

**Lake of the Pines
Association**

Memo

To: Sean Bothelio, General Manager
From: Rick Fowler, Operations Manager *RF*
cc: Golf Committee, Jeff Hill, Nick Hoisington, Pat Shaw, Paul Brown
Date: April 21, 2023
Re: **April Golf Course Maintenance Update**

During the month of April several projects were started or completed by BrightView, Contractors, or Public Works Staff. Below is a summary of the work that has been performed since the March 2023 Golf Course Maintenance Update:

COMPLETIONS

- In the Cart Barn we are finishing up the conversion to the Google Assist Wi-Fi Smart Outlets, removing the old chargers, and rewiring the circuits for the lithium adaptors. This should save significant energy, as lithium charges faster with less energy consumption., and the Smart timers avoid peak PG & E charging and demand times. We have been offering the Members the used chargers and the good used cart batteries for sale at a significantly reduced price.
- Operations went to the April Board meeting to convert the remainder of the golf cart fleet to lithium. The Board approved the conversions, and the batteries have been ordered.
- I took the Technical Specifications for the BrightView Contract to the March Golf Committee for comments and no significant changes were recommended. I am hoping to take the new proposed contract to the Board for approval in May. Their old contract expires the first week of July.
- Steve Ourada has given me a preliminary estimate for the Civil Engineer work to do the Hole 3 fairway and Hole 12 pond designs. Working on getting him drone topo files to see if any further surveying work needs to be added to the scope of work.
- The majority of the 2023 Cart Path Repair Project was completed while the course was closed in April for Aeration. The project includes path repairs on Holes 3, 13, 15, and 18.

Only the work on hole 18 is remaining due to very wet conditions in that area. The contractor is also doing the Main Beach Project, so he will schedule the remaining cart path work sometime in the next month, when the ground conditions are acceptable.

- Staff have begun installing phosphorous absorber bags in the creek beds next to the cart paths on holes 12, 13, and 14. These are a part of the overall lake management program to limit chemical contamination entering the lake. Phosphorous is a major contributor to algae and weed growth.
- Staff has started the Hole 6 project by modifying the cart path reflectors, adding boulders in strategic locations, and planning the "Green" tee box modifications. In the next several weeks we will begin the tee box modifications and the sand trap changes.
- Staff updated the entire course to reinstall all the cart path yardage-colored markers, the fairway yardage upright markers, and the path reflectors. BrightView will take this over in their new contract.
- At the March Board Meeting, the Board approved Operations moving forward and bid the Hole 17 Green relocation as adopted in the Golf Course Master Plan. Once I have a defined construction time frame, I will proceed with putting the Bid Package together and bid the project. Holes 15 and 16 are being looked at for green expansion using the old hole 17 green.

To-Do List

- Brightview needs to repair or replace all the missing or damaged OB and Hazard markers on the course; replace all the missing fairway upright floppy yardage markers and reinstall all the "Cart Arrow" ground signs at the 50 Yard markers to keep carts from around the greens.
- Staff will be installing the new green tee box on Hole 3 once the weather cooperates. As a part of this installation, staff will have Brightview re-aim the grass cut on the other tee box so that all are in-line with each other.
- Staff will fill in and seed the sand trap on the right side of Hole 11 green and correct the drainage in the area as approved by the Golf Committee. It is solid rock and the drainage in that area stays wet all year round.
- Staff were requested by the Golf Committee to also remove the sand trap on the backside of Hole 10 green and seed the area.
- Staff were requested to fill in the small round sand trap on the right side of hole 6 fairway and to install a large new sand trap on the left side of the fairway, where the trees were removed several years ago. Staff will also enlarge the remaining sand trap on the rights side of the fairway.
- I also have current Reserve funds available to purchase new bunker sand for the green side bunker on Hole 3 and repair/replace the wooden retaining wall on the lower side of the green.
- Staff will be removing the concrete bridge at the bottom of the hill on Hole 14 to increase water flow and slow down erosion in the area as soon as the ground dries up enough to get larger equipment on-site without making a mess. Not sure when, bigger project than anticipated.
- Brightview needs to reshape the fringe cut on Hole 1 to match the fringe cut on the back of Hole 4.

- Public Works will fix the landscaping behind Hole 12 Blue/White tee box, the landscaping on the right side of Hole 14 green by the benches, and behind the Hole 18 White tee box.
- When time allows this Spring Public Works and BrightView will trench and install all new irrigation lines and control wires on the left side of Hole 8 fairway. BrightView will install new "Free" sprinklers, and a used controller for the additional sprinklers. Once completed, BrightView will aerate and reseed the entire left side of the fairway.
- BrightView will continue to review and remove unwanted grass varieties on the fairway approaches to greens.
- During our next "Roadway Project", Staff will have the striping contractor paint a four (4) inch "White" stripe along the lower slope side of the cart path going down the hill on Hole 6 as a visual safety enhancement. Also, we will look at widening the curves with concrete.
- BrightView will improve the drainage and install new bunker sand in the existing sand traps in the order recommended by the Golf Committee. I have not received a complete priority list of bunker refurbishments from the Golf Committee. This will be a multi-year project as the replacement costs for sand is approximately \$1,100 a bunker and BrightView labor is only available sporadically when time allows them to defer other maintenance. I have \$5k in the 2023 Golf Operating budget for bunker sand on top of some reserve funds.