

Northridge Homeowners' Board Meeting August 25, 1999

The Northridge Homeowners' Board met at the home of Bob Steffes at 7:00 P.M. All current members were present. The secretary's and treasurer's reports were approved. The treasurer's report follows the minutes.

Bulk mailing costs for the Northridge newsletter were discussed. The association has had access to Hunziker Realty's bulk mailing permit. Carol Bousquet, administrative assistant, will ask Hunzikers if we can continue using their permit. The board agreed to do so as long as possible but to purchase a permit if Hunzikers is no longer available. Dean Harms talked to John Langland of Gateway Insurance about the coverage for the board and association. Presently in place is a policy with Travelers Property Casual that provides the maximum amount available: The rate is set according to the number of houses occupied. Presently the premium of \$X provides \$X aggregate liability with \$X for board members.

Neal discussed the discrepancy between copies of the restrictive covenants for the 17th addition. The recorded copy has smaller square footage requirements for homes than the unofficial copies given previously to the board. The 18th addition covenants have not yet been recorded. Using the recorded copy of the covenants, Regency Home Builders would be in compliance with the homes presently under construction. Neal volunteered to research the discrepancies between the recorded and signed copies and the other version in our possession.

Carol Bousquet attended the meeting to discuss items for the next newsletter planned for mid-September. There will be an article addressing leashing and dog waste clean-up referring to city codes. The safety meeting with Officer Echer, lists of new residents, and references to covenants will be included. The board agreed that Fidella Marty, chairman of the welcoming committee should have copies of the different restrictive covenants to distribute when visiting new residents.

Treasurer Brian Sorenson recently purchased a new \$X certificate of deposit. There is also \$X in CD's for the walkway fund and \$X CD for the riverbank fund. The barrier covenants were discussed. Bob Steffes got a clarification from Robert Buck, developer, about the definition of barrier as written in the covenants. Mr. Buck's reply: "In the restrictive covenants where it restricts fences and barriers, the word barriers would include hedges which would have a similar effect as a fence. We did not want the open green areas to be walled off at it's boundaries." The board agreed that a barrier would exist if 50% or more of a view were obstructed taking into consideration mature plant size. Hunziker realty asked Bob Buck who is checking residents to make sure that residents are in compliance with landscaping requirements. The board also reiterated that sidewalks are to be installed within a year of the purchase of a lot. The drainage problems at Magnolia View were discussed.

President Bob Steffes contacted Paul Wiegand at Ames Public Works Department and received a letter concerning the problem. Water has flooded backyards in the area five times this year. Four solutions were offered: Put in a parallel pipe, have no ponds (fill them in), nearby homeowners add fill to raise their lot level, and do nothing.

The pathways off Bayberry are continuing to deteriorate from the housing construction equipment. The paths need to be repaired by the parties responsible for the damage.

Two new small ponds are planned for the undeveloped areas. Because of problems with the existing ponds, the board is not in favor of additional ponds. Dean Harms will contact Ken Jannsen about our concerns.

The safety committee met on July 29, 1999 and discussed concerns about safety on Aspen including speeding drivers and school bus stops visibility being blocked by vehicles parked along the street. Suggested solutions included "No Parking" signs, painting the curb yellow, and getting many signatures requesting stop signs along the street. Carol will deliver a letter to the family parking vehicles on the street asking them to park in another location that will not block visibility of drivers.

Neal Loes asked if the board was interested in sponsoring luminaries again in the neighborhood. MICA received over \$1000 in food donations from the event. Neal's wife, Vickie, has volunteered to organize the event. The board approved.

Carol Payne
Secretary