

Piper Glen Subdivision Association  
Monthly Board Meeting Minutes  
Tuesday April 14, 2015

**1. Call to Order:**

- (6:30 PM) By President Tim Jenkins

**2. Roll Call:**

- By President Tim Jenkins
- Present: President Tim Jenkins, Treasurer Dan Erwin, Architectural Board Member Mark Hanson, and At Large Officer Wendy Abshier
- Not Present: Vice President Paul Moore, Secretary Glen Austin
- Visitors: Wehmhoff, Quevillon, Hoehn, Omer, Allen, Davis, Galassi, Jones, McIntire, Gunn, Smithey

**3. Approval of Agenda:**

- Jenkins called for approval of the agenda. Galassi motioned for approval and Hansen second the motion. Agenda approved via consensus.

**4. Approval of Minutes:**

- Jenkins called for approval of the minutes from February. Erwin motioned for approval and Galassi second the motion. March minutes approved via consensus.

**5. Treasure's Report:**

- Erwin gave an update on March line items and final report for the end of the fiscal year. Bills to date have been paid as expected.
- Payments for the month of March/April are listed on the treasurer's report.
- Erwin discussed the delinquent dues and that two properties have been referred for collection/liens. Erwin also briefly discussed the Annual Financial Audit a required by Bi-Laws.
- Jenkins called for approval of the Treasurer's Report. Galassi called for motion to approve and Hansen second the motion. Approved via consensus.

**6. Architecture Committee Report:**

- Hanson briefly discussed the Architecture Control Committee Report for the month of March. ACC Report Attached at end of Meeting Minutes.
- Jenkins called for approval of the PGSA Architectural Committee Report. Erwin called for motion to approve and Abshier second the motion. Approved via consensus.

**7. Pool Manager/Pool Committee Report:**

- Jenkins gave a brief update on the Kiddie Pool Project. No unexpected changes in schedule. Project has been started and should be done in 3-4 weeks weather permitting and be ready when pool opens on Memorial Day weekend.
- Abshier informed the board that there are 4 lifeguards hired at this time with several returning lifeguards all with at least 2 years experience. Currently looking for one more lifeguard. The hours will be 11a-8pm except for at the beginning and end of season and the lifeguards school schedules allow. There will also be two sessions of swim lessons at the pool that will be posted on the website at a later date.

**8. Landscape Report:**

- Pool house will be un-winterized this week

**9. Old Business:**

- Bike Path - Hansen gave a brief update. Waiting for Patti Boyce to contact board after her attorney reviews the MOU. She stated that she would contact us this month.
- Golf Cart Community – Ballots have gone out to all residents and we are waiting for them to all come back in. If we receive 75% support for the subdivision then we will contact the city about the next steps in seeing how many streets will be approved for Golf Cart Travel

**10. New Business:**

- Upcoming events- Garage Sale April 24<sup>th</sup> and 25<sup>th</sup>. Has been advertised in Springfield and Chatham papers. Dumpster weekend will be May 1<sup>st</sup> – 3<sup>rd</sup>.

**11. Resident Comments/Questions:** Brief questions throughout meeting on Golf Cart Community Requirements as well as some questions or concerns about ACC Issues.

**12. Next Meeting:**

- Will be held on Tuesday May 12, 2015 at 6:30 PM, Edgar's Coffee House, 87 W Plummer Road, Chatham IL.

**13. Adjournment:**

- Jenkins requested a motion to adjourn the meeting. Hansen motioned to adjourn. Galassi second the motion. Approved via consensus.

# PGSA Architectural Control Committee

## Monthly Report

April 14, 2015

On 3/9 we received a complaint from a homeowner regarding vehicles that consistently block the sidewalk at 7600 Southport. On 3/12 we spoke with the owner of the vehicles and they have resolved the problem.

On 3/12 we received a complaint of a dog consistently not on a leash and owners who don't pick up. We attempted to reach the homeowner on 3/12, 13, 14, 17, 21 and 24. We re-contacted the complainant to discuss next steps. Since there have been no recent issues the complaint was dropped.

On 3/18 we received a review request for a pool and fence project at 7616 Wentworth. We approved the request on 3/23.

We received a review request for a new home on Lot 233. On 3/23 we temporarily approved the plan pending colors.

We received a review request for a new home on Lot 235. On 3/23 we temporarily approved the plan pending colors.

We received a review request for a new home on Lot 524. On 3/23 we temporarily approved the plan pending colors.

We received a review request for a new home on Lot 536. On 3/23 we temporarily approved the plan pending colors.

On 3/31 we received a request for a new home on Lot 205. On 4/23 we temporarily approved the plan pending colors.

On 3/31 we received a complaint of an unsightly planter box. After review of the box we determined that no action was necessary.

On 4/1 we received a request for a pergola to cover an existing patio project at 7200 Torrington Way. We approved the request on 4/6.

On 4/9 we received a complaint of maintenance issues. We have unsuccessfully attempted to contact the homeowner two times. We will continue to try making contact.

We approved no variances to existing covenants. We have five pending approvals on new homes awaiting colors.