



**Board Meeting
May 22, 2021
Camp Delton Club Lodge**

Roll Call

In Attendance: Audra Arndt, Roland Eisch, Heidi Helm, Eddie Mallonen, Rich Marshall (Virtual), Tammy Pfannerstill, Brian Wachowiacz, Lindsay Wikel, Sue Whitaker

Approval of Minutes – May Meeting

Motion made by: Roland Eisch

Motion 2nd by: Brian Wachowiacz

Motion carried: All board members approved

Treasurer's Report

Contact Treasurer or Camp Office for Treasurer Report

Correspondence – Vice President

- **Site 520** – expressed concerns about the mess left after the removal of dead tree on site and lack of communication about this with the Camp. Board members shared that the member kept the wood and that the mess was minimal and amounted to seeding to replace grass. Board discussed communication and agreed that each member will get a notification email if tree will be taken down to inquire if they wish to keep the wood. Cleanup is the responsibility of the member. It was shared that the tree service is doing an excellent job. A formal response from the board will be sent via email to the member.
- **Site 88** – communicated concerns with the requirement for each site to bag leaves versus using the leaf vacuum machine. Bagging places a burden on members, especially older ones. It was shared that the machine is delicate, and members have been placing sticks, garbage and even glass with their piles of leaves. Additionally, the machine easily plugs up when leaves are wet. Traditionally, the vacuum has only been used in the fall. The machine cannot be fixed if the propellor breaks again. An email response will be sent to the member.

Directors Reports

- **Personnel – Brian Wachowiacz**

- Staff is fully hired. It is a great crew.
- **Insurance and Bylaws – Sue Whitaker**
 - A committee meeting will take place in the future
 - Reviewing copies of the Pioneer Park’s bylaws and rules
 - Examining recording of 2020 annual meeting as some motions seem to not be in the minutes.
- **Buildings and Grounds – Roland Eisch**
 - Inquired if members who broke the gate were getting charged (Board shared yes, they are)
 - A new gate is arriving Monday to replace the broken one.
 - Moosejaw damaged a gate as well, and they are taking care of the expense.
 - Telephone poles are gone.
 - Requested a sign is placed in the bathrooms stating that bikes and pets are not allowed inside bathrooms or laundry facilities.
- **Membership – Heidi Helm**
 - There are 2 sites for sale with the possibility of an additional 3 more.
- **Activities – Tammy Pfannerstill**
 - Busy planning the events for Memorial Day weekend including pancake breakfast and raffles– still need volunteers
 - Planning a coffee/donut social in the lodge sometime in June as well as rummage sales during the summer and a Christmas in July event in July.
 - The pickleball net has been set up.
 - Looking into purchasing a giant Jenga and ping pong set.
- **Capital Improvements**
 - No report
- **Office Manager – Carol Rochester**
 - Everything is ready to go for Memorial Day weekend
 - Game room is open. Office hours expand to 9am – 10 pm and the pool will reopen starting the Friday of Memorial Day weekend
 - Welcome back!
- **Grounds Manager – Vince Klitzman**
 - Projects include painting bathrooms and laundry facilities and other cleanup.
 - Getting pool ready to open Memorial Day weekend
 - Royal construction completed their drain project
 - Washers are available to purchase at the office. This is a likely fix for members who experience leaking water hoses.

Old Business

- A. Board Handbook/Calendar (Eddie Mallonen)
 - a. Binders are looking good.
 - b. Removing this item from future agendas.
- B. Bids for Dells Restroom/Laundry Facility (Guest – Tim Moore)
 - a. Conducting site review that will be shared with committee

- b. Speaking with Village next week, who will let us know of any safety considerations with the project
 - c. Carol has contacted three architects to potentially draft up building plan
 - d. Finalized plan will be shared with the Village of Lake Delton to obtain building permit (good for 2 years)
 - e. Question was raised on the use of brick versus wood (Tim share that brick block limits options)
- C. Member Only Facebook Page (Heidi Helm)
- a. Tabled
- D. Spectrum/Lodge Wi-Fi Update (Carol Rochester)
- a. Governor Evers signed the bill for broadband internet coverage in rural areas.
 - b. A line will run to Xanadu Road. Still determining options to bring it to the office (state bill would take care of costs)
 - c. Bugtussell is planning an open meeting for members interested in their service – they have reached their capacity though. AT&T has similar packages, but they do not allow you to hibernate service in the off season
- E. Drainage Issues in Overlook and Wilderness (Eddie Mallonen)
- a. Project has been completed except for ground restoration on Riley’s site.

****Read in motion approved since last meeting (March 26) by Board of Directors for record Motion (Lindsay Wikel): Proceed with the Overlook drainage remediation located at sites 126-128 in addition to the already approved Wilderness water remediation project. The funding to be used will come from Capital Maintenance & Improvements reserve funds as emergency funding, with the drainage work completed by Royal Excavation. The Camp will still be responsible for the retaining fabric as well as the rip rap.**

Second: Sue Whitaker

Discussion: None

Vote: All approved

- o Total cost was \$21,413. Capital maintenance reserves were used as an emergency payment.

New Business

- A. Forms
 - a. Form is available at the office to report drainage issues – this is to report large issues and problems with road drainage channeling through sites
- B. Service Projects
 - a. Ongoing discussion on the availability of volunteers to help with Camp projects
 - b. There are concerns with liability issues with volunteers – need definition of what is or is not ok
 - c. Brainstorm projects now for future volunteers and will identify a board member to oversee projects and signups

Audience to members

- 1. *Site 68* – Encouraged to check with insurance agent about volunteers as this has been an issue in the past. (Sue Whitaker will check with the agent).

2. *Site 109* – Shared that they have communicated water and drainage issues for years without a resolution (Board members will look at it). Also inquired about removing a tree that drops acorns and is causing damage to their awning (Board communicated that since this is a live tree, any removal would be at the member’s expense and subject to the planting of a new tree somewhere else)
3. *Site 149* – inquired if it is ok to use the Y connectors provided by Camp (yes, if the water siphons are on them). Also shared that the inspector warned that they would inspect all sites if they discovered one was not using the water siphons. This could amount into a \$3,000+ (Board shared that any fines would be split amongst the members who were not in compliance). Communicated that volunteer numbers were quite low when she was Activities Director.
4. *Site 557* – wished to thank Vince and Cheryl for all their hard work in the Camp opening. Shared that the tree serve the Camp uses is incredible. Inquired with Sue Whitaker as to why we were reviewing Pioneer Park’s rules and bylaws (Sue Whitaker shared it was for comparison and to ensure we weren’t missing something. Asked Sue Whitaker about a signup for the bylaws committee meeting (Sue shared it is forthcoming pending the date of the meeting). Membership sales – inquired who is currently handling it (Board shared it was Sue Whitaker right now). Shared concern about who will do it once Sue no longer does and encouraged the Camp to look for an external person (Board shared this is a challenge because of the large number of walk-ins). Dells Village Bathroom structure – encouraged framing the referendum as an emergency need and providing two options to proceed (one with hiring a contractor and one with us handling it). She encouraged the Board to not provide an option to proceed with the project or not. Volunteers – encouraged putting a sign up on the door as you walk in versus on the counter since many miss notices on the counter when signing in.
5. *Site 117* – Inquired where the location is for the emergency lift station shutoff (Board shared it is in the lodge). Also inquired who can turn it off (Board shared Roland, but Carol will be trained as well)
6. *Site 149* – Wished to also thank Jim, Randy, and Cheryl for their hard work with water turn on.

Motion to adjourn (Brian Wachowiacz): Second (Roland Eisch). All in favor.

Members present:

	Site #	Name
X	site #033	Mark Zick & Arndt, Audra
X	site #040	Richard Marshall & Steven Jahnke - via zoom
X	site #050	Tim & Linda Moore
X	site #068	Debra Kupka/Sally Pfothenauer
X	site #077	Brian & Connie Wachowiacz
X	site #078	Craig and Diane Stewart
X	site #109	Thomas & Sandy Steinbach
X	site #117	Eugene & Bea Herman
X	site #118	Heidi & Richard Helm
X	site #149	Julie & Randy Disterhaft
X	site #152	Adrian & Sue Whitaker
X	site #169	Mark Berzill and Lindsay Wikel

x	site #173	Richard & Anita Sheats
x	site #174	Richard & Anita Sheats
x	site #310	Tammy & Nate Pfannerstill
x	site #314	James Connelly - via Zoom
x	site #315	James Connelly - via Zoom
x	site #404	Eddie & Tina Mallonen
x	site #417	Raymond & Tracy Krasemann
x	site #434	Roland Eisch/Ben Dalsoren
x	site #557	Marty & Barb Ceranowski