



Heather Gardens Metropolitan District

Clubhouse/Restaurant Committee Report August 9, 2018

To: HGMD Board of Directors, HGA Board of Directors and General Manager

From: Sandra Rosenberg

Subject: Report of August 9, 2018 Clubhouse/Restaurant Committee Meeting

Committee: Sandra Rosenberg Barbara Brown
 Jill Bacon (Absent) Barbara Schneller
 Jerry Brewster Christa Boehmer
 Tom Merges JoAnn Fitch (Excused Absence)

Staff: Lewis Boeve (Clubhouse Assistant Manager) and Cormac Ronan (Restaurant Manager)

Guests: 6 Guests were present

Chairman Sandra Rosenberg welcomed members and guests.

The July 12, 2018 Report was approved as written.

Committee Chair Report: Sandra Rosenberg

Since our last Clubhouse/Restaurant Committee meeting on July 12, 2018, the HGMD Board held a Regular Board Meeting on July 19, 2018. At that meeting the HGMD Board approved a motion to purchase the Fitness Equipment recommended by this Committee. A motion was made and approved to add the Tennis Ball Machine fee for non-residents that was recommended by this Committee. And, a motion was made and approved to permit Craig Baldwin, the Maintenance Manager and Sandra Rosenberg to select one of the Indoor Swimming Pool Boiler bids once they are all received. The HGMD Board went into Executive Session to discuss the Management Agreement with HGA which expires on December 31, 2018. The two Boards are close to reaching a new Management Agreement.

The Restaurant Staffing Ad Hoc Committee held interviews for a new Restaurant Manager on July 16, 2018 and a new Restaurant Manager was selected. We hired Cormac Ronan, who started work on August 7th.

Restaurant Manager Introduction – Cormac Ronan

Cormac Ronan introduced himself and provided the Committee members and guests with some background information about his work history. He moved to Denver in 2016



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from Laurium, Michigan, where he ran The Sheldon Grill and The Irish Times Pub for many years. He has an extensive background in Restaurant ownership and management. He is currently observing our operation and meeting with staff and guests. Barb Schneller mentioned the past volunteer program where residents helped greet and seat customers and felt it was very successful. She added, she doesn't know why it was discontinued but thought he might want to reconsider the program. Tom Merges suggested checking our Insurance Coverage prior to reinstating such a program to make sure Volunteers are adequately covered. Cormac stated he is definitely looking at staffing needs and feels we may be currently understaffed.

Clubhouse Manager Activities Report: (Linda's Report Attached)

Linda is on vacation and Lewis was available to answer questions regarding the report. The Chair, Sandra Rosenberg, highlighted some of the events and activities listed on the attached report. The Patio Chaise Lounge Chairs are in and they have received favorable reviews. The Fitness Equipment has been ordered. Barb Schneller mentioned the upcoming Friday movie (August 17th) will be "Isle of Dogs" and the Clubhouse is looking for people to help serve hot dogs. Lewis has been helping cover the front desk and training new volunteers. He is also working with the Communication Committee on a new Logo for Heather Gardens.

A new Boiler for the Indoor Pool was selected from the bids received and an order was placed on July 30th. The bid selected is from Steele Bros. Heating Inc. The old boiler was simply too small to handle the pool size. The new Boiler is larger and will require 3 16" Vents. We currently have only 2 vents and they are 8". So, some roofing work will need to be done prior to installation. It is estimated to take 4 weeks to manufacture the Boiler, and 1 to 2 weeks for delivery and then it can be installed. We hope to have the Indoor Pool up and running prior to classes starting in October. The Maintenance Manager does have a date selected to close the pool, but is looking at extending the Outdoor Pool time, weather permitting.

Unfinished Business:

- a. Budget 2019
 - i. Capital Projects – items over \$5,000. The HGA Subcommittee on Reserves did not meet in July, so there is no new information to report. A request was made for an updated copy of the HGMD Component List for this meeting, but it is not ready for review. The next meeting is scheduled for August 22nd at 10:00 am and the Chair of that Committee is hoping a new Component List will be available.
 - ii. Parking curb replacement. While this may not be urgent and a needed project for 2019, the Committee members did feel it may be an important concern for our residents. The cement bumpers are hard to see and several residents have suffered serious injuries. The cement



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bumpers crumble and can damage the under lining of your car. So, the Committee Members would like to keep this on the agenda for now.

Other Budget items the Committee would like to consider for the 2019 Budget is the Auditorium Floor replacement and Stage Curtain panel. The Tennis Court is also in need of two new nets, tennis balls for the ball machine, and the Pickleball group would like to upgrade their nets.

New Business:

- a. Emergency Preparedness Committee (EPC) request. The EPC Committee prepared a packet outlining electrical equipment and work needed to proceed with the Heather Gardens emergency preparedness plan. The most expensive item on their request is a 75" UHD TV to replace the Hitachi Starboard. The Hitachi Starboard is too complicated for most users. Other organizations that tried using this hardware have run into the same problem. The 75" UHD TV will be more versatile and can be used for regular Board Room meetings and activities. The list of requested items totaled \$4,085. Jerry Brewster made a motion to add the requested Emergency Preparedness Equipment and electrical work to the 2019 Budget request. Tom Merges seconded the motion. With no further discussion, the motion passed unanimously.

Residents wishing to address the Committee on non-agenda items: No Resident addressed the Committee.

With no further business, the meeting adjourned at 1:50 pm.

**NEXT MEETING: 2nd Thursday of the month, at 1:00 pm
September 13, 2018**