

Hot Springs Village Townhouse Association
Voting Meeting of the Board of Directors
January 12, 2018

The Board of Directors Voting Meeting was called to order by President Richard Smith. The Pledge of Allegiance was recited. The Opening Prayer was led by Charles Derryberry. Board members present were: Richard Smith, O. J. Miles, Sandy Smith, Charles Derryberry, Jean Woodworth, Julianne Henderson, and Joan Smith. There were 12 audience members in attendance.

Doug Butler was represented by proxy.

Joan Smith made a motion to approve the minutes from the November 28 Working Session and December 8 Voting Meeting. Sandy Smith seconded it and it passed unanimously.

Sandy Smith reported there is no treasurer's report update at this time.

Richard Smith presented a progress report for various projects in the courts. Pre-emergent applications have been started in several courts. The locks have been installed on the cluster boxes in Valencia Courts. Owners, only, will be notified when keys may be picked up at the THA office. Cluster boxes will be installed in Desoto Courts next, followed by La Coruna, Cortez, Coronado Castellon, Madrid, and Guadalajara as funds are available. A dead tree and stump have been removed in Segovia Courts. Sidewalks were power washed on Aldaya in Madrid. State Farm is issuing a check to repair the damaged corral in Valencia. Winter, dead tree cutting and limb trimming continue and the contractor has been contacted to provide an update on his progress. The hole on a path near Lanza was filled. However, this is not a POA or THA responsibility.

Bob Cunningham, POA Board Liaison, reported on the POA'S last Board meeting and announced the next meeting is on Wednesday, January 17 at Ponce de Leon Center/Woodlands at 9:00 am. Topics the POA Board discussed per Mr. Cunningham were: extra money in the POA bank; proposed future changes and updates to the Village Declarations, By-Laws and Articles, pickle ball courts improvements; \$700,000 pool, etc.

Gary Smith, chairman of the SC&C, introduced Lindy Watts from Madrid Courts. Ms. Watts is one of 2 applicants for the SC&C Committee. Jean Woodworth then made a motion to accept the applications of Lindy Watts and Everett C. Brown, II, both of Madrid. O. J. Miles seconded it and the motion was approved unanimously. Gary Smith said a number of issues he was going to mention were reported in the Progress Report just relayed by Dick Smith. The infraction process is seeing results as anticipated. There is an SC&C meeting scheduled for February 20, 2018 at 9:30 at the THA Community Center. All committee members are asked to bring court related input to the meeting. Gary said he expects to have information from a Finance Committee meeting on January 16 to discuss at the SC&C meeting.

Dennis King, chairman of the Finance Committee, relayed there are no updates at this time.

There were no reports from the Architectural Review Committee (ARC) nor the Nominating and Election Committee (N&EC).

Regarding the Ad Hoc Elections Committee, Chairman Gary Smith relayed that things are moving along well. A significant amount of past due monies has been collected due to the diligence the office staff, specifically citing Melissa. Additional liens were just filed this past week and one lien was released.

In Old Business, a motion was made by Sandy Smith to sign the contract finalized by the THA attorney and signed by the agent of Best Management Co. in Little Rock. Joan Smith seconded it and it passed unanimously.

New computers were purchased for the office and are currently being set up and networked to further the technology capabilities and efficiency of the THA office.

Charles Derryberry presented a motion to purchase a food warmer for the THA Community Center. The question was raised as to the liability of the THA regarding reserved events that serve alcohol. Richard Smith suggested tabling the motion until the question of liability could be answered.

Several Board members volunteered to be part of the Ad Hoc Committee for amending, adding, updating the THA By-Laws; Charles Derryberry, Joan Smith, Julianne Henderson and O. J. Miles.

An audience member asked a question about soliciting in the townhouse courts. It was verified that solicitations of employment, handyman services, etc. are not allowed in the Village and this includes the townhouse courts. The HSV Police Department should be contacted regarding anyone going door to door selling anything, including services or employment.

The agenda was set for the Working Session on February 27, 2018 at 9:30 am here in the THA Community Center.

Sandy Smith made a motion to adjourn the meeting at 10:10 am and Julianne Henderson seconded it; approved unanimously.