**ILLINOIS ASSOCIATION OF LAKE COMMUNITIES (IALC)**

**BOARD MEETING MINUTES**

December 2, 2015

Woodhaven Lakes Association

Sublet, Illinois

1. President Mattingly called the meeting to order at 10:00 a.m.
2. A motion by Jeff Hickey and seconded by Karen Roche to approve the agenda passed by unanimous voice vote.
3. President Mattingly declared the meeting free of conflicts.
4. Jeff Hickey presented a program on the aftermath of the June 22, 2015 tornado that hit Woodhaven Lakes. Following are some of the highlights of the presentation:
* Lasted 18 minutes
* MABAS Alarm System was activated 34 minutes after the end of the tornado
* Closed Woodhaven – consider the best thing done early on – people not leaving was more of a problem than people trying to enter – closed 3 weeks
* Controlling the media’s location on property thereby limiting their access to people was important in order to get out the right information – also gave media the sense they had the inside information – several media personnel tried to work with the staff but others just wanted to talk to disgruntled members
* Facebook and Social Media very important to communicate information and to control the message from the Unified Command in cooperation with Woodhaven management – text alerts were also used to communicate with members
* Digital maps released through social media showed members the location of damage
* Illinois Government released Task Force 1 search and rescue – 1st time done for a private development
* IEMA told Woodhaven to start on the outside of the damaged area and do the worst area last
* Debris fields were complicated by the heavy rains in June following the tornado
* Tree debris was massive – lost 15,000 mature trees – tub grinder was the savior – 9,500 loads of debris by August
* Homeowners were not insurable for the tree debris removal – Woodhaven instructed the homeowners to put their debris at the road for pickup and disposal by Woodhaven
* Roads took a beating as well as utility lines
* Volunteers were great after several weeks – Southern Baptist Disaster Relief Group brought 40-80 volunteers each time with heavy equipment and operators
* Took so time for owners to understand that Woodhaven could not do work on private property - 413 owners organized in crew groups assisted over a 3-week period
* Woodhaven set up a staging area outside Woodhaven for recyclers to come and remove approximately 900 damaged RVs – 115 were abandoned and had to be removed by Woodhaven
* Erosion is a bid concern – tree planting has started for stabilization and erosion control
* $50,000 for roll-offs at $350 per roll-off – homeowner use
* Members continued to pay their dues – sales of property have not dropped
* Took Staff enormous amounts of their time while still having to continue the normal operations
* In one month spent $536,734 – total cleanup thus far estimated at $1.2 million – anticipated final costs will be approximately $1.6 million
* There will be a need to resurvey because of dislodged property pins
* Outside contractors from all over the US tried to take advantage of the situation – Attorney General had 2 agents on site within 24 hours to make sure it didn’t become an issue
* Staff is critical – know your strengths and weaknesses – place staff on the right teams
* Bathrooms and supplies for bathrooms are critical
1. President’s report was held until later in the meeting
2. No report from the Vice-President
3. Minutes of the previous meeting were filed as presented
4. Treasurer’s report was filed by General Consent
5. None
6. Board/Committee Discussions
7. Website – continuing to complete the project
8. Nothing new
9. Audit – Jeff Hickey and Jon Bouxsein will complete the audit next spring
10. Nothing new
11. Unfinished Business
12. PAC – Not necessary if the cost is on the dues bill – final decision in February before trip to Springfield in April
13. IALC Bylaws Review in 2016 – need interested members
14. Legislation: Senator Haines to reintroduce the municipal language; Severability issue – need to maintain this ability – use similar language to that of the Condo Act
15. Committee Appointments:
	* Membership & Public Relations: Randy Koehler & Justin Pattelli (Lake Wildwood)
	* Program & Education: Jon Bouxsein, Joe Mattingly & Joan Boyer
	* Audit 2016: Jeff Hickey, Rick Farringer & Theresa Balk
	* Legislation & Government Affairs: Jeff Hickey, Paul Mauer, Mike, Rick Farringer & Joe Mattingly
16. A motion by Jeff Hickey and seconded by Theresa Balk to approve the Committee appointments for 2016 was approved by unanimous consent voice vote.
17. IALC Officer Elections will be in October
18. Joe Mattingly, Susan Miller and Jeff Hickey will be attending the Community Manager International Association meeting in Jupiter, Florida April 3-6, 2016
19. New Business
	1. ACTHA Executive Director Position is open – accepting applications through December 18, 2015 – important organization – drives legislation for Common Interest Associations
	2. February 10, 2016 meeting is moved to Lake Holiday
	3. Review Bylaws and make changes at this meeting
20. Meeting adjourned by unanimous consent voice vote at 12:40 p.m.

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**ATTENDANCE:**

|  |  |
| --- | --- |
| **Jason Kevern** | **Galena Territory** |
| **David Oldenburg** | **Galena Territory** |
| **Joan Boyer** | **Lake Wildwood** |
| **Tim O’Laughlin** | **Woodhaven Lakes** |
| **Rick Farringer** | **Woodhaven Lakes** |
| **Paul Mauer** | **IDNR** |
| **Randy Keohler** | **Woodhaven Lakes** |
| **Karen Roche** | **Woodhaven Lakes** |
| **Steve Birkbeck** | **Galena Territory** |
| **Jake Bouxsein**  | **Lake Thunderbird** |
| **Chris Mueller** | **Lake Thunderbird** |
| **Theresa Balk** | **Candlewick Lake** |
| **Jim Winter** | **Galena Territory** |
| **Susan Miller** | **Galena Territory** |
| **Scott Greene** | **Galena Territory** |
| **Greg Dimmig** | **Woodhaven Lakes** |
| **Joe Mattingly** | **Galena Territory** |
| **Roland Wood** | **Candlewick Lake** |