

Arrowhead Homeowners Association, Inc.  
Board of Directors Meeting  
July 22, 2008  
6:30 PM  
MINUTES

- I. Call to Order
  - The meeting was called to order at 6:35 PM. Present at meeting: Howard Smiley, Bobbie Van Dore, Chris Bryslan (ARC) and Chip Frye (Hast & Co).
- II. Approval of Previous Meeting Notes
  - Approved
- III. ARC report and Approval
  - Three requests approved
- IV. Homeowner Communications
  - No new items
- V. Landscape Committee Issues
  - No Soliciting sign at entrance to be moved up for better visibility – Chip to give status to board within the week
  - Sprinkler system issues – given to Urban Farmer, Chip to give status to board within the week
  - Trees along 112<sup>th</sup> evaluation (2 trees) – given to Urban Farmer, Chip to give status to board within the week
- VI. Additions to Agenda
  - None
- VII. Management Report
  - Financials – Approved with questions about notations on reports. Chip to advise board of details.
  - Collections - Approved
- VIII. Old Business
  - Fence Status Update; Chip was to have obtained demo from Rod of A&A fencing – not done. Chip to follow up within the week. Also addressed design suggestion of top and bottom rails on new fencing. – discussion concluded that a static height bottom rail would not work well because of ground height differences. This would leave 'gaps' in areas below the fence line.
  - Special Assessment Meeting: set for July 31, 2008 at College Hill Library – notification sent to all homeowners
  - Is our insurance up to date? Chip reports that yes, insurance with Farmers is current. Chip will update website with up to date policy information

- Letters sent to homeowners of property adjacent to Ryan Elementary walkway pertaining to split rail fencing. • none received •
- Issue of communication between management company and homeowners. Hast & Company staff is working on a 'welcome letter' to include items such as benefits provided by membership in HOA (trash collection, common areas, etc.)
- Homeowners were concerned with the condition of some homes. - Walk around neighborhood was completed. Letters sent to homeowners who have issues or violations to address. 15 letters sent to homeowners.
- Chip was asked to provide information about comparable homeowner's dues in the area. - Research from Chip shows that while Arrowhead homeowners pay \$255.00 annually, most other pay between \$780.00 and \$1200.00 per year.

IX. New Business

- Can notification of special assessment meetings be sent out prior to currently scheduled meeting being held? - Chip responded that this is not permitted.

X. Approval of Invoices and Signing of Checks

- Completed

XI. Adjournment

- Adjourned 8:02 PM