

KIRKWOOD HOMEOWNERS ASSOCIATION
BOARD MEETING
February 19, 2018 6:00 PM Geneva Public Library

- 1) Call to order. 6:04 PM
- 2) Establishment of a quorum: Board members present were Rand Briggs, Jim Forni, Jean Stone, Liz Studer, and Mary Boen. Quorum established.
- 3) Approval of minutes from the January 16, 2018. There were no corrections or additions, so they were approved as written (Boen/Studer).
- 4) Reports:
 - a) Financials: The reserves were \$234,696 as of 1/31/2018.
 - b) Real Estate: 1580 is pending sale and the homeowner needs a closing letter. That letter will be provided once the March assessment is received. 1517 is under contract but failed the home inspection due to a concern about the condition of the flashing. There is no active leak. 1566 is on the market.
 - c) Maintenance: The front doors and driveways will be inspected as soon as the weather improves so the board can prioritize front door painting and driveway replacements.
 - d) Landscape – no report
- 5) Old Business:
 - a) Kirkwood service building: Will be re-named Kirkwood Community Center. The loan process has begun, and the contractor has begun to get the required permits.
- 6) New Business:
 - a) Maintenance and landscape request votes: The City of Geneva has offered trees for \$150 each. The board approved (Forni/Stone) to purchase three trees this year to replace trees at 1527, 1529, and 1539.
 - b) The Board reviewed the contract for the Kirkwood Community Center construction. Other than changing the word “residence” to “Service Building” in the contract, there were no changes. The contract was approved pending that change. (Forni/Boen)
 - c) Other – none
- 7) Next meeting: **Tuesday**, March 20, 2018, 6:00 p.m. at the Geneva Public Library
- 8) Adjourn to Executive Session – 6:34 p.m.
- 9) Return to regular session – 6:52 p.m.
 - a) The board noted that purchases of pool furniture, pool tags, office furnishings, a computer, phone lines, and Internet access will need to be funded after the Kirkwood Community Center is complete.
- 10) Adjourn – 6:59 p.m.