

MINUTES OF THE BRPA BOARD – MARCH 8, 2022



In accordance with the bylaws, a meeting of the BRPA Board of Directors was held on Tuesday, March 8, 2022 at the pool clubhouse.

BOARD DIRECTORS IN ATTENDANCE: Norm Farley, Cheryl Lytle, Jay Green, Ed Ervin, Cameron Arterton, Bill Davidson, Bill Thomas and Ed Coleman. Also in attendance was Jamie Buhl in his role as liaison to Annapolis Cove.

A quorum being present, the meeting was called to order by Jay Green, BRPA President at 7:40 pm.

The Board approved the minutes of the February 8, 2022 board meeting.

Jamie Buhl reported that he is stepping down as Annapolis Cove liaison. Justin Kupstas will serve as the new liaison will be introduced to the Board. The Board expressed its appreciation to Jamie for all of the work he has done in support of the pool over many years.

Bill Thomas led a discussion of the financial performance of the pool through February of this year. February results were as expected. Bill noted that our 2020 tax return was not accepted by the IRS. He explained that our 2019 return was mis-coded by the IRS indicating that BRPA is a church. The 2020 return was rejected because it didn't match this mistaken 2019 coding. We are currently waiting for the 2020 return to be accepted before we submit the 2021 return per discussions Bill has had with the IRS. Having heard nothing further from the IRS for two months, Bill will explore if we should file an extension for 2021 to avoid any potential penalties for late filing.

Bill Thomas also noted that 11 members have paid their 2022 dues to date.

Jay Green noted that the Board approved two actions via email since the February Board meeting. The first was to add \$10,000 to the bathroom renovation budget. The second was to modify the pool rules as shown in the pool rules that were included in MemberSplash on March 3 as part of the membership sign-up package. Cameron Arterton moved that we reaffirm those decisions at this meeting. The motion was seconded and approved by the Board.

Bill Thomas reported that MemberSplash is up and running and available for member sign-up.

Jay reported that the wooden fence installation is completed. Cameron asked if we are planning to have plants installed outside the wooden fence. Jay responded that there is no plan for that at this time.

Continuing his report on fencing, Jay reported that we have received two quotes for the aluminum fence work we requested. Both are approximately \$2,000 higher than currently budgeted. One of the vendors suggested we consider a heavier gauge, commercial grade fence that would cost approximately another \$4,000; however, we have not yet seen a sample of this heavier gauge. The Board discussed whether we should use the heavier gauge or continue to use the same gauge as we have now to replace the fence or potentially limit the use of the heavier gauge to those areas of the fence where children have bent the existing fence to go in and out of the pool area.

Bill Thomas moved that we replace the chain link fence, using the existing gauge, along Herndon from the pool house to Bay, while maintaining a vegetative wall between the fence and the road. The motion was seconded and passed by a vote of 6-2. Cameron requested we check with our arborist before we sign a fence contract regarding disturbing the ground near the photinia by the chain link fence to ensure there'd be no further damage to the hedges when installing a new aluminum fence. Bill Thomas agreed to do that.

The Board agreed that we should continue to explore the heavier gauge alternative where the kids go in and out and that we review the plans for maintaining the vegetative wall with Bartlett.

Jay reported that we have not yet contracted for the soft wash of the exterior, but we have two quotes and the cost is within the budget. We also have a quote in-hand for cleaning the roof. We have a new pergola cover that will be

installed after the pergola is power washed and re-stained. Arrangements have been made to have the washing and staining done.

Regarding the bathroom renovation, Jay noted that we need to decide on the wall color for the wall the sinks are attached to. He reported that the demolition work is complete; the vertical mirror in the ladies room has been relocated to the men's room (a new mirror to be installed in the ladies room); the electrical work has been completed; new lights have been installed in the outdoor showers. Thursday, March 10, In Home Stone is scheduled to measure for the counter tops; we have contracted for the tops, sinks, and faucets. All necessary quotes are in hand and the required contracts have been signed.

Key Dates noted are:

April 3 – Sign up day – Cheryl Lytle has the lead

April 24 – Marlin Swim Shop - Cheryl has the lead

April 30 – Clean up/Maintenance day – Ed Coleman has the lead

Cheryl noted that there is a party at the pool clubhouse the night of April 30.

The Board then moved to the ladies room to compare proposed colors for the wall. Among the directors present there was a tie between two colors (#3 and #4). The Board agreed that Tracy Patton (who was not able to attend this meeting) would cast her vote by email and if she voted for either #3 or #4 we would accept her vote as the tie-breaker.

There being no further business, the meeting was adjourned at 9:05.

SUBSEQUENT EVENT: On March 9, via email, Tracy Patton voted for paint color #3. Jay will proceed with having the wall painted that color.

Ed Coleman
Secretary