

**Splitrail Farm Property Owners Association  
Approved Minutes  
February 25, 2009**

**Attendees:** Greg Van Zandt, Matt Vetter, Carl True, David Kohlfeld

**Absent:** Eric Weidl, Joe Miller, Steve DeBoer, Julie Mraz, Dennis Mahoney

**Home Owners Present:** Barry Markovic, Ed Malek

**Other guests:** Brad Jones, Terry Jeglum of the St. Charles County side Fire Protection District

**Call to Order:** By President Greg Van Zandt at 7:45 PM

**Special Presentation: by St. Charles Countyside Fire Protection District**

A very informative presentation by St. Charles Countryside Fire Protection District president, Ed Malek (also a property owner in Splitrail), was made regarding the District's forth coming referendum that will be on the April 7 Consolidated Election ballot. The fire district had conducted a survey of all residents a while ago to determine if their services were adequate. The district had a response of 10%. Basically residence said no. Of those who responded 90% of the 600 homeowners said it was important to reduce response times. The District has secured at no cost substantial acreage for a new fire/rescue station in Wasco that will reduce response times by more than half of what they are today. The District is looking for funding to build two new stations, one in Wasco and one on the East side of St. Charles and other budgetary items to improve response times in these high residential areas. For more information please visit the District's web page: [www.sccfdp.org](http://www.sccfdp.org)

**Approval of prior Meeting Minutes:**

**Greg Van Zandt [377- 6072 [gregvanzandt@att.net](mailto:gregvanzandt@att.net) ]**

Since all the Board members present were not at the January 21 meeting, they felt the approval of said minutes should be postponed until next month's meeting. A motion postpone the approval was made by Matt Vetter, second by Carl True, a vote was taken President VanZandt – the motion was unanimously approved.

**Board Member Appointments**

**Greg Van Zandt [377- 6072 [gregvanzandt@att.net](mailto:gregvanzandt@att.net) ]**

Still open is the Vice President position. President Van Zandt asked the group if anyone was interested. The reply was they would respond by end of week of March 6.

**Committee Reports**

**A. Treasurer's Report**

**Eric Weidl [377- 6072 [weidls@intersites.com](mailto:weidls@intersites.com)]**

Treasurer Eric Weidl was not present for a report

**B. Landscape & Maintenance Committee**

**Julie Mraz [587-1158 [MomyAtHome@comcast.net](mailto:MomyAtHome@comcast.net) ]**

Trustee Julie Mraz was not present for a report

1. A copy of the revised contract was presented by President Van Zandt that shows the addition of an "Out clause" that was requested to be added to the document in previous meetings.

**C. Architectural Review Committee Dennis Mahoney [584-1661 [dennisemahoney@earthlink.net](mailto:dennisemahoney@earthlink.net) ]**

Trustee Dennis Mahoney was not present for a report

**D. Governmental Liaison Committee**

**Matt Vetter [762-3899 [mvetter@pitbullpumps.com](mailto:mvetter@pitbullpumps.com) ]**

Trustee Matt Vetter presented the following report:

1. Rehashing Village Election Results

Old News on the village election; the voter turn-out was unusually high, 82%! This really does say that the issue was volatile, but with numbers like 3399 to dissolve, 3780 to retain (about 47% to 53%) it may certainly come up again if the VOC stumbles.

(Camptonthepromise.com website remains up and appears up to date. Seems likely that there will continue to be some form of dissolution pressure (personal opinion) from that group.)

## 2. Village Budget Performance: 2008

Revenue Claimed for 2008 (All taxes, fees and motor fuel allotment) \$1,146,218

Expenditures Claimed for 2008 (comprehensive) \$1,213,800

Shortfall <\$67,582>

## 3. Projected Revenue for 2009: \$2,450,800

Why so much? This is based on the increase State Shared Income due to the census (head count up 24%) and Road/Bridge fund (\$478k). The latter would seem likely (personal opinion) to be fully offset by road expenditures. A closer year-to-year comparison, ignoring the Road/Bridge fund would be an increase of \$826k (with an estimated \$231k of that to be deducted for Motor Fuel Tax), so working revenue should increase maybe \$594K over 2008.

On the good side, the \$80k census is paid for, on the bad side (yet another personal opinion) is that somewhere on some set of books there is likely to be some very large legal obligations. How and when those are reckoned with remains to be seen.

## 4. Police Notes (nothing new or profound).

You may call the non-emergency number of 630-584-0330 for the Campton Hills Police Department. There may not be someone there to answer your call but you may leave a message. Our officers check messages frequently and will respond as soon as they can.

Currently there are 11 police officers with the Campton Hills Police Department. The 911 call will still go to the Kane County Sheriff dispatch center.

## 5. Flood Insurance

Anybody need flood insurance? (minor note ripped from the newsletter)

The Village of Campton Hills has joined over 20,000 communities nationwide that are allowed to purchase federally backed flood insurance. This availability follows the community's adoption and enforcement of ordinances to reduce flood losses and acceptance by the National Flood Insurance Program (NFIP).

For single-family dwellings, the building coverage limit is \$250,000.00 and the contents limit is \$100,000.00

## **E. Community Activities Committee** **David Kohlfeld [584-5426] [david@kohlfeld.com](mailto:david@kohlfeld.com)**

1. Committee Chair Dave Kohlfeld discussed with the Board the next Community Cook out/ bonfire. A date of Saturday May 16 was proposed by Dave Kohlfeld. All agreed the date would be good as it is after Mother's Day and before end of school activities.

## **F. Nominating Committee** **Carl True [ ] [carl.a.true@xo.com](mailto:carl.a.true@xo.com)**

No report at this time

## **Old Business:**

None

## **New Business:**

1. Resident Barry Markovic has seen coyotes on his property and on his deck. And discussion ensued and all felt that the subdivision should be made aware of the predator animals. President Van Zandt will include in his Spring Letter information related to same.

2. Dave Kohlfeld informed the Board that the Village of Campton Police Department has been in contact with him related to the home invasion that occurred at his home this past September. David informs us that the police has kept him informed of their progress and they report they may have a suspect – currently in jail on another offense. David will keep the Board informed should there be more progress on the issue

**Adjournment:**

A motion was made to adjourn the meeting by Matt Vetter and second by Carl True, vote taken by unanimous approval. The meeting adjourned at 9:10 PM.

Minutes respectfully submitted by Greg Van Zandt (630) 377-6072

***Home owners are encouraged to attend monthly SFPOA meetings to be informed of issues that may affect them. We are working to hold shorter, agenda focused monthly meetings.***

***The next meeting will be held on March 25, 2009.***

Note: The SPFOA monthly meetings are scheduled for 4<sup>th</sup> Wednesday, of every month at 7:30PM at:

*Campton Township Community Center (the "Community Center")  
5N082 Old Lafox Road  
St. Charles, IL 60175*