THE ACACIA TIMES

A Monthly Insight into the Happenings at Acacia

August 2022

In this Issue:

Board Meeting Minutes

Family Fun Day Recap

Movie in the Park

Upcoming Events

SBC Garbage Pickup

Residential@
SBCwastesolutions.com
- or –
312-522-1115

Pool Hours

Pool hours are changing August 22!

See inside for details

Acacia Association
111 Cascade Drive
Indian Head Park, IL 60525
708-246-2400

www.acacia-ihp.org

acaciaihp@gmail.com

Family Fun Day Was a Huge Success!

Thank you to all of our residents who came out and spent time at our Family Fun Day on July 24!

After storms initially threatened, the skies cleared and we had a beautiful day filled with sunshine, hot dogs, hula hoops and, of course, swimming!

Once again, the giant slide was a big hit with the kids…and the lifeguards!

A big **THANK YOU** to all of our volunteers who donated their time to make the day extra special. We truly cannot do this without you!

140 Residents
46 guests
18 volunteers

FUN FACT

98 brats
168 hot dogs
180 bags of cookies
150 bags of chips
132 pounds of ice

Next Up…

Movie Night in the Park

Saturday, August 20th
Disney's The Descendants

PIC•COLLAGE

hello
SUMMER
PIC•COLLAGE

Family Fun Day
2022
SUMMER VIBES
PIC•COLLAGE

CHIP'S
PIC•COLLAGE

Join your neighbors for an evening in the park

Movie in the Park - Blackhawk Park
Saturday, August 20th
Disney's The Descendants

In present-day Auradon, Ben, the benevolent teenage son of King Adam and Queen Belle, offers a chance of redemption for the troublemaking offspring of Disney's classic villains: Cruella De Vil, Maleficent, the Evil Queen and Jafar.

You're invited by the Board of Directors…

When: Wednesday, September 7 at 7:00pm

Agenda: Acacia's 2023 budget

Prior to entering our next budget cycle, the Board would like to get input from residents as to how we can best spend the Association's dollars. As we know, costs are rising across all industries, challenging budgets, and forcing compromises. Working together, we hope to create a budget that can best satisfy the needs of our homeowners while maintaining the Association's financial stability.

Acacia Phone Directory

Last Chance to Get Published!

We are updating the Acacia phone directory and intend to publish it by both name and address, so if you'd like to be included make sure we have your phone number on file. Don't worry, we are keeping the do not publish list too.

Upcoming Events:

Wednesday, August 17th – Kids swim at the pool from 7:00 – 9:00 pm.
Kids in kindergarten through 8th grade bring a friend and enjoy the pool before you head back to school

Saturday, August 20th – Movie and picnic in Blackhawk Park Opens at 7:00 pm - Movie will be Disney's Descendants - see flyer

Friday, August 26th – Adults Only End of the Summer Party -8:00-11:00 pm

Bring your own drink and a dish to share

Monday, September 12th – Cruise Night at Indian Head Plaza – 5:00 – 8:00 pm

Sunday, September 25th – Car Show at Indian Head Plaza – noon – 4:00 pm

Did you know we have library access in McCook?

Indian Head Park has an agreement with McCook Library that allows IHP residents to join the library for $100 per year.

The library is located at 8419 W. 50th Street, McCook

The Acacia Association Board of Directors Meeting August 9, 2022

The Board of Directors Meeting of August 9, 2022 was brought to order at 7:00 p.m. by Amy Eckert.

Directors in attendance were: President Amy Eckert, VP Peggy Rose Kwiatek, Treas. Diane Voyles, Directors Ben Boyd, Joe Consolo, and Jennifer Cione. Absent: Directors Lyn McMillin, Patti Chiappetta, and Tom Herley.

The Pledge of Allegiance was recited.

Motion to approve the minutes of the July 12, 2022 Board of Directors Meeting. Moved by: Amy Eckert, Joe Consolo - 6/0/3 motion passed.

Treasurer's Report – Diane Voyles

Income	$93,938.00	(assessments, late fees, closing fees, etc.)
Expenses	$137,002.20	
Capital Expense	None this month	
Transfer to Capital	12,000.00	June & July transfers
NET INCOME	**-$55,064.00**	

Summer expenses are generally larger than our monthly income.

As of July 31, 2022:

Operating Accounts	$560,364.61
Reserve Funds	$227,105.63

At the close of July there are 20 accounts past due for a total of $7,722.72 due to missed assessment payments, late fees and fines. Three accounts are in attorney's hands.

Residents are encouraged to enroll in ACH – automatic payment – for monthly assessments. This avoids any chance of missed payments and late fees. Currently 63% of residents use ACH. There is no charge for ACH and the assessment amount is withdrawn from your account on the 15th of each month.
Since the last board meeting, the following was accomplished:

- Still investigating direct deposit (ACH) for payroll
- Correcting issues with online banking displaying all accounts
- Set up water, electric and gas bills for autopay

Treasurer's Report, continued – Diane Voyles

HOA Fees - The following Financial Policies have been approved by the Acacia board and are effective immediately.

When a homeowner's ACH payment has insufficient funds, they are assessed the standard $25.00 late fee plus the bank fee of $7.50 that Acacia is charged. The homeowner is notified that their ACH has been refused and they must immediately remit their monthly assessment plus $32.50 directly to the Acacia office either in a cashier's check or cash. If the ACH is refused again the next month, the standard 2nd occurrence late fee of $50.00 is applied, plus $7.50 bank fee plus interest charges if the prior month assessment is still outstanding. The payment must be by cashier's check or cash. The homeowner is removed from ACH and is notified in writing of their current balance and ACH removal status. Standard rules apply to a third offense and onward.

When a homeowner's check is returned for insufficient funds they are assessed the standard $25.00 late fee plus the bank fee of $10.00. The homeowner is notified that their check has been refused and must immediately remit their monthly assessment plus fines directly to the Acacia office either in a cashier's check or cash. Standard rules/fines apply for the following months.

New Homeowners will be given 1 month to make their first HOA payment with no fine applied. Late payments in future months will be fined as usual.

Outstanding Fines

Fines are due within 30 days of the date of issue. If not paid in full within 30 days, 1% interest is added each month until the fine has been paid in full.

Lost Payroll Check

First occurrence, a stop payment will be issued on the original check. A new check will be issued at no charge to the employee. A subsequent occurrence will result in a $50.00 charge to cover stop check fees, processing and issue of new check.

Uncashed check issued by Acacia Association

Homeowners with checks NOT cashed after 5 months will be notified in a letter stating the date, amount and status of the check. After 6 months of the check date, if the check is still not cashed, a stop payment will be issued on the original check. A new check will be issued that must be picked up in the Acacia office. Replacement checks will not be mailed. No fees will be charged. The homeowner will be notified a minimum of 3 times. If the check is not claimed within a year of the original issue date, Acacia will consider the check void and will not continue to pursue the homeowner.

Treasurer's Report, continued – Diane Voyles

As we are all aware, rising costs across all areas will impact the budget. I would like to hold an open forum for homeowners to share their concerns and priorities for 2023.

Some have expressed their desire for weed control and mulching, others are concerned about tree planting/replacement, and others have ideas for capital projects. I would like to have a meeting on September 7 at 7:00 pm to hear any and all homeowner input before the board enters the budgeting process.

I encourage each board member to take a first glance at the 2022 budget vs what the 2023 budget might look like and be prepared to answer any homeowner questions that might come up. I will prepare some visuals showing how the various areas compare to each other in 2022.

Some have expressed interest in forming a Financial Committee for Acacia reserve/capital funds. I see this committee's role as:

1) Establishing a policy for contributions into the account

2) Establishing a policy for the availability of the funds in this account

3) Providing recommendations for investments (CDs, Bonds, etc.)

4) Taking a long term look at capital projects and making recommendations during the annual budgeting process

5) Overseeing the Capital Reserve 5-year audits.

If you are interested in joining this Committee, please call the office.

Next month some CDs will mature. This will be a good time to establish the new committee and begin looking at opportunities for better interest income. I suggest that this committee be comprised of the Acacia board Treasurer, President and up to 1 - 4 additional participants who may or may not be board members.

Motion to accept Treasurers Report as prepared by staff. Ben Boyd, Joe Consolo 6/0/3

Clubhouse Director's Report – Peggy Rose Kwiatek

There were 4 clubhouse rentals and 2 pool rentals in the month of July.

Jose replaced emergency lighting batteries in the clubhouse and oversaw the inspection of the sprinkler system by Reliable Fire Inspection Service.

We needed to fix the leaks in our clubhouse foundation. After comparing quotes from Perma Seal, U. S. Waterproofing, and Seepage Seal, the board decided on hiring Perma Seal to do the job at a cost of $ 10,891.48. An electronic vote was taken and received 8 yes votes. This is a capital expense.

The board also decided to have Andreas and Sons repair the concrete in front of the clubhouse because there were trip hazards in the sidewalk. An electronic vote was taken and received 6 yes votes. We received a 5% discount because the clubhouse was combined with other homeowner's cement jobs for a total of $7,552.50. This is also a capital expense.

IT'S BACK!!!
Acacia's "End of the Summer Adult Pool Party"

Friday, August 26th
8:00p - 11:00 pm.

This party is open to all Acacia adult residents, no children please. There will be games, food, drinks and smores.

Each participate is asked to bring their own drinks and a dish to share.

Come and enjoy a night swim with your neighbors!

Recreation Facilities Director's Report – Amy Eckert

New Pool Hours starting Monday, August 22nd :

Pool will be open with a modified schedule for the weeks of 8/22 and 8/29. Please see table below:

Mon 8/22	Tue 8/23	Wed 8/24	Thur 8/25	Fri 8/26
Mon 8/29	**Tue 8/30**	**Wed 8/31**	**Thur 9/01**	**Fri 9/02**
Adult Swim* 11:00 – 1:00p	Adult Swim* 11:00 – 1:00p	Adult Swim* 11:00 – 1:00p	Adult Swim* 11:00 – 1:00p	Adult Swim* 1:00 – 3:30p
Open Swim 3:30 – 7:00p	Open Swim 3:30 – 7:00p	Open Swim 3:30 – 7:00p	Open Swim 3:30 – 7:00p	Open Swim 3:30 – 8:00p
Weekend and Labor Day Hours remain the same – 10:00am – 8:00pm ** No guests please during Adult Swim*				
THE LAST DAY FOR THE POOL IS LABOR DAY, MONDAY SEPTEMBER 5TH				

We have renewed, reprinted, and issued over 500 Pool IDs so far this year. We still have many Pool IDs that have not been picked up – please stop by the pool and pick yours up – even if you don't plan on using it this year as you will need it for next year.

Also, we have many items that have been left at the pool – stop by before the end of the year to see if any of the items are yours. After the pool closes all items will be donated to local charity.

Kids Swim Night – Wednesday , August 17th – 7:00 – 9:00 pm – for kindergarten through 8th grade kids. Bring a friend and enjoy a night at the pool before you head back to school.

Lights – all equipment has finally arrived and we have been scheduled for installation on August 17, with a possible extension into August 18. The pool and courts will be closed the day they install the new lights, however, this will not affect Kids Swim Night.

Grounds Maintenance Director's Report– Joe Consolo

Since the last Board meeting, we completed:
25 grounds service requests.

We replaced two gas powered hedge trimmers with Husqvarna machines.

We oversaw the 2nd application of chemicals by Tru Green.

We oversaw the removal of 6 diseased, dying, or dead trees by Family Tree Service.

Our crews removed storm damaged trees and limbs. We had to rent an extra dumpster for a couple of days because of all the damaged trees and limbs.

We purchased $286.10 in gas for the truck.

We purchased $1101.96 worth of gas for the lawn machines and carts.

Blue Bags are provided by SBC to be used for recyclables. We are monitoring recent complaints about blue bag deliveries. They were delivering them daily in the beginning. Recently they decided to do it monthly without telling us. They cut back because their gasoline costs have risen $90,000 per a month. We talked to them and they will now be delivering blue bags the first and third Friday of the month.

Please call or email SBC at residential@sbcwastesolutions.com and identify yourself as an Acacia resident when you are getting very low. We have blue bags in the office if you run out until SBC is able to deliver them. We hand out a few at a time to get our residents by until SBC can get them delivered. SBC has residents email or phone in requests so that they can record in their system all requests. They do the same with requests for electronic recycling and bulk pick ups.

We discussed with them about their drivers carrying them on the trucks, but they want their drivers concentrating on picking up the garbage. We realize things are a little different from before, but we had no choice but to change companies.

Grounds Maintenance Director's Report,
cont'd – Joe Consolo

Many companies will only pick up garbage in containers and recyclables in totes, because picking up bags is viewed as a safety issue to their drivers. We insisted on continuing to use bags because we know that our residents made clear that storing containers in their garages would be problematic. SBC agreed to allow us to keep using bags and they offered us additional services such as electronic recycling. We are the only customer they have that requires them to provide blue bags to their residents. We insisted on that as part of the contract. We also entered into a contract that saves us $1,000 a month. Please understand that we all have to endure some changes in order to get the best service we can at an affordable price in these trying financial times.

When calling SBC for a bulk pick up, please identify yourself as an Acacia Resident. The person taking the call does not always recognize your address as being in Acacia. Our contract call for free bulk pick up and no stickers. Other areas in Indian Head park have to pay such fees.

Monday, September 5, which is Labor Day, is the next major holiday that will cause garbage pick up to be moved back a day. Garbage pick up for that week will be Saturday, September 10.

Townhome Maintenance Director's Report – Ben Boyd

Since the last Board meeting, we completed:

- 6 townhome service requests
- Picked up seasonal needs at Menards and Home Depot
- Met with aluminum fabricators of the coping to discuss scope of 2022 project
- Completed sealcoating for 2022
- Power washing for paint cycle is currently ay 12 to 22 Westwood
- Stucco repairs for paint cycle are at 2 to 10 Westwood
- Painters are currently at 22 to 28 Elmwood
- Coping is tentatively scheduled to begin last week of August
- 11 homeowners contracted for cement projects.

Village Relations Director's Report – Patti Chiapetta

July Indian Head Park Village Board meeting notes:

Wolf Rd Update:

Village board heard from residents for more community involvement.

Creating a Corridor Advisory Committee (CAC)/Public Involvement Plan(PIP). They are working with Cook County transportation and highway, Strand Engineering, and village engineer to revise existing governmental agreement and Strand agreement. Village will be adding a specialty firm to help with the establishment of the CAC, hosting of CAC meetings and PIP meetings. They would like to target the Village September meeting for approval. Approved in September then it will go to Cook County for October meeting approval.

After that prepare CAC/PIP and coordinate with IDOT. After PIP/CAC approved by IDOT the first CAC meeting would be held in early 2023.

Sidewalks: 4 Main Areas in the Village's Sidewalk Master Plan:

Plainfield Road and Wolf Road: Both are County roads, and both are in a Phase 1 Study. The County has stated that they will not be pursuing a 5-lane alternative for Plainfield Road.

Acacia Drive: The northern half of the Acacia Drive sidewalk project should be completed this year. There will be a new sidewalk connecting Acacia Drive to Blackhawk Park.

Joliet Road: We are waiting for the state approval to begin Phase 1.

The strike is over, and road work has begun again in Acacia. Emails have been sent out with details regarding the road work and Strand was stopping at some resident's home that would be affected by this. Landscaping will be completed once project is completed.

I-294 Tollway Update: The southern half of the sound wall between Joliet Road and Plainfield Road has been removed and will be reconstructed this summer.

Vehicle stickers were supposed to be purchased by June 30th. If you have not purchased one you still can at the Village Hall.

The police department has received 900 Covid test kits for distribution for anyone who needs them.

Please download and sign up for the Simplicity app to get Village updates and information on your smart phone.

Architecture and Landscape Director's Report – Jen Cione / Tom Herley

Projects approved to start = 7
Projects inspected and closed = 9
Pre-Closing Inspections = 2

Projects approved to start include roof, window, and deck replacements, one concrete project, and two landscaping projects.

Projects inspected and closed include motion lights, roof, window, and patio replacements, sewer line repair, and tree planting.

Pre-closing inspections at 5 Sweetwood and 16 Stonehearth.

Welcome Baskets – Peggy Rose Kwiatek

One welcome basket was delivered to a new resident at 16 Tanglewood Ct. We had a lovely visit and Acacia's guidelines and amenities were explained. The new resident expressed her appreciation. Remember, if you have recently moved to Acacia, you may contact the office for a welcome basket visit.

Acacia Office – Amy Eckert

Website is in the final phase of development – we will send an email blast when the switch is made to the new website. The address will remain the same – acacia-ihp.org. Liz has done a great job in the redesign, and we are hoping that it will be user friendly and that residents will use it to get latest information as well as all forms needed.

Phone directory – Liz has been contacting residents whose phone numbers we do not have yet, and she is down to about only 44 residents that she has not heard from. Remember your number does not have to be published but the office needs to have a contact number for all residents in case of emergency.

Homeowner Forum

Jim Truax, a 22-year resident commented that the grounds do not look as nice as they have in the past. He said the crew is doing a great job on the grass, but the weeds are becoming unmanageable and he asked whether Acacia has considered other options. Irene, also from Cascade Drive, asked if the grounds crew could weed whack the tall weeds when they are doing the grass, rather than sending out a separate crew.

Jim mentioned that he was in the pool one night when a group of Little City residents came as guests to use the pool. He said they had a great time and he loved that Acacia opened up the pool to this group of adults.

Maureen came out to thank the Board for their efforts.

New Business

Family Fun Day Wrap Up: The weather looked iffy in the morning, but things cleared up and we were able to have a great day. We had 186 residents and guests come out for the day to enjoy a picnic lunch, the water slide, and the pool. SBC supplied us with miniature garbage cans and the kids loved getting one on their way home at the end of the day.

Thank you to all the volunteers who helped make the day run smoothly: Patti C. and her mom Theresa, Ben B., Dawn M., Tom M., Irene C., Sharon K., Kathy O., Lyn M., Cindy M., Betty S., Pam D., Diane V., Peggy Rose K., Jen C., Erica C., Amy E., Jose R., and Joe C.

And thank you to the guards that worked all day: Katie, Natasha, Alex, Ava, Julia, and Maris.

Motion to close Open Session – Amy Eckert, Diane Voyles 6/0/3

SHARON KALINOSKI, CPA
REAL ESTATE BROKER
708.805.0675
herculesUS@yahoo.com
Indian Head Park (Acacia)
Homeowner Since 2009

ASAP REALTY INC
Realtors Who Get It Done
16108 S. Weber Rd., Lockport IL 60441

INDIAN HEAD PARK MARKET IS STILL HOT!!

Acacia, Wilshire Green and Indian Ridge are in demand.
My experience and assistance will help you get top dollar.
Please call me if you are thinking of selling your home!

Acacia Sales July 2022

39 Briarwood	**$329,900**
232 Cascade	**$359,900**
12 Tanglewood	**$375,000**

REALTOR® EQUAL HOUSING OPPORTUNITY

This is not a solicitation for business if your property is currently listed for sale.

Planning a move to Florida?
Real Estate Broker for over 24 yrs
Licensed in IL and FL
Rose Mary Woodley, ABR,CNS
Direct 708-977-5298

COLDWELL BANKER
REALTY

Serving the Acacia Community

Casey Window

(773)392-5569

Window & Door Installation

- ✓ Quick, Free, no hassle estimates
- ✓ We offer window craftsmanship at its best, that exceeds Acacia window replacement requirements
- ✓ We have satisfied Acacia references to support our work record
- ✓ We stand behind our work with a limited lifetime material warranty and 1 year of at home service labor warranty
- ✓ 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

Trusted Experts in Accessibility & Mobility Solutions

Live Comfortably Right Where You Belong

If you or a loved one are experiencing mobility challenges or concerned about staying independent while aging, 101 Mobility can help make daily living safer and easier. We are a provider of mobility and accessibility products that will help you or your loved one live comfortably right where you belong – at home. We are a locally owned company backed by a nationally recognized name and we are dedicated to you and your family's health and comfort.

101 Mobility sells and installs a wide range of products, including stairlifts, platform lifts, and wheelchair ramps, and we back our products with our signature one-year limited-service warranty. We carry many makes and models and also offer rental options to accommodate your every need. To learn more about our products and installation services, reach out to our team today.

FREE CONSULTATION

101 Mobility of South Chicago
(708) 576 -4903

- Stairlifts
- Ramps
- Bath Safety
- Handrails
- Lift Chairs
- Scooters
- Power Chairs
- Platform Lifts
- Pool Lifts
- Elevators

Serving Your Mobility & Accessibility Needs for Over a Decade

From the first phone call to the final installation, we pride ourselves on providing the right solution and unconditional support.

31,758 Stairlifts Installed

150,442 Customers Helped

94 Locations

WHY CHOOSE US