

**Minutes of the
Arrowhead at Vail Association
Board of Directors Meeting
held April 26, 2021
via Videoconference**

A meeting of the Board of Directors of Arrowhead at Vail Association (the “Association”) was held on Monday, April 26, 2021, via videoconference. Board members present were Diane Loosbrock, Mark Noble, Tim Muffley, George Coleman, Phil Metz, Mary Pat Rapp, and Chad Hollingsworth. Also present were Jerry Hensel, Association Manager; Dana Miller, Sr. Financial Analyst; Sid Schultz, Sr. Analyst for Design Review Administration; Koby Kenny, Director of Public Safety; Randy Smith, Ex Officio; Bob Shafer representing Arrowhead Metro District; Val Ropes, Administrative Assistant to the Board; David Cooper, property owner and Design Review Committee member; and Carol Floyd, Secretary for the Meeting. The meeting was called to order at 10:01 a.m.

Public Comment

Bob Shafer gave an update on summer projects. Paving of Cresta Road to the top will commence in May. Bob noted this is the first time it has been resurfaced since it was built. The guardrail along Cresta Road will be re-stained. The walkway between Aspen Meadow Drive and Aspen Ridge Lane will be repaved. In regard to the Highway 6 roundabout project, a cost estimate is expected within a week. Bob stated this project, if approved, would be cost neutral to property owners with no increase to the mill rate. He also noted the importance of Eagle County’s funding contribution. Bob has a call with the project consultant tomorrow to discuss next steps and the presentation to Eagle County. Landscaping and signage for the roundabout would be included in the Association’s 2022/2023 budgeted landscaping plan. Bob said he and Mark Noble have decided to exclude this topic from the homeowner survey and will send a separate brief survey via SurveyMonkey to obtain feedback more quickly. Bob commended Paul Gorbald on transportation operations this winter. He noted ridership was down by 40% on the Village-to-Village shuttle and 20% on the on-demand shuttle. Service times were good with 86% of riders picked up within 15 minutes.

Public Safety

Koby Kenny said trends indicate Public Safety has been trying to stay on top of parking, trash, noise, and gate access violations before they become complaints. They are engaging with and educating speeding offenders, and are focused on improving the line of communication with homeowners. Koby spoke about the strategies of Public Safety to improve satisfaction and expand on the mission statement “Excellence in Safety and Service.” There are four new staff members and Public Safety has shifted to four 10-hour shifts. A series of performance metrics are being developed to set expectations and track progress. Koby talked about expanding the definitions of the Rules and Regulations to ensure staff is knowledgeable. Discussion took place in regard to the overall goal of education and engagement as opposed to enforcement. Mark Noble proposed updating the regulations for parking, neighborhood access and noise. Mark said he and Koby hope to present drafts of these revised regulations as soon as the next Board meeting.

Design Review

Sid Schultz presented an appeal submitted to the Association Board in regard to a denial by the Design Review Committee (“DRC”) for a garage door replacement at 64E Wildflower Place. Sid explained DRC had no concerns with the door design. Rather than staining the door to match the trim color as all other homes in the Wildflower Association, they proposed a clear seal on a cedar door. David Cooper stated the new Design Guidelines do not allow new construction to position garage doors to face the street because they are big and rarely attractive. The DRC’s concern with using a neutral stain on this garage door is that it would make it stand out from others in the neighborhood and be more noticeable. David said DRC would encourage this owner to come back with other ideas. Sid noted this property is a duplex.

George Coleman moved to affirm the decision of the Design Review Committee in regard to the proposed garage door stain for 64E Wildflower Place. Tim Muffley seconded the motion and it was unanimously approved.

Mark Noble asked Sid to consider providing a summary to accompany the DRC minutes including types of projects, a comparison to previous years and bullet points for projects of interest.

Jerry Hensel recommended a motion to waive Design Review fees for the removal of Cottonwood and fruit bearing trees.

George Coleman moved to waive Design Review fees for the removal of Cottonwood and fruit bearing trees. Diane Loosbrock seconded the motion and it was unanimously approved.

Committees

Hiking: Mary Pat Rapp stated one priority of the Committee is to replace the bench on the Navaho trail. Trail maintenance days will continue this year. She will provide dates for the upcoming newsletter. Mary Pat asked for the Board's feedback on new proposed trails. A trail for hikers only would go from the Ute Trail to the Dakotas and Castle Peak area. She said this could likely be accomplished by clearing. Another trail under consideration would go from bottom to top up the center of the mountain through Cresta Glade similar to Berry Picker Trail. A trail from Mud Springs to the front of the mountain would keep hikers and snowshoers off the road. Jerry Hensel will arrange for replacement of the log bench on the Navaho Trail. George Coleman recommended determining the scope of work on the hiker only trail. Mark Noble clarified \$15K is budgeted for maintenance this year and nothing is budgeted for new trails. \$20K is tentatively budgeted for next year. He advised getting Vail Resorts' approval for the proposed trails before the budgeting process begins in September. Mary Pat and Jerry Hensel will examine the hiker only trail work that would need to be done and will bring a proposal to the Board. Mary Pat mentioned a thistle problem on the Mud Springs Trail. Jerry Hensel said the thistles will be sprayed after the elk calving closure.

Operations:

Lighting - All address marker, gate entry and code reader monument rock work has been completed. 80% of lighting for these pilasters has been installed. The Association and Metro District lamp order was placed last week and should arrive by mid-August. Vail Resorts will postpone their part of the project until next year. Village at Arrowhead Association was able to fund two-thirds of their portion of the project this year.

Mountain Camera - Jerry Hensel reported cabling installation has been scheduled for the mountain cam. The camera will be purchased in May when a new model is released.

Vail Recreation District - Jerry Hensel said Vail Recreation District ("VRD") is proposing two events in Arrowhead this summer. The first is a mountain bike race with 150 – 250 participants on July 14th going up Arrowhead Mountain and down the Ute Trail. The second request is a 5K and half marathon trail run on Saturday, August 21st, and would require an alternative parking plan. George Coleman commented that the Association would need to be included in any liability waiver. Concern was expressed about impact on the trail from mountain bikes and going downhill on the Ute Trail which is designated as uphill only. Mark Noble mentioned music will be played at the start and finish area for the duration of the trail run. Randy requested Jerry follow up with CCR to confirm whether they have an event scheduled on August 21st.

Mark Noble moved to proceed with allowing the Vail Recreation District to hold a trail run event on August 21st on Arrowhead Mountain contingent upon inclusion of the Association in the liability waiver. Chad Hollingsworth seconded the motion and it was unanimously approved.

Capital Project Update:

Jerry Hensel said there will be a meeting with Koby Kenny on Friday to discuss a fire mitigation plan to be consistent with Beaver Creek and Bachelor Gulch. Diane Loosbrock recommended coordinating a presentation for homeowners regarding drought conditions and fire mitigation. One of the hard tennis courts will be converted into two pickle ball courts at the beginning of June. A propane grill will be installed at the clay tennis courts. Jerry has met with two additional landscaping companies and is awaiting their bids on the entry project. He anticipates that project to begin after July 4th. Jerry has approved the purchase of a Public Safety vehicle as budgeted.

Pool:

George Coleman reported the Pool Committee has met and agreed to operate under the existing agreement between the Association, Village at Arrowhead Association and Vail Resorts by honoring the terms including sharing of budget information and a reconciliation of expenses. In June, the Committee will put forth recommendations presented to Vail Resorts. The Committee would like to present a revised negotiated agreement for the Board's consideration in the September meeting.

Strategic Planning:

Mark Noble gave a status update of the Strategic Planning objectives. There are no changes to the objective supporting amenities. Mark said the plan to promote contemporary and luxurious design with communication and marketing to homeowners may be delayed and will be revisited in June. The homeowner survey is on target and a timeline will be shared at the next Board meeting. Mark asked Tim Muffley to assist with a communication prior to and during the survey to encourage participation. Relative to pride in the community, the item of creating a brochure for real estate brokers may be postponed because of the current rate of sales and low inventory levels. Phil Metz advised finalizing branding before producing marketing materials. Mark suggested a meeting to discuss the concept and benefits for future use. Mark and Tim will discuss the timeline for expanding social media. The objective to develop a relationship between the Association and Vail Resorts' corporate office will be taken off of the list this year because the current environment is not optimal.

Marketing and Communications: Diane Loosbrock said the new website development is progressing nicely. An activities sign up component linking to a waiver will be added. Tim Muffley discussed topics for the upcoming newsletter. Diane Loosbrock added trail maintenance to the list and Phil Metz will provide a pool operations update. Val Ropes mentioned adding a reminder for contractors to use the main entrance gate. Val said the schedule of activities should be final next week and will be distributed to the Board. She stated Broken Arrow will not be open this summer noting they have turned off their liquor license. The Association may be allowed to use the umbrellas and outdoor space at the restaurant. Jerry Hensel noted Nina Hinnendael is the new manager of Broken Arrow. Jeanne Adams is going to Spruce Saddle. George Coleman asked if the summer kids' camp will be able to use Broken Arrow during inclement weather. Val spoke about coordinating the opening, cleaning and restocking of restrooms as well as trash service for events. Some possibilities being looked into are the Turtle Bus for selling alcoholic beverages and the addition of self-contained food trucks. Jerry Hensel said this would require Vail Resorts' approval and may involve other rules and regulations. Randy Smith suggested investigating insurance requirements and the Association's coverage. Val asked about the legal parameters for serving complimentary alcoholic beverages during events. Jerry Hensel recommended consulting with legal counsel on this matter. Val inquired about access to parking in the skier lot or using a corner of the lot to set up a tent for an event. Jerry answered that CCR has 200 spaces reserved for their operations during golf season leaving an estimated 65 spots available. Val announced summer kickoff will begin June 24th with the first Thursday Afternoon Club followed by an ice cream social on June 26th. She relayed the Committee's request for suggestions of MCs for bingo and adult trivia nights. George Coleman suggested a local educator or coach known to children and parents.

Financials

Mark Noble summarized the financials as of March 31, 2021. Real estate transfer assessments ("RETA") received in March and accrued for properties that closed in March but assessments have not been received equals over \$500K. Design Review fees are approximately \$11K higher than last year. Based on pending real estate sales, revenue over the next two months will be above budget. Mark stated there are currently nine units for sale, not including lots. Expenses are approximately \$40K under budget. Jerry Hensel informed the Board a request has been submitted to close the UMB Bank account and transfer funds to Alpine Bank. He reported all property owners with outstanding annual assessments have been contacted and are expected to make payment by the end of the week.

Old Business

Diane Loosbrock updated the Board on the trademark application filed for the Arrowhead logo. It should be reviewed by a US trademark and patent attorney within four months and comments will be received thereafter.

New Business

Water/Fire Mitigation Discussion: Diane Loosbrock asked the Board to think about ways of communicating to homeowners in regard to impending drought conditions and mitigation measures for discussion at the next Board meeting.

There being no further business, Mark Noble moved to adjourn the meeting. Tim Muffley seconded the motion and the meeting was adjourned at 11:57 a.m.

Respectfully submitted,
Carol Floyd
Secretary for the Meeting