

**Lake Forest Estates
Board of Directors Meeting
8 June, 2023**

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13 July 2023 Next Board Meeting

Call to order 7:01 pm

Jim Donze- President, Tim Uding- Vice President, Rose Kastrup- Treasurer, Greg Stephenson- Secretary, Dennis Lea, Kent Orrick, and Mark Wiegert were in attendance

Announcements:

Nothing

Open Forum:

Wayne Basler said there is a Mastercraft box trailer that needs a sticker at the boat sheds. If you own this trailer please come by the office and get a sticker.

There were two residents that had complaints about letters for violations that they received. Both were allotted 10 minutes to voice their complaints. Secretary's note: This is not a word for word exchange but hopefully captures the complaints and the Board's response.

Mr. Jerry Capps said that most of the violations that he was cited for were corrected before he received their letter. Mr. Capps said that he thinks people are leaving Lake Forest because of harassment from Tom Duro. Mr. Capps said that he is only trying to improve the looks of his house but is constantly harassed by Tom. Mr. Capps also asked why the Board approved \$15,000 to repair the Marina Bridge railings when there was a cheaper way to do it. He also insinuated that the job was given to one of Jim Donze's friends. Mr. Capps complained that as a contractor he was not given the opportunity to bid on the Community Center roof. Mr. Capps eventually ran out of time and was asked to stop.

The Board's response to Mr. Capps: If corrective action has been taken on items in his letter that is good. Tom issues letters of violation at the direction of the Board of Directors. Please direct any issues with letters of violation to the Board. Two bids are received on significant contracts in Lake Forest. The second bid on the Marina Bridge was \$30,000. The contract for the new roof on the Community Center was given to the contractor who got this work approved by the insurance adjustor. Other attempts at getting the new roof repaired had failed in the past. The Board feels that saving Lake Forest \$50,000 was the right thing to do.

Mr. Des Hicks was next to speak. Mr. Hicks also had received a letter with violations. One violation was for a fence to which he said that other people have fences but he is being singled out with a letter of violation. He said that his light only shines in his backyard and he doesn't know why that is a violation. The other violations like the ATV parked in the yard he will be corrected. Mr. Hicks also said that Tom has threatened him on more than one occasion and he has a recording and witnesses. As of this time the Board has not been supplied with any recordings or witness statements. Mr. Hicks threatened to take legal action against the Board. Jim Donze called time on Mr. Hicks after his 10 minutes ran out.

The Boards response to Mr. Hicks: The Board ask you to please address his rule violations as requested in the letter he received. Numerous letters have been sent out to other residents to address rule violations so there is no need to compare your situation to other residents. Additionally, you made an agreement with Greg Stephenson not to discuss the matter of Tom Duro threatening you in the open meeting. As previously requested, and agreed, please send via email the details regarding your interaction with Tom to lfeboard@gmail.com and the Board will decide on the next steps to be taken.

Marvin Gray said we are lucky to have Tom and asked when the fountain in the pond would be fixed.

From the Board: The Board welcomes and encourages your attendance at the monthly Board Meetings. You can always reach us at lfeboard@gmail.com if you have a problem or complaint that needs immediate attention. Every Board member will receive your email and someone will respond as soon as possible.

Business session

Approval of Minutes

Motion to approve the May 2023 minutes by Greg Stephenson. Second by Rose Kastrup. Motion passed with all in favor.

Treasurers Report- Rose Kastrup

We are transitioning versions of QuickBooks and will not have a report this month but will catch up next month once the migration is completed.

Community Managers Report: Tom Duro

Everything seems to be quieting down as far as mowing and trimming.

I had the sand dug out of the lake by the beach and cleaned up. The boundary rope was put back out for the holiday weekend.

After reviewing the LFE Office air conditioner cooling issues, it was decided to replace the existing unit. Two bids were received. The bid from Winkler HVAC in Perryville was chosen. The replacement cost was approximately \$7800.00. The new unit was installed June 2nd, 2023, and is working as it should.

Thank you to Tim Uding for gluing the caps down around the pool and for cleaning and painting all the lights.

Replacement of the office and clubhouse roof is set to start July 11th, 2023.

Board Approvals:

Winkler Plumbing and Heating (Community Center Air Conditioner) \$7748.17

Motion to approve by Kent and Rose. Motion passed with all in favor.

MFA Unleaded Fuel \$888.03

Motion to approve by Kent Orrick. Seconded by Greg Stephenson. Motion passed with all in favor.

Missouri Employers Mutual Workman's Comp \$3095.00

Motion to approve by Mark Wiegert. Seconded by Kent Orrick. Motion passed with all in favor.

Committees:

Public Works: Don Kuehn

No report

Planning and Finance: Rose Kastrup

No report

ACC: Tom Duro

I have two permits outstanding. I have a deck that was built without a permit which is a violation of the ACC rules and will be discussed.

Lakes: Chuck Easley/Ray Joggerst

The annual kids fishing day will be this Saturday, June 10, 2023 on Lake Susan. This is open to all Lake Forest residents/lot owners and their families. This weekend is the MDC free fishing weekend, so anyone can fish but only kids will count toward the awards, etc.

We could use a few volunteers for the event.

The No Wake buoys were put in the lake for the boating season; however, one has come undone. We will be fixing that shortly. Thank you to Tom Poteete for helping us and letting us use his boat.

We held a bass tournament on June 3rd. There were 14 anglers, every boat had a limit and over 20lbs of bass were caught. Thank you to all who participated.

There have been some reports of boats on the lake without the current LFE boat stickers. This is a reminder that LFE rules require current boat stickers be affixed to the boat before you put it on the lake. Orange flag needs to be displayed while skiing and you must have a spotter. These rules are more stringent than Missouri DNR but based on the size of our lake this is for everyone's safety.

See the attached Boating Rules for more information.

Security: Dave Evelsizer

Greg Stephenson brought up that there was someone who looked like they may not have been a resident fishing at the marina. There are small window stickers in the office that are free that you put in the lower right corner of your windshield. These stickers identify your car as a resident of Lake Forest.

Dave is working on getting the cameras at the marina and the Post Office on one system that can be remotely viewed.

Rules Committee- Dave Evelsizer

The new rules that included the few changes from the Annual Meeting are being uploaded to the Lake Forest website.

Hall- Tom Duro

The Frontenac was used for 21 different functions in the month of May. The Hall held one wedding and four other paid usages this month.

Entertainment- Lindsey Winkler

June 30th- Concert at the Court---- The Bryan Foggs Duo will be playing live music at multi-purpose courts from 7-10pm. Hacienda food truck will be serving hot, ready to eat food from 5pm- until out of food. Menu posted on Lake Forest News Facebook page, also will be fliers posted. All residents welcome!

July 1st- Kid's 4th of July parade. Starts at 10am. Meet at Marina! All residents welcome! Participants are welcome to decorate bikes, scooters, golf carts, and side by sides! Kona ice to be served following parade!

Please remember all events are for Lake Forest residents and their guests only! Events not to be shared publicly!

Greg Stephenson mentioned that the Pickleball courts are getting a lot of use. Jim McGraw said that every Wednesday and Sunday at 4:45 people will be playing Pickleball. He will be there helping people learn the game. Feel free to stop by, you do not need equipment just come and play!

Curb Appeal – Open

We are looking for someone to take over the Curb Appeal Committee. Let the office know if you are interested.

Boatsheds: Tim Uding

The new parking lot will be opened once Tom contacts those owners who had to move their boats down to the lower level. Since they were asked to move, they will get the opportunity to move their boats back.

Pool- Tom Duro

The pool opened with no problems. Everything is looking good. Two more lifeguards were added, and things are working out. I really want to thank Haley Dimercurio for her help with the lifeguards and extra cleaning. Thank you also, Julia Mcklin for helping with the extra pool area cleaning and cleaning all the Hall windows. Their efforts are greatly appreciated.

A resident asked about getting hot water in the pool shower. Jim explained that the water has to run awhile to get the hot water down to the showers.

Please look at the attached Pool rules to see what is allowed inside of the pool. The deck overlooking the pool is a great place to have snacks and things not allowed inside of the pool.

ATV – Greg Stephenson

There are a lot of ATV's and golf carts without stickers. Stickers tell everyone you belong in Lake Forest as a resident and that you have insurance on your ATV or golf cart. Please swing by the office with \$5 and get your sticker.

Webmaster – Rhonda

Greg with work with Rhonda to remedy how the Lake Forest website responds to mobile phones. Some of the text will be out of place when viewed on a mobile phone.

Old Business:

Ray Joggerst talked about picnic tables at the small lake. They took the rough surface off of a few and those and there are some at the top by the basketball courts they can clean up as well.

Jim Donze said that the wheel chair ramp is going in at the post office on the right side.

Jim also said that there was a side-by-side wreck after the cornhole tournament. Jim went on to say that if any Board members are aware of the wreck that the police need to be contacted. We have a lot of upcoming events for the summer, everyone be safe and look out for each other.

New Business:

The Board will be conducting a survey about lowering the speed limit from 25 Mph in Lake Forest. Please look for that to come out soon. The Board would like everyone's input.

Motion to Adjourn

Motion to adjourn by Kent Orrick. Second by Rose. Motion passed with all in favor.