

**MSRC Special Meeting of the General Membership**  
**June 26, 2022 2:30 PM**  
**Conference Room at the Irmo Branch of The Lexington County Library**

Potential Hard Court Resurfacing Expenditures in Excess of \$10,000  
and  
Fundraising Campaign

1. MSRC President, Mary Ann Lane called the special meeting to order at 2:35 and welcomed those in attendance.

A quorum was established with over 37 membership units registering either electronically or in person. (See table at end of the minutes.)

2. MSRC Vice President, Sandra Penland, provided background of actions prior to this meeting:

*On May 25, 2022, MSRC Tennis Committee presented a recommendation to the Board which had been approved by the Committee to accept the bid of \$37,996 from Talbot Tennis for repair and resurfacing of the 4 hard courts to be completed during the fall of 2022. To hold MSRC's place in line for Talbot to begin the work, a deposit of \$2,000 was to be paid by June 1, 2022.*

*The MSRC Board of Directors approved the recommendation, with the directive that the Tennis Committee formulate fund-raising plans to supplement any monies currently in our savings account to pay for the project. The Board also agreed to talk with financial institutions to determine if a line of credit would be feasible.*

The VP restated the purpose for the meeting:

- *To move forward with the hard court resurfacing, MSRC By-laws require general membership approval for capital expenditures in excess of \$10,000.*
- *Tennis Committee Members would be providing background and updates.*

She also stated speaking guidelines for the meeting based on attendance in person, by ZOOM or by teleconference. (A recap of members' questions and presenters' answers are at the end of the minutes.)

3. MSRC Tennis Committee Chair, Martha Hanks, began the Tennis Committee presentation by stating how the hard court resurfacing would support the club's purpose as written in the By-Laws: "to establish and maintain facilities for recreational and educational use."
4. Anne Reynolds, one member of the Resurfacing Subcommittee of Tennis Committee, provided information about the resurfacing 6 years ago in April 2016, after the 2015 flood. She noted that cracking began to appear in July of that same year; the vendor could not repair the cracks until later that year. As cracks continued to appear, the resolution of drainage issues came to be a primary focus. Exploration of a possible blocked pipe leading from the storm drain at the end of the cul-de-sac began after the City of Columbia flushed hydrant end-route water lines; the water flowed down Cedarbrook Drive towards the storm drain but most of the water flooded over the cul-de-sac curbs down onto Murraywood hard courts #1 and #3. Anne pursued resolution of the blocked pipe with Lexington

County from 2019 and after 3 years, a team from the Public Works department was able to clear the line in March 2022. Now that drainage issues seem to be satisfactorily resolved, the 1,605 linear feet of cracking needs to be repaired to ensure safe, playable court surfaces.

5. Will Warlick, another member of the Resurfacing Sub-committee, explained that the resurfacing cost of \$20,000 six years ago had essentially doubled due to inflation and supply chain issues. The decision to recommend to the Board of Directors that the Talbot Tennis bid of \$37,996 be accepted was made, not only because it was one of the lower bids, but also because the Marietta, Georgia-based company had experience with the Riteway system for repairs and they had a South Carolina crew.

The bid from Talbot is good through October 1, 2022. Plans are to begin the resurfacing in late August or early September. Courts #1 and #2 will be resurfaced first; courts #3 and #4 will then be resurfaced. Each set of courts will be out of service for 18 days. This staggered process will allow continued, although reduced, court time.

6. Anne Reynolds presented the various fundraising avenues, inclusive of the donation campaign that has resulted in donations of \$12,746 prior to this meeting. Additional funds, not yet tallied, were donated just prior to this meeting. Additionally, Anne has submitted 3 grant requests: USTA Facility, USTA Southern Build It, and USTA SC Facility Grant. The committee will explore a LATA grant and storm water damage restitution funds from Lexington County.
7. Rhyno Coestee, Board of Directors member, is exploring establishing a line of credit with a bank to serve as a cash flow tool that could be used for the resurfacing project and future projects at the club. Members present added that the club would incur cost for an appraisal and application fees.
8. VP, Sandra Penland, restated the meeting purpose that *"MSRC By-laws require general membership approval for capital expenditures in excess of \$10,000."*

She then presented the Board's recommendation for membership voting:

*Whereas Murraywood has paid Talbot Tennis a deposit to hold the club's position on their schedule for Fall 2022 and whereas the fundraising campaign has garnered \$12,000+ to date towards the \$38,000 project, the Board requests the membership approve the use of reserve funds or lines of credit/loans for an amount of up to \$26,000, if fundraising donations and facilities grants do not provide the total cost for resurfacing the 4 hard courts by October 1, 2022.*

9. The membership approved the recommendation as stated with a vote of 52 in favor and 5 opposed.
10. The meeting was adjourned at 4:10 PM.

Respectfully recorded and submitted by Martha Hanks, secretary. July 5, 2022

## Recap of members' questions and presenters' answers during the meeting:

- a. **Q:** If we have already signed a contract with Talbot, aren't we obligated to pay the full amount?  
**A:** We will forfeit the \$2,000 deposit that was donated to hold Murraywood's place for a fall resurfacing.
- b. **Q:** What financial benefit does the club receive from the teaching on the hard courts?  
**A:** In the last 18 months, families who had come to Murraywood just to take clinics/lessons have joined the club as full facility members; thus, the club has garnered \$14,250/yr. On the website under the tennis tab a document markets the benefits of membership vs. paying for regular year-round clinics. (Reynolds)
- c. **Q:** Have "we" talked with any clubs where Talbot Tennis has repaired/resurfaced their courts?  
**A:** The company is one of the few that has the endorsement of the USTA. (Reynolds). The company will be resurfacing the courts for the Greenville parks and plans are to observe the process. (Warlick)
- d. **Q:** Why is there such a difference in the high and low bids by resurfacing companies?  
**A:** Possibly, it is related to the travel and lodging expenses for out-of-area company crews. It could also be due to the practice wherein a company that already has a great deal of work lined up can charge a higher price since their revenue stream is not dependent on the new client, but the extra income is seen more as a bonus. (Warlick)
- e. **Q:** What kinds of surfaces do other courts in our area have and might they be more durable?  
**A:** Saluda Shoals is similar to ours. Quail Valley has a rubberized subsurface that provides more cushioning, but the wear is similar. (Warlick)
- f. **Q:** Is the \$5 nonmember fee for clinics/lessons returned to the club?  
**A:** The Director of Tennis (DOT) does not receive a salary from MSRC, nor is his health insurance paid by the club. The \$5 nonmember fee is revenue he uses to pay his health insurance and, in part, to repay him for the loan he made to the club to repair courts previously. (Reynolds, Northcott)
- g. **Q:** Is everything at the club up and running? Aren't there repairs needed for the pool? The clubhouse?  
**A:** The large pool repairs were made a couple of years ago, inclusive of retiling. (Reynolds) From the water bill, it appears that there may still be a leak – either in the pool or the watering system for the courts. The new smart monitor should assist in identifying this. (Reynolds, Sill) The clubhouse should be another discussion, as it is not the focus of this current meeting. (Penland)

MSRC Special Meeting of the General Membership – June 26, 2022 Attendees					
Electronic		In Person			
1	Michael/Amy Long	20	Sandra Penland	40	Becky Looney
2	Peggy/Ben Rast	21	Katherine Keckeisen	41	William McCleary
3	Ellen Morrison	22	Jeanne Stone	42	Jeannie Watson
4	Shelly Langston	23	Will Warlick	43	Josh Snyder
5	Jackie Johnson	24	Rachelle Crain	44	Kathy Owen
6	Judy Mohan	25	Mary Ann Lane	45	Katie Doughty
7	Cheryl Cooper	26	Barbara Cross	46	Fran Littlejohn
8	Steve Nash	27	Robin Jones	47	Kelly Marlin
9	Hillary Fowler	28	Carrol Dent	48	Barb Sellers
10	David Melnyk	29	Anne Reynolds	49	JR Rodgers III
11	Missy Moosbrugger	30	Rhyno Coetsee	50	Lynne Mizzell
12	Donna Saleeby	31	Rita Anderson	51	Tom Reed
13	Cheryl Cooper	32	Tom Rayfield	52	Wall Family
14	Ali Parks	33	Martha Hanks	53	Jennifer Gabriel
15	Don Tracy	34	Kathi Sill	54	Carol Paulson
16	Erica Pye	35	Rich Westcott	55	Melissa Brice
17	Mike and Deb Sawyer	36	Mike Westcott	56	Deb Werdunn
18	Emily Mains	37	Tony Gossett	57	Robbie French
19	Donna Gretch	38	Roy Gum	58	Sean Northcott
		39	Elizabeth/Alex Paris	59	Eli Mahoney

