

**Apple Canyon Lake Property Owners Association
Board of Directors Meeting Minutes
May 20, 2017**

APPROVED

2.0 Call to Order – President Jody Ware called the regular meeting of the Apple Canyon Lake Property Owners Association to order at 9:00 a.m. on Saturday, May 20, 2017.

3.0 Pledge of Allegiance – After the Pledge of Allegiance a quorum was present with the following directors in attendance: Jody Ware, Jon Sonntag, Barb Hendren, Rich Krasula, Gordon Williams, Jim Craig, Gary Hannon, John Asta, and Bob Ballenger. General Manager Shaun Nordlie was also in attendance.

4.0 Approve/Adopt April 8, 2017 Minutes – Bob Ballenger motioned “to approve the April 8, 2017 minutes.” Seconded by Rich Krasula. Jon Sonntag requested a correction in 12.1, last page. Should say “Jon Sonntag explained that there are two ways to measure the boat length, length overall and length of water line. The average appears on the title.” Motion carried with John Asta and Jim Craig abstaining.

5.0 Treasurer’s Report – Rich Krasula reported that there were no results for April but did report on March results. The full report will be in *The Apple Core*.

6.0 Committee Reports –

Conservation Committee – Rich Krasula reported that they met in early May. River Watch training and program will be June 3 at the Maintenance building. This is a group of volunteers collecting macroinvertebrates in the water which ultimately can determine the quality of the water coming into our lake. More information to register for this training session will be on the website and in *The Apple Core*. Also, 50 goose eggs were found and oiled as part of the goose addling program this year. On Earth Day, we had the annual Spring Cleanup with a great turnout of volunteers. Total of 24 bags of garbage were collected from Pea Ridge Road alone.

Maintenance Committee – Barb Hendren reported that Maintenance is getting ready for the season. The pool is filled; trails are done; dredging is taking place in President’s Bay; new trash compacter is here; new mower is in; waiting for the new Gator and other activities taking place.

Lake Monitoring – Gary Hannon reported that the water monitoring would have started by now but the EPA is challenged with their budget to provide us with the materials needed to get started. But they do say they will get us the materials we need within the next couple of weeks.

CAMP (Clubhouse Area Master Planning) – Jody Ware reported that the CAMP Committee has sent out RFPs for a design team. The RFPs were due by 4:00 p.m. yesterday to the General Manager.

Strategic/Long Range Planning - Jody Ware shared that the Strategic/Long Range Planning committee met yesterday to create a budget to go with our plan. Also, the committee is focusing on the creation of an ACL Foundation. The committee is in the preliminary stages of creating a foundation.

Employee Job Description – Jody Ware reported that the committee met for the last time last week – they have met all the components of their charge from back in 2015.

Budget – Rich Krasula reported that the committee had its first meeting. More of a procedural meeting, did not start reviewing the budget yet. Discussed about the timeline of meeting and general items.

AECC – Bob Ballenger reported that the committee met two weeks ago and the majority of the agenda were requests for variances. Due to Rick Paulson’s diligence, there was discussion on how we used to notify property owners of a request for variance in their neighborhood. Somewhere we have lost using those letters. Neighbors should know if their neighbors are requesting a variance – to contest or give support for approval.

7.0 General Manager’s Report – Shaun Nordlie reported the Annual Meeting will be June 10. Auction will be June 17 with 11 lots at this point up for auction, we filed 37 liens this year. Next week the pool and beach open and after the holiday, the Cove and the Marina will be open seven days a week. Joe Rush is working on the curly leaf and milfoil in the lake trying to get the chemicals closer to the weeds using a boom. Joe Rush will monitor the chemical treatment to see how the chemicals are working on those two weeds. We still have an algae issue with clean-up. Watershed – North Bay has the biggest inlet of silt. The biggest project this year is at North Bay. We are looking at trying to change the creek that comes in to North Bay into more of a serpentine shape; trying to get rid of silt before it comes in to the Lake.

8.0 President’s Report – Jody Ware reported that it’s nice to hear reports on various committees and how busy they are trying to be proactive and address issues as they come up. Jody is focusing on informing the association members on new CICAA laws that were effective in January of 2017 in the June edition of the Apple Core. Marge Clark will be writing an article on these new changes. Jody encourages all to read this and to please look for this article.

9.0 Property Owner Comments

Marcy Stanger, 13-17, reminded the board that Jo Carroll’s annual meeting is Tuesday evening, please attend and you will receive a \$10 credit on your bill. Votes will be counted Monday evening. She wanted to thank everyone for all the support over the years, and whatever the results of the election, she has enjoyed being your ACL representative.

Henry Doden, 13-129, informed the group that he was in Rosemont a couple of weeks ago and gave Shaun information on biological dredging to get rid of muck at the bottom of the lake. He commented that we seem to be spending a lot of money on the Cove and upgrading their heating system. He questioned why we have not looked at a heat pump system. Rebates are also available. For the North Bay project, we are having the same man that told us weeds weren’t a problem, should we have an outside consultant. He also believes we do not follow CICAA rules.

Marcy Stanger, also added that Jo Carroll does have rebates on their heat systems, and this may be something to consider if it is new construction. Rich Krasula informed the group that 7 or 8 years ago he was the chairman of the Grant Writing Committee. We did look at grants for a heat pump system but did not qualify. You have to be a municipality or a charitable organization. Shaun did say they went back to the engineer and asked and he has an email from the engineer explaining this.

Bob Stanger, 13-17, commented how impressed he was with the Service Directory that just came out. It is very informative and well done. He also reported that he and John Asta represent Jo Daviess for the NW IL Agency on Aging. There is a lack of budget at the state level. Many services are in dire jeopardy, with no funding coming through. The nine-county office in

Rockford may shut down due to lack of funding. There is a Senior Resource Center located in Freeport. The list of services includes Community Care Programs, Information Assistance, Adult Protective Services, Money Management Program, Tax Aid, Transit opportunities, Education & Activities and volunteerism. There is also an office in Hanover that provides services more directly to Jo Daviess County. Please get informed.

10.0 Consent Agenda – Bob Ballenger motioned “to approve the consent agenda items: Committee changes (to appoint Kathy Richards as Chair of the Campground Committee, Ron Carpenter as Vice Chair of the Campground Committee, Jerry Maculitis as Secretary of the Campground Committee; and Mike Harris to the Clubhouse Area Master Planning Committee; and to accept the resignation of John Matheson and Candy Matheson from the Trails Committee); and appointment of the Nominating Committee (to appoint Mike Cammack, Rich Miranda, Rosanne Brandenburg, Barb Hendren, Edie Petelle, Vickie Sershon, and Mike Tyson to the Nominating Committee).” Seconded by Gordon Williams, motion carried unanimously.

12.0 New Business

12.1 Request to Restrict Lot – Jim Craig motioned “to approve the request for lot restriction for 11-211.” Seconded by Bob Ballenger. Bob Ballenger asked if restricting lots is a hardship to other property owners. Rich Krasula answered yes, speaking as treasurer, in the long run it would create a hardship. Two years ago, we had set up criterion for approving restricted lots. If it didn’t have a negative impact on other property owners, we could approve the restricted lot request. Jim Craig said this has not applied to any lots so we have not approved any restrictions. Jim also said that we’ve eliminated the possibility that members could restrict their lot. So, we are undoing what we’ve allowed the Covenants to do. Bob Ballenger feels that if we approve these restricted lots, property owners will eventually pay more. Roll call: Gordon Williams – no; Jon Sonntag – no; Barb Hendren – no; Bob Ballenger – no; Rich Krasula – no; Gary Hannon – no; Jim Craig – yes; John Asta – no. Motion fails with one yea vote, seven nay votes.

12.2 Lot Combination 01-033 and 01-034 – Rich Krasula motioned “to approve the lot combination agreement requested by Mr. and Mrs. Dzendzeluk for lots 33 and 34 in the Blackhawk (1) Subdivision. Once recorded, the lot combination agreement may not be revoked or rescinded.” Seconded by John Asta, motion carried unanimously.

12.3 Deer Management Committee Designated Funds Purchase – Jon Sonntag motioned “to approve the purchase of bows and associated equipment, in an amount not to exceed \$300 to be paid from the Deer Management Committee’s Designated Fund. The balance in the fund prior to this purchase is \$539.69.” Seconded by Barb Hendren, motion carried unanimously.

12.4 Dissolve Employee Job Description Ad Hoc Committee – Gary Hannon motioned “to dissolve the Employee Job Description Ad Hoc Committee.” Seconded by Jon Sonntag, motion carried unanimously.

12.5 Purchase Frontier Phone System – John Asta motioned “to approve the purchase of new PRI Phone System from Frontier Communications out of the 2017 Operating Budget in an amount of \$14,621.33.” Seconded by Gary Hannon. Rich Krasula asked what this new system would do to our monthly costs. Shaun reported this will be about a \$600 per month savings; now we pay for individual phone lines. Gordon Williams feels this will upgrade our customer service, you will not have to be transferred to talk to the person you need to talk to. Shaun Nordlie also reported that by purchasing this outright rather than leasing, we will save about \$5,000. Motion carried unanimously.

Motion to adjourn by Gary Hannon, meeting adjourned at 9:45 a.m.

Recording Secretary, Rhonda Perry

President, Jody Ware

Secretary, Gary Hannon

Date