

Trails at Abbeywood
Minutes of Association Meeting December 6, 2018
Lisle Public Library

Meeting was called to order at 7:30 pm. Board members present were Bonnie Chrastka, Ellie Hupac, Jun Chen, Sigita Rutkauskaite. 2 member of the community were present. Representative from Celtic was present. The sign in-book was signed.

Minutes from November 15th were reviewed. Motioned by Sigita, seconded by Jun.

Treasure report:

Chase: \$160, 028.94

US Bank: \$451.22

US Bank Saving: \$82,590.88

Money Market: \$15,027

Mutual Bank of Omaha: \$57,028

Celtic Report:

Reviewed new budget. No increase to fees and continuing to set aside money in reserve.

Jim, field service manager, from Celtic was present. He reviews vendors and communicates with them. He also monitors rules and regulations on premise. Will be producing a violation report to be reviewed at board meetings.

Notify Celtic by January 6th if interested in being on the board, elections to be held on January 23rd. Email will be going out about ballot, budget, and new complaint process for owners (as outlined by the state).

Old Business:

Will need more concrete in the spring. Job was incomplete, working on getting bill adjusted

Alarm system additional bill for taxes, being reviewed.

Jim suggested a retaining wall be built to help with the mud pits being created from the Benedictine side of the property. Will review in spring. Stone recommended to fill instead of mulch.

Salt buckets are out. Please utilize!

Celtic has moved, will be updated on the site.

Email Celtic your deed parking space number(s). Sent new sences including information with upcoming mailed.

With cold weather, check on neighbors, leave cabinets open, room temperature at 68 degree, have furnaces check .

New Business

Pay back loan discussion in early 2019, start thinking about.

Bids on attic vents, drainage, working on them.

Carpet bids – vote in January

Lotter letter for 3 spaces to go out with upcoming mailer

Elections in January.

Reviewed possible cleaning company

Open Forum:

Discussion on towing.

Next board meeting Wednesday January 23rd, 7:30 PM at Lisle Library.

Open Forum

Issues with Lakeshore billing for the garbage. Working on being resolved.

Meeting adjourned 810. Motion Bonnie, Seconded Ellie.

Respectfully Submitted,

Ellie Hupac

December 6, 2018