

Arbor Creek Homeowners' Association

P.O. Box 471

Wasco, IL 60193-0471

Board of Directors Monthly Meeting

Monday, February 1, 2021

Attendance: Kim Stephens, Robbie Infantino, Anthony Gattuso, Matt Trask, Tim Hieber, Lisa Perrault, Mark McSweeney, Brandon Cunningham, and Chris Sloncen

Absent: None.

Visitors: Henry Ross, Stacy and Bob Yelaska, Robyn Nall, Kim Cicinelli, Terry Titus, Paul Rapier, Dana McDonald, Guy Hoffrage

Meeting Opened:

- **Kim Stephens opened the meeting at 7:03p.m.**

Visitor Questions/Comments:

- **Stacy Yelaska inquired about the trees planted on the front berm regarding placement on common areas and homeowner lots. Kim confirmed they are on both along the berm.**
- **Stacy Yelaska inquired if dues are the same for all lots. Kim confirmed that dues are the same across all lots.**
- **Stacy Yelaska inquired about when homeowners will be notified of committee assignment. Mark confirmed that they will be setup after February when all information sheets are returned**

Secretary Report: Chris Sloncen

- Election results for new board are Kim, Anthony, Brandon, Lisa, Robbie, Tim, Matt, Chris, and Mark. Two homeowners that did not get elected will be notified.
- Mark motioned to approve January meeting minutes and Anthony seconded the motion. Motion passed with 7 approvals and two abstains (Brandon and Robbie).
- Anthony motioned to approve Annual meeting minutes from January 17th and Tim seconded the motion. Motion passed with 7 approvals and two abstains (Brandon and Robbie).
- Chris to contact Barbara at Campton to setup resuming in-person meetings in the future.

Treasurer Report: Mark McSweeney

- Mark sent out the updated financial report to the ACHA Board.
- The ACHA total current assets are \$99,917.

Landscape update: Antony Gattuso

- One open landscape project.

Vice President Report: Anthony Gattuso

- West side entrance lights are shorted out and keep tripping the breaker. Will require an electrician to diagnose and repair.
- Potential front entrance upgrade project.
 - Need to review drawings for spacing and easements.
 - Need to develop a concept for board to review.

Communication Report: Matt Trask

- There was a request for a food truck to visit neighborhood 1/31.

New Business/Old Business: Kim Stephens

- **Annual meeting had very few visitors.**
- **Received complaints of snowmobiles riding on bike path and common areas. Will need to send a letter.**
- **Received complaints of people skating on pond. Confirmed it is posted not skating.**
- **Next board meeting will be on 3/1/21 at 7:00pm.**

New Board Officer Elections: All

- **Treasurer: (Mark) -Mark was nominated by Anthony and seconded by Lisa. Eight yeas and one nay.**
- **Secretary: (Chris) -Chris was nominated by Mark and seconded by Anthony. Unanimous approval.**
- **Vice President: (Anthony) -Anthony was nominated by Matt and seconded by Mark. Unanimous approval.**
- **President: (Matt) -Matt was nominated by Anthony and seconded by Mark. Unanimous approval.**

Meeting Adjournment: Matt Trask

- **Meeting adjourned at 7:45p.m. Mark made a motion to adjourn the meeting and Anthony seconded the motion. The motion to adjourn the meeting passed unanimously.**

Respectfully submitted by Chris Sloncen on February 1, 2021.