

**WATERSIDE III BOARD OF DIRECTOR'S
MINUTES OF THE MEETING
OCTOBER 2, 2019**

1. **Call To Order** – The meeting was called to order by P. Yeatman at 10 a.m. in the Waterside III Social Room.
2. **Proof of Notice** – P. Yeatman stated that the meeting was duly posted.
3. **Establish A Quorum**- A quorum was present for the meeting. P. Yeatman, J. Hockley and D. Cote were in attendance at WSIII and J. VanGorder and S. Walker participated via conference call.
4. **Read and Approve Minutes of Last Board Meeting; April 8, 2019**- A motion was made by J. Hockley to waive the reading of the minutes for the BOD meeting held on April 8, 2019 and to approve them. J. VanGorder seconded the motion and the motion was carried unanimously.
5. **President's Report** – P. Yeatman presented the report and a copy of the report is attached.
6. **Treasurer's Report**- J. VanGorder presented the report and a copy is attached.
7. **Property Manager's Report**- C. Magill presented the report and a copy is attached.
8. **Committee Reports**

- a. **Hounshell Social**- C. Hounshell presented the report and a copy is attached.
 - b. **Landscape**- No report.
 - c. **Lanai Replacement**- J. Hockley presented a report from the committee and a copy is attached.
 - d. **Website**- P. Yeatman read the Website committee report and a copy is attached.
 - e. **Noise Abatement**- P. Yeatman commented that the contents will be discussed under agenda item “Old Business”.
 - f. **Crisci Finance Committee**- J. VanGorder presented the report and a copy is attached.
9. **Comcast** –D. Cote commented that the contract negotiated is a 5-year contract, starting August 1, 2019. The contract remains at the previous rate and includes a potential yearly increase of 3%. The first increase will not occur until 2020. HBO will be included as well as new Wi-Fi hot spots for the pool areas.
10. **WMA**- P. Yeatman relayed information received from R. Miller. It was suggested that residents read the latest WMA newsletter.
11. **EBIA**- P. Yeatman read the report and a copy is attached.
12. **Old Business**
- a. **Bicycles**- Previously, the addition of two bike racks were approved based on financial status. C. Magill

reiterated that there is an on-going need for additional bike racks and the need is increasing. The cost of two new bike racks is approximately \$1400 and the lead-time is 4-6 weeks. J. VanGorder confirmed that the bike racks would be authorized.

- b. Building Painting-** C. Magill reported tat there is an open issue with painting of the first floor decks. The deck surfaces are approaching the end of their life cycle and new sealing should occur. One bid was discussed and the direction was given to procure additional bids before the upcoming budget meeting.

- c. Noise Abatement Update and Discussion-** J. Wood cited that the Board received an updated report from the committee. The committee is asking for consideration of budget approval for both the ceiling and room applications. The committee report is attached. J. Hockley made a motion to request the Crisci Finance Committee to recommend to the Board how the noise abatement project should be funded and when it should be implemented. D. Cote seconded the motion and it passed unanimously.

13. New Business

- a. No New Business-** C. Magill wanted the final approval to proceed with a few new contracts. The first contract was for bug control services. The new contract would be for pest control services for \$220 per quarter and includes call back services. This is the previous owner of Bug Free Pest Control and is now known as First Call Pest Control. The second contract was for the renewal of the appraisal agreement with Townsend. The contract is being renewed for \$1220 for the first year with the additional years to be \$290 per year, for a five-year agreement. The Board agreed with the recommendations.

14. Sales & Leases- C. Magill reported there are no sales to approve. Two leases have been submitted for unit 324 and unit 315, both leases for November 1 through November 30, 2019. P. Yeatman made a motion for approval and D. Cote seconded. The motion passed unanimously.

15. Ratify BOD Contracts

a. **Insurance Policy-** see next paragraph

b. **Comcast Contract** – Over the summer the Board ratified two items- the insurance policy renewal and the Comcast contract. All Board members participated and the decisions were unanimous. J. Hockley made a motion to approve the insurance policy renewal and Comcast contract. D. Cote seconded the motion and the two items were passed unanimously.

16. Comment & Discussion By Unit Owners- a question was raised about the handling of Amazon shipments. It was decided that a new sign would be posted at the side garage entrance to direct all shipments to the inside area. J. Wood gave a special thanks to the Noise Abatement Committee for their work on the project and thanked the Board for their support.

17. Adjournment- J. Hockley moved for the meeting's adjournment and D. Cote seconded the motion. The meeting was adjourned as a unanimous motion.

Respectfully Submitted,

Susan Walker
BOD Secretary

President's Report 2 October 2019

Well here we are; its already Fall of 2019 and our snow birds are returning home. We had a very good, but very busy summer and up until now, no issues with hurricanes. Our Property Manager will take a large chunk of the time at this meeting bringing you up to date on everything that has been and still is going on.

Most people are under the assumption now that Storm water Ordinance 18-20 has passed; the Bay Beach's issue regarding this subject is behind us. Well as anticipated, persons who are opposed to Bay Beach being removed from the Storm water Utility have started efforts to drag us back in. Most recently with efforts of hiding storm water "maintenance" (as well as other costs) in various non-storm water sections of the Town's budget. Ordinance 18-20 clearly states that all Utility costs should be kept within the Utility. If you would like more eye plucking details please view videos of the Town meetings.

After several presentations by Charlie Eck, on the day and evening of September 23 - with a very narrow 3-2 vote - Council agreed that the Town should show and place all costs for storm water in one place in the town's budget under Storm water. Lastly, instead of funding utility short falls with grants from the General Fund, they will fund them (at least for this budget) with a loan to the utility from the General Fund.

This is a temporary victory that can be (and probably will be) looked at again for future budgets. Bay Beach owes Charlie an enormous debt of gratitude. He's been working on resolving this specific storm water issue directly and behind the scenes for months; every day for hours on end. He even gave up being with his wife on her 75th birthday (and a party) to stand before the town at that meeting.

On a more pleasant note, let me move on to our Pool. Unfortunately, John Russo still has some personal issues that are all consuming. Charlie Eck has been filling in where he can. David Bridges from W4 has been a saint

working on the pool. Our pool has had the stain removed from the bottom, the deck has been sealed, our grills have been repaired, moved, placed on a new deck and a wind screen put in place. Now these are just some of the many things including major maintenance issues in our pump room. Charlie or John can provide more detail at our next Board Meeting.

We've had some joint W3 and W4 social events this summer organized here by the Miller's and the Bridge's for the ones in W4. They have been a great success and we hope to continue them to include our snowbirds this upcoming season.

In July I sent every owner an email regarding the potential loss of our Property Manager. I tried to explain how our labor market changed dramatically in the last few years. This hit us in the face when we almost lost our Maintenance Technician and initiated an immediate effort to determine what the labor market is like for property management. This work was necessary for W123 to come up with a way to determine our 2020 budgets. It was a shock to find out that we were out of whack with respect to benefits offered – we offered none. Almost everyone is providing some benefits, mainly healthcare and some form of retirement opportunity. This presented us with three options: go to outside property management (like Vesta), start looking for a replacement manager or consider matching the offer that Carmel accepted and see if she would consider staying with us.

Contract outside management has been an absolute disaster for us and the least acceptable option to consider. Finding an immediate replacement manager was going to be difficult in any job market let alone the current one. Every job site's offering for property management included benefits; health care and some form of retirement plan – none of which we had. This meant that we did not have the option of carrying on with any on-site property management without offering health and retirement benefits from here on out for any employees.

As you are all aware, Carmel accepted our offer to match (as close as we can) the offer from another organization. She was surprised that we countered and was extremely happy. She expressed how much she liked

working with these three Boards and the residents in this small community. We are also happy she is staying on based on all the emails I received from our owners.

I know through conversation with many of you that you are frequenting many restaurants; some you complain about and some you extol. Please take the time to fill out a Restaurant Review on our website. Let's help each other and the restaurants we like.

Please check the website (www.Waterside3.com) to stay on top of Board Meeting Minutes as well as information placed on the site by the Property Manager and Owners. We work very diligently to make sure all the reports generated for any Board Meeting are included in the meeting minutes so everyone knows what's going on in your home. Also, please go to the Vesta Website (<https://vestaforyou.com/>) and log in then complete the form that allows them to email you important WMA and EBIA information. You can ignore their efforts to get you to do electronic payment.

Respectfully submitted,
Pete Yeatman

Treasurer's Report

The August financials indicate we are slightly under budget thru August. While this is encouraging, we have experienced unplanned financial pressure on our spending plans for the rest of 2019.

We therefore will need to be very diligent on our spending for the last quarter of the year.

I thank the team for their efforts to exercise fiscal discipline in these challenging times.

PROPERTY MANAGER'S REPORT

Wednesday October 2nd 2019

Good to see so many owner's back for season, welcome. The summer months flew by and we kept very busy with project at all three buildings but in particular here at Waterside III. I hope you agree that the building looks good and all set for another busy season. Here is a summary of most of what was accomplished while you were gone:

Hot Water Heaters: Back in April 31 owners with water heaters that were at least 10 year old opted in to have them replaced by Franklin Seckinger Plumbing. By mid June this work was completed along with the common area water heater. Both Paul Johnson and I were instrumental in giving access to the units and supervising the access and egress to all units. FMB permit Inspections were completed in mid September and all units passed inspection.

Clean Up Group: On April 29th the Clean Up Group install the custom made aluminum Master Bathroom Vents on the outside of the building, removing the old open front vents that was responsible for the water intrusion we experienced during and after Hurricane Irma. In addition they were able to reach in and attach the duct work inside to the opening securing it in place prior to inserting the new vent.

Storm and Waste Pipe Cleaning: In May Avis Plumbing came in and hydro jetted all the waste and storm pipes under the building and out to the lift station on the road, no major blockages were found but there was considerable build up of grease and debris in the pipes, this project should be completed every 4 - 5 years.

Life Safety: Fire extinguisher, fire alarm and fire sprinkler State mandated inspection were completed over the summer months with no deficiencies found. The Fire Department completed their inspection in August and again no deficiencies were found at this time.

Side Walks: In conjunction with the Waterside Master I had repairs made to the side walks at Waterside II and on the side walk by the lake in front of WS VIII, these were two very hazardous areas for walkers so hopefully everyone will see a big improvement.

Sprinkler Pipes: In early May Wayne Automatic came in and removed all of the old corroded sprinkler pipes from under the building car port area and replaced them with new galvanized pipes and Tephlon coated sprinkler heads. Once complete Spectrum, as part of their painting project, primed and painted these.

Spectrum Contracting: On May 13th Spectrum Contracting started staging for the painting of the building, this was an arduous task given the construction of the building and it required weighting down the swing stages on the roof. For future reference it is noted that this process adds about a month on to the duration of the job. Their scope of work included:

- Clip away loose or damaged stucco, repair, replace and texture
- Remove all old tension joint caulk and recaulk
- Remove and replace all caulk as needed in all joints and around all windows (metal to stucco)
- Remove old sealant from picture windows and fixed master bath windows, clean and seal all glass to metal and metal to metal – billed to owners
- Prime each drop before applying 10 Duration paint
- Prime and paint all pipes in the car port area (sprinkler, storm and drain pipes)
- Strip, prime and paint all exterior metal doors (front, back and 22 owner storage doors)
- Clean, prime and paint all 22 exterior storage doors inside – billed to owners
- Strip, prime and paint exterior walkways, added black trip
- Add epoxy to the base of 17 railing pickets on social and fitness deck as needed including both stair railings
- Strip, prime and paint Social and Fitness deck railings and stair railings
- All 58 Lanai's were painted, walls and ceilings, Paul Johnson and I were instrumental in gaining access to the units and moving furniture out of the path of the painters.

Storage Doors: In an effort to enhance the walkway area I ordered all new US stainless steel hinges from Fields Hardware in Fort Myers. Paul Johnson removed all of the old hinges and replaced them back in July. He also replaced all exterior common area storage door hinges.

In addition we have several owner car port storage doors where the frames were starting to rust out so I had custom stainless steel "footers" made for the bottom of each door by Halifax in Fort Myers. When the painting was complete the vendor installed these and it gives a nice clean uniform finish to the project.

Lanai Cages – While Spectrum were on property we had them remove 6 sample enclosure bolts and replace them with new aluminum screws. The purpose of this exercise was to see if there was any deterioration in the upper or lower bolts that may indicate a potential safety concern. All bolts removed were in as new condition showing no signs at all of wear and tear.

USI Insurance Renewal: Property, Liability and Umbrellas insurance was renewed in May and quotes were presented to the Risk Assessment Committee, Bob Carran, Ross Miller and Dick Cote. The committee recommended renewal to the board who unanimously approved renewal.

Exterior Vents: There are a total of 87 vents around the exterior of Waterside III, these are designed to let air circulate and potential flood water to exit the building. I did some extensive research in to replacement vents but anything that would work for us cost in the region of \$30 per unit. Paul Johnson replaced approximately 10 that were damaged from the supply we had on hand and painted out the remainder in white to clean them up and protect them for another few years.

Fountain: During the summer Paul replaced the auto fill and the blower on the fountain when the failed. We have also priced out new LED brass fountain lights and Paul will replace the three fixtures in the fountain once these burn out this fall.

Air Conditioning: Travis A/C completed their bi-annual unit owner a/c maintenance in mid August, all filter were replaced at this time.

Pest Control: Arrow Pest treated all OPT IN units and all common areas on August 13th.

Carpet Cleaning: Lee Carpet Cleaning completed the job on September 13th, all common area carpet and tile, including guest suites were cleaned.

Roofing Contract: WS III have signed a three year contract with Crowther Roofing to maintain the 20 warranty on the roof. The original installer maintained it under contract for the first five years but were not willing to continue doing so as they operate out of Marco Island. Crowther has the roofing contract for the rest of Waterside so this made sense for us. The first inspection was September 30th. No issues were detected and all minor repairs were made.

Century Link: WS III had three phones with Century Link – front entry, elevator and social/common area phone. During the contract negotiations with Comcast they offered us a competitive rate to move the common area phones over and add wifi in the lobby FAP room to run the building cameras on. This move is saving you about \$100 per month over 36 months.

Pressure Washing: Paul is in the process of painting out the garage car space number on the floor in the East and West garage since many of them were incorrect. He will also be removing all the # signage from the walls in front of each car since again several of these were incorrect and I have new parking space signs ready to be installed on the wall in their place, this will enable us to be able to move spaces around as needed when spaces sell. He will also be painting out the curbs in the garage in black to match the car ports. The pressure washing will be complete by 4pm tomorrow Thursday Oct 3rd so all cars can be put back in their spaces.

I would like to thank the owners that were here this summer for their patience and cooperation in moving their cars around multiple times in and out of the car ports and from side to side of the building while we tried to keep up with the painting schedule and the weather, thank you!

Street Lights: We started earlier this year retrofitting the WS III street lights with new LED fixtures removing the old ballast and bulbs as they went bad. We have 10 done so far and will continue to do this on an as needed basis. There are two out right now and the new LED fixtures have been ordered. This process eliminates the need to replace ballasts in the future and dramatically cuts down the cost of maintaining the light poles as future outages will only require a new bulb.

Hurricane Preparation: We had a dry run on hurricane preparedness for Dorian and happy to report that we only received a moderate amount of rain. Preparation plans went very smoothly and I was able to add a few more items to my “check list”. Valuable lessons were learned during IRMA and I believe that we are better equipped now more than ever to weather a storm.

Window Cleaning: The next cleaning is scheduled for Monday November 11th weather permitting.

Bike Racks: Adding two new bike racks outside in the oversized parking space was discussed at the last meeting and tabled until fall for further discussion.

Sales Applications: NONE

Lease Applications:

11/1/2019	11/30/2019	324	John, Margaret and David Beerworth
11/1/2019	11/30/2019	315	Barry and Susie Hager

Hounshell Social Committee Report October 2, 2019

Good morning and for those who have recently returned, welcome back.

We will be starting up the Friday night cocktails on Oct 18th and our first event will be the Oktoberfest at the Old Europe Bistro on Oct 22nd. More info is available on our Social bulletin board. If you would like to join us, please sign up asap.

Our annual Halloween Party will be held on the 31st. Always a fun evening. Sign up is on the bulletin board as well.

In November we plan an outing to the Diamond Head restaurant, "Coste". It is a beautiful place with wonderful views of the beach and gulf. We will hopefully, get to see a sunset, as well as enjoy a nice dinner.

Next year, 2020 will be WS3's 20th anniversary. We plan to celebrate by having a Tapas Cocktail party Jan 25th with champagne and plan to invite owners past and present. If you know any former owners and have contact information for them, please let us know.

Throughout the summer months, there have been several gatherings with both building III and building IV owners. Our Social Committee would like to continue this by extending an invitation for building IV to join our Western BBQ party in March. We think it will be a fun evening for all and a great season ender.

Ladies Luncheon will start up again in January.

We anticipate a full and active party season, so please join us.

As always, please continue to check the Social Committee's bulletin board for any new postings.

Carolyn Hounshell – Social Chairperson

Diane Brunelle Jan Wood

Chris Miller Laraine Yeatman

Judy Stewart

LANAI REPLACEMENT COMMITTEE, REPORT OF 10/1/19 MEETING

Present : Jack Hockley, Paul Martin, Chuck Pestow, Carmel Magill

Absent: Doug Chyna

Following our previous meeting on 3/25/19, Carmel brought with her the lanai fasteners that were removed by Spectrum during this summer's repainting of the building. They removed a sample of 6 fasteners from Units across the building and replaced them with new ones. Examination of the screws which were removed, showed them to be in excellent condition, with no sign of corrosion.

Discussion then turned to when should the lanai cages be replaced? Carmel stated that the current reserve budget showed a replacement date of 2021. As previously discussed, if there is no safety issue detected due to corrosion, replacement becomes a matter of aesthetics, not safety. It is this Committee's view that this is the case with WIII's lanai cages.

The Committee recommends that the WIII Board establishes a Lanai cage replacement date that achieves the correct balance of aesthetics and financial good management. Further, the Committee recommends that prior to replacing the Lanai cages, consideration be given to seeking a design that enables screen replacement to be accomplished from inside the building when shutters are present. Carmel also pointed out that when cages are replaced, the bottom rail should be sealed to the concrete, to prevent water intrusion into the lanai flooring structure.

Thanks to all concerned.

Jack Hockley

WEBSITE COMMITTEE REPORT

If you have not yet looked at Waterside 3's website, please take those few minutes. The newest page on the owners private section has quite a few owners pictures, but we are still looking for more. If anyone has a photo they would like added to the page, please submit it to Janet (janetmarkelz@gmail.com) or Donna (donna.kaiser1@gmail.com).

For those planning group events, we ask you to pass along the details so your plans be added to the site calendar; yet another way to engage more of our members!

The committee is still researching the creation of a notification of recent site updates along with new postings, to keep you aware of the latest news and activities in an efficient way.

And we could still use more members on the website committee. It's a great way to enhance your participation at Waterside and its activities!!

Regards -
Donna Kaiser

Crisci Finance Committee Report

A reminder that the annual Crisci Finance Committee 2020 Budget Meeting is scheduled for Monday, October 21, 2019 at 10:00 am in the WIII social room.

Jan Van Gorder
Finance Committee Chair

EBIA Report (2 October 2019)

On April 9, 2019 EBIA had their quarterly meeting. I would like to say that this was an enlightening meeting, but it was not.

A question was raised as to the status of the Re-stated Document re-write. The only relevant item was that there will be nothing new until the fall. The President did try to imply that what was presented at the last meeting are the current documents and he attempted to leave the impression that the next offering won't significantly change the problem Members and Owners had with the previous offering.

The Recreation Committee presented the Board with a document that had several proposed broadened survey forms for the Board to consider sending to owners. Now that a Golf course is off the table the committee feels a survey focusing on non-golf was in order. The Board agreed and a new survey will take place soon. The Board also received a proposal on how these recreational activities should be consolidated with a general layout on the new property, (this information and data was not available to the audience) including fencing for security and limiting access. After receiving and reviewing the results of the Owner survey the Board will decide on how to manage and engineer that information into a proposed layout on the property.

Vesta is changing the EBIA website and they are having problems with the changeover. As soon as the issues are resolved Vesta will forward all the information Owners and Members will need for access. Everything else was just housekeeping with no significant issues.

On July 9, 2019 EBIA had their quarterly meeting. This may sound very redundant; I would like to say that this was an enlightening meeting, but it was not.

The Chairman of the Re-stated Document re-write committee reported. There will be nothing new until the fall and then the committee's latest work will be proposed to a smaller group than before (Presidents and Voting Reps). The Chairman did try to imply that what will be presented to the community are the current documents and he attempted to leave the impression that the next offering won't significantly change the problem Members and Owners had with the previous offering. The committee's thoughts are that what is needed is a better understanding of what the committee is trying to accomplish.

The Recreation Committee presented the Board with the results of the broadened survey that was sent to Bay Beach owners. The committee will now explore how the survey's more supported items may be developed as well as potential costs. After receiving and reviewing the results of the committee's exploration the Board will decide on how to manage and engineer that information into getting proposed layouts for consideration. The results of the survey will be available on the EBIA website starting July 18th.

Ocean Habitat's Fred Kanehl provided an interesting presentation on the Mini Reef that can be installed under the walkways of boat docks. The presentation will be posted on the W3 Owners

bulletin board until mid August. You can also contact Fred for more information at flkanehl@yahoo.com.

Housekeeping issues: we're replacing the worst of our old street lights and our sink hole on Bay Beach Lane was caused by an old stormwater pipe deteriorating. The drain pipe has been patched, but eventually the whole pipe may need to be replaced.

The most interesting item is the fact that we are having an iguana infestation on Bay Beach. Almost every condo has had difficulties. EBIA will investigate if there is a potential universal solution to this problem that can benefit all the associations. In the mean time each association should explore how to deal with the vermin on their own properties.

Respectfully submitted,
Pete Yeatman
W3 Voting Representative

**Addendum to the Waterside III Noise Abatement Committee Report of April 8,
2019**

May 12, 2019 Additional Comments

The Noise Abatement Committee would like to add the following information and comments to answer concerns and questions expressed at and since the April 8, 2019 meeting.

The Problem: Waterside III social events have continuously become more popular often with attendance exceeding 45 to 50 plus. Simple math would say that represents less than 45% of the owners. But different owners attend different events. In fact, nearly two-thirds of all owners attended at least one social function in our facility during the 2018-19 season for about 64% involvement. That does not include renters who also attend our events and are always welcomed. A significant number of the attendees regularly express dissatisfaction with the noise level in the room.

The Process: Jim Stewart used a well-established industry benchmark of a desired two second reverberation time to calculate the required square footage of acoustic panels needed in the social room. We asked all potential residential suppliers to estimate the required square footage as well and four of them estimate about the same number. The committee initially considered ceiling baffles or a full ceiling treatment and were told ***the cost would likely be in the \$15,000 plus range.*** The committee determined to seek a less expensive plan that would keep the cost below \$10,000. Hence, our recommendation to go with a band of panels under the social room soffit plus over the kitchen cabinets. It is important to install panels in the kitchen as well as the social room. One of the possible vendors demonstrated for the us the kitchen's noise impact by closing the door. Even with only five people in the social room the diminished noise was immediately noticeable.

Expected Results: We have done significant follow up work on the question of effectiveness and cost of additional panels on the ceiling. This includes work by an Acoustical Engineer business acquaintance of Jim's. This engineer gave the committee some assistance at no cost to us. He reviewed our social room measurements and evaluated the square footage of panels needed:

Attachment A is a graph he created. The **blue line** represents our current situation. The **red line** or Treatment 1 is the committee's current recommendation. The **green line** or Treatment 2 adds panels to the ceiling for the maximum effect without expensive lighting or sprinkler relocation.

Attachment B shows the financial impact of adding panels to the ceiling. This treatment is different than the ceiling treatment initially reviewed.

Potential Suppliers: As per the Report and Recommendation of April 8 there were a total of six vendors contacted. Three were eliminated for various reasons per the report. A fourth was initially interested but no longer responds. Thus, we have two viable proposals that should need only a few details to be worked out for a final contract.

Testimonials and Videos: **Attachment C** pictures the ceiling of the similarly sized social room at Estero Bayside, a condo complex at the end of Island Pines Way on Fort Myers Beach. We visited their social room recently. Our ceiling would look very much like the one shown. Resident Mr. Dave Cris, says they are very happy with the result and

he is willing to talk our board members. These panels were installed by Bob Anderson who would be our installer and is already on our approved vendor list.

We also visited Waterside VIII social room with Mr. Steve Beutler while an event was in progress. While that room is configured differently than ours, he and other owners reported satisfactory noise reductions after panel installation.

Attachment D contains video references and contact information for Estero Bayside and Waterside VIII.

Options for Board of Director Decisions: There are two options for a board decision that ultimately come down to the funding. 1) Fund the complete project to include the ceiling, side wall band and the kitchen panels. 2) Complete the side wall band and the kitchen. If Options 2 is selected, we can revisit the ceiling work at any time in the future without redoing or undoing previous work.

Committee Recommendation Update: Although more expensive Option 1 offers the maximum benefit without affecting the mechanicals in the room and is the committee's recommendation.

Funding Source: It was our understanding that there may have been funds available for use this year. That appears not to be the case. Committee members have been approached often with questions regarding this project.

Respectfully Submitted,
Jan Wood, Chair
Jim Stewart
Jeff Lievense
John Frey

Attachment A

Jim Stewart
 Division Nine
 Social Room
 4/26/2019
 Room Volume 7432 cu ft
 Surface Area 2701 sq ft

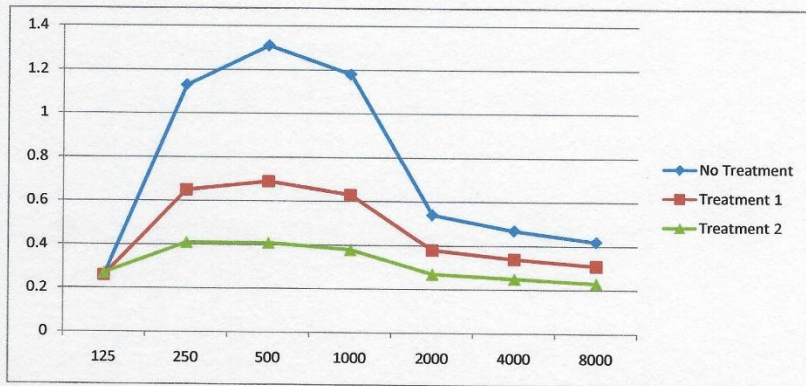


Sa (raw)	0.11	Does not include furnishings or people	
Treatment 1	240	sq feet of 2" 6 lb density fiberglass panel	(Band of material on upper wall, below soffit)
Treatment 2	550	sq feet of 2" 6 lb density fiberglass panel	(As above, plus additional on available wall surface)

Reverb Time Prediction (in seconds)

frequency	No Treatment	Treatment 1	Treatment 2
125	0.26	0.26	0.27
250	1.13	0.65	0.41
500	1.31	0.69	0.41
1000	1.18	0.63	0.38
2000	0.54	0.38	0.27
4000	0.47	0.34	0.25
8000	0.42	0.31	0.23

0.473282443
 0.687022901



Treatment 1 reduces midband RT60 by 47%

Treatment 2 reduces midband RT60 by 68%

Noise Abatement Committee Cost Summary

Proposed Project:	G&S Acoustics* (Jim Stewart)			Acoustical Solutions*		
	Social Room & Kitchen	Ceiling	Total for All	Social Room & Kitchen	Ceiling	Total for All
Sq. Ft. Proposed for Social Rm & Kitchen	346 sf	300 sf	646 sf	346 sf	300	646
Depth of the Product	2"	2"		2"	2"	
\$ for Product	\$4,677	\$3,600	\$8,277	\$5,743	\$4,500**	\$10,243
\$ for Installation	\$1,200* Requires onsite adjustments	\$800	\$2,000	\$1,200*	\$800	\$2,000
Est. \$ for Shipping	\$692	\$600	\$1,292	\$640	\$555	\$1,195
Est. \$ Tax	\$303	\$234	\$537	\$373	\$292	\$665
Total	\$6,872	\$5,234	\$12,106	\$7,956	\$6,147	\$14,103

*Local installation by RGC Home Services (Bob Anderson who is on Waterside 123 approved vendor list)

** Estimated based on original quote

Attachment C

Social Room at Estero Bayside Condominium



Attachment D

References:

<https://www.youtube.com/watch?v=YaMXwpJhMRM>

<https://www.youtube.com/watch?v=yiUctslELfs>

<https://www.controlnoise.com/treatment/restaurants/>

Waterside VIII:

Steve Beutler at 612-865-9999

Estero Bayside:

Dave Cris at 612-599-8154
Jim Farley at 202-438-9135