

Beach Club Committee Minutes
August 11, 2016

Present: Ruth Mosca, Sherry McKinney, Doug Campbell, Al Rybicki, Brad McKnight. By telephone: Paul Whiteside, Kyle Muston, Frank Shorey, Dan Klein, Shelly Klein.

Ruth Mosca called meeting to order.
Roll call: there was a quorum

July minutes were approved.

Management Services for RCDD including the Beach Club was added to the agenda. It was noted that Cal Teague and Jennifer Miller have resigned from STS. Jennifer was to transition all files and BC information to Brad McKnight who will be taking over Jennifer's BC responsibilities.

RFP For RCDD District Manager Services: Ruth

A subcommittee of the RCDD Budget Committee has met several times to develop an RFP. The committee has included the BC in the RFP. Ruth was asked to comment on the SOW concerning the RFP. Ruth attended one RFP Committee meeting to provide BC input.

Ruth read the BC SOW to the BC Committee for comments. The Committee questioned how the RCDD would allocate costs to the BC as the RFP does specify separate areas for bids. Today with STS, there is a separate addendum to the contract for the BC and associated costs.

Project Reports: Brad McKnight

Irrigation

- A motion was made and passed to accept STS proposal to replace the back flow preventer for \$686 due to a leak.
- Back flow preventer leak resulted in a \$700 water bill. Brad has written to the Engelwood Water for a credit as it was an irrigation leak and not effecting the sewer usage. Brad expects a response in another week.

Ground Wasps

It was noted that the number of wasps have diminished which may indicate the ammonia treatment may be working. It was discussed and decided not to pursue other remedies which are costly with no guarantees.

Ramp Repair

- Brad will obtain a quote for permanent repair of the ramp. The temporary repair cannot start until two turtle nests near the ramp hatch. New nests may further delay the repair. Brad will discuss with the contractor waiting for the final repair which would start no sooner than 11/1 due to turtle season. Financially, it may be better to wait for final repair.

- Rita Anderson reported that the RCDD attorney is still working to send a letter to the RCDD insurance company who has denied our claim for ramp repair as they considered the ramp a pier or dock.

Power washing and Sealing

All wooden decking and tables have been power washed and sealed by BC staff.

Beach Erosion

No new developments.

Committee Reports

Finance: Al Rybicki

The end of the fiscal year, 9/30, the BC is expected to be negative \$6,500. A lengthy discussion proceeded. Rita Anderson reported at the request of the RCDD Budget Committee that the Budget committee does not support the BC Committee recommendation and the CDD Supervisors vote to maintain the dues at \$350. As a result, there may be another vote by the supervisors 8/16 to change their vote and increase dues. There is a need to start building BC reserves. The BC Committee is standing behind \$350 dues based on:

- Decrease costs vs increasing dues
- Concern that increasing dues beyond adding sales tax for 2017, may result in more resignations
- Consideration would be given to increasing membership number to increase revenues
- BC costs are estimated for salaries and management.
- BC committee has offered to take on some management services to reduce costs
- STS committed to maintain costs from 2016 to 2017
- A new management company may not surcharge over staff hourly rate, which would reduce costs
- Need to define reserve amounts needed and timeframes to achieve
- Need to understand discrepancies in STS costs to BC

Structure

Brad proposed changing two paper dispensers in the rest rooms at a cost of \$130 with two new hands free dispensers.

Landscape: Shelly Klein

It was reported that the new plants are all doing well.

Old Business

Staff were asked to remember to inform members on the beach when staff is leaving to ensure chairs are returned and secured. Staff needs to check the beach for chairs before they leave.

New sea walls and rocks are being installed at the house that was condemned to make it habitable. This house is about 15 properties to the north of the BC. There are two-three condos north of this house which we are told will be installing the same sea walls and rocks solution.

The meeting was adjourned.