

**ALAMEDA GOLF COMMISSION
MINUTES OF REGULAR MEETING**

Tuesday, November 13, 2012

1 CALL TO ORDER

Chair Jane Sullwold called the regular meeting to order at approximately 6:36 p.m. at the Chuck Corica Golf Complex, Ladies Lounge, 1Clubhouse Memorial Road, Alameda, CA 94502

1-A ROLL CALL

Present: Chair Jane Sullwold, Commissioner Ray Gaul, Commissioner Bill Schmitz, and Commissioner Tim Scates

Absent: Commissioner Jeff Wood

Staff: General Manager John Vest

1-B APPROVAL OF MINUTES

The minutes of the regular meeting of October 9, 2012, were approved unanimously.

1-C ADOPTION OF AGENDA

The Commission unanimously adopted the agenda.

2 ORAL COMMUNICATIONS

None

3 COMMISSION COMMUNICATIONS

None

4 WRITTEN/ORAL REPORTS

4-A Facility report by John Vest

John Vest stated that maintenance staff is still working to bring the staff up to a full crew, at this time there are about 11 or 12. Edging and clean up are still being worked on and getting the greens in better and healthier shape. Light topdress is being put down and sand will be put on the south greens in the next couple of weeks.

In the month of September, there 11,250 rounds played, and in October there were 9,171 rounds, both rounds being down a little bit from prior year.

The promotions being run are \$35.00 after 11:00 and \$35.00 after 2:00. The Thanksgiving shotgun will be 8:00 on the north and 9:00 on the south. Tournaments are up about \$30,000 over last year to date.

Chair Sullwold asked that future reports on rounds include a comparison to prior year rounds.

Chair Sullwold reported that an AWGC member mentioned difficulty seeing the parking lot lines, causing parking blockages. Commissioner Scates stated that in the lease agreement, the City is responsible for correcting it as it is right now, and then Greenway is responsible after. John Vest stated that some repair work had been done a while ago, but that the lot needs to be repaved. Bob Wood stated that the drainage would have to be addressed before repaving.

Bob Wood read a letter to the Golf Commission regarding the City's replacement of the pump at the entrance to the Golf Complex and the inadequacy of remediation efforts to hide this area. His letter is attached. Chair Sullwold stated that when Public Works made its presentation to the Golf Commission, the discussion was limited to the plants that would replace what had been removed to allow the work to proceed, and that the plans for the scope of the work itself had already been approved and were in process. There was discussion whether this was before or after the Park Street trees had been removed.

4-B Beautification Program and Junior Golf Club by Mrs. Norma Arnerich

Betsy Gammell stated that two memorial benches for the women's golf club have been placed on the courses, one on Fry #7 and one on Clark #2.

4-D Golf Complex Restaurant Report, Jim's on the Course

Demetri Geanekos stated that new televisions have been installed, and they are building a new tray outside to hold the condiments. He also stated that they are working on a new renovation plan to present to the City Manager. Commissioner Scates said he spoke with Tom last Friday and Tom discussed his concept. The Men's Club sent a letter to the City Manager, the Mayor and Tom, asking that they move forward with negotiations. The City Manager said he would prefer to delay the project until the South course is done, and the expiration of the lease to Jim's on the Course so that the City could get more money for the lease.

There was discussion about whether toxic waste had been deposited when the land was used as a dump site.

5 AGENDA ITEMS

5-A Status Report on Golf Complex Renovations, including Golf Commission recommendations, if any.

Mark Logan's plan for the driving range was shown to the Commission. Greenway is waiting for the grading permit to be approved; work should start probably late December. The plan was viewed and several items were pointed out. Work on the Mif course will probably start sometime in March. The plans for the Clark course are being developed at this time.

5-B Update on Golf Complex Finances

None

6. ORAL COMMUNICATIONS, NON-AGENDA (Public Comment)

None

7. OLD BUSINESS

None

8. WRITTEN COMMUNICATIONS

None

9. ITEMS FOR NEXT MEETING'S AGENDA

- Status Report on Golf Complex renovations, including Golf Commission recommendations, if any
- Update on Golf Complex Finances
- Consideration of new Golf Commission officers

10. ANNOUNCEMENTS/ADJOURNMENT

The meeting was adjourned at 7:27 p.m.

The agenda for the meeting was posted seven days in advance in compliance with the Alameda Sunshine Ordinance, which also complies with the 72-hour requirement of the Brown Act.

EXHIBIT "A"
ATTACHMENT TO GOLF COMMISSION MINUTES
NOVEMBER 13, 2012

To the City of Alameda Golf Commission
13 November 2012

I must tell you that I am extremely disappointed at the new Waste Water Pump (or Sewage Lift) Station at the Clubhouse Memorial Road entrance. It drives another ugly stake into any chance to have a decent "front door" to the Municipal Golf Complex.

I understand that a drawing was previously shown to the Golf Commission, showing how flowering ivy and some other plant material, adjacent to the new 6 ft. high fence, would shield views of the new extensive piping and utility equipment from the vehicle/pedestrian entrance to the Golf Complex.

I'm concerned that the ivy will not fill in between the new fence vertical pickets (open spaces between pickets are 4" wide) of a sufficient density that will yield the desired effect of completely screening off views into the Pump Station.

There are two 20 ft. wide sliding gates, one onto Island Drive and the other directly onto Clubhouse Memorial Road. In time, if ivy grows effectively on a significant portion of the stationary portion of that fence, that ivy may interfere with the passage of the gates as they slide open past the adjacent 20-ft. of stationary fencing. What then?

A new solid, cement plaster coated, concrete block 8-ft. high wall, surrounding a smaller enclosed Pump Station area, with a single access gate, would have been visually preferable to what is out there now.

I thought that this pump station was going to be a relatively passive use, as it has been for decades in the past. Now it has now taken over much more land than it ever occupied before and I fear that Public Works will eventually park vehicles and equipment in there on a regular basis...otherwise why the need for such an elaborate drive-thru arrangement? Recently, a large area has been paved, supporting that suspicion.

Have you seen it at pre-dawn or at night? They must plan on performing outdoor open-heart surgery there! There are two high intensity discharge (HID), high pressure sodium (HPS) vapor, lights illuminating the station at a total candle power level greatly exceeding anything in the main Golf Complex parking lot...it may rival the Driving Range illumination level.

One of the lights is what the lighting industry refers to as a "shoe box" pole-mounted fixture, that directs light generally downward and is normally considered not too intrusive to neighboring properties if the lamp wattage is not too high. But in this case, the installed brightness seems higher than necessary for even some other ultra-high security government situations.

The second fixture is a "barn light" mounted high on a new antenna pole. That fixture directs un-shielded, very bright, industrial-type, light out toward Clubhouse Memorial Road.

Did the Planning Board ever look at this project, or did the Public Works engineers even invite the Planning Board to pre-review the designs? The City Charter lists in Article XIV, Sec.14-1 of the Planning Board's Powers and Duties, quote: *"It shall have power to investigate and recommend plans for the future development, improvement and **beautification** of the City, including...the location and improvement of public buildings **and works** (bold emphasis is mine)..."*,

I appreciate that the new Waste Water Pump (Sewage Lift) Station was a necessary and crucial solution to an infrastructure problem and the dictates of the EPA. Thanks to the engineers and contractors for finally getting it done to satisfy those dual technical requirements. But sadly, the current result badly misses opportunities to pay even minimal respect to the Golf Complex entry.

All in all, although it is no doubt a fine sewage pumping engineering solution, I believe that Harbor Bay Isle Associates/Ron Cowan could have coupled it with a far more sensitive and attractive Golf Complex entry design than this.

Why did the Golf Commission and/or other City agencies not take the time to consider more thoroughly how this project would negatively affect the aesthetics of the entry to our Golf Complex? Would any one of them ever consider trashing the appearance of the front door of their own house like this? Yes, this is the front door of our venerable 328-acre parkland! Would any other significant California city with any pride, treat the entry to such a prized possession so shabbily?

In a few weeks I'll try to submit some suggestions, visually, on how this current construction can be hidden better from visitors to our Golf Complex, without compromising reasonable requirements of the Public Works Dept. and the EPA.

Robert M. Wood, AIA

