

CORONADO SHORES LANDSCAPE & RECREATION COMMITTEE

GENERAL SESSION MEETING

September 17, 2020, 2:30pm, Zoom Conference Video Call

MINUTES

1. CALL TO ORDER/ROLL CALL: Jan Zobrist called the meeting to order at 2:31pm.

| <u>ASSOCIATION</u> | <u>REPRESENTATIVE</u> |
|--------------------|---------------------------|
| #1 Cabrillo | Jan Yanda |
| #2 La Sierra | Oliver McGonigle |
| #3 Las Palmas | Robert Clinton |
| #4 Las Flores | Karen Perry |
| #5 El Camino | Carlos Bonacich |
| #6 La Playa | Don Smith |
| #7 La Perla | Beth Mulcahy-Elardo |
| #8 El Encanto | Jan Zobrist, Chair |
| #9 El Mirador | Ken Sigelman |
| #10 La Princesa | Kevin McAuliffe |

ALSO ATTENDING:

| | |
|---------------------|----------------------------|
| L&R General Manager | Jerry McDonald |
| Controller | Katherine Wolf (Moderator) |
| L&R Staff | Missy Smith |

2. OPEN FORUM: 1) Trisha Trowbridge #5 – Governing Documents/handout. 2) Karen Perry #4 – Changes regarding the entry/exit gates and dancing outside.

3. APPROVE MINUTES:

A. General Session of August 20, 2020 –

Motion: To Approve the General Session Minutes of August 20, 2020 made by Beth Mulcahy-Elardo and seconded by Carlos Bonacich. **(Vote 10/0) Motion Passed.**

4. REPORTS:

A. General Manager – Jerry reported on the CAG meeting, gave an update on the Avenida del Sol project proposed art work, cost and maintenance. There will be a coded pedestrian gate installed behind La Playa for residents to use and the project is moving along fast.

Jerry will moderate the upcoming City of Coronado Candidate Forum. It will be put on YouTube for viewing and the information will be sent to the building managers.

The Roeder Pavilion will not be a polling station this year for the elections.

The Beach Club will have lockable, swinging doors installed within the next two weeks and will allow deck access to the restrooms when the Beach Club is closed.

Glass Wall Systems is waiting on the permit to finish the installation of the glass panel work at the Beach Club.

Once the Beach Club pool is open, we will begin the Cabrillo pool/deck renovation and that should be completed in 4-6 weeks.

B. August 2020 Financials – Katherine Wolf reported the financial information and answered questions.

| INCOME: | <u>Budget</u> | <u>Actual</u> | <u>Variance</u> |
|-------------------|------------------------|------------------------|------------------------|
| Administration | \$ 1,000.00 | \$ 530.00 | \$ (470.00) |
| Assessments | \$ 1,703,778.72 | \$ 1,703,778.76 | \$.04 |
| Recreation | \$ 133,200.00 | \$ 89,270.76 | \$ (43,929.24) |
| <u>Beach Club</u> | <u>\$ 183,300.00</u> | <u>\$ 47,684.51</u> | <u>\$ (135,615.49)</u> |
| TOTAL: | \$ 2,021,278.72 | \$ 1,841,264.03 | \$ (180,014.69) |

| CGS: | <u>Budget</u> | <u>Actual</u> | <u>Variance</u> |
|----------------------|------------------------|------------------------|------------------------|
| <u>Beach Club:</u> | <u>\$ 76,985.84</u> | <u>\$ 23,682.74</u> | <u>\$ (53,303.10)</u> |
| GROSS PROFIT: | \$ 1,944,292.88 | \$ 1,817,581.29 | \$ (126,711.59) |

| EXPENSES: | <u>Budget</u> | <u>Actual</u> | <u>Variance</u> |
|-------------------------|------------------------|------------------------|------------------------|
| Administration | \$ 402,462.84 | \$ 340,710.91 | \$ (61,751.93) |
| Landscaping | \$ 195,066.64 | \$ 211,278.45 | \$ 16,211.81 |
| Maintenance | \$ 387,338.25 | \$ 395,123.04 | \$ 7,784.79 |
| Recreation-BC | \$ 134,972.17 | \$ 100,667.95 | \$ (34,304.22) |
| Recreation-HC, RP, etc. | \$ 84,003.54 | \$ 75,658.55 | \$ (8,344.99) |
| Recreation-Utilities | \$ 394,933.36 | \$ 364,710.58 | \$ (30,222.78) |
| <u>Security</u> | <u>\$ 312,050.00</u> | <u>\$ 276,715.56</u> | <u>\$ (35,334.44)</u> |
| TOTAL: | \$ 1,910,826.80 | \$ 1,764,865.04 | \$ (145,961.76) |

NET INCOME: \$ 33,466.08 \$ 52,716.25 \$ 19,250.17

5. **ADVISORY REPORTS:**

A. Beach Club Sub-Committee – Jan Zobrist reported that they had a very good impromptu meeting. They discussed the future of the Beach Club and asked Jerry to approach three different designers to come up with an overall plan to redesign the Beach Club. Jan would also like the sub-committee to start meeting monthly via Zoom. Mick has the Beach Club ready to open when the time comes.

B. Governing Documents Ad Hoc Committee – Karen Perry reported that the committee has received many suggestions and comments to improve the Articles of Operation. Some sections will need to have the language updated. For next month, please have your board members look at Article IV and we will discuss and get direction from L&R. Robert Clinton explained the lost Article.

6. **UNFINISHED BUSINESS: None**

7. **NEW BUSINESS:**

A. Governing Documents Ad Hoc Committee, Action – Tabled.

B. New Rule, Penalty for Damaging Gates at Entrances, Action – Tabled and Jerry will do more research.

C. L&R Plate Glass Policy, Renewal, Action – Katherine Wolf reported that the plate glass policy is up for renewal on November 1st. L&R has a separate policy and some associations have discontinued their policy. Due to the new plate glass being installed this year, we have a new valued asset. We want to make the L&R Committee aware of this policy and make sure we have on the record, what the wishes are of L&R for this policy, going forward. Robert Clinton further explained that the glass schedule was last made in 2013. This policy would not cover the upgraded pool glass and they won't come out until all the pool glass has been installed. **Motion:** To Approve the renewal of the existing plate glass policy for L&R in the amount of \$5,600 premium by Oliver McGonigle and seconded by Beth Mulcahy-Elardo. **(Vote 6/3, #1, #3, #4, no, #5 abstained) Motion Passed.**

D. Beach Club Operations:

1. Reopening Plan, Action – Jerry reported on the (Covid-19) tier categories, we are currently in tier 2 (red) and can open up the Beach Club and serve through the outside window, wear facial coverings and social distance, if we move to tier 3 (orange).

2. Purchase Replacement Fire Tables, Action – Jerry reported that the old fire tables were removed for safety reasons. **Motion:** To Approve the purchase of two fire pits, NTE \$12,000 made by Beth Mulcahy-Elardo and seconded by Oliver McGonigle. **Amended Motion:** To Approve the purchase of two fire pits, NTE \$12,000, pending financial approval, made by Beth Mulcahy-Elardo and seconded by Oliver McGonigle. **(Vote 10/0) Motion Passed.**

E. Health Club Operations:

1. Reopening Plan, Action – Oliver McGonigle stated that people are missing the Health Club and then went over the “Talking Paper”. Jerry reported that an ultra violet light filter was put into the air handler, in the HVAC equipment, that kills germs when they pass through and that the HVAC system is old and needs to be upgraded. The Health Club will open next week if we stay in tier 2. **Motion:** Permission to open the Health Club next week as long as the conditions listed on the talking paper are met and as long as the state and county restrictions are met made by Beth Mulcahy-Elardo and seconded by Jan Yanda. **Amended Motion:** Permission to open the Health Club on Wednesday, subject to the news that comes out on Tuesday, as long as the conditions listed on the talking paper are met and as long as the state and county restrictions are met made by Beth Mulcahy-Elardo and seconded by Jan Yanda. **(Vote 6/4, #2, #3, #6, #9 no) Motion Passed.**

2. New Exercise Class and Purchase of Equipment, Action – Tabled.

8. NEXT MEETING DATE: **Thursday, October 15, 2020 at 2:30pm, Zoom Conference Video Call.**

9. ADJOURNMENT: 4:55pm - Motion to adjourn by Jan Zobrist.

Submitted By:

Approved On:

Janice Zobrist
10/19/2020