

**Lake Thunderbird Association  
Board of Directors Meeting  
April 16, 2022**

**Pledge of Allegiance & Call to order:** President Rich Cashman called the April 16, 2022 Board of Directors meeting to order at 9:03a.m. Members present said the Pledge of Allegiance.

**Roll Call / Establishment of Quorum:** Upon Roll Call the following Directors were present: Dave Augustine, Tim Flynn, Bob Hamann, Sherry Monday, Byron Veech and Lori Whelan. President Rich Cashman was present via phone. Also attending were Lake Manager Wendy Welch, Building and Grounds Manager Jon Bruscheon, Recording Secretary Audrey Kelly and 25 + Members. Also attending, 11 Members via Zoom.

**Approval of Agenda:** *Dave Augustine made a motion to approve the agenda, second by Tim Flynn. All in favor, Aye. 0 opposed. Motion carried.*

**Comments by Members regarding Agenda Items:** No

**Approve minutes of Previous Meeting(s)** – *Byron Veech made a motion to approve Regular Meeting Minutes and Closed Session Minutes of March 19, 2022, second by Bob Hamann. Roll Call Vote: Dave Augustine, Aye, Tim Flynn, Aye, Bob Hamann, Aye, Sherry Monday, Aye, Byron Veech, Aye, Lori Whelan, Aye, Rich Cashman, Aye. Motion carried.*

**Secretary Report:** Director Augustine read a Thank You note from the A.R.C., Lacon, IL for the recent donation from recycled cans collected by Director Tim Flynn.

**Treasurer's Report** – Board Treasurer Lori Whelan reminded Members all monthly statements are prepared by Hopkins and Associates, Granville, IL. They also reconcile bank statements and cash on hand. She presented the Treasurer's Report for March, 2022. Total Year to Date Revenue is \$256,783.00 which is 23.1% of the proposed budget. Operating Expenses through March 31, 2022 \$195,214.00 or 21.1% of the 2022 proposed budget. She highlighted two items in Capital Expense for March, 2022. They were the pool ramp and the clubhouse boat docks. Year to Date Total Expenditures Is \$232,080.00 or 20.9% of proposed budgeted amount. Cash Flow Balance increased by \$11,851.00 in the month of March. Cash Flow Statement shows Monthly Operations Fund Accounts Balance is \$181,691.00, Reserve Fund Total is \$819,878.00, Designated Committee Funds are \$13,706.00 and Total all Accounts is \$1,015,275.00.

The 2021 Audit to be conducted by Douglas Irwin Associates. Kewanee, IL. has not been scheduled. The results will be available to the Members as soon as it is completed and received by the Association. *Sherry Monday made a motion to approve the Treasurer's Report, second by Tim Flynn. Roll Call Vote: Dave Augustine, Aye, Tim Flynn, Aye, Bob Hamann, Aye, Sherry Monday, Aye, Byron Veech, Aye, Lori Whelan, Aye, Rich Cashman, Aye. Motion carried.*

**President's Report:**

President Cashman began by congratulating Lake Manager Wendy Welch on her completion of the Community Association Institute (CAI) Homeowners Association (HOA) Manager's Certification Course. *Tim Flynn made a motion to authorize responses to Members question from the March 19, 2022 Board of Directors Meeting, second by Lori Whelan, All in favor, 0 opposed. Motion carried.*

*Sherry Monday made a motion to approve the updated Management Succession Plan, second by Tim Flynn. Roll Call Vote: Dave Augustine, Aye, Tim Flynn, Aye, Bob Hamann, Aye, Sherry Monday, Aye, Byron*

**Lake Manager's Report** –Lake Manager Wendy Welch presented the Monthly Bills as of April 16, 2022. Items of note are the clubhouse docks, the custom stainless steel pool ramp, Studio K clubhouse renovation Capital Improvement project and the April Chair Tree issue with Rules that is sent to all Members. *Tim Flynn made a motion to approve the monthly bills as of April 16, 2022 in the amount of \$60,297.69, second by Dave Augustine. Roll Call Vote: Dave Augustine, Aye, Tim Flynn, Aye, Bob Hamann, Aye, Sherry Monday, Aye, Byron Veech, Aye, Lori Whelan, Aye, Rich Cashman, Aye. Motion carried.*

Lake Manager Welch has spoken with three businesses that have ongoing projects for the Association. Superior Seawalls will soon be scheduling a start date for dredging maintenance and mitigation, Ameren IL will present a plan to the Association with a proposed start date of May 9, 2022 to continue with the natural gas connection and New Wave Net Corporation has staff and devices on hand and intends to complete installation by year's end.

Other Items: Lake Manager Welch is asking the Board of Directors to establish a Commission to oversee and manage mitigation concerns in the twelve (12) retention ponds. Only five (5) have had maintenance. Several years ago an engineering firm evaluated them and a plan was established but never implemented. President Cashman said the matter will be on the May 21, 2022 Board Meeting Agenda. If any Member would like to volunteer for the new Commission, notify the Association office.

**Building & Grounds Report** – Supervisor Jon Brunschon reported the Maintenance staff has prepped the garden plot area, installed speed bumps in the campground, repaired equipment, planted grass seed, filled potholes, repaired water line leak on Pinetree Ct. and has a plan in place to begin mitigation at the west end of the lake.

**Office Manager's Report** – Office Manager Wendy Flynn reminded Members to bring all the necessary paperwork with when paying assessments! Plans are being made for the Corn Boil. Volunteer signup sheet is in the office and there will not be foosball this year. The Volunteer Appreciation Dinner will be September 17, 2022

**Advisory Commissions:**

a. Events (Chris Pope / Sherry Monday, Liaison) Wendy Flynn reported on upcoming events: Kentucky Derby, May 7, 2022 at 4:00p.m.; Wine and Cheese, September 24, 2022 at 4:00p.m.; Trunk or Treat, October 29, 2022; Association Adult Christmas Party, December 3, 2022.

Of special note, the first Arts and Crafts Fair will be November 5, 2022.

b. Architectural Control (Andy Merek / Dave Augustine, Liaison) Chair Andy Merek (475W) reported among permits issued were for sidewalks, driveways, seawalls.

c. Campground (Steve Glynn / Rich Cashman, Liaison) Chair Steve Glynn thanked Maintenance for clean-up. A pancake breakfast open to all Members is planned for Memorial Day week-end in the clubhouse. A portable pizza oven is the prize for a raffle being held also open to all Members.

Director Augustine said work will be started soon on splitting existing 18 electrical line feeds with trenches dug and conduit installed.

d. Conservation (Andy Merek & Nick Ziano Co-Chairs) / Bob Hamann, Liaison) Co-chair Andy Merek reported brush piles will be added for fish habitat, Herman Bros. Fishery removed 4,500 shad from the lake, flyers will be purchased and distributed designating the difference between yellow and white hybrid stripers. Also spring tournaments affect spawning so some have been canceled or moved to fall.

e. Deer Management Program (Rick Steele / Rich Cashman, Liaison) President Cashman said deer stands are being removed.

f. Earth Day (Ann Annen & Nancy Meline / Byron Veech, Liaison) No

g. Newsletter (Wendy Flynn / Lori Whalen, Liaison) No

- i. Water Safety (Eric Loos / TBD, Liaison) Bob Bittner said Byron Veech has offered to be Board liaison. Volunteers are needed.
- j. Rules (Dave Augustine) Director Augustine said there have been meetings but additional time is needed before presenting to the Board of Directors.
- k. Planning/Capital Improvement (Wendy Welch) Lake Manager Welch said a soil boring test has been completed but a determination has to be made on what further steps are needed before moving forward.
- l. Emergency Medical Services - Deb Serio (Timberlane) stated the Commission had a very successful meeting and the Tiskilwa Fire Chief, a Doctor and a paramedic are among the 12 Members. She said there is an EMS book from 2014 with each street listed but has not been updated. There is a shortage of EMT personnel. Henry, II currently has only one (!) paramedic on one (1) shift. There is a reflective sign available with the address listed which each home in the Association may be required to purchase and displayed. President Cashman asked if "Smart 911" app for cell phones is being used by the dispatch center.

**Report of Special Committee(s) – None**

**Unfinished (Old) Business – None**

**Petitions and Resolutions by Board members:** Director Flynn thanked Mr. & Mrs. Ryan Smith who decorated all the eggs for the Easter Egg Hunt.

**New Business: None**

**The next regular LTA meeting will be Saturday, May 21, 2022, at 9:00 A.M.**

**Comments by Members (3 minutes per member):** Linda Dineen (495) asked if all the ponds were inspected in 2011. Andy Merek (475W) replied they were but there wasn't mitigation. Andy Merek (475) wanted to Thank the Members that participated in shad removal. They were Rob Hickox, Bob Bittner, Steve Glynn, Bob Hamann and John Phillips,

**Adjournment-** There being no further business for this open meeting of the Board, I call for a motion to adjourn the open meeting and move to closed session. (Note: following adjournment of the Regular Meeting, the Board will convene a Special/Closed Session board meeting as provided under law.)

*Tim Flynn made a motion to adjourn to closed session at 9:53a.m., second by Dave Augustine. Roll Call Vote: Dave Augustine, Aye, Tim Flynn, Aye, Bob Hamann, Aye, Sherry Monday, Aye, Byron Veech, Aye, Lori Whelan, Aye, Rich Cashman, Aye. Motion carried.*

Respectfully submitted,  
Audrey Kelly  
Recording Secretary