

**ARROWHEAD IMPROVEMENTS ASSOCIATION**  
**BOARD MEETING**  
**August 18, 2007**

Meeting Date: August 18, 2007

Presiding: Gary Keiser

Board members present: Gary Keiser (President), Lindy Lindner (Vice-President), Richard Ostrom (Secretary), John Moseman (Treasurer), Bruce Saunders, Paul McDermott, Ralph Ambruster

Gary Keiser called the meeting to order at 2:00 p.m. at The Inn at Arrowhead.

John Moseman requested that the last sentence of the July Financial Report be amended to read "No findings were noted." as opposed to "All went well."

*A motion was made (Gary Keiser) to approve the above amendment, seconded (Paul McDermott) and carried unanimously.*

*A motion was made (Richard Ostrom) to approve the July 21, 2007 minutes, seconded (Ralph Ambruster) and carried unanimously.*

Financial Report: John Moseman

John reviewed the July financial statements for the group. He noted that the balance in the Fire Protection District fund is a bit more than \$8,000, which may not be enough to cover the legal costs to completion. The year to date figures are quite close to our budget. John explained our CD investments. One of the CD's is due to be reinvested in September. It is a \$20,000 CD. John recommended that we acquire another five year \$10,000 CD at that time.

*A motion was made (Gary Keiser) to approve reinvesting the \$20,000 CD expiring in September and an additional \$10,000 be invested in a new five year CD at that time, the motion was seconded (John Moseman) and carried unanimously.*

*A motion was made (Gary Keiser) to approve the July Financial Report, seconded (Paul McDermott) and carried unanimously.*

Security Report: Lindy Lindner

Lindy reported that July was a relatively quiet month with the exception of the great amount of bear activity. There was one incident when a tree fell on a camper, trapping a lady and baby inside. They were rescued quickly and only a slight injury to the lady was reported. Reinie Masanetz requested that a strong statement be made that **no cardboard or other extraneous matter such as**

**furniture be put in the trash compactor.** Lindy was glad to report that all pit toilet issues are resolved.

Fire Department: Bruce Saunders

It was announced that Kevin Stilley will be the new Fire Chief and Gail Huddleston will be Treasurer. There was a decent voting turnout for the Fire Protection District issues. The District was approved by a large margin and the Board elected. The Board is in the process of getting up and running.

Heavy Equipment: Ralph Ambruster

Ralph reported that 600 tons of gravel have been spread and two new culverts installed. Two more culverts are scheduled to be installed this season. The county has re-graded the Alpine Plateau Rd. Work on a maintenance plan is on-going. Rich Leary is researching agreements regarding the Alpine Plateau Rd. and has a meeting arranged with Marlene Crosby of the Gunnison County Roads Department on August 27<sup>th</sup>. Marlene is in charge of all Gunnison County Roads. Eric Johnson is working with the Forest Service and the Bureau of Land Management to lay out a new snowmobile trail. There is some information which indicates there will be no logging this winter. There were several questions from the floor. Ralph indicated that there is on-going fact finding which should answer these questions.

Design Review: Gary Keiser

Of the 15 owners receiving letters about forest debris left from a construction project, five have cleaned up and three have responded that they will clean up. Of the owners receiving sign violation notices last September, 77 or 22% have either fixed existing signs or put up new signs. The Committee plans to deliver reminder letters to houses and RVs on site and also place reminder information in Smoke Signals and on the web site. Another violation letter will not be sent until next spring.

The Arrowhead Regulations state that the Design Review Committee shall make rules to govern its proceedings and that members be approved by the Board. This has been done informally till now. With the transition from Joe Reitz to Leonard Wasilewski and the recent flood of volunteers to serve on the committee, it has become apparent that we need to formalize the rules and appointments.

*A motion was made (Gary Keiser) to approve the Design Review Committee Rules as follows:*

1. The Committee shall consist of no more than 7 members.
2. The design review manager shall act as chairman.
3. The chairman shall appoint new members, and new members shall be approved by the Board.
4. A vice chairman shall be appointed by the chairman and approved by the board to act when the chairman is absent.

5. If a member misses 3 consecutive meetings, the chairman may ask for his/her resignation.
6. An agenda and meeting notice shall be distributed before each meeting.
7. Minutes of each meeting shall be recorded and retained.
8. A quorum shall consist of 3 members.
9. All meetings shall be open to owners.

#### Approvals

1. Door color shall be considered when plans are approved so that the color is harmonious with the local environment.
2. Only one driveway entrance per lot shall be approved whether the driveway is from a filing road or a common driveway.

*seconded (Paul McDermott) and carried unanimously.*

*A motion was made (Gary Keiser) to approve the following Design Review Committee*

*Board members:*

Leonard Wasilewski, chairman

Joanie Aufderheide, vice chairman

Shirley Ambruster

Joyce Boulter

Don Bumgarner

Linda Dysart

Starr Misner

*seconded (John Moseman) and carried unanimously.*

Fire Protection District: Paul McDermott

Paul reviewed the results of the Fire Protection District elections. The Gunnison Fire District approved the exclusion resolution. The Arrowhead Fire Protection District Board members must, by law, meet no later than August 28, 2007. Bob Rosenbaum reported that said meeting would take place at the Arrowhead Firehouse on August 24, 2007 and public notices were posted in three places; the Inn, the Firehouse and the hut in the winter parking lot as required by law. Paul noted that there would be many rules and regulations for the new district to follow as they are now a state regulated agency.

Hazel Lake: John Moseman

John provided an extensive presentation based on both new information and previous reports. Much of the new information was obtained during a subsurface investigation of the area surrounding Hazel Lake which took place on August 6, 2007. Present were John, Bill and Joyce Boulter (representing the Arrowhead Homeowners Association), Donny Squirrel (providing backhoe services) and two associates from Buckhorn Geotech to provide technical guidance.

Six test pits were dug to identify formations beneath the lake, soil consistency and the depth of the soil cover. The general findings were that the amount of overburden (soil which will hold water) is vastly different at various points surrounding the lake. Further investigation revealed that this was due to the fact that when the lake was originally excavated the soil which formed the overburden in part of the lake was moved to form the dam. It is estimated that 6,000 cubic yards of this type of soil would be required to repair the lake. There is approximately 11,000 cubic yards of soil in the dam, much more than needed.

A large sink hole was also discovered during the investigation which is also perceived to be contributing to the problem.

A three phase approach is proposed for this project. Phase one would include moving soil from the dam into the affected portion of the lake and compressing it to seal it. The sink hole would also be addressed in this phase. Phase two would include improving the height of the lake through improving the water delivery system to the lake. Phase three would include installing aerators and developing a nature trail around the lake.

The budget for this project is currently being developed.

Maintenance and Improvements: Paul McDermott

The secondary growth of the Canadian Thistle is now occurring. Paul is contacting the contractor this week to address this issue.

Wildfire Mitigation: Gary Keiser

The mitigation contractor has finished for this year. We applied for an \$18,000 grant under the new state mitigation program with 60/40 money. Brian Ayres of the Forest Service has informed us that there were \$3,000,000 of applications for \$1,000,000 of grant money. So, we may not get any money there or at best, a reduced amount. However, we have received notice that we were granted the full amount requested under last year's application under the Federal grant program. We will use that \$23,000 grant for next summer's mitigation. We also received the application materials for the next round. Bob Rosenbaum is working on the application. We will apply for a \$25,000 50/50 matching grant.

Parking Lot Restroom: Ralph Ambruster

We will probably not be able to begin construction of the restroom until next year. The land use permit is being revised. Ralph informed the group that an informal survey of a number of trailer owners indicated that they would be very interested in having a washer and dryer and showers at the restroom site.

Gary announced that there continues to be a problem with the Stump Dump gate being left open. At one point the lock to the gate completely disappeared. He proposed that the combination of the lock be changed and that it only be available through Security.

Mary Cockes provided information on bear sitings. She added that the Department of Wildlife has stated that at this time they don't have the time or personnel to tag and transport nuisance bears so they will be destroyed. She emphasized that it's up to us humans to behave in a safe manner so that no bears will have to be destroyed.

John Krall Award: Paul McDermott

After Paul offered a lengthy review of his many good works, Don Bumgarner was awarded the 2007 John Krall Award. Paul announced that Gerry Wigent has agreed to chair the award committee next year and needs volunteers.

*A motion was made (John Moseman) to adjourn the meeting, seconded (Paul McDermott) and carried unanimously.*