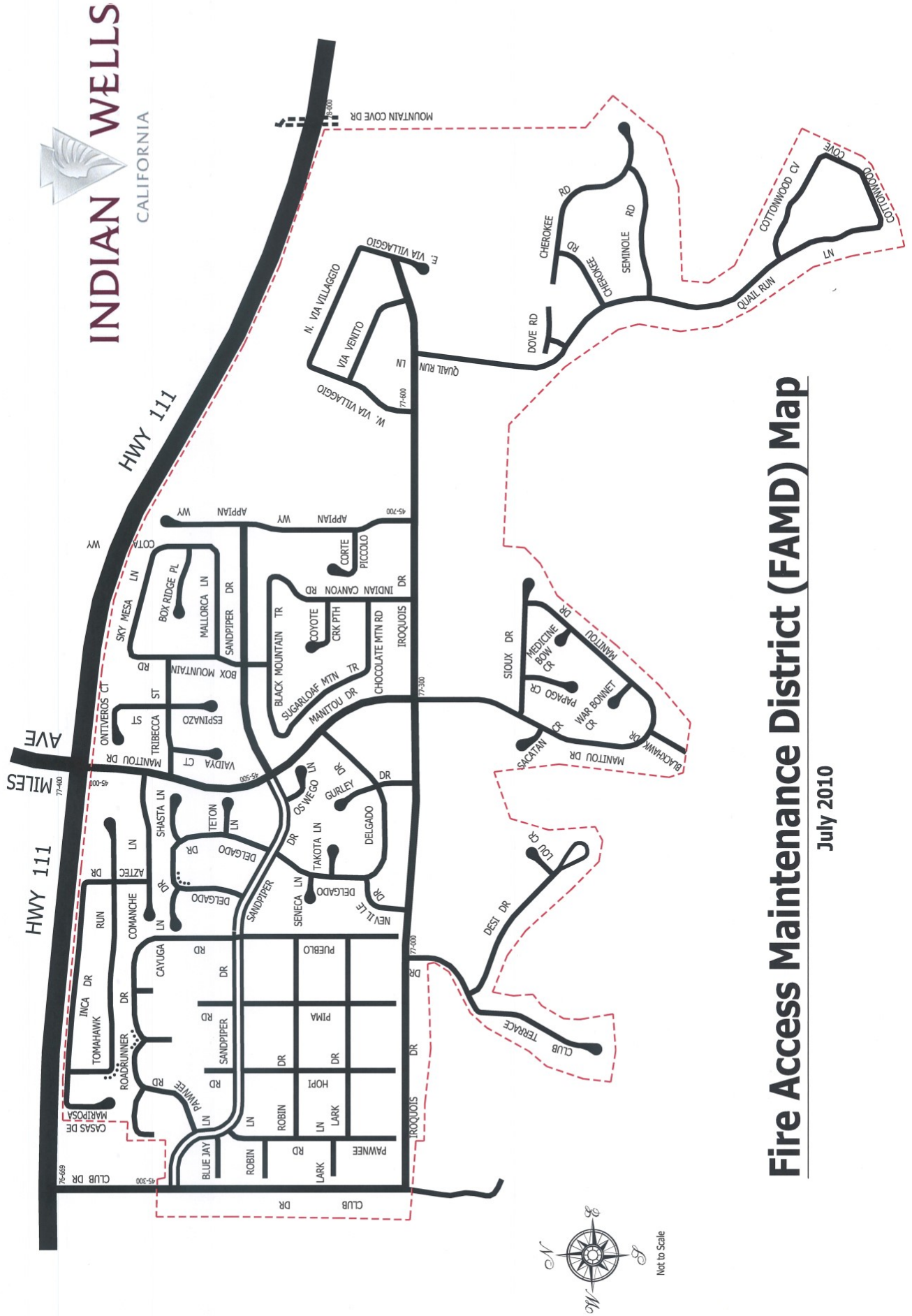




**INDIAN WELLS COUNTRY CLUB COMMUNITY
FIRE ACCESS MAINTENANCE DISTRICT (FAMD) NO. 1**

**BOARD OF DIRECTORS MEETING
November 13, 2025
10:00 A.M.**

This Meeting will be held In-Person at
The City of Indian Wells City Council Chambers
44950 El Dorado Drive Indian Wells, CA





FAMD #1
Fire Access Maintenance District
An Agency of the City of Indian Wells
Indian Wells Country Club Community

BOARD OF DIRECTORS 2024

Director	Term Ends
Name: Kurt Yeager (Chairperson) Phone: (949) 632-6157 Email: ekurty01@gmail.com	February 28, 2029
Name: Margaret "Marge" Barry (Vice Chair) Phone: (760) 219-3100 Email: iwmarge@gmail.com	February 28, 2026
Name: Steve Nozet (Secretary) Phone: (925) 698-4632 Email: nozetsteve@gmail.com	February 28, 2029
Name: Tony Trocino (Director) Phone: (310) 963-3428 Email: trotony7@gmail.com	February 28, 2026
Name: Bruce Morgan (Director) Phone: (406) 370-1224 Email: bkmzenmaster@gmail.com	February 28, 2029
Name: Dennis Coker (IWCC Rep) Phone: (760) 345-2561 Email: Dennis.Coker@clubcorp.com	Appointed (No Term)



FIRE ACCESS MAINTENANCE DISTRICT NO. 1 INDIAN WELLS COUNTRY CLUB COMMUNITY

Board of Directors Meeting Agenda **Thursday November 13, 2025 at 10:00 A.M.**

**Board will Meet in the City Council Chamber of the
City of Indian Wells at 44950 El Dorado Indian Wells CA**

1. CALL TO ORDER OF THE FAMD, ROLL CALL

Chair - Kurt Yeager

Vice Chair – Margaret “Marge” Barry

Secretary – Steve Nozet

Director - Tony Trocino

Director – Bruce Morgan

IWCC Representative – Dennis Coker

2. PLEDGE OF ALLEGIANCE

3. APPROVAL of the FINAL AGENDA

November 13, 2025

Page(s) 4-5

4. PUBLIC COMMENTS

All persons wishing to address the FAMD Board will be called on during this section of the meeting by the Chairman. At the appropriate time, please come forward to the podium and state your name for the record. Speakers are limited to three minutes. Parties are encouraged to submit their comments in writing with any attachments or exhibits they wish for the FAMD Board to review, preferably 24 hours prior to the meeting. Speakers can then use their three-minutes to summarize the key points of their comments. Please note that you may address the FAMD Board on an agenda item at the time it is discussed, but only after being recognized by the Chairman.

Under the Brown Act, the FAMD Board should not take action on or discuss matters raised during the public comment portion of the agenda which are not listed on the agenda. FAMD Board Members may refer such matters to staff for information or to be placed on a subsequent agenda for consideration. Notwithstanding the foregoing, FAMD Board Members and staff may briefly respond to statements made or questions posed during public comment, if such responses do not constitute any deliberation.

5. CONSENT CALENDAR

All matters listed on the Consent Calendar are routine and will be enacted by one vote. There will be no separate discussion of these items unless members of the FAMD Board or audience request that specific items be removed from the Consent Calendar for separate discussion and action. Financial matters will be indicated as budgeted or non-budgeted below.

a. Minutes; October 9, 2025

b. Financials; October 2025

Page(s) 6-8

Page(s) 10-11

6. SECURITY REPORT

a. October 2025 Security Report

Page(s) 13-15

7. OLD BUSINESS

a. Security Services Ad Hoc Committee Update

Page(s) 16-19



8. NEW BUSINESS

- a. Security Camera Upgrade
- b. Fountain Repairs
- c. Security Gate Repairs

Page(s) 21-23

Page(s) 24-25

Page(s) Pending

9. FAMD DISTRICT MANAGERS REPORT

- a. Striping
- b. Road Project
- c. Election

10. BOARD MEMBERS COMMENTS

11. ANNOUNCEMENTS

The next Board of Directors meeting is scheduled for December 11, 2025.

12. ADJOURNMENT

**INDIAN WELLS COUNTRY CLUB COMMUNITY
FIRE ACCESS MAINTENANCE DISTRICT NO. 1
BOARD OF DIRECTORS OPEN MEETING**

IN COMPLIANCE WITH THE AMERICANS WITH DISABILITIES ACT, IF YOU NEED SPECIAL ASSISTANCE TO PARTICIPATE IN THIS MEETING, PLEASE CONTACT THE SENIOR BUILDING INSPECTOR OR THE RISK MANAGER AT (760) 346-2489. A 48-HOUR NOTIFICATION PRIOR TO THE MEETING WILL ENABLE THE CITY TO MAKE REASONABLE ARRANGEMENTS TO ENSURE ACCESSIBILITY TO THIS MEETING (128 CFR 35.102.35.104 ADA TITLE III).

AFFIDAVIT OF POSTING

I, Angelica Avila, certify that on November 10, 2025, I caused to be posted a notice of a FAMD #1 Board Meeting to be held on Thursday November 13, 2025, at 10:00 A.M., in person in the City Council Chamber's.



BOARD OF DIRECTORS MEETING

MINUTES **October 9, 2025**

1. CALL TO ORDER

Chair Kurt Yeager called meeting to order at 10:04 A.M.

ROLL CALL

PRESENT: Chair - Kurt Yeager
Vice Chair – Margaret “Marge” Barry
Secretary – Steve Nozet – Virtual & Phone (Due to illness)
Director - Tony Trocino
Director – Bruce Morgan
IWCC Representative – Dennis Coker

ABSENT: None

ALSO, PRESENT: District Manager Scott Matas (Desert Resort Management/ Associa),
Assistant Manager Justy Ewing (Desert Resort Management/ Associa),
Mirian Fulson (City of Indian Wells, Management Assistant),
Paul Stotesbury (Allied Universal, (DOS) Director of Security)

2. PLEDGE OF ALLEGIANCE

3. APPROVAL OF THE FINAL AGENDA

A motion was made by Vice Chair Marge Barry and a 2nd by Director Bruce Morgan to approve the agenda for the October 9, 2025. Motion carried 6/0.

4. PUBLIC COMMENTS

No comments.

5. CONSENT CALENDAR

- a. Minutes; August 14, 2025
- b. Financials; June 2025
- c. Financials; July 2025
- d. Financials; August 2025
- e. Financials; September 2025

A motion was made by Vice Chair Marge Barry and a 2nd by Director Tony Trocino to approve the Consent Calendar. Motion carried 6/0.

6. SECURITY REPORT

- a. August & September 2025 Security Report

Director of Security (DOS) Paul Statesbury presented the August and September 2025 security reports. The Board of Directors reviewed the reports, asked question with answers from DOS. No action was taken, the item is informational.

7. OLD BUSINESS

a. Security Services Ad Hoc Committee

The Committee gave an update. The committee will meet again I October to discuss the draft RFP.

b. Street Striping Project

The Board reviewed two proposals for striping services.

A motion was made by Director Tony Trocino and a 2nd by Director Steve Nozet to approve a contract with International Paving Services (IPS) for an amount not to exceed \$22,297.20. Motion carried 6/0.

c. Emergency Access Gates

The Board reviewed the material sent in by Director Trocino regarding emergency access gates located along the perimeter walls to the Indian Wells Country Club. After review and discussion, the board will table the item until further research is done. The Chair will bring the item back when significate or conclusive information can be provided.

A motion was made by Vice Chair Marge Barry and a 2nd by Director Steve Nozet to table the decision until more conclusive information is brought forward. Motion carried 6/0.

d. Iroquois – 25 MHP Street Sign

The Board discussed having a “25 MPH” sign added to Iroquois Drive just east of Club Drive on the south side of the street.

A motion was made by Chair Kurt Yeager and a 2nd by Director Steve Nozet to approve an amount not to exceed \$500.00 to install a new sign. Motion carried 6/0.

8. NEW BUSINESS

a. Supreme Pool Repair Estimates

Item Tabled

b. Security Gate Maintenance Services

Due to the past vendor not qualifying for insurance coverage the gate maintenance services needed to be rebid. Precision Garage Doors and Gates were the only qualifying bid.

A motion was made by Director Tony Trocino and a 2nd by Vice Chair Marge Barry to approve a contract with Precision Garage Doors and Gates for maintenance and service of access gates and equipment located at the Manitou and Club Drive entrances. The amount for service and repairs should not exceed \$10,000.00 per fiscal year unless approved by the Board of Directors. Motion carried 6/0.

9. DISTRICT MANAGER REPORT

The District Manager reported and answered questions regarding:

- Transponders
- Recent rainstorms
- Emergency Access Preemption System

- Election Process
- Palm Trees

10. BOARD MEMBER COMMENTS – None

11. ANNOUNCEMENTS

The next regularly scheduled meeting of the Fire Access Maintenance District Board of Directors will be held at 10:00 A.M., on November 13, 2025, in person at the City of Indian Wells council chambers.

12. ADJOURNMENT

There being no more business the meeting was adjourned by Chair Kurt Yeager at 10:47 A.M.

Respectfully Submitted, Scott Matas, District Manager

Attested to: _____ Date: _____
Steve Nozet, FAMD Secretary

YEAR-TO-DATE BUDGET REPORT
OCTOBER 2025

FOR 2026 04

ACCOUNTS FOR:		ORIGINAL	REVISED	YTD ACTUAL	MTD ACTUAL	ENCUMBRANCES	AVAILABLE	PCT
209	F.A.M.D. #1	APPROP	BUDGET				BUDGET	USE/COL
2090000 F.A.M.D. #1								
2090000 411100	CYSecPrpTx	-431,500	-431,500	.00	.00	.00	-431,500.00	.0%
2090000 411200	CYUnsPrpTx	-10,800	-10,800	-10,727.43	-10,727.43	.00	-72.57	99.3%
2090000 411300	PYPPrpTx	-4,100	-4,100	.00	.00	.00	-4,100.00	.0%
2090000 411400	Ro11PrpTx	-7,800	-7,800	.00	.00	.00	-7,800.00	.0%
2090000 421100	Fire Acces	-1,785,700	-1,785,700	.00	.00	.00	-1,785,700.00	.0%
2090000 451100	Invest Earn	-68,400	-68,400	-1,398.00	.00	.00	-67,002.00	2.0%
2090000 461500	ProptxRelf	-18,500	-18,500	.00	.00	.00	-18,500.00	.0%
2090000 486300	Misc Rev	-3,100	-3,100	-400.00	-300.00	.00	-2,700.00	12.9%
TOTAL F.A.M.D. #1		-2,329,900	-2,329,900	-12,525.43	-11,027.43	.00	-2,317,374.57	.5%
2098601 F.A.M.D. Program								
2098601 531000	Prof Svcs	156,100	156,100	4,268.15	2,936.56	32,731.85	119,100.00	23.7%
2098601 533000	Contr Svcs	1,102,500	1,102,500	160,422.93	160,422.93	897,844.67	44,232.40	96.0%
2098601 542000	Utilities	37,000	37,000	6,677.89	1,246.57	23,822.11	6,500.00	82.4%
2098601 544000	Bldg&GrMnt	157,000	155,900	15,349.44	7,049.44	43,903.56	96,647.00	38.0%
2098601 545000	Infrastruc	125,000	127,000	42,236.32	21,118.16	84,763.68	.00	100.0%
2098601 552000	Communicat	20,100	20,100	5,249.88	1,731.09	12,950.12	1,900.00	90.5%
2098601 561000	Office Exp	3,600	3,600	.00	.00	3,600.00	.00	100.0%
2098601 563000	Opr Matrls	1,700	2,800	567.45	189.15	2,220.95	11.60	99.6%
2098601 591600	IndrctCost	15,000	15,000	3,750.00	.00	.00	11,250.00	25.0%
TOTAL F.A.M.D. Program		1,618,000	1,620,000	238,522.06	194,693.90	1,101,836.94	279,641.00	82.7%
2099929 FAMD Capita1								
2099929 673100	ConstContr	0	212,122	.00	.00	.00	212,122.00	.0%
TOTAL FAMD Capita1		0	212,122	.00	.00	.00	212,122.00	.0%
TOTAL F.A.M.D. #1		-711,900	-497,778	225,996.63	183,666.47	1,101,836.94	-1,825,611.57	-266.8%
TOTAL REVENUES		-2,329,900	-2,329,900	-12,525.43	-11,027.43	.00	-2,317,374.57	
TOTAL EXPENSES		1,618,000	1,832,122	238,522.06	194,693.90	1,101,836.94	491,763.00	
BEGINNING FUND BALANCE 7/1/2025:				910,643.30				
CHANGE IN FUND BAL - NET OF REVENUES/EXPENSES				-225,996.63				
ENDING FUND BALANCE 10/31/2025:				684,646.67				

FAMD Financial Monthly Report		
Month: November 2025		
Monthly Income		\$11,027.43
Monthly Expenses		\$194,693.90
Available Budget - Expenses		\$279,641.00
Available Encumbered - Expenses		\$1,101,836.94
Available Total Budgeted Expenses		\$1,381,477.94
Operations Budget (Approved)		\$1,620,000.00
Capital Budget (Actual)		\$212,122.00
Total Projected Expenditures		\$2,141,586.00
Assessed & Tax Collection Revenues		\$2,329,900.00
FY Projected Balance		\$709,900.00
Current Fund Balance		\$684,646.67
Project Fund Balance End of FY 2025/26		\$872,960.67

Projected FY 2025/26		
Revenue	\$	2,329,900.00
Expenditures	\$	1,620,000.00
Total	\$	709,900.00

Actual to YTD - November 2025		
Revenue	\$	12,525.43
Expenditure	\$	238,522.06
Total	\$	(225,996.63)

FAMD #1

INDIAN WELLS COUNTRY CLUB COMMUNITY

SECURITY REPORT

Paul A. Stotesbury
Site Security Director
October, 2025

October 10, 2025	Manitou Gate, H/O struck iron entry gate, minimal damage, photos / report to DRM
October 11, 2025	Manitou Gate, unknown person struck exit gate arm
October 15, 2025	Gurley, H/O reported person sleeping in vehicle, Patrol contacted, landscaper taking break, woke up and left area
October 21, 2025	Appian/ Iroquois, lake, newspaper delivery person drove vehicle into golf course lake, no injuries, RSO responded, case J252940003
October 26, 2025	Vaidya, property damage, vehicle egged, H/O stated he would check cameras and handle with teenage son
October 27, 2025	Manitou Gate, visitor struck exit gate, also damage to building, photos and report to DRM
October 28, 2025	Iroquois, unknown company spilled paint just east of Club Dr. AOC cleaned up

FIRE DEPARTMENT/ PARAMEDICS

RESPONSES - 7

TRANSPORTS – 4

RSO

ROUTINE PATROL – 23

CALLS FOR SERVICE – 5

OPEN GARAGE DOOR – 26

OPEN OTHER DOORS – 0

CLUB HOUSE DOORS – 25

TRANSPONDERS INSTALLED – 24

Indian Wells Country Club FAMD #1
Security Staffing Report

	Employee Name	Length of Service at Allied Universal in Months	Length of Service at IWCCC in Months	Position	Scheduled Work Days	Scheduled Work Hours	Total Scheduled Hours/Day	Total Scheduled Hours/Week
1	Casarez, Jose	94	91	Security Officer	Sun/Thurs	2pm-10pm	8	40
2	Diaz, Angelina	12	10	Security Officer	Thues/Mon	2pm-10pm	8	40
3				Security Officer	Wed/Sun	2pm-10pm	8	
4	Gonzalez, Gonzalo	41	23	Security Officer	Sun/Tues/Wed	2pm-10pm	8	24
5	Gray, Ken	37	37	Security Officer	Mon/Tues	2pm-10pm	8	16
6	Hernandez, Josue	15	15	Security Officer	Thurs/Sun	10pm-6am	8	40
7	Hosamane, Mahinder	145	195	Security Supervisor	Sun/Thurs	10pm-6am	8	40
8	Lara, Marvin	146	145	Security Senior Supervisor	Mon/Sat	6am - 2pm	8	40
9	Lizarraga, Jesus	9	8	Security Officer	Thurs/Mon	6am-2pm	8	40
10	Parsons, Caleb	10	10	Security Officer	Wed/Sun	2pm/10pm	8	40
11	Pennington, Sandra	38	39	Security Officer	Fri/Mon	10pm-6am	8	32
12	Penny, Max	44	44	Security Officer	Tues/Sat	2pm-10pm	8	40
13	Perez, Helen	22	31	Security Officer	Wed/Sun	2pm-10pm	8	40
14	Rivas, Adam	8	8	Security Officer	Sat/Wed	varieas	8	40
15	Sandoval, Andrea	102	79	Security Officer	Sat-Wed	6am-2pm	8	40
16	Wright, Shawn	31	31	Security Supervisor	Tues/Sat	10pm-6am	8	40
17								
18	Stotesbury, Paul	122	86	Site Security Supervisor	Mon- Fri	Varies	8	40
19	Part Time			Security Officer		6am-2pm	8	
	TOTALS	876	822					592
	AVERAGES	54.75	51.38					

Change	Change
--------	--------

Stats for 2018

Event	Jan.	Feb	Mar	Apr	May	June	July	Aug	Sept	Oct	Nov	Dec	Total
Access Denied	0	0	0	0	0	0	0	0	0	0			0
Alarm Checks-Security	3	2	1	5	1	0	2	6	6	2			28
Animal Control on site	1	0	0	0	1	0	1	1	1	0			5
Animal Issues	0	0	0	0	1	0	1	0	1	0			3
Burglaries	0	0	0	0	0	0	0	0	0	0			0
Thefts	0	0	1	0	0	0	0	0	0	0			1
Garage Doors Open	49	38	67	71	38	42	39	38	24	26			432
A Shift up to 1400 hrs	1	0	11	7	9	2	14	1	3	0			48
B Shift up to 2200 hrs	47	37	47	59	27	38	21	31	20	25			352
C shift after 2200 hrs	1	1	9	5	2	2	4	6	1	1			32
Doors Open (Other)	28	21	30	29	25	21	26	27	27	26			260
Golf Cart Issues	0	0	0	0	0	0	0	0	0	0			0
Homeowner Assist/Welfare Check	1	0	6	4	3	2	2	3	1	5			27
Landscape/Light Issues	0	0	0	0	0	0	1	0	0	0			1
Medical Response / Fire Dept.	12	17	18	14	5	9	8	10	14	7			114
Noise Issues	1	2	0	3	0	1	1	1	0	1			10
Other - Domestic Issue	0	0	0	0	0	0	0	0	0	0			0
Parking Issues	2	1	3	4	0	0	0	0	0	1			11
Public Utility Issue	2	0	0	0	0	0	0	1	0	0			3
Process Servers	5	2	1	5	4	1	1	2	3	1			25
Property Issues/Damage	2	2	3	2	3	0	1	0	4	7			24
Realtor Issues	0	0	0	0	0	0	0	0	0	0			0
Sheriff on Site	20	13	7	12	11	18	33	11	24	28			177
Alarm Response/Call In	14	3	4	6	2	12	26	8	19	5			109
Routine Patrol	6	10	3	6	9	6	7	3	5	23			79
Suspicious Events	3	6	2	3	3	1	1	4	5	5			33
Traffic/Street Issues	0	0	1	0	0	0	0	0	0	0			1
Vandalism	0	0	0	0	1	0	0	0	0	0			1
Vendor Issues	0	0	0	0	2	1	0	0	0	0			3
Water Issues	3	6	0	7	5	9	19	14	17	15			101



FAMD #1
Fire Access Maintenance District
An Agency of the City of Indian Wells
Indian Wells Country Club Community

Request for Proposals (RFP)

Security Services – Fire Access Maintenance District No. 1

RFP Release Date: November 15, 2025

Introduction

The Fire Access Maintenance District No. 1 (FAMD) is an agent of the City of Indian Wells and is located within the boundaries of the Indian Wells Country Club. FAMD is seeking proposals from qualified security service providers to deliver comprehensive security services including 24/7 guardhouse staffing. This RFP outlines the scope of services, proposal requirements, evaluation criteria, and submission instructions.

History

In 1973 the Indian Wells City Council approved the building of access control / security gates for the Indian Wells Country Club Community, making it a gated community. In as much as public streets may not have restricted access, the City of Indian Wells abandoned the streets and changed their status from public to private. Subsequently the City formed the “Fire Access Maintenance District #1” (FAMD) and imposed a special tax to pay for the maintenance of the streets, common area landscaping services, gate access control, security and limited street and landscape lighting.

The management of the FAMD is handled by Desert Resort Management. Scott Matas is the District Manager for the Indian Wells Country Club Community FAMD #1 and he can be reached by phone at 760/346 -1161 or via email at FAMD@drmineternet.com . Unlike regular Homeowners Associations, the FAMD #1 is a subsidiary agency of the City of Indian Wells and subject to the provisions of the “Brown Act” as well as all of the same government standards and laws the City is bound by. The City has emergency right of way access to the Indian Wells Country Club Community (IWCCC) property at all times.

The FAMD is governed by six directors. Five directors are elected by the registered property owners of the IWCCC. The sixth director is the General Manager of the Indian Wells Country Club.

The FAMD's Board's primary responsibilities are:

Maintenance of our 13 1/2 miles of streets

Community access control and security patrol

Gatehouse maintenance

Common area landscaping and lighting.

There are just under 1000 private residences in the IWCCC with some 800 of them represented by 28 separate Home Owners Associations that operate separate and independent of the FAMD

The FAMD Board holds public meetings at the Indian Wells City Hall in the City Council chambers the second Thursday of each month at 1:30 PM. Residents and other interested parties are welcome and encouraged to participate.

FAMD Meeting Agendas and supporting materials are posted on this website as a courtesy; every effort is made to have all materials posted for review by 5:00 p.m. on the Monday prior to the regularly scheduled FAMD Board meeting date.

In accordance with the Brown Act, FAMD meeting agendas are physically posted outside of Indian Wells City Hall. A hard copy/paper form of all written materials are available in the lobby/reception area of City Hall for public review.

Timeline

RFP Release Date: November 15, 2025

Proposal Due Date: January 15, 2026

Administrative Review: January 16 - January 30, 2026

Board Subcommittee Review & Interviews: February 3 – February 27, 2026

Board of Directors Review & Award: March 12, 2026

Contract Start Date: July 1, 2026

Contract Term: Five (5) years with no optional extensions

Scope of Services

The selected contractor shall provide comprehensive security services for the Fire Access Maintenance District No. 1 (FAMD) in Indian Wells, California. Services shall include:

- 24/7 staffing of both guardhouses, including all weekends and holidays, without exception. Observed holidays and staffing levels will be outlined in the proposal.
- Confirm knowledge of ABDi software.
- Deployment of unarmed, uniformed security professionals to perform gate access control, community patrols, and other duties as outlined in the Standard Orders and Procedures for Security Services manual adopted by FAMD No. 1. (Exhibit A)
- Maintenance of a highly visible presence to deter vandalism, crime, and unauthorized access.
- Seasonal staffing adjustments as needed, with prior approval from the District Manager.
- Director of Security will attend and present a monthly summary report of events at the scheduled Board of Directors meeting.
- Submit a recommended staffing level based on the current staffing expectations.
- Propose an option of staffing cost/ savings if Club Gate was to not be staffed from 10:00 P.M. to 5:00 A.M.
- If not currently providing service outline a 30-day transition plan.

Staffing Expectations

- Director of Security (*May propose an off-site director but this person must be able to respond to the location within 15 minutes during normal business hours*)
- Shift Supervisors
- Security Officers
- Seasonal Security Officers (October–April)
- Security Vehicle (1 unit, fuel billed separately)

Compensation Structure

- Time-and-materials contract.
- Monthly invoicing with detailed progress reports. (Provide a sample invoice)
- Include projected annual budget (e.g., current contract is approx. \$1.1m per year).
- Include provisions for state-mandated wage increases and holiday/overtime rates.

Insurance & Legal Requirements

- Commercial General Liability: \$5M per occurrence
- Automobile Liability: \$5M combined single limit
- Workers' Compensation & Employer's Liability: \$1M per accident/disease
- Workers' Compensation Waiver of Subrogation Endorsement
- Endorsements for general, auto and workers compensation.
- Professional Liability (Errors & Omissions): \$1M per claim and aggregate
- Proof of business registration with the City of Indian Wells or confirmation that a license will be purchased if awarded the contract.
- Compliance with California Labor Code and prevailing wage laws (if applicable)

Proposal Evaluation Criteria

- Experience with gated communities or similar districts
- Staffing plan and training protocols
- Technology use (e.g., patrol tracking, reporting systems)
- Cost competitiveness
- References and past performance

Submission Instructions

- Proposals must be submitted by January 15, 2026.
- Include all required documentation and pricing details.
- Submit proposals electronically to the District Manager Scott Matas at smatas@drminternet.com , by mail or in person at:

Desert Resort Management
Fire Access Maintenance District #1
Attn: District Manager Scott Matas
42-635 Melanie Place, Suite 103
Palm Desert, CA 92211

STAFF REPORT

DATE: November 13, 2025
TO: Honorable FAMD Board Members
FROM: FAMD District Manager
SUBJECT: Security Camera Upgrade

SUMMARY:

The Director of Security has identified multiple security camera upgrade needs. The District Manager requested from the vendor a review of the current equipment with a recommended replacement cost.

ATTACHMENTS

Report and proposed replacement cost

FISCAL IMPACT:

Operations – Building & Grounds Maintenance – up to \$10,000.00

RECOMMENDATIONS

Approve the replacement of suggested equipment in the proposal for an amount not to exceed \$10,000.00 from the Operations – Building and Maintenance fund.

Associa-Desert Resort Management

42635 Melanie Place
Palm Desert, CA 92211 US
pchryss@drmineternet.com
drmineternet.com

**Estimate****ADDRESS**

Indian Wells Country Club
45000 Manitou Drive
Indian Wells, CA 92210

ESTIMATE 1167
DATE 03/19/2025
EXPIRATION DATE 04/18/2025

SERVICE	DESCRIPTION	QTY	RATE	AMOUNT
	SCOPE: After initial surveillance system maintenance and inspection, report findings and recommendations to manager to bring surveillance systems to a good working order.			
	Manitou Gate			
	1. Recommend new DVR 16 (no log in credentials-cannot program) This unit is an older unit and also has a low maximum resolution. It will not support new high resolution cameras.			
	2. Exit LPR rerun line 150' w/ conduit (wire cut during construction)			
	3. Exit O/V rerun line 100' (wire cut during construction)			
	4. Rear exit bad camera			
	5. Homeowner LPR bad camera and rerun line 75'			
	Club Gate			
	1. Recommend new DVR 16 (no log in credentials-cannot program) This unit is an older unit and also has a low maximum resolution. It will not support new high resolution cameras. new DVR 16 (no log in credentials-cannot program)			
Dahua 16 port 4K NVR	3 YEAR WARRANTY Manitou Gate Club Gate	2	995.95	1,991.90
8 TB HDD	hard drive	2	369.95	739.90
Dahua IP Turret Camera	5 YEAR WARRANTY Manitou exit camera	1	259.95	259.95
Dahua LPR bullet	license plate recognition camera--5 YEAR WARRANTY Manitou homeowner lane LPR	1	1,195.95	1,195.95
Camera security J Box		2	24.95	49.90
CAT6 cable		1	351.00	351.00
RJ-45 video connectors		8	1.55	12.40
EMT 1/2" conduit		8	13.86	110.88
Labor	Installation/Programming	1	4,048.00	4,048.00

Terms	50% upon acceptance of scope/ 50% upon completion of project	1	0.00	0.00
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TOTAL

\$8,759.88

Accepted By

Accepted Date

STAFF REPORT

DATE: October 9, 2025
TO: Honorable FAMD Board Members
FROM: FAMD District Manager
SUBJECT: Supreme Pool – Fountain Pump & Cleaning

SUMMARY:

Supreme Pools have identified that a pump at the Club gate has malfunctioned and needs replacement. They have also suggested to drain, clean the tile and acid wash the fountains at Manitou and Club Drive.

ATTACHMENTS

Estimate

FISCAL IMPACT:

Operations – Building & Grounds Maintenance - Fountain Maintenance \$7,555.00

RECOMMENDATIONS

Approve the estimate and direct the District Manager to execute the proposal and schedule the work to be completed for an amount not to exceed \$7,555.00.

Supreme Pool Service & Repair
PO Box 12022
Palm Desert, CA 92255 US
+17604696924
info@supremepoolserviceandrepair.com



Estimate

ADDRESS
44950 El Dorado
Indian Wells
CA
92210

ESTIMATE # 1479
DATE 07/17/2025

DATE		DESCRIPTION	QTY	RATE	AMOUNT
	Fountain	Main entrance Fountain - New circulation pump installation. Parts and labor.	1	2,485.00	2,485.00
	Fountain	Main Entrance Fountain - Draining, tile cleaning and acid wash.	1	2,535.00	2,535.00
	Fountain	Second Fountain - Draining, tile cleaning and acid wash.	1	2,535.00	2,535.00
TOTAL					\$7,555.00

Accepted By

Accepted Date