



## October 2025 Newsletter

### October 7 Board Meeting Update

Thank you to all the owners who attended the board meeting at the McHenry Rec Center. The following items were discussed and approved at the meeting.

- Financial Audit – audit is being performed on 2024 financial records for the association by Cantey Associates CPA. They are approaching completion.
- Transition to Self-Management – The association website, email, phone, and portal have been set up. The best way to communicate with the Board of Directors and submit service requests is through the Condo Control portal. If you have not completed your registration and login, please do so as soon as possible. If you have questions or need help, contact the board.
- Maintenance Matters will be out on Thursday, October 16 and Friday, October 17 to inspect our buildings and grounds. This is a valuable service that will identify maintenance needs so that the board can plan and budget to keep our home exteriors and grounds in good condition.

### Kresswood Trails Website

Our website is now live. This is the only website you need to know and remember for everything Kresswood. It contains information and documents plus easy access links to our maintenance and financial portals.

[www.kresswoodtrails.com](http://www.kresswoodtrails.com)

### Emergency Maintenance Needs

If you have an emergency maintenance need such as leaking, running water, or plumbing backup – call Kresswood Trails at 815-846-3319

### Kresswood Trails Management

Kresswood Trails is self-managed by the Board of Directors. Visit the Kresswood Trails website, [www.kresswoodtrails.com](http://www.kresswoodtrails.com) for all your association needs: access documents, submit questions, work requests, pay assessments, and communicate with the Board. You can also reach the board by phone at 815-846-3319 or via email at [info@kresswoodtrails.com](mailto:info@kresswoodtrails.com)

### Homeowner & Financial Portals

Both of these can be easily accessed from the [Kresswood Trails website](http://www.kresswoodtrails.com). The Homeowner portal provides access to information and documents, and you can submit questions and work requests to the Board. The Financial portal gives you access to pay your assessment and to review your financial history with the association.



### 2025 Board Meeting Dates & Times

- Tuesday, November 18; 6:30pm, Annual Owner Meeting; In-person meeting, McHenry Recreation Center.