

**Lexington Heights, Inc.  
Board of Trustees Meeting  
Saturday July 22, 2017**

**I. Call to Order**

The meeting was called to order at 9:30 by Trish O'Kane

**II. Trustees Present**

Maria Hudson Mazzone  
Gene Komaromi  
Trish O'Kane  
Jim Perna  
Mike Ryan  
Glady Stablein  
Maggie MacKenzie  
Darlene Surhigh  
Mary Wade

**III. Reading/Approval of July 8, 2017 Meeting Minutes**

Secretary Komaromi distributed the Minutes from the 7/8/2017 Meeting electronically.

Gladys Stablein made a motion to accept the minutes as distributed.  
There were multiple seconds.  
Motion carried (Motion ID 201725)

**IV. Member Topics**

- Phil Steffis noted the need for eradication of invasive Phragmites along the bluff. He shared contact information for a specialist on Invasive Species with the Board of Trustees.

**V. Treasurer's Report**

- The Treasurer is filing for 501c Tax Status with the IRS.
- It was noted that Liens due to the non-payment of dues only need to be filed once.
- Jim Perna indicated that accounting firm costs will be based on a per item basis, will get quotes.
- Mike Ryan met with Sheridan Insurance to review insurance and bonds for Trustees, will get quotes.

**VI. Clubhouse Report**

- Gladys Stablein has reviewed the Clubhouse Cleaning Checklists and is in the process of combining multiple checklists.
- The fire extinguishers certification is complete.

- The septic tank was cleaned.
- Alan Heating serviced the Clubhouse furnaces.
- Jim Perna noted that the Clubhouse Manager suggested that a new garage door was needed on the Clubhouse. Jim Perna will get estimates.
- Jim Perna also noted that some gravel was needed in front of the Clubhouse.

A motion was made by Jim Perna to have the Clubhouse Manager arrange to have gravel with a liner placed on Oak and the Clubhouse entrance for a cost not to exceed \$300.

Mike Ryan seconded the motion.

Motion carried. (Motion ID 201727)

## **VII. Bluff/Parkway Maintenance**

- A discussion concerning the annual trimming along Lakeview was held.

Gene Komaromi made a motion to have Timberwolf do a judicious trimming along Lakeview as they have done in the past for a cost not to exceed \$3000.

Mike Ryan seconded the motion.

Motion carried 8 Yes, 1 No (Motion ID 201728)

Gladys Stablein noted her No Vote was based on the fact that the process would be done without following a bid process.

- 
- Weis has not responded to requests to examine the area of concern.

## **VIII. Reports from Board Chairs**

- Lexington Heights has received listing of willing participants from general meeting

## **IX. Reports from Committees**

## **X. Unfinished Business**

- An estimate for Zenith Stair repairs has not been received.
- Gene Komaromi indicated everything was prepared for the Trustee Election.
- Euchre night preparations were completed by Mary Wade.
- Officers were asked to write “Job descriptions” for Secretary, VP and Treasurer

## **XI. New Business**

## **XII. President's Announcements/Comments**

## **XIII. Adjournment**

Gene Komaromi made a motion to adjourn.

Maggie MacKenzie seconded the motion

Motion carried. (Motion ID 201729)

