

Minutes of Board meeting held at Bull Bay Golf Club on Monday 17th November 2025 at 17.30

Attending: Nicky Mackenzie (NM), Ian Norgain (IN), Charles Jones (CCJ), Mike Daly (CoC), Angus Mackenzie (CoG), Steve Bebbington (SB).

Apologies: Jon Bingham (JB), Richard O Jones (ROJ).

1. Directors

The recent resignation of Mark Smith from the Board was acknowledged. The directors place on record their thanks to Mark for his commitment during his time in office.

2. Finance update

Full year-end accounts for the period to 30th April 2025 have now been received and signed off. Headlines are as follows:-

- a. Turnover up 6.48% on prior year to £582,485
- b. Surplus for year of £6,579 (prior year loss of £40,640) and a positive swing of £47,219
- c. Membership fees up £4,463 on prior year to £195,010
- d. Green fees up 30% on prior year to £148,155
- e. Bar income down £25,000 on prior year to £109,807
- f. Wage bill reduced by £21,862

Cash position is still satisfactory as we move into the winter months.

We have seen considerable expenditure in the quarter to 31st October 2025 on the following, Club Screens, new machinery, buggy for driving range, solar project costs, legal costs (Shell), greens expenditure, course toilets, early repayment of Bank loan and additional costs for buggies throughout summer. These costs amounted to over £90,000. Additionally, the club has received monies from Apple productions of £12,000 and more recently £7,000 from Shell by way of compensation, this being received in November.

Not included in the above expenditure, and which will be evident shortly, are the costs associated with addressing the drainage issues on the course, remedial work on the pathways around the course and the purchase of new ball dispenser for the range

3. Grants update

ROJ was unable to attend the meeting but did provide an update. The planning application for the erection of covered bays on the range has been approved. A temporary structure will be erected in the coming weeks. The grant application for the structure has currently been declined, simply on a technicality and this will be resubmitted shortly. A grant application for funding to assist with the pathways has been approved. A further grant application has also been submitted to assist with other projects and where update will be provided

once figures confirmed

4. Score cards

The new score cards have now been received, and which have been largely funded by two new sponsors, Herbie Cranston Removals and the Gadlys Hotel. The new cards will incorporate QR codes to enable access to Course rating information, local rules, which have been further updated, as well as access to R & A rules. The club is currently running down its stock of current cards which is anticipated to run out within the next couple of weeks

5. Competitions update

Mike Daly presented to the Board in respect of handicaps and competitions.

a. The Club will revert to BRS for its tee booking arrangements from 1st December 2025. This move is acknowledged positively and where the new arrangements are much improved from what was previously in place.

b. Work is underway in populating calendar for 2026 to make tee booking availability more visible to all.

c. A review of Saturday competition tee times for 2026 is being undertaken with a proposal to see tee times set as follows:

- 07.30 - 10.20 - reserved for competition
- 10.30 - 12.20 - course available for visitors
- 12.30 - 13.00 - buffer
- 13.00 - 14.00 - reserved for competition

The afternoon period will see bookings as 4 balls and will be subject to review dependant on demand.

d. Competition prize money has been set at guaranteed levels for some time now. However with competition entries in decline it is likely that future prize monies will be paid as % of fees from 2026

e. Champion of Champions was postponed in 2025 and will now be held in early 2026

f. Thoughts are being given to running a "Baynes Cup" type event in Summer 2026 and which will possibly be linked with the Arthur Jump Memorial Trophy subject to committee agreement. However, and given the number of existing competitions, a review will initially take place to determine if some competitions are to be archived (omitted in rotation/moved) to accommodate this.

g. Handicap / Competitions meeting to take place w/c 24/11/25. This will include the Annual Review of Handicaps. Any proposed changes will be discussed and agreed with implementation to take place by 1st January 2026

6. Greens Report

A report was provided to the directors by CoG and which detailed the current state of play. The course is acknowledged to be in excellent condition despite the recent adverse weather. A narrative was provided in respect of the work to be undertaken largely on drainage and pathways, a budget for which has already been agreed. CoG has communicated to the membership regularly on these matters and where we will shortly see results.

7. House committee

CCJ provided an update. Elen Hughes took on the position of caterer on 4th October initially on a 6 month contract. Feedback to date has been excellent and which is reflected in the good number of bookings that Elen has already been able to secure.

The club house will see a "Christmas Party" event take place on 19th December which is open to all. It is hoped that as many staff as possible will be able to attend that event. It is intended that the club will make a contribution for the benefit of the staff who are able to join in the festivities.

The directors are pleased to advise that they have identified a suitable applicant to take up the position of Administration Manager. Alan Hart will join the team on 15th December and we wish him well in his new role.

8. Fabric committee

A large number of "jobs" have been completed through the summer months for which thanks are again given. FC are currently exploring the costs associated with decoration of the Centenary Room and preparation of the restroom for the greens staff to reoccupy.

9. Open week review

Nothing to report. To be covered at next meeting

10. Governance

This was raised at previous meeting. Wales Golf can also provide ongoing guidance and support. The recent review of our Business Continuity plans has prompted us to assess fully the risks associated with the clubs data and IT systems. As such we are to hold discussions with an external business to review and implement changes to our systems over the next few days

11. Health and safety

Our existing H & S officer has advised the Board that he is currently unable to fulfil this role for personal reasons. In the circumstances a volunteer is sought to take on this responsibility

Meeting closed at 19.05

Next meeting to be held on 15th December 2025