

Facilities Planning Committee Minutes

October 10, 2024 | 3:30 p.m. to 5:30 p.m.

At the Magnolia Room

FPC Members: Darryl Ballou, Ed Dudziak, Gregg Kludjian, Chris Papavero, Ray Stribling. Absent Doug Gorvetzian

FPC Alternates: Steve Libring, Dale Welty

FPC Chairperson: Dan Lekawa

FPC Board Liaison: Jeff Bill

FPC Staff Liaison: Steve Schneider

Guest: Claude Beauchamp, Kevin Thayer, Pete Dorazio, Natassia Wright and Matt Dakan.

Welcome, Roll Call, Verification of Quorum

- I. **Approval of Minutes, Motion by Darryl Ballou, Second by Steve Libring. All approved**
 - a. 08/08/24
 - b. September meeting was cancelled, approval is for August minutes.
- II. **Announcements**
 - a. Outrigger / CLDN intersection recommendation submitted to Eric K, Jeff B, & Bill V 9/3,
 - b. Causeway Tunnel Water Gauge recommendation submitted to Erik K, Jeff B, & Bill V 9/3
 - i. Eric provided further information for our consideration: See backup charts, & refer to discussion item (VI a).
 - c. BoD Community Survey Project - Gregg Kludjian. Information only, POA Board effort; FPC representation provided by Gregg Kludjian & Dan Lekawa. See backup slides
- III. **Member Comments**
 - a. Claude Beauchamp Road Safety Concern. Blind corner near Snow Water and the Fire Department on Vacation Drive. **Steve Libring suggested trimming existing trees so that you could see at least 8' of clear site. This is a maintenance issue that Steve Schnieder will look into. The next suggestion was enforcement of the speed.**
- IV. **Board Updates – Jeff Bill**
 - a. Status of Eastport Rental Docs recommendation submitted to Jeff B & Bill V 6/9/2024 (Jeff B). **Board has project on hold – no action due from FPC**
 - b. Status of Walking Path recommendation sent to Eric K, Jeff B, & Bill V 5/15/24 (Jeff B). **In Process but waiting for the storm water mitigation plan first.**
- V. **Staff Updates – Steve S. give a brief update with current projects:**
 - a. Tennis Patio. **Completed.**
 - b. Pickleball Courts / parking lot. **Waiting two weeks to reseal and strip. Main entrance to be done first then Eastport parking is next.**
- VI. **Discussion Items**
 - a. Causeway Tunnel Water Gauge updated information by Eric Kazakoff (see backup charts). **FPC recommends moving forward as approved last meeting.**
 - b. Revised Motorcycle Lot project (bring to vote w/ pricing). A motion was made by Dale Welty with a second from Darry Ballou have Dan Lekawa & Steve Libring work with Steve Schneider to

develop a price estimate, incorporate that estimate to the motorcycle lot recommendation package, and go ahead and submit the recommendation to the board. **The motion was approved by all.**

- c. Gault field Little League list of items to be prioritized – Steve Libring. Matt Dakan and Natassia Wright will work on a priority list for improvements such as revised layout of the existing ball fields updated lighting, new light poles and updated snack bar. Some of these items may fall under maintenance and will be address by Steve Schnider. Any remaining items will be added to the 5-year plan. Dale Welty, Steve Libring and Natassia Wright will walk the snack bar to see what may be needed for improvements.
- d. Team Review of FPC Charter – Dan Lekawa & Jeff Bill. Due to the amount of time taken for this meeting we will have more discussions early next year on our charter, how to incorporate missing items into our working cadence, and a review of our 5-year plan going forward. There is also going to be more interaction between the finance committee and the FPC in October or November of each year to help put together a workable 5-year plan.

- VII. Committee Comments: one question was for an update to the status of the tunnels engineering study. Per Steve Schneider, the testing and the publishing of the findings will be done soon.

Another issue was brought up about the remodeling of the golf course stand-alone bathrooms. They were built somewhere around the 1970's and have never been brought up to today's standards. It was suggested that the greens committee should be asked about this issue as it should go to them first and then brought before the FPC.

Another question is about checking for the water erosion at the main lake. The water department is getting ready to test the water treatment plant, this will lower the water level about another 6" to 1 foot. Measurements of the dirt bank will be done after the water level is lowered.

- VIII. **Adjournment:** Next meeting will be at 3:30pm on Thursday, November 14th, at the Magnolia Room.