



## **V. MANAGEMENT REPORT**

Audit – The audit must be finalized before 12/31/11 and the Board will approve it when Paul Palz is present. Next year, the Board will have the audit done before June so that the information is available before the budget and annual meeting.

Pathway repairs. Not yet completed. Steve will have company do a top coat to even out the cold patch and have Joe inspect. Sealcoating will be done on Wednesday 10/26.

Sundek. Steve turned the information including the contract and before/after pictures over to the attorney.

Perimeter Fence Inspection. Lumber has been ordered and work will start next week. Fences will be primed and painted. The fences between BC1 and Park Bloomingdale are BC1 responsibility and have not been painted recently. Two trees need to be cut down because they are encroaching on the fences. Steve Elmore or Doug Higgins will draft a letter to BC1 after reviewing the agreements.

Pending Items – Steve asked if there are additional items that should be included for 2012. Items discussed were:

Concrete for driveway. Steve will get bids for concrete for full or partial concrete driveway.

Walking path drain between BC1 & BC3 – Steve will look at

Replace boiler for showers and possibly kitchen. Suggested tankless.

Roof – 4 roof leaks recently. Leaks have been repaired but drywall not yet repaired. Two to four more years left on the roof.

Kitchen walls need to be painted.

## **VI. CLUB DIRECTOR'S REPORT**

A. Election of Officers. Upon motion by Shawn Rodgers, seconded by Mike Novinski, the Board unanimously elected Shawn Rodgers as President. Upon motion by Shawn Rodgers, seconded by Mike Novinski, the Board unanimously elected Mary Bahr as Vice-President. Upon motion by Joe Chranko, seconded by Mike Novinski, the Board unanimously elected Marietta Serenda as Secretary. Upon motion by Shawn Rodgers, seconded by Mary Bahr, the Board unanimously elected Paul Palz as Treasurer. Rich Tinaglia is the new Board member representing BC1.

B. Architectural Fee for Virginia Graeme Baker Act. Upon motion by Joe Chranko, seconded by Rich Tinaglia, the Board unanimously approved the additional cost of \$3,300 for the architect for the pool plans. Permits have been filed with the state. Aegis grates are not acceptable to the Federal government. Cost for the work is estimated at \$40,000 and \$70,000 is budgeted.

C. Pool Covers – Discussion was held regarding replacing or repairing pool covers for the outdoor pool and baby pool. A motion was made by Shawn Rodgers to accept the proposal from Pool Covers Direct at a cost of \$5,609 but the motion was withdrawn. Further discussion was tabled until Doug gets information from the insurance company regarding what is required.

D. Sundry Electrical Work. Upon motion by Joe Chranko, seconded by Mike Novinski, the Board unanimously approved four items on the proposal by AI's Accurate Electric Inc. to troubleshoot can light in party room; troubleshoot lighting between pool and tennis court; troubleshoot underground wiring for east gate; and repair broken box for main entrance, resecure, remount flood fixture and replace gfci outlet at a cost of \$512.

E. Outdoor Pool Pump. Pool pump is not pumping as it should. The pool will be started in spring and pool companies will be brought in to inspect and determine the problem. Diamond Brite needs to be well sanded in the spring. It was recommended that plaster be used instead of Diamond Brite because it is a smooth surface and will hold up better. Item will be tabled until March/April.

**VII. CLUB EVENTS REPORT**

Bagel Sunday will be held on October 23<sup>rd</sup> from 11:00 am to 12:30 pm. 45 residents have signed up.

Children's Halloween Party will be held on October 30<sup>th</sup> from 11:30 am to 1:00 pm. Resident children are free; non-resident children and all adults are \$3.00. 25 children are needed to have the party.

**VIII. COMMISSION REPORT**

- A. Social. Nothing to report.
- B. Architectural and Facilities. Nothing to report
- C. Finance/Budget. Nothing to report.
- D. Landscape. Nothing to report.
- E. Rules and Regulations. Upon motion by Shawn Rodgers, seconded by Mike Novinski, the Board unanimously approved a new rule stating "No pool toys or large floating devices that interfere with other resident's ability to swim and use the pool are allowed in the indoor pool."

**IX. OLD BUSINESS**

There was no old business to come before the Board.

**X. NEW BUSINESS**

There was no new business to come before the Board.

**XI. ADJOURNMENT**

Upon motion by Joe Chranko, seconded by Rich Tinaglia, the meeting was adjourned at 8:43 pm.

Respectfully submitted,



Marge Harmon  
Recording Secretary

**BLOOMFIELD CLUB RECREATION ASSOCIATION  
BUSINESS SUMMARY  
Wednesday, October 19, 2011**

- Upon motion by Shawn Rodgers, seconded by Mary Bahr, the Board approved the Agenda.
- Upon motion by Mary Bahr, seconded by Joe Chranko, the Board approved the minutes of September 21, 2011 meeting.
- Upon motion by Mike Novinski, seconded by Joe Chranko, the Board unanimously approved the Treasurer's Report and disbursements for September, 2011.
- Upon motion by Shawn Rodgers, seconded by Mike Novinski, the Board unanimously elected Shawn Rodgers as President.
- Upon motion by Shawn Rodgers, seconded by Mike Novinski, the Board unanimously elected Mary Bahr as Vice-President.
- Upon motion by Joe Chranko, seconded by Mike Novinski, the Board unanimously elected Marietta Serenda as Secretary.
- Upon motion by Shawn Rodgers, seconded by Mary Bahr, the Board unanimously elected Paul Palz as Treasurer.
- A motion was made by Shawn Rodgers to accept the proposal from Pool Covers Direct at a cost of \$5,609 but the motion was withdrawn.
- Upon motion by Joe Chranko, seconded by Rich Tinaglia, the Board unanimously approved the additional cost of \$3,300 for the architect for the pool plans.
- Upon motion by Joe Chranko, seconded by Mike Novinski, the Board unanimously approved four items on the proposal by Al's Accurate Electric Inc. to troubleshoot can light in party room; troubleshoot lighting between pool and tennis court; troubleshoot underground wiring for east gate; and repair broken box for main entrance, resecure, remount flood fixture and replace gfci outlet at a cost of \$512.
- Upon motion by Shawn Rodgers, seconded by Mike Novinski, the Board unanimously approved a new rule stating "No pool toys or large floating devices that interfere with other resident's ability to swim and use the pool are allowed in the indoor pool."
- Upon motion by Joe Chranko, seconded by Rich Tinaglia, the meeting was adjourned at 8:43 pm.