

**CAMELOT ROUND TABLE ASSOCIATION, INC.**

**November 20, 2018**

**Board Meeting Minutes**

**(Unapproved)**

**Confirmation of Quorum** – Leah confirmed a Quorum was present.

**Call to Order** – Leah Allison called the meeting to order at 6:31 p.m. Board Members Present: Leah Allison, Jeff Dunn, Paul Weghorst, Vickie Mulligan, and Shaun Howard. Members Absent: Dennis Ryza, Chris Mackesy, and Adam Gillies.

**Approval of Board Minutes** – Motion was made by Vickie Mulligan and seconded by Shaun Howard, to approve the Minutes from the October 17, 2018 Board Meeting. Motion passed. Motion was made by Vickie Mulligan and seconded by Shaun Howard to approve the Minutes from the October 27, 2018 Special Board Meeting. Motion passed.

**Finance Report** – Chris Mackesy was not present with the current Finance Report. Question raised by community member with regard to how many delinquent assessments there are presently. Office Manager, Daryl Johnson, indicated that he believed there were currently 52 delinquent members with regard to the pool assessment and the annual dues.

**Recognition of Members and Guests** – The original roster of members in attendance is available at the RTA Office. Paul Giola from ACM present.

**Committee Reports**

- a. ILRPC – No official report presented. Officer Manager, Daryl Johnson read a letter received from committee member, Jim Sinclair. Pursuant to said letter, Jim Sinclair officially resigned his position on the ILRPC as he has sold his home in Lake Camelot and will be moving. However, Jim referenced two major projects completed by the committee in 2018. The first project being the completion of the Reserve Study, and the second project being the installation of the overflow parking lot north of the tennis courts. Jim referenced three tabled projects in his letter: the culvert/drainage issues, clubhouse basement renovations, and clubhouse ADA analysis. It was decided to send a thank you to Mr. Sinclair for his hard work for our community.
- b. Land and Lakes – Daryl Johnson read an email received from committee member, John Hecker. Said email indicated that the committee will be providing a recommendation to the RTA for the process that will be utilized to ensure property owners are in compliance with the shoreline stabilization standards. Further, John wanted to remind the community that Hank Sutton from Shoreline Solutions will attend the December 5, 2018 Land and Lakes Committee meeting if any of the community members would like to hear what information Mr. Sutton can provide. The email also referenced the trees and brush that have been cleared by community member, Brian Cunningham, on the upper lake silt basin. A big thank you goes out to Brian Cunningham for his continued assistance and hard work with projects

within the Lake Camelot community. Lastly, John's email referenced that the committee will be putting together the annual report to be presented at the Annual Meeting.

- c. Health and Environment – No Report
- d. Fundraising – Vickie Mulligan Reported. The Avanti's and Papa Murphy's fundraisers are still happening, but the amount of interest has dwindled. If the interest continues to go down, it is unknown how much longer the fundraisers will continue. Daryl Johnson reported that the Camelot Christmas raised \$300.00, and Daryl need to speak with the Activities Club regarding said funds.
- e. Swimming Pool Committee – Vickie Mulligan Reported. The committee has received 85 pool surveys. Vickie indicated that the committee has broken down the surveys to be able to provide some insight into what the community members that have returned the surveys would like with regard to the pool. The committee is looking into the STAR program for swimming lessons and lifeguard certifications. Further, the committee is still discussing concession stand options based upon the amount of space that is available.
- f. Nomination Committee/Update – No Report provided. Discussion with community regarding Proxy Forms and how to obtain same. The RTA Blue Book and Illinois statutes provide the specific rules for obtaining a proxy ballot. Further, there will not be a meet and greet with regard to the candidates for the upcoming election.
- g. Security – Daryl Johnson read Michelle Smith's Security Report.

#### **Club Reports**

- a. Activities Club – Vickie Mulligan Reported. The annual Santa Breakfast will be on 12/8/18. The regular monthly committee meeting will be held on 12/12/18. The Activities Club will be hosting a Christmas Movie Night on 12/13/18. There is another 6, 7, and 8<sup>th</sup> grade dance on 12/14/18. Lastly, the Activities Club is organizing a paint night, but the actual date for said paint night has not been finalized yet.
- b. Sportsman's Club – No report provided. Daryl Johnson advised the Board that the Sportsman's Club donated another \$500.00 toward the fish stocking expenses for this year. Daryl also reported that the walleyes and catfish have now been stocked in the lakes.

#### **ECC Recommendations** – Discussion on the pending ECC Applications held.

- a. Lot 427 – Motion made by Vickie Mulligan, seconded by Jeffrey Dunn, to approve the ECC Application. Motion Passed.
- b. Lot 718 – Motion made by Jeffrey Dunn, seconded by Paul Weghorst, to discuss this ECC Application in Executive Session. Motion Passed.
- c. Lot 913/914 – Motion made by Vickie Mulligan, seconded by Shaun Howard, to approve the ECC Application. Motion Passed.
- d. Lot 391 – Motion made by Jeffrey Dunn, seconded by Vickie Mulligan, to approve the ECC Application. Motion passed.

- e. 10414 W. Sir Tristram ECC Application – Motion made by Shaun Howard, seconded by Vickie Mulligan, to approve the ECC Application for the dog kennel proposed contingent upon the ECC Committee reviewing and approving the application.

#### **Tabled Items**

- a. Lighting Proposal / Clubhouse Parking Lot – Discussion of removing this item from the Tabled Items for future meetings.

#### **Old Business**

- a. Fish Stocking Update with Herman Brothers – the 1,000 catfish and the 545 walleye have been stocked. The fish have been equally distributed between the two lakes.
- b. New Swimming Pool/Parking Lot Progress Report – Leah Allison Reported. The progress on the pool continues to move forward. Joe Venovich provided an email that was read by Leah Allison with regard to tentative dates for the installation of the remaining items to complete the pool project. With regard to the parking lot north of the tennis courts, the project has been completed at this time. Daryl Johnson indicated that the barricades will remain to prevent people from parking on it right now to hopefully assist with the growth of the grass in that area.
- c. Guard Rail Repair Update – Daryl Johnson reported. The RTA has received the check from State Farm Insurance Co. to make the necessary repairs. The repairs are to be completed asap, and Hohulin Companies is doing the repairs and they will complete the project as soon as possible. In the meantime, the maintenance personnel have pulled the damaged rail back so that it will not be a danger to any vehicles until it can be repaired. The insurance check was for the sum of \$1,030.22 as reported by Daryl.
- d. ACM Management Update – Daryl Johnson reported with discussion from Paul Giola from ACM. Progress continues to be made on the transition of ACM into the office and procedures. There was some discussion by community members regarding the possibility of video surveillance options for the swimming pool and whether ACM had those capabilities or systems available. Mr. Giola also advised that the website is ready to go live, but ACM wanted to make sure the owners balances part of the website is finalized so there are no issues before it goes live.
- e. Dam Inspection Update – Daryl Johnson reported to the Board. The dam inspections were completed on 11/19/18. The official reports have not been received yet, but should be received soon. Daryl indicated that the Upper Lake dam had no major issues. The Lower Lake dam had some issues with the bridge at the spillway. It was suggested to Daryl to start looking at the replacement of the bridge on the Lower Lake. Daryl is going to follow up on the costs associated with the suggested repairs. It is anticipated that the Board will be provided with the official dam report prior to the next monthly meeting.

## New Business

- a. 4<sup>th</sup> of July Pancake Breakfast – Request by Logan/Trivoli Fire Protection District to host 2019 Event. – Discussion held with community and specifically, fire department member, Judi Dansizen. Motion made by Shaun Howard, seconded by Paul Weghorst, to allow the Logan/Trivoli Fire Protection District to host the 2019 4<sup>th</sup> of July Pancake Breakfast. Motion Passed. Judi Dansizen advised the Board that would speak with the other fire department members to confirm with the Board whether the fire department still wanted to accept the responsibility for the pancake breakfast in 2019 in light of the fact that the Board could not promise that the fire department will get to be the permanent and exclusive hosts for the pancake breakfast every year from now on.
- b. Pay Request(s) #7 PMC / George Kelly – Motion made by Shaun Howard, seconded by Paul Weghorst, to approve payment to PMC in the total sum of \$392,590.08 with whether said funds are to be paid from the Pool Reserve Fund or the Community Advantage Loan to be determined upon the review of the available funds on the return of the Treasurer, Chris Mackesy. Motion passed. Motion made by Vickie Mulligan and seconded by Shaun Howard to approve payment to George Kelly in the sum of \$625.00 with said funds to be paid from the Pool Reserve Account. Motion passed.
- c. Dennis Herman re: Quit Claim Deed for 3.85 acres water area adjacent to Section 7A – Discussion held on the issue. Shaun Howard discussed the information he had on this issue with the community members present. Said 3.85 acres was supposed to be Quit Claim Deeded back to the RTA a long time ago, but for some reason it never happened. Said 3.85 acres are under water as part of the current lake. The Quit Claim Deed has already been done and received in the office.
- d. ILMA Conference; March 14-16, 2019 Request to Send Representatives – Discussion held. Daryl Johnson is going to review information and notes from prior Board Meetings regarding action previously believed to have been taken on the attendance of community members at the upcoming conference. Per Daryl, there is still sufficient time to determine who will represent the community at said conference.
- e. Lot 638 Request to Waive Rental Fee – Matter moved to be part of the discussion in Executive Session. Lot owner, Don Bragdon present at the meeting to discuss the pending issues and request from the community member.
- f. Request by Maintenance for RTA to purchase good pair of work boots (at \$100.00) – Discussion held by Board. No action taken on request by maintenance staff to have boots purchased.
- g. Payment Request from William Connor for \$7,151.93 for legal services rendered through 11/9/18 – Discussion held with Board and community members present. Motion made by Vickie Mulligan, seconded by Shaun Howard, to approve the bill and pay the sum of \$7,151.93 to attorney, William Connor, with the payment contingent upon the return of

Treasurer, Chris Mackesy, to determine which account to pay said sum from as the attorney fees incurred in 2018 have exceeded the budgeted amount. Motion Passed.

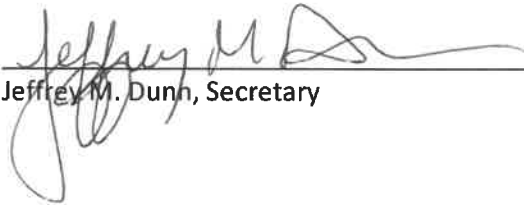
**Executive Session** – Motion by Shaun Howard and seconded by Paul Weghorst to go into Executive Session to discuss personnel issues and legal issues at 8:16 p.m. Motion Passed. Motion by Vickie Mulligan, seconded by Paul Weghorst to come out of Executive Session at 9:49 p.m. Motion Passed.

**Action Resulting from Executive Session**

Lot 638 – Motion made by Paul Weghorst, seconded by Shaun Howard, to waive the 2018 rental fee due to homeowner producing the Deed showing home is owner occupied. Motion passed.

**Adjournment** – Motion made by Shaun Howard, seconded by Paul Weghorst to adjourn meeting at 9:51 p.m. Motion passed. Meeting adjourned.

Drafted by:



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Jeffrey M. Dunn, Secretary