

NORTHRIDGE HOMEOWNERS' ASSOCIATION

Issue One

BOARD of DIRECTORS' NEWSLETTER

September 1995

This is the official newsletter of the Northridge Homeowners' Association Board of Directors, to be published as a public service to the residents of Northridge on a quarterly basis.

Board Members:

Jane Cunningham - President -
David Haynes - Vice President -
Kevin Keefe - Secretary -
Ann Martin - Treasurer -
Carroll Marty - Member at Large -

As your Board:

IT IS OUR GOAL TO SERVE YOU BETTER

Your COMMITTEES are as follows:

Entryway:

Liaison, Secretary - Kevin Keefe
Members: Sally Beisser, Steve &
Jana Finnegan, Jean Hunt, Paul &
Carol Payne, Chuck Schmidt, David Staff,
Karen Stephenson

Greenspace:

Mission-Be in charge of the commonly owned greenspace areas. Make recommendations for maintenance and reasonable enhancements to the subdivision's commonly owned greenspace areas. After Board approval, arrange to carry out the plan as approved. Meet regularly during the growing seasons.

Liaison, Member at Large - Carroll Marty
Chairperson - Ginny Huntington -
Members: Penny & John Adam, Pete Buck,
Liza Cartwright, Michael Gaul,
Tom Harrington, Suraj Kothari, Larry Pedigo

Picnic:

Mission-Organize the annual picnic for the residents of Northridge and to make it better each year.

Liaison, the whole Board
Members: Marge Hunziker, Sue McGeeney,
Tom Sally, Sylvia & Bill Summers

Welcoming:

Mission-Welcome new Northridge residents, provide them with specific Neighborhood Association information and to help them feel a part of this community.

Liaison, Treasurer - Ann Martin
Chairperson - Lois Pedigo -
Members: Beth Cross, Phyllis Moore,
Judy Stuckey

Our thanks to all of you for your hard work!

*If there are any suggestions for our committees, please let us know. We **NEED VOLUNTEERS** for each of the committees, too, so please let us know if you would be willing to help.*

Our Northridge community is growing rapidly - there are more than 200 families here now, and it has been requested by many of you that we have a vehicle for communicating to each other on matters that are of importance, thus, this publication. Your Board meets every third Monday of the month, and we welcome your input at these meetings as well.

It has been suggested that we have a summer "project". What would you think of a "Property Enhancement Award" contest for the months of May, June, July, August, September & October? We would have a sign saying something like "Property Enhancement Award" that would travel from last month's winner to this month's winner. Please let us know what you think (call _____ and leave a message) or contact any of your other Board members.

Most are pleased with the great success of the past year's "Christmas Luminary Display" as it helps to create a sense of community at a special time of year. It is scheduled for the second Sunday of December again this year.

We would like to extend a hearty welcome to the following new residents of Northridge:

Joyce & Charles Bailey -
Susan & William Burke -
Liza & Carter Cartwright -
Albert Chen & Fuchen Wang -
Kathy & Kevin Geis -
Wendy Harrod & Eli Rosenberg -
Laurie & Tony Hotchkiss -
Adele & Paul Knop -
Teri & Steven Loney -
Dan McCarney -
Dalisay & William Meyers -
Karen & Thomas Smith -
Alice & Harold Sorenson -
Randall Stoecker -

If we have missed anyone since May 1, 1995, please let us know ASAP.

The following excerpts from the monthly meetings held by your Board this year will help to bring you up to date:

May 15, 1995 -

Entryway Committee - replacement of white pine and maple trees at west island of south entry completed, volunteers to be contacted for future maintenance. Will try to develop a map of the sprinkler system at entry.

Greenspace Committee - to meet soon

Picnic Committee - Developers agree to contribute \$450 toward meat (will be last year). Bylaw regarding change in terms to be presented for approval.

Safety Committee - Discussed.

Welcoming Committee - Created.

General - Lawn care is to be done by Marty Mowing Services.

The Developers have indicated on openness to the Greenspace Committee input as to future development of the greenspaces.

It was agreed that the common spaces were not to have plantings placed in them by homeowners without the approval of the Greenspace Committee & the Board.

June 15, 1995 -

Entryway Committee - sprinkler system has been outlined (mapped). The soaker hose in zone 6 will need replacement in the next few years. North entry sprinkler system is on line.

Greenspace Committee - Mission established. Several good ideas to improve spaces but committee needs guidance regarding budget. Board to ask committee for more detail for a cost estimate for improvements. Further dues increase may be needed.

Picnic Committee - Picnic went very well. Very good attendance. Hope to improve each year.

Safety Committee - On hold.

Welcoming Committee - Mission established. Will begin visiting new residents in July.

General - Board unanimously disapproves water control proposal by City - over ground waterway- prefer 48" storm sewer along GWCarter.

Lawn mowing of common areas is going well.

Have had several complaints about some yards not being landscaped or seeded or sodded - will have to send out letters to respective homeowners.

Approved amendments to Bylaws to be recorded by Attorney Don Newbrough:

Article IV. Directors

Section 1. Management

The affairs of the corporation shall be managed by a Board of Directors consisting of five (5) individuals who are Class "A" members of the Association. The directors shall be elected at the annual meeting or at a special meeting called for that purpose by a majority of the votes cast at the time of the election.

Section 2. Term of Office

The directors shall hold office for a term of two (2) years or until their successors have been elected or qualified. The terms of the directors shall be staggered so two (2) directors terms expire in odd numbered years and three (3) directors terms expire in even numbered years.

The election of board members in 1996 shall elect three (3) directors to a two (2) year term to expire in 1998 and two (2) directors to a one (1) year term to expire in 1997. The election of board members in 1997 shall elect two (2) directors to a two (2) year term to expire in 1999.

Article VI. Officers

Section 2. Election. The officers elected shall be chosen at a meeting of the Board of Directors held within thirty (30) days after the annual meeting of the Association. The officers shall be elected for a term of one (1) year, or until their successors are elected and qualified. Any member shall not hold the same office of the Board of Directors of the Association for more than three (3) successive years.

Safety concern - bike riders going east on path between Sycamore & Greenwood are not stopping at Valley View to look for cars and near misses are taking place. Will look into what can be done to help alleviate problem.

July 24, 1995 -

Greenspace Committee - Some possible ideas discussed - horticultural mini-golf and play areas. Recommendations to the board and accepted: approval of the Grundman plan for landscaping throughout, remove dead trees, not accept any current plantings made in greenspaces by homeowners and send letters to those homeowners, deny request to move oak tree.

Motions passed: Mark lot lines along some greenspace areas (with cooperation of homeowners) & send letters to homeowners regarding plantings they have made in greenspace areas. Some sidewalks are in need of renewal or repair - Marty will talk with Bob Buck; committee will try to arrive at budget figure for trees and walkway renewal.

General - City placed stop signs on walkway south of Sycamore at Valley View and a caution sign on Valley View with steel posts which could later be replaced by the Association.

Recent meeting with city engineers regarding water control was discussed - city council to meet in August.

There are several homeowners who still owe dues. Association should seriously consider hiring an accountant to handle funds in the future.

August 21, 1995 -

Greenspace Committee - will be enforcing the letters sent out by Board, will be meeting to complete plan.

General - At the Board's request, the city engineers are continuing to study the water control, the general

feeling is that the problem is not as great as it was, (due to the development north of the affected area) and that there is time to study it further.

September 18, 1995 -

Greenspace Committee - will be meeting every second Wednesday of the month. This month's meeting was September 13, 1995. Two spruce trees have been donated to the Association greenspace by a resident - it was decided that these would be placed near that resident's home but in keeping with the overall plan of the architect. Five cases of plantings made in green spaces by homeowners were reviewed and actions were recommended and approved by the Board with minor variations. Committee is still working on the budget for 1996.

Welcoming Committee - ten new residents have been greeted beginning June 1995.

General - Four foot fence approved for one resident. It was recommended that all residents near greenspaces that have new seeding, sodding, and/or plantings be alert to the need to water as much as possible to give the plantings the moisture needed to make it thru the winter months.

The Welcoming Committee wishes to extend an invitation to all of the Northridge ladies to come to:

THE SATURDAY MORNING COFFEE

OCTOBER 14, 1995

10:00 AM to Noon

at the Ames Public Library

R.S.V.P.

(Lois)

(Phyllis)

(leave a message)

Please join us to greet new neighbors and old friends before the Holiday Season.

WE ALSO WANT TO SAY:

**GREAT JOB, DANI
WE ARE SURE PROUD OF THE
CYCLONE'S FOOTBALL TEAM!
WE HOPE YOU DO IT
AGAIN & AGAIN!!**

If you have any comments, additions or suggestions regarding our neighborhood or the Northridge Newsletter, please contact any one on your Board of Directors or the committee that is pertinent to your concern.

Thank you.

Sincerely,



Jane Cunningham. President