



LOCH LOMOND PROPERTY OWNERS ASSOCIATION

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Jim Carroll, President

Denise Gavin, Administrator

Loch Lomond Laker

Minutes of the April 6th, 2015 Board Meeting

Working Board Meeting April 6th, 2015

President's Report

Call to order conducted by Jim Carroll at 7:00 pm.

Treasurer's Report: Larry Happ presented.

Working expense report presented. Dues collection is on track. To date, 271 residents have paid full rate and 173 residents have paid the senior rate.

State Unemployment Expense Update: The Association has filed and paid the calculated SUI taxes for the past 4 years. At this time, the Association doesn't know what the exact amount will be. The Unemployment Administration will need to calculate the exact costs and then notify the Association of the formal amount. The Association knows that the rate going forward will be 3.75% of gross payroll and that has been planned into the budget.

Larry Happ recommends that the bank accounts for the Association be moved to a different, more responsive bank. Our current bank has been slow to address some existing account issues and what should have been addressed in one visit, has taken a half dozen and the changes have still not been made. A formal

recommendation will be made at the next LLPOA Board Meeting.

Dam, Path & Entrances: No Report.

Lake Management: Steve Kephart presented.

McCloud Aquatics has made a recommendation per their bid this year to conduct a test pilot, near the North Beach, of these new pellets which eats the silt and helps to clear the water. The test would be conducted for free and would be safe for the residents and fish. Further research will be conducted to ensure this is a prudent and safe action.

North Beach: No report.

South Beach:

Easter Egg Hunt was very successful. This year we had a teen resident who donated his time and filled the eggs as a part of his Community Service. About 200 children & residents participated and over 2000 eggs were distributed.

Replacement of the chain link fence at South Beach continued. No decision was made yet.

Boat Director: Phil Kweton presented.

The Boat Committee will be getting together in the next couple of weeks to begin planning for this year. Any

residents who wish to participate can contact Phil Kweton at phil_kewton@yahoo.com and his phone number is at the end of the newsletter in the Current Board Officers and Directors section.

Big Garbage Day pickup is coming soon. Any resident who is storing an unseaworthy boat at either the North or South Beach can have it disposed of by contacting Mickey Emde at or Phil Kweton. Boats will be cut up into smaller sections and placed out for pickup and disposal. Phone numbers of Mickey and Phil can be found at the end of the newsletter in the Board Officers and Directors Section.

Administrator: Denise Gavin reported.

Beach tags will be sent out the week of April 20th.

Landscaping bids were once again collected for this upcoming year. Our current landscaper, Mitch's Green Thumb came in \$1,000+ lower than the competitors. The LLPOA Board is pleased with their service and are happy that they continue to be so affordable.

Old Business:

New Business:

John Vicik attended the Mundelein Business Alliance and is planning to participate in the Welcome Wagon Group for the Village which will help to engage new businesses & residents in Mundelein, including Loch Lomond.

Resident Questions: None

Motion to adjourn was made by Mickey Emde at 9:00pm. Seconded by Kay Dickman. The meeting was adjourned. Minutes respectfully submitted by Jean Potillo.

Attendance: John Vicik, Barb Meister, Phil Kweton, John Bestler, Kay Dickman, Mickey Emde, Denise Gavin, Jim Carroll, Leni Patten, Larry Happ, Luke Emde and Jean Potillo

Board Meeting – April 20th.

President's Report

Call to order conducted by Jim Carroll at 7:05 pm.

Treasurer's Report: Larry Happ was not present. No treasurer's report is available

Dam, Path & Entrances: John Bestler presented.

John B walked the path about two weeks ago. The path and dam weathered the winter well. Part of the shore line will have rip rap added this summer as a preventive measure. This is planned in the budget.

Lake Management: Fritz Chesek presented on behalf of Steve Kephart.

The proposal presented by McCloud Aquatics included an opportunity to seed pellets in the lake to eat the sediment and reduce the algae bloom. Fritz contacted Mike Adams senior biologist with the Lake County Management Division, to provide insight and expertise about the proposal. After two meetings, much discussion, and many questions about the efficacy of the proposal, it was decided that the pilot would start in the early spring and be overseen by LLPOA and Mike Adams of Lake County Lakes Management to insure safety and quantifiable data analysis. The cost of the pilot will be underwritten by our current sprayer company, McCloud Aquatics. Tony Baade, a Loch Lomond homeowner, has agreed to coordinate the pilot.

Electric motors usage on the lake: Homeowners Jim Nelson and Ruben Dixon have volunteered continuing our regular water quality testing program. Mike Adams, senior biologist for the Lake County Lakes Management Unit, will be on the lake to research pollutants coming into the lake through our seven inlets.

Small and larger grant opportunities may be available to associations such as ours. Loch Lomond's Property Owners Association in partnership with the Village of Mundelein, the Lake County Storm water Commission, the Lake County Lakes Management Division, and other non-governmental and governmental agencies continues to try to find solutions to our on-going pollution and sedimentation issues.

Rich Barr, a Director of the Illinois Lakes Management Association and a Towers Lake resident, presented at the ILMA annual conference. Because his presentation was so well-received and so similar to the many problems (pollutants, algae blooms, sedimentation, etc.) that we also face in a similarly configured lake, we have invited him to discuss their issues and possible solutions to our May 4th working Board meeting. If you have an interest in learning about their solutions, join us on the 4th! Lots of information on their dredging project is on their Tower Lakes website at <http://www.towerlakeshoa.com/>.

ON May 2nd: the Lake Management Committee volunteers of the LLPOA will again be reviewing common areas for which we are responsible. These common areas include demonstration gardens, demonstration buffer strips, and Banbury Park. Please join us and help with suggestions and weeding. We will provide donuts and water. Anyone interested should meet at South Beach at 9:00am to participate.

There should be good fishing soon. Spawning will be happening shortly. Please conduct catch and release of large fish for the next couple of weeks while fish are spawning and laying eggs.

North Beach: Denise Gavin presented for Mickey Emde.

The replacement piece for the fence gate at the beach was installed by John Emde.

New dog poop bags are at the beach.

The Pooch Paddle on North Beach begins shortly. Please check the LLPOA website's calendar for details. It will be held on Wednesday and Friday this year.

Please remember that all rules must be followed:

1. Dogs must be up to date on all vaccinations
2. Preference would be that aggressive dogs do not participate - if unsure if dog would be considered aggressive, keep dog on leash.
3. Owners will need to bring baggies to pick up after their dogs (in case beach runs out of baggies provided)
4. Dogs can swim at their own risk.
5. All toys from play must be picked up and removed at the end of playtime.
6. Owners must be up to date with dues in order to access North Beach & participate.

7. Each dog owner must be responsible for the behavior of their dog.

8. No fishing will be allowed during this event time.

9. Keep dogs on North Beach. Dogs are not allowed to travel to neighboring properties.

The landscapers have done a nice job cleaning up excess brush.

We plan to have a plant exchange during the month of June at the beach on a Saturday morning. An email blast will be coming out shortly and the event will also be posted to the website.

If your boat is not seaworthy, please arrange to remove it from the beach area as it is unsightly and a nuisance (mosquitoes). Mickey Emde will be happy to find someone to assist anyone wishing to move their boat to the curb for pickup during the cleanup weeks which are the weeks of April 27th and May 7th.

South Beach: Barb Meister presented.

A Plumber is coming out to fix water fountain. The Plumber will also check the shower and see if it can be replaced with a more reliable system.

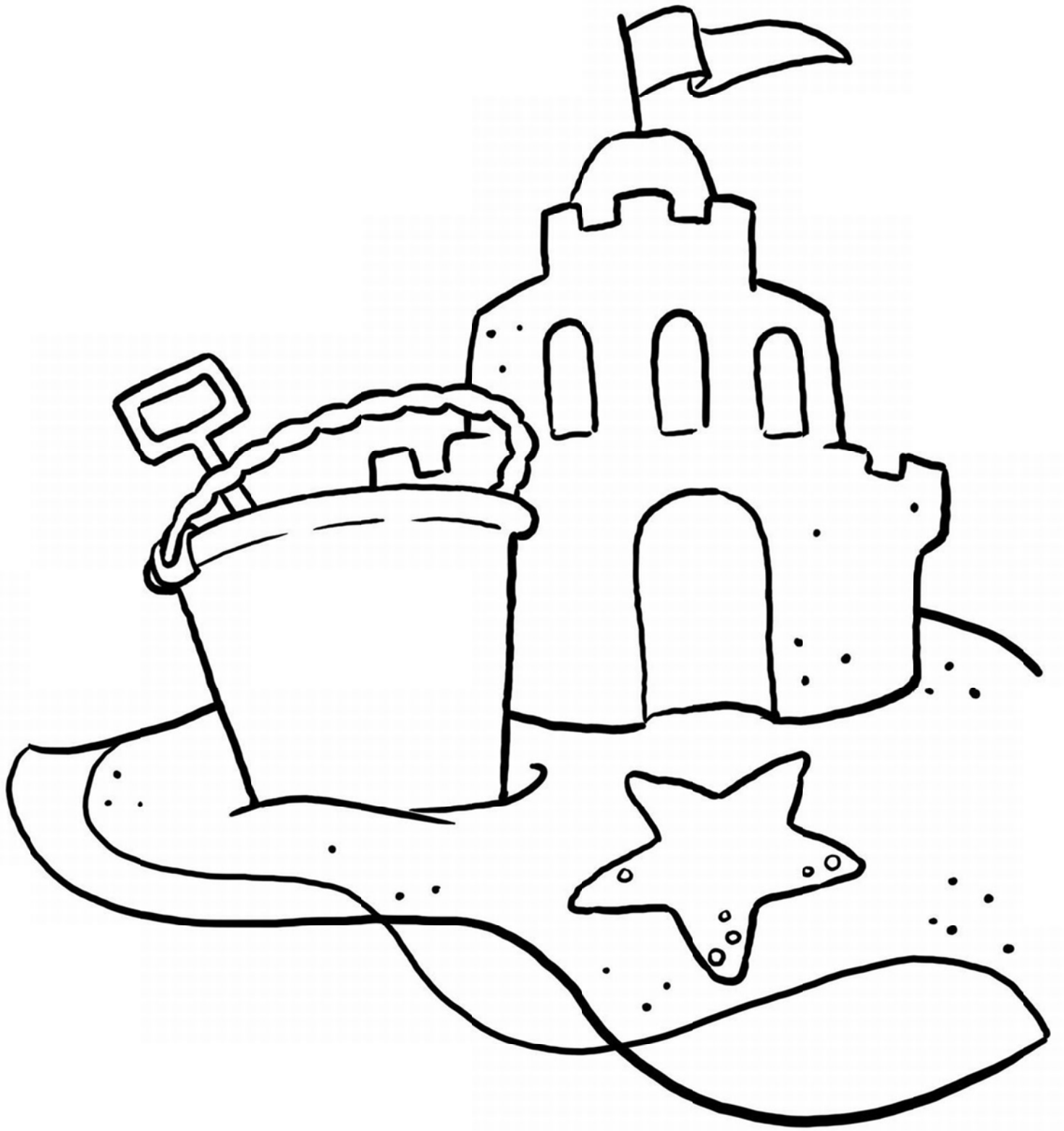
One of the Basketball hoops needs a minor repair.

One of the parking cement abutments was moved over the course of the winter and needs to be realigned.

The Beach sign needs to be repainted.

Dog Poop: Someone has been throwing their dog poop bags over the fence near the dumpster. At the beginning of this season, over 30 dog poop bags were found around the dumpster. Please dispose of your dog's poop properly. If you can't find a garbage can to place it in, please take it home and dispose of it properly.

More of the plastic chairs need to be purchased for the beach.



**Beaches Opening Soon !
Get your pail and shovel ready !**

Boat Director: Phil Kweton reported.

Boat committee has not met yet. Anyone interested in participating in the boat committee or has an opinion about boat storage, should contact Phil Kweton. Some of the upcoming issues will be controversial and if they are interested, it would be great to have you participate. Phil's email address is phil_kewton@yahoo.com and his phone number is at the end of the newsletter in the Current Board Officers and Directors section.

Administrator: Denise Gavin Reported.

Beach tags are being sent out over the next week to all residents who have their dues paid in full.

Any residence that owes dues will have their gate cards deactivated within the next month as well.

Lifeguard applications have been sent out and we now have a full complement of lifeguards for the season. Many lifeguards are retuning and two new ones were hired. No additional applications are being accepted.

Old Business:

South Beach – east chain link fence – 190 feet in length. A request has been made by the property owners adjacent to the south beach to replace the chain link fence. The board has been looking into the options. Jim Carroll will follow up with the home owners.

Amended Declaration: 375 Yeses, 82 Nos. Only about 30 more Yes ballots are needed in order to pass the Amended Declaration and move onto other endeavors. If you have not already voted for the Amended Declaration, please do so.

New Business:

South Beach: A Post at end of east fence in the water has broken off and sticks up about 6 inches above the water. This post will need to be removed for safety issues.

The Annual Century 21 Garage Sale is scheduled for May 15th & 16th. Every resident should have received a flyer of the details. Please contact Steve or Pat Kovac at Century 21 to participate. 847-949-7100

Fritz Chesek is collecting head shots of all Board members to add to the website.

Resident Questions/Comments:

Luke presented a very interesting fact sheet which listed many of the other lakes in the area and their stand on electric trolling motors. A copy of the fact sheet has been added to the website – Community Information; Documents, Category = Trolling Motors.

Motion to adjourn was made by Jim Carroll at 8:23 pm. Seconded by John Vicik. The meeting was adjourned. Minutes were taken and respectfully submitted by Jean Pottillo.

Attendance: Denise Gavin, Steve Kephart, Phil Kweton, Kay Dickman, Jim Carroll, Leni Patten, John Bestler, Jean Pottillo, Fritz Chesek, Luke Emde, Mariel Bradley, Rose Sanchack, Joe Sanchack, John Vicik, Justin Sanchack, Barb Meister



LOCH LOMOND
PROPERTY OWNERS ASSOCIATION
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PRSRT STD
U.S. POSTAGE
PAID
Mundelein, IL
Permit #65

Mark Your Calendars

Paddle Boat for Sale...includes cushions and awning. 10 years old. Good condition. Asking \$150.00. Contact Jean Pottillo if interested.

Good Neighbor Group Spring Garden Review – May 2nd, 9:00am. Checking out how LLPOA Gardens weathered the winter, light weeding, start plans for the summer. Please meet at South Beach. Ask for Fritz !

Seeking LLPOA website administrator. A High school student or Retiree would be very helpful ! No experience needed. Contact Jean Pottillo.

Current Board Officers and Directors

President: Jim Carroll (224-545-7549)
Treasurer: Larry Happ (630-817-0768)
Secretary: Jean Pottillo (847-902-5352)
Administrator/Water Safety: Denise Gavin (847-826-8044)
Dam/Path/Entrances Director: John Bestler (847-566-6874)
Lake Management Director: Steve Kephart (847-370-3936)
North Beach Director: Mickey Emde (847-566-9583)
South Beach Director: Barb Meister (847-347-1750)
Boat Director: Phil Kweton (847-372-7768)
Board Members—at-Large: Fritz Chesek (847-668-7268), Kay Dickman (847-566-0311), Leni Patten (847-566-5688), John Vicik (847-942-4508)

Village Board Meetings are held at the Fire Station on the 2nd and 4th Monday of the month at 1000 Midlothian Road. Call 847-949-3214 for details.