

Arrowood Homeowners' Association
Board Meeting Minutes
June 3, 2010

The meeting was called to order at 7:37 PM at the Buckhall Fire Department.

Attendees:

Chris Spicer – President
Karen Hatcher – Vice President
Kathryn Scott – Secretary
Krista Miller – Treasurer (present through reading of Treasurer's report)
Byron Lewis – ARC
Marci Looney – At Large

Community Members – David Milliken

Absent:

Roger Meiller – At Large

Agenda:

The board voted to approve the agenda, as read by Chris.

Treasurer's Report:

Krista read the balance sheet, as of May 31, 2010, and mentioned that we are moving in the right direction for the collection of delinquent dues. Letters were sent out to 30 homeowners. We now have 22 homes with outstanding dues and 2 that need the attorney's help. Chris has spoken with the attorney's office and will follow up tomorrow. Krista has not received the mail (Roger was unable to check it due to health reasons). Chris will pick up the mail tomorrow, specifically to check for the landscaping invoice from Wewerka.

Minutes:

The minutes for the May 6th meeting were read and approved as amended concerning the HOA Covenants on the Website.

Old Business:

Snow Removal: After 3 months since Lloyd's original letter to VDOT, they responded to Chris today via email to acknowledge receipt of Lloyd's letter and to let us know they will follow up with us.

Delinquents Dues: Status update was given, per an email from Lloyd, as he had let Sherry at Coon & Purnell know that Chris would now be taking his position as the contact to pursue outstanding dues. Lloyd had stated that 3 accounts were turned over to Sherry. Two were paid in full and awaiting the checks to clear and receipt of our payment less attorney fees. He also mentioned that Krista sent 2 additional accounts but no action was taken on one because the homeowner had paid in full and that we need to confirm the status on the other.

Storm Water Management Area: Discussion about the strip outside the SWMA chain link fence that borders the service road to the PWCSA pump station that Wewerka needs to keep trimmed. Chris will contact Duane at Wewerka and also have him ensure that the gate to the SWMA is locked. He will need to check with Lloyd or Amarildo - Green Designer about a lock key. It came to our attention that a homeowner who backs the SWMA on Station Road had complained about poison ivy along the chain

link fence. After discussion, the board agreed that the homeowner needs to first take proactive action; if they are unable to control the problem and require board assistance, notify the HOA, as a professional may need to be hired. Chris will follow up with the homeowner.

Incoming HOA Mail: Chris will check with Marci about picking up the mail.

New Business:

Proposed Change to Landscaping Contract: Chris mentioned that Wewerka wanted to make a change to the landscaping contract concerning the area along Signal Hill Road that we request to be bushhogged. They would like to propose that the area be mowed rather than bushhogged. This will decrease the bushhogging cost but increase the regular mowing cost. Motion proposed and vote approved for 2 mowing cuts at \$69 per cut (\$138 total) for June. We will look at the proposal and vote concerning the remainder of the contract at the July meeting when Krista is present to discuss.

Front Entrance Appearance/Lighting: Wewerka built the original entrance wall. Discussion about the crack in the wall and repair were tabled. There was discussion about having lighting on the right entrance side across from our sign. We need to find out if electricity already exists on that side of the street. Chris will check with electricians.

Playground Graffiti Removal: About 90% of graffiti has been removed through previous efforts. Some graffiti still exists on slide and past removal with Tagster was not successful. Paint looks like the best option but we need to find a paint that will adhere to the slide. Chris volunteered to do the work. Motion proposed and vote approved for Chris to spend a max of \$20 on paint for the slide.

ARC Report: Byron has received 3 applications. 1) Replace existing deck with composite decking. 2) Brick patio 20 x 12 off the back deck. 3) Outside barbeque – since this is not specifically cited in ARC guidelines, Byron will review and ask for plans. Byron will send an email to those volunteers wishing to help him with violations and cc the board requesting a 15 minute meeting to discuss the process for ARC guideline violators.

Neighborhood Watch Update: Report tabled until next month.

Incoming Correspondence: Mail will be checked tomorrow.

In closing discussion, Chris will talk with Duane about recutting the tall grass at the entrance and the poor state of the flowers.

Meeting was adjourned at 8:38 PM.

Respectfully submitted,
Kathryn Scott