

# Minutes

## Board of Directors Meeting

Date: March 23, 1995

Present: Mark Moore, Brian Lynch, Tom Sinnott, Joe Lanute, Becky Christiansen

Absent: Paul Koenig, Chuck Hulse

Guests: John Christiansen

Mark called the meeting to order at 7:35 PM.

Treasurer's Report: Joe reported that the fiscal year end total is \$10,539.09, plus past due amounts from several homeowners who need to pay the last quarter's dues. He has already sent out dues statements for the first quarter of the new fiscal year. He encourages anyone who can to prepay their dues, as this helps a great deal. The ROIA account books are being kept using the Association's own copy of the new version of Quicken. The last Davey bill, an incorrect charge for December work, was withdrawn by Davey.

Motion: Tom made a motion to accept the Treasurer's Report. Becky seconded the motion. The motion passed.

Newsletter: No newsletter has been published since the Annual Meeting. The next one should come out soon.

Entertainment: No report.

City Liaison: Chuck provided a written report on his contacts with the City. Chuck will be joining the City of Warrenville Planning Commission and needed to attend a City meeting tonight. He has been in contact with the City, which would like a spring walk-through of the subdivision to examine the restoration work, the restrictor and the storm sewer behind Lot 44. The City will also be monitoring the Common Area drainage situation before and after rains.

Landscaping: Mark reported that there have been no responses as yet to the mowing bid requests. He reported on the work done at the river bank by Tom, John Christiansen, and himself two weeks ago. They were able to clear the area of many of the dead trees and bushes, as well as other unwanted flora. This is potentially a very nice area that should be considered for development by the Association. John presented a plan for such development, which would utilize the old telephone poles that will be removed in the spring. This plan suggests that the steps currently used for Common Area access between Lots 8 and 9 be removed and replaced with ones of a more suitable

design for the retaining wall area. The current steps could be refurbished and used as steps down the bank to this river area. The bank would continue to be terraced, with a pathway along a lower terrace located above the flood level. Unused treated timber would be solicited from homeowners here, some of whom have already volunteered pieces that they currently have, and a deck area could be added to one end of the path. Mark has volunteered to build a small bridge over the drainage pipe to link the path on both sides of the pipe. The cost of this project would primarily involve the cost of the replacement stairs for the retaining wall. Since these stairs need to be replaced anyway, the Board agreed that this would be a good project to pursue.

Old Business:

Annual Meeting: The Board discussed the customary donation to the City for use of the City Council chambers for the Annual Meeting.

Motion: Tom made a motion to send a \$30.00 donation to the City of Warrenville for use of the City facilities. Becky seconded the motion. The motion passed.

New Business:

Election of Officers: The Board agreed on the following selection of officers and committee chairpersons for the next year:

Tom Sinnott - President, Landscaping  
Mark Moore - Vice-President, Newsletter  
Joe Lanute - Treasurer  
Becky Christiansen - Secretary  
Brian Lynch, Paul Koenig - Entertainment  
Chuck Hulse - City Liaison

Monthly Board meetings will be held on the fourth Thursday of each month, at locations to be announced in the Newsletter.

Motion: Mark made a motion to adjourn the meeting. Tom seconded the motion. The meeting adjourned at 8:55 PM.

*Respectfully submitted, Becky Christiansen,  
Secretary*

The next Board meeting is scheduled for 7:30 P.M. on Thursday, April 27, 1995 at the Hulses', 29W 610 Ridge Dr.