



LOCH LOMOND PROPERTY OWNERS ASSOCIATION
c/o MPERIAL ASSET MANAGEMENT, 110 N BROCKWAY ST #320 PALETINE, IL 60067
WWW.LOCHLOMONDLAKER.COM

lochlomondmanagement@gmail.com
(847) 757-7171 X803

Tony Baade, President

Denise Gavin, Administrator

Loch Lomond Laker

Minutes of the November 18, 2018 Board Meeting

Board Meeting

Call to order conducted by Tony Baade at 3:10 p.m.

President's or Vice President's Report

Secretary's Report

Megan Boedecker presented.

Motion for approval of October minutes

Motion to approve the October meeting minutes was made by Terry Anderson and seconded by Linda Klink. Motion carried.

Treasurer's Report

Linda Klink presented.

Received assessments from 522 members (appx. 87% of membership) which runs about the same as usual. We have also had our annual audit with our CPA firm.

Motion for approval of Treasurer's report

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

Opening Resident Comments

Dave Stroz

Q: I'm looking at the proposed 2019 budget. Does Kalman also do the LLPOA accounting? How much of the line item in legal and accounting goes to Kalman Management?

A: The accounting in that line is reserved for paying for the yearly audit.

Q: Then next line item regards the website and there is also a mention of the website in the reserves.

A: Currently the monthly website cost is about \$70 a month. We will also be upgrading our website in the net year.

Jim Cupic

Q: Are you going to stop providing swim lessons or just stop charging for them? And in the past it had been mentioned that there would be reserves put aside for dredging. Is that still the case?

A: We have eliminated swim lessons after receiving very little feedback from residents on whether or not to keep them. Because we have to certify lifeguards (which costs the association money) and there are plenty of local options for swim lessons in the area, it was determined they were an unnecessary financial burden on the association. Water quality of the lake is an ongoing expense. Reserves are put aside for emergencies.

Mac Goodwin

Comment: I own the Office Clubhouse on Rt. 45, and business is doing well. As a neighbor, I'd like to let you know that I will be going back to the Village to again petition for an alcohol and liquor license. I'm here to let you know that it's on my agenda, and I am available at that location from 8-5 if anyone would like to discuss this.

Hey & Associates Report

Tony Baade presented.

This report was paid for by Storm Water Management of Lake County. We worked with five agencies within our watershed (the Bull Creek watershed).

This report will be on reserve at the Fremont Library on the second floor, and we will try to make it available on our website also. At the end of the meeting, we will take names of anyone who would like a reader's guide to the report, which also includes a summary of all the current activities, concerns, and initiatives regarding lake management of Loch Lomond.

The grant from Lake County Storm Water Management has allowed us to monitor the water coming into our lake, including the pollutants and other chemicals.

Lake Management

Tony Baade presented.

McCloud Aquatics regularly comes out to help us maintain our lake and to help us monitor and improve our water quality. Very soon, we should have a good balance of the plants, animals, and water quality in our lake. The McCloud end of year report is available upon request.

Dam, Path & entrances Report
Luke Emde presented.

John Bestler has moved and will no longer serve as a director. Please thank him if you see him.

We added ripwrap along the dam, and the path along the dam has been repaved this year also.

North Beach Director's Report

Mickey Emde presented.

Thanks to grants from Storm Water Management of Lake County, we were able to do two erosion projects at North Beach. The rain garden was one of those projects, and adding ripwrap to the inlet inside the gate was another.

Thank you to all the residents who use North Beach. We are going to put in another demonstration garden inside the fence. It will be a water-wise garden, and we encourage residents to check it out if they're looking for ways to use less water. Look for it in the spring.

We also did overseeding in our picnic area this year. Thank you again to everyone who helps keeps the beach in good shape.

South Beach Director's Report

Jed Obershaw presented.

We did a lot at South Beach, including painting the shed. Thank you to John, Tony, Terry, and others. Maintenance, spring clean up, etc. is a lot of work, so thank you so much to those who help, and all residents are more than welcome to help out as they're able.

We've shut off the water and cleaned everything up for winter. Most garbage cans have been collected and garbage pickup will be suspended at the end of the month and will come back in April 2019.

We are going to realign the parking and look at the electrical in the shed.

The swimming pier is unlevel so we are going to relevel them and ensure they are in good working order for the next season.

Resident question: Is there any plan to pave that parking area at South Beach?

A: It's something we will look into and see how much it would cost the association to accomplish.

Boat Director's Report

Luke Emde presented.

A high percentage of boats are compliant, a huge increase over last year.

Luke discussed the new boat docking pier.

A couple reminders. West end of South Beach will be a project for 2019 season. Improving launch area to make it easier to launch, dock, remove boats.

Please make sure your boat is always locked and stored in the proper areas, and keep your boat sticker on the right rear of the boat where it's visible at all times. If you plan to add a pier, please submit your plans to the LLPOA for approval.

Thank you everyone who purchased a boat sticker, the money goes back into making improvements.

Gary Randeau passed away, he was a boat committee member, lake management committee member, and will be missed by all.

New Business

New management company

We have gone with a new management company. They are Mperial Management. Dues notices will be from this company next year.

All board meetings at the fire station next year. It will save the association and residents money.

Resident Comments

Resident question: Will there be a place on the boat sticker application to note trolling motors? How many did we have this year? Will they still fly a red flag?

A: There is a place on the current application to note whether the craft has a trolling motor. The number we had this year is not readily available at the meeting.

Adjournment

Motion to adjourn the meeting at 3:27 p.m. was made by Paul Hemmerling and seconded by Mary Ellen Casey. Motion carried. The meeting was adjourned.

Board Members in Attendance

Tony Baade, Luke Emde, Linda Klink, Megan Boedecker, Jed Obershaw, Terry Anderson, Mary Ellen Casey, Paul Hemmerling, Mickey Emde

Annual Meeting

Luke Emde Call meeting to order at 3:37 p.m.

Establish Quorum

There were only 82 votes total, which means there is no quorum and we cannot officially vote in board members at this time. That will happen at the February board meeting.

Distribution of raffles.

Please stop by the merchandise table to browse apparel as well as sign up to volunteer. There are a variety of opportunities to volunteer.

Thank you, we're looking forward to a great 2019.

Meeting adjourned.