



PHYSICAL PROPERTY COMMITTEE

SUMMARY REPORT Wednesday April 5, 2023 1:00 p.m.

Action/Request	Person Resp.	Cmte. Referral	F C	B O D	Comments
1. UNFINISHED BUSINESS: Administration Building Access Upgrade The Administration Building Access Upgrade project is complete.	Facilities Director				
2. UNFINISHED BUSINESS: Safety Improvement at Golden Rain and Saint Andrews The Traffic Engineer is working on additional analysis for the intersection of Safety Improvement at Golden Rain and Saint Andrews, information will be presented at the next scheduled meeting.	Facilities Director				
3. UNFINISHED BUSINESS: Clubhouse One, Remodel of the Main Room Clubhouse One Main Room Remodel project is put on hold.	Facilities Director				
4. UNFINISHED BUSINESS: Clubhouse One, Power for Fans Clubhouse One, Power for Fans project is complete.	Facilities Director				
5. UNFINISHED BUSINESS: Perimeter Wall Around Frontier Building TO recommend the Board authorize funding to share the cost of replacement of the Perimeter Wall with Frontier using their contractor, CRA and add \$10,000 contingency for a total cost not to exceed \$211,530, Capital Funding and authorize the President sign the contract.	Recording Secretary			X	
6. UNFINISHED BUSINESS: Channel Fence The Facilities Director will provide the costs of the Channel Fence at the next scheduled meeting.	Facilities Director				
7. UNFINISHED BUSINESS: Trees on Center Medium at Saint Andrew Service Maintenance will remove four trees from the center medium at Saint Andrew Drive and transplant them to a new location.	Facilities Director				

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8. NEW BUSINESS: Reserve Study The Committee concurred to review the Reserve Study in a work study meeting.	Facilities Director				
9. NEW BUSINESS: Wall Mount Fans in Clubhouse Six for Fitness Center Dance Room TO recommend the Board award a contract to Kress construction, to install (3) standard receptacles for fans, (1) 120v 20amp circuit for fans, provide (2) global industries wall mount fans, for \$4,081.00 plus a 20% contingency for a total cost not to exceed of \$4,897.20, Capital Funding and authorize the President to sign the contract.	Recording Secretary			X	
10. NEW BUSINESS: Pest Control Service Community Facility – Three Year Contract TO recommend the Board award a contract to Fenn Termite and Pest Control to provide pest control and termite inspection and localized treatment for all Trust Property Buildings for a three-year period at a cost of \$60,870 Operational Funding and authorize the President to sign the contract.	Recording Secretary			X	
11. NEW BUSINESS: Clubhouse Three Kitchen TO recommend the Board award a contract to Vickers Construction for the replacement of countertops, painting meeting rooms, installation of GRF provided appliances (estimated cost \$32,000) and installing new blinds in rooms 1-8 in Clubhouse Three at a cost of \$75,600. Also have Service Maintenance install a storage closet adjacent to room 9 in the Main Lobby and replace lighting with LED type for a cost of \$9,000 and at a cost of \$10,000 for installation television, Reserve Funding, for a total cost not to exceed \$139,230.	Recording Secretary			X	
12. NEW BUSINESS: Main Entry Traffic Flow The Main Entry Traffic Flow project will be put on hold and be brought back in July 2023.	Recording Secretary				
13. NEW BUSINESS: Bocci Shade The Committee concurred to remove the Bocci Shade project from the agenda.	Facilities Director				
14. NEW BUSINESS: Shuffleboard Courts More information regarding the Shuffleboard Courts will be presented at the next scheduled meeting.	Facilities Director				

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15. NEW BUSINESS: Paint and Carpet for the Library More information about the scope of work to Paint and Carpet the Library will be presented at the next scheduled meeting.	Facilities Director				
16. NEW BUSINESS: Pool Equipment All Pool Equipment is under warranty.	Facilities Director				
17. NEW BUSINESS: Pumps Under Amphitheater The Committee concurred to remove the Pumps Under the Amphitheater as it has been repaired. Project Complete.	Facilities Director				
18. NEW BUSINESS: Emergency Item: Red Curb Reset TO add an emergency item to the agenda: Red Curb Reset. TO follow the red curb reset Traffic Engineering report.	Recording Secretary				
FUTURE AGENDA ITEMS: The Committee concurred to add future agenda items: <ul style="list-style-type: none"> Air Conditioning for Amphitheater Dressing Room Pavement Improvement - Asphalt repairing Slurry Seal Energy Independence and Emergency Preparedness After Main Gate Traffic Circulation (tabled for July 2023) 	Recording Secretary				