

Facilities and Grounds Committee

Minutes for the May 2, 2018 meeting

Call to Order: Nolan Zisman called the meeting to order at 3pm.

In Attendance were committee members Karen Murry, Nolan Zisman, Fred Raznick, Russell Winslow, David Lovro, Lee Onstott, and Todd Handy; ECIA Board Liaison

Antone Forneris; Board Treasurer Joseph Gutierrez; HOAMCO Maintenance staff Uriah Urlost and Lauren Quitana; Community Relations Coordinator Courteney Handy; Road Committee Chair Felicia Probert; Dog Park Ad Hoc Representatives: Marie Aragon, Mark Johnson, and new member Taylor Ward; Pool Ad Hoc Committee representative Jean Crawford; and HOAMCO Architectural Compliance Mark Young.

Approval of Agenda; Approved with addition of R&R Update under Old Business

Approval of April 4, 2018 Minutes: Approved

Public Forum:

- Mark Young discussed use and cost of establishing electric solar panels for the Community Center and Pool. Cost for roof mounted solar for the CC would be roughly \$99K to install. Ground arrays for the Pool would be roughly \$98K to install. F&G voted against pursuing solar at this time as not cost effective.
- Mark also discussed the possibility of one or two electric car charging station(s) at the CC. Prices obtained were reasonable and F&G voted to investigate the use and cost of car charging stations at the CC. Item will be added as "New Business" on next meeting agenda. Mark will develop additional details, including alternate vendors.

GM Update: GM Isabel was not able to attend.

- Open Problem Tickets: GM Assistant Jennifer is tracking the delivery of the Basketball court wind screens and is hopeful they will be in Thursday in time to install for adult league opening day May 3.

Board Liaison Update: Antone Forneris

- Antone mentioned the need for repairs to mitigate the drainage problem at the pool entrance.

Ad Hoc Committee and Other Updates:

- Community Activity Survey: Courteney is working with tech support to get survey available. If not operational by May 20th, Nolan will present ECIA Facilities survey instead.
- Pool: Jean Crawford and Russell Winslow were disappointed the Pool Pro engineering study is postponed due to contract and presented a "Lessons learned from Pool Engineering Study RFP and Issuance of Contracts for work" report. Pool season starts Memorial Day weekend. Lifeguard hiring is still in process. HOAMCO maintenance staff, Uriah and Lauren, are pool patching and finishing deck painting. Pool rules are being updated. Pool rentals for parties are no longer allowed due to liability. Shade structures were researched and one 30'x10' shade is being considered. The sun shade by the kiddie pool will need a new weld to support wind resistance. Nolan will pursue a Capital Projects Request for the pool shade covers once the order specs are made available.

- Dog Park: Marie Aragon asked if the multi purpose field is available for a new dog park, however it is being prepped for a new soccer/ baseball field. The Ad Hoc researched new areas for dog park shading. Marie presented a Dog Park Committee report.
- Landscape: David Lovro will be designing a landscape plan for the CC Marquee and existing entrance to the dog park.
- Hike-Bike Paths:
- 2018 maintenance Sectors: Lee Onstott discussed ways to spend the H/B budget. Presented an Eldorado Hike- Bike Trails repair and maintenance schedule.
- First up, replace worn and faded signage on paths. This should be an operational expense.
- Apron Extension Paving: County project to improve our priority road aprons in 2018.

Motion: To approve funding for all 4 priority phases for road aprons out of 2018 hike-bike allocation. Motion was approved by vote of 6-0.

A list of County suppliers will be obtained to get a correct bid for the materials for the road apron project. County would like to schedule apron project for fall 2018.

- Eldorado "Walkability" Project: Felicia Probert, John Reynolds and Nolan Zisman are working together to increase the walkability in and beyond the greenbelts. One new path possibility is along Ave. Eldorado from Torreon to the Stables. The group is developing candidates as pilot projects to connect hike-bike paths, trails and roads around Eldorado. This research could include possible car parking areas for access to path/trails.
- Multi Purpose Field: Motion to proceed with Phase One was approved by the ECIA Board. Orders for the creation of the baseball field warning track and purchase of portable fencing will be placed.
- Ad Hoc Environmental Chemicals Policy: Karen Murry is still working with the committee for a viable pesticide policy.

Old Business:

- Depot Building Flooring: Jean Crawford examined click lock vinyl floorings and the possibility of polished concrete flooring for the Railroad Building. Starbucks uses a polished concrete flooring, but it can be loud. Vinyl flooring, especially floating click lock panels would be better at noise cushioning. Russell suggested fixing the drainage issue at the depot to prevent damage to new installed flooring.
- Introducing Pickle Ball in Eldorado: Nolan had a meetings with the Eldorado pickle ball, basketball and tennis player representatives. The pickle ball players would prefer the basketball court and the basketball representative thought it would be alright with sharing their courts with pickle ball teams, so long as use needs could be met between the two groups. It would cost roughly 3K to convert CC basketball courts for multi use with pickle ball. Cost would include purchasing of portable fencing and re-striping of existing courts.
- Parking Lot re-striping and drainage repair: AFJ has submitted 5 proposals for parking lot maintenance. F&G voted to approve two of the five proposals at this time:
- Proposal #9704, dated 4/30/18— Repair about 105 sq. ft. of broken asphalt in

parking lot. Cost- \$1740+tax.

- Proposal #9706, dated 4/30/18— crack seal and seal coat approx. 94,000 sq. ft. of parking lot, access roads. Cost \$2,245 plus tax. Note the timing of this may or may

not be affected depending on our recommendation to install additional lighting in the parking lot, assuming there is budget this year to pursue.

New Business:

- Dog Park Leash Issues- ECIA Bord Directive:
- ECIA Board was worried about liability issues with the pool and dog park entrances close together and the problem with some owners' unleashed dogs running loose between the cars and the dog park gate. The Dog Park Ad Hoc group prepared a report about possible new entrances or fencing to funnel and control dog unexpected interactions. F&G will work with the Dog Park Ad Hoc to come up with a usable solution for this pool season and beyond.
- Fred suggested an ECIA letter for policing dog leash violations that would be printed on an acknowledgement form that the dog owners would sign as having been read at the time they renew their dog park permits. This could help the exposure to frivolous legal actions by owners who, after signing the document, encounter a "problem" with their dog in the parking lot or dog park.

Committee Comments: Lee Onstott asked if we can have AFJ fix the cracks forming on the newly redone Ave. Eldorado path that is less than a year old. Their proposal will be reviewed to see if it is still under warranty. he also suggested the Environmental Ad Hoc try some of their "non or low toxicity" solutions on weeds growing on or adjacent to the hike-bike trails.

Adjournment: Meeting went over time and adjourned at 5:25pm

Next Meeting June 6, 2018 at 3pm.