

**Lexington Heights, Inc.**  
Board of Trustees Meeting  
Date October 5, 2013

**Call to Order**

The meeting was called to order at 9:30 AM. by George Patrash

**Trustees Present/Absent**

Debbie Bonneau  
Mark Hayden  
Gene Komaromi  
Trish O'Kane  
George Patrash  
Kevin Ruane  
Mike Ryan  
Mary Wade

**Trustees Excused**

Darlene Surhigh

**Reading/Approval of 9/21/2013 Minutes (Gene Komaromi)**

Secretary Komaromi distributed the 9/21/2013 minutes electronically. Minor corrections were suggested.

A motion was made by Trish O'Kane to approve the minutes with suggestions.  
The motion was seconded by Mark Hayden  
Motion carried. (Motion ID 201357)

**Treasurer's Report (Mary Wade)**

- Mary Wade presented the board with a balance sheet, a check register and a profit and loss statement.
- Mary gave an oral report on recent expenditures with reference to specific checks.
- Trish O'Kane offered to consult with Mary Wade on a budget for next season.

Treasurer's Report accepted and filed for future reference.

**Guest Issues**

**Tree Adoption Program**

- Richard Gage gave a short presentation regarding the "Tree adoption Program". A project where plants have been nurtured by members for later use on community property.
- George thanked Richard Gage for his community improvement efforts.
- George asked Richard Gage specific questions regarding specific bluff planting.

### Cousins Party Store Discussion.

- Sheila Paige presented a written request that suggested Lexington Heights make agreement to purchase the Cousins Party Store property.
- Gene Komaromi responded to Sheila Paige's suggestions noting that the purchase was not supported by the Lexington Heights Membership Survey of 2008 or by member comments at various membership meetings.

A discussion followed.

- Mary Wade noted that she supported Sheila Paige's proposal.
- Mike Ryan asked questions regarding the possible potential use of the proposed purchase.
- Debbie Bonneau suggested that Lexington Heights conduct another Member Survey.

Debbie Bonneau made a motion to conduct a Member Survey that includes question regarding the Cousin's Property.

Kevin Ruane seconded the motion.

Motion carried. (Motion ID 201358)

- George Patrash asked Gene Komaromi to carry out the creation, with Board of Trustees input, and to assist with the distribution of the survey.

### **President's Announcements**

- Ryan and Rebecca P were asked to chair the Sand Castle Building, they are interested.
- George Patrash thanked the Board of Trustees for all of their work summarizing tasks that were completed.
- Gene Komaromi thanked George Patrash for his leadership.

### **Clubhouse Report**

#### Rug Replacement

- There were no estimates submitted for the rug cleaning or carpet replacement. Trish will get estimates by May of 2014.

#### Kitchen Door Repair

- The Kitchen door sustained some damage to the glass section and was repaired. Mark suggested replacing the door.

Debbie Bonneau made a motion to purchase a new kitchen screen door for a cost not to exceed a cost of \$200 including installation.

Gene Komaromi seconded the motion.

Motion carried. (Motion ID 201359)

#### Fire Extingusher Recharging

Thumb Fire Extingusher will come to the Clubhouse and certify the Fire Extinguishers.

Gene Komaromi made a motion to have Thumb Fire Extingusher recertify the Fire Extinguishers for cost not to exceed \$50

Trish O'Kane seconded the motion.

Motion carried. (Motion 201360)

### **Bluff/Parkway Maintenance**

- One "No Parking" sign needs to be removed from the Woodside area.
- Debbie noted the Round Up was used at the end of Zenith. George Patrash volunteered to contact the owner regarding the issue.

### **Reports from Member Chairs.**

- Gene Komaromi has set up an Emergency Contact form on the Web Site.

### **Committee Reports**

#### **Unfinished Business:**

##### Juniper/Ivy Blow Out Report

Weiss has not responded to requests for an evaluation of the area..

##### True Green Bluff Work Approval

The motion that was tabled at the last meeting was approved.

Darlene Surhigh made a motion for re seeding/aeration, and fertilization for \$751.00 from True Green.

Mark Hayden seconded the motion.

Motion tabled by executive decision. (Motion ID 201356)

##### Clubhouse Lease Agreement Approval

Some minor changes to the rental agreement were suggested and agreed to.

##### Sam's Spaghetti Dinner Final Report

Proceeds generated \$ 619.00.

##### Sewer Lagoon Clarification

- Information submitted by Michelle Hirschfield regarding the Mandated Sewer Project was shared with the Lexington Heights Board, the Concerned Subdivisions Organization and Worth Township.

##### Chili Fest Final Prep

- Trish indicated the preparations were underway for the Chili Fest.

## New Business

- Budget Allocation to Mandated Sewer Fund.

George Patrash made a motion to allocate \$5000 to the mandated sewer fund sewer fund.

Gene Komaromi seconded the motion.

Motion carried. (Motion ID 201361)

- Mary Wade indicated that she was disappointed that no new projects have been completed this season.

A motion was made to adjourn by Trish O'Kane

Motion seconded by Gene Komaromi

Motion carried (Motion ID 201362)