

Meeting Minutes  
The Wheatlands Home Owners Association

President: Danielle Paul  
Treasurer: Joshua Tipner  
Secretary: Natalie Linman  
Director: Judy Taerum  
Director: Cindy Tank-Murphy  
Director: Kimberley Michaels

Directors Work Session called to order on August 17, 2010 at 7:17pm

In Attendance: Danielle Paul, Natalie Linman, Kimberley Michaels and Judy Taerum via conference call.

**General:**

- Violation notice report will be reviewed by Kimberley Michaels; once the report is completed (Baum surveys the Wheatlands once a week).
- Reviewing the Financials; \$51,000 is the HOA current uncollected balance with \$14,000 outstanding from past due assessments. \$8,000 will need to be adjusted for foreclosure in the Wheatlands.
- The HOA will be sending 20-25 homes to court for past due assessments. The attorney mailed homeowners a notice and was given 30 days to reply.
- 2331 Twilight Townhouse update: a stove was purchased for \$517.00 (cost includes delivery, removal and installation).
- Right of Way Agreement will be presented at the September HOA meeting.
- The PIN's for the Townhomes in the Wheatlands have been updated, so going forward with the sale of the townhome the new owners will be notified there are two HOA affiliated with the townhomes.
- Phil Spiwak resigned from the HOA Board effective August 10<sup>th</sup>. No responds was given as to the reason for the resignation.
- The November HOA meeting will need to vote on the Wheatlands HOA finalize 2011 budget.

**Architect/Grounds:**

- A tree needs to be replaced on the corner of Barrington and Bloom. We contacted Bur Oak for a replace cost and were quoted \$395.00. This would include removal and installation.

**Community:**

- No new information regarding the Wheatlands newsletter at this time.
- The lighting project at Ellington and Barrington is still under construction. ComEd has been contact, they will send out a contractor to survey the project and help with assisting with the meter needed for completing the project.
- Due to the recent weather, the pond completion has been delayed until mid September.
- Update on the Garage Sale event; many people participated. Some feedback received was there was no direction to guide the people. The HOA should contact a charity to pick up after the garage sale. The HOA will look into a mailing along with the signage for the sale. Once the newsletter is established, an advertisement will be placed.

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**Community Cont'd**

- Update on the Movie under the Stars event; There were less people than last year, but the event was earlier in the month than before and many families left due to the weather and insects. The event was under budget by \$340.00.
- 2345 Halsted Lane has been sent a letter from the Park District acknowledging the water system at this resident.
- The HOA has requested the Attorney contact CVS and 7/11 regarding outstanding payment due to the HOA.

Adjourned at: 8:10 pm  
Next open meeting: September 15th, 2010  
Next location: The Wheatlands Elementary

Minutes submitted for approval by: Secretary, Natalie Linman on August 27, 2010