

**LINN VALLEY LAKES PROPERTY OWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING MINUTES
REGULAR SESSION
June 18, 2011
9:00 AM**

President Freer called the meeting to order.

Board Members in attendance were: David Freer, President
 Joel Dannen, Vice-President
 Bob Burns, Director
 Chris Bouchard, Director
 Lee Eisenhauer, Director

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

1. Approval of the May 21, 2011 Board of Directors Meeting Minutes.

- a. Mr. Burns moved to approve the May 21, 2011, Board of Directors Executive Session Meeting minutes. Motion was seconded by Mr. Bouchard and approved by the Board of Directors 5-0.
- b. Ms. Eisenhauer moved to approve the May 21, 2011, Board of Directors Regular Session Meeting minutes. Motion was seconded by Mr. Bouchard and approved by the Board of Directors 5-0.

2. President's Report.

Mr. Freer reported that the sewer project was moving along and they were working with engineers on obtaining Rural Development grant money. He stated that they should know something by August on the grant money.

3. Manager's Report.

Ms. McCoy reported that the Memorial Day weekend went well and the July 4th activity schedule was posted.

4. Treasurer's Report.

Mr. Bouchard reported that assessments were down about 5% from last year. He also noted that golf revenues are up and golf related expenses were down about 16%. He stated that all over expenses were down about 8%. Ms. McCoy made note that statements would be sent out shortly.

5. Committee Reports.

- a. **Architectural** – Mr. Freer reported the committee met twice for the month. There were 9-10 permits issued with 1 new house and the others being minor things.
- b. **Recreation** – Ms. Eisenhower reported the July 4th weekend activities were posted with a few changes. She also noted that the City would be in charge of the parade which will be on July 2nd.
- c. **Golf** – Mr. Larry Boyd gave a report on the golf course activities. He also reported that Ralph Wallace had resigned off the golf course committee and he would like the Board of Directors approval to appoint Mike Muldoon to replace Mr. Hamilton, who took Mr. Wallace's place, as a non-resident position. It was the consensus of the Board of Directors to approve Mike Muldoon to fill the open position.

AGENDA ITEMS:

1. Golf Fee Schedule.

Mr. Dannen noted that there had been some confusion on the fee schedule. After a brief discussion, Mr. Freer recommended that the committee review the fee schedule for next year. It was decided Mr. Dannen and Mr. Boyd would review before the next meeting.

2. Age Clarification for Golfers.

Ms. McCoy noted that there needed to be some more clarification on the age of who can play on the course. Mr. Boyd will check on it.

3. Memorial Park – Sue Bohmker.

Ms. Bohmker noted that the Memorial Park committee is looking to get their main wall up and are soliciting donations from the POA Board for the granite wall which will cost \$2,000.00. She also noted that they were looking for a donor to represent the Coast Guard and the cost would be \$400.00.

4. Police Boat.

It was noted by Mr. Freer that the City of Linn Valley has purchased a newer boat for \$2,500.00. The City has asked if the POA could help with the cost of the boat. After a brief discussion, Mr. Burns made a motion to donate \$500.00 to help pay for the boat. Motion was seconded by Mr. Bouchard and approved by the Board of Directors 5-0.

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5. ATV Regulations and Ordinance.

Police Chief Corey Murrison had a question on the ordinance on the age for ATV's. He noted that nothing is stated about under 14 in the ordinance. He asked if the Board could clarify the age. After a brief discussion, Mr. Freer asked Chief Murrison if he would put something together that he felt would work that the police department could enforce. Chief Murrison agreed he would put something together for the Board to review.

6. RV Storage Agreement.

Mr. Domoney stated that he had modified the RV Storage agreement. After a brief discussion, Mr. Burns made a motion to accept the modified agreement and Mr. Bouchard seconded the motion. Motion carried 5-0.

7. Architectural Control Committee – Single Wide Skirting.

Mr. Freer reported that in 2002 there was a policy passed that skirting could not be used. The question from the Architectural Control Committee came up to change this policy by allowing a manufactured insulated skirting to be used as long as the committee approved it. Mr. Bouchard made the motion to allow this type of skirting with a second from Mr. Dannen. Approved 5-0. Mr. Freer noted that he would have the Architectural Control Committee write up something with the proposed changes and to be presented to the City to change the zoning regulations.

8. Security Gate.

Ms. McCoy reported that the pump and motor went out on the security gate. The company that services the gate made the recommendation that a barrier arm be installed and be used between the hours of 7:00 am and 7:00 pm. After a brief discussion, Ms. McCoy recommended that the Board look at putting this in the budget for next year. The Board made note that they would review it for next year's budget.

9. Spillway Culvert.

Ms. McCoy reported that the 4 foot culvert at the spillway retention pond needs repair because it is causing problems on the #2 and #3 fairways. After a brief discussion, Ms. McCoy recommended that they get bids and she noted that the engineers would be out inspecting the dam and this is something they will look at as well. Ms. McCoy made note that she would investigate further.

10. Golf Course Mower Financing.

Ms. McCoy reported that the two new mowers purchased were in use. She made note that Labette Bank would finance for 4.9% for the rough mower. Mr. Bouchard made a

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motion to borrow the \$52,331.31 from Labette Bank to purchase the Toro Groundsmaster 4000D Rough Mower. Mr. Burns seconded the motion. Motion carried 5-0.

There being no further business to discuss, Ms. Eisenhower made a motion to adjourn the June 18, 2011 Board of Directors meeting. Motion was seconded by Mr. Dannen and approved by the Board of Directors 5-0.

Diana L. Pennington, Corporate Secretary