

**SHADOW LAKES II ASSOCIATION
BOARD MINUTES
JUNE 17, 2017**

PLEDGE AND CALL MEETING TO ORDER

Directors present: Hank Genteman, Wayne Kancler, Beth Chappell, Mike Tomasek, Joe Hudetz and Ranae Damaschke also on the dais.

Minutes of April 2017 Approved unanimously.

CHAIRMAN'S REPORT – Mike Tomasek

The Association remains strong in all respects. Many thanks to all of those who assisted in the efforts to find the missing Member.

ARCHITECTURAL COMMITTEE – Terry Hintzel

Fossil Cove-split rail, shoreline stabilization, shed, two reroofs, handicap ramp, dock repair
Fisherman Village-siding and windows
Tully Monster Village-ground deck with stairs, reroof and split rail

There will be a check list to go through for procedures when changing architecture. Terry will be handing out.

Terry is recording the meeting today.

SECURITY – Joe Hudetz

We have extra staff during the day and evenings. We picked up Don as our Code Enforcement in order to keep the community beautiful and safe. He has a spreadsheet to follow-up. Mostly grass cutting, rules of the road, golf cart rules, warnings are issued. Property upkeep and golf are the main issues. There have been 6-8 already sent out.

We will be having a speeding radar sign soon. This is a flashing sign to indicate a person's driving speed. But most concern now is the missing person.

There is a concern of fishing on bridges. Maybe a notification or stenciling of the bridge stating that there should be NO fishing from bridges.

If it is a Sunday, and a person who cannot get to their property because their key card does not work... Security stated it is not their business. What is the procedure for helping such a homeowner? Person should try another gate. We have to take at face value that there is a reason the card might not be working. Security would not have information as to why this card is not working. People should not let people in, the answer is that the person should try other gates or do not let them in.

Lot addresses are also being looked at as to have these numbers visible from the water.

Security is noting if cars are parked at the gates (gate 3 mentioned) without visible placards noting a village.

The City of Braidwood is on a huge blight campaign which also includes Shadow Lakes with code enforcement. They have cited a couple of blighted properties internally and are being contacted from the City.

FINANCIAL – Wayne Kancler

We are \$32,000 ahead in our cash position from last year.

The winter was the reason. There was hardly any snow removal (under \$13,000).

Water system repair budget is under \$3,000.

Refuse removal is down \$5,000 (contract renegotiated still paying off).

Utilities expenses are under \$6,000.

Total operating expenses are \$9,000 under last year.

So we are \$56,000 under budget this year so far.

Water usage: The usage is up. There are more full time people over the last couple of years. This time of year, on the average, Shadow Lakes is using 100,000-125,000 gallons of water per day on the weekends. Grass really does not need watering. If you can use a pump, use the lake water. We also conform to the City of Braidwood watering rules.

Sewer usage is pretty much in line where it should be.

The POAC is working on the 2018 budget.

The inflation rate is about 1.9%. We will base the association dues in line with the inflation rate.

Real Estate: Our next Open House is August 13th. This last Open House was a success. Keith Eastman closed on 12 properties, 4 pending and 2 more in the works with possible second showings. The other realtors are also good results. It usually takes a week or two before the results are in on the open house. Chuck Van Patter: The day started with 98 for sale, 19 lots, and 27 by owner. The houses seems of more interest. They passed out 112 maps.

Fossil Footprints: June issue is out. They comes out March, June, September, and December. Please sign up for getting the Footprints by email. It costs .70 cents to mail. It would be a terrific savings. We do keep additional copies in the office and also on the website.

MAINTENANCE – Hank Genteman

We have paved and completed Sunfish Circle and Walleye Lane and part of Largemouth Lane in FV, Sections in Explorer and Fossil Cove.

Patching will continue.

The Amenity Center parking lot has been sealed and striped.

New sand has been added to the beach

Road mix put on the nature trail

Pool has a new cover for the chlorine to be added.

New toilets in the AC to save water.

Weed boat has been out both lakes Hawk and Northern lakes.

We are continuing to remove trees.

We are making bins for the road storage by the garage.

Maintenance repairs list is available on the table to read.

ACTIVITIES – Beth Chappell

We had over 100 people at the movie in the Amenity Center which is great attendance.

Next weekend – Mowi Wowi event. Food Show at 8 pm.

Fourth of July there will be a DJ, crafts, 2 bingos, and ice cream social.

There will be a Christmas in July weekend on July 29th.
August 5th Family Fest in Shadow Lakes, band at night 50s style.
Flea Market in Labor Day weekend.
There are more things in between: movies and karaoke.

BEAUTIFICATION – Beth Chappell

A thank you to all volunteers. The gates, berm, compactors all look wonderful.
If anything is needed like weed killers, let Beth know.

FISHING CLUB – Beth Chappell

The fishing club is tomorrow. There will be a kayak instruction class at 10:15 after the meeting.
Maybe someone like to form a club.
July 23 is the All Resort Fish Fry for the Association. There will be 2 bluegill and the rest are cod.
Become a member in the Fishing Club.
Today is the Golf Cart Scavenger Hunt.
Wayne mentioned a Will County “in plain sight trailer” mockup of a kids bedroom that will be here the day of the Family Fest. This shows all the possible ways that drugs can be hidden in a child’s room. There will also be a possible display of first responder equipment, trucks, and such.

POAC ACTIVITIES – Tom Lydon

Orientation for residents was held. We will invite Melanie of Will County next spring on the taxes for mobile homes.

Pauline Vody has joined the POAC and will be working with Fred Cowell this year. She has been assigned to Security.

July will be a speaker from Midewin. He will be speaking about Midewin and what is available out there such as: tours, buffalo, Joliet arsenal and many plains plants.

They will be started on the 2018 budget.

POAC representatives are going around checking on property for mold, missing lot numbers, repairs needed, etc. A copy will go to Joe Hudetz and code enforcement.

New assignments Sher-Activities, Fred-Maintenance, Pauline-Security, Jean-Community Relations, Jane and Kathy Property Upkeep, Marcia-Beautification, Sue-Fishing Club and recruiter for POAC, Maureen Hunt-scribe and correspondence. Real estate report-Chuck Van Patter.

2018 we will have more outside presentations for all members interested.

This fall we will have health association to give out free flu shots.

Vote in the election.

Beth we hope the signs have helped with the activities.

A question was raised to the POAC as to a Shadow Lakes Community Garden. Possible area could be near Gate 4A. This will be discussed again at the July POAC meeting.

COMMUNITY RELATIONS – Chuck Van Patter

Two owners were having problems with permits, but they have been resolved.

July 22 will be a tag day for Alzheimer’s Research.

The City pays out \$456,000 in bills but most went to EPA waste water treatment plant.

The police department 28 arrests, 38 warrants and pink tickets and 310 service calls.

The City’s Fishing Derby brought in \$51,000 for charity.

NEW AND OLD BUSINESS

Appointment of a New Election Committee Co-chairperson

Joe Hudetz makes a motion to nominate Nancy Garbrecht as co-chair of the election committee. Motion seconded and unanimously passed.

Acquisition of Robotic Pool Cleaner

A motion was made and seconded to purchase a robotic pool vacuum at a price of up to \$4,000. The motion passes unanimously.

OPEN COMMENTS:

A discussion was had regarding items of general interest to the Membership.

ADJOURNED