

# Steeple Run Community Board Minutes

August 9, 2018

Present		Board Member	Officer	Expiring
X	BK	Bill Klein		2018
X	BC	Brian Cleary		2020
X	BH	Brian Haberstick		2018
	EL	Eric Lukacsik		2019
X	JL	Jeffrey LaHaye		2019
		Open		2020

Present		Board Member	Officer	Expiring
X	MS	Marty Savino	President	2018
X	MK	Michael Klecka	Secretary	2019
X	ML	Michael Ladas		2020
X	PY	Perry Youngs	Treasurer	2020
X	TZ	Tom Zakosek	Vice President	2018

Present		Official	Position
X	KA	Kenneth Amdall	Attorney
X	BD	Beth Dunlop	Clubhouse Manager
X	VT	Vicki Thiele	Clubhouse Manager
X	AN	Adam Nyland	Pool Manager
X	EL2	Elizabeth Ladas	Asst. Pool Manager

**Call to Order:** 7:30 PM by President, Marty Savino

**Resident Comments:**

Janice Wallace – 6s135 Country Drive: Clubhouse rental – AC not functioning: President offered full refund of rental

**Minutes:**

**Motion:** Approve amended July 12 Board Meeting minutes. MK, PY 2<sup>nd</sup> **APPROVED**

**Executive Session (1):**

None

**Clubhouse Report:**

As Presented

Research replacement of outdoor placards

**Pool:**

Pool – Passes Health Department Exam

Research replacement for pool vac

Presentation/update from Pool Focus Group

**Treasurer Reports:**

As Presented

2018 Assessments paid or in payment plan. No collection agency needed

**Motion:** Transfer \$45,000 from Capital One Reserve Savings 7622 to Business Checking 9701 to cover lower level renovations. PY, BC 2<sup>nd</sup> **Approved**

**Motion:** Transfer \$8,000 from Capital One Reserve Savings 7622 to Business Checking 9701 to cover HVAC purchase. PY, TZ 2<sup>nd</sup> **Approved**

**Legal Updates:**

As Presented

KA will no longer attend Board Meetings – available or on call

**Building:**

As Presented

**Motion:** Approve bid from Dutchman for replacing Clubhouse rooftop HVAC system in the amount of \$7,741. MK, BC 2<sup>nd</sup> **Fails**

**Motion:** Approve bid from Four Suns Heating & Cooling, Inc for replacing Clubhouse rooftop HVAC system in the amount of \$7600. PY, TZ 2<sup>nd</sup> **Approved**

**Communications:**

As Presented

**Grounds:**

Morton Arboretum presentation regarding association tree analysis, population and recommendations

**Unfinished Business:**

Covenants & By-Law presentation – tabled

**New Business:**

Michael Klecka appointed Secretary for remaining executive term

**Motion:** to provide beer and Root beer at the SRCC Oktoberfest. MK, TZ 2<sup>nd</sup> **Approved**

**ACTION: ALL** Review bylaw updates and provide feedback at September meeting

**Executive Session (2):**

Motion to Enter Executive Session @ 9:50 PM, BH, JL 2<sup>nd</sup>

Motion to Exit Executive Session @ 9:55 PM, JL, TZ 2<sup>nd</sup>

**Post Actions: Motion:** purchase \$300 VISA gift card (or equivalent) as thank you for Ken Amdal. BH, TZ 2<sup>nd</sup> **Approved**

**Motion:** increase hourly rate by \$1 for Head Guards, Jack B. and Michael G, until end of Pool Season. BH, TZ 2<sup>nd</sup> **Approved**

**Adjourned:** Adjourned 9:58 PM (PY, BH 2<sup>nd</sup>) - Next Meeting: September 13<sup>th</sup>, 2018 @ 7:30pm

# Steeple Run Community Board Minutes

## Reference Information

<b>Committee Summary</b>	
<b>Committee</b>	<b>Members</b>
Bylaws	B. Dunlop M. Klecka P. Youngs
Building	M. Ladas J. LaHaye M. Lukacsik
Grounds	B. Cleary B. Klein J. LaHaye M. Lukacsik T. Zakosek
Finance/Planning	K. Amdall P. Youngs T. Zakosek
Pool	B. Cleary B. Haberstich M. Ladas
Communication	M. Klecka

<b>Bank</b>	<b>Acct</b>	<b>Description</b>
Capital One 360	7622	Pool Reserve Account
Chase	9701	Business Checking
	9220	Web Checking
	1297	Emergency Reserve
PNC	5132	General Reserve Savings

<b>Vendor</b>	<b>Contact</b>	<b>Telephone</b>	<b>Expiration</b>
Al Duncan Services	Al Duncan	(630) 882-8140 (630) 494-1570	Annual
Green Horizons			1 Year 3 yr option
PVN Pool Service Inc.		(630) 393-7665	Annual
Miriani & Associates, LTD	C. Andrew Miriani	(630) 416-6900	Annual

# **Steeple Run Community Board Minutes**

## Summary

### **Actions taken by the SRCC Board**

- Approved new rooftop HVAC system for Clubhouse
- Approved movement of funds to cover expenditures
- Approved adjustment in Head Guard hourly rate through end of pool season
- Accepted resignation of Board Member