

December, 2008

# Columbian Club

Jerry Cole, PGK, (Maryann), President, [bear07726@yahoo.com](mailto:bear07726@yahoo.com)

## NEW BUILDING PROJECT UPDATE.

- ❑ The Board of Directors of the JFCCC has voted to require project options that will be developed and presented to them 90 days after we receive project approval from the Englishtown Planning Board. In the near future, we will convene the New Building Committee, at which time I will ask members of the Committee to come forward and assume responsibility for exploring project options that conform to our needs and that conform to our financial capabilities.
- ❑ The new bridge project is scheduled to begin as soon as Earl Asphalt, the general contractor selected by the County, finishes another project currently nearing completion. The anticipated start time for the bridge project is some time in December. The bridge project could possibly take 12 months or more to complete, depending on weather and other variables. The County has assured us that every effort will be made to complete the bridge project within 2009. The project delay is due in part by the inability of the utility providers, Verizon, JCP&L, NJNG, etc. to perform their functions in a timely manner. That issue has been resolved.
- ❑ As we all are aware, there have been many accomplishments in **Phase 1** of our New Building Project (selling the properties and determining available funds for the project). We now have many challenges in **Phase 2**.

They are as follows:

- 1-The approval of our Building Project by the Planning Board of Englishtown. A hearing is anticipated for November or December. Our engineer, Knight John Ploskonka, our attorney, Knight Mark Vincent, and our Project Manager, Knight Randy Scott, with the guidance of Knight Ray Proietti, will make the presentation to the Planning Board.
- 2-Exploring project options that meet our needs and that conform to our financial capabilities.
- 3-Presenting project options to the JFCCC Board of Directors for consideration.
- 4-Developing building specifications and final plans for the approved building.
- 5-Putting plans and specifications out for bid to interested, qualified contractors.
- 6-Presenting all project conclusions, options, operational and financial plans approved by the JFCCC Board of Directors to the General Membership for final consideration and approval.
- 7-Selecting a general contractor for the project.
- 8-Information and updates regarding **Phase 3** will follow, **AND**

- ❑ **What do we do in the meantime with our existing Council home?** Under an agreement with the County and the Borough of Englishtown, we have agreed not to take any physical action on our existing building until the new bridge project is complete. The general contractor will be using the vacated portion of LaSatta Ave. to store equipment and supplies for the bridge project. We have emptied and cleaned all rooms, discarding all items that are no longer of use. We have a valid liquor license and required insurance coverage. There is adequate parking available on our property with overflow on surrounding streets. While we have the building, we would like to maximize its use for our members and their families. Some suggestions are a casino night, new member night, regular Friday night socials, and sporting events on our wide screen TV. If you have any ideas or suggestions, please contact me at (732) 446-1470, John Harris at (917) 576-1876, or John Peragine at (732) 446-5022.