

NORTHDALÉ CIVIC ASSOCIATION  
MINUTES  
September 20, 2007

Called to order at 7:01 PM by President Bill Castens, followed by the pledge to the flag.

Present were Directors Frank Giordano, Nancy Wix, Ann Frisbie, John Stickles, Nancy Stearns, Donna Tafuro, Claude Siler-Nixon and Joe Bourdeau. Absent were Cullen Logan and Ann Teigen. Guests Raymond Powell and Marty Katz.

During Public Comment Silverhill resident Raymond Powell thanked the Board for their fine work.

The minutes were corrected to change Fran to Frank in the last paragraph and on a motion by Donna Tafuro and a second by Claude Siler-Nixon they were approved unanimously.

Due to the resignation of the Treasurer the end of September, 2007, the Financial Report will be placed on hold until computer transitions are completed. On a motion by Ann Frisbie and a second by Donna Tafuro the Board unanimously agreed to delegate Nancy Stearns as a co-signer on NCA checks until such time as a Treasurer is elected.

Bill Castens indicated he is in the process of hiring a bookkeeper for not only the OWLS but for NCA as well. The OWLS will purchase a lap top computer as the greater portion of the bookkeeper's work will be on behalf of the OWLS at approximately 10 hours per week. Bill has approached Sylvia Katz for this position.

Nancy Stearns reported that the Sept/Oct issue of the newsletter was delivered a bit late this month because of technical difficulties. Nancy will have a test issue printed using a lighter weight paper in the interior with the front and back cover retained at the usual 60 pound weight. A newsletter committee meeting will be held at Nancy's home on Monday, September 24, 2007 at 2PM. In the future all articles submitted by a resident will be approved by the committee.

Nancy Wix reported that due to some computer difficulties she has not received the list of home sales covering the balance of July, August and up to September 9t, 2007. If problems are not resolved by the weekend she will have Joe Lewkowicz mail them to her.

Frank Giordano reported that the Deed Restriction Committee will host a community-wide meeting at Northdale Park on Monday, September 24, 2007, with our lawyer Anne Hathorn of Becker & Poliakoff on hand to explain to residents NCA's legal effort to renew the current deed restrictions for Bay/Levitt Units 2 & 3. She will also discuss questions raised by a coalition wanting to do away with deed restrictions and disallow NCA enforcement. Frank suggests residents assign rights to Units 2 & 3 just as was done for Gables I, all units. An additional meeting will be held for the Bay/Levitt residents of Units 2 & 3 in October to obtain the required 51% signatures assigning NCA the right to represent the homeowners in this effort.

Nancy Stearns reported that the Community-wide Garage Sale scheduled for Saturday, September 29, 2007 from 8AM to 1PM will be advertised in all local newspapers along with the Flyer the preceding week and on the Northdale.org web page. Nancy & Cullen will mount signs the prior evening at key points throughout the community. A Treasure Map is posted on the web page along with a list of residents who paid \$5.00 to place their addresses in the Treasure Map list which is available as an attachment to the actual map.

Bill Castens reviewed the volunteer list for the November 3<sup>rd</sup> Pumpkin Run and will pass the list on to Chairman Marty Katz. Claude and John will hang the banner the afternoon of Saturday, September 29<sup>th</sup>.

Membership stats will be available when the computer program used by the Treasurer has been transferred but a rough count indicates NCA is about 40 memberships behind last year and that may change when the deed restriction issues are presented to the residents. All new and renewed membership slips are in the hands of the various neighborhood representatives for gift distribution. Nancy will handle Bay/Levitt deliveries for Ann Teigen.

Holiday Lighting Contest banner will be delivered by Bill Castens to Nancy Stearns who will in turn take to SignsNow for needed changes and will be hung after the Pumpkin Run banner comes down in early November. Bill

and Anne Castens will host the post hayride party at their home on December 15<sup>th</sup>. Nancy Wix and Nancy Stearns will schedule the wagon for that evening with all Board members and their families meeting at the Park at 6PM.

Old Business.....Bill Castens passed out shirts and badges to all new Board members. All current Board members have binders. New women's shirts will be proved to the ladies of the Board.

New Business....a Treasurer will be selected at the October 18, 2007 Board meeting and will either be elected or appointed.

Public Comment...Mary Katz indicated he has made contact with all residents who have expressed interested in serving as an advisor to the Board without success. He will call one more time. Raymond Powell indicated he was present to learn more about the Board and what we do. He also indicated the newsletter was very helpful to the community.

On a motion by Nancy Stearns and a second by Donna Tafuro the meeting was adjourned at 8:30 PM.