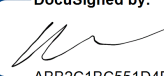


Northridge Homeowners' Association

C/O C & C Property Management
Meeting of March 23, 2023
Clubhouse at Pool

In Attendance Ernest Loomis
Donna Callison
Carol Hogan
Ladd Stephenson
Also Present Denise Castaneda

President
Secretary
Treasurer
Vice President
Property Management

DocuSigned by:

ABB2C1BC551D4B4...

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 January 19, 2023 meeting. **M (Donna)/S (Carol) /C (Ernie & Ladd).**

Review of Financial Report

Board reviewed financial reports through February 2023.

Continued Business

Fencing/Replacement Outline: Board reviewed and discussed the fence replacement proposal provided by PCS Construction. Motion to approve the next units' fences (301-307 Eldridge). **M (Ladd)/S (Carol) /C (Donna & Ernie).**

2023 Insurance Change: The Board discussed the change in the master insurance policy from LaBarre/Oksnee to Farmers Insurance.

Electrical Panel Assessments: The Board reviewed and discussed the recent assessments of the individual unit's electrical panels completed by Reliable Electric.

New Business

Board of Directors Election Timeline: Management provided the Board of Directors Election timeline for the upcoming elections. Management reported that three seats are up for election for 2023.

Annual Meeting: The Board discussed the annual membership meeting. The annual meeting will be held on June 7, 2023 at the clubhouse at 6:00pm.

Pool Opening: Board discussed the opening of the pool for the season.

Adjournment: Motion was made, seconded, and unanimously approved to adjourn the open meeting and enter the executive session at 7:11 pm. Next meeting to be held Thursday May 11th at 6:30pm at the clubhouse.

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

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

Northridge Homeowners' Association

C/O C & C Property Management
Meeting of March 23, 2023
Clubhouse at Pool

Executive Session:

In Attendance	Ernest Loomis	President
	Donna Callison	Secretary
	Carol Hogan	Treasurer
	Ladd Stephenson	Vice President
Also Present	Denise Castaneda	Property Management

Executive Session: The executive session was called to order at 7:12pm.

- 1. Executive Minutes:** Motion to approve the executive minutes from the executive session held on January 19, 2023. **M (Ernie)/S (Carol)/C (Donna & Ladd).**
- 2. Homeowner Concern:** Board reviewed the concerns from owner of 359 Eldridge regarding the homeless parking on the the street at the beginning of the SID area, using drugs and leaving trash.

With no further business, motion to adjourn the executive session at 7:40pm. **M/S/C**

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

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