

South Barrington Lakes Association

Meeting Minutes

10-01-14

Board Members Present

Dave Valentino
Paula McCombie
Dave Gerali
John Holmes
John Elias
Mike McCombie
Joe Helsing
George Broustis

Call to Order

President Dave Valentino called the meeting to order at 7:42.

Minutes

The minutes from the September 17th meeting were approved. Dave Gerali made the motion and Joe Helsing seconded. All were in favor

Stump/Tree Removal at Mundhank and Revere

Paula McCombie has been working with the county to have them remove the tree at the corner of Mundhank and Revere since it's on county property. Dave Valentino expressed his opinion that he had little confidence the county would do the job and the tree is an eyesore that should be removed immediately. Dave Valentino proposed that the Board remove the tree and stump. The Board discussed the options and the quotes Dave had received for the work. Dave proposed the Board accept the cheapest quote of \$300.

John Elias made a motion to approve the motion and Joe Helsing seconded. All were in favor except Paula McCombie who expressed her opinion to continue working with the county. The motion was passed by majority.

34 Brandywine

Dave Valentino discussed the situation with the condition of this property that is currently in foreclosure. Art Peters, a neighbor of the property appeared before the Board to discuss his concerns about the property, including the fact that the fallen trees and brush are attracting coyotes, and a dead tree is at risk of falling on his house. It was discussed and decided that this is an issue that should first go through the maintenance committee at the village. Dave Valentino will write a request to the village to have them consider looking at the property. At the same time the Board will get a few quotes to get an idea of the cost of doing the work.

Cameras

Dave Valentino reviewed some of the quotes he had received for installing security cameras for the entrances to the subdivision. This is a topic that has been thoroughly discussed at previous meetings. The cost would be \$1850 to have one camera installed as a test. The Board would like to determine if there is a relatively cheap solution that could capture the license plates of cars entering and leaving the subdivision for security purposes.

Mike McCombie made a motion to approve the purchase of 1 camera for \$1850. George Broustis seconded and all were in favor.

String Light Gazebo

Dave Valentino and Dave Gerali discussed the current condition of the lights at the Gazebo and the desire to upgrade them given the increased use of the gazebo for social nights. A few options were discussed for improving the lighting. It was decided that the Board would wait on this improvement and reconsider options in the spring.

Utility Boxes/Swing Set 56 Revere

Dave Valentino discussed the work Joe Helsing has done to have the broken utility boxes repaired. Dave worked with Comcast to have some of their boxes repaired. Joe will follow up with ComEd to get them to work on their boxes.

Dave discussed the swing set that is on the side of the yard at 56 Revere. There have been many complaints about the location of the swing set. It was discussed and decided that the Board will try to work with the new owner to have the swing set moved or removed.

Elections

Mike McCombie, Paula McCombie and Dave Gerali's terms on the Board are all expiring this year. They all indicated they are planning to run for reelection. This election will be held at the November meeting.

The Board discussed the procedures for elections. Dave will draft a letter to residents detailing the procedures and timelines for nominating new members to the Board.

A three person nominating committee consisting of Dave Valentino, John Holmes and John Elias was formed, as per the covenants, to nominate new Board members.

George Broustis made a motion to confirm the new committee and John Elias seconded. All were in favor.

2015 Budget

The Board discussed the budget for 2015. The budget is very consistent to last years balancing \$56,385 in income and expenses. The Board will save \$4,300 by switching to social nights at the gazebo instead of the annual picnic. Some of these savings will be

used to provide a small fund that may be needed for cleaning up vacant properties. There will be a \$4259 surplus that will be set aside for an improvement fund.

Paula McCombie made a motion to approve the budget and George Broustis seconded. All were in favor.

2015 Rules and Regs

Dave Valentino discussed proposed rule changes. The board discussed the rules pertaining to mailboxes, the height of grass, garage sales, garbage collection, and placement of swing sets. It was decided that the current rule requiring a \$200 deposit with an application for a garage sale is unnecessary and should be eliminated. Dave Valentino will propose a rule that will attempt to limit the placement of swing set to back yards. These proposals will be brought up again at the November meeting.

24 Liberty

Dave Valentino talked about the condition of this bank owned property. He has written the bank to try to accelerate the cleanup. It was decided that no action would be taken at this time by the Board.

27 Revere

Dave Valentino talked about the condition of this bank owned property. While it's not looking great the bank is having the grass cut. It was decided that no action would be taken by the Board at this time.

ACC-Vote

It was discussed that John Elias would be added as the third member of the ACC committee. Mike McCombie made a motion to add John Elias to the committee and Joe Helsing seconded.

Adjournment

Joe Helsing made a motion to adjourn the meeting at 10:33 and John Elias seconded.