

Summerlakes



The Newsletter of the Summerlakes Homeowners' Association

October 2018

*Summerlakes Homeowners' Association
3S020 Continental Drive
Warrenville, Illinois 60555*

FACILITY HOURS

(Fall/Winter)

Monday-Friday, 9:00 a.m. - 8:00 p.m.

Saturday, 11:00 a.m. - 5:00 p.m.

Sunday, 11:00 a.m. - 5:00 p.m.

Clubhouse Phone: 630-393-3033

Clubhouse Fax: 630-393-3507

summerlakes@summerlakeshomeowners.org

BOARD OF DIRECTORS

President	Robert Olejarz
Vice-President	Dave Alder
Treasurer	Steve Lewis
Secretary	Gail Smith
Director	Mike Dobosiewicz
Director	Samantha Zygiel
Director	

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Waste Management Stickers are available for purchase at the Clubhouse for

\$4.87 per sticker.





Halloween Party

Saturday, October 27th

6:00 p.m. to 8:30 p.m.

Music &
Dancing

Refreshments

Bonfire

Costume
Contest

Games

Hayrides
(weather permitting)

You MUST be Registered for this Event!

Registered children ages 12 and under will receive a goodie bag.

Call to sign up no later than October 25th. No Exceptions!

630-393-3033

2019 PROPOSED BUDGET

This is the proposed budget (Income vs. Expense) for the upcoming year. Please take a look at it and send any comments or concerns that you may have. The Board of Directors works very hard to spend your money in the most efficient way to maintain and improve the Clubhouse and the common areas. This takes a lot of time and effort from the Board members, and these efforts are greatly appreciated. Again, this is the proposed budget, subject to change. The final 2019 budget will be approved and voted on at the Annual Meeting in November.

Income

Income

Assessment

Pool Reserve Fund

\$33,336.00

Assessment - Other

\$411,144.00

Total Assessment

\$444,480.00

Clubhouse Rentals

\$7,500.00

Document Fees

\$3,800.00

Interest Income

\$500.00

Late Fees

\$9,000.00

Legal Fees

\$10,000.00

Newsletter Ads

\$1,000.00

Income - Other

\$3,000.00

Total Income

\$34,800.00

Total Income

Gross Income

\$479,280.00

Expense

Bank Fees

Account Charges

\$1,200.00

Total Bank Fees

\$1,200.00

Capital Improvements

Building Capital Expense

\$40,000.00

Pool Capital Expense

\$40,000.00

Grounds Capital Expense

\$20,000.00

Total Capital Improvements

\$100,000.00

Dues & Subscriptions

\$200.00

Insurance

Automobile

\$1,000.00

Employee Health

\$11,000.00

Workmans Comp. & General Liab.

\$25,000.00

Total Insurance

\$37,000.00

Maintenance

Building

\$25,000.00

Grounds

\$20,000.00

Pool/Spa

\$20,000.00

Supplies

\$5,000.00

Tractor Expense

\$3,500.00

Vehicle Expenses

\$21,000.00

Total Maintenance

\$94,500.00

2019 PROPOSED BUDGET, *continued*

Office Expense

Outside Services \$4,200.00

Postage \$2,500.00

Supplies \$2,500.00

Total Office Expense **\$9,200.00**

Other Expense

Activities Expense \$7,000.00

Licenses and Permits \$3,000.00

Uncategorized Expenses \$2,000.00

Uniforms \$100.00

Total Other Expense **\$12,100.00**

Payroll Expense; Taxes \$10,000.00

Payroll Expenses

Payroll Processing Charge \$2,700.00

Wages \$130,000.00

Total Payroll Expenses **\$142,700.00**

Professional Fees

Accounting \$700.00

Legal Fees \$20,000.00

Total Professional Fees **\$20,700.00**

Utilities

Cable TV \$1,100.00

Electric \$16,000.00

Gas \$12,000.00

Internet \$800.00

Refuse Removal \$2,500.00

Telephone \$2,500.00

Water \$3,000.00

Utilities - Other \$800.00

Total Utilities **\$38,700.00**

Total Expense \$455,100.00

Income for Reserve **\$24,180.00**



ANNUAL MEETING & BOARD ELECTION

The Annual Meeting and Election for the Board of Directors will be held next month on Thursday, November 8th. This year we will be filling four (4) open positions for the SHA Board of Directors. We currently have six candidates interested in filling these positions; Mike Dobosiewicz, Fred Baker, Samantha Zygiel, Gail Smith, Christopher Drong, and Dave Alder. Voting materials are being mailed out to homeowners the first week of October-Proxy/Absentee Ballots are included to use in the event you are unable to attend the Annual Meeting. If you are unable to attend the Annual Meeting and vote in person, please return your signed Proxy/ Absentee Ballot to the Club-house before November 8th.

A CANDIDATE'S NOTE

Hi,

My name is Fred Baker, a retired Software Engineer after many years at Motorola Solutions in Schaumburg, and Bell Labs Lucent in Naperville. I am married with 4 children and 13 grandkids, who keep us very busy. We are very fortunate that they all live within a 10 mile radius.

I have served as an elected condo board member for the last 3 years before moving to Summerlakes. I am interested in running for election to the Summerlakes Board of Directors in November. I feel that I have a lot to offer to the community and I enjoy being involved in the neighborhood. I am a positive people-person and enjoy working on a team to achieve results.

HALLOWEEN SAFETY

This year Halloween is on Wednesday, October 31st. The Police Department recommends that "Trick-or-Treat" takes place between the hours of 3:00 p.m. and 7:00 p.m. Anyone participating in handing out treats should turn on their porch light. A house with no porch light on should be skipped. All Halloween participants should be accompanied by a responsible adult.

Have a Safe, Fun and Happy Halloween!

NOW OPEN WARRENVILLE CANTERA COMMONS
across from Super Target
Dog & Cat Food, Treats, Toys, Bakery & Chews

GROOMING • RETAIL • BAKERY



Family Owned
AND OPERATED



CANTERA COMMONS - WARRENVILLE

28341 Diehl Road • Warrenville • 630-225-9457

Mon-Sat 7am-5:30pm, Sun 10am-5pm

www.spottedpawshop.com

SHOPS OF WHEATON - WHEATON

1149 East Butterfield Road • Wheaton • 630.225-7387

Mon-Sat 7am-5pm, Sun 10am-5pm

Award Winning, Nationally Ranked, Certified Pet Styling
2017 Nominated for Best of Wheaton and Honoree of the Business
Ledger's 27th Annual Award for Business Excellence

15% OFF any one item

SPOTTED PAW GROOMING & PET GOODS

With this coupon. Excludes services. Valid on retail only.
Not valid with other offers or discounts. Expires 10-31-18.

FINAL CITY BRUSH PICK-UP

The final free brush pick-up will be in October. Summerlakes falls within Zones 1 & 2.

Zone 1 (north of Batavia Road) - first Monday of October

Zone 2 (south of Batavia Road) - second Monday of October

Please keep in mind that brush is required to be out by 7:00 a.m. on the designated Monday, but pick-up may occur on a day later in that week.

Brush piles must comply with the following guidelines:

- ◆ One pile per address
- ◆ Pile cannot be greater than 3 feet in height, 8 feet in depth, and 15 feet in length
- ◆ Branches cannot be longer than 8 feet in length and no more than 8 inches in diameter
- ◆ Branches must be placed with the larger cut end toward the street

Brush pick-up is limited to trimmings (not tree removal) from bushes or shrubs, and branches from trimming and/or pruning trees. Other items such as logs, root balls, stumps, lumber, etc. will NOT be picked up. **Brush piles that do not conform to these standards will NOT be picked up and a notice will be left on the front door.** Call the Public Works Department at 630.393.9050 for more information.



OCTOBER

Sun	Mon	Tue	Wed	Thu	Fri	Sat
	1	2	3 	4	5	6 <i>Rental 1-12</i>
7	8 <i>Columbus Day</i> 	9	10	11 <i>Board Mtg. 7:00 pm</i>	12	13
14 	15	16 	17	18	19 	20
21	22	23	24	25 <i>Architectural Mtg. 7:00 pm</i>	26	27 <i>Halloween Party 6-9 pm</i>
28	29 	30	31 			

Motions of Board of Director's Meeting September 13, 2018



The meeting for September was cancelled due to a lack of quorum.

NEXT BOARD MEETING
October 11, 2018
7:00 PM



ARCHITECTURAL MEETING
October 25, 2018
7:00 PM



FALL Home Maintenance

7 Steps of Fall Maintenance from Your Summerlakes Expert

For All Your Home Needs ...
 Call DAARE For A
 List of
 Reliable Professionals



1 Furnace

Hire a reputable HVAC company to check and clean your furnace. Change your filter regularly.

2 Plumbing

Fix any leaky pipes. Winterize any piping that is exposed. Turn off water valves that lead to the exterior

3 Detectors

Test your smoke and carbon monoxide detectors. Replace the batteries if needed. Now your family can sleep in peace.

4 Roof & Gutters

Inspect your roof. If needed hire a professional. The gutters & downspouts should be free flowing to

5 Windows & Doors

Replace or repair any broken windows or doors. Keep the draft out by making sure they are sealed with weather stripping, caulk or spray foam.

6 Fireplace & Chimney

Check your fireplace and chimney. Have it swept and remove the soot buildup. Make sure it is venting out safely.

7 Yard Work & Maintenance

Once the weather cools down winterize your lawnmower and have your snow blower and shovels accessible. Do a thorough fall clean-up of your yard. (rake, sweep and clear entryways)

Real Estate In Summerlakes				Under Contract	2S210	Continental Dr	\$250,000
Contract	30W070	Galbreath Dr	\$139,900	For Sale	2S445	Sanchez Dr	\$259,900
For Sale	29W780	Galbreath Dr	\$175,000	Under Contract	30W253	Bedford Ln	\$265,500
Under Contract	2S460	Cynthia Dr	\$189,900	For Sale	30W131	Foxboro Ct	\$269,900
Under Contract	30W116	Wood Ct	\$199,900	Under Contract	30W151	Arlington Ct	\$287,500
For Sale	30W080	Glenhurst Ct	\$240,000	For Sale	2S041	Lexington Ct	\$289,900

For All Your Real Estate Needs... "Call Us Today!"
630.393.1700  **daare.com**

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