

ARROWHEAD IMPROVEMENTS ASSOCIATION, INC
BOARD MEETING
SATURDAY, JULY 18, 2015, 2:00pm
ARROWHEAD FIREHOUSE

Pledge of Allegiance: Veteran Bob Hernandez led the Pledge.

Call to Order and Determination of Quorum: Vice President John Moseman called the meeting to order at 2:00pm. A quorum was determined. Present were Vice-President John Moseman, Secretary Kathy Krohn, Treasurer Al Hale, Curt Treichel, Val Taylor, Mike Wigent joined the meeting electronically. Absent: Tim Carlson.

Adoption of Agenda with any Additions or Deletions: One addition was made to the Agenda – Bylaws posting. Agenda was approved.

Report on Special Meeting: John gave an overview of the special meeting held Friday, July 17th.

Approval of June Minutes: There were three corrections to the minutes. A motion was made by Curt to approve the June 2015 minutes. Motion was seconded and approved. The approved minutes are posted on the AIA websites for all owners to read.

Review of Financial Statements: Al reported on the financial statements and stated financials are flowing smoothly. Net Income is above YTD budgeted amounts.

Letters to the Board: There were numerous letters received concerning the proposed regulation changes.

Old Business:

Liability Insurance: John gave an update concerning the insurance classification for Arrowhead.

Reserve Study: The Board discussed keeping a 10% reserve. Mike made a motion to accept the Reserve Study. Motion was approved.

New Business Items:

Cistern Clarification: The Board discussed Gunnison County building permits and State Plumbing permits in relationship to cisterns.

Common Ground Trees: The Board discussed the importance of owners helping the AIA to identify hazardous trees, and the need to develop guidelines on this issue.

Guest RV Use of days: The BOD discussed the wisdom of establishing guidelines to enable the BOD and Patrol to provide a timely, consistent and fair response to homeowners requesting an exception of Regulations, Section 1, Article 2.2(6) via the use of Regulations, Section 1, Article 2.2(10). This will enable owners to readily get approval for more than one “guest” RV, with

each individual “guest” RV night consistently counting toward the annual limit of 14 “guest” RV nights.

Bylaws Revision: Moved to discussion concerning Regulation Revision

New Business Action Items:

Regulation Revision Adoption and Bylaw Posting: The Regulation Revision was withdrawn and the Bylaw revisions were discussed. Bylaw revision is to be posted on the AIA website for vote at the August Board meeting.

Foreclosure Actions: Al made the following motion. This foreclosure authorization is for two lots. Lot 3, Block 7, Filing 3, Account 9.1364.02 and Lot 20, Block 2, Filing 3, Account 9.1766.01. Al moves that the executive board hereby formally resolve to authorize the filing of a legal action against the Lots to foreclose the Association’s lien against the same. Motion approved.

Reports: Written Reports are attached to the minutes.

Board Announcements:

Annual Owner’s Meeting: Meeting is August 15th. Agenda is posted is on the website.

John Krall Award Nominations: Information is on the website. Nominations are due July 31st.

Fish Stocking: Fish will arrive on Friday, July 24th.

Marketing Issues: All residents have a vested interest in Arrowhead. Please speak positively

Resignations: Val Taylor formally resigned from the BOD directors stating health issues. The BOD directors stated he will be sorely missed.

Owner Comments: A new neighbor was welcomed to Arrowhead

Meeting was adjourned at 3:55pm.

Kathy Krohn
Secretary