

**MINUTES OF THE JUNE 21, 2021 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, Susan Sullivan, Steve White and William Friend.

**Others Attending:** Kevin Whalen, Executive Director of the CCMC; Alan MacDonald, liaison from the Advisory Committee to the CCMC; and Michael Reive, a representative/spokesman for the Hingham Energy Action Committee.

The Chairman called the meeting to order at 6:05PM. The CCMC 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 May 25, 2021 CCMC meeting. After a short discussion, on motion duly made and seconded, the minutes of the May 25, 2021 meeting were unanimously approved and accepted. Kevin Whalen, who was secretary of the meeting, was then authorized by the CCMC to make any incidental corrections to the approved minutes he deems necessary and appropriate and to forward the final minutes to the Town Clerk for posting.

Approval of the minutes was followed by the Executive Director's Report which was presented by Kevin Whalen, the Executive Director of the SSCC.

Kevin Whalen opened with the current financial report, (printed year-to-date and monthly financial materials were submitted to the CCMC members for review, prior to the meeting). The current financial discussion included a comparison of the SSCC's revenue and expenses for the month of May, 2021 and a comparison of these results with the monthly financial information for the same month in the prior fiscal year. Kevin Whalen then noted the improved revenue for the month (Approx. \$ 50K.) and commented that most of this improvement could be attributed to the continuing very good revenue levels generated by the golf course, since there is still little or no revenue coming from the golf simulator and bowling operations and reduced revenue from the dining and event operation.

Kevin Whalen concluded the financial discussion with an update on the SSCC's year-to-date, (through mid-June) financial results (+ \$ 464.6K) and compared these results to SSCC's financial performance for the same period in the prior year. He then provided his positive financial projections for the SSCC's full 2020 fiscal year, which ends June 30<sup>th</sup>.

The financial report was followed by an update from Kevin Whalen on the improvements made to SSCC's facilities during the year, which included: painting of the wooden portions of the front of the main building, replacement of the stained carpet in the lobby area of the main building, replacement of 15 treads on the steps of the building, landscaping of the area around the events tent and upper parking lot and painting of the fascia boards and gutters on the bowling alley portion of the main building.

Kevin Whalen concluded the Executive Director's Report with a review of donation requests (a round of golf at the SSCC for four golfers) submitted by: The Shawn Thornton Foundation, which supports efforts to find cures for Parkinson's Disease and Pediatric Cancer; Mary Lou McGonigle for the NAN Project, which works to promote a better awareness and understanding of mental health challenges; and KerriAnn Campbell, on behalf of The Grayken Center For Treatment, which addresses behavioral and/or substance abuse disorders. All three requests were approved by the Committee.

Sue Sullivan joined the meeting at this time.

The next matter to be discussed was the current status of the planning and design efforts with regard to proposed SSCC Maintenance Facility. Kevin Whalen provided information on the latest design of the Facility and noted that this design had been approved by all of the necessary Town boards and committees. He then advised the CCMC that the plans now provide for construction of the Facility to be done in two phases, explained the reasons for this approach and also reviewed the bidding process and bidding schedule the first phase of the work. He concluded with a report on SSCC's expenditures, to date, on the design of the Facility.

Kevin Whalen continued the discussion, by advising the CCMC that he expects to discuss, with the architect and project manager working on the Town Pool and SSCC's Maintenance Facility, the undertaking of an overall assessment of SSCC's main building, which houses SSCC's, clubhouse, bowling alley and lobby. He explained that this building assessment is a necessary part of the integration of the Town Pool and SSCC Maintenance Facility projects into a needed long-term plan for the SSCC and will be paid-for by the existing project funding.

Following the Committee's discussion of all the information presented by Kevin Whalen, Christine Smith introduced Michael Reive, from Hingham's Energy Action Committee. Mr. Reive discussed the town's on-going emphasis, on setting a net-zero carbon footprint target, as quickly as possible, in the planning of all new and pending projects. He then provided several steps that can be taken to achieve this goal, which included instructing project architects and engineers to consider best available energy conservation technology for town funded projects and, where possible, sourcing

project materials locally. A short discussion of energy conservation methods and the SSCC's pending projects followed Mr. Reive's presentation.

Thereafter, Christine Smith opened the CCMC Report, with a review of her recent interactions with the Friends of the SSCC, which included her understanding of the pending reorganization of the Friends support group and a discussion of the ideas she and Jack Bailey were considering for a September meeting of all the SSCC stakeholders. Christine Smith then thanked Kevin Whalen and his team for shepherding the Maintenance Facility project through the permitting process and reminded everyone that a similar permitting process would be required for the completion of the Town Pool project at the SSCC.

Upon conclusion of the matters presented by Christine Smith, on motion duly made and seconded, and a unanimous vote of the Committee, the next CCMC meeting date was set for July 21, 2021 and the current meeting was then adjourned (at 7:30PM).

Respectfully submitted,  
William K. Friend  
Secretary/Clerk

