

Summerlakes Sun

January 2016

The Newsletter of the Summerlakes Homeowners' Association

*Summerlakes Homeowners' Association
3 S 020 Continental Drive
Warrenville, Illinois 60555*

BOARD OF DIRECTORS

President	Robert Olejarz
Vice-President	Mike Dobosiewicz
Treasurer	Steve Lewis
Secretary	Jeanne Tassotto
Director	Dave Alder
Director	Jim Dawe
Director	Christopher Drong

FACILITY HOURS

Fall/Winter

Monday - Friday 9:00 AM - 9:00 PM

Saturday 11:00 AM - 5:00 PM

Sunday 11:00 AM - 5:00 PM

Clubhouse Phone: (630) 393-3033

Clubhouse Fax: (630) 393-3507

summerlakes@summerlakeshomeowners.org

www.shainfo.com

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*Published & Edited By Mickie Speedy
michele@summerlakeshomeowners.org

**Waste Management refuse stickers are
available at the Clubhouse for
\$3.34 per sticker**



PRESIDENT'S MESSAGE

Hello Everyone! I hope that all of you had a great Christmas and New Year, spent with family and friends, and that 2016 will be a year filled with opportunities and success for all of us, and that we all continue to achieve our goals in our personal and professional lives.

As I was re-elected as President of the Summerlakes Board, and along with the rest of the Board, I will try to do my best to continue to achieve the best possible outcome for all of us as an association, and to make sure that decisions we make will serve all of us for the future, while our current needs are prioritized and being taken care of as needed. It will not be easy and I know that we as a Board and myself will have to make some difficult decisions. I know that it is impossible to make decisions that satisfy all, especially since we are a large subdivision, and that there will be decisions that won't please some, but that is a reality of life. We all try to do what is in our best interest; the same goes for the association. It takes meetings, conversation, compromise, and some mind changing to achieve the best outcome. I am willing to do what I can with the Board to ensure that our future needs can weather all storms with smooth sailing, so that all of us can enjoy our common grounds as much as possible.

Enjoy the rest of the holiday season, our mild winter, and maybe a little snow for the kids.

Robert Olejarz
President-SHA



Congratulations!

Judging for this year's holiday light contest took place on December 20th.

Many homes were lit up throughout Summerlakes this holiday season, however there were only 8 entries for the light contest, and those who participated in the fun did not make it easy for the judges to choose the best decorated.

It was a close contest, but the following three homes were chosen as winners of this year's outdoor light contest.

- ◆ *Nickels - 30W270 Leominster Court*
- ◆ *Gloweinke - 30W010 Hurlingham Court*
- ◆ *Chamberlain - 30W124 Arlington Court*

Each winner received a \$100.00 prize. We appreciate the time and effort of everyone that is put into lighting up our community.

Hope to see you next year!



If You're Going To Sell Your Summerlakes House In The Next Six To 12 Months, What You Do Right Now Could Mean A Difference Of Thousands Of Dollars – Especially If You're Going To Buy Another Home...

Warrenville IL – Even though your house isn't on the market yet, the buyer for your house is already starting to look online – just like you are right now.

A recent interview with Dan Walsh, Broker, with Baird & Warner revealed several tips for anyone thinking of selling their Summerlakes home.

"Most owners think their homes will sell quickly. Everyone thinks that their home is special and will bring a good price. In fact a lot of all new listings that go on the market eventually expire with the home still unsold."

If you're going to sell your house in the next six months, there are some things you can do now that will help you get top dollar for your home when you do sell it.

You may be reading this publication right now looking for the next home you're going to buy – even though you haven't sold the house you're in now. If that's the case it's especially important for you to plan your move properly.

A special report has just been released which shows you step-by-step what you need to do to get ready to sell your house for top dollar quickly.

Here's some of what you'll learn:

- Why buyers love model homes and how to make your house show like one.
- How to sell your house in as little as 24 hours – without ever putting it "on the market."

- How a 75-cent upgrade could earn you an extra \$500 to \$1,000 when you sell.
- How to find out what houses in any neighborhood are really selling for – and how long it takes for them to sell.
- Why most real estate advertising will never sell your house – and what to do about it.
- How to avoid the most expensive mistakes smart people make when they buy or sell a home.
- How to find out the current market value of your home for free over the phone.

Dan says the information in this report is the secret to his success in selling homes so quickly..

To get a free copy of the guide for smart home sellers called *How To Sell Your House For Top Dollar – Fast!* just call 630 517-4999 for a 24-hour free recorded message.

OR TEXT your e-mail address to 630 517-4999

OR go to

www.SummerlakesHomeValues.com

Here's What You'll Discover In This Free Guide For Smart Home Sellers:

How to sell your house in as little as 24 hours – without ever putting it "on the market..."

Why buyers love model homes and how to make your house show like one...

Why most real estate advertising will never sell your house – and what to do about it...

How To Sell Your House For Top Dollar - Fast!



Find out how much your house is worth – for free over the phone...

A little-known designer's secret that could net you an extra \$500 to \$1,000 more when you sell your house...

How to find out what houses in any neighborhood are *really* selling for – and how long it takes...

How to avoid the most expensive mistakes smart people make when they buy or sell a home...

Before You Decide To Sell Your House – Listen To This Free Recorded Message

What you do in the six months before you put your house on the market can make a difference of thousands of dollars more (or thousands of dollars less!) that you realize from the sale of your home.

To find out the little things that can help make all the difference just call 630 517-4999 for a free recorded message 24 hours a day.

Compliments of Dan Walsh, Baird & Warner Real Estate. Summerlakes homeowner and resident for 24 years. Cell/Text 630 205-6263

REMINDER!

Monthly Assessments for the year 2016 are \$39.00. Coupons were mailed out in December. If you did not receive yours please contact the Clubhouse office and a new set can be picked up there or mailed to you. Assessments can be paid monthly, quarterly or yearly. For your convenience there is a drop off box in the Clubhouse parking lot. To make things easier, why not sign up for auto pay? Call the office for details on how we can set that up for you.

BOARD of DIRECTORS

We would like to welcome Mike Dobosiewicz to the Summerlakes Board. He will be taking on the assignment of Vice-President. We say goodbye to Deana Pugh, and thank her for her efforts and time served on the Board. At the December meeting, Robert Olejarz was re-appointed as President, Steve Lewis as Treasurer, and Jeanne Tassotto as Secretary. Jim Dawe, Dave Alder, and Christopher Drong will continue as Directors.

Holiday Light Removal

Don't forget! All exterior decorative holiday lighting and yard decorations must be removed from homes by March 1, 2016. For more information refer to the Summerlakes ByLaws or the City Code Enforcement Officer at 630-393-9050.

TREE PICK-UP



Waste Management will pick up discarded Christmas trees the first two weeks in January 2016, without stickers on your regular pick up day.

AFTER the second week in January 2016, all trees will be taken as trash and must have a sticker attached. Trees longer than six feet in length must be cut in half. Please be sure to remove the tree stand and all decorations. Contact City Hall with questions at (630)393-9427.



*The Summerlakes Staff
& Board of Directors
wish all of our
residents and their families
a very healthy and
prosperous 2016!*

WINTER PARKING REGULATIONS & SNOW REMOVAL

As winter is approaching, the following information is provided to residents by the Warrenville Police Department: The City of Warrenville Ordinance 5-3-9 states that no vehicle shall be parked on any street, roadway, or roadway shoulder for a period of 24 hours immediately after the accumulation of two inches (2") or more of snow, or until the street or roadway has been cleared of snow.

Snow removal by the City is done on all main and through streets before clearing begins on side streets, dead ends, or cul-de-sacs.

Summerlakes will resume the snow removal of the northwest sidewalk along Continental Drive from Lakeview Drive to Johnson School, and on the west side of Shaw Drive only, to accommodate children walking to school.

Property owners are encouraged to remove the snow and ice from the sidewalk in front of their homes to accommodate pedestrians.

There are numerous areas throughout the City where the sidewalk is located in front of common property where there are no homes. In these instances, the City encourages the property owners abutting these sections of sidewalk to remove the snow and ice. During the winter months please help firefighters by keeping the fire hydrants free and clear of snow and ice.

Hello Summerlakes Homeowners,

Are you looking for fresh, healthy meals delivered right to your door?



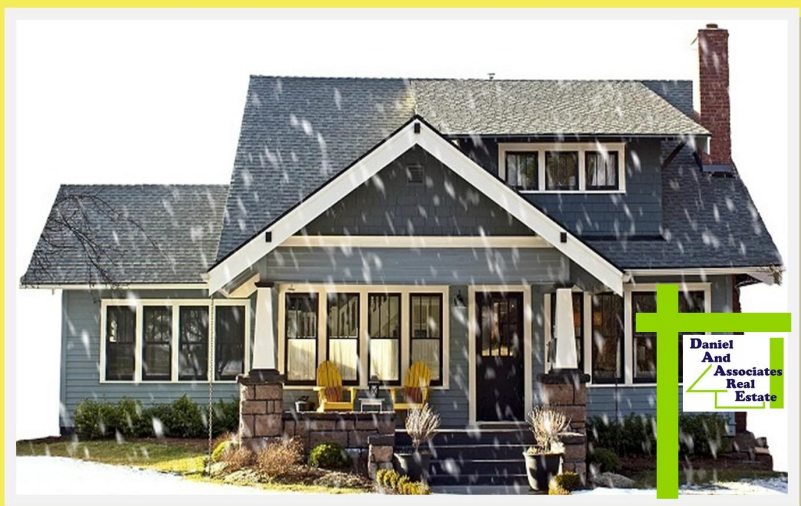
Consider Meal Village - We are a locally based startup company making healthy everyday eating convenient and affordable! Meal Village creates and delivers wholesome, chef prepared meals made with the highest quality ingredients directly to Summerlakes residents, ready for you to warm and serve for a restaurant caliber dining experience. Our talented Chefs showcase tasty new menu items everyday ensuring there is always a great diversity of meal selections for everyone.

Check out our daily menu at www.MealVillage.com or download our app (available for [IOS](#) and [Android](#)).



The most reliable way to
Predict the Future
 is to create it.

WE WILL BE WITH YOU EVERY STEP OF THE WAY!



Our Promise...

- * Professionalism
- * Persistence
- * Loyalty
- * Trustworthy
- * Successful Transaction
- * Qualified Buyers
- * Top of the Line Technology
- * Top Dollar for Your Home

Text "HOME" to 630.206.3337 to view more properties.



LOCAL EXPERT!
 Serving Your Community for 40 Years.



What's Happening in Summerlakes!










Under Contract	2S644	Wildwood Ct.	\$135,000
Under Contract	30W140	Maplewood Ct.	\$154,900
Under Contract	2S648	Wildwood Ct.	\$179,900
Active	2S643	Wildwood Ct.	\$189,900
Active	30W191	Cynthia Ct.	\$227,900

MRED LLC - The accuracy of all information, is deemed reliable but not guaranteed and should be personally verified through personal inspection by and/or with a DAARE Realtor®. All properties in this flyer are located in Warrenville, IL.

For All of Your Real Estate needs... "Call Us Today!"

630.393.1700 * www.daare.com

JANUARY 2016

Sun	Mon	Tue	Wed	Thu	Fri	Sat
					1  HAPPY NEW YEAR!	2
						
3	4 	5	6	7	8	9 
10 Rental 12-5 pm	11	12	13	14 Board Meeting 7:00 pm	15	16
17	18 Martin Luther King, Jr. Day	19	20 	21	22	23
24	25 	26	27	28 Architectural Meeting 7:00 pm	29 	30
31 Rental 12-5 pm						

Motions of Board of Directors Meeting December 10, 2015



- Motion:** To appoint Mike Dobosiewicz to fill the Board vacancy. All Ayes.
- Motion:** To nominate Robert Olejarz as Board President. All Ayes.
- Motion:** To nominate Mike Dobosiewicz as Board Vice-President. All Ayes.
- Motion:** To nominate Steve Lewis as Board Treasurer. All Ayes.
- Motion:** To nominate Jeanne Tassotto as Board Secretary. All Ayes.
- Motion:** To approve the November meeting minutes as written. All Ayes.
- Motion:** To approve the Annual Meeting minutes as written. All Ayes.
- Motion:** To approve the November financial report as written. All Ayes.
- Motion:** To approve up to \$5,000. for a plumber to scope the drain lines in the Clubhouse. All Ayes.
- Motion:** To accept the bid of \$2,400. from Rollins Aquatic for the pond maintenance for 2016-17. 5 Ayes, 1 Nay.

NEXT BOARD MEETING
January 14, 2016
7:00 p.m.



ARCHITECTURAL MEETING
January 28 2016
7:00 p.m.