DRAFT MINUTES
CAMERON CLUB FACILITIES COMMITTEE (CCFC) MEETING
THURSDAY, FEBRUARY 13, 2020

The following individuals attended the meeting:
Ray Celeste, CCFC Chair
Dan Ogg, CCFC Vice Chair
Tim Regan, CCFC Recording Secretary
Rich Mandley, ProFIT President
Takis Taousakis, Chair, Financial Advisory Committee member

The following individuals were absent:
Brendan Hanlon, CCFC Member
Jon Dellaria, BOD’s Representative to the CCFC
Todd Branson, CMC Acting General Manager

1. The Cameron Club Facilities Committee meeting was called to order by Ray Celeste at 7:05 p.m.

2. Tim Regan made a motion to approve the agenda. The motion was seconded by Dan Ogg and it passed unanimously.

3. Resident’s Open Forum. No residents attended the meeting.

4. Dan Ogg made a motion to approve the CCFC’s meeting minutes for January. The motion was seconded by Tim Regan and it passed unanimously.

   a. Dan Ogg made a motion that CCFC recommend CMC management purchase 3 rescue tubes separately via https://thelifeguardstore.com/40-standard-rescue-tube-2313.html. The motion was seconded by Tim Regan and it passed unanimously. The items will be purchased by CMC management from General Ledger (GL) account 6710.
   b. Dan Ogg then made a motion to direct CMC Management to execute the American Pool invoice in the amount of $586.40, as amended using line item GL 6710. GL 6710 had a balance of $5,000.00 at the end of January 2020. The motion was seconded by Tim Regan and it passed unanimously.

6. Financial Controls Update. Takis Taousakis presented the update on financial controls from the BOD and the 50 Year Schedule of Projected Replacements from the Reserve Study. He asked CCFC to examine line items 78 through 198 to determine which line items the CCFC will assume oversight for the scope of work. It is understood that CMC Management would
assume oversight for the remaining line items. The CCFC will determine a time to review the list.

7. BOD Update. Jon Dellaria was unable to attend our meeting and therefore did not present a report.

8. CMC Management report. Ray Celeste provided the CMC Management update.

   a) The new sound system was installed in the basketball court.

   b) A new Request for Proposal (RFP) must be submitted for the basketball court floor. Rich Mandley and Todd Branson will work on getting the RFP done as soon as possible.

   c) A resident has requested that the $125 cleaning fee be waived or reduced for use of the Victoria Herbert Great Room if the room is cleaned after use. CCFC determined that this is already allowed under Cameron Club Operating Rules and Procedures on page 14: “$125 cleaning fee, non-refundable for cleaning of the facility after each use, unless waived by the CSCA manager upon inspection of the facility after use.”

   d) However, the CCFC points out that the community should understand that these inspections will only occur during management’s normal operating hours. The rental agreement should be updated to include language that the waivers do not apply when the reservation is beyond the normal business hours for CMC.

   e) Ray Celeste committed to work with CMC Management to begin work drafting an RFP for locker room renovations, which are needed and are highlighted in the Reserve Study as being due in 2020.

9. ProFIT Report:

   a) Rich Mandley provided the ProFIT monthly report. Attendance in January was 6,652 (214 per day) compared to December’s attendance of 5,895 (190 per day).

   b) Classes were well attended, with an increase in 7 out of 10 classes month over month.

   c) Equipment is all operational The Cybex Arc Trainer needed adjustment. Pelotons are both currently fully functional.

   d) In January there were 2 new personal training clients.

   e) Steel Fitness ran a yoga workshop that had 19 people attend. The next workshop is PK Move, with the final details being finalized by February 18th.

   f) The Weyer flooring update was provided in 8(b).
g) The AudioFetch system’s issues are due to Wi-Fi occasionally being spotty. ProFIT is going to work to find ways to improve the existing system or find an alternative system.

h) Per a resident’s request, CCFC discussed residents bringing personal towels to wipe down equipment. CCFC determined that there are multiple options to clean equipment and there are no necessary actions that need to be taken.

i) Rich presented CCFC with 2020 Capital Recommendations. The CCFC agreed to consider the recommendations in a future meeting so the committee can compare the recommendations to the 5 year plan previously submitted by ProFIT.

10. Old Business. Dan Ogg presented the security update. The town hall meeting with the residents will be in April. A representative from the Alexandria Police Dept. will be present and available for recommendations.

11. New Business. Ray Celeste presented the CCFC with photos for consideration to be hung in the Cameron Station Clubhouse. The committee considered 31 pictures and chose 26 of them.

12. Adjournment: Dan Ogg made a motion to adjourn the meeting. Tim Regan seconded the motion and it passed unanimously. The meeting was adjourned at 9:03 p.m.