

## Facilities Planning Committee Minutes

August 11, 2022 | 3:30 p.m. to 5:30 p.m.

At the Magnolia Room

**FPC Members Present:** Ed Dudziak, Dale Welty, Doug Gorvetzian, , Ray Stribling, Daryl Ballou

**FPC Members Absent:** Alex Cook

**FPC Chairperson:** Steve Libring

**FPC Board Liaison:** Greg Doherty

**FPC Staff Liaison:** Steve Schneider

**Guests:** Greg Kludjian, Chris Papavero, Jeff Bill, Joe Kamasian

Welcome, Roll Call, Verification of Quorum – the meeting was called to order at 3:32pm

- I. **Approval of Minutes** – A motion was made by Doug, 2<sup>nd</sup> by Dale and unanimously approved 5-0 to accept the minutes of 7/14/22

### II. Old Business

- a. Board Updates – any decision items/assignments from the July Board meeting – Steve L. reported that POA Board gave direction on what projects they would like FPC to work on this Fiscal Year. These included: Swim Up Docks, motorcycle screening at Sr. Center, Gault Field Community Park, Sunset Beach Shade Structures, Golf Maintenance Building, Outrigger Park, Eastport Rental Docks, Pickleball Courts, and CLDS Medians. A brief discussion ensued regarding clarifications on these projects.
- b. Staff Updates – Steve S. give a brief update with current projects/designs:
  - i. Campground Restroom – status – completed
  - ii. Vacation Park – what’s left to do prior to opening is some finish landscaping, resealing and restriping parking lot, bleachers, card reader for gate, and center of pump track. The opening is still on target for end of this month.
  - iii. Lodge Patio – status of going out to bid - not yet ready
  - iv. CLDS Landscaped Medians – Steve S. to contact Haven Lighting for recommended specs and doing value engineering.
  - v. Bike Crossing on Vacation – status / schedule – not determined exact location, sub-committee will go look at and give suggestions to Steve S.

### III. Old Business

- a. **Eastport Rental Docks** – review data, recommendation – discussion centered around the lake levels and what options are if EVMWD takes water line down to 1372 elevation minimum. Current levels of 1379-80 are no issues with 10 ft of depth. At 1372, could be just 2 ft or so available depth.

Several options were suggested including renting only when levels are high enough, renting seasonal, renting only to pontoon boats if levels are shallow, etc. It was motioned by Ray, 2<sup>nd</sup> by Daryl and unanimously approved 6-0 that “rental docks be recommended for Eastport with a plan to expand in future if successful.” FPC will work with POA and review the waiting list while preliminary dock plans are pursued, to ensure there is sufficient renters out of the over 350 on the list to support approx. 28 slips or so – estimated to be around \$200,000. Payback on investment is about 6 years, before becoming a positive cash flow, and helps reduce the list.

#### IV. **New Business**

- a. Interviews/Applications for Alternate Candidates – three potential candidates were interviewed and the FPC discussed their qualifications. A motion by Doug and 2<sup>nd</sup> by Ed “to recommend one candidate at this time to fill one of the 2 vacancies – that candidate being Greg Kludjian” was approved 6-0.

- V. **Committee Comments:** Steve met with resident on request for adding artificial turf and concrete in the large dog park to reduce the amount of D.G. He explained that the D.G. was requested by the dog committee last year when the design was being done – but will discuss with staff, and/or see if FPC wants to revisit this issue.

- VI. **Adjournment:** There being no further business, the meeting adjourned at 5:28 pm. The next meeting will be at 3:30pm on Sept. 8, 2022, at the Magnolia Room.