

BLOOMFIELD WEST II

HOMEOWNERS ASSOCIATION

Board of Directors Meeting Minutes

Zoom

August 16, 2021

Called to Order by President Scorsone at 7:07pm

Present: Vince Scorsone, Cathy Bohlin, Abrar Masud, Michelle Burgess, Steven Mertes, Robert Smith

Quorum achieved.

Motion to approve the July minutes. (Burgess, 2nd Mertes).

Incomplete/Old Business

1. Follow-up on Mayor items.

Smith sent letter to Mayor and CC'd Park District.

Code Enforcement: Messy yard on 1595 Woodland Lane. North end of Suncrest and look through backyard. Landscaping is also messy in the front yard.

Draft language no garbage receptacles visible from the street. Any uncollected garbage items must be removed from the curb by the following day.

2. Search for new management company

Recommendations provided by Acres and Tressler.

Duties to include primarily financial management and inspections.

Cai-Illinois.org

Resources > management

3. Consolidation of Bank Accounts

Scorsone will work with Chase bank re: forms to open savings account.

4. Landscaping Work

Smith checked with Acres regarding additional landscape work.

New Business

1. Global Self Storage Rate Increase. Motion to approve new rate of \$67/month with Global Self Storage. (Scorsone, 2nd Masud).

Burgess has concern about lock. She will follow up with Global Storage. Phone: 630-343-5436

BLOOMFIELD WEST II

HOMEOWNERS ASSOCIATION

Management report

Financial

Total received: \$52,694.22 ~101% of budget.

92% (305) of homeowners are paid in full.

128 (38%) /338 payments received via Zelle

Administrative

1 paid assessment letter, 2 Alterations Approved: Solar and patios

Processed Zelle and PO Box payments

Paid bills and reconciled checking and savings accounts

2 Welcome Letters

Rules Violations

Driveway maintenance

Painting of wooden surfaces

Stains on concrete

Parked across sidewalks

Mailboxes not upright

8 landscape maintenance, 3 2nd notice (\$100 fine)

Next meeting Monday, September 13th, 7pm. Nest

Motion to adjourn open meeting. 7:53pm (Scorsone, 2nd Burgess)

Open Executive Session

Motion to adjourn 8:02pm. (Bohlin, Scorsone)