



2756 Caton Farm Rd.

Joliet, IL 60435

Phone: (815) 609-2330

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Fields of Shorewood Association Meeting Minutes May 10, 2018

Meeting One

- Welcome
The Board meeting was called to order by Dan (Jake) Murphy, at 7:01 p.m.

- Roll Call
Board Members in attendance:
 - Dan (Jake) Murphy President
 - Elliot Nazos Vice President
 - Nichole Muhich Secretary
 - Jeff Grigoletti Board Member

Marcos Rodriguez, Treasurer, was not in attendance.

Also in attendance, Kevin Szo from Nemanich Consulting & Management, Inc.

- Approval of the Minutes
A motion was made by Elliot Nazos to approve the March 1, 2018 board meeting minutes. Motion was seconded by Jeff Grigoletti. Motion carried.
- Financial Report
Kevin Szo from Management Company gave the financial report. The operating account has \$108,176.96 and the reserves \$38,092.15. A motion was made by Elliot Nazos to approve the financial report. Motion was seconded by Jeff Grigoletti. Motion carried.

Kevin Szo provided CD Rates and NCM is recommending to open an additional CD. A motion was made by Elliot Nazos to open a \$30,000 CD at Busey Bank for 17 months at 2.05%. Motion seconded by Nichole Muhich. Motion carried. CD name will be changed to future maintenance funds will be allocated.



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➤ Old Business

○ Amendment Results

- A brief summary was given for results of the Amendments concerning regulations for fences, swimming pools and sheds. Results are as follows:

Sheds 48% of owners voted to approve amendment
 15% of owners voted to deny amendment

Fences 44% of owners voted to approve amendment
 19% of owners voted to deny amendment

Pools 44% of owners voted to approve amendment
 18% of owners voted to deny amendment

Ballots were not received from a majority of the owners. Based on results received from the amendment, Dan (Jake) Murphy motioned to table amendments for fences, swimming pools and shed. Motion seconded by Elliot Nazos, motion carried.

The Board tabled these amendments and will not revisit. Amendment could be reopened in the future but only if support for approval is established.

➤ New Business

○ Ratification of Clarke Aquatic Pond Maintenance Renewal Contract

- NCM received three total estimates for price comparison. A motion was made by Elliot Nazos to ratify Clarke Aquatics Pond Maintenance Renewal Contract for \$6,293 per season at a locked rate for 2018-2020 seasons. Motion seconded by Nichole Muhich, motion carried.

○ Pond Erosion

- The Board discussed recent concerns with pond erosion to members present. A healthy buffer must be established around the northern pond where erosion has become an issue. Muskrat



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trappings will continue but the population of muskrats are coming from a neighboring Association who has not controlled their growth rate. Discussion held over installing stakes and rope around the northern pond to indicate a buffer. Stakes and rope will be removed once a healthy buffer is established. Penalties may also be assessed to owners who continue to mow turf to the water's edge.

- Landscaping Improvements
 - Dan (Jake) Murphy motioned to approve FCO Landscaping for inlet grate cleaning totaling \$750. Motion seconded by Elliot Nazos, motion carried.
 - Dan (Jake) Murphy motioned to approve FCO Landscaping for willow spray control around each pond totaling \$200 per pond. Motion seconded by Jeff Grigoletti, motion carried.
 - Estimate received for cat tail removal was tabled. NCM will speak to Clarke Aquatic for additional price.
 - Dan (Jake) Murphy motioned to approve FCO Landscaping to rearrange and install new plants at northwestern corner of Vertin Blvd. entrance for \$240. Motion seconded by Elliot Nazos, motion carried. Installations will begin in fall.
 - Dan (Jake) Murphy motioned to approve FCO Landscaping to install mulch in common areas along River Road and Black Road for \$2,925. Motion seconded by Elliot Nazos, motion carried. NCM will also have FCO Landscaping install mulch around tree rings throughout property.
 - Elliot Nazos motioned to approve FCO Landscaping to replace Black Road monument sign planting bed in the fall for \$280. Motion seconded by Jeff Grigoletti, motion carried. NCM will ensure price was sufficient for improvement Board requested.
 - Dan (Jake) Murphy motioned to approve FCO Landscaping to install stakes and rope around northern pond shoreline totaling at



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least 24 lots with a price of \$7 per lot. Motion seconded by Elliot Nazos, motion carried.

- Dan (Jake) Murphy motioned to approved IL Tree Service to remove two stumps and trim a total of ten trees for \$450. Motion seconded by Jeff Grigoletti, motion carried. Trimming includes trees along River Road that are touching telephone lines, NCM will revisit whether this will become an annual expense.
- NCM will contact FCO Landscaping about Vertin Blvd. median and plant health. Currently have warranty of these plants and if replacements are needed FCO must remove and replace.
- Homeowner Open Forum
 - Owner suggested having Fields of Shorewood pond maintained like neighboring Association. NCM will follow up on this maintenance with the Board.
 - The Board requested estimates for the following items:
 - Installation of native plants/flowers along shoreline.
 - Annual burn for shoreline.
 - Receive price to install signage to SLOW DOWN
 - Receive price for meeting signs
- Adjournment – 8:20 p.m.
 - Dan (Jake) Murphy motioned to adjourn the meeting at 8:20 p.m., motion seconded by Elliot Nazos. Motion carried.

Meeting Two

- Welcome
 - Election Meeting was called to order by Dan (Jake) Murphy, at 8:20 p.m.
 - Election
 - Quorum requirements were not reached and no election was held.



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- Board will remain the same. Nichole Muhich retained position as Secretary. Marcos Rodriguez conceded position as Treasurer and did not rerun for the Board of Director.
 - Jeff Grigoletti motioned to appoint Mary Pat Barney to the Board of Directors for a one year term. Motion seconded by Dan (Jake) Murphy, Board unanimously approved appointment.
 - Mart Pat Barney was appointed to the Board for a one year term.
- Adjournment – 8:29 p.m.
- Dan (Jake) Murphy motioned to adjourn the meeting at 8:29 p.m., motion seconded by Elliot Nazos. Motion carried.