

MINUTES

MEETING: NSHOA Board of Directors

DATE: October 5, 2005

LOCATION: Johnson Residence, 3313 Sentinel

ATTENDANCE & REVIEW OF MINUTES: Attendees: Thor Berg, Barb Ditmars, Cindy Johnson, Rich Lathrop, Steve Muller, Steve Odendahl, Veronica Precella, Paul Throckmorton. There were no amendments to the minutes for the previous meeting.

FINANCIAL REPORT: Only 3 homes remained behind on their homeowner's association fees. The water bill for the last several months will be verified.

HOT TUB: There was no report from the Hot Tub Committee.

ARCHITECTURAL CONTROL COMMITTEE: 6 houses have been in non-compliance for 90 days and were notified. The Board approved retaining, not to exceed \$160/month, Orten & Hindman for general consultation and for letters to non-complying homeowners.

ANNUAL MEETING OF ALL HOMEOWNERS: Scheduled for Nov. 13 from 1-3 PM, at the Hot Tub area if the weather permits, otherwise at the San Lazaro Clubhouse. The Board approved a cash deposit to reserve the Clubhouse.

LANDSCAPING: There was no report from the Landscaping Committee, which is in need of a new chairperson. Both lights on the sign are out, as are two at the kiosk.

COVENANTS: The Board reviewed and answered the requested clarifications and suggestions from Orten & Hindman regarding **required changes** to the NSHOA by-laws and covenants. Orten & Hindman will produce a final version for **approval at the Annual Meeting** of all homeowners.

ADJOURNMENT: The next meeting of the NSHOA Board of Directors will be on the **first Wednesday of next month, November 2, 2005** at the Johnson residence - 3313 Sentinel.