

**LINN VALLEY LAKES PROPERTY OWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING MINUTES
EXECUTIVE SESSION
MAY 17, 2008**

Mr. Freer called the meeting to order.

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

Board Member absent: Raymond Moore, Director

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

1. Legal Issues.

2. Ralph Wallace – Request for Hearing.

Mr. Wallace asked to meet with the Board of Directors to discuss the policy that they approved April 1, 2008, in regards to golf carts and the type of tires that are allowed on the golf course. Mr. Wallace stated he felt this was discriminating against him. He stated that the only comments that had been made to the course superintendent in regards to his tires was from Pam McCoy. The tires on his cart have not caused damage on the course. Mr. Wallace stated the superintendent does not have a problem with his tires. Mr. Wallace presented pictures of tires from the golf maintenance equipment that had heavy tread similar to his tires. Mr. Wallace asked the Board of Directors to re-examine the policy that was adopted.

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Mr. Freer stated he contacted 15 golf courses – 14 did allow private carts and all required turf tires. Mr. Robb suggested Mr. Wallace contact courses as Mr. Freer did.

Ms. Eisenhower moved to grandfather Mr. Wallace's cart. Motion died for lack of a second.

Mr. Bowden moved to adjourn the May 17, 2008, Executive Session meeting. Motion was seconded by Ms. Eisenhower and approved by the Board of Directors.

**LINN VALLEY LAKES PROPERTY OWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING MINUTES
REGULAR SESSION
MAY 17, 2008**

President Freer called the meeting to order. Mr. Freer introduced Andy Robb as the new director that the Board of Directors selected to fill the position that was vacated by Dick Atchity.

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

Board Member absent: Raymond Moore, Director

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

First time visitors: Bobbie Cissell
 Chris & Nicole Wilson

- 1. Approval of the April 19, 2008, Board of Directors Meeting Minutes.**
 - a. Ms. Eisenhauer moved to approve the April 19, 2008, Board of Directors Executive Session Meeting minutes. Motion was seconded by Mr. Robb and approved by the Board of Directors 4-0.
 - b. Ms. Eisenhauer moved to approve the April 19, 2008, Board of Directors Regular Session Meeting minutes. Motion was seconded by Mr. Robb and approved by the Board of Directors 4-0.

- 2. Approval of the April 24, 2008, Board of Directors Special Executive Meeting Minutes.**

Mr. Bowden moved to approve the April 24, 2008, Board of Directors Special Executive Meeting minutes. Motion was seconded by Ms. Eisenhauer and approved by the Board of Directors 4-0.

- 3. Approval of the May 9, 2008, Board of Directors Special Executive Meeting Minutes.**

Mr. Bowden moved to approve the May 9, 2008, Board of Directors Special Executive Meeting Minutes. Motion was seconded by Mr. Robb and approved by the Board of Directors 4-0.

4. Approval of the May 10, 2008, Board of Directors Special Executive Meeting Minutes.

Mr. Bowden moved to approve the May 10, 2008, Board of Directors Special Executive Meeting minutes. Motion was seconded by Ms. Eisenhauer and approved by the Board of Directors 4-0.

5. President's Report.

Mr. Freer explained that Mr. Robb would complete the year until the next election. There will be three positions open for election in 2009. Mr. Freer updated the property owners on the developer. He had offered four lots on the golf course to the POA but could never produce clear title. He has rescinded his offer. He had demanded that we not trespass on his lots. Areas of the course have been cordoned off so that golfers do not drive on those lots.

6. Manager's Report.

Ms. McCoy reported that the new dock should be installed in 2-3 weeks. The City of Linn Valley had approved the new ATV regulations and copies of their ordinance were available. We are getting ready for Memorial Weekend. The City of Linn Valley approved the 911 re-addressing. The seeding of the main dam should be done the week of May 19th. We lost two outside tournaments – one because they wanted a lower rate and the other because they did not feel they would have time for planning. The Board of Directors had developed an outside tournament policy.

7. Treasurer's Report.

Ms. McCoy reported total cash available was \$459,978.30 at the end of April. Capital expenditures for April was the Pro Shop roof.

8. Committee Reports.

- a. **Architectural** – Mr. Bowden reported 16 permits had been approved since the last meeting.
- b. **Recreation** – Ms. Eisenhauer reviewed the activities scheduled for Memorial Weekend.
- c. **Golf** – No report.

AGENDA ITEMS:

1. Jim Tichen Request.

Mr. Tichen withdrew his request.

2. Annual Golf Membership and Trail Fee.

Ms. McCoy received a request from a property owner's wife for a refund of fees since her husband had passed away after he paid his fees. We do not have a policy regarding this. Ms. McCoy suggested the Board of Directors pass a rule that the fees are not refundable. There were comments both for and against a refund. Mr. Bowden moved to make the annual golf membership and trail fee non-refundable. Motion was seconded by Mr. Robb and approved by the Board of Directors 4-0.

3. 2008 Objectives.

Mr. Freer reviewed the 2008 Objectives that had been approved by the Board of Directors:

- a. New dock and parking at spillway – main lake.
- b. Sewage lift station upgrade.
- c. Additional security at front gate.
- d. Lake study and fish stocking.
- e. Power guard and lightning shield on front gate.
- f. Continue ditch rehab.
- g. New roof for Pro Shop.
- h. Continue road improvements.
- i. Seed the dam.
- j. Finish front campgrounds removal.
- k. More street signs.
- l. Continue clean-up.

Other items discussed:

1. Campers on building lots.
2. Update on sewer system study.
3. Developer and common properties.
4. Security gates.
5. Radio advertisement.
6. Developer emails.
7. Opening golf course to public.

There being no further business to discuss, Mr. Bowden moved to adjourn the meeting. Motion was seconded by Ms. Eisenhauer and approved by the Board of Directors 4-0.