

**Arrowwood Improvement Association, Inc**

**Monthly Board Meeting**

February 13, 2025 7:00pm

Location: [Zoom](#) (link on website)

Meeting ID: 842 5578 6040 Passcode: AIA

**I. President Call To Order**

- Note Board Attendance/Quorum met: ***Marcia and Elizabeth were out. Quorum met.***
- Confirm previous meeting's Minutes approval: ***Approved.***

**II. Treasurer Financial Report**

- Financial Report for last month & Motion of approval: ***Dana reviewed reports. Board approved.***
- New financial business: ***not covered.***

**III. Committee Reports**

- Financial Oversight (Dana): ***Marcia and Cliff evaluating online payment systems for AIA website. Meeting on 2/28 to review options.***
- Executive Committee:
  - New Attorney Selection: ***Lou and Lonnie gathering fee structures and service level information. They will continue to look into local law offices and perhaps also mediation/arbitration services.***
- Architectural Control:
  - Chicken Coop Guidelines, review by board members: ***Reviewed DRAFT letter. 4 coop design reviews pending over the next 30 days.***
  - Discussed "3 roof-line" enforcement. Board motion to approve "3 roof-line" language.
  - Garage and new home build project pending AC review/approval.
  - Lou introduced resident Steve Howe who's requesting approval to extend architectural project at his home

***due to various delays. Board approved by voice vote.***

- Neighborhood Watch/Welcome: ***not covered.***
- Neighborhood Roads & Grounds: ***not covered.***
- Firewise/Fire Mitigation:
  - ***Rule regarding Chipping event charges for board members and/or regular volunteers has been updated.***
  - Choose chipping dates for spring: ***Elizabeth to ask for May 17 or 31, and Oct 4 or 11.***
- NEPCO:
  - Corporate Transparency Act: ***Federal judge has stayed implementation until 3/31.***
- Neighborhood Communication:
  - Website usage analytics: ***Cliff shared AIA website security and usage analytics and stats.***
- Covenant Enforcement:
  - Current Chicken coop owners- letters sent?

#### **IV. Old Business**

- Board Topics:
  - Annual Dues increase - How much? When?  
Communication Plan?: ***Board agrees higher administrative, compliance and legal costs are the drivers for an annual dues increase beginning in CY2026. Board will revisit this topic during our March meeting.***
  - Electronic payment options: ***Cliff reviewed [proposal](#) doc. Marcia and Cliff evaluating online payment systems for AIA website. Meeting on 2/28 to review options. Targeting March Board meeting final review, recommendation and decision on payment system vendor. Target full implementation in time for May Chipping Day.***

#### **V. New Business**

- Board topics: ***Discussed the recent increase in coyote***

*encounters. Board will monitor the situation. Board will also observe how other municipalities and communities in El Paso County are dealing with the issue.*

- Homeowner topics (submitted 10+ days before mtg): **N/A**

#### **VI. Schedule for next meeting & Adjourn**

- Confirm Next Meeting Date: **March 13**
  - Any Board Members who will not be in attendance at the next meeting: **Lou**
- Motion to Adjourn at: **8:32pm**