MINUTES
CAMERON CLUB FACILITIES COMMITTEE (CCFC) MEETING
THURSDAY, MARCH 14, 2019

The following individuals attended the meeting:
Ray Celeste, CCFC Chair
Dan Ogg, CCFC Recording Secretary
Brendan Hanlon, CCFC Member
John Burton, CCFC Member
Jon Dellaria, BODs Representative to the CCFC
Megan Brock, Vice President, BOD
Martin Menez, Member, BOD
Karen Soles, CMC Management
PsyniiGianni Scott, ProFIT Fitness Center Manager/Activities Director
Ed Jablonski, Security Consultant, SETEC

The following individuals were absent:
Dick Shea, Vice Chair

1. The Cameron Club Facilities Committee meeting was called to order by Ray Celeste at 7:03 p.m.

2. Ray Celeste made a motion to approve the meeting agenda after adding a topic to the agenda under New Business: vote on a Committee Chairman. The motion was seconded by Brendan Hanlon and it passed unanimously.

3. Residents’ Open Forum: No residents attended.

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

5. BOD’s Update. Brendan Hanlon provided the BODs update.

   a) The Board approved the purchase of new TVs for the exercise room.

   b) Pool Contract. The Board discussed at length the pool contract and the Service Level Agreement (SLA). CMC Management is discussing the SLAs with American Pools, the pool contractor.

   c) CMC Management has suggested that the community open the pool a week earlier for a weekend. The CCFC asked that CMC Management get quote for swapping a weekend at the end of September for a weekend before Memorial Day (May 18/19) and a quote for simply adding the weekend and possibly weekday mornings for lap swim before Memorial Day.
d) Motion for CMC Management: John Burton made a motion to direct CMC Management to get a quote from American Pools to open the pool one weekend early (May 18/19) and a quote for adding lap swim from 6:00 am to 8:00 am, May 20-24, and pass the quotes on to the Board for consideration. Brendon Hanlon seconded the motion and it passed unanimously.


a) Front door (by the gym). CMC Management tried to have maintenance fix the door, but the fix did not work. CMC Management had Precision Doors buy new hardware for the door and it now works properly.

b) Marty Menez provided some thoughts about the overall security upgrades for building and suggested that everything should be considered in a holistic manner. Ed Jablonksi of SETEC was asked to offer advice for upgrades. SETEC has supported new computers, new software, and system backups to the cloud. They also suggested the addition of security cameras throughout a facility as this is now more common in businesses and common-area facilities. John Burton volunteered to lead a review of the overall security of the building, with the advice of SETEC.

c) Psy Scott discussed continued problems with unauthorized people using the back door to the fitness center (the door from the administrative spaces). In several cases, Psy confronted the people and asked them to leave. The CCFC discussed possible solutions to this problem with Ed Jablonksi. One option is to put in a fire door with a crash bar to replace the swinging door upstairs near the elevator. However, this modification would be expensive, and any modification would have to be approved by the City of Alexandria Fire Marshal. CMC Management agreed to provide up to date architectural drawings for the building to John Burton and to SETEC so they can offer suggestions.

d) Ray Celeste discussed the budget. Exercise equipment is paid for from the “Reserve Expenditures” budget. The amount remaining in this line item as of the end of January is $26,272.28, less the amount paid for the new treadmill, and less the amount paid for new TVs.

e) CMC Management received two proposals for replacing the basketball court floor and will attempt to get two more quotes in the next month. CCFC requested that CMC Management provide the quotes as soon as they are available so that the CCFC could review the quotes before the next CCFC meeting.

7. ProFIT Report:

a) Psy Scott provided the ProFIT monthly report. Attendance in January was 6,023 (215 per day), compared to December’s attendance of 6,954 (224 per day).
b) The Stairmaster is still under repair by Heartline. If the proper parts are available, it should be in service within a few days.

c) One treadmill is affected by a bad wall outlet (loose plug). ProFIT will take the treadmill out of service until the wall outlet is repaired.

d) There will be a free nutrition workshop on March 29, at 6:00 pm.

e) There will also be a Tai Chi workshop, tentatively planned for April 19.

f) Ray Celeste mentioned that a resident suggested we buy another Peloton upright bicycle. The CCFC discussed the possibility of buying a new Peloton bike. CCFC asked ProFIT to obtain usage data on all bicycles and send the information to Ray Celeste. After reviewing the usage data, the CCFC will decide whether to purchase the Peloton and decide which existing exercise bicycle to replace. It is expected this can be done by email, before the next CCFC meeting.

g) Ray Celeste suggested that a representative of the Reserve Study brief the CCFC at one of its upcoming meetings.

8. Old Business: There was no old business.

9. New Business: CCFC Chair. **Motion:** Brendon Hanlon made a motion to nominate Ray Celeste to serve as the Chairman of the CCFC for another year. Dan Ogg seconded the motion and it passed unanimously.

10. Adjournment: Brendan Hanlon made a motion to adjourn the meeting. Dan Ogg seconded the motion and it passed unanimously. The meeting was adjourned at 8:55 p.m.