

Heritage Lake Association
Board Meeting Minutes
July 22, 2025

Call to Order: 6:00 pm

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

Approval of Minutes

Motion to approve meeting minutes from June.

1st: Director Cagle 2nd: Treasurer Kent Vote tally: 5-0

Approval of Expenditures

Motion to approve expenditures from last month.

1st: Treasurer Kent 2nd: Director Kitterman Vote tally: 5-0

Treasurer's Report – Amy Kent

All data presented is as of June 30th, 2025

The Total Cash Balance is \$1,768,064 and is made up of the following fund balances:

Emergency Fund \$221,432
General Funds \$773,160
Infrastructure Reserve Fund\$313,818
Lake Funds\$322,057
Road Funds\$137,597

The above funds include checking and CDAR accounts.

The outstanding receivables total is \$115,752, a decrease of \$11,751. For additional breakdown, please refer to the June Balance Sheet.

The Year-to-Date Net Income/(Loss) is \$139,602 with Revenues of \$358,338 and Expenses of \$218,736. Please see the June YTD Profit and Loss Statement for further detail.

As for actual Cash details, for the month of June the cash deposits were \$12,723 and the cash expenditures were \$37,819

Additional report details are posted on the Heritage Lake website.

Pool Committee – Joshua Kitterman

- Main drain inspection required from IDPH and engineer

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Conservation Committee - Dam Construction Brad Reed/Kurt Lemke

Conservation Committee – Kurt Lemke

- No update.

Dam Construction - Brad Reed

- No update.

Road Committee/SSA - Brad Reed

- Spray patch is happening now. Maintenance identified spots to repair. Seal coating roads between now and mid-August. Contractor will be installing temporary signs for spray patch areas. Roads: Kent Ave, Berkshire, Winsor, Essex, Brandy Dr, Brandy Ct, etc.....all side streets.

Environmental Control Committee

Pending Permit Issues:

- None

Closed/Approved Permits since last board meeting:

- 7 Elizabeth Way Building (Garage) Permit APPROVED
- 21 Roxbury Rd Tree Permit APPROVED
- 14 Cornwall Ave Tree Permit APPROVED
- 991 Heritage Dr Tree Permit APPROVED
- 963 Heritage Dr Accessory (Solar Panels) Permit APPROVED
- 4 Victoria Way Tree Permit APPROVED

Social Committee – Amy Kent

- No update.

Old Business

- Discussed 10-year dredging plan..

New Business

- Good Standing list – cut off amount final decision. Any positive balance should not be on the Members in Good Standing List.

Maintenance – Matt Cagle

- Ameren tree trimming occurred, they will be back for mowing services TBD (now and fall).

Pool/Lodge – Joshua Kitterman

Lodge:

- No update.

Pool:

- No update.

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Outdoor Amenities – James Grant

- Signs and grate installed at the beach.

Office Organization/Website Admin/HR – Cristy Hasty

- Office Stats:
 - 17 - Real Estate Transfers YTD
 - 904 - Vehicle Stickers YTD

Building/Zoning/Security – Tiffany Masters

Security:

- 1 new ticket issued for no sticker since the last board meeting
- 1 ticket issued in May for no sticker, paid \$50 fine
- 1 ticket issued in May for disobeying stop sign, paid \$50 fine

Thanks for volunteers for working the boat ramp for 4th of July and Flotilla.

Member Questions:

- Dredging plan questions

No Executive Session

Motion to Adjourn at 6:44 p.m.

1st: Treasurer Kent

2nd: Director Cagle

Vote tally: 5-0