



**Summary Minutes**  
**Georgetown Homeowners' Association Meeting**  
**August 9, 2004**

The meeting was called to order by President Judy Holz at 7:30 p.m. at the Frankfort Square Park District building.

**Attendees:**

1) Gary & Colleen Benson	10) Ivy Posada
2) Jerome Williams	11) Franklin Trice
3) Art & Judy Holz	12) Jim DeGrado
4) Chuck & Mindy Cronwall	13) Conrad & Adrienne Johnson
5) Mattie & Eugene Blackwell	14) Thaddeus Gray
6) Carole Jamison	15) Lemone Lampley
7) Sharon Jackson	16) Ted Dixon
8) Gary Watland	17) Jeffrey Blanchard
9) Curtis Miles	18) Belinda Swanson

**President's report** -Judy Holz started the meeting by thanking Jerry King for his years of service as GHA's Treasurer. Ivy Posada is now Treasurer and Jim DeGrado has volunteered to be Assistant Secretary.

In the past, we have had some residents move into Georgetown who were unaware that our subdivision had a homeowners association which was governed by covenants and had annual dues. You are encouraged to share this information with any prospective buyers if you are planning to sell you home and provide a copy of our Declaration of Covenants and Amendments to your realtor. Most prospective buyers will view this as a very positive indication that the existing residents of our subdivision take pride in the neighborhood they are considering which helps ensure continued increase in property values.

***Congratulations*** to the Piros family for their Beautification Award from the Village of Frankfort!

Invoices for the 2004-2005 mandatory dues are enclosed in this package. Dues this year are \$100 and are due by October 1, 2004.

There was a discussion about Old Plank Trail homeowners joining Georgetown's Homeowners Association. It was determined that would not be legal, but we would help them get started with their own association.

There will continue to be two general meetings a year as long as there is continued high attendance by homeowners. The sign at the front entrance seems to make a great impact in reminding everyone of the meetings. The next general meeting is tentatively scheduled for **Monday, March 7, 2005**. Meeting notices will be mailed out approximately one week prior to the meeting and a sign will be posted at the front entrance several days before the meeting.

**The Secretary's Report** was approved as published. Anyone that would like a copy of past minutes can contact the secretary for a copy.

**The Treasurer's Report** was approved as published. Anyone that would like a copy of the Treasurer's report can contact the treasurer for a copy.

**Architectural Committee Report** – Mattie Blackwell suggested that since all lots were built on that the Architectural Committee no longer was needed. From this day forward any construction, reconstruction, erection remodeling, addition to, alteration or placing of any building, fence, wall structure or improvement whatsoever, they need to submit a request for approval form to the board. The form may be obtained from the Georgetown Website or from any board member. Residents should also check with the Village of Frankfort in regards to what if any permits are required for such projects. The board will also be mailing out letters to homeowners who are in violation of any Georgetown covenants.

**Improvements Committee Report** - Sharon Jackson, Committee Chairperson, reported that the front entrance landscaping has been put on hold. Harlem Ave. will be undergoing construction making it four lanes in the future. Therefore until this is done, it does not make sense to invest money until we know how our entrance is impacted by the widening. The project should start in 2005 with the initial engineering of the project and the actual project starting in the year 2006. The Village of Frankfort will contact the homeowner's association with dates and times of any meetings in regards to the project. The committee has come up with a tree incentive for homeowners. Enclosed is an order form and description of the available trees. Orders must be received by September 30 with a deposit of 50%. The remainder of the money will be due on the day that the tree is installed. The landscaper is looking at planting the trees in the middle of October. Below is a list of available trees and the cost break down.

	<b><u>1-50</u></b>	<b><u>51-99</u></b>	<b><u>100+</u></b>
Cleveland/Bradford Pear	\$230 each	\$205 each	\$190 each
Ash	\$330 each	\$290 each	\$265 each
Maple	\$330 each	\$290 each	\$265 each

The committee presented an incentive where if a homeowner purchased 2 trees and planted one in the parkway they would receive \$40 off the cost of their trees, paid by the Georgetown Homeowners Association. There was a discussion and it was voted down by the homeowners present. Instead we will make a purchase of trees for the common area with the money that was allocated for the incentive. If you have any questions regarding the purchasing of trees please contact Sharon Jackson.

**Social Committee Report** – Jeff Blanchard, Committee Chairperson, reported the date for the picnic has been changed to Sunday, September 19 at 12:00 p.m. - 4:00 p.m. See enclosed flyer for additional information.

Also another cookie exchange is being planned for this year, anyone who would be willing to host this years exchange please contact Jeff Blanchard at 464-6563.

### **Miscellaneous**

We are looking for GHA representatives for the Frankfort Square Park District and for the Village of Frankfort. Anyone interested in either one of these positions please contact one of the Board members.

There was a discussion about the playground equipment in Old Plank Trail in regards to the overall look of the park. It was built with the intention of blending in with the surrounding forest preserve. The improvements committee gave input to the park district on what we would like to see as homeowners. There will be a gazebo and picnic area added to the park.

Eugene Blackwell inquired about the planed entrance to the bike path from Georgetown and it is still being held up by the dispute between the Village of Frankfort and George Seris. We have no further information regarding this legal battle.

The meeting was adjourned.

### **Board of Directors:**

Judy Holz, President - 469-1941  
Gary Benson, Vice President - 469-3573  
Ivy Posada, Treasurer - 464-9161  
Colleen Benson, Secretary - 469-3573  
Jim DeGrado, Assistant Secretary - 464-1360