

SBL Board Meeting  
3-19-25 Minutes

Meeting Commenced: pm (motion approved and second)  
Attendance:

**Board Members Present**

John Elias	No
Eric Fernandez	No
Joe Helsing	Yes
Stephanie Johns	Yes
David Gerali	Yes
Paul Segar	No
Igor Staron	No
Vicki Chriske-Hines	Yes
Kristin Soukup	Yes

Minutes approved from previous meeting,  
Motion- Kristen  
Second- Joe  
Approved

**Treasury report: Eric was not present**

Balance sheet of total assets, \$298,379.65

Total liabilities and equity \$298,379.65

Operating Expenses:  
Bank Charges: \$6.00

Maintenance: \$3,989.90

Electric: \$248.79

Property Tax: \$23.56

Fund Balance: \$214,533.79

Excess of revenue over expenses: \$83,845.86

Association dues: \$88.110.00

Total Revenues: \$86,741.62

Total Expenses: \$4,268.25

Excess of revenue over expenses: \$18,881.80

Cash and Equivalents at the end of period: 274,395.91

There are 35 property owners that have not paid their dues this year. \$ 23,983.74 in outstanding dues.

Lot 21, Making payments- **DID ERIC SEND NOTICE WITH ATTORNEY?**

Lot 29 Home is in possible foreclosure, should put a lien on this.

Lot 147 owner is in hardship. Will be turned over to collection

Lot 82 -**DID ERIC SEND NOTICE WITH ATTORNEY?**

Lot 131 home in foreclosure

Lot 120 turn over to collections

Lot 114 no payment from 1/21 to collections-**FOLLOW UP?**

Motion to approve the financial report.

Motion: Vlcki

Second: Joe

Approved

**Architectural review:**

**John was not here, no business to report.**

**GLC**

We received the quote from GLC. The amount is the same as last year,  
9,600.

GLC Contract motion for approval

Motion- Kristen

Second- Joe

Approved

**Plant entrances:**

Dave and John reached out to companies that drill wells.

Dave has reached out to Snelton and Sons. He stated they don't drill wells anymore. Snelton recommended a company in Lake Zurich. They have not given the quote as of yet.

Stephanie will find out who the Arboretum uses for flowers.

We will revisit it at the next meeting when John is present.

**New Business:**

**Resident concern:**

A resident brought up the vacant lot on Yorktown needing some attention. This is at 1 Yorktown.

The area gets mowed maybe 4 times a season.

The trees are down and the area is overgrown.

Resident provided pictures of the area.

The board will contact the owner and send him a letter. We will also contact the village to investigate it. The village will then send the owner a letter. If the owner does not comply, the village will sanction a company to come and clear it up and send him a bill.

The dead trees are a South Barrington infraction.

Board member inquired about signs at entrances and the beach.

Dave said he had no problem with the political signs but the signs offering work, ie, window washing etc. should not be there. Board member asked if it was ok to remove the signs. Dave satiated he had no problem with that.

Motion to adjourn: Joe

Second: Stephanie

Adjourned: 8:35 p.m.