

Minutes of 7/25/2013 ROIA Board Meeting

Board Members Present: Ruth Brackmann, Rick Deist, Dean Myers, Kristin Norberg, Linda Saxton, Frank Vainisi, Becky Christiansen.

The meeting was called to order at 7:40 p.m., at the home of Ruth Brackmann.

Secretary's Report

It was decided that all mention of dues payments relating to specific homeowners would be removed from the general minutes and put into closed session minutes. With that specification, three sets of meeting minutes were approved.

- Linda moved to accept the Annual Meeting minutes from 3/12/2013. Frank seconded, all approved.
- Rick moved to accept the minutes of the 4/11/2013 Board meeting. Dean seconded, all approved.
- Becky moved to accept the minutes of the 6/13/2013 Board meeting. Rick seconded, all approved.

Treasurer's Report

The number of lots that owe 2 quarters of assessments for the previous fiscal year 2012-13 is 1. The number of lots that owe 1 quarter assessment for FY 2012-13 is 1. The number of lots that have not paid anything for the current FY 2013-2014 is 7. The number of lots that have paid ahead through all of FY 2013-14 is 25. The number of lots that are current but not prepaid is 32.

ROIA has written a check for \$25,000 to P. Carino Landscaping for retaining wall materials and for \$744 to the City of Warrenville for permitting.

Dean moved to accept the Treasurer's report. Becky seconded, all approved.

Landscaping

Damage was done to the entrance island by a commercial truck. B&B, the landscapers doing Common Area maintenance, will be asked to fix the damaged area, possibly using colored rock for fill.

Linda reported that she and Anna Vainisi painted the lettering on the entrance sign. Repainting seems to be needed every 2 or 3 years.

New Business

Retaining Wall:

Permits were obtained for the retaining wall reconstruction. The cost of the permitting for the entire wall is \$744, which includes a refundable \$300 depending on successful completion and final City inspection. The permit is visible in the window of the Deists' house. Ruth will follow-up with Ron Menser regarding a possible reduction of these fees due to the governmental requirements for maintaining this wall to preserve the required storm water detention volume.

Motion: Kristin moved that ROIA cover the entire permitting fee. Frank seconded. All approved.

The Board has paid \$25,000 to P. Carino Landscaping to cover the initial cost of materials. The total cost of the wall reconstruction, \$68,000, will be divided between the ROIA (51%), Lot 9 (38%), and Lot 8 (11%). Work is expected to begin on the wall on or near August 5th.

A special meeting for all homeowners will be held at 4 PM on Sunday, August 4th next to the retaining wall, to discuss this project

Rick moved to adjourn the meeting. Frank seconded, all approved. Meeting adjourned at 8:36 p.m.

The next meeting will be held at 7:30 p.m., Wednesday, August 28, 2013, at Rick's house.

Respectfully submitted
Becky Christiansen, Secretary