

The RLPOA Clubhouse Renovation Committee (to be referred to in the future as **RLPOA CRC**) met at 9 AM on Wednesday, 5/30/07.

The following residents were in attendance:

Bob Christian

Dave Mac Queen

Penny Wilkinson

Jeanne Smith

Marsha Hosick

Rachelle Vandiver

Others who I was told may want to be involved but were not in attendance are:

Bob Orr

Deanna Albert

Joyce Stolberg (will not be able to participate but gave input via email)

Linda Butcher

Tricia Molder

Tommie Averly notified me today, 5/31, that she would like to volunteer.

Note: If anyone does not have the time or inclination to participate in this project, please let me know so I can take your name off of my group email list.

This was our first meeting and therefore the attendees spent a couple of minutes getting acquainted or reacquainted. I introduced myself as the RLPOA Board Liaison for this committee. I stated that our task was to assist the Board in coming up with ideas and preliminary costs for updating and renovating the RLPOA Clubhouse to standards fitting the Raintree Community. We all had to remember that the purpose of brainstorming and "thinking out of the box" was to get ALL ideas out and documented whether they are perceived as good or not so good, expensive or inexpensive, achievable or way out there.

I will list below the ideas and requirements that were mention, but one point that all agreed upon was that we get input (gratis) from a builder or engineer on what areas would require structural integrity consideration before we put too much time into a specific idea. Several attendees would prefer that the Board Give the Committee a target dollar figure to work with, so that our "out of the box" thinking doesn't get carried away.

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- Office & Administration to move to lower level
  - Eliminate sliding doors, install one exit door and add windows to the lower level
  - Explore reinforcing upper level support while expanding lower level
  - Eliminate some and upgrade remaining doors on upper level
  - Add windows (without hindering seated sight lines) to areas on the upper level
  - Add dormers/windows on the lake side of the upper level to add natural light
  - Depending on structural constraints, open current kitchen area and storage office and reconfigure the kitchen layout
  - Walk around island for serving line capability with upgraded, tasteful counter tops. Need not be granite but befitting Raintree standards.
  - New shelves and lockable storage
  - Convection oven/microwave wall unit
  - Cook top
  - Commercial grade and size Refrigerator with minimal freezer space
  - Commercial grade ice maker
  - Commercial grade and size coffee maker
  - Update and consolidate air conditioning requirements based on a more open layout
  - Commercial grade carpet (not in kitchen areas)
  - Tile floor or Pergo flooring (hard surface floor is more appropriate to dancing, bands, and food and drink being spilled)
  - Wall covering upgrades
  - Upgrade sound systems
  - Add TV Cable outlets and Flat Screen TVs
  - Add a video presentation screen
  - Convert and area on the lower level for private meetings, executive meetings or vendor negotiations.
  - Expand to the front or side to add space for fitness center and future needs (pool table, table tennis, etc)
  - All agree that decorating needs to be seriously updated and that the lighting and ceiling needs updating.
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Dave Mac Queen volunteered to contact local builders to get their structural input.

Jeanne Smith volunteered to get info from Lakewood on their current renovation efforts (extent and costs).

Rachelle to evaluate her needs and potential layout configuration, with and without an expanded floor plan.

Bob Christian to assist Dave with the structural considerations and explore kitchen appliance costs with restaurant supply sources.

Penny Wilkinson to inquire about costs with Factory Direct

Everyone to gather input from other HOAs regarding amenity offerings, banquet costs and general ideas.

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Next meeting was set for Wednesday, 6/13 at the RLPOA clubhouse at 9AM.

Meeting adjourned

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