

**BEACH CLUB COMMITTEE MINUTES**  
**December 10, 2015**

Present: Ruth Mosca	Peter Stocks	Dan Klein
Ann Cea	Shelly Klein	Peter Stocks
Sherry McKinney	Bridget Fraser	Kyle Muston (by phone)

Ruth Mosca, Chair, opened the meeting.

**Project Reports:**

Brad McKnight reported on the construction projects at the Beach Club:

1. On Monday 12/7, the punch list was discussed with the contractor prior to the completion of the work. Most of the items are minor. Chair thanked the structural committee for their hard work and Brad who oversaw the project.
2. Debris removal will be completed this week.
3. Installation of new software and card reader for the gate began on 12/4, but as of 12/9, the reader cannot read the BC cards. The card reader may have to be replaced. The gate will remain open until this situation is corrected.

**Committee Reports:**

**Finance -**

Al Rybicki reported to the Chair prior to this meeting that \$21,000 in dues for 2016 was available in the budget.

A member commented from the floor that his check for BC dues has not been cashed by Severn Trent even though he sent it six weeks ago. Committee members and others reported similar situations. It was apparent that many checks had not been cashed. After discussion, the plan for this year is for STS to send e-mails to all who have sent checks stating their dues have been received. Also, a reminder to those who have not sent their dues will go out on 12/15. For next year, the Committee will request that STS develop a streamlined system for depositing checks.

**Security -**

Peter Stocks and Brad McKnight reported that while the security cameras are operational, the Security office does not yet have a separate console for the BC. If an incident occurs, images can be retrieved for viewing for up to 30 days.

Several committee members reported hearing of nonmembers utilizing the BC, mainly from neighboring houses near the facility. A suggestion was made for complete fencing of the BC be considered in next years budget. A suggestion was made that BC staff be asked to come to work one hour later and leave an hour later in the evening, during peak usage months. A poll of staff and members can be taken to see if this is feasible and Cal Thomas and Molly Meadows at STS will follow up.

**Landscape -**

Shelly Klein opened the discussion of plantings marking our boundaries and frontage. Molly Meadows will request the engineering firm CPH confirm our boundary line. She will send a letter to the owner of the property to our north, stating the boundary line and requesting the removal of all items on the BC property prior to the plantings. Shelly will investigate the availability of wild coffee scrubs and other suitable plantings.

## **Communications -**

Sherry McKinney reported that there are requests for private parties in the coming year: one in March and three in April.

An e-mail will be sent to all members by 12/15 reminding them that dues are due by 1/4/2016.

## **New Business:**

1. A new power washer is needed for cleaning wood decking and tables. Up to \$500 was authorized for this expenditure.
2. Doug Campbell will follow up with STS to define a process for STS to deal with member violations and penalties.
3. An informal system of members communicating with BC staff by written note when a member is unable to accompany a visiting immediate family member to the beach.
4. The BC Committee will continue to explore setting up a system of reporting and follow up when a member sells his/her house and transfers BC membership.
5. There was no immediate interest in setting up a Social Committee
6. Brad McKnight will look into a digital inventory of the BC facility for insurance purposes.
7. Ruth Mosca reported that in a conversation with Jim Bauer, the owner of the property on the north boundary, he told of his intent to either sell the property or build five condo units. Doug Campbell will take this to the RCDD.

The meeting adjourned.

Submitted by Bridget Fraser