BSCC – 100th Annual Shareholder Meeting Minutes (draft)

Date: 2 October 2025 at 6:00pm

<u>Introductions</u>

<u>2024 Meeting Minutes Approval</u>

- First: Kate Oppedisano
- Second: Randy McQuiston

<u>Board Nominations:</u>

Gina Castelli

- First: Sue Kahler
- Second: Cindy Walkanowski

John Devito

- First: Zach Durfee
- Second: Tyler Hoosier

Tyler Hoosier

- First: Jeff Nudi
- Second: Dave Potts

Steve Heidorn

- First: Dave Potts
- Second: Bob Steves

Tony Pino

- First: Mark Stedry
- Second: Kristy Bryant

<u>Presentation of PowerPoint- on website</u>

Elections Results

- Gina Castelli -107
- Tyler Hoosier – 72
- Steve Heidorn – 65
- Tony Pino – 40
- John DeVito - 17

Questions and Answers from Shareholders

- **Why are we removing both trees near Hole 12?**

This decision reflects the design plan selected by the majority of survey respondents. Removing the trees improves sunlight exposure and reduces root interference, allowing for expansion of the 12th green and more hole locations, per Superintendent Steve Solsky.

- **What is the Board doing to regain lost reciprocals?**

Reciprocals remain welcome outside of Saratoga Track season. During Track season, the club implemented a $125 outside play rate and restricted reciprocal access. This policy led to increased revenue and will be reviewed again in the offseason.

- **Do we have a military discount at the Club?**

There is no military discount.

- **Can the Tuesday Night League be moved to Thursday?**

Thursday evenings are currently reserved for the Women's League.

- **What is being done about outstanding shares not held by members?**

The Board acknowledges this issue and will evaluate options over the winter to address non-member-held shares ahead of the 2026 season.

- **Can we afford more than one course improvement project?**

That depends on budget priorities however the course maintenance staff availability typically limits the number of projects that can be completed. Members are encouraged to submit ideas, which will be reviewed during winter budget planning.

- **Can we recall shares from owners who haven't paid assessments?**

The Board would need to look into this.

- **Should we reopen the capital projects list for more input?**

The suggestion is noted. The meeting was open to all shareholders which determined the 3 potential options for 2026. Future meetings for planning capital improvement projects will be open to the shareholders.

- **Can non-members fill open weekend tee times before noon?**

Guests are not permitted to play before noon on weekends. This longstanding policy—reinforced post-COVID—protects prime tee times for dues-paying members who also contributed to clubhouse improvements.

- **Will the Board revisit the Tee Time Sign-up policy to improve fairness?**

All policies, including tee time access, will be reviewed this winter alongside 2025 financials.

- **How was the Tee Sheet fill percentage calculated?**

Weekly tee sheet data from 2024 and 2025 was pulled directly by the business office to calculate usage metrics.

- **Why do non-member leagues occupy weekday tee times?**

Only two outside leagues remain—Charlton Tavern and Jimmy Dee—both grandfathered in. They generate revenue and are restricted to the same nine holes each week.

- **Did the Board vote on the Reciprocal Policy change?**

The Board formally adopted the Track season restrictions and $125 rate. Member feedback will be considered during offseason policy review.

- **Did we close on the new mortgage, and what was the rate?**

Treasurer Roger Laime will confirm the closing status and rate.

- **Can we create a capital improvements reserve account?**

Board member M. Thornhill explained that our current business model presents tax implications for such an account. Further review is needed.

- **Has the Board considered a line of credit?**

This will be part of our winter financial planning discussions.

- **Did we sign a 3-year deal with Iron’s Edge?**

The agreement is in place. Any concerns raised by members will be noted and discussed as needed.

Meeting adjourned.