



DUNLAP LAKE

Property Owners Association Board Meeting Minutes 7 p.m. January 25, 2021 via Zoom Call

Call to order: Michael Watts, board president, called the zoom meeting to order at 7:00 p.m. and welcomed new residents Tom and Janet Pauling to the Association.

Present: Board members- Doug Carney, Greg Brumitt, Lee Frea, Eric Ham, Toby Heddinghaus, Andy Leek, Andrew Reznack, Joshua Schumacher, James Taylor, Michael Watts, Roy Wehling, Richard Welle. **Absent:** Bob Cahn, Craig Louer, and Donna Polinske,
Carolyn Green, C. Green & Associates, Inc.; Laura Lyon, Heartlands Conservancy
Visitor's Present: Peg Flach, Tom, and Janet Pauling

MINUTES – Carolyn Green presented the minutes of the November 30, 2020 meeting. Rick Welle made a motion to approve the minutes. Jim Taylor seconded, and the motion passed unanimously.

FINANCIAL REPORT – Rick Welle went through the financial reports from the previous month. Jim Taylor made a motion to approve the financials as presented. Josh Schumacher seconded, and the motion passed unanimously. More late assessments have been paid.

BUDGET – Rick Welle went through the last year's budget and a proposal for 2021. Everything was on target. The recommendations will be shared at the annual meeting and sent out to all residents before the board vote on a new budget at the March Meeting.

OLD BUSINESS

Mike Watts and Andrew Reznack recommended holding the annual meeting via zoom.

Andy Leek, Andrew Reznack, and Roy Wehling are willing to serve another term. Replacements still need to be found for Eric Ham, Craig Louer, and the last year of Bob Cahn's term.

COMMITTEE REPORTS (No report from Safety,

Meetings Elections and Social: Andrew Reznack, chair
Discussion above.

Restrictions: Roy Wehling chair

Something was sent to the commons to talk about how the Association should take care of docks. This summer, we will have to send letters about docks and retaining walls. Roy Wehling is starting to send letters certified. Three concerns this month were the dock on West Lake, a dock and boat at the north end of East Lake, and the trees in the lake at West Lake at Franklin.

Silt & Erosion: Craig Louer, chair

Laura Lyon reported that she and Mary Vandevord have been working on the draft list of projects pulled from the 319 grant to see if the Association can additional funding or loans. She also needs figures on how many linear feet of shoreline and inflow needs to be maintained. She will also be reaching out to the engineers to determine how much it would cost to get projects shovel ready. There is a lot of economic stimulus money right now for shovel-ready projects.

Building: Andy Leek, chair

Everything has been routine, with no building permit applications requiring board approval

Commons Areas – Lee Frea, chair

The West Lake 1 dock meetings were postponed until February. He will set a time to meet with potential bidders for mowing to walk through commons areas.

Communications (and website) –Toby Heddinghaus

The committee held their regular and is poised to share information on 2021 projects with the residents as soon as there is a decision on what is being proposed. Mike is working on a draft of what we have been working on this year and the issues we have been addressing. I just got comments back from Rick.

Would everyone send Carolyn a photo for a get to know your board of directors communication. We also need people for the new resident and long-time resident spotlights.

Master plan implementation workgroup – Next Meeting 7 p.m. Monday, February 8.

Dam: Submitted by Michael Watts, chair

Lake is scheduled to be lowered in the fall of 2021. The Association needs to remember to give the city notice so they can clean out culverts. Mike will connect Laura with the engineers.

Fireworks: Michael Watts, chair. The group agreed that the Monday, July 5 holiday date with a rainout of July 10 was acceptable for this year. Mike Watts will start working on permits with the new fire chief.

Fish and Wildlife: Doug Carney, chair

Dr. Anderson at SIUE has asked to be able to bring a class out to do a sampling of invertebrates on February 19. Doug Carney will work with him to find an acceptable spot, probably near the boat ramp.

Legal: Donna Polinske, chair

The foreclosure at 246 Thomas Terrace has finished. The association attorney has responded to a resident's attorney about dock access, and the committee also followed up with the attorney in regard to a family who believes their home should be in the Association.

A management report was submitted by Carolyn Green, and then the board moved into an executive session to discuss the management contract for 2021. The contract was approved with a 1.5% cost of living increase, and the meeting adjourned at 8:43 p.m.

The next meeting will be 7 p.m. Monday, February 22 or March 29. The date will be announced at the Annual Meeting at 7 p.m. on Thursday, February 18.