

# KEARNEY GLEN

Homeowners Association, Inc.



1107 Treesdale Way | Joliet, IL 60431 | kgjoliet.org | KearneyGlenHOA1@gmail.com

## Minutes of the 3rd Quarter Board of Directors Meeting

Monday, September 16, 2024 7:00PM  
Joliet Black Rd. Library Conference Room

Board Members Present: Pat Larisey, Amy Vertin, and Valerie Veldman

**1. CALL TO ORDER:** 7:00 pm by Pat Larisey

**2. APPROVAL OF PREVIOUS MEETING MINUTES:**

Minutes reviewed from June 24th board meeting, no changes requested. Motion to approve made; passed.

**3. FINANCIAL REPORT:**

Amy Vertin reviewed finances. As of September 21st, 2024: Checking account balance \$20,619, which is higher than normal due to two checks needing to be cleared. Once checks were cleared, the true amount in checking account should be \$12,585.21. Money Market (reserve) account \$10,789. In regards to budget vs. spend, overall budget is in good standing. Utilities were higher than average due to fountain running 24/7. There have been attempts to fix the timer with no resolution at this time. The lights turn off, but the fountain does not. \$3500 is set aside for pond/gazebo cleanup. This has not been spent and can use for future utilities if necessary. \$20,000 is budgeted for landscaping annually, \$18,000 has been utilized.

**4. LANDSCAPING:**

Pat reviewed landscaping details. Funds were used to clean up the front corners and included weeds, etc. Bids for 2025 will be put forth before the end of the calendar year.

**5. OLD BUSINESS:**

Still Looking for volunteers for both a bylaws committee and community events committee. Email or reach out to the HOA to help coordinate this. Without volunteers, these activities will not be taking place. The board is here to assist, but will not be leading these two committees without community involvement or volunteers. Beth Budzynski had volunteered to decorate.

Park Repairs: We are continuing to rely on the park district to complete repairs. We still believe one bench is missing.

**6. NEW BUSINESS:**

Kearney Glen Lot:

Garbage - Garbage is extremely heavy, smelly, and difficult to remove. Pat is waiting for a call back from Waste Management for the HOA.

Gazebo Repairs - Previous concerns raised regarding stability of gazebo. Gazebo is not covered

by insurance at this time, however, we are looking to get this added. We will need somebody to look at the gazebo to tell us if it is ok or not or if it is just settled.

Library - Do we have a homeowner willing to fix and repair? Please reach out to HOA for materials needed.

## **6. QUESTIONS / OPEN FORUM:**

No questions were raised during the meeting.

Email from member regarding trees/mulch that were missed during landscaping.

**7. ADJOURNMENT:** Meeting was adjourned at 7:16 PM.