MEETING MINUTES
HERITAGE LAKE ASSOCIATION
SEPTEMBER 15, 2026

Heritage Lake Association
2 Bradford Drive
Mackinaw, IL 61755
309-359-8012
heritagelakeassociation.com

Call to order: 6:00 PM

ROLL CALL

Present		**Absent**
President Masters Vice President Cagle Treasurer Kent	Director Belsly (late) Director Grant Director Kitterman	Secretary Hasty

APPROVAL OF MINUTES

Motion to approve meeting minutes from July.
1st: Treasurer Kent 2nd: Vice President Cagle Vote tally: 5-0

Approval of Expenditures

Motion to approve expenditures from last month.
1st: Vice President Cagle 2nd: Director Grant Vote tally: 5-0

TREASURERS REPORT

All data presented is as of August 30th, 2026.

The Total Cash Balance is $1,875,261 and is made up of the following fund balances:
Emergency Fund $241,483
General Funds $852,202
Infrastructure Reserve Fund $327,607
Lake Funds $310,987
Road Funds $142,982

The above funds include checking and CDAR accounts.

The outstanding receivables total is $102,057, a decrease of $3,098. For additional breakdown, please refer to the August Balance Sheet.

The Year-to-Date Net Income/(Loss) is $148,039 with Revenues of $396,855 and Expenses of $248,815. Please see the August YTD Profit and Loss Statement for further detail.

As for actual Cash details, for the month of August the cash deposits were $3,827 and the cash expenditures were $31,432. Unusual Expenses: $11,000 to McLean Co Asphalt related to Road repairs previously approved.

Additional report details are posted on the Heritage Lake website.

COMMITTEE REPORTS

Finance Committee

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- Met with Pool Committee 9/1, continued discussion for long-term planning/funding immediately or long-term. The goal is to have presentation on all options at the 2027 Annual Meeting.

Pool Committee

- Previous approval of $10,000 for a pool consultant came in at $12,500 to include a look at current permit we submitted in May, look at concrete, look at work the Committee has done, any drawings needed. Tow other quotes for this work were $19,000 and $50,000.

Motion to approve the additional $2,125 for the pool consultant totaling $12,125.
1st: Director Kitterman 2nd: Director Grant Vote tally: 5-1

Conservation Committee

Kurt Lempke

- No report submitted.

Dam Update Brad Reed

- No update.

Road Committee/SSA

- All seal coating is done (paved), additional sweep of some areas still happening.
- All work on Roxbury & Essex is done.

Environmental Control Committee

Pending Permits/Issues:

-

Closed/Approved Permits since last board meeting:

- 14 Cornwall Ave – Pavillion – APPROVED
- 23 Thornton Dr – Tree – APPROVED
- 17 Canterbury Rd – Deck – APPROVED

Social Committee

- Upcoming events:
  - Sept 26 – Movie Night / Hocus Pocus
  - Oct. 3 – Rib Throw Down (James Grant lead)
  - Oct. 24 – Poker Run – (Tim Weir lead)

Dredging Committee

- Met with engineer 9/8 regarding future dredging long term planning. Dredge committee to reach out to two other engineering firms to acquire competitive proposals and recommendations.
- Lake survey proposal review

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OLD BUSINESS

- Josh Kitterman is continuing to work on streamlining the Association's process. The Streamlining Committee has one additional person interested; no meetings so far.

NEW BUSINESS

- Schedule Annual Meeting (March 6) – all members are available for this date.
- Review member request to purchase HLA lots. Director Grant will work on next steps.

DIRECTOR REPORTS

Maintenance

- Skid steer was repaired.

Lodge

- Look into replacing tables that are damaged and chair leg caps.
- Light was fixed over couch area.

Pool:

- No report submitted

Outdoor Amenities

- Slippery when wet signs have been purchased.
- Gripper tape for the fishing gangway has been purchased.
- Scheduling the winterization of the campground shower house and beach house to be scheduled right after Halloween.

Office Organization/Website/Admin

- Office Stats:
  - 15 total 2026 real estate transfers
  - 963 total 2026 vehicle stickers

Building/Zoning/Security

- No report submitted.

MEMBERSHIP QUESTIONS

Motion to adjourn: 7:03 p.m.
1st: Treasurer Kent 2nd: Director Grant Vote tally: 6-0

EXECUTIVE SESSION - None