

Facility Planning Committee

SPRING 2024 QUARTERLY NEWSLETTER

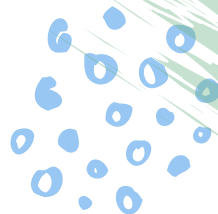


Running Y Resort

Welcome to the Running Y Facility Planning Committee update!

This is the third year that grass additions along Running Y Road have been done. This aesthetic project will complete its final phase this Summer, freeing up a majority of the annual Facility Planning Committee budget available in 2025. We'll have approx. \$30k to allocate to worthwhile projects, and we look forward to advancing the most useful ideas.

One proposal that will see activity this year centers around Aspen Pond. A key HOA asset, this natural pond has some great recreational potential. The land adjacent to the pond has been recently surveyed to identify HOA property availability to add a pavilion. This shade-covered area will have a brick paver base, and a picnic table with benches to really add to the enjoyment of this area. If this format is as successful as we think it will be, several other neighborhood areas of Running Y could gain a similar setup.



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Update (cont) . . . Capital Improvements at Running Y

As we come into Summer and the increase in numbers of guests staying and enjoying the facilities here at Running Y, one thing is certain -- that the swimming pool will be very well patronized! This awesome facility (and staff!), that for many people epitomizes the Running Y experience, was built almost 30 years ago. With the growth in our community of 20 homes in the last two years, we are rapidly building out. Therefore, the Facilities Planning Committee recommended to the Board that some investment be made to maintain the level of amenities going forward into the future. The Board authorized a \$15/month assessment in December to advance this goal.

The additional \$180,000/year in funds will allow the HOA to retain a site planning and a design firm to take a broad look at our goals and make suggestions that are within our budget. Ultimately we will secure financing to advance facilities improvements. The decision process on what type of improvements will be implemented first will occur this year, with opportunities for homeowners to have input. Firms will visit in Spring 2024 to consider project options.

We're committed to an open and highly collaborative process to make the best use of these funds for the Running Y. This is a long term vision, so the more complete development of the projects could be a decade out. Stay tuned for more about this exciting process!



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Klamath Community Adds Value to Running Y . . .

Part of a series where we highlight our local community that we are proud to be involved as an active participant.

“Food Hub” Plans Expansion to Running Y . . .

Klamath Grown is a local non-profit organization dedicated to increasing access to local food in the Klamath Basin. Founded in December 2022, the talented group running Klamath Grown are committed to supplying local food to people who need it and for farmers to receive a fair market value. Klamath Grown engages and educates all parts of the community to “sustain and celebrate the incredible diversity of food grown right here in the Klamath Basin”.

The process of ordering is easy. From the user-friendly web site, simply choose what sounds good from over 200 local and regionally sourced items such as grass fed meat, sustainably caught seafood, organic produce, and artisan baked goods. Orders open Wednesday afternoon until Sunday at midnight, allowing suppliers to gather the goods for pickup Wednesdays from 4pm to 7pm at the Herald and News building, located at 2701 Foothills Blvd.



Klamath Grown is very excited to now have a new refrigerated delivery van! In the future, they are hoping to set up a secondary pick up site at Running Y. This will save a lot of trips into town by individual drivers, and allow visitors who stay at WorldMark a great opportunity to experience local products that they can cook with or take home with them. Stay tuned for more information and visit their website: <https://klamathgrown.org>.



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Communications Committee SUMMARY of February 12th Meeting . . .

Prepared by Don Johnson

Back-Up Generator and Hydrant Update-

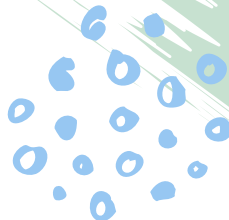
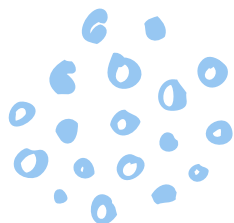
- **Running Y Booster Generator has been commissioned**
 - Generator Rep. ran through power transfer simulation and owner training/troubleshooting
 - Generator is now online to automatically respond to utility power failure
- **Running Y Fire Hydrant Maintenance/Flushing**
 - Approximately 50% complete as of 4/10/24
 - Phase 1, 2, 3, 5, 11
 - Anticipate less focus on hydrant maintenance during busier summer months and ramp back up in the fall

Fitness Center Access Policy -

A new policy has been established for the use of the Sports and Fitness Center for short-term rentals (STRs), the Lodge, and World Mark. The Lodge and World Mark will be issuing specific passes to use the SFC to ensure that only those staying at these accommodations are given access. In addition, STR owners will be required to purchase a pass that is good for up to 6 individuals for \$750 per year. STR owners may purchase up to an additional 4 passes for \$125 per pass. These passes will be transferable to guests of STRs and must be renewed annually. This system is targeted to begin by June 1st or earlier.

Entrance Cameras -

The HOA Board was informed that the entrance cameras do not have the resolution to capture license plate identification. HOA management will be researching cameras to determine the viability of purchasing higher-resolution equipment.



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Communications Committee SUMMARY of February 12th Meeting . . . *continued*

Wood Rail Fencing to be Replaced -

The HOA Board voted to approve the replacement of the wood rail fencing at the entrance of the Running Y as many segments are in poor condition. The new fencing will be metal, although the appearance/style will be very similar to the current fencing. The cost of the metal fencing is basically the same as wooden fencing and the longevity is expected to be approximately 25-30 years. Funds to pay for fencing come from reserve funds.

Board Approves Initial Visit by Szabo Landscape Architects -

This visit will provide a preliminary assessment of possible facility expansions or improvements for the Running Y. This company is willing to provide this expertise at no cost for their initial visit and assessment. The goal is to consider more comprehensive long and short-term planning for future facility expansion.

Colin Grandy was appointed as a new member of the Facility Planning Committee.

HOA Officers for 2024 were approved and are as follows:

President: Tom Schiess

Vice Pres: JoAnn Clifton

Assoc. VP Financial: OPEN

Assoc. VP Covenants:

Spiros Karidis

Secretary: Karen Smith

Asst Secretary: Cassady Brown

Treasurer: Spiros Karidis

Construction Update -

- Number of homes currently under construction: 17
- Number of new homes completed in 2023: 10
- Number of approved homes not yet started: 2
- Number of homes currently under review: 2

*There may be some updated numbers for construction.

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Communications Committee SUMMARY of February 12th Meeting . . . *continued*

Short-Term Rentals -

Two homeowners expressed concerns regarding the impact of STRs on neighborhoods throughout the Running Y community at the February HOA meeting. There has been significant research done to determine what can be done to limit or regulate the expansion of STRs. The new SFC policy regarding access to the SFC is one element of this effort. Although there has been much conversation regarding how (or whether) to limit STRs, it is necessary to ensure that the Running Y HOA adhere to all state and local laws and policies. One strategy that was recommended was to enforce CC&R rules that are already in place for all residents. Specifically, overnight parking, lighting regulations, outdoor fire restrictions, and noise complaints. HOA management asked that neighbors of STRs contact them immediately when a concern is observed to allow for follow-up.

Waiver Signs and Waiver Forms -

New signs will be placed at Aspen Pond, the Front Entrance Pond, the Off-Leash Area, and the Community Garden, that indicate that individuals using these areas do so at their own risk. In the case of the Community Garden, all gardeners, family, and friends who access/visit the garden will need to sign and submit a waiver form to the HOA office.

Running Y Survey -

The HOA Board held a special meeting on March 27th to review, edit, and approve the 2024 survey. It is expected that this survey will be sent to all HOA members within the next 30 days. A subsequent survey specifically addressing facility improvements and expansion is expected to be generated by the Facility Planning Committee in the near future.

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An Update from the Running Y Lodge Mangt Team . . .



Ruddy Duck *SPRING* Hours

Friday-Saturday-Sunday

Bkfst 7-11 AM / Lunch 11 AM-3 PM

Happy Hour is 3-4 PM

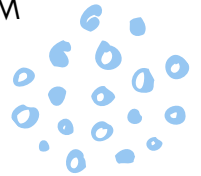
Dinner 4-10 PM

M-Tu-W-Th

Bkfst 8-11 AM / Lunch 11 AM-3 PM

Happy Hour is 3-4 PM

Dinner 4-9 PM



The Management team at the Lodge remain in the process of reimagining our music scene. The focus for live music has moved from the lodge lobby area, to the maybe using the outdoor pavilion space. Currently this is just in an early “envisioning the possibilities” phase.

The Banquet & Catering division has created a special Mother’s Day Brunch event menu, to be served in the Woodlands Ballroom, Sunday, May 14th -- from 10am until 2pm. Early Bird Special pricing is available until Sunday, April 14th.



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An Update from Running Y Golf and Spa . . .

We are pleased to announce the opening of our mobile grill at the golf course. We have partnered with Chef Lee Saldivar to operate our food truck this year, and likely beyond. Lee operates Southern Oregon Barbecue. He will be doing Memphis style dry rubbed pork, brisket, ribs, and more. He is a trained chef -- and operated two



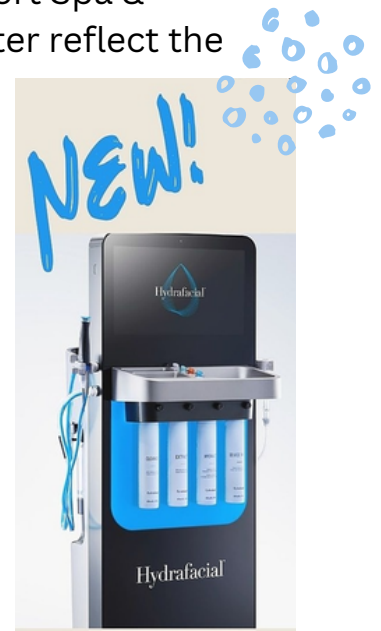
barbecue restaurants in the greater Sacramento area. Lee is going to be a tremendous asset to the Running Y community. Make sure to get down the golf shop for an amazing meal from Southern Oregon Barbecue! Current Hours: 11-6, T-F & Sat 10-6 These hours will eventually expand as the season progresses. This is going to be a game changer for our wonderful resort community!



Our Sandhill Spa has changed their name to Running Y Resort Spa & Wellness Center to better reflect the location and expanded services.

They are excited about their NEW Hydrafacial machine! Be on the lookout for the LAUNCHING Event in May.

In February a new discounted pricing system was launched. Membership is available at two pricing tiers, as well as two “punch card” options.



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In the
Spotlight . . .

RY PICKLEBALL

Patrick Hess, of the Facilities Planning Committee, asked three Running Y pickleballers about the sport and its presence here at the resort: Diana Samuels, Deborah Eicher-Catt and Bill Kuerz. They want their neighbors to know how much they enjoy the sport. We have 4 courts at the Sports and Fitness Center, which allows up to 16 players at one time.

Q1. Many participants seem very enthusiastic about playing. What makes pickleball so enticing?

It's fun and easy to learn, especially if you previously played a sport such as ping pong, tennis, racquetball, or badminton. The courts are smaller than tennis courts so there is less area to cover and most games are played as doubles. Free Pickleball 101 training is offered in the spring/early summer at the RY and monthly at Steen Sports Park. More experienced players are available to mentor "newbies."



Running Y Resident Pickleballers

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In the
Spotlight . . . **continued**

RY PICKLEBALL

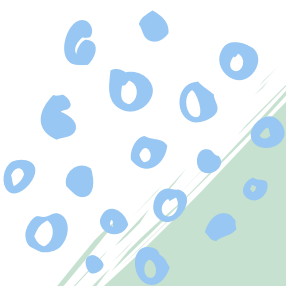
There are a ton of instructional videos on the internet that the growing enthusiast can easily access. Major sports stations now offer television coverage of professional pickleball games so you can learn from the best. For some, getting to know your neighbors, laughing, and learning a new form of exercise together is a major draw. For others, they love the challenge of competition. You can participate in local or regional tournaments, ladder leagues, and “jamborees.” We always welcome new players joining the 45 RY neighbors that have already gotten involved. Whatever your level, the passion for the game will grow as you become more experienced.

Q2. A lot of retirees love to play the game. How has the sport influenced your physical fitness?

Pickleball can improve your heart health, mental outlook, eye-hand coordination, and prevent osteoporosis. It is also beneficial for those who want to lose some extra pounds. For older players especially, it is the camaraderie on the courts that adds a special quality to their lives -- enjoying the play of the game while socializing and supporting one another.



**Running Y Resident Pickleballer --
Karen LaSalle**



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In the
Spotlight . . . **continued**

RY PICKLEBALL

Q3. Do you see younger people taking up the game?

Locally the Klamath Basin Pickleball Association, KBPA), has provided clinics to the Shasta Elementary School for 2 years, Eagle Ridge School (3 years), Integral Youth Services, Klamath Behavioral Health and the Klamath County School District for 3 years, which is a week-long summer program for middle school students. Just recently they did an in-service at OIT and assisted in a fundraiser last year for OIT students doing a senior project. The school district has committed financially by buying nets and equipment so the sport can be played during gym class. The sport is growing exponentially, and the hope is it will become an Olympic sport in the next decade. Some colleges are already including it in their curriculum and there is a national championship for college students.



One SFC tennis court converted to 4 pickleball courts

Q4. Pickleball is the fastest growing sport in the country. What challenges do you see for the growth of the sport?

As cited in SFIA's Topline Participation Report, pickleball has continued its incredible rise in America, increasing by 85% year-over-year and by an astonishing 158% over three years. About 130 new pickleball courts are being added nationwide each month, according to USA Pickleball, the governing body for the sport in the U.S.

Here in the Klamath Basin, the major challenge for the sport is providing enough courts for those

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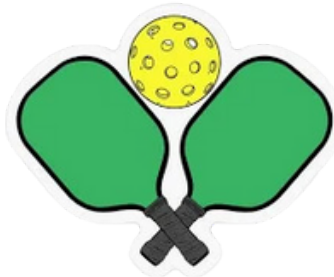
In the
Spotlight . . . **continued**

RY PICKLEBALL

Q4. . . cont.

who want to play. Gordon and Sandy Hall (former RY residents on Fox Sparrow) introduced pickleball to several residents at the Running Y in 2015 using the two existing tennis courts. As it turned out, the Halls provided the genesis for the spread of pickleball in Klamath County. Currently there are six additional public locations where you can play locally (Mike's Field House and Steen Park outdoor courts, Harbor Isles Tennis indoor courts (now owned by Sky Lakes), Henley High, Keno Gym, Mazama High School and even some private courts. The Klamath Pickleball Association (KBPA), established in 2017, currently has about 250 members. Competition for courts and play times are keen in the winter with some folks getting up at 5 am to reserve a time slot a week in advance for play at one of the

courts. As the sport continues to grow in the area, the need for additional community indoor and outdoor courts is rapidly increasing.



Q5. The players here have social events beyond just playing. How much does that factor in your participation? How can folks at Running Y become involved if they've never played?

We try to offer social events throughout the pickleball season here at the RY. One night a week we invite RY players of all levels to come together for social play. Last year we offered potlucks and other social events. The local KBPA (Klamath Basin Pickleball Association) also offers social events throughout the year in an effort to expand the growth and development of pickleball in the Klamath Basin. Membership dues

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In the
Spotlight . . . **continued**

RY PICKLEBALL

Q5 . . . cont.

for the association are \$35.00 a year which entitles players to discounts on pickleball merchandise, receipt of a periodic newsletter, and a vote on issues concerning general play in the Basin. KBPA hosts regular tournaments that draw players from Bend, Medford, Redding, etc. and jamborees for local members. You can also volunteer to help at a jamboree or tournament. It's a great way to observe competitive play.

Our RY pickleball players are currently divided into two groups based upon experience and skill levels with alternating play times. Newer players will join the lower level group. By playing several times a week, we get to know our neighbors. Even those that have lived here a long time meet new neighbors. We also have the opportunity to sponsor guests

to come out and play at the Running Y.

If you are thinking about getting involved, come out and watch from the sidelines. Talk to others that play at the Running Y. Our organized games will begin around mid-April.



Sign up for the PB 101 session and see if you enjoy it. It will be announced on the RY HAC. Oftentimes, we loan new players paddles until you decide if you want to purchase your own. You can find game times and players using "Playtime Scheduler" software available for free online. For questions, please contact Diana Samuels at 541-850-5832.

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