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BOARD of DIRECTORS MEETING

September 29, 2019

Gathering Place

Board Members Present:

President Sallie Halverson, Vice President Aaron Zaner, Secretary Doug Allen, Sergeant of Arms Cathy Bess, Tom Fannon, and Brenda Tuck

Resort Manager and Operation Manager:

Carrie Tainter and Leanna Dalton

The Board President opened the closed board meeting at 10:01.

Roll call was done and all board members were present for the meeting.

The May 18, 2019 minutes had been approved by the board electronically

The president asked Tom Fannon for a report. Tom gave the following report:

1. He advised that the Resort Manager announced her retirement and that there will be a restructuring of the department managers on the resort.
2. Sewer Treatment Plant update, the project going through the electrical design and the final design phase and hope to have it under construction by fall of 2020 and completion by 2021. He advised we are still currently following the DNR guidelines.

Old Business:

A board member brought up the issue about absentee voting. A discussion was held on different options. The president advised that the bylaws committee has been working on this issue and she is hoping the changes will be ready to submit to the full board very shortly.

The \$10.00 a night camping fees for associates is still on hold until the bylaw changes are submitted. This was originally proposed by Brenda Tuck.

A board member asked who all was on the bylaws committee and the president advised Aaron Zaner, Drew McCoy, Kevin Hawk, Christine Hayes, Carrie Tainter, Leanna Dalton, Sallie Halverson, and Jodi Benoist.

A discussion has held on the way the bylaw changes will be handled. The bylaws will be submitted to the board members for review before the changes are sent out to management and the attorney. Once the attorney and management review the by-laws and if any additional comments are made then it should come back to the board members for a final approval before going out to the owners for a vote. The bylaws committee is hoping the changes will be submitted to the board by the January 2020 meeting.

A board member asked about the repair of the Bocce Ball court. The resort manager advised that they have not had the personnel or time to make the needed repairs.

A discussion was held on the Wi-Fi service. The IT manager is working on the fiber optic equipment but there will still be an issue with the provider to the resort. The president advised she had a relation that is retiring that may be able to help with the fiber optic equipment.

A board member brought up an issue about the resort phones. When you call reservation and the lines are busy you get a recording to hold for the next person. The issue becomes if there is an emergency there is no option to press a number to contact security. A board member advised he will look into the issue.

New Business:

The president asked if the resort newsletters could be sent out earlier? It seems by the time the newsletters arrive some of the events have passed. The operations manager advised she would look into the issue.

The president asked if Purdy's restaurant was planning on renewing their contract? The resort manager advised she is waiting to hear back from the restaurant owners. Everyone agreed the food is good and they are doing a great job. A question was asked if Purdy's had been asked to also cater food for other events on the resort. A board member advised yes, they do try to give Purdy's the opportunity to cater the events.

The president brought up a question on when the next board of directors meeting will be held. A discussion was held and the following dates were set. A board workshop will be held on October 19, 2019 at 9:00 a.m. and the next open owners board meeting will be January 4th, 2020. The other owners' meetings will be posted in the resort calendar.

A discussion was held on changing the date of the annual owners meeting in September. A motion was made by Doug Allen to change the meeting to the last Saturday of September at 1:00 o'clock p.m. A second to the motion was made and all of the board members approved the motion.

A board member advised he had heard a lot of talk on the resort about the activities on the resort. A discussion was held about the activities not changing much over the last several years. A suggestion was made to bring up any ideas to the activities department. Some ideas have been submitted to activities. Things like a chili cook off, maybe setup a big screen tv in Gentry hall to watch major sporting events.

A board member brought up about the confusion regarding the rules around the outdoor pool. The board member suggested that maybe a white line should be put back and advise the owners no drinking or eating passed the white line. The main issue is enforcement must be consistent and not to allow liquids in the pool. If liquids are spilled in the pool then there is a possibility the pool would have to shut down and more chemicals would have to be pool.

There was a discussion held on the shade around the outdoor pool. The resort manager advised they were working on the shade issues but ran out of money so the umbrellas were just a temporary fix.

A board member asked if the resort had tried letting owners work on the resort and their pay would go towards their maintenance fees. A discussion was held and insurance becomes an issue.

A board member brought up that they feel the board members should be notified when a department manager leaves or any other major changes on the resort. This issue has been talked about several times in the past.

The president advised she has a new sign in front of her camper that she is the Lost Valley Lake Board President comments and questions are welcome here. The president advised she has had several people stop by her camper with good comments about the resort and several questions.

A board member advised that the dance went very well and that the DJ (Kevin Hawk) did a great job.

The president asked Leanna Dalton if she had any comments? She advised she had no comments at this time.

A discussion was held on the budget. A board member advised that the maintenance fee collection was down 9% from last year. The staff has helped the budget by generating the departments own revenue. The staff has also reduced the departments expenses by 7%.

He also advised that at this time there is a cash balance of \$211,914.89 and that it takes an average of \$329,136.14 to operate the resort per month. With that being said the resort is still 7% behind from last year's budget.

A board member advised that the resort has now hired a full-time mechanic.

A board member advised that the sales staff has been doing a great job with a lot of new owners. There have also been several 5-year trail members that have signed on to the resort for a full ownership to the resort before the 5-year trail was up.

The resort is installing a new cloverleaf credit card system that will cost about \$8,000.00 to convert the old system, but the resort will see a return on the expense in about a year. The credit card charge will go down about \$15,000.00.

A discussion was held on the new signs at the front of the resort. The white letter sign will be the sign that the resort will be going to. There was also a discussion on the directional signs outside of the resort.

A discussion was held on the associates on the resort.

A discussion was held on the enforcement of the rules.

A discussion was held to maybe have the department managers come to a board meeting and talk about their future plans or objectives on the resort.

Note: The following board members are up for re-election, Sallie Halverson and Doug Allen. There are two additional vacancies one left by Bud Morice passing and Brenda Tuck choosing not to run.

The following owners are running for the 4 positions: Sallie Halverson, Doug Allen, Kevin Hawk, Connie Moersch, and Leanna Dalton

A motion was made by Brenda to adjourn the meeting, a second to motion was made and all board members approved the motion.

The meeting was adjourned at 11:23.

The minutes were approved by the Board of Directors: Electronically 10-13-2019

The minutes prepared by: *Doug Allen*