

**MINUTES OF THE JANUARY 12, 2021 MEETING,  
OF THE COUNTRY CLUB MANAGEMENT COMMITTEE (CCMC),  
HELD Remotely**

**Members Present: Christine Smith, Chairman, Jack Bailey, Steve White, Sue Sullivan and George Kay. Others Attending: Kevin Whalen, Executive Director of the CCMC and Mike Rieve, and abutter Kelly Smallcomb from DelPrete.**

**The Chairman called the meeting to order at 4:34 PM. 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 December 14, 2021 CCMC meeting. After a short discussion, on motion duly made and seconded, the minutes of the December 14, 2021 meeting were unanimously approved and accepted. Kevin Whalen was 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 December, 2021 and a comparison of these results with the monthly financial information for the same month in the prior fiscal year. Revenue increased year over year by \$121K, for the month of December, the monthly revenue of \$239,266.33 vs payroll and Expenses of \$103,981.06 leaves a net profit of \$135,285.27 for the month of November. The club's revenue is up year over year by a total of \$137K. The increase in revenue is due to golf permits being paid in December. Both the bowling Alley and Simulators are fully operational and returning to normal revenue levels. The Country Club is currently profitable by \$210K for the fiscal year, with close to a \$500k accumulated fund balance available for future projects.**

**The Wait list for Golf Permits was reviewed, the SSCC currently have approximately 150 prospective permit holders on the wait list. We will be able to take on approximately 25 new permit holders for the 2022 season. Steve White asked how many permits of unlimited and limited does the Country Club issue? Kevin Whalen responded that we usually issue 125 to 130 of each permit. Last season combined we had 262 golf permits issued. All Current permit holders have until January 15<sup>th</sup>, to hold onto their golf permit for the 2022 season, and the vast majority paid by check to avoid paying processing fees.**

The CCMC reviewed the award of the Point of Sale contract to Golf Now Inc. The Request for Proposals had 2 qualified bidders Fore Up LLC. And Golf Now Inc. Golf Now was awarded the bid based on lowest price and product offerings.

The CCMC reviewed the Maintenance Building Article and the request for additional funding to complete the current project. Hingham's Town Counsel provided the Maintenance Building article language and it was read into the record by Christine Smith. A discussion on the project's timeline and the amount of the additional funding needed. Mr. Bailey made a motion and Mr. White seconded the motion. The vote was taken by roll call with all present members voting in favor to of submitting the article for the Annual Town Meeting.

There was a discussion regarding solar opportunities and other net zero principles on both the Maintenance Building and the Pool Project.

The CCMC reviewed the status of the Pool Project and the request for construction funding of pool project. Hingham's Town Counsel provided the Town Pool Project article language and it was read into the record by Christine Smith. A discussion on the project's cost, timeline, net zero aspects including more expensive high efficiency pumps and electric heat pump technology, and neighbors' concerns were discussed. Mr. Bailey made a motion and Mr. White seconded the motion. The vote was taken by roll call with all present members voting in favor of submitting the article for the Annual Town Meeting.

Raffael's Tent Improvements were brought before the board. Christine Smith recused herself from the debate and vote. Raffael's has proposed a 662 square foot addition of a deck off the southern side of the tent patio. The addition would not increase the tent capacity for functions but would be used for wedding ceremonies and other like events. The committee expressed safety concerns that need to be addressed including plantings on the easterly side of the deck in the plan and indemnification for the Town by Raffael's. Jack Bailey assumed role of chair. A motion was made and duly 2nd, a roll call vote of the four members participating passed unanimously.

Christine Smith rejoined the meeting as Chair.

Thereafter, Christine Smith opened the CCMC Report, with a discussion regarding the Friends and the 100<sup>th</sup> anniversary of the Country Club. The Friends hosting of the golf permit raffle that took place in early January. The event raised over \$15K for the Friends of South Shore Country Club. The calendar of events for the year were reviewed by the Committee.

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 February 15, 2022 at 4:30PM and the current meeting was then adjourned (at 6:01 PM).

Respectfully submitted,  
Kevin J. Whalen

**Executive Director**