

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. held on **Tuesday, April 2, 2024**, at 7:30 PM in the MPOA Meeting Room.

**MINUTES**

- I Call to Order:** President Houston called the meeting to order at 7:42 PM.
- II Roll Call to establish a quorum:** Members present included President Joseph Houston, Vice President Steven Bittner, Benjamin Lippert, Quentin Lindsey, David Stevens and Michele Wirtz by phone. **Quorum Established.**
- III Review and approval of Minutes of March 3, 2024:** Following review, **Motion** by Mr. Hanson to approve the Minutes as presented, Second by Mr. Lindsey. **Motion Approved – 7 YES, 0 NO.**
- VI Treasurer’s Report:** Treasurer Hilton reported that for the month ending March 31, 2024, the WL State Bank savings account balance was \$587.52 and the WL State Bank Checking Account Balance was \$10,899.25. McHenry Savings Bank Money Market Account Balance was \$41,243.45. Total Funds from all sources \$52,730.22. January 1 through March 31, 2024, WL State Bank Income was \$11,665.40 and Expenses were \$4, Follo734.36 Following a review, **Motion** By Mr. Hanson and Second by Mr. Lindsey to approve the Treasurer’s Report as presented. **Motion Approved 7 YES 0 NO.**
- VII Bills submitted for Approval**
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| 1. | ComEd – Electricity, February – Beach Security.....NTE \$                        | 31.00    |
| 2. | IL Secretary of State, WSPIA Annual Registration.....\$                          | 10.00    |
| 3. | IL Dept. Public Health, Beach License.....\$                                     | 150.00   |
| 4. | McHenry Co. dept. Health, Beach Monitoring.....\$                                | 650.00   |
| 5. | Hamer, Schuh & Cuda, Mathews Estate Litigation.....\$                            | 1,465.00 |
| 6. | Hilton Reimbursement, (\$16.00/Rubber Stamp & Quicken Annual Fee \$76.91).....\$ | 92.91    |
- Motion to approve the bills for payment by Mr. Lindsey, Second by Mr. Stevens. **Motion Approved – 7 YES, 0 NO.**
- VIII 2023 Budget-Review: Motion** by Mr. Lindsey and Second by Mr. Lippert to Suspend a review of the budget as information unavailable because of copy machine breakdown. **Motion Approved – 7 YES, 0 NO.**
- IX Communication**
- A. Update – Claussen Property/3232 E. Lake Shore Drive-Status:** Permits to build have been issued.
- B. Wooded Shores Lakefront Park-Status:** Status hearing scheduled for later in April.
- X Commission Reports**
- A. Beach Report:** Mr. Lippert – 1) Pier spaces to be reviewed to maximize number available. 2) Beach License and Beach Monitoring applied for 2024.
- B. MPOA Report:**
- 1. Sediment Sales – Status:** Mr. Hilton – Soils dealer has been contacted & site visit pending.
  - 2. MPOA Budget Committee Meeting:** Mr. Hilton – Budget Committee meeting scheduled for 4/20 to further review the establishment of a reserve fund and begin work on 2025 Operating Budget.
- C. Village of Wonder Lake:** Mr. Hilton – Meadows of West Bay construction of homes nearing completion
- D. NIU/VWL/MPOA Study of short & long term analysis of needs:** Review of final draft of recommendations scheduled for the Village of Wonder Lake April 3, 2024 meeting of the Trustees.
- XI Year to Date Delinquent Dues, Claussen Delinquency: No Report**
- XII Unfinished Business**
- A. Electronic Security Gate – Boat Ramp Road: No Report**
- B. Beach/Lakefront/Subdivision Entrance Beautification: No Report**
- XIII New Business**
- A. Tree Branches/Road Right-of-Way:** Felled tree blocking Wooded Shore Drive between Shady & Greenleaf has been removed.
- XIV Public Comment: None**
- XV Adjournment:** Meeting adjourned at 8:32 PM on a **Motion** by Mr. Hanson, Second by Mr. Lindsey. **Motion Approved – 7 YES, 0 NO.**  
**Next Directors Meeting-May 7, 2024, 7:30PM in the MPOA Office.**

Respectfully submitted,

Approved,

Richard Hilton, Secretary/Treasurer

Joseph Houston, President