

Summerfield Homeowners' Association
Board of Directors' Meeting Minutes

Meeting Date: September 12th, 2024 at 11:08am at Scates' house
Present: Tim Scates, Mike Stock, Melissa Scates, Kelly Riojas
Absent: None

- I. Minutes from 7/10/24 BOD meeting were approved unanimously
- II. Financial Report: Board reviewed current year to date cash flow. The HOA is on schedule to stay within budget for the year.
- III. Collections Updates: Board reviewed 2 homes that are not current with 2024 dues and collection letters sent earlier this year. Suit to be filed next year if homeowners continue to be delinquent after 2025 due date. 1 home in foreclosure and currently listed for sale. 1 home currently filing suit against and next court status is scheduled for Oct 4th.
- IV. Ongoing Project Updates: Tim discussed setting up a meeting with McCloud aquatics to discuss oil changes for fountains, cost of light kit for 2nd fountain in North pond, cable situation. Water report just sent today and oxygen level improved in North pond and was treated today with copper sulfate for the current algae problem. Tim also discussed setting up a meeting with GC Designs to talk about trimming the new bushes less. Kelly would also like suggestions from them on ideas for more beautification of the North area of the North pond where trees and grass have died and currently just dirt there. Mike discussed that there have been 5 homeowners who have used and been approved with the Application Review Form, averaging about 1 a quarter.
- V. For Discussion: Mike brought information on City of Joliet's requirements for garbage and recycling bins along with picture examples of residents not following these guidelines. This included cans too close together on garbage day, cans too full and lids then open so that garbage spills out and cans placed in the street and not the driveway apron or easement. The board agreed to include a section in the annual homeowners letter about these issues and what the City of Joliet's current rules are. Melissa discussed 1 new homeowner this quarter. Letter and housewarming gift was given.
- VI. Adjourn: Meeting concluded at 11:40am. Next meeting scheduled for December 5th, 2024 at Scates' house at 11am