

Cherokee Garden Condominium Association Board Meeting Minutes

Monday July 21, 2025 - 6:30 pm

Regular session called to order 6:30pm (Meeting by Zoom)

Present: Hoffman, McKinley, Griggs, Goodnow, Dicks, Levy, Bowes, Wahl

Absent: Kinney

Guests: Tom Martin, Mike Finnegan

Visitor Comments: None

Minutes: Motion made, seconded, and passed to approve May 12, 2025, meeting minutes, as amended. Motion made, seconded, and passed to approve July 14 special meeting minutes, as amended.

Treasurer's report: Motion made, seconded, and passed to authorize the Treasurer to roll over the CD at Old National Bank, maturing 7/24/25, at the best available rate. Dupaco Credit Union and One Community Bank requested additional information for authorization of signatory changes. Necessary information sent for accounting firm transition. Motion to accept the Treasurer's report made, seconded, and passed.

Finance Committee: Update shared with the Board regarding status of the transition of accounting services to Yahara CPAs. Motion made, seconded, and passed to accept Yahara CPAs as our accounting firm.

Manager's Report: Yard waste removal is going well with the new dump trailer but is adding significant staffing time to accommodate City dumping restrictions, so we may need to get an additional trailer in the future; funds might be available in the capital budget. Working to update and clean up pool signage. The east pool may need additional repairs which will hopefully be completed in the fall. Road repair on Golf Parkway upcoming in August. Unable to purchase snow brush attachment as planned; will seek authorization if another becomes available. Tree service is ongoing; evaluating other contractors. Working with contractors to finalize details for the Tudor siding project in the coming weeks. Tom will schedule a meeting between contractors and building 6 residents and send letters to all Tudor residents.

President's Report: Board members to send anything they wish to have included on a meeting agenda for discussion or decision, as well as committee meeting minutes, to the President at least one week before the scheduled Board meeting.

Committee chair assignments are as follows.

- Buildings and Grounds: Rick Griggs
- Building Resource: Open for now
- Ad Hoc Finance: Rick Griggs
- Long Rang Planning: Connie Bowes
- Northside Planning Council Liaison: Rick Griggs
- Personnel: Helen Marks Dicks
- Policy and Rules: Ron McKinley
- Pool: Chris Hoffman

- Orientation: Open for now

New Business: None

Adjourned to executive session at 7:44 pm, resumed regular session at 7:53 pm.

Motion made to adjourn, seconded, and passed at 7:54 pm.

Next Cherokee Garden Regular Boarding Meeting to be held on the third Monday of August (8/18) at 6:30 pm in the Clubhouse.