

**TO:** Sunset Lake Membership

**FROM:** SLA Board of Directors

**DATE:** SLA Annual Meeting, October 17, 2020

**Re:** Approval by SLA Members of the Recorded lease agreement with Girard Fire Protection District

At the Annual Sunset Lake Association Membership Meeting the Board will be asking members to approve the recorded lease with the Girard Fire Protection District for the lot on which the firehouse was built. The SLA Board of Directors have reviewed the attached lease and approved a motion to take this lease for approval of the full SLA membership. Why is this necessary?

- 1) The attached lease was executed on March 27, 2013 between the Girard Fire Protection District and SLA (signed by Robert Sons, SLA President and Kristy Barnes, SLA Office Manager). The lease was recorded by the Macoupin County Recorder's Office on June 4, 2013.
- 2) There is no record that the SLA Board of Directors nor the SLA membership ever voted to approve the lease in its current language.
- 3) SLA Bylaws, Article VII Section 4, New Leases states: **"No additional real estate may be incorporated into Sunset Lake Association for the purpose of generating new leases without being voted on and accepted by a two-thirds (2/3) of [sic] the votes cast by the members present or represented by proxy at the Annual or a Special meeting."** While this Bylaw can be interpreted in different ways the Board is being conservative in suggesting it could apply in the case of the Firehouse.
- 4) 4) The SLA Board of Directors strongly supports the efforts of the Girard Fire Protection District and request approval of the SLA Membership at the Annual Meeting.