



**August
2013**

Volume 10 Issue 4

1545 Kirkwood Drive, Geneva

A Newsletter For and About the People of Kirkwood

KIRKWOOD HOMEOWNERS MEETING

Kirkwood Homeowner's Meeting
July 15, 2013

The meeting was called to order at 6:30 pm with six Board members present, and four homeowners. The last meeting minutes were read and approved.

Homeowners Forum:

Homeowners had maintenance requests and questions about a new driveway, a bad front stoop, repainting their front door and downspout issue. They also needed additional pool tags. Another homeowner found a pool key at the pool and turned it into the Board.

Reports:

Financial: There is \$128,127.61 in the account with some siding and drainage bills due.

Pool: Chuck P. is waiting for parts to get the pool gate lock transferred to the new gate. An electronics box was made to make it easier for maintenance. Chuck also found a new source for pool chemicals which could mean a 20-40% savings. He suspects there is a water loss somewhere as he is adding 600 gallons of water to the pool each day. Could it be from the weather or more people being in the pool this season?

Chemicals are ordered for the rest of the year.

Discussion on revising a 30 year old pool.

Maintenance:

- 1525: Side wall fixed with 70' of siding
- 1560: Repaired the stoop area to prevent animals coming in
- 1512-1514: Sump pump rerouted
- 1505-1507: Two sides to be completed
- 1535: Siding replaced

Landscape:

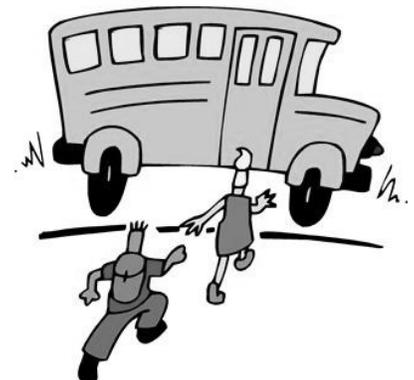
The committee did a violations walk around. There is no meeting in July, but one in August. They are working on a tree and bush trim list to coordinate with Darrell's committee.

Declaration Revision: Still waiting on response to by laws.

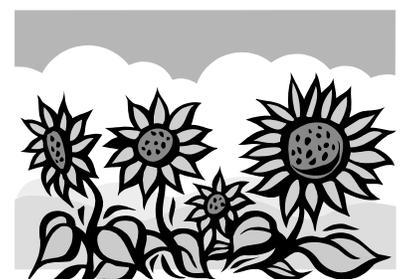
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**The next
Kirkwood Homeowners
Meeting is August 19th
6:30 pm
at the Clubhouse.**



OLD BUSINESS:

The pest control application is completed. There was an injury at 1555-falling through steps on deck which is to be fixed by homeowner.

NEW BUSINESS:

Driveways: Scott H. absent, but there are two bids for seal coating and new driveways;

Damico: Driveways: 3" with curb cutouts: \$18,500 Seal coating: \$5600

Midwest: Driveways: 4" no curb cutouts: \$18,844 Seal coating: \$5900 \$2363 for curb cut outs

10 Driveways to be replaced, 4 can be postponed if necessary

Bylaws: Still waiting for response

Motion made and approved for 1535 deck steps to be added.

Painting on units to start this week.

Kirkwood Landscape

The Landscape Committee sent out violation notices last month to homeowners not in compliance with the 2013 May Guidelines. 99% of the violations are now in compliance and we appreciate everyone's effort –changes are not easy sometimes. Remember, any landscape changes need to be submitted before any perennial plantings are done.

A *special thanks* to the tree trimmers of the neighborhood who put in over 30 combined labor hours by pruning out a lot of dead branches and shaping up the trees in the front and side areas. They were Darrel Edwards, Heidi Hunter, Jim Forni, Denise & Chuck Marks, and Rob Oliver and James and Sean Oliver. Lots of compliments were given out by neighbors on how nice the neighborhood is looking.

Pet Owner Reminder: Please pick up after your dog(s) in all areas of Kirkwood.

Geneva East Side Brush Pick Up

Brush must be put out at the curb no later than 7am on the Monday of your scheduled collection week.

East Side - Week of:

August 12 & August 26

September 9 & September 23

October 14 & October 28

November 11 & November 25

Great Idea!

One of our neighbors has a clever idea for hiding his garden hose that is not on a reel. He put the garden hose in a large pot that is the color of the siding.



This month a Kirkwood homeowner recently had her back area cleaned up of dead trees and "junk" trees. By doing this, new growth and other trees will have a chance to grow better.

Her home backs up to the bike path where Com Ed. recently cut down trees and limbs by the power lines and left a lot of branches and limbs on the ground.

If this is part of your back area problem, you may want to call or email the City of Geneva or Com. Ed to remove those fallen branches/limbs.



*Kirkwood's
July 4th
BBQ
Was
celebrated
With
neighbors and
friends*



Kirkwood
Management Phone:
630-557-5200

2013
BOARD OF DIRECTORS

President
Connie Porter
Secretary
Chuck Pedersen
Treasurer
Chuck Marks

Directors

Bob Jelinek
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Committees

Clubhouse Rental:
 Ginny Miller
Landscape: Denise Marks
Pool: Chuck Pedersen
Newsletter/Website:
 Denise Marks
Welcome:
 Heidi Hunter
Insurance Compliance
 John Bray

Kirkwood Online/Mobile
 Check out Kirkwood's website.
 Get the latest information, print
 out your landscape/architectural
 forms, look up the Rules &
 Regulations and more.
Log on to
www.kirkwoodhomes.org

*Does the Board have your
 E-Mail address on file?
 Be informed faster about events/
 actions happening in Kirkwood.
 Contact a Board Member.*

*Do you have an upcoming event,
 or special occasion that you
 would like us to post? Just drop
 it in the Red Mailbox or e-mail
 to Denmark923@aol.com.*

Sun	Mon	Tue	Wed	Thu	Fri	Sat
Notes:				1	2	3
4	5	6	7	8	9	10
11	12	13	14 Land- scape Mtg. 6:30	15	16	17
18	19 KHA Mtg. 6:30	20	21	22	23	24
25	26	27	28	29	30	31



*My sincere Thank You to all my
 Kirkwood friends and neighbors who
 helped me during my recent surger-
 ies. The watering, the food, the rides,
 the weeding, and cards of concern were greatly appreci-
 ated.*

*If you are ever in need of HELP in small or large ways-
 please add my name to the top of your list.*

Karen Ambler 1554 Kirkwood

*Good bye,
 We will Miss you
 in the
 Neighborhood*

Long time Kirkwood residents,
 Ray and Evelyn Tomlin have
 moved out of their home and will
 be residing at the Holmstad
 in Batavia.
 Our sincere good wishes for them
 in their new home.