

IRONHORSE  
Golf Club



**GOLF COURSE COMMITTEE**

**Minutes of July 28, 2005**

**5:30 pm – IRONHORSE Golf Club  
Clubhouse Dining Room**

Dick Fuller called the meeting to order at 6:15 pm. Members in attendance were Councilman Lou Rasmussen, Dick Fuller, Councilman James Taylor, John Campbell, Bobby Davidson, Bob Reid, Chuck Sipple, and Mike O'Connell. Shane Gardner, Matt Roberts, Pete Spratlin of Orion and Parks and Recreation Director, Chris Claxton were also in attendance.

Lou Rasmussen moved to approve the minutes of the June 23rd meeting. Chuck Sipple seconded the motion. The June 23rd minutes were approved unanimously.

**I. Recap of Tenth Anniversary Celebration**

Matt reported that the golf course hosted the 10<sup>th</sup> anniversary tournament and luncheon earlier today. There were 240 paid rounds played. Everyone registered received golf, lunch buffet, contests, and prize packages. Sponsors included Merrill Companies and Town & Country Bank.

Participants turned in their scores at the conclusion of their round. Everyone who went to the #1 tee also received a commemorative coin. The committee also received a commemorative coaster with the IH insignia, which the Council and Mayor will receive on Monday evening. We were pleased to have Mayor Dunn and City Administrator, Scott Lambers come by for lunch and to visit with folks in the club house. There were a lot of great comments made about the course by those who attended the event. Special thanks to Chris and her staff for doing the registration postcards. That really helped boost the attendance.

**II. Update on Creek Bank Project - #8 Fairway**

Chris reported that this was an agenda item at the last meeting of the City Council, however it was postponed to the August 1<sup>st</sup> meeting to allow further review of the issues by members of the Council.

Dick said that he was at the meeting. Initially, there were four homeowners who stood to benefit from the proposed improvement. Are all four willing to participate with the City in getting this improved? Mr. Taylor said that he is not privy to that at the time however, at the Public Works committee meeting, four homeowners were there. One did question his participation but after listening to the information seemed more interested in doing so.

Lou said that in checking his memory, we had a subcommittee formed at the very beginning, whose job it was to address development around the golf course. A meeting was held out there between the developer and the committee wherein he was told at that time that those lots would not work. The committee was told, and I quote, "my engineer said it was fine". So they went ahead and sold the lots.

Dick asked what the state of the ground was at that time. Bobby said it was “raw” when time Mark Simpson brought in the plats.

Lou said that he had called City Clerk, Deb Harper, to try and take a look at the minutes from that period of time but she said she had nothing on file prior to 1998. Further, Lou said that he asked Phil Gibbs, of Continental Engineers, at the last meeting “Did anything we did during the construction of the golf course help to create this problem?” and Phil answered emphatically “no”.

James said that the real issue is the relocation of the drainage pattern. He asked Dick Fuller if he had taken the position that this would ruin the hole.

Dick said that he had great concerns about the landing area after the creek gets moved to the south.

James said that he disagreed.

Dick said that the problem is that we don’t know at this time exactly where the creek is going to be located.

James said that he had looked at the preliminary plan and it appears not to be a problem.

Dick said that the COE (Corps of Engineers) would most likely not allow the creek to be straight upon new realignment.

James said the landing area for men or women would not be affected.

Dick said that this is one of the toughest holes at IRONHORSE and he feels that moving the creek south has great potential to make a difference on this hole.

James said that he still disagrees. The creek will be moving south 20-30 yards about 190 yards from the green.

Dick reiterated that if we don’t know exactly where the creek is going to be placed, how can we be sure of this?

Lou said that the City had paid a great sum of money to the course designer, Dr. Michael Hurdzan, to design a great golf course.

John Campbell asked if the fairway would stay the same. James said that yes, it would. John said that it should not affect play then, correct?

Lou said that originally the committee did not want any change at all when looking over the initial plan. Now this shows up and we have recommended, in our best judgment, that if the City votes to proceed with this change than we must consider keeping the creek as far north as possible.

Chuck Sipple asked if Phil Gibbs, in his permit application, makes a recommendation to the COE about where to move it.

Dick said that in his conversations with Phil, you present what you want to do but they may choose to modify it.

James said that he understands both sides. But whether it is a public works issue or an issue to the golf course, he wants to have some sort of “agreement” on the plan before it gets final approval from the Council. James says the point he is trying to make is whether you leave it where it is planned for now or move it farther north, it will not affect play.

Lou said that the golf course committee was established to protect the integrity of the playability/design of the golf course.

John said that he feels that it is acceptable then in this instance to ask what is being done so the committee can make their comments and suggestions from a golf standpoint.

Dick said that at the last Council meeting the Mayor asked him if he would like to speak on behalf of the committee. He said he really didn't but I felt that it was prudent to reiterate our concern about the impact the realignment could have on the play of the hole. So that is what I did.

Chuck asked when the committee would be able to see the plan. Dick said that we had already seen it.

Pete reminded the group that the USGA consultant, Paul Vermilion, would be visiting soon (September 7<sup>th</sup>) and he would be a good person to discuss the golf aspect with. The group concurred that this would be a good thing to show and discuss with Paul on his visit.

James said that what he is saying is that whatever the Corps determines is what we will have to live with. The whole issue of this area has been initiated by the property owners. Regardless of what happened in the past, we still have a problem.

Lou said that we now have a technical difference of opinion. We had other illustrations of this happening around the course, caused by irrigation from property owners as well as other natural conditions. Some believe that if we fill this in that all will be fixed. This is a shale bank and if this “fix” does not work the property owners will be back so, I asked at the last City Council meeting if there had been any guarantees made to them and the City Administrator said “no”. I will submit the recommendation of the golf committee to the Governing Body.

### **III. General Operations Report**

Matt reported that we are \$8,000 behind budget through June, but ahead of where we were at the same time last year.

Lou asked where we were on the software. Shane said that the contract is in the City Attorney's office under review.

Matt said that heading into August there are about two outing booked per week.

Chuck asked about July.

Matt said that we are about \$12,000 behind budget but it should be a dry end of the month, which should help. Also there have been no out of the ordinary expenses this month. We

should be receiving payment this week from the Church of the Resurrection League, which will also help the financial picture. We should be starting the repair of the comfort station next Tuesday as well.

Dick asked why this has taken so long to get underway. This happened June 8<sup>th</sup>.

Pete said that we had received a bid a couple weeks after it happened but that public works was waiting on one or two other bids.

James said that the projections are for a total loss of \$225,000 and a debt service of \$496,000, is that correct? Matt said yes. James went on to say that it appears then that the City will be picking up half of the debt service. Matt concurred.

James said that he would like to throw out that with all the events going on out here it might be advantageous to come up with some sort of "pool" that exists each year for events held at IRONHORSE. This could be large and would be a great incentive to encourage people/groups to play at IRONHORSE. James asked what the feel of the committee was for this idea. We would get more rounds and get more interest.

Dick asked Shane what the number of rounds was last year. Shane said about 28,000 and we are projecting 29,000 for 2005 so we may very well end up with a pretty good year.

Lou made a motion that Orion investigate options of the possibility of setting up some type of bonus arrangement (through outings) to encourage more revenues at IRONHORSE. Chuck Sipple seconded the motion. It was approved unanimously.

Lou wanted to make a comment that one of our ordinances requires public works to clean out under our roadways. At the last couple of meetings we have been told that our culverts at the golf course are plugged up. He asked James, as the chair of the public works committee, why we cannot get this taken care of.

James said that the group could make a recommendation to the public works committee to address this.

Bobby Davidson made a motion for a memo to be drafted to the public works committee to request that the public works staff comply with the ordinance and clean out the culvert under Mission road. Mike O'Connell seconded the motion. The motion was approved unanimously.

James asked what the status is of the ROW along 151<sup>st</sup> street, north of #16. Pete said that it is being mowed weekly.

James asked when it was going to be landscaped and brought up to the quality of the properties to the east and west. Chris said that to her knowledge, there are no monies budgeted in 2005 or 2006 to address this area to that degree.

Dick asked Chris if the request had been made to the City Administrator about going ahead with correcting the drainage problem behind #5. Chris said that she had discussed this with Scott Lambers and he is reviewing the details of it.

#### **IV. Course Maintenance/Project Report**

Pete reported that the golf course remains in good shape. We are however, having some major problems with the irrigation controls at this time. There is one signal, with a cable that is eight (8) miles long, that runs through the golf course. The system is completely unreliable right now. We are using staff to check the greens. Toro has been out and spent 3-4 days checking it out; but have been unsuccessful in locating the problem. Pete said he send them away because they weren't getting anywhere and it was costing them money. Starting tomorrow, the maintenance crew will take apart (one-by-one) all 38 satellites. We went to emergency effluent water this morning. The Blue River is dry, again!.

Dick asked if the pond on #11 is filling up. Pete said that it is.

Lou asked if the developer to the south was doing his part to keep the silt out of the lake. Pete said that he was doing a good job in this area.

Pete said that the greens are still doing well.

James said we are talking about closing down the course for six to eight months, are we not?

Lou said that no, we are trying to keep in touch with potential contractors so that when they come back with a preliminary plan it can be determined as to the level of shutdown necessary.

James asked if this potential period of "closure" would be an opportune time to reconstruct the greens. We will already be experiencing an economic impact with the upcoming construction. Closing the course again in 3-5 years to do the greens will impact the course again financially.

Pete said that this would be another very good question for Paul of the USGA.

James asked what it would cost to use A4. (*A4 is a type of grass*)

Pete said he would guess \$500,000-\$700,000 but he would need to get a better estimate.

Lou said that the greens should be replaced about every 15 years so, it would be about 5 more years when we would be looking to do this. Lou asked if it should be suggested to the City Council that this be accelerated under the circumstances. Lou asked Pete if he could get him a better estimate by Monday. Pete said he would make a few phone calls in the morning.

#### **V. Adjourn**

John moved to adjourn the meeting and Chuck Sipple seconded the motion. The meeting was adjourned at 7:40 pm.

Respectfully submitted,

Chris Claxton, Director  
Parks and Recreation