

**South Bay Community Association
Facilities Committee Meeting
August 6, 2024, 2024 9:30AM
Agenda**

1. Call to Order
 - a. 9:35 a.m.
2. Determination of Quorum

(No quorum – John G and Carolyn O’K not officially on committee)

Present: Ted Ross, Rob York, John Goldwood, Carolyn O’Keeffe; Mark Torres, and Bob Gilbert

Absent: Susan Chadwick

Randy Edwards is no longer on the committee
3. Approve Agenda
 - a. Carolyn motion; John 2nd; unanimously approved
 - b. Appoint new chair: Recommend John Goldwood for chair. Motion to approve by Carolyn; 2nd by Ted; motion carried unanimously.
4. Approve Meeting Minutes of June 6, 2024
 - a. No meeting on June 6, 2024
5. Old Business
 - a. Update if anything new on the pool area/dehumidification report:
 - i. Indoor values in pool area discussed: temperature, humidity and dew point. One air handler supports all areas beyond doors to exercise area including locker rooms. We need to break it up into 2 areas – one specifically for the pool. Currently collecting data on temp, humidity and dew point. Mark will place meter above pool to obtain 30 days of data. 90 days to come up with recommendation for Facilities. We need engineering firm to determine what we need in this area.
 - b. Bathing suit wringer discussed.
 - c. Update on back yard project
 - i. Project is ‘dead’ no one interested. We need to resource it out. There is a drainage issue. Also would like to upgrade current patio and add another one by the pool.

- d. Update on new chairs
 - i. Two chairs were order for 30-day trial; from Amazon; less expensive (\$40/chair); chair has 275# rating. \$10,000 allocated for purchase of 16 chairs.
 - ii. Gil and Christine discussed durability and aesthetics of chairs. Current chairs in meeting room have lasted 10+ years and are still in good shape. Chairs also need to be fit for physical comfort.
 - iii. August 13, Christine will go to company and review chairs and bid on chairs as current bid is 1 ½+ years old.
 - iv. Bob G. is gathering input on two Amazon chairs now.
 - v. At the Sept. meeting we will have an update on chairs.
- e. Treadmill, recumbent bike replacement and plate load chest press. Where are we in the ordering process?
 - i. Finance will give dates as to when expenditures can be made.

6. New Business

- a. Discussion on recruitment on new committee members
 - i. Go to Opportunity Fair; use informal gatherings to recruit.

7. Issues from other Committees

8. Wood Shop Report

- a. Electrical work completed; 15 amp installed rather than 20 amp; we have a 100 amp panel. Dust collector will be on 220 with and will draw 8 amps.
- b. Send a draft message to woodworking community for volunteers to be stewards

9. Comments

- a. We need to do a walk around of the facility and landscaping; discussed 'curb appeal' of landscaping. We need to do seasonal irrigation repairs.
- b. Window cleaning and pressure washing has become very expensive.
- c. Spa plastering: we are getting another bid.
- d. Damage to seal coat in parking lot and at Inner Bay roads. We know the drivers. Mark has call into CAU.

10. Adjourn

- a. Motion to adjourn by Carolyn; 2nd by Ted. Motion carried. Meeting adjourned at 11:10 a.m.

Next SBCA Facilities Meeting: September 10, 2024