

Arrowood Homeowners' Association
Board Meeting
March 1, 2012

The March 1st meeting was called to order at 7:34 PM at the Buckhall Fire Department.

Attendees:

Chris Spicer – President
Karen Hatcher – Vice President
Kathryn Scott – Secretary
Aaron Gregory – Treasurer (arrived after the reading of the minutes)
Marci Looney – At Large
John Irvin – At Large

Absent:

David Milliken

The meeting agenda was approved, as amended.

Minutes: The February 2nd minutes were read and approved.

Finance Report: Aaron read the finance report with an update on homeowners with outstanding balances.

Old Business:

- 1) **Delinquent homeowners – action needed:** The Board discussed taking action on delinquent homeowners. Chris made a **motion** to file lawsuits on three homeowners owing over \$600 but waiting one week to file, as one homeowner had promised to pay, and to also send demand letters to twelve homeowners with balances between \$400 - \$600. Karen seconded the motion. Ayes: Kathryn, Aaron, Marci, John.
- 2) **Front entrance vandalism repaired/storm water management fence repaired:** The electrician has replaced the lights and repaired the damage caused by vandalism. The storm water management area fence that was down near Manassas Forge Drive and Linden Wood Road has been repaired. Kathryn will check with the county about getting a key for the new lock that was installed on the gate.
- 3) **Recap of meeting with management company:** The Board met with National Realty Partners for information regarding management of the financials. We agreed to meet with another for comparison.
- 4) **Basketball hoop:** The homeowner with the basketball hoop in violation on Station Road has taken corrective action.

New Business:

- 1) **Landscaping contract – adjustments for 2012:** In the past in an effort to save money, we discussed not doing the second mulching and waiting to see if we needed the second storm water management area cutting. Each month Chris and Aaron have had to manually adjust the invoices. After discussion, Chris made a **motion** to modify the landscaping contract to remove the second mulching

and the second storm water management area cutting. Marci seconded the motion. Ayes: Karen, Kathryn, Aaron, John. The mulching and SWMA cutting can be added back if it is necessary.

- 2) **County installing new “boats/trailers” sign on Linden Wood:** Chris received an email from Steve Stevens letting him know that a sign would be posted at the front of the subdivision, in response to a homeowner’s request. In the email, Mr. Stevens stated that the Arrowood community was approved for the boat, trailer, and RV restriction a few years ago, but a sign was not posted because the crew hit a homeowner’s irrigation system while trying to install it.
- 3) **Linden Wood speed table – adjustment coming:** We have been informed that the height of the speed table on Linden Wood will be raised in April, as the original installation was too low
- 4) **Community Spring Clean Up:** The Spring Clean Up will be on Saturday, May 5th from 8:00 AM – 12:00 noon. Meet at the gazebo with work gloves. Students can earn community service hours.
- 5) **Annual Meeting:** The annual meeting and elections will be on Thursday, April 26th at 7:30 PM. Letters with further information will be mailed before the next meeting.

ARC Report: One request with approval for replacement of house siding.

Neighborhood Watch: none

Incoming Correspondence: none

Community Time: None

The meeting was adjourned at 8:55 PM.

Respectfully submitted,
Kathryn Scott
Secretary