

ARROWHEAD IMPROVEMENTS ASSOCIATION
BOARD MEETING
March 18, 2006

MEETING DATE: March 18, 2006

PRESIDING: Gary Keiser

BOARD MEMBERS PRESENT: Gary Keiser (President), Don Beach (Vice President), John Moseman (Treasurer), Bruce Saunders and Gerry Wigent

GENERAL SESSION: Gary Keiser called the meeting to order at 2:01 p.m. at the Inn at Arrowhead

Motion to approve the January 21 minutes (John), seconded (Don) and motion was carried.

TREASURER'S REPORT: John Mosemen

- Balance sheet and operational reserves reviewed.
- Undesignated surplus \$95,000
- Firehouse renovation reserve will be closed
- Utilities were high due to electric bill for parking lot. Don will research.
- Delinquencies getting cleared up nicely.

Motion to approve January/February financials (John), seconded (Gary) and motion was carried.

SECURITY REPORT: (Gary in Lindy's absence)

- Security has been running smoothly. AIA will purchase a new snowmobile at the end of the season from English Bros. (2006 Polaris Switchback for \$8000). It has a 3 year transferable warranty. That is \$500 over budget, but we should be able to make that up by selling the 2005 machine over budget. Bids for the 2005 machine will be accepted until May 18.

Motion was made to authorize spending \$8000 for a new security snowmobile (Gary), seconded (John) and the motion carried unanimously.

FIRE DEPARTMENT REPORT: Bruce Saunders

- Summary of first quarter activities: CPR classes conducted, 4 A team training sessions conducted, discussions with the Gunnison Fire Protection District (GFPD) concerning becoming a substation, west wall of firehouse to be finished, picnic committee currently being formed.
- Fire District: Bruce explained substation concept. Essentially, the fire department would become part of the GFPD. Funding and oversight would be provided by GFPD. Help would also be received with training and protocols. Ron and Bruce met with Steve Williams, President of GFPD, to discuss this type of a structure. The

GFPD meets monthly and we will have representatives at each meeting. Various fire districts in Colorado use this structure.

Discussion followed on substation vs. fire protection district. Bruce indicated the committee supports pursuing the substation. Ron Benson noted that GFPD has given the fire department \$2000 for the past two years, will increase this year. If we come under GFPD, donations to our fire department will be tax-deductible. Substation is a quicker easier approach. We would continue to own assets. J.R. questioned what we receive from Gunnison currently. Mary wondered if people wanted to give more time volunteering as firemen.

HEAVY EQUIPMENT: Don

- Don discussed some trouble spots this winter: not enough manpower at times, a great deal of snow all at once.
 - Eric Johnson will be trained as back up equipment operator.
 - Priorities for snow removal: (1) Alpine, (2) parking lot, (3) filing roads, (4) cross country ski track, (5) groom to pipe springs Discussion of how cross country ski track is groomed followed.
- Mag. chloride and gravel plans for summer outlined by Don

DESIGN REVIEW: Gary

- Thus far 14 houses, 2 sheds, 2 garages and 3 house renovations have been approved this year.
- A subcommittee has been formed to address the new sign regulations. The board is giving the subcommittee authority to grant variances for existing signs which exceed the size requirements

HORSE CORRALS: Gerry

- Lucia and Will have purchased the corral property from Jim. Lease will remain the same except they would like to pass the water cost on to AIA. Lease will increase from \$250 to \$800 per year.

Motion was made to renew corral lease for another year at a cost of \$800, motion was seconded and carried unanimously.

MAINTENANCE AND IMPROVEMENTS: Gerry

- The sign directing drivers to yield to uphill traffic placed as you start down Alpine has helped slow down hill traffic
- Arrowhead sign lights will be adjusted in the spring and landscaping will be added.
- Clean up of some down trees will be needed in spring/summer. We will organize a work day.

OLD BUSINESS: Gary

Office matters: Dave is working out well. The revised website is up, but some of the data is out of date. We hope to have it current within a week. Our list of email addresses

is very slim due to system conversion, owners not providing changes and Melissa not recording additions and changes. I encourage you to provide your current email address.

- Senate Bill 100: This new Colorado law was passed to protect owners and reduce lawsuits. It will not have a significant impact on AIA operations, but we will probably need to amend covenants, regulations, and the board handbook.

NEW BUSINESS: Gary

- New Board Position due to Marge Garneau's resignation. Position will be filled by board appointment at May meeting. Send e-mail if interested.

ANNOUNCEMENTS: Gary

- Inn will be closed for six weeks, so FED EX and UPS will be left in the mud room as well as first aid kit.

Don Beach indicated J R's demo snow track machine was outside for people to look at. Read the regulations on these machines and have security check to see if your machine meets requirements.

Motion was made to adjourn (Gary), seconded (John).

The meeting was adjourned at 3:00 p.m.