

BRECKENRIDGE

Estates

THE BUGLE

Newsletter of the Breckenridge Estates Homeowners Association

From the Board

March | 2024

Submitted by Jeffrey Oitker | Board Director

As this month brings us the first official day of spring and daylight savings, I'm sure we are all equally excited for warmer, LONGER days ahead! Here are a couple friendly reminders for our residents.

First, as the weather gets nicer, Management will be completing inspections more frequently on the exterior of homes and yards. Please be sure garbage and recycling cans are stored in your garage, other than on pick up days.

Also, please assess the exterior of your home to see if anything needs attention. If you plan on doing any exterior modifications, please be sure to have the proposed work approved by the HOA Review Committee as well as obtaining approval from the City of Naperville. You can email Stacy Donnelly at stacy@mcpmc.com with questions or if you need an Architectural Modifications Application there is a form in this newsletter.

Stacy also occasionally emails information pertaining to Breckenridge and if you do not receive those emails, but would like to, send her an email, requesting to be added to the email list.

If you haven't done so already, please be sure to pay your annual HOA bill, which was due January 31, 2024. Any homeowner with an paid assessment as of April 1 will be sent to collections.

The next Breckenridge Estates Association Board meeting will be held at the clubhouse on March 11, 2024 at 7 pm. As always, residents are welcome to attend.

As I am sure you have noticed since late last year, the M/I Homes work has started with one home already completed. We expect that this will continue to be busy across this year with completions likely next year or thereabouts for all the lots. Thank you for your patience during this time and please continue to be careful around the construction.

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Spring Maintenance

YOUR Home & Garden

Breckenridge Residents

Spring weather is around the corner and along with that is yard work and exterior home maintenance.

This is also a time when management is doing more inspections of homes and yards to be sure that Breckenridge remains a desirable and highly sought after community to live.

General Tips

- Remove winter holiday decorations and lights
- Solar ground lights should not be crooked
- Remove garbage and leaves from your yard as well as miscellaneous items that should not be stored outside of your home
- Be sure yard waste bags are put at the curb no earlier than the evening before pickup. Refer to the City of Naperville's website for more info.
- Store garbage and recycling containers in your garage.
- Repair leaning or damaged mailboxes. If needed, paint your mailbox, replace the red flag, replace rotted posts, etc.

Exterior Modifications

If you plan to start new exterior construction or alteration, please complete an Architectural Modification Application and submit this to our Property Manager, Stacy at stacy@mcpmc.com for approval by the Review Committee, before you begin. **DO NOT** begin any exterior work without written approval.

Few Reminders

- Install basketball hoop stands correctly. There should not be bricks, bags, etc. holding the stand down. The base should be filled with water or sand or there are anchors for portable hoops at hoopanchor.com. Replace nets that are either missing or torn. If basketball pole or rim is rusted, consider painting or replacing.
- Please assess the exterior of your home to see if anything needs attention, e.g, a deck may need painting, home needs staining, a gutter may have fallen off your home, bricks in paver walls/around trees need to be straightened, yard needs spring cleanup, etc.

We appreciate everyone to continue working together to continue to keep Breckenridge a beautiful community!
Stacy Donnelly, LCAM



Easter Brunch has become a tradition for many families. If you're looking to enjoy a delicious spread for Easter brunch in the western suburbs that you don't have to spend hours in the kitchen preparing, then this list is for you. Be sure to contact the restaurant or check their website and Facebook for availability and reservations.

ORCHARD VALLEY GOLF COURSE

Address: 2411 W Illinois Ave, Aurora, IL
 Phone: (630) 907-0500
orchardvalleygolf.com/restaurant
 Chef Robert and the Culinary Team are serving up all your favorites. With good food, great company, and a sprinkle of Easter magic, our brunch is sure to be a memorable celebration of springtime joy! For reservations, please contact Frank DiBrizzi, Director of Food & Beverage at 630-907-0500 x4.

BROOKFIELD ZOO IN BROOKFIELD

Address: 8400 W 31st St, Brookfield, IL 60513
 Phone: (708) 688-8000
<https://www.brookfieldzoo.org/BrunchWithTheBunny>
 DATE: Saturdays, March 23 & 30 and Sunday, March 31, 2024
 TIME: 10:30 AM, 11:30 AM, and 12:30 PM each date
 LOCATION: Discovery Center
 Hop on over to Brookfield Zoo this spring to enjoy Brunch With the Bunny! In addition to a delicious brunch buffet, the event features visits with the Bunny, an interactive DJ with games, and more.

ABBINGTON DISTINCTIVE BANQUETS IN GLEN ELLYN

Morton Arboretum In Lisle
 Address: 4100 Illinois 53, Lisle, IL 60532
 Phone: (630) 968-0074
<https://mortonarb.org/explore/activities/events/breakfast-with-the-bunny/>
 Start your Easter festivities with a delicious breakfast buffet that the whole family will enjoy in the beautiful Ginkgo Restaurant. Each child will receive a special Easter treat and can look forward to a visit from the Easter

Bunny. There will be a designated area for photos. After breakfast, children can change clothes to play and get dirty in the nearby Children's Garden, where they can run, splash, and climb in a safe, kid-friendly space designed especially for nature exploration.

MESÓN SABIKA IN NAPERVILLE

Address: 1025 Aurora Ave, Naperville, IL 60540
 Phone: (630) 983-3000
<https://www.mesonsabika.com/>

CITYGATE GRILLE IN NAPERVILLE

Address: 2020 Calamos Ct, Naperville, IL 60563
 Phone: (630) 718-1010
<https://www.citygategrille.com>

CHOP'D IN PLAINFIELD

Address: 12337 S, Illinois Rte 59 Suite #155, Plainfield, IL 60585
 Phone: (815) 782-8599
<https://www.thechopdlife.com/>

HOTEL BAKER IN ST CHARLES

Address: 100 W Main St, St Charles, IL 60174
 Phone: (630) 584-2100
<https://www.hotelbaker.com/easter-sunday-brunch-2024/>

IVY RESTAURANT IN WHEATON

Address: 120 N Hale St, Wheaton, IL 60187
 Phone: (630) 665-2489
<https://ivyofwheaton.com/>

BOLINGBROOK GOLF CLUB IN BOLINGBROOK

Address: 2001 Rodeo Dr, Bolingbrook, IL 60490
 Phone: (630) 771-9400
<https://www.bolingbrookgolfclub.com/>



A Safer NAPER

**Naperville is a Safe Community...
It's not a Crime-Free Community!**



Burglary PREVENTION

Whether you are traveling out of town for spring break or running to the grocery store, it is important to keep your property safe. This month, the Naperville Police Department aims to make Naperville "A Safer Naper" by educating residents on burglary prevention. While Naperville is a safe community, we are not a crime free community. It takes police and citizens working in partnership to prevent crime and build safer neighborhoods.

The six members of the Naperville Police Department Crimes Against Property Crimes Unit, composed of a sergeant and five detectives, review on average over 200 property crime cases each month. Property crimes include burglaries, theft, fraud (which includes identity theft) and vandalism.

In 2023, there were 51 residential burglaries in the City of Naperville. Did you know a burglar can be in and out of a home in as little as ninety seconds?

In addition to locking doors, windows, closing garage doors and keeping exterior lights from dusk until dawn, we especially want to emphasize securing the rear of your property. Burglars like the concealment of backyards to force entry into sliding glass doors or shattering a rear window. Taking steps to reduce opportunities for concealment or easy entry (like trimming landscaping, installing a camera system, and utilizing a secondary locking system on rear doors) offer an extra layer of prevention.

One of the most important things you can do to protect your property is to know who belongs in your neighborhood and be alert in protecting not only your home, but your neighbors' as well. Report any suspicious behavior or activity immediately to 9-1-1. Learn more about burglary prevention at www.naperville.il.us/ASaferNaper

Free Shred Event



Saturday, April 20, 2024
8 - 11* a.m.
Centennial Beach Parking Lot
500 W. Jackson Ave.

Shred sensitive documents to protect against identity theft.

Details:

- On-site shredding
- Shredding is limited to confidential and sensitive materials only
- Limit: 2 banker-size boxes or bags from each person
- Boxes and bags should not weight more than 15 lbs. each
- No metal or plastic binder rings or clips
- Staples and paperclips are OK

* shredding is available until the trucks are full



Sponsored by Naperville Police Department and Naperville Park District



Pet Tales

By the Naperville Area Humane Society
1620 W. Diehl Road | Naperville | 630-420-8989

*Thank you for supporting
our homeless friends!*

EXOTIC ANIMALS

The Exotic Animals Program offers children ages 8-12 the opportunity to learn about a specific exotic animal each week through lessons and activities. They will also have time to interact with a dog and cat each week.

INFORMATION:

Designed for children ages 8-12

Classes meet on Thursdays at the Naperville Area Humane Society from 4 to 5 pm for three weeks.

Registration fee is \$50 per student - A \$10 fee will apply for any cancellations.

DATES FOR 2024:

Spring Session 1: Thursday, April 4, 11, 18
Spring Session 2: Thursday, April 25, /
May 2, 9

KIDS & CREATURES WORKSHOP

Available to children ages 4-7 years old, the Kids & Creatures Workshop offers young children the opportunity to learn about animals in a way that relates to basic school subjects: Math, Reading, Science & Geography. Each workshop will include a short lesson, animal of the week guessing game, a craft or activity and the chance to meet one of our adoptable animals!

INFORMATION:

Designed for children ages 4-7

Workshops are held on Tuesdays at NAHS from 4 to 4:45 pm

Every workshop will have different lessons and activities, so children are welcome to attend as they please! There are four themes, including:

Workshop A (Math) - Includes a lesson on basic arithmetic such as addition or subtraction. Tuesday, May 7th, 2024

Workshop B (Reading) - Includes reading a short story and learning to spell basic animal words. Completed

Workshop C (Science) - Includes a lesson about how animals live, eat, survive, etc. Tuesday, March 5, 2024

Workshop D (Geography) - Includes learning about different habitats, where animals live, etc. Tuesday, April 2, 2024

Registration fee is \$20 per session - A \$5 fee will apply for any cancellations.

www.naperhumane.org

Adorable Adoptable Pets of the Month...



DENISE | Female | Large Breed Mix | Estimated DOB 11/15/20 | 62 lbs.

High Energy
Loving, Sweet, Cuddly, Playful, Strong, Intelligent
Must be Only Dog
No Cats
Adoption Fee: Sponsored by a generous donor!



GALADRIEL | Female | Estimated DOB 12/19/22
Adoption fee: \$100



Buffering Your Blossoms

The Happy Gardener

The Growing Place

Safeguarding *Early* Buds

We are all eagerly anticipating the arrival of spring, and this February warm up is giving us a taste of what is yet to come. However, unexpected challenges can arise when flowering trees and shrubs bud out too early due to a mild late winter. Here are some proactive measures you can take if Mother Nature decides winter isn't over yet to ensure a vibrant display of blooms in spring.

APRIL FOOL'S

Early spring flowering trees and shrubs, such as forsythias and magnolias rely on a delicate balance of temperature and light cues to determine when to bloom. A mild late winter can deceive these plants into thinking spring has arrived, prompting premature budding.

Depending on the species, flower buds can be vulnerable to cold temperatures as they begin to develop. While a freeze can damage flower buds, it might not affect the entire plant. In such cases, the tree will still bloom, but the process could be delayed or result in staggered or fewer blooms than expected for the season. Some varieties, such as witchhazel, are one of the hardiest blooms that thrive through prolonged freezing temperatures.

Foliar buds are more resilient against cold damage than flowering buds and will often send out a second flush of leaves when temperatures warm up again. By the time the plant has completely leafed out, there will be very little signs of early cold damage.

WORKING WITH MOTHER NATURE

For blooms more susceptible to freeze damage, here are some steps you can take to get the most blooms this spring:

COVERING: For smaller specimens that are forming flower buds, such as hydrangeas that bloom on old wood, consider covering

them with a breathable fabric or frost blanket during cold nights. This will provide an extra layer of protection against freezes and extreme temperature fluctuations.

MULCHING: Applying a layer of mulch around the base of the tree or shrub can help regulate soil temperature and moisture, minimizing the impact of fluctuating temperatures. Mulching also provides insulation against late freezes that may damage vulnerable buds on smaller specimens.

WATERING: Proper hydration is crucial during periods of erratic weather. If the ground is not frozen, ensure the soil around your flowering trees and shrubs are thoroughly watered, especially if the temperature is expected to drop after a warm spell.

PRUNING: Avoid pruning cold damage right away as it could encourage new growth before the threat of freezing temperatures has passed and result in more damage and undue stress to the plant.

MONITORING WEATHER: Keep a close eye on weather forecasts, especially during the transitional period between late winter and early spring. Being vigilant allows you to take timely action and protect your plants from harmful freezes as they come out of dormancy.

FORCING BRANCHES INDOORS

A guaranteed way to enjoy your early spring blooms is by using a simple technique called forcing branches. By bringing twigs from flowering trees and shrubs indoors and out of dormancy early, you're rewarded with colorful leaf buds and beautiful flowers. A few of our favorite trees and shrubs to use are Forsythia, Quince, Cherry, Magnolia, Redbud, Pear, Crabapple, Pussywillow. Even some Maples produce interesting buds.

Branches force best when cut on a

warm day with temps above freezing. The later in winter you bring them inside, the faster they will bloom. Twigs cut now may open in just a few weeks. You'll need clean pruners, branches, a bucket filled with warm water, and a vase or container.

Gather and snip nonessential branches at least 12" long. Be selective, considering the shape of the plant as you cut. Fill a bucket with warm water. Place fresh stems in the bucket and wait for the buds to swell, changing the water every few days. Keep branches out of the sun and mist occasionally. Once the buds begin to swell, arrange the stems in a sturdy vase or container and enjoy!

WHAT ABOUT MY PERENNIALS AND SPRING BULBS?

You may notice some of your spring bulbs popping up as well. The good news is the foliage on many of these spring bulbs tolerate the drastic late winter early spring weather changes. Some of the more hardy spring bulb flowers include snowdrops, hyacinths, daffodils and crocus.

Tulips and lily buds are more prone to cold damage. If a hard freeze or extended cold spell is in the forecast, it would be advisable to cover them to ensure healthy blooms. If frost damage does occur, avoid cutting back damaged foliage until it has completely browned and died back to ensure blooms for next year.

Some early blooming perennials, such as hellebores, are very resilient to freezing temperatures, while others, such as bleeding hearts should be protected. Leafy perennials such as hostas can also be affected by spring freezes and should be covered when a frost or hard freeze is eminent. Perennials planted in the last year are most susceptible of spring freeze damage so adequate mulching or timely covering is essential for these plants.





“No pets? Really? How do you come up with passwords?”

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 DEADLINE
 20th of each month**

Submit newsletter articles and classified ads (no charge for Breckenridge residents) by email to editor Jan Foster at fosterpbs@outlook.com.

“The appearance of an advertisement in this newsletter should not be interpreted as an endorsement of the product, service or provider in the advertisement. The Association or Allegra Marketing Print Mail is not responsible nor liable for the content of any advertisement published, herein.”

**INFORMATION GUIDE
 Board Members**

Mark Sagen	President	marksagen@hotmail.com
Brett Meurer	Vice President	brett.meurer@gmail.com
Jeff Oitker	Secretary	oitkerjf@gmail.com
Rob Anstine	Treasurer	ranstine@gmail.com
Nabeel Aldrees	Director	

www.breckenridgeestates.org

Email | breckenridgeofnaperville@hotmail.com

Breckenridge Committee Chairperson

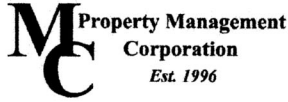
Landscape Chairperson	Leigh Ann Haller	
Breakers Swim Team	Regan Anstine	
Social Committee	VACANT	
Pool & Tennis	Clubhouse	630-420-2535

Property Management

MC Property Management Corporation
 14224 McCarthy Road, Lemont, IL 60439
 Main Office 630-985-2500 | Office Fax 630-985-2583
 Property Manager | Stacy Donnelly, CAM
 stacy@mcpmc.com (Preferred method of contact)

Block Captains

VACANT	2503-2512 Swandyke Ct., 904, 908, 920, 924 Gateshead, 804-812 Leverenz Rd. (15 homes)	
VACANT	2603-2636 Regency Ct. (13 homes)	
Vivian Williamson	703-736 Gateshead Dr. (16 homes)	416-7450
Ruth Kotek	703-728 Colorado Ct. (14 homes)	ruth.kotek@gmail.com
Pam Prosser	707-736 DeLasalle Ct. (13 homes)	416-0744
Val Ito	707-716 Lindholm Ct., 2723 Wendy (7 homes)	961-3343
VACANT	2603-2624 Wendy Dr. (9 homes)	
VACANT	2703-2752 Wendy Dr. (excluding 2723 Wendy Dr. (22 homes)	
VACANT	2812-2855 Breckenridge Ln. (16 homes)	
VACANT	2739-2768 Breckenridge Ln. (16 homes)	
Jeff Oitker	2704-2736 Breckenridge Ln. oitkerjf@gmail.com (12 homes)	
VACANT	2603-2636 Breckenridge Ln. (17 homes)	
VACANT	703-732 Mesa Dr. (14 homes)	
Hale Landes	2731-2804 Cheyenne Dr., 2803 & 2772 Breckenridge Ln. (12 homes)	357-8202
VACANT	2707-2724 Cheyenne Dr. (6 homes)	
Carol Zeidlhack	559-636 DeLasalle Ave. (15 homes)	416-2570
VACANT	623 Wendy, 607, 611 Gateshead, 2508-2515 Winter Park Ct. cswunder@gmail.com (10 homes)	
Chris Wunder	2603-2636 Winter Park Dr. (15 homes)	
Scott Barenbrugge	2703-2708 San Luis Ct. (4 homes)	sbarenbrugge@gmail.com
Rachel Jablonski	604-631 Steamboat Rd. racheljablonski8@gmail.com	
Michael Tardella	804-840 Pueblo Ct. (16 homes)	355-5283



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MC Property Management Corporation
 Stacy Donnelly - Property Manager
 Email: stacy@mcpmc.com
 14224 McCarthy Road
 Lemont, IL. 60439

Rev 02/2021

ARCHITECTURAL IMPROVEMENT/MODIFICATION APPLICATION

Owner Name: _____ Date: _____
 Address: _____ Phone: _____
 Email: _____

May we email you with questions or a decision, for faster response time? YES NO

General Description of Improvement/Modification

Location (if applicable) _____
 Dimensions (if applicable) _____
 Construction Material (if applicable) _____
 Supplier/Contractor _____ Approx. Cost _____

REQUIRED DOCUMENTATION: The following documentation MUST be provided for consideration

- Certificate of insurance from your outside contractor, showing coverage for liability and workers compensation
- Scope of work / specifications / proposal from your contractor
- A photograph of any existing element to be changed (i.e. windows, door, etc.)
- A drawing, sketch, picture and/or brochure of the proposed improvement/modification location and product to be installed, as applicable

As of the approval date of this improvement/modification, I accept full responsibility for the upkeep, maintenance, and replacement of the improvement/modification and do hereby hold the Association harmless against all claims. Should this improvement/ modification be maintained in improper condition, in accordance with the Rules and Regulations and/or Declaration, the Association reserves their right to remove said improvement/modification and all associated costs to be billed back to the homeowner.

Additionally, I understand that commercial signs are not permitted by the Association; I agree to instruct any contractor working at/on my unit not to place any signs on or around the property, and will not accept any reimbursement from the contractor for allowing them to post a commercial sign. Should a sign or signs be posted, I understand that a Notice of Violation may be issued and/or fines may be assessed by the Association.

X _____
 Signature of Homeowner Date

.....
FOR INTERNAL USE ONLY

Date Received: _____ APPROVED / DISAPPROVED

Signature of Management, On Behalf of the Board of Directors		Date	
---	--	------	--

REASON FOR DISAPPROVAL:

SPECIAL CONDITIONS OF APPROVAL:

NEW PRODUCTS MUST MATCH THE EXISTING IN SIZE, COLOR AND STYLE.



KATHY MCKINNEY

BROKER - BAIRD & WARNER REAL ESTATE
BROOKWOOD TRACE NEIGHBOR SINCE 1996

630.853.4354
kathy.mckinney@bairdwarner.com
kathymckinney.bairdwarner.com



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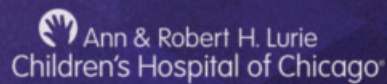
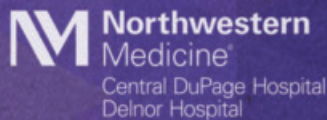




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When it comes to your child's health, you want better options. Through our unique partnership, Lurie Children's at Northwestern Medicine Central DuPage Hospital and Northwestern Medicine Delnor Hospital offers specialized pediatric care close to where you live and work. From routine checkups to the most complex medical conditions, we provide access to more than 150 board-certified pediatric specialists. And, the Pediatric Emergency Department at Central DuPage Hospital is uniquely designed, combining a kid-friendly environment with state-of-the-art technologies and care provided by board-certified pediatric emergency medicine physicians ready for life's unexpected emergencies.

Learn more about Lurie Children's most comprehensive clinical partnership and our world-class care at nm.org/luriechildrens.



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Ann & Robert H. Lurie Children's Hospital of Chicago at Northwestern Medicine Central DuPage Hospital and Northwestern Medicine Delnor Hospital is a collaborative program between Northwestern Memorial HealthCare and Lurie Children's and its affiliated physician groups. The physicians participating in this program are neither agents nor employees of Northwestern Medicine Central DuPage Hospital or Northwestern Medicine Delnor Hospital.

CAROLINE SENETAR

“YOUR BRECKENRIDGE SPECIALIST”

Caroline has personally LISTED or SOLD over 700 HOMES in Breckenridge, Knoch Knolls and Brookwood Trace!

SOLD



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BRECKENRIDGE

SOLD



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KNOCH KOLLS

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2336 Wilmington Court
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Caroline has SPONSORED Knoch Knolls & our Community events for the LAST 30 YEARS!

630-726-2260

#1 LISTING AGENT in ALL of 60565!

#1 AGENT at RE/MAX of Naperville over the last two years individually!

(Source: MLS Infosparks 12/22)

CAROLINE SENETAR
“Your Breckenridge Specialist”

RE/MAX of Naperville
senetarcj@aol.com
630-726-2260



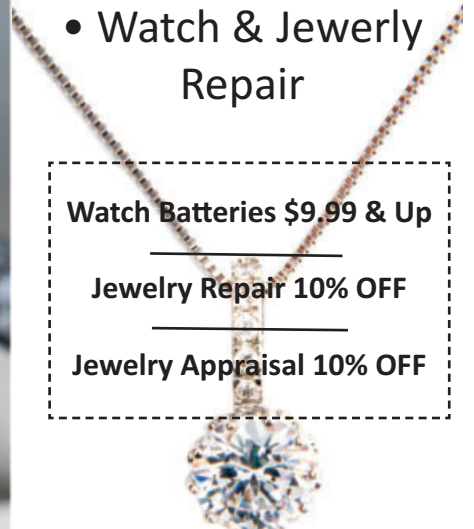
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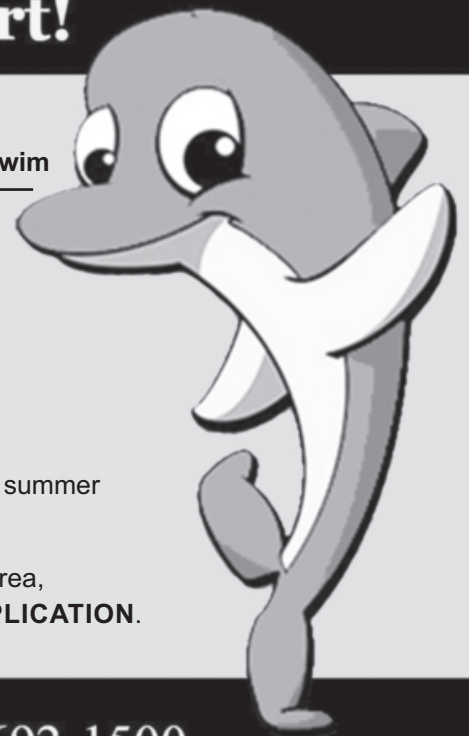
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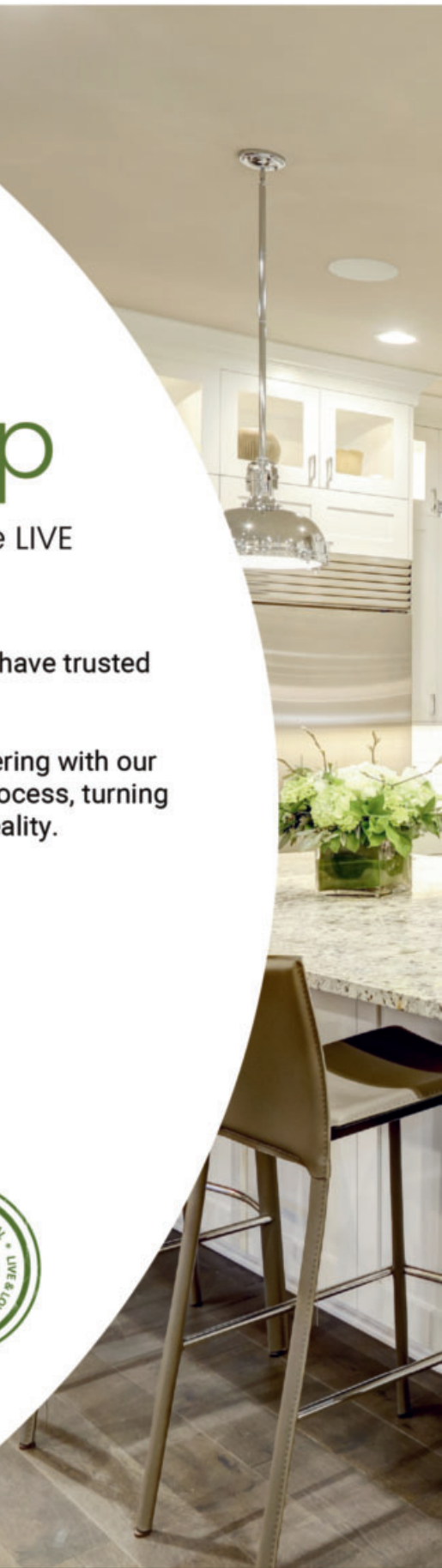
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