

**BOARD OF DIRECTORS  
KINGSWOOD HOMEOWNERS ASSOCIATION  
MINUTES OF THE MEETING  
December 1, 2003**

A meeting of the Board of Directors was held at 7:00 p.m. in the EOC Room (Basement) located in St. Charles City Hall, 2 E. Main Street, St. Charles, IL 60174.

All Directors were present except Jeanne Tackett.

Mike Henriksen opened the meeting at 7:05 p.m.

Mike stated that an extra \$500 was put into our account by our insurance company as an adjustment. We overpaid last year and this is an adjustment.

We are still looking for an Accountant. Mike will give Mike Hogan the name of the one in St. Charles and he will call him to determine cost.

Mike motioned that the Minutes of November 3, 2003 be approved. Frank seconded and they were approved.

KHOA has an excess of revenue over expenses this year and we will roll it over to the Reserve Fund until it is needed.

Mike distributed the proposed 2004 Budget and after some discussion Frank motioned that it be approved. Jay seconded and it was approved. Mike will put the Homeowner letter together and will mail it with the Budget.

Mike has heard some positive comments about the letter sent to residents by our Attorney but there are still some issues remaining on satellite dishes. After some discussion on this issue, Board members will contact homeowners who have placed dishes not corresponding to the new guidelines in an effort to have them comply.

Mike reported that Bob Hupp is in favor of adding a template to our web site to make it easy and direct to contact the City regarding conservation. Any question submitted by a homeowner will go to Bob Hupp and the Board to help ensure prompt replies. We will add a link to our web site to the "approved items" in the Conservation Ordinance. The City has asked for an extension on the lawsuit filed by a homeowner in connection with a conservation issue. The Hearing is now scheduled for January 15, 2004.

Mike stated that Barbara Lash has responded to our Attorney's letter pertaining to the open Transition issues and it should be resolved within the next couple of weeks.

Mike reported that a couple of letters were sent to the Board by Homeowners, one dealing with the number of automobiles parked overnight on a driveway and the other dealing with the Board election. Mike will respond to both letters.

Jay presented a proposal on the rip rap project. After some discussion, Mike said he would call the contractor one more time to discuss the price.

The next meeting was scheduled for January 5, 2004.

There being no further business the meeting was adjourned at 8:40 p.m.

Mike Hogan  
Secretary