



The Times

at ClubSide at The Strand

April 2011

April 13, 2011

MESSAGE FROM JOHN THOMAS, BOARD PRESIDENT – CONDITION OF CLUBSIDE

Financials

We are able to keep our annual dues at the same level (\$1,278.00 per quarter) for another year by a close watch on expenditures. We were able to renegotiate on a couple of our service contracts. Our insurance costs were less this year. Fiscal controls are initiated by our Property Manager (DMG) looking out for our best interests on a daily basis. Our real money manager, though, has always been Dick Schmidt.



His untold numbers of voluntary hours constantly reviewing every line item has saved us thousands of dollars over the past seven years.

Projections

We are on track for this year's budget. The Building Maintenance account is over budget due to several abnormal expenditures as our buildings get older and require more attention.

- Pressure washing pool and parking lot-\$400.00
- Pressure washed fascias on 32 bldgs. - \$1,200,00
- Upgraded the front island electrical work-\$1,452.00
- Roofing repairs - \$1,571.00

Audit

As planned last year an audit of our books will be done by Smith & Co. after April 15, 2011. The cost is \$5,500.00 plus expenses.

Reserves

Currently above \$614,000.00

Condo Sales

There were nine sales during 2010 compared to five in 2009. Average purchase price was \$253K down from last year's average of \$275Ks. There are currently 6 units for sale.

Landscaping

Committee –Co-chairs Judy Cooper and Nancy Walsh (photos) and their team of volunteers: Audrey McBride, Donna Kelly, Joan Wolfe, Nancy Hurwitz and Paula Turner, work hard to keep Clubside looking beautiful.



We recently changed the landscape contractor, from Franciscan Landscaping to Leo Jr. Lawn. We believe that this change will provide higher quality care as it includes voluntary on-site supervision. This new contract of 56K is overseen by DMG. In addition to the landscape maintenance contract, the volunteer Landscape Committee is budgeted an additional \$9,000 for enhancement and plant replacement. The committee is authorized by the Board to expend the funds on our behalf.

The thinning or lifting of tall trees occurred earlier this year. Please note that the tall trees cannot be topped or "mushroomed" by county ordinance.



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Community Enhancements

Driveway Enhancements – The paver project was completed with significant care put into the driveway islands which were generally reduced in size to provide more area for parking and kept to a size proportional to the length of the driveway.

Entrance – Received face lift and the flowers will be changed with the seasons.

Trimming – All bushes will be cut back this summer and additional plant material installed on an as needed basis.

Community Gathering Sites- Steve Cahillane presented a concept to the Long Range Planning Committee and to the Board for benches in the islands along Three Iron Drive. The hope is that people will be willing to sponsor a bench with a dedicated plaque in the memory of a loved one. These benches will provide areas for neighbors to mingle and for people to take a break as they walk the neighborhood.

Clubhouse Upgrades –

A new BBQ grill was obtained after the Westgors graciously offered to oversee the refilling of the propane tanks. The grill was provided at a significant savings to the community due to the generosity of Scott and Ami Anderson. The grill will remain as long as users clean the grill after each use.

A new 42 inch flat screen TV donated by the Josephs has been installed and connected to free cable.

Paver Bricks – the cleaning and sealing of the pavers will be completed by the end of next week. The bricks can be permanently stained from oil drippings and battery acid. Note the cost of repairs, etc from these kinds of damage is the responsibility of the owners. If you do spill oil, try sprinkling some cat litter on the stain to help absorb it.

Long Range Planning Committee

Speed Limit Cones have been purchased
Wireless internet at pool-done
Replace missing trees and plants –budgeted
Repair and clean roof line siding –done
Install water fountain east side of Clubhouse –bid process
Install paver bricks at entrance- disapproved
Landscaping of AC Quadrangles- included
Paint selection for buildings – planning
Install paver bricks at Clubhouse parking lot-disapproved
Clubhouse furniture – added for planning

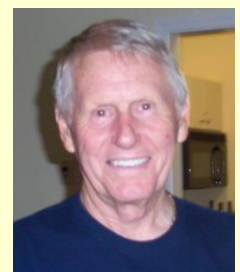
Social Committee

Carol O'Grady resigned as chair of the Social Committee. This job takes a lot of time and energy and she was assisted by a number of members of the social committee.

The Welcome Back was hosted by the Westgors and Josephs. The Yankee Swap was hosted by Peggy and Murray Kleimon, Super Bowl was hosted by Anita and Hy Bershad. Bingo Night was hosted by Elda and Dick Schmidt with the final event of the season, which will be the farewell pot luck, hosted by Denise and Don Zulauf and Kathryn and Ted Westgor with – Marge Deeks also assisted in social meetings and committees. Ruth Pattrin- promotional writings to draw attendance of all events.

New Board Members

At the Annual Meeting, Kathryn Westgor and Pat McCartney were added to the Board, joining John Thomas, President; Lisle Anderson, Vice President; Dick Schmidt, Treasurer; Michael Hurwitz, Secretary; Dr. Ken Padgett and Carol O'Grady.





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You may never own a Monet painting, but at Clubside, with the overtime efforts by our landscape committee and with the sun shining, we will be seeing the beauty of flowers that will look different each season and like a Monet painting, but real, right outside your door.

SOCIAL COMMITTEE

Kathryn Westgor has accepted the leadership of the hospitality committee at Clubside. It is her promise to preserve the good times at Clubside. We invite you to share your interests and expertise. So stand up, raise your hand and do your part to bring new and interesting hobbies and activities for all to enjoy.

The final event of the year is April 14th hosted by Denise and Don Zulauf and Kathryn and Ted Westgor at the Clubhouse at 5:30. 'Tis the season of abundance when Clubside brims with good things inviting you to come- Put your favorite dish on the table and gather with your neighbors for food, drink and chat - just drink it all in! Buffet style so choose what you please- it might be Hy's chicken legs, Kathryn's meatballs, Elda's oriental salad or maybe you have a new gourmet delight. I promise to bring my favorite hot Greek Salad and will share the recipe too!



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I sit on our lanai and look out at nature's wonderland as stick birds land for their breakfast in the lake, new flowers with hibiscus at their colorful peak, gardenias filling the air with their sweet and white blooms. The sun is out and not a cloud in the sky.

We live at Clubside with folks just like us where the dress code is Bermuda shorts, sometimes with a flamingo embroidered on them. We open every telephone conversation with "nearly 87 degrees today another day in paradise" We live in a stopped world of forever summer with natural beauty that cannot be described, while in Minnesota where Mel an I are from – our neighborhood is still in ice and snow and not even a tulip blooming to say Happy Spring.

Life at Clubside, where we sit back and breathe in the best of nature and sports. We sip a bit of watermelon juice before smearing sun block all over our legs and arms before a game of golf, tennis, biking, or hiking. Last fall as we were returning to Clubside we noted a bumper sticker driving along #63 in the north of Iowa- "Thirty below keeps out the riffraff". After a good laugh I thought "87 degrees draws great and interesting new neighbors to Clubside". These best things in life are easily gained with the exception that sometimes we get an over ripe fruit dumped in our lap.

In coming months many of us will be scattering to the far corners of the nation. Some welcoming new grandbabies, some celebrating a family wedding, others like ourselves to watch a son or grandson do his best on the baseball field. No strike outs and lots of home runs we hope. Some have graduations and many traveling to explore a new spot in the world.

Most of all with warmer and longer days ahead we wish you a good summer –whether you summer at Clubside, at your summer home or in Paris, have a great and rewarding time.

"in the name of God
who makes
our paths
bring you home safely
to Clubside again"

Ruth Pattrin, Editor