



## DUNLAP LAKE

### Property Owners Association Board Meeting Minutes 7 p.m. May 17, 2021 via Zoom Call

**Call to order:** Michael Watts, board president, called the zoom meeting to order at 7:00 p.m.

**Present:** Board members-Ryan Beevers, John Bode, Doug Carney, Greg Brumitt, Lee Frea, Toby Heddinghaus, Andy Leek, Donna Polinske, Andrew Reznack, Lori Scarlett, Joshua Schumacher, James Taylor, Michael Watts, Roy Wehling, Richard Welle.

**Manager:** Carolyn Green, C. Green & Associates, Inc., Laura Lyon, Heartlands Conservancy

**Visitor's Present:** Peg Flach, Graham Johnson

#### **VISITOR COMMENTS** – none

**FINANCIAL REPORT** – Richard Welle, treasurer, went through the financial reports from the previous month and gave an overview of collections from last year. Roy Wehling made a motion to approve the financials as presented. Jim Taylor seconded, and the motion passed unanimously.

**MINUTES** – Carolyn Green presented minutes of the March 29, 2021 meeting. Greg Brumitt made a motion to approve the minutes as presented. Lori Scarlett seconded, and the motion passed unanimously.

**OLD BUSINESS** – The ballot asking residents to increase assessments over 4 years passed. Mike Watts thanked everyone for continuing to work on this initiative to be able to do steady and long-term maintenance on the lake. The board gave an extra shout out to Laura Lyon and the team at Heartlands Conservancy for their work throughout this process.

- The dam safety engineer has been notified.
- Mike Watts will be meeting with North Shore residents or their association president.
- An association team will be meeting with Karen Frederick and Steve Randolph from Horner Shifrin engineering to determine next steps for designing a dewatering pond.

#### **COMMITTEE REPORTS**

**Commons Areas** – Lee Frea, chair

Dock applications for Dunn and Welle/Morgan were approved. There are additional requests pending for W1, E1 and E6. On May 22 the committee will walk all the commons and then they will meet on May 25 to discuss priorities. The committee is looking into using the firm that originally surveyed the commons areas to place permanent markers, starting with places the association might be able to add docks. .

**Communications** –Toby Heddinghaus

The committee had a meeting to transition from the education campaign on capital improvements needed to normal communications. They crafted an announcement of the ballot results and are working to stay in front of social committee events. Keeping residents informed of work on capital improvements and other priorities will continue to be a focus in the year ahead.

**Dam Maintenance:** Michael Watts, chair

Mike will be meeting with Justin Goodwin at Hurst-Rosche this week. The annual clean-up day on the dam will be a Wednesday before the 4th. There is already a lot of debris. No details on lake lowering. Everyone is asking.

**Fireworks:** Michael Watts, chair. Monday, July 5.

Fireworks are good to go. The permit from the Fire Department has been received. Rain date will be Sat. 10<sup>th</sup>. Roy Wehling will put the rope up again this year.

**Fish and Wildlife:** Doug Carney, chair

The number of people out fishing seems back to normal after the last year when the lake was so crazy busy. Keystone fishery contacted Doug and sent pricing, but Herman Brothers is still cheaper for annual stocking.

**Master Plan Implementation work group** –Toby Heddinghaus, chair

This month's meeting had a small turnout, but good conversation. Laura Lyons reported that she will be working with Mike Watts and Jim Taylor on funding. Everyone is excited about the assessment funding coming through. So far Madison County is still in the running for the IL319 grant funding. The group also talked about procedures in the master plan for moving forward on smaller commons projects as funding allows.

**Meetings Elections and Social:** Andrew Reznack, chair

There were 50 logowear orders that raised \$1,500 to help fund social events this year. Upcoming events include a lighted boat May 30. Strange Buffalo Band June 13, and a lake picnic to replace winter social that couldn't be held this year. Rachel Moran and Shawna Heddinghaus are new committee members. Rachel will be coordinating the picnic.

**Restrictions:** Roy Wehling chair

Boat on East lake where the dock and boat needs repair. Will send a letter for tree on West Lake. There are several trees in the lake there. Dock next to Walt. Dock on East Lake. Trying to get a committee meeting to look through restrictions. Will also look at retaining wall to give people

**Safety:** Ryan Beevers, chair

First water testing this week. Ryan will be redoing boating page on the website. Dock numbering was discussed. The safety committee requested the board approve the price of a transfer be charged to \$20. Transfers are being issuing new stickers and keeping everything the same price makes it easier for Carolyn and CPM. It was noted this was a motion from committee to change a policy & procedure. Andy seconded and the motion passed unanimously.

**Silt & Erosion:** Jim Taylor, chair – Jim will meet with Craig Louer, the previous chair.

**Building:** Andy Leek, chair

The owner of 417 E. Lake has built a fence on association-owned parkway. The drawings looked like the fence stopped at the property line, neither the city nor the association saw the resident's intention.

**No report from:** Legal

**Management Report:** Submitted by Carolyn Green

Attached

**ADJOURNMENT:** Hearing no new business, the meeting was adjourned. The next meeting is planned for 7 pm Monday, June 28. The last Monday of the month.