



# spring acres hills

Springacreshillshoa.com

July 2005

Quarterly Newsletter

## Greetings and Salutations

### Board of Directors

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**Don Rage**  
**847-742-5555**

**Editors**  
**Sherry Dobson**  
**Vera Heneghan**

Welcome to the first addition of the Spring Acres Hills Neighborhood Newsletter. The SAH Board of Directors would like to expand communications within our community and thus have begun this publication on a quarterly basis. The Newsletter Committee will provide timely, relevant information and encourages your ideas and suggestions as well.

The Board of Directors recently adopted a bi-monthly meeting schedule. The meeting dates for the remainder of this year are August 8th, October 10th and December 12th.

Additionally, the Board recently interviewed three property management companies and on June 13, at the HOA meeting, have selected Rage Property Management, replacing Foster Premier, effective July 1st.

Rage Property Management is a local company (Elgin) and prides itself on representing local associations with expertise in the Fox Valley. They have 20 years of experience and are the most qualified to assist with the goals that have been set forth by the Association. Please plan on attending our next HOA meeting, August 8th, to meet Don Rage.

*"An informed community is an empowered community."*

Finally, we would like your help naming this publication and creating a slogan for our community. The newsletter committee would like for you to select from one of these names: Digest, Hotline, News or Scoop.

Please log onto the website, click on "newsletter" and let us know.

We hope you have a safe and pleasant summer!



## 2nd Annual Picnic

The 2nd Annual Neighborhood Picnic will be held at the Rolling Hills Park, Saturday, September 17, 2005, 1:00pm-4:00pm. Items of interest for the children: decorated bicycle parade, moonwalker (new this year!), face tattoos, and balloon twister. The "meal ticket" price will remain at \$5 per person over the age of 5. Please also donate a dish to pass as follows: Chestnut & Neumann sections, an appetizer or side dish and Custom section, dessert. Additional details on the purchase of "meal tickets" will be forthcoming.

Please consider volunteering the "day of" in these areas: set up tables & chairs, maintain food tent, meal ticket manager, moonwalker manager (need three, rotate every hour) and of course, clean up at the end! If you're able to help in one of these areas, log onto the website, click on "picnic committee" and let us know.

Thank you in advance for your participation and we look forward to another successful picnic.

## In the News...

There have been several incidents of vandalism at our neighbors in the Kimball Farms subdivision just west of us on Miller Road. If you suspect any suspicious activity in our neighborhood, call the police directly at 847-551-3481 or call their anonymous crime tips line at 847-551-3488. The latter is an answering machine that is not linked to Caller ID and the police will not track the calls per Cmdr. Michael Kilbourne. (Daily Herald)

As per the Carpentersville Village Manager, Craig Anderson, the Main Street / Huntley Road bridge, which handles more than 20,000 vehicles daily, will be completely closed from mid-August to mid-October for reconstruction. It will also be closed again next spring. (Daily Herald)



Please note that "No signs of any kind shall be displayed...except one advertising a lot for sale..." Should you have improvements performed at your residence, please ensure your contractor does not place their sign on the property. (SAH Declarations)

Thank you for your cooperation.

### From the Village of Carpentersville

- ◇ Refuse collection, including lawn bags: items may be placed at the curb after 7 P.M. the evening before our scheduled pick up. Containers must be removed from the curb by 7 P.M. on the day of collection.
- ◇ No ATV, pocket bikes, motorized scooters (electric or gas), snowmobiles, or any other unlicenseable motorized vehicle are allowed on public sidewalks, streets or HOA common areas.
- ◇ Please remember the speed limit on residential streets is 25 mph unless otherwise posted. Be aware of children at play especially by Rolling Hills Park.
- ◇ Leash Law - It is unlawful for a dog, except when on a leash controlled by the owner, to use or be upon any public street, sidewalk, parkway, public area or unenclosed premises within the village.
- ◇ When approaching a school bus, you must stop when their lights are flashing & sign is out. Check for children before proceeding after the bus pulls forward.

**C'ville website: <http://vil.carpentersville.il.us>**

## Stranger Danger!

A resident of Elgin, convicted of predatory criminal sexual assault, has been reported as frequenting the Kimball Farms subdivision which is near Miller & Huntley Roads. The police are aware. Please note there are photos of the local offenders at the Carpentersville Police Department or you can check the State Police of Illinois website <http://www.isp.state.il.us/sor/>. If you have further questions or concerns, please contact the Police directly, or visit their office bulletin board.

Here are a few tips, hints, and ideas to help keep our kids safe:

- Know your children's friends and their parents.
- Call to make sure your children are where you expect them to be.
- Ask your children if they ever see any strangers in cars, or lurking.
- Check the online websites ([www.sexualpredators.com](http://www.sexualpredators.com)) for any sexual deviants or predators within 25 miles of your home.

For example, in Carpentersville there are 26 known sexual offenders. That, of course, is a minimum. Some of these offenders will roam through areas or spend the entire day away from their homes, because they are usually known in their own neighborhood. 25 miles is not an insurance number, just an increased scope. Be especially aware of those people cited as "sexual predators." (Kimball Farms Newsletter)

## Pond Maintenance



On May 27<sup>th</sup>, 2005, members of the SAH BOD, led by Don Erickson, met with the United States Army Corps of Engineers (USACE), Yellow Daisy Landscaping (YDL) and Cowhey, Gudmundson, Leder, LTD (CGL) whom represent Dave Parsons. Our intent was to discuss and resolve issues such as massive algae, cattails, clean up, aeration. Prior to any action, the SAH BOD needed clear guidelines from the USACE as to how they could proceed with their in-water rehabilitation contractor, Water Specialists. YDL & CGL are responsible for shoreline restoration.

Originally, the USACE granted a permit to the SAH developer, Dave Parsons. One of the guidelines for honoring this permit and getting Spring Acres “signed off” was that the ponds had to have a “natural prairie plant buffer” around each of the ponds, with the exception of the Chestnut pond which is not under the USACE jurisdiction. CGL was hired by Parsons to design and direct the implementation of these natural buffers. YDL was hired by CGL to do the shoreline work. Given the current state of each of the shorelines, the establishment of the prairie buffer has only been marginally successful. In short, the USACE will not sign off on the developer, Dave Parsons.

As of this publication, Water Specialists has completed in-water restoration on the Chestnut, Oak Knoll and Pine-woods ponds. The detention basin on Oak Knoll Road, behind lot 70, has been treated with natural enzymes to reduce significant accumulation of decayed organic material. The next step for water improvement will be to add aerators. Two are within the association budget for this year and shall be installed in the Chestnut & Oak Knoll ponds within a few weeks. A couple of “pond neighboring” homeowner’s have offered to become “pond stewards” assisting with the aerator’s electrical component set up as well as installing/removing them seasonally. The association will consider aerators for the remaining ponds next spring.

## Road Updates—Finally!

Promising news! The roads in the Neumann section of our community should have the “final grade” of asphalt within the next 6-8 weeks per Brandon Jafari, Vice President of Land Development, Neumann Homes. Neumann Homes has secured J&S Consulting to work in coordination with the Village’s Smith Engineering, inspecting underground utilities, curbs, roads and parkway trees. Once the inspections are complete and the Village has approved, Neumann Homes will secure a permit to complete the repairs. Parkway trees will be replaced in the fall when the weather is more suitable for planting. In addition, Neumann & the Village are very close to signing a “cost sharing” agreement regarding improvement to our section of Miller Road. They anticipate contract execution by mid-July, with monies being deposited into an escrow account. Work shall commence once the village resolves all issues with other developers involved. We expect updates on a regular basis so please check the FAQs page on our website regularly: [www.springacreshillshoa.com](http://www.springacreshillshoa.com)



Vikki Giacalone & Lois

The 1st Annual Garage Sale was a complete success, Thank You for organizing!

Don Erickson

The SAH pond’s health & appearance have improved dramatically, Thank You!

Police Chief Bob Lowen

Thank You for your dedication in serving our community these past four years. We appreciate your presence and look forward to seeing you around the neighborhood for the next several months prior to your move to Woodstock. We will surely miss you. Best of luck!



## Gardeners Patch

Now we are not experts, that is for sure, but here are some ideas that we have found useful:

### **Lawn Care**

Monitor lawn for weeds. Rain and warm water will push weeds to grow fast. Mow grass high, 3 to 3 1/2 inches, during hot, dry weather so that individual blades can shade each other. Leave grass clippings on lawn, but avoid clumping. If you must rake, do so evenly across dense grass areas. Seed bare areas of lawn with appropriate grass seed mix and a starter fertilizer. Keep area moist until seeds germinate. Do not mow for several weeks as new grass thickens up.

### **General Garden Care**

Newly planted trees, shrubs, and perennials must receive a minimum of one inch of rain/water per week throughout their root zone. This is especially important during hot, dry weather for all plants. Mulching garden beds with two to four inches will help reduce weed growth and increase moisture retention.

Source: [www.chicagobotanic.org/](http://www.chicagobotanic.org/)

## Mark Your Calendars!

⇒ Meet our new Property Manager, Don Rage of Rage Management, at the next HOA meeting Monday, August 8th, 2005.



⇒ 2nd Annual Neighborhood Picnic at the Rolling Hills Park, Saturday, September 17th, 2005, 1:00pm-4:00pm.

## Questions ??

Need an Architectural Improvement Application? Have a question or concern for the BOD? Article idea or comments regarding the newsletter? Or simply prefer to receive this publication via email? Check out our website: [www.springacreshillshoa.com](http://www.springacreshillshoa.com), click on "newsletter" and let us know..

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Mailing  
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Goes  
Here