

**NORTHFIELD VILLAGE HOMES ASSN (HOA)
MINUTES OF BOARD MEETING
MARCH 10, 2016**

The Northfield village HOA met March 10, 2016, at the home of President Virgil Hoffman.

Officers Attending: Virgil Hoffman, Jerry Schwebke, Peggy Dochterman, Neil Miller, Sharon Rendon

Residents Attending: Carol Gold, Paula Barrows, Joyce Rauth-Fears, Mike Fears, Tom Files, Jim Pettijohn

Meeting called to order by Virgil.
Minutes for 01/06/2016 read and approved.

Treasure's Report

Neil reported there is currently a balance of \$195,000 in the account. Outstanding invoices include Perfect Turf & Irrigation invoice of \$72,000 and \$2769 miscellaneous. There are no delinquent HOA dues. One resident is paying monthly and interest is charged. Thompson Saylor will be paying the irrigation portion of the spec home in the amount of \$224.

Vice President

Jerry Schwebke would like to pursue discrepancies on 6-8 homes still carried under the name of Rosewood Investments. This may require use of legal representation. In addition, needs to determine why Northfield Enterprises did not deed over some of the common areas.

Vice President & Grounds

Peggy Dochterman developed a spreadsheet and recommended to Mike at Perfect Turf that it be used to keep track of tasks to be performed. The document will be updated as items are completed. This would provide a more efficient way of keeping track of what is scheduled, expected completion dates, and task completion. The spreadsheet would be sent monthly and updated accordingly. Mike Mason is our Point of Contact (POC) for the rest of this year, replacing Doug. Peggy will pursue bid solicitations and present them to the board for discussion prior to issuing them to vendors for bids. She asked about possibly considering one bid for landscape and a separate bid for snow removal. There have been no snow removal costs so far for 2016. A Spring Clean-Up Day is scheduled for Saturday, April 2, at 9:00. Discussion continues on consolidating water meters, hopefully going from 10 meters to 5.

Landscape

Any help will be greatly appreciated on Spring clean up day, April 2.

Architectural

Jerry Schwebke stated he has received 4-5 requests from residents for approval for various improvements to their structures and/or major landscaping. Files have been started and requests will be reviewed and considered for approval by the committee. Jim Pettijohn, architectural committee member, questioned whether the committee is responsible solely for aesthetic aspects of the requests or whether they are also responsible for approving certain structural aspects. General opinion was the contractor/homeowner was responsible

for permitting and inspection of the structural components. Jerry also reminded everyone that "statuary" or statues are considered outside structures and consideration must be given to the HOA architectural guidelines when placing statuary in yards.

Communications Liaison

Nancy Bellis was not in attendance.

Care Committee

The committee will continue to welcome new members as they move in to the neighborhood.

Social Committee

Paula Barrows requested that social function information as well as general neighborhood information be distributed to residents in an e-mail as well as posted on the website, as many residents are not yet accustomed to relying totally on the web. Virgil will discuss this with the Communication Liaison, Nancy Bellis. The Spring Fling is scheduled for Monday, April 25th.

Miscellaneous

Arnold Baker brought up the issue of cars driving thru the cul-de-sac of 86th Terrace and crossing through the open land into the adjoining neighborhood. Some of these vehicles are traveling at a high rate of speed. He proposed placing large boulders or rocks, or some type of obstacle to prevent cars crossing into or out of our neighborhood. He also discussed the final grading to be performed on the new home being built and questioned what would be done with all of the excess gravel, rocks, concrete, etc. There is a concern that if the rocks are just pushed back into the open area, mowers will be unable to mow that area in the future. The builder will be contacted. Arnold will spray for weeds as he does each spring. Up to \$100 for weed spray was approved by the board. Arnold provides the labor for free.

After the recent issue with the broken mailbox, Neil presented several options for replacing the current mailboxes with newer cluster boxes, or perhaps single mailboxes. That agenda item was put on hold for discussion at a later date.

Tom Files provided a copy of the financial review he conducted. The only questionable issue is an irrigation water usage charge when the system is shut down. Neil will follow-up.

The next meeting will be Thursday, April 21, 10:00 a.m., at the home of President, Virgil Hoffman.

Neil motioned to adjourn the meeting.
Jerry seconded and the meeting was adjourned.

Minutes Prepared March 11, 2016 by Sharon Rendon