

Sierra Canyon Association

WEDNESDAY, OCTOBER 31, 2018 FACILITIES COMMITTEE (FC) MINUTES

MEMBERS PRESENT:

DAVID PROEHL (INTERIM CHAIRMAN)

GREG MATHIS

MATT MULDER

DALE STEPHENS (NON-VOTING BOARD LIAISON)

MEMBERS ABSENT: NONE

OTHER ATTENDEES (4):

- 1) DARREN NULL (MANAGEMENT)**
- 2) CHIPPY FLYNN (GUEST BOARD MEMBER)**
- 3) RAY HADERLIE (NOMINEE TO COMMITTEE)**
- 4) VAL SUTTER (NOMINEE TO COMMITTEE)**

Owners in attendance (none) – Sign in sheet on file

INTRODUCTION TO MEETING:

Dale Stephens opened the meeting at 9:00 a.m. addressing:

- 1) Reserve Study - overview as it pertains to FC;
- 2) Usage of BoD FC Liaison (Dale) where communication with management is concerned; and
- 3) ALFEE taking a “back seat” for the foreseeable future in terms of FC’s focus.

CALL TO ORDER / ESTABLISHMENT OF QUORUM:

David Proehl called the meeting to order at 9:10 a.m. and a quorum of Members was present.

APPROVAL OF MINUTES:

MOTION: Greg Mathis moved to approve the September 28, 2018 Facilities Committee minutes. Matt Mulder seconded; motion carried unanimously.

BRIEFS OF ITEMS DISCUSSED:

Unfinished Business:

1) Front Entrance Remodel Update and Discussion (ALFEE):

Further work on this project is suspended due to funding for at least a year per Dale Stephens' input / directive. We await two (2) estimates from local contractors in order to provide better costs to Finance Committee. Engaged contractors are to be informed of project suspension. Future project opportunities should be presented to these two contractors for their efforts regarding ALFEE.

2) Update on Locker Room Repair:

Darren Null reported that seven (7) contractors were solicited, but only one (1) bid was received for this work. Bid shall be presented to BoD next meeting.

3) Update on Fans for Gym Cardio Area:

Darren Null reported that during last inspection by HVAC contractor, it was discovered fan coil motors were burnt up resulting in no a/c flow over gym cardio area. This has been repaired rectifying the situation of inadequate cooling. This item is now **closed**.

4) Update on Exterior Doors on South Side of Lodge re Felt and Weather Proofing:

Darren Null reported the work has been completed and water intrusion shall be monitored. This item is now **closed**.

5) Update on progress to upgrade existing sound system for events at the Lodge (specifically BoD meetings):

Darren Null reported three (3) bids were received. One (1) of these bids offers a recommended immediate "fix" in conjunction with "loaner" equipment for further assessment. Management is studying for further action.

6) Removal of Kiosk at Lodge entrance and shifting brochures / information packets to alcove(s) in corridor:

Darren Null reported this has been completed. This item is now **closed**.

7) Update on Concrete Resurfacing at Lodge main entrance and on west end:

Darren Null reported this has been completed. This item is now **closed**.

8) Fence enclosure under exterior stairwell for pool chemicals:

Darren Null reported that moving chemicals outside is not viable due to degradation resulting from temperature swings (mainly heat). Secondary indoor containment is now being researched. This item is being removed as it's been determined Lodge is in compliance. This item is now **closed**.

9) Concierge Desk Update / Monitoring:

Darren Null reported that more work is to be done on this regarding functionality and dimensions of desk in relationship to corridor / entrances. Management shall go out for bids on camera for west end entrance and outdoors.

New Business:

- 1) David Proehl addressed Report to BoD summary.
- 2) BoD has directed FC to study library enclosure for usage as meeting room in addition to a library.
- 3) The need for a space utilization study outside of the library was discussed.

Action Items:

- 1) Scope of Work for library enclosure – Darren Null
- 2) Coordination of book removal and temporary storage by book club – Val Sutter
- 3) Space utilization study / critical space problems as to where and when – unassigned
- 4) Space problems for management - unassigned
- 5) Trip to lodge's off-site storage facility to review contents / disposition - unassigned

SC Residents' Comments / Questions: NONE

Next Facilities Committee Meeting:

Scheduled for December 4, 2018 at 9:00 a.m. in Aspen Lodge Library.

Note: All future FC meetings shall take place eight (8) days prior to BoD meeting.

Adjournment: MOTION: Greg Mathis moved to adjourn, Matt Mulder seconded; motion carried unanimously. **Meeting adjourned at 11:08 a.m.**