

# Maynard Lake Homeowner's Association

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FALL 2011

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## MAYNARD LAKE ANNUAL MEETING

Tuesday, October 25, 2011 - 7:00 PM at the Lincolnshire  
Fields Country Club

The Annual Maynard Lake Homeowners Association member meeting will be held at the Lincolnshire Fields Country Club on Tuesday, October 25, 2011, beginning at 7:00 PM. As always, this is an important meeting for all homeowners to attend. **On the agenda for this meeting will be the annual budget for 2011/12, report from the Architectural Committee, Lake Committee report and election of two officers for 2011-2014. We have an important program planned at this meeting, as noted below, and thus we are asking that members read the minutes ahead of time that were distributed after last years meeting, which are posted on the web site and will be in the package furnished at the meeting** . The Board will also continue in the second year of our contract with our consultant for the yearly treatment of the lake for the benefit of all Association homeowners. We believe the lake is in the best condition we have seen for the last few years. We look forward to your comments concerning the status of the subdivision and/or Maynard Lake.

This year we have invited Mr. Bill Rodemoyer, Assessment Official from the Office of Assessor, Champaign Township to discuss how the Champaign Township assesses our properties. The assessment of individual lots within subdivisions is, as we found out, a complex issue. In conversations with the County Assessor we have learned that Bill is one of the most fair assessors in the county. During a recent conversation with Bill he offered, as he has done for other associations in the Township, to come and discuss how his office assesses various properties and to answer your questions. For this reason, as noted above, we plan to dispense with the reading of the minutes (a copy will be furnished in your package) so we may move the meeting along as quickly as possible to allow time for his talk and your questions. I urge you to attend this meeting.

*Continued on Page 3*

### *MLHA Board of Directors*

*President - Rick Schroeder - 359.2868*  
*Vice President - Bob Pearson - 356.5151*  
*Secretary - Jim (JP) Piercy - 355-5143*  
*Treasurer - Maureen Thumacki-Cohen -*  
*356.5171*

*Board Member - Cathy Daily - 359.0169*  
*Board Member - Liz Hawkins - 356.5506*  
*Architecture - Pat Dorsey - 359.5225*  
*Architecture - Dottie Mikucki - 359.8796*  
*Architecture - Mark Peden - 356.2697*

*Web Site - <http://www.maynardlake.org>*  
*Newsletter by Rick Schroeder*

## *Things to Remember:*

**Planning an addition or upgrade to your home or property this coming year?** Remember, you need to contact one of the Architecture Committee members concerning any changes you are planning to your home or property which includes fencing, decks, etc. Check out the web site for requirements or contact one of the members to determine what you need to file with them for committee approval.

**Membership Dues** - Assessment for the 2011/12 year will be delivered at the Annual Meeting or delivered to your home in late October or early November. The Board has voted to continue the assessment at the current level of \$170 per lot. We appreciate your payment as soon as possible. The return address will be shown on the invoice. Remember, unpaid dues will and has resulted in the filing of a lien against properties that are delinquent.

**Email contact to homeowners** - Our Email system directed by Ed Conrad (h-conrad@uiuc.edu) has been very successful in notifying members of important issues. If you do not have Email we do deliver all important issues to your home for your information. If you have changed your Email address please let Ed know as soon as possible.

**Trimming Shrubs** - Remember to trim any trees or shrubs that are hanging over subdivision sidewalks to prevent injury to walkers. With shorter days it may be dark when walkers are out and once leaves are gone limbs may be difficult to see.

**Trees and Fences** - You are responsible for the removal of any dead trees on your property that may, should they fall, damage a neighbor's home. Also, if you have a fence around your property you are responsible for the maintenance of said fence.

**Yard Lights** - Remember to maintain your front yard light as darkness is coming early and we still have walkers. It has come the President's attention that there are some yard lights that are not functioning and this is a requirement of the covenants.

**Island** - The island has, in the past, been designated as a sanctuary for wild-life and thus is **off limits to human visitors** (except as authorized by the Board). After the seawall was completed the area behind the wall was planted with grass but many weeds have taken over. In order to combat the weed invasion some members of the Board have taken to planting trees, daylilies, wild flowers and other plants that will enhance the island. Board members have also been attacking the weed problem as much as possible until more natural vegetation takes

*Continued on Page 3*

*Continued from Page 1*

For those of you that are new to the subdivision to find Lincolnshire Fields Country Club take Kirby Avenue west across the Interstate, turn left on Cobblefield Road. Turn right on Byrnebruk after crossing the bridge. Continue south on Byrnebruk, past part of the golf course, and turn left into the Country Club. The meeting will be held in the upper level meeting room. Or you may enter on Country Club directly off Staley Road just south of the bridge.

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*Things to Remember - from Page 2*

over. This past year, with much of the area bare, we had some 23 nests of geese on the island. We hope in the future with the seawall and growth of vegetation we discourage the geese from nesting there.

**Geese** - The Board has declared that geese are a pest and pose a serious threat to the health and enjoyability of our neighborhood. We want to discourage them from residing on our lake and so please **DO NOT FEED** the geese or other water fowl.

**Vehicle Parking** - As noted in a recent Email, residents are required by Covenants to park owned vehicles on their property, be it in a garage or on the driveway. The Board thanks many of you for limiting parking in the streets and reminds others that your neighbors must be considered for their visitor parking or obstructions when backing out of their driveway. We understand that today many families have more than two vehicles and thus it is important that you minimize your impact on your neighbor. If you have a non-running or unlicensed car in your driveway it must be moved to inside the garage or removed from the property.

## *New Entrance Sign*

For those of you that use the peninsula area, and we hope a lot of you do, you have probably noticed that the entrance sign has been aging and in dire need of rehabilitation. Last month the Board authorized the purchase of a new sign and it has been installed as noted in the photo below. Members John Scott, our resident fisherman, and Dave Fernandes, our member who installs and removes the beach equipment each year, helped me install the sign.



In addition the Board has authorized the expenditure of funds for a planting area that will be installed around the sign. The Dailys of Moraine Dr, the Mers of Bridgestone Dr. and the Schroeders of Coventry Dr. will install a shade garden around the sign. This area has been a weed area for some time and with the new sign the group decided it was time to spruce, or hosta, up the area. If you have some shade plants, such as ferns, that you would like to contribute we would appreciate it. Some work will be done this year with the installation of stone work and soil and spring will see planting of the area.

## ***Lincolnshire Fields Fire Protection District Meeting***

On Tuesday the Trustees of the LFFPD, formed in 1973, held an information meeting at Lincolnshire Fields Country Club. A number of Maynard Lake residents attended and for those that did not attend I will give you a brief synopsis of what was discussed.

LFFPD has some 930 lots in the area basically bounded by Duncan Road, Windsor Road, Staley Road and Kirby (with Glenshire 1,2,3 & 4 included). Presently Bondville Fire Department contracts with LFFPD and next April will be the end of a 4-year contact they have with the department. The present rate is \$.0992/\$100 of assessed valuation with a tax income of about \$73,000 per year. A couple of years back two condo areas across from the new Champaign fire station elected to contract with Champaign for 10-years at a rate of \$.35/\$100 but at the end of the period they will be annexed into the City of Champaign. The City of Champaign has offered LFFPD a contract for \$.35/\$100 for a five-year period with no clause of annexation. The Trustees have been in discussion with the Bondville Fire Department concerning a new contract and at this time are negotiating a contract raise of 5% per year for a five year period which would have a rate of \$.1266/\$100 by 2016.

There was much discussion on response time from either Champaign or Bondville. Ambulance response is the same companies from either Bondville or Champaign. Fire response would be quicker from the new Windsor station with Bondville being some 2 minutes longer, depending on many issues. The majority attending the meeting preferred to stay with Bondville at this time. If you have questions please contact Bob Keller, President of LFFPD at 353-9341 or Dennis Lewis, Secretary at 355-5188.

## ***FREE LEAF/SHRUB PICKUP***

**Last fall we had our second leaf and brush pickup. We will do the same again this year as we had a very good response from members. Champaign Township will pick up these materials on a designated day. Your Board has discussed the pickup with the Township Commissioner and have setup Monday, November 21 as pickup day, which corresponds to the same pickup for the other subdivision. You may put out as many paper bags of leaves and shrub/tree limbs (must be under 4" in diameter) at the end of your driveway. Township trucks will come by for a one-day pickup. No Limit! All Free! Email reminders will be sent the week before pickup to remind you. This is another good use of your dues by the Maynard Lake Homeowners Association. We hope there are more taking advantage this year and we will consider doing this pickup each year in the fall as long as we have good participation.**

## ***ANNUAL GARAGE SALE 2012***

**Once again the Board has approved reimbursement for the ad that will be placed for the 2012 Maynard Lake Neighborhood Garage sale. If you were around this year you know that "garage sale looker" traffic was heavy. We hope that those of you that participated did well.**