

NORTHFIELD HOMES ASSOCIATION

Board of Directors Closed Meeting

January 16, 2020

Call To Order: The closed meeting of the Northfield Board of Directors was called to order at 2:00 pm on January 16, 2020, at the home of Wayne and Susan Martin.

Attendees: Bill Laughlin, Sandi Loos, Brenda Bolongy, Frank Graham, and Shirley Dohrmann.

Primrose: Bill presented points from the meeting he and the Secretary had with the Primrose Retirement Community and their representatives, Rod Clark and Jill Hershley. Everyone came to an agreement to once again have Primrose allow us to use their Pub room for our open board meetings as well as their larger room for the annual HOA meeting in November.

We will meet in the Pub room at 10:00 am on April 16th, June 11th, August 20th, and October 15th. There will be no cost for us to use this room on the above dates. On November 19th, we will be able to use their larger room for our annual meeting. The cost for this room is \$50.00 for the first hour, and \$25.00 for each hour after that. We will help with set up by arranging the chairs and tables provided in the way that we want for conducting our meeting. After our meeting, we will stack up the chairs along the wall and break down the tables. According to the fire marshal, there is a limit of 77 people in this room. As our subdivision grows, we will probably have to consider another venue for the annual meetings.

Primrose is very generous to allow us to meet in their facility as their guests. They will not be providing any service other than the availability of the room and their staff should not be approached to provide any assistance whatsoever. If a problem with the facility or set up of the room should occur, residents are asked to report the issue to a board member for follow up.

NO refreshments will be served at either the open or annual meetings.

Rod Clark and Jill Hershley have informed us that the election board has moved voting to the Legion Hall located on N. W. Barry Road, across the street from JoAnn's.

Flag Pole Light and Repair of the Northfield Entrances, Signs and Gazebos:

Frank Graham received a bid from Paul Berg to do maintenance on our entrances and for repair of the flag pole light. The wiring for the light was severed due to work done by Perfect Turf. The bid was as follows:

Wiring for the light for the flagpole	\$ 375.00
Power wash and repair the Northfield signs	1575.00
Repair wood on gazebos and paint	2250.00
Total	\$4200.00

We need to maintain the entrances or we will have to replace these items at a greater cost.

Bill signed the bid from Paul Berg but will hold off on paying for the wiring to be done on the flag pole light as the board wants Perfect Turf to pay for that as they were responsible for the damage.

Irrigation: Tony from the Irrigation Management Company sent his bid for charges to work as consultant with Midwest Irrigation Co. to fix the issues of our sprinkler system. Tony would monitor the remedial work done by the Irrigation Co. as well as the ongoing maintenance, inspections, etc. Sandi will contact Tony to discuss his bid and what is included with his service as consultant.

Bill will be contacting Summit and the irrigation committee for a meeting in late February or early March to discuss irrigation design on the new homes.

Estate Sales: Residents considering estate sales will be asked to put a request in writing to the Board for permission to hold the sale. This is to assure that these sales are handled properly in accordance with the rules of the Declarations of Restrictions. The board will then give written approval for the sale.

The board has approved the annual garage sale to be held the first Friday/Saturday in May. There will be no fee to participate.

Directory: If any resident's information in our present Northfield directory is incorrect, they will need to contact Nancy Bellis for correction or the existing information will be printed in the new directory.

Board Concern Forms: In order to contact the board, residents must now go to the website and fill out the Board Concerns Form.

Susan Martin was asked to attend the Board meeting to help the members navigate the website and email notifications for Irrigation Concerns Forms, Grounds Concerns Forms, and Board Concerns Forms. All board members will have access to all concerns forms. Susan conducted this instruction before the meeting.

Good Neighbor Award: It was decided by the board that there was no need to give a reason as to why a particular resident received the Good Neighbor Award. There are so many good neighbors who do many good things for the subdivision that an explanation for the award is not needed.

Fish Fry: The annual fish fry will still be held at the home of Mike and Joyce Fears. Virgil Hoffman has been active in keeping the fish fry a yearly social event that all residents look forward to and enjoy every September. He is our “fish fryer” and has quite a group of volunteers that help him every year. Kern Woods, realtor for Summit, suggested that Summit might be willing to help sponsor our Fish Fry; but to date, Bill hasn't heard anything more about this.

Treasurer's Report: Sandi Loos, Co-Treasurer, filed the taxes for 2019 for Northfield and submitted the papers to the Secretary. She received correspondence from the Platte County Assessor for Northfield's HOA to receive tax exempt status. She filled out the required forms and mailed them back. This tax exempt status is only good for two years. We will then have to refile at the end of that period. Other legal documents were presented to the Secretary for filing. The last five years' Financial Reports for Northfield Village will be available on the website.

Post Office Issues: Brenda checked with the Post Office to complain about the delivery of the mail and all the problems associated with it. She was informed that the only recourse was to complain.

A motion was made, seconded and approved to adjourn at 3:00 pm.

The next board meeting will be a closed meeting at the home of Brenda Bolongy, on February 20th, 2020, at 1:00 pm.