

**FRANKLIN COUNTY COUNTRY CLUB
BOARD OF DIRECTORS MEETING MINUTES
FEBRUARY 16, 2026**

The regular meeting of the Franklin County Country Club, Inc. Board of Directors was called to order by the Vice-President, Dennis Lottmann, at 5:30pm. Present were Sherri Schaefer, John Chandler, Dennis Lottmann, Nick Risch, Steve Ruether, Stephen Trentmann, Jim Eichelberger, and Bill Elcan. Board Member not in attendance was Sam Unnerstall. Also in attendance were Mike Moore, Rick Gildehaus, Mac Miller, Maria Riegel, Dave Thoenen, Alex Weinhold, and Kelly Konczal.

VISITORS

Mike Moore shared views on the irrigation upgrades based on his experience as a former course superintendent and owning a landscaping company which included installing and contracting out installation of irrigation systems. Mike reviewed now that the club has the financing approved and initial drawings, to bid out to several companies for installation before proceeding with Rain Bird. The Board asked if there was a contract with Rain Bird. Dave Thoenen stated there is no contract but the design from Rain Bird would then be charged to FCCC if another company were chosen or the fee could be picked up by a new company. Dave stated he would be open to talking with Toro as well. Dave stated for the most part the materials used would be the same, the heads would be different. Jim Eichelberger suggested putting a group together to look at getting another bid. Dave reminded the Board, regardless of Rain Bird or Toro, the project will still need to be sent out to bid to the actual installers once Rain Bird or Toro is chosen. The Board agreed to talk to Toro but this needs to be decided soon and a contract signed by April 1st. There was also a question whether contingencies are included in the current proposal such as hitting rock; Dave Thoenen noted there is currently \$50,000.00 contingency for things such as rock. Dave Thoenen will reach out to Toro tomorrow.

Mac Miller inquired if anyone from the Board will be going to the Franklin County Zoning and Planning Commission Meeting on the proposed development at The Villas Phase 2. Steve Ruether stated he would be attending, the FCCC Board's only concern is any additional runoff to the course along #12 creek and lake from the development. Steve and Sam Unnerstall have already met with the surveyors and designers and have learned the developers have to do a before-and-after study on runoff. The developers have already added a retention basin to the plans. Sherri Schaefer suggested asking for the engineer's report.

APPROVAL OF MINUTES

The January 2025 Board of Directors meeting minutes were presented and read by those present. Following two corrections, Stephen Trentmann moved to approve the minutes as presented. Seconded by John Chandler; unanimously approved.

FINANCIAL REPORT

The financial statement and accounts payable report were presented. Sherri Schaefer moved to approve the Financial Report. Seconded by Bill Elcan; unanimously approved. Stephen Trentmann moved to approve Accounts Payable. Seconded by Steve Ruether; unanimously approved. The monthly transfer to short-term capital savings was reviewed; Kelly Konczal reported, \$15,000.00 has already been transferred to short-term Capital this month and plans to transfer an additional \$13,000.00 before the

end of February. Stephen Trentmann moved to approve the total transfer of \$28,000.000. Seconded by John Chandler; unanimously approved.

Jim Eichelberger moved to approve paying off the long-term debt held at United Bank of Union using the CIF funds. Seconded by Bill Elcan; unanimously approved. Kelly Konczal will contact the bank for loan payoff amount and make payment before the end of February.

The Club's membership delinquency list was reviewed; appropriate letters will be sent. Delinquent letters are being updated according to the updates to the Bylaws passed.

COMMITTEE REPORTS

Green Committee – Dennis Lottmann

Dave Thoenen reviewed the February Green Committee Report. The full report is attached.

Dave stated he is having difficulty finding a brush hog attachment for \$3,500.00 as approved at last month's meeting. Dave asked for the amount to be increased to \$5,000.00 - \$5,500.00. Jim Eichelberger moved to approve up to \$6,000.00 for the brush hog attachment. Seconded by Steve Ruether; unanimously approved.

Dave reported Alex Weinhold will have his crew picking the range more often instead of the course staff.

Golf Committee – Stephen Trentmann

Stephen Trentmann stated another Golf Committee meeting is scheduled for February 23, 2026. League information has gone out; Men's League is full. Alex has hired a new Assistant Professional, Justin Sprenger.

Alex Weinhold reviewed the Golf Committee Report, the full report is attached.

Additional notes include:

- Alex talked with TNT on the leased carts. TNT will be in to fix some seat issues and paint chips which are under warranty.
- Alex is now one assignment away from completing level 1. Alex covered the 'give a lesson' assignment today.
- The new range mats should arrive tomorrow.
- About 40 to 50 ladies attended the initial Ladies League meeting. Given the large attendance and trying to cover both the Stroke League and the Scramble League at one meeting, separate meetings will be planned for each league group.
- Alex added on the hiring of Justin Sprenger. There were two other candidates interviewed, in the end, Justin pursued the position and it was felt Justin was a good fit for the club. Justin is enthusiastic and ready to get started.

Manager's Report

Maria Riegel reviewed the Manager's Report. The full report is attached.

- A new head chef has been hired, Garrett White. Garrett will be working with the current menu until golf season.
- The Board reviewed the closed day rules for play and either a need to change any closed day rules or enforce the current rules. The Golf Committee was asked to review the holidays when the club is closed and the difference in being closed on a regular Monday.

Membership Committee – Sam Unnerstall

There were two (2) Young Executive applications received from Michael Yenser and Julie Peirick to be added to the wait list. There was one (1) Legacy Young Executive application received from Nichole Brinker. Stephen Trentmann moved to approve the applications. Seconded by Steve Ruether; unanimously approved. There were two (2) requests to transfer from Stockholder to Senior Stockholder from Rich Kandlbinder and Tom Alferman. Steve Ruether moved to approve the transfers. Seconded by John Chandler; unanimously approved.

The current membership totals are Stock 353, Senior Stock 27, Young Executive 61, Member Plus 2, Social Non-Stockholder 81, Golf Membership Wait List 21, and Honorary 7.

House & Entertainment Committee – Nick Risch

Maria Riegel reviewed the Entertainment & House Report. The full report is attached.

Rules & Bylaws Committee – Sherri Schaefer

Sherri Schaefer discussed timing to send out the next Bylaws to vote on by the membership. The most recently updated and approved by the Board covers the election of the Board and ability to vote electronically. The Board discussed sending this Bylaw approval vote out in May or June.

Budget & Finance Committee – Board of Directors (No Report)

Long Range Planning – Steve Ruether

The vote for financing the irrigation was reviewed. The current tally is 246 yes to 6 no votes. The vote has already passed with the majority of 418 total votes sent out in approval. The Board discussed that the vote would remain open until March 10th and encourage everyone to continue to vote and participate. It was noted when sending the results to the membership to revisit the point that the option to prepay will lessen the amount needed for the loan. Steve Ruether will work on an email for membership with Maria Riegel. The email will relay the vote has passed but encourage voting to continue and will explain the prepay with the agreement form attached. Prepayments will be due before April 30, 2026. Jim Eichelberger volunteered to work with Bill Elcan to contact banks for the loan; local banks will be contacted.

Old Business (No Report)

New Business (No Report)

Introduction of Matters by Board Members

Bill Elcan suggested looking into an email service such as mail chimp; Maria will research.

Jim Eichelberger reviewed stock value meaning versus redemption and what the members understand member status to be. Jim also suggested a three-month budget forecast for FCCC. Jim and Bill will review a forecasted budget when meeting to discuss the loan.

There being no further business, the meeting was adjourned at 7:24pm.

Respectfully submitted,
Kelly Konczal
Recording Secretary

Greens Committee
February 16, 2026

Course

- The course has been snow covered for a couple weeks.
- I went to the GCSAA turf show in Orlando and learned the newest chemicals that are coming out on the market. Along with the newest mowers and irrigation products.
- Our crew has finished painting the tee markers.
- Rob has been grinding reals on mowers, replacing bearings, and rebuilding mower decks in preparation for this season.
- Completed the reorganization and cleaning of the chemical room.
- Clearing of the brush on left side of 10 bridge is complete.
- The first pre-emergent application has been applied on tees, f-ways, and around greens.
- We've picked up the track loader
- Added drainage front left of 2 green, 9 tees, and 11 approach.
- David Smith, our new horticulturalist, is getting ready for the upcoming spring.

Projects

- Continue sodding cart path edges
- Limb up trees
- Purchase a brush hog for the track loader and start to clear and clean up overgrown areas, as well as replace the old tracks with new ones that came with it.
- Fill washed out areas in rough with soil. Along with seeding and strawing areas.
- Fix steps #8 tees (loose).
- Fix drainage left of 7 green, 13 right rough, 15 left rough by green, and 17 approach.
- Add steps 13 orange, red, and gold tee for traction.
- Plant new tree past dying ash #1 right side rough.
- Sod front left bunker#10.
- Grind Stumps front entrance.
- #14 Cart path from blue tee to halfway house.
- Stain 10 bridge.
- Drink a celebratory beer because irrigation vote passes!!!!!!!

Golf Report 2.12.26

- New Assistant Pro
 - Justin Sprenger has been hired as our new assistant professional. Justin has shown, over his short time working in the golf shop, the desire to take on more responsibilities and has repeatedly talked about how a career in the golf industry is the path he wants to take. Justin has applied for the PGA PGM Program and has taken the necessary steps to get that going.
- Ladies Town Hall reaction
 - Discussed possible improvements to Ladies League as a whole (handicaps, the differences between Stroke league and Scramble League)
 - Two separate meetings scheduled, one for each league
- Men's League Registration Completed
- Golf Committee meeting 2.23.26
 - Review rules for over booking
 - When the course is closed, liability?
 - Too many carts per group
 - Discuss Ladies Classic
 - Krakow Cup Finalization, possible new way of filling open spots
- YTD Round Count Comparison
 - 2025 – 395 (1.1.25-2.28.25)
 - 2026 – 479 (As of 2.12.26)
- PGA Level 1 Progression
 - Course Work, Facility Management Portfolio Completed
 - Teaching and Coaching Portfolio – 2 assignments left to complete
- New Range Mats arriving soon
- Cart Warranty Work
 - Damaged Seats
 - Paint
- St Pats Tourney 3.14
 - First tourney of 2026!
 - 2-Person Scramble

Board Meeting 02.16.26

Manager's Report

- Garrett White as new Head Chef
- Joe Gildhaus to do touch up painting around the clubhouse
- Liability on Closed Days from Jeb Maciejewski (attached)
- Pool Painting bid came in 3.5 times higher than years past from est. \$14,000 to just over \$48K
 - looking for other bids.
 - If too high, going to skip this year and budget accurately for next year.

Entertainment/House Report

- Past Social Events
 - Kid's Eat Free February 5
 - Valentine's Dinner | 2.13 | approx. 30 members attended
- Upcoming Social Events
 - Thirsty Thursday | February 19th
 - Kid's Eat Free | March 5th
 - St. Pat's Tourney | March 14th
- Past Member Rentals
 - KE2Therm | January 21
 - Kurt Voss Mizzou Event | January 27
- Training happened on January 29th
 - Server Foundation Training
 - Bar Training (for those of age)
 - Front of House and Back of House working together
 - Timing
 - Point of Sale System
 - Back of House Foundation Training
 - Cooking entrees and taking photos to make a book on how every item should look and creating consistency.
 - **Going to keep the menu the same until Golf Season in April**
 - Front of House to Sample entrees to give better opinions to the membership when asked.