

WOODED SHORES PROPERTY IMPROVEMENT ASSOCIATION
P.O. Box 37

Wonder Lake, IL 60097

www.wspia.org

Minutes of the meeting of the Directors and Committee Members of the WSPIA, Inc. scheduled for **Tuesday, October 3, 2023**, at 7:30PM in the MPOA office.

MINUTES

- I **Call Order:** The meeting was called to order by President Houston at 7:30 PM
- II **Roll Call to establish a quorum:** President Joe Houston, Directors Dave Stevens, Ben Lippert, Quentin Lindsey and Steve Bittner present – **Quorum Established. Also present, Secretary/Treasurer Richard Hilton and WSPIA Members Janet Wegner and Robert Welzen.**
- III **Review and approval of Minutes of September 12, 2023:** Following review, **Motion** by Mr. Lindsey to accept the Minutes as presented, Second by Mr. Lippert. **Motion Approved – 4 YES 0 NO**
- IV **Treasurer’s Report:** Treasurer Hilton reported that for the month ending September 30, 2023, the WL State Bank savings account balance was \$587.22. The WL State Bank Checking Account Balance was \$2,201.27. McHenry Savings Bank Money Market Account Balance was \$47,346.74 and the McHenry Savings Bank Checking Account Balance was \$975.01. From January 1 through September 30, 2023, WL State Bank Income was \$16,962.65 and Expenses were \$12,674.94. Total Funds from all sources was \$51,110.35. Following a review, **Motion** By Mr. Stevens to approve the Treasurer’s Report, 2nd By Mr. Lippert. **Motion Approved, - 4 YES-0 NO**
- V **Bills submitted for Approval**
 - 1. **ComEd – Electricity, September – Beach Security.....\$ 32.05**
 - 2. **Pitel septic – Beach Portable Toilet, September.....\$ 85.00**
 - 3. **MDC Environmental – Garbage P/U, September.....\$ 56.67**
 - 4. **U.S. Mail – 14 Dues Collection Letters mailed 9/29.....\$ 70.14 (expense billed to recipients)****Motion** by Mr. Stevens to approve the bills for payment, 2nd by Mr. Lippert. **Motion Approved – 4 YES 0 NO.**
- VI **Budget Review:** Reviewed, No Action
- VII **Communication**
 - A. **McCauley Property Delinquency:** No payment received, Mr. Hilton will contact KSN.
 - B. **Update – Clausen Property/3232 E. Lake Shore Drive:** Waiting for inspection of foundation.
 - C. **Wooded Shores Lakefront Park-Scheduling Conference-Wed. 10/11/23:** No report
- VIII **Commission Reports**
 - A. **Beach Report:**
 - 1. **JBT - Sand for Beach/Gravel for Pkg Area/wood Chips for access Rd.....\$3,250.00.** Mr. Lippert will request details quantities of gravel and of work to be performed per quote
 - 2. **Beach Cleanup 10/14:** Mr. Lippert set a 10/21 date for possibility of inclement weather.
 - B. **MPOA Report:**
 - 1. **Sediment Sales – Status:** MPOA has contracted for analysis of soil for both metals and herbicides.
 - 2. **2024 MPOA Proposed Budget Status of 9/13 Vote:** Unanimous vote to approve 2024 Budget.
 - 3. **MPOA By Law Recommendations Status of 9/13 vote:** Amendments approved by more than 2/3 vote.
 - 4. **MPOA Budget Committee Meeting:** Committee to meet and begin review of options to establish funds for a catastrophic event possibility.
 - C. **Village of Wonder Lake**
 - 1. **Annexation-Hancock Business District:** Continuing effort to gain owner signatures
 - D. **NIU/VWL/MPOA Study of short & long term analysis of needs:** No report.
- IX **Year to Date Delinquent Due – Status:** reviewed, No Action
- X **Unfinished Business**
 - A. **Electronic Security Gate – Boat Ramp Road:** No Report
 - B. **Beach/Lakefront/Subdivision Entrance Beautification:**
- XI **New Business**
- XII **Public Comment:** Janet Wegner offered the use of a tractor for moving gravel in the Lakefront park parking lot. Also, advised that Woods Tree Service will be working on her property and the Woods will be available to work for others in the subdivision. Their contact information is (815) 764-7216 (ask for Kyle)
- XIII **Adjournment:** Meeting Adjourned at 8:16PM on a Motion by Mr. Linsey and 2nd by Mr. Lippert.

Respectfully Submitted,

Approved,