

## **ECIA Facilities& Grounds Committee Meeting Minutes**

**April 3, 2012**

**Call to Order:** 4:05 PM.

### **Attendance:**

: Chair, Jeanne Calzada; Vice-Chair, Jean Crawford; Secretary, Nolan Zisman; members Fred Raznick, Mary Anne Kenny, David Lovro and John Calzada. GM Bill Donohue, Board Liaison Pat Lavengood, Maintenance Supervisor Brian Bennett and Board Member Todd Handy also attended. Guest attendees included Paul Grace, Lee Onstott, and Claudia Daigle. Eddie Marshall was an excused absence.

**Approval of the March 6, 2012 Minutes** - - Approved with change to third bullet under Committee Comments to read: "Jean suggested that the windscreens at the courts should be maintained in place without taking them down. Screen should be well anchored at the top and generally hung windward. Winter time roll-up and bungee of the south side would aid solar snow removal. Roll down the south screen and anchor for spring breezes. "

Public Comments None.

### **General Managers Report: Brian reported for Bill....**

> status re: depot floor: Work will begin after April 17. The vinyl option will be used. The warranty is 15 years and the cost will be about \$5,200.

> Amenities Survey status - - 136 responses ( five percent of lots) have been received; 25 comments were offered. The top amenities included Vistas, Hike-bike trails, Green belts, and Wilderness preserve. ECIA owns some survey development and tabulation software that can be made available to committees.

> Brian was asked if an inspection has yet been made of the rental house. He indicated in the affirmative, that everything seemed to be in order, but that the tenants appear to be smokers and have two small dogs and a cat.

### **ECIA Board Liaison Update Pat reported - -**

> The SPEC Committee had three additional members approved

> \$3,229 was approved to acquire pressure regulators for the water lines leading to the stables.

### **Old Business**

> Community Park (Athletic Field) Subcommittee Status Report - - Nolan reported that a plan has been formulated but still needs additional work (waiting for costs). He took the committee to the field and show the preliminary staking that has been done. The plan, subject to finalization of cost estimates, will be to complete grading, gopher remediation, weed removal and soil amendment, relocate the backstop and side fences as far back as practical, then to plant seed in the "inner outfield" (from the edge of the base paths to a perimeter 200' from home plate") and to hydro seed the remainder of the outfield to the fence and the western boundary of the field. The second phase will be to sod the infield and use a portable pitcher's mound for organized baseball games. Another meeting of the sub-committee will be called when the revised cost estimates have been received.

> **Hike-Bike Network** - - Nolan indicated the sub-committee was recommending replacing the poor sections with a base course only surface and repairing/maintaining the fair and good sections on a timetable consistent with RR Reserve capabilities. Jean reviewed information she received regarding "RhinoSnot". The costs she was quoted was

> five cents per square foot based on a 50 sq. ft per gallon application for large scale applications.

> Fifteen cents per square foot, based on a 30 sq. ft. per gallon application for smaller scale applications (this is probably scale we would try out)

The Committee unanimously approved the following recommendations: F&G recommends pursuing replacement of those sections of the hike-bike network considered "Poor" with a base course surface on a schedule consistent with funding capabilities as defined by the Finance Committee. F&G further recommends repairing "Fair" and "Good" sections also on a schedule consistent with funding capabilities as defined by the Finance Committee. In replacing "Poor" sections, consideration should be given to treating a sub-section with "Rhino Snot" and/or RoadPacker Plus, and a different sub-section with decomposed granite to field test these materials, along with base course, for durability and future maintenance requirements.

Lee expressed concern that base course may require more maintenance than initially perceived. He also suggested that it is important to have a reliable count of cracks on the Fair and Good segments so that reliable repair budgets can be prepared.

› Patio Lighting Project - - David reviewed his plan in a walk-around of the impacted areas. The Committee expressed their approval and appreciation for his work on the project. He will develop finalized cost estimates.

› Making the web-site problem report form interactive - - due to lack of further time available for this item, discussion was tabled to the May meeting.

› Assignment of amenities oversight - - also tabled to May.

**New Business** - - there was a brief discussion regarding the unsightly condition of the entrance monument at US285 at Av. De Amistad. Todd indicated the Board has expressed willingness to put up 25% of the cost of rehabilitation of this structure. Jean indicated that Dos Griegos might be willing to contribute something. It is still not clear who owns the structure and property on which it is situated.

**Committee Comments** - - There was not time for this topic.

**Date of next meeting: May 1st at 4PM**

**Adjournment:** 6:15 PM

**Submitted by Nolan Zisman, Secretary**