

# KEARNEY GLEN

Homeowners Association, Inc.



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

Thursday, August 31st, 2017 at 7:00 PM

Joliet Public Library | Black Road Branch

Board Members Present: Joe Doyle, Blair Stanojlovic, Mike Henry, and Tom Haskell. Absent: Matt Rega

Guests Present: Captain Rich Demick

1. CALL TO ORDER: Joe Doyle called the meeting to order at 7:00 PM
2. NEIGHBORHOOD WATCH: Captain Rich Demick further discussed implementation of a neighborhood watch.
  - A. The community has very few reports. We need to begin reporting more violations so that we will see a greater police presence, especially for traffic violations.
  - B. The next step will be for Officer Ed Johnson to set up our community watch with the Joliet City Council and install neighborhood watch signs.
3. FINANCIAL REPORT: Treasurer Blair Stanojlovic presented the association financials:
  - A. All accounts have paid.
  - B. We received funds from our insurance company for the claim we filed regarding illegal use of HOA funds by previous board members. The insurance company and the police consider the case closed.
4. PREVIOUS MEETING MINUTES: Secretary Tom Haskell presented minutes from the previous meeting.
5. OLD BUSINESS:
  - A. FENCE AMENDMENT: The proxies have now expired, and sufficient votes were not collected to pass the amendment. Only cedar, board-on-board (shadowbox) fences will be allowed on lots.
  - B. HOA LOT PROJECTS:
    - An electrical pedestal was installed and the fountain is running.
    - Erosion along the banks of the pond was examined; no immediate need to shore up the banks.
    - The gazebo boards and loose railings will be repaired this fall and then power-washed in spring. A garbage can was installed at the gazebo.
    - The community library was installed and is full of books.
  - C. M/I HOMES SIGNS: All promotional signs for M/I Homes have been removed.
  - D. CITY REQUESTS:
    - All parkway trees have been trimmed and dead trees have been removed by Joliet.
    - Resurfacing of Bernard Way and Kennedy Drive roundabout has been requested through Joliet. Date TBD.
    - The bike path will be repaired / leveled (in low areas with flooding) by Joliet. Date TBD.
    - Park equipment repairs and bike rack have been requested through Joliet Park District. Date TBD.
  - E. WEBSITE UPDATES:
    - GoGov app is available to submit all non-emergency city requests (such as sidewalk repairs, dead parkway trees, broken pavement, burned out street lights).
    - You may download a "No Soliciting" sign from the Joliet Police department for your front door.
    - Link provided to file non-emergency reports with the Joliet Police Departments. The police will increase their presence in Kearney Glen if more reports are filed with them.
    - Resident login in present, but not operable; waiting to set up online payment of dues before rolling it out. Association financial statements and other sensitive information will be available to residents with a password (to be provided).
  - F. HOA EMAIL NOTIFICATIONS: Please let the board know if you prefer receiving official HOA business by email so we can save money on postage.

6. NEW BUSINESS:

A. RULES AND REGULATIONS:

- The board has received numerous reports of violations of the bylaws. To be consistent, but also to prevent billing fines, “stickers” for violations of the bylaws will be issued friendly reminders.
- KG Bylaws 3.2.J – Your home, landscaping, and any fixtures (decorative or otherwise) on your property must be maintained and in good repair. Your garbage bins may be stored outside, but must be screened.
- KG Bylaws 3.3.R – Parking your personal car or work vehicle consistently in the street is prohibited. All vehicles should be parked on your driveway or in your garage.

B. PROPERTY TAX APPEALS:

- You may file an appeal to lower your property taxes by completing the tax appeal form (available on the website) and emailing it or dropping it off at the lockbox.
- You will need to know your Property Index Number (PIN), which can be found in the bylaws (also available on the website) or on the Kendall County tax assessor’s website.

C. BLACK ROAD FLOODING LAWSUIT: Joliet city management is being sued by a few farmers along Black Road for flooding along the corridor. We are going to find out more about the lawsuit, as we would like to be involved to prevent future flooding of the Kearney Glen lots along Donovan Drive / Black Road.

D. PLANNING FOR 2018:

- Gathering estimates for installation of a picnic shelter or landscaping to provide more shade.
- Requesting funds from the Joliet Park District to help offset costs.
- More research will be done regarding its impact on the community (upkeep, cleanup, rentals from non-Kearney Glen residents).

E. QUESTIONS / CONCERNS FROM MEETING ATTENDEES:

- Loitering in the park after dusk should be reported as a non-emergency violation to the police.
- Private vehicles failing to stop at intersections and/or speeding through the neighborhood should be reported as a non-emergency violation to the police (record the license plate).
- We will request more speed limit signs be installed through Joliet.
- Instances of USPS misdelivering mail can be reported to the postmaster through [usps.gov](https://usps.gov). Will add a link to the website with the contact information since this has been an ongoing issue.

F. QUESTIONS / CONCERNS FROM FACEBOOK:

- Minooka school buses not stopping at the roundabout should be reported to the bus company (record the bus number so they can identify the driver).
- The idea of gates at the entrances was suggested, but likely not feasible because of costs.

7. ADJOURNMENT: Meeting adjourned at 8:11 PM