

ARROWOOD IMPROVEMENT ASSOCIATION
BOARD MEETING MINUTES
October 8th 2014

- I. Call Meeting to Order
- a. Richard Young called the meeting to order at 7:04pm. Audio recording of the meeting was conducted. Mr. Young asked attendees if they had questions regarding the rules of order. There were no questions from the attendees.
 - b. Board Members present:
 - i. Richard Young President
 - ii. Deb Fiala Vice President
 - iii. Dana Merveldt Treasurer
 - iv. Andre' Mouton Secretary
 - v. Lonnie Wheeler Member-At-Large
 - vi. Jeanne Gardner Member-At-Large
 - vii. Steve Merveldt Member-At-Large
 - c. Board Members not present:
 - i. Craig Rhodine Member-At-Large
 - d. Board Member Introductions. The board members present at the meeting introduced themselves and provided the positions in which they will serve during their term (listed above). Ms. Merveldt also mentioned that Mr. Rhodine was a member of the board.
- II. Minutes from Last Meeting
- a. Mr. Mouton read the minutes for the September Annual Business meeting. The Board unanimously approved the meeting minutes.
- III. Treasurer's Report – provided by Ms. Dana Merveldt.
- a. Cash on Hand: \$20,992.25
 - b. Major Expenditures: \$9.80 (Wal-Mart – postage for invoices), \$143.24 (Andre' Mouton – election supplies), \$30.65 (Dianne Lee – ABM supplies), \$512.00 (Hartford insurance), \$236.62 (Deb Fiala – ABM supplies). Total expenditures - \$932.31
 - c. Receipts: \$4,202.00 (Dues)
 - d. Interest Received: \$0.78
 - e. Tasks Completed: 1) Dues deposits, 2) Payment to CB Insurance for Directors & Officers Policy, 3) Ordered banner additions from Staples for next chipping day, 4) Posted banners for chipping day at Arrowwood entrances.
 - f. New Tasks: 1) Payment of Director's & Officer's policy with CB Insurance (\$1,562.00), 2) Purchasing lunch for the chipping crew.
 - g. The Board unanimously approved the Treasurer's report.
- IV. NEPCO Report – September Meeting
- a. Richard Young mentioned that the NEPCO meeting was the same day as the AIA ABM so he did not attend the meeting. The minutes were not available as of this meeting so Mr. Young said that the information would be discussed in the next board meeting.

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V. Committee Reports

- a. Architectural Control Committee. No new submissions were sent to the committee. 1) Issue: there was one property on Stirrup Drive that started construction on a garage that was within the 25 foot setback (property line border) and had not been approved by the committee. El Paso County stopped the construction due to the lack of committee approval. The property owner provided the request to the committee which then approved the construction. 2) Mr. Merveldt noted that there was significant tree cutting on Deerfield & Stirrup and was concerned that new construction may be forthcoming. Mr. Young said that he would investigate the issue. 3) Mr. Young noted that write a letter to address the concern with the garage construction on Arrowwood Drive. He also noted that the committee will start writing letters regarding noted violations to formally document architectural concerns.
- b. By-Laws Committee. Richard Young reported that there were as no new activity on the By-Laws. Mr. Young reported that he sent the draft By-Laws to the committee members.
- c. Neighborhood Watch Committee. Deb Fiala mentioned that she attended the Monument Lighthouse meeting which is community effort to for residents to help each other during emergencies. Discussion focused on wildfire & winter preparedness. Mr. Mouton mentioned that he attended the Black Forest meeting which discussed amateur radio communication capability local officials. The committee is preparing a plan for our subdivision and will attend future meetings when convened.

VI. Old Business

- a. Rules of the Association. Mr. Wheeler provided background information on this topic (past Board history and shortfalls on this topic). The Rules of the Association govern how the Board conducts the business of the Association. He mentioned that the Board researched mandatory and optional elements from state law on related issues and included them in the draft Rules of the Association. The Board's intent is not to add more restrictions on homeowners, but to provide more structure for the conduct of association business and to comply with state law. There are a few rules which the Board still must review prior to approval and implementation. The Board decided to review the rules in a separate meeting after the Board meeting. This action remains OPEN.
- b. Evacuation drill – community response. Mr. Mouton mentioned that there's been no progress due to the e-mail concerns and break in communications capability. He also mentioned a suggestion from an attendee to overcome Woodmoor HOA's reluctance to proceed by working with El Paso County Commissioner Darryl Glenn. Mr. Mouton also mentioned that progress will be slowed on this issue due to the organizational assignment issue with the El Paso County Office of Emergency Management. This issue was delayed until December. This action remains OPEN.
- c. Cost Share program. Mr. Duane Steinke discussed this issue. He mentioned that there are 13 homeowners that signed-on as interested in this initiative. He thanked Ms. Fiala for including information on this issue in the newsletter. There have been only 3 homeowners who have actually signed-up to be on the committee. He is concerned with the level of homeowner interest in this project. The Board decided to have this committee and interested homeowners meet to learn and learn more about the initiative and determine the way ahead. This action remains OPEN.
- d. Rule to Ban Fireworks. The Board moved to include this rule within the Rules of the Association. This action remains OPEN.

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- e. Next Chipping Party. Mr. Merveldt mentioned that he would not be available to lead the Chipping Party effort. Mr. Wheeler volunteered to lead the effort. Mr. Rhodine volunteered to pick-up and to transport the chipper. The chipper is reserved and notification signs are posted. This action is CLOSED.
- f. Website/mailbox Update. The Board has contracted with a service provider to build the website and upload the documents. The cost estimate to rebuild the website is \$600. The developer was able to recover the old website, but she determined that the code was lacking in security. She has proposed to build the website in a newer, more secure code with the website address remaining the same. The website service provider will be on the U.S. mainland to prevent issues experienced with the old website. The work will start in 2 weeks after the meeting and will be available in 3 weeks after the meeting. This action remains OPEN.

VII. New Business

- a. There was no new business items discussed during this meeting.

VIII. Homeowner Member Attendee Concerns.

- a. There were no homeowner member attendee concerns presented to the Board.

IX. Suggested Topics for Next Meeting.

- a. There were no homeowner attendee topics presented to the Board. The Board members mentioned that suggested items from the ABM would be on the next meeting's agenda.

X. Closing. The Board meeting session concluded at 8:07pm.

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October 8th 2014**

**ARROWOOD IMPROVEMENT ASSOCIATION
BOARD MEETING ATTENDANCE ROSTER
October 10th 2014**

Name	Name
Andre' Mouton	
Steve M... Steve M...	
Dana M... Dana M...	
Lennie Wheeler	
Jeanne Gardner	
Deb Fiala	
Randy ESTES	
KEN STEPHENS	
Sharon DeVaney	
Pete OLESNIK	
Duane Steinks	
Richard Young	
Greg Bickel	