



## **Board of Directors Meeting Minutes Tuesday, September 12, 2023, 7:00 PM**

### **Opening items:**

Announcement of recording and live broadcast.

### **Introduction of the Board members present:**

Barbara Will-Henn

Liz Grady

Keisha Barber (remote call in)

Derrick Mainor

Absent: Nauteia Brass

### **Visitors:**

N/A

### **Visitors Report:**

N/A

### **Meeting Agenda:**

Approval of June 21, 2023 Meeting Minutes

Rules & Regulation Handbook Revision

Electronic Voting

### **Items:**

**Motion to Approve minutes for the June 21, 2023,**

**Board of Directors meeting.**

Motion: Derrick

Second: Liz

Discussion: No discussion

Vote: All ayes

Motion: passed

**Motion to revise Rules and Regulation Handbook removing the definition of  
Holiday lights.**

**CURRENT COPY**

HOLIDAY LIGHTS

Seasonal holiday decorative lights may be displayed between December 1st and January 10th only. Seasonal holiday decorative lights are defined as any string lights on a Unit.

### **SUGGESTED CHANGE**

#### **HOLIDAY LIGHTS**

Seasonal holiday decorative lights may be displayed between December 1st and January 10th only.

Motion: Derrick

Second: Liz

Discussion: No discussion

Vote: All ayes

Motion: passed

### **RESOLUTION TO ADOPT ELECTRONIC VOTING for LAKEWOOD PRAIRIE HOMEOWNERS ASSOCIATION**

#### **ELECTRONIC VOTING**

The following Rules and Regulations will be added to the rules and provisions set forth in the LAKEWOOD PRAIRIE HOMEOWNERS ASSOCIATION under a Subheading as follows:

#### **ELECTRONIC VOTING**

The Board has discretion to conduct elections electronically if they so choose. If the Board decides to conduct elections electronically, the following rules shall apply:

1. Owners may not vote by proxy in elections held electronically.
2. The Board shall use a third-party vendor to store and calculate the ballots that are submitted.
3. An Owner must opt in to vote electronically. Each Owner who chooses to vote electronically must create an account with the third-party vendor.
4. The Board shall provide all Owners with instructions on how to vote at the election not less than ten (10) and not more than thirty (30) days before the election.
5. The Instruction notice shall include the names of all candidates who have given the Board written notice of their intentions to run for the Board.
6. Each electronic ballot will allow Owners to vote for candidates who do not appear on the ballot.
7. Any Owner may choose to opt out of electronic voting and instead vote in person during the election. Any vote cast in person will void any previously submitted electronic vote.

Motion: Derrick  
Second: Liz  
Discussion: No discussion  
Vote: All ayes  
Resolution: passed

### **Homeowner Questions:**

Marcin Swieczka- **Question:** Speeding is getting out of hand on Barberrry. I'm aware an officer is closely tied with our community and attends our meetings. Maybe we can share this with him? Are we doing anything to curb speeding along this busy stretch of road? Can we have police do speed enforcement? Can we add stop signs at intersections? People treat this like a high speed highway and it's got to stop. There's a trail along this road, driveways face it, and there's kids frequently in the vicinity trying to get the the park.

**Answer:** Police issue. Comment was shared with Joliet Police.

Kelly Gardner- **Question:** When is the board election? The last board meeting listed for the year is the October budget meeting

**Answer:** Tentative date is January 11, 2024.

Frank and Rebecca Manks- **Question:** When does the contract for the current pool maintenance/life guarding company end? The pool was extremely dirty and not well maintained this year. When homeowners have brought this up they have been told by Foster and the board that all we can do is "keep after the company." It doesn't appear that this approach is working. If we can't get the company that works for us under control, we need to break the contact for breaching it and shop around for a new one. Examples for pool issues that need to be addressed immediately:

There are weeds growing out of the pavement, metal bolts sticking out of the concrete that have been covered up with an orange cone to prevent injury for at least 3 seasons now. There are chairs broken than not. There is mold on the sides and bottom of the pool. Also, provisions in the contract that say the pool is to be closed if it is too hot seem a little ridiculous.

**Answer:** The contract has ended. New vendors are currently being interviewed for the 2024 season. All contracts include temperature provisions to ensure the safety of the guards.

### **Open Homeowner Forum:**

Janice Livingston  
1001 Plantain Drive  
Tree trimming Fencing Issue - on the list

Christina Driscoll  
902 Plantain Drive  
Electronic Voting  
New Building

Darlene Brehmer  
1014 Woodiris  
Why no Signs

Tim Gardner  
7727 Morgana Drive  
Issue with the board and transparency

Joseph McPherson  
7609 Violet Lane  
Conformity, uniformity in lawns, trash cans  
Warning letters, violation fines

Kelly Gardner  
7727 Morgana Drive  
How does the election work?  
Signage

Casheema Omawobi  
913 Plantain Drive  
Information on voting - Getting bids for a third party company  
Introduction of the By-law committee - First week of November By-laws committee  
Expectations of being a board member  
Importance of being involved

Darlene Brehmer  
Electronic voting

**Motion to Adjourn at 7:52pm:**

Motion:Liz  
Second: Second  
Vote: All ayes  
Motion Passed