

Steeple Run Community Board Minutes

November 10, 2022

Summary

Present		Board Member	Officer	Expiring
X	BC	Brian Cleary	President	2023
X	BH	Brian Haberstick		2024
	EL	Eric Lukacsik		2022
X	LG	Lynn Gutoski	Treasurer	2024
X	SK	Bill Klein		2023
X	TM	Troy Michalek		2023

Present		Board Member	Officer	Expiring
X	JJ	Jakob Breving-Johnson		2023
X		Sue Janecek		2023
X	MK	Michael Klecka	President	2022
	ML	Michael Ladas		2023
X	TL	Tim Loatman	Secretary	2023

Present		Official	Position
On call	KB	James Bernicky	Attorney
	BD	Robin McCracken	Clubhouse Manager

Call to Order: 7:32 by Mike Klecka

Review of Agenda

Minutes:

Move to approve October Minutes, SJ, 2nd LG

Move to approve special session minutes JB, BK 2nd

Treasure's Report – As Presented

Clubhouse Report: - As reported

Treasurer Report – As presented

Building Report - Furnace Proposals Reviewed

BK moves to Accept HMI maintenance proposal - \$4725 plus \$300 for sump pump (must include warranties) LG 2nd

Grounds – No updates

Strategic Planning –

- *Tennis Courts discussion – Risk aversion task may have been needed to execute. Discussion of whether or not we should have an attorney evaluate retroactively.*

Pool – As presented

Legal Updates: NA

Event Committee: Meet and Greet with Santa 12/9/2022 6:30PM

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Adjourned:

Called – Motion to adjourn 9:32 LG. SJ 2nd

Executive Session:

LG move to enter Executive Session at 8:45. BK 2nd

LG move to exit Executive Session at 9:00 BK 2nd

Post Executive Actions

LG move to grant Robin \$1 raise to \$24 starting Jan 2023. TL 2nd

BK move to grant Christmas gifts to office staff in the amount of \$250 (RM), \$200 (KK), \$150 (BD) – TL 2nd

Committee Summary		Internal Procedures
Committee	Members	
Administrative	M. Klecka	<ul style="list-style-type: none"> • Will work on one proposal at a time. • Committees are responsible for the proposal details. • Committees will make recommendations to full Board. This is to avoid the Board from doing the review of the various details. • Committees are asked to provide minutes that minimally contain attendance, time and date of the meeting along with possible recommendations.
	S. Janesek	
Bylaws	R. McCracken	
	M. Klecka	
Building	E. Lukacsik	
	T. Loatman	
	B. Cleary	
Grounds	B. Klein	
	S. Janesek	
	B. Cleary	
	J. LaHaye *	
Finance/Planning	L. Gutoski	
	J. Breving-Johnson	
	M. Klecka	
Pool	B. Haberstich	
	T. Michelek	
	M. Ladas	
Communication	M. Klecka	
	B. Haberstich	
Social		
	R. McCracken	

Bank	Acct	Description
Chase	1297	Emergency Reserve
	9220	Web Checking (PayLease)
	9701	Business Checking
PNC	5132	General Reserves
Wintrust	1884	Pool Reserve Account

Vendor	Contact	Telephone	Expiration
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Al Duncan Services (Snow Removal)	Al Duncan	(630) 882-8140 (630) 494-1570	Annual
Bernicky Law Firm	James I. Bernicky	(630) 909-9902	Annual
Connor & Gallagher OneSource	Jose L. Rodriguez	(630) 687-6418	Annual
Hoske Maintenance (HMI)	Tom Hoske	(630) 205-6528	
Lauterbach & Amen, LLP	C. Andrew Miriani	(630) 393-1483 (630) 416-6900	Annual
PVN Pool Service Inc.	"Chui"	(630) 393-7665	Annual
The Landscape Specialists		(847) 660-9325	11/2022