

**Lake Forest Estates**  
**Board of Directors Meeting**  
**December 13<sup>th</sup>, 2018**  
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January 10<sup>th</sup>, 2019 Next Board Meeting

Call to order 7:01 pm

Jim Donze, Bob Palmer, Mark Wiegert, Greg Stephenson, Dave Evelsizer and Mark Basler were in attendance.

**Announcements:**

**Open Forum:**

There was a request to hold the Polar Plunge at the Marina by Mr. Schweiss. This is a charitable event that supports Autism. There was discussion by Jim Donze about the parking situation at last years event which needs to be controlled better. Mr. Schweiss said that at this year's event, the gate to the Schweiss farm will be opened and that area will be used for parking. The Board approved the request based on this agreement.

A resident asked a question about shooting bow and arrows within Lake Forest. That was addressed at last month's Board meeting and is stated in the minutes. The shooting of bow and arrows is not prohibited in Lake Forest currently. However, individuals who recklessly place other residents in danger by shooting a bow and arrow without proper backstops or in areas where common sense should prevail because it's dangerous will be fined \$300. A resident was recently fined \$300 for shooting a bow and arrow and in that case the arrow went into the Marina area and stuck a pontoon boat. Individuals who have a hard time understanding safety when using a bow and arrow should probably not be shooting a bow and arrow within Lake Forest. Jim Donze explained that this policy is still being evaluated.

**Business session**

**Approval of Minutes-**

- Motion to approve the November minutes made by Dave Evelsizer. Second by Mark Wiegert. Motion passed with all in favor.

**Treasurers Report- Bob Palmer**

As of November 30, 2018, we had \$104,722 in our checking accounts and \$338,122 in certificates of deposit. Our loan balance is \$283,180.

Income for fiscal year to date is \$412,447 while expenses total \$280,331, resulting in net income for the period of \$132,115.

Motion to approve the Treasures report by Greg Stephenson. Second by Dave Evelsizer. Motion passed with all in favor.

**Community Managers Report:** Tom Duro

Water Usage – Well # 1 pumped 598,000 gallons and Well # 2 pumped 628,000 gallons for a total of 1,226,000 gallons. Well #2 had a chlorination issue that is resolved. 2017 usage at this time was 1,340,000 gallons.

Lagoon – Lagoons are running normal. Blowers running properly. Waiting on a schedule from Vandevanter Engineering to replace diffusers.

Maintenance— Lowered Lake Ann. It takes 2 weeks to lower enough for retaining wall work. We will maintain the depth until mid to late January to finish sea walls. Mark Wiegert and I solved an electrical issue in the Hall kitchen. BT Electric replaced all 6 of fuse stabs in Well 1 electrical box. That work should keep the fuses from blowing out as often as they do. We either burned or blew leaves from road ditches for several days. All in all, leaf situation is not too bad. We have also been busy locating sewer lines for sea walls or for burning leaves in lake. There are 6 sea walls being worked on. Dutch Enterprises routed a storm drain on Lakewood and a sewer line behind a home on Lakewood across from the marina. Both seemed to open up. Had the dump truck safety recall taken care of at Barley and inspected at D & S. Passed inspections and recall was repaired.

Thanks to Wayne Basler for repairing the lights on the reindeer sleigh at the entrance.

The following bills were voted on to be paid:

Dutch Enterprises \$1790.62

Motion to approve by Dave Evelsizer. Second by Jim Donze. Passed with all in favor.

**Committees:**

**Public Works:** Don Kuehn

Bob Palmer gave an update on the Sewer Plant project. The Missouri DNR has asked Lake Forest to provide a timeline of the Sewer Plant upgrade from start to finish by 1 February 2019. Bob went on to recap what has been done to date in terms of the creation of the Sewer District, the financing of the project and so forth. This was briefed at the October Board meeting and included in the minutes. For convenience that announcement from the October meeting is inserted here:

*“The Board met in Executive Session with individuals who are considered subject matter experts in the creation of a Municipalities such as the Lake Forest Sewer District that has been discussed and bond offerings. These work together in terms of being able to raise the capital to build a DNR compliant sewer plant. The Missouri DNR will only loan funds to a Sewer District which is a legal entity much like any other municipality. This seems be a viable option based on the interest rate and terms that are offered by the DNR. Additionally, the DNR would approve the sewer design prior to releasing any funds which again offers Lake Forest reassurance that the plant will be following the DNR guidelines. This was only a fact-finding, information gathering meeting and no decisions have been made. The next step will be to meet with the Sewer Committee and Waters Engineering to discuss the options and the way forward. Once there is enough information to present to the community a meeting will be held to discuss our options. Going forward the Board expects that there will be many meetings with the community. Depending on the recommended course of action a vote by the community maybe necessary.”*

In order to meet the 1 February 2019 time line Lake Forest needs to engage the Attorney and Gilborne and Brown to get things in motion for the creation of the Sewer District. There still needs to be concurrence from the Sewer Committee to continue moving this forward. Secondly there will be a larger briefing by Waters Engineering, DNR, our Attorney, and other professionals required to move this project forward at the Annual Board meeting in April. The current effort is to only get enough resources in motion to meet the deadline set forth by DNR of 1 February 2019.

What all of this really boils down to is we have to bring in a new sewer plant to meet DNR and EPA standards. We will have to finance this project. DNR will loan money in the 1% range but only to Sewer Districts. To qualify, Lake Forest needs to create a Sewer District which is a legal entity like any other municipality. The Sewer District will be governed by a separate Board which are Lake Forest residents. The sewer plant, which is currently Lake Forest property will need to be conveyed to the Sewer District so that it can run and maintain the plant. Really all we are doing is conveying the plant to a legal entity that is for all practical purposes still Lake Forest. This conveyance of land to the Sewer District will take a vote by the lot owners of Lake Forest.

In the larger scheme of things Lake Forest spends very little money on the Sewer Plant and water. Somewhere in the neighborhood of \$40,000 annually. This includes the 40-year-old sewer pipes that go under the lakes. The creation of the Sewer District will provide for the long-term care of this vital infrastructure. When you think about it Lake Forest is a small city and we need to look at this in that manner.

There is a lot more to follow so please stay informed by attending the Board meetings, reading the minutes and getting the facts. Especially the upcoming Annual Board meeting will be important to attend.

Mark Basler made a motion to start the process to satisfy the DNR requirements of furnishing a timeline of the sewer plant completion by engaging the Attorney and the Gilmore and Bell pending the concurrence of the Sewer Committee. Motion was seconded by Dave Evelsizer. Motion passed with all in favor.

**Planning and Finance:** Bob Palmer

The Lake Forest 2019 Annual Budget was presented by Bob Palmer with no notable changes. Thank you to Bob and the other committee members for getting this all together.

A motion was made by Mark Weigert to approve the Lake Forest 2019 Annual Budget. Dave Evelsizer Seconded the motioned. Motion passed with all in favor.

**ACC:** Todd Donze

There is one house on Tall Pines still being built.

**Lakes:** Duane Harley

Boat ramp combinations will be re-set on January 1, 2019. New combinations issued at boat sticker renewal.

We would like to see if Board would consider allowing us to have a fund-raising Pancake Breakfast in March at the Community Center to raise money for the 3<sup>rd</sup> Annual Youth Fishing Day we hold in early June. The goal this year is not to solicit from area vendors but to try to self-fund gifts/awards given to the kids. We would like to see if March 9<sup>th</sup> is acceptable for the Pancake breakfast?

We continue to see residents are burning leaves and debris along the shorelines. Please make sure you are communicating with Tom Duro to ensure no damage is done to area sewer lines.

A courtesy reminder that any resident wanting to add fish habitat to the lake, the methodology must be approved by the Lakes Committee. Duane Harley can be reached at 636.984.9109.

**Curb Appeal:** Linda Summer

The Curb Appeal Team would like to thank the Tagues and the Stoessels for their donations of outdoor Christmas decorations. Also, thanks to Toni Stephenson for decorating the entrance and Post Office areas. The subdivision looks wonderful!

As promised, new shrubs were installed at the Marina Island by Joe Heitkamp this past month, which concludes the 2018 Curb Appeal projects.

We sincerely appreciate everyone who assisted us this year in making Lake Forest Estates a beautiful place to live.

**Security:** Dave Evelsizer

Dave Evelsizer brought up that the Lake Forest Facebook Entertainment page is not the place to post security related matters like suspected theft or stolen property. Please report this immediately to the Ste. Genevieve Sheriff by calling Central Dispatch at 573-883-5215 or in an emergency call 911. The Sheriff's Department is glad to send officers out to Lake Forest to investigate these matters.

**Hall – Tom Duro**

No Report

**Entertainment:** Vacant

Look on the Lake Forest Facebook Entertainment page or the Lake Forest website.

If you are interested in Chairing the Lake Forest Entertainment Committee please contact the Board. The many volunteers that we have in the community are what makes this a special place to live!

**Boatsheds:** Bruce Giesler

No report

**Pool:** Kristen Nelke

Kristen and Tom will be moving soon. The Board thanks Kristen for running the pool and the excellent job that she has done managing the pool. Best of luck to Kristen and Tom as they leave us for their new adventure!

**ATV – John Summer**

More work will be done soon on the Tall Pines trail. More to follow on that when the weather permits. Remember to have your stickers updated and flags on your ATV and Golf Carts.

**Webmaster – Beth Meier**

Please forward your website updates to Beth.

**Old Business:**

Bob Palmer brought up the trash can policy and since there was discussion among the Board members after the last meeting and the wording in the rule book. The rule book (Green Book) states on page 5, trash receptacles are to be stored inside with the exception of trash pickup day. There is no provision to hide trash cans behind bushes or under tarps, etc. Please make sure you are in compliance within 30 days of these minutes being sent out to the community. Those who are not in compliance will receive a fine of \$50.

Wayne Basler brought up sticker location for boats and ATV's. On Pontoon Boats and other boats, the sticker should be placed on the aft port and starboard sides (aft left and right). One sticker should be placed on the tongue of the boat trailer. On ATV's and Golf Carts the sticker should be place in an area that can be easily seen. The idea being that your boat or ATV can quickly be identified as a resident who is in compliance with our rules.

**New Business:**

None

**Motion to Adjourn**

Mark Wiegert motioned to adjourn at 8:11. Seconded by Greg Stephenson. Motion passed with all in favor.