

Woods Creek HOA Quarterly Newsletter

Current board member contact information is as follows:

President

Dennis Robinson
815-728-7355

Vice President

Rochelle Nostwick
815-404-1264

Treasurer

Michelle Robinson
815-728-7355

Secretary

Tam Bieszczad
815-354-2824

Coordinator

Frank Laureys
847-651-6013

We need to hear more input from our association members!

Do you have any suggestions for the website that would make it more user-friendly or more useful to our association of homeowners that it serves?

Send any suggestions for improvements, additions, removals or general comments regarding the website's contents and/or functionality to the Secretary, Tam Bieszczad: log in to the website and click on the "Board" tab to email the Secretary, or the entire Board, directly.

What can be done to make the neighborhood a more pleasant, safer, or higher quality place to live? Our goal is to help drive property values up for all of our homes within the neighborhood. What would you propose to accomplish that goal?

Imagine if you were a new potential homeowner and came to our subdivision, what would stand out as something you would wish were changed? What would you think someone would be glad they noticed about our neighborhood if you imagined they just visited for the first time? Log into the website and post your comments for the Board to review and discuss.

Remember the next quarterly meeting in August will be the annual Board election. Make your voice heard in electing our board members who are up for re-election this year.

Or if you would like to run for a term yourself, come and make your bid for the position!

As always, we are open to questions, comments and suggestions so please submit any new ideas in writing to **Woods Creek HOA PO BOX 70 Wonder Lake, IL 60097**
Or you may submit your questions, comments or requests online via the website at **<http://www.woodscreekhwa.com>** and select the "Board" link on the menu across the top.

May HOA Quarterly Meeting Minutes

5 board members were in attendance along with 8 homeowners.

Meeting was called at 7:00PM on 05/10/16.

Items:

1. President discussed the fountain having been repaired and the precautions to prevent further damage from muskrats. Cord and lights replaced. Muskrats are still there. Would cost \$100 to set traps and \$25 to dispose of muskrats if caught.
2. Trailer issues discussed. RVs are acceptable in driveways, but must be moved on a weekly basis as opposed to trailer/campers which are not allowed under current rules. Anything towed behind a vehicle is considered a trailer per the attorney.
3. Seasonal recreational vehicles/boats are allowed in driveways between May and November as adopted by the Board.
4. There is a homeowner driven petition to amend the articles in the bylaws regarding recreational trailers. Procedure is as follows:
 - a. Write up the change request and must list specific details (i.e. trailer type, duration allowed in driveway, etc.)
 - b. Must have 2/3 signatures of homeowners of record.
 - i. Only one signature per home counts as a vote to approve.
 - ii. Obtain homeowner information from tax listing through McHenry County Tax website to determine who the actual homeowners are. Renters and residents that are not on the mortgage do not count toward valid signatures
 - c. Turn proposal and signatures in to HOA Board if 2/3 requirement is met.
 - d. We send amendment proposal to attorney to write the change legally and amend the bylaw.
5. Vice president will be working on welcome packets for new homeowners in the neighborhood.
6. Secretary stated the Paypal function is closed on the website for this year's dues payments.
7. If there are suggestions for features desired on the website, please send them to Secretary. There are many functions that are not used. Site will undergo modifications this year.
8. Treasurer went over expense report.
9. There are 7 homeowners that are delinquent, 2 vacant homes and 5 active homeowners. In addition there is 1 pending payment.
10. There are 2 pending lawsuits, one foreclosure and redeemed property, and 1 foreclosure with homeowners moving out.
11. 96% of dues are paid this year.
12. 2 homeowners are still on payment plans: 1 for \$100/mo. and 1 for \$150/mo. until paid.
13. Coordinator discussed the park being in use this year for soccer.
14. Basketball post was hit by a truck and damaged.
15. People driving on access road.
16. Violations/permits/home repairs.
17. Floor open to comments/questions.
- 18.

Meeting adjourned: 7:57PM

Expense Report

Purpose: Woods Creek Home Owners Association 2016 Expense Report
Date Range: 2/9/2016 to 5/10/2016
Meeting Date: Homeowners Association Meeting May 10, 2016

Date	Description	Debits
Checking Acct Balance:	Last balance on 2/9/2016	\$6,017.82
Deposits:		
Transfer	5/9/2016 From Paypal online payments	\$7,330.24
Deposits:	4/7/2016	\$19,505.00
	5/9/2016	\$1,500.00
Total Deposits		\$28,335.24
Expenses:		
2/20/2016	2215- Staples Copies, Envelopes, Paper, Stamps	\$ (292.54)
2/29/2016	Service Charge	\$ (8.00)
Debit Card	Walmart- Poster Board, Tape, Markers	\$ (20.49)
3/6/2016	2217-Tam Bieszczad-Annual Website Maintenance	\$ (500.00)
4/5/2016	2219-Kovitz, Shifrin, Nesbit	\$ (454.90)
4/5/2016	2221-Com Ed- Feb and Mar Service	\$ (94.31)
4/5/2016	2218- Sun Systems Snow Removal	\$ (2,457.00)
4/5/2016	2222- Enviromental Technologies Fountain Install, Lighting and Cord Protection	\$ (2,857.20)
Total Expenses:		\$ (6,684.44)
Checking:	Acct Balance as of: May 10, 2016	\$27,668.62
Savings: Capital Reserves	Acct Balance as of: May 10, 2016	\$8,316.68
	Overall Account Balances as of May 10, 2016	\$ 35,985.30