Rock Koshkonong Lake District

Board of Commissioners
December 12, 2024
6:00 p.m.
Fulton Town Hall
2738 W Fulton Center Dr.
Edgerton WI 53534

1. Call to Order
2. Confirmation of Meeting Public Notice
3. Approval of Agenda (discussion/action)
4. Approval Draft November 21, 2024 Meeting Minutes (action)
5. Public Participation (agenda items only)
6. Treasurer Report (discussion/action)
7. Bills and Invoices (discussion/action)
8. Indianford Dam Report
    - Inspection, Operation, and Maintenance Plan (IOM) (discussion/action)
    - Emergency Action Plan (EAP) (discussion/action)
    - East Abutment Concrete Cap – (discussion/action)
    - Water Control Project – Final Grant Award Update (discussion/action)
    - Indianford Dam Operating Order Change Request (discussion/action)
9. Lake Management (discussion/action)
10. Communications (discussion/action)
11. Public Participation
12. Comments by Commissioners
13. Adjourn

NOVEMBER 21, 2024
BOARD OF COMMISSIONERS MEETING MINUTES
ROCK KOSHKONONG LAKE DISTRICT

Chair Alan Sweeney called the meeting to order at 6:00 p.m. Board of Commissioner members present were Treasurer Mark Meyer, Alan Sweeney, Kerry Hull, Eric "Rick" Richardson, Michael Shumaker, and Susan Shearer

Recording Secretary Salvo confirmed the meeting agendas were posted.

APPROVE AGENDA: A Shumaker/Shearer motion to approve the agenda passed, all voted in favor.

APPROVE MINUTES: A Shearer/Shumaker motion to approve the October 17, 2024 minutes passed, and all voted in favor.

PUBLIC PARTICIPATION: Chair Sweeney asked for public participation. There was none.

TREASURER'S REPORT: Treasurer Meyer presented the Treasurer's report along with the monthly bills.

A Hart/Shumaker motion to approve the Treasurer's report and the bills list passed, all voted in favor.

DAM INSPECTION
The required 10-year dam inspection on the total structure including the repaired west wall of the powerhouse was completed and the results will be forwarded to the DNR for their records. The inspection was good with a minor repair needed on the east cement abutment cap.

EAST ABUTMENT CAP – IEI CHANGE ORDER
A Richardson/Shearer motion to approve the IEI Change Order in the amount of $20,000 to repair the east cement abutment cap passed, all voted in favor.

DEBRIS BOOM
Treasurer Meyer provided an update on the discussions with the DNR regarding the installation of the debris boom. DNR would like the engineering questions answered for the sign-off. IEI is planning to answer these questions before approving the final grant award.

POWERHOUSE COVERS (DISCUSSION/ACTION)
Richardson will order the covers to be placed in the powerhouse to reduce the humidity.

WATER CONTROL PROJECT – FINAL GRANT AWARD UPDATE (DISCUSSION/ACTION)
Treasurer Meyer has submitted the necessary paperwork for the DNR to release the remaining 50% of the grant proceeds. Will Disser, Dam Safety Engineer, will need to submit a letter of completion to the DNR grant coordinator for payment and there is a 10% holdback on the grant payable upon completion of the Emergency Action Plan and the Inspection, Operation, and Maintenance Plan. These were requirements in the 2014 directive that were not completed. Meyer stated the DNR has requested an extension letter requesting an extension of the project from the original September 1, 2024 date until September 1,2026 to complete the final work.

A Shearer/Hull motion to direct staff to begin working on the draft Emergency Action Plan (EAP) and the Inspection, Operation, and Maintenance Plan (IOM) passed, all voted in favor.

INDIANFORD DAM OPERATING ORDER
Treasurer Meyer stated the DNR has requested a meeting with the Board to discuss the operating order and recommended asking to remove the season's max and minimum range. The Board had requested the implementation of the changes to the order were to begin in April of 2025. The DNR has indicated this may not be a feasible date.

LAKE MANAGEMENT (DISCUSSION/ACTION)

Richardson stated Harbor of Newville is continuing to remove the buoys within the District and will be completed by the end of November.

RESTRICTIONS ON SEAPLANES
The Board continued discussing the request from Linn Duesterbeck to implement a restriction on watercraft landings within the district. Staff stated per state statute, an ordinance would require an approved resolution from all jurisdictions within the district.

Nelson Sundby, 10464 North Riverview Drive, and Bruce Topp, 389 East Ellendale Road, expressed opposition to the implementation of an ordinance.

Bruce Topp requested that the owner of the plane that is causing the issue reach out to see if a compromise may be made instead of an ordinance.

The Board directed staff to add the discussion to the January agenda.

COMMUNICATIONS
Salvo provided an update on the IT project. The company that was hired to complete has been merged with another and

PUBLIC PARTICIPATION
None

COMMENTS BY COMMISSIONERS
Chairperson Sweeney requested that the audit procedure be added to the RKLD Policy and Procedures manual.

Due to scheduling issues, the December meeting will be held on December 12.

There being no other business before the board, a Shearer/Shumaker motion to adjourn at 7:12 p.m. passed; all voted in favor.

Rock Koshkonong Lake District December 12th, 2024

11-21-2024 Balance	**$**	**44,160.45**
Interest	$	7.01
12-13-2024 Balance	**$**	**44,167.46**

Water Control Project Checking

10-5-2021 Transfer from Lake Fund	$	700,000.00
10-26-2021 Transfer from General Fund (balance of 2021 budget- loan payment)	$	114,544.63
10-26-2021 Meade and Hunt #1802663	$	(6,521.44)
11-23-2021 Meade and Hunt #1813312	$	(7,045.79)
11-23-2021 Meade and Hunt #1813312	$	(6,767.50)
11-26-2021 IEI Pay Request #1 (10% retanaige owed at completion)	$	(38,894.40)
1-5-2021 Meade and Hunt November 2021	$	(10,977.00)
1-5-2021 Transfer from General Fund (2019 & 2020 unspent. Approved 12-15-2021)	$	82,368.00
1-21-2022 Meade and Hunt invoice #326602	$	(5,739.75)
3-14-2022 Meade and Hunt invoice #327697	$	(2,061.75)
3-25-22 Meade and Hunt Invoice #328937	$	(3,147.25)
3-25-22 IEI Pay Request #2 (10% retainage owed at completion)	$	(51,687.00)
4-29-22 Meade and Hunt Invoice #329983	$	(5,678.00)
6-14-22 Transfer to General Fund for bills paid in 2021. Reconcillation.	$	(18,693.06)
6-27-22 Transfer from General Fund- 2021 LKWA donation for cleaning boom	$	2,500.00
7-11-22 Transfer from General Fund- 2022 Loan Payment Allocation	$	190,000.00
7-29-22 Mead and Hunt Invoice #33147	$	(4,318.00)
7-29-22 Mead and Hunt Invoice #332948	$	(8,951.75)
7-29-22 Mead and Hunt Invoice # 334300	$	(688.00)
8-29-22 IEI Pay Request #3 (10% retainage owed at completion)	$	(127,747.50)
8-24-22 Meade and Hunt Invoice 335627 (actual owed $6,207 balance credited)	$	(13,957.75)
9-30-2022 TSC Concrete Testing	$	(957.00)
9-30-2022 ECS Concrete Testing	$	(598.00)
9-30-2022 Transfer from General Fund 2021 Balance	$	26,209.00
10-19-2022 Transfer from Lake Improvement Fund	$	107,347.68
10-21-22 IEI Pany Request #4 (10% retainage owed at completion)	$	(296,681.29)
11-21-22 Mead and Hunt Invoice 337686 August	$	(7,003.00)
11-21-22 Mead and Hunt Invoice 338931 September	$	(6,731.51)
11-21-22 Mead and Hunt Invoice 340459 October	$	(4,121.00)
11-21-22 IEI Pay Request #5 (10% retainage owed at completion)	$	(365,490.00)
1-5-2023 IEI Pay Request #6 (10% retainage owed at completion)	$	(267,250.50)
1-5-2023 Mead and Hunt Invoice 341342 November	$	(11,130.76)
1-5-2023 National Exchange Bank Loan Draw #1	$	55,000.00
1-17-2023 Transfer to GF for TSC invoice IN125500	$	(1,385.00)
1-31-2023 Meade and Hunt Invoice 342723 December	$	(10,060.88)
1-31-2023 National Exchange Bank Loan Draw #2 transfer from GF	$	90,000.00
2-1-2023 IEI Pay Request #7	$	(78,914.70)
3-15-2023TSC- Concrete Testing Invoice IN125834 (paid from GF, transfer this account)	$	(2,665.00)
2-28-2023 IEI Pay Request #8	$	(116,640.00)
3-15-2023 TSC Invoice #IN126128	$	(1,754.00)
2-27-2023 Mead and Hunt January (Part 1/2 Invoice #344257)	$	(8,209.08)
2-27-2023 National Exchange Bank Loan Draw #3	$	130,000.00
4-21-2023 Transfer from Dam Fund	$	2,200.00
4-21-2023 TSC Concrete Testing	$	(1,233.00)
4-25-2023 National Exchange Bank Loan Draw #4	$	230,000.00
4-25-2023 IEI Pay Request #9	$	(60,210.00)
4-25-2023 IEI Pay Request #10 *check is MIA- requested cancel and reissue from FCB*	$	(72,499.50)
5-1-2023 IEI General Contractors- Failed Dewater and Sill Repairs- Change Order #9	$	(82,527.00)

5-1-2023 Mead and Hunt Invoice- Failed Dewater and Sill Repairs - March	$	(8,282.48)
4-25-2023 National Exchange Bank Loan Draw #5	$	20,000.00
5-19-2023 IEI Balance Due on Pay Request #11	$	(9,484.50)
5-22-2023 Mead and Hunt April	$	(4,979.06)
5-22-2023 TSC Invoice # IN126819	$	(100.00)
6-27-2023 Transfer from GF- 2022 balance	$	19,289.00
6-27-2023 Meade and Hunt May Invoices	$	(3,928.75)
7-14-2023 National Exchange Bank Loan Draw #6	$	40,000.00
7-14-2023 IEI Pay Request #12	$	(58,850.00)
8-23-2023 TSC Concrete Testing	$	(3,163.00)
8-23-2023 Worthington Products- Debris Booms and Hardware	$	(10,719.41)
8-25-2023 Mead and Hunt June	$	(2,084.00)
8-25-2023 Mead and Hunt July	$	(5,659.84)
8-25-2023 National Exchange Bank Loan Draw #7	$	420,000.00
8-25-2023 IEI Pay Request #13	$	(132,489.40)
10-3-2023 Mead and Hunt August	$	(4,492.13)
10-3-2023 IEI Cast in Place Concrete Change Request	$	(72,250.00)
10-26-2023 Mead and Hunt September	$	(1,638.00)
10-26-2023 IEI Pay Request #14	$	(96,525.00)
11-20-2023 IEI Pay Request #15	$	(13,500.00)
11-20-2023 Mead and Hunt October	$	(3,697.68)
1-3-2024 Mead and Hunt November	$	(1,580.25)
1-19-2024 50% Dispersement from WIDNR Grant	$	200,000.00
2-2-2024 IEI Project Retention	$	(207,710.09)
2-12-2024 IEI Refund for duplicate payment- Cast in place concrete/PR #14	$	72,250.00
2-29-2024 Mead and Hunt January (Request to confirm final payment for the project)	$	(1,940.25)
3-29-2024 Mead and Hunt Final Invoice- As Builts to WIDNR	$	(3,496.75)
9-15-2024 IEI Debris Boom Invoice 1/2	$	(10,578.66)
12-2-2024 Speed Rails and Dam Inspection	$	(29,839.51)
12-11-2024 IEI Debris Boom Invoice 2/2	$	(13,136.38)
12-12-2024 Water Control Project Checking Balance	**$**	**92,646.01**
East Abutment Concrete Budget NTE	$	(20,000.00)
Plahn Canvas Powerhouse Grating Covers to reduce moisture	$	(1,390.00)
12-15-2024- Balance	**$**	**71,256.01**

Borrowing Cap with a maximum 8 year duration	$	1,100,000.00
9-29-2023 Loan Summary Max 1.1M (corrected amount +1500 for loan origination)	$	986,500.00
7-20-2023 Loan Payoff (after 2023 payment of 190K) + Draw #7	$	(803,709.42)
2-29-2024 Loan Payment	$	190,000.00
Estimated Interest	$	(31,344.67)
Estimated Balance	$	(645,054.09)
Dam Project Budget Total (RKLD 2021-2022 Resolution)	$	2,277,500.00
IEI Genral Contractors Base Contract and Changes including cast in place concrete	$	72,250.00
Mead and Hunt to date	$	(236,848.02)
Concrete Testing to date	$	(9,190.00)
Balance	$	2,103,711.98
Down Stream Dredging and East Bay Debris (Dam Fund NTE)	$	100,000.00
Final Costs (missing cost from Fox Constrution for removing spoils)	$	(87,749.50)
Wall Repairs (Rock County 2023 Resolution NTE)	$	425,000.00
To be submitted for reimbursement	$	(115,630.54)

PAID BY Rock County	$	115,630.54

General Fund Balance and Activity

11-20-2024 Balance	**$**	**81,445.25**
Kim Bothom December	$	(1,200.00)
Jenny Salvo December	$	(1,200.00)
Alliant #1	$	(19.70)
Alliant #2	$	(79.19)
FCB Credit Card	$	(30.00)
12-11-2024 Adjusted Balance	**$**	**78,916.36**
	$	(30.00)
Kim Bothom- January	$	(1,200.00)
Jenny Salvo- January	$	(1,200.00)
12-13-2024 Expected Balance	**$**	**76,486.36**

Notes:

1. WCP Completion Letter Received. Awaiting Grant Payment less 10% for EAP and OIM
2. Dam Inspection Complete. DNR Submission due, Bank Brush and East Abutment Protectection Recommended.
3. Credit Card active- Need for IT Project, Website, and Misc Expenses
4. Waiting for meeting dates for operating order change request discussion.
5. WCP should have another $73K + to pay down loan. This ensures 2026 payoff.
   2024 Balance: $615,000 - $190,000 (2025 Payment) -$180,000 (Grant)= $140,000 (2024 excess GF & WCP)= $105,000
   2026 Balance: $105,000 + $10,000 interest - $20,000 (Grant Balance)- $95,000 (2026 Payment)
6. 2026 tax levee could be reduced and reduced again in 2027.
7. Dam fund savings plan could be left alone, doubled, or eliminated.