

**Splitrail Farm Property Owners Association
Monthly Meeting of the Property Owners Association**

**May 6, 2002 Agenda
Monthly Meeting
Proposed Agenda of the President for the Board**

The **May** Monthly Meeting will take place **Monday, May 6, 2002** at the Campton Community Center, 5N082 La Fox Road, St. Charles. All members of the Association are invited to attend.

1. Call to order by President.
2. Approve minutes of last month's meeting.
3. Committee Reports.
4. Old and New Business.
5. Adjournment.

SFPOA Inc. Board Members through October 2002

Bob Lanning	584-5057	President
Marianne Cirone	513-8672	Vice President/Secretary
Karen Smith	377-2149	Treasurer
Ed Klosowski	584-5318	Government Liaison
Linda Kohlfeld	584-5426	Architectural Review
Hildi Smith	584-9346	Landscape
Holly Cash	762-1114	Community Affairs

April 8, 2002 Monthly Meeting Unapproved Minutes

The Monthly Meeting of the Splitrail Farm Property Owners Association was held at 7:00 PM on Monday, April 8, 2002 at the Campton Community Center.

Splitrail Farm Property Owners, Inc. Board Members, in attendance:

SFPOA, Inc., Board Members: Ed Klosowski, Karen Smith, Linda Kohlfeld, Bob Lanning, Holly Cash, Hildi Smith and Marianne Cirone; homeowners John Kudlach and Dennis Mahoney.

- Call to order 7:10 pm by Bob Lanning, President. The board voted to approve the **March**, 2002 minutes.

Community Activities - Holly Cash 762-1114

- Holly checked into hayrack rides for the proposed spring event (Sunday, June 9). Prices were \$500 and \$750, respectively, from two providers. After some discussion, the Board agreed to scale back the event to a simple neighborhood picnic in order to keep costs down.

- Holly stated that four families have shown interest in a Splitrail garage sale. Ed gave Holly some information on a community-wide garage sale in the area.
- Holly brought new homeowner packets to two families.

Treasurer's Report 4/8/02 Karen Smith 377-2149

1. Checkbook 4/8/02
 - Balance=\$13,395.45
 - Accounts Receivable=\$1,525.66 assessments, trash, late fees
 - Accounts Payable=\$2,452.90
2. Past due assessments 4/8/02
 - 3 lots have unpaid assessments/fees: 14, 84, 88 (5 cycles past)
 - No lots have unpaid late fees only
3. Bills to be approved
 - Waste Mgmt.—March service, \$1,067.20
 - Marianne Cirone—newsletter, \$20.70
 - Lawnkeepers—April service, \$1,365.00
4. Old Business
 - There was a discussion of the lien against Lot 88 and the possibility of filing the lien ourselves. Karen will identify the amount due on Lot 88.
5. New Business
 - Assessment bills will go out around April 20 and must be post-marked by May 15 to avoid penalty.
 - Payoff letter issued for lot 13; new owners are Barbara and Van Richards.

Architectural Review Committee – Linda Kohlfeld 584-5426

- The ARC will meet on Wed., April 10 to review various outstanding projects.

Landscaping Committee – Hildi Smith 584-9346

- Bob and Hildi agreed that Hildi would head the landscape committee. Ed, Hildi and Bob will do a walk through and review of the landscape and fencing situation on Sat., April 13.
- The Board discussed the potential replacement of the splitrail fences. Dennis Mahoney expressed his desire to retain the splitrail fences; his brother and he have been responsible for replacing them at cost for the subdivision.
- There was a discussion of the committee possibly investigating various options for the entryways, as well as a comparative analysis of neighboring subdivisions to be presented to the homeowners.

Government Liaison Committee – Edward Klosowski 584-5318

- Ed worked with Campton Township for the streetlight to be installed at the end of Crosscreek Lane; the light has been installed and is working.
- District 303's Discipline Committee is planning to use canine search in the schools.
- The \$43 million bond referendum for District 303 passed; among other projects, two new schools are planned for South Elgin and West Chicago to open in the fall of 2003.

Old Business

- Hildi is gathering information regarding the turnover of the Didier homes to the SFPOA and the acquisition of the common space to be provided to the executive committee.
- Regarding the Board composition, write-in candidate Hildi Smith has officially accepted her Board position; Joel Siegler has declined, Ralph Scafuri has not definitively responded, and Stephanie Parker previously declined. A letter will be sent to Joel, Ralph and Stephanie in order to have their responses in writing for the files. Holly Cash was voted onto the Board. The board recognized a retroactive motion from the Feb. 4 meeting re: Lot 88 due to previous questions as to Board composition.

New Business

- Holly provided a proposal to change the SFPOA restrictions against dog runs and submitted alternative wording to be reviewed by the Board. A potential buyer for vacant Lot 95 desires a dog run, and other homeowners have expressed an interest also. The Board expressed mixed opinions; as Chair of the ARC, Linda Kohlfeld will investigate this issue and report to the Board.

A motion to adjourn passed at 8:50 pm.

The next meeting will be held on Monday, May 6 at 7:00 pm at the Campton Community Center on La Fox.