

**TIMBERLANE NEIGHBORHOOD IMPROVEMENT & BEAUTIFICATION
DISTRICT**

**MINUTES OF REGULAR MONTHLY MEETING OF THE BOARD OF
COMMISSIONERS**

December 17, 2020, 6:30 PM

Conducted via Zoom

MEETING CALLED TO ORDER (6:35 PM)

In Attendance: Chair Jon McGill, Ann Berthelot, Harry Stumpf, Ronald Evans, and John Firestone.

Quorum was present. There were 6 panelists. Maxed at 4 non-panelist attendees.

AGENDA ITEMS

1. Approval of minutes from the October and November Regular TNIBD Meetings

A. Approval of the minutes for the October 15, 2020 meeting.

MOVER: Ronald Evans
SECONDER: Harry Stumpf
ACTION: APPPROVE
VOTE: 5 – 0
YEAS: Berthelot, Evans, Firestone, McGill, Stumpf
NAYS: None
ABSTAIN: None

B. Approval of the minutes for the November 19, 2020 meeting.

MOVER: Ronald Evans
SECONDER: Harry Stumpf
ACTION: APPPROVE
VOTE: 5 – 0
YEAS: Berthelot, Evans, Firestone, McGill, Stumpf
NAYS: None
ABSTAIN: None

2. Resolutions

The Board will consider a resolution to approve purchase of the greens rollers at the next meeting.

3. Century Update (Donny Darville)

KPI: Fortunately, the economic impact of Hurricane Zeta on TGR operation was modest. There was a small drop in number of rounds played in November. Some November drop-off is expected in every year. The average daily fee per round was over \$41 for November. This is calculated from cart and greens fees on non-member rounds. Richie and Donny are reviewing the results of a competitive analysis of membership rates and guest round fees at nearby clubs. This is to ensure appropriate pricing. Membership numbers are flat, expected for November. Golf Vantage gained five members. Palmer Advantage was added last month.

Financial Summary: Despite the expenses of course clean up, TGR-Century came within \$1000 of budgeted net income for November. Year to date, the net income is significantly ahead of anticipated.

Budget for 2021: The budgeting process for fiscal year 2021 – 2022 has begun. Donny will be visiting New Orleans in January to facilitate this purpose. It is anticipated budget discussions will take place at the January TNIBD Commissioner meeting. Donny and Richie are developing a review of TGR facilities listing possible capital needs and placing a price tag and priority. Bud White, our Century agronomist, plans to visit in March to set the spring plans for fertilizing and maintenance.

The Chair plans to hold budget preparation meetings in January. The Board anticipates the additional involvement of Ann Berthelot, as Treasurer, and Ronnie Evans, for his golf operations interest. While last year's budgetary process has come very close to actual expenses, the Board expects to produce a more granular budget this year. This will also facilitate District reporting requirements. Donny is also including Michelle and Richie in the TGR budgeting process. As the Commission matures, the Chair foresees the Commissioners will take more of a supervisory role in the budget. Many golf facilities have seen a surge in golf play in 2020 seemingly related to COVID. Therefore, the Commission will take a conservative view to budget for 2021-2022. We will be conservative on income assumptions and liberal on expense assumptions.

The Commission has a good estimate of the expenses outside of capital outlay. There will also be a Capital Outlay meeting in January. Our water source must be settled. Then, discussion of improvements in irrigation can be added.

4. Café Hope Update

Café Hope has made improvements to the ballroom to include floors and paint. The bar has been renovated as well. They are still waiting on the Health Department to schedule an inspection but the process has been delayed due to COVID furloughs.

5. Treasurer Update (Audit and CPA)

The public audit is ongoing. While the Board expects it to be finished by the December 31, 2020 deadline, the possibility of an extension is available. This is a complex audit as it involves a government entity (TNIBD), a non-profit (Café Hope), a private business (TGR) and a golf management consultant (Century).

The Board, especially the treasurer, is still working on the reporting format. Refining of this will help our budgeting process and help new Commissioners more easily take on the TNIBD reins in the future. Our numbers are looking much better than anticipated but we will not know the exact amount until the audit is complete and the subsequent months' reporting is finalized. The treasurer anticipates the reporting format will contain a balance sheet, a profit and loss statement and a budget to actuals report.

Current cash on hand is \$253,000. There are some large bills yet to be paid (the CPA bill, the audit bill and costs related to settling the well issue). However, the finances are in good shape.

6. Membership Requirements

The Commissioners have considered provisions for TGR membership qualifications to be used and included in the Application for membership. This will be posted to the website to elicit member comments. Comments will be accepted through January 14. This will allow the

Commissioners to consider the member comments for one week before voting on final approval of the definition of membership at the January meeting.

7. Questions or comments from attendees.


None

8. Adjourn (7:15 PM)

MOVER: Jon McGill
SECONDER: Ronald Evans
ACTION: ADJOURN
VOTE: 5 - 0
YEAS: Berthelot, Evans, Firestone, McGill, Stumpf
NAYS: None
ABSENT: None



Jon S. McGill, Sr., Chairperson
Signed:



John Firestone, Secretary
Signed:

Date: 01/21/2021

APPROVED