

Mission Viejo Swim and Racquet Club Board of Directors Meeting – March 21, 2007

Board Members Present – Don Myrha – President, Ron Shouten – 1st VP, Vicki Steele – 2nd VP, Russ Ethridge – Treasurer, Walt Lawson – Secretary, Sue Ward – Club Manager

7:10 PM – Meeting Called to Order by President Don Myrha

No Homeowners Forum

Consent Calendar

- **Secretary Report** – Minutes approved as presented – Russ – Motion, Vicki – 2nd
- **Financial Report** – Approved as presented – Russ – Motion, Ron – 2nd

Unfinished Business

- **Homeowners Survey Results** – Sue provided summary sheet for Board to Review and Discuss. Initial action will be to organize a committee to discuss Senior Activities (Walt will organize) and to organize a committee to discuss other activities (Sue will organize)
- **Web Site Update** – making progress, preview will be available Friday
- **Delinquent Accounts – “ALS” update** – 2 properties in foreclosure (requires signature), Received payments from 4 homeowners who were in collection, Reviewed attachment of current HO in collections and status
- **Facility Maintenance Update** – Stucco Repair should be done by Friday March 23, weather permitting
- **Tennis Court Repair** – Windscreens will be installed Thursday March 29, Pole Pads will be installed by Taylor Tennis – waiting for call back, Double sided bench ordered Friday March 16 and should arrive in 2 to 3 weeks.
- **Spa Deck / Pool Deck** – Original plan was to use DuraFloor, board approved plan to go with D&A to complete the Spa Deck @ \$1820 and Barbecue area @ \$3538 including grinding of cement to get it level. D&A bid on refinishing the Pool Deck was \$13,000, Board decided to wait on that project.
- **Spa Coating** – Duraglaze will complete Fiberglass resurfacing on April 16.
- **Pool / BBQ Lighting** – Johnny Electric will begin work in pool area only on April 5
- **Landscaping on Mosquero/Tierra** – Design still being determined – will delay until Stucco is completed – Low voltage Malibu Lights will be installed instead of underground pvc wiring to save money.

New Business

- **New Master Keys** – Master lock changed due to termination of current pool service company and start up of new service personnel, Max Koby with SC Pool and Spa. New keys will be given out to limited individuals. Men's Club and Women's Club will be required to come to office and sign out in-house keys.
- **Termite Inspection** – Sue had club inspected for termites by Orkin and RIP Termites, Inc. Evidence of Drywood termites were found around the facility and fumigation was suggested by both companies. Orkin's cost for fumigation is \$5,280, 3 day fumigation and is guaranteed for 4 years. Orkin's bid does not include the cost to replace structural damage. RIP Termites Inc., cost for fumigation \$2,795.00 and will do structural replacement at a cost of \$2900.00 if lattice wall between outside restrooms is not replaced, add \$595.00 if wall is replaced. Sue is comparing bids and other alternatives to the structural damage. Sue will keep Board updated and decision will be made once all information is available on the best way to proceed.
- **Others Clubs/Organizations using the Club for meetings and functions** – discussed Women's Club, Men's Club, Cub Scouts/Girl Scouts and guidelines and policy for using the club for meetings. Considered asking leaders to come before the Board regarding problems. Tabled for this meeting, will move to unfinished business until next meeting.
- **Summer Activities** – Some activities will be cut back a bit due to extensive repairs and maintenance to the facility. Additional activities person, Jill Meyers hired.
- **Lifeguards hired for Summer** - Sue starting to plan for summer activities. 5 new lifeguards will be hired upon their completion of lifeguard training course and 2 returning lifeguards will help fill in as needed.

Meeting Adjourned at 8:30 PM – Ron-Motion, Russ 2nd

Next Meeting – April 21, 2007