

**BOARD OF DIRECTORS
KINGSWOOD HOMEOWNERS ASSOCIATION
MINUTES OF THE MEETING
May 3, 2004**

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 Jay Mitchell.

Several homeowners were present and stated several complaints with the City's handling of Conservation issues. After lengthy discussion both situations were apparently resolved and Mike will call Bob Hupp and try to get clarification on handling conservation issues on a more consistent basis.

Another homeowner requested that we put a notice on the Web Site reminding homeowners that there is a City Ordinance prohibiting cats and dogs from leaving the homeowner's property without being on a leash. Mike Hogan will advise Dan Eckert to post this reminder.

Mike Henriksen opened the meeting at 8:20 p.m. and provided the Board members and attending Homeowners a copy of the meeting Agenda (attached).

Board Meeting Minutes

Mike motioned that the Minutes of March 1, 2004 be approved. Frank seconded and they were approved.

Treasury Updates

Jeanne reviewed the Treasury Reports. Mike suggested putting the reserve amount into a 3-year financial instrument to obtain a higher interest return. The Tax Return should be done this month now that we have a new accountant. Jeanne said that as of May 1st there were 12 homeowners who have not paid their 2004 Assessments. We will give them another week to pay and then have EPI send another follow-up letter.

Old Business

Mike stated that he wanted to have EPI send a letter to Homeowners in violation of the Satellite Dish standard particularly in regard to the cables on the side of houses. Mike Hogan expressed concern that he didn't see anything in the by-laws that addressed this particular question of cables and he didn't want any letter to backfire on the Board. After some discussion Mike Hogan said he would go back to the FTC regulations provided to the Board some time ago and see if there was any item contained in those regulations pertaining to the cable issue. This will be discussed again at the next meeting.

Several Board members noted that our Web Site was not up to date and Mike will call Dan Eckert to have it brought up to date.

Mike stated that we would be going back to monthly meetings for the time being as there are a number of issues to discuss during the summer months.

Mike brought up the subject of having a Conservation Committee established and after some discussion Mike Henriksen will Chair this Committee and Frank Palarz, Jill Humphrey, Sara Belanger, Holly Spata all volunteered to serve on this Committee. Frank will also ask another homeowner to participate on the Committee as she had expressed interest in the past.

Townhomes

Mike and Frank met with the new President of the THA and she agreed to continue with the landscaping projects, the riprap project and for the electrical projects. They also discussed the treating of the ponds and putting riprap around the middle pond. The THA will have committee participation when we start these projects.

Conservation

Frank and Mike are still working on the template with the City and this will be finished by the next meeting. Mike updated the Board on a few issues still pending including a court date scheduled for May 20th on one conservation issue. Mike will obtain the City's views on when and how a homeowner can mulch in the Conservation Zone.

Legal/Insurance

Mike stated that we have a new 3-year policy in hand that just needs to be signed and returned to our insurance agent. The Board discussed the status of the No Trespassing signs and Jeanne suggested we go with Signs on the Fox to which the Board agreed.

Ponds

Frank and Mike will be on the Pond Committee. Frank updated the Committee on several proposals in the works. He stated that it seems a bubbler will work much better than a fountain. Frank provided the Board with a couple of written proposals that will be discussed at the June meeting. Frank will put together a "high-medium-low" proposal sheet for the Board to review at the June meeting.

Landscaping

Frank stated he has a Committee put together. Mike and Jeanne will talk to Prestige about extending their contract but several issues need to be addressed such as weed control along the parkway on Foxfield Drive and in the riprap. We would also like a 2004 landscaping plan.

The next meeting will be held on June 7, 2004 at 7:00 p.m. There being no further business the meeting was adjourned at 10:20 p.m.

Mike Hogan
Secretary