

Dec. 11, 2019, Caney Golf Club board meeting minutes

Attendees: Cary Gustus by conference call; Criss Davis, Ron Oyler, Janice Leonard, Brandon Montgomery, Bill Scimeca.

Guests: Frank LaForge, David Young

Residential lot sales

- Frank LaForge informed board members that due to the untimely death of the former county zoning director and delay by the county in naming a replacement, that the residential lot sales would have to “restart,” which is untrue. Frank recommended the board update members to combat speculation.
- Kerry Gorby still interested in buying a single lot (first division of land). Access would be via driveway that was adequately placed and spaced to later become the drive to additional lots on the northern boundary of the course.
- Ron Oyler reported that Michael Freisberg met with Matt Debo, the newly named director of Environmental Health and Zoning Administrator. **Michael Estes and Ron Oyler will contact Matt Debo to invite him to attend the January board meeting.**
- Ron Oyler has spoken with Allen Price, Community National Bank, to request assistance in drawing up a real estate sales contract for the lot sale to Kerry Gorby. Price confirmed there is no bank lien on the Club’s land. The covenants to be incorporated into the land sale need to be drawn and will include, at a minimum, maintaining a membership in the Caney Golf Club and the buyers will maintain the driveway after the first access portion is built by the Club.
 - By selling the lot to Gorby, the county will assign a drive name and house number.
 - The club must create a rough plat. After submitting it to county commission, addresses can be assigned. **To accomplish, Ron Oyler will use his two weeks off work to layout/mark lots. Oyler to buy 2 x 4 boards, cut down and paint them orange as lot markers. Oyler will deduct the cost from his monthly dues.**
- **Tee Talk:** Include article in January Tee Talk: Developing a real estate contract and covenant to sell the first lot. Work to stake out lots for a rough plat underway. **Meeting with Matt Debo anticipated Jan. 8.** Searching for replacement equipment for Hustler mower and rough mower.

Staffing

Jarrold has officially concluded his employment. David Young will temporarily manage (3 months), on a part-time basis, maintenance duties – mowing, setting out carts, answering calls, identifying needed repairs. Jarrod has agreed to train/inform/guide David on the basics. Following a discussion, the board approved compensating David \$1,000 for his interim work. Brandon and Bill Scimeca volunteered to help as needed in putting carts up.

Jarrold’s offer to assist in the search for and broker a used rough mower purchase, train and aid David Young, and the benefit to the club of Jarrod’s assistance in guiding a permanent employee beginning in the spring led to a decision to offer as compensation a first-year membership (Jan. – Dec. 2020) at no cost to Jarrod. The second year, Jarrod’s membership would be subject to the normal rate. **Criss will contact Jarrod to extend the gratis first-year membership for consulting services.**

David met with Jarrod last week and identified several duties he has and immediate needs:

1. Water sprinkler system is not drained and watering during winter was not covered in their initial meeting.
2. The greens mower stopped working first trip out. David is not a mechanic and will need assistance.

3. Clubhouse central heater set to 58. If forecast in 20's or below, David will light wall units in restrooms.
4. Mow, water, move markers on tee boxes.
5. Where do we buy fuel, do we have enough propane, and does diesel have additives in it for winter?
6. David has the club's mobile phone and will field calls.
7. Carts will be available on honor system.
8. If anyone notices need for maintenance, contact CGC phone. (Put in *Tee Talk*)

After Jan. 1, Janice will post greenskeeper position on public sites at \$28,000/year with a target February interview period and March start date. The board recognizes that while the pay is low, it is a resume- and experience-builder for university new hires with degree in course management. Brandon will contact Fredonia about its contacts and experience with recent (inexperienced) university new hires.

Equipment

Mower: Ron Oyler has been researching equipment durability and pricing.

- Commercial grade mower to replace Hustler. Smith Farm & Supply recommends Toro or Skagg. Jarrod talked to Smith about 60" Toro, 60 hp engine, \$12,000. Hustler 37 hp, \$15,249. Skagg Cheetah 31FX Kawasaki rear discharge heavy duty, 61" mows at 16 mph, \$11,990. Skagg is toughest mower according to Smith. Reduced prices first weekend of March, save several thousand dollars, often offering 0% interest for 5 years.
- Hustler SuperZ 60 another option, is \$12,199.
- Motion made and passed to wait until February to purchase a mower. At that time, Ron will request competitive bids from Sandbagger and others for Skagg.

Rough mower: Jarrod was pursuing a lead on a used Jacobsen rough mower at the time his employment ended. Criss will advise Jarrod that he is authorized to agree to a purchase between \$15,000 - \$18,000 for the rough mower. Any higher price must be submitted to Criss Davis for the board to consider and authorize.

Tournaments scheduling: Planning will start after Jan. 1, 2020 (Carrie and Brandon)

Miscellaneous

- Bill Scimeca will provide Criss Davis with Evergy Electric Company contact for right of way payment to CGC.
- Discussion about methods to encourage expanded memberships and greater member involvement in fundraising, volunteering on workdays.
- One gas cart was damaged in a vandalism incident. Cart shed broken into, cart taken, driving range damaged by youthful offenders – who were caught – cutting donuts and damaging cart. Turned in \$2,500 cart/shed and \$1,000 on course damage through Sheriff's department. County pays us and offender pays county back.
- Discussion of potential for public school community service day to assist with repairs or beautification (picking up trimmed limbs) at club. Free meal would help.
- Motion to adjourn 7:46 pm