

**NORTHRIDGE HOMEOWNERS' ASSOCIATION BOARD MEETING**  
**MINUTES**  
April 11, 2007

Board Members

Board members present: Dick Geil, President; Wendele Maysent, Vice President; Tom Huisman, Treasurer-elect; Jeff Mann, Treasurer; Lois Pedigo, Secretary; Kate Sordelet, Member-at-Large. LeAnn Hillier, Administrative Assistant, and Carroll Marty, Green Space Manager, were also present.

Call to Order/Approval of Minutes

The meeting was called to order at 7:00 p.m. The minutes from March 22, 2007, were unanimously approved with the following clarifications: 1. An audit of the financial books and verification of the balances with Bank of the West will be completed prior to the next board meeting. Chuck Schmidt will complete the audit. 2. Jeff Mann and Tom Huisman plan to meet after the next board meeting (in May) to discuss protocols and procedures for handling taxes, dues, etc. and to officially transfer the Treasurer's duties. 3. The safe will be transferred from Jeff Mann to Tom Huisman. 4. The standing date of the board meetings will be changed to the second Wednesday of every month and the meeting will be held at the Greater Iowa Credit Union.

Treasurer's Report

Treasurer Jeff Mann presented account balances for the checking and two savings accounts ending March 31, 2007. The total current balance is \$xxx (see attached handout). He explained that the money set aside and labeled Savings 1 is money originating from the builders for possible erosion repair issues. Savings account 2 is money primarily collected from homeowner dues and is used to replenish the checking account, as needed for general maintenance and bills.

The savings accounts are currently in interest bearing money market accounts through Bank of the West in Ames. A motion was presented by Dick Geil to transfer the funds to the Greater Iowa Credit Union, assuming the same or better rates can be garnered. It was noted that this would be a good move as the board is intending to utilize the meeting room at the Credit Union on a monthly basis. After some discussion, the board unanimously approved to transfer the funds. Tom Huisman and Jeff will complete the transaction. The possibility of moving some savings account money into certificate of deposits (instead of money market) was also discussed. Tom will bring information on rates and time requirements to the next board meeting to further discuss this option.

Dues notices, according to Jeff, were mailed out in phases and homeowners should have received them, or will receive them within days. Jeff has updated the Excel database with lot numbers matched to addresses and e-mails. He will give the database to LeAnn Hillier for mailings.

### New Improvements

- Walking paths with branches overhanging from growth need to be trimmed. Carroll Marty asked people to call him with locations and he would trim them throughout the summer, in addition to his usual maintenance.
- Grass is growing into the common garden areas, as there is no barrier. Suggestions to inhibit the growth include: top-dressing the areas more to prevent the grass from growing, add preen to the mulch mixture, or use Round-up. Carroll will investigate.
- Possibly install a small (10 feet x 12 feet) backstop in the North40. Carroll will get a cost estimate for the next meeting.
- Install solar lighting for entryways. Carroll will contact Jim Baker, previous board member, to get information on ordering one light as a trial.
- Spruce-up the entryway at the North end (by the North40) with plantings.
- Possibly change the two blue entryway signs with a smaller version of the other brick Northridge signs to maintain consistency throughout all four entryways.
- Propose a 5-Year Plan for Path Replacement. Carroll explained the current state of the paths and noted that none will need to be replaced this year. He explained that most of the damage is from Willow tree roots in the South area and between the bridges in the North area.
- Encourage homeowners to update rusted mailboxes with a new design. Kate Sordelet and Tom will contact Bob Shirk/HCS to review possible new designs and cost. They will bring information to the next board meeting.

### Green Space Manager Report

Carroll Marty submitted a bill for \$xxx including six hours of tree clean-up time after the spring storm and four new trees to be planted into Hosta Glen to replace damage from the ice storm. He is planning to remove one additional tree from between the bridges in the North area. Rick Arthur will continue lawn-mowing services at the same rate as last year. There will be three weed-treating sessions throughout the summer for the common areas. The first treatment and lawn mowing will begin soon.

### Website

LeAnn Hillier will contact Danny to put new board member name and information on the website. It was also suggested that a homeowner registration site be placed on the website to help maintain database information. LeAnn will contact Danny about this possibility.

### Garage Sale

Four homeowners have requested the garage sale be held prior to Iowa State's spring term completion. The board discussed the issue and decided to have two garage sale dates to accommodate all interested parties (Apr 28 and Aug 4). Jeff will place the advertisement in the local newspapers, LeAnn will send a mailer to homeowners with dates/times of sale as well as new board member information, and Dick will place signs at entryways.

### Fence

A fence request for house on Sycamore, wood fence, five to six feet high was submitted. The board approved the fence subject to the homeowners' drawing of the fence being placed 10 feet in from the lot line and a 5-foot fence installed. Jeff will contact the homeowner with fence approval and offer the lot-line locator pin maintained by Bob Steffes.

### Adjourn

The meeting was adjourned at 8:35 p.m. The next meeting is scheduled for Wednesday, May 9, 7 p.m., in the Greater Iowa Credit Union meeting room.