

WEST POINT INN ASSOCIATION
BOARD OF DIRECTORS MEETING
Monday, June 13, 2016 7:00 PM
220 Nellen Ave
Marin Municipal Water District
Board Room
Corte Madera, CA 94925

MINUTES

Vice President Bob Newcomer called meeting to order at 7:05 pm

Board Attendees: Jan Gauthier, Pete Martin, Bob Newcomer, and Olene Sparks

Others: Mark Northcross – Treasurer, Chris Marcuse, Lin Johanson, and Carolin Thurm – acting Secretary

Board Members Absent: Ward Flad, Gordy MacDermott, Brenda Roberts, Fran Rondeau, Fred Runner

APPROVAL OF MINUTES

There was not a quorum present to approve the May 9, 2015 minutes.

PRESIDENT’S REPORT

Signage: Signs were made and put to use telling all visitors the name of the Innkeeper on duty.

Bats: Bat entered the lounge and one of the rooms in the Inn & may have bit the occupant. A Wildcare inspector came in and gave us advice on bats. That advice is that only those that can’t fly have rabies. There are NO traces of bats residing in the Inn. Bats are beneficial so we don’t want to stop them and they are pervasive on the mountain. We have had infrequent occurrences with bats and when we had a cat we didn’t have any bat issues.

Insurance: Mark Schwartz is coming up to the Inn to take insurance photos. It raises the question what are we insuring...the Inn or other possessions? We will have further discussion with Mark. Bob will ask Mark to address this at the next meeting. Personnel effects and photos are included in the policy but may not be adequate. The question is how much we need. We should probably have the coverage include the building upgrade as well per Pete and confirm that it is ADA compliant.

ADA Reservations: We still need to do more homework on ADA Reservation Policy. So far we have discussed it with Richard Skaff. Richard did ask that we update the website. If we do a whole Inn booking it will include the ADA cabin. All other reservations will not include the ADA Cabin but we still need to determine when it will be released for non-ADA guests. We need to discuss this based on how adaptable our reservation system is. We are looking for someone in our membership who knows ADA regulations. Per Pete our ADA reservations have been very low and he is wondering if we will advertise as an ADA place now. We should be proud of ourselves. We are the most advanced ADA parklands lodging facility.”

COMMITTEE REPORTS

Treasurer’s Report: Mark Northcross -

- Information was submitted. The Inn is still making money. We have spent about \$100,000 more than last year at this time. We have spent \$57,000 more on Buildings and Grounds (\$35,000

more than last year this time) but these were planned expenses. We spent \$30,000 for the water tank and refunds were approx. \$7,000 more than last year plus a few other items.

- The only budget we are getting tight on is housekeeping. Otherwise we are on our budget.
- Request to break out other expenses like fire that is an on-going. small expense. Mark questioned this as worthwhile because it is a small expense.
- We still have \$240,000 in the bank and we are only down \$5,000 from the fund balance from last year.
- We were off in May because our overnight use fees were refunded due to Netflix (Income was \$19,100 and it cost us \$5,000 in expenses). Put this in a line item under Special Rental.

Building & Grounds: Brenda Roberts – submitted separately

Communications/Website Committee: Jan Gauthier – no report

Development Committee: Ward Flad – no report

Fire & Safety: Pete Martin: Will wait to deliver his report at the next meeting.

Garden Committee: Kathleen Kopp – no report

Heritage/History Committee: Fred Runner/Linda Hulley + Carl Nolte Marilyn Skaff Nancy Skinner
Olene Sparks

Historian: Fred Runner – no report

Housekeeping: Fran Rondeau / Bonnie Jones- no report

Membership: Gordie & Lynn Mac Dermott – not present, but applicant list was distributed to the board by email for electronic vote. Accepted new members were subsequently informed.

Mountain Organization Liaison: Olene Sparks – no report

Newsletter: Alison Bricker – no report

Old Timer's Liaison: Marilyn Skaff – no report

Pancake Breakfasts: Chris Marcuse/Lin Johanson – no report

Personnel: Lin Johanson – no report

Policy & Procedures: Wayne Koide – no report

Reservations: Rose Sullivan – no report

Work Parties: Jennifer Barclay – no report

OLD BUSINESS

Fireplace: There was a chimney fire in April. We are waiting for three contractor bids for repair. There are four options: We will not have to do anything for four months. Per Bob and Pete NO fires are to be

built at present. The fireplace has been inspected and we only have a 12” opening and need a 14” opening.

Option 1: reline the fireplace

Option 2: put in pipe that runs up inside the chimney

Option 3: rebuild the whole chimney

Option 4: stop using the fireplace

NEW BUSINESS

Mountain Play Weekends: Mountain Play usage of the Inn is astronomical. We went through many rolls of toilet paper and paper towels, and water, lemonade, etc....there is lots more work.

Question: Shall we have porta potties for Mountain Play and PCB days? They cost \$200 or \$250. We ought to discuss this with the Mountain Play. We could also get volunteers to man the honor store and make money. Porta potties are ordered for this coming PCB per Mark. As the Mountain liaison, Olene, will handle discussion with the Mountain Play people about having them cover the cost of the chemical toilets during Mountain Play weekends starting next year.

Board Candidates: Summer newsletter call for candidates had no response. The WPIA needs at least 3 candidates for 3-year terms, candidates , and at least 3 candidates for 2 year terms.. Incumbants can have a consecutive second term this election. September 1st is the deadline for a petition to be submitted by a member with 10% of membership signatures for candidates not approved by the Elections Committee.

Grant: We did receive the Alpine Club grant; however ,as reported by Mark, the check has not been received yet.

Quorum at Meetings: We need a more efficient way to determine if we have a quorum so that board members and other attendees can be notified in advance if there is not a quorum.

Meeting was adjourned 8:15 pm.

Respectfully submitted,

Carolyn Thurm