



# Late Spring Newsletter 2014

NEXT GENERAL MEETING: July 12, 2014—9:00 A.M. at COMMUNITY CHRISTIAN CHURCH McCARDLE at MAIN

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President: Dave Fritchen  
Treasurer: Gary Catlin  
Secretary: Ed Hooper  
Web site: <http://www.cgclakeassoc.org/>  
Email: [cgclakeassoc@gmail.com](mailto:cgclakeassoc@gmail.com)

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## President's Comments

I am drafting the President's Comments in my capacity as interim President since Ken Mulanax and his wife Diane sold their lake home effective June 1, 2014. I would be remiss if I didn't thank Ken for his many years of service to the Council Grove City Lake Association (CGCLA) as a member of the Board of Directors where he served a full term as President and then stepped up from Vice President to President again when Joyce Hutter had to resign as President due to extended medical attention in Texas. I also want to extend a "Welcome Home" and a big thanks to Joyce for her many years of service and leadership as a two-term President of the Board of Directors. Most of you know that Joyce and Andy have been very active in CGCLA business and we would not be where we are today without their hard work, leadership and talent. We all owe them a great debt of gratitude!

The Council Grove Lake Advisory Committee has been meeting regularly to discuss and attempt to resolve issues and make recommendations to the City Council related to new and existing ordinances, capital improvement projects at the lake and city accounting practices related to reporting revenue and expenses assignable to the City Lake. As you may recall, the Lake Advisory Committee is comprised of 3 members of the City Council, 3 members of the business community and 3 members from city Wards. The 3 member reps for the CGCLA are Becky Catlin, Mary Honeyman and myself.

Some of the results of the Lake Advisory Committee include:

1. Thanks to Ed Hooper and Jerry Roths working the City Administrator, the accounting practice for the lake is much improved and a more accurate reflection of revenue and expenses.
2. An ordinance was passed that better defines boundaries and the "end cap". It wasn't everything we wanted, but at least our concerns were considered.
3. The most recent recommendation made to the City Council was to approve use of Capital Improvement Funding for reconstruction of the North boat ramp to extend well into the lake even at low water conditions.
4. It was agreed that the next project will be to construct restrooms at the North boat ramp and request matching funds from the State to help with local funding.

One of the issues that has been brought to our attention is leaseholders constructing additions or new buildings without a proper building permit from the City. Larry Johnson, City Inspector, has been most cooperative in advising leaseholders in the process. It is important to secure a permit, call Larry prior to construction and then call him when the construction is completed. We will be posting a detailed narrative on our CGCLA website that describes the permitting process as well as the latest permit request form. Please review this carefully and seek advice from Larry Johnson if you are contemplating any construction work on your leased site. You will find Larry to be very fair and knowledgeable. Larry Johnson's office is in City Hall, 205 Union Street, and he can be contacted at (620)767-5417, Fax (620)767-6749

Last, but not least, please talk to your friends and neighbors at the lake and encourage them to join the Council Grove Lake Association. We need to maintain the largest number of members possible to continue to be a credible voice for the lake community. It is vitally important that everyone pay their \$35 dues as well as contribute to the general fund or legal fund so the CGCLA can continue to advance our interests in our lake properties.

Have a fun summer. Be safe and be an active volunteer and CGCLA member!

### **CGCLA Board of Directors Election Results**

The Ballots for the CGCLA Board of Directors candidates were counted and the following were elected as Board Members: Gary Catlin, Dave Fritchen, Ed Hooper, Andy Hutter, Tom Nurnberg, and Jerry Roths. There was a tie in the voting that was resolved with a coin flip. Since the By Laws were mute in regards to breaking a tie, it was the consensus of the Board Members present that this would be the fairest way to break the tie. We thank all candidates for their willingness to assume a leadership position by serving on the board.

### **CHANGES TO BUSINESS DIRECTORY LISTINGS**

Please make these two changes to the listings in your 2014 business directory.

Under Builders and Building Supplies; **Tony Giesel Construction, LLC**. The correct email address is: giesel@embarqmail.com (please note, this is a "q" not a "g". The phone and web site remain the same.)

Under Pest Control; **McKinzie Pest Control**, the office has moved to 4101 Martin Drive Emporia, KS. 66801. The phone and web site remain the same.

We appreciate the businesses who support the lake community and want all homeowners to be able to readily find correct information to support these businesses.

### **CGCLA Golf Tournament**

The "Council Grove City Lake Association 5th Annual Charity Golf Tournament" was held at the Council Grove Country Club on Saturday, May 10, 2014. A total of 54 golfers played in the 2 man scramble tournament.

Once again, the weather cooperated this year and a great time was had by all the golfers who played, as well as those friends, family, and guests who attended the post-tournament awards ceremony and raffle.



The 1st place team winners were Chad Alderman and Cory LaFever, 2nd place team winners were Gunner Kickhaefer and Brooks Deaton, and 3rd place team winners were Cody Catlin and Eric Gant. The BIG winner was the USD 417 Educational Enhancement Fund with a total donation from the tournament sponsors, participants, and guests being \$4,720.00

The lake association would like to thank the following sponsors for their generous support of the golf tournament:

Adams 66 Adams Lumber & Homestore Alexander Art Works Alta Vista Locker, Alta Vista, Ks. American Family Insurance, Edd Wallace Agency, Newton, Ks. Apothecary Shop Bolton Chrysler/Dodge/Jeep Bosch Furniture Store Bowman Interiors Carlin Enterprises, LLC Council Grove Marina Council Grove Realty Emprise Bank Farm Bureau Financial Services Farmers & Drivers Bank Flint Hills Floral Flint Hills Rural Electric Cooperative Association Golf USA, Newton, Ks Grove Assisted Living Grove Gardens H&R Block Hays House Historic Grounds Coffee and Pastry Shop Jonny V's Restaurant & Catering K Construction Inc., Alta Vista, Ks.	Korina & Steve Martin La Hacienda Restaurant Lakeside Properties McDonald's – Dodge City NAPA The Parts Place Par Sales and Service, Hesston, Ks. R&J Bait and Tackle Rays Apple Market RedBud Design and Promotions Sand Creek Station Golf Course, Newton, Ks. Santa Fe Liquor Saturday Morning Boutique Sawyer Construction Services Unlimited Simms Enterprises, Newton, Ks. State Farm Insurance - Steve Crichton Agency Storage Plus Stover's Restoration, Emporia, Ks. TCT The Cottage House B&B The Welton Family TM Ashcraft, Austin, Tx. Tyner Insurance Group Inc. US Cellular Valerie's Gifts & Such Wolgast Lumber Co., Alta Vista, Ks. Zing Zang Inc.
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A very special thanks to all those who bought raffle tickets, and those who donated just because they wanted to support this event. Without your generous support, this charity event would not have been a success. On a personal note, I would like to thank all the volunteers who helped me organize and run this golf tournament. I am forever indebted to Karen & Rich Waring, Lisa Palmer, Brooklyn Welton, Debby Sawyer, Lois Banta, Carolyn Peterson, LuAnn Fuller and Diane Bolton and Ken Mulanax. Without all your hard work and support, this charity event would not have taken place. I can never thank you enough.

We are going to do it again next year! Mark your calendars, Saturday, May 9, 2015, for the Council Grove City Lake Association 6th Annual Charity Golf Tournament.

John Nicodemus

**Council Grove Country Club -**

The Country Club is now offering a special membership fee for all prospective members that list their permanent residence at least 30 miles from Council Grove, KS. This Non-Resident Family Golf membership gives you access to all golfing activities except the Men's Club Championship and our Labor Day Classic tournaments. Your Non-Resident membership cost is only \$225 for 12 months of golfing starting May 1, 2014.....and remember, this includes your spouse and school aged children.

First Time (New) Members must pay a \$100 "onetime fee" for membership. This is a "onetime only" fee as long as you continue your annual membership from year to year. Rental Carts available @ \$15 for 9 or 18 holes.

**PROPERTY TAX ON LAKE LOTS-**

Gary Catlin & Dave Fritchen reported that certain depositions were taken in May. Dave Fritchen reported that the recently-passed Kansas Senate bill 231 implemented several reforms to the process for deciding property valuation disputes. A newspaper article describing the changes can be found at <http://www.cnbc.com/id/101699131>. The summary

is too lengthy for publication in the newsletter, but here is the web site for all legislative actions on Senate Bill 231 - [http://kslegislature.org/li/b2013\\_14/asures/sb231/](http://kslegislature.org/li/b2013_14/asures/sb231/).

As a result of other recent legislation, the county is no longer required to escrow taxes paid under protest, so there is some discussion that would allow the county to repay monies due taxpayers over more than one year. No policy as yet.

### LAKE APPAREL FOR 2014

Exciting and bright, sapphire and paprika were the colors for lake shirts in 2013. Karen Waring and her committee have done considerable work to bring us something above the ordinary range of colors. We are appreciative of Council Grove Marina and Saturday Morning Boutique for selling our shirts this summer. Please patronize these merchants and thank them for this support of the Lake Community. Over the winter you may purchase, or make special orders with Karen at 120 Watersedge Loop, by calling (620) 767-5939, or email: [fishinbuddies@gmail.com](mailto:fishinbuddies@gmail.com).

T-Shirts \$12.00

Golf/polo Shirts \$30.00 (shown in K-State purple)

Zip Hoodie @42.50

Pull-over Hoodie (with embroidered emblem) \$35.00

Pull-over Hoodie (with large print on front) \$35.00

More information is available at the Association web site: <http://www.cgclakeassoc.org/includes/PDF/apparel2013.pdf>.

### INDEPENDENCE DAY ACTIVITIES –



July 4<sup>th</sup> is fast approaching  
and will be here before you know it

Now is the time to start thinking about your  
boat and Lakefront decorations

This years prizes are:  
1<sup>st</sup> place - \$300.00  
2<sup>nd</sup> place - \$200.00  
3<sup>rd</sup> place - \$100.00

Boat Regetta will be July 5th  
at  
6:00 pm

To register your boat &/or Lakefront contact  
Renee Roths at:

316-259-8203  
or  
[reneeroths19@gmail.com](mailto:reneeroths19@gmail.com)

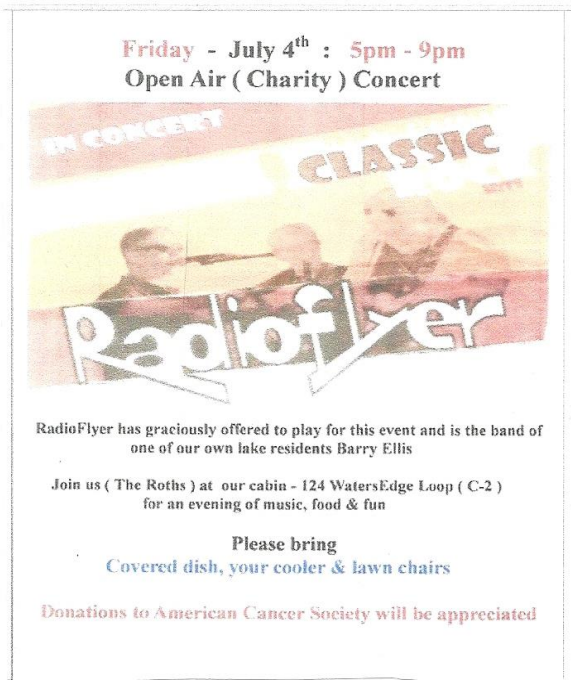


IN ADDITION-

- Paddle Boat Races – 2 PM Sat
- Kayak Races – 3 PM Sat
- Picnic at the dam – 4 PM Sat

Need **volunteers** to make potato  
salad, baked beans and cookies.  
Need **judges** for Regatta & Lakefront  
contests.

**Renee' needs lots of volunteers !**  
**Contact her at (316) 259-8203**  
**Or**  
**[reneeroths@gmail.com](mailto:reneeroths@gmail.com)**



**ORDINANCES AFFECTING LAKE ASSOCIATION –**

All ordinances that we know about that affect lake residents are available on the CGCLA website, (<http://www.cgclakeassoc.org>). The ones that I have are listed below. Additional ones will be added to the website as the come available.

Boating	Fishing	Property	Misc
<a href="#">Boating Regulation Summary</a>	<a href="#">KDWP Fishing Regulations for Council Grove</a>	<a href="#">Addendum for City Lake Lot Building Permits</a>	<a href="#">2122 Charges for equipment use</a>
<a href="#">2059 Boat Fees</a>	<a href="#">2058 ANS Certification</a>	<a href="#">2149 Lot Depth</a>	<a href="#">2113 Mini Trucks</a>
<a href="#">2057 Boating</a>	<a href="#">1998 Creel Limit</a>	<a href="#">2143 Replacement of Onsite Wastewater Treatment Systems</a>	<a href="#">2105 Equipment at Waters Edge</a>
<a href="#">2002 Minimum Age</a>	<a href="#">1835 Lifetime Fishing License</a>	<a href="#">2127 Lake Lease Lot Boundary Determination</a> Repeals 2092 and 2108	<a href="#">2104 Golf Carts</a>
<a href="#">2001 Boat Safety</a>		<a href="#">2123 Dwelling Work</a>	<a href="#">2103 Dredging</a>
<a href="#">1991 No Wake</a>		<a href="#">2110 Boundary Appeal</a>	<a href="#">1999 Toy Vehicle</a>
<a href="#">1917 Boating Regulations</a>		<a href="#">2109 Buildings</a>	<a href="#">1995 Fireworks</a>
		<a href="#">2099 Lease Filing</a>	<a href="#">1770 Creating the Position of Lake Caretaker</a>

		<a href="#">2095 Well Septic ID</a>	
		<a href="#">2091 Lot Size</a>	
		<a href="#">2081 Wastewater Systems</a>	
		<a href="#">2067 Septic Systems</a>	
		<a href="#">2064 Lease Transfer Fee</a>	
		<a href="#">2047 Appeals to Board</a>	
		<a href="#">2045 Signage</a>	
		<a href="#">2044 Boundary</a> (Sect. 11 repealed)	
		<a href="#">2041 Boundaries</a> Sects. 6, 10, 11 repealed by ordinance 2044	
		<a href="#">2040 Signage</a>	
		<a href="#">2036 Solid Waste</a>	
		<a href="#">1993 Chemical Ordinance</a>	
		<a href="#">1988 Sign</a>	
		<a href="#">1981 Work Permit Late Fees</a>	
		<a href="#">1970 Lease Transfer Fee</a>	
		<a href="#">1957 Old and Proposed Septic</a>	
		<a href="#">1956 City Inspector Responsible for Boundary Determinations</a>	
		<a href="#">1942 Slides</a>	
		<a href="#">1941 Boat Docks</a>	
		<a href="#">1923 City Easement</a>	
		<a href="#">1922 Outbuilding Plumbing</a>	
		<a href="#">1918 Sprinklers</a>	
		<a href="#">1916 Fuel Storage</a>	



		<a href="#">1915 Building Restrictions</a>	
		<a href="#">1903 Boundary Determinations</a> repealed by 2041	
		<a href="#">1800 Water Use</a>	
		<a href="#">1777 Prohibited Use of Property</a>	
		<a href="#">1776 Waste Disposal</a>	
		<a href="#">1306 City Ordinance</a>	

**LAKE ASSOCIATION MEMBERSHIP**

Because of your involvement, right at 90% of lake homeowners became paid members of the Council Grove City Lake Association in 2013. Considering some folks own two leases and some owned by absentee trusts go unused, our true membership level is usually above 90%. This level of membership is an open testament of your support. The Association could not begin to accomplish our mission without you. It is only with your continued support that we can promote your interests as a lake homeowner and keep you informed of developments that may affect you. It is because of this continued level of support that we were able to be recognized by the city government as the spokes "person" for lake residents. Representing you as a "joint voice" increases your "power of one" and gives you considerable leverage when decisions are being made. **We thank each and every one of you who has already paid your 2014 dues to support the Lake Association. However, if you have not, we encourage you to do your share, and get your dues in the mail. You may use the form below or the card sent to you by mail.**

**Dues Card – 2014**

**COUNCIL GROVE CITY LAKE ASSOCIATION**

**PO Box 13, Council Grove, KS 66846**

NAME(S) \_\_\_\_\_

LOT NUMBER \_\_\_\_\_

Lake Street Address \_\_\_\_\_

Mailing Address \_\_\_\_\_

City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

Email \_\_\_\_\_

Home Phone \_\_\_\_\_ Cell: \_\_\_\_\_

Lake or 2<sup>nd</sup> Cell \_\_\_\_\_

Annual Dues: \$ 35.00

Legal Fund Contribution: \$ \_\_\_\_\_

General Fund Contribution: \$ \_\_\_\_\_

CHECK TOTAL: \$ \_\_\_\_\_

I can help with: \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_