



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

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

**Date of meeting:** July 23, 2024

**Time of meeting:** 4:00 p.m.

1. **Call to Order:** R. Donatuti, President on July 23, 2024 at 4:21 p.m.
2. **Certification of Quorum:** R. Jackson, Secretary
3. **Proof of Notice:** S. Coulls, Interim GM, Troon Management

**Attendees:** R. Donatuti, President  
P. Hanson, Vice President (Via Telephone)  
R. Jackson, Secretary  
N. Oliver, Treasurer (Via Telephone)  
R. Winter, Director  
D. Jimenez, Director  
T. Casey, Director  
S. Coulls, Interim GM, Troon Management  
W. Weber-Brunson, Troon Management  
J.P. Shepherd, Head Golf Professional  
J. Ellis, Golf Superintendent

4. **Approval of Meeting Minutes.**

R. Jackson moved to approve the minutes of the June 25, 2024 Regular Board Meeting. The motion was seconded by D. Jimenez and passed unanimously.

5. **President's Report.**

R. Donatuti stated that we recently lost a valued employee, Jose Membreno Flores, and requested a moment of silence in his honor. R. Jackson thanked Simon Coulls and Jason Ellis for all of their hard work and sensitivity following the passing of Mr. Flores.

R. Donatuti stated that the Golf and HOA Boards have had initial discussions regarding the land on which the putting green is located and whether it could be used for bocce ball or pickleball. We are not obtaining additional quotes for renovating the existing putting green at this time.

6. Treasurer's Report.

N. Oliver reported that June 2024 rounds were down by 306 to budget and 1,155 YTD. Our net operating income YTD remains strong (\$430,277). R. Jackson asked if the golf club is taking any steps to increase rounds in the summer months. N. Oliver stated that we can afford to relax the pressure on the golf course and we do not need to worry about a few rounds. J.P. stated that the preferred reciprocal program with three local golf clubs was put in place on July 20 and it may increase rounds.

7. Standing Committee Reports:

Communications Committee: No Report.

Golf Operations Committee: P. Hanson stated that rounds are down YTD by 1155 and we have lost some outside staff. Troon is searching for a First Assistant. Danny Fisher is the chairman of the Men's Member-Guest event. That event will take place on October 23-26 and will involve a 45-hole format with a 9-hole shootout and multiple meals and prizes. The cost of the event is \$1,250 (up from \$1,000 last year). J.P. believes that the event will sell out, regardless of this increased cost. D. Jimenez thanked the HOA Board for approving the use of the F&B venues for this event.

Finance Committee. No Report.

Governance/Compliance. No Report.

Greens. No Report.

Strategic Planning Subcommittee: D. Jimenez asked who is on the Strategic Planning Subcommittee. N. Oliver stated he is not sure who will be on this subcommittee, but he welcomes volunteers, including those experienced in golf course renovations. N. Oliver stated that there are additional projects he would like to complete in 2024. He is in the process of updating the list, and proposes that we devote the \$100,000 that can be spent in 2024 without a member vote on the following projects: Leveling about 600 sprinkler heads on the course (approximately \$56,250), replacing mower brushes (about \$20,000), replacing radios, range balls, tablets, and other items (about \$18,000), and the cost to

remove a part of the cart path on Hole 8 (about \$3,500). The Board will be provided with the two quotes obtained to level the sprinkler heads.

N. Oliver stated that there are more items on the list for consideration. Simon Coulls emphasized that we need to work on a long-term strategic plan.

N. Oliver stated that any modification to Hole 13 is on the backburner. R. Jackson requested that, at least during the reciprocal season, we place the pin on Hole 13 in all locations, including the rearmost part of the green.

8. Old Business: Fiddler's Creek.

Troon states that we cannot bypass the Troon Prive reservation system for clubs in the program. D. Jimenez moved to rescind the motion the Board passed on June 25, 2024 to bypass the Troon Prive system as to Fiddler's Creek. The motion was seconded by R. Jackson and passed unanimously.

9. New Business: KPIs

R. Donatuti stated that T. Casey, R. Jackson, and Bob Pacheco will be the members of the subcommittee tasked with examining the key performance indicators to determine whether Troon should be paid an incentive management fee for 2024 and subsequent years.

10. Management Report.

Interim General Manager S. Coulls thanked the Committees and Liaisons for all of the time they devote to BNGC. The golf club is well ahead financially, with a strong net income YTD. Simon stressed that it is important to the community for the HOA Board and the Golf Board to work together.

11. Golf Member Comments. There were no additional golf member comments.

12. Member Online Questions. A member asked when the golf event calendar for 2024-2025 will be posted on our website. The event calendar the Golf Board approved is tentative, given that it is subject to approval by the HOA, but that tentative calendar will be posted shortly.

Adjournment: R. Donatuti made a motion to adjourn; seconded by R. Jackson. The motion passed unanimously at 5:28 p.m.

*Approved 9/24/24*  
*Robert Jackson, Secretary*