



## **Board of Directors Meeting Minutes** May 8, 2008

### **In attendance:**

Matt Johnson  
Jerry Harlow  
Jayne Scroger  
Jan Girolamo  
Theresa Marbach  
Roger Westman  
Ken Brennan

The meeting was called to order at 7:02 P.M. A quorum was present.

The minutes of the April Board meeting were reviewed and corrections were noted. The minutes will be corrected and republished. The content of the minutes was approved pending the changes identified.

The next meeting date will be Thursday, June 12th, 2008 at 7:00 P.M.

### **Elections**

The slate of officers was identified as follows:

President – Matt Johnson  
Vice President – Roger Westman  
Treasurer – Jerry Harlow  
Secretary – Jan Girolamo

A vote was taken and all were in favor. Matt expressed congratulations to all.

The slate of committee chairpersons was identified as follows:

Landscape Committee Chairperson – Jayne Scroger  
Social Committee Chairperson – Theresa Marbach  
Lake Committee Chairperson – Ken Brennan  
Technical Committee Chairperson – Matt Johnson  
Communications Committee Chairperson – Jerry Harlow

A vote was taken and all were in favor. Congratulations were expressed.

### **Members Forum**

No general members were present

### **Treasurer's Report**

Jerry Harlow reported that the Homeowner's Association has \$129,000 on deposit. \$60,000 of the funds on deposit are reserved for inflation and \$60,000 is reserved for planned large scale projects. Jerry also



4 E. Ogden Avenue, #313  
Westmont, Illinois 60559

reported on the status of the budget. The Homeowners Association is currently operation under budget. Projected expenditures for the remainder of the fiscal year were \$11,500. Expected expenditures are \$10,000. Overall for the year, the insurance costs were over projections and the Lake and Landscape committees were under budget.

Jerry has prepared the invoices for the 2008/2009 dues and they are ready to be mailed.

## President's Report

No visitors were present. The date of the next Board Meeting was discussed and approved. The next Board Meeting is scheduled for Thursday, June 12th, 2008.

## Vice President's Report

At the Annual Meeting, the Trustees indicated that the village would entertain recommendations from the Oakwood Homeowners regarding landscaping for the easement property next to Ogden Avenue. They indicated the village would do a one time planting and that maintenance of that landscape would be up to the Homeowners Association. Roger Westman clarified the agreements made with the Village when the fence was replaced. The homeowners whose property backed onto Ogden Avenue signed an agreement to give the easement property to the Village in order for the Village to replace the fence. As part of that project, the Village agreed to be responsible for maintaining the area between the fence and Ogden Avenue. The homeowners are responsible for maintaining their section of the fence. Roger followed up with both Trustees to make them aware of the agreement.

Roger also reported that the Garage Sale will be held June 13<sup>th</sup> through 15<sup>th</sup>. Frank and Robin Rogers have agreed to be Chairpersons for the event. Homeowners participating will need to pay a \$5.00 deposit for the flags to indicate they are participating in the sale. The deposit will be returned when the flags are returned. Signing up in advance will ensure the homeowners address is included in the newspaper advertisement and web page.

## Committee Reports

### Landscape Committee

Jayne Scroger reported that the Clean Up Day was held on Saturday, April 26<sup>th</sup>. Five bags of trash were collected from the basin on the east side of the North entrance. The cul-de-sac on Revere Ct. was also clean up. Top soil, grass seed and mulch were added. A new member of the committee, Susan Ossman aided in the clean up.

The Second Annual Plant Exchange will be held May 17<sup>th</sup> from 9 A.M. to Noon at Westman Beach. The event will be advertised through the signs at the entrance and via email the week before the event.

Jayne has received the contract for the irrigation system maintenance. The contractor was not the first choice but did submit the lowest estimate. The contract will be given to Matt Johnson for his signature. There are four irrigation zones. The one that is watering The Citidel will be turned off.

The landscape contractor has planted four shrubs at the North entrance. He will also be planting a shrub at the south entrance, resetting boulders at the South Entrance, mulching trees at Westman Beach and mulching the circle at Champlaine Ct. for flowers.



Jayne has requested that the Village add sidewalk ramps at the Northwest corner of Champlaine Court and Champlaine Ave. and the Northwest corner of Champlaine Ave. and Baltimore Ave. She has also requested a ramp and sidewalk crossing from Champlaine Ave. across Baltimore Ave. for access to Westman Beach.

Jayne also reported that she sent a letter to the Village regarding the car dealerships taking patrons for test drives through Oakwood. She received a response and the Village will address the issue. Jayne also thanked the police for picking up signs that are posted illegally.

Jayne will be forwarding a bill from Meade electric for the repair of the flood lights. The flood lights are not on so Meade will be called again. The OHA will be billed for the service.

The next Landscape Committee meeting will be held on Saturday, June 28<sup>th</sup> at 638 Champlaine Ct.

## **Communication**

Jerry Harlow reported that all Oak Leaf articles have been received. Jayne indicated that she had another article to include regarding the Plant Exchange.

The forms for permission to include names in the directory will be included with the invoices. The mailing will include the invoice, the directory form and a stamped envelope.

## **Technical**

Matt Johnson had no information to report.

## **Social Committee**

Theresa Marbach reported that she had found some charges for 2006 that were not submitted for payment. Because the books for 2006 have already been closed, payment needed to be approved by the Board. A vote was taken and the payment was approved.

Theresa indicated that she had signs to give Jayne for the Plant Exchange and for Ken to post at the end of the Eastern Shoreline path.

Theresa indicated that there was nothing new to report until the Fishing Derby. Theresa asked Jayne if it would be possible for the beach to be cleaned up right before the Fishing Derby. Jayne will check. Theresa has not contracted an entertainer for the Barbeque yet. The Woodfield Mall entertainers list will be used as a source.

## **Lake Management**

Ken Brennan began his report by recognizing Theresa's husband, Paul, for cutting down a tree at the end of the path. Ken also complimented Jerry on his responses to some of the questions related to lake maintenance that were raised at the Annual Meeting. Ken commented that dredging becomes necessary when dirt washes into the sewer drains leading to the lake. The water then becomes weedy and the only way to deal with the weeds is to raise the water level. Properly maintaining the lake keeps the water cleaner and free of odor.



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Ken reported that Darlene Garay checked the outlet. There was minimal blockage so Darlene took care of cleaning it out.

The committee will be turning the path at the end of the shoreline. There will be a clean up effort to eliminate trash. There will be a planting day in June.

## Old Business

Matt Johnson reported that he had spoken to Kathleen Nutter related to permissive use of the land along Westman Beach. The signed permissive use document should be delivered to Matt by the weekend of May 10<sup>th</sup>.

The repairs to the storm tile were discussed. The village committed to repairing the tile in May.

Theresa Marbach indicated that the 3<sup>rd</sup> event sign has not yet been ordered but will be ordered soon.

## New Business

Homeowners participating in the Garage Sale will be encouraged to let the Village know so that they can take advantage of free advertising.

One of the topics that came up related to OHA involvement in the community was the visibility of police in the area. It appears that police patrols have been stepped up.

The criteria that will be used to determine whether or not the OHA should get involved in community issues are the number of people affected, threats to health or safety and impacts to property. The Board will work on developing a policy statement to be used as a guideline.

It was reiterated that the Oakwood Homeowners Association will not be addressing the landscaping along Ogden Avenue.

It was noted that people in the community do not recycle

The meeting was adjourned at 8:25 P.M.