

MARIN TENNIS CLUB
MINUTES OF HOUSE AND GROUNDS COMMITTEE MEETING
July 11, 2018

Chair Diane Fass called the meeting to order at 5:15 PM after a limited walkaround.

Also Present: Jeff Kent, Eduardo Madueno, Marty Marks, Lisa Cush, GM Chris Horne and Guest Tassos Papadimos.

Absent: Randy Tugaw and Aric Clark, Board Liaison

APPROVAL OF MINUTES

Committee approved the minutes of the June 2018 meeting.

OBSERVATIONS:

1. The concrete steps approaching the clubhouse are very dirty and in need of cleaning on a regular basis;
2. Pool Holder and plastic cover are broken and bits of blue plastic are breaking off into the pool. Pool sweep needed.
3. Front Patio cushions in terrible shape and need replacing
4. All clocks should be working properly. Not only on courts but also on buildings, including pool building.

House and Grounds GM Report 7-11-2018

- **Café is complete. Food and Beverage survey sent out to the membership this week to receive feedback on the new operation. This will give us info on where we need to improve, tweak or change how we are operating.**
- **Since Lisa started coordinating tasks with Jose the gardener, the landscaping around the club has made significant improvements. Plants were replaced in the spa area in the men's locker room. Nice change and good feedback.**
- **Replaced two gas blowers for the maintenance crew as the two they had were beyond repair.**

- **Next big showcase event is the USTA 18+ District championships which will be held August 3 – 5. Eleven courts at MTC and five courts at Dominican will be used for the event. Our responsibility is to provide the facility, the USTA will run the tournament. Important that we have adequate maintenance and café staff as it will be a very busy weekend in both those areas.**
- **No update on the pool cover or vacuum system as this will be an after the summer project. The pool service is currently vacuuming the pool twice a week and the lifeguards are doing a good job cleaning the decks and maintaining the pool chemistry.**
- **Update on the lighting mitigation plan: All shields have been installed on courts 8 and 3. Waiting to receive a progress report from the City of San Rafael. Shields are not installed on court 7 which will be coordinated to done in the fall. Fixture angles may need to be adjusted on courts 8 and 3 on the east side as they are still broadcasting light towards Elm Street.**
- **Installed a new janitorial cleaning product system that uses a dispenser/concentrate/water to provide us with window cleaner/sanitizer/floor cleaner/Anti-bacterial all-purpose cleaner. This will be safer and more cost effective for the club. We are in the process of updating our dispensers and paper products to cut down the amount of waste and improve our costs.**

BOARD UPDATE -

No update other than the Architectural Proposal is being re-examined to determine the scope of BAR's contract.

Note: It is unclear just what was expected from the architects in the rush to “present something” to the membership by the March Annual Meeting. There was no discussion nor any understanding of the proposed drawings when presented to the “Focus Groups”.

Diane will forward all contract proposals from BAR: May 2017 \$17,500; September 2017 \$12,000; and finally January 2018 \$15,000 - All were submitted to the BOD.

LANDSCAPING MAINTENANCE:

Lisa Cush doing an excellent job of directing Jose as needed and working well with Chris on special and ongoing projects. White rock at entry to be replaced with more earthtone style of pebbles/rock. Jeff Kent to contact American Soil re purchase and delivery of new pebbles.

Additionally, the property along Elm Street needs to be cleaned up, i.e. weeds either pulled or killed. Trees are in need of watering more often. Lisa to direct Jose to carefully watch that area.

PERIMETER TREES:

Jeff Kent checked with City of San Rafael regarding the overhang of trees on Belle Ave. and reported that the City will not trim but will allow MTC to trim as needed.

COURT 5 WALKWAY AND PATH LIGHTINGS:

Jeff Kent and Randy Tugaw to research lighting for entry path and Court 5 pathway and report findings and suggestions. More discussion is needed regarding building the wooden framing material for Court 5 path.

MOTION FOR UNUSED KITCHEN FUNDS: This matter has not been resolved!

Diane reported that the Finance Committee has discussed what to do with the proposed \$10,000 that will not be used for the kitchen remodel. Board has made no decision regarding surplus loan funds not used in kitchen remodel.

Diane suggested that the H&G may want to use the funds to begin the “cleaning up” of the mens locker room, which was discussed at the last meeting. A discussion ensued regarding the best use of those funds at this time. Randy Tugaw made a motion to use the funds for gravel, borders, plants, irrigation for the Court 5 pathway. Using MTC labor. **MOTION PASSED!**

DIRECTIVES:

- a. Eduardo to research replacing front patio cushions with the same type of tailored cushions used on Court 6 Patio.
- b. Chris to purchase two single standing outdoor umbrella stands and two turquoise umbrellas for use at the south end of the pool to provide shade for chaise lounges.
- c. Chris to work with Lisa to purchase new pool cover.

H&G RECRUITMENT:

A motion was made to add Tassos Papadimos to the H&G Committee. **MOTION PASSED!**

Jason Holmes and new member Jay Backof have shown interest in joining the Committee. I will send them an invitation to the next meeting, which is scheduled for Wednesday, August 1, 2018. Marty will send out the Agenda.

MARTY MARKS has agreed to take over the leadership of the House and Grounds as Chair. My resignation from the H&G is now effective.

MEETING ADJOURNED 6:30 OR SO

Respectfully Submitted by

Diane Levinson-Fass