

# Chestnut on the Green Homeowners Association

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## Association Newsletter

### **Please update your records**

Elite Management Associates, Inc. has moved to a new location. Please update your contact information. The new office number is (708) 352-2870 and the fax number is (708) 352-2871. Our office is located at 6880 River Road – Suite 6, Hodgkins, IL, 60525. However, we will be keeping the PO Box for mailing purposes. Please do not send mail to the office location. Thanks for taking the time to update your records.

### **Board Meeting Reminder**

Please join us at the next Board meeting on Monday, September 29<sup>th</sup> at 7:00 PM at the Indian Head Park Village Hall at 201 Acacia Drive. The board meeting schedule for the remainder of 2008 is November 10, 2008 (Annual and Budget Meeting).

### **Building Maintenance Update**

All Association decks have been stained over the last two weeks. We will have a final walk around with the painting company the week of September 8<sup>th</sup> to review the work. The week of September 15<sup>th</sup> we will begin the wood replacement project. After sampling different products, the Association has opted to switch to a product called Kleer Lumber ([www.kleerlumber.com](http://www.kleerlumber.com)), which is a high quality Free Foam PVC product that is very low maintenance and carries a lifetime warranty. Based on the size of the project (\$35-40K), the Association will be using reserve money for the repairs.

### **Grounds Maintenance Update**

Ground Pros has done a nice job maintaining the grounds this year. We will be striving for continued improvements in the coming years. Elite Management will walk the grounds with Ground Pros within the next two weeks to set up budget needs for 2009 and finalize fall 2008 work. We will likely be doing some slit seeding and over-seeding to the turf. However, based on building needs, landscaping expenses will be focused on immediate needs only.

### **Architectural Variance Requests**

Please remember that the submission of an architectural change form with an attached drawing is required prior to any changes affecting the exterior of your unit. Common requests include: satellite dishes and landscaping additions. The form can be found on the Association's website at [www.chestnutonthegreen1.com](http://www.chestnutonthegreen1.com).

### **Attention Pet Owners**

As a reminder, Indian Head Park's Village ordinance requires all pets to be leashed in public. Also, pets are not to be tethered or chained to the common elements and left unattended. Owners should promptly pick up after their pets. A clean-up bag station is available north of 72<sup>nd</sup> St. where the emergency access road begins.

### **Newsletters**

The Association's quarterly newsletter is designed to update you of community news and other important events. If you have something you would like included in the next newsletter, please send the information to [bkovel@elitemgt.net](mailto:bkovel@elitemgt.net).