

Facilities and Grounds Committee

September 4, 2012

Call to Order: Meeting called to order by the Chair at 4:07

In attendance, Jean Crawford, Fred Raznick, David Lovro, Eddie Marshall, and John Calzada. Excused absence Maryanne Kenney. Also attending GM Bill Donohue, Board liaison Pat Lavengood, Board member Nolan Zisman member of the public Claudia Daigle.

Approval of the minutes for the July 26th & August 7th meetings: Motion made by Fred Raznick, second by David Lovro carried by 3-0 vote

Review of Committee officers & membership: Motion by Fred Raznick to appoint David Lovro as Vice-Chair, second by John Calzada, carried by 3-0 vote. Motion by Fred Raznick to appoint John Calzada as Secretary, second by David Lovro carried by 3-0 vote.

Chair proposed Claudia Daigle for committee membership. Bill will forward request to the Board for final approval.

Public Comments: Ms. Daigle requested that the committee consider asking Santa Fe County to include the Amistad Monument on its ICIP list. After a lengthy discussion it was determined that Ms. Daigle could do that as a concerned citizen and that any future consideration for the refurbishing of the monument, by the ECIA and the F&G committee, would go to the Board for direction.

General Managers Report:

1. Bill reported the introduction of a new form that was developed by Nolan and approved for use by the Board. The form is to be used to track maintenance problem reports submitted by committees and the public, as well as the tracking of R&R projects. Bill explained that it would be prepared by Brian and used to report this matters to the Board as well as to our committee. He mentioned that there are some problems with the form that might require some changes.

2. The youth basketball hoop has been installed at Compadres Park

3. The patio lighting project is underway

4. Hike/Bike trail: the base course work is completed and Leeder will return to begin the crack fill work on the Fair & Good sections. He will begin with the Fair sections first. No seal coat will be applied if the weather is too cold. The work is expected to be finished by October 1st. Bill explained that some asphalt work will need to be done to repair some badly damaged areas. He went on to say that the severe storm of August 13th damaged parts of the base course trail. Those areas will also be repaired by Leeder and will include the use of 4 culverts. Nolan mentioned that vegetation is growing up along the sides of the base course trail and that will help to stabilize the trail. Jean asked Bill if he had received any complaint calls about the base course trail. Bill stated that he probably has received about 10 calls. Half of those were complaints but mainly due to expectations by the callers that the trail would be retuned to asphalt.

Nolan confirmed that the test period for the base course trail is 3 years. If the need to apply asphalt occurred any sooner it could necessitate a Special Assessment. The trail starting at Vista Grande and running 1/2 mile down Ave. De Compadres contains a top coating of "Road Loc". A lower section of the trail contains "Road Loc" mixed into the base course.

5. Community Park- the vendors were sent 10 questions. We have not received answers back from the vendors. Nolan believes that the bid submitted by Mountain West will be reduced and explained that by the October meeting a complete report should be ready.

6. Pool remains open through September. Brian is working on the irrigation system around the Community Center. The hydro seeding portion of the landscaping plan will be completed next year. The Chair hoped that two trees might be planted at the dog park. Bill explained that there is no money allocated for that purpose and suggested that the dog park users might want to contribute to the cost. David indicated that approximately 30-40% of the dog park users might be non-residents. Bill said that the residents only signs had been torn down but they will be replaced. Raven has been asked to visit the dog park and ensure that the users present are residents. The Chair indicated that there are goat heads popping up at the dog park. It is hoped that a combination dog park users and staff can eradicate the goat heads. David stated that he would provide some forked tools for this purpose.

Board Liaison Report: Pat Lavengood told the committee that the Board is now fully staffed. Three new members were appointed to the vacancies. The Covenant vote ballot has been sent to the printers and is expected to be mailed to residents around September 14th.

Committee Comments for Old Business: The web based problem report form seems to be working fine. The Chair stated that the Dog Pool Party organizers are having problems getting the required Special Event insurance, as required by the Amenities Use Policy. The chair would like ECIA to include the Dog Pool Party as a community event sponsored by ECIA.

Community Center rental revenue is about \$5500. \$8500 was budgeted and Bill thinks that we will reach that amount in the next 3 months.

A lengthy discussion was held on the issue of maintenance staffing. The 2013 budget calls for the maintenance staffing to be maintained at the current levels. Bill admits that with more staff more things could be done, but he feels that the current staffing level is adequate. Fred suggested that perhaps some seasonal on-call staffing might be able to assist after winter storms for snow removal. John stated that the cost of more staffing would be offset by the increased longevity of some of the amenities. Having enough staff for snow removal on the trails, basketball and tennis courts would prevent damage to those amenities and extend their useful life.

Nolan suggested that perhaps a sub-committee should be formed to establish a list of all maintenance needs. Those that are currently being performed and those that the committee feels need to be done. Once the list is complete, it can be assessed to determine the if there is a gap between the current manpower level and what might be needed to accomplish the identified tasks.

New Business and additional issues: Nolan handed out a copy of the current five year plan, trails priority plan, and the next five year R&R schedule. He recommended that the committee begin the process of updating the five year plan and consider incorporating those items on the R&R schedule. The additional landscape phases should be detailed and submitted to the Board for funding consideration. The Chair asked if it was worth considering the landscape phases since the Board has indicated, that short of projects identified as safety related issues, they would not be approving any Capital Projects. Nolan explained that in is his opinion the next landscape phase should be submitted for consideration.

The trails plan should be reviewed to determine if we want to consider a change in the priorities. The Chair will contact the County to see what is required to re-prioritize the list.

Date of Next Meeting: October 2nd at 4 PM

Adjourned

Respectfully submitted by

John Calzada