

**LAUDERDALE LAKES LAKE  
MANAGEMENT DISTRICT  
MINUTES 5/18/19**

Meeting called to order by Chairman Sorenson at 8:00 A.M.

**A. Attendance:**

Present: Chairman Sorenson, John Summers, Ron Diedrich, Greg Wisniewski and Jim Kroepin. Absent and excused, Sue Pruessing and Don Sukala.

**B. Agenda:**

The agenda was revised to have Mark Pulokas from Focus Engineering present his report and information on the condition of the existing clubhouse. The revised agenda was unanimously approved on a Summers/Wisniewski motion.

**C. Minutes:**

The minutes of the March 2, 2019 meeting were unanimously approved on a Kroepin/Summers motion.

**D. Clubhouse Report:**

Mark Pulokas from Focus Engineering provided a report and two concept plans for repair and replacement of the clubhouse. Mark discussed the condition of select areas that would need structural repair if the building was to be renovated. Of immediate concern are the two sets of railings and decks at the entrances. They should be rebuilt/replaced and not repaired. Decks should be made ADA compliant where possible. Permits will be needed but should not be a problem. Discussion continued about specific areas and possible repairs. Some simple foundation repairs should be made as well. It was discussed that this work should be completed as soon as practical for safety reasons. There is money in the budget for this work. Replacement of the building would be based on saving the west foundation and fireplace and replacing the east portion. Size would be slightly smaller to avoid the requirement of sprinklers. Mark will prepare preliminary cost

estimates for the two options, repair and replace and expects to have them ready in a month or so. The board would like to provide two basic options for repair and replace with associated budgets to the lake community later this summer. Ideally a decision could be made at the annual meeting regarding repair or replacement of the building.

Jack Sorenson has reviewed the past 20-25 years of financial data for the golf course. Rounds of golf have been diminishing slightly for the past number of years. The golf course does generate positive cash flow in the range of \$15,000 per year. Some years more, some years less. Jack plans to provide more information in the near future. Discussion about the need to encourage more people to play by promoting the course more with clinics, youth programs etc.

**E. Golf Course Report:**

Sorenson reported that Chris White resigned in early April and Sparky Lockhardt has been hired to replace him. We also have a new clubhouse manager. A number of attendees commented that the course is in good shape. Sparky and his son are both PGA pros and possibly could provide clinics in the future. Tuesdays will be available for some of the area community groups for local outings. Discussion continued about increasing the marketing for the golf course and taking advantage of the wonderful asset it is.

Some discussion about the future of the Community Center building. Roof concerns, foundation concerns, mold, etc. This building will need to be looked at also.

**F. Treasurers Report:**

Wisniewski reported that bank balances are available on the website. Moneys for the reserve accounts have been moved as needed. Year end P&L statements are on the website as well. 2018 actual expenses vs. budget were under budget.

District money is kept in insured accounts.

Tax levy for septic pumping for Sugar Creek residents did not get added to the tax bills. Next year it will need to be doubled.

### **G. Resolution 2019-01**

The resolution revised the names of people that have signature authority on Lake District accounts. This was needed because of the change in personnel at the golf course. Unanimously approved on a Kroeplin/Diedrich motion.

### **PROJECT REPORTS**

#### **Weed Harvesting:**

Wisniewski reported that they plan to start weed harvesting June 3. Replacing the hydraulic tank on the harvester. Will likely need a new outboard motor for the transporter next year.

Aquatic Plant Management Grant was received in the amount of \$9292.90. SEWRPC was the lowest bid and will do the weed survey for \$11,500 .

Authorization to proceed with SEWRPC unanimously approved on a Diedrich/Summers motion.

In order to do weed harvesting we need a permit and in order to get the permit we need the study completed.

#### **Septics:**

Summers reported that there is no new information.

#### **Piers:**

Summers reported that a new pier inspector has been hired. The Lake District has negotiated a new agreement with the Town of LaGrange. The Town will now enforce the new ordinance for piers on Lauderdale and Pleasant Lake. If work starts before the permit is issued the permit fee doubles to \$300. The new agreement was unanimously approved on a Wisniewski/Kroeplin motion.

The new ordinance has special requirements for piers and boat lifts in environmentally sensitive areas.

The Lake District would like to move the west pier in Don Jean Bay about 40 feet west to make loading the fireworks easier. To be paid for by LLYC and LLIA. Sorenson tried to contact the ski club to make them aware but received no response. KMLT has approved. Waiting for DNR approval. Unanimously approved on a Kroeplin/Diedrich motion.

KMLT is concerned about shoreline erosion in Don Jean Bay due to the increase in boat traffic and wave action.

### **Safety Patrol:**

Diedrich reported that officers have been on the water the last two weekends. Only a limited time due to the weather and no boaters. We have two new officers this year.

Thank you to Jeff Angst for his work on the patrol boats the last few years. Buoys should be installed in the Sterlingworth channel and near other launch areas by May 1 so that slow no wake can be enforced right away. The town would need to approve a schedule for buoy installation.

### **Clean Boats Clean Waters:**

Diedrich reported that a new inspector has been hired for the program to inspect boats at the launches and to educate boaters. The new hire is an Elkhorn high school student.

### **Dam:**

Kroeplin reported that we are still waiting for the contractor to get started. There had been concern about asbestos being on the dam but it was tested by DNR and found to be ok. Contractor has been delayed on other projects which has pushed ours back in the schedule.

raSmith will inspect the work and DNR will need to inspect and approve the final payment. Water level should not be effected during construction. Currently the lake level is up a little because of the recent rains.

### **Lake Geneva Conservancy Letter:**

Kroeplin reported that The Lake District has been contacted by the Lake Geneva Conservancy to be signatory on a letter to residents educating them about the concern of using fertilizers containing phosphorous near the lake. Unanimously approved on a Summers/Diedrich motion. Mailing will be coordinated and paid for by the Lake Geneva Conservancy. Marcia Sahag will send a copy of the letter to Pleasant Lake residents and also place a copy on the Town of LaGrange website.

## **H. Community Comments:**

Marcia from the Town of LaGrange commented on how nice it was to work with John Summers on the new pier ordinance.

A resident expressed concern about the flashing light on the buoy in Sterlingworth channel and how annoying it is. Commented about the

traffic and disregard for the rules in the channel as well. Expressed concern about the increase in traffic on the lake on weekends.

**I. Other Business:**

KMLT is having a fundraiser at Northwind Perennial Farm in Burlington, Wi. on June 8<sup>th</sup>.

The meeting was adjourned at      A.M. on a Summers/Diedrich motion.

Next meeting to be held on June 15<sup>th</sup> at 8:00 A.M.

Respectfully submitted by Jim Kroeplin, Secretary