

## Northridge Homeowners' Association

C/O C & C Property Management  
**Meeting of September 15, 2022**  
**Clubhouse at Pool**

In Attendance

Ernest Loomis  
Donna Callison  
Carol Hogan  
Ladd Stephenson

Also Present Denise Castaneda

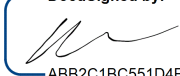
President

Secretary

Treasurer

Vice President

Property Management

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7/16/2024

### Call to Order / Open Forum

Meeting was called to order at 6:30pm pm with quorum met.

### Homeowners Forum

Homeowners were present.

### Approval of Previous Minutes

Motion to approve the minutes of June 22, 2022 meeting. **M (Donna)/S (Carol) /C (Ernie & Ladd).**

### Review of Financial Reports

Board reviewed financial reports through August 2022.

### Site Manager Report

Site manager Gayle Loomis reported on various topics including continued parking, garbage can violations and the upcoming pool season.

### Cont'd Business

**Fencing:** Board reviewed the proposals for the next prioritized fence replacements provided by PCS Construction. Motion to approve the fencing for units 333-343 Eldridge, nte. \$39,200. **M (Carol)/S (Ernie) /C (Donna & Ladd).**

Management reported on the scheduling of the fence replacements at 342-382 Hemlock and 448-460 Stinson.

### New Business

**Pool Closing:** Board discussed the pool closure of September 30, 2022..

**Annual Building Clearance/Tree Trimming:** Board reviewed proposal provided by National Tree & Landscaping Company for the annual tree trimming for building clearance and various tree work throughout the association. Motion to approve the proposal, nte. \$14,550. **M (Donna)/S (Ernie) /C (Carol & Ladd).**

**Fall 2023 Gutter Cleaning:** Board reviewed proposal for fall gutter cleaning provided by All Star Association Services. Motion to approve the proposal, nte. \$2,500. **M (Carol)/S (Donna) /C (Ernie & Ladd).**

**Adjournment:** Motion was made, seconded, and unanimously approved to adjourn the open meeting and enter the executive session at 7:23 pm. Next meeting to be held Thursday January 19<sup>th</sup> at 6:30pm at the clubhouse.

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Minutes taken by Denise Castaneda (Senior Association Manager)  
For Donna Callison, Secretary

M: motion S: second C: carried P: passed Nte: not to exceed