

LAKE HOLIDAY BOARD OF DIRECTORS MEETING  
January 17, 2017

1. CALL TO ORDER:

The meeting was called to order by President George Leidolf at 7:05 PM.

2. ROLL CALL: Members present:

President George Leidolf, Treasurer Greg Wasson, Secretary Dorothy Fleming and Directors James Bianchi, Michael Ivanauskas, Ahren Lehner and General Manager Jon Bouxsein. Absent: Vice President Jay Wiegman.

3. ACCEPTANCE OF MINUTES OF THE DECEMBER MEETING

President George Leidolf asked if everyone had an opportunity to review the minutes of the December 2016 meeting. Director Michael Ivanauskas made a motion to accept the minutes. Motion was seconded by Director James Bianchi. Motion passed unanimously.

4. PRESIDENT'S ADDRESS:

President George Leidolf gave the following address:

I am starting to think that Mother Nature does not want us to remove significant numbers of carp from our lake. Over the years we have tried hiring carp fishermen and always had limited success when they were able to fish the lake. This year the carp appeared to have finally schooled in the marina bay and the ice was fast approaching the desired thickness so that the Minnesota Carp Fishermen could come down this week or next and try to rid the lake of thousands of pounds of carp. However, Mother Nature decided it was time for a major January thaw. The long range weather forecast does call for more cold. We'll just have to wait and see.

It should go without saying that people need to be cautious of thin ice. With warmer temperatures and water on top of the ice the remaining ice depth is being reduced. Current flow is reducing the ice on the bottom too. Keep in mind that the lake has hidden springs that also cause thin ice. Ice can be perfectly safe in one area and dangerously thin a few feet away.

Our dispute with Builder's Paving continues into 2017. They are claiming that they used more material on the roads than our engineers measured and want more money than agreed in the contract. We continue to hold final payment until this claim and the list of uncompleted tasks are settled by the court.

Dues statements have been mailed and should be in the hands of our members shortly. Please contact the office if you have not received your statement. Special thanks to the group of Ladies who helped fold, collate, and stuff the statements and other material into envelopes under the direction of our Corporate Secretary, Dorothy Fleming. They save the Association a significant amount of money each year.

5. MANAGER REPORT:

General Manager Jon Bouxsein gave the following report:

**Road Resurfacing Update-** There has been no action on this matter. The next hearing date is in February.

**Fall Shocking Report-** We received the written report from Joe Rush. It seems our fishery has shown some improvements over last year. There is much to do, namely the removal of carp which is ongoing. The report will be published in the Lake Holiday News for your review.

**Carp Update-** The commercial fishermen we use for seining the lake under the ice are on hold due to the warm weather we are currently experiencing. They were going to attempt the seining this week or next but that obviously has changed. Cold weather comes back our way in late next week with temps dropping into the teens, which should harden the lake enough to proceed with the project.

**Annual Assessments-** By now you should have received your 2017 annual assessment packet. In order to expedite your payment please refer to Tips for Fast and Easy Dues Payment located on the front page of the Lake Holiday News Payment plans are available just give our Administrative Services Manager Peggy Savage a call at the office before March 1<sup>st</sup>. By calling and setting up a plan for dues payment before March 1<sup>st</sup> you can avoid the late charge and possible lien filing fees.

**Weight Limit Restriction-** This year, as in years past, Lake Holiday will limit the weight of nonemergency vehicle to 10 tons. The limit will be put into effect as soon as LaSalle County posts their roads and will be lifted when they remove their restriction. We will notify members via the sign board and channel 10 when the restriction is put into effect.

**Office Hours-** For members' convenience the Lake Holiday office will be open on Saturday February 18<sup>th</sup> and Saturday February 25<sup>th</sup> from 8AM to 4PM for the purpose of collecting dues payments. Please have your paperwork completed prior to arriving to speed up the process.

## 6. TREASURER REPORT

Treasurer Greg Wasson gave the following report.

General Fund total revenues for the month ending December 31st, 2016 were \$2,154,488 and total expenses and transfers were \$1,987,359 resulting in revenues in excess of expenses and transfer by \$167,129. Expenditures for capital items were \$70,914, which results in revenues in excess of expenses, transfers, and capital expenditures by \$96,215.

Total cash and investments were \$1,668,292 and total fund balances (Association equity) were \$5,323,433, of which approximately \$2,571,984 is restricted for the Road Fund, Capital Reserve Fund, Lake Maintenance Fund, Dam Repair Fund, and Operating Reserve Fund.

## 7. PRIVATE SECURITY REPORT:

Chief Matt Clifford gave the following report from  
DECEMBER 20, 2016 to JANUARY 16, 2017

### CALLS TO SERVICE

9 ASSISTS TO LSCO SHERIFF'S DEPT.

3 ASSIST OUTSIDE AGENCY

5 ASSIST RESIDENT

4 WELL BEING CHECK

3 JUVENILE COMPLAINTS

9 CALLS OF SUSPICIOUS ACTIVITY

3 CALLS OF SUSPICIOUS PERSON

14 CALLS OF SUSPICIOUS VEHICLE

48 - TOTAL CALLS TO SERVICE

### LH PASS CHECKS / FISHING LICENSE CHECKS

LH PASSES CHECKED IN THE GREEN AREAS / BEACH AREAS – 34TOTAL

27 – FISHING LICENSES CHECKED

CITATIONS

5 – SPEEDING  
3 - UNLICENSED INOPERABLE VEHICLE  
1 – STOP SIGN VIOLATION  
9 CITATIONS TOTAL

WARNING CITATIONS

10 – SPEEDING  
2 – LEASH RULE  
1 - PASS VALIDATION  
6 - STOP SIGN VIOLATION  
15 - UNLICENSED INOPERABLE VEHICLE  
1 – NO DL ON PERSON  
1 – HOUSE NUMBERS  
36 WRITTEN WARNINGS TOTAL

Between December 20 and January 16, the electronic speed radar signs were posted and collected the following data from the LH roadways:

15,604 vehicles complied with the speed limit  
572 vehicles violated the speed limit

In late December, a resident from the 1100 block of Ladybird Drive reported unknown subjects in the area tapping on the exterior window of her home. LHPS went to the area, but no subjects could be located. LHPS walked the perimeter of the resident and no damage was found.

Unknown persons moved a picnic table on the ice in the area of Beach 2. The table was returned to its location on shore.

LHPS responded to a vehicle accident in the area of the 200 block of Holiday Drive. The accident involved a resident vehicle striking a tree on a vacant lot. No injuries were reported by the driver and no passengers were in the vehicle. LSCO was contacted for an accident report. The vehicle was towed from the area.

In early January, LHPS received a call from a resident in the 100 block of Holiday Drive on the Somonauk side who reported an electric line down. LHPS went to the area and discovered that it was a coax cable line. The line was moved away from the roadway without incident.

Two residents from the 100 block of Tammy Lane reported mailbox damage. It was not determined if the damage involved a vehicle. Both residents were advised to contact LSCO and the USPS to make a report.

A backpack was found in the 714 Green Area. The item was taken to the LHPS Lost & Found.

A resident from the area of Farmers Road reported a leather couch was dumped at the intersection of Farmers Road and North 46<sup>th</sup> Road. Maintenance was contacted and the couch was removed from the area.

A resident from the 1700 block of Holiday Drive on the Sandwich side reported an interior light left on inside a backhoe tractor owned by De bolt Tree Services. LHPS went to the area and checked the vehicle for damage. LHPS contacted the owner of the equipment. The light was turned off and the equipment was secured. The owner advised that a small toolbox was missing from inside the backhoe. The owner was advised to contact LSCO for a theft report.

**8. CLUB REPORTS:**

**LADIES CLUB:**

Secretary Fleming read the report submitted by Jeanne Greenwalt, Co-President of this club.

The Lake Holiday Ladies Club met on Tuesday, January 10th at the Lake Holiday Lodge. Donna Kieso was the chair person for this committee. She was assisted by Irene Eichert, Lynn Mahon, and Bonnie Siebert. The tables looked very wintery with white table cloths, a centerpiece of a giant

snowflake that gave the impression of an ice rink bordered by Hershey Kisses with a small illuminated tree on in the center. The theme was 'Let it Snow'. The dessert was an old favorite pineapple angel food cake.

Since it is a new year a new question was asked of the hostesses: Tell us about a favorite trip. Members were reminded to pick up the inserts for their membership book which was prepared by our secretary, Cathy Marquett.

This year is the 50<sup>th</sup> anniversary for the Ladies Club. It will be honored at the Home Tour. Crafts will begin on Monday, January 30<sup>th</sup> at 9AM. All are encouraged to attend. The first project is a surprise so come and find out and enjoy the fun; no skills required. Crafts will meet on Mondays at 9 AM through April. You are encouraged not only to come, but bring ideas too.

The Ladies Club also sponsors Canasta, Bridge and Couples Bridge. For details contact Cathy Marquett for Canasta or DeAnne Zaeske for Bridge. The dates are in the monthly calendar of the Lake Holiday News

We approved the purchase of a new freezer for the kitchen. Much work was done in exploring the options. Thank you to our Co-First Vice President, Maureen Fox, Arlene Ivanauskas who chair the Special Projects and Tim Van Fleet, Property Manager, for assisting them.

We enjoyed the music of Billy Sullivan who played the guitar and sung a variety of songs from the Everly Brothers, Beatles, James Taylor and others.

The next meeting will be at 12:30 on February 14<sup>th</sup> at the Lodge. So come and enjoy Valentine's Day with us. The program will be a presentation from Machaela Hasko a Mediation speaker.

#### FISHING CLUB:

No formal report but President George Leidolf stated that there are a few ice fishing tournaments scheduled but that will depend on the weather and if there is sufficient ice.

#### RECREATION COMMITTEE:

Secretary Dorothy Fleming gave the following report submitted by Sharon Shepard, Co-chair of this committee.

The Lake Holiday Recreation group is presenting "Terri Barrett" Lake Holiday Resident, and Travel consultant at Travel Services of Yorkville, on Friday February 17<sup>th</sup>, Terri brings a new and exciting opportunity to our community! Group Travel and Terri will present and discuss several trips that will be available to us for 2017! Short trips (1-3) days, and 4-10 day trip. Please join us at the Lodge, at 7:00 pm Friday February 17<sup>th</sup>, refreshments will be served! Don't miss this exciting event!

**NORTHVILLE TOWNSHIP:** Secretary Dorothy Fleming read the following report submitted by Northville Township trustee, Jim Swanson

Nothing new to report but the next Township Board meeting will be held on February 14, 2017 at 7 PM at the Township Hall.

**FINANCE COMMITTEE:** No report

#### ENGINEERING ADVISORY COMMITTEE:

Ahren Lehner, chairman of this committee stated that they have just received the Engineer's Dam report and they will be reviewing it.

**LAKE COMMITTEE:** No report

RULES COMMITTEE: No report

LANDSCAPING COMMITTEE:

Rich Johnson, Chairman of the Landscape Committee gave the following report.

A wish list or a "to do list" from the Landscape Committee

#1. Landscape preparation for a new landscape at the camp ground entrance in 2018.

#2. Continued preparation for a wetland at beach #3 that involves burning and unwanted plant removal.

#3. Landscape discussion for beach #2.

#4. New design for our information signage that adds to the beauty of our landscapes.

#5. The most important item on our "to do list", inspect our 11 most important greenways every Thursday, with Tim, to make sure these areas will be ready for the weekend so that they can be used or viewed by our members and guests. This inspection will take about 2 hours or less each week and is at the heart of how we visually present our community to our members and potential new property owners. Remember "EXCELLENCE is our MINIMUM STANDARD. He proceeded to stress the importance of the Property Manager's weekly inspections.

VARIANCE REVIEW COMMITTEE:

Ray Uzumecki, Chairman of this Committee then reported on the properties that this committee visited and reviewed to make the following recommendations.

1. Owner of Lot 306 seeks a variance for a shed which is approximately 3' from the southernmost side lot line and approximately 18' northeast of the water's edge. The existing shed is 12' X 8.5' = 102' sq. ft. of wood construction, mounted on a secured concrete base.

The shed is in reasonably good condition painted, reasonably maintained and securely anchored. Its location does breach the ten & five foot easements, however in the opinion of the Committee does no harm. Additionally the shed is located in the most practical location given the elevations involved.

**Variance Committee Recommends:** Grant the variance. The variance should run with the property providing. Property owner must agree: Any existing easement benefitting the Lake Holiday Property Owners Association, set forth in Section 8 of the Restrictive Covenants, shall survive the granting of any variance, with or without conditions, which may intrude on said easement.

**Necessary follow up by the Property Manager:** None

**Decision of the Board:** A motion was made by Secretary Dorothy Fleming to accept the recommendation of the Variance committee and grant this variance. Motion was seconded by Treasurer Greg Wasson. Motion passed unanimously.

2. Owner of Lot 369 seeks a variance for a shed which is approximately 7' from the southernmost side lot line and approximately 13' northwest of the water's edge. The existing shed is 14.5' X 10.5 = 152' sq. ft. of brick construction, mounted on a secured concrete base.

The shed is in good condition brick, reasonably maintained and securely anchored. Its location does breach the ten foot easements, however in the opinion of the Committee does no harm. Additionally the shed is located in the most practical location given the elevations involved.

**Variance Committee Recommends:** Grant the variance. The variance should run with the property providing. Property owner must agree: Any existing easement benefitting the Lake Holiday Property Owners Association, set forth in Section 8 of the Restrictive Covenants, shall survive the granting of any variance, with or without conditions, which may intrude on said easement.

**Necessary follow up by the Property Manager:** None

**Decision of the Board:** A motion was made by Secretary Dorothy Fleming to accept the recommendation of the Variance committee and grant this variance. Motion was seconded by Director Michael Ivanauskas. Motion passed unanimously.

3. Owner of Lot 866 seeks a variance for a home 9' and deck 3' from the western side lot line and an ornamental structure which is approximately 15' from the water's edge and approximately 35' from the west side lot line. The existing ornamental structure is free formed approximately = 335 sq. ft. of wood & screen construction, supported by wooden 4x4s mounted on what appears to concrete pilings.

The ornamental structure is in good condition in the process of being repainted, reasonably maintained and secure. Its location does breach fifty foot from the water's edge however in the opinion of the Committee does no harm.

**Variance Committee Recommends:** Grant the variance. The variance should run with the property providing the ornamental structure and side decks are reasonably maintained. Property owner must agree: Any existing easement benefitting the Lake Holiday Property Owners Association, set forth in Section 8 of the Restrictive Covenants, shall survive the granting of any variance, with or without conditions, which may intrude on said easement.

**Necessary follow up by the Property Manager:** None

**Decision of the Board:** A motion was made by Secretary Dorothy Fleming to accept the recommendation of the Variance committee and grant this variance. Motion was seconded by Treasurer Greg Wasson. Motion passed unanimously

4. Owner of Lot 1115 seeks a variance for a shed which is 12.3 X 8.3 = 100.8 sq. ft. of wood construction on a wooden base within 3ft of the northern most lot line in violation of both the utility easement and the 10ft easement also a wooden path way in violation of the easements and located on the adjacent green area.

The on-site inspection revealed an additional wooden raised deck approximately 14ft x 8.5ft = 119.8 sq. ft. which was not noted in the original request for a variance which also encroaches on the setbacks and is located on the adjacent green area, as detailed on the additional attached drawing. The shed, path way and raised deck are in good condition and maintained.

**Variance Committee Recommends:** Grant the variance for the shed which does no harm and runs with the property. At the time of sale or title change or significant repair would require the removal or relocation to a compliant location for the wooden walk way and the raised wooden deck from their current encroachment on the adjacent green area. Providing the Property Owner agrees: Any existing easement benefitting the Lake Holiday Property Owners Association, set forth in Section 8 of the Restrictive Covenants, shall survive the granting of any variance, with or without conditions, which may intrude on said easement. **Necessary follow up by Property Manager:** At the time of sale or title changes assure the walkway and raised deck are removed or relocated.

**Decision of the Board:** A motion was made by Secretary Dorothy Fleming to accept the recommendation of the Variance committee and grant this variance. Motion was seconded by Director James Bianchi. Motion passed unanimously.

5. Owner of Lot 1515 - 1516 seeks a variance but this would need a little adjustment on information.

A motion was made by Treasurer Greg Wasson and seconded by Director Michael Ivanauskas to table till this information is clarified. Motion passed unanimously.

6. Owner of Lot 1748 seeks a variance for a shed which is approximately 11' feet from the eastern most front / side lot line (corner lot) and 30' from the edge of Lois Lane. The existing

shed is 11.5 X 11.5 = 132.2 sq ft, of wood & vinyl siding construction, mounted on a wood base.

The shed is in excellent condition, well maintained and securely anchored. Its location only breaches the 30' frontage setback and does no harm. Additionally the shed has no impact on the 5' & 10' easements. More importantly the owner has the original permit dated October 31, 2005 with signed supporting dimensional documentation as to the location of the shed. It appears that the Association in 2005 miss interpreted the 30' setback to be from the street and not the lot line thus creating the issue as noted in the original documentation.

**Variance Committee Recommends:** Grant the variance. The variance should run with the property providing the shed is reasonably maintained. Property owner must agree: Any existing easement benefitting the Lake Holiday Property Owners Association, set forth in Section 8 of the Restrictive Covenants, shall survive the granting of any variance, with or without conditions, which may intrude on said easement.

**Necessary follow up by Property Manager:** None

**Decision of the Board:** A motion was made by Secretary Dorothy Fleming to accept the recommendation of the Variance committee and grant this variance. Motion was seconded by Director Ahren Lehner. Motion passed unanimously

The above property owners will be advised of these variance decisions and information will be duly noted on their property files.

Secretary Dorothy Fleming stated that this last meeting was the first time she sat in on the process as Liaison and was so impressed by the time and effort put forth by the members of this committee. President George Leidolf thanked Ray Uzumecki for all his input and continuing work on this committee.

#### 10. NEWSPAPER DEADLINE: JAN 23 AND FEB. 20

#### 11. MEMBER FORUM

President George Leidolf went over the Agenda items and invited any resident to comment on the items that are on the Agenda for tonight's meeting.

Road Resurfacing Update – To be addressed in a minute

Open Burning – We are responding to multiple requests to eliminate or reduce the burning of yard waste due to health issues. We are not contemplating limiting or prohibiting the use of residential camp fires. We have heard from people who want a complete ban of the burning of yard waste and people at the other end of the spectrum who want no change to the rules. I think that a compromise may be in order. On one hand, people who suffer from the effects of smoke should be able to enjoy the outdoors. On the other, some people with a large number of trees on their lot may not be able dispose of all their leaves without burning. One possible solution is to limit the burning of yard waste to a few days per week during the months of April, May, October, November, and December. Burning of yard waste at all other times would be prohibited.

Change April Work Session – The lodge will be used as a polling place for the April 4<sup>th</sup> election. Therefore the work session date must be changed.

He then invited the attending members for their input on these Agenda items.

Dennis Trautvetter, Lot 863, stated that on the burning issue, he does sympathize with the residents who have health issues but he has a lot with multiple trees and has done some mulching but that is not sufficient to take care of his leaves. He does not want banning but would be ok with some restrictions on burning.

Carol Glock, Lot 1840, has lived out here for 20 years and has many trees and neighbors with trees where the leaves end up on her property. She stated that when people move out here they know what the rules are and that burning is allowed. She does not feel we should ban burning. She would find it a hardship to have to rake all her multiple leaves to the culvert and even bagging for yard waste pick up is too tedious. She is a respectful burner and monitors her burns. She has a neighbor who has asthma and also burns. She would be ok with burning at all times but perhaps maybe a Sunday restriction. She came to the meeting and wondered what the protocol on changing the burning rules would be. She was told that before anything was in place the Board would ask for information from the rules committee and consider all the input and then when a decision is made it would be published in the Newsletter for input on the new ruling for input from the residents.

Heather Schwickerath, Lot 497, She does not want complete banning and feels that even though one thought is to burn in April, May and Oct, Nov and Dec this is too restrictive. She feels it should be allowed through June because the spring time is often rainy and wet and residents would need more time for yard cleanup. She could understand having some restrictions perhaps just a few days but would like to see burning continue.

DeAnne Zaeske, Lot 394, stated that on hearing the landscape report agrees with monitoring the landscape and keeping it orderly. She noticed that we have put more picnic tables in the budget and hopes they will be out on the green areas early enough for people to enjoy them all throughout the year once winter is over.

No one else came forward so we preceded into the Agenda items.

## 12. OLD BUSINESS

### *1. ROAD RESURFACING PROJECT UPDATE*

General Manager John Bouxsein stated that we are working with our own attorneys to try to get this matter settled and will apprise the residents once that is accomplished.

### *2. OPEN BURNING*

President George Leidolf stated that the Board is looking into different options to put in the best solution for this concern. He, in his address put forth his thoughts and other board members have come up with other suggestions. Director Ahren Lehner stated that we are sending this matter to the rules committee to define what a campfire entails and what items can be burned. We will then try to come up with a workable plan to accommodate the majority of the residents. Treasurer Greg Wasson stated that if we have restrictive days, we probably should at least allow burning until sunset. Treasurer Greg Wasson made the motion to send this to the Rules committee to come up with some definition and guidelines. Motion was seconded by Director Michael Ivanauskas. Motion passed unanimously.

## 13. NEW BUSINESS

### *1. CHANGE APRIL WORK SESSION DATE (ELECTION DAY)*

President George Leidolf stated that we need to change the date of this April Work Session because there is an election on the 1<sup>st</sup> Tuesday April 4<sup>th</sup>. In discussion it appears that it would be difficult to change to any date in this 1<sup>st</sup> week. The thought was to then go to the 2<sup>nd</sup> Tuesday in April the 11<sup>th</sup> but that would be the Northville Township meeting and April is where a lot of decisions are made and some of us would want to attend that. A motion was made by Secretary Dorothy Fleming to move the April Work Session to Wednesday, April 12<sup>th</sup>. Motion was seconded by Treasurer Greg Wasson. Motion passed unanimously



14. DECLINE TO PURCHASE PROPERTIES AND APPROVE NEW MEMBERS: Director Ahren Lehner read the following applications to purchase property approved as of January 17, 2017

103 House	\$150,000
390 House	\$338,000
791 House	\$140,000
583 Vacant	\$25,000

He also made the motion to decline to purchase the lots as read and to approve for membership the individuals proposed in accordance with the provisions of the Lake Holiday Property Owners Association; and, upon successful real estate closings and the payment of all required fees and assessments. Motion was seconded by Secretary Dorothy Fleming. Motion passed unanimously.

15. APPROVE NEW RENTERS: No Renters

16. ADJOURN OFFICIAL MEETING:

A motion to adjourn was made by Director Michael Ivanauskas and seconded by Director Ahren Lehner. Motion passed unanimously.

Member Forum: No one came forward.

Respectfully submitted,  
Dorothy Fleming, Corporate Secretary  
13 Members in attendance