

**LAUDERDALE LAKES LAKE MANAGEMENT DISTRICT
BOARD OF COMMISSIONERS**

The Lauderdale Lakes Lake Management District Annual Meeting
Saturday, August 31st, 2024 at 10:00 AM

Minutes

1. Call to Order

Dean Bostrom	Present
Jane Larsen	Present
Brian Holt	Present
John Gilmartin	Present
Don Sukala	Present
Mike Cochrane	Present
Jim Kroeplin	Present

2. Introduction and Recognition of Commissioners

Each commissioner introduced themselves and the responsibilities that they have.

Brian Holt	Walworth County representative
Jane Larsen	Septics, Clean Boats Clean Waters
Jim Kroeplin	Dam, Watershed Study/Environmental Projects, Water Safety Patrol
John Gilmartin	Pier Permits, Building Maintenance, Weed Harvesting
Don Sukala	Representative for the Town of LaGrange
Mike Cochrane	Treasurer for the Lake District
Dean Bostrom	Chairman, Golf Course

John Gilmartin will not be running for re-election. We thank John for his 3 years of service.

3. Approve Minutes from September 2, 2023 Annual Meeting

The minutes of the September 2, 2023 annual meeting were unanimously approved on a Keith Christman/ John Gilmartin motion

4. Commissioner Election

Two Commissioners are up for election;

Commissioner #4	Ken Partyka
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Commissioner #5	Jane Larsen
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Congratulations to each.

5. New Golf Course Clubhouse Update

The original bids were received in early August from general contractors and bids came in higher than budget (\$1.8-1.9 million) We are re-bidding the project with sub-contractors with the thought that we will be our own general contractor. Bids are coming much more favorable (approximately \$1.45 million). We are reviewing the bids and discussing value engineering opportunities.

We are addressing concerns from DSPS regarding a fire suppression system, basement exits and addition of a toilet and lavatory to each of the main floor bathrooms.

Last year a loan amount of \$1.2 million was approved.

The Lake District has \$183,000 in reserves for this project. Fund raising has raised approximately \$80,000. We have a number of individuals that are donating their time and lake residents that are contractors have donated construction materials and labor.

We are confident that the dollars will work out.

We are anticipating demolition and the start of construction to happen in late September – early October. Completion should be late spring 2025.

Fund raising efforts include new tee signs, Last Hurrah Auction, patio pavers for sale and a tree tribute program.

The increase in the tax bill for each resident is \$50/year.

Long range planning is also looking at a number of other improvements; a new club storage building, additional parking spaces, tennis and pickleball courts and the future of the Community Center building.

6. Project Reports

Walworth County – Brian Holt

Walworth County is hosting the regional environmental conference

Septics – Jane Larsen

Jane is providing reminders to property owners for when their area is being pumped.

Clean Boats Clean Waters –Jane Larsen

The program is doing well. Jane is working with the Town to assure payment of launch fees and also planning to provide new kiosks at the boat launches.

Watershed Study – Jim Kroeplin

Drove around the lake with our consultant to look at the top six areas. No issues were seen so we will continue to monitor these, but all looks good at this time. We will continue to try to work with Sugar Creek and LaGrange on their road projects

Dam – Jim Kroeplin

Water elevation 884.55. Slightly lower than most of this year, similar to last years levels.

Water Safety Patrol – Jim Kroeplin

Citation are down this year. No OWI's this year. Main citations are PWC's, registration of boats, number of life jacket along with a throwable.

Building Maintenance – John Gilmartin

AC problems in the Community Center and also a roof leak in the Maintenance Building

Piers – John Gilmartin

Pier permits have slowed down recently.

Weed Harvesting – John Gilmartin

Weed harvesting is going good. Thank you to the workers and new hires. Approximately 400 tons of weeds have been harvested this year.

Town of LaGrange – Don Sukala

New road commissioner for the Town is Eric.

New ATV/UTV signs are in place on the Town roads

Next year all of the town property values will be re-evaluated.

Budget Report – Mike Cochran

Budget will be increased to \$322,500 from \$307,155 in 2024.

Most favorable lending for the golf course loan would come from a state agency at 6% compared to bank loans at 7%

Golf Course – Dean Bostrom

Golf course is in very good condition. Additional irrigation lines were added in parts of the course. This year saw an increase in rounds of play. This past month we purchased the Bussa property which is located just north of the clubhouse. We have had discussions with them for a number of years and the sale was finally completed. Purchase price was \$40,000.

Communications committee is working on a new website for the District and also the golf course. Board meetings are also available via Zoom on your computer

7. Treasurer's Report

Previously discussed under Budget Report

8. Approval of 2025 Budget and Tax Levy

The 2025 budget and tax levy was listed in the District Dialogue.

The proposed budget and tax levy was approved unanimously by a hand vote after a Floyd Pochowski / Don Henderson motion.

Potential pickle ball and tennis courts would need to be approved by the residents.

Four annual golf memberships were raffled off. Tickets were \$50/each.

Winners were Bob Linsten, Peg Eggert, Al Courtin, and Joe Leonard.

9. Other Business for Discussion

Wake Boats – An education campaign has been started to have wake boats stay 200' from shore and in areas where the water is 20' deep or more. The District does NOT have the authority to pass an ordinance. The Town has the authority. The Lake District can make a recommendation to the Town that they would consider when creating an ordinance.

10. Adjournment

The meeting was adjourned unanimously at 11:27.