

# ACACIA TIMES

Monthly Newsletter of The Acacia Association

December 2021

What's Inside:

**2022 Budget**

**Annual Election Information**

**Wishing everyone a Wonderful Holiday Season**

**Board Meeting Minutes of Tuesday, November 9, 2021  
Next Acacia Regular Board Meeting January 11, 2022**

Acacia Association 111 Cascade Dr., Indian Head Park, IL 60525

Website: [acacia-ihp.org](http://acacia-ihp.org)

Email: [acaciaihp@gmail.com](mailto:acaciaihp@gmail.com)

Acacia Office 708-246-2400

Acacia Maintenance Office 708-784-9295

Village of Indian Head Park 708-246-3080

## **GENERAL ANNOUNCEMENTS**

### **Upcoming Events:**

Wednesday, December 22<sup>nd</sup> – Blood Drive – Village Hall

Friday, December 24<sup>th</sup> and 31<sup>st</sup> – Office and Maintenance Closed

Friday, December 31<sup>st</sup> – Last day to turn in Village of IHP survey

### **Reminders:**

Annual Elections for Board Members is in February. We are looking for resident volunteers to run for office. If you are interested, please submit a short write up introducing yourself and your interest to run to the office by January 10, 2022.

Beginning January 1, 2022 Garbage will be picked up on Fridays.

## **ASSESSMENT INCREASE**

**The new monthly assessment amount of \$240.00 per month begins  
January 2022**

Acacia Office Hours:

Monday-Friday 8:30-11:45, 12:15-3:30

ALCC forms and Service Request forms are available on the Acacia website.

Next Acacia Board Meeting is Tuesday, January 11<sup>th</sup> at 7pm in the clubhouse.

**The Acacia Association Board of Directors Meeting  
December 14, 2021**

The Board of Directors meeting of Tuesday, December 14, 2021 was brought to order at 7:00 p.m. by President Eckert.

Directors in attendance were: Pres. Eckert, V.P. Kalinoski, Polacek, Boyd, Consolo, Kwiatek, and McMillin.

Directors absent: Voyles

Approval of Minutes of the November 9, 2021 Board of Directors Meeting. Polacek, Consolo 7/0/1 Motion passed.

**Homeowners' comments/questions:**

Linda C.– Deercreek: Asked when her coping would be redone next year and wanted to know why the houses on the paint cycle had cedar boards replaced before coping and hers was a composite. She would like to have the composite removed and replaced with cedar boards before new coping is installed. Jack B. stated that the use of composite boards was an “experiment” and wanted to know how long it would last – concerned about it with humidity even though it is covered with aluminum.

Ben responded that Linda’s house would be first on the list for coping next spring. He also said he needs to meet with Jose to answer the questions Jack had regarding the wood used.

Linda asked that the response be in writing.

Marisa P.– Tanglewood

She expressed concern that too many trees are being removed each year and that the new ones that are planted need to be larger than 1” to 1-1/2” trunk size. Joe explained that we have an arborist come out and survey the trees to determine the health of the tree. He also explained that we do not remove trees unless they are dying. Marisa expressed that she felt we should not rely on one person’s evaluation and should consider getting a second opinion.

She also would like residents to have notice of which trees are coming down each year.

Joe and the Board will continue to address this issue next year.

Edita D. – Elmwood

Edita asked why the nets on pickleball courts are taken down over the winter, why the lights are not fixed yet and why the locks have to be on the courts. She said park districts

keep their courts open longer than we do. As was explained to her at previous meetings the nets are taken down to keep them from being damaged over the winter. The locks are there for security purposes and the 1 lock that is broken will be repaired in the spring. We are still getting bids to replace the lights on all the courts, swimming pool and parking lot. We need to have more than 1 bid before the Board can decide on which company to contract with for the work.

John Polacek – Cascade

John wants the board and residents to know that he will not be running for the Board this time. I feel that 13 years is enough, and it is time for a fresh face. I will be 80 next year. My son is moving to Texas in January, and we will be going there during the winter.

I would like to thank all those who had faith in me for these years and to thank all Board members who served with me.

The Board has been filled with good members who care about the Acacia Association and they try to be fair and equal to all members.

We need some new members for the Board. If you care, please run for the Board.

**Treasurer's Report: John Polacek:**

For November 2021, the Acacia Association Treasurer's Report shows:

Assessment Collection	\$88,349		
Other Sources	\$ 1,013	Total Collection	\$ 89,362
Total Expenses			\$ 59,911
Net Ordinary Income			\$ 29,451
Capital Reserve Transfer			\$ 6,000
Net Income			\$ 23,451

We are now spending less than our monthly income so our Operating Reserves are increasing. This is normal every year.

As of November 30, 2021, the Accounts Receivable stands at \$12,158.

17 of 387 members have Past Due Accounts. 2 accounts are in payment agreements. This is \$ 8,600 of our outstanding balance. We continue to do all the law allows to collect the outstanding balances. The previous month, 17 members had late payment fees and/or interest applied.

As of November 30, 2021, 242 members use the ACH, automatic bank withdrawal. ACH insures no late payment fee and no interest charge. ACH also saves the office time and money. Please consider this. 63% of Acacia Homeowners use it. Join the crowd! There really are no dangers. Acacia withdraws only the Assessment on the 20th of the month. If there are other charges, you receive a separate statement. When members do not pay on

time, there is a cost of collection. Therefore, a \$25 fee is charged the first time you are late escalating to \$50 thereafter. Avoid those charges with ACH.

Overall, we are in good financial condition.

We have two funds –	Reserve Fund	\$225,202
	Operating Fund	<u>\$551,709</u>
	Total	\$776,912

I move that we accept the Treasurer's Report as presented. Polacek, Eckert 7/0/1 motion passed

**Clubhouse Director's Report: Peggy Rose Kwiatek:**

There were 3 clubhouse rentals in the month of November.

Bunco night was held on Tuesday December 7<sup>th</sup> at 6:30pm. A good time was had by all. Everyone wore masks and followed the guidelines of the CDC. Our next Bunco night will be Tuesday, January 4<sup>th</sup>. Everyone is invited to attend. Please bring your own beverage and \$5.00 for prize money.

Because of COVID we will not be having Santa Claus come to our clubhouse but will again join the Village of Indian Head Park in celebrating the Holidays at Blackhawk Park on Sunday, December 19<sup>th</sup> from 11:00 am to 1:00 pm. Santa Claus will be there along with live reindeer and other surprises. Acacia will have a craft table filled with crafts for the children to make.

**Recreation Facilities Director's Report: Amy Eckert:**

Nothing to report this month.

**Grounds Maintenance Director's Report: Joe Consolo:**

Since the last Board meeting, we completed 10 grounds service requests. We installed plow markers at all homes with curved driveways. We picked up seasonal needs at Menards and Home Depot. We oversaw the removal of four dead or diseased trees by Family Tree Works. As of 12/6/21, all seasonal employees have completed their work at Acacia.

We purchased \$666.24 in gas for the mowers and carts, and we purchased \$273.39 in gas for the truck.

We have formally signed a four-year contract with SBC Waste Disposal starting January 1, 2022. Groot Waste Disposal will make their last pick up from our residents on December

28, 2021. SBC Waste Disposal will make their first garbage pick-up from our residents on Friday, January 7, 2022. Fridays are our new pick up date. **Please do not put your garbage out on Tuesdays beginning in January of 2022.**

SBC will charge us a flat fee of \$5,500 a month at a yearly cost of \$66,000. Groot Waste disposal charged us \$78,549.72 last year for less service than we will be getting from SBC Waste Disposal. We will save over \$12,549.72 per year under the new agreement with SBC Waste Disposal.

The \$5,500 per month flat rate from SBC Waste Disposal includes the following:

- curbside removal of trash at 387 units one time a week on Fridays – must be in black bags
- curbside removal of recycling at 387 units one time a week on Fridays – you can use the blue bags that you currently have from Groot, when more are needed contact SBC at [residential@sbcwastesolutions.com](mailto:residential@sbcwastesolutions.com)
- removal of trash from one 8-yard container (dumpster) four times a week year round

The agreement also includes the following:

- Take all Program (no stickers required)  
1 large item each week (i.e., couch, bed, dresser, table, etc.)
- Appliances of any kind – resident must email SBC at [residential@sbcwastesolutions.com](mailto:residential@sbcwastesolutions.com) prior to service day
- E-waste Removal upon request of the resident for curbside removal – this includes all TVs, printers, cell phones, computers, and laptops, resident must email SBC at [residential@sbcwastesolutions.com](mailto:residential@sbcwastesolutions.com) prior to service day
- Yard waste placed in biodegradable bags, provided by resident with no taxes, fees or stickers
- The leaf program will be available to Acacia as part of the Village franchise agreement each fall

We discussed the possibility of them giving us some recycle bags so that the office can also provide them to residents.

SBC prefers to be notified by email at [residential@sbcwastesolutions.com](mailto:residential@sbcwastesolutions.com) for blue bags, appliance pick up, E-waste and pick-ups of more than one large item but we will ask for a phone number too.

Joe also notified the Board that one of the mowers needs a new engine. It will cost \$2,655.31 to replace the motor and over \$11,000 to purchase a new one. He is going to check our budget to see if there is money to repair this year or if we need to wait until 2022 to do so.

### **Townhome Maintenance Director's Report: Ben Boyd:**

- Completed 14 townhome service requests
- Picked up seasonal needs at Menards and Home Depot
- Oversaw the completion and inspection of the aluminum coping project for the buildings on this year's paint cycle.
- Oversaw the completion and inspection of this year's paint cycle

### **Village Relations Director's Report: Sharon Kalinoski:**

#### **IHP News - November**

The Cook County Dept. of Public Health website reports another large jump in Covid cases in IHP since Nov. 7, going from 433 up to 474 as of Dec. 5.

The village is hosting a Holiday Festival on Sunday Dec. 19 at 11am in Blackhawk Park.

IHP has a new app available for smart phones called Simplicity. Go to the village website for more info.

### **Village Board meeting notes from Nov. 11, 2021**

The north section of the Acacia Drive construction and landscaping are scheduled to be done in 2022. Options for the Plainfield Road and Wolf Road construction are supposed to be available in early 2022 for public comment. The 294 North on-ramp from Joliet Rd. is expected to be re-opened soon.

The mayor reported that some residents want the village to establish a dog park.

The police chief gave a long presentation about the proposed security cameras, explaining how the system would work to read license plates. Samples from 2 companies will be tested.

The 2021 property tax levy was passed, with the average increase for the village portion less than \$4 per home.

An architect spoke about a proposed new development for a 3-unit retail building at the SW corner of Wolf & Joliet Rd. They do not have any potential tenants yet.

The board voted to require all village employees to be vaccinated for Covid by June 30, 2022. The police chief, other policemen, and some residents spoke out against this decision.

The communications committee will meet to discuss plans for the Smoke Signals newsletter.

2020 Census counted 4065 residents in IHP, an increase of around 200 since 2010. This will result in getting an additional \$55K in state funding to the village.

### **IHP News - December**

There will be a blood drive at Village Hall on Wed. Dec. 22 at 10am. See IHP website for details.

CCDPH notes great increase of Covid spread in IHP; cases up another 15 in the past week to 489 as of Dec. 11.

The deadline for returning the community survey to village hall is extended to Dec. 31.

### **Village Board meeting notes from Dec. 9, 2021**

The mayor stated that masks should be used (worn) when people come up to speak at the podium.

The Acacia Drive sidewalk will be connected to Wolf Road sidewalk when all work is completed. The sidewalk to Blackhawk Park will be done in 2022. The 294 northbound ramp from Joliet Rd. is now open.

Public comments included 7 messages in favor of a dog park and one against it.

Bids from 2 companies on security cameras will be considered at the January meeting. (Jan. 13)

Village Administrator asked trustees to come up with items for village goals in 2022.

Two IHP police officers have been appointed to a county carjacking task force which they will work on approximately 2 or 3 days per month.

A missing person from Acacia was found by police within 10 minutes of the call on Dec. 8.

### **Architecture and Landscape Director's Report: for Diane Voyles:**

For the month of November there were 3 Requests for Approval and 15 inspections.

**Welcome Baskets: Peggy Rose Kwiatek:** One new Welcome Basket was delivered to



new residents from 25 Heatherwood Court. They expressed their appreciation for the basket and were happy to hear about the amenities Acacia has to offer.

**Office Report: Amy Eckert:**

Kim accepted a new position and her last day at Acacia was Friday, December 10<sup>th</sup>. She will be missed but we wish her the best in her new position. We are currently looking for a person to hire as Office Manager. We have received resumes from 6 individuals that are interested and will be interviewing over the next few weeks.

If you are planning to pay in cash for your assessment, ALCC deposit or get keys for the courts **PLEASE** bring the exact amount. The office does not have cash to make change.

**Election Committee Report: Lyn McMillin**

There will be three 3-year positions open for Board members this year. Please consider joining the Acacia Board – we always want new and interesting ideas to help our community grow.

If you are interested submit your resume or letter on interest to the Election Committee before January 10, 2022. You can drop it at the office.

Election takes place on February 22, 2022, with voting starting February 1<sup>st</sup>.

Last year due to COVID we mailed a ballot to each owner in Acacia along with a return envelope and the ballots could be dropped off at or mailed to the clubhouse. The Board discussed this and the decision was made to do this again this year. Ballots will be mailed the very end of January and can be returned starting February 1, 2022. If you will be out of town you will need to complete a form giving the address of where to send your ballot.

**Homeowner Forum:**

Maureen – Cascade

Wanted to thank the Board for the work they do.

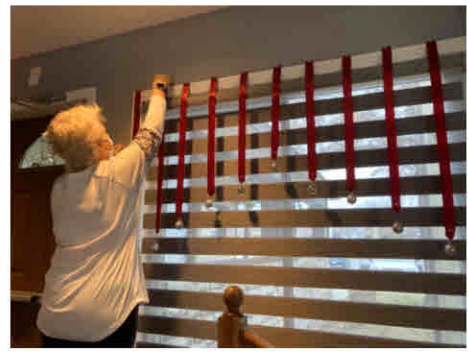
**New, Ongoing, or Other Business:** nothing to report.

**Motion to adjourn to Executive Session:** Eckert, Polacek 7/0/1 Motion passed.

**Board returned to Open Session:**

Motion to return to Open Session. Eckert, McMillin 7/0/1 Motion passed.

**Motion to close Open Session:** Eckert, McMillin 7/0/1 Motion passed.



The elves (Alberta, Mary Rose, Lyn, Amy and Peggy Rose) were busy getting the clubhouse ready for the Holidays. It looks very festive.



## The Acacia Association - 2022 Final Budget

### Ordinary Income/Expense

#### Income

4001 · Assessment Income	\$1,114,560
4020 · Late Fees & Fines	\$3,400
4021 · Closing Fee Income	\$2,000
4030 · Newsletter Ads	\$1,000
4040 · Recreation Facilities	
4041 · Clubhouse Income	\$2,200
4042 · Pool Income	\$850
4999 · Uncategorized Income	\$2,580
<b>Total Income</b>	<b><u>\$1,126,590</u></b>

#### Expense

6010 · Payroll Expenses	\$514,877
6100 · Contract Services	
6102 Lawn Services	\$7,500
6103 Pest Control Services	\$900
6110 · Scavenger	\$66,000
6115 · Cleaning Service	\$4,000
6120 · Professional Tree Service	\$22,000
6125 · Pool Management	\$47,807
6130 · Snow Removal	\$17,000
6140 · Painting Contractor	\$49,500
6141 · Misc. Painting	\$0
6145 · Print & Reproduction Services	\$200
6146 · Computer/Printer Service	\$180
6147 · Quickbooks Payroll Support	\$800
6149 · Web Site Development & Mtce	\$500
6160 · Coping Project	\$92,400
<b>Total 6100 · Contract Services</b>	<b><u>\$308,787</u></b>
6150 · Depreciation Expense	\$0
6180 · Insurance	
6182 · Workers Comp Insurance	\$16,600
6183 · Auto (Vehicle)	\$2,080
6184 · Liability Insurance	\$14,513
<b>Total 6180 · Insurance</b>	<b><u>\$33,193</u></b>
6190 · Professional Fees	
6192 · Accounting	\$5,500
6196 · Legal Fees	\$2,000
<b>Total 6190 · Professional Fees</b>	<b><u>\$7,500</u></b>
6200 · Office & Administration	
6210 · Clubhouse Supplies	\$1,600
6220 · Office Supplies	\$1,100
6230 · Licenses and Permits	\$1,200
6250 · Postage and Delivery	\$1,100
6255 · Newsletter Expenses	
6256 · Newsletter Postage	\$0
6257 · Newsletter Printing	\$0
6280 · Fire Alarm System	\$1,900
6285 · Security Systems	\$500
<b>Total 6200 · Office &amp; Administration</b>	<b><u>\$7,400</u></b>

## The Acacia Association - 2022 Final Budget

6300 · Repairs & Maintenance	
6310 · Driveway Repair-Asphalt/Coating	\$60,000
6330 · Equipment Repairs/Maintenance	\$4,500
6340 · Pool Maintenance	\$1,600
6345 · Tennis Court Maintenance	\$200
6347 · Playground Maintenance	\$200
6350 · Clubhouse Repairs & Maintenance	\$1,200
6352 · Garage Repairs & Maintenance	\$600
6360 · Townhome R&M	\$10,400
6392 · Vehicle Mtce & Gas -Truck	\$4,300
Total 6300 · Repairs & Maintenance	\$83,000
6400 · Supplies	
6402 · Fertilizers & Sprays	\$3,000
6403 · Lumber	\$101,000
6404 · Paint & Paint Supplies	\$45,000
6406 · Pool Chemicals	\$7,000
6407 · General Maintenance Supplies	\$5,000
6408 · Small Tools	\$3,000
6409 · Tree & Shrub Cost	\$5,400
6410 · Gasoline for equipment	\$4,000
6411 · Grounds Supplies	\$4,400
6412 · Grounds Equipment	\$6,100
6413 · Pool Maintenance/Supplies	\$2,000
6415 - Front Door Replacement/Painting	\$1,800
6420 · Special Events	\$1,400
6421 - Welcome Baskets	\$100
Total 6400 · Supplies	\$189,200
6501 · Bank Service Charges	\$2,400
6620 - Federal Taxes	\$1,400
6640 · Property	\$0
6650 · State	\$0
6700 · Utilities	
6710 · Gas (for heating)	
6711 · Gas - Clubhouse	\$4,000
6712 · Gas - Pumphouse	\$2,900
6720 · Electric	\$8,800
6730 · Water	\$8,000
6740 · Telephone	\$3,100
Total 6700 · Utilities	\$26,800
6800 · Bad Debt Expense	\$2,400
Total Expense	\$1,176,957
Net Ordinary Income	-\$50,367
Other Income/Expense	
Other Income	
7010 · Interest Income	\$7,500
Total Other Income	\$7,500
Other Expense	
8022 · Transfer - Capital Replacement	\$72,000
8040 · Capital Reserve Expenditures	\$0
Total Other Expense	\$72,000
Net Other Income	-\$64,500
Net Income	-\$114,867



# RECYCLING MADE EASY

RECYCLABLE MATERIALS DO NOT NEED TO BE SEPARATED

## Recycling Services... Our Color is Green!

Like you, we want to manage the footprint we leave on our environment, helping to provide clean air and land for our children. Recycling not only conserves our natural resources, it helps to sustain our environment, reduces the need for landfilling and incineration, saves energy and prevents pollution.

We can help customize a recycling program for commercial and industrial, office complex, high-rise, residential curbside, multifamily unit and construction needs so we can all pitch in toward a cleaner tomorrow.

## RECYCLE TODAY



PAPER	GLASS	METAL	PLASTIC
<ul style="list-style-type: none"> <li>• Newspaper (with inserts)</li> <li>• Magazines</li> <li>• Catalogs</li> <li>• Telephone Books</li> <li>• Office/School Paper</li> <li>• Junk Mail</li> <li>• Corrugated Cardboard</li> <li>• Paperboard and Chipboard</li> <li>• Kraft Brown Paper Bags</li> </ul>	<ul style="list-style-type: none"> <li>• Bottles and Jars ONLY</li> <li>• Brown Glass</li> <li>• Green Glass</li> <li>• Clear Glass</li> </ul>	<ul style="list-style-type: none"> <li>• Steel or Tin Cans</li> <li>• Aluminum Cans</li> <li>• Aluminum Foil</li> <li>• Empty Aerosol Cans</li> <li>• Pie Tins</li> <li>• Dry Paint Cans</li> </ul>	<ul style="list-style-type: none"> <li>• Soda Bottles</li> <li>• Milk Cartons</li> <li>• Water Jugs/Bottles</li> <li>• Juice Bottles</li> <li>• Detergent Bottles</li> <li>• Plastics marked with the following symbols*</li> </ul>



\*PET plastic containers with the #1 symbol-screw tops only, without the caps, no black trays

### DO NOT RECYCLE Materials NOT acceptable to recycle include but are not limited to:

- Microwave trays
- Bottle caps, jar lids
- Plastic bags
- Porcelain/ceramics
- Household items, i.e., toasters, pots & pans
- Window/auto glass
- Glass cook/bakeware
- Light bulbs
- Mirrors
- Coat hangers
- Drinking glasses
- Containers used to hold hazardous material, i.e., motor oil
- Plastic-coated paper
- Full/partially full aerosol cans
- Plastics, unnumbered

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The inclusion of any advertising in this newsletter does not constitute an endorsement or recommendation of any advertiser by The Acacia Association.



## **Mark's Tile & Installation**

*Upgrading Acacia  
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- **References Available**

*For a no-obligation estimate, contact:*

**Mark Gill, President** ☎708-299-9964  
7000 S. Wolf Road, Indian Head Park  
e-mail: [mark.gill@att.net](mailto:mark.gill@att.net)



**For Sale By Owner:**  
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**2.5 Baths**  
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**Sharon Kalinoski CPA, Broker**

*Merry Christmas and Happy New Year 2022*



**Downsizing? Upsizing? Relocating?**

**Please contact me for a free market analysis if you are thinking of moving.**

**Sharon Kalinoski, Broker \*Indian Head Park (Acacia) resident\* 1-708-805-0675**

**ASAP Realty Inc. main office Lockport IL**

**herculesUS@yahoo.com**



**It's almost that time again... Tax Refund Season! In-home Income Tax Return Preparation appts. available starting January 28. Masks required. Authorized IRS e-file provider for more than 20 years, with over 120 clients.**

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- ✓ We provide only the best custom made vinyl and wooden windows
- ✓ And all this at a great price!



Interior  
Wood  
Grain  
Dark  
Oak



Interior  
Wood  
Grain  
Light  
Oak



Exterior Bronze



Other color combinations  
available upon request

Exterior Cocoa



Actual Acacia Project  
Photos

