

Guidelines for
Lake Structure

Lake Structure Control Committee
P.O. Box 1159
St. Francisville, LA 70775
cksavoie@yahoo.com

The lake and lake bottom is the common property of members of LRA (Lake Rosemound Association). Building structure over the lake or lake bottom as well as dredging and moving soil within the lake proper is a privilege and requires prior approval to ensure that individual projects do not unduly impact other LRA members.

This document has been prepared to help you provide the appropriate information to the Lake Structure Control Committee. Refer to the Rules of Lake Rosemound Association, Section 26 "Lake Structure Control Committee," for additional information prior to submission of your request. Please allow up to one month for review of your project by the committee. Note that large or complex projects may require increased time for review. Project approvals are valid for one year.

To be considered, the following information must be submitted:

Lot Number: _____ Date: _____

Owner(s): _____

Address for Correspondence: _____

Phone: _____ Email Address: _____

Nature of the request - bulkhead, pier, dock, boathouse, dredging, etc.

Provide the overall dimensions of your project and a photograph or drawing clearly indicating the placement and scope of the project. These documents will be kept in the association files for future reference. Regarding lake structure, the Committee will be guided by the following general principles:

- (1) Generally no structure should extend beyond 25 feet from shore (231' elevation).
- (2) Generally no structure should be constructed so as to block or unreasonably impede access of a fellow member to their own property.

- (3) Generally no structure should be constructed which will be an unreasonable impediment to navigation on the lakes.
- (4) Generally the structure proposed should be in keeping with other structures in the immediate area or should blend in with the overall existing development of the lake.
- (5) We anticipate placing limits on the square footage of projects built over the water.

If removal of soil and silt is part of your construction, please exercise reasonable care to prevent runoff of these materials back into the lake. This will help mitigate problems with hydrilla, a very invasive algae that we are currently attempting to control in both the North and South lakes.

RULE TO LIMIT BUILDING OVER THE LAKE (see paragraph below, as published in the December 2007 LRA Newsletter):

Building over the lake should be held to a minimum to preserve access to the limited lake area for all members. All structures over the lake must be approved by the Lake Structure Committee. Each member is limited to a boathouse/fishing pier. An open or covered, not enclosed, deck area over the boathouse is allowed. Other structures over the lakes, such as gazebos, walkways or enclosed areas other than a small storage incidental to the boathouse, are not allowed. Existing structures over the lake that do not conform to this rule are grand fathered in, but must not be added to.

Good luck with your project. Note additional precautions on next page.

Regards,

Lake Structure Control Committee
Lake Rosemound, Louisiana

Lake Structure and Dredging Requests – General Precautions

Dredging and lake structure projects can result in unintended consequences.

Here are some issues to consider ahead of time:

Permits are often required for construction projects. Such permits are the responsibility of the LRA member.

Projects vary in complexity and length. A performance bond can ensure that the work will be completed as planned even in the event of problems with the contractor.

Consider additional insurance coverage for damages that may arise as a result of the project. The LRA member is responsible for the contractor and his actions. Damages can occur in a number of ways, including:

Damage to the lake bottom. The lake bottom consists of a clay liner and gravel base. It is recommended that the depth of such liner be determined before the start of the project.

Damage/ loss of heavy equipment. Equipment does get stuck in the mud. Recovery is the responsibility of the LRA member and the contractor.

Damage to existing roads and infrastructure. Any damage to roads (LRA or Parish) must be repaired to the satisfaction of the owner.