

Northgate Gardens Condominium

TRUSTEE MEETING (OPEN)

Date: **July 26, 2012**
Time: 7:00 PM
Place: Northgate Gardens Office

AGENDA

I. CALL TO ORDER – 7:00P

- A. Hearing requests- Kevin Russo, Nancy Leskew, Carl Witham/ Joel Parmar, Steven Frank, Glen Savoy?, Bill Jarrett?

II. APPROVAL OF PRIOR MEETING MINUTES

- A. June 20, 2012

III. FINANCIAL REPORT

- A. June

IV. MANAGEMENT REPORT/CURRENT BUSINESS

- A. Maintenance charges –
- B. Surveillance cameras- need to adjust cameras, still not reading license plates at night. Looking into other camera locations.
- C. Irrigation system- quote for rain sensors. Deduct meter installations complete. Review financials at year end and approve more buildings.
- D. Hill Erosion- wall construction began 7/18. Look into options for plantings
- E. Catch basins- Completed and cleaned out.
- F. Boilers- Complete. Rebate forms submitted

V. NEW BUSINESS

- A. Carpet Cleaning- Quote for approval. Dates published in newsletter
- B. Pool- Received quote for plaster option.
- C. Insurance- continue to talk to electrical contractors. Getting actual proposal from Andrew @ Whittier for complete payback analysis.
- D. Tree Removal- discuss tree meeting results

VI. Executive Session-

- A. Correspondences; Lifeguard situation; Request for handicapped space @ Jac Road