

ROUNTREY

Committee Meeting Minutes

Committee Name	Clubhouse Committee
Date	August 4, 2025
Time	7:30pm EST
Location	RounTrey Clubhouse
Meeting Attendees	Committee: Kristal Heiry, Chung Chee Tai, Vicky Richards, Anna Miller and Laura Early

Agenda

1. Clubhouse updates
 - a. Storage - asked Social Committee to move all remaining seasonal items to the shed; Wave Riders swim team displaced from Watermill and will be sharing storage space going forward
 - b. Maintenance issues
 - i. Contracted new pest control company (Urbanex)- ants issue resolved after 2 treatments; Discontinued maintenance contract with Green Shield
 - ii. NewMarket fridge - breaker issue
 - iii. Audio unreliable in both clubhouses - wifi connectivity is spotty at best; receiving frequent complaints from pool guests, lifeguards and private renters about unreliable connectivity and poor sound quality; portable wifi speaker purchased for RounTrey pool for lifeguards to use
 - iv. Keys - Need ACS West to issue us keys to the new pool gate locks; Issues with Clubhouse Committee members unable to access the shed

via the back gate and cleaning company needs access to the poolhouse
bathrooms

2. Rental updates
 - a. RounTrey renter on 6/22/26 fined for using pool deck and prolonging event several hours post their contracted rental timeframe
 - b. Private rental feedback - something to warm food would be a nice addition to both kitchens since cooking appliances are not available; a commercial sized fridge would better suit needs for events that have large catering trays and drink cases
3. Special projects
 - a. Switch from cable to streaming service to reduce costs (Board request)
 - b. Security camera purchase/install plan for parking lots
 - i. Monitoring/subscription update - Committee will manage batteries and monitor cameras rather than pay a vendor for this service
 - ii. Review sign verbiage options for dumpsters
4. 2026 budget considerations
 - a. Commercial fridge and stand up ice maker for RounTrey
 - b. Keypad access replacements and uninstal fob equipment (approx. \$3k per door per estimates received)
 - c. New security cameras (wired) - carry over from 2025 due to insufficient funds
 - d. Custom built-ins for NewMarket hallway to gain more storage space
 - e. Clubhouse rental fee assessment - adjust fees to account for increasing expenses; Market analysis of like-sized rental properties in process
 - f. Replace gym equipment showing wear and tear
5. Transactions/Expenses - community credit card
 - a. Subscription for cameras installed to monitor dumpsters
 - b. Subscription for online software to accept rental contracts electronically
 - c. Subscription for new wifi enabled keypads on clubhouse doors
 - d. One off large purchases (like furniture or gym equipment)
 - e. Regular payments with pest control company