

## BOARD OF DIRECTORS MEETING MINUTES

Rockport Country Club Members Association

July 28, 2021

A Regular Meeting of the Board of Directors was held on July 28, 2021. Board members in attendance were: Craig Bohn, President, Arno Penshorn, Charles Marsh, Barbara Smyth, Jeff Hulse, Jeanne Hooker, Red Hunt, Bruce Hood, and Jerry Foust.

Others in attendance were: Rick DeLoach, General Manager, James Creekmore of Johnson & Creekmore

Craig Bohn called the meeting to order at 4:00 PM.

**Approval of Prior Meeting Minutes:** Craig asked if there were any changes or additions to the minutes of the regular meeting of the Board conducted on June 30, 2021, there being none, **A motion was made and seconded to approve the minutes from the last Board of Director's meeting conducted on June 30, 2021. A voted was taken and the motion passed.**

### **October Financial Statements, Operating Results, Past Due Report**

- **Financial Statement:** James Creekmore provided a summary review of each item on the Balance Sheet. The following key figures were reported. Total Assets of \$10,442,901, Total Liabilities of \$1,733,107++, and Total Equity of \$8,709,794. He also mentioned that the current portion of L/T debt stands at \$152,441. James noted that the Total Cash Accounts was \$740,657. James briefly went over each department's activities and reported the following key income figures: MTD Total Income of \$271,727 vs. a budget of \$244,750; Total Expenses of \$249,641 vs budget of \$215,008; Net Operating Income of \$(14,139) vs budget of \$890; and Net Income after amortization and depreciation of \$(44,262) vs budget of \$(29,233). James advised the Board that there was still no estimate as to when the Club would receive the Employee Retention Credit.
- **Operating Results:** Rick summarized the Financial Review Report which provides the highlights for each segment of the Club's business activities, including an over/under analysis of actual performance vs budget for all Club departments. Rick noted that for the month of June the Club operated close to budget. Rick noted that the Club closure during recent flooding would have a negative effect on July revenue. Rick advised that staff was reviewing inventory procedures to determine if inventory can be reduced.
- **Past Due Report:** Rick reviewed the Past Due Report with the Board members. The report remains relatively clean. Jessica Gall's account has been remains suspended. Rick is continuing to make contact to collect the balance. The Club received partial payment on the Winkles account after the

Finance Committee sent a request for payment. Rick has identified a new contact for the Navy Army Credit Union account and payment is expected soon.

- **Committee Reports:**

- Finance Committee (Charles Marsh) – Charles reported that the Finance Committee met on July 22, 2021. Much of the Finance Committee meeting covered the financial information above. Charles noted that the Committee had reviewed the Capital Equipment Plan and that after repaying the operating fund, the Capital Equipment fund balance is \$11,235.
- Golf Committee (Red Hunt) – Red provided the report in Red's absents. Red reported that the Golf Committee met on July 21, 2021. The Committee reviewed the schedule for the tournaments that are scheduled for the next several months. Red reported that tournament play would be slow in August. Red reported that the course had been re-rated with surprising results compared to the existing rating. Red advised that a committee would be formed to finalize the course rating.
- Greens Committee (Bruce Hood)- Bruce reported that the Greens Committee met on July 15, 2021. Bruce reported that Derick was working on a plan to drain hole #4 issue given the flooding associated with the recent rains. Bruce noted that a discussion was held regarding the need to protect equipment from the elements. Committee is looking for a ways to repair the bridges on holes #5 and #14. Looking for repair options available to the Club. Craig requested that repair options/quotes also include a description of how the work would be accomplished. Club needs to know for example how the equipment/materiel will be delivered to the site.
- House Committee (Jerry Foust/Barbara Smyth) –No meeting was conducted during July.
- Membership/Swim-Tennis-Fitness (Arno Penshorn) –No meeting was conducted during July.

**Old Business:**

- Pool Repair: Rick reported that work has been scheduled to repair the Pool skimmers in early August. This should stop the water currently leaking from the pool and will reduce chemical requirements. The repair will be accomplished by American Leak Detection.
- Tennis Court Lighting/Resurface: Rick advised the Board that the Club had received quotes for the lighting and resurface effort with signification differences in the quotes. Rick is in process of evaluating the quotes along with repair requirements.
- #14 Bridge Repair: See above.

- TABC Personal History-Board Members: Rick stated that there was still a couple of Board Members needing to complete the information required by TABC.

### **New Business:**

- Derick H. Scorecard Plan: Rick advised the Board that to make sure all responsible individuals had the same or similar priorities, a scorecard had been developed with input from Craig, Bruce, Rick, Derick, and Angle. The scorecard will be used to guide staff and should lead to the overall improvement of the course.
- James Borden (Future Member): Rick reported that James Borden had applied for membership in the Club. Mr. Borden had contacted Rick several months ago and advised Rick of the problems encountered by some Clubs with Pickleball noise. Mr. Borden owns a lot near the tennis court.
- Revised Capital Plan 2021: Rick briefed the Board members on the balance of the Capital Equipment fund and the need to reprioritize the plan as projects change and funding varies per project. Rick will update the plan to reflect current activity.
- Jeanne Hooker Report: Jeanne presented to the Board the information/presentation she gave to the Rockport City Council workshop on the drainage problems. The workshop was convened because of the recent flooding experienced by Rockport including the Club and surrounding area. Craig acknowledged Jeanne for her hard work in pulling the information together. Jeanne noted the assistance she received from John Heffron as well as others in this effort. Jeanne also stated the continue involvement of the Rockport Country Club HOA would be helpful in maintaining the attention of City officials.

**Adjourn:** No further business coming before the Board, the meeting was adjourned at 5:15 PM.