



OAK LEAVES

Volume VII

November 1995

Number 11

Important Issue!!! This issue includes the proposed Fiscal 1996 budget. So please take a few minutes to understand where your money is going!!

Another reminder about the parking ban when there is a 2" predicted snow fall. If you missed the last edition that included the regulations, ask a neighbor for a copy.

As a charitable community River Oaks is off to a good start thanks to Kelly Kreminski. She raised \$480.00 from 37 Homes for the WYFS. Well Done Kelly!!

Calendar of Events

- ◇ Monday, December 25, Christmas Day



- ◇ Thursday, December 28, Board Meeting at Koenig's, 7:30 PM

- ◇ Monday January 1, 1996. Happy New Year!!



Minutes Board of Directors Meeting

Date: November 30, 1995

Present: Mark Moore, Joe Lanute, Chuck Hulse, Becky Christiansen

Absent: Paul Koenig, Tom Sinnott, Brian Lynch

Guests: None

Mark called the meeting to order at 7:35 P.M.

Motion: Chuck made a motion to accept the minutes as written. Joe seconded the motion. The motion passed.

Treasurer's Report: Joe reported a balance of \$7,998.53 in the ROIA account as of 11/30/95. Recent expenses include:

Treasurer	-56.67
Anden Project	-640.00
Financial Review	-550.00
Seasonal Banner (City of Warrentville)	-25.00
Newsletter	-13.00

The City will be contacted for reimbursement for the Anden Project expense, which covered the recent drainage work in the Common Areas.

Joe reported that the tax assessment for the common property owned by ROIA has increased from \$930.00 to \$980.00.

The Budget Update is as following:

Anden Project	-640.00 -
Annual Meeting	-36.20 -
Discretionary	-45.00
Entertainment	-69.25 -
Insurance	-233.00 -
Landscaping	-6,412.98 -
Newsletter	-132.50
Property Tax	-72.60 -
Review	-550.00 -
River Work	0.00 -
Stair Repair	-821.01 -
Treasurer	-123.18 -
Service Charge	-147.98 -
Interest Earned	91.03 -
TOTAL	-9192.67 -

Motion: Becky made a motion to accept the Treasurer's report. Chuck seconded the motion. The motion passed.

Entertainment: No report

City Liaison: Chuck reported that any further sidewalk remediation work will be done next year. The next area of street maintenance that might cause some local

disruptions will be in Summerlakes, from Batavia to Mack Rd.

Landscaping: No report.

Newsletter: Mark passed around a copy of the Fox Hollow newsletter he received. He pointed out that they do not publish Board meeting minutes, or financial updates.

The next Newsletter will be out mid-December and will include the initial Budget proposal for the next fiscal year beginning in March, 1996. This should provide homeowners with enough time to review these numbers and voice any comments regarding the proposal before the Board makes a final decision on the budget. Mark will also put in a note about nominations for ROIA Board of Director vacancies for the next year.

Old Business:

Peace Banner: ROIA received a thank you letter from Mayor Lund for the contribution for the seasonal banner that the City puts up on the light pole at the entrance to the subdivision.

Adopt A Family: Mark reported that Kelly Kreminski was able to raise \$480.00 from 37 homes in River Oaks. This money was donated to the Warrentville Youth and Family Services to help needy area families this holiday season. A thank you letter was received by ROIA from the WYFS. The Board would like to thank Kelly very much for her hard work to make this a successful project.

Budget: Since no responses have been received as of the current date to the bid requests for the Common Area maintenance for the next year, the Board agreed to postpone preparing a budget at this meeting. The Board will meet on Sunday, December 10, 1995, for a special budget preparation meeting. This budget will be published in the next Newsletter for homeowner review.

New Business: None

Motion: Becky made a motion to adjourn the meeting. Chuck seconded the motion. The meeting adjourned at 8:45 P.M.

Respectfully submitted, Becky Christiansen.

Secretary

The next monthly Board meeting is scheduled for 7:30 P.M. on Thursday, December 28, 1995, at the Koenigs' , 2S. 530 River Oaks Dr.

Board Members Needed!!

Three of our distinguished board members have terms ending this year and will most likely not be running for office again. They are Tom Sinnott, Becky Christiansen, and Chuck Hulse. Our first order of business is to say thanks for their tireless efforts and great accomplishments over the many years they have served this community. We are greatly indebted to them for their commitment to making this a better place to live and play.

Now the association needs the next generation of Board members. The sacrifice is only a few hours a month. Occasional projects require a little more work, but overall these are not demanding positions. Give some thought to how you can support this subdivision by serving on the board. Most of the time it's even **FUN!**



And now the budget

As most of you know from personal conversations, reading the meeting minutes, or the news letter, we have been fighting the battle of the budget for some time now. Our #1 nemesis in this area is the Lawn Care expense. We can consider ourselves lucky that Davey provided this service at a below market rate for two years. But since then reality has set in and the rates have been steadily increasing. To counter this we have been finding economical ways to lower the cost of printing and mailing the dues cards, publishing the newsletters, bank charges, treasurers expenses, and annual meeting expenses. We have finally hit a wall. We can no longer provide these minimum mandatory services, without a dues increase. Enclosed is the proposed budget for 1996. As you can see this increase is almost completely dedicated to the lawn care services.

Please review the numbers and if you have any questions give a board member a call or plan on attending the next board meeting.



**ROIA Budget
1996**

Annual Meeting	\$40.00
Discretionary	\$50.00
Entertainment	\$200.00
Insurance	\$250.00
Landscape	\$8,500.00
Newsletter	\$350.00
Property Tax	\$80.00
Annual Review	\$500.00
Treasurer	\$140.00
	\$10,110.00

Landscape Detail	
Mowing	\$7,000.00
Lower cul de sac	\$500.00
Upper cul de sac	\$500.00
Sign Painting	\$250.00
Misc	\$250.00
Total	\$8,500.00

Annual per household (based on 64 households)	\$157.97
Quarterly per Household	\$39.49

Recommended Dues Rate	Annual	\$160.00
	Quarterly	\$40.00