



BOARD OF DIRECTORS REGULAR BOARD MEETING MINUTES
BONITA NATIONAL GOLF CLUB, INC.

Place of meeting: Bonita National Clubhouse
17501 Bonita National Blvd
Bonita Springs, Florida 34135

Date of meeting: Tuesday, December 16, 2025
Time of meeting: 4:02pm- Call to order

1. Call to order: T. Casey, President
2. Certification of Quorum: D. Jimenez, Secretary,
3. Proof of Notice: S. Coulls, GM, Troon Management

Attendees: T. Casey, President- via zoom
M. Klosterman, Vice President -absent
B. Pacheco, Treasurer
D. Jimenez, Secretary
R. Donatuti, Director -via Zoom
N. Oliver, Director
R. Jackson, Director
S. Coulls, GM Troon Management
JP Shepard, Head Golf Professional
T. Caliguire, Golf Superintendent
S. Olson, CAM, Troon Management
C. Podley, AGM, Troon Management
M. Lucas, Golf Controller, Troon Management

4. Approval of meeting minutes: D. Jimenez put forth the following motion:
To approve November 18, 2025, meeting minutes seconded by N, Oliver. Motion approved 6-0 (M. Klosterman absent)
5. President's report: T. Casey shared that Member assessments are due 1/1/2026 and the online feature for paying is now operational. Members may pay via check and either mail to the office or drop off their check. If dues are not received by 1/5/2026, Members will be billed via their account. If you have ACH, please make sure you have sufficient funds in your account. He welcomed our new Golf Controller, Melissa Lucas. Peak season begins January 1-April 30th and he reminded members to please check in prior to playing. On behalf of the Golf Board, he wished everyone a Happy Holiday.
6. Treasurer's report: B. Pacheco shared the November financials. Finance met today, Golf rounds were 5951 against a budget of 5180 and YTD 48,939 vs, a budget of 48,036. JP estimates for the year we will end up 54k rounds and we budgeted approximately 52,800 rounds. Total revenue through November is \$4.7 million against a budget of \$4,618. Estimating a gain of approximately \$70k by year end and we are at that now. **A copy of the Treasurer's report will be posted on our website.**
7. Standing Committee report:
Finance: B. Pacheco shared that the Finance committee met today. Reviewed the November financials. Most of the meeting was dedicated to year-end financial planning and audit and accounting transactions that need to be completed by December 31, 2025. For member assessments, 148 doors have paid to date. He reminded all that as of January 1, Member golf cart rates will increase by \$1.00; transfer fees will remain the same at \$500 and Resale Capital contributions will increase to \$5k. There will be no range fee beginning January 1, 2026. Bag storage increased to \$200.00 and locker fees remain the same.

GOC: T. Casey shared that we had one event in December, nine and dine. There are 4 events in January. The Golf Guide is being worked on and will be sent to the Board for their review. The Bonita and Presidents cup begin in January.

Greens: R. Donatuti shared that they met last week. He thanked Tom and his staff as well as the Committee for all their work in 2025.

Governance: R. Jackson thanked the Committee and stated that the Compliance hearing for Nader Kharsa and Mark Merski is tomorrow. If the suspension is upheld the suspension will begin shortly thereafter.

SLRP: N. Oliver shared that the Committee meet last week and reviewed the existing plan details, made some important revisions to the Mission, Vision and Culture statements as well as SWOT analysis. This will be sent to the Board in early January and presented at the January Board meeting.

8. Old business:

- a. Adoption of uniform policy for the payment and collection of member assessments and charges: B. Pacheco shared that the policy had not been updated since 2021 and the Committee has now done so. B. Pacheco put forth a motion to approve the revised Collection policy and was seconded by D. Jimenez. Motion passed 6-0 (M. Klosterman was absent).

9. New business:


- a. None

10. Management comments: S. Coulls shared that Member service agreements are being sent out this week and are due back by January 15th, 2026. If you do not return on time anyone with an active GHIN will be de-activated on 1/16/2026. Online payments are now working. Annual survey is going out early January. Simon shared that he was interviewed by Wink news on the 911 locate and he managed to put in several plugs for BN and the Distinguished Clubs of America award. He will advise us when it will be aired.

11. Member comments: Member comments were responded to.

12. Member online questions: R. Jackson advised there were 3 questions – one related to member dues increases for 2026, another question on whether we should have a different cart rate fee for annual renters, but this is too late for 2026. We have received member designation request changes that we will look at and will bring those to the Board for discussion.

13. Adjournment: T. Casey put forth a motion to adjourn seconded by R. Jackson. Meeting adjourned at 4:29pm


DONNA JIMENEZ
1/27/2026