Call to Order: 6:06 pm

<u>Present</u>		<u>Absent</u>
President Reed	Secretary Hasty	Director Masters
Treasurer Kent	Director Porter	Vice President Stalzer
	Director Cagle	

## **Approval of Minutes**

Motion to approve meeting minutes from January.

1st: Treasurer Kent Seconded by: Director Porter Vote tally: 5-0

Motion to approve meeting minutes from February.

1st: Director Porter Seconded by: Treasurer Kent Vote tally: 5-0

## **Approval of Expenditures**

Motion to approve expenditures from February.

1st: Treasurer Kent Seconded by: Secretary Hasty Vote tally: 5-0

### **Treasurer's Report**

All data presented is as of Feb 29th, 2024.

The Total Cash Balance is \$1,950,784 and is made up of the following fund balances:

 Emergency Fund
 \$185,959

 General Funds
 \$875,136

 Infrastructure Reserve Fund
 \$404,612

 Lake Funds
 \$354,138

 Road Funds
 \$130,940

The above funds include checking and CDAR accounts.

The outstanding receivables total is \$195,880, an increase of \$134,226, which is being driven by the annual assessments. For additional breakdown, please refer to the February 29th, 2024, Balance Sheet.

The Year-to-Date Net Income/(Loss) is \$282,701 with Revenues of \$324,092 and Expenses of \$41,390. Please see the February YTD Profit and Loss Statement for further detail.

As for actual Cash details, for the month of February the cash deposits were \$182,912 and the cash expenditures were \$18,651.

Unusual Expenses for the month of February include:

- \$1,567 to Blunier Implement for Snowplowing equipment
- \$1,470 to Deano's Pool for pool repairs

- \$2,693 to Illinois Department of Revenue – Tax due

Additional report details are posted on the Heritage Lake website.

## Conservation Committee - Kurt Lemke/Brad Reed

- Dam update Brad Reed
  - Biding has started for the spillway lining and inlet structure work. Bids are due April 17<sup>th</sup>.
  - Questions have been coming in, and we met with some contractors on site on March 25<sup>th</sup>.
    - There was a question on whether we plan to stick with UV cure vs steam cure, it was looked at again, and UV cure appears to be the right method for this job.
  - The dam permit fee was paid back in 2016 when this process was started. This was confirmed by IDNR.
  - The engineers asked for an additional \$6,650 for various print and bidding process updates. Due to the length of the overall project, rates have gone up as well since we agreed to work with these engineering firms in 2019. President Reed recommends approval of the additional engineering funds for phase 3 pipe lining.

Motion to approve the \$6,650 additional expense for pipe lining engineering.

1<sup>st</sup>: President Reed 2<sup>nd</sup>: Director Cagle Vote Tally: 5-0

## **Environmental Control Committee - Debra Mielke**

# Pending Permit Issues:

## **Closed/Approved Permits:**

• 34 Yorkshire Dr. chicken coop permit. APPROVED (Dimensions 2x3 ft)

Motion to approve to add Jessica Schaufler to ECC

1<sup>st</sup>: Director Porter 2<sup>nd</sup>: Director Kent Vote Tally: 5-0

## Social Committee – Amy Kent

- Painting with Meg 8 participants (4 advanced enrollment & 4 walk ins)
- Garden club held their first meeting on 3/17. Next meeting will be 4/21.
- Easter Egg Hunt Saturday, 3/23 2:00pm. Good turnout for the event. Thanks to Lora, Cristy Hasty, and Taylor Dudgeon for coordinating. And for all the member donations.
- Spring Garage Sales scheduled for 5/3 and 5/4.

#### Road Committee/SSA - Brad Reed

- The Road Committee inspected roads in March and determined that the small amount of work planned for 2024 was not needed. This work was moved in the plan to 2025.
- We will continue inspecting roads for spray patching and shoulder work in 2024.
- The committee will also review the current state of the roads and is working to reestimate the maintenance plan. Both in terms of work per year, and cost. This effort is

- because of the large increase in construction costs over the past 5 years. We also think there is some benefit in evenly distributing work over the years.
- President Reed met with Austin Engineering regarding road culvert inspection and lining. Austin will send an initial proposal to be considered by the SSA commission. They have been asked to inspect, create a plan, and potentially monitor construction of the road culvert lining and associated excavation.

## Trash Committee – Andrew Clinton/Cam Stalzer

- CCE&Rs have been updated, signed and sent to the attorney to file.
- Contract with Republic has been signed and sent to our contact there. We provided them a list of members & addresses.
- Blue totes/carts will be distributed tomorrow by Republic. Republic will only collect trash out
  of their totes/carts.

## **Unfinished Business**

- Rec Sports Use Agreement tabled until April
- Property donation going through title search
- PTO Policy no update
- Road Weight limit violations
  - Road weight limit violation member had a semi-truck in to level a shed. Member had shed installed last summer, it needed leveled out. Contractor delivered sheds to others in our area and brought same truck to member's residence to level his shed; member didn't know he would bring out the overweight truck.

Motion to approve \$500 over-weight fine for 11 Greenbriar (forklift mounted on back): 1st: President Reed 2nd: Director Porter Vote Tally: 5-0

 Road weight limit violation – large truck with crane dropping off load of shingles, member is not aware and contractor reached out to President Reed, contractor was warned last November of weight constriction timing. Motion to approve \$500 overweight fine for 6 Scarborough:

1<sup>st</sup>: President Reed 2<sup>nd</sup>: Director Porter Vote Tally: 5-0

 HLA Drop Box –discussed options. Secretary Hasty will talk with the bank about the drop box we plan to order, and location. Motion to approve do not exceed \$950 for office mailbox:

1<sup>st</sup>: Secretary Hasty 2<sup>nd</sup>: Director Porter Vote Tally: 5-0

#### **New Business**

Beaver damage reported last year, and the same homeowner reported again this year –
concern that there's a beaver living in the lake and is there a risk to the rest of the
community – swimming, boating, etc. If member's property is being damaged, it's the

cost of the member to handle. Board didn't feel there was any action they needed to take.

- Lot next to pool no interest by the Board in selling this lot.
- Junk Day Secretary Hasty will organize for the weekend of the fall garage sales (weekend after Labor Day). Goodwill takes all electronics, except tube TVs.
- Dam Engineering Expense Approval approved above during Conservation Committee update

#### Maintenance - Matt Cagle

- Campground erosion control a lot of road work completed
- Painting campground bathrooms.
- Frisbee golf cleaned up surrounding area.

## Pool/Lodge - Director Masters

## Lodge:

- Insulation is complete.
- HVAC install scheduled for the week of 3/18.
- AED in lodge has been inspected, purchasing new pads.

#### Pool:

- Sand Filters have been changed out by Deano's Pools
- Ready to start summer prep end of April

### **Outdoor Amenities – Vice President Stalzer**

No report submitted.

## Office Organization/Website Admin/HR – Cristy Hasty

- Trash collection mailers sent out to residents on March 13, 2024
- Reminder that as of April 1<sup>st</sup>, members will no longer have the option to deposit any HL payments or HL documents in the bank's night depository.
- Office Stats:
  - 4 Real Estate Transfers YTD
  - · 353 Vehicle Stickers YTD, not including Bob's

## **Building/Zoning/Security – Bob Porter**

## Security:

- No new tickets issued or paid since the last Board Meeting
  - 1 ticket paid (from Dec 2023)
- 1 ticket paid (from Feb 2024—payment will be returned since ticket should have been written as "warning"
- Issued out 2 Second notice letters for vehicles parking on the roadways.
  - o 27 Wilshirewood Dr & 9 Beechwood
- Issue out 2 letters to clean up excess trash in the front yards.
  - o 215 Brandy Dr. & 20 Bradford

- 20 Bradford cleanup has been taken care of.
- Issued out 42 Decals last Thursday at the lodge and have another scheduled time slot on 3/21 to do the same at the lodge.

## **Member Questions**

Member Morgan requesting approval for him to work out of his house for his new business. President Reed explained the intent for it in the CCE&Rs relating to commercial storefront, business traffic. Are there any special permits that he needs through the HOA? Members would be responsible for submitting permits for work he may do, but not for him as the contractor.

Member Ward brought up questions about the fish in the lake; website info is outdated. Is the fish report posted every year? President Reed will talk to Vice-President Stalzer about it. Same member asked about having a solar light added to the pole at the dock about halfway across the road over the dam.

## **Meeting Adjournment: 7:12 pm**

Motion to Move to Executive

Motion by: President Reed Seconded by: Director Cagle Vote Tally: 5-0

#### **Executive Session:**

Motion to Adjourn monthly board meeting at 7:36 pm

Motion by: Treasurer Kent Seconded by: Director Cagle Vote Tally: 5-0