

HLA Board Meeting July 23, 2018  
Minutes  
Call to Order: 7:05 pm

### **Roll Call**

	<u>Present</u>	<u>Absent</u>
President Coan Vice Pres. Pirtle	Director Cassatt Treasurer Waldorf	Secretary Nafziger Director Walker

### **Approval of Previous Minutes**

Motion By: Vice President Pirtle      Seconded By: Treasurer Waldorf      Vote tally: 4-0  
Addition/amendment to Road *Committee* notes: Director Cassatt expressed concern about the amount of rock being placed in the ditches following excavation. Some culvert outlets and inlets are being filled up to 50% of the depth of the culvert. The elevation of the rock should be lower than 50%.

### **Approval of Expenditures**

Motion By: Treasurer Waldorf      Seconded By: Secretary Nafziger      Vote tally: 4-0

### **Treasurer's Report:**

All data presented is as of June 30, 2018.

The Total Cash Balance is \$781,297.40 and is made up of the following fund balances.

<b>General Fund.....</b>	<b>\$252,572.51</b>
<b>Lake Fund.....</b>	<b>\$105,944.86</b>
<b>Road Fund .....</b>	<b>\$119,706.16</b>
<b>Emergency Fund MM.....</b>	<b>\$100,629.75</b>
<b>Lake Fund CD.....</b>	<b>\$101,728.18</b>
<b>General Fund CD .....</b>	<b>\$100,715.94</b>

The outstanding receivables total is \$209,305.93, a decrease of \$7,021.75. For additional breakdown, please refer to the attached Balance Sheet.

The Year-to-Date Net Income is \$166,286.56 with Revenues of \$278,276.92 and Expenses of \$111,990.36. Please see the attached Profit and Loss Statement for further detail.

As for actual Cash details, for the month of June the cash deposits were \$11,380.88 and the cash expenditures were \$20,492.55. Additional report details are posted on the Heritage Lake website.

There were no unusual expenses in June.

The Finance Committee met July 9. Letters will be sent to all members with outstanding accounts of \$500 or greater, not currently in collections or on HLA payment plans. They will be reminded of the bylaws amendment to have members pay all costs of collections and given until August 6 to either pay the balance or start a payment plan. Approximately 40 letters will be sent representing \$43,000 in collectibles. The list of property taxes not paid was reviewed and will be monitored. Discussion of the potential reimbursement from Ameren for road damage was deferred until it is finalized.

This concludes the Treasurer's report for July 23, 2018.

Questions: None

### **President's Report**

None

## **Committee Reports**

### **Member Chaired**

- **Conservation**

- Chair Lemke has reviewed a conditional contract for the mowing on the back side of the dam. He is requesting a Board review of the contract before signing.
- Fish stocking is next on the committee's agenda for the fall.
- Aquatic weeds – Member Stickrod presentation.
  - Member Stickrod has taken a two-day class presented by the State of Illinois for pests, weeds, vermin, aquatics – he is now licensed as a not-for-profit professional; the beach is a primary area with lake weed control being addressed in multiple ways; continually putting chemicals in the lake is not the only and best way to address this problem. The addition of sand to the beach water area of the lake in the winter is very important when the lake is drawn down; especially along the bath house side of the beach. This will prevent weed growth in the summer. A Super K granulated formula has been used this year with no swimming or fishing restrictions. In some of the larger coves of the lake, the restrictive chemical is being used (near homes of Member Porter and Member Fox) and restrictions are in place following the application of these particular chemicals. Another option to consider is the introduction of native plants such as water lily. They do not bog down boat motors as much as milfoil and the lilies shade the bottom of the lake to prevent milfoil growth. Member Stickrod is currently taking the right steps to minimize plant growth advised through the State of IL. In the spring, the lake bed dry dirt may be treated when the lake has been drawn down. The lake can be treated a maximum of three times per year with a 30 day window between treatments. Rain will limit the effectiveness of the chemical so the chemical may not be applied if rain is in the forecast.
  - Member Stickrod is actively working with the IDNR to gain information on how to best and continually fight aquatic weed growth.
  - Approximately 2 tandem loads of sand have been applied to the beach area this summer. It is best to get the sand out closer to the docks. It is suggested to stock-pile sand over the winter and place it as close to the docks as possible. During draw-down would provide the best opportunity to place sand close to the docks. Placing sand on top of the ice in the beach area will also be beneficial. As the ice melts, the sand will fall to the bottom of the lake. Suggestion to use a belt-shooter for sand placement is also voiced.
  - V.P. Pirtle acknowledges the time and effort given by Member Stickrod to the Conservation committee and his work controlling the lake weed growth. The Board members join V.P. Pirtle in thanking Member Stickrod.
  - Chair Lemke also acknowledges Emmy Stickrod for her help.

- **Environmental Control**

- 3 tree permits
- 2 accessory permits
- Building permit for an unattached garage at 211 Brandy Drive
- Septic system has been repaired at 25 Brookshire Drive
- Notation made to engineers with regard to the flow of the field tile between Carlton Drive and Yorkshire. This area has been marked for examination.

- **Road Committee**

- Ditch update – ditch work is complete in accordance with the original contract. The July 5<sup>th</sup> rain exposed a few weak spots and work will be done to correct these areas.
- Areas needing additional attention that were discussed during the walk around with the engineers are being addressed and will be done in the fall.
- Seal coats have to be done before August 31<sup>st</sup>.
- Attention is being given to a culvert today on Yorkshire that was partially buried allowing water to flow. The culvert was removed and hoped to be replaced with a 30-inch culvert which allows a better flow area and better fall in the culvert itself. There is a water main above this culvert that the engineers prefer be moved. There is conversation with the Village to determine the best course of action on this unforeseen issue. The engineers will also work on an optional plan. Initial discussion involves placing two smaller culverts side-by-side.

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- In an area on Heritage Drive, across from the beach and near the dam, there is a partially blocked culvert pipe inlet. This was discovered during the July 5<sup>th</sup> rain when water flow was limited and ran over the back side of the dam due to the blockage. Maintenance staff will clear the inlet which should help with proper water flow. Brush in the area will also be cleared.
  - At 17 Greenwood Drive, a culvert needs to be placed under the driveway which is currently being installed by a contractor working for the homeowner. Road Chair Reed recommends that the culvert be installed with the homeowner paying for the material cost of the culvert and HLA paying for the labor cost of the culvert installation. The homeowner's contractor's cost for this job will be approximately \$1,500. This is less than going through the HLA engineer and the contractor who is performing the other HLA ditch work. Placing the culvert under the driveway will also eliminate the need for trench work and associated costs.
  - Motion by: V.P. Pirtle to move forward with the ditch work and driveway culvert placement at 17 Greenwood Drive at a cost not to exceed \$2,000. Seconded by: Treasurer Waldorf  
Vote tally: 4-0
  - A1 and A2 sealcoat has been started. Brandy Drive and Londonderry were done today. A3 will start in 3-4 weeks. This will allow the existing road surface settle and the oil to soak in. All secondary roads have been tilled, shaped and proof loading tested. By the end of this week all secondary roads should be complete with the first two layers of seal coat. Heritage Drive and Westminster grinding will start tomorrow. A layer of pea gravel will allow people to drive on it.
  - Detailed information of the progress is available on the HLA website.
  - Thanks to maintenance for garbage collection last week.
  - We will continue to accommodate those who are not able to have their garbage picked up by Neville.
  - Crack sealing will be done this fall on Bradford along with a few areas on Heritage Drive.
  - After new road surfacing is complete, speed humps will be installed in September or October. The bumps will be placed in the same locations as prior to the road work.
  - Each speed hump costs approximately \$6,000.
  - SSA commission met, approved bills and discussed tax levy for 2019. Tax levy will be the approximately the same for 2019 as 2018. The amount may not be exactly the same for each homeowner. Tax levy is equal to the total amount collected.
  - Certain roads may be blocked or difficult to pass for an hour or two. Watch the website for updates. Every effort will be made to keep any non-passage of roads to a minimum.
  - No tilling has been done on Heritage Drive to date. The gravel has been applied first with an asphalt paver on top of the old road surface. Then the aggregate and the old road surface will be tilled together. The depth of tilling depends on the core sample results.
  - Treasurer Waldorf compliments Chair Reed on the updates that he writes for posting on the website. The HLA office has received many compliments with regard to the road updates. Administrative Assistant Parmele is also thanked for her work.
- **Finance Committee**
    - See treasurer report.
  - **Social Committee**
    - The pool party was not held this year after experiencing poor attendance in the past.
    - A Land and Sea Poker Run will be held, along with a neighborhood picnic, at the beach on August 25<sup>th</sup>. More details will be forthcoming.
    - A newsletter will be written in August and included in the September billing mailing. Board members are asked to submit any items they would like included in the newsletter to Nicole Shake no later than August 15<sup>th</sup>.

### Board Chaired

- **Maintenance**
  - Cutting limbs and brush in contractor requested areas.
  - Picked up garbage last week and possibly this Wednesday due to difficulty with Neville trucks negotiating some roads during reconstruction.
  - Thanks to the maintenance crew for their efforts with garbage pick-up.
- **Office Org.**
  - No report.

Minutes

- **Pool & Lodge**
  - No report.
- **Administrative & HR**
  - No report.
- **Building & Zoning & Security**
  - No report
- **Outdoor Amenities**
  - New signs have been placed on the pavilion and on the boat ramp. The pavilion may not be reserved. The use of gas motors is prohibited on the lake.
- **Website**
  - No report.
- **SSA**
  - See Chair Reed's comments.

**Unfinished Business**

- - Backyard chickens – Tazewell County passed their ordinance.
    - HLA has been asked to follow the County code along with a \$25 yearly fee to members in good standing.
    - 6 chickens no roosters
    - Complaints would be reported to the Tazewell County Sheriff's Department for investigation and follow-up.
    - Tazewell County is responsible for performing the initial inspection, not HLA.
    - Recourse will need to be addressed for abuse of the rules. Tazewell County has a fine in place for those in violation.
    - An ordinance will be drafted, presented to the Board at the August meeting and voted on at the August meeting.
    - HLA Rules and Regulations III Amenities G. 6:  
Tennis court is to be used for the sports as designed.
- Motion by: Secretary Nafziger to amend the Rules and Regulations to reflect that the tennis court may be used for tennis and pickle ball. Seconded by: V.P. Pirtle Vote tally 4-0
- Temporary lines will continue to be used by the pickle ball players.

**New Business**

- Ameren: Motion by: Treasurer Waldorf to accept the Ameren proposal, have the President and Secretary sign the acceptance, receive the monies in a check, money order or bank transfer.  
Seconded by: V.P. Pirtle Vote tally 4-0
- Mowing contract: Motion by: President Coan to accept the mowing contract with Heritage Outdoor Services at \$1,425 for mowing the back side of the dam a total of three times and signing an authorization that if a third party is enlisted by Heritage Outdoor Services for the mowing, liability insurance must be in place. Seconded by: Treasurer Waldorf. Vote tally 4-0

**Open Floor for Members**

- Member Kennedy suggests moving the dumpsters in the range of the cameras at the beach or purchase a second camera to install in order to detract people from illegally dumping items in the HLA dumpsters.
- It is also suggested to post photos of the items dumped on the website.
- Director Cassatt and V.P. Pirtle will look at the camera at the beach and see if a second camera may be installed. People also dump items in the dumpster at the Lodge.

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**Executive Session:** 8:10 pm

Motion By: President Coan

Seconded By: Secretary Nafziger

Vote tally: 4-0

**Executive Session Adjournment:** 8:35 PM

Motion By: V.P. Pirtle

Seconded By: President Coan

Vote tally: 4-0

**Meeting Adjournment:** pm

Motion By:

Seconded By:

Vote tally: