

## **Minutes of ROIA Board Meeting January 20, 2015**

### **Board Members:**

**Present:** Ruth Brackmann, Kristin Norberg, Rick Deist, Becky Christiansen, Linda Saxton,

**Absent:** Dean Myers, Sandi Gorski

**Guest:** Jim Berg

The meeting was called to order at 7:38 pm, at the home of Rick Deist.

**Secretary's Report:** Minutes were approved.

### **Treasurer's Report:**

As of 1/20/2015, the current assets of ROIA are \$ 21,896.45

Current dues records show 57 lots are current. One lot owes from Q2 – Q4 of FY 2014/15, 3 lots owe for Q3 – Q4, and 5 lots for Q4. Letters will be sent to those houses that are behind on their dues with firm reminders.

In response to letters sent after the last Board meeting, four homeowners who were previously in arrears for multiple quarters are now paid for the year if the Board were to waive some of the late fees that were imposed on them. A motion was made to waive the current late fees on these four lots who paid all of their outstanding debt. The motion passed.

A note will be added to the Annual Meeting mailing to request that all dues for the current Fiscal Year that ends in February be paid by February 16 so that the current year's books can be reconciled. All homeowners who vote at the Annual Meeting must be up-to-date in their dues payments.

Kristin reported that she has contacted an accountant who will be doing the annual financial reports from the previous three fiscal years, at a total cost of \$750. She will be sent the current fiscal year's records, once the fiscal year closes, for the next financial accounting, which she will do for \$250.

There was a bill paid to Commonwealth Edison for \$2.05 to cover the electric service to the lights on the entryway sign.

The Herbo Tree Service bill for \$8670 was paid. This was for the removal and stump grinding of 14 trees in the Common Areas. The bill included the removal of one tree for \$400 that was on private property, and the homeowner will be reimbursing ROIA for that amount.

The treasurer's report was approved.

### **Landscaping Report:**

**Stump Holes** – The holes made by the grinding of the stumps from the tree removals in the Common Areas have been filled, but they will probably need to have some more work leveling the areas after the fill has settled.

### **Old Business:**

**Grass Seeding** – Grass seeding will be needed in the spring for the stump holes. The money for this will come out of the contingency fund.

**Retaining Wall** – The drain openings in the retaining wall are being capped to prevent wildlife like skunks from making nests in them.

**Common Area Tree Removal** – The stump from the dead pine removed from the lower cul-de-sac circle was not part of the work order performed by Herbo. The Board will check with Herbo to see if it can be ground, since it is in close proximity to a grate.

### **New Business**

**Annual Meeting** –The date of the Annual Meeting is Tuesday, March 3<sup>rd</sup> and it will be held at Ruth's house at 7:30 PM. Mailings will go out to all homeowners within the next week, and will include the ballot for Board elections, as well as the proposed budget. There will be four vacancies on the Board. Four homeowners have agreed to run for those vacancies: Dean Myers (who is a current Board member whose term will be up at the end of February), James Berg, Jennifer Shinofield, and Susan Price.

Next meeting is the Annual Meeting of the River Oaks homeowners at Ruth Brackmann's house, 2S540 River Oaks Dr, on Tuesday, March 3<sup>rd</sup> at 7:30 PM.

Meeting adjourned at 8:31 pm.

Respectfully submitted  
Becky Christiansen, Secretary