



LOCH LOMOND PROPERTY OWNERS ASSOCIATION
c/o KALMAN PROPERTY MANAGEMENT INC, P.O. BOX 757, LIBERTYVILLE, IL 60048
WWW.LOCHLOMONDLAKER.COM

(847) 362-9624
Fax: (847) 362-9648
info@lochlomondlaker.com

Tony Baade, President

Denise Gavin, Administrator

Loch Lomond Laker

Minutes of the June 18, 2018 Board Meeting

Board Meeting

President's Report

Call to order conducted by Tony Baade at 7:00 p.m.

Vice President's Report

Luke Emde presented.

On June 16 we received 1.24 inches of rain overnight. Due to the large volume of rain, the beach was not staffed with life guards for 48 hours following this large rain event. This follows our new beach management protocol as well as following the Lake County Health Department (LCHD) recommendations. The beach did remain open, however all activities were at your own risk. When we get large rains like this, the amount of E. coli and fecal coliform can rise extremely fast and can provide unsafe swimming and fishing conditions for our residents. Water samples were taken to the LCHD Monday morning, and we should have results by Tuesday morning at the latest. Sorry for any inconvenience this may have caused you or your family, especially during a hot Fathers' Day weekend! This type of event only happens about five to six times per year according to our research and data. Our goal is to keep everyone safe and always provide the safest swimming experience possible for our residents and guests. I have also been working with the lifeguards at weekly guard meetings getting everyone up to speed on our new beach management procedures. This includes how to take proper water samples, how to check the LCHD beach guard website, recording daily rain fall measurements, and other safe guards for proper beach safety management. With that being said, we have a couple of reminders for residents to enjoy a safe and healthy swimming experience at south beach.

1. Always remember to pay attention to the bulletin board and beach safety flags when entering the beach. Important beach information is located here along with updates throughout the year.

2. Always rinse off and dry off thoroughly after swimming, and again once you get home if possible.

Secretary's Report

Megan Boedecker presented.

Motion for approval of May minutes

Motion to approve the May meeting minutes was made by Luke Emde and seconded by Linda Klink. Motion carried.

Opening Resident Comments/Concerns

Dave Stroz: **Q.** Based on the budget and history of spending, it seems we'll have a large surplus at the end of the year.

Linda Klink: **A.** Based on what's been budgeted for, there won't be much left over, but there has also been more than \$15,000 in back dues collected that is not budgeted for. If there is money left over, it will be decided in the future.

Considerations to note:

- \$20,000 will be moved to reserves
- Money to spend at South Beach
- Lake maintenance costs
- Insurance costs are billed at the end of the fiscal year

It was pointed out that reserves are for emergencies and unforeseen expenditures, and that's likely what any surplus would be earmarked for.

Communications Report

Megan Boedecker presented.

Thank you to Dave Stroz for recommendations for improvement on the website and in newsletters.

Treasurer's Report

Linda Klink presented.

Our expenditures are as expected. Plumbing repairs and landscaping was needed at South Beach, and those invoices are now coming through.

To date, we have collected 84% of residents' dues, and \$18,000 in back dues have been collected.

Luke Emde noted that reserves are earmarked for capital improvements, capital expenditures and unforeseen expenditures. Capital improvements and expenditures which may become necessary during the year shall be charged first against the Contingency and Replacement Reserve.

Motion for approval of Treasurer's report

Motion to approve the Treasurer's report made by Paul Hemmerling and seconded by Luke Emde. Motion carried.

Administrator's Report

Denise Gavin presented.

South Beach was packed on Memorial Day. Multiple closings due to weather (heavy rain, etc.).

First swim lessons have begun and are going well. There are 12 kids in the program. Denise recommends we reconsider holding swim lessons at the beach next year.

Bids have come in for new signs at North and South Beach. Denise will vet the vendors and move forward on getting new signs.

The paint for the shed at South Beach has been bought. The board may offer our lifeguards the opportunity to do it.

Boat Director's Report

Luke Emde presented.

A new boat launch pier has been installed at South Beach and the feedback has been very positive from boaters launching there. Prior to the new pier addition,

2017/2018	MAY	YTD	BUDGET
Total Cash Assets	\$ 356,922.76		
Beginning of month			
Income:			
Assessments - current	\$ 7,005.79	\$ 177,341.34	\$ 210,350.00
Assessments - past	\$ 1,689.00	\$ 14,634.50	\$ -
Late Fees	\$ 703.66	\$ 2,330.22	\$ 3,500.00
Boat Registration Fees	\$ 60.00	\$ 2,770.00	\$ 3,500.00
Boat Storage Fees	\$ 105.00	\$ 3,500.00	\$ -
Trolling fee	\$ 10.00	\$ 60.00	\$ -
Swim Lessons	\$ 150.00	\$ 775.00	\$ 750.00
Misc	\$ 40.00	\$ 180.00	\$ -
Legal fees	\$ -	\$ 662.50	\$ 50.00
Interest	\$ 12.89	\$ 76.92	\$ -
Reimursables	\$ -	\$ 125.00	\$ -
Total Income	\$ 9,776.34	\$ 202,455.48	\$ 218,150.00
Expenses:			
Management	\$ 1,500.00	\$ 11,868.00	\$ 18,000.00
Legal & accounting	\$ 950.00	\$ 6,184.27	\$ 15,000.00
Office supplies plus	\$ 1,250.69	\$ 4,276.68	\$ 7,000.00
Insurance	\$ -	\$ 2,148.60	\$ 19,000.00
Events & Festivals	\$ -	\$ 281.33	\$ 4,000.00
Storage	\$ -	\$ 892.00	\$ 1,000.00
Meeting expenses	\$ -	\$ 336.25	\$ 1,500.00
Payroll	\$ 1,466.19	\$ 10,460.91	\$ 47,000.00
Utilities & Services	\$ 231.40	\$ 1,097.23	\$ 4,000.00
North Beach expenses	\$ 146.57	\$ 146.57	\$ 5,000.00
South Beach expenses	\$ 2,336.75	\$ 3,076.75	\$ 10,000.00
Landscape	\$ 1,473.50	\$ 5,408.00	\$ 11,000.00
Water Safety Expense	\$ 1,374.03	\$ 2,811.95	\$ 2,000.00
Lake Maintenance - sprayer	\$ -	\$ 18,041.25	\$ 20,000.00
Lake Maintenance - stocking	\$ -	\$ -	\$ -
Misc Land/Lake	\$ -	\$ 9,589.00	\$ -
Dam and Spillway	\$ -	\$ -	\$ -
Path - sealcoat	\$ -	\$ -	\$ 1,500.00
Engineer	\$ -	\$ -	\$ -
Reserves	\$ -	\$ -	\$ 20,800.00
Total Expenses	\$ 10,729.13	\$ 76,618.79	\$ 186,800.00
Net Income (Loss)	-\$ 952.79	\$ 125,836.69	
Total Cash Assets	\$ 355,969.97		
End of month			
BBT Checking Acct.	\$ 295,262.56		
Northside Community Bank	\$ 60,707.41		

boaters had to launch their boat a significant distance from the closest fishing pier which made it difficult for people to board, load equipment, and safely launch and remove their boat from the water. The pier and installation was paid for by the Loch Lomond boat sticker policy funds. Each year, the boat committee identifies a project to complete that will help our residents make their boating experience more enjoyable.

Boating season is in full swing and it is nice to see more and more people boating and using the lake. Remember, all boats entering Loch Lomond require a boat sticker to be

displayed on the back right of the boat. If you wish to acquire a boat sticker or electric powered water craft sticker, additional information can be found on the front page of the website along with an application available in the document section of the website. See you all on the lake!

North Beach Director's Report

Megan Boedecker presented on behalf of Mickey Emde.

The gardens are looking beautiful at the North Beach. We are planting a new demonstration garden next to the Monarch garden to highlight "water wise" native plants that are able to live in dry conditions. Thanks to the garden volunteers at North and South beach that help keep the weeds at bay. We are working most Thursday mornings from 7:30-9:30 a.m. Come join us. Don't forget to take your dog for a swim at the Pooch Paddle from 4-8 p.m. every Monday, Wednesday, and Friday.

South Beach Director's Report

No South Beach report.

Discussion: When we close the beach, there is a letter on the bulletin board stating that the beach is closed and why, stating that use of the beach is at residents' own risk. A beach advisory flag is flown and a key is also added to the bulletin board. It was brought up that a guard might be able to be present at the beach when it is closed during usual high-traffic times to act as a source of information about the beach closing, explaining what the flag means, etc.

Yellow flags are an advisory, which means the bacteria level is elevated, but it's not to the threshold that requires the beach to close.

Red flags indicate that either we suspect or we know for sure that there is a high enough bacteria count to require a beach closure. The thresholds are set by Lake County.

Dam, Path & Entrances Director's Report

John Bestler presented.

Everything looks good. There have been several significant rainfalls, but everything is working as it should.

Lake Management Director's Report

Tony Baade presented.

Gardens and Buffer Zones

Demonstration and rain gardens have been tended, with the desired plants kept and undesired removed.

New buoys

New yellow buoys have been added to the lake, thanks to Terry Anderson, in order to test the same spot in the lake so that we can have consistent readings when conduct water sample tests.

Fishing derby

There is still interest in holding a fishing derby and it's a work in progress.

Curly leaf

Curly leaf season is ending, and once that's finished, we will be spraying for algae on an as-needed basis. There are several natural ways to minimize algae growth, including using barley straw bales and aeration systems in our swimming areas. When wet and exposed to sunlight, the chemicals yielded by the reaction repels algae.

Beach closings

New protocols are being worked on for beach closing procedures, and we're working with Lake County Health Department to determine the best water quality for recreational uses.

Loch Fest

There will be a fish identification game at the Lake Management Booth at Loch Fest 2018. Name the fish and win a prize!

The next Lake Management Committee meeting will be July 12, due to the holiday the week before. Volunteers are welcomed and encouraged to attend all our meetings at the Fremont library on the second floor.

Loch Fest & Special Activities Report

Mary Ellen Casey presented.

Loch Fest will be July 28, 2018

The committee met on June 16. We have been securing volunteers for cooking, admissions, etc. We are in good shape there. There is still a need for volunteers to approach local businesses for donations or sponsorships. A meeting is being set up hopefully this week to meet with those sponsorship volunteers. We would like to encourage any

residents who own a business to consider making a donation or become a sponsor of LochFest. There are 4 levels of sponsorship. At a minimum, all sponsors are listed on the flyer that is distributed to the 600 homes in the neighborhood. If anyone is interested in making a donation, becoming a sponsor or volunteering they can contact me at 847-867-9211. There will be a sponsorship meeting at 5:30 p.m. on June 19 at Mary Ellen's home.

Old Business

Loch Lomond Apparel

Recommendations have been made and we will be reaching out to Ultimate Screen Printing and other local establishments to get a quote and timeline for new apparel items.

Emails and website

A new website will be a priority for the board in the fall to improve usability for both Board admins and residents. LochLomondLaker.com email accounts will be considered during that process as well.

Closing Resident Comments/Concerns

Dave Stroz

Q: If the new pier is also used for fishing, there is a risk of fish hooks being a concern?

A: It's unlikely that will be a concern due to the way boats can be launched and taken out of the water. However, it will be brought up in the next Boat Committee meeting to discuss the possibility of a sign.

Q: How easily can the new signs be modified?

A: Denise will check and see what the options will be.

Q: How can pictures be submitted to showing on the website?

A: We will add a note to the website directing residents to send photos to Megan Boedecker and Luke Emde to add to the website for viewing.

Q: So that no one is confused about how "beach closing" works, let's make it clear that the park is not necessarily closed—just the waterfront.

A: We will work on communicating beach rules and beach closing procedures.

Q: Beach and fishing rules are read often on the website.

Q: Is there a way to get committee meeting minutes on the website?

A: Yes. The website needs improvements to ensure all information is easy to find and access. Adding minutes from each individual committee meeting is a possibility.

John

Q: The big gate at North Beach is padlocked, but I noticed it open last week. Was there something going on?

A: Yes, the landscapers were cutting grass.

Terry Anderson

Q: Four swans landed on the lake recently.

Paul Hemmerling

Q: Can we add committee meetings to the calendar on the website?

A: Yes. First Tuesday of the month is the South Beach committee meeting, the first Wednesday of the month is the Boat Committee meeting, the first Thursday of the month is the Lake Management Committee meeting. All are on the second floor of the library at 7 p.m.

Tom Casey

Q: Thank you to the board for your time. Also, a consideration for swimming lessons: as the neighborhood turns over, there may be more interest in swimming lessons.

A: Noted. Tony also discussed that boating safety and instruction lessons might be a good idea.

No New Business

Adjournment

Motion to adjourn the meeting at 8:09 p.m. was made by Terry Anderson and seconded by Paul Hemmerling. Motion carried. The meeting was adjourned. Minutes respectfully submitted by Megan Boedecker.

Attendance

Tony Baade, Denise Gavin, Linda Klink, Megan Boedecker, Terry Anderson, Paul Hemmerling, Mary Ellen Casey, Luke Emde, John Bestler, Dave Stroz, Tom Casey, John and Nancy Adams

Mark Your Calendars

Join us at the next board meeting!

When? July 16, 2018 at 7 p.m.

Where? Mundelein Park and Recreation
District Park View Health and Fitness
Center

Questions, comments, or news?

Contact info@lochlomondlaker.com and tell us what's happening. We'd love to connect!

2018 Current Board Officers & LLPOA Administrator

President: Tony Baade (224) 565-4471

Vice President: Luke Emde (847) 807-9740

Treasurer: Linda Klink (847) 566-6631

Secretary: Megan Boedecker (309) 258-0201

Dam/Path/Entrances Director: John Bestler (847) 566-6874

Lake Management Director: Tony Baade (224) 565-4471

North Beach Director: Mickey Emde (847) 566-9583

South Beach Director: Jed Obershaw

Boat Director: Luke Emde (847) 807-9740

Board Members-at-Large: Mary Ellen Casey (847) 867-9211

Paul Hemmerling

Terry Anderson

Administrator/Water Safety: Denise Gavin (847) 826-8044

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



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C/O Kalman Property Management Inc
P.O. Box 757
Libertyville, IL 60048

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