



Board of Directors Regular Meeting
November 15, 2018 – 6:30 p.m.
Boardroom at the Country Club
98 Clubhouse Drive, Bella Vista

Agenda

- I. Call to Order
- II. Pledge of Allegiance
- III. Approval of Minutes:
 - October 18, 2018 Board Work Session Meeting (**BOARD VOTE**)
 - October 25, 2018 Board of Directors Regular Meeting (**BOARD VOTE**)
- IV. Financial Report – No report this month because of the meeting taking place a week early. The Financial Reports will be posted to the website once they have been completed.
- V. Last Month's Open Forum Comments and Questions
 - a. Property Owner Theron Donnel – Expressed concerns about the financials and Board actions.
 - b. Property Owner Natasha Brand – Gave statistics and benefits of the Trails.
 - c. Property Owner Tom Pyatt – Gave a background on the Trails and the public outreach on this project.
 - d. Property Owner Randy Ham – Tanyard Creek volunteer, expressed support for the Trails.
 - e. Property Owner Rick McInnes – Expressed concerns over liability insurance, guest usage, and fee charges.
 - f. Property Owner Marian Heath – Advised the POA to address the rumors being spread on Facebook.
 - g. Property Owner Robert Stock – Voiced his concerns about expenses, financials and Golf.
 - h. Property Owner Jim Klinger – Returning resident, expressed support for the Trails.
 - i. Property Owner Wesley & Melissa Wells – Expressed support for the Trails and their love of Bella Vista.
 - j. Property Owner Brad Melton – Expressed support of the Trails and the Board.
 - k. Property Owner Joy Thomas Sawyer – Expressed concerns about the financials, inquired about the Stump Dump on Trafalgar.
 - l. Property Owner Leslie Lampo – Expressed concern over not being able to Vote on the Trails.
 - m. Property Owner Mary Schillaci – Expressed concerns over the POA Declarations and guest usage of our amenities.
 - n. Property Owner Jim Dinwoodie – Gave recommendations on how to make the Trails revenue neutral.

- o. Property Owner Jenny Burbidge – Thanked the Board for their dedication and service to the community. Voiced her concerns on voting the POA lots to reach quorum. Expressed support for the Trails.
- p. Property Owner Rita Shoemaker – Requested the Board strive to reach quorum regarding the voting of the POA owned lots.
- q. Property Owner Ken Taylor – Expressed support for the Trails.
- r. Property Owner Kelly Cowan – Voiced the need for increased lodging around Bella Vista. Advised that the Board was voted in by the property owners to represent the interest of the community.
- s. Property Owner Nick Hodge – Expressed support for the Trails.
- t. Property Owner Gee & Nene Weaver – Expressed support for the Trails and the Bella Vista community.
- u. Property Owner Becky Neal – Expressed support for the Trails and donations for such.
- v. Property Owner David Dixon – Expressed support for the Trails.

VI. Open Forum – Property Owner Comments. Comments are limited to three minutes per property owner. Prior to making comments, property owners shall state their name and the street their property is located on.

VII. Joint Advisory Committee Reports

- Lakes – No meeting for the month of November
- Recreation – Minutes included in packet
- Golf – Meeting took place on November 14th. Minutes not included in Board packet.
- Community Involvement – Minutes included in packet

Old Business

VIII. Proposed changes to Bylaws Article VIII, Policy 1.01, Policy 1.03, Policy 1.03.3, Policy 1.03.7, Policy 1.04, Policy 1.05, and Policy 8.03. This will be the second and final reading. **(BOARD VOTE)**

All of the changes are focused on improving and adding more clarity to the language of the governing documents with regards to committees. Proposed changes are available on the POA's website, located in the governance section.

New Business

IX. Approval of the 2019 Fees Schedule. **(BOARD VOTE)**

X. Approval of the 2019 Operating and Capital Budgets. **(BOARD VOTE)**

XI. Update on stump dump

XII. Announcements

a) GM Meeting – Will be held on Thursday, December 6th at 2:30 p.m. in the Boardroom at the Country Club. **Note change in date.** (This is a closed session).

b) Board of Directors Work Session – Will be held on Thursday, December 13th at 9:00 a.m. in the Boardroom at the Country Club. **Note change in date.**

- c) Board of Directors Regular Meeting – Will be held on Thursday, December 20th at 6:30 p.m. in the Boardroom at the Country Club.
Note change in date.

XIII. Adjournment