

**LIBERTY PARK HOMEOWNERS ASSOCIATION
REGULAR MEETING
December 7, 2017**

The regular meeting of the Liberty Park Homeowners Association was called to order by President, Chris Hohe, on Thursday, December 7, 2017 at 7:28 p.m.

Present were Board members Chris Hohe, Nancy Tannahill, Dottie Lipe, Tom White, Jeff Kwasny and Joe Bristow. A quorum was present. Janice Collins was not present.

Sergeant at Arms: Gordon Molitor absent.

Employees: Steve South and Ed Collins were present.

There were no corrections to the November minutes.

The minutes of the Board meeting were accepted on motion of Nancy Tannahill, seconded by Joe Bristow.

TREASURERS REPORT

Nancy Tannahill reported that checks written for the month of November included the Bulletin, Print and Postage of \$167.24; Maintenance of Property of \$125.00; Maintenance of System Labs & Chemicals of \$36.00; Maintenance – Other of \$20,289.80; Memorial of \$75.00; Payroll of \$2,187.81; Payroll Expenses of \$192.51; Reimbursement of Officers and Directors of \$162.13; Reimbursement of Officers and Directors Phone of \$11.80; Equipment Supplies of \$61.39; Supplies for Meeting of \$25.86; Insurance of \$648.00; AT&T of \$255.35; Com Ed of \$570.44 and \$370.18; Groot of \$28.75 and Nicor of \$24.730.

The beginning balance is \$12,546.40 – ending balance is \$4,849.41. Check numbers 2852 to 2882 were written and approved by Jeff Kwasny, seconded by Joe Bristow.

Nancy received a phone call from a resident on Park Street stating that the dumpster behind Williams Liquors was moved and there is trash all over. Chris will speak with the owner of the liquor store.

Nancy has received a lot of complaints from residents not receiving the postcards and receiving late fees. This is the most complaints ever and one resident received their neighbors postcard and sent in their assessment in error. Discussion that it may well be the Westmont Post Office so the next time Nancy may just drive up to the Lisle Post Office and have the postcards sent from there.

Quick Books is up for renewal on December 29th with a price of \$87.99 plus tax. This is needed for our Association. A vote around the room was as follows: Dottie, yes; Tom, yes; Jeff, yes; Joe, yes; Chris, yes and Nancy, yes to renew Quick Books.

VICE PRESIDENT'S REPORT

Dottie Lipe reported that for the month of November the Community Building was used for a homeowner's meeting, two birthday parties, an Anniversary party and a Bunco party. Dottie did Community Building, Pumhouse check and monitored the subdivision. Dottie sent out one welcome letter to 3809 N. Williams. Dottie scheduled Hoekstra to come out and had the furnace cleaned and checked.

SECRETARY'S REPORT

Dottie Lipe reported in Janice Collins' absence that she monitoring the subdivision, pumphouse checks and Community Bldg. checks. Janice was available to help put up the Christmas tree and decorate it at the Community Bldg. Also assisted Ed Collins with decorating the fence and interior area of the pumphouse with holiday decorations.

ASSISTANT WATER SUPERINTENDENT'S REPORT

Steve South reported that for the month of November Well #2 was in service with a pumpage of 2,125,000 gallons and a run time of 165.3 hours. Pumpage for November in 2016 was 1,874,000 gallons.

Total pumpage for 2017 is 25,279,000 gallons compared to 24,259,000 gallons in 2016.

Monthly Bac-T, Ecoli and fluoride in-field samples were in on time and back satisfactory. Steve did pumphouse checks and readings, weekly monitoring and did 11 J.U.L.I.E. locates.

On November 3rd, there was a main break at 3804 N. Park – circumference crack. Then on November 8th we had a main break at 3806 N. Washington which was a crack underneath their driveway.

SECOND ASSISTANT WATER SUPERINTENDENT'S REPORT

Ed Collins reported doing neighborhood monitoring, pumphouse checks and readings and Community building checks. Ed was also present at the water main breaks.

DIRECTORS REPORTS

Joe Bristow reported pumphouse checks, weekly monitoring and b-box checks.

Jeff Kwasny reported pumphouse checks and weekly monitoring. Also dug up the b-box.

Tom White reported weekly monitoring and pumphouse checks.

Gordon Molitor reported doing pumphouse checks, monitoring the neighborhood and moved the large fallen tree branch at 39th and Liberty.

PRESIDENTS REPORT

President Chris Hohe reported being available at all of the recent water main breaks. Chris received two bids from Suez and the other from Prairie State. These were left at the PH for all to review. Both are comparably priced and within \$100.00 of one another. We are running on one well and the broken check valve needs to be replaced at well #3. Prairie State is local in Elburn, Suez is out of Maple Park. After detailed discussion, the vote was to have Prairie State do the work and the vote was: Nancy, yes; Dottie, yes; Tom, yes; Jeff, yes; Joe, yes and Chris yes. Chris will find out when we can be put on the schedule which would probably be in January of 2018.

PRESIDENTS REPORT (Cont'd.)

The house at 3819 Washington is empty and in foreclosure. Chris had Nancy re-type the Inspection Notice and added the additional fee.

The Sanitary District is going to be digging up the pumping station at 41st and Adams starting the end of December and will go through April 20th. They will be replacing everything. There will be some increased in activity around that particular corner.

Chris reported weekly monitoring around the subdivision, pumphouse and community bldg. checks. Also helped put the tree up at the CB, decorate the tree as well as decorate the inside of the bldg.

OTHER BUSINESS

There have been calls from residents as well as facebook inquiries about leaf pick up. Groot's last pick up for leaves was the end of November. It's unfortunate that the leaves on our trees didn't fall until December but Groot will not pick up leaf bags.

Steve and Chris started up the generator. The fan belt is cracked. Buttery will do the maintenance on the generator.

Bunco is monthly and has to be signed off by a member of the subdivision. Chris asked if the HOA can sponsor or host this event so that would alleviate having to sign to use the building. Dottie stated that bunco is a form of gambling, others disagreed. After further discussion and since a decision was not made, this would be tabled for the next meeting.

The meeting was adjourned at 8:20 p.m. on motion by Nancy Tannahill seconded by Tom White.

Respectfully Submitted,



Janice M. Collins, Secretary
LIBERTY PARK HOMEOWNERS ASSOCIATION