

## **Greens of Park Ridge August 14, 2025 Board of Directors Meeting Minutes**

Date: August 14, 2025

Location: Zoom

Board Members Present: Robert Townsend, John Wilkinson Jr., Dennis (Denny) Glusko

Management: Kimberly Barrett

Guest Present: None

Meeting was called to order at 7:03pm, quorum was met.

### **Agenda:**

Robert motioned to approve the agenda as written. Denny seconded, and the motion passed unanimously.

### **Approval of Meeting Minutes:**

Robert motioned to approve the July 10, 2025, meeting minutes as written. John seconded, and the motion passed unanimously.

### **Financial Review:**

Management provided the financial report for the month of July 2025. Management noted that a CD will be maturing in September 2025 and will be providing the Board with information by email, as the CD matures before the next scheduled BOD meeting. Management is to provide the Board with information on the interest rate of the Money Market account.

Robert motioned to also move money out of the operating account into a new CD or the money market depending on the interest rates that management sends by email closer to when the September 2025 CD matures. John seconded the motion, and the motion passed unanimously.

### **Unfinished Business:**

Stop Sign Proposal – Tabled. Management is waiting for other proposals to come in as only one was provided.

2025 Annual Reinspection's were completed, and final notices were sent to all residents.

### **New Business:**

Management is to get 2025-2026 snow proposals from different companies.

Management is to get proposals from landscaping companies for shrub ideas to be planted where the diseased crape myrtles were removed from around the benches on Kimbelly Drive.

Management is to look at companies that use foam to raise/level concrete for minor trip hazards and possibly fill in cracks.

### **Executive Session:**

Robert motioned to close open session and enter executive session at 7:56pm, to review a homeowner letter from a homeowner regarding HOA fees payment plan, payment plan request form attorney. John seconded, and the motion passed unanimously.

Robert motioned to close the executive session and return back into open session at 8:08pm. Denny seconded the motion, and the motion passed unanimously.

**Open Session:**

Robert motioned to turn one account over to legal collections due to homeowner not corresponding with management on payment plan. John seconded the motion, and the motion passed unanimously.

Robert motioned to approve a payment plan as requested by legal counsel on behalf of a homeowner as written. John seconded the motion, and the motion passed unanimously.

Meeting Adjourned at 8:10pm.

The next meeting will be held on October 9, 2025.

Approved 11/6/2025