

Golf Commission Minutes
Tuesday, October 17, 2006
Noon
Waverly Country Club

Members Present: Klamfoth, Lutz, Murray, Striepe, VanDaalen
Members Absent: None
Staff Present: Ray, Snook, Iverson
Council Present: Ackerman, Ribich, Rasmussen
Visitors Present: Elly Steffen-WHC, Mike Trachta-WHC, Paul Miller, Golf Course Architect, 10 members of the public

Summary of Formal Action: The meeting was called to order at Noon by Chairperson Van Daalen. Minutes were approved as written with the exception of the 3rd paragraph of Regular Business being changed to “public input”.

Motion: Minutes approved as amended:

19-06	Moved: Klamfoth	Seconded: Lutz
Yes: 5	No: 0	Absent: 0

Regular Business:

1. Architect Study Report.

Ray began by saying that he will be taking notes for the minutes and if anyone wanted to have their comments on record, note cards for written comments are being provided. He introduced Paul Miller, Golf Course Architect to review the concepts.

Klamfoth started a discussion of if the entire process was premature. If the need of the hospital was 20 years away, he has an issue with committing future Commissions to a decision made today. VanDaalen said that the idea was to put a picture with the property exchange. Having a property exchange is too vague. What would it look like after it was done? This process allows some ideas of what the final product could be.

Trachta remarked that the demolition of the old part of the building could be 20 years; the addition to the existing hospital is 5-10 years. The idea is to talk about it now because the process is 2-3 years to make the change happen. It is not acceptable to golfers to have a partial course so this would be complete before the hospital would break ground.

Striepe thought it was a possibility rather than a reality. Trachta noted the hospital business has doubled in size that past 5 years. They can't demolish the old part until they have the new part done. VanDaalen asked Trachta that if the policy makers agreed on this land swap, when the project would be started. Trachta would like it to be started as soon as possible.

Ray wanted clarification that the project would start as soon as the politicians agreed to the land exchange. Trachta said as soon as possible.

Snook mentioned that people have asked him about the timetable. Is there a need to tear the old part of the hospital down? The old part has been improved so that it is not big enough and the architecture does not support new technology.

Miller began his presentation that these proposed improvements would not disturb play and are off the existing golf course. The concept would exchange 7.25 acres for 16. It also includes some new back tees on the existing course. It would replace a par 3 and a par 4 with like par holes.

The land is currently ag land. The design is a series of ponds with streams and falls as features. The par 3 would be 210 to 120 yds. Pond material would be used for mounding. There is an estimated 30' change in elevation. The par 4 would be a dogleg with features for risk reward shots. The plan features full length cart paths. It should be a nice compliment to the back nine. There is more square footage of bunkers on the new plan compared to the old holes. Miller is the same architect, so the character will be the same as the rest of the course. The previous project was tying into existing areas. This will be completely new and will not be dependent on saving existing course features.

Snook asked if the Reynolds 3 acres are available. He thinks the opportunity would be there for some more length. Trachta said they are not willing to sell at this time.

Miller said the additional acres will add 30 yards. Now there is more tee space than normal as favored by the golf staff.

VanDaalen asked about the flow of the ponds- will they need to be aerified. The architect stated the ponds will be a closed system with probably the need for aerators. Filling the ponds will be from the effluent line. Runoff will be tiled into the ponds. The series of ponds would over flow into a pipe across the golf course to the drainage system.

Snook asked about the size of the greens. Miller stated 6,000 sf minimum.

VanDaalen asked about how they can measure if the holes are of equal or better quality. Miller explained the current holes have a 25 ft elevation change on the par 3. The new par three is more flat but has features to give it character. The par 4 is 14-16' higher at the tee than the green. His experience is that golfers can't tell until it is done.

Snook reported that there are 60 trees that would come out. Miller has 70 new trees programmed to be planted. He added good golf course design is not dependent on trees; the holes should stand on their own.

Murray stated that we are giving up signature golf holes and the proposed features are foreign to the terrain. He asked how much water surface we are adding. Miller thought about an acre and a half.

Miller said that he was not aggressive with the water. The current holes 6 and 8 are penal because the golfer is required to cross water. The current plan has less aggressive water. The ponds blend in with the other water holes.

VanDaalen asked about the increase in maintenance budget. Miller agreed that it was double the acres lost and had more water. Snook informed that the areas proposed would mean more hand work and utilities. He estimated about \$20,000/year additional maintenance cost. The additional play would not be generated because of two new holes.

Rasmussen asked how much this would cost. Miller said his estimate is about \$750,000. Trachta said the land would be around \$200K. Trachta said the hospital architects have informed him that most effective expansion is to acquire contiguous land. The old part is 120K sf and they could triple in size from that.

Murray thinks there will be more public comments tonight.

VanDaalen asked to have this on the agenda for next month.

Reports and Communications:

Staff Report:

- Snook reported on the cart path project, fairway seeding on #12, moss program was recognized by ISU, aerification beginning, and seasonal staff is being cut back.
- Ribich asked about the sealing on the bridges. Snook said they didn't get done and it will need to be done next spring.

Club Communication:

- Restrooms will be changed to make them handicapped accessible. The manager's office will become the men's restroom. The manager's office location is yet to be determined.

Chairperson's Report:

- None

Directors Report:

- Ray talked about the marketing plan. He was talking to On Media and KWWL to explore a news/weather/sports philosophy. Ray will have a marketing plan report at the next Commission meeting and then give the report at the Council meeting in December.
- The financials were for the first quarter of 06-07. He mentioned the loan for the cart path project was indicated on the spreadsheet.

Next Meeting: Next meeting will be held Tuesday, November 21 at Noon at the Waverly Country Club.

Adjournment: Adjournment was at 1:30 pm.

Respectfully submitted,

Tab Ray
Director of Parks and Recreation