

## March 2, 2021 Meeting of Sunset Lake Association Board of Directors- DRAFT

I. Call to Order, President Munie- 7:00pm

II. Pledge of Allegiance, President Munie-

III. Roll Call (Secretary Walkenbach)

President Munie (2022)	P	
Vice President Wilken (2021)	A	
Treasurer Muschong (2022)	P	
Secretary Walkenbach (2021)	P	
Thane Johnson (2023)	P	
Jerry Winterland (2021)	P	
Michelle Bearden (2023)	P	
Harold Bly (2022)	P	
Ed Richno (2021 exp 2023)	P	

IV. President Munie, call for changes or corrections to the agenda

- ACTION, close the agenda, so moved by Jerry Winterland, second by Michelle Bearden. Motion passes

V. Reports

a) February 2, 2021 Board Meeting- Secretary Walkenbach

- ACTION, approval of minutes, so moved by Thane Johnson, second by Michelle Bearden. Motion passes

c) Treasurer's Report- Treasurer Muschong, In February we received \$35,100 towards assessments. Total for January and February is \$61,000. Fireworks donations: for February only \$50.00; January/February total is \$675. We appreciate all donations due to the fact that we have not been able to hold any fund raising due to Covid. Thank you! At the end of February UCB bank combined the two Fireworks/Fund Raising Accounts (checking and savings) into one account which now will be savings and checking with interest. As of March 1 boat/vehicle stickers went on sale. We ask that like last year you drop off your application and payment so that Ruth Anne can process and have them ready for pickup the next day. The Office always appreciates exact change or a check. And finally our financial status remains strong.

- ACKNOWLEDGMENT, President acknowledges report and files with Secretary

VI. Old Business

a) Assessments, delinquencies, foreclosures, property tax delinquencies - Gary Wilken/Amy Walkenbach- As we have not been given any documentation that property taxes have been paid and up to date on Lots 117 and 272 we will be proceeding with a title search of the properties once we get bids from three title companies. The title search will show us any encumbrances on the

property that must be notified before taking legal action to pull the lease. As for the Property Tax Policy the attorney suggested that we may have an inconsistency with lease section numbering in the policy. We will look at that for consistency.

- b) Legal actions, President Munie/Vice President Wilken- Have been working with the attorney to negotiate a settlement on Lot 144 so that matter can be closed.
- c) Master Planning update, President Munie- No information to report, will be holding a workshop in the next two weeks.

## VII. Reports

- a) President Report, President Munie- The flags with obscenities have been removed from members lots. We are a gentle lake and obscenities are not acceptable. The broken water main has been fixed and we all have water service again. While several suggested the Board take a more proactive action in getting the water main fixed there is nothing we can do other than help locate the break. We also offer water from the Office for those in need. Similar to a broken electric pole we can't force the water company to move faster than they can. Boat stickers will be enforced starting April 15<sup>th</sup>. We will be holding yard sales during the Girard Yard Sale Days, a map will be developed as in the past. For \$5 you can get your yard sale on the map.
- b) Building and Grounds, Thane Johnson (Jerry Winterland)- All good. Dave Carey, Otter Lake Enterprises will be coming to look at a culvert on East Lake Dr..
- c) Water and Land Safety, Harold Bly- Nothing so far to report.
- d) Building & Construction Permits, Jerry Winterland (Gary Wilken)- No permits in February
- e) Finance, Insurance & Property Taxes Treasurer Muschong (Michelle Bearden)- Nothing to report
- f) Bylaws, Rules & Regulations/General NPF Corporation Michelle Bearden (Harold Bly)- Looking at a spring review of the Rules and Regulations.
- g) Sanitation, Vice President Wilken (Thane Johnson)- April... make sure your chlorine tablets are full.
- h) Lake & Watershed Management, Ed Richno (Secretary Walkenbach)- Will be attending a Quail Forever meeting tomorrow, they have a program to establish habitat/prairie restoration. To be involved we would have to be a sponsor. Ed will find out more at the meeting. Looking at common areas and the dam for possible restoration sites.
- i) Secretary's Report, Secretary Walkenbach- Presented information from the Illinois Association of Lake Communities meeting regarding their upcoming meeting topics; contractual language associations should consider; the use of dams for Illinois reservoirs with the exception of the Corp dams are NOT for flood control and therefore all lake associations should be cautious of using flood control and protecting downstream residents as a reason for a dam; and flag/sign policies.

## Membership Transfers

Lot 192 Robert and Donette Brasen to Mick and Pam Cronister

Two transfers pending

- ACTION, approval of Committee Reports via Consent Agenda- approved

## VIII. New Business

Jerry Winterland suggested a motion to stop tabling items brought to the Board. We need to dredge ponds. Discussion followed on prioritizing our spending.

## IV. Membership and Guest Recognition

Lot 255, Jane Mihkelson- has anyone seen my buoy? (No)

## X. Board Comments

Harold Bly, would like to see fisherman report in to the Office all walleye caught, size, weight, date so that we can start tracking the survival rates and growth rates.

## XI. Adjourn, 7:43pm