2:30pm Crafters Unlimited	25 8:30am Yoga	26	27	28 1pm Book Club	29
30						