

# ILPOA QUARTERLY MEETING

# AGENDA

## Pledge/Introductions

- **Officer Reports**

- President – Mary Beth Huffman
- Treasurer – CDs – Mary Beth Huffman

## Committee Reports

- Office – Don Kalista
- Building Permits – John Richmond
- Lake/Dam/Spillway – Mark McLean
- Legal - Accts Receivable – Don Kalista
- Roads/Maintenance - John Richmond
- Security – Mary Beth Huffman
- LIMR – Mark McLean
  - Cove 9 Bridge Project Data

## Miscellaneous

- Clubs
- **Member Questions/Comments**

# GATE UPDATE

## COSTS

Total Cost	\$ 64,798.59
Moved to Capital '17	<u>\$ 58,250.84</u>
Costs to Date '18	\$ 6,547.75

## CARDS

Cost to Date	\$ 13,521.39
Sold to Date	<u>\$ 13,220.34</u>
	\$ 301.05

(Remove Canopy, Signs, Additional Equipment, etc)

### REDUCTION IN SECURITY LABOR SINCE 2018

Reduce Hrs 6 am - 9 pm  
 269d x 5hrs=1345  
 1345 x \$13    **\$ 17,485.00**

No Sundays Beg Nov '17  
 9 w x 15 hrs  
 21 w x 10 hrs  
 345 x \$13    **\$ 4,485.00**

Red Hrs 7 am - 5 pm  
 132 d x 5 hrs =660  
 660 x \$13    **\$ 8,580.00**

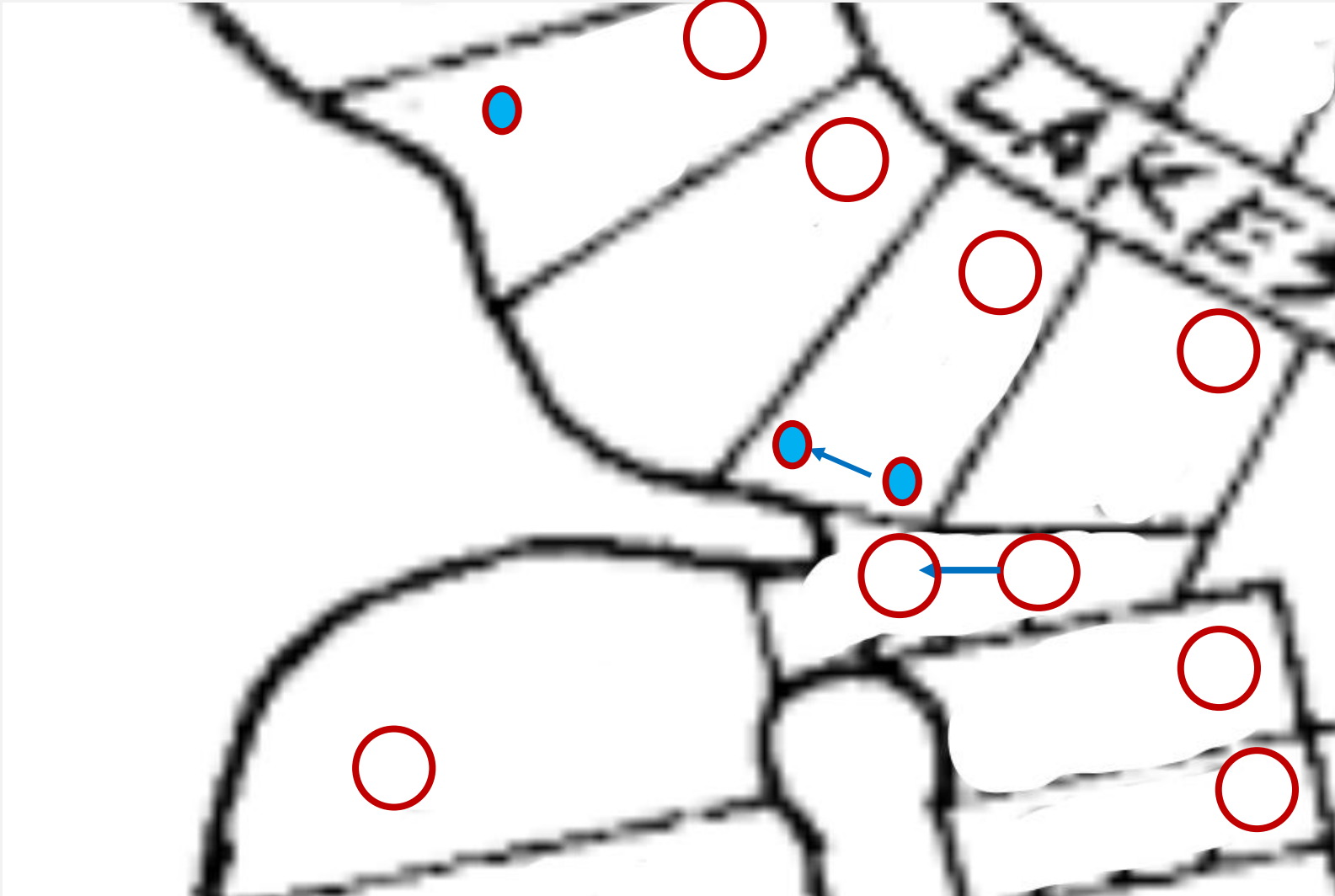
No Guards Except 16 hours peak hours on weekends

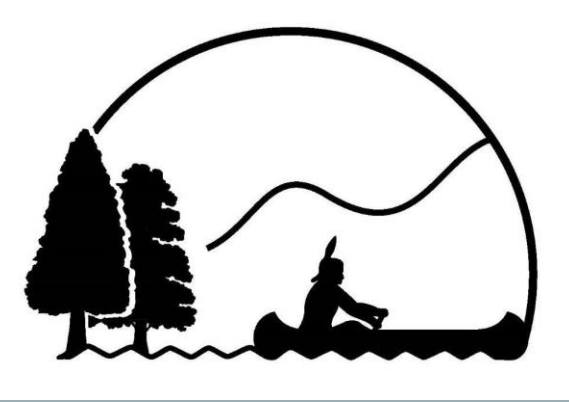
June  
 4 wks  
 496 hr x \$13    **\$ 6,448.00**

July	Aug	Sept	Oct
4 wks	5 wks	4 wks	4 wks
<b>\$ 6,448.00</b>	<b>\$ 8,060.00</b>	<b>\$ 6,448.00</b>	<b>\$ 6,448.00</b>

Savings thru August	\$ 58,053.75
September	<u>\$ 6,448.00</u>
	\$ 64,501.75

# POTENTIAL WELL ISSUES





LAKE/DAM/SPILLWAY (LDS)

# WATER TESTING

## Indian Hill Lake Water Testing

4/24/2018

NOTE: The state water quality standard for water bodies in the whole body contact for recreation is a geometric mean of 126 E. coli colonies per 100 milliliters of water during April 1 through October 31 2018 recreational season.

Location	Spring 2018 Results (per 100ml) 4/24/18	Fall 2017 Test Results (per 100ml) 8/18/17	Should not exceed= 126col per 100ml	Units
North Swimming Beach Area	6.3	3.00	126	MPN
South Swimming Beach Area	11	8.50	126	MPN
Cove 9	13.4	2.00	126	MPN
Cove 7	4.1	8.50	126	MPN
Star Dock	3.1	18.50	126	MPN
Spillway	7.5	3.00	126	MPN
Cove 1	4.1	1.00	126	MPN

# MISSOURI CONSERVATION UPDATE

- Missouri Conservation Agents
  - Missouri Conservation agents will patrol targeted areas within Indian Hills.
- Fish quality and Indian Hills fishery
  - Deepwater brush pile construction at Missouri Conservation's recommendations.
  - Missouri Conservation recommends brush pile construction in 4 to 6 feet of water
- Fish stocking and record keeping
  - Missouri conservation acknowledged our stocking summary file for the last 20 years that we compiled this year.
    - Based on that file we followed their recommendation this spring with crappie, largemouth bass, and a significant bait stock
  - Missouri conservation strongly encouraged us to keep detailed fish catch records starting immediately.
    - We will work with the local fishermen to start to compiling catch records.

# MISSOURI CONSERVATION UPDATE

- Aquatic plant life
  - Missouri Conservation Inspected our plant life last week
    - Most prevalent aquatic plants found: Variable Leaf Pond Weed & Water Willow
    - Missouri conservation recommends 20% of a lake/impoundment be covered in aquatic plants.
    - Indian Hills estimate for coverage is less than 5%.
- Benefits of these aquatic plants
  - Increase water clarity - help purify Lake
  - Provide habitat to fishery and is critical to a good fishery
  - Stabilize shorelines and reduce wave erosion





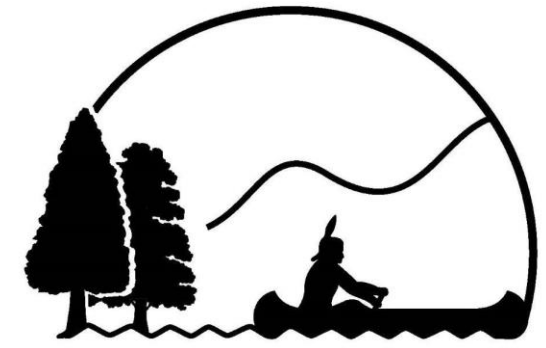
## WEED CONTROL WITH GRASS CARP

- Missouri Conservation **strongly recommended not to stock grass carp** at Indian Hills at this time. They would only recommend grass carp if our Lake had more than 20% weed coverage.
  - Grass carp don't eat all plants and would not eat our Water Willow.
  - Grass carp do eat 2 to 3 times their body weight each day and can grow up to 100 pounds devastating aquatic life at a lake with less than 20% coverage.
  - Grass carp will only forage in heavy coverage areas like Cove 9
- We have not ruled this out but will consider it as a last resort

# WEED CONTROL RECOMMENDATIONS FOR MEMBERS



- Option 1.
  - Hire a company like Aquatic Control (Truesdale, MO) to develop a targeted approach
    - This would be nice, but we do not have the money to consult with this type of company at this time
- Option 2.
  - Members utilizing “Lake Rakes” to address problem areas around their docks
    - We need to ensure members stay within a 5-10 foot swimming area around their dock
- We will continue to consult what the experts and monitor aquatic growth



# LAKE INFRASTRUCTURE AND MAJOR REPAIR (LIMR)

# COVE 9 BRIDGE BALLOT – KEY LEARNINGS

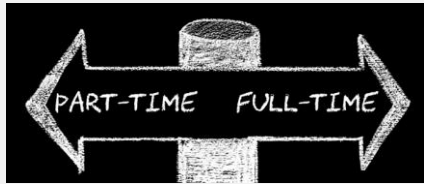


**Members “On the Lake” Returned Ballots at a Highest Percentage**

**Members of Undeveloped Lots Lowest % Returned  
Part-Time Members Return % Slightly Higher vs Full-Time Members**



**As Expected, Members on “West Side” Approval Almost 10% Higher on Both Ballot Questions**



**Part-Time Members Voted Significantly Higher to Approve Spending and Assessment**



**Of the Members with Undeveloped Lots Who Voted, They Clearly Voted Not To Spend Money**

# BRIDGE SURVEY RESULTS

Code #1	Code #2	Code #3	Returned			Question 1				Question 2			
			Mailed	Returned	Percentage	Yes	Percentage	No	Percentage	Yes	Percentage	No	Percentage
West	off lake	p/t	52	25	48%	21	84%	4	16%	21	84%	4	16%
West	off lake	Full	64	33	52%	11	33%	22	67%	8	24%	23	70%
West	on lake	p/t	135	95	70%	86	91%	8	8%	87	92%	8	8%
West	on lake	Full	24	17	71%	9	53%	8	47%	9	53%	7	41%
East	off lake	p/t	79	43	54%	30	70%	13	30%	28	65%	15	35%
East	off lake	Full	110	63	57%	25	40%	37	59%	23	37%	40	63%
East	on lake	p/t	118	76	64%	66	87%	10	13%	66	87%	10	13%
East	on lake	Full	34	27	79%	21	78%	5	19%	19	70%	8	30%
Undeveloped Lots			250	81	32%	35	43%	46	57%	30	37%	50	62%

			Question 1				Question 2						
Returned			Completed				Completed						
Mailed	Returned	percentage	Question 1	Yes	Percentage	No	Percentage	Question 2	Yes	Percentage	No	Percentage	
<b>Totals</b>	<b>866</b>	<b>460</b>	<b>53.12%</b>	<b>457</b>	<b>304</b>	<b>66.52%</b>	<b>153</b>	<b>33.48%</b>	<b>456</b>	<b>291</b>	<b>63.82%</b>	<b>165</b>	<b>36.18%</b>

## BRIDGE SURVEY RESULTS

- Undeveloped lots have the lowest response rate and have one of the lowest vote in favor of this project
- Part-time members are the largest member group and highest return percentage.
  - This group is overwhelmingly in favor of this project
- Just shy of 1/2 of our Full-time members are in favor of this project
  - Full-time members off the lake are have the lowest yes votes than any other group

## BRIDGE SURVEY RESULTS

- As suspected members on the East side are less in favor of this project than those on the West.
  - Nearly a super majority of members, both on the East and the West would like to see this project proceed

## SUMMARY

- The majority of our membership want to see and voted for these projects 67/64%
- In order to deliver to the majority of our memberships vote and voice, we need to move from a super majority 67% to a simple majority 51% for special assessments.
- We have shown over and over that a super majority is nearly impossible in this community or any community
- Missouri lake communities facing this exact struggle have sought amendments to their governing documents through the courts and have successfully moved from a super majority to a simple majority in regards to special assessments.



# Q&A / OPEN DISCUSSION

