

**The Windings of Ferson Creek – Homeowner’s Association
Approved minutes of the October 10, 2011 Board Meeting.**

Members Present:

Patrick Windsor, Brock Miele, Greg Jaxon, Bill Alhers, Doug Dirks, Ann Hastert, Mark Powell and Susan Nelson.

Homeowners Comments:

Jane Hankison and Michael Gardner were present. Jane came to discuss the proposed increase in water and sewer rates. Jane wrote an article for the Newsletter asking all residents to post a comment on the Illinois Commerce Commission’s web site regarding the proposed increase. Michael Gardner is a new resident and attended as an observer.

1. Meeting called to order by President, Patrick Windsor at 7:45 PM.

2. Review and approval of the September 12, 2011 Board Meeting Minutes

A motion to approve the September 12, 2011 Board Meeting Minutes was made seconded and carried by a vote of 8 for, 0 against and 0 abstaining.

3. Treasurer’s Report

St. Charles Checking	5,661.69
St. Charles Capital/Restricted	26,500.00
St. Charles Money Market/Unrestricted	60,881.12
Total St. Charles Money Market	87,381.12
Total Checking/Savings	93,042.81

Mr. Jaxon advised that there were two closings in the past month and that there are currently 13 homes and 1 villa for sale in the Windings. A dunning notice which included finance charges went out on September 15th resulting in two 2011 delinquent accounts being settled. A motion to approve the Treasurer’s Report was made, seconded and carried by a vote of 8 for, 0 against and 0 abstaining.

4. Committee Reports

a. Covenants

The only covenant issue involved the dispute of a property line. The dispute was settled by the neighbors involved.

b. Landscape and Maintenance

Mr. Ahlers had four trees removed from common property and has plans for two more to be removed in the coming weeks. The sprinkler system on Arboretum and the pond aeration system will both be shut down this coming week. Mr. Windsor agreed to call the County in regard to mowing the grass at the vacant house on Ravine.

c. Security and Safety

Mr. Windsor had nothing new to report.

d. Pool

The pool is closed.

e. Clubhouse

The clubhouse will be used for several Windings events including Music under the Stars, Fall Clean

Up, and Pumpkin Fest in October as well as two private parties. Service Master will be cleaning and sanitizing the bathrooms and a resident has agreed to complete several small jobs including hanging curtain rods and installing new paper towel dispensers.

f. Social

Mark Powell went over the up-coming social events. He also discussed plans the Women of the Windings have for future social events and meetings.

The Board agreed to reimburse WOW for Pumpkin Fest expenses up to \$150.00 when receipts are presented.

g. Architecture

Mr. Miele had no architectural inquiries.

h. Publicity

No report.

i. Environmental

Mr. Dirks has been in contact with Jonathan Koepke of ENCAP regarding the repair work scheduled for the ravine. Mr. Koepke explained that the Army Corps of Engineers has not yet returned the work permit necessary to begin work. Hopefully the work will begin in October. Mr. Dirks submitted an article about this work for inclusion in the next issue of the Newsletter.

Jodie Wollnik of the Kane county Water Resources Division was asked if the work being done on the ravine might qualify for cost share funds. She felt that her committee might approve 1/3 to 1/2 the total. Our County Board Representative, Barbara Wojnicki will visit our neighborhood to inspect the ravines and assess the impact of erosion.

5. Other Business:

a. Nearby Property Development

Corron/Burlington intersection almost complete.

b. Infrastructure

Following Mr. Schuch's suggestion Mr. Dirks contacted the Kane County Department of Transportation and found that they had the original drawings for the development of Windings.

These drawings show the infrastructure of the Windings at the time it was developed and will be helpful in the planning of future infrastructure projects.

6. Newsletter

Mr. Dirks' article concerning erosion will be published in the next Newsletter.

Mr. Windsor's article asking for residents to run for Board positions ran in the last issue.

7. Adjournment

A motion to adjourn was made, seconded and carried by a vote of 8 for, 0 against and 0 abstaining.

Adjourned at 9:05 PM.