

BRUSH COMMITTEE MEETING

15/2/23 7.30pm

Via MS Teams

Attendees: Robyn Napolitano, John Campbell, David Robinson, Gail Weston, Geoff Pearce, Tony Coffey, Murray Neilson

Apologies: Brett Stanley, Brendan O’Neill

Guest: Andrew Mead

NO	ITEM DESCRIPTION:	ACTION BY:
1.	<p>FINANCIAL:</p> <ul style="list-style-type: none"> *Current balance is \$201k, \$406 owed on the credit card *GST liability due end February - \$4708 *TC to put feelers out with our bank re a possible \$100-150k for the upcoming bathroom works – to be actioned once approximate costs are in *A new insurance option has been made available to us. TC to follow up and arrange a quote for a like for like policy from Alpine and Hospitality Insurance Services. 	<p>TC TC</p>
2.	<p>WEBSITE:</p> <p>*DR wished to express his thanks to Andrew Mead for all his hard work and input on the copy for and general design of the new website and his attendance at several meetings with the web designer, Abby. The expectation is that the site will go live within a fortnight. Watch this space!</p> <p>Tonight’s discussion points were:</p> <ul style="list-style-type: none"> -Abby will do some final tweaks as of 16/2 and expects to be finished next week. -Secure payment system to be added using an embedded form -Membership logon – DR and AM will find out what Abby needs to populate this part of the site. Suggestions include Club docs such as our constitution, rules and regs, minutes, separate member’s only booking site. -Little Hotelier (our booking system) will be embedded to avoid redirection, as per the original spec for the site. -DR and AM to clean up LH text. -DR checking LH photos. AM to organise more internal shots. -B’Rush to be used consistently throughout the site to enhance brand recognition. -Geothermal page to be updated by MN and AM -Privacy policy to be updated by Abby <p>On behalf of the whole Club, Robyn expressed our thanks for the extraordinary amount of work done on this by David and Andrew.</p> <ul style="list-style-type: none"> *As per last minutes, Brendan will cover our social media. GW to forward info from Sarah K. *On our existing website, DR has announced that we are open for public bookings and updated the info on Hoys and Snow Monkey discounts *Reference to ‘family discount’ will be removed. Any group booking requests to go directly to booking officer. 	<p>BO’N D DR</p>

3.	<p>MAINTENANCE:</p> <ul style="list-style-type: none"> *JC is preparing a risk management plan which is a requirement for our spa as it is designated a 'category 2 aquatic centre' - ongoing *JC/GP have discussed alternatives for the disposal of the spa water other than releasing into the ground. JC has a reasonably simple solution in mind – on-going *Mattress replacement: GP & LN have researched this and made a recommendation to the committee which was accepted. GP to place order and arrange to take the mattresses up to the lodge as soon as they are available, probably within 3 or 4 weeks. Approximate cost: \$4250 *The new dishwasher to be fitted by Easter. *Replacement of the carpet in rooms 2, 3, 6 and 7 to occur prior to '23 season and the removal of the central wardrobes to continue. *Paint is flaking from the interior top surface of the smaller fridge. GW to purchase sand paper and spray on paint for job to be done at Easter *The foam in some of the lounge chairs is degrading and breaking up. GW to discuss replacements with JL. Waiting for further info *Large fridge was not functioning properly – fan not working, temp at 14. BS to arrange for modification to ensure the over-heating problem is resolved, prior to Easter. *The west wall cladding is largely completed. A little more work to be done over Easter *Dividers and storage units to be purchased for rooms 2 and 3 prior to Easter *Planned work weekends are: 18/19 February – a few attendees have notified that they will attend. More welcome! and 18/19 March – no takers at this stage. Please let Geoff Pearce know if you're able to attend – gpearce@melbpc.org.au Easter work weekend is fully booked *Any members participating in work weekends, please email Geoff re number of days worked and copy Gail in – sec@brushskiclub.com.au in order for days to be verified, tallied and free nights to be calculated. *A small order for firewood will be placed for delivery prior to Easter *Chimney sweep to be booked *TC to check insurance policy re flue cleaning requirements *GP to inspect greasetrap over upcoming work weekend to ascertain if emptying is necessary 	<p>JC</p> <p>JC/GP</p> <p>GP</p> <p>BS</p> <p>PW</p> <p>GW</p> <p>GW-JL</p> <p>BS</p> <p>RN/PW</p> <p>GP</p> <p>GW</p> <p>TC</p> <p>GP</p>
4.	<p>BOOKINGS:</p> <ul style="list-style-type: none"> *In one wordCRAZY! Many thanks must go to Vesna Lloyd for stepping into the breach in Brendan's absence. Member's bookings were off and racing at 9am on February 1st! Some interesting stats: In 2022, members booked 43% of peak days, in 2023 this has jumped to 63%! As of the end of day 1 of bookings being open to the public, 25% of peak days remain available. The shoulder season is also showing strong bookings with just 33% left. * Our COVID cancellation/refund policy to remain as is * As per season '22, 2 bunks will remain open for member's last minute bookings up until two weeks prior to the date (not including the MUSKI dates.). This option wasn't taken up to any great extent in '22 but the committee feels it's worth trying another year for the option to possibly appeal to more members. 	
5.	<p>PLANNING & FACILITIES COMMITTEE:</p> <p>JL and NG met earlier in the week to discuss the redevelopment in some detail, and plan out a more achievable plan in terms of getting the work done, and having better control of costs. In the immediate to short term, Geoff Pearce will address the current leaks through efforts at the upcoming working weekends on the 18th / 19th Feb, 18th/19th March as well as at Easter, by re-sealing the tile joints.</p> <p>Across those work weekends, he'll also be looking to coordinate re-carpeting of rooms 2, 3, 6 and 7 – same carpet, same installer is the plan.</p>	<p>JL/NG</p>

	<p>As for the redevelopment itself, proposed program below. When we've received quotes, we'll be in a good position to have better visibility on the various costs.</p> <p>The works are essentially in three separable portions if we need to:</p> <ol style="list-style-type: none"> 1. The works to the main bathroom area: <ul style="list-style-type: none"> ○ Demo of existing walls and finishes for mens' and ladies' toilets / showers on the main level. ○ 4 new satellite bathrooms ○ 2 powder rooms ○ New sauna ○ New bathroom for managers (above the new powder rooms) ○ New glazed penetration to south wall, and fill in any redundant (existing) penetrations from old window / grille layouts ○ New spa deck at main level off bathroom area, new roof at main roof level over spa ○ Internal wall re-configuration, new penetration to south wall, and new deck each subject to building permit. ○ New penetration to south wall and raising spa deck both subject to planning permit. ○ Lodge shouldn't be made available for guests during these works 2. Two new ensuite bathrooms <ul style="list-style-type: none"> ○ One each in rooms 2 and 6 <ul style="list-style-type: none"> ▪ These are the only rooms that are rectangular and have identical layouts on both level ▪ Design / planning attempting to get ensuites into rooms 3 and 7, with the splayed walls, is just a bit tight. Detailing around the splayed wall is also \$\$ for tiling. ○ If the contractor does these works, will be strictly supervised by our internal team who constructed the existing en-suites, so that tie-ins to existing services are done correctly, and acoustic isolations are also done correctly. ○ If the contractor's prices are too high, we can separate this out and do it ourselves, meaning a slightly earlier start on this scope. ○ Not strictly subject to building or planning permit 3. Re-configure shedding / drying area <ul style="list-style-type: none"> ○ Extend shedding into the laundry ○ Straighten the drying room wall to also create more drying area ○ Re-locate laundry downstairs ○ New floor in laundry will be subject to building permit. ○ Could be separated as "owner builder" type works, or, deferred entirely to after the 2024 season. ○ Not subject to planning permit. <p>Please see the proposed redevelopment program below.</p> <p>*DR queried replacement storage spaces as required.</p>	
6.	<p>MANAGERS: *Our 2023 managers John and Suzie McBride will be coming up to the Lodge over Easter for a bit of pre-season orientation. This will also give them a chance to meet several members. *GW to arrange a contract setting out the requirements of the position and the remuneration</p>	GW
7.	<p>GENERAL BUSINESS: *JC suggested that we look into increasing the size of the committee by one member to assist with the workload. GW to check the constitution re the rules regarding this. *Sandy and Peter Bierwirth recently sold their membership and we'd like to welcome Peter,</p>	GW

