

# Northridge Homeowners' Association

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## March 2016 Board Meeting Agenda

Date: Monday, March 7th, 2016 @ 5PM @ Northridge Village

- I. Call to Order
- II. Approval of Minutes from the January 11th, 2016 Annual Board Meeting  
Approval of Minutes from the January 25<sup>th</sup>, 2016 Organizational and Board Meeting
- III. Treasurer's Report
  - a. Review of financial reports
  - b. Review and approval of new invoices
  - c. Update on delinquent Homeowners fees
  - d. Report on Information on new homeowners
  - e. Approve Treasurers report for January - February
- IV. Green Space Manager's Report
  - a. Update on green space projects
  - b. Future green space projects
  - c. Pond Treatment for 2016 – Pat Conley (?)
- V. Old Business
  - a. Summary of Annual Meeting
  - b. Summary of Organizational Meeting
- VI. New Business
  - a. Distribution of new Northridge phone books
  - b. Plans for Ice Cream Social date
  - c. Applications for fencing or kennels (?)
  - d. Meeting dates and times for next meetings
- VII. Adjourn

# Northridge Homeowners' Association Board Meeting

## Monday, 07 March 2016

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**Subject:** Meeting Minutes  
**Submitted by:** Jim Bolinger, Secretary

### Attendance

President	Chris Brinkmeyer	
Vice President	Dave Farrell	
Secretary	Jim Bolinger	
Treasurer	Dick Geil	
Web Manager	Danny Staedtler	(not present)
Green Space Manager	Carroll Marty	
Members at Large	George Covert	
	Madhu Gadia	
	Ajay Nair	
Visitors/Guests	-none-	

### **Call to Order** (by Chris Brinkmeyer)

The meeting was officially called to order at 5:12 p.m.

### **Business**

1. **Review minutes of 11<sup>th</sup> and 25<sup>th</sup> January Meetings** (by Chris Brinkmeyer)
  - a. Minutes approved
2. **Treasurer's Report** (by Dick Geil, Treasurer)
  - a. Dues still unpaid – 6 outstanding dues
    - i. Need to coordinate with realtors to inform new buyers of dues responsibility (Could Welcoming Committee be of help?)
    - ii. Spreadsheet is available via Dick Geil's "Google Link"
    - iii. Can "Welcoming Committee" help with informing new residents about dues? (see later comments on status of "Welcoming Committee")
  - b. Recent Bills Paid
    - i. Lisa Shen for audit \$xxx.xx
    - ii. Common Area Property Taxes \$xxx.xx (due 15 Mar 2016)
    - iii. Tax on Interest Income \$xxx.xx (due 15 Mar 2016)
  - c. Audit comments: need to have vendors create bills with description of service/product provided to facilitate auditing
3. **Greenspace Report** (by Carroll Marty, Greenspace Chair)
  - a. Sage Point: update/improvement is under discussion
  - b. Other greenspace areas are also under consideration for possible updates.
  - c. Snow on bike paths: city does not have responsibility for maintenance or snow removal on Northridge bike paths. If paths are cleared and biker is injured due to ice, NRHA or resident who cleared path may be liable.

- d. Will continue agreement with homeowner (Pat Connelly) to provide algae prevention control on Northridge Ponds, with NRHA providing cost of materials.
  - i. Moved (Farrell) to accept extending agreement
  - ii. **Motion passed**
- e. Invoices/Bills
  - i. Dan's Landscaping (pre-emergence weed control and fertilizer)
    - 1. Quote for 2016: \$x,xxx prepaid or (est) \$x,xxx if paid per visit
    - 2. After discussion, Moved (Bolinger) to accept pay/visit price.  
**Motion passed**
  - ii. Lawn mowing: cost per visit is negotiable, billed per month
    - 1. Moved (Covert) and seconded (Farrell) to accept
    - 2. **Motion passed**

**4. Old Business**

- a. New Northridge phone book distribution is going well. Board members will try to finish distribution on a personal basis. Dave has bags for hanging on doors for distribution of books if desired.

**5. New Business**

- a. After the January meeting, a request was made of the board from an association member to erect a "Little Free Library" on their property. **Permission was granted** with conditions via President Brinkmeyer after consulting with fellow association officers.
- b. No requests for fencing or dog runs from association members are pending at this time. **No action required**
- c. The future of the Northridge Ice Cream Social was discussed with no conclusion. Discussion will continue, possibly including the "Welcoming Committee" (see following item on Welcoming committee) and input from residents.
- d. Discussion was held concerning "Welcoming Committee" activity.
  - i. Who, what, and how the Committee is doing ?
  - ii. What do we want the Committee to be doing in the future?
  - iii. May want report from the Committee at a future meeting.

**6. Next Board Meeting**

- a. Next Board Meeting will meet **Monday, 02 May 2016, at 5:15 pm** at the **Northridge Village**. (Door may lock at 5:00 pm, so getting there a bit early may avoid a wait for someone to let you in.)

**7. Adjournment**

The meeting was adjourned at 6:20 p.m. following a motion by George Covert and seconded by David Farrell.

**Respectfully Submitted,**  
**Jim Bolinger, Secretary**