



La Jolla Alta Clubhouse Newsletter

Winter 2020

Message from Our President

Covid-19 has continued to remain in the spotlight of events as the year of 2020 will surely go down in the history books as one for the ages. Fortunately, it appears several of the pharmaceutical companies have stepped up their efforts at a remarkable speed to answer the call for an effective vaccine to this pandemic. And yes, "We are still in this together."

Your Board stayed together and persevered on a path forward through Zoom meetings, increased email activity and parsing the various interpretations of San Diego County Health Orders to set a course in a conservative and responsible manner. Through these "small rudder changes" we have been able to stay open to the extent possible for our members and still do so in a manner which eyes the ultimate goal of a return to normalcy.

We were also required as a Board to face the reality that nothing lasts forever. Specifically, our Level 1 Reserve Study this year acknowledged through recommendation of our court maintenance company that our courts will need replacement in 10 to 20 years. In order to fund for this eventuality, we were required to raise member dues by \$12 per month to a total of \$73.00. This will allow us to phase replacement of the courts when needed in a responsible manner which spreads out the funding process. The Board also intends to explore other ways to defray the cost in the months to come.

Thank you for your continued support and understanding through these unprecedented times and also your goodwill in facing the questions of

this time. Your Board remains strong and is moving "forward."

Rich Heinrich

Canyons

The canyons on both sides of the Clubhouse facilities, i.e. the Van Nuys and La Jolla Alta canyons, remain a source of expense and obligation to the Board. The membership is ultimately responsible for maintaining these canyon areas as "open space" and as specified in your respective deeds. We continued to incur annual expenses for brush management and removing the occasional trespasser in concert with the City of San Diego to ensure that storm water passes reasonably through these canyon areas and the "open space" nature of these areas remain as intended.

The Board continues monitoring the extent of erosion in the storm water channel on the northern portion of the Alta La Jolla canyon although efforts to update our data in 2020 was thwarted due to Covid-19. The existing tolling agreement with the City of San Diego to consider any further action was extended to June 30, 2021 and your Board has authorized funds for legal counsel to create a "renewing" document with the City of San Diego to ensure that our rights to enforce the settlement agreement with the City in the event of damage are protected. If accomplished, this will eliminate certain reoccurring expenses to the membership and its budget.

Courts & Member Dues

As explained in previous newsletters, the courts at the Clubhouse were built in two phases more than 40 years ago. Courts 1,2, and 3 are the oldest and generally show the most wear and need for maintenance resurfacing (approximately every 3 years). Courts 4 and 5 are about 10 years "newer" and require somewhat less frequent resurfacing (approximately every 4 to 5 years). Our court maintenance company (CourtTech) completed resurfacing of Courts 1, 2, and 3 at the end of March, 2020. We estimate that Courts 4 and 5 will be resurfaced in another 2 years. The Board has also been advised by more than one maintenance provider that the membership will eventually be faced with replacement or significant repairs approximately \$250,000 per court. The Board is required by law to include such repairs in its reserve

calculations and during our Level 1 Reserve Study conducted this Summer, these replacement numbers were added to the budget. The Board was therefore required to raise member dues \$12 per month in order to reserve funds for this undertaking. We presently estimate that Courts 1,2 and 3 will be replaced in 2031 and Courts 4 and 5 in 2041.

Mixed use play for tennis and Pickleball began in 2017 based upon membership request and gradually expanded due to increased interest and membership involvement. The Courts Committee added volunteer members last year and recommended a proposal for mixed use play for Courts 2 and 3 which was subsequently adopted by the Board and is where we presently stand. Considering the popularity of Pickleball is widely thought to be the fastest growing sport in the United States and especially by an aging demographic, the Board feels it is fairly serving both interests of our membership.

Under the present Covid-19 restraints, court play is limited to **members and one guest only** for singles play, unless the household exception stated by San Diego County Health Officer Order applies. Reservations are required and specific courts may be assigned by the Club Manager or representative. Please keep in mind that if you are 65 years or older, the current health order strongly recommends that you stay at home. The Board also purchased new Tennis and Pickleball machines a few months ago which gives the membership another viable option to exercise. They are extremely easy to operate and immensely enjoyed by those who have given it a try. If you have any questions, please ask Jason, Nathan or Tate (our selfless Clubhouse attendants).

Rules

The Board anticipated a long-awaited revision to the Rules and Regulations which was last revised in 2011. However, due to the Covid-19 pandemic, the Board has tabled this issue until the Board can implement new rules when we return to normalcy in a post-Covid environment. In the meantime, emergency rules are in effect as posted at the Clubhouse and disseminated through email and snail mail.

Clubhouse

The Clubhouse was closed in March, 2020 as required by the San Diego County Health Officer Order. The order was revised in June, 2020 which

made it possible for the Board to partially reopen the facility on June 12, 2020. The State also weighed in on the matter of rules and developed its own criteria. In summary, we are still functioning at a reduced basis and it does not appear that this status will be changing during the next few months. Courts, swimming and exercise rooms are available under limitations. Sauna, spa, showers, lockers, and upstairs activities (except Library exchange) remain closed per San Diego County Health Officer order. Please note that the Board has also agreed to allow our **Rec Pool to remain open and heated** past the regular closing time frame of Labor Day. Please keep in mind that social distancing requirements are in effect, but there shouldn't be any reason to let out a squeal due to the temperature of the water.

It is the intention of the Board to reopen additional activities when allowed by local officials, health experts and legal counsel advice. In the meantime, please abide by our Covid-19 rules: 1) The side gate is closed and only members may access the Club through the front door. 2) Face mask must be worn at all times when not exercising. 3) Club attendant will scan every member's temperature and anyone 100 degrees Fahrenheit or higher will not be admitted. 4) All members must sign an initial waiver and answer Covid-19 questions. 5) Subsequent member admission must be temperature scanned and update all Covid-19 questions. 6) Do not come to the Club if you feel sick or have been in recent contact with anyone sick. A Safe Reopening Plan is prominently posted in the entry hallway with additional information regarding our Covid-19 policies or ask Jason with any questions.

Board Service

The Board operated for the majority of 2020 through Zoom meetings and not in person due to Covid restrictions. Although not ideal, the Board's operation was extremely effective under the circumstances and commendable. Likewise, Jason did a great job of keeping the Clubhouse functioning and responding to member questions and concerns. We were also able to add attendant services by welcoming some new names, Tate and Kevin. The Board has a vacancy, so if any member has intention to run for office, please fill out the application form and if you have any questions, please call Jason. It is anticipated that further regular and special meetings will be conducted remotely until allowed by revised health orders.

Board Members

President: Rich Heinrich - Term expires 2022

Vice President: Libby Campbell - Term expires 2021

Secretary: Brendan Lee - Term expires 2021

Treasurer: Greg Chauncey - Term expires 2021

Director: Andy Freeman - Term expires 2022

Director: Robert Fudge - Term expires 2022

Contact Information

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Club Attendant: Tate Swain

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