

Arbor Creek Homeowners' Association

P.O. Box 471

Wasco, IL 60193-0471

Board of Directors Monthly Meeting

Monday, June 7, 2021

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

Absent: Matt Trask

Visitors: John Marsiglio, Andrew Orals, Robyn Nall, Stacy Yelaska

Meeting Opened:

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

Visitor Questions/Comments:

- **John Marsiglioi**
 - **Foreign plant species coming from back of pond including Buckthorn. Also, weeds are overgrown. Quote requested from Sebert.**
- **Robyn Nall**
 - **Fourth of July parade scheduled for 10:00am. Flags will be put out along route. Moving starting location south on Arbor Creek closer to Pond to help with traffic. Volunteers for helping with traffic are needed. Matt to send out email reminder.**
 - **The Social Committee has created a survey to help determine the type of events that homeowners are interested in.**
- **Stacy Yelaska**

- Need access to the landscape documents. Matt to contact Stacy to help with access.
- Large branch down by main pond, broken branch hanging from split tree by North pond, several dead trees along West berm on Rt 64. Anthony to contact Endeavor to review.

Secretary Report: Chris Sloncen

- Mark motioned to approve May meeting minutes and Brandon seconded the motion. Motion passed with approval from Robbie, Anthony, Lisa, Tim, Mark, Brandon, and Chris. Kim abstained.

Treasurer Report: Mark McSweeney

- Mark sent out the updated financial report to the ACHA Board.
- The ACHA total current assets are \$136,525.
- Comed payment was doubled this month due to last months payment not being received.
- There is 1 open assessment for 2021, certified letter sent..

Vice President Report: Anthony Gattuso

- Potential front entrance upgrade project.
 - Sent out to bid to three contractors. Two have sent quotes. Seasonal Concepts quote is lowest. Board reviewed proposals. Mark motioned to move forward with the Seasonal Concepts proposal. Kim seconded the motion. Motion passed unanimously.

Landscape update: Anthony Gattuso

- No pending requests.
- Main pond water level is very low due to the lack of rain. Does not appear to be any erosion.

Communication Report: Anthony for Matt Trask

- **Neighborhood garage sale was a success. Thank you to Trena for setup.**
- **Food truck on May 28th was again well received.**
- **Someone is placing no parking letters on cars by the pond claiming to be from the board. Owners have complained after receiving letters and having police called. Need to review appropriate process for making sure pond is used by homeowners only. Will be added to agenda for July.**
- **There is a complaint on commercial vehicles parked in neighborhood. Covenants do not allow commercial vehicles but do not define what is considered a commercial vehicle. Mark contacted attorney to clarify definition.**

New Business/Old Business: Anthony

- **Weed and feed for common area approved.**
- **Proposal received for grub control.**
 - **\$760 to cover common areas.**
 - **Mark motioned to approve. Robbie seconded. Motion passed unanimously.**
- **Next board meeting will be on 7/5/21 at 7:00pm.**

Meeting Adjournment: Anthony

- **Brandon made a motion to adjourn the meeting and Tim seconded the motion. The motion to adjourn the meeting passed unanimously.**
- **Meeting adjourned at 8:02p.m.**

Respectfully submitted by Chris Sloncen on June 7, 2021.