

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

The Lauderdale Lakes Lake Management District had a meeting on Saturday,
November 8th, 2025, at 8:00 AM at the **Lauderdale Lakes Community Center**
located at N7511 Sterlingworth Drive, Elkhorn, WI 53121

Minutes

1. Roll Call

Dean Bostrom	Present
Mike Cochrane	Present
Jane Larsen	Present
Ken Partyka	Present
Brian Holt	Present
Don Sukala	Present
Ed Stygar	Present

2. Agenda Approval

The Agenda was unanimously approved on a Holt/Stygar motion

3. Approval of Minutes from October 18th, 2025 Meeting

Minutes approved on a Cochrane/Partyka motion

4. Open Comments

- There was a suggestion for a Fourth of July celebration at the clubhouse.
- Brian Holt provided an update on the DNR reimbursement, stating the money has been allocated and approved.
- Dean reported the ski club declined to ski in Don Jean Bay due to preference of their current location in front of the Lauderdale Landings.
- Dean discussed CPR training for golf course staff with the fire department.

5. Clubhouse Update and Committee Updates

- Construction building:
 - Elevator failed inspection again, but the company believes they can pass the next one.
 - Generator issues with gas pressure are being addressed.
 - A walk-in cooler has been purchased and assembled.
- Parking plan:
 - Jack McAndrews created a parking plan broken down into five phases.
 - Phase 1: Redoing the drive with one-way traffic and angular parking.
 - Phase 2: Redoing the existing parking area and removing trees.
 - Phase 3: Paving the dirt area for additional parking.
 - Phase 4: Creating an angular parking in front of the community center.

- Phase 5: Paving the maintenance area (lowest priority).
- Permeable pavers:
 - Considering using permeable pavers for a path between the Number 9 fairway and the Number 1 forward tee box.
- Club storage building:
 - Being built using in-house labor.
 - Additional lighting will be installed, including a motion detector light on the northeast corner.
- Interior finishes:
 - Currently evaluating interior improvements, such as a mural and new furnishings.
 - Additional tall boy chairs have been ordered.
- Land planning committee:
 - Evaluating the existing community building to determine whether to keep it or demolish it.

Tennis and Pickleball Courts

- Two contractors have assessed the cost to build tennis and pickleball courts.
- This is a fundraising project headed by Patty Jelik and Laura Allen.
- They aim to raise \$110,000 for the project.

Fundraising

- Continuing to sell pavers, with 15-20 additional pavers sold.
- Planning an expansion area on the west side of the fireplace using paver money.
- Tree tribute program: 12 trees have been planted, with three more coming soon.
 - Stones with inscriptions are placed by the trees.
 - Trees are being planted along hole seven and between holes six and eight to define the area and block errant golf balls.

Website Update

- The Lake District website revamp has been put on the back burner.
- A new, more dynamic website has been developed for the golf side.

Information on Pavers and Trees

- Information on pavers and trees can be found on the golf course website.
- Scott Rhyan handles the paver program, and Tracy Bostrom manages the tree tribute program.

Christmas Party

- A Christmas party will be held at the clubhouse on December 18th at 5 p.m.
- Attendees are encouraged to bring ornaments to decorate the tree.

6. Proposal to Fund 50% cost of an Attitude and Interest survey with LLIA regarding Wake Surfing and eliminating 10 mph limit prior to 9:00 am on Saturday's, Sunday's and Holiday's

- A proposal to fund 50% of the cost of an attitude and interest survey in cooperation with the improvement association.
- The survey will focus on possible wake surfing regulations, eliminating the 10 mph speed limit before 9 a.m. on weekends and holidays, and adding additional water safety patrol hours.
- The goal is to gather feedback on these issues from lake residents.
- The district's share of the cost would not exceed \$1,000.
- Ed Stygar will be the representative on the committee to help with the wording of the survey.
- An online version was considered but rejected because not all residents' email addresses are available.
- A mail survey will ensure that all 1876 properties on the lake receive the survey.

The survey to include questions about wake surfing, boat types, the 10 mph limit on weekends before 9 am, and water safety patrol hours was approved on a motion by Sukala/Partyka.

7. Proposed change to eliminate 10 mph limit before 9:00 am on Saturday's, Sunday's, and Holiday's – Discussion Only

- Residents expressed that the 9 am start time for boaters on weekends and holidays doesn't make sense and limits access to the lake for those who can only visit during those times. Residents also referenced the public trust doctrine, arguing that Wisconsin waters should be available to all participants without discrimination.

The topic will be tabled until the results of the survey are reviewed.

8. Water Safety Patrol Boat #449 replacement options - Discussion Only

- Boat 449 is about 24-25 years old, and the board is considering retrofitting it or purchasing a new boat.
- Jeff Angst researched retrofitting the existing boat with an outboard motor and estimates it would cost \$60,000 to get it up to being like a brand new boat.
- Ed Stygar looked into purchasing a new boat and received quotes ranging from \$55,000 to \$78,000 for 19-21ft boats with 200 horsepower. Outfitting it with lights and a Bellco tower would cost an additional \$10,000.
- A motion was made and approved by Bostrom/Partyka to go to bid on a replacement boat for 449, with separate bids for the boat and the water patrol requirements.

9. Golf Cart Lease

- Only one bid was received from Club Car (Brown Service).
- Options: new 2026 golf carts or slightly used (less than 200 hours).
- The existing lease was for six years, but private clubs often go for three to four years.
- The base bid includes 36 carts with the option of five additional carts.
 - From May 1 to October 31, 36 carts will be available.
 - The bid is for 38 carts because the water patrol wants a cart, and the weed harvesters use carts from the fleet.
 - Water patrol and weed harvesters will be responsible for payment on their carts.

- A "carry all 502 cart" (work cart) with an aluminum cargo box, upgraded tires, and a trailer hitch is included as a separate bid.
- A motion by Bostrom/Sakula was approved to lease 38 slightly used carts for 5 years with a \$188 per cart monthly basis.
 - Total of \$42,864 annually.
 - Plus the utility all-purpose cart of \$428 monthly, \$2,568 annually.

10. Chairman's Report

- No chairman's report.

11. Project Reports

- The county budget passes on Monday.
- The Town of Lagrange will pass its budget on Monday and discuss the water patrol contract.
- Rick Dessent is stepping down from managing the buoys on the lake.
 - He took all the buoys out already and will put them in in the spring.
- Boat number 448 is in storage in the town garage and will be winterized.
- Working on pay raises for water patrol to attract additional officers.
- Dam inspection will be done soon.

Aquatic Plant Management

- The warranty has been extended for the white pickup truck used for weed harvesting.
- Working on a five-year aquatic plant management plan with SEWRPC.
- Initial findings from our detailed lake weed sampling activity this past summer:
 - A large decrease in Eurasian water milfoil (invasive weed) populations from 2019 to 2025.
 - A slight increase in species richness in all three lakes.
- There was a 5% increase in the amount of weed harvesting activity compared to last year.
- A grant application was submitted to the Wisconsin Waterways Commission to refurbish the old weed harvester.

Fire Chief Inspections

- Fire chief did building inspections for the three buildings (six-month inspection).
 - No observations in the community center.
 - Issue fixed in the maintenance building.
 - Clubhouse: elevator still being worked on.

Septic

- Septic: everything went well this year.
- Taxes: no new people this year.
- All the hours and expenses have been sent into the DNR.
 - Waiting for the grant money.
 - The grant for 2026 has been applied for and delivered to the DNR.
 - Asking for an additional \$6,000, making it \$18,000 in grant money.

Westshore Drive Kiosk

- One kiosk is already up on Westshore Drive.
 - Need to get two locks on the glass information holder.
 - Intends to put a map, voting rules, regulations on fishing and sailing, and information on weeds and invasive species.
- Red signs put up four years ago have helped with parking issues.
 - Numbers put on all the parking spots.

Golf Report

- Sparky has been busy aerating and sanding the greens.
 - Working on blowing out the irrigation and digging holes for additional trees.
 - Working with BK on cart path work.
 - Reseeding some of the tee boxes.
- Meijer family garden area:
 - Sue Markus and Cheryl Buddock (master gardeners) and a committee of five additional volunteers are taking care of the flower beds around the clubhouse.
 - Looking at making a \$1,000 donation to the garden club.
- Golf course numbers:
 - Rounds were up 3.2%.
 - 17,182 rounds, the first time the lake has ever exceeded 17,000 rounds.
 - Revenue-wise, currently at a surplus of \$56,503.74.

12. Treasurer's Report

- All the tax revenue stuff has come in.
 - A little bit more money coming in for Pleasant Lake water patrols and septic reimbursement.
- Financials for the 10 months ending October 31:
 - Excess of revenue over expenses of \$170,000.
 - \$52,000 was put into the reserve and \$65,000 was transferred to the water safety patrol.
 - Total expenses through October 31st was \$233,000.
- Water Safety Patrol:
 - Transferred \$65,000 to the Water Safety Patrol.
 - Revenue over expenses for 2025 was \$1,200.
- Reserves:
 - Aquatic Plant Management Equipment Reserve: \$0 for 2025 and \$55,000 for 2026.
 - Water patrol equipment reserve: \$91,000
 - Golf course golf equipment reserve: \$8,100
 - Dam reserves: not much there
 - Water study reserve: \$28,000
- Golf Clubhouse office activity:
 - \$1.4 million cash receipts, which include the loan drop, the money from Spring Creek, and the Town of LaGrange for the \$50 per year per accessible lot.
 - Received a donation of \$25,000.
 - \$85,000 in the clubhouse account.
- Comparison of the contracts to the amount paid:
 - \$1,620,000 in contracts, \$1,579,580 paid to date.
 - Estimating just under \$50,000 still needed.
- Golf course activity:

- Net after anticipated additional expenses of \$35,000.
- Fundraising committee funds:
 - Believed to be in excess of \$100,000.

13. Next Meeting Dates

- January 24, 2026, at 9:00 am at the clubhouse
- April 25, 2026, at 8:00 am
- June 6, 2026, at 8:00 am
- July 11, 2026, at 8:00 am
- Annual meeting will be on September 5, 2026 at 10 am at the clubhouse.
- September 19, 2026, at 8:00 am
- November 14, 2026, at 8:00 am

14. Adjournment

Meeting adjourned with a motion by Cochrane/Stygar