



GOLF ADVISORY BOARD MINUTES

Tuesday, September 3rd, 2013 ~ 8:00 am
Waterview Golf Course Club House
9509 Waterview Parkway, Rowlett TX 75089

PRESENT: Brad Marshall, Barbara Holst, Geoffrey Nichols, Charles Alexander, Brent Dorenbecker, Vincent Leal, Larry Glick, Jerry Daniels

ABSENT:

STAFF: Jermel Stevenson, Director of Parks and Recreation; Don Tennant, Waterview Superintendent; Shelly Monroe, Parks and Recreations Sr. Administrative Assistant, Dru Bolen, General Manager of Waterview Golf Course; Brian Funderburk, Interim City Manager

1. The meeting was called to order at 8:03 a.m.
2. Quorum is present.
3. Geoffrey N. made a motion to approve the July 23, 2013 minutes with four changes noted and Brad M. seconded the motion. Approved 5 – 0.
4. Review and make recommendations on the plans for the lake on #2. Golf committee will adjourn to hole #2 to review area staked by Steve Wolfard of Weibring-Wolfard Design.
 - a. All members relocated to the golf course for viewing of the staked area for the lake layout.
 - b. Discussions of size of the lake, distance from lake to the greens, and trees occurred.
 - c. Discussion regarding the location of the lake in relation to the residential properties occurred. Brian F. asked how to mitigate the risk and Steve W. suggested 20-30 taller trees.
 - d. Members returned to the club house at 8:50am.
 - e. Larry G. asked members if they liked the design for the lake on #2 after looking at the layout on the course. Members replied with a yes.
 - f. Brad M. described after seeing the layout he is much less concerned about the residents' property on the right side.
 - g. Vince L. shared a future concern in regards to issues of low water source such as expense to replenish and the possibility of the lake looking like a mud hole.
 - h. Brian F. addressed Dru B. to obtain Craig K.'s approval and input on the lake location and if Craig K. has concerns then what would American Golf be willing to do in order to minimize those concerns.
 - i. Brad M. made a motion to recommend to the City Council to move forward with the lake design for hole #2 after viewing the layout of the lake by Steve Wolfard of Weibring-Wolfard Design. Geoffrey N. seconded the motion. Approved 5 – 0.



5. Introduction of the new Waterview General Manager.
 - a. Dru Bolen voiced he worked at this golf course about five years ago as the Assistant General Manager. He is from the Dallas area but has been in Colorado the last two years attending graduate school.
 - b. Members welcomed Dru B.
6. Golf Course Conditions
 - a. Vince L. expressed even though he understands about the climate there is still concern about the number of dead trees because the number is now higher than the number mentioned during the July meeting. He acknowledged he sees some efforts to save the area by hole #15. He added the fairways are still a little scorched.
 - b. Don T. responded he is working on the care of the trees. One issue is the water supply from Ray Hubbard is low therefore he is using discretion with the water usage. Brian F. mentioned the water source is already at the deepest part therefore the pipes cannot be moved further down. Vince L. asked if a switch to North Texas Water Supply will cost the city more. Brian F. replied it will not cost the city extra but there would be more restrictions.
 - c. Brad M. asserted the greens for this time of year are the best. He observed the po annua seems to be disappearing. Don T. informed that the greens are great except by hole #1 where he has been spraying. Poa got hurt so after aerification he might plant some bent grass seed. Brad M. continued he can no longer see the balding and plugs by #15 so the efforts being made is working.
 - d. Larry G. brought focus to the nursery. Don T. agreed it is looking amazingly healthy. Larry G. cautioned that the trees are in worse shape than 5 weeks ago. He continued to state at least a dozen trees look dead and about 30 more approaching dead condition. He expressed disappointment because this is a recommended way to change the golf course for improvements and much time and work has went towards this project. Don T. explained it takes several days and two staff to water the trees and there is not always enough time for this task although he realizes it is important. Larry G. asked if Parks Department could water the trees but there is not enough staff for this extra task. Larry G. requested for the trees to at least have average watering to help prevent them from dying. Don T. stated he will start using water stations.
 - e. Don T. wants to seek feedback from members in regards to using par 3 as a testing ground for different Bermuda grass such as Tif Eagle to see what it could do for this course.
7. Discuss condition and overall rating of courses played other than Waterview, with emphasis on favorable and unfavorable comparisons to Waterview
 - a. Barbara H. played at golf course in McKinney and the greens were absolutely perfect. This course uses TifEagle Bermuda grass and she has never had greens so fast.
 - b. Brent D. played at Firewheel and it appears they are spending funds on watering because the fairways are lush and golf balls were bouncing.
8. Discuss results of City Council work session on August 20th regarding the enclosure of pavilion.
 - a. Larry G. offered appreciation to those members who attended the work session. Larry G. asked Brian F. the City Council stance in regards to the pavilion.
 - b. Brian F. stated the City Council liked the design. Brian F. sent email to K. McCarthy, Dan H. and Craig K. to move forward on the final construction plans so bids can be obtained. The



bids will have addendums for the walk way and patio so each phase can be added as needed.

- c. Larry G. added that City Council member, Debby Bobbitt, suggested a fireplace be placed in the pavilion.

9. Redesign of driving range.

- a. Brad M. recommends a future project in 2015-2016 to improve the driving range. He handed out a rough design that showed two fairways with targets set in the middle of the layout.
- b. Barbara H. does not feel the driving range is the worst that she has seen although she does like the suggested design for improvement. She commented that American Golf will need to see the significance in the renovation because there will be maintenance upkeep.
- c. Larry G. asked about an estimated cost for the renovation. Brad M. replied he does not have one at this time but will seek one.

10. Discuss the August 15th bond rate reset and the amount of funds available for the upcoming fiscal year as it relates to the golf course. Review total amount of funds available including monies already allocated to club house and the lake on #2.

- a. Larry G. reviewed the present projected expenses such as \$100,000 for pavilion, \$35,000 for lake and there is another \$23,000 which totals \$158,000. Based on the reset there will be approximately another \$240-260,000. There will be an approximate total of \$408,000 to spend on projects. Pavilion is about \$150,000 along with phase II and phase III each about \$50,000; \$45,000 for drainage on #10; and lake at hole #2 is about \$40,000. There is the issue of the retaining wall on left side of #18 which approximately there will be about \$58,000 for this. Larry G. questioned if HOA is willing to still assist with the wall. Brad M. answered HOA will help with the supply materials. Brad M. mentioned that Dan H. has the estimated amount to fix the wall.
- b. Brad M. asked Dru B. his opinion on the timing of these projects. Both Dru B. and Don T. feel the winter is best but if the wall is a safety issue then it begins as soon as it can. Brad M. suggested to start thinking about the time frame for these different projects beginning.
- c. Larry G. addressed Dru B. as to what he may need from this board or the city to move forward on these projects. Dru B. voiced he will get with Dan H. today in order to obtain updates then he will respond.

11. New Signage on the golf course.

- a. Vincent L. lives near hole #10 and has experienced several broken windows. This year there has been more broken windows than in the past. He expressed he would like to see some type of signage to bring awareness to golfers that they are responsible for repairs of damage to residential property. He does not like being in the position of having to discuss with golfers on this issue.
- b. Brad M. added that at Chase Oaks there are sticker signs on the drinking carts.
- c. Brent D. mentioned that while he was playing golf with an attorney two weeks ago a discussion came up about this topic. The attorney shared with him that in a recent case the judge ruled in favor of the golfer because the golf course was there first and the homeowner purchased the home knowing the risks of living next to a golf course.
- d. Vince L. assured he does not want any type of litigations and understands the legalities but would like to see some type of signage to bring awareness to golfers so they are more cognizant of their actions.



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- e. Larry G. advised Dru B. to speak with Waterview's legal department as to what could be done in regards to this request.

12. Public Announcement. Members of the Board and/or staff may make announcements of local civic events. No member of the board or commission may discuss nor take any action with regard to the announcements.

13. Members of the board may request topics for future agenda meetings. No member of the board or commission may discuss any of the requested subjects until such matter has been properly placed on a posted agenda.

14. Adjournment was at 9:44 a.m.

A handwritten signature in black ink, appearing to be "Larry Gluck", written over a horizontal line.

Larry Gluck, Chairman

A handwritten signature in black ink, appearing to be "Jermel Stevenson", written over a horizontal line.

Jermel Stevenson, Director of Parks & Recreation