

Johnson's Island Road Commission

Minutes of Quarterly Meeting

Johnson Island Clubhouse

Saturday, February 14, 2015

Attendance:	Dave Klugman	Present
	Mike Kelty	Present
	Glenn Beachy	Present
	Lou Cardinale	Absent
	Jim Erickson	Present
	Kevin Kirkpatrick	Present
	Rick Schulz	Present

Residents in Attendance:

None

The meeting was called to order by the president, Mr. Klugman.

Regular Business:

1. Kevin reported that he has had discussions with several contractors about placing rip- rap on the causeway bridge abutments. It was noted that the short spans do not allow for the proper slopes on the rip- rap, or for the use of larger stone. This has contributed to the movement of the existing stone.

Estimates are that rip- rap pricing will be in the \$20 to \$22 per ton range, with placement costs likely be another \$25 to \$30 per ton. The amount needed is not yet clear, but should be in the 200 to 400 ton range.

After discussion, it was agreed that this work is necessary, and that the pricing levels were reasonable. Kevin will obtain bids for this work.

2. Rick recommended that the 2015 work plan be organized as follows:

- The Rip- rap work would be done as discussed.
- Epoxy coating of bridge abutments and beams would be performed.
- Drains to the lake would be installed where agreements can be obtained, in preparation for future road work.
- All road maintenance, and "good road" repairs, would be performed as necessary.
- Miscellaneous projects, such as gate beautification and bridge light replacement, would be performed.
- However, no major road upgrade projects will be performed in 2015.
- Funds not spent in 2015 will be saved to allow for a larger project in 2016.

This plan was discussed at some length. We have found in the past that small projects are inefficient, with too much of the funds required for mobilization and set- up costs. With a large project, mobilization and set- up costs remain the same, leaving a greater proportion of the total funds for construction activities. We estimate that a larger project will result in

at least 50% more road work being performed than two small ones of the same total cost.

Rick moved that the 2015 plan be approved, and all present voted in favor.

3. Jim reported that he has the CPA report on our books through year end 2014, as well as our 2014 Tax Form. Copies will be provided to both HOAs and posted to the web site.
4. The gate report was presented, and is posted on the web site. 2014 total year receipts were \$13,295.
5. We have been asked about obtaining “clickers” for residents to use to open the gate. These devices are used by fire and police personnel, and the mailman. Several residents have also obtained clickers in the past, and several others have programmed the built in controls in their cars to open the gate.

We have no problems with the use of clickers or built- in sending units by those that have them. However, if the JIRC were to obtain clickers and sell them to residents, we would be taking on a lot of maintenance responsibility. These clickers can be high maintenance items that require re-programming. Programming the sending units in new cars can also be time consuming, and new cars would require a constant level of programming in the future. The JIRC is not willing to take on this responsibility. If there is a demand for clickers or programming services, perhaps residents can suggest ways this could be accommodated.

It should be noted that there are a number of gate cards available for those who want them.

6. Pothole repair work was discussed for later this spring. Rick will talk to M&B to obtain a proposal for this work.

There being no other business, Dave Klugman moved to end the meeting. All agreed.

Respectfully,
Glenn Beachy
Secretary, JIRC