



LOCH LOMOND PROPERTY OWNERS

ASSOCIATION

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Angela Trillhaase, President

Becca Merkau, Administrator

Loch Lomond Laker

Minutes of the April 17, 2023

Board Meeting

Meeting was called to order at 7:01 pm by President Trillhaase.

Board Members in Attendance; Donna Sattler, Luke Emde, Tom Casey, Deb Rusin, Mickey Emde and Nancy Burton

President Comments - President Trillhaase thanked everyone for coming. She stated that the approval of February 21, 2023, needed to be added to the agenda.

A motion was made by Donna Sattler to add the item to the agenda, seconded by Mickey Emde. Motion approved.

Secretary's Report – Nancy Burton presented the February 21, 2023, and March 20, 2023, minutes for approval.

A motion to approve the February 21, 2023, minutes was made Mickey Emde and seconded by Donna Sattler. Motion approved.

A motion to approve the March 20, 2023, minutes was made by Donna Sattler and seconded by Deb Rusin. Discussion: Mickey Emde stated that the minutes were incorrect in regard to stating that a decision was made to defer dredging until next year. Motion approved with stated change 4 ayes, 3 abstain.

Treasurer's Report – Deb Rusin presented her report. She stated that she was working on cancelling the Administrator's cell phone which is not used anymore. The annual report is due by June 1, 2023. Mickey Emde

stated she will assist with this if help was needed. The Board is still looking for a new audit firm to complete the 2022 audit.

Resident Comments –

Cali Christ – Informed Board members that her Girl Scout Troop is interested in planting a pollinator garden at South Beach on June 9, 2023. She stated her troop assisted with planting a garden last year at North Beach. Board members thanked her for presenting her idea and thought the garden would be a great addition to the area.

Sarah Christ – Stated that the National Honor Society has a group of students (10-12) who need volunteer hours by the end of April. Sarah stated that Mario Feejoo thought maybe they could do some of the pre-season clean-up work at South Beach. Becca Merkau, Administrator stated that they could assist with mulch. She would coordinate delivery of mulch to the site with Mario and see if he would supervise the work. The Board thought this was a great opportunity for the students and the LLPOA.

Administrative report – Becca Merkau presented her report.

Guard Hiring Update - There are 6 guards confirmed and 2 others who would like to return.

Google Suites – The pricing for Google Suites was increasing and LLPOA had the option of paying an annual fee or monthly. After reviewing pricing options and benefits, the consensus of the Board was to go with

the monthly fee which allowed more flexibility, and the minimum increase was within the budget.

This past month three welcome bags were delivered to new residents by Loch Captains. Garbage service is now active, and water will be turned on May 1st at South Beach. She stated she is waiting to receive a third proposal for seal coating pathway.

Lake Management Report – Tom Casey presented his report.

Geese population - Overall, we are seeing less geese on our lake so far this spring. The Lake Management Committee attributes this to improved geese fencing and the new floating Geese Away lights. Residents still need to be diligent and keep geese fencing up at beaches, as well as having lakefront homeowners continue to add elements like fencing and buffer strips to shorelines.

Beach fencing update – The new fencing gates are working well when they are up. A new sign is being ordered for the east end of the boat launch area at South Beach to remind everyone to put the fence back in place after moving it. The Committee is still looking for design ideas for the fence sections on the sand beach at South Beach. Looking for a design that will be less cumbersome to move and put back in place.

Native Plants – Members are working with the Garden Club on ordering native plants for the new garden buffer strip at South Beach as well as the 4 floating islands. Volunteers will be planting the islands on May 21, 2023, at South Beach.

Bio dredging - McCloud Aquatics was out measuring the areas where bio dredging occurred. We saw reductions of 4” to 12” of muck in the Firth Channel, 2” to 8” in North Bay and 2” to 4” by the diving platform at South Beach. McCloud noticed while measuring by the North Beach inlet a high level of visible sediments coming into our lake. This means we need to address the stream stabilization further up towards the park district property. The committee will continue to have discussions with the Park District regarding their pond and stream and how it affects our lake.

Lake County Grant – County representatives have indicated they have pushed their decision from March

to April. The grant would include aerator/diffusers as well as natural compounds to greatly improve the water quality of three lakes, Loch Lomond, St. Mary’s and Butler Lake.

Adopt a Beach Program – All slots have been filled for this program. Thank you to all the volunteers who signed up.

Lake Management Summer Kickoff – This event will be held on Sunday May 21 from 10:00 AM to 1:00 PM at South Beach. Some of the planned activities include pontoon boat rides, kayak lessons, fishing lessons, kids’ crafts and planting of the floating islands. A picnic lunch will be served. This is a free event for residents. If you are planning on attending, please RSVP to Tom Casey, tomcasey@lochlomondlake.com or respond to the Facebook Event post. Please include the # in your party.

Next Lake Management Committee meeting is scheduled for May 9, 2023, at 7:00 p.m. at Fremont Library.

Dam, path, and spillway report – Open position.

Boat report – Luke Emde presented his report.

Boat stickers for the 2023 season have been mailed out. If you have paid and not received a boat sticker, storage sticker, or electric powered sticker please reach out to Luke Emde.

Boat storage at North beach is currently full. South Beach has storage room available. If you have a boat stored at either beach, PLEASE attach your current 2023 boat stickers (On the rear right side, so it is visible at all times).

There are some shoreline restoration projects currently underway at South Beach. Thank you to the residents who have moved their boats to alternate locations to make these projects happen.

A special shout out to Carrie Prochnow who filled up her entire kayak with garbage and debris last week that she found floating in the lake. It takes a village of volunteers to keep this little gem of Mundelein enjoyable for all. Thank you to all volunteers!

Important reminders for the 2023 season:

Any and all boats entering Loch Lomond MUST be registered with the association and display current up to date boating stickers. This includes lake front property owners.

All electric powered watercraft require an application, permit, and additional sticker prior to entering the lake.

Any boats stored at North or South Beach require a yearly storage sticker along with a yearly boat sticker. Any boat that does not have an up to date LLPOA sticker is subject to removal.

North Beach report – Mickey Emde presented her report.

She reminded everyone that this week all over the world humans celebrate Earth Day. She thanked everyone who helps keep our North Beach, shorelines and other natural areas in our neighborhood free from invasive species so that our native plants can thrive. Come visit North Beach and see early spring bluebells and bloodroot blooming. Alliums, asters, coneflowers, mallows and other natives are emerging, and it is always a challenge to keep out the creeping Charlie and the dandelions. Enjoy the spring in our beautiful neighborhood.

Clarification was made on what Pooch Paddle was. Pooch Paddle is held on Monday – Wednesday – Friday. It is a time when owners are encouraged to bring their dogs down to North Beach to have the opportunity to play with other dogs and play at the beach. Dogs are allowed at any time at North Beach.

Mickey Emde stated that a resident approached her regarding creating a little dog library which would have various dog toys in it that residents could use at the beach with their dogs.

South Beach report – Open position.

Beach Clean Up day is scheduled for May 20, 2023, starting at 10 a.m.

The shed door is being repaired and will not be painted until the following year.

Pricing for a new winch system for the volleyball net is being researched.

Events – Donna Sattler presented her report.

The Committee is in full swing with Loch Fest planning. Thank you to all who volunteered at Spring Fest. A new date needs to be determined for the spring Boat Parade. Luke Emde informed the Board that LLPOA insurance carrier suggests that a lifeguard be on duty when LLPOA has events using the water. Board members had questions regarding the type of activity that would need a guard, specifically the planting of the floating islands. Luke Emde stated he would follow back up with the insurance carrier and get clarification on this.

Movie Night has been planned for June 9, 2023. The movie, "Lyle, Lyle Crocodile" will be shown.

Next Event Committee meeting is scheduled for May 1, 2023, at 7:00 p.m. at Tighthouse.

Old Business

Luke Emde requested that the diving area be added to Old Business.

Pineapple Contract – Board members discussed the contract and Deb Rusin stated the changes that the Board discussed have been made and the only change needed now is the start date. The start date will be June 1, 2023. Deb Rusin will notify Mperial regarding the change and inform them their services will end on July 1, 2023.

Diving Area – Luke Emde stated that the dredging of the diving area was not completed last year and thought it was going to occur this year since that is what the Board indicated last year. Currently the diving area is 9'4" and it needs to be 9'6". He stated McCloud quoted a price of \$2,600 last year to do the dredging; however, this did not include removal or bagging of material. Board discussion on the issue occurred. Some board members had concerns regarding the financial outlay for this project at this time considering there were other budget constraints that needed to be addressed first. It was discussed that this type of project would be funded through reserves.

A motion was made by Luke Emde to determine the cost of dredging with McCloud and to proceed with the

project if costs did not exceed \$8,000, motion seconded by Donna Sattler. Motion denied; 3 ayes and 4 nays.

Board members stated that it would be beneficial to have a new quote for the project which would entail all aspects of the project. Luke Emde stated he will contact McCloud.

New Business

Introduction of Dan Lennon – Dan Lennon introduced himself to the Board and stated that he was interested in filling the Dam, Path and Spillway board position. He stated that his home is next to the dam, spillway area. Tom Casey stated that Dan has been involved with the Lake Management Committee since moving into Loch Lomond.

A motion to appoint Dan Lennon to the LLOPA Board was made by Donna Sattler and seconded by Tom Casey. Motion carried.

McCloud Aquatics Contract – A motion to approve the contract for McCloud Aquatics for \$25,426 was made by Nancy Burton and seconded by Mickey Emde. Motion carried.

2023 Budget Discussion/Changes – Nancy Burton recapped her report which outlined changes to the budget to help offset the additional expenses of changing management companies and audit expenses increasing. Board members discussed the matter and chose at this time to reduce the events budget by \$5,000, forego purchase of a printer, cancellation of cell phone and transitioning the Administrator position to an hourly rate starting July 1, 2023. The Board will continue to monitor the budget and determine if additional reductions in accounts will be needed. Discussion occurred on the fact that a policy needs to be adopted regarding how much monies each Committee can spend without board approval.

Lifeguard Hours – The Board established the following schedule for lifeguards at South Beach (weather permitting).

May 27 – August 6

Monday – Friday 12:00-6:00 p.m.

Weekends 11:00-8:00 p.m.

Becca Merkau stated that a few residents were inquiring about swim lessons at Spring Fest. Angela Trillhaase stated that the Board reviewed this matter before and having lessons was cost prohibitive for LLPOA. In order to have lessons it is necessary to have a individual certified in WSI and additional guards are needed during lessons. Board members noted that there are other opportunities in the area for swim lessons like the Park District or Goldfish Swim which is a sponsor of LLPOA.

HOA Education / Communication – Angela Trillhaase informed the Board that one of her goals is to continue to educate the board on HOA processes and structure throughout the year. When she finds information beneficial to LLOPA she will be forwarding that to all board members.

Resident Comments – None

A motion was made at 9:35 p.m. by Luke Emde to go into executive session and seconded by Deb Rusin. Motion carried.

A motion was made at 10:15 p.m. to go back into the regular session and adjourn by Tom Casey and seconded by Nancy Burton. Motion carried.