

Dunlap Lake Property Owners Association Board Minutes

July 29, 2013

**Call to order:** Alan Ortbals called the meeting to order at 7:00 p.m. at 840 East Lake Drive. Roll call was taken.

**Roll Call:**

**Present:** Larry Ahrens, Mike DawsonNicholas Head, Walter Heck, Mark Hicks, Andy Leek, Craig Louer, Alan Ortbals, Gene Peters, Justin Range, Todd Smith, Bart Solon, Michael Watts, Roy Wehling, and Carolyn Green, administrative coordinator.

**Absent:** Jim Seubert (excused)

**Visitor’s Present/Visitor Business:** NONE

**MINUTES -** Carolyn Green presented minutes of the June 24, 2013 meeting. Mark Hicks made a motion to approve as presented. Justin Range seconded and the motion passed unanimously.

**FINANCIAL REPORT –** Bart Solon, treasurer, presented the Financial Report and went through the figures. Net assets as of June 30 are $183,294. Income is getting very close to budget. About $4,500 was spent in storm clean-up. Gene Peters made a motion to approve the report and Justin Range seconded, and the motion passed unanimously.

**OLD BUSINESS –** NONE

**ADMINISTRATOR’S REPORT**

We are continuing to get calls and e-mails from the blue postcard, probably got half a dozen this month. Sent a number of forms but only Issued 1 new boat stickers and 1 building permit this month. Worked with two canoe owners who lost their boats in the June storms, one went over the spillway. Several boats ended up in Tom Richey’s yard. Sent 2 new resident letters and did Fishing Derby follow up including posting photos and sending a press release to the Intelligencer.

**COMMITTEE REPORTS**

**Commons** - Submitted by Mike Dawson, chair

People with docks on commons areas think those commons areas are theirs. Last month we voted down Tony Jones’ stairs. Board members suggested asking them to bring plans with plan for long term maintenance. Worked the City for trimming back easements along West Lake. City had contractor do it with no charge to Association.

Some abandoned boat notes have been put out. Mike had questions about the plats on commons areas that were surveyed in 2002. He needed a better understanding of those to be able to know where we can add docks. Some interpretation issues over them are in the bylaws.

**Dam Maintenance** - Submitted by Michael Watts, chair

When we cleared vines and ivy found the hole is larger than we thought. Scouted north side of dam for best way to do repairs. Rung on ladder on tower broke. Still need permanent grates and ladder. A folding ladder would be nice.

 The emergency action plan was submitted. Al needs to meet with all the people on the plan. Carolyn asked to be included.

**Building** – Submitted by Andy Leek, chair

Craig Louer’s fence at 304 Barnett was approved. Tom Miller at 308 Shea Court wants stairs and a dock. There is not much room. Commons area committee is looking for spot for boat dock. Commons committee will work on this with the building committee.

**Fireworks** - Submitted by Michael Watts, chair

Wonderful!!! Thanks again to Mike for all his work.

**Fish and Wildlife** - Submitted by Walter Heck, chair Committee will be catching a fish for testing.

**Legal** - Submitted by Alan Ortbals, chair and Bart Solon

Got a verbal commitment for the $800 purchase price from the LaBlance's plus all legal work. Got the legal descriptions, plats passed around. Should be able to close this next month.

 Scott Wilson took red boathouse down but left posts sticking up in the water which is very dangerous. Asked the court to demand he take them out (and pay our expenses).

 There is a house on Hollyhock with bad foundation. Gene Peters questioned what is happening. Mike Watts thought that was in foreclosure. Could ask city to look into it.

**Meetings Elections and Social** - Carolyn submitted for Jim Seubert, chair

Jim has suggested that we do a bonfire in October, maybe Saturday, Oct. 21.

**Restrictions** - Submitted by Roy Wehling chair

Will be asking people to get fallen trees out of the water and checking out the dock on Hollyhock.

 Bylaws - The IL Association of Lake Communities has the bylaws of all the organizations. Anyone can go on and look. We should research before rewriting ours. Check out www.ilaconline.com.

 The South Harbor at Tri-City Port is excavating right now. Fred Weber is dredging that up for roadbeds, they stabilize it with lime. We should pursue for roads around here.

 Roy and Al will send out Tom's 2007 version of restrictions. Roy and Gene will divide up restrictions for review and make assignments prior to the next meeting.

**Safety** - Submitted by Justin Range, chair

Abandoned boat cards are done. Several rods and reels have been stolen, one item at a time. One of the poles that flag the underground bridge at the boat ramp is missing. There are logs and timbers in the lake. Mike Watts said they went out and picked up what they could 4th of July. Mike Dawson says a bunch more came in.

**Silt & Erosion** - Submitted by Craig Louer, chair

Engineers were supposed to finish surveying last week. Geotechnical work will begin the first week in August. Craig has e-mail to ask for details and date when we could get a preliminary on possible silt interventions. He has requested a drawing. He will send a note to board members if she comes to one of the meetings.

 Next step is Geotechnical, what type of soil, how deep we can dig, how deep the silt is currently.

**Web Page** - Submitted by Todd Smith, chair

Good number, over 1,000, on Facebook checking out fireworks. We now have 74 likes on the Association Facebook page. We have Kid's fishing tournament photos up and got lots of positive feedback. We let people know about the burglaries.

**New Business**

Craig has been meeting with Willow Creek homeowners. We own two lots along creek and they own a couple too. That's where a lot of trees and logs are coming in. There has been a discussion about teaming up with them and maybe City to get stuff out of there.

**Adjournment:** The meeting adjourned at 8:38 p.m. **The next meeting will be at 7 p.m. on August 26, 2013.** Respectfully submitted, Carolyn Green, administrative coordinator**.**