

MINUTES OF THE APRIL 2, 2019 MEETING,  
OF THE COUNTRY CLUB MANAGEMENT COMMITTEE (CCMC),  
HELD IN THE "CLUB ROOM",  
OF THE SOUTH SHORE COUNTRY CLUB (SSCC).

Members Present: Christine Smith, Chairman, Jack Bailey, and William Friend.

Others Attending: Kevin Whalen, Executive Director of the CCMC.

The Chairman called the meeting to order at 8:09 AM. The members in attendance constituted a quorum. This quorum remained present throughout the meeting.

The first order of business was the Committee's review of the minutes of the March 5, 2019 CCMC meeting. After a short discussion, on motion duly made and seconded, the minutes of the March 5, 2019 meeting were approved and accepted. William Friend, secretary of the meeting, was then authorized by the Committee to make any further corrections to the minutes he deemed necessary and appropriate and to forward the final minutes to the Town Clerk for posting.

Approval of the minutes was followed by a discussion of the SSCC's golf membership fee structure for 2020. Specifically discussed was the Women's Golf Association (WGA) fee arrangement with the SSCC and whether or not the WGA fee is commensurate with the benefits conferred thereunder and fair/appropriate when compared to the other fees being charged by the SSCC. It was agreed that further information was needed before any final decision on the WGA fee structure could be made.

The next order of business was the Executive Director Report presented by Kevin Whalen, the Executive Director of the SSCC.

Kevin Whalen opened with the current financial report, which included a comparison of the SSCC's revenue for the month of March compared to the revenue for the same month in the prior year. He noted the improvement in revenue for the month and explained what this was attributed to. He then followed with a review of the SSCC's expenses during the month and then summarized where he thought the SSCC was in relation to his budget goals for the year. He concluded the financial report with a review of an analysis of revenue by Department which he provided to the Committee. This analysis allowed the Committee to view the performance of each SSCC's business segments.

Kevin Whalen continued his report with a review of the number of SSCC golf permit holders enrolled during the month and an update on where the SSCC stands with regard to golf permit holders enrolled for the upcoming season. He noted that the opening of the golf course the prior weekend generated several permit holder sign-ups and added that, if the weather cooperates, he expects these sign-ups to continue. He also added that he felt the SSCC was in a good position with regard to golf permit holders for the season, but he would have a much better understanding of the enrollment results when the Florida golfers returned, in the upcoming weeks.

The status of the SSCC's existing swimming pool was also presented and discussed, as part of this report. The Committee was provided the latest inspection report (March 21, 2019) from Scott Orlowski P.E., of Apex Engineering. The inspection report confirmed

that there had been “insignificant movement” in the crack monitors attached to the SSCC pool structure and therefore, Apex Engineering could see no reason the maintenance facility adjacent to and below the pool cannot continue to remain open. This opinion is predicated on the continued regular monitoring of the cracks in the pool facility structure.

The Committee was also advised by Kevin Whalen that Guarinos Swimming Pool Service had committed to completing the agreed upon seasonal maintenance/repair work on the SSCC pool, in time for the pool to be opened for the upcoming swimming season. A copy of the Deposit Invoice, which sets forth the work to be done on the pool, was provided to the Committee and has been submitted to the Hingham Recreation Department representatives who are overseeing this work with the SSCC.

The pool discussion was concluded with a reminder from Kevin Whalen that the maintenance/repair work to be done by Guarinos is expected to reduce the leaking from the pool facility into the SSCC maintenance area underneath the pool and that, if the leaking is not significantly reduced or if the cracks in the pool structure expand beyond levels acceptable to the engineering firm, the SSCC will not be able to open the pool.

Upon conclusion of the pool discussion, Kevin Whalen provided the Committee with information on the status of the pending extension of the SSCC’s lease with Vista Verde Corp, covering the food and beverage facilities at the SSCC. He explained that he believes there is an understanding between the parties with regard to the lease extension. He added that a town attorney has been given the necessary information to prepare a Document the Understanding (DOU) between the parties and that he had hoped the DOU would be available for this meeting, but now expects it will be presented for Committee approval at the May meeting.

Kevin Whalen concluded his report with a review of his thoughts with regard to the expansion and improvement of the SSCC’s simulator golf business and his ideas for long-term savings pertaining to the storage containers currently being rented by the SSCC. The Committee responded favorably to the presentation and Kevin Whalen agreed to provide further information on the SSCC’s simulator golf business at the May meeting.

Upon conclusion of the Executive Director’s Report, Christine Smith, the Chairman, reported to the Committee on recent developments relating to the fundraising activities of the Friends of the SSCC, the pending appointment of a new Committee member and her ideas for the creation of sub-committees to better address the recurring matters within the purview of the CCMC.

Following discussion of the matters presented by the Christine Smith, on motion duly made and seconded, the next CCMC meeting date was set for May 21, 2019 and the current meeting was adjourned.

Respectfully submitted,  
William K. Friend  
Secretary/Clerk