

River Oaks Newsletter

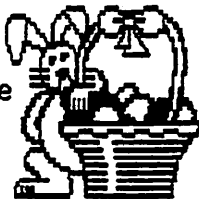
Volume 3, Number 1

February / March 1991

RIVER OAKS ANNUAL EASTER EGG HUNT

Saturday, March 23rd, at 11 A.M.
In the backyards of Lots 19, 22, 23

We are asking all homeowners to donate small wrapped candies (items that will fit inside a plastic egg). Donations need to be received by March 20th and can be dropped off at:



The Murphys', 29 W 650 Ridge
The Salyers', 2 S 552 River Oaks
The Saxtons', 2 S 539 River Oaks

ANDEN UPDATE

The City of Warrenville is proceeding with strong action against the Anden/ESR Corporation to assure that the River Oaks public improvements and landscaping promised by Anden and required by City ordinance are completed. The chronology of significant events since the last Newsletter update follows:

January 29 City Public Works Meeting. The City indicated that Anden had not responded to their letters, and that possible legal action against Anden would be discussed at the February 4 City Council meeting.


February 4 City Council Meeting. Alderman Brian Aschauer, reporting on Public Works deliberations regarding the River Oaks problems, stated "I think these people need our help ... this could drag on and on" (if the City didn't come to River Oaks' aid). Aschauer moved to instruct the City Attorney to direct legal action against Anden if a satisfactory response from Anden did not arrive by February 11. Alderman Dave Carroll stated his strong support of River Oaks, claiming that

Anden had been totally remiss in addressing the promised improvements. Alderman Glenn Ulery seconded Aschauer's motion, and the motion was carried by an 8-0 vote! City Attorney Barry Moss told Board member John Christiansen that the City intended to go after every item in the City Engineer's report, and every other River Oaks issue of a public nature, in the lawsuit. Moss advised us to have our attorney coordinate details of the suit with him.

February 21 Talk with River Oaks Attorney. Our attorney, Joe Ricely, reported that he had just talked to City Attorney Moss. Moss stated that he had begun drafting the complaint against Anden. City Administrator Jim Connors and City Engineer Ken Carmignani met on February 19 to determine how much public improvement work had actually been done satisfactorily by Anden. Moss estimated that suit would be filed within about two weeks. The suit will include all previously identified public improvements and all landscaping provisions of City Ordinance 828. Regarding strategy for the lawsuit, Moss preferred that River Oaks not appear as co-plaintiffs when the City suit is filed. However, Moss had no objection to River Oaks asking the judge to be co-plaintiffs after the suit is filed. Ricely's advice is for River Oaks to get a copy of the City suit when it is filed, and take separate legal action only if we feel that the City has left out some really critical issues.

February 26 City Public Works Meeting. The City reported on a meeting it had had earlier in the week with Anden representatives. Alderman Aschauer indicated that Anden had contributed nothing of substance at the meeting, and that the City had not changed its mind at all about the lawsuit. City Administrator Connors stated that Anden had asked for a reprieve, but that they were not going to get one. After the Anden meeting, the City Engineer examined the remedial work Anden has done in River Oaks, and concluded that much less had been done than Anden had claimed.

Detectives Needed!

The River Oaks Board of Directors is trying to find  some photographs of the area that is now River Oaks, taken before the subdivision was built. In Ordinance 828, the city wrote that Anden "shall compensate for landscaping removed" from the Common Area "by providing new landscaping similar to existing conditions." We hope that the lawsuit against Anden will result in enforcement of this ordinance, and hence we are trying to get photos of what the "existing conditions" were before Anden stripped the area bare of trees. If you are long-time residents of this area, or if you know someone who might have such a photo, please let any of the Board members know as soon as possible!

LETTERS

To The Editor:

I would like to express my sincere thanks to the registered voters in our sub-division who signed my petition to run for Alderman. Some offered helpful opinions and nearly all of you were encouraging. A point was made to knock on every door and, although not everyone was at home, it was nice to meet several of you for the first time.

An alderman's primary responsibility is to ensure the city government is fiscally responsible to its tax paying residents. That means it seems to me, spending money prudently when necessary as well as not spending for spending's sake.

There is one major issue I'm hearing in this campaign and it's no secret to River Oaks Homeowners. It's our property taxes. If elected, I will work hard to put the lid on property taxes and shift the burden to income taxes and user fees.

If any of you (voters or not) have concerns you would like addressed I most certainly welcome your input. In any case I would appreciate your support at the polls on April 2nd.

*Thank you,
Bill Murphy, Lot 1*

To The Board Members,


We would like to thank the board members for the terrific job they have done. We know how much time and effort goes into their job and we are very lucky to have such devoted and nice people who have gotten so much accomplished in the 3 years we have been here.

Our thanks also goes to the people who put all the time, effort and work into getting our property taxes lowered.

River Oaks is a great subdivision to live in and we wanted to express our appreciation for all the hard work you have done.

*Sincerely,
Stegfried and Elli Kleine, Lot 30*

CITY AWARD WINNER

The City of Warrenville has recognized Ana Vainisi, Lot 2, for her outstanding work as a city employee with the awarding of the 1991 Lucy Bernard Pacesetter Award. The award, named in honor of the former City Clerk Lucy Bernard, was established to recognize City employees for their accomplishments, dedication and hard work. 

Ana has been instrumental in reorganizing and computerizing the administrative offices of the City over the past year. Ana's responsibilities include handling all information which passes through the City Clerk's office. This ranges from correspondence and the recording of ordinances and resolutions from the City Council meetings, to distribution of election information and voter registration. As Deputy Clerk, Ana is also responsible for official clerical functions when the City Clerk is not available.

Ana is currently enrolled in the Certified Municipal Clerk program through the International Institute of Municipal Clerks and hopes to become certified within the next two years. Ana is also taking computer courses at the College of DuPage.

Congratulations, Anal

by Lois Hitchcock, Newsletter Committee

RIVER TALK

Dear River Oaks Homeowners,

I wanted to thank you for giving me a few minutes of your time to discuss the West Branch Project with you at the February 7th Homeowners meeting. The river can be something we can all be proud of; your interest is appreciated!

For those of you who were unable to attend the homeowners meeting, I spoke representing the West Branch Project, which is a group of volunteers dedicated to preservation of the DuPage River. I asked those in attendance for their help both directly with our group and also for participation in the West Branch Sweep, a clean-up project slated for June 22 & 23. Anyone interested and/or of need of more information are encouraged to call me.

Thanks again for your support,

Jim Kleinwachter
393-1882 (work)
393-7714 (home)

West Branch Sweep meetings: March 12,
April 9. Call for details.

Fellow Oakers:

One of the best assets a city or community can have is the vigor of the residents. I'm sure many of us were pleasantly surprised to discover at our annual meeting that our local Mr. Hardware, Jim Kleinwachter of Mount Hardware, is actively involved with the West Bank Project.

The condition of the West Branch of the DuPage River is a situation on which we can have an immediate and dramatic impact. Besides the larger benefit of a better environment, a cleaner river will be a more hospitable place for our children to play and, while surfing for our summer luau is not realistic, there are fish in the river we could encourage to move to our riverfront.

I strongly encourage all of us to circle June 22 & 23 on our calendars, grab a pair of old sneakers, a trash bag and pitch in. If enough of us participate, the cleanup could be a fun

neighborhood outing.

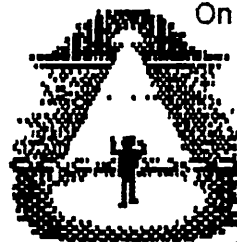
Besides, you'll never have a better excuse for not mowing the yard!

*Tom Sinnott, President,
River Oaks Board of Directors*

Congratulations

to John Christiansen, Lot 19. At the March 4 City Council Meeting, Mayor Lund appointed John to a position on the Warrenville Natural Areas Commission. The five-member commission is charged with providing for the encouragement and regulation of planting, maintenance, and removal of trees and other plants within the city, and to promote the planting, restoration, and survival of desirable trees and other plants, and the appropriate use of open space within the community.

TALENT SHOW FOR THE FOURTH !



On March 23rd at 3:30 pm and 7:00 PM there will be a fundraiser for the 4th of July Committee. It will be held at the Warrenville Community Center. River Oaks has 10 talented girls who will be participating. Under the expert choreography of Jan West our own "New Girls on the Block" will dance to "Under the Sea". The dancers are: Stephanie and Jessica Carlson, Angela and Sara Vainisi, Michelle and Tiffany Durso, Jacqui Salyer, Hillary Saxton, Heather Moore and Julie Berland. Also performing will be "Indigo Ice", a National Sweet Adelines quartet, featuring our own Jan Berland, Lot 57, as lead singer.

... submitted by Linda Saxton, Newsletter Committee



**ANSWERS,
PLEASE?**



QUESTION: Where do extra smart hot dogs end up?

Directions: Unscramble these words, then match the numbered letters to the numbers in the answer below.

HERSIL

1 2 3 4 5 6

NOONI

7 8 9 10 11

CLIEPK

12 13 14 15 16 17

DRUMSTA

18 19 20 21 22 23 24

TOGHOD

25 26 27 28 29 30

ANSWER:

7 11 6 29 8 26 1

23 10 16 3 20

from Leona Rae Jones-Gervase,
Newsletter Committee

HILLARY SAXTON STINGS SPELLING BEE !

Congratulations to Hillary Saxton (Lot 32) for winning the Johnson Elementary School Spelling Bee! Hillary, who is in fourth grade, won the school-wide contest, and represented Johnson School in the Wheaton-Warrenville Community Unit School District 200 Spelling Bee, on March 7th. There were two representatives from each of the 13 elementary schools and three middle schools in the district at this contest. Way to go, Hillary!



HAPPY BIRTHDAY, RIVER OAKS KIDS !



February Kids!

Michelle Durso
Scott Gervase
Jacqui Salyer
Jamie Salyer
Lauren Wierema
Hillary Saxton
Carrie Berland
Brian Maciejewski

And March Kids, too!

Matthew Nagode
Matt Gervase
Justin Wierema
Sam West
Mark Nesbit
Tamara Stanley

NEW NEIGHBORS

Just moved in (at Lot 34): Phil and Ruth Brackman and their three children, Rine (7), Julie (3), and Rachel (1 month) - welcome to the neighborhood!



MINUTES OF RIVER OAKS FOURTH ANNUAL HOMEOWNERS MEETING

Johnson School - February 7, 1991

BOARD MEMBERS PRESENT: Karl Berland, Toni Oster, Gloria Langston, Linda Saxton, Amy Salyer, John Christiansen, Veronica Williams.

ABSENT: Bob Modene.

Meeting was called to order by Veronica Williams at 8:10 PM.

Veronica introduced Jim Kleinwachter who represents the West Branch Project of the Conservation Foundation of DuPage County. Their job is to restore and protect the river. This committee is restoring the water quality of the river and planting native grasses. They are very concerned with water quality so they have done 13 different tests on the water for various chemicals. At present the water quality is fair to good and does not pose a health hazard. Jim explained that his group has a program for schools to teach water conservation. They are also the watchdog of the river for dumping. He explained it is not a good idea to dump grass clippings in the river, as the chemicals are not good for the wildlife of the river. His group meets once a month and puts out a newsletter. Their next big project is the 33 miles of river cleanup on June 23 and 24. The whole month of June is River Month.

Veronica thanked Jim for his impressive presentation, and we will try to participate in the cleanup of the part of the river that flows along our subdivision.

Veronica introduced her husband Joe who talked on the property tax appeal. Joe stated that we will most likely see a reduction on our taxes as a result of the presentation he and Tom Sinnott gave to the tax review board. The final decision will not be known until April 15th. Also, most likely in the future we will be grouped with Fox Hollow instead of "old" Warrenville. If our taxes are not lowered we can go to the state and file an appeal, but we'd have to hire an attorney. We may be assessed each year, and we must be assessed every three years. Winfield Township uses the coun-

Mark Your Calendars!

The Annual River Oaks Subdivision Garage Sale will be on Friday, May 31 and Saturday, June 1, 1991.

We are also including a craft sale this year so get your spring cleaning started and finish up those crafts so they'll be ready in time!

Watch the Newsletter for more details to follow!

NOTICE

NEED A BABYSITTER?

I baby-sit all ages.

DEPENDABLE!
RESPONSIBLE!

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393-7645

ty multiplying factor. Joe thanked everyone who helped in gathering the information that he and Tom presented.

Gloria presented the financial report (see below). The Financial report was done by Brian Hampton of Naperville.

The Groundskeeping Committee report was given by Cheryl Mahowald (see below).

Toni gave the Entertainment Committee report. She stated that it costs only \$0.73 per house per month to support her committee, and noted all the great things this committee did last year: the Easter egg hunt, Luau, and Halloween party. Toni had a great display on the wall with pictures from each event.

Amy Salyer gave a report on City Liaison.

Karl Berland gave the Beautification Committee report. He went over the easement planting and bulb planting. Karl thanked his committee people who had worked with him through the year.

John Christiansen presented the Newsletter Committee report. He thanked the committee members for their hard work, and all the homeowners who have contributed articles or announcements to the Newsletter. John pointed out a Newsletter Committee display of the over 80 pages of news which had been distributed to all River Oaks residents by the committee in 1990.

John also gave a report on the overall chronology and latest developments on the Anden issue.

Veronica took the floor again and said a few words about her time served on the board and mentioned that we had pretty much done all that we had set out to do three years ago - i.e., the entry way sign, upgrading grass in the Common Area, beginning planting in the entryway, easement planting, etc.

Veronica then introduced the three homeowners who were running for the three open positions: Cheryl Soelke, Millie Murphy, and Tom Sinnott. As there were no nominations from the floor, the motion to accept these three homeowners to the Board was made by Lois Hitchcock, and seconded by Amy Salyer. Approval was unanimous.

The Fourth River Oaks Annual meeting was adjourned at 9:45 PM.

TREASURER'S REPORT, FEBRUARY, 1991

| | |
|----------------------------|--------------|
| Balance as of 2/4/91 | \$2583.41 |
| Deposit | 1266.00 |
| Interest, January | <u>11.67</u> |

Total 3861.08

Expenses

| | |
|--------------------------|--------------|
| Copies & Faxing | 70.60 |
| Annual Meeting | 18.20 |
| Return Check Charges.. | 10.00 |
| Return Check | 50.00 |
| Service Charge | 5.49 |
| Donation to School | <u>75.00</u> |

Total229.29

Net 3631.79

| | |
|----------------------------|--------------|
| Money Market Account | 4872.06 |
| Interest, January | <u>21.47</u> |

Total 4893.53

Total Cash \$8525.32

PROPOSED GROUNDSKEEPING BUDGET FOR 1991

| | |
|---------------------------------|---------------|
| Winter Recovery | \$800.00 |
| 24 Cuttings @ \$200. each | 4800.00 |
| 4 Weed and Feed Applications | |
| @\$275. each | 1100.00 |
| Miscellaneous | <u>300.00</u> |

Total Proposed Budget 7000.00

The Winter Recovery includes pruning of bushes, minor seeding, overall clean-up of winter debris, removal of any downed tree branches, etc. A Cutting includes watering the entrance island with an application of liquid fertilizer, turning the soil around all trees and bushes, and removal of debris. The first of the four Weed and Feed Applications includes a pre-emergence to prohibit the growth of crabgrass and a fertilizer high in potassium to promote the growth of the root system.



MINUTES OF RIVER OAKS BOARD OF DIRECTORS MEETING

February 21, 1991

PRESENT: Veronica Williams, Toni Oster, Tom Sinnott, Cheryl Soelke, John Christiansen, Amy Salyer, Linda Saxton, Gloria Langston, Millie Murphy.

ABSENT: Bob Modene, Karl Berland.

The meeting was called to order by Veronica at 7:45 PM.

The minutes from the Annual Meeting were read and approved.

Treasurer: Gloria gave report. We received the bill from our attorney - we have presently paid him \$1400 for his services within the past year. We need to update our lien amounts on 2 lots. It was noted that all realtors will be notified when a house goes up for sale. We will inform them that there is an association and what the quarterly dues are. Also we will let them know who to contact when a letter is needed for closing, and that the letter will not be released if dues are not paid up-to-date.

At this time there is one house for sale that is behind one quarter in dues, and the new secretary will notify the realtor.

Gloria needs one more set of labels, and John will get her a set.

The new treasurer's stamp was ordered and received. Each bill will be stamped "net due 10 days" so there will be no misunderstanding about when the dues are owed. We need to contact our accountant to file Federal Form 1120H, which needs to be filed each year. Also, the Secretary of State needs to be called about our incorporation certificate to see if that needs to be renewed each year. The amendment passed at last year's annual meeting needs to be attached to the last page of the Bylaws, especially the copies that go to the new homeowners. Gloria will order new carbonless deposit slips from Gary-Wheaton Bank.

Veronica then opened the floor for nominations for officers. For President, John nominated Tom, who accepted; approval was unanimous. Toni volunteered for Vice President, Cheryl Soelke for Secretary, and Gloria Langston for

Treasurer; all were unanimously approved.

Committee chairperson assignments were not completely set at the meeting due to an unfilled vacancy (Fred Gervase's position) on the Board. However, the following assignments were agreed to: City Liaison, Amy; Entertainment, Millie; Newsletter, John; Nominating, Toni.

At this point, Tom, as the new president, took over the meeting.

Linda has offered to serve temporarily as liaison between the Board, the City, and Anden. She will not have any voting power and will either send a written report via the secretary or report directly to Board. This was accepted gratefully by the Board.

River Oaks is on the agenda for the Community Development meeting Tuesday, Feb 26th; John and Linda will attend.

John reviewed the current status of the situation between Anden, the City and River Oaks (see "Anden Update"). Copies of his phone conversations and a letter to Barry Moss from Joe Ricely were passed to Board members.

The City Engineer's report covers more details than our report; however, it doesn't include the retaining wall. Linda will compare our original complaint against the engineer's report to see what is missing. Apparently neither Anden nor the bonding company has responded to the City. In discussion of City Ordinance 828, it was decided that perhaps it would be helpful to obtain pictures of this parcel of land before it was cleared for development. Gloria will check with a resource to see if she can obtain some photographs. Linda will check with someone from the Historical Society to see if pictures are available also.

There are still vacancies for 2 committee chairpersons: Groundskeeping and Beautification. Toni will check with three individuals to see if anyone is interested in filling these positions. It was brought up by Veronica that although the Board prefers a committee chairperson to be a Board member, according to the Bylaws that person does not have to be a Board member.

A bid had been received and presented to the board from H & B for the 1991 groundskeeping work. It was decided to wait until a chairperson was found for groundskeeping to take action on the bid; however the bid within the budget and H & B did a good job last year, so it will probably be accepted.

A claim was filed in November on our liability insurance policy for an incident pertaining to the common area last summer. At this time we have not heard whether this claim has been settled.

It was agreed by all Board members that at this time we would resume receiving a financial report from the treasurer each month and it will be included in the minutes of the meetings and printed in the newsletter.

Dr. Street called from Johnson School to thank River Oaks for its generous donation of \$75.00 for use of the school for our annual meeting.

Finally, the River Oaks annual garage sale will be held on May 24 & 25. More details to come.

The meeting was adjourned at 9:55 PM.

Next meeting: Christiansens', 7:30 PM, March 21, 1991.

Respectfully submitted by Linda Saxton and Cheryl Soelke.

The next meeting of the Newsletter Committee will be Tuesday, March 26th, at the Christiansens', at 7:30 PM.

If you have any announcements, classifieds, letters, suggestions, etc., please turn them in to:

Lois Hitchcock, 2 S 549 River Oaks
Linda Saxton, 2 S 539 River Oaks
John Christiansen, 2 S 600 River Oaks

by March 30th.

*The Newsletter Committee hopes you
enjoy our new "look", courtesy of
new desktop publishing software.*