

**LINN VALLEY LAKES PROPERTY OWNERS ASSOCIATION  
EXECUTIVE SESSION  
OCTOBER 18, 2008  
8:00 AM**

Mr. Freer called the meeting to order.

Board Members in attendance were:           David Freer, President  
Randy Bowden, Vice President  
Raymond Moore, Director  
Lee Eisenhauer, Director  
Andy Robb, Director

Also in attendance were:                   Pam McCoy, General Manager  
Darcy Domoney, POA Attorney  
Ann Keffer, Secretary

**1. Maintenance Supervisor.**

Maintenance Supervisor, Lewis Cyr, reported the backhoe is inoperable. After much discussion and review of options, Mr. Moore made a motion for Mr. Cyr to pursue the purchase of a used Terex 760 from Murphy Tractor and Equipment. Mr. Bowden seconded the motion. Approved 5-0. Mr. Cyr will make arrangements for the sale of the 655 backhoe, 555 backhoe and the Massey Ferguson tractor.

Discussion was held on repairs needed on 2 of the sewer trucks. Mr. Cyr and Ms. McCoy will obtain quotes for the needed repair and Ms. McCoy will e-mail the Board of Directors their findings for a vote.

**2. Golf Association Tournament Fees.**

After extensive discussion, Mr. Bowden made a motion to continue with the current policy for charging for Golf Association Tournaments and seconded by Mr. Moore. Motion approved 5-0.

**3. Legal Issues.**

Mr. Bowden made a motion to adjourn to the Regular POA Board of Directors meeting. Motion seconded by Mr. Moore. Approved 5-0.

**LINN VALLEY LAKES PROPERTY OWNERS ASSOCIATION  
BOARD OF DIRECTORS MEETING MINUTES  
REGULAR SESSION  
OCTOBER 18, 2008  
9:00 AM**

President Freer called the meeting to order.

Board Members in attendance were:           David Freer, President  
  Randy Bowden, Vice President  
  Raymond Moore, Director  
  Lee Eisenhauer, Director  
  Andy Robb, Director

Also in attendance were:                       Pam McCoy, General Manager  
  Darcy Domoney, Attorney  
  Ann Keffer, Secretary

**1. Approval of the September 20, 2008, Board of Directors Meeting Minutes.**

- a. Mr. Moore moved to approve the September 20, 2008, Board of Directors Executive Session Meeting minutes. Motion was seconded by Mr. Robb and approved by the Board of Directors 5-0.
- b. Mr. Moore moved to approve the September 20, 2008, Board of Directors Regular Session Meeting minutes. Motion was seconded by Ms. Eisenhauer and approved by the Board of Directors 5-0.

**2. President's Report.**

Mr. Freer announced Mr. Lewis Cyr is our new maintenance supervisor. Mr. Cyr met with the Board of Directors in the Executive Session to discuss the need for a new backhoe. Mr. Cyr and Ms. McCoy will pursue the purchase of a used backhoe and arrange for the sale of some existing equipment in need of extensive repair.

**3. Manager's Report.**

Ms. McCoy stated that we will begin closing down the bathhouses. We will be painting and making repairs to each bathhouse, beginning with bathhouse #5. Bathhouse #2 will be next and then the Community Center bathhouse. The Clubhouse Shower Room will be the last. It requires the most repairs.

There will be a Finance Committee Meeting on October 25<sup>th</sup>.

**4. Treasurer's Report.**

Mr. Robb reported expenditures are in line with the budget. There have not been any Capital Expenditures this month.

**5. Committee Reports.**

- a. Architectural** – Mr. Jerry Moore reported that the Architectural Committee reviewed 25 new applications which included 3 for new homes. Mr. Moore announced that there will be a Workshop on November 11, 2008 at 7:00 pm at City Hall with the City Council and the Architectural Committee to discuss building permit fees. All interested are invited to attend.
- b. Recreation** – Ms. Eisenhauer announced that the Fall Family Festival was very well attended. Thanks to the Fire Department for the lighting and monitoring of the bonfire, the Maintenance Department for gathering the firewood and Mr. Tiehen for providing the tractor/trailer for the hayrides. The next activity will be the Tailgate Trick or Treat on November 1, 2008 at the Clubhouse. The hayrides will begin at 5:00 pm and the Trick or Treat at 6:00 pm.
- c. Golf** – Ms. McCoy reported that there wasn't a quorum at the October Golf Meeting so general discussion was held. The Rally for a Cure Tournament raised a total of \$4600.00. The aerification is done but encountered weather and equipment problems that caused several delays.

**AGENDA ITEMS:**

**1. Dennis Arnold – Economic Development Director.**

Mr. Arnold made a visual presentation outlining the benefits of approving the 1% Sales Tax that will be on the ballot on November 4, 2008. The monies realized from this tax would be designated for county and city infrastructure.

**2. Ken Williams – Lot 2093 – Request for Lot Variance.**

Mr. Williams requested a variance on a side easement of 5', rather than the required 10'. He would like to move in a stick built home 55' wide on his 70' wide lot. After much discussion, Mr. Bowden made a motion to deny the request, seconded by Mr. Moore. Motion approved 5-0.

**3. Memorial Park – Sue Bohmker.**

Ms. Sue Bohmker reported that the committee is still working on developing a Memorial Park but is looking at a new location possibility in front of the tennis court and downsizing the plan. Mr. Bob Burns will be handling the procurement of the 501C3.

**4. Main Dam Inundation Map (flood area) – Update.**

Ms. McCoy and Mr. Jerry Moore have worked together to develop an Emergency Action Plan. The Inundation Map, which is a state requirement, is completed.

**5. Water/Sewage Policy Amendment.**

This issue was tabled.

**6. Policy on Large Events.**

This issue was table.

**Public Discussion:**

Mr. Burns stated that he has a CD available titled “Keep Safe On Line” at no charge. This is a good tool for parents and teens on internet safety.

There being no further business to discuss, Mr. Bowden made a motion to adjourn the October 18, 2008, Board of Directors meeting. Motion was seconded by Mr. Moore and approved by the Board of Directors 5-0.

Ann Keffer, Corporate Secretary

