

Northfield Homes Association, Inc.
Board of Directors Meeting
1:30 to 4:00pm
July 9, 2012

Present: Board: Paul Mimms, Neil Miller, Gerald Schwebke, Gene McMahon, Sharon Lusero

Visitors: Carol Goal, Tom Files

Secretary: Minutes read. Neil made the motion to accept, Gerald seconded, Minutes approved.

Treasurer: 59% of our yearly budget has been spent. \$93,489.53 for Liabilities and Assets

Water costs are going up and will show up in June's bill.

Committee Reports:

Welcoming: One new resident visited with cookies given. Carol Goal attended the meeting and said she enjoyed the visit and found it helpful.

Social: Fish Fry is scheduled for the Saturday after Labor Day

ARC: Two requests for approval of changes. 1) To cover the deck. A flat roof of shingles that match current house roof. Flat roof will not work for all so may not be approved for another home but this one works. As always each case looked at by individual basis.

Reminder will be emailed to all to submit a form to ARC. ARC is just to give guidance and approval, not to reject.

Grounds: Discussion on watering and how many factors goes into what each person's lawn look like in this drought.

Two more Back Flow valves had to be repaired.

Repairs made with sod on irrigation repair areas where grass was destroyed. Residents needed to water near their homes to insure repaired areas sod stayed alive.

More sidewalk uneven spaces will be repaired this fall.

Old Business:

Mowing vacant lots was done by the owners but needing it again.

Board decided to write another letter to the owners, Rosewood Investments, about the mowing and if they are planning to update the large signs with a correct contact phone number/email for people interested in building/living in Northfield Village.

Common area. Locust trees out in the storm last year had over 300 sprouts. These sprouts were individually destroyed by our Grounds committee but the stump is still there and needs to be removed. Will consult Perfect Turf for bid to grind this stump out.

Irrigation Company, Simply Green (installers of our system) was contacted about repairing some of the problems that exist. Another company in Smithville was also contacted as well as ideas from Perfect Turf were solicited for how best to update our watering system.

Annual registration report for NPO organization was completed on line with the State of Missouri by Neil (cost \$15). Gerald and Neil are registered addresses since a PO address is not accepted by the State.

Tom Files read the Lawyer opinion that was asked for, and paid for, by the Board dated July 7, 2010 concerning tree replacement. Board can remove damaged trees but expressly cannot replace trees per the restrictions of NHA.

Neil made a motion to pay expenses on irrigating a newly seeded area and Sharon seconded. Motion passed.

Budget talk started, discussing about what we are going to estimate for water costs as they rise, and do we need to repair the irrigation system and what the cost of that would be.

Discussion held about term limits of officers and possible need to change bylaws to meet reality of not enough volunteers to fill positions. Election held at annual meeting.

Future meetings:

Aug. 13

Sept. 10

Oct. 8

Nov. 12

Nov. 15--Annual Meeting and Potluck dinner at 6pm at Kendallwood. Reservation made by Sharon and Neil paid deposit required.

Dec. Social will set up a December get-together. Last year it was held at Granite City. Adjourned at 4pm.

Submitted,
Sharon Balters Lusero