



DUNLAP LAKE

Dunlap Lake Property Owners Association Board Minutes

Zoom Call 7 p.m. July 27, 2020

Call to order: Michael Watts, president, called the meeting to order at 7:00 p.m. on the announced zoom call.

Present: Board members-Bob Cahn, Doug Carney, Lee Frea, Eric Ham, Toby Heddinghaus, Andy Leek, Craig Louer, Donna Polinske, Andrew Reznack, Joshua Schumacher, Michael Watts, Richard Welle.

Absent: Greg Brumitt, James Taylor, and Roy Wehling – all excused

Manager: Carolyn Green, C. Green & Associates, Inc.

Visitor's Present: Judy Budzileni, Dave Lawson, Tracey Schweiger, Peg Flach, and Laura Lyons from Heartlands Conservancy

MINUTES – Carolyn Green presented minutes of the June 29, 2020 meeting. Rick Welle made a motion to approve the minutes. Bob Cahn seconded, and the motion passed unanimously.

VISITOR COMMENTS – Laura Lyons presented the Dunlap Lake Master Plan and recommended the Association begin an exploration of energy and resources to develop a finance plan for the lake infrastructure. She explained that Madison County is submitting a grant for IL 319 funding that is 50% reimbursable. Several of the projects should improve the quality of water flowing into the lake and they are open to considering applicable projects at Dunlap Lake in their funding request. There is no cost to the association for applying for the grant but the membership would need to come up with funds within about 2 years. Heartlands has a meeting with the program manager at ILEPA, they can see if the silt basin at the south end might qualify for funding.

Madison county probably will not do this again next year and it is very possible the IL EPA will not have funds to issue a funding opportunity every year in the near future.

Welle pointed out repairs that have to be done on spillway. No grant money has been found to support that yet. IDNR says we're private and unless the Association turns the dam over to the state it is unlikely any help would come from the state.

Welle made a motion to commit to look for funding for the project so the association could be reimbursed for 50% costs on projects that would be supported by the state. Toby seconded and the motion passed with one board member opposed.

Welle made a motion to accept the attached resolution to adopt the master plan as presented with Heartlands finishing the executive summary over the next few weeks. Craig Louer seconded, and the motion passed unanimously.

FINANCIAL REPORT – Bob Cahn went through the financial reports from the previous month. Lee moved made a motion to approve the financials as presented. Donna Polinske seconded and the motion passed unanimously. Bob has purchased a house in Holiday Shores. While he

does still own his mother-in-law's home in the association and will stay on the board for now, he feels he should resign from the office of treasurer. President Mike Watts appointed Rick Welle, who has recently retired from the treasurer position and his position as fire chief, to serve as treasurer until the next board meeting when a new treasurer can be elected.

COMMITTEE REPORTS

Commons Areas – Lee Frea, chair

A resident has requested permission to build a handrail on East Lake commons area 5. The Kolesa are taking the wood from the tree down on the West lake commons area 6. We will get tree bids first and if the budget allows riprap needs to be added on East Lake commons area 2 (It was noted E7 and Barnett 2 are also looking bad).

Communications (and website) – Donna Polinske, Toby Heddinghaus and Ryan Beevers

There was great engagement with the association's first big social media campaign. Activity was up 250% up on clicks, shares. Shout out Andy for doing the animation on the silt video, that received the most views and shares. Laura congratulated the board for all work done over many years. The silt video is a great example of something that was done years ago that is finally getting review and consideration.

Dam: Submitted by Michael Watts, chair

We have the notice from Hurst Roche for the annual inspection. Mike, Lee and Doug made an early trip up to inspect for small animal activity. Lee, Roy, and Mike will go back up to clean out some silt and sticks in dissipater area.

Fireworks: Michael Watts, chair.

Rain and humidity created havoc on set up and wiring, which caused this year's event to get a late start. It was agreed that it was well worth the wait.

Fish and Wildlife: Doug Carney, chair

Our long-time fish supplier has gone out of business. Doug will look into new options. There has been another report of a large beaver. This one is in the Barnett cove. It chewed on two tree larger trees in the cove by Craig's house.

Legal: Donna Polinske, chair

Donna will check on the invoice. A question has been raised about the restrictions on signs. State laws on free speech on political matters in an election year supersede Association restrictions. These are public streets. A yard sign can't be in right of way, but residents do have the right to have a yard sign.

Safety: Eric Ham, chair – blue green algae has been reported. The committee will keep an eye on it.

Meetings, Elections & Social Meeting – Andrew Reznack, chair

The committee will be meeting on Wednesday. Andrew reported they are hoping to be able to have the chicken dinner in the fall and some other activities if conditions allow.

Silt and Erosion: Craig Louer, chair

The master plan is done. The executive summary is underway and Craig reported he is hoping Laura will have us up and running on projects soon.

Building: Andy Leek

There is a shell on Hollyhock to be rebuilt and he is expecting demolition of another home there soon.

Management Report: Submitted by Carolyn Green

Green reported that things have stayed exceptionally busy through the 4th of July and with the master plan informational campaign running most of the month. She will have a written report for the board next month.

NEW BUSINESS

* None

ADJOURNMENT: The next meeting will be 7 pm Monday, August 28, 2020

RESOLUTION

Whereas the DLPOA has worked with Heartlands Conservancy toward developing a master plan for the association, and

Whereas the plan is a living document open to refinement and expansion or contraction as resources and priorities present in the future; and

Whereas the structure, goals and priorities presented in the plan are a result of the work of many different members both in the past and over the last several weeks; and

Whereas a primary goal of the Association is to maintain a safe and healthy lake ecosystem; and

Whereas the Association is always searching for additional outside funding to help relieve the economic pressure on all of its members; and

Whereas Heartlands Conservancy is assisting Madison County with application for a regional environmental 319 grant through the IEPA,

Therefore be it resolved that

The Trustees of the DLPOA by majority vote adopts the master plan as presented on this day, July 27, 2020.