# Belfair Annual Meeting

January 26, 2024

# Welcome!

# Opening Remarks

# IN MEMORY OF OUR FELLOW MEMBERS & STAFF…

## *2023*

**MEMBERS**

Betty Cooley (Former Member)
Joseph Gundermann
Jim Ferree
Dr. Wallace “Wally” Christenson (Former Member)
Dr. Steve & Angel Christenson
Cathy Wood
Doris Cohen (Former Member)
Bill Horan
David Toppin (Former Member)
Mike Dyas
Frank Flood (Former Member)
Robert “Bob” Mackoul
Everett “Bud” Kendrick

**STAFF**

Faye East

## *2024*

**MEMBERS**

Charlie Hopkins
Tom Epply

# Agenda

- Cancelled Vote / Special Meeting
- A Look Back at 2023 – Pat McKnight
- Member Experience / Operations Update – Jerome Louie
- Finance Update – Phyllis Cochran
- Committee Selections – Pat McKnight
- A Look Ahead to 2024 – Kelly Boss
- President’s Remarks

# CANCELLATION OF VOTE & SPECIAL MEETING

- Vote Cancellation = Stops election of Board Members and vote on Clubhouse FMP
- Special Meeting = The process for calling for a new vote
- Replicating the process used for the prior vote
  - No change in ballot
  - Electronic Voting & Paper Ballots will be provided
  - Communication to Membership after Annual Meeting
  - Electronic voting begins when email communication occurs
  - Materials sent via USPS by Tuesday, January 30
  - Voting concludes February 23 at noon
  - Voting results revealed at 4:00pm

# CANCELLATION OF VOTE & SPECIAL MEETING

Topics covered today:

- What happened? When? – Pat McKnight
- Why did the Board decide to cancel the vote? - Walt Nester, Partner Burr & Forman
  - What options were considered?
- How will the POA operate without newly elected Board members? – Kelly Boss

# CANCELLATION OF VOTE / SPECIAL MEETING

## What happened?

- A “link” included in the January 7 membership communication misdirected Members to a Test Ballot within Survey Monkey website.
  - The Test Ballot does not record a vote
  - The “links” in other communications were not affected (December 20, January 16).
- The lower than historical voting levels, combined with isolated feedback from Members voting electronically prompted the Board to investigate.
- The Board identified the potential problem on January 20 and the time period most likely affected.
- The Board discussed with POA outside counsel (Burr & Forman) on January 22 and developed through email tracking analytics a potential list of impacted Members.

# CANCELLATION OF VOTE / SPECIAL MEETING

## What happened?

- Burr & Foreman analyzed the data and identified 63 Members who clicked the link where no votes were recorded – January 22.
- The total number of Members who were affected is not known but believe it's up to 100.
- The Board explored options, discussed with outside counsel, and made decision to cancel the vote – January 23.
- The Board strictly maintained Member's voting confidentiality and identity.

# CANCELLATION OF VOTE / SPECIAL MEETING

## Why did the Board with input from POA outside counsel cancel the vote and call for a Special Meeting – new vote?

- The total quantity of missing votes and Members affected is uncertain.
- Alternatives to obtain missing votes could not ensure an accurate final vote count and could also have the appearance of tampering by reaching out to individual members to ascertain their votes.
- Burr & Forman provided guidance to Board and concurred with Board's decision.
- What happens in the Special Meeting and subsequent vote?
- How can the POA govern/operate without newly elected Board members?

# CANCELLATION OF VOTE / SPECIAL MEETING

How will the POA operate without elected Board members and be compliant with our By-Laws?

- Burr & Forman has agreed to the path forward
- Existing Board members remain on the Board until election completed on February 23rd.
- Current Board officers will resign, and new officers will be appointed pursuant to Section 6.04 of our Bylaws from January 26 – February 23.
- Committee Members and Chairs will assume their roles as scheduled.
- Current Board members will vote on matters requiring Board approval in this interim period.
- The constitute of the new Board beginning February 23 will assume Board responsibilities and officer elections will take place on February 24th.
- Slate of 2024 Board Members have already been attending Board Budget and Working Session meetings since November in an effort to streamline onboarding and transfer of knowledge. They will continue to participate in this manner for the month of February 2024.

# CANCELLATION OF VOTE / SPECIAL MEETING

## What has been done to ensure integrity in the electronic voting process?

- The root cause of the problem was identified, which was human error and not an IT glitch with the software application.
- There will be written procedures adopted and additional testing performed for all governance / voting matters moving forward.
- Ad Hoc IT Committee and our IT third party vendor to either confirm and/or recommend best Voting Application for the future votes.
- Q&A

# 2023 Highlights

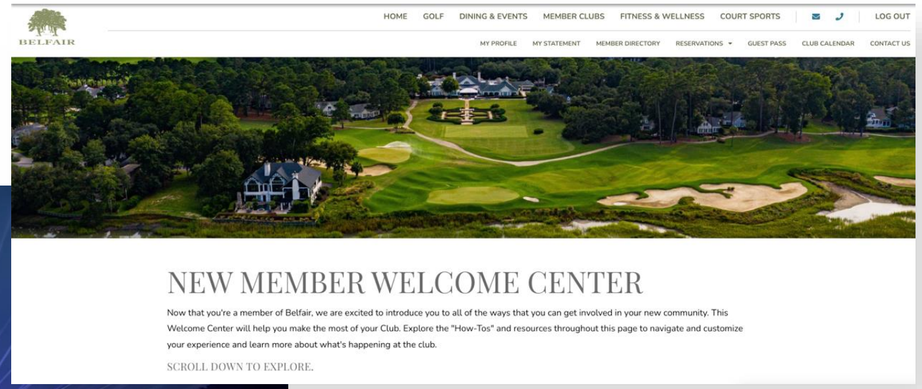
# A LOOK BACK AT 2023…

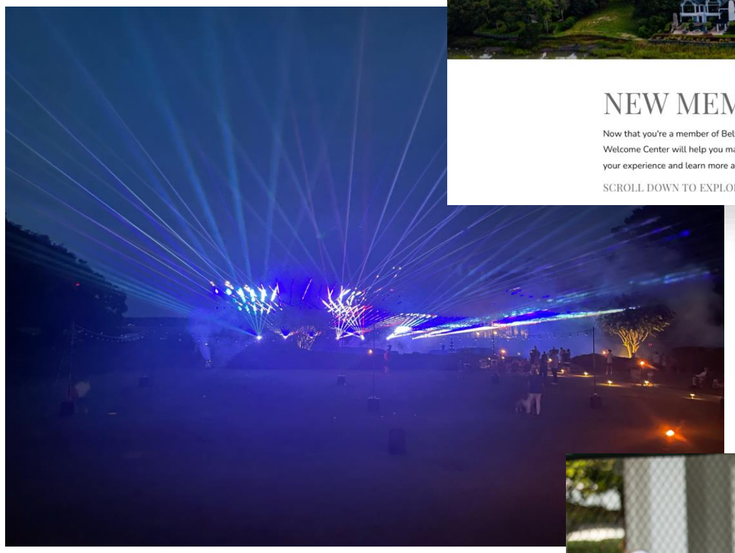
## *Improving the Membership Experience – Actions Taken*

- To drive ongoing improvement in Course Conditions –
  - New Director of Agronomy – Matt Tacilauskas
  - Capital investments made:
    - XGD (drainage) on East, holes 1, 3, 5
    - New agronomy equipment – 2024.Q1
    - 2024 operating budget increases
  - Increased maintenance days/priority on calendar
  - Overseed / “pigment” strategy
- To deliver a great golf experience:
  - New Director of Golf – Zack Stanley
  - Outside services team training and leadership – Sam Taylor
  - New learning instructor
  - New golf cart fleet
  - Clear principles and process for Golf Calendar

# A LOOK BACK AT 2023…

## *Improving the Membership Experience – Actions Taken*



- Funding of Court sports activities:
  - Grand opening event
  - Tennis clinics & events (XGlosive)
  - Investment in pickleball & tennis lights
- Food & Beverage:
  - Additional events & dining experiences
  - 4th of July Celebration
  - Café 37
  - Bistro acoustics
- Membership & Communications
  - Onboarding: materials & website design changes
  - Improvements in timeliness, relevance & technology
  - Improved WeCare responsiveness
- Additional Club within a club activities / trips

# A LOOK BACK AT 2023…

## *Investing in our future….*

- Strategic plan – roadmap for the next 5 years
  - 90% complete – finalize in Q2
  - Clubhouse Enhancement Project
- Safety & Security
  - Transition to Securitas + East gate backup eliminated
  - Improved control of nighttime gate access
  - Increased nighttime and traffic patrols
  - Perimeter fencing - East side
- Infrastructure
  - Paving 5-year comprehensive plan completed - $800K in savings
  - Rookery study & funding for dredging approved
  - Stormwater piping inspection / maintenance
  - Weir permanent solution completed, funded and scheduled

# A LOOK BACK AT 2023…

## *Strengthening our capabilities to ensure continuance*

- Governance:
  - Expanded / refocused committees: Infrastructure, Community Standards & Beautification, Greens
  - Completed full review of By-Laws & Covenants – Member vote in Q2 on prospective changes
  - Developed standards & processes for Community Standards & Beautification Committee
  - More inclusive process for selecting key leadership team positions
  - Formalized Compensation Committee Charter
- Finance:
  - Team capabilities + internal process improvements
- Member facing headcount investments
  - Event planning
  - Learning Center instructor
  - Marketing Communications
- Troon contract extension to 2028

# RECENT BOARD ACTIONS

- Capital spending requests:
  - Approved $394K drainage improvements (XGD) for execution in the summer of 2024 for #11 East, #13 East, #10 West.
  - Approved Nifty Lift Purchase for $38K at the request of the Agronomy team for in-house tree trimming reducing operational expenses paid to outside tree vendors.
  - Approved replacement of heater for the indoor hot tub.
- Board adopted and approved the Finance Committee's new Initiation Fee Policy.
- Approved Year Two Paving Plan and awarded contract to Bennett in the amount of $152K.
- Board approved formation of an IT Ad-Hoc Committee

# Member Experience Operational Update

# ASSOCIATE RECOGNITION – 2024 ANNUAL ASSOCIATE AWARDS

***Front of House Award***
Simon Murray
Banquet Captain

***Back of House Award***
Rosalina Alfaro Leonor
Greenskeeper

***Manager of the Year Award***
Mason Stutler
Head Golf Professional

***Manager of the Year Award***
Suzi Reed
ARB Administrator

***Associate of the Year Award***
Sam Taylor
Guest Outside Services

# BELFAIR ASSOCIATE RECOGNITION

Please help us congratulate our October through December
Sandi Hardwicke Outstanding Employee Award winners!

Simon Murray
Banquet Captain

Megan McManus
Accounts Receivable/F&B
Administration Specialist

Stan Roach
Master Club Fitter

# 2023 EMPLOYEE ANNIVERSARIES

## 5 Years of Service

Beverley Campbell

Deb Roller

Eric Millinder

Erika Calabretta

Fatima Molina Palacios

Jose Gonzalez Mata

Karla Eibling

## 10 Years of Service

Suzi Reed

## 20 Years of Service

Hugh Edwards

# NEW STAFF AT BELFAIR!

## PLEASE HELP US WELCOME....

Alyssa Markham
Events Coordinator –
September 8th

Matt Tacilauskas
Director of Agronomy –
September 18th

Nancy Harvey
Senior Instructor–
October 10th

Kylia Jacobson
Social Coordinator –
October 24th

Zack Stanley
Director of Golf –
November 20th

# NEW STAFF AT BELFAIR!

## PLEASE HELP US WELCOME....

Jerome Louie
Interim GM –
January 12th

Antonio Scotti
Interim Sous Chef –
January 23rd

# NEW MEMBERS! NOVEMBER - JANUARY

Welcome!

Michael & Toni Ballweber
West Fargo, ND

*Toni: Full time resident*
*Michael: Part time resident until retirement*

Ben & Jan Mondics
Hudson, OH

*Part time residents*

Steve & Angela Kenney
Lunenburg, MA

*Part time residents*

Dean Scribner & Holley Hawthorne
North Arlington, VA

*Part time residents*

David & Helen Braverman
Philadelphia, PA

*Part time residents for one year*

Carmen & Linda Leone
Atlanta, GA

*Primary residents at Belfair*

Frank & Dawn Scalici
Sterling, VA

*Part time residents*

Robert & Rosemary Maher
Woburn, MA

*Part time residents*

William Burke &
Kathleen Goullet
Bay Harbor Islands, FL

*Part time residents*

# NEW MEMBERS IN 2023

Hamby, John & Christine
Temecula, CA

Heine, Tarkton & Kristen
Bloomfield Hills, MI

Robertson, Dan & Claudette
Ridgefield, Connecticut

Angelone, Mario & Ann
Wheaton, IL

Cassella, Nicholas & Karen
Collierville, TN

Lankler, Andrew & Beth
Far Hills, NJ

Rich, Burton & Claire
Medford, NJ

Dadura, Jim & Becky
Wilmette, IL

Lang, Craig & Beverly
Scottsdale, AZ

Schmidt, Joachim & Rosemarie
Grand Rapids, MI

McCormick, John & Kelly
Shrewsbury, NJ

Williard, Michael & Christine
Blacklick, OH

Evanoski, Chuck & Cindy
Pittsburg, PA

Dicker, Thomas & Sharon Berman-Dicker
Boston, MA

Kelly, Robert & Victoria (Vicki)
Washington DC

Pisaro, Brian & Barbara
Reston, VA

Garley, Scott & Janet
Little Sliver, NJ

Champlin, Geoff & Jenifer
Daniel Island, SC

Macdonald, Quinton & Courtney
Nashville, TN

Pearlman, David & Kimberly Bombard-Pearlman
Penfield, New York

Cooper, Scott & Patty
Glen Gardner, NJ

Rothmeyer, Marcus & Tracy
Palatine, IL

Brousseau, Chuck & Lisa
Ellicott City, MD

Kester, John & Kelly
Boerne, TX

Zaletsky, Robert & Carolyn
Brookfield, CT

Flanagan, Neil & Lisa
Ridgefield, CT

Mele, Raymond & Dawn
Bethel, CT

Miller, Stephen & Elizabeth
Dunlap, IL

Sinnigen, Gregory & Corrine
CA

Turtola, James & TerryAnn
Flemington, NJ

Abel, Brian & Linda
Isle of Palms, SC

Parsons, Gregory & Barbara
Clarkson, MI

Farris, Len & Laurie
Laconia, NH

Holliday, Brian (Doc) & Andrea
Atlanta, GA

O'Donnell, Dr. Kelly Ann & Reed, Dr. Michael
Severna Park, MD

DeVine, John & Peggy
Aiken, SC

Landau, Samuel & Kalberer, Lisa
Boston, MA

Graul, Tom & Noreen
Warwick, RI

Powers, Michael & Patricia
Columbus, OH

Scribner, Dean & Hawthorne, Holly
North Arlington, VA

Ballweber, Michael & Toni
West Fargo, ND

Mondics, Ben & Jan
Hudson, OH

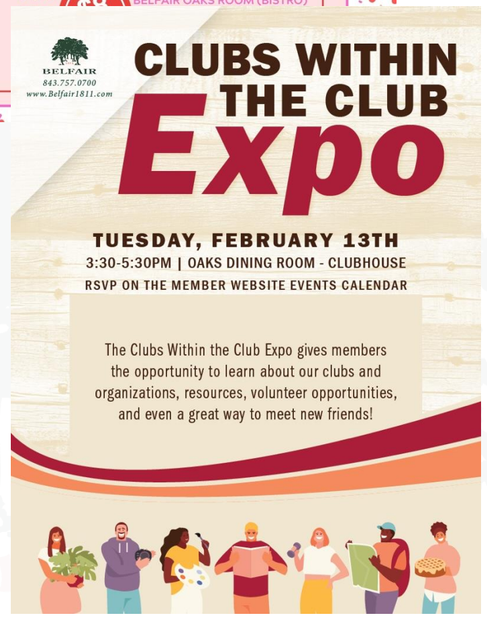
Braverman, David & Helen
Philadelphia, PA

Kenney, Steve & Angela
Lunenburg, MA

Leone, Carmen & Linda
Atlanta, GA

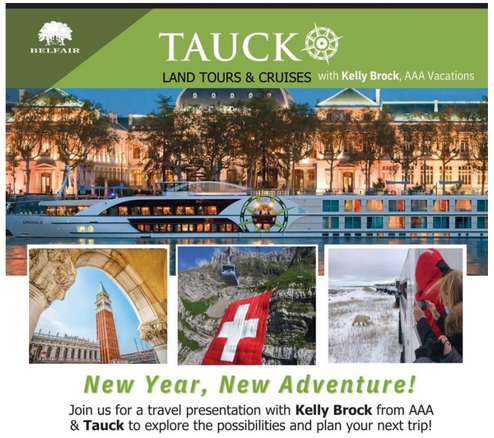
**45 New Members in 2023!**

# Upcoming Events




## Upcoming Events

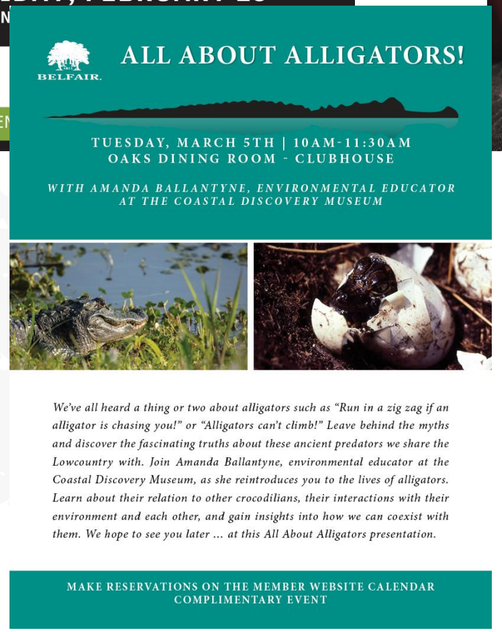
BELFAIR
HISTORIC BLUFFTON
WALKING TOUR
HBF
FRIDAY, FEBRUARY 16TH
~ 10:00 AM ~
$27.50 per person
Heyward H
Enjoy a 1-mile tou
and two
Casual & Comf
Start Time 10
RSVP ON MEMB


BELFAIR
TAUCK
LAND TOURS & CRUISES with Kelly Brock, AAA Vacations
New Year, New Adventure!
Join us for a travel presentation with Kelly Brock from AAA
& Tauck to explore the possibilities and plan your next trip!
FRIDAY, FEBRUARY 23
12 N
RSVP ON ME

BELFAIR
843.757.0700
www.Belfair1811.com
BELFAIR'S GOT
TALENT
2 Night Event
FEBRUARY 27TH & FEBRUARY 28TH
Oaks Dining Room
5:30PM - COCKTAIL HOUR
6:30PM - DINNER | 7:30PM - SHOW BEGINS
Tomato Basil Soup
Build Your Own Petite Iceberg Wedge Salad
Chicken Francese organic chicken breast sautéed in egg with lemon caper sauce
*Vegetarian Penne Vegetables Pasta spinach, sun dried tomatoes, roasted artichoke hearts, lemon white wine cream sauce
Brown Sugar Salmon crusted in fennel seed, black pepper and brown sugar topped with citrus dill slaw
$59.95++
per pe
per
MAKE RESE
72

BELFAIR
ONE.NIGHT.ONLY.
Pat Guadagno
SHOW
SUNDAY, MARCH 3 | OAKS DINING ROOM
$54.95++ PER PERSON | RSVP ON MEMBER WEBSITE
COCKTAIL HOUR: 5:30PM | DINNER BUFFET: 6-7PM
SHOW STARTS @7PM
72-HOUR CANCELLATION | DRESS CODE: COUNTRY CLUB CASUAL
His unique interpretations of other artists' work are prominent in both his recordings and onstage, where he has created reverent, theatrical productions celebrating the music of Tom Waits, Van Morrison & Bob Dylan.
BUFFET MENU
ROMAINE AVOCADO & TOMATO SALAD
Marinated Tomato, Avocado Salad
Over Romaine Lettuce
ITALIAN CHOPPED SALAD
Salami, Pepperoni, Olives, Mozzarella,
Red Onion with Radicchio and Arugula
SPAGHETTI AGLIO E OLIO
SHRIMP SCAMPI
CHICKEN PICATA
MIXED ROASTED VEGETABLES
GRILLED ASPARAGUS
POTATO CROQUETTES

BELFAIR
KIDS CLUB
THURSDAY.MARCH 7TH
4:30- 5:30 PM | BELFAIR OAKS ROOM (BISTRO)
REPTILES
FOR KIDS!
WITH THE COASTAL DISCOVERY MUSEUM
Meet some of the coolest critters around...
REPTILES!
SET TO KNOW
Lowcountry lizards, snakes, turtles & alligators.
LEARN WHY
These cold-blooded critters are important & examine the fun adaptations they have that help them survive in the wild.
FREE TO ATTEND | ALL AGES WELCOME!
RSVP ON MEMBER WEBSITE
72-HR CANCELLATION


BELFAIR
ALL ABOUT ALLIGATORS!
TUESDAY, MARCH 5TH | 10AM-11:30AM
OAKS DINING ROOM - CLUBHOUSE
WITH AMANDA BALLANTYNE, ENVIRONMENTAL EDUCATOR AT THE COASTAL DISCOVERY MUSEUM
We've all heard a thing or two about alligators such as "Run in a zig zag if an alligator is chasing you!" or "Alligators can't climb!" Leave behind the myths and discover the fascinating truths about these ancient predators we share the Lowcountry with. Join Amanda Ballantyne, environmental educator at the Coastal Discovery Museum, as she reintroduces you to the lives of alligators. Learn about their relation to other crocodilians, their interactions with their environment and each other, and gain insights into how we can coexist with them. We hope to see you later ... at this All About Alligators presentation.
MAKE RESERVATIONS ON THE MEMBER WEBSITE CALENDAR
COMPLIMENTARY EVENT

CreditOne
Charleston Open
TENNIS
BELFAIR
BELFAIR BUS TRIP
THURSDAY, APRIL 4 | 8 AM - 7 PM (APPROXIMATELY) | DEPARTURE FROM CLUBHOUSE @ 8 AM RETURN BY 7 PM
Enjoy a full day at the Credit One Charleston Tennis Open on Daniel Island watching the Top Women's WTA players compete in a small, beautiful intimate setting.
Bus transportation & snacks included!
$150 PER PERSON
Registration on ForeTees will Open
Mon. Jan. 22 @ 5PM
TO NOTE:
WE WILL LEAVE BELFAIR RAIN OR SHINE
TOURNAMENT RAIN POLICY IS IF ONE MATCH IS COMPLETED THE SESSION IS VALID.
ALL TICKET SALES ARE FINAL (REFUNDABLE ONLY IF THEY CAN BE RESOLD)
DRESS CODE: COMFORTABLE CLOTHING TO WATCH TENNIS MATCHES
REGISTRATION CAPACITY: 38 PASSENGERS

BELFAIR
843.757.0700
www.Belfair1811.com
LECTURE SERIES
HURRICANE
PREPAREDNESS
WEDNESDAY, MAY 15TH
10AM - 11:30AM | OAKS DINING ROOM
CLUBHOUSE
Belfair Lecture Series features a presentation about Hurricane Preparedness
WITH THE BLUFFTON FIRE DEPARTMENT
RSVP ONLINE
HURRICANE SEASON
If you have recently moved to the Lowcountry and haven't experienced Hurricane Season or are already a local but want to learn more, you won't want to miss this very informative presentation!

# Community Impacts

# A LOOK AHEAD IN Q1 & Q2...

Upcoming in Q1-Q2

- Rookery Rehab, awaiting permitting
- Slurry on roadways where patch work took place; Manchester Court, East Summerton Drive/Court, Edisto Drive, Kershaw Drive, West Kershaw Drive, Lexington Drive, Abbeville Court, Belfair Oaks Blvd., Belmead Drive, East Cottage Circle, Edisto Drive, West Cottage Circle.
- Stormwater Slip Lining, awaiting quote
- Belmead Drive cul-de-sac rejuvenation
- Weir

# Finance Update

# 2023 ACTUALS (Unaudited)

## ($ Thousands)

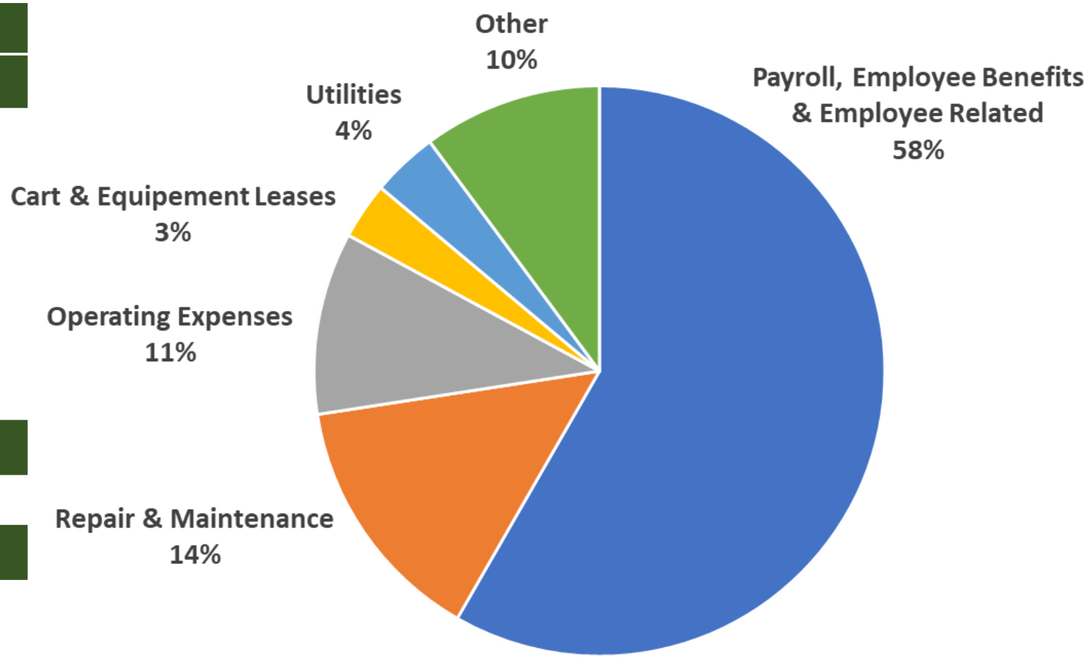
- Revenues up 9%
  - ✓ Operating Dues up 11%
  - ✓ Non-dues revenues up 7%
- Operating Expenses up 9%
  - ✓ Increases in payroll & benefits (11%)
  - ✓ Property Insurance up $194K (56%) due to increased wind premiums
- One-time items
  - ✓ Lot sale of $98K
  - ✓ Bad debt recovery of $156K
- Capital income up 12%
  - ✓ 50 property sales in 2023 versus 63 in 2022.
  - ✓ Increased initiation fee ($70K) for full year in 2023.

| | 2023 | B/(W) than 2022 | |
|---|---|---|---|
| | Actuals | $ | % |
| Total Revenues | $20,019 | $1,688 | 9% |
| Less: Cost of Goods Sold | (2,143) | 89 | 4% |
| **Gross Profit** | **17,876** | **1,777** | 11% |
| Operating Expenses excluding Depreciation | (17,827) | (1,539) | -9% |
| **Net Operating Profit** | **49** | **238** | |
| Depreciation | (2,991) | (351) | -13% |
| **Net Income** | **(2,942)** | **(113)** | -4% |
| **Capital Dues & Fees** | **5,858** | **633** | 12% |
| **Change in Net Worth** | **$2,916** | **$520** | **22%** |

# OPERATING EXPENSES

*($ Thousands)*

| | 2023 | B/(W) than 2022 | |
|---|---|---|---|
| | Actuals | $ | % |
| Payroll, Employee Benefits & Employee Related | $10,542 | ($1,056) | -11% |
| Repair & Maintenance | 2,580 | (384) | -18% |
| Operating Expenses | 1,869 | (91) | -5% |
| Cart & Equipement Leases | 580 | 86 | 13% |
| Utilities | 679 | (18) | -3% |
| Other | 1,833 | (246) | -15% |
| **Total Operating Expenses** | **18,083** | **(1,709)** | **-10%** |
| Other Non-recurring (Revenue) Expense | (256) | 170 | 199% |
| **Total Operating Expenses & Non-recurring Items** | **$17,827** | **($1,539)** | **-9%** |




- 2023 Operating Expenses up 9% to 2022.
  - ✓ Payroll and related items up 11% due to inflation and market conditions.
  - ✓ Repairs & Maintenance up 18% to budget driven by increased chemicals expenses.
  - ✓ Other expenses up 15% to budget driven by $194K in increased insurance costs.
  - ✓ Non-recurring revenue from POA lot sale of $98K and bad debt recovery of $156K.

# INVESTMENTS

**($ Thousands)**

- Investments as of December 31, 2023:
  - ✓ Money Market (5.18% yield) $3,052
  - ✓ Tbills
    - 60 Days (5.33% to 5.38% yield) $1,546
    - 90 Days (5.33% to 5.40% yield) $7,727
  - ✓ Total Invested $12,325
  - ✓ Total Investment Income $ 423

# CAPITAL RESERVE FUND

($ Thousands)

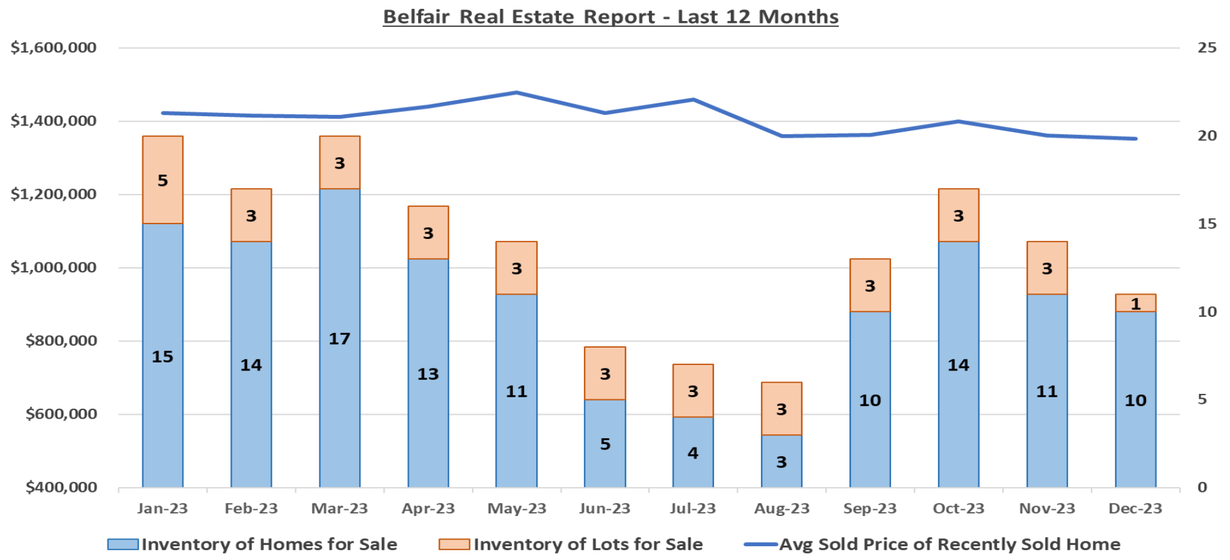
| | 2023 Actuals | 2022 Actuals |
|---|---|---|
| **BEGINNING CASH** | **$3,375** | **$4,933** |
| **CAPITAL CONTRIBUTIONS** | | |
| Capital Dues | 2,061 | 2,093 |
| Capital Interest Income | 213 | 2 |
| Initiation Fees | 3,234 | 2,780 |
| Facility Master Plan | 367 | 374 |
| **Total Contributions** | **5,875** | **5,249** |
| **Total Capital Expenditures** | (1,627) | **(7,128)** |
| Bond Repayments | (75) | (65) |
| 2020 Profit Transfer | | 386 |
| **NET INCREASE/(DECREASE) IN CASH** | **4,173** | **(1,558)** |
| **ENDING CASH - CAPITAL** | **$7,548** | **$3,375** |

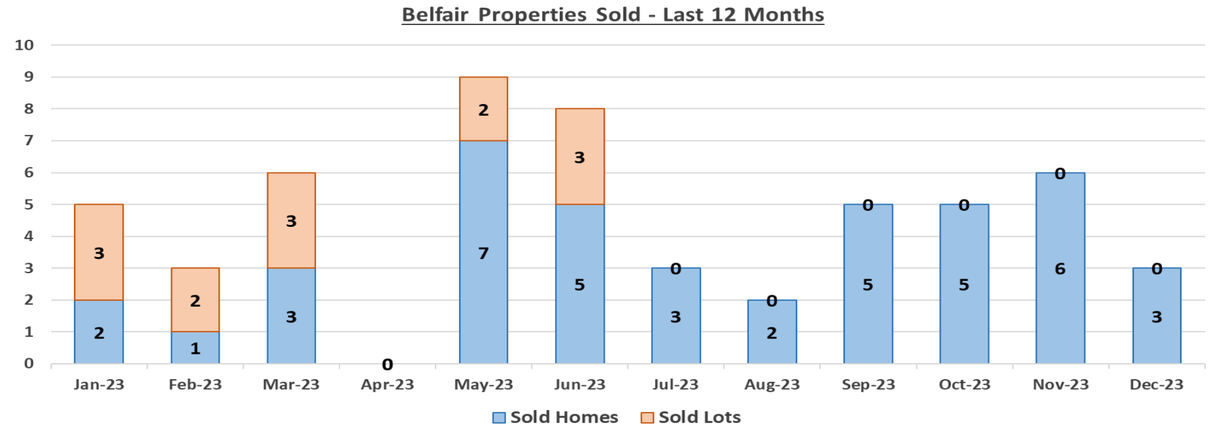
- 50 initiation fees in 2023; Budgeted 38 for 2024.
- Timing difference between actual capital expenditures versus when budgeted.
  - Clubhouse refresh deferred, paving and stormwater expenditures moved to 2024.
- Capital cash of $7.5M ending 2023, $4.1M growth over 2022 and $0.4M higher than forecast.

# REAL ESTATE HIGHLIGHTS

| | Dec-23 | Year To Date |
|---|---|---|
| Homes Sold | 3 | 42 |
| Private Lots Sold | 0 | 12 |
| POA Lots Sold | 0 | 1 |

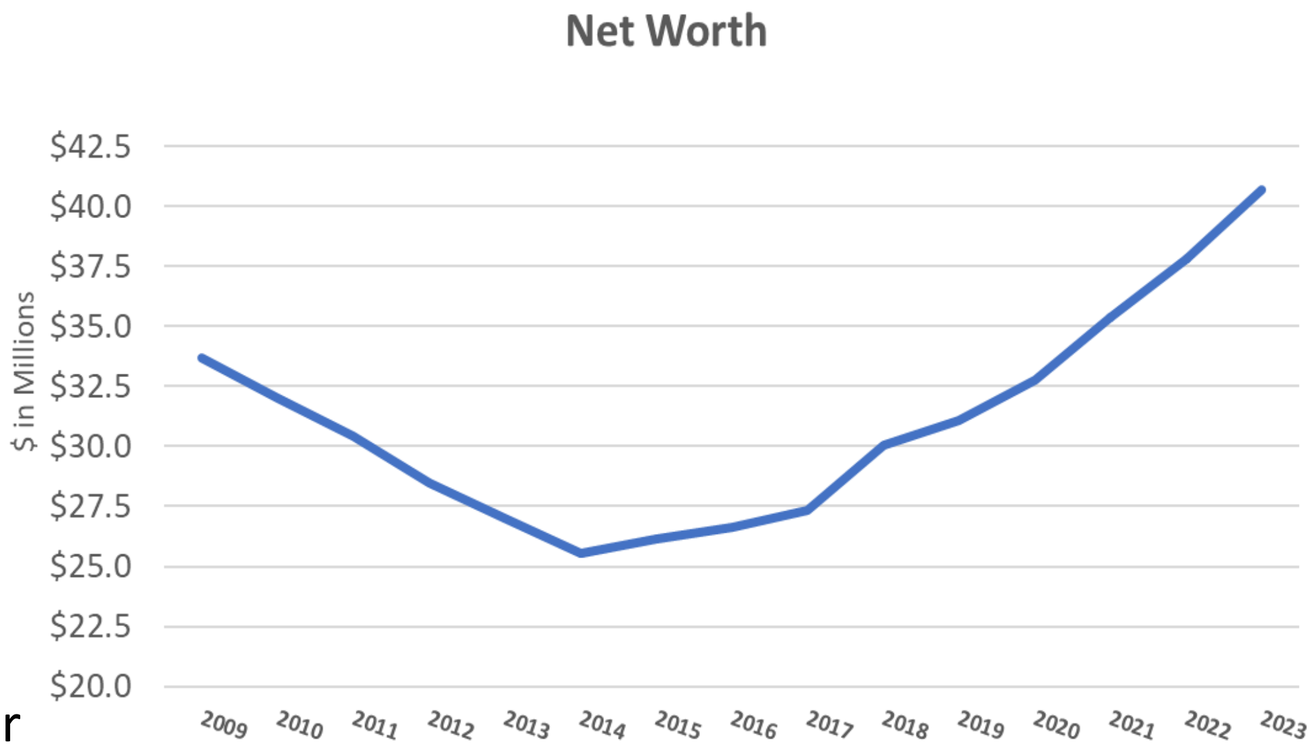
| | As of Current Month |
|---|---|
| Homes Under Contract | 8 |
| Private Lots Under Contract | 0 |
| POA Lots Under Contract | 0 |



# GROWTH IN NET WORTH

- What is Net Worth?
  - ✓ Club's assets less what we owe
  - ✓ Important gauge of the club's health and financial condition
  - ✓ Increasing net worth = increasing value and financial health
- Why Do I Care?
  - ✓ Financial Stability
  - ✓ Investment > Depreciation
  - ✓ Attract new members
  - ✓ Aspirational Capital
- Net worth increased $2.9M in 2023, 7.7% (5 year CAGR 5.6%).
- Benchmark is +5% CAGR (75th percentile)



# Committee Assignments

“Unless someone like you cares a whole awful lot, nothing is going to get better. It’s not.” - Dr. Seuss

# THANKS TO THOSE WHO SERVED...

## Committee Members Rolling Off

- Mark Andreassi
- Mark Collins
- Bob Taylor
- John Kropski
- Peter Reinhart
- Joe Baker*
- Joe McGarr*
- Bob Nadeau
- John Patterson
- Bob Nadeau
- Roz Richman
- Nancy Kuykendall
- Stan Hall
- Tom DiGiacomo
- Tim Screen
- Janine Propst
- Ron Wilson
- Steve Roorda
- Ken Johnson
- Chris Olsen
- Frank Farese

# COMMITTEE ASSIGNMENTS

## ARB
Board Liaison: Peter Reinhart

Staff Liaison: Suzi Reed
Richard Ferguson
Paul Scott
James Stevens, Chair
Jim Walsh
Donna Otten

## Community Standards & Conflicts
Board Chair: Ed Petrozelli
Staff Liaison: Jerome Louie
Bob Willis
Laurel Ludden
Michael Killary
Anne Oberg
R. Scott Garley
Jodie McKnight

## Finance
Board Chair: Ken Maxon
Staff Liaison: Rod Bullock
Tim Knipfer
Brendan McCahill
John Martin
Doug Brown
Mark Wilson
Jim Knell

## Fitness, Court Sports, Health & Clubs within a Club
Board Chair: John Kropski
Staff Liaison: Adrienne Ballingall, Ali Weary & Kylia Jacobson
Robert Bell
Thom Schmidt
Suzanne Butler
Theodore Joubert
Mark Collins
Walter Markl

## Golf
Board Chair: Meg Woodruff
Staff Liaison: Zack Stanley
Alyce VanWagner
Steve Dover
Mark Hermann
Jeff Hickling
Bunce Atkinson
Peter Gaw

## Greens
Board Chair: John Rohrs

Staff Liaison: Matt Tacilauskas

Dave Plaster
Kress Riley
Ellen Fenton
Thomas Cowley
Rich Meyer

## Social, Lifestyle & Events
Board Chair: Peter Reinhart
Staff Liaison: F&B Director
Ursula Atkinson
Ruth Knockeart
Holly Schmidt
Liz Brandel
Gail Bujold
John Utter

## Nominating Committee
Mark Feinberg, Co-Chair
TBD, Co-Chair
Liz Brandel
Lauren Jackson
TBD
TBD

## Infrastructure
Board Chair: Ed Elanjian
Staff Liaison: Bart Bradshaw
Craig Gordon
Greg Shaw
Ross Kuykendall
George Davagian
Michael Suter
Doug Boss – IT Ad hoc
Tom DiGiacomo – IT Ad hoc

## Community Standards & Beautification
Board Chair: Jeanne Darcey
Staff Liaison: Bart Bradshaw
Janine Propst
Debbie Orbacz
Deb Knudsen
Chuck Francavilla
Steven Ramstack
Christie Henry

**Newly Elected**

# A Look Ahead

## in 2024

# A LOOK AHEAD IN 2024…

## *Initial priorities….*

- Selection of new General Manager, Executive Chef and new Food and Beverage Director.
- Finalize Strategic Plan in Q2
- Clubhouse:
  - If project approved, begin groundwork, bid and select General Contractor and Project Manager.
  - If not approved, address critical needs – For example refreshing ladies locker room and wet areas
- Bistro – Propose permanent solution for outside dining and additional seating to address demand.
- Golf Course conditions – Successful Spring transition
- Golf Experiences – Ensure that all golf experiences are elevated by refreshing and updating all programming.
- Solution(s) for improving 1811 Grille Dining Experience
- Infrastructure projects:
  - Execute on Paving, Rookery and Stormwater Drainage Plans
  - Create and adopt plan to maintain pond health & flood control

# NEW GENERAL MANAGER SEARCH

- KK&W leading the search
  - Position Profile completed this week
  - Nationwide Search
  - Focus on Hospitality and Food and Beverage
  - Staff and Membership Engagement Key Attribute
- Troon is involved with the search and the Troon Management Services Agreement is not impacted by the Board's hiring of KK&W.
  - Troon had very limited candidates to recommend.
  - Most clubs use a recruiter for this most important hire.

# President's Remarks

*"The greatness of a community is most accurately measured by the compassionate actions of its members."* – *Coretta Scott King*

- Belfair Charitable Fund: $1M over the past 9 years donated to local charities in past 5 years
- Associate Holiday and Employee Assistance Fund: 97% participation
- The "Belfair Wave"
- Grandma's Attic, Grandpa's Garage, and Grandpa's Attic
- Neighbors taking care of neighbors in need – meals, visits, rides
- Extensive participation as volunteers in area charities

***The best part of Belfair are not the amenities but the community we are part of!***

# *Reflections*
# *&*
# *Thank Yous*

1811
BELFAIR
25 BELFAIR
Thank You