

## **MINUTES OF THE LAKELAND ESTATES PROPERTY OWNERS' ASSOCIATION (LEPOA)**

### **Annual Fall Meeting Held on October 12, 2023**

The meeting was held at the Wauconda Township Hall, 505 Bonner Rd., Wauconda, IL  
The meeting was called to order at 7:02 P.M. by President Michelle Dorfman.

#### **Board Members present: 7**

Michelle Dorfman-President, Rich Granahan-Treasurer, Tricia Petersen-Vice President, Joan Miceli-Leslie-Secretary, Lydia Mulligan-Director at Large, Quadrant 2, Megan Lutz-Director at Large, Quadrant 3, Dan Jensen-Director at Large, Quadrant 1.

**Association members in good standing present:** 8 members signed in, 2 telephonically, Quorum present

**President's Remarks:** Michelle welcomed everyone present.

**Acceptance of Prior Meeting Minutes:** A motion was made by Sara Moore to accept the minutes from the May 13 Spring meeting. Cathy O'Brien seconded the motion. Discussion. All ayes, no nays. Motion passed unanimously.

#### **Committee Reports:**

Lake Committee-Dennis Leslie The beach was closed 2 times this summer for a total of six days. Environmental Aquatics Management has treated the lake this past summer. Dennis will ask them to treat the area near the East Inlet. The trees in that area have been cleared. We discussed the methods that have been tried to control the goose population at the beach.

Landscaping Committee – Cory Born and Katy Rueb have developed a spreadsheet with suggested improvements to the beach and park area. This fall some of the trees will be pruned and the fire circle will be moved.

Social Committee – Our July picnic was very successful. Again, this year the food was catered by the Canteen in Barrington, and we received many compliments. The raffle was very popular. Thanks to everyone who donated items and helped with the raffle and picnic.

#### **Unfinished Business –**

We discussed lot usage within the subdivision and the possibility of the Deed Restrictions being changed for lot 39. Joan read a letter from the Association's attorney explaining that "the Covenants apply equally to all lots within the Association no matter the location in either municipal jurisdiction". And further explained the attorney advised we treated all lots equally within the subdivision.

#### **New Business –**

Michelle went through the 2024 Budget and explained each line. There was some discussion. Due have not been increased in 3 years. As prices have increased for many items, the proposed dues amount for 2024 is \$400.00.

Dennie Leslie made a motion to accept the 2024 Budget and dues of \$400.00, Sara Moore 2<sup>nd</sup>. All ayes, no nays. Budget approved unanimously.

We will be having the election for President, Secretary, and Director at Large for quadrant 2 at the Spring Meeting in 2024.

**Residents Comments**

Restocking of the lake was discussed. The last time the lake was restocked was in 2018. In order to restock the lake, a fish survey would need to be done to determine which species to add to keep the fish population in balance.

Please stop fertilizing your lawns so close to the lake shore doing so promotes weed growth in the lake.

Remember to use your car tags when you park your vehicle at the beach.

We will work on improving the electronic availability for the Spring 2024 meeting.

Motion to adjourn at 8:25 P.M. by Cami Brown, 2<sup>nd</sup> by Lydia Mulligan. All ayes, no nays. Meeting adjourned at 8:25 p.m.

Respectfully submitted,  
Joan Miceli-Leslie  
Secretary, Lakeland Estates Property Owners' Association.