

**Lake Thunderbird Association
Board Meeting Minutes
May 20, 2023**

Pledge of Allegiance & Call to order: Board President Sherry Monday called the May 20, 2023 Board of Directors Meeting to order at 9:00a.m.

Roll Call / Establishment of Quorum: Board Members present were Dave Augustine, Bob Bittner, Rich Cashman, Tim Flynn, Russ Hawkins and Lori Whalen.

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

Comments by Members regarding Agenda Items: None

Approve minutes of Previous Meetings(s): *Bob Bittner made a motion to approve the April 15, 2023 Board of Directors Meeting Minutes, Closed Session Minutes, Violation Hearing Minutes & Decisions/Recommendations Reached, second by Dave Augustine. All in favor, aye. 0 opposed. Motion carried.*

Secretary Report: No report

Treasurer's Report: Board Treasurer Lori Whalen presented the Financial Report. Total Year to Date Income as of April 30, 2023 is \$384,321.00 which is 32.3% of the Total Yearly Budget amount. The majority of revenue is received in the month of May. Total expenses as of April 30, 2023 is \$419,175.00 due to clubhouse expenses and legal fees. Lake Manager Welch will present details. Cash Flow amounts as of April 30, 2023 are Monthly Operations Fund, \$1449,656.00, Reserve Fund, \$757,283.00 and Designated Committee Funds, \$15,799.00 with a total all funds of \$922,738.00 *Bob Bittner made a motion to approve the Financial Report as of April 30, 2023, second by Dave Augustine. Roll Call Vote: Dave Augustine, Aye, Bob Bittner, Aye, Rich Cashman, Aye, Tim Flynn, Aye, Russ Hawkins, Aye, Lori Whalen, Aye, Sherry Monday, Aye. Motion carried.*

President's Report: President Monday welcomed Lake Manager Welch after recent surgery and Rich Cashman.

Lake Manager's Report: Lake Manager Welch presented the Monthly Bills as of April 30, 2023 in the amount of \$72,726.92. There was a final payment to Attorneys Rathje and Woodward for legal fees following a suit filed against the Association that was resolved in favor of the Association. A large percentage of that fee will be reimbursed by Association insurance. She will keep the Board of Directors informed of that amount. *Bob Bittner made a motion to approve the Monthly bills in the amount of \$72,726.92, second by Lori Whalen. Roll Call Vote: Dave Augustine, Aye, Bob Bittner, Aye, Rich Cashman, Aye, Tim Flynn, Aye, Russ Hawkins, Aye, Lori Whalen, Aye, Sherry Monday, Aye. Motion carried. Roll Call Vote: Dave Augustine, Aye, Bob Bittner, Aye, Rich Cashman, Aye, Tim Flynn, Aye, Russ Hawkins, Aye, Lori Whalen, Aye, Sherry Monday, Aye. Motion carried.*

Lake Manager Welch received two bids for a lake mapping survey of the entire lake bottom as part of the Lake Management Plan (LMP). The lowest was \$3,900.00 from Aquatic Control, Canton, Il. Director Bittner said he had taken measurements of the lake bottom also & suggested those be considered. After discussion of both proposals, the issue will be on the June 17, 2023 Board Meeting agenda.

Building & Grounds Supervisors Report: Jon Brunschon reported Maintenance has upgraded electric and rebuilt at the Snack Shack deck, the security watercraft is ready to go, buoys have been installed.

Administrative Service Manager's Report: Wendy Flynn reminded Members of upcoming events: the pool and Pool Side Café is opening May 27, campground pancake breakfast, May 27, Jim Annen Kids, Fishing Tournament, Archery demonstration immediate after and Fireworks all on July 1, 2023.

Advisory Commissions:

- a. Events – No report.
- b. Architectural Control – Director Bittner said among permits approved were for a home addition revision, walkways, retaining wall, metal roof, dog run, dock upgrade.
- c. Campground – Chair Steve Glynn said campers are arriving for the summer, a Pancake Breakfast and bake sale will be on Saturday of Memorial Day Week-end at the clubhouse. All Members are welcome.
- d. Conservation – Chair Steve Glynn said two fishing tournaments have been completed. Two thousand Red Ear bluegills to control Eurasian mussels and clams have been delivered. Ten fish cribs have been built and installed with four at the north boat launch and six at the dam.
- e. Deer Management Program (DMP) No report
- f. Earth Day – Chair Ann Annen said the Commission is back and active. They have cleaned the cemetery, purchased and planted flowers around the clubhouse with help from many and a donation from the DMP Commission. She asked for and received volunteers to help with watering through the summer.
- g. Emergency Medical Services (EMS) – Lake Manager Welch said 300 posts for the EMS signs have been delivered, funds have been transferred to the EMS account and informational letters are being prepared for mailing.
- h. Newsletter – No report
- i. Planning/Capital Improvements – Lake Manager Welch said only one bid was received and there are many questions with it before any decision will be made. She has created a mock-up of potential budgetary needs for this remodel and additional projects. Discussion will continue at the June 17, 2023 Board Meeting.
- j. Rules – No report
- k. Security – Chair Tim Flynn thanked the three Members that have volunteered.
- l. Tree Huggers – The Arbor Day Event on April 29th was well attended.
- m. Water Safety – One Member has volunteered.

Report of Special Committee(s): None

Unfinished (Old) Business:

Continue discussion on Short Term Rentals – Director Cashman asked if the Association Attorney has given any additional updates. The new security guidelines have made an impact. Director Bittner said Water Safety and Illinois Department of Natural Resources (IDNR) will be checking watercraft also. IDNR has issued tickets this spring on the lake. A Member asked if the long-term goal is to eliminate Short Term Rentals. Director Cashman said the purpose is to control misuse of the amenities the Association and neighbors have experienced.

Petitions and Resolutions by Board members: Director Cashman asked if an arborist has been contacted for ants invading the Chair Tree. Wendy Flynn said there has not been a replay to phone calls at this time.

New Business:

Capital Improvements – Previously discussed.

Dry Hydrants – President Monday said because there are not fire hydrants available on lake property, a Member has suggested researching the use of dry hydrants. Director Cashman said this has also been considered earlier but current water mains would collapse under pressure. Local fire chiefs will be consulted.

Announcement:

Garth Nicholas addressed the Board and Members with a New Wave Internet update. All materials have arrived and a cable splicer has been hired. He described the installation process. Service will be turned on incrementally, starting on the north side of the lake along Barbados and Cedar onto Lake Thunderbird Drive and side streets. Cost of plans and speed available will be determined after service install is complete.

The next regular LTA meeting will be Saturday, June 17, 2023

Comments by Members (3 minutes per member): As a result of instructions from Association Attorney James Arrigo, Members Comments are allowed but not reported in Board Meeting Minutes. If further research is necessary, the Board will respond.

Tom Statler – Deep mud level at the west end of the lake.

Ellaine Dwyer – Wearing wristbands

Adjournment: *Tim Flynn made a motion to adjourn at 10:15a.m., second by Dave Augustine. All in favor, Aye. 0 opposed. Motion carried.*

Respectfully submitted,
Audrey Kelly
Recording Secretary