

LLCC Greens Committee Meeting MINUTES

Tuesday, January 4, 2022 (1:30 PM – via ZOOM)

ATTENDEES: Vern Duggan, Robbi Alberts, Renie Dyson, Lance Levine, Steve Saylor
[Excused: Ed Irvin, Tim Magee, Nancy Milliman, Jerry Nokes, Sheila Nokes, Gayle Wilcox]

Guests: Dean Dyson, John Ingemi

Staff: Elen Gaschet DeL'isle, Roger Milliman

Vern called the meeting to order at 1:38 PM (via ZOOM), and welcomed everyone in attendance.

Minutes: Lance Levine moved to: **APPROVE THE MINUTES FROM THE DECEMBER 7, 2021 GREENS COMMITTEE MEETING.** Steve Saylor seconded, and the motion **PASSED.**

Greens Report: Robbi read Jason's report: "My crew are all back from vacation now. Everyone is primed and ready for another great year in golf, just as in 2021, with all the very hard grinding work keeping the golf course maintained and playable, while seeing a record number of golfers. We are jumping right in and doing some tree work, and refurbishing & painting yardage poles. The course may be under snow, but that doesn't stop us from being busy."

Things to accomplish in January: Tree work throughout the course ... refurbishing yardage poles ... inventory and organize golf course supplies/equipment ... work on Project #3 Chipping/Pitching Practice area (if approved and weather dependent).

Topics to discuss: Sledding on the course doesn't hurt grass as long as they use discs, not sleds, and don't dig into the soil. There should be NO sledding on greens, or tee boxes. No one should promote sledding on the golf course, especially on social media.

Roger said he and Jason discussed the sledding issue and agreed it should be monitored. Though it isn't condoned, when discs were used, sleds were not prevented from having fun on the course over the holiday.

Pro Shop Report: Elen said she didn't get a chance to review the monthly sales report, but Roger M. provided her some figures. December 2020 sales totaled \$10,383 (*which included \$2700 merchandise; \$2029 golf rounds; and \$3285 annuals sold*). December 2021 sales totaled \$4,384 (*which included \$2,482 merchandise; \$547 golf rounds; and \$240 annuals*). Unfortunately the continual rain, and then snow, prevented golfers from using the course for most of the past several weeks.

Calendar sales to-date are \$2,450. Several Greens Committee members helped with sales through the "Calendar Challenge" (Thank you! Vern, Ed, Gayle, Mark & Nancy).

A number of gift certificates were sold in the week before Christmas. Merchandise offered in the 12 days of Christmas, including club grip sales, brought in quite a bit of money. However, people didn't take advantage of most golfing offers, mainly due to weather. We can review these offers for next year. Elen thanked those who donated baked goods to sell during the 12 Days of Christmas (Sheila Nokes, John Ingemi, Susie Friends, Gayle Wilcox, Cindy Nunamaker, Renie & Dean Dyson, and Barb & Russ Carmichael).

There was an excellent turnout for the Greenskeepers Holiday Tournament. Golfers were generous with donations that went to the greens and maintenance workers. Elen said the Pro Shop hopes to sponsor a St. Paddy's Day tournament and a Spring Open. It was suggested we consider holding a Valentine's "couples" golf event?

Finally, Elen said she has to close out all the GHIN accounts before the end of January, to avoid charges. She asked Robbi to send a message to LLCC golfers who might be golfing on AZ or other courses where they can still post their GHIN. They won't be able to after mid-January unless they purchase their 2022 GHIN.

Marketing Report: The Board approved purchasing 50 calendars and putting them in the first 50 LLCC Welcome Packets distributed this year. There are still calendars for sale.

An advertising coupon will be stuffed in the next LLCC billing, offering a 20% discount for food & beverage (no alcohol) at the Pro Shop Café. Offer is good through April 3rd.

It was noted, the last couple years we have promoted sale of Annuals prior to the effective date when the price goes up. Are we going to do that this year? Perhaps with incentive of a free round of golf? It was agreed we should promote sale of annuals in advance of the effective date. Jess asked for a copy of the 2022 golf fee schedule.

Vern mentioned Gold Mountain offers a punchcard with 12 rounds for the price of 10. Should we consider offering something like that?

Jess asked if we'll be posting the league golf schedules online? It was pointed out that these daily-play schedules are handed out to league members when they sign up (included in their handbook). We don't usually post daily-play schedules online unless it's a special event we want to advertise.

The issue of rounding to Hole #10 was mentioned; Pro Shop staff will continue to try to keep a good flow, by scheduling the turn for golfers who are playing 18. It's important for golfers to be courteous at the turn, especially if they aren't exactly on the scheduled time for their turn. Staff will help to assure smooth merging of players.

CAM Report: Roger Milliman reported both motions from the last Greens Committee meeting were approved by the Board. **SECURITY CAMERA equipment** was ordered and has been received. The system is being configured and, with the help of LLCC Facilities staff, is scheduled to be installed by mid-to-late January. Security cameras for the Inn were also approved, and they are awaiting completion of the ADA bathroom on the first floor before they can be installed, both inside & out. We'll now be able to provide necessary footage when we get the Sheriff's office involved.

Regarding the **DRONE videos & photos**, John Hohnstein had already been gathering footage last fall. A contract has been prepared for signature. The marketing team will edit & direct, working with John to put together the pictures & video footage for our promotional piece. Elen will be providing descriptions to be used as the drone flies down each fairway, for inclusion in the final video.

Carpet cleaning in the Pro Shop, Café & Inn is scheduled for Wednesday, June 12th. The Pro Shop really needs it! The Café is scheduled to reopen on Thursday, January 6th. Chef John will be filling in for Brian until he returns.

There was some discussion about providing air compression outside the Pro Shop for golfers to clean off their shoes. It works better than a shoe scraper, and people might be more likely to use it. We would need to find a place away from the patio eating area.

Ongoing encroachment on Navy property: The day after our last meeting, Dave Rose of Chehalis Valley Surveyors reported he delivered his responses to the Navy's survey questions. So we're now waiting again on the Navy.

Comments from the Chair: Vern said he's excited about 2022. He believes we'll have a successful year, due in large part to the efforts of our maintenance crew and our public relations (Pro Shop staff and marketing). Vern said he's impressed with the new Café cook Brian, especially his great attitude! He believes we'll continue to progress.

3rd Hole Practice Chipping Area: Jason submitted a description and cost estimate for the project to construct a Practice Chipping / Pitching area at the 3rd hole, and creating a new #12 (blue) tee box. Jason's cost estimate now includes a **concrete pad** (for chipping year-round, reducing the need for maintenance to the chipping area) and also **privacy fencing** around Maintenance's dumping pile. The cost estimate is **\$16,800**. This includes using internal labor, and possibly volunteer help from our talented residents.

Estimated cost is higher than originally requested, but it's felt the addition of the concrete pad & fencing is important. It was decided to postpone our request to renovate the Putting Green, which would save \$15,000 this fiscal year.

Steve Saylor moved that: **GREENS COMMITTEE SUBMIT A REQUEST THAT THE BOARD APPROVE FUNDS (\$16,800) TO BUILD THE AUTHORIZED #3 CHIPPING PRACTICE AREA & #12 (blue) TEE RENOVATION, AS PER THE ESTIMATE AND DRAWING PROVIDED – and HOLD OFF, IN THIS FISCAL YEAR, FUNDING (\$15,000) FOR RENOVATION OF THE PRACTICE PUTTING GREEN.** Lance Levine seconded, and the motion PASSED.

Fundraisers: Later this month, Vern will convene a committee to begin looking at fundraiser projects & events. Perhaps we can look at events like "member/guest", or "mother/daughter; father/son" tournaments?

Cart Security: One cart was stolen, another died on us. Next meeting, we'll look at cost to purchase more used carts. Right now, our carts are being locked up overnight in the maintenance area. They need to be brought over for charging (either in the evenings and/or in the mornings). Should we look at getting more secure locks that can't easily be cut, allowing carts to charge up overnight? Carts have been a steady source of income for us. When we have reliable (charged) carts, it makes it much easier for the Pro Shop staff to make the rental sales.

Adjourn: At 2:43 PM, Robbi Alberts moved to: **ADJOURN.** Steve Saylor seconded, and the motion PASSED.

NOTES BY ROBBI

(Attachment – PAR for Chipping Practice area)

January 6, 2022

To: Lake Limerick Board Members

From: The Greens Committee

Subject: Chipping Practice area

For the latest budget cycle, the Greens Committee submitted requests for funding of three Capital Projects:

- 1) Buying 5 used golf carts (\$20,000)
- 2) Chipping Practice area (\$10,130)
- 3) Expanding the Putting Green (\$15,000)

Funding for all of these projects was approved by the Board and the HOA.

Building the new practice area for pitching / chipping will add value and help increase revenue for the course. It will prevent current golfers from wearing out our regular fairways for their chipping / pitching practice. And by having this separate area for lessons, we will no longer have to shut down a hole on the course to paying golfers while the lessons are taught. This will improve the public's view of our course and keep them coming back. And finally, constructing it in a way that will save maintenance costs in the future (i.e., adding the concrete pad), is important for saving money in the long run.

Because of inflation and the needs of the community, the current cost estimate for the Chipping Practice area has increased (to \$16,800). Our committee believes addition of the concrete pad (for year-round chipping and less maintenance/labor) and the privacy fencing around the maintenance dumping area are important additions, which caused our increased cost estimate.

NOTE: Upon further evaluation, our committee has decided to hold off on our request for funding for Project #3 (expanding the Putting Green) for this fiscal year. With the postponement of the \$15,000 putting green project, and figuring in the increased cost estimate for Project #2, we will still be saving the HOA ~\$8,330 over what was initially budgeted and approved for Greens projects for this fiscal year.

We do still need to purchase the used Golf Carts, to replace old worn-out carts (over 20 years old). We sold two of our old carts at \$2000 each. Last year one cart was scrapped due to age. Rental of golf carts has proved to be a real money-maker for the club.

At this time, we are submitting the ATTACHED request for approval of funds for the approved **Chipping Practice Area**.

The Greens Committee

#3 Chipping Practice area, and #12 (blue) tee renovation

COST: \$16,300 (*see Attached breakdown of costs*)

PAYMENT: Approved by the Board, and voted on/approved by the HOA

PROJECT MANAGER: JASON HOWERTON

SCOPE OF WORK: Create a chipping & pitching practice area at the current #12 (blue) tee box area. Build a #12 (blue) tee box to the north of the #3 tee box.

PURPOSE: To create a chipping & pitching area. This will allow us to provide lessons on chipping & pitching without shutting down a hole to golfers. Also, this will give a designated area for golfers to practice their chipping & pitching skills. At the current time, if we are giving lessons for chipping, we must shut down a hole to golfers. This creates a problem for golfers who are playing a round at that time; they must skip that hole. Golfers do not have anywhere to practice this skill currently. With a designated chipping area, we would be able to have a lesson for chipping & pitching at any time. This will help to **INCREASE REVENUE** and **allow golfers to play ALL holes during their round.**

WHY: When you chip & pitch you create divots in the ground. So when practicing chipping & pitching on the regular golf course, it causes damage to the golf course. When you have a Practice area, you can control the area where to chip.

In July 2018, we had a survey done (by Golf Course Architect John Steidel) on how to improve the golf course. One of the improvements for our golf course was to add a new Chipping & Pitching green, to better serve our customers.

Until we can find a way to create such an area closer to the Pro Shop, we are proposing this area near the #12 (Blue) Tee box.

Adding a chipping & pitching area would **add value to the course.** We will **increase golf lesson revenue,** and we would have a place where **all golfers can improve their skills.**

Lake Limerick Country Club



Jason Howerton, GCSAA Superintendent

Proposal cost 12/28/2021 for
(#3) Chipping Practice area and #12 (blue) tee renovation

Mini excavator rental (1 week) Operator, laser (7 days, ~70hrs.)		\$2,100
Sand pro rental (2 days) Operator, smooth grading (2 days, ~16hrs.)		\$450
<u>Partial material list:</u>		
Greens mix	~64 cy	\$2,400
Native soil	~32 cy	\$900
Gravel	~20 cy	\$600
Irrigation and install	~200 ft 2"sch. 40 + Fittings, heads	\$1,300
Drainage	~400 lf 4" perf + fittings	\$500
Tan bunker sand	~10 cy	\$1,350
Concrete wall blocks	~16 6"x16"	\$450
Chain link fencing	~6ft x 150ft w/ gate, materials, privacy fencing	\$2,750
Concrete pad	~6ft x 30ft + prep, gravel, rebar	\$4,000
Subtotal		<hr/> \$16,800

***In house Lake Limerick Staff would provide:**

- Area prep (sod salvage, Irrigation Prep, drainage outfall
- Labor
- Gas/Diesel
- All tools
- Haul (dump trailer and operator)
- Sand pro for leveling and finishing
- Re-grassing



✕ = Remove Tree

⬤⬤⬤⬤⬤⬤ = New Blue tee location

○ = New Renovated Chipping green site w/ Chipping bunker

⬤⬤⬤⬤⬤⬤ = New Practice tee w/ Concrete pad.

Concrete pad 6' x 30' w/ 4 hitting mats.

■ = Secure fenced dump site w/ Swing gate entry

