



Proper Lake Management = Added Property Value

Many of us work hard to maintain and grow the value of our home and property. Quite a challenge in today's market! On a broader scale the quality of our communities also determines the value of our homes. While we agonize over the design of our home, decor, and landscaping, often the presence of water nearby gets overlooked. Most of us living in the Lowcountry have lakes or lagoons near our homes. Do they add value to your property?

Few can argue that for the most part having water on or near your property increases the value of your property. But if your lagoons are always covered with 'green slimies' (a.k.a. algae) or other aquatic plants, their economic value may be overshadowed by their ecosystem value. We have optimal growing conditions for aquatic vegetation: temperate climate, lots of sunshine (yeah!), and plenty of nutrients from lawns, roadways, and golf courses. Not all aquatic plants are bad, in fact they may have been planted on purpose to provide fish and wildlife habitat. Managing your waters for the right balance of plants that also maintains the aesthetic value should be your goal.

Herein lies the challenge: create added aesthetic value to your property, and thus, overall real property value while at the same time preserving the biological integrity of your lagoon(s). To accomplish this task, a myriad of factors must be considered, all of which are dynamic- water quality, water exchange rates, fertility, lagoon hydrology...the list goes on. Managing for optimum aesthetic value can be accomplished by coupling the knowledge of water quality dynamics, biological processes, aquatic plants, federal, state, and local regulations, and thorough knowledge of environmentally sound management practices available.