

Highland Lake Property Owner's Association Board of Directors Meeting, September 16, 2019

This meeting was called to order by President Joe Bigalke at 7:00 PM. Members present were Marilyn Henry, Linda Kuntner, Casey Bloomer, Lorna Denig, Cindy Mittlestaedt, Coleen Benzo, Dave Coullter and Larry Leafblad. Community members present were Maggie Keefe and Ron Mittlestaedt. Larry motioned to approve the agenda as submitted, Casey seconded. The motion carried. Regarding comments from residents, Ron stated he felt the current methods of notification/communication were sufficient; he didn't feel anything new was needed. Casey moved to approve the minutes as submitted, Linda seconded. The motion carried.

Association Rules and Regulations: Coleen said she had some difficulty getting it posted and was going to check in with Ron Jensen this week for help. Linda mentioned that she had additions to the contributors list to give Coleen for posting.

Report from the Water Specialist: Frank Hauser was not present. Per Casey, The EPA has been at the well at his parent's property. Regarding the testing of the Lake water we voted on last month, Frank said it would not be successful because of the condition of the inlet near Washington St. The weeds are robbing the water of what little O2 is available. There is 2 feet of silt and a fallen willow tree there as well. He can do the clean out for \$750.00, remove the willow for \$250.00 and clean the shoreline for \$350.00. Then the testing can be done as earlier approved. Larry gave a history of the Hartnett Park area. Cindy was reluctant to agree to do anything without John Sonnenberg's input as he has been working with various groups on a water management plan. Joe said the County has been doing testing on the water. We may need to get homeowner permission to work near Hartnett as part of it is private property. If Frank does the cleanup he would need to know what to do with the willow tree after he gets it out. Ron M said there is a beaver living in there was well. It was decided to table the decision until we had input from John and the County.

Sense of Neighborhood: Regarding the proposed communication system, Linda requested we identify in an orderly fashion, those responsible for each component. Regarding Facebook, Maggie has been managing this; she stated that Tracey Bloomer is helping also. Regarding Email blasts, the provider is Mailchimp; there is confusion as to if an announcement is made on the website, Mailchimp automatically sends out a blast. Coleen will check with Ron about this. It appears now that there are 2 domains that have been sending email blasts; one is hlcommunitysite.com and the other is highlandlake.com. Marilyn read from the minutes of the last meeting that a vote was taken and passed that Maggie would be approved to send email blasts. Linda K asked how we decide if a blast is to be sent? Who grants discretionary approval for these? It was generally agreed that Maggie would do this. Maggie requested that Tracey also be allowed to work on this as she is handling Facebook with Maggie. There were no objections raised about this from those present. Coleen and Lanaya will work together on managing the website. Regarding the Welcome Wagon Rachel Bird started and continues to manage the Welcome Bags for new residents. She has all the materials that go into the bags and delivers them when she is notified about a new resident. She has offered her name, address and phone number to be posted on the website as a reference. Regarding door to door event flyers, Maggie will continue to manage this. Regarding Pay Pal, Ron Jensen will continue to manage this until someone else is available to take over.

The Association does not have a phone number; the board members numbers are all posted on the website as community resources. Linda suggests we get comfortable with the above mentioned transitions before we start something new, such as text notifications. Linda suggested we get information about a proposed texting service, assess the need, poll the community and institute it only if a majority wants it. Larry stated that when Pay Pal is reassigned it should need two people signing off on the transactions. Those present voiced agreement. To summarize, Casey made a motion to have Face Book managed by Tracey and Maggie, Email blasts by Maggie and Tracey as well (to coincide with the face Book posts), the website to be managed by Coleen and Lanaya, the Welcome Wagon to be managed hand in hand by Rachel and the treasurer, event flyers by Maggie, and Pay Pal currently handled by Ron and the treasurer, to be transitioned to Coleen and the treasurer when it is appropriate. The motion was seconded by Cindy and after a vote, carried. It was also suggested that it be made clear to a particular resident, by letter, that independent residents are not permitted to speak on behalf of the HLPOA through emails or texts, and that the HLPOA does not have a phone number. Any verbal communication should be done to the board members face to face or by phoning them through numbers posted on the website. Joe said he would take care of this.

Lake Management: Zebra mussels are showing up in large numbers on piers and boats. EWM, not treated this year. Regarding lily pads, Dave retracted his offer to treat them. Linda suggested we communicate to residents that donations made specifically for lily pad treatment will be applied for next year's treatment. Linda will send the donors an email. Joe stated that John sent the letter about to the neighboring marinas regarding our 36 volt motor restriction and other specific needs; Fox Lake Marina called him with concerns about the letter. Joe explained to him that we were asking him to let boat buyers know that we had restrictions regarding motors. Linda felt that the responsibility of knowledge lie with the purchaser, not the vendor. Larry said he would take the letter to the boat shows in December. Cindy stated that there is a pontoon that is too big for the pier that it's docked to. It is affecting access of others to the Lake. This will need to be addressed.

Mosquito Control: Per Casey, his request for estimates went unanswered. This will be revisited next spring.

Treasurer's Report: Linda will be looking for a new treasurer; she is possibly relocating in December. It needs to happen soon. This year we will be sending the dues letters out in January 2020 rather than December. Regarding the past month, we got a refund from McCloud for \$5,385.50 that was paid for lake treatment paid but not done. The Foundation account balance is \$21,007.50. Regarding the Association account, we paid the \$10.00 Secretary of State fee and a deposit of \$5.00 for a wrist band sold. Current balance for the Association account is \$13,726.30. Regarding the Szontagh Park tax question; after extensive research Casey was able to find only that the plot was to be used by Highland Lake estates. More discussion ensued about who owns the property and who has rights to it.

Other Notes: Larry reported that Dept of Storm Water will be putting on an event in Gurnee tomorrow night. Dave said there is a storm water culver that is not working. Joe said that this was going to continue to happen.

Motion to adjourn was made by Cindy and seconded by Dave at 8:25 PM. The motion carried.

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HLPOA Foundation Meeting was called to order at 8:25 PM with the same members present. There was no new business to report or discuss. Treasurer's report was without changes. Motion to adjourn the Foundation meeting was made by Linda at 8:26 and seconded by Casey. The motion carried.