

**KIRKWOOD HOMEOWNERS ASSOCIATION
BOARD MEETING**

April 20, 2015 6:30 PM Clubhouse

MINUTES

- 1. Call to order**
- 2. Establishment of quorum/all Board members present. Quorum established.**
- 3. Approval of February 16, 2015 Minutes. Minutes approved.**
- 4. Homeowners Forum- Homeowner's concerns included driveway replacements and rotting landscape timbers, all of which is being prioritized and in progress. Connie P. has set the date for the Kirkwood Meet and Greet Cookout for Friday May 28th at the clubhouse. Clubhouse has been rented for June 30th, future clubhouse rental was discussed. Basketball/tennis area usage was discussed. Rand B. has contacted the City of Geneva regarding pavement repairs for Kirkwood Circle. Coyote management was also discussed.**
- 5. Regular Reports-**
 - Financial- Darrell E. \$105,000 in reserve equity. Financials are strong. Budgets for maintenance projects were discussed.**
 - Maintenance- Roofing- Five roofing leaks have been repaired thus far, roof replacements are proceeding. Thunderbolt Roofing has agreed to walk entire development and help prioritize. Siding, painting and concrete work is proceeding as weather allows.**
 - Landscaping- Weed control and feeding was applied, along with initial Spring cleanup. Sandy S. has gone over initial homeowner concerns with contractor.**
 - Pool- Pool opening has been scheduled with contractor, all repairs completed last Fall are good. Work around pool area is ongoing in preparation of opening.**
 - Trees- Quoting is ongoing for removal of large tree behind 1580.**
- 6. New Business- Real Estate listings were discussed. Needed clubhouse repairs were discussed. A Clubhouse Committee comprised of homeowners and Board members was formed to compile a list of repair/replace options regarding clubhouse. Ideas will be presented as they are developed.**
- 7. 2nd Homeowner Forum- Creation of Kirkwood directory was discussed.**
- 8. Next meeting will be at the clubhouse on May 18 at 6:30 P.M**
- 9. Executive Session- Compliance issues, other.**
- 10. Adjournment was at 9:00 P.M.**