

2024-08-12 Board Minutes for Maryknoll Townhomes Owners Ass'n

- Meeting Location: Zoom
 - Directors Present - Paula O., Bob F., Bob O., John F., Gary K., Emery A., Joe S.,
 - Directors Absent - none
 - REIS - Charles Freitag
 - Homeowners present -
1. **Call to Order** - 6:33 pm
 - a. Quorum declared
 2. **Open Forum** (Two minutes each.)
 - a. None
 3. **Review of the Agenda**
 - a. Agenda approved
 4. **Secretary's Report**
 - a. Approval of Previous Meeting Minutes - APPROVED
 - b. Website update - July minutes to be posted, need last newsletter for posting, new pictures from last Friday to be posted
 5. **Treasurer's Report**

Balances as of 7/31/24			
Checking	9,835.53		
CD #1-3165	35,244.17		
CD #2-3999	35,000.00		
Total Operating Cash		80,079.70	
Reserve	8,723.54		
CD #1-3224	25,174.40		
CD #2-4000	25,000.00		
Total Reserve Cash		58,897.94	
Total Cash			138,977.64

- a. Monthly reserve transfers up to date
- b. Discussion of landscaping and tree budget - decision to wait until the end of the year to see how much, if any, needs to be moved out of the Reserve Cash
 - a. Trimming is \$7,200 -

- b. Tree removal is \$3,500 - 7 Ash trees
- c. We approved an additional \$3,500 for treatment of four Ash trees and removal of five additional trees (pine on original list, tree behind Bests on path, 3 crabtrees in courtyard)

6. Community Association Manager Report

- a. 2024 Meeting Dates
 - a. 9/9 Regular Board meeting - 6:00 pm
 - a. (Budget Preparation Meeting)
 - b. 10/7 Brief board meeting - 6:30 pm
 - c. 11/11 Annual Meeting (6:30 PM / In Person -Health Track booked.
 - d. December meeting?
- b. ARC Requests
 - a. none
 - a. Charles - we want to update the AVF form to require submission of a color swatch, take a photo of the swatch on the garage trim and submit the photo. Charles to do and send to Bob O. for posting on website
 - c. Emergency Contact List - 2 HOs still need to supply information
 - d. Insurance Certificates from Unit Owners - 4 HOs still need to supply
 - e. One HO complained about sealcoating scratches; deemed normal wear and tear
 - f. Another HO pointed out that grass won't grow in the back of the unit; Charles consulting with Emery for a solution; 5 Hastas can be put in for \$120 - APPROVED

7. Committee Reports

- a. Landscaping
 - a. Bill for \$268 for the pots in the garden - sent to Charles for payment
 - b. Illinois Tree Trimming & Removals - removals will happen in the fall, HO-planted flowers around trees to be removed should be removed by HOs if they wish to save the flowers
- b. Streets & Driveways
 - a. Discussion of paths and driveways - no actions taken
- c. Building - discussion of wood repairs, decks, etc. - no actions taken

8. Old Business

- a. None

9. New Business

- a. Lower Lake Goose Control Service / Dog Program - increase by \$10/mo - APPROVED

10. Executive Session

- a. None needed

11. Adjournment - adjourned at 7:42 pm