

**September 28, 2016  
Fall Open Meeting  
The Wheatland's Home Owners Association**

President: Danielle Kain-Paul  
Vice President: Glenn Rickard  
Treasurer: Theresa Robinson  
Secretary: Bruce Darata  
Director: Joshua Tipner  
Director: Steve Bernicky  
Director: Brent Lightfoot

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**In Attendance:**

1. Board Members: Danielle Paul, Brent Lightfoot, Joshua Tipner (by phone), Bruce Darata, Mike Saville

**Call to order 7:06pm**

**Location:** Wheatlands Elementary School

**Call Meeting to Order**

**Introduction of Board and Guests** – The board welcomes Alderman Bugg and a representative of the Aurora Police Department.

**Financials**

**Treasury Report** – The reserve fund is at \$162,891 and the operating fund is at \$91,371.

**2017 Rebate/Credit** – Due to improved collections and cost control measures, the board has decided to grant a 10% rebate to all Wheatlands Homeowner Association members. The rebate will be credited to every member's account in the 2017 bill.

**Committee Reports**

**Monthly Property Inspections**– The property management company performs monthly inspections to ensure compliance with our bylaws. However, homeowners are encouraged to report to the board any potential violations between inspections (ie, deferred maintenance items, safety hazards, etc).

**Communications Committee Update**

**Online Registration**– Please make sure to register at [www.wheatlandshoa.org](http://www.wheatlandshoa.org) in order to pay association dues and get on the email list for announcements.

**Updates from Alderman Bugg** – The proposed McDonald's to be located on Hafenrichter just east of Eola is slated to begin construction in Spring, 2017. It was delayed due to the Eola widening project.

Alderman Bugg urges Ward 9 residents to sign up for his updates. Send an email requesting to be added to [AldermanBugg@gmail.com](mailto:AldermanBugg@gmail.com)

Eola widening is ahead of schedule. The goal is to have the project 80% complete this season, with the remaining 20% to be completed by May, 2017.

Due to traffic safety concerns, Heggs road will be closed off between Wolf's Crossing and Route 30. It will then be reconfigured, which includes taking the section of Heggs directly south of Bednarcik Junior High School and veering it off to the right until it intersects with Route 30, where the new lighted intersection would be about 1,500 feet south of the Wolf Crossing intersection. Timing of the project to be determined.

Due to health concerns, Mayor Weisner will be stepping down in November, 2016, prior to the end of his term. Alderman at large Bob O'Connor has been nominated as interim mayor to serve out the remainder of the term.

## **Grounds Committee Update**

Monument insets are old and worn and need replacement. The board is reviewing designs for new sign inserts for the monuments.

The tree removal and replacement project is almost complete.

**Note: - Please make sure your household is registered at [www.wheatlandshoa.org](http://www.wheatlandshoa.org) to get important information about the HOA.**

*Meeting Adjourned at 8:22 pm*

*Minutes submitted for approval by: Bruce Darata  
October 4, 2016*