

NORSEMAN CONDO ASSOCIATION

Meeting Location: Under The Umbrella Café 3504 E. 12th Ave. Denver, CO

Date: 9/24/09

PRESENT:

Board of Directors: Kyle Backlund (President), J.P. Cachera (Member At Large), Josh Richardson (Secretary), Barbara Gelston (Treasurer), Alexia Eslan (Vice President)

Elissa Conger (Property Manager),

Bob Wasserman (Resident)

CALL TO ORDER:

The Board of Directors meeting was called to order at 7:00 PM, a quorum has been established. Below is a summary of events that happened on 9/17/09 and is the main reason this meeting as held.

On the evening of September 17, 2009, Unit 104 was burglarized. A burglar pried open the security bars on the bedroom window, tore down the screens, and entered through an open bedroom window. The Unit was severely trashed out and there was malicious destruction. A number of items, including televisions and computers, were stolen. The tenant in 104 discovered the burglary sometime after midnight. The tenant was not physically harmed or injured.

On the same evening, there was also a failed attempt to burglarize Unit 105. The burglar or burglars were unable to rip open 105's security bars but still caused substantial damage.

The Police were contacted and conducted investigations from 12:30 until 3:00 A.M. They took reports, prints, more. This was the second time that evening that the Police had been called to the Norseman.

Earlier on the same evening, around 10:00 P.M., the lock on the west side security door had been found severely damaged and pried apart by some type of tool. The police were notified at that time and a report given. The Board called Statewide Lock Service and replaced the lock about an hour later. The Board released an emailing and a twitter to warn residents of strange activity in the building and to call 911 if any unusual activity or people were seen.

Three Residents independently reported a suspicious white car parked in the south parking lot. It was unlawfully parked in space 43. Further, four Residents independently described two strangers that may have been involved with the burglary. One resident encountered a stranger in the hallway that was "lost".

At this time, the HOA is immediately purchasing new replacement security bars for 104 and 105. A claim is being filed with the HOA's insurance. The HOA will also be checking into replacing all the older security bars on the other ground level Units. We will likely use a company called Secure-All. If any information comes forth regarding the perpetrator, the Norseman HOA will pass that information along. The Norseman is in communication with the Police on this matter.

APPROVAL OF MONTH DATE AND YEAR MEETING MINUTES:

N/A

REVIEW CURRENT FINANCIALS:

N/A

UNFINISHED BUSINESS:

N/A

NEW BUSINESS:

The details of the break-in were discussed in depth. The two units that were damaged during the burglary will have their window bars replaced with a new window bar design that we currently have on another unit. It will take approximately two weeks for vendor to complete this installation, due to their busy schedule.

Kyle made the motion to require renters and/or condo insurance for all units (pending legality review by our attorney) J.P. seconded the motion and the motion was carried in favor (5-0).

Kyle made the motion to have Alexia Eslan serve as the interim President till next board meeting, J.P. seconded the motion and the motion was carried in favor (5-0)

Josh made the motion to have Barbara Gelston serve as manager to unit #104, Alexia seconded the motion and the motion was carried in favor (3-2).

The Board entered executive session to discuss convent enforcement matters. The Board came out of executive session.

ADJOURNMENT:

There being no further business, the meeting was adjourned at 9:00PM.