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Fields of Shorewood Homeowners Association
Meeting Minutes from November 7, 2019

Welcome

Meeting called to order by Kevin Szo at 7:00pm.

Roll Call

- Dan Murphy President (absent)
- Nichole Muhich Secretary (via phone)
- Robb Martin Treasurer
- Kevin Szo Nemanich Consulting & Management, Inc.

Approval of the Minutes

Robb Martin motioned to approve the August 29, 2019 meeting minutes. Motion seconded by Nichole Muhich, motion carried.

Financial Report

Kevin Szo read the financial report. The operating account contains \$58,206.61 and there is \$104,650.50 in reserves as of October 31, 2019. Nichole Muhich motioned to approve the financial report, seconded by Robb Martin. Motion carried.

New Business

Landscaping Improvements

- General discussion took place on improvements for spring 2020. A walk through will be completed in early 2020 to ensure improvements are completed in spring.

Lawn Maintenance

- The Board reviewed estimates provided by NCM for 2020 lawn maintenance. No approval given, estimates were tabled for later time.
- NCM will contact vendors for price reductions.

2020 Budget

- Nichole Muhich motioned to approve the 2020 budget with increases to landscaping improvements line items. Motion seconded by Robb Martin, motion carried. An approved copy of the 2020 budget will be mailed to all owners in late November.

Homeowner Forum

- Owner reported common area trees located off Black Road near 804 Nightshade Lane require removal because they are diseased. The Association had IL Tree inspect the area and an estimate for removal was obtained. The Board requested NCM obtain additional estimates for treating the trees instead of removing.

Adjournment

Nichole Muhich motioned to adjourn the meeting two at 7:45pm. Seconded by Robb Martin, motion carried.