I. The meeting was called to order at 7:00 pm by President Judy Glazewski.

II. All board members were present except Beth Murphy:
   - President: Judy Glazewski
   - Vice President: Tom Krippel
   - Treasurer: Beth Murphy (not in attendance)
   - Director: Len Wiencek
   - Secretary: Jerry Spehar
   - EPI Representative: Scott Adler - EPI Area Manager

   Owners present: Judy Glazewski, Jerry Spehar, Tom Krippel, Len Wiencek, John Sokol, Rita Davis and Joe Beissel.

III. Homeowner Forum:
   1) Rita Davis mentioned that the mulch looks nice. She mentioned to Scott that she called EPI regarding a leak. Scott stated EPI issued a work order to Lang and Lang responded they never received that work order. Scott stated the work order has been re-sent. Rita had a question regarding the fascia project and was told it will be completed on all units. She also asked about the driveways. She asked about the bushes. Joe Beissel had a question regarding the bushes between the driveways at 8831 Bluebird. Judy stated those bushes will be replaced. He also had a question regarding the driveway project. He also had a question about the mulch spreading during heavy rain. John Sokol had no comments.

IV. Landscape Update:- Judy Glazewski:
   1) Judy discussed the landscape update. She has the monthly inspections from Marcie, of Acres. They discussed issues such as open work orders, home owner’s complaints, etc. Some bushes are in need of “dormant pruning” and she will obtain a price for that procedure. She stated there is a concern that that procedure is worth the investment or would it be better to just replace those bushes. A decision will be made next spring-2017.
   2) She stated we will be getting our aeration in the fall because they ran out of time last spring to do it.
   3) She stated Marcie, of Acres, said we would benefit from a fourth application of broad-leaf-control and fertilizer for $2,475., to be done in the fall after aeration. Judy stated we will benefit because of the amount of crab grass. She also stated, based on the Treasurer’s input, we should have money available to do it.
   4) Judy also stated she told Marcie, of Acres, to tell her crews they are not to take orders from homeowners so as to avoid confusion.
   5) About the junipers by the entrance. They do not match. Marcia, of Acres, acknowledged they are the wrong ones and will be replaced.
   6) There will be more landscape discussion during the Management Report section of the meeting.
V. Approval of Minutes: Tom motioned to approve the July 11, 2016 Board Meeting Minutes, included in the August 2016 Director’s book. Jerry seconded. The minutes were unanimously approved.

VI. Treasurer’s Report: Beth
1. The Treasurer was not in attendance, but she submitted the PLTA August 2016 Treasurer’s Report document to all board members and Scott on August 11, 2016.
2. That PLTA August 2016 Treasurer’s Report document was not discussed at this meeting and is not part of these minutes.

VII. Management Report - Scott
I. Financial:
   A) Statements: Attached – Not discussed.
   B) Delinquency: Status – Not discussed.

II. Miscellaneous Operating:
   A) Soffit/Fascia Capping: –
      1) Scott stated Lang has pulled off of our project, for another project, and Lang will return when that work is completed.
   B) Mulch: –
      1) Scott stated mulching was completed July 29th. No complaints were received. However some mulch has washed out because of the rain. Judy mentioned an open work order (W/O number not mentioned) that was assigned to Acres regarding the mulch; something had been moved and not moved back. She also made mention of the bees. Other board members mentioned their experiences with the bees and hornets.
   C) Landscaping: –
      1) Scott reference the following bids based on specifications provided by the board.

<table>
<thead>
<tr>
<th>Landscape Bid Table</th>
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<tbody>
<tr>
<td>Report Page</td>
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<tr>
<td>12</td>
</tr>
<tr>
<td>21</td>
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<tr>
<td>25</td>
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</tbody>
</table>

2) Judy stated she will be able to lower the bids because there are changes to be made to the proposals before the contract can be written.
3) Judy motioned we accept Acres’ bid. Tom seconded the motion. The Board of Directors unanimously approved.
4) Judy asked if it would be OK to e-mail her suggested changes to Marcie, of Acres. Scott stated that would be acceptable and he would base the contract using that input.
D) Snow Removal: – Scott referenced the snow removal contracts.
1) Scott stated he received the signed contracts, from Judy, and the association is set for the next two seasons.
E) Lake Treatment: –
1) Scott referenced the lake treatment and weekly inspection report from Environmental Aquatic Management. Scott asked if there were any question from the board. Len stated they look like they’re doing a good job.
2) There was some general discussion from the board members.
3) Scott did mention weed growth in the rip-rap and he would follow up with Marcie, of Acres, regarding a work order (W/O number not mentioned).

F) **Driveway Replacement:**
   1) Scott stated Apex started in the wrong location. They were supposed to start on Mockingbird. Instead they started on Mallard, because of a permit issue.
   2) Apex is still waiting for the permits from the Village of Tinley Park for the Mockingbird units. Scott stated he tried to contact Russ, from Apex, but has not heard back as of this meeting.
   3) Tom stated how he is coordinating the sprinkler system turn-on/turn-off.

G) **Drain Tile Repair:**
   1) Scott stated Aces completed the replacement at 8901 Mallard and 18134 Mockingbird. However Aces did not obtain building permits from the Tinley Park Building Department. Scott stated Russ, of Aces, informed him that when he contacted Tinley Park he was told permits were not required. Scott contacted the Tinley Park Building Department and was informed permits were required. Scott informed Aces that payment would be held up until the permits were obtained. Russ, of Aces, informed Scott he filed for the permits early this month (August) and they're waiting for the permits.

H) **Recycling:**
   1) Scott asked the board if they wanted to institute recycling and add that to the association scavenger contract.
   2) Scott stated he received inquiries because of the recent Tinley Park Recycling Center shutdown.
   3) Scott stated he contacted Waste Management, our current scavenger. Scott stated Waste Management stated there would be an additional charge of $3.00/unit/month for a one time pick up, each week, for one (1) 96 gallon tote.
   4) Jerry had a comment on this issue. He stated he had a conversation with Beth, regarding this issue, and she requested we table this issue, for now (she is out of town), and take it up when she can be in attendance at the next board meeting. Jerry request that the board agree to table this issue until Beth can be in on the discussion.
   5) Judy stated a concern, although she would like to be part of the re-cycling, that all home owners will not have room in their garages for the additional can.
   6) Tom stated that he and Len had previously looked into this issue and that he noticed the scavenger dumped the re-cycle container in the same truck as the regular trash. He stated he was not in favor of this issue and quoted the $3.600/year cost for.
   7) Judy asked that we table this issue. The board agreed.

I) **Parkway trees:**
   1) Scott referenced the parkway trees in the Inspection Report that are dead or look sickly. The Village stated they will be inspecting these, but Scott will send them a list.
   2) The board agreed with Scott’s tree list follow-up.

III. **Exterior Modification Requests:**
   A) Wienc (8901 Bluebird): Approval letter for window replacement. The Board of Directors unanimously approved the request.
   B) Jochum (8827 Bluebird): Approval letter for grass planting. The Board of Directors unanimously approved the request.
C) Beissel (8831 Bluebird): Approval letter for window replacement. The Board of Directors unanimously approved the request.

IV. Rule Violations and Appeals: To be discussed during Executive Session.

V. Miscellaneous Correspondence: To be discussed during Executive Session

VI. Palm Legislation:
1) Tom raised the question about the recent legislation.
2) Scott stated that previously the Appellate Court passed a ruling limiting what board can discuss in a closed meeting. Governor Rauner signed a bill last month that lessens the impact, to a certain degree.
3) Scott stated the particulars of exactly what the legislation means to condominium associations. The bill allows boards to meet outside open meeting for the following:
   a) Discuss pending or probable litigation.
   b) Discuss contracts or information regarding appointment, employment, engagement, or dismissal of an employee, independent contractor, agent, or other provider of goods and services.
   c) To interview a potential employee, independent contractor, or other provider of goods and services.
   d) Discuss violations of the rules and regulations of the association.
   e) Discuss delinquent accounts.
   f) Consult with the association’s legal counsel.
4) Judy brought up the fact that these issues are generally covered in Executive Session.
5) Scott stated the law does not go into effect until January 2017.

VII. Sales Summary: Not discussed.

<table>
<thead>
<tr>
<th>Address</th>
<th>Previous Owner</th>
<th>New Owner</th>
<th>Closing Date</th>
<th>Sales Amount</th>
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<tbody>
<tr>
<td>18137 PLD</td>
<td>Edwin/Catherine</td>
<td>Ken Courtright</td>
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<tr>
<td></td>
<td>Patzlaff</td>
<td></td>
<td></td>
<td></td>
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</tbody>
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VIII. Inspection Report:
1) Barlow (8821 Bluebird):- Sump pump causing stagnant water and standing water.
   a) Len suggested we should get a bid on drain-tile.
   b) There was a general board discussion.
2) Zuna (18217 Pheasant Lake Drive):- Dead patch of grass next to driveway.
   a) Judy had a question regarding an appeal letter.
   b) Scott explained the issue.

General Landscape:
1) Judy discussed with Scott the issue of brown spots throughout the property.
2) She also brought up the issue where two (2) trees (18217 Pheasant Lake Drive), were removed. That area was supposed to be replanted with perennials, and wasn’t. That area has since been mulched and the weeds covered. Judy’s concern is next spring when the weeds show thru the mulch. Judy will follow up with Marcie, of Acres. Discussion followed.
Work Orders:
1) Judy had a general discussion about an open work order, but did not provide specific W/O numbers.
2) W0029100: Lawn mowing schedule with Acres. Closed.
3) W0029305: Complaint from owner regarding slit garden hose. Closed.
4) Judy discussed open work orders, but did not give specific work order numbers.

General Landscape:-
1) Judy stated there will be some fall planting
2) Judy ask if we should wait for Beth, regarding the fourth (4th) treatment of fertilizer and weed control for the fall that Acres quoted for $2,475.00.
3) There was a discussion regarding funds. It was agreed there were sufficient funds available.
4) Tom motioned for approval of the fourth (4th) treatment of fertilizer and weed control for the fall. Jerry seconded the motion. The Board of Directors unanimously approved.

IX. Executive Session –
1) Len motioned to adjourn the meeting. Tom seconded the motion at 7:35 PM