

Cobble Creek Monthly BOD Meeting – September 2, 2025

Attending from the HOA: Jim Hoffman (President)

Attending from the Spruce Point HOA: Ned Frazier (President)

Attending from the Cobble Creek Club Board: Mike White (President & Treasurer), David Binkley (Vice President & Secretary), Tim Summers (Vice President), Eric Wolf (Vice President) and Randy Briggs (Vice President).

Treasurer's Report

1. Our cash position is stronger than this time last year.
2. As of the end of August, our pro shop revenue is 20% ahead of this time last year and the tavern is also 20% ahead of this time last year. Public golf rounds are up 28% to date and total 7,500 and member golf rounds also total 7,500 to date.
3. The 2026 budgeting process will begin soon with department heads.
4. The 2025 Capital Fund Raising deadline to reach the minimum threshold of \$400,000 was September 1st. To date, \$250,000 has been raised and pledges will be accepted through the end of 2025. Of the \$250,000 pledged, most donors have agreed to keep their money in the fund even though the threshold was not met.

Clubhouse Maintenance

1. Roadway medians are irrigated with Montrose water and maintained by volunteers. Although the medians look great, a BOD representative will talk with volunteers as to how the BOD can help.
2. There have been complaints about the appearance of north side of Cobble Drive. As of last month, Matt Miles voided the lease with Cobble Creek and took back this strip of land as it was his right.
3. Cold patch of cart paths continues as a temporary measure pending the success of the 2025 Capital Raise Plan.

Finance Report

1. Nothing new to report.

Golf Operations Report

1. The course is about a week away from healing due to aeration.

2. A rental golf cart was damaged as was the driver during a recent tournament. The cart has recovered, the driver not so much.

Club Operations Report

1. There were complaints at the last “Patio & Pours” that we ran out of food. Members are reminded that this event is “heavy appetizers” and not dinner. Smaller plates will be provided at future events.

Submitted by David Binkley, Cobble Creek Board of Directors Secretary on September 5, 2025