

## January TCC Board Meeting Minutes

Meeting was called to order by Rod at 8:23 PM

Welcome Kerri and Shane to the board.

Lisa made a motion to approve minutes. Chris seconded M/C

Lisa made a motion to approve the balance sheet and income statement. Chris seconded M/C

Chris Steffen

Fairway mower lease payment actually decreased a little decrease from the updated document. Winter Cart shed rental was \$400. Chris summarized activity from the pro shop including some new members, golf simulators, and cart shed rental. Brought up the ideal of a golf range membership for members only to use them when they are not being rented or in a league. Chris to put together a proposal for member fees for simulator fees and range membership. Brought up more ideas about how he sees the simulators and the golf course going forward.

Chris Pruess and Chris Steffen to facilitate some advertising for the clubhouse calendar.

Lisa brought up that the members that joined for 2022 will need to be contacted for any raise in dues.

Bills to be approved motioned by Lisa and approved by Chris M/C

Board for the Cart Sheds - Chris Pruess and Shane Martin

- Budget for two new doors and openers would be no more than \$3,000

Clubhouse committee - Lisa, Kelly

Grounds committee - Rod, Shane, & Chris

Membership committee - Rod & Kerri

Events Committee - Entire Board

Men's Eastern Iowa and 100th anniversary will be in 2023.

Rod to get written documentation of amount of donations

Motion to approve 480k loan at 3% on a 30 year term with Steve Maurer. Motion by Shane  
Seconded by Chris. M/C

Chris Steffen Superintendent salary increase of 12% with an option at the end of the year for bonus on simulator income. Motioned by Chris and seconded by Lisa. M/C

Next meeting will be held on Feb. 28th at 6:30 PM

Dues will increase 5% from 2021.

Discussion on couples membership or other membership options.

Vote on 2022 officers:

President = Shane (Lisa nominated) (Accepted) M/C

Vice- President = Chris Pruess (Lisa nominated) (Accepted) M/C

Motion to adjourn made by Lisa and seconded by Chris.

Called the meeting order by Shane Boeve at 6:30 PM

Members present are Shane Martin, Rod Ferris, Lisa Mosier, Shane Boeve, Kelly & Kerri

Lisa Mosier son presented to the board that we donated to the Tipton After Prom

Shane began the meeting collecting his thoughts on board items going forward, and empowering the board committees.

Lisa made a motion to approve prior month's minutes. Seconded by Kelly

Profit and Loss - Motion to approve by Lisa. Seconded by Kelly. M/C

Balance Sheet - Motion to approve by Lisa. Seconded by Kelly. M/C

Bills to be approved - In addition to : City of Tipton, Grinnell Mutual, LPH Installations

Lisa motioned seconded by Shane Martin M/C

Chris Steffen

Utility Cart - Looked into new - \$5,500 for a Toro model with electric dump box that will be used almost everyday during the summer

Status of golf calendar - 99% done - golf calendar hasn't changed much - Multiple day events are new this year to bring in more teams

July 2nd - Big money tournament - Potential to bring in \$4,000 - 4 man best shot - \$400 per team and hopefully about 20-24 teams

Trent to meet with Kim to add events to the calendar

Golf calendar advertising sponsors up to 20 sponsors

To be discussed further : Tee sign advertising

Possibly at more barstools at the golf simulator bays?

Groupon alternative - Punch cards with 20 punches for \$250

- Advertising to go on the facebook page and website

Bag tags? New ones for 2022? Order stickers or just markup the old ones?

Sign in sheet for guests only in the pro shop to cut down on the amount of people not paying green fees. Possible signage on the first tee to reaffirm that.

Bulletin board for the golf events, men's / women's golf items?

Split heater is no longer in the storage shed? Did someone pick it up?

Does the club want to provide divot tools to the pro shop. Chris to price out the cost and send out an email.

Simulator update:

- Going great so far \$4000 in January

Cart Paths

- Bob Golinhorst wants to donate the trail fees. Chris will put together a list for paths and try to price out any work that can be done.

## Pond

- Chris to look into something that will flow the water in the pond to cut down the scum.
- Water moving would cut down on the cat tails
- A water fixture of some sort would be pretty expensive for the club

## Trees

- Chris to contact and work with Bob Golinhorst about what trees may need trimmed

## Greenside Pub (Lessee)

- Membership Dinner
  - Greenside Pub is okay with the idea that will fall on a Friday or Saturday
  - The Board, the membership, and the Greenside pub would pick up the costs
  - Would lean towards a buffet style dinner
  - Date available?
    - First and last weekend in April ?
    - Leaning towards the first weekend
- Gift Cards?
  - Scrap the idea of taking old gift cards
- Greenside pub to look into a gambling license and he will
  - Rod motioned to pay for half of the gambling license seconded by Lisa M/C
  - Trent to bring check next meeting
- TCC purchased the water softener and TCC will pay for the salt
- Problems with the cooler and ice machine?
  - Greenside pub has yet to receive a bill
- He brought up the idea of adding a patio from the side door along with a privacy fence to have a spot for the dumpster, grease containers, and cans.
  - Current spot where the dumpster is is muddy
- Signage?
  - To make sure there is power to where there might be a more permanent sign in the future
- Barricades for the entrance and exit of the first tee paths?

## Committees Reports

- Shane to send out email for committee report
- Membership options?
  - To be talked about more once we get results from the committee
- Garage doors
  - To get actual quote at late date
- Bulletin boards?
  - How do we want to display the golf calendar and other events related to the club
  - Where do we want to put them?

## Utility Cart?

- Nash motioned to purchase utility cart seconded by Shane Martin M/C

## Barstools?

- Rod will check with Chris about Barstools and how many

#### Punch Cards

- What is the cost and what will the regular greens fees be ?
  - Previously 9 holes \$15 and \$20
  - 18 holes \$20 and \$25
  - Less if you play with a member?

#### Bag Tags

- Not much support for mandating the use of them?
- People can pick up and updated sticker from the pro shop

#### Tipton School Membership

- To pay for the family membership this year? Do we need to charge more?
- Nash argued that it should be more next year
- \$1,155 this year
- Motion Kelly seconded by Kerri M/C
- Trent to send a bill

#### Utilities for the clubhouse?

- Do we need to carve out the simulator bays or the pro shop?
- Board is under the impression that the lessee will continue to pay the utilities

#### Further bills for advertising will go to Greenside Pub

#### Membership certificates

- 1 for Single
- 2 for Family

#### Tipton Fire Department to buy storage unit for \$2,000

#### Water heater to be sold to whoever is interested?

#### Tim Ryan Idea regarding fence

- Trailer and cans look trashy and where do we need to have that located?
- Stink during the summer?
- Table discussion for now
- Do not want a trailer parked next to the building

Set up payment as a monthly minimum and if we have extra at the end of the year we pay down principal. Motioned by Lisa seconded by Rod M/C

#### Discount for new memberships?

- Shane Martin made mention that we need to look at the single membership
- Rod made a motion to do a 25% discount on every membership seconded by Lisa
- Applies to anyone who has not been a member for three years

#### Casino Night

- Board would like to get something together but we need to set a date and publicize it well

#### Raffle Idea from Rod

- Would need to set up a new bank account for the funds
- 200 tickets at \$50 a ticket
- Rod to get information for next meeting / committee

- Have tickets available at the membership dinner in April and start drawing in May

#### Pro Shop Proposals

- TCC to pay payroll
- Steffen to pay \$300 in April - September
- Set aside money for simulator revenue or repairs?
- Motion by Lisa second by Rod

#### Signage for Greenside Pub?

- Board doesn't like the idea of the digital sign

#### Tee Signs?

- Williamsburg school possibly be able to make
- Trent to look into which businesses have paid and when the last time we did it

#### After Prom Donation

- \$200 check to Tipton After Prom

Motion to adjourn Rod Seconded by Shane Martin M/C

Meeting called to order at 6:30 PM

Kelly, Shane Boeve, Chris Pruess, Rod, Kerri, Lisa and Shane Martin

Minutes Motion Kerri and seconded by Chris M/C

Bills Chris Kelly

Balance Sheet Chris Kelly

Profit Loss Kerri Rod

### Chris

Utility Cart purchased and picked up

Punch cards and divot fixers are ordered and will be here

Do we need to have promotional members pay the certificate the first year?

- Have not been doing that with few new members Chris has collected

Pond update

- ¾ hp subsurface bubbler is \$1,200 and with check with Roth
- Will just be a bubbler and not a fountain

Barrier

- West side of building with possible planters
- Tim Ryan requests that there be barriers on both sides
- Work day on trees
  - Most of the course clean up is done
  - Chris Pruess brought up that people would like to take out samplings in evergreens on 4
  - He can also facilitate a crew to use chipper and pick up other
- Golf Calendar is complete
- No bulletin boards ordered yet. Mens and Womens golf responsibility to purchase
- Chris is giving new members bag tags
- Barstools will get ordered soon

Greenside Pub

- Membership dinner reservations
- TCC to pay for half of the gambling licenses
- Status of moving the storage container and the cans/ waste fence/ area
- Assortment of items in the back that Ryan's will work through and TCC will work to sell the rest of the stuff
- Problems with ice maker still
  - Water softener causing issues or water pump
  - Tim to get pricing on ice maker repair and replacing
- Lighting on the patio steps to avoid falls
- TCC to get more outdoor tables
- Womens golf to keep getting bids on outdoor shades

## Grounds

- Tee signage - 12 open spots
- Continue with \$200 for 2 years
- Cost of actually creating the signs? Where to get them cut? Williamsburg schools or Syring
- Grounds committee to facilitate new businesses
- Work party to be put together by grounds committee

## Membership

- Continue to work on membership dues research

## Non-clubhouse

- Cart shed doors to be ordered
- Roof leaking on maintenance shed. Steel from old clubhouse can be reused
- Maintenance shed clean up
- Cart Shed clean up
- Go through with Steffen on what he wants to keep and not
- Consider the parking lot cost and how we are going to pay for it
  - What do we need to do now and what can we wait until later on
  - Consider seal coat for parking lots too?
- Board's best guess is around \$20-25k for the whole thing
- Went and looked at the fence options
  - Need to have further discussion with Pat Steffen regarding cost and Tim Ryan regarding what they will be acceptable with
- Pruess, Martin, and others to facilitate time to meet with Pat and communicate with Board

## Clubhouse

- Membership dinner
  - Members need to be paid and people need to make sure people coming to dinner have paid
  - Lisa, Pruess, Boeve, Rod, Kerri can work membership dinner
  - Boeve has written down the times for each people
  - Will pass out bag tags
- Ice Maker
- Signage
  - To facilitate with Ryan's regarding what they have in mind
- Kerri and Lisa to brainstorm regarding landscaping

## Events

- Casino night looking for May
- Raffle ticket idea - Look to start selling at the membership dinner
  - 200 tickets at \$50 each



Old business

- Clubhouse lease will start next month
- Tipton school signed lease agreement
- Run ad in the paper regarding membership discounts and raffle tickets
- Kirby Blake membership - continue with same agreement as last year
  - Motion my Lisa seconded by Rod

Motion to adjourn

By Kelly Chris seconded

Meeting called to order on April 18<sup>th</sup>, 2022 at 6:40 PM by Shane Boeve

Members present were: Shane Boeve, Chris Pruess, Lisa Mosier, Shane Martin, Rod Ferris, Kelly Banowetz, Kerri Nash, and Trent Schroeder.

Motion to approve Minutes by Kelly and approved by Chris Pruess. M/C

Motion to approve P&L by Chris Pruess and approved by Lisa. M/C

Motion to approve BS by Lisa and approved by Shane Martin. M/C

Motion to approve Bills by Lisa and approved by Kelly. M/C

#### Chris Steffen

Divot tools on the way

Simulator income and first month rent of proshop paid

Planter boxes ideas to come

Pond project on hold with fixture

Arborvitae trees to be put on 6 tee box to protect 5 tee shots

Nothing on split unit yet - Chris Steffen to check

Plan for trees presented by Chris Steffen and will be reviewed by the board

Board to discuss if Mike Fogg can be traded a golf membership for taking out the trees

Board to approve hiring Chris Steffen's son

Email to be sent out regarding work party for various items.

Golf sectionals to be hosted at TCC pending board approval

#### Greenside Pub

Countertops in the women's restroom and possible code violation

Still some issues with the pizza maker

Ice Maker has been working better recently

TCC to still reimburse Greenside pub for gambling license

7G to reimburse TCC for portion of the deck/ramp that was damaged with the keg drop

#### Grounds Committee

All of the spots are sold. See TCC spreadsheet.

Set a date for the work party : May 14th - Shane B. to provide email to send out

#### Membership Committee

Needs clarification on membership terminology.

Younger individuals under high school can purchase student membership

#### Maintenance Committee

Maintenance shed is in a bit of rough shape. Rain comes in under the foundation.

Possible garage idea for working on equipment. Chris S. currently has to take equipment to another site to work on. Board to come up with money for materials? Some members could frame and do most of the labor. Chris Pruess to look into the cost for building materials for a 20x20.

Signage for the parking? Currently have people parking in incorrect spots

#### Clubhouse Committee

Countertop for the bathroom? Pat or contractor to look at it and get ideas. Lisa Kelly and Kerri to get back to the Board on it.

Womens golf to still check on shades.

Signage for Greenside Pub - Lisa in charge

Motion to hire Cam Steffen. Motion by Lisa and Seconded by Chris. M/C

Motion to approve Mike Folks to trade labor for membership. Motion by Rod Seconded by Kelly M/C

Motion to approve trading \$500 for supplying tents for events. Rod motioned. Seconded by Chris Pruess. M/C

Sectional golf meet will be held on May 11th and start at 10am. Motion by Chris Pruess and seconded by Kelly. M/C

Meeting adjourned at 8:00 PM motion by Kelly and seconded by Shane Martin. M/C

May meeting called to order on May 16th at 6:30 PM by Shane Boeve.

Members present were Chris Pruess, Rod Ferris, Shane Boeve, Shane Martin, Kerri Nash

Motion to approve minutes made by Lisa and seconded Rod by M/C

Motion to approve Profit & Loss made Lisa by and seconded Chris P. by M/C

Motion to approve Balance Sheet made by Lisa and seconded by Rod M/C

Motion to approve bills made by Lisa and seconded by Shane M. M/C

#### Chris Steffen

- 9 punch cards already purchased. On a good track to get almost all of the same money.  
Discussion regarding who can play on what days and price of punch cards.
- Barrier ideas (planters) to be mocked up by Chris
- Storage container and split unit : no payment from them yet
- Shed spot changes Chris and Trent to coordinate
- Chris found 107 ash trees, Mike Foulks to donate labor for golf
- Looking to add a couple short trees behind hole 5 to prevent balls to 6
- Status of storage container in the parking lot. Still working on coordinating moving it for the fire department
- Lisa to communicate with Fire Department that they need to have it out of the end of May
- Shane and Lisa spoke with Greenside Pub about hours of operation. Possibility of getting a liquor license for Chris and Others to sell beverages out of the clubhouse.
- The lease does not require the lessee to be open specific hours
- Insurance required to sell out of there and license will be around \$5,000.
- We do not want people to be turned away because the clubhouse is not open.

#### Grounds committee

- Tee signs, if costs are much higher, TCC to pitch in.
- Work party went pretty well

#### Membership

- Do we want to contact people who joined last year and have not joined this year?
- Reimburse Scott Kepford for any portion of shed fee? Motion to reimburse made by Chris P. seconded by Rod M/C
- Changes to membership fees to be brought to board by October/November

#### Buildings

- 24x24 building to match new clubhouse, insulated and finished
  - No concrete, electrical, garage door = \$30k
  - With the above = \$50k
- Parking lot ideas? Cost of gravel for parking lot? Rod to contact Harry Wethington regarding pricing.
- Rod to also get pricing on seal coating

- Possible work party to lay concrete for handicap lot? Chris P. to look into pricing
  - Contact Terry Goert regarding qualifications for handicap spots
- Do we need to move handicap stalls?
- Cedar Co Golf Carts to give people go ahead to pay rent for winter storage of golf carts

#### Clubhouse

- Women's bathroom - Kerri and Lisa to look into what is needed and advise board on what needs to be purchased. Chris P. would be willing to install.
- Another bulletin board to come for men's bathroom
- Additional signage for outside?
- Shane B. to contact Pat Steffen regarding clubhouse punch list
- Shades are still in progress
- Pizza Oven : TCC to get their money back for it and make it GSP issues?
  - Look into alternatives : Lisa and Tim

#### Events

- Raffle tickets are still being sold
- Going to table casino night for now

Motion to adjourn made by Shane B. at 7:45 PM M/C

Meeting called to order by Shane Boeve at 6:35 PM

Board members present are Lisa Mosier, Shane Boeve, Shane Martin, Chris Pruess, Kerri Nash, Kelly Banowetz, and Trent Schroeder

Motion to approve minutes made by Lisa, seconded by Shane Martin M/C

Motion to approve P & L made by Lisa, seconded by Chris Pruess M/C

Motion to approve Balance Sheet made by Lisa, seconded by Shane Martin M/C

Motion to approve bills made by Lisa, seconded by Shane Martin M/C

Chris Steffen

Overview of May activity through Pro Shop.

Sod ordered to go next to the dumpster.

Pond aerator to be ordered by Chris as well. He will need to clean the pond first.

Punch passes are still being used. Some up for renewal soon

Still looking for small trees to put on 6 tee box and other places. Need to look for 6 total

Pro Shop going alright for Chris so far. Looking into locking the sliding doors to avoid possible theft.

Greenside Pub

Old pizza oven was picked up and GSP should be credited back for it.

New pizza oven should be here this week

Hours:

- Major events that play out at the course plan to be covered
- Fourth of July Monday still being decided by GSP
- GSP asking the Board for feedback related to hours

Tim made a statement that has been attached to the minutes.

Shane Martin and Boeve discussed that the Clubhouse committee should be in contact with GSP.

Shane Boeve also discussed some of the feedback that he has heard from the public.

Tim mentioned that his phone is always on the hours board and welcomes feedback at any time.

Birds in the air ducts are not as big of a concern now, we will evaluate going forward.

Grounds Committee

- Signs look great. Thank you again to Matt
  - Matt will bring group of guys to golf for payment
- Give a \$30 gift certificate to Seth Anderson for sign backing
- Change Tree Fund Savings account to General Maintenance Fund
- Combine the New Facility Fund and Tree Fund
- Check on grants for the handicap stall. Boeve and Lisa to check on the possibility of that.
- Put a switch on the light pole by 9 green?

#### Membership

- Options for membership
- Half year membership? Kelly motioned to not approve half year membership, seconded by Shane Martin. M/C

#### Non-Clubhouse

- Gravel on the way
- Handicap spots being handled
- Chris P, Shane B, and Rod on the grant committee

#### Clubhouse

- Pat has been contacted for odds and ends punch list
- Shading for windows - Measure for sizing
- Pizza oven reimbursement to come to TCC

#### Events

- Ticket Sales - try to sell the rest before August 1st, someone to sell at the Tipton Open

Meeting Adjourned at 8:15 PM by Shane Boeve. Motion by Kelly seconded by Shane Martin.  
M/C

Meeting called to order by Shane Boeve at 6:37 PM on July 18th, 2022.

Members present are Shane Boeve, Kerri Nash, Chris Pruess, Shane Martin, Rod Ferris, and Trent Schroeder. Lisa Mosier and Kelly Banowetz were absent.

Motion to approve June Minutes made by Kerri and seconded by Shane Martin M/C.

Motion to approve June Profit & Loss made by Chris P. and seconded by Shane Martin M/C.

Motion to approve June Balance Sheet made by Chris P. and seconded by Kerri M/C.

Motion to approve June Bills made by Chris P. and seconded by Rod Ferris M/C with additional bill from North Cedar Ag Solutions.

Tim Ryan to reimburse the difference from Pizza oven.

Chris Steffen - Golf Superintendent

Green Fees and other pro shop activities are going well for Chris. Told the board to start talking about Fall promotion for membership. Chris brought up the idea to possibly upgrade the simulators. Can look into options of trading out the old ones and get ceiling mounted units. Chris to look into what the boot is on the trade. Has had some trouble with left handed players. Plan to plant small trees purchased after Chris gets back. Bubbler for the pond is on backorder and Chris thinks the game plan for the pond going forward is to drain it out and sterilize this fall. Feelers are out on cart path upgrades and what it will cost the club to replace on holes 2, across 4, hole 5, and hole 7. Sold a few punch cards since last month, some to returning people.

Discussion relates to lease of the clubhouse regarding term, price, etc. What is our plan either way? The date for communication is November 1st, and lease ends December 31st.

Grounds Committee

- Talk about what the plan is going forward regarding cart paths
- Members asking about the gazebo and if it is salvageable. The memorial plaque is gone. Board consensus is not to put any more money into it and the board feels we can use our money better elsewhere.
- Fall planning for tree removal still in planning stages

Membership committee

- Members have gathered information related to membership options and fees

Clubhouse Committee

- Maintenance shed is on the back burner for now and may be a Fall project
- Grant money got brought up again related to if we can use money for the parking lot and/ or maintenance shed.
  - Rod, Chris P. and Lisa to coordinate meetings with the lady that can help with grants.
- Parking lot bids are coming in in the range of \$17-19k for material only.
- Women's restroom toilets still need to be addressed.
- Shades for the patio are back ordered and will likely be installed next spring.
  - Possibly look into tinting for the windows.

Events Committee

- Still look into casino night
- Still need to sell more raffle tickets



#### Other

- It was brought up again related to Chris and if we need to do anything related to a bonus related to additional green fees or simulator fees. Needs to have some structure so that it can be consistent throughout the years.
- Dave Larson would like a short term / long term plan related to the cart paths and what can be done. Gave praise to Chris on his job related to kids golf and the tournament that occurred this morning.

Meeting adjourned at 7:50 PM by Shane Boeve M/C

Meeting called to order by Shane Boeve at 6:33 PM on August 15th, 2022.

Members present are Shane Boeve, Kerri Nash, Chris Pruess, Shane Martin, Rod Ferris, Kelly Banowetz, Lisa Mosier, and Trent Schroeder.

Motion to approve June Minutes made by Kerri and seconded by Kelly M/C.

Motion to approve June Profit & Loss made by Lisa M. and seconded by Shane Martin M/C.

Motion to approve June Balance Sheet made by Lisa M. and seconded by Chris P. M/C.

Motion to approve June Bills made by Lisa M. and seconded by Shane M. M/C.

Dave Larson and Erik Miller also present at the meeting. First mentioned the cart paths that Chris Steffen will report on. Secondly mentioned their concern with number 1 bridge cart path. Their idea is to install a brick/stone wall to guard against a cart falling off. They offered to provide their labor to install. Wanted to approach the board first before they priced the project. Free to complete during the fall or spring and do not believe they would disrupt golf activities. Also brought up if they want a member to head the project or a contractor to be in charge. The Board asked Dave and Erik to come up with a ballpark price for the Board to evaluate.

Chris Steffen

Dropped off Allied bill for the glass doors

Last bid was \$23k for the cart paths, now in the range of \$70-75k. This would be for holes 5-6, 6-7 and 8-9 along with a new cart path on 4. Possibly look into other alternatives that would be more cost effective. Currently around 13-15k for greens fees for the year.

Tuesday August 30th - Tree Party

Steve Nash thought that we could get some money out of the trunks.

Board approved the purchase of a new chainsaw for the club.

Some interest in the old golf simulators, look into overhead mounted launch monitors. Will keep the Board up to date related to new developments.

Brought in somewhere in the ballpark of \$1300 of fundraising efforts that he has generated so far this year and has no preference related to how it is spent.

Big money tournament was a big success.

Rodney Barton sent in an email related to the excellent condition of the course that he wanted shared with the Board.

Discussion related to the pond:

- Cattails are the main issue
- Heavy equipment likely needed to get rid of all of the current issues.

Tim Ryan

Will get a check related to pizza oven reimbursement and refrigerator.

Other than that, he believes things are going well. Looking into adding to the staff and actively interviewing people.

## Grounds

More discussion related to the cart paths and if the Board could coordinate a work party or not. Focus our attention on the worst spots first. Short term plan is to fix the worst areas.

## Membership

Options for different types of membership. Offer a lower single membership, couple option and additional for children. Kerri has done some good research related to other area courses and their fees. Will report back with more information at the next meeting.

Do we want to offer the fall promotion for membership again?

- Motion made by Chris Pruess to allow new members to join this Fall for next year at current fee rates effective immediately and can play the rest of this golf season.

Seconded by Rod Ferris. M/C Unanimously.

Some questions have been raised related to a "Town Day" to allow residents of Tipton to play only on a certain day of the week. Board just wants to guard against people that will abuse it. Most members believe it would be a good idea to bring in more green fees.

Also discussion related to cart rental rates for membership and winter storage rental for the general public. Will have to continue to evaluate these fees with membership fees.

## Grant Money information (Lisa Mosier) Possibly up to \$10,000

- Community Foundation Grant
  - Google Non-For Profit Grants
  - Check with Linda Beck related to cement for handicap stalls
  - Sports/ Recreation or Community Betterment grant?
- Chris Pruess to contact Lisa Beck

## Handicap Parking spots

31 ft x 26 ft = \$11,700 (Cannot be done until after Harvest)

Going to get another bid to see if it can get done sooner.

Other bid that was brought to the Board was around \$18,000

Could we move the light pole from next to 9 green out to the parking lot to provide more lighting out there.

## Clubhouse Lease

- Shane and Clubhouse committee to get in communication with current lessee to feel out their intentions with lease renewal and other lease related items
- Discussion related to lease amount and long term goals for generating clubhouse rental revenue

Still pushing to sell more raffle tickets

Motion to adjourn made by Chris P. Seconded by Shane M. M/C

Meeting called to order by Shane Boeve at 6:37 PM on September 19th, 2022.

Members present are Shane Boeve, Kerri Nash, Chris Pruess, Shane Martin, Rod Ferris, Kelly Banowetz, Lisa Mosier, and Trent Schroeder.

Motion to approve August Minutes made by Lisa M. and seconded by Kelly M/C.

Motion to approve August Profit & Loss made by Shane M. and seconded by Kelly M/C.

Motion to approve August Balance Sheet made by Lisa M. and seconded by Chris P. M/C.

Motion to approve August Bills with addition of FS Gas Bill made by Lisa M. and seconded by Shane M. M/C.

Chris Steffen

- \$20,000 of green fees so far this year
- Paid August reimbursement for green fees, simulator, etc.
- New memberships up to 14 additional memberships
- Fairway mower lost a tire
- Pond maintenance
  - Wait til the pond is froze, cut off cat tails, and spray roundup
  - Can get a bid for the pond bubbler
  - Does not want to tear up the course before the men's finals next year
  - Board had committed to \$20,000 to redo cart paths, the contractor in charge has not gotten back to Chris Steffen on next steps. Has had trouble with this contractor in the past on late correspondence.
- Simulator Update
  - Going to use the current simulators for the rest of the year and assess if we want to get a new unit closer to that time
- Walk ons
  - Starting next year, the pro shop writes down younger members that do not pay green fees with memberships, and sends out a bill to the member that brings the walk on. To be approved by the Board at a later date.
  - Send out a reminder to our membership that kids are coming out and not paying for green fees. Explain that it should be compared to other life situations
  - Make it a point next year that there are NO FREE ROUNDS at TCC.
- Planning a break for the Superintendent. Will update membership accordingly

Greenside Pub

- Possibility for staining the concrete around the bar and in the restrooms
- Still looking for help
- Going to start doing monthly brunch
- Talk to Roth related to breakers for brunch area, keep kicking out
- Going to update hours starting in the middle of October
- Paid for the pizza oven and balance of other operating expenses

### Grounds Committee

- Bridge: Dave Larson still working on bids and numbers for new bridge
- Rod mentioned that Dewitt Springbrook has a nice metal one
- The gazebo is going to come down and be burned with some of the trees that will be cut down in that area. Board has made this decision previously.

### Membership Committee

- Membership overview (Kerri)
  - What is the motivation of the Board?
  - Provide more options for members without decreasing total revenues
  - Went out printout that Kerri put together and Board discussed numerous different
  - Board would like to see what Couple and Single plus kids projection would look like
  - Need to update membership with firm ages
  - Do we need to change the bylaws if we decide to change the "child" definition?
  - Kerri to send out updated figures for Board review
- Do we need to look at green fee rates as well?

### Non-Clubhouse Facilities

- Tipton Revitalization Grant to pay for 50% of bid for handicap concrete.
  1. Fill out form
  2. Form to be approved by the council
  3. Once work is complete, submit invoice
  4. Club reimbursed for 50% of the cost up to \$7,500
- Need to look into curb stops
- There will be a total of 4 handicap stalls
- 26 ft x 92 ft basically and 5 in thick
- Need to get going on this ASAP before Winter

The Board would like to award the volunteers that have helped with the tree removal. Board will grill out and cater a meal at some point this fall.

More discussion related to shades on the patio and potential options that are cheaper.

Motion to adjourn made by Chris P. seconded by Rod Ferris. M/C

## **Tipton Country Club**

### **October Meeting Minutes**

Meeting called to order by Shane Boeve at 5:37 PM on October 20th, 2022.

Members present are Shane Boeve, Kerri Nash, Chris Pruess, Shane Martin, Rod Ferris, Lisa Mosier, and Trent Schroeder. Kelly Banowetz was missing.

Motion to approve September Minutes made by Chris P. and seconded by Lisa M/C.

Motion to approve September Profit & Loss made by Chris P. and seconded by Lisa M/C.

Motion to approve September Balance Sheet made by Lisa M. and seconded by Chris P. M/C.

Motion to approve September Bills with addition of FS Gas Bill made by Kerri and seconded by Lisa M/C.

#### **Chris Steffen**

- Pond Update
- Cattails preventing leaves from getting in the pond
- Looking for an offseason discount
- Cart Path may be getting going this next week
  - Going to be on holes previously for around \$27k
- Cars still going around the clubhouse
  - Looking at planters for a barricade
- Now 30+ trees down with about 5 cleaned up so far
  - Membership is being very generous with helping take down trees and picking up
- His opinion would be to not overplant trees after these are cleaned up
- Fall league will bring in approximately \$2,000
- Will look to extend pro shop hours to 6PM next year
- Possibly look to raise wage for pro shop employees
- Will offer range pass memberships again

#### **Greenside**

- Replace the compressor on fridge unit
- No other relevant items were brought to the Board
- Tim and Katie were not present

#### **Membership**

- Proposed Increases of \$10 for Trail fees, Cart Shed, and Electric Cart Fee
- More discussion related to membership options and price ranges
- Kerri, Shane, and Trent to come together again and bring a proposal to the November meeting related to green fee rates and membership rates

## Clubhouse

- Parking Lot Update
  - Miller construction texted Chris P. that they will put a salt shield.
  - Balance due will be \$7,010.
  - Paint and bumpers have been ordered and will be installed later
  - Gravel will be delivered to level things out
  - Once all the work is done, we submit the receipts to the city for reimbursement from the grant for a maximum of \$7,500.
- Members met with Greenside Pub related to the lease agreement
  - Related discussion on changes to the lease before November 1st
  - Motion for changes to lease to be brought to Greenside Pub
    - Open Mondays from May 1st to September 30th from 9-6
    - Open Sundays May 1st to September 30th from 9-6
    - Open May 1st to September 30th Tuesday- Saturday 9-9
    - Penalty to lessee for noncompliance of hours of \$10 per half hour
    - Open at applicable time for tournament
  - Motion by Chris P. to approve, seconded by Shane M. M/C 4-1
  - Shane B. to contact Greenside Pub with these changes and get back to the Board on any update.

## Other Items

- Board needs to start thinking about new members.
- Trent to send an email to membership related to raffle tickets. We are still trying to sell all 200 tickets

Motion to adjourn made by Lisa M. at 7:17 PM seconded by Chris P. M/C

## **TCC Board of Directors Meeting Minutes**

Meeting called to order by Shane Boeve at 5:23 PM on November 20th, 2022.

Members present are Shane Boeve, Kerri Nash, Chris Pruess, Shane Martin, Lisa Mosier, and Trent Schroeder. Kelly Banowetz and Rod Ferris were missing.

Motion to approve October Minutes made by Lisa M. and seconded by Chris P. M/C.

Motion to approve October Profit & Loss made by Lisa M. and seconded by Shane M. M/C.

Motion to approve October Balance Sheet made by Lisa M. and seconded by Shane M. M/C.

No bills were needed to be approved at this time.

### **Chris Steffen – Director of Golf**

Some more winter storage rental fees collected.

Went over the monthly deposit reimbursement.

Brought up green fee rates and if the Board wants to change rates.

Chris thinks we should increase the punch card to \$300 next year for people out of Cedar County and only for weekday mornings.

Board needs to decide on reimbursements to Chris for cart gas, use of his mower, trail fees for rental carts, etc.

Mike Folks will be out here very soon to take down large trees, volunteers will then drag trees to the parking lot and burn. First ones will be behind 9 green and then behind 7 green.

Have planters that we can use to block traffic behind the clubhouse.

Tree volunteers the Board would like to acknowledge:

Humphres, Gary Waltz, Bob Golinghorst, Phil Bengel, Dale Kunde

### **Greenside Pub**

Tim and Katie were not present.

Gas and use of Chris Steffen's mower and the gas used for the rental carts for the golf season will be treated as equal. Motion by Chris P. and seconded with Shane M. M/C

### **Lease Discussion**

Potential lessees brought up questions related to lease language. Shane B. will consult with legal counsel on changes.

### **Membership**

Trent and Kerri to still put together analysis for potential membership changes and how it would affect membership revenue.

### **Parking Lot Lights**

Kerri has talked to Don Roth and he will get out here to replace / install lighting for the parking lot.

### **Raffle Tickets**

Shane B. to count the total of tickets sold and the Board will do the first draw at the annual meeting.

Potential new board members were discussed.

Motion to adjourn at 6:26 PM by Chris P. seconded by Kerri. M/C



December 2022 Minutes - Tipton Country Club  
December 19th, 2022 – Called to order at 5:15 PM

Members present were Chris Pruess, Lisa Mosier, Kerri Nash, Shane Boeve, Rod Ferris, Shane Martin

Motion to approve November minutes made by Chris P. and approved by Lisa M. M/C

Motion to approve November Balance Sheet made by Lisa M. and approved by Chris P. M/C

Motion to approve November Profit & Loss made by Lisa M. and approved by Chris P. M/C

Motion to approve November Bills excluding the USGA bill made by Shane M. and approved Kerri N. by M/C

Chris Steffen – Director of Golf

- Reimbursements for November activity and other items including flagpole reimbursement, PGA cards, etc.
- Fire inspection due for the clubhouse, inspector to come around the end of the year before the new lessee starts
- Board to look for someone to handle snow removal for the winter
- Range fee passes to stay the same as last year.
- Does the board want to entertain the thought of bringing in a comedy show for some time during the latter half of January or early February
  - o Chris to contact and get exact dates that are available
- Ideas for the 100-year anniversary? Occurring next year!
  - o Formal dinner, summer band, Million dollar shootout
- Trees that we are planning to take down, Mike Foulks yet to come to complete.
- Winter simulator to start January 9<sup>th</sup>

Greenside Pub – Tim and Katie Ryan were absent.

Clubhouse

- Plan is to get three parking lot lights installed before the annual meeting
- Motion made by Chris P. to purchase items from Greenside Pub that new lessees want for restaurant supplies, seconded by Lisa M. M/C
- To get back with Pat Steffen on punch list for repairs to clubhouse.

Membership

- Motion to approve the new rates, as attached, by Chris P. seconded by Rod F. M/C

Board Members

- Potential new board members that have expressed interest are Bob Crawford and Julie Williams.

Raffle Ticket Sales

- Boeve to count tickets and the Board are to sell tickets up to the start of the annual meeting and do the first drawing at that time.

Meeting adjourned at 6:15 PM by Shane Boeve.