Hot Springs Village Townhouse Association Voting Meeting of the HSVTHA Board of Directors

March 10, 2017

Voting Meeting

The voting meeting of the THA Board of Directors was called to order by President Mark West. Also in attendance were Vice President R.K . Sanders, Secretary Joan Smith, Treasurer Sandra Smith, Ray Drake, Robert Peterson, Jean Woodworth, THA General Manager Roger Harper, Administrative Assistant Gayle Annis, and Sandy Johansen from the Village Voice. Also present were many members from the Town House Association. The Pledge of Allegiance and the prayer were led by Bob Peterson.

A quorum was present, with Todd Phillip's proxy held by Ray Drake.

POA Board Liaison Bob Cunningham was not present, but Mark West commended him for making many meetings in the past.

Joan Smith made a motion to approve the minutes from the January 3rd Working Session and the January 13, 2017 Voting Meeting. This was seconded by R. K. Sanders and passed.

Sandra Smith reported that she is working with the auditor and will have a report in May. Additional information can be found on the Clark Simpson Miller (CSM) website.

Roger Harper reported spraying pre-emergence weed control in the courts is almost completed. Sanitation is working well. He is still analyzing contractors and pricing.

SC&CIC Chairman Gary Smith Reported about several issues which are being acted upon. Bob Peterson made a motion to approve the application for the SC&CIC from Larry Draeger. Joan Smith seconded and this was passed. R. K. Sanders made a motion to reinstate Jean Roberts as representative to Castellon Courts. Sandra Smith seconded and the board approved. Ray Drake made a motion to approve assessing penalties to the following properties with infractions: 12 Abaron Place, 14 Lindsay Lane, and 29 Lindsay Lane. R.K. Sanders seconded this and the board voted to pass it.

Finance Committee Chairman Richard Smith announced the next meeting at the end of April. They will be discussing the next budget process.

Bill Turner, chairman of the Architectural Review Committee, announced that applications had been turn in to replace siding, decks, and other exterior projects.

Jan Peterson of the Nominating and Election Committee said that most positions are filled.

First Collection Services in Little Rock continues to send out letters for delinquent fees. Sandra Smith stated that through those efforts the THA had collected in excess of $20,000, although others are continually delinquent. Bob Peterson made a motion to approve creating liens against delinquent properties. This was seconded by Joan Smith and passed.

Gayle Annis announced that the HSVTHA Spring Newsletter is in the process of being written and she requested articles for the newsletter.

The DeSoto Pool fill-in should begin soon. The contractors gave the THA a decent price.

The THA Annual Meeting is set for Friday, May 12, 2017. Dennis Fason from Jordan, Woosley, Crone, Keaton, Ltd. will be present to discuss the annual audit. Also Raymond Haynie from 1st Arkansas Insurance will be making a presentation.

Many residents of Castellon Courts were in attendance to offer their comments and questions relative to updates at the courts, financial obligations, permits and responsibilities from the board.

President Mark West stated the responsibilities of the board to follow the guidelines of the THA bylaws. He further said that the erosion issue of the lake side is a "must-do" and that all projects will be done according to needs first.

Bob Peterson commended the Court for meeting and bringing ideas, but stated that safety issues will be addressed first and all projects will be done properly and systematically.

Ray Drake made a motion, seconded by Joan Smith, that the THA will get back to Castellon Courts with a timeline within 30 days. This passed unanimously.

An agenda for the Working Session of the Board of Directors on Tuesday, May 2, 2017, at 9:30 will be set.

R. K. Sanders made a motion to adjourn, seconded by Joan Smith. The meeting was adjourned by President Mark West at 11:40 pm