

ROTONDA WEST ASSOCIATION, INC.

Buildings & Grounds Committee

Thursday, June 13, 2019, 2 p.m.

MINUTES

Meeting was called to order by Chairman Kulp at 2:45 p.m.

Present: Russ Kulp (Chairman), Hank Killion, Bob Bondeson, Sue Killion,  
George Krabbe, John Peszko, Sam Besase, and Ellen Cassanos

Absent: Bob Barrett, Art Richards, Andy VanScyoc

Others Present: Barbara Peszko, Susan & Steve Superak, John House, Diane Shaw,  
Vickie Shuffitt, Tom & Therese Rocque, Stan Plizga,  
Bernard Schmelz, Bill Fitzgerald, and Stephen Froggatt

April 11, 2019 meeting minutes were approved.

Chairman Kulp presented brief update reports on a number of items:

- The vendor for the expansion of the Marina Boat Dock is under contract and work is expected to begin soon.
- The fountain has been installed in East Lake and is working well and is a beautiful addition and will help aerate the pond.
- Stan Plizga has completed two informational display board which will be installed on the building alongside the main entrance path to Lake Farrell.
- The two new shell-covered walking paths have been completed and some areas will be identified along the North/West path where vegetation cover should be provided to help buffer the path from near neighbors. The paths have received many compliments from the people who have been using them.
- The maintenance staff will be removing Brazilian peppers within the greenbelt swale in about six locations mainly in Pinehurst.
- A wooden foot bridge has been installed in one location over the greenbelt swale to provide neighbors a convenient way to enter the Park when the swale is waterlogged and not otherwise passable. This is an experiment and seems to be working well.
- Staff plans to try another experiment with the use of large Sun Sails to provide cover for picnic bench and table areas and other spots as an inexpensive alternative.

Most of the rest of the meeting was devoted to discussion of two topics. The first involved the potential replacement of the Community's Sector Signs of which there are twenty-nine (29) throughout all seven sectors. Some of the signs have deteriorated, been vandalized, or stolen. It was learned that the MSBU and the County have decided not to go forward with the original plan to replace the signs at a significant cost for each sign. The discussion focused on whether the Committee favored having the RWA replace the signs and, if so, what considerations should be explored. Manager Feldkamp has done some preliminary investigation and has identified several sign types, and most of these in a size compatible with the existing sign size. He has received an estimate of the cost of most of these signs which is approximately \$400 per sign installed, far less than what the MSBU projected costs were.

The consensus of the Committee was to do some research on an attractive sample sign which had been presented to the group by Tim Freeman of Grande Properties a while ago. The sign could be made out of the same material as the logo which is mounted on the Community Center wall. The research should focus on the cost, the durability of the material, whether the sign could be reflective, issues around whether permits would be needed to replace the signs in County property within Parade Circle or elsewhere in rights of way and any other factors needing to be considered as identified by John Peszko.

The other major topic of the meeting was discussion about the proposed bocce court project which has been put on the 2020 development plan for the Park. Manager Feldkamp had received estimated costs for the construction of bocce courts from an area contractor with appropriate experience. That cost might be as high as \$20,000 per court for the highest quality court. The consensus of the Committee that this cost seemed high and needs further investigation. Member Bill Fitzgerald who attended the meeting told the Committee that he has built bocce courts and offered to help with this project. The Committee also discussed the location in the Park for the proposed courts. The adopted detailed land use plan for the Park has the courts located in the large area adjacent to the Tiki Hut. Member Sue Superak said that she would like to see that area reserved for a concert or other special events venue. Planner Bernie Schmelz will work with Chairman Kulp to assess whether an alternate area near the newly installed walking paths would be suitable and report back to the Committee.

Finally, there were two items under old and new business. Ellen Cassanos suggested that, since a lot has been happened in the Park since the original survey of members was done, the Association should consider doing an updated survey of member

wishes for further development. And, Sam Besase put in a request that the Committee push for the purchase of new microphones for the Community Center's audio system,

Meeting adjourned at 3:40 p.m.

Next Scheduled Meeting, July 11, 2019

Respectfully submitted,

Russ Kulp, Chairman