

ARROWHEAD ESTATES HOMEOWNERS ASSOCIATION, INC.

Board of Directors Meeting

April 21, 2020

6:30 PM

Meeting was held via Teleconference

MINUTES

Officers Present: Hilda Hunt, Judy Hilliard, JoAnn Hughes, Heather Mcloughlin, Erick Rodriguez, Bridget Murphy & Lynn Patrick

Association Management: D. Frazier representing Vista CAM.

1. Call to Order:

- **The meeting was called to order at 6:32 PM.**

2. Establish Quorum:

- **With 7 of 7 Officers present, a quorum of the Board was established.**

3. Proof of Notice:

- **It was confirmed that the meeting notice was properly posted on April 18th.**

4. Approval of the Meeting Minutes from the February 18, 2020:

- **A motion was made by JoAnn and seconded by Heather to approve the February 18, 2020 meeting minutes as written. All were in favor, the motion carried.**

5. Approval of the Meeting Minutes from the March 17, 2020:

- **No motion was made or seconded to approve the no meeting minutes for the March 17, 2020 meeting as there was no quorum and no meeting was held.**

6. Financial Reports:

- **Frazier provided a brief update on the association's financials for March 2020.**
- **A motion was made by Bridget and seconded by Hilda to approve the March 2020 financials as presented. All were in favor, the motion carried.**

7. ARB Committee Report:

- **JoAnn provided the ARB report and noting:**
 - ❖ **16421 AHT – Shed, Not Approved**
 - ❖ **16146 AHT – Repaint, Approved**
 - ❖ **14609 DCC – Repaint, Approved**
 - ❖ **16146 AHT – Tree Removal, Approved**
 - ❖ **14818 FMC – New Front Door, Approved**
 - ❖ **16208 AHT – Solar Panels, Approved**
 - ❖ **14624 WWW – Patio Extension, Approved**
 - ❖ **16421 AHT – Shed (resubmittal), Approved**

8. Violation Report:

- **The Board reviewed the current violations report and requested that a final certified letter be sent to the owners of 16000 AHT regarding the trailer parked behind the house.**

ARROWHEAD ESTATES HOMEOWNERS ASSOCIATION, INC.

9. Old Business:

- **Welcome Packet Information Pamphlet Update:**
 - **Judy confirmed that the pamphlet was completed.**

- **Top Notch Update:**
 - **Frazier provided a Landscaping report noting:**
 - ☞ **Top Notch has installed new mulch in the entrance area**
 - ☞ **Weeds in the entrance area plant beds have been sprayed**
 - ☞ **Top Notch is looking at the islands throughout the community for growth issues**

- **Closing Off Old 50 Entrance Discussion Homeowner Follow Up:**
 - **Judy reported no further information has been provided from the concerned homeowner for review. The Board requested this topic be removed from the agenda until further notice.**

- **Camera Install at Entrance Discussion Follow Up:**
 - **Judy reported, JoAnn has provided extensive research on this topic and will be discussed at the next HOA Budget meeting. The Board requested this topic be removed from the agenda until the 2020 Budget meeting.**

- **Governing Document Amendment Follow Up:**
 - **Frazier updated the Board on the status of the new leasing laws and Arrowhead governing document resolution. The attorney's office will be providing the proposed revisions shortly.**

- **Holiday Decoration Install/Take Down Bids:**
 - **Frazier reported this is still in process. The Board will be providing some information and feedback on what they would like to see.**

- **Entrance Lights:**
 - **Judy wanted to thank Don for replacing the timer of the front entrance and for cleaning the drain in the men's restroom and it is operating properly.**

- **Board Certifications:**

Judy reminded the other Board members that the Board Certifications are required in order to serve as a Board member and need to be submitted.

10. New Business:

- **Community Portal Discussion:**
 - **Frazier provided more information regarding the portal and the Board has decided to table this topic until the 2020 Budget meeting to discuss further.**

ARROWHEAD ESTATES HOMEOWNERS ASSOCIATION, INC.

- **Collections Policy Update:**
 - **The Board was provided with the requested update to the association's collections policy that included the automatic waiving of any fees under \$3.00.**
 - **A motion was made by Lynn and seconded by Bridget to approve the updated collections policy as presented. All were in favor, the motion carried.**

- **Irrigation Mainline Repair:**
 - **Judy reported on the irrigation mainline break and estimate to repair from Top Notch.**
 - **A motion was made by JoAnn and seconded by Erick to approve the Top Notch estimate of \$550.00 to repair the irrigation mainline break. All were in favor, the motion carried.**

- **Pool Cameras:**
 - **Judy reported that the pool cameras were not functioning again and requested management contact Alarm Protection Services to schedule a service call.**

- **Beautiful Homes Committee:**
 - **Judy reported that the Beautiful Homes Committee is falling apart, we have had 2 volunteers resign from the committee so the Board is looking for 2 new members to join and assist.**

11. Newsletter:

- **Judy reported that the April newsletter has gone out and the deadline for the next one will be August 7th.**

12. Events:

- **Judy reported that due to the current pandemic, all social events have been cancelled. The community garage sale is on hold until further notice.**

13. Next Board Meeting: May 19, 2020

14. Open Session:

- **No questions, comments or concerns were noted during this meeting.**

15. Adjournment:

- **With no further association business to discuss, a motion was made by Lynn and seconded by Bridget to adjourn the meeting at 7:43 PM. All were in favor, the motion carried.**