

NORSEMAN CONDO ASSOCIATION

Meeting Location: Weststar Office

Date: 6/22/2015

PRESENT:

Board of Directors: Keri Duffy (President), Barbara Gelston (Treasurer), James Rose (Member at Large), Tiffany Meidinger and (Member at Large), Nancy Sterling (Vice-President)

Ricardo Lases (Property Manager)

Jody Strogoff (Owner of Unit 108)

CALL TO ORDER:

The Board of Directors meeting was called to order at 6:45 PM, a quorum has been established.

HOMEOWNER FORUM

Jody Strogoff provided a document and discussed the issues involved with her account being in arrears.

Concerns were aired over group of young men loitering outside the entrances of the Norseman

Concerns were aired over the Lawn and Maintenance Co care of the Norseman's grounds

Concerns were aired that the non-smoking signs at the entrances were being disregarded

APPROVAL OF PREVIOUS MEETING MINUTES:

Tiffany motioned to approve the previous meeting minutes (May 2015), James seconded the motion and the motion was carried in favor (5-0).

REVIEW CURRENT FINANCIALS:

Tiffany motioned to approve the current financials, Keri seconded the motion and the motion was carried in favor (5-0).

NEW BUSINESS:

Preliminary reviews of the Rules and Regulations was begun. Changes were discussed. Due to the constraints of time, it was decided that all opinions and suggestions of changes for the documents would be turned into Ricardo by the 29th of June.

Reviewing the draft of the policies was also begun, and due to time constraints, will be included on the next board meeting agenda.

The Draft of the Audit was reviewed. The Audit needed at least one change before it could be approved.

The proposal of an annual fee for a unit in the building wanting to be leased was discussed.

UNFINISHED BUSINESS:

The entry system proposals are on hold as the 2 additional proposals have not been received yet. Discussion regarding the sealing and reapplication asphalt was discussed. An Inspection is to be completed next week.

It was confirmed that Ricardo with WestStar does have the authority to make unilateral decisions when needed, both of a non-financial nature and of a financial nature up to \$1000.00.

Ricardo is going to contact the City of Denver again about the asphalt issue at the load zone at the front of the building.

EXECUTIVE SESSION:

The Board entered Executive Session at 8:07 PM.

The Board exited Executive Session at 8:26 PM.

ADJOURNMENT:

With there being no further business, the meeting was adjourned at 8:27 PM.