

Lake Forrest Estates
Board of Directors Meeting

August 10, 2017

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September 14, 2017 Next Board Meeting

Meeting was called to order by Bob Palmer @ 7:00 p.m.

Jim Donze, Bob Palmer, Anne Davis and Cindy McCune were in attendance.

Announcements

Open Forum:

- A resident brought forth concerns regarding boat size restrictions and issues with other existing boats over the restricted 18ft. limit.
 - In response: We require a copy of the title, as long as the title reads 18'11" or less, it is acceptable. It was noted that different companies may rate the same boat as a slightly different size. There are a few boats that have been grandfathered (ie: here prior to the size limit restrictions). The size limit rule was passed and approved by vote at an annual meeting. The boat slips are 19'6" on the side with the steps.
- A resident discussed the denial to have a shed built noting that there are others in the community.
 - In response: Construction rules and guidelines have been established by vote and approval by the community. The ACC oversees construction requests as noted in the Rules and Regulations. There are some detached structures that were constructed prior to the approved rules that have been grandfathered.
- A resident mentioned that ATV's are driving crazy and fast.
 - Please follow the Rules and Regulations pertaining to ATV's and other such vehicles.
- A resident asked to have a drainage ditch graveled.
 - We received this request and will turn it over to the Public Works Committee who will take a look at it with Tom.
- A resident inquired as to the status on the boat shed additions. What is the delay and is there a time frame? It is felt that this project has been dragging on for quite a long time. Suggestion was made to have residents put down a deposit to solidify their shed purchase.

- In response: We will have a meeting and publish the time when it is set up. We are still waiting on exact numbers to figure out the actual costs. We hope to have something together within the next week. Discussed that there may be some open type structures with just a roof built for RV's and campers. The other will have a concrete floor and a garage door front.
- We plan to get bids on three sizes of sheds and go from there. The total cost would then be divided by # of garages/people. Bruce Geisler and Bob Wolk are heading the boat shed committee. We are trying to keep it as cost effective as possible with the ground elevations we have to work with.
- We are asking any resident or lot owner who is interested in a boat shed to please see Mary in the office if you have not already done so. We need to firm up the number needed to move this project along.
- A resident mentioned the campers left out in people's yards or drive this summer and the need to stick to the rules.
 - In response: There are generally more campers in driveways during the summer because they are used a lot. We try to monitor the situation closely to determine if any are being left for long periods of time.
- It was asked about getting some of the covenants and restrictions changed.
 - In response: The covenants and restrictions that are on record at the Ste. Genevieve County courthouse cannot be changed without approval of 2/3 of all members of the community. Previous attempts to change them have been unsuccessful.
- A resident mentioned that the Entertainment committee members have been receiving requests for playground equipment at the marina.
 - In response: It was suggested that they come up with a suggested plan (what people want) to include size etc. and a price so we can take a serious look at this.

Business Session

Approval of Minutes:

- Motion to approve the July minutes was made by Bob Palmer. Seconded by Anne Davis. Motion passed with all in favor.

Treasurers Report: Bob Palmer

- As of July 31, 2017, we have \$233,257 in our checking accounts and \$335,000 in certificates of deposit. Our outstanding loan balance is \$441,340.
- Income for the fiscal year to date is \$358,865. Expenses for the same period were \$174,294, resulting in net income of \$184,571.

- We still have about \$56,000 worth of assessments due for this year. Most of that is people who pay quarterly. We are working with our attorney to collect assessments that are due from last year.
- Motion to approve the treasurer's report was made by Anne Davis. Seconded by Cindy McCune. Motion passed with all in favor.

Community Managers Report: Tom Duro

- Water Usage – Well #1 pumped 1,377,000 gallons, well #2 pumped 1,997,900 gallons for a total of 3,332,900 gallons of water. That is more than 100,000 gallons in June. Pumps are running fine.
- Lagoon – No problems except curtain flotation system needs a few replaced.
- Maintenance – Worked on a couple of water leaks last month. Marina repair cost \$468 from Shuh, the other one on Tall Pine cost \$418. Both were Lake Forest responsibility. Talked to Baumans about Tall Pine culvert replacement time frame of late August to early September. It got dry enough to mow the open cells at lagoon and waiting to get dams mowed.
- ACC – Issued 4 permits, all landscape.
- Security – Had another power booster repair for cameras. Only 1 out of 8 cameras out. All working properly now.
- Hall – Rented every Saturday for month of August.
- Pool – Chemicals and mechanics good.
- Approvals needed:
 - Global security for July \$2,137.20
 - Missouri Department of Natural Resources yearly for operating permit \$4,000
- Motion to approve made by Anne Davis. Seconded by Cindy McCune. Motion passed with all in favor.

Committees:

Public Works/Road/Water/Sewer/Lagoon: Don Kuehn

- Tom to contact Don regarding gravel in the above-mentioned drainage ditch.
- The volunteers for the Waste Water Committee thus far are as follows:
 - Joe Heitkamp, Bruce Geisler, Duane Harley, Jim Donze, Bob Palmer, Don Kuehn and Tom Duro.
- If you are interested in joining this committee please see Tom Duro.
 - Jim will talk to our engineer to set a meeting. Either late August or early September.
 - This committee is being formed to investigate what steps need to be taken to meet DNR and EPA requirements. Our engineers feel that the political climate at

the State and Federal level may be more favorable toward our position than in the past.

Planning and Finance: Bob Palmer

- No report

Architectural Control Committee: Todd Donze

- 4 permits were issued last month for landscaping, patios and decks.

Lakes: Duane Harley

- The ramp security has been excellent over the past month. Thanks to all the boaters who re-secure the cables and continue to protect our valuable resource. It is nice to see all the recreational boaters and folks out on the lakes fishing with their kids, grandkids etc. This is why we want to protect our lakes.
- Mary tells us she has issued a record number of kayak stickers this year. All of us other motorized boaters need to keep a watchful eye out for these folks as they too are out enjoying the lakes.
- Tom is working on the non-stickered boats. All but 1 actually had the sticker and did not put them on.

Security: Dave Eversizer

- Resident asked “How do we contact security?”. There was a very loud party over the July 4th holiday and the people were shooting firecrackers over their house.
 - **Please call the sheriff if you have issues.** We are not law enforcement.
 - Resident asked to give the security guard a phone.
 - We will talk to Dave about it.

Hall:

- It has been rented every Saturday this month.
- We are looking for someone to clean it; a good, reliable worker. Our summer staff have gone back to school.
 - Please see Tom if interested.

Entertainment: Kate Pepin

- **August**-Saturday, August 12th 7:30-10:30pm: Abbey Road Warriors. Beatles tribute band.
- **September**-Saturday, September 16th is the date for our community garage sale. See attached flyer.
- **September**-Saturday, September 30th is the date for our Octoberfest. Flyer to come out.

- A suggestion was made in regards to possibly having a chili cook off or something, the idea was tabled at this time.

Pool: Kristen Nelke

- We haven't been too busy at the pool due to the cooler weather.
- We celebrated the lifeguard party on July 28th and we wanted to thank the water aerobics mermaids who brought them lots of desserts and snacks. Thank you!
- Now we are preparing for the kids to go back to school, so the "Swim at Your Own Risk" sign will be out more.
- The last day the pool will be open is Monday, September 4th, Labor Day.
- If you have any questions please contact Kristen Nelke at 314-494-2160.
- Chemical are holding up well.
- A resident mentioned the inconsistent bottom surface of the pool with some areas being slippery and some being so rough it hurts the feet.
 - We will take a look after the swim season is over.

Curb Appeal: Cindy McCune

- Many thanks to Mary Neighbor and the Hill and Dale Garden Club for planting and maintaining the flower pots located at the entrance to the multi-purpose area. They add a great deal to the beauty of the area for all to enjoy.
 - Regarding the flower pots: last month someone "assaulted" the flowers in the pots apparently with a flip-flop. I ask that people be respectful of our community and the fact that the garden club has volunteered to add the flower pots and maintain them for all to enjoy. At the very least this was very disrespectful of property here at LFE.
- We will start planning for our fall project soon. As soon as we have a plan and potential dates we will let you know. We will be needing a lot of assistance later in the fall.
- We are still looking for a couple of individuals interested in maintaining any of the small beds. This involves just looking every week or two and pulling a few weeds as needed. If interested please give me a call 314-757-8260 or email cweb722@hotmail.com.

Boatsheds:

Old Business:

- Correction to the July minutes: The cause of the broken window mentioned in July has not been determined. This was my misunderstanding and I apologize for any confusion.
- If you have a gravel drive, it is the homeowner's responsibility to keep the gravel off the road and out of your neighbor's yard.
- A resident wanted to follow-up regarding gravel drives.
 - There are no rules regulating gravel drives. It has been talked about in a few meetings over the past 10 years.

- The homeowner is responsible to control their gravel ie: keeping it out of the roadways and out of their neighbor's yard.
- It may be possible to vote at the annual meeting to address this issue.
- Tom will send reminders to residents with gravel drives.

New Business:

- Discussed the damaged posts at the community center/office, and how to repair or replace. Due to it not being on a concrete footing Tom will look in to an alternative way to post the sign. Larry Altadonna has offered his assistance in the project.
- Muskrats are digging under the dam again.
 - Tom to look in to having them trapped.
- It was mentioned that we may need security here on August 21st Eclipse day. Should they be at the entrance?
 - We will talk with Dave about this.
- School are getting ready to start, please be aware of the students walking and of the buses.

Motion to Adjourn:

Motion to adjourn the meeting was made by Anne Davis. It was seconded by Bob Palmer.

The meeting was adjourned at 8:16 pm.