

Meeting Minutes from June 13, 2016

Carefree Club, Inc.

Present: Erich Bauer, Jess Carrasquillo, Sandra Carrasquillo, Andrew Hart, Jamie Hawkins, Naomi Lantrip, Patrick McMahon, Ellen Marrow (Arrived at 7:25pm), Renee-Ann Pikulik, Steve Stemnock, Jenaca Tilson, Steve Wisdom

Guests: 6 guests were present (one arrived at 8:10pm). A Question was raised to discuss going back to an H.O.A., but we don't have the manpower to initiate it and can't get people to buy in. Mr. Huber wants a nominating committee put together and our by-laws state that we have to have a nominating committee. Four questions were submitted to Jess by Mr. Huber. Capital expenditures \$11,840 to refurbish the baby pool, what is the spending limit before it has to go to out to the membership for a vote? We can spend up to about \$14,000 (per item/per year), before submitting a vote to membership; anything below we as a board can submit for vote and vote on without membership.

Absent: Beverly Huldeen, Linda Stemnock

Minutes from May 2016 meeting: Motion to approve as corrected, seconded, and passed unanimously.

Items from President: Sandra and Jess met with a local attorney and the best date for him to meet with us would be Monday, July 18th at 7:30pm (It will be a 1 hour meeting). The by-laws discussion was interesting and Jess would like members input on their top ideas and the lawyer would draw up a report. The Operations Manual, Article 4; Section 9, Jess read the article/section and he is going to ask Erich to put in a template that describes what each board position does each month and throughout the year. It was noted to have input by July's meeting (not set in stone). Jess discussed the Financial Audit and it was mentioned that it is expensive to have done; roughly \$3,000. Naomi is going to call a few CPA's to see if we can get the cost down. We have an election coming up in September. Everyone on the ballot needs to submit a really short biography to Sandra about why you want to serve on the board or be re-elected.

Reserve Study: N/A

Corporate Secretary's Report: Sandra said there are about 65 members who have not paid their dues yet. A letter has been drafted to send out to these properties. The letter states to pay within 30 days or they will have a lien on their property or be taken to small claims court.

Treasurer's Report: Renee started with the Profit & Loss Detail, Page 8, for the month of May we have collected \$54,000+ in dues. Club rentals are listed below Total Annual Dues and below the Total Club Rental the "2016 Extra Dues" are listed. This is the section we discussed last month regarding changing the name of the extra dues money from "Reserves" to "2016 Extra Dues". The Homeowners Dues are for the money people donated for lights, etc. If members submitted 2 checks; one for \$235 and one for \$10 extra dollars it's noted that way but total is for everything. Pool expenses are noted and Swim Team expenses are for credit card. P&L Budget, negative numbers are the checks the life guards didn't cash. The balance sheet reflects that we paid ½ of the baby pool tiling and we are still making payments

toward Home Depot and counter tops/Cabinets. Unpaid dues list as of June 12th we have 65 members that have not paid their dues. A few people are making payments. Two court hearings are set up to collect on a couple of properties. Address the \$3,015 2016 extra dues will be discussed at July's meeting. Renew the Cost Co membership was decided. Motion for the May financial reports to be accepted as revised passed unanimously.

Committee Reports

Pool: Baby Pool is open! It opened a little late due to contractor and weather issues. The sand blasting residue created some clogging and had to be cleaned up. The baby pool received new tile, grout, paint, and chemical lines, etc. A sump pump pit has to be rebuilt due to continuous flooding for the large main pool. Steve will be checking on the cost to rebuild. Steve also pointed out that when the lifeguards go back to school, he also goes back to school and if issues happen, for example the electricity going out briefly, the pool pumps automatically shut off for safety reasons and he or someone would have to be there to turn them back on... etc. **Information on Carefree pools to address members concerns:**

- August hours: Our lifeguards are high school and college age, and once high school starts the schedule shifts to 4-8pm on weekdays. Most pools have the same situation. We lose some high school guards once school starts due to extra-curricular activities. Our college aged guards may be available for a week or week and a half in August and we'll do our best to be open during the day when we have guards available. We hope to be open for full days the first week of August, depending on the availability of our lifeguards.
- If we are able to find available lifeguards and have money remaining in payroll, we would be able to add additional weekday hours in August. The amount of money in payroll is based on having reduced hours once school begins. We will not know until the end of July if we will have money available to open the pool earlier than 4:00pm for weekdays in August. Depending on the number of days the pool is closed early due to weather, we may have some extra funding for August weekdays.
- Opening only the baby pool during weekdays in August: While we do not have a lifeguard stationed at the baby pool, lifeguards are available should a situation arise that needs medical attention. For the safety of our members, we will not open only the baby pool without a lifeguard in attendance.
- Lifeguard requirement: 410 IAC (Indiana Administrative Code) 6-2.1-35
(http://www.in.gov/isdh/files/410_iac_6_2_1.pdf) states "A qualified lifeguard is required for all semi-public with a surface area of 2,000 square feet or more." Carefree is classified semi-public and has a surface area of approximately 4,500 square feet for the main pool. Also, due to the design of the main pool two lifeguards are needed in order to be able to observe the entire pool at once. We cannot close the diving well and just have one guard on the shallow end.
 - Neighborhood, apartment, and hotel pools with surface areas less than 2,000 square feet are not required to have a lifeguard and can permit the use of keys or touch pads for entry.
- Due to the fact that we have a diving board, our insurance agent would no longer insure us if there were no life guards are on duty. That is how our policy is written.

Grounds: Kapps will be coming out to do their third treatment. The dead ash tree in the park was brought up and Patrick mentioned possibly cutting down the tree himself and having someone come and haul it away.

Newsletter: Next newsletter comes out July 1st and submission items are due June 13. Jenaca will continue to write/prepare the quarterly newsletters until January.

Clubhouse: Steve mentioned \$1,171 for clubhouse rentals, payments were made toward HH Gregg and Home Depot and some clubhouse supplies were purchased. New stove with double oven a renter set a crock pot on top of the stove top and it melted the crock pot and cause a spillage of cheese and the new stove/oven needs to be cleaned.

Website: Erich stated that the issue with emails disappearing into a black hole has been corrected. There was a memo noted about the baby pool not being open. Within the next couple weeks he will add a link that will state if the pool is open or closed. He will also check on the missing newsletters from the website. It was discussed that the Profit & Loss and Balance Sheet (BS) would be appropriate to add to the website on the "About" page or adding a link for Financial Reports or Treasurer's page.

Swim Team: Great start to the season with the weather. First swim meet is scheduled June 14th. Swim lessons are off to a great start and don't forget the Fun Run is this coming Saturday, June 18th. The police and fire department will be on hand and they have been wonderful each year.

Activities: Ice Cream Social went well opening day and Bev did a really nice job. There was enough left over that Bev continued the Ice Cream Social the next day. Bev and her husband did a really nice job painting the Garage Sale signs. There will be a wine and beer adult social on June 24th.

Next meeting is Monday, July 11, 2016 at 7:00 p.m.

Motion to adjourn made at 8:37p.m., seconded and passed unanimously.

Submitted by Jamie Hawkins, July 11, 2016