

Board of Directors Meeting Minutes

Thursday, October 30th, 2025 @ 6 PM

Board Attendees:

Gina Castelli – by phone

Jake DeVito

Tyler Hoosier

Dan Loewenstein

Stephen McCorkell

Mark Thornhill Jr.

Staff Attendees:

Kelly Heroux

Todd Manderson

Steve Solsky

Restaurant Attendee:

Mark Berning

Comments from Shareholders

Steve Heidorn, Larry D’Alberto, Luis Pabon, Bob Steve, Roy Penn, Bill McDonough and Tom Hudy were present.

Discussion from above shareholders: The above shareholders discussed the conditions of the greens this season were not as good as they were last year season. Steve Solsky discussed with them what could he do to make it better.

There was a question on the process of filling the vacancy on the board. The BOD stated that they would be following the by-laws. They would be looking at the letters of interest submitted and choosing one.

The question was brought up about guest play on the weekends. The BOD stated that they will be discussing it over the winter.

One shareholder asked what the voting results were of the annual shareholder meeting. The question was answered.

Restaurant –

Mark Berning, restaurant manager, thanked the board for all they have done. He discussed making the restaurant a year-round event space, hosting member only events and having live music. Mark asked the board for room dividers, two additional outdoor heaters, outdoor propane fireplace that you can sit around and removing a cabinet behind the bar to install a freezer to chill pint glasses. He also suggested replacing the pint glasses with clear ones or possibly our logo on them. Serving children and cocktails in pint glasses with beer logos, he feels, is not appropriate.

1.Approval of Meeting Minutes

- a. Approval of September meeting minutes- approved by Steve McCorkell, seconded by Mark Thornhill Jr, all ayes.

2. Old Business – none

3. New business

- a. Cart lease- The current lease is ending in September 2026. Jake is looking into prices and terms at Yamaha and Club Car to closely compare each.
- b. Assistant Pro – A discussion was initiated by Tyler to possibly hire an assistant Pro for the Pro Shop paid by the club. He suggested a salary of \$1000 a week for 30 weeks (\$30,000).

4. Business Manager Update

- a. A/R \$9900.00 past due balance from August.
- b. membership – 396
- c. 2026 waiting list - 6
- d. Working with BSNB on new signature cards for the Board.
- e. Kelly and Mark will be meeting on November 11th with our accountants to discuss year end.

5. Treasurer's Report – please see attachment below this posting.

The next Board of Directors meeting is scheduled for Thursday, November 20th, 2025 @ 6 PM.

EXECUTIVE SESSION – motion for executive meeting by Jake and seconded by Tyler.
Executive meeting was held.