



LOCH LOMOND PROPERTY OWNERS ASSOCIATION P.O. Box 840, Mundelein, IL 60060 847-826-8044  
WWW.LOCHLOMONDLAKER.COM info@lochlomondlaker.com

Kathie Knudson, President

Denise Gavin, Administrator

# LOCH LOMOND LAKER

## Minutes of the July 7, 2009 Monthly Board Meeting

### PRESIDENT'S REPORT: Kathie Knudson

The Board meeting was called to order at 8:02 p.m. by Kathie Knudson, President. Motion to approve June minutes by Paul Papineau, seconded by John Schockmel. Motion passed. Minutes approved.

### TREASURER'S REPORT: Steve Koch

Steve went back in the records to March, and found and corrected a \$2,000 discrepancy that was caused by a software glitch. There is a remaining discrepancy of approximately \$70. These discrepancies do not affect income or disbursement of funds.

Motion to accept May budget report by Dick Lincourt, seconded by John Emde.

Motion to accept June budget report by John Schockmel, seconded by Paul Papineau.

### MEMBERSHIP REPORT: Diane Adamek

As of July 6, 445 households (74%) have fully paid their dues. This compares to 85% for July 2007. Of the 173 senior households, 92% have fully paid. There are 12 households that have made partial payments, and three owners have paid back dues.

If you need to set up a payment plan, please contact Diane at lochlomondPOA@aol.com, or (847) 949-8641, and she can give you some options.

426 boats have been registered, and one more swim lesson was scheduled, bringing that total to 54 lessons.

**Reminder:** All back dues must be paid up before you can close on a property. If you know you will be closing, please contact Diane at least two weeks before closing, so that she can send a copy of the required paid assessment letter to your realtor and/or attorney.

### DAM, PATH AND ENTRANCES: Dick Lincourt

Thanks to the volunteers who helped repair the North Beach spillway. It is in much better shape now, and was done at low cost.

### LAKE MANAGEMENT: Steve Kephart

Connor Johnson, Boy Scout: Connor has been working on his Eagle Scout project to benefit the lake with Paul Papineau. There have been four tries to reduce the carp population, but the weather has been too cool. They have made six cages for the water lilies and have installed them in the lake. The cages need to stay in the lake until the lilies are done rooting. They won't stand up to ice, so they will be

out by the winter. The lilies, which will reduce phosphorus and provide shelter for desirable fish, should be planted on July 10. The locations for the plantings were chosen based on lake bed (soil instead of rock), water depth, and to respect the wishes of lakefront residents who did not want them adjacent to their property.

The Lake Management committee is within budget.

The lake has shown signs of algae growth. The June 10th inspection by Environmental Aquatic Management, LLC noted algae present at the south bay shoreline and the east shoreline. An algae treatment was performed.

On June 23rd, Steve accompanied Paul Papineau and Jim Cupec on a three-hour EPA water testing of Loch Lomond. Algae growth was noted along the dam and in the north bay. Another algae treatment was performed on June 24th. Thanks to Paul, Jim, and those who usually participate with them for their dedication and donation of their time for our benefit.

John Popowitch has created a fishing blog on our website ([www.lochlomondlaker.com](http://www.lochlomondlaker.com)). Please report fishing activity for everyone's benefit.

The last newsletter asked for anyone who spotted a beaver to call Steve. Nobody called him, so perhaps the beaver has moved on.

**Loch Fest:** Jim Carroll has done a great job organizing Loch Fest, which is a combination of Lake Fest and Brat Fest. The goal is to keep the fun of Brat Fest, and to enhance that with education about our lake and what we have to offer as a community.

Talk to people who live in your zone, and to your neighbors and ask them to volunteer for Loch Fest. Call Jim Carroll at (847) 949-6117 if you are interested. Some of the jobs that need volunteers are prep work by advertising (paint and place signs throughout the community, door hangers), organizing the Loch Walk (garden walk around the lake), community table (people in the community placing a stack of business cards or flyers to advertise their trades and skills to the LL residents), soliciting donations from local merchants, and other basic jobs. Volunteers will help keep costs low.

The Illinois EPA representative has given us \$500 to help offset expenses.

The food portion of the event will cost a small fee. No alcohol will be served this year, though residents may BYOB. The cost will be determined by how many volunteers and donations we get.

### NORTH BEACH: John Emde

Thanks to the volunteers who helped repair the North Beach spillway. The shed has been stained.

Mark Emory helped put 2 tons of sand around the playground equipment. Volunteers also helped put 6 yards of mulch around the trees and 2 yards of gravel by the parking area. The bulletin board has been updated, and a battery-operated clock was posted there.

#### **SOUTH BEACH: Jean Potillo**

Jean is working on getting volunteers together for the Water Carnival on July 11. Contact Jean or Kathie Knudson if you would like to help.

The 20 x 20 foot raft by the diving board at South Beach was repaired, resurfaced and painted by John Bestler, and is ready in time for the Water Carnival. **Thanks, John!**

#### **ADMINISTRATOR'S REPORT: Denise Gavin**

Denise found a welder to repair the gates, and they will be welded when the weather is more favorable.

#### **BOAT DIRECTOR: Larry Rogers**

Randy Cook submitted a bid of \$1,700 to construct the North Beach boat racks. That money should be available in the budget. Due to summer activities, Randy will not be able to construct the boat racks until the fall.

Some paddleboats have gone missing from North Beach. If this happens to you, call Larry Rogers with a description.

There are a few loose boats on South Beach.

#### **HEAD LIFEGUARD REPORT: Bridget Gavin**

The lifeguards have made two saves so far this year. Session one of the swimming lessons are done, with 34 kids participating. Session two starts on July 13, with 11 kids signed up so far.

Between May 23 and July 6, 2,027 members have used the beach. Fourteen picnics have been held.

In preparing for the Water Carnival, the guards purchased prizes from Dollar Tree instead of Oriental Trading, and saved money by doing so. The prizes are also a better quality than in previous years.

On June 18, the state health inspectors came, and the beach passed. They check for things like water depth under the diving board and clean sand. Thanks to the guards for keeping the beach clean and safe.

There have been no incidents of high coliform levels in the water so far this year. The goose fence is helping with that issue, and the guards clean the sand every morning.

#### **OLD BUSINESS**

##### **HELP IMPROVE OUR ASSOCIATION! VOLUNTEER!**

**Spread the word!** We are still in need of Zone Directors for the follow Zones: 3, 5, 8, 16, 19, and 20. You do not have to live in the Zone for which you are a Director. We are also still in need of a Vice President. All candidates are encouraged to contact Kathie Knudson.

Volunteers are needed for the Water Carnival scheduled for July 11. Jobs include grilling, 9:30 a.m. setup, and 3:30 p.m. cleanup. Contact Kathie Knudson or Jean Potillo to help make Water Carnival a success!

Loch Fest will be held on August 22. Volunteers are needed. If you are interested, call Jim Carroll at (847) 949-6117.

#### **NEW BUSINESS**

**Insurance:** Kathie Knudson has continued the insurance discussion with Frank Shaw, our insurance agent. As a result, the LL Board has decided on the following policy changes/updates: increase liability coverage from \$1 million to \$2 million (prorated for the rest of this year); add "hired non-owned auto" coverage which will provide liability insurance for the Association in the event of an accident involving a resident or employee driving a vehicle on Association business.

**Loss assessment coverage:** This is not purchased through the Association, so each resident should look into this with their own insurance agent. If there is a suit against the Association that exceeds the \$2 million liability coverage, the homeowners are responsible for the coverage. This coverage will protect you in case that should happen. Look into how much loss insurance you have under section 1 (property) and section 2 (liability) of your homeowner's policy. If there were to be an overage, an assessment would be sent to each resident to inform them of their financial responsibility.

The Association will not be purchasing alcohol for future events, but if you'd like to bring your own, you may. The general liability policy does not cover alcohol service: we would need a special policy for each event, plus state and village permits. If someone is seen having had too much to drink, let us be good neighbors and see him safely home.

The Board will have a review of our workman's comp. policy in the next couple of months.

If you have questions about the Association's insurance coverage, call a board member.

**Resident Concerns:** Boats at North Beach are a mess. The new boat racks should help with that. Some boats at North Beach are not seaworthy and should be destroyed. Boats will not be destroyed without contacting the owner first.

The security light at North Beach is so bright that it keeps some people awake. This light needs to remain at North Beach for safety reasons, but can be tipped down or dimmed.

Some residents are using pumps to appropriate water from the lake. **Please do not pump out of the lake!**

Why is the South Beach gate left open, requiring the lifeguards to check IDs? The lifeguards are checking to make sure that people using the lake are using the current beach tokens. Since each paid-up residence receives one key card, many of the children bring the tokens instead of the key cards. If there are kids anywhere on the sand, the guards go down to their chairs.

**Steve Lentz, Village Trustee:** Steve is the chairman of the Village of Mundelein Transportation and Infrastructure Committee.

**Streets:** According to Steve, we are on the radar of the village engineering department. They are allocating \$20,000 for a consultant to come in and decide what needs to

be done as far as rebuilding the streets. On Monday, July 13, there will be a meeting to discuss funding of capital improvements for the village.

Questions:

Why is the village looking at younger parts of the community, i.e., Cambridge West instead of LL? Answer: Cambridge West was developed in the 80s during a recession, and engineering choices were poor.

Our water mains continually break and need to be properly repaired, and the potholes are filled instead of the street being properly repaired. Answer: As the chairman of the Transportation and Infrastructure Committee, Steve will put the heat on whoever he needs to in order to get the job done.

What can we as residents do to get our job moved up the list? We have been good neighbors in this village for many years. Answer: It will take money for the village to repair the streets. The street budget has been raised from \$1 million to \$2 million, and it should be closer to \$6 million to keep the streets in repair.

Can we aggressively go after state stimulus money? Answer: We can't go after it, since it has already been allocated. There is some stimulus money coming to this area. There will be repaving projects on some state roads (Rts. 60/83 and Rt. 45) using those funds.

**Parking:** Every community in Lake County except for Mundelein and Antioch has an overnight parking ban (2-6 a.m.). The village is considering adopting such a program, and is working on a system to call in cars parked overnight on the street. Residents would be allowed to phone in for exceptions to the rule five times per month. This program would work on alleviating overcrowding in some homes, where cars are parked on the street every night.

**Rental Homes:** The village is working on a plan to inspect rental homes every month. There are certain restrictions including the number of persons in occupancy.

**Questions:** If you have a gravel parking space in your own grass, with room for a car to be parked off the street, how will that be categorized? Answer: Those parking spaces are on the easement, and when the streets are rebuilt, they will be wider, so those parking spaces will be eliminated. This issue will have to be further studied by the village.

The snow ordinance (no parking when there are two or more inches of snow) covers street parking in the winter, since it is not allowed. How many signs would this new ordinance require? Answer: Signs would be posted at the village entrances, and some would probably be posted through the rest of the village.

Motion to adjourn by Mary Ellen Ferkin, seconded by John Schockmel. Meeting adjourned at 9:16 p.m.

#### **ATTENDANCE**

Kathie Knudson, Denise Gavin, Diane Adamek, Jean Potillo, Jennifer Popowitch, Larry Rogers, John Emde, Steve Koch, Steve Kephart, Dick Lincourt, Jennifer Tomes, John Epstein, Paul Papineau, Diane Rogers, Maggie Triola, Jennifer Winkles, John Schockmel, Donna Sattler, Kelley Happ, Jim Carroll, Jerry Kurowski, Don Utech, Mary Utech, Mary

Ellen Ferkin, Steve Lentz, John Vicik, Bill Kwiatkowski, Bridget Gavin, Kelly Cook, Connor Johnson.

**CORRECTION:** In the June minutes, Rich and Nadine Clausen were inadvertently left off of the attendance roster. They were in attendance at that meeting.

Minutes respectfully submitted by Jennifer Popowitch.



**LOCH LOMOND**  
**Property Owners Assoc.**  
**P.O. Box 840**  
**Mundelein, IL 60060**

#### **Board Officers and Directors**

President: Kathie Knudson (566-7024)

Vice President: OPEN

Secretary: Jennifer Popowitch (566-1692)

Treasurer: Steve Koch (566-3120)

Membership Director: Diane Adamek (949-8641)

Boat/Pier Director: Larry Rogers (566-7299)

Dam/Path/Spillway Director: Dick Lincourt (949-5729)

North Beach Director: John Emde (566-9583)

South Beach Director: Jean Potillo (949-9370)

Administrator/Water Safety: Denise Gavin (826-8044)

Lake Management Director: Steve Kephart (970-7940)

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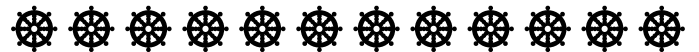
## Calendar Items

August 4 (Tuesday)  
LLPOA Monthly Board Meeting  
Century 21 (corner of Rts. 45 and 176)  
8 p.m.

August 22 (Saturday)  
Loch Fest  
South Beach  
BYO (alcoholic) B  
3 p.m.

Village Board Meetings are held at the Fire Station on the 2<sup>nd</sup> and 4<sup>th</sup> Mondays of the month.  
1000 Midlothian Road. Call 847-949-3214 for details.

**soon as possible. Thank you!**



**If you plan to go fishing in Loch Lomond, you need an Illinois state fishing license.**



**All boats on Loch Lomond must be registered with the IL DNR.**

**If you have a dog, please be considerate of your neighbors. If he is barking and disturbing the peace, try to silence him as**