

## May 4, 2021 Meeting of Sunset Lake Association Board of Directors

I. Call to Order, President Munie-

II. Pledge of Allegiance, Vice President Wilken -

III. Roll Call (Secretary Walkenbach)

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

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

- ACTION, close the agenda- President Munie moves to close the agenda, second by Treasurer Muschong, motion passes, agenda closed.

V. Reports

a) April 13, 2021 Board Meeting- Secretary Walkenbach

- ACTION, approval of minutes, motion made by Secretary Walkenbach to approve with typos addressed per Vice President Wilken, second by Jerry Winterland.

c) Treasurer's Report- Treasurer Muschong provided an assessment recap, as of the end of April, 310 assessment (\$155,000) have been paid. This breaks down to \$46,500 for restricted Lake/Dam account and \$108,550 for the general fund. Reminder letters were mailed in April and as of May 4<sup>th</sup>, the following members still owe for 2021 assessments: Lot 69, Lot 102, 102A/B, Lot 151, 151A, 151B (member passed away), Lot 211 (bankruptcy court), and Lot 272. In May we will be sending out invoices with late fees and a note that these members are considered not in good standing with the Association. Ruth Anne has ordered the Port-A-Pot and it will be delivered on Thursday. The monthly price has gone up from \$95 to \$110 per month. Other interesting facts: Sticker income is \$5,830; \$4,460 motorized; \$680 golf carts; \$1,650 non-motorized. Ruth Anne is doing a great job tracking sticker purchases. Chlorine- \$285; Building Permits- \$369; and transfer fees- \$3,469. SLA finances remain healthy!

- ACKNOWLEDGMENT, President acknowledges report and files with Secretary

VI. Old Business

- a) Delinquencies, foreclosures, property tax delinquencies - Gary Wilken/Amy Walkenbach- Lot 117 has paid back taxes and we have receipt of payment; Lot 272 has not yet provided a receipt of payment.
- b) Legal actions, President Munie/Vice President Wilken- Lot 144 has agreed in principle to resolving the fines. We are waiting on attorneys to finalize paperwork.
- c) Master Planning update, President Munie- Nothing new to report on Master Planning Process but Vice President will address some aspects under his report.
- d) Dam/spillway/tower update, Greene and Bradford Vice President Wilken- A scope of work and cost proposal has been requested to be provided by Greene and Bradford. This should be available for the Board to consider at the next meeting. This will be to address Phase 2 work on the dam and spillway as discussed in the original inspection and scope of work proposal.
- e) Fireworks and Fundraisers- The down payment to Falling Skies has been made and we have locked in the date for the 2022 fireworks show. Volunteers still needed for the Poker Run and Fishing Tournaments.

## VII. Reports

- a) President Report, President Munie- We've received complaints about boaters and walkers throwing away, littering, their cigarettes. Please report to a Board member if you see this happen and shake your fingers at the violator. Please don't litter.
- b) Building and Grounds, Thane Johnson (Jerry Winterland)- Thane Johnson gave a report with Vice President Wilken concerning the culvert work and subsequent broken water line on East Lake Dr. The culvert required substantially more work than bid as it wasn't merely blocked and needed to be dug out and reconstructed and unblocked at the farm field tile.
- POSSIBLE ACTION ITEM- related to culvert work on East Lake Dr.- Thane Johnson moves to approve the bill to repair the culvert in the amount of \$2,092; second Vice President Wilken. Motion passes.

Thane Johnson further reported that there is firewood on the common ground on West Lake Dr. if anyone wants to help themselves to it. Discussion then followed concerning all SLA culverts and problem and priorities. This needs to be addressed in the Master Plan but there are a couple of culverts that probably can't wait to be addressed. The Board will work with OLE to look at and get a preliminary priority of bad culverts.

- c) Water and Land Safety, Harold Bly
  - a. Detention ponds, no report
 Secretary Walkenbach reported that we will host a webinar titled "Integrated Approaches to Lake Management (aka Forget the Silver Bullet!)" at the Hall on Tuesday, May 11<sup>th</sup> at 7:00pm. All members welcome!

- d) Building & Construction Permits, Jerry Winterland (Gary Wilken)- Lot 223 shed, Lot 2A dock, Lot 87 garage, Lot 126 boat lift.
  - a. Update Lots 102, A and B- not contacted but not close to being completed.
  - b. Update Lot 111- The backordered stone is expected to be delivered in June.
- e) Finance, Insurance & Property Taxes Treasurer Muschong (Michelle Bearden)- The first quarter recap: total revenue collected: 69% of SLA budget; total expenses is 14% of SLA budget; the first quarter is when we collect the biggest portion on our revenue and spend the least. It is great to be able to understand SLA needs and practice thoughtful fiscal responsibility. In July we will begin work on the 2022 budget and welcome SLA members to join in the process. Look for more information in June.
- f) Bylaws, Rules & Regulations/General NPF Corporation Michelle Bearden (Harold Bly)- No report
- g) Sanitation, Vice President Wilken (Thane Johnson)- All is great
- h) Lake & Watershed Management, Ed Richno (Secretary Walkenbach)- Ed Richno sent report in via email: research into long term solutions is ongoing, looking an aeration system called Air Max and hoping to include it in the Master Plan. Also will be working with past applicators to determine spraying schedule.
  - i) Secretary's Report, Secretary Walkenbach

#### Membership Transfers

Lot 26 Robert and Kelly Spence and Nancy White to Elijah Trimpe  
Also, one pending transfer.

- ACTION, approval of Committee Reports via Consent Agenda

#### VIII. New Business

Audio Policy: "Sunset Lake Association Board of Director's may, at their discretion, audio record Monthly Board Business meetings and the Annual Membership meeting. Should such recordings take place they are to be used by the Secretary and the Board of Director's for the purpose of developing meeting minutes. SLA members may request and be allowed to listen to the meeting recording in the Office with Office Staff or Board Member present. No recording of the recording will be allowed.

The Official Record of the SLA Board of Director's and Membership will be the Approved Minutes. At no time shall the recorded version of the meeting be considered the Official Record. All monthly meeting recordings will be destroyed/deleted six months after the meeting takes place or at the discretion of the Board of Directors. The Annual Meeting recording will be destroyed after the minutes to said meeting are approved or at the discretion of the Board."

- ACTION, approve the "Audio Policy" as presented. Motion made by Michelle Bearden, second by President Muni. Discussion followed concerning the need and reasoning behind the policy. Motion passes.

#### IV. Membership and Guest Recognition

Lot 255 Jane Mihkelson- the Board should look at a weed harvester, there is a small one that also dredges for \$4,000, weedigest.com.

Lot 287 Terry Moore- Concern over lake and boating safety. SLA rules don't incorporate IDNR boating rules by reference, including the required orange flag to be flown with pulling a skier/tuber. The Board will consider making changes to incorporate IDNR rules and make it clear in our rules. IL-17-2080 is the Illinois statute.

Lot 120 Dennis Denney- buoys still need to be moved to correct locations on the lake. Noting that Mike needs help with this activity.

#### X. Board Comments

#### XI. Adjourn- 7:54pm

DRAFT