



OAKMONT CLUBHOUSE REMODEL PROJECT UPDATE

After months of work on the Oakmont Clubhouse Remodel Project and, despite material delays caused by the COVID-19 pandemic and rebidding of Audio/Visual and Fire Alarm systems, the Oakmont Room and Reception/Office areas are nearing completion this month. Additionally, work has also commenced on the Mail Room refurbishment as well as the installation of new flooring and paint and ceiling tiles in the other areas of the Clubhouse.

Currently in the Oakmont Rooms, installation of the Audio/Visual and Fire Alarm systems is in progress and is approximately 71% completed. Installation of the new LVT flooring and painting have been completed. Installing the solid LVT floor in the Oakmont rooms definitely makes it appear like a much larger room and will cut down on maintenance cost. Still to be completed is delivery and installation of the new Oakmont Room cabinets with quartz countertops, new sinks, and new fixtures as well as the stone wall that will accent the niches above the cabinets. We are also awaiting delivery of the six ceiling-mounted light fixtures that will replace the “wagon-wheel” fixtures that were previously installed.

In the Reception/Office area, all work is essentially completed. The glass “store front” wall separating the Reception/Office area from the Billiard room gives the area a very professional and inviting look while providing noise suppression and privacy. The office workstations have been installed and the new reception desk and cabinetry enhances the reception area.

Now that work in the Oakmont Rooms and Reception/Office areas is nearing completion, CCI has been able to move their construction team to the other areas of the Clubhouse that were identified for updating in the March 9-10, 2020 presentation to the members and recent Project updates on the Solera website and the Gazette.

The carpet has been removed from the Library, Main Lobby, and Billiard rooms in preparation for installation of LVT flooring to match the Oakmont Room. Additionally, the ceiling tiles have been removed in the Library and Billiard rooms and new ceiling tiles will be installed to match those in the Oakmont rooms and Reception/Office areas.

On November 2nd, work also commenced on refurbishment of the Mail Room. New flooring, wall paint, ceiling tiles and lighting will complete the “new-look” for the Mail Room. While a new electronic-actuated door had been included in the update to the Mail Room, cost is a factor that the Board is evaluating with CCI. An alternate actuation system for the existing door is being considered that will be more reliable than the current system. As a reminder, all of the work in the Mail Room will be done after hours and will not disrupt access for mail pick up.

It is important that members are aware that the additional work in the clubhouse will be funded almost entirely from the Reserve Account. Due to the diligence of the Finance Advisory Committee in making certain that the Association’s financial position is always solid, Solera, unlike many other Associations, is in an enviable position to do the Clubhouse updating without the need to loans or special assessments.

While it is uncertain when the members will be able to enjoy the entire updated Oakmont Clubhouse due to COVID restrictions, the Board is looking forward to the day when we can open the doors and showcase a clubhouse that we feel rivals any of the newer 55+ developments in the area.