

MTC Capital Improvement Projects

2017 H&G Capital Budget \$50,000 -\$6,000 for lights = \$46,000

Capital Projects Overview						Project Phases				
Priority	Project	Leaders	Estimated \$	Projected Completion	Status/issues	Research	Proposal	Approved	Build	Installed
1	Architecureal Plan for Club House	Diane, Molie, Katharine	\$ 15,000	Jun/17	Define High Level Requirements; Contact Consultants	Jun/17				
2	Phase 1 - New Deck – Courts 6 and 3. Build Deck	Jeff, Randy	\$ 25,000	2018	Pending Funding (perhaps MA donation could be used?; Will look to swap with Men's lockers)			Jan/17		
2.5	Phase 2 - New Deck – Courts 6 and 3. Ball Machine Shed, Electrical, Trellis	Jeff, Randy	\$ 17,500	2018	Pending Phase 1			Jan/17		
3	Phase 1 - Lights Courts: 1-3, 8-9	John	\$50,000 <i>(Paid over 5yrs; \$6,000 from H&G in 2017)</i>	Aprl/17	Need Phase 1 before Memorial Day			Jan/17		
3.5	Phase 2 - Court Lights: Courts 5-7 <i>(total cost of P1 + p2 \$170,000)</i>	John	\$120,000 <i>(Bank loan Paid over 5yrs; No impact to H&G budget)</i>	Aug/17	Pending Phase 1			Jan/17		

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4	Mens Locker Facelift - New entry, floor, etc	Randy, Molie	\$ 30,000	Oct/17	Facelift only - Until Architecural Plan Defined <i>(Will look to delay until 2018 and/or reduce scope)</i>			Jan/17		
6	Improved LED Parking Lot Lighting	John	\$ 10,000		Obtain initial Recommendation from vendor	Started				
6.5	Improved Security Camera Parking Lot				Required Upgraded Camera's, network, new Network Disk storage, etc	Started				
7	New Dining Chairs (20)		\$ 7,500		<i>Deferred Pending Architectural Plan</i>	Deferred				
8	North Entry Door/Window replacement		\$ 25,000		<i>Deferred Pending Architectural Plan</i>	Deferred				
9	Laundry relocation – to opposite mens lockers		\$ 25,000		<i>Deferred Pending Architectural Plan</i>	Deferred				
10	Control Entry System - Key card/code, single night time entrypoint		\$ 7,000		<i>Deferred Pending Architectural Plan</i>	Deferred				
	New Court viewing courts 1 & 4 - Repurpose Lazy Acres				<i>Deferred Pending Architectural Plan</i>	Deferred				
	Major Landscape - South Frontage				<i>Deferred Pending Architectural Plan</i>	Deferred				
	Ball Machine Court - Repurpose Pool area with self recycling ball machine				<i>Deferred Pending Architectural Plan</i>	Deferred				

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	Poolside Locker Room Upgrade: Single Unisex + office or complete repurpose (fitness, office, etc)				Deferred Pending Architectural Plan	Deferred				
	Clubhouse Remodel - Relocate stairs, relocate office upstairs, build out second floor, improve lighting, remove trellis, replace floor, sheetrock interior walls				Deferred Pending Architectural Plan	Deferred				
	Court Post & Rails Painting Courts 5-7				2019 project					
	Club Front Post Replacement				2 needed					
	Software: Point of Sales				Consultant hired, Selection in process	June/17				
	Software: Member Viewing of Billing Transactions				QuickBooks process only supports monthly access to transactions					
	Software: Online Court Reservations									
	Court Surface Upgrades - Slipsheets for 4-7; Plexicushion more courts									

2017 H&G Mainenance Budget = \$20,000 GM Maintenance Budget = \$22,000

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Updated: 4/11/17										
Priority	Project	Leaders	Estimated \$	Projected Completion	Status/issues	Research	Proposal	Approved	Build	Installed
1	Swimming Pool Replastering	Marty	\$12,000 <i>(from GM Maint Budget)</i>	May/17	Needed before Summer season			Dec/16		
1	Pool House Locker Room Siding	Randy		May/17	Materials Purchased; Install before Memorial Day					
	Remove Tree in Club House	Jeff	??	May/17	Ideally before Memorial Day; most work done by Maint staff			Dec/16		
	Move Front Desk Moniton to Telephone Wall - Install power plugs; acquire/mount monitor; acquire mount PC for use with both Large monitor & Member Diredtory look-up station	??	\$1,500 <i>(from GM Maint Budget)</i>	April17	Most work done by Maint staff			Mar/17		
	Women's Jacazzi Leaking	GM	?? <i>(from GM Maint Budget)</i>		Pending Approval					
	Men's Urnals replace flush "apparatus"	GM	?? <i>(from GM Maint Budget)</i>		Pending Approval					
	Men's Shower Room - Replace caulking	GM	Staff <i>(from GM Maint Budget)</i>		Pending Approval					

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	Wind screens need to be secured and attached to fences. No excuse for flapping wind screens. Easy to fix and very noticeable...just some zip ties. Crew should have zip ties with them to easily fix when needed.		MTC Staff		Suggested by John. Pending review/ prioritization					
	The horizontal wood pieces at top fences should be stained or re-freshed. Again this is fairly straightforward and easy to do and finish off the fence painting.		MTC Staff		Suggested by John. Pending review/ prioritization					
	Scaffolding currently behind court 3 and 8 should be stored out of the way where it is not seen. It is bright yellow and an eyesore. Again easy to move and relocate.		MTC Staff		Suggested by John. Pending review/ prioritization					
	The latches for the gates mark up the newly painted fence poles. Perhaps we could place a plastic (???) sleeve where latch meets pole to minimize the marring. Or some other creative solution	MTC Staff	MTC Staff		Suggested by John. Pending review/ prioritization					
	Paint door for pro shed behind d	MTC Staff	MTC Staff		Suggested by John. Pending review/ prioritization					

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	The cement sidewalls on courts 1+2 are currently painted beige, I believe they should be painted Wimbledon Green (same color as wind screens) to signify that this is a tennis court and provide a better backdrop. It would also carry the same color down from the wind screens onto the verticle face of the short cement wall. Currently they are multiple colors.		MTC Staff		Suggested by John. Pending review/ prioritization					
	Place an MTC logo wind screen on the back of court #9. We have one now on the back of court 1 and it was donated by Robert Ahern. It can be viewed easily from the fire pit deck and would look great.		\$750		Suggested by John. Pending review/ prioritization					
	Place outdoor clocks on court 1 and 2 for easy viewing....so we know when our matches are starting without running into clubhouse to get the time. Simple and cheap. Many members have asked for this.				Suggested by John. Pending review/ prioritization					

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	Robert Ahern suggested we print out in white lettering, "MARIN TENNIS CLUB" on the surface of court 1 , close to the fence area. This is relatively cheap and would accent our branding as well look sharp. All of the world class tennis venues do this on their center court...we should as well.				Suggested by John. Pending review/ prioritization					