

BEACH CLUB COMMITTEE MEETING MINUTES

January 11, 2018

Present: Ruth Mosca, President, Kyle Muston, Sherry McKinney, Frank Shorey, Shelly Klein, Dan Klein, Vic Libatore, Jon Puzine, Bridget Fraser, Dolly Syrek, CDD representative, Brad McKnight, Inframark,

The President called the meeting to order. A quorum was present and the minutes from the November 2017 BCC meeting were approved.

MANAGER'S REPORT

- Brad McKnight reported that construction was completed this week, and the steps from the ramp to the beach are now up to code. A County rep needs to inspect and sign off on this project. The steps from the ramp to the shell sitting area should be completed and installed before the next BCC meeting.
- the parking lot improvement project should begin within a few weeks. This will add 3 new parking spaces. The project estimate recommended at the last meeting covers all expenses including permitting
- the 2018 membership includes 338 returning members. Brad is in the process of contacting residents on the wait list. These potential members have two weeks to decide. Fifteen have already signed on as of this date, and have paid the dues and fees.
- Brad called former members who decided not to renew. A few cited the increased cost; the majority cited the strict interpretation of the rule that members must accompany their guests to the BC. A discussion ensued about some members disregard of this rule. It was decided that the CDD should seek a legal opinion about what constitutes a "household member", a "beach club member" and how should the BC handle a household situation where a house is owned by a unit such as a LLC. A legal opinion about how the fore mentioned rule might be altered to accommodate members who find the rule about members and guests difficult to adhere to, was also recommended.
- Brad reviewed the process of BC staff informing him when staff find themselves in a confrontation with a member or extended family member over a possible rules violation. Generally, the visitor to the BC is accommodated while Brad investigates the situation. If the situation warrants a violation letter, this is sent from the Inframark manager.
- fascia board behind the gutters, that has rotted out, will be replaced soon by the Inframark handyman.
- while chair cleaning by BC staff proceeds, it was noted that mold is still apparent on the backs of chairs and lounges.
- prices of replacement chairs and lounges have not yet been obtained.

COMMITTEE REPORTS

Dolly Syrek gave the Finance Report. The BC is ahead of projected monthly revenues for this fiscal year. Revenue is on track to contribute \$18,000 to the reserve fund.

Some members of the BC were concerned about the accounting practices of Inframark and the uncertainty of dollar amounts in certain categories, such as insurance allocations and repair and replacement costs. Dolly reports sharing those concerns but so far has been unable to force changes in Inframark's practices.

Sherry McKinney of the Communication Committee will send out an e-mail to the membership when Brad finalizes the membership numbers for 2018. This communication will also contain information about the Mote Marine website that reports on the daily presence of red tide.

Other Committee and Old Business concerns were previously discussed during Brad's report.

NEW BUSINESS

- concern was expressed about the CDD authorizing a non-member, non-neighborhood gathering without consulting the BCC. Dolly responded that the timing prevented this matter being brought to the BCC.
- the President raised the issue of the design and function of the BCC. Members were asked to think about this issue and make recommendations for possible changes to the Committee . It was recommended for now that members of the Committee that have not been active for several months, be asked to consider resigning, in order that quorums at the meetings can be met.

The motion was made and the Committee adjourned.