

**LIBERTY PARK HOMEOWNERS ASSOCIATION  
REGULAR MEETING  
March 4, 2021**

The regular meeting of the Liberty Park Homeowners Association was called to order by President, Chris Hohe, on Thursday, March 4, at 7:14 p.m.

Present were Board members Chris Hohe, Tara Lindstrom, Norman Martinez, Tom White, Jeff Kwasny, Joe Bristow and Janice Collins. A quorum was present.

Sergeant at Arms: Bob Rosset was absent.

Employees: Ed Collins was present. Steve South was absent.

There were also 5 Owners present in the ZOOM meeting.

The minutes from the February meeting were accepted as written by Tom White, seconded by Norma Martinez.

#### **TREASURERS REPORT**

Norma Martinez reported that checks written for the month of February included Computer & Internet of \$42.49; Maint. of Property of \$335.00; Maintenance of System Labs & Chemicals of \$495.50; Maint. of System – Other of \$11,441.00; Memorial of \$25.00; Payroll of \$2,026.28; Payroll Expenses of \$179.86; Reimbursement of Officers and Directors of \$41.78; Com Ed of \$440.58 and \$374.63; Groot of \$43.58; Nicor of \$128.65 and \$156.78.

#### **VICE PRESIDENT'S REPORT**

Janice Collins reported in Tara Lindstrom's absent doing Community Bldg checks, pumphouse checks, monitored the subdivision and showed the CB to a homeowner for a possible birthday party.

#### **SECRETARY'S REPORT**

Janice Collins reported doing Community Bldg checks, pumphouse check and monitored the subdivision. Also sent two information letters.

#### **FIRST ASSISTANT WATER SUPERINTENDENT'S REPORT**

Ed Collins reported Well #2 was in service for the month of February with a pumpage of 2,286,000 gallons and a run time of 179.7 hours. Pumpage for February of 2020 was 1,973,000 gallons.

### **FIRST ASSISTANT WATER SUPERINTENDENT'S REPORT (Cont'd.)**

Total pumpage for 2021 through February is 4,588,000 gallons as compared to 3,866,000 gallons for the same period in 2020.

Bac-T and Fluoride in-field samples were in on time and back satisfactory.

Ed also did pumphouse checks, pumphouse readings and took the monthly water sample. He also monitored the subdivision.

### **SECOND ASSISTANT WATER SUPERINTENDENT'S REPORT**

Not available – Steve South out of town.

### **TRUSTEE'S REPORTS**

Joe Bristow reported pumphouse checks and weekly monitoring.

Tom White reported monitoring the neighborhood and pumphouse checks.

Jeff Kwasny reported pumphouse checks and weekly monitoring.

### **PRESIDENT'S REPORT**

Chris Hohe reported it was an uneventful month. Chris did a few B-box locates with Nick's help. Monitored the neighborhood, pumphouse and community bldg. checks.

Regarding account #185, this house is empty. The resident next door called Chris about an awful smell emanating from inside.

J&E Landscaping needs to be contacted to repair the lawn areas where main breaks occurred.

### **OTHER BUSINESS**

Stephanie Johnson, H/O on the 3800 block of Liberty wanted to know if the Board had given any thought to an increase in the quarterly assessment. It appears that there are a lot of work needing to be done and the fees are not lining up properly. It was suggested that a gradual increase of our assmt fees should be considered since we have a lot of projects and the assessments being collected are not covering the work.

**OTHER BUSINESS (Cont'd.)**

The fees are way too low for the level of projects that are needed to be done. It's a concern given the fact that there are so many delinquent accounts causing our funds to be low. As a suggestion, the delinquent owners can possibly be placed on a payment plan. This homeowner is also willing to help to reach out to accounts that are behind in their assessment.

Since there was no other business to discuss, the meeting was adjourned at 8:02 p.m. on motion made by Norma Martinez seconded by Jeff Kwasny.

Respectfully Submitted,



Janice M. Collins, Secretary  
LBERTY PARK HOMEOWNERS ASSOCIATION