



DUNLAP LAKE

Property Owners Association Board Annual Meeting Minutes

7 p.m. February 22, 2022 via Zoom Call

Call to order: Michael Watts, board president, called the zoom meeting to order at 7:00 p.m. And let people know they could raise their hands or type any questions into the chat to be answered at the end.

Board members present: Ryan Beevers, John Bode, Toby Heddinghaus, Donna Polinske, Andrew Reznack, Lori Scarlett, Joshua Schumacher, James Taylor, Michael Watts, Roy Wehling, Richard Welle. **Absent:** Doug Carney, Greg Brumitt, Lee Frea, Andy Leek.

Visitor's Present: Virginia Bryan, Adam Lancaster, Ashley Clarke, Brett Egger, Chris Kane, Christina Bruno, Clinton McNear, Cynthia Hamilton, Frank Gremaud, Graham Johnson, Hampton, Jack Elam, Jane Louer, Janet, Jeff Mitchell, John, Judy Budzileni, Judy Grinter, Karen, Laurie, Michael Mosella, Mike Carlson, Mike Costigan, Pat Henderson, Peg Flach, Rick LeBlanc, Rick Neuhaus, Roger and Patty, Shawna Heddinghaus, Shelly Koelher, Sherrill, Tracy Patterson, Kelly, John, Barb Pizzini, Alice, Barbara Stanford, Taylor Schumacher, Julie and Terry Reising.

Support: Carolyn Green, DLPOA Manager from C. Green & Associates, Inc.

Slide show of accomplishments: Mike Watt's shared a slide show of accomplishments from the past year.

Election of 2022-23 Board Members – The nominating committee presented the five residents who volunteered to serve after a post card was mailed to all members of the association:

- Doug Carney – 104 Cottage Drive
- Terry Reising – 4 Ora Jane Way
- Erik Manning – 223 East Lake Drive
- Michael Mosella – 439 West Lake Drive
- John Bode – 9 Osage Drive

Andrew Reznack, DLPOA secretary made a motion to cast a unanimous ballot for the nominations. There was no objection, and the officers were elected. Welcome new board members!

FINANCIAL REPORT – Richard Welle, treasurer, went through the year-end spending and proposed budget for operating and capital improvement spending in 2022-23. Anyone with feedback on the proposed budget can submit that to manager@dunlaplake.org prior to the March 28 meeting when the board will vote on the budget.

COMMITTEE REPORTS

Dam Maintenance: Michael Watts, chair gave a short history of the dam issues. Replacement of the spillway was started Feb. 14, 2022. Plocher Construction has been making good progress. They will be pouring the footings Thursday or Friday. Pictures will be posted, please stay out of the construction area.

Silt & Erosion: Jim Taylor, chair gave a summary of the capital improvements going on around the lake. He and Andrew Reznack replaced Craig Louer, long-time silt committee chair. Madison County has applied for an IL EPA 319 Grant which included some matching funds for a catch basin at Dunlap Lake. FirstMid Bank is willing to give the association a loan to cover the cost of the project until assessments and matching funds start coming in. The first year is interest only and then the rate will be 3.99%. If it is not paid off by year seven the Association will have to refinance the loan. Horner & Shiffrin has been selected as the engineer for the catch basin. Once engineering is done, projects can be bid and stepped in as appropriate for the funds available.

Question and Answer time:

- Does the city have concerns about the road below the spillway? The City approved the plans and signed off on the spillway.
- Are prices for the capital improvements fixed costs? The spillway cost is fixed. The engineering is fixed hourly rates with a not to exceed.
- What will happen to lake level during construction? This spring it will be kept low while the footings are poured on the spillway. It is unknown what level will be needed for the catch basin work next year. It is assumed the lake will have to be lowered at least five feet.

Many Thank Yous! The capital improvements are the result of many years of hard work.

Mike Watts thanked everyone for participating in the meeting. Joshua Schumacher thanked Mike Watts and the executive committee for a tremendous amount of work they have done this year. Many of the attendees continued to thank Mike for his dedication and years of work.

Mike Watts gave a big shout out to Laura Lyons and HeartLands Conservancy noting they gave the Association access to a lot of people and a lot of resources. There is nothing official, but it looks like things are very favorable for the partnership they put together with the County and the City to win grant funding. The relationships they have helped us build have the potential to help us win support and grant funds for years to come.

Rick Welle thanked Carolyn Green for holding everything together on the capital projects and keeping the work on track. It was noted a lot of work is still ahead. Residents were encouraged to join a committee and get involved. Residents don't have to be a board member to serve on a committee. Ryan Beevers reported that a volunteer form will be posted on the website.

ADJOURNMENT: A motion to adjourn was made by Richard Welle and seconded by Josh Schumacher. The next board meeting will be 7 p.m. Monday, March 28, 2022.