

Mill Creek Estates Homeowner Association Inc. (Phase I)  
Springfield Illinois  
May 16, 2021 at 3:00 p.m.  
Informational meeting held via Zoom web conference

**Board of Directors Members Present:** Peter Van Gieson, James O'Brien, and Jill Stoops.  
Other homeowners participating: Gary Cocks, Scott Clark, Andy and Jennifer Midden, and Kevin Connor.

Vice-President Peter Van Gieson called the meeting to order at 3:02 p.m. There were 7 homeowners represented in person and 29 by proxy, which did not meet the quorum requirement of 42 members represented, as explained in the meeting notice. Therefore, no motions were made or voted on.

**Treasurers Report:** The fiscal year runs from July 1 through June 30. As of May 16, 2021, all bills received have been paid and the association account balance was approximately \$31,000. Julie Sundquist, our current treasurer, was traveling and did not have the exact figure, but less than \$1,500 has been paid out since the 3/31/21 balance of \$32,713.47 shown on the meeting notice. This has been about the same amount that we have had at this time of year for the last several years.

**Budget Approval:** As required by the covenants a proposed budget was mailed to the association members as part of the meeting notice. No vote by members was taken since a quorum was not present. No questions were asked about the proposed budget. Subsequent to the meeting, the HOA board voted to approve the budget as is allowed by the covenants.

**Common Area Trees:** This is the least predictable line item in the budget. There were no tree removal expenses so far this year. Members should email the Board of any other trees on accessible common areas that may need trimming or be a safety hazard.

**Meadowbrook Detention Area:** The work discussed at previous membership meetings since 2017 has been finished. The bottom of the retention area was regraded to drain toward a central swale leading from the inlet on the east to the outlet control box on the west (near Meadowbrook). In addition, two solid pipes were installed on either side of the central swale to convey water from a small holding pond on the east directly to the outlet. These pipes have been flowing as expected to move the base flow from the inlet directly to the outlet and prevent it from spreading out. The grading and swale will convey larger storm surges to the outlet. The landscape maintenance contract has provision for mowing the bottom of the retention area whenever it is dry enough in order to control cattails and other tall vegetation that encourages mosquitoes. Gary Cocks noted that he appreciates the yellow flowers (milkweed?) that were currently blooming.

**Merger with Phase II:**

A question was asked about the prospect of a merger with Phase II. The board had an earlier inquiry from Charles Robbins Associates but no details or further communications have been received.

Respectfully Submitted,  
James O'Brien, Secretary

## **End Notes**

### **Fall 2021 Neighborhood Garage Sale – Oct 1 & 2:**

The HOA board voted to set the garage sale date for this fall on the first weekend in October as has been our prior practice.

**Neighborhood Watch:** Officer Michael Burmeister of the Springfield Police Department is our neighborhood police officer. His email is michael.burmeister@springfield.il.us. His cell phone is **217-741-0987**. Report an emergency to **911**. If you see suspicious activity you can call Michael or the police non-emergency number **788-8311**. Michael was not at this meeting but will try to participate in meetings when the residents request it.

For the last few years we have been using a free social media service called **Nextdoor**, which can be found at [www.nextdoor.com](http://www.nextdoor.com). Many residents have signed up there. It offers the ability to post messages or urgent alerts. You can sign up for it yourself; you do not need any intervention by the MCEHA board or directors. Jill Stoops and Julie Sundquist are available to explain this service. If you find the notifications too numerous, you can adjust what information that you receive in the settings menu. Jill and Julie can assist if you need help with that.

The City of Springfield has a citywide messaging alert service that is also free. Go to the city website, [www.springfield.il.us](http://www.springfield.il.us). On the top of this website go to "I Want To.." and choose "Sign Up For..." and "City Text Alerts". Residents can sign up for various emergency alerts from blizzards to high winds to flash floods. A street address and either a text-capable cell phone or an e-mail address must be provided.

**Web-Site:** Our web page is up and running. Please take a look at:

<http://www.millcreekestateshoa.com>

It has various documents and maps, including the covenants and by-laws, historical meeting notices and meeting minutes, and other items of interest.