

WILLOW BROOK ESTATES COMMUNITY ASSOCIATION UNITS 5 & 6  
November 12, 2024 BOARD AND MEMBER MEETING MINUTES 6:30 PM

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Board: John Weatherspoon- President  
Anthony Koetzle- Vice President  
Ray Peterlin- Secretary/Treasurer (Absent)  
Clara Voyles- Director  
Sue Kalweit – Director (Absent)  
John Graham – Director

Approved  
12-10-24

KMC Consulting: Barb Scully  
Kenneth McCracken

Three Members present at the meeting.

Call Meeting to order at 6:30 PM

10/08/24 Board Minutes were presented to the board. A motion was made by Clara Voyles to approve the October minutes and seconded by John Graham. All board members present approved the motion.

The Financials as of the 10/31/24 Financial Statement was presented:

Income: \$ 801.24  
Expenses: \$ 8,681.06  
Total income less expenses: \$ -7,879.82  
Cash Balances: \$62,670.82

Total Past Due as of 10/31/24 \$83,470.57  
29 Past Due Accounts

A motion was made by Clara Voyles to approve the October 2024 Financial and seconded by John Graham. All board members present approved the October 2024 Financial.

.D & G Electric \$7,075.00 invoice for light by sign. This invoice won't be paid until Will County Issues the permits and light is working,

2025 Election Need Chairman for Nominating Committee – Clara Voyles will be the Chairman of the Nominating Committee.

Violations were discussed. The association has sent violation letters.

Will County Land Use has opened a case against one address in association.

A motion to move \$17,000.00 from the money market to a CD was made by Clara Voyles and seconded by Anthony Koetzle. All board members present approved the motion.

Board Meeting adjourned at 6:58PM.

The Member meeting was called to order at 7:00PM.

The financial were presented to the members.

Member meeting was adjourned at 7:15PM.