

**Lake Forest Estates**  
**Board of Directors Meeting**  
**January 9<sup>th</sup>, 2020**  
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**February 13<sup>th</sup>, 2020 Next Board Meeting**

Call to order 7:00 pm

Jim Donze, Harry Davis, Mark Wiegert, Dave Evelsizer, and Mark Basler were in attendance.

**Announcements:**

Please respect the posted Lake Forest Association office hours of Monday, Wednesday, Friday from 8 am – Noon to conduct your business (even if it appears that someone is in the office). If these hours are not convenient, consider using the drop box in the post office, US Mail, or email.

**Open Forum:**

A resident asked about who is responsible for cleaning up large clods of mud from the roadway from construction vehicles. Jim Donze answered that it is the responsibility of the contractor. Let Tom know if this happens again.

**Business session**

**Approval of Minutes-**

Motion to approve the December minutes made by Mark Basler. Seconded by Harry Davis. Motion passed with all in favor.

**Treasurers Report-** Bob Palmer

As of December 31, 2019, we had \$110,060 in our checking accounts and \$339,435 in certificates of deposit. Our loan balance was \$172,828.

Income for fiscal year to date is \$423,796 while expenses total \$286,332, resulting in net income for the period of \$137,464.

Motion to approve the Treasurer's report made by Mark Wiegert. Seconded by Mark Basler. Motion passed with all in favor.

**Community Managers Report: Tom Duro**

Water Usage – Well #1 pumped 784,000 gallons and Well #2 pumped 592,400 gallons for a total of 1,376,400 gallons.

Lagoons – All running good

Marina Boat Slips will be up for rental on Wednesday February the 5<sup>th</sup>.

Anyone interested in running for a Board seat resumes are due by January the 31<sup>st</sup> in the office. This year Jim Donze and Dave Evelsizer are up for re-election.

Fire Tags are due April 1<sup>st</sup> to Weingarten Fire Department. Fire tags are \$60.00 for homes and \$25.00 for lot owners. These go to the Weingarten Fire department and not to the office.

The following bills were voted on to be paid:

Midwest Marketing - Stickers (Blue, Yellow and Green) - \$574.38

Motion to approve by Harry Davis. Seconded by Dave Evelsizer. Motion passed with all in favor.

**Committees:**

**Public Works:** Don Kuehn

Nothing to report. The lighting renovation for the entrance will pick back up since the holidays are over. More to follow on the selection of the final design as it moves forward.

**Planning and Finance:** Bob Palmer

The Planning and Finance Committee met on December 30, 2019. Members in attendance were Bob Palmer, Allen Grass, Bob Gustafson, Larry Robertson and Tom Duro. The proposed budget for the 2020-2021 fiscal year was discussed. Bob Palmer reviewed the recommendations from other Committee heads and budget items were addressed based upon those recommendations. There was a discussion concerning expenses that the Community Association may pay that will later be reimbursed by the Sewer District. Bob Gustafson suggested that a separate general ledger account be established to keep track of those items.

The committee also discussed the current outstanding loan balance. The balance now is \$172,828. If we make our regular payments, the loan will pay in full in May, 2021. Bob Palmer informed the committee that we have a \$75,000 certificate of deposit that is maturing in March of 2020. Bob suggested that we cash that certificate when it matures and apply the balance to the loan. We are paying about 2.5% more on the loan than we are earning on the cd. By applying this principal payment, we will have the loan paid in full in November 2020. When assessments are paid again in February 2021, we can purchase another cd because we won't have loan payments coming due. This will enable us to

rebuild the reserves rather quickly. If we cash in the certificate, we will still have over \$264,000 in cdsfor emergencies, which should be more than adequate. The committee recommends this course of action.

The budget for 2020 – 2021 has been submitted to the board for review and approval. The committee recommends approval as submitted. Net income is projected to be \$92,455. This does not include the \$172,828 in principal reductions on the loan that is being proposed. This results in a reduction of approximately \$80,000 in cash reserves, which will be recovered the following year.

Motion to approve the Lake Forest 2020-2021 budget made by Mark Wiegert. Seconded by Mark Basler. Motion passed with all in favor.

**ACC:** Todd Donze

No report

**Lakes:** John Summers

The ramp security codes for the locks has been changed. You will be getting the new codes with your purchased boat stickers for 2020. Please do not give out this code to any other individuals. Our security is only effective if we all adhere to this. Sincere appreciation goes out to all the boat owners who use the ramp for their continued diligence.

We will be having our fourth annual Kids Fishing Derby on June 6<sup>th</sup> in accordance with the Mo. Dept. of Conservation's family fishing weekend. Because of its success last year, we will be having our second annual **Free Will Pancake Breakfast** to help our Committee fund the Kids Fishing Derby. It will be held at the Community Center from 8:30 to 11:30 on March 28<sup>th</sup>. No cost for the event, just donations are accepted. All proceeds will help with the costs of the giveaways for the kids, and food for the Fishing Event. Let's make this another great event at Lake Forest.

The navigational buoys will be placed back in the lake in the spring when the cold weather has passed.

We will be analyzing the future plans of the sewer district as it concerns the lakes of Lake Forest. We will be tempering our fish stocking efforts along with these plans as it may impact some of our efforts. I will be in contact with Rob Sulkowski our Mo. Dept of Conservation agent with his suggestions on what direction to take to ensure future success.

We will be posting three new signs with current fishing limits.

Lastly, I have two projects for the future. One is to acquire a service pontoon boat to do the necessary maintenance on all three lakes. Anyone that knows of a pontoon and trailer that they no longer need, or want let me know. I plan to make it as a service platform to place buoys, remove timber, place fish structure, etc. There is no need to damage any home owners boats doing routing work on the lakes.

Lastly, I will be asking for help from homeowners to make fish habitat structures for all three lakes. They will be a more permanent solution to adding habitat than trees. I will be giving the Board details of the planned structures and costs for them later in the year.

**Security:** Dave Evelsizer

No report

**Hall –** Tom Duro

No report

**Entertainment-** Sue Alexander

Keep up to date on entertainment updates by following the Lake Forest Facebook page or the Lake Forest website.

**Curb Appeal –** Linda Summers

No report

**Boatsheds:** Bruce Giesler

There are two new boatsheds going in weather permitting.

**Pool-** Tom Duro

If anyone is interested in being a life guard for the 2020 season applications are available on the website or in the office. Red Cross Certification is required for employment so plan ahead.

**ATV –** Greg Stephenson

No report

**Webmaster – Beth Meier**

Please continue to send Beth updates to the website and photos.

**Old Business:**

Application for the resident stickers for the car windows will be sent out with the assessment. Stickers are highly encouraged! The stickers will be placed inside the windshield on the lower passenger side. The stickers are not mandatory but highly encouraged to identify you as a resident. The stickers are very non-descript and do not indicate Lake Forest anywhere.

Mark Basler reported that the Lake Forest Clean Water District approved a \$27,000 agreement for engineering services with Waters Engineering. This amount is deferred as are other expenses like the Attorney's fees. The agreement between the Clean Water District and Lake Forest Community association was that the Clean Water District would keep the Lake Forest informed as these obligations accrue. This particular obligation was necessary to get the loan application finalized and to meet the timeline for the funding process.

Don Kuehn will section off a part of the lobby bulletin board for the Clean Water District. The new minutes are there now and the upcoming meeting Agenda will be posted there as well.

Joe Swope talked about getting rid of abandoned property at the Boatsheds and what rights Lake Forest has to removed abandoned property up there.

**New Business:**

A resident mentioned seeing people walking after dark with no reflective clothing which is hazardous. Please be safe while out after dark give drivers a good chance to see you and wear reflective material.

A resident asked about parking on the street. Parking on the street is not permitted since that creates a hazard for traffic to include emergency vehicles.

**Motion to Adjourn**

Motion to adjourn by Harry Davis 7:47 pm. Seconded by Dave Evelsizer. Motion passed with all in favor.