

**Lake Forest Estates  
Board of Directors Meeting  
August 9<sup>th</sup>, 2018**

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September 13th, 2018 Next Board Meeting

Call to order 7:00 pm

Jim Donze, Harry Davis, Bob Palmer and Mark Basler were in attendance.

**Announcements:**

None

**Open Forum:**

No comments in open forum

**Business session:**

**Approval of Minutes:**

- Motion to approve the July minutes made by Harry Davis. Second by Bob Palmer. Motion passed with all in favor.

**Treasurer's Report:** Bob Palmer

As of July 30, 2018, we had \$232,217 in our checking accounts and \$338,122 in certificates of deposit. Our loan balance was \$336,827.

Income for our fiscal year to date is \$363,081 and our expenses for the period were \$170,326, resulting in net income of \$192,755.

Motion made to approve Treasurer's report by Mark Basler and Second by Harry Davis. Motion passed with all in favor.

**Community Managers Report:** Tom Duro

Water Usage – Well # 1 pumped 2,316,000 gallons and Well # 2 pumped 467,100 gallons for a total of 2,783,000 gallons. Last year's total at this time was 3,300,000 gallons. Chlorinators are running normal.

Lagoon – Dutch Enterprise cleaned out a couple hundred yards of pipe at lagoon. Water had been backing up. Everything is working good now.

Maintenance – Mowing grass while dodging rain drops. Keeping up with vehicle and trailer equipment maintenance. All is working well. Fighting the pool chemicals. Holding steady for now. Reminder to shower before entering pool water. Launder swim suits if coming from lake. Do not use life jackets or flotation toys from the lake. Also had cameras repaired at boat sheds.

The following bills were voted on to be paid:

Global Security (Security Guard for July) \$2067.60

Motion to approve by Harry Davis. Second by Mark Basler. Motion passed with all in favor.

Ragsdale Pool (Pool chemicals) \$759.46

Motion to approve by Harry Davis. Second by Mark Basler. Motion passed with all in favor.

Missouri Department of Natural Resources (Service connection fee) \$908.11

Motion to approve by Harry Davis. Second by Mark Basler. Motion passed with all in favor.

Missouri Department of Natural Resources (Permit) \$4,000.00

Motion to approve by Harry Davis. Second by Mark Basler. Motion passed with all in favor.

Card Services (June business credit card) \$832.94

Motion to approve by Harry Davis. Second by Mark Basler. Motion passed with all in favor.

Card Services (July business credit card) \$505.64

Motion to approve by Harry Davis. Second by Mark Basler. Motion passed with all in favor.

**Committees:**

**Public Works:** Don Kuehn

Jim Donze is looking into a feasibility study for Sewer treatment plant and dredging, etc. from Waters Engineering and Richard Cockran.

Tom Duro is looking into a price for manholes as we have about 10 that need to be replaced.

**Planning and Finance:** Bob Palmer

No report

**ACC:** Todd Donze

No report

**Lakes:** Duane Harley

We have received the electrofishing survey that was completed on May 16<sup>th</sup> by the Missouri Department of Conservation. Indicated below are the major takeaways from the survey.

### ***Lake Anne***

Measured at approximately 83 acres with a water clarity of 64 inches. The water clarity can make it difficult for anglers due to the fish spooking easily. These lakes have been tested by Department of Conservation for over four decades. The MDOC feels they captured/collected and released enough fish to provide sound recommendations as follows for Lake Anne.

- Fewer ***largemouth bass*** over 12" were collected than previous surveys which could be attributed to clear water and resulting gear avoidance. Most of these fish will die of natural causes without ever reaching a desirable size. The practice of releasing these smaller bass are only compounding the problem of stockpiled bass. To correct this problem, we will need to harvest more of the smaller bass from the lake, reducing competition and allowing the remaining bass to grow larger.
- The ***bluegill*** population has a balanced size structure. Bluegill catch rates have increased since the 2002 survey and several collected exceeded 6" in length. The bluegill density is typical in this size of a lake. To enhance this fishery one can do a couple of management actions include the establishment of aquatic vegetation and brush piles in select locations. To continue to enhance bluegill growth we should remove both longear and green sunfish to reduce competition between the species.
- The ***redeer sunfish*** collected during 2018 survey were between 10.5" and 11.5". Several redear and bluegill noticed on their spawn beds during the survey. The survey shows that the redear fishery is doing very well and continuing to harvest these when they reach the desired size recommended.
- The ***black crappie*** collected during the 2018 survey ranged between 8" and 9". Electro fishing is not the preferred method for surveying crappie. The recommendation is to continue to monitor sizes through angling and it is recommended we re-stock 30 fish per acre of 4-6" black crappie. Black crappie tend to do better re-producing than white crappie in clear water. Aquatic vegetation and brush piles enhance growth opportunity.
- Some ***catfish*** were collected in both the 2002 and 2018 survey. Electro fishing is not the preferred method for monitoring channel catfish populations. The size structure of these channel catfish looks good in both surveys. Continue to monitor fish population through angling. The recommended stocking level is 10 catfish per acre when needed in the 8-12" range.
- The ***lake overall*** has very few small brush piles and treetops for cover. It could use more cover. While it is known this is a recreational lake, select placement of brush along the shorelines, near docks, and close to the levee is recommended to provide cover for the fish. It's recommended we create management zones and systematically install brush piles over the coming years to enhance the fishery. The placement of brush piles should be in 4-6' of water and standing up if possible and not laid down. Weighted cedar trees and bundled cedar trees can be very effective. Dissolved oxygen levels in the deep part of the lake can be too low to support fish life. Ideally, no

cover should be placed in any depth beyond 10 feet. There was no vegetation found anywhere on any of the lakes. From a fisheries standpoint, a healthy lake is defined as having 10-20% of the surface covered by aquatic life.

### ***Lake Marian***

- Measured at approximately 10 acres and had a water clarity of 31 inches. This is primarily a fishing lake and with some enhancement can become a very productive lake.
- A high density ***largemouth bass*** density was observed which exhibited poor condition. This is reflected in the lack of prey in the lake. Very few bluegill noticed during the survey.
- The ***bluegill*** survey was very limited. They feel the population is not as strong as it should be resulting in poor bass growth. To improve the bluegill fishery they recommend we stock 50 fish per acre in the 4"-6" range to improve the population densities. They also recommend adding aquatic life and additional brush piles. Again, brush piles should be placed in 4'-6' depth. The upper end of the lake is very shallow and recommended we plant aquatic life such as; pickerel weed, spatterdock, lilies, arrowhead and soft rush.
- No ***redear sunfish*** collected during the 2018 survey. Recommended we stock 25 fish per acre in the 4"-6" range.
- No ***black crappie*** collected during the 2018 survey. Electro fishing is not the preferred method for surveying for crappie. It is recommended we stock 30 fish per acre 4" or larger.
- No ***channel catfish*** collected during the 2018 survey. It is recommended we stock 10 fish per acre 8" or larger.
- Overall the lake does contain some brush piles and treetops but could use more similar to the other lakes.

### ***Lake Susan***

- The lakes measured at approximately 5 acres with a water clarity of 52".
- All ***largemouth bass*** collected were below 12" in length. This is indicative of a high density bass population. As with the previous lake surveys continue to harvest the smaller bass below the protected slot limit of 12-15" to increase size structure and reduce competition.
- The ***bluegill*** population was limited during the 2018 survey. The population is not as strong as it should be resulting in poor bass growth. To improve the bluegill fishery we recommend stocking 50 fish per acre in the 4"-6" range to improve the population densities.
- No ***redear sunfish*** were collected during this survey. We recommend stocking 25 fish per acre in the 4"-6" range.
- No ***black crappie*** collected during this survey. Electro fishing is not the preferred method for surveying for crappie. Recommended we stock 30 fish per acre, 4" or above.
- No ***channel catfish*** collected during this survey. If the catfish fishery is not to our liking, they recommend stocking 10 catfish per acre, 8" and above.

In summary, overall the lakes are in good condition. Enhancing habitat through brush pile establishment and aquatic plant establishment will improve the fishery in all lakes. The limited bluegill collections in the smaller lakes were of the most concern. We are to continue to monitor these lakes and consider stocking supplemental stockings of the larger bluegill to avoid predation from largemouth bass. The Lakes Committee will meet later this year to put together a short-term and long-term fish stocking and structure strategy for consideration by The Board and stakeholders of our community.

Lastly, thanks goes out to John Summers for installing a new beacon on the buoy down by the marina. As requested, the newly installed solar light "green" is in the constant on mode. We now have one spare solar light in inventory for future use as needed.

Special thanks goes out to the Missouri Department of Conservation and specifically, Jason Crites and his team for this extensive analysis. With their guidance, rest assure we will do everything we can to protect and enhance these precious resources as part of Lake Forest Estates.

**Curb Appeal:** Linda Summers

The Curb Appeal Team continues to maintain the common area flower beds; all areas were tended within the last 2 weeks. Many thanks to Wayne Basler who moved 4-5 truckloads of free mulch from stump grindings within the subdivision to the Marina area for use by the Curb Appeal team... we LOVE free! Also, thanks to John Picou, who picks up the slack for our team when the weather keeps us off our schedule.

We will be looking for additional volunteers for the October fall cleanup at next month's meeting. If anyone knows a young person that needs community service hours, please text Linda Summers at (314) 609-1120.

**Security:** Dave Evelsizer

Tom Duro is looking into ac unit for our building that houses our security equipment in order to keep them from overheating.

**Hall:** Tom Duro

No report

**Entertainment:** Kate Pepin

There are a lot of activities planned for the summer. Check the Facebook entertainment page and the Lake Forest website for upcoming events. Adult Pool party is August 17, 2018...check the Website for more information. Summer concert is August 25, 2018.

**Boatsheds:** Bruce Geisler

Nothing

**Pool:** Kristen Nelke

Adult pool party August 17<sup>th</sup>, 2018 come out and take a dip with your neighbors! Pool will be closed on September 4 for the season. The "swim at your own risk" sign will be up more with the lifeguards heading back to school so be responsible at the pool.

**ATV:** John Summers

1. POST OFFICE WALKING TRAIL parking area will be getting some telephone poles barriers to mark the parking area, and to keep ATV's off the ball field. Remember parking at the Post Office is short term (it's only 20 minutes). Please park at the other end of the trail.

2. TALL PINE TRAIL is marked and ready for use. Any individual with the energy there are three large trees that were blown down across the trail. The trees have been cleared and close to the trail edge. There is a good sized amount of wood that could be used as firewood. Just let Tom know that you are interested in getting it.

3. The 2 DANGER LOW WIRES signs for the Campground Trail have been installed. Just be mindful of the low wires and be safe. Both ATV/Golf Cart trails have picnic areas in place for use. I'll replace the bench, and place the other picnic table and benches on the Campground Trail when the weather cool off. Please remove any debris with you when you leave the picnic areas. Let's keep our trails clean.

4. I am reaching out to homeowners for ideas for a fall golf cart/ATV rally/poker run in the fall. Anyone with ideas for a fun way to use our trails please call me at 314 420-2606.

5. **ATV'S are not permitted on the ball field at anytime!**

6. Any violations of Lake Forest Rules and safety concerns will be handled in a progressive discipline manner, as with any other Lake Forest benefit.

**Webmaster:** Beth Meier

The Board made mention of how great the Lake Forest website is looking and all of the hard work Beth has done on the new site. Go to [www.lakeforeststatesmo.com](http://www.lakeforeststatesmo.com) to see for yourself!

**Old Business:**

A question was asked about salvaging the abandoned property at the Boat Sheds. This is still being evaluated but the plan is to get rid of the junk that has been left at the Boat Sheds. If you do not have a sticker identifying your property please adhere to the policy by attaching a sticker for identification. No stickers the property is liable to be moved from the community.

John Summers has procured a Ham Radio antenna for the community in the event of an emergency to be available and attached to the Water Tower in the event it is ever needed.

**New Business:**

Resident wanted to give praises for the work Tom Duro and John Picou do on a regular basis. A resounding round of applause was given in the board room and Jim Donze commented that we are very pleased with the work and management of the community and thanked both Tom and John for their hard work and service to the community.

**Motion to Adjourn**

Motion to adjourn was made by Bob Palmer at 7:47. Second by Mark Basler. Motion passed with all in favor.