

The Frequent Flyer

The Monthly Newsletter of Caesar Creek Soaring Club

November 2007



Oktoberfest 2007 & Neighbor Appreciation Day Saturday, October 20th

The annual CCSC Oktoberfest and Annual Neighbor Appreciation Day was a huge success. Many of our neighbors turned out to take glider rides, dine on German cuisine, and party with us around the annual bonfire at the event. Besides the large number of people who took their first ride ever in a glider, the other main excitement of the party was the balloon launch. Although the weather was a bit too windy for all of the balloons to launch, party-goers did get to see the launch of the ReMax one man balloon which was quite a thrill and we all enjoyed the company of the balloonists – our gentle friends in the wild blue. The event is held every year to thank our local neighbors for all of their support in putting up with the additional traffic on the roads and in the skies over their homesteads. We all feel we are very fortunate to have such great support. Thanks, Neighbors!



October Comes to CCSC

2008 Women's Soaring Pilots of America (WSPA) Seminar

CISS Selected as Location

Re-Printed From the Central Indiana Soaring Society (CISS) Website

The WSPA board of directors announced that they have chosen our club to host next summer's seminar. One of the board members said that of the three bids to host the event, we were the most qualified and had the strongest proposal.

The WSPA was founded June 11, 1986 in Tucson, AZ. The current membership exceeds 170 pilots including international pilots. The highlight of each year is the Annual Women's Soaring Seminar where members from all over the country meet to encourage and support each other and to soar. We expect there to be anywhere from 10 to 40 attendees, including some international pilots.

Marty and Cheryl will be planning this event. The seminar is a 4-day event that takes place in late June to early July. As we know more details, we will be contacting many of you for help.

Congratulations to Marty, Cheryl, and CISS.

CCSC Board Meeting Minutes **3 November 2007**

In attendance were Andrew Dignan, President; Jim Goebel, Vice President; Jim Lowe, Treasurer; Maury Drummey, Social and PR; Paul McClaskey, Tow Plane Maintenance; Dave Rawson, Facilities; Steve McManus, Glider Maintenance; and Rolf Hegele, Secretary.

Secretary - The minutes for the previous meeting were reviewed and approved with two spelling corrections noted. The Board approved five new members: Brad Templin, Stephen Kleine, Jamie Morris, Ronald Seitz, and Terry Lowitz. Welcome all. A recommendation was also made that the UOPs be changed to raise the minimum height for high speed finishes or ban them completely during club operations. This will be discussed at the next meeting and any UOP changes will be included with the Sport Pilot updates.

Treasurer – The report showed savings and cash of almost \$40K. The Treasurer's report was approved.

Glider Maintenance – 135's annual is due this month and plans are to take that aircraft to Cubby's shortly. The

Blanik is still awaiting parts. The audio vario in CC has been returned and will be installed shortly. The vario for SD is awaiting receipt by the SSD.

Facilities – The hanger electrical is just about done. Dave will place the heat reminder sign in the workshop today.

Social – The Neighbor Appreciation day was successful as we had 18 neighbor flights and lots of people attending the Oktoberfest. The annual Banquet is scheduled for 19 January 2008 at the Kings Island Inn and will include the slide show, recognition of our senior member contributions, and announcements of individual achievements. We also had a request from the Ladies Luncheon in December to authorize them to spend up to \$200 for table favors. This was approved. It was also recommended that we establish monthly social functions.

Operations – No report available.

Tow Plane Maintenance – Paul is currently working with Cubby to assemble the insurance claim for 48L. SSD will decide what to do with the engine i.e. refurbish the engine and run out the hours or upgrade to a zero time engine.

Old Business - Our application for the 2008 Region 6 South contest has been submitted with 7 June as the practice day and the contest running from 8 through 13 June. It was recommended that we send a letter to Ionia in order to coordinate our dates or even consider alternating years with them for Region 6 contests. Pat DeNaples is working on a vintage glider gathering at the club and the Youth camp has been scheduled for July.

New Business - At the last SSD meeting, that Board reviewed the CCSC recommendation that we manage the enclosed hangers as part of the CCSC lease. That was approved by the SSD Board and they will review their financial plan to identify the amount of increase in the lease amount. Therefore it became incumbent on the CCSC Board to establish a rental rate for the hanger bays. There was discussion about whether the rent should start immediately (November) or be deferred to January when the lease increase will take effect. There was a lot of discussion that the rent should reflect real costs not just a prevailing rate and/or that the amount should be borne by those benefiting from the asset (and that the entire membership also benefits from the hanger's increased property values). Andrew presented an analysis taken from the county tax records on our 5 year tax value history. It showed that the increased taxes are a result of the growing land value (a 200% increase) with the enclosed hanger only contributing about 10% of the building's tax increase. It was noted that the members' contribution to having the hanger built 10 years ago amounted to an equivalent rental rate of \$22.00 per month over the 10 years. That rate would now be \$32.50 if inflated by 4% for 10 years.

The first motion recommended that we set the rate at \$32.50/mo for the months of November and December and then reconsider when the SSD Board advises of the actual lease increase. This motion was defeated with 4 yes votes and 4 against. A second motion was then offered that recommended we set the rate to \$35.00 per month until such time as the Board changes it. This was approved with 1 Board member opposed. Andrew will prepare a newsletter article justifying any potential price increases. One club member voiced his displeasure with the vote and indicated that he would no longer occupy that hanger.

It was also noted that we should establish a structured procedure to assign the hangers. It was decided to implement a procedure identical to the campground procedure in which a priority and waiting list is established. The priority list will be structured to provide the original leaseholder with the first right of refusal, then those currently occupying the bays, and then establishing a lottery for any unoccupied bays from anyone who has indicated an interest for a bay along with a \$70 deposit. One ground rule was established that requires physical occupancy of the bay (no sub renting or leasing is permitted). The UOPs and the Schedule of Fees and dues will be updated.

Anyone interested in an enclosed hanger bay, should send their notice and a \$70.00 deposit to Sara.

The meeting was adjourned at 11:50.

Open Items are as follows:

- Emergency and Accident Response Plan, review SSA documents - the Board
- Prepare the safety policy signs for display on the trailer and on the web page – Paul
- Identify monthly reports for Board consideration -Andrew, Rolf, Sara
- Establish a SoarCCSC. com address for data updates on the invoices – Andrew
- Identify social functions for the year and put them in the Newsletter – Maury
- Move FoxPro files to Access – Andrew, Kevin Christner
- Review Sport Pilot training and insurance issues – Joe Jackson, Andrew, Rolf, Jim G.
- Prepare a plan for the midfield drainage ditch – Dave R.
- Nameplates for open trailer bay – Dave R
- Prepare draft document regarding trailer removal – Dave R.
- Develop options for lighting the flag at night – Dave R.

Gas Alert

We received no new gas bills. Therefore, in accordance with the Schedule of Fees and Dues, tow fees will remain at 80 cents per 100 feet of altitude.



Tom Bales



Lucy Anne McKosky

ANNUAL CCSC BANQUET SCHEDULED

The CCSC Annual Soaring Club Banquet will be held at the Kings Island Resort & Conference Center Saturday, January 19, 2008 beginning at 6:30 PM. Be sure to mark your calendars!

CAESAR CREEK SOARING CLUB - LADIES HOLIDAY LUNCHEON

Saturday, December 1, 2006 (arrive 12:00-12:15 pm)

The Polo Grille Restaurant

5035 Deerfield Blvd.

Mason, Ohio

RSVP by Monday, November 26. Please call one of the following:

In Cincinnati: Carol Carraway 513-228-0537 (Lebanon) or Margie Meyerrose 513-385-7329

In Dayton: Harolyn Burns 937-256-0345

In Columbus: Kim Parr 614-775-0050

For added FUN bring a wrapped holiday gift exchange of at least \$5.00!

From I-71 take Exit 19 onto Mason-Montgomery Rd. Turn north on Mason-Montgomery (right, if traveling south, or left if traveling north) Go approx. 1 mile to Deerfield Town Center on the left. Turn left into Town Center. Polo Grille is two buildings to your right facing Mason-Montgomery Rd.

From I-75 take the Tylersville Rd. exit. Go east on Tylersville (which turns into Stitt Rd. as you cross Rt.42) until it comes to Mason-Montgomery. Turn right on M-M. Deerfield Town Center will be on your right. Turn into Town Center at Irwin Simpson Rd. or just after that there is an entrance to the Town Center.

Polo Grille is in the strip of restaurants facing M-M Rd

Classifieds

Editor's note: Ads will be re-run monthly unless otherwise advised. Thanks!

For Sale: One share of Redwings Soaring Club, "The Two Best Looking and Flying 1-26's East (or West) of the Mississippi!" Contact Pat De Naples 937-291-1466, or email patccsc@sbcglobal.net

For Sale: Can't be a Thunderbird? The next best thing is to buy my 1/4 share of the best looking best flying 1-34 for sale anywhere. A9 come completewith parachute, trailer, great co-owners and a beautiful Thunderbird paint scheme. \$3,750 Call Dave Menchen (513) 313-2315

For Sale: Udo Rumpf one man rigging dolly, \$750. Strong 303 parachute, \$650. Garmin GPS Pilot III with EW-D data logger, \$600. Contact Greg McDowell, 937-382-5065

For Sale: STRONG PARA-CUSHON 303 PARACHUTE, like new \$650. Contact Greg Crook at (614) 932-9979 or greg.crook@sbcglobal.net

Wanted: 3-5 partners in new DG-1000T. 30k-40k per share, 1 to 3 years until delivery. Contact Rob Cluxton at rjcluxton@cinci.rr.com or phone 513-702-3925

CONGRATULATIONS, DON !

On October 6th, Don Burns successfully completed a trip to visit our friends at CISS glider club (Central Indiana Soaring Society). Don was able to capture the coveted trophy and bring it back to CCSC. Keep an eye out for flyers from the West as they will surely try to avenge Don's triumph. For a glimpse of Don accepting the trophy, check out the CISS October newsletter on their website at <http://centralindianasoaringociety.org/>.

Way to go, Don !

SSD Board Meeting Minutes

October 20, 2007

Present: John Lubon, Wally Detert, Dave Edwards, Bill Maxwell, Lucy Anne McKosky, Bob Root, Dieter Schmidt

Absent: Pat DeNaples, Norb Maurer

Stockholders and CCSC representatives: Andrew Dignan, John Murray, Paul McClaskey, Rolf Hegele, John Antrim

The meeting was called to order at 9:45 a.m. by John Lubon. The minutes of the previous meeting were read, corrected, and accepted. The treasurer's report was reviewed and accepted. SSD balance on hand is approximately \$30,000. A second installment of \$7,000 was received from the estate of Bruce Helve and has been invested in a CD. 59 shares of stocks have been issued.

Old Business: Dieter Schmidt reported that reclassifying the wooded areas of the property as forest to reduce property taxes would require significant effort and would probably not be worth it. Another option would be to have the two parcels that are currently being farmed reclassified as agricultural. A motion was made and carried to apply for rezoning of the current farmland. Dave Edwards and Dieter Schmidt will handle the request, which must be submitted to the county between January 1 and March 1.

John Murray presented objections to SSD leasing the enclosed hangars directly to occupants. It was moved and seconded that SSD lease the hangar to CCSD, and CCSC handle the leases to individual occupants. The motion was amended to include that the lease payment from CCSC to SSD will be adjusted to reflect the increase in assets under CCSC management, and the amended motion was carried.

Additional factors to be considered in determining the CCSC lease rate include the increase in property taxes and the accumulation of funds for future capital expenditures. John Lubon will develop a long-range budget proposal to be shared with CCSC.

Bob Root presented cost estimates for a prefabricated shed for lawnmower storage. The board voted to authorize up to \$1600 for purchase of a shed.

Electric service for the new towplane hangar was discussed. A new line and transformer could be installed, or a 110v line could be extended from the sailplane hangar. 100 amp service will be provided. John Lubon will get price estimates for both options. If the work cannot be completed before cold weather, 33Z will be moved back to the barn.

New Business: Paul McClaskey reported on the damage to 48L. On Oct. 14, the right landing gear collapsed on rollout after landing. The plane incurred multiple prop strikes, and the engine cowling and right wing were damaged. It has been determined that NTSB notification is not required. CCSC has notified the insurance company and claim preparation is in progress. They will handle negotiations with the insurance company.

Paul McClaskey reviewed the extent of the damage to the towplane. A complete engine teardown will be required, with a minimum cost of \$7700 in addition to damage repair. The board discussed doing a complete overhaul, as the engine has relatively high time. The propeller should also be replaced. CCSC will handle the towplane repairs and will consult with SSD on the engine overhaul after the damage has been assessed and the insurance settlement is known.

The potential for a similar failure in the other towplanes was discussed. They have less time than 48L, and the fittings are inspected annually. Safety cables could be added to prevent total collapse of the landing gear. Reevaluation of the practice of landing towplanes downwind was suggested, as it results in higher ground speeds.

Wally Detert volunteered to donate a wheelchair for use in case of illness or injury.

The meeting was adjourned at 11:30 a.m. The next meeting will be held Saturday, November 17, 2007, at 9:30 a.m. at the CCSC clubhouse.

Lucy Anne McKosky
Secretary

Submissions for *The Frequent Flyer* should be sent to
Tammy Scott at: tspot1@sbcglobal.net
Submissions are due by the Monday before the second Saturday of each month.
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See our website at: <http://www.soarccsc.com>