

The biggest project at LTVR in a long time is now underway. We are building two pools that will much better meet the needs of our members and elevate our resort in the eyes of those who vacation with us.

To remind you all of what has been approved:

New Outdoor Pool

36'x75' – 2700 square feet.

Maximum depth of 7'.

Small men's and women's bathroom.

Tile floor markers for lap swimming.

A side pool handicap chair.

42'x24' – 1008 square feet.

Integrated zero-entry pool with handicap ramp entry.

Five PVC bubbler geysers

New pool decking all around the pool

New Indoor Pool

30'x60' – 1800 square feet (current pool 20'x40'- 800 square feet)

Located adjacent to the outdoor pool.

Depth ranges from 3' to 7'.

Heated.

A side pool handicap chair.

Metal Building to cover pool

60'x80' – 4800 square feet

Restrooms/showers/changing rooms accessible to both pools.

We have a Project Manager in place to partner with POA leadership, the Architect, the engineering firm, the General contractor, and the Pool construction company. This individual has a great deal of experience in the planning and execution of projects such as this.

We plan to start demolition and construction on the outdoor pool as soon as permitting can be obtained. The plan is have the outdoor pool ready to open by Memorial Day 2023. There will be some work on the indoor pool done concurrently, but the expected open date for this pool is by the end of 2023. The current indoor pool will remain open until the new pool is ready.

We will post a high-level project plan on our Website, LakeTansi-POA.com. We will make updates at major milestones, but always on the 1st and the 15th of each month. Please check-in to see the progress. We will also use the Lake Tansi POA News site, Smoke Signals and e-mail blasts to communicate with you on this project. Please ensure the POA has your current e-mail address. Members can also submit questions to info@laketansipoa.com, responses will be made directly to you or posted on our website as an FAQ.

We need your help!

We are establishing an advisory council to assist with the finishing touches on the design of the pool and facilities. The basics are in place, but there is an opportunity for pool users to provide input into some of the details. Therefore we are inviting about a dozen people to share their insight. This will be a cross section of pool users, for example, Moms or Dads who have young children, and those who have children a bit older, water aerobics, lap swimmers, and those who use the pools for therapy.

We are putting safeguards in place to ensure sound financial practices are followed. There will be a unique Pool account for this project to include POA funds being set-aside, the assessments as they come in, and contributions made by members. All checks paid from this account will require two signatures from POA management. Individual expenditures over a certain dollar amount will require the approval of the Project Manager. The POA Board and Financial Advisory Committee members will review expenditures, planned spending, and approve any debt that needs to be incurred for this project on a monthly basis. As with all POA financials the books will be subject to a year-end audit by an external auditor/CPA.

Within the next week will stake out the footprint of the new outdoor pool, the indoor pool, and the building housing the indoor pool so you can see exactly where the new facilities will be located. Details to follow.

Progress since approval of Pool Project on October 27:

- Project Manager in place
- Working toward finalization of pool construction contract for Board review
- Directed Engineer to develop a site plan
- Met with Main Street Studio Architectural firm to begin design of indoor pool & building. As we work through this, the Architect will deliver a “bid ready” plan (~mid-January) with all the applicable specs. We will then invite 3-5 General Contractors to submit bids.

POA Management & Board