

Shadow Lakes II Association

Fossil Footprints

from the Chairman of the Board
Wayne Kancler



March 2024

As was the case last year, winter at Shadow Lakes has been warmer and dryer than in a typical year. However, we all know that there could still be cold weather and snow yet to come. I recall a snowfall of over seven inches on Easter Sunday March 29, 1964. To paraphrase Yogi Berra, "Winter ain't over until it's over".

As we look back on 2023 and are awaiting the final audit results, our Association remains strong! We have collected 85% of our budgeted 2024 dues compared to 76% last year with 60 members who have not paid the minimum ½ payment compared to 75 last year. Using reserve funds last year of \$32,000.00 for the purchase of a new security vehicle and \$10,950.00 for a new HVAC system in the Activity Center our current total reserve funds stand at \$295,861.62.

Although there was a small drop-off in 2023 property sales. 79 properties were sold compared to 85 in 2022, 80 in 2021 and 69 in 2020. Eleven properties were sold for over \$200,000.00 and two were sold for over \$300,000.00 with the highest sale at \$318,000.00. New owners continue to invest in and see the value of owning property in Shadow Lakes.

While I am proud of our continued financial strength, I am disappointed in the poor response to the recent mailing and ballot response to the proposed changes to our Covenants. Only four out of every ten members have returned their ballots casting their votes on the changes recommended and prepared by the Governing documents committee and endorsed by the Board of Directors. Without majority participation in this ballot, we are unable to make changes to our Covenants and thus our other governing documents. Please take the time to once again review the cover letter and ballot reprinted in this issue and return your vote.

After an unusually lengthy time regarding the dispute and settlement of the basic sewer charges, negotiations between the City of Braidwood and the Board of Directors along with both legal counsels appear to be finally making progress toward an agreement that is beneficial to both the City and Shadow Lakes. A recent meeting with certain city officials resulted in a verbal agreement

Continued on page 6

IN THIS ISSUE

Chairman's Report	1
Treasurer/Maintenance	2
Safety/Code Enforcement	5
Activities	7
Fishing Club	10

Association Office Hours

Monday-Saturday
10 am-3 pm

PHONE: 815-458-3647

FAX: 815-458-3697

E-mail address: sl2hoa@yahoo.com

Association Web Site Address:
www.shadowlakesassociation.com

Association Manager—Luci Vineyard
Office Supervisor—Ranae Damaschke
Security Phone (815) 953-2010

Maintenance Emergency Phone:
(815) 666-5701 (available 24 hours)

TREASURER/ARCHITECTURE

Treasurer's Report Financials: Our year-end financials are in the hands of our auditors who will be on site (as they are every year) in March to finalize their audit. The audit results will be published in our next newsletter.

Weed and Muck Control

We are nearing a contract agreement for this year's treatments for weed control and our 1st year's treatment for the reduction of muck build-up in our channels. The Muck eating non chemical pellet treatments will be made 4 times during the warm water season this year and measurements will be taken to tell us the progress. As we were not happy with the treatment company we had last year, we are receiving quotes from 2 new companies and are happy with what we're seeing as far as pricing and references.

Speed Bumps

Removable, bolt down speed bumps will be purchased and installed this spring in areas most abused by speeders throughout Shadow Lakes. These speed bumps are removable in the snow season so our snow plows can operate. This is a well tested speed control technique and much cheaper than speed radar guns, cameras or flashing warning signs.

Governing Documents

Included in this issue are reprints of the cover letter and actual ballot (see pages 3 & 4) along with a message from the Governing Documents Committee. As of this date, we have only received 361 of the 863 ballots that were mailed. This is only 41% of members eligible to vote.. Without the return of the outstanding ballots our Covenants cannot be changed and must remain as they now stand.. As with local state and federal elections, you have both the right and obligation to vote on key matters that concern the Association. So please review, vote, sign and return the previously mailed ballot or use the enclosed ballot .

Thank You!

Joe Hudetz, Director Treasurer/Architecture

MAINTENANCE

Hi Shadow Lakes Members,

We've had a mild winter and spring is around the corner. So as you begin your spring cleaning, please remember to put your yard waste in paper bags and place them at the burn pile, not in our dumpsters. Also DO NOT drop off any electronics, TVs or tires at our dumpsters, they can be disposed of at the Wilmington recycling center.

Please remember not to flush anything other than human waste and toilet paper down your toilet Any items other than these will damage our pumps in the lift stations (pumps cost around \$8,000 to \$16,000 each).

Any construction work being done at home you will need to get a dumpster or dumpster bag and that needs to be removed in a two week period after work is completed. NO construction material is allowed in our dumpsters or maintenance area.

Road patching and paving will continue this year with completion before the summer season begins.

Weed control will continue this year in targeted areas in our waters.

Water turn-ons will begin in April. Please remember to schedule your water turn-on in the office and you must be present at your property when our maintenance people are there or your water will not be turned on. Forms will be in this issue of "Fossil Footprints" and in the office.

I also want to thank our maintenance staff (Joe Kubalanza, John Kloth and Brad Cassem) for the out standing job they do for our community.

Electronic recycling center is at 1165 S. Water St. Wilmington, IL 60481. Second Thursdays 5-7 pm. Just pull your vehicle up and the team will take out the recyclables.

PLEASE DRIVE CAREFULLY AND AT THE SPEED LIMIT OF 10 miles per hour.

Fred Cowell, Director Maintenance/Beautification

Special Lot Owner Vote. VOTE–VOTE–VOTE. You are personally invested in the ownership and operation of Shadow Lakes and we need you to cast your vote if you have not yet done so. The ballot and the explanatory cover letter are included in this newsletter and the ballot can be printed off and mailed in. Copies of the ballot can also be picked up at the office. The vote is particularly important to the Lighthouse Cove and Boardwalk Bay social members who, with a positive vote, would finally be recognized in our governing documents. We have received about half the votes of members and will begin opening them when we have about two thirds. Lot Owners not responding to this latest request will begin getting phone calls soon from the office.

Governing Documents Committee

To: All Shadow Lakes members

From: Your Board of Directors and outside Legal Counsel

RE: Voting for changes to Covenants and Restrictions

Every 10 years we appoint a Governing Documents review committee to put forward proposed additions and changes to our existing Covenants and Restrictions, ByLaws, Rules and Regulations, and Architectural Guidelines. If we find changes necessary in the Covenants and Restrictions, those changes need to be voted on by all lot owners within Shadow Lakes before any changes to the three other governing documents can be made. This year we will all be voting on changes to 4 areas of the Covenants and Restrictions listed below. A highlighted copy of the exact change can be seen on line at the Shadow Lake website or you can pick up a paper copy at the office. A majority vote of all the lot owners is necessary to pass these changes.

1. Include a 'Social Member' category for those in Lighthouse Cove and Boardwalk Bay. These members do not live within the gated entrances to Shadow Lakes but have paid dues and fees since 1989 to use our common area trails, boat launches, pool and beaches and other amenities. They have never been mentioned in our Covenant and Restrictions and they need to be. We need to add their category and include the right they have always exercised to vote in our Board of Directors elections even though they are not allowed to be Directors.
2. Correct the shed setback from side and rear lot lines. As noted on the enclosed Ballot item 2, Section II and III are in conflict as to whether the setbacks are 2' or 5'. Although requests for a variance can always be made in special situations, both sections should read 5 feet.
3. Remove 'Barn Style Roofs' requirement under Section VI-I. Any roof with proper drainage will be acceptable.
4. Make 3 changes to Section VII 'Lot Restrictions': (1) in Section VII-A, change the notification requirement from 'proper' to 'reasonable'. (2) in Section VII-I, allow changes to the definition of what recreation vehicles (land, air or water) are allowed in Shadow Lakes. Technology will continue to come up with new toys and we have to have the ability to alter the list of what is permitted and what is not. (3) in Section VII-L, insert the word 'or license' to prevent members from renting their property through a license agreement with vacation rental companies like AirB&B.

There are other changes to punctuation, spelling and new required legal wording as dictated in the last 10 years under Illinois Law for HOAs. These changes do not require a membership vote but will be included in the recorded document.

DO NOT IGNORE THIS BALLOT. Take a few minutes to fill it out and mail it back. You can add your comments to the back of the ballot or in a separate letter with your ballot.

VOTING DOCUMENT
SHADOW LAKES II ASSOCIATION
'DECLARATION OF COVENANTS & RESTRICTIONS'

1. ~~Vote to establish a Social Member class. See highlighted changes in~~
Section I-GG; Section IV-A; Section X-voting; XIII- Assessments.
 YES to changes establishing Social Members
 NO to the changes establishing Social Members
2. Vote to correct shed setbacks in Section II-B-5 to agree with setbacks
in Section III-A-1 & 2 to both read 5'.
 YES to changes to setbacks in the future.
 NO to changes to setbacks in the future.
3. Vote to remove Barn Style Roof requirement for sheds. Section VI-i
 YES to remove the Barn style roof requirement
 NO to leave the requirement.
4. Vote to make changes to certain Section VII 'LOT RESTRICTIONS'
 YES to SECTION VII-A 'proper' to 'reasonable' notification.
 NO to SECTION VII-A change.

 YES to SECTION VII-I allowing right to prohibit additional
recreational devices in the future.
 NO to changes in SECTION VII-I

 YES to SECTION VII-L to add 'or license'
 NO to SECTION VII-L changes.

MEMBER VILLAGE & LOT # _____

MEMBER NAME _____

MEMBER SIGNATURE _____

DATE SIGNED _____

Return this document ASAP to Shadow Lakes in the enclosed envelope

SAFETY/CODE ENFORCEMENT

Greetings,

With our main code enforcer being out of the office for personal time, Management has been filling in while Don is out. As the new Manager, this has been a great learning experience to get to know the different Villages, the roads and the homeowners. This has also given me the best opportunity to become familiar with the different Villages together with reviewing the problem areas in each Village. The opportunity has also provided me with a close up of the much needed upkeep in the common areas and lots. The purpose is to make the community as inviting and beautiful as the residents in Shadow Lakes II deserve to live in.

As some of you may recall, I notified several Homeowners back in October of some of the upkeep needed on properties which has been deferred to spring. Knowing that the winter months were upon us, I thought it best to review all the friendly reminders in the spring. Anyone that needed any type of upkeep from the smallest to the largest issues likely received a notice stating the issues found that need attention. Once again, you will be notified in the spring when we will begin to review the list of lots and common areas that need attention. We expect that Don Stifter will be back to work and will be able to pick up where I left off by that time.

Taking on a community such as Shadow Lakes II as Manager is a welcomed challenge, I look forward to being a part of the community for a long time to come.

Remember that the Management office is here to serve the residents while working to maintain the community. Please be sure to contact the office should you have any questions.

Need documents for a closing

Visit the office should you intend to do projects on your home or lot. We will provide you with the proper permit application for your project and assist in guiding you through the process.

Service requests

Gate cards, boat stickers, golf cart stickers (registration and purchase)

Request copies of meeting minutes

Current status of your account balance for dues or violations

Remember that all Governing Documents, meeting minutes and announcements may be found on the Shadow Lakes II website.

WWW.shadowlakesassociation.com

An Important word: Please slow down while driving through Shadow Lakes II, with spring approaching more and more residents and visitors will be out walking, playing, boating, Etc. Observe the 10 mph speed limit, intended to keep everyone safe.

Thank you, Luci Vineyard, CAM, CMCA Association Manager

What's the role of Code Enforcement within a Homeowner's Association?

It's to enforce the By-Laws and Rules & Regulations the property owners agree to upon purchase of their property. Within communities that are governed by a Homeowner's Association, members have the responsibility to know and abide by the By-Laws and Rules & Regulations. These are always available online.

Speeding continues to be one of the biggest infractions we have at Shadow Lakes. Our speed limit is for the safety of our community, please be mindful of your speed and respectful to our Code Enforcement Personnel if they happen to approach you in regards to your speed.

Another common infraction is the display of Lot Numbers. Please keep in mind sometimes they may not be in a spot where they are easily visible. They need to be at least 3 inches high and made of a reflective or luminous material. They must be displayed in a conspicuous place and visible from the road and water, if property is on the water. Many property owners have very nice looking landscaping type displays where they incorporate their lot numbers. Sometimes these are not always quickly noticed. Take a minute and look from the street to check if your lot number stands out. If you receive a warning notice that you feel was in error please contact the office.

Lot Numbers and Annual Stickers must be displayed on all golf carts, boats, canoes, and kayaks. The lot numbers must be at least 2 inches high and visible at all times. A wide sharpie works well on kayaks.

We have received a lot of complaints in regards to people not cleaning up after their dogs, cats roaming onto their property and dogs running free. We do have rules that state a maximum of 3 pets per lot. Your pets must be on your property, no matter how friendly they are, unless they are leashed. You are responsible to clean up after your pets. Let's remember to be respectful of our neighbors and their property.

Our community at Shadow Lakes is wonderful, full of amazing people. As Spring arrives I look forward to watching the trees bud, the flowers bloom, the fish jump and the birds sing.

Bobbie Cooper, Code Enforcement Director

Coffee Clutch

We will sponsor a food drive for the Braidwood Food Pantry on Sunday, March 24th from 1 to 3 pm in the Amenity Center.



Can goods and non-perishable items needed.

You can also drop off items at any time in the box in the Amenity Center hallway.

Thank You!

Chairman continued

pending ordinance and agreement document preparation by the City for our final review and approval. We continue to hold back \$569,534.79 until a final agreement has been approved. Once we have the documents, we will call a special meeting to present and approve the agreement.

An election will be held this summer to fill two openings on the Board of Directors. As per our Bylaws, any Member or Associate Member, in good standing, may file a statement of his or her candidacy for election as a Director of the Association, with the Secretary of the Association. Such filing must be made between the 1st and 30th day of May. The filing shall include endorsements of his or her candidacy signed by 10 voting members in good standing and a brief biographical statement.. Endorsement petitions will be available at the office on April 30, 2024.

Finally, my thanks to all of our members, volunteers and especially our employees who work so hard to make our Association great! Have a wonderful Spring!

Wayne

COMMUNITY NOTIFICATION SERVICES “THE BLAST”

WHY HAVEN'T YOU SIGNED UP?

A few years ago we instituted our community notification service (The Blast) using “Dial My Calls.” This service allowed you to choose various notifications via text or email. Those notifications can be sent in a timely manner regarding such happenings as meetings, social events, emergency notifications or neighborhood watch alerts to name just a few. However, of the 942 member properties we have 510 members signed up for this important service, only 54%. You can sign-up at the office or call in to add your name to the list.

NOTE: THIS NUMBER IS GENERATED BY PHONE NUMBER OF 833-236-0358. DO NOT BLOCK THIS NUMBER—IT IS NEEDED FOR THE MESSAGE TO BE RECEIVED

In conjunction with our community notification service, the City of Braidwood has become a part of Everbridge-Community Alert Network. Opting into this program will enhance our own system regarding immediate or pending threats to public safety or property where immediate notification is necessary. Examples include evacuation recommendations, boil orders, water main breaks and crime alerts.

You can sign up by going to Braidwood’s web site at <https://www.braidwood.us> or going to city hall.

Both of these services are intended to keep you informed of current events in the community as well as provide you with important emergency information.

SIGN UP TODAY!

ACTIVITIES

Now hiring for pool monitors/supervisor for summer 2024.

Pick up your application at the office, turn it in as soon as possible. Interviews will begin end of April. Looking forward to a great summer.

Saturday, March 9	Bingo	6 pm	Amenity Center
Saturday, March 23	Easter Egg Hunt/Pot Luck	11 am	Amenity Center
Saturday, April 13	Bingo	6 pm	Amenity Center
Saturday, April 20	Trivia and Pizza	6:30 pm	Amenity Center
Saturday, May 11	Bingo	6 pm	Amenity Center
Saturday, May 25	Flea Market/Yard Sale	8 am-2:30 pm	Pavilion/Houses
	DJ Karaoke	6-10 pm	Pavilion
Sunday, May 26	Ice Cream Social	1-2 pm	Amenity Center
	Bag Tournament	2 pm	Sports Complex
Monday, May 27	Popcorn/Snow Cones	1-2 pm	Amenity Center

COMMUNITY CENTER FUNDRAISING COMMITTEE

A great big thank you to all who attended our Murder Mystery Dinner. We hope you had some laughs, met some new people and had a good time.

MARK YOUR CALENDAR

SUNDAY, March 3rd—March Madness—Community Center—1-4 P.M.

SUNDAY, April 21st—Spring Fling—Community Center—1-4 P.M.

Please check the Shadow Lakes' website, the Activity Board in the Amenity Center, and boxes by the dumpsters for more information.

Sandie and Cyndi

PROPERTY OWNERS ASSOCIATION COMMITTEE

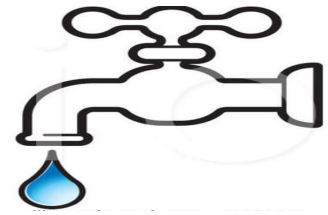
The Property Owners Association Committee (POAC) is an advisory body to the Board of Directors. If any member of the Association is in good standing and would like to serve on this committee, please submit a letter of interest to the Association office.

EV Fishing Pier Progress: Steps are being taken to update the Explorer Village fishing pier. The newest quote is to change the length of dock by 10' extending out 40', attach an 8' ramp at the end to the floating dock and then slide the T to the right so it does not block a boat coming into launch. Hand rails are to be attached to the dock for added safety. The estimated cost to replace the fishing pier is \$16,500.00. The proposal has been sent to the Board for review and final approval.

The next POAC meeting is March 16 at 9 am in the Community Center. Hear what's going on in Shadow Lakes and give your suggestions/ideas to the Committee.

NOTE: After the May 18th POAC Meeting—Approximately 10 am, there will be a CLEAN-UP-DAY of Shadow Lakes. We will meet at the Pavilion. Volunteers (**NEEDED**). Come together to grab bags, gloves and stick pokers to clean up common grounds, neighborhoods, trails and even homeowners with boats can join in and pickup trash in the lakes. At noon bring garbage back and you will be rewarded with snacks and conversations of all the "found" items. Hope to see you there!

TIER 1 WATER TURN ON PROGRAM



Weather permitting, our Maintenance Department will begin turning on water service to over 400 properties according to the following schedule.

Fossil Cove Village	April 7 thru 13
Tully Monster Village	April 14 thru 20
Explorer Village	April 21 thru April 27
Fisherman Village	April 28 thru May 4

If you prefer a date that is different from the planned schedule a fee of \$25 will be charged to your account. Additional pro-rated water charges may also apply.

It will be necessary for someone to be present at your property at the time your water is turned on. If no one is present on the requested date and time slot, your water will not be turned on. This is to ensure that your unit is prepared to accept the water service and no damage occurred during the winter.

If a leak is discovered at the time of turn on, we will immediately turn the water off. It will then be necessary to schedule another turn on appointment after you have made the necessary repairs and provide the Association with proof of those repairs.

It is your responsibility to prepare your unit for water. The Association cannot assume responsibility for damages that may occur to your unit.

Please return the completed form to the Association office no later than March 20 indicating your preferred date and time slot.

Please schedule my water to be turned on as indicated below. Someone will be present on my property at that time.

Date: _____ Between 8:00 AM and 12:00 PM *

Date: _____ Between 1:00 PM and 2:30 PM *

Name: _____

Village/Lot _____ Phone: _____

*NOTE- We cannot schedule a specific time during the scheduled hours.

The Association reserves the right to change a requested scheduled date.

Veteran Honor Roll

Shadow Lakes II Association would like to acknowledge US Veterans who are members and have served our country as a member of the armed forces: Army, Navy, Marines, Air Force, Coast Guard or National Guard.

If you have not filled out a form before, please come to the office or find the form on page 9, fill it out and return so we can add their name in the June Fossil Footprints issue.





Shadow Lakes II Association Honor Roll of Veterans

Shadow Lakes II Association would like to acknowledge US veterans who are members and have served our country as a member of the armed forces, Army, Navy, Marines, Air Force, Coast Guard or National Guard.

We would like to create an honor roll of those who are members of Shadow Lakes, Lighthouse Cove and Boardwalk Bay.

As a way of honoring all Shadow Lakes veterans, we would like to publish a list of names annually in the Fossil Footprints.

If you would like to be included on the Honor Roll list, please complete the below form and return it to the office.

Thank you for your service to our country and WELCOME HOME!

Name: _____

Village/Lot Number: _____

Branch of Military: _____

Rank: _____

Period of Service: _____

Out of Country Deployments: _____

Living or Deceased: _____



SHADOW LAKES SPORTSMAN FISHING CLUB

Hi Folks,

Our membership last year was 184 and we are hoping to improve on that.

The club started this year with our ice fishing/chili event, which was well attended. Alas, the warm temperature diminished the ice and NO FISH were caught!

Our events will be posted at the Amenity Center Fishing Club Bulletin Board and rearing pond fence.

Fishing roundtable provides information to our anglers on different ways to fish our waters. I want to ask our club members to present different ways they would use in fishing. I would also ask our club members, if you catch Black Bass in the 8 to 12 inch range to keep half of them and DO NOT put all of them back in the water.

Just a reminder as the weather starts to change, be aware of conditions, be cautious and keep using sun protection.

Last year we added Bluegills, 7"+ Perch, Smallmouth Bass and Large Black Crappie, Walleye, Golden Shiners and good size Rainbow Trout, and lots of Minnows.

The Club is 30 years old this year and has served our Shadow Lakes Community by maintaining and improving all types of fishing.

Our meetings are held on the 3rd Sunday of the month at either Amenity Center (or if weather permits outside in the Pavilion). Coffee and donuts usually are available.

Please consider joining the club if you haven't already. We have a lot of fun at the meetings and our events.

I want to say thank you to our volunteers who make all of our club events possible.

President, Fred Cowell

2024 SPORTSMAN FISHING CLUB EVENT SCHEDULE

Saturday, February 3rd	Ice Fishing/Chili Lunch 8 am-noon Amenity Center
Saturday, May 11th	Adult Fishing Derby 7-am-Noon Amenity Center
Saturday, June 1st	Golf Cart Wash/Bake Sale 11 am-1 pm EV Boat Ramp
Saturday, July 13th	Auction 12 Noon Pavilion
Saturday, July 27th	Kids Fishing Derby 8:30 am—Noon Rearing Pond
Saturday, August 24th	All Resort Fish Fry Noon Pavilion
Saturday, October 12th	Catfish/Carp Derby 3-5 pm Rearing Pond
Sunday, November 10th	Fishing Club Thank You Brunch 9 am Community Center

OF NOTE: While on Shadow Lakes waters, all Kayaks, Canoes, Fishing Boats, Pontoons must display Shadow Lakes current stickers by the end of June each year. They need to be purchased at our office. Cost is \$5 a set. You also need to have lot numbers next to the Shadow Lakes' sticker. (We have had runaway vessels and this provides the office an opportunity to identify and contact resident owners.) The Association requires \$100,000/\$300,000 in liability coverage on homeowners insurance. On vessels powered with motors, the vessel also needs to be registered with the state. Call 1-800-382-1696 or visit www.dnr.illinois.gov for more information on registering your vessel.

A license is required for fishing in all Illinois waters, including lakes, reservoirs, rivers and streams. Licenses are not required for anglers who are under the age of 16, blind or disabled anglers or residents on active military service.

GCP Sales.COM
CUSTOM GOLF CARS

GOLF CAR SALES & SERVICE

630-882-6538

Pete Schag

cell : 630-865-6330 · fax : 630-553-9629

email : GCPsales@aol.com www.GCPsales.com

M & I
LANDSCAPING
JOLIET, IL

815-528-2427 · 779-875-6182

- PATIOS
- RETAINING WALLS
- MULCH
- TREE SERVICE
- BLACK DIRT

WWW.MILANDSCAPING.ORG

What is my Home Worth?

Call Now 630-202-4663

Paul Tabor Remax 10

Shadow Lakes Resident



**Put over 25 years of experience and the power of
Remax to work for you!**



Keith Eastman Realty

Specializing in the Shadow Lakes Community

keitheastmanrealty.com

815-735-0045 

Thank You For Your Business

Warren's Collision Center

Warren Wietting

Phone (815) 458-3300

Fax # (815) 458-3462



Cell (815) 735-1102

24 Hour Towing (815) 476-6226
warrenwietting@gmail.com

860 EZ Street
Braidwood, IL 60408

Fioritto's

Antenna & Satellite Sales & Service
in business since 1969

7 days a Week (call anytime)

Locally Owned!! HD Antennas • Direct TV • Dish

(815) 474-1365

Veteran!!

Fully Insured

JOHNKE

TREE SERVICE

Coal City, IL

Licensed • Insured • Bonded

FREE ESTIMATES

(815) 791-5146





SHADOW LAKES SPECIALS

BURGLAR * FIRE * CAMERA * SYSTEMS
 PURCHASE * LEASE * MONITOR
 FREE SURVEY JOHN ADAMS
 800-327-5200

(815) 791-9272
BRADBURY
 PLUMBING / HEATING & AIR / ELECTRICAL

- Heating
- Plumbing
- Excavation
- Well Pumps
- Air Conditioning
- Electrical
- Water & Sewer Line
- Whole House Generators

Info@BradburyHeatingAir.com
 www.BradburyHeatingAir.com
 "Keeping Your Home Comfortable For Over 40 Years!"

BREEZE-AIR

Local, Trusted Company

HEATING & AIR CONDITIONING

(815) 476-6615



Furnaces • Boilers • A/C
 Service - Sales - Installation
 Replacement & New Construction

413 Davy Lane, Wilmington, IL 60481

Breezeairhvacil.com

Visit Local Newspaper For Discount & Coupons

**NOW OFFERING PAYMENT PLANS
 AS LOW AS \$50 Per Month Or 0% Financing**

**Neighbors Pontoon
 Towing Plus**

Larry Hughes 815-671-7313
 Don Bennett 708-670-3346



Sam's R.V. Winterizing Opening and Closing

Sam Merritt
 Call: 815-514-4647
 815-634-4984

Mike Collins Roofing

All types of roofing, insulation, blown-in attics
 45 years of experience. Licensed and Bonded!

1101 Sheila Drive
 Joliet, IL 60435

Ph: 815-730-1303
 Cell: 708-652-5364

Mike Collins-owner
 mc1roofing@outlook.com





FOR SALE
*come check out our
 wide variety of custom
 and brand-new carts
 for sale!*

ROLLING RESOURCES 
 29813 S Rt 50, Peotone, IL 60468
 708-258-3419

FULL-SERVICE SHOP

We have an 8,000-square-foot facility for all your repair needs. We specialize in lithium battery conversions for less maintenance and better performance of your cart!

ROLLINGRESOURCES.COM





T & R LAWN CARE, INC.

815-476-7612

Landscaping Lawn Care Seeding Sodding
Material Delivery — 34 Types of Decorative Stone

Decks Additions Sheds

Excavating Bobcat Work Concrete

Water & Sewer Install/Repair

Boat Launching

Big or Small—We do it All!

Written Estimates

Guaranteed Pricing

Mini Storage

Rt.129 & 155

Wilmington, IL

Shadow Lakes

Property Owner Discounts

10' x 5' to 11' x 30'

Yearly Discounts 815-476-7612



One awesome price for two lines of Unlimited. Double yay.



xfinity mobile

This is big. *Huge*, actually. With Xfinity Mobile you can get the best price for two lines of Unlimited. Just \$30 a line per month. Did we mention it's also the fastest mobile service? Alright, that deserves at least one more "yay."

Xfinity Unlimited Intro service and Xfinity Internet required. Best price comparison based upon two Unlimited lines and lowest price for unlimited 5G plans of top three carriers. Reduced speeds after 20 GB of usage/line. Taxes and fees extra. Data thresholds may vary.

The fastest
mobile service
with 5G and
millions of
WiFi hotspots

Two lines of Unlimited

\$30 a line
/month

Xfinity Unlimited Intro service and Xfinity Internet required. Reduced speeds after 20 GB of usage/line. Taxes and fees extra. Data thresholds may vary.

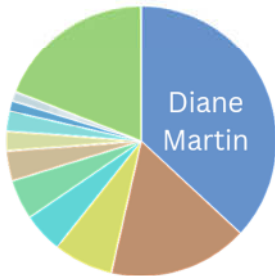
Save 30%
over T-Mobile

Compares first two lines of Xfinity Mobile Unlimited Intro (\$60/mo.) to first two lines of T-Mobile Essentials Plan (\$90/mo.). Taxes and fees extra. Xfinity Internet required. Reduced speeds after 20 GB of usage/line. Data thresholds and actual savings may vary.

Javier Crespo
312-882-9639
javier_crespo@comcast.com

Comcast may have the right to exclusively market certain services to residents. We are not an exclusive provider of any services and services from other providers may be available. Restrictions apply. Not available in all areas. Xfinity Mobile requires residential post-pay Xfinity Internet. Line limitations may apply. Equip., intl., and roaming charges, taxes and fees, including reg. recovery fees, and other charges extra, and subj. to change. \$25/line/mo charge applies if Xfinity TV, Internet, or Voice post-pay services not maintained. Pricing subject to change. In times of congestion, your data may be temporarily slower than other traffic. Reduced speeds after use of monthly data included with your data option. Data thresholds and savings may vary. For Xfinity Mobile Broadband Disclosures, visit xfinity.com/mobile/policies/broadband-disclosures. Fastest mobile service claim based on consumer testing of mobile WiFi and cellular data performance from Ookla® Speedtest Intelligence® data in Q1 '23 for Comcast service areas, verified by Ookla for Comcast's analysis.

HAPPY NEW YEAR



*Statistics pulled from MLS based on both buying & selling realtors /parties of all closings within the Shadow Lakes Community in 2023

LET'S CELEBRATE! DIANE MARTIN WAS THE TOP SELLING REALTOR IN SHADOW LAKES FOR 2023

Of the 42 properties sold within Shadow Lakes Diane Martin sold 22 properties & represented buyers on 11 sales.

My Current Listings AS OF FEBRUARY 15, 2024



CONTINGENT

93 LAKESHORE DR
\$45,000 PARK MODEL
1 BED, 1 BATH



199 FOSSIL COVE LN
\$69,500 PARK MODEL
WATERFRONT



139 LITTLE MUSKY CIR
\$30,000 VACANT LOT



CONTINGENT

261 FOSSIL BAY CT
\$195,000 STICK BUILT
2 BEDROOM, 2 BATHROOM



31 LARGEMOUTH LN \$60,000
LAKEFRONT VACANT LOT
FEATURING A BRICK SEAWALL



88 FOSSIL COVE LN \$129,000
COMES FULLY FURNISHED
WATERFRONT



40 DINOSAUR RD. \$65,000
PARK MODEL W/ ADDITION
1-2 BEDROOM, 2 BATHROOM



3 LAKESHORE DR
\$180,000 PARK MODEL
W/ LARGE ADDITION
LAKEFRONT



CONTACT:

✉ RealtorDianeMartin@gmail.com

📞 815-735-0402

❤️ @MoveWithMartin

🌐 www.Diane-Martin.com



I can't wait to work with you.
-Diane

Hey Lakes Shadow

The fun begins just **2** miles away at Beaver Creek

Open Year Round

Visit our new superstore show room
and service center



Factory authorized dealer

Huge inventory of parts and accessories

Hundreds of carts in stock



401 North Hickory Street Braidwood, IL 60408 815-458-6345

beavercreekgolfcarts.net

KIM ENGELHARDT



THE TOP PRODUCING REALTOR IN SHADOW LAKES SINCE 2019

Why Choose Kim?

Kim started her real estate career in 2012 and has since helped countless clients find their dream home. Kim's dedication, hard work, competence, efficiency, and ability to make her clients feel like family are her core values. These guiding principles partnered with her great sense of humor are sure to make anyone seeking a home feel comfortable and excited about their entire experience. Whether you are buying or selling in Shadow Lakes, trust Kim to help give your dreams an address.



→ Knowledge

Having done countless transactions within the Shadow Lakes community, Kim is exceptionally well-versed in the local market.



→ Communication

As an extremely dedicated full time real estate agent, Kim prioritizes always being available for her clients.



→ Marketing

Kim markets all of her listings extensively and exclusively uses professional photography and drone work.



CALL TODAY & EXPECT THE BEST!

 815.370.2351

 engelhardt2460@gmail.com

Data from Midwest Real Estate Data (MRED) for all sold property types with access to Shadow Lakes from 1/1/2019 to 7/31/2023.

Shadow Lakes II Association
24727 W. Amenity Center Drive
Wilmington, IL 60481

Spring 2024



SCHEDULED MEETINGS FOR 2024

Property Owners Association Committee Meetings are held in the Community Center. Board of Directors meetings are held four times a year, including the Annual Meeting. Special Board Meetings will be held, as needed, and notices posted according to Association Bylaws. All Shadow Lakes, Lighthouse Cove & Boardwalk Bay Property Owners are invited and urged to attend these meetings. All meeting dates are subject to change.

<u>POAC</u>	<u>BOARD OF DIRECTORS</u>
March 16 @ 9 AM	April 20 @9 AM
May 18 @ 9 AM	June 15 @ 9 AM
July 20 @ 9 AM	August 17 @ 9 AM
Sept. 21 @ 9 AM	Oct. 19 @ 3 PM (Annual Homeowners Mtg. Follows)

No Meetings in December
Happy Holidays!

BOARD OF DIRECTORS

President

Wayne L. Kancler

Treasurer

Joe Hudetz
 Architecture

Secretary

Susan Knuth
 Activities/Fossil Footprints

Director

Bobbie Cooper
 Code Enforcement

Director

Fred Cowell
 Maintenance/
 Beautification

POAC MEMBERS

Chairman—Sher Soh
EV111

Fisherman Village

Mary Landolina—FV30
 Tom Stec—FV207

Tully Monster Village

Open
 Mary Jones—TMV178

Fossil Cove Village

Cheryl Suda—FC126
 Norb Panek—FC189

Explorer Village

Sue Kielnik—EV54
 Marcia Baumgartner—FV205

Lighthouse Cove

Larry Hughes—LHC228

Appeals—Tammy Virgili—FC254