

NORTHGATE CONDOMINIUM ASSOCIATION

Board of Directors Meeting Minutes

April 2, 2009 6:00p.m. – 8:00pm.

I. CALL TO ORDER AND ROLL CALL

The meeting was called to order. Tom Precella, Jason Gray, Carrie Haverfield, and Property Manager Dave Martindale present. Helen Frey gave her proxy to Jason Gray.

II. ESTABLISH A QUORUM

A quorum was established.

III. APPROVAL OF MINUTES OF THE PREVIOUS MEETING

The updated minutes were not available. Approval at next month's meeting.

IV. OWNERS AND RESIDENTS FORUM

Nobody in attendance.

V. APPROVAL OF FINANCIALS

Dave presented the financials through February 28, 2009. Jason moved to approve the financials, Tom seconded. The financials were approved.

VI. REPORTS OF OFFICERS

a) Presidents Report

The President had no report.

b) Managers Report

Covered under other headings.

VII. OLD BUSINESS

- Replacement of damaged walkway

Soil study has been scheduled. Dave is recommending that we meet with Jonathan Duggan during the next meeting to discuss in detail the aspects of the project. We will ask him to compare the specifics of J & P Roofing's bid so we can compare apples to apples.

VIII. NEW BUSINESS

-Landscaping contract

Lance Verburg, Cristy Construction, answered questions from the Board about his bid for the landscaping contract. The Board decided to award the contract to Cristy Construction. Dave will request an updated list of services from Lance to address issues discussed with him during the meeting.

-Security

Cameras

A quote for installation of security cameras from Buffalo Lock & Key was discussed. Dave will see if he can get a bid for a smaller project.

Street Lights/Lighting

Tom called the city to see if additional street lights could be installed. The city said they wouldn't be able to add additional street lights. Dave will check with some electricians about installation of additional lights on our property.

Police

Carrie will check with Police Department to see if we can get someone to come to come out give recommendations for things to do to improve safety and security. She will also check to see if they could also attend the annual meeting to discuss safety with residents.

IX. ADJOURNMENT

The meeting was adjourned. The next meeting will be held May 4, 2009, 6pm at Jason's unit.