


What Happened on the Insides in 2009

In the December 2009 *OBC Post* issue, CAT Board President Jeff Kennedy reviewed the major and some minor outdoor projects of our neighborhood for the year. Now a review of what went on behind the brick walls of each Club, the types of projects that were completed, improved on or enjoyed in 2009.

 For the 20th consecutive year (Mark's been here 20 years), all Clubs received a clean opinion from the auditors, which means that the Associations' financial statements provide a clear and consistent picture of their financial status. Tuckpointing repairs, work that is done every 5 years to ensure the integrity of our brick facades, was completed on all Clubs. No Clubs increased their assessments and all celebrated the holiday season with a party, some in the Club Room, some in their lobbies. An audit of the cable plant in each Club was conducted by Comcast and investment policies for Club West, and Clubs Four, Five and Six were revised to reduce investment risk and ensure the safety of principal.

Now for some variance of projects in the Clubs.

Club West: A new CO detection system and 4 new exhaust fans were installed in the garage, reducing energy costs and negative air pressure; 36 curb extensions with control dampers were installed to reduce unit owner energy bills and exhaust fan noise, which reduced air flow by 40%; their declaration was amended, shifting responsibility for windows and balcony/patio doors to the owner.

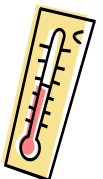
Club Three: New handrails were installed near doors D and E; a 7'6" LED Christmas tree was purchased for their lobby for the holiday season; garage curbs were painted.



Club Four: Their roof was replaced and their declaration was amended so that owners are responsible for their own windows and balcony doors; the bridge leading to the F service door was replaced along with the pool deck repairs.

Club Five: The contract with Invironmental Controlled Systems was renewed for 2009 and 2010, including the contract for individual owners at the same price as 2008; improvements were made to the four lobbies including recovering the benches and refurbishing floral displays. The decorating committee is also searching for a new phone desk for the foyer. They also replaced their leaking hot water tank.



Club Six: Their 2nd annual picnic was held this summer; planter boxes on either side of the front entry, over the garage, were waterproofed and the temporary sheet metal gutter system in the garage was removed; in an effort to cut costs, set back thermostats were installed in the hallways and lobbies to regulate common area temperatures (warmer in summer/colder in winter) and every other light in the garage was removed; a new walk-behind garage floor scrubber and water vacuum was purchased for better cleaning and more safety.



And so it goes tending to a home maintaining its value and pristine condition.



Happy Valentine's Day!

 I don't understand why Cupid was chosen to represent Valentine's Day. When I think about romance, the last thing on my mind is a short, chubby toddler coming at me with an arrow. 

A Warm Welcome

By Eleanor Fralick

We extend a warm welcome to two new neighbors to the Oak Brook Club!

Marion Gouvis says she has long wanted to be at the Oak Brook Club. Her familiarity here lies in the fact that she and Lou Malevitis (J-207) are sister and brother. After her architect husband died in June of 2009 and a condo unit she had seen and admired came on the market, the time seemed right to leave her Beverly home and take up residency here in F-304 of Building 4 in October.

Marion has retired from a career of teaching and administrative work for special needs children. Her immediate family consists of a daughter in Texas and 4 granddaughters, three of whom are in college and the fourth is soon to be. Friends of American Writers (a group that provides awards for new authors), The Renaissance Art Club at The Art Institute, Life Member of the Field Museum, and her church are some of the organizations in which Marion is actively involved. With her many interests, this warm, outgoing lady is quickly becoming acquainted at The Oak Brook Club.

Jeanne Davik is our newest resident, having just moved into P-3-S in Building 5 on December 11. She comes from Elmhurst where, in the past, she taught high school English, married, raised a family (a son and daughter), and then joined the work force in sales for a legal book publishing company.

Early in their marriage, she and her husband spent time in London - he as a Fulbright exchange teacher and she on a sabbatical leave from her teaching job. His death from ALS occurred four years ago. These days, Jeanne's busy volunteer life includes being on the Illinois State Board of the League of Women Voters where she designed their website and keeps it current, singing in her church choir, and helping seniors with their tax returns in the AARP Tax Aid program. A new activity of a different sort is being grandma to 6 month old Chelsea of Arlington Heights!



Pizza Bingo!

Left: Bonnie Sittner & Betsy Schumacher preparing for pizza bingo

Right: Bill & Vicki Proyce



Left: Teddy Bax

Right: Ruth & Chuck Obalil
Leila & Bill Gass

