

Racquet Sports Advisory Committee Meeting

Thursday, March 14th, 2024

Ocean Pines Racquet Center 4:00 PM

1. **Call to Order:** 4:04 PM
2. **Present/absent:** Cathy Noble, Angela Hunter, Ron Kurtz, Chris Slattery, Patsy Workman, Kathy Stone, Suzanne Russell
Guest: John Viola, Rick Farr, Doug Parks
Absent: Leslie Shippee
3. **Approval of Agenda:** Ron Kurtz moved to accept the agenda, Patsy Workman seconded, all in favor.
4. **Approval of Previous Meeting Minutes:** Patsy Workman moved to accept the agenda, Kathy Stone seconded, all in favor.
5. **Chair Report:** The chair would like to request utilizing MicroSoftTeams to record our meetings. She will make the request of OPA to initialize this option. The chair also committed to learn and implement proper meeting procedures based on Robert's Rules.
6. **Liaison Report:** No Report at this time.
7. **New Business:**
 - a. **Misrepresentation of our committee**

Ron Kurtz addressed articles from the Bayside Gazette, the Progress and the Ocean Pines forum where Rick Farr was quoted "Both John and I heard the committee tell us to go with a combination rate only". He was also quoted as saying our minutes were in error and there was no recording of the minutes. Ron felt like our committee was thrown under the bus by Rick's comments since we never made that recommendation, the minutes were not in error and there is indeed a recording of the minutes.

Robert's Rules were suspended so that we could address John Viola and Rick Farr.

Rick Farr stated he heard a discussion on a single fee for all 3 sports. It was a comment made by Cathy Noble, but was dismissed as a topic. There was brief talk about how difficult that would be due to the breakout of expenses that impact the individual fees. John Viola stated "Music to my ears" several times, and also noted he didn't know how they would come up with the numbers. There was no motion or further discussion at the February meeting concerning a combo 3 racquet sport ONLY option.

Rick Farr said he knew there was a 4 % increase for all racquet members recommended by the RSAC, and the Board went with a 10% increase instead.

Rick Farr told the committee they need to prepare for a combo 3 racquet sports membership option ONLY. That is going to be on the horizon.

John Viola made it very clear that he was NOT quoted in ANY social media.

Rick Farr denied he made the statement and John Viola suggested we contact the writer, Tom Stauss.

Suzanne stated that she spoke at the February 28th Board meeting to make it clear that the RSAC committee voted unanimously for a 4% increase across all 3 sports and then Rick is quoted in the March papers saying he heard the committee go with a 3 sport combination rate only. Due to this, RSAC committee members feel they are not being heard by their liaison.

Suzanne Russell asked Rick Farr, "Are you saying you were misquoted?"

Rick Farr responded, "I'll have to find out where Tom got his information. I haven't talked to him in a while".

Suzanne, "So you didn't say any of those things?"

Rick Farr, " I haven't talked to him. As far as it might be misquoted, yes".

Doug Parks asked, "What damage has this done?"... "I don't have the data, but I don't get the sense that this has caused some level of unrest, so let it go"

Ron says it makes the committee look ineffective. Cathy Noble explains, "We were trying to earn respect as a committee, and this counter acts that"... "How can we earn respect with misquotes?"... The chair is suggesting RSAC let the writers & social media hear what the committee actually recommended.

Doug Parks went on to share the history of the RSAC committee. He sat in this same room with then director, Tom Harrick and the 3 sports couldn't get along. They had to disband the RSAC committee. Patsy Workman responded, "We are all best friends now!".

Rick Farr made the statement, "At the end of the day, it's an operational decision..."

Doug Parks made the statement, "just because a committee makes a recommendation it doesn't mean it gets put into place. In the end the Board makes the decision."

Cathy Noble assured Rick Farr and Doug Parks that we are all well aware of the purpose and function of the RSAC committee.

Robert's Rules were reinstated.

Suzanne Russell made a motion to go to the papers and set the record straight on what the RSAC committee actually voted on in regards to the budget. It was 2nd by Cathy Noble and Patsy Workman. Kathy Stone, Chris Slattery, Ron Kurtz were a nah. It was a tie vote, so this motion will need to be discussed again with all members in attendance.

b. Status of the Building renovations

The committee is concerned with the different information on the limits of options available for expanding the existing building.

Robert's Rules were suspended, so we could discuss them with John Viola.

John said they told us we had to stay within the footprints of this building a year ago. We have concrete out there, can we go further? That's a possibility, but it is a different approach. I was told by different people from different committees that this was big enough, and we're going to expand to the eaves of the building.

Robert's Rules were reinstated.

Cathy Noble felt it's been brought to our attention that we do not have the full information.

Suzanne Russell reiterated that we just heard John Viola state that we can go beyond the footprint. The issue is do we want to take this opportunity to look at what we originally said a year ago, that we need more space. When this building was built 40 years ago there was a little Tennis club. Now we've expanded with Platform and Pickleball as well as Tennis. We're trying to raise the look of the racquet center, so it's on par with the rest of the amenities. Platform and Pickleball have to use the Golf club room and the Assateague room for functions because we don't have enough space in the current building. We definitely need a larger meeting space. We have a potential revenue opportunity here. This building would be utilized for events, especially tournaments where it could sell food and beverages.

Cathy pointed out that the RSAC voted 7-0 in favor of an expansion to the building a year ago.

A motion was made by the Chair to halt the renovation until we have more time to review and discuss options for an expansion. Suzanne Russel 2nd the motion, and all attendees approved.

Ron Kurtz wants to inquire if the building is fully depreciated.

Robert's Rules was suspended, so that Rick Farr and John Viola could answer this question.

John Viola said this meeting room here, we put money into it. Over the last year or two, you can see what has been redone. We put in a new split system HVAC and a new ice machine. This is in the books. I don't have the exact amount. This room is not fully depreciated. I believe the room up front, and the bathrooms are fully depreciated, so there is no value there on the books.

Cathy Stone asked, “Is there any way we could get a kitchenette, a sink?”

Rick Farr and Doug Parks stated that nothing in the bylaws requires us to replace fully depreciated real property. Ron Kurtz asked if it’s required to have it inspected for soundness due to its age and for any mold issues. Doug Parks said State and County rules dictate that it be inspected. Ron asked if an inspection had been done. Both Doug Parks and Rick Farr said they didn’t know. John Viola stated that when the workers were here on this side of the building, they said everything looked sound. He said before we do anything we need to get it inspected and signed off on. John said if you want to do something different, tell the board liaison. The wheels are in motion. If this committee wants something else, you have to tell us. Once we start signing contracts we can’t stop it. John stated he wasn’t sure what the committee wanted, a 1-story or a 2-story building. He told us we need to decide.

Kathy Stone asked, “How much is it going to cost?”

They said if this building is estimated to cost over \$1 million it will need to be approved. The committee did not think it would be over a million. We’re not asking for that big of an expansion.

Chair reinstated Robert’s Rules

Suzanne Russell made a motion that we investigate further to expand the racquet center to meet our needs. Cathy Noble said we realize that this will halt the process and it will not happen this year. Kathy Stone commented, “Good things take time”. All attending voting members (this excludes Angela Hunter) 6-0, voted in favor of asking the board to give us more time to investigate options for an expansion of the building.

c. Review Communication Structure

The committee would like to communicate with our members via email that they do NOT need to send emails directly to the board and/or general manager. We would like to earn their respect and convince them that the board will hear their concerns through the RSAC committee. This will take time, and we will discuss it further.

d. Safety & Health Issues

Kathy Stone stated she is very concerned with the lack of shade. It’s a health issue. She said there was shade and seats in between the tennis courts 3 years ago, but they were removed. The chair shared her frustration that we can’t simply ask the Director of Racquet Sports what the status is on the umbrellas. She said there must be umbrellas in storage. We simply need to know when they will be installed. Do we need a charging document for small issues like this? She also asked for a cot to be stored in the event of someone having heat exhaustion.

The chair pointed out that all these requests for shade were made in the annual report back in October, but at this time nothing has been done about these safety issues. She has to wait for the executive meeting to be held to present the report which still hasn't occurred. She said all she can do is ask for the shade, but it doesn't mean they will get it. It was pointed out that if a racquet player has a health-related incident due to the lack of shade it exposes the OP HOA to a lawsuit. It was also pointed out that there is no water because the fountains have not been turned on. The chair will try to get answers and we will discuss further at the next meeting. Ron asked who was in charge of these items.

8. Adjournment: 4:48 PM