

NORSEMAN CONDO ASSOCIATION

Meeting Location: Kentwood Real Estate (44 Cook St., 9th Floor, Denver 80206)

Date: 6/25/2012

PRESENT:

Board of Directors: Alexia Eslan (President), Barbara Gelston (Treasurer), Josh Richardson (Secretary), Cleasta Lewis (Member at Large), Nancy Sterling (Member at Large), Kerianne Duffy (Member at Large) and Tiffany Meidinger (Vice President)

Ricardo Lases (Property Manager)

CALL TO ORDER:

The Board of Directors meeting was called to order at 6:40 PM, a quorum has been established.

HOMEOWNER FORUM

N/A

APPROVAL OF MONTH DATE AND YEAR MEETING MINUTES:

Alexia motioned to approve the previous meeting minutes (April 2012), Barbara seconded the motion and the motion was carried in favor (7-0).

REVIEW CURRENT FINANCIALS:

Alexia motioned to approve the current financials, Josh seconded the motion and the motion was carried in favor (7-0).

UNFINISHED BUSINESS:

N/A

NEW BUSINESS:

Alexia motioned to approve the replacement of the unit #601 deck with unit owner's proposed payment plan, under the condition that the unit's account is current (i.e. no outstanding debts), Tiffany seconded the motion and the motion was carried in favor (6-0, Barbara Gelston abstained from voting since she manages this unit).

Alexia motioned to turn the two remaining visitor parking spots to reserved parking spots, Josh seconded the motion and the motion was carried in favor (7-0). **These reserve spaces will be rented out for a monthly fee and will generate additional revenue for the HOA.

The Board will accept additional bids for the replacement and repairs of the rooftop exhaust fans.

The Board will accept additional bids to repair leaks of pump seal/bearings, leaking boiler relief valve and leaking condensate pipes.

EXECUTIVE SESSION:

The Board entered Executive Session at 7:49 PM.

The Board exited Executive Session at 8:10 PM.

ADJOURNMENT:

There being no further business, the meeting was adjourned at 8:11 PM.