



HELSBY GOLF CLUB LIMITED
8th ANNUAL GENERAL MEETING
Thursday 18th November 2021
7.00 pm

The Company Secretary Kieran McCabe opened the meeting and welcomed all Officers and members to the 8th Annual General Meeting of Helsby Golf Club Ltd.

Directors in attendance:
Mr Christian Lindley – Chair
Mrs P Ainsworth
Mr D Bourne
Mr R Snedden
Mr J Thomas
Mrs G Smith

1. Notice convening the meeting.

The notice for the meeting was posted on the notice board and Club's website on the 21st of October in accordance with the Articles of Association. The secretary reported that a quorum had been reached and asked that the notice be taken as read.

2. Apologies for absence.

The secretary informed the meeting there were 29 apologies which were duly recorded.

3. Obituaries

A minute's silence was observed in memory of the members and past members we have sadly lost since the MAM in February 2020.

Mr Philip Atkinson
Mr Ronald Jones
Mr Donald Stewart
Mr Colin Pritchard
Mr John Hatfield
Mr Steve Johnson

Mr Robert Threadgold
Vera Spilsberry (Social)
Peter Moir
Barry Jones
Betty Williams
Ken Hale

4. Minutes of the 7th AGM (Zoom) held on 03rd December 2020.

The Minutes of the 7th AGM held on Zoom on 03/12/2020 have been posted on the club website and have been available in the office.

The minutes were accepted as a true record and were signed by the Chairman.

The secretary then handed the meeting over to the Chairman Mr Christian Lindley.

5. Report and Accounts

To receive the accounts for the financial year ended 31 March 2021, together with the Directors' report and Accountants' report on those accounts.

Main Highlights.

- Net profit achieved was £8,540 vs forecast of £7k at MAM vs budget £808
- Subscriptions - Carry over of £60,000 to cover 1st 3 months of 2021/22 as members have only had to pay 75% of subscriptions this year.
- Bar income – down as clubhouse closed due to Covid
- Green fee income - down as clubhouse closed due to Covid
- Rates – did not have to pay as these covered by Govt due to Covid.
- Costs in general down due to Covid
- Sundry receipts – include Govt grants and furlough payments for staff.
- Very satisfied with the accounts presented
- Club is in a strong financial position
- One set of questions has been received and response to these questions will be posted on the website

The Chairman asked the meeting to approve the accounts and they were accepted. The Chairman signed the accounts.

6. Appointment of Accountants

To appoint the accountants of the Company, to hold office until the conclusion of the next Annual General Meeting at which the accounts are laid before the Company.

Burton Beavan have put forward their willingness to represent the company. The Chair proposed that Burton Beavan are appointed as accountants until the conclusion of the next Annual General Meeting of the Limited Company.

The proposal was put to the meeting and it was accepted.

7. Accountant's remuneration

To authorise the Directors to determine the remuneration of the Company's Accountants.

Following on from their appointment, the Chair proposed on behalf of the Board that the directors shall determine the remuneration of the Burton Beavan.

Norman Henry asked if the members could know what the previous remuneration was.

The Chairman said he did not have that information to hand but would revert back to the members after the AGM. (The figure requested is £2,500 + VAT)

The proposal was put to the meeting and it was accepted.

8. Board Proposals.

1. Income & Expenditure Budget for 2022/23 (inclusive of a 2% increase on subscriptions plus £15.25 for Male Members & £14.50 for Female Members for CUGC affiliation fees and a 4% increase on staff salaries)

C Lindley provided an overview of the figures.

- The budget for 2022/23 includes a 2% increase in subscriptions (e.g., £970 for full membership). The figure is based on membership numbers reducing by 25 across all profiles. It is worth remembering that there was no increase in subs in 2021/22 and the subs payment was reduced by 25% due to Covid.
- Green fees – based on an increase in the cost to visitors – not an increase in visitors
- Other income – includes Sponsorship of £15k & £18k Govt Grants in the forecast for 2021/22 which will not be received in 2022/23.
- Utility Costs - In 2021/22 Utility costs are reduced under the Business Rates Relief Scheme due to Covid. The 2022/23 budget is based on the full Business rates being paid, although the Government has since indicated that there will be a reduction for the hospitality industry, which we may be entitled to. Electricity costs have been increased in the budget.
- Wages – Propose 4% increase

Proposed by C Lindley

Seconded by P Ainsworth

Norman Henry congratulated the Board of Directors/Chairman on these wonderful accounts but would like to have seen more commentary from the accountants. Last August, a roll forward of 60k from the previous year's income into these present accounts was proposed and would like an explanation on how this has been done. In 2019/2020, we made a loss of 64k and this turnaround should be congratulated. Is this Rollover a thing for the future? Have we done this before? What has happened in previous years as far as advanced subscriptions are concerned, are they used in the correct year or are they brought back?

As we are lush with money, why are we asking for a little club like HGC for an increase of 2% and another £15 for fees and we are heading for £1k in membership fees? Should HGC have fees of over £1k?

The Chairman thanked NH for his positive comments and compliments for a change. The Rollover was communicated quite clearly in the period of the decision making in the middle of a Global pandemic when the club was not open from March – May and members were asking what their position was.

A decision was taken to extend the membership year by 3 months as Golf for the future was uncertain thus rewarding the members with a subsidy on their membership. In hindsight, it was a fantastic decision and the correct one as we all benefitted from it financially although 34 members have paid their full membership. The Roll forward will not happen again unless we find ourselves in another global pandemic as it was a member benefit. We tried to keep everybody happy in the best interests of the members and the Golf Club.

The loss was addressed in previous meetings and the Board had been very open with the members when they explained that advance subscriptions would no longer be allocated between different years. Revenue should be recognized in the year it is received.

The cash position of HGC is better than it's ever been but it's our responsibility to protect that and to continue to invest and develop the course and the club for the benefit of the members. £60K up year on year is down to prudence and good management. Furlough & Government grants have helped as we took a massive hit on revenue, also the M&M team have done a fantastic job in promoting the club and its resources. We still have to be prudent and be careful in the future and it's not unreasonable to ask for a 2% increase and that's why I'm proposing it. Lots of Golf Clubs locally are over 1K and their quality is no better than ours. If we can freeze subscriptions next year, we will if the situation allows us.

Commentary from the accountants has been noted.

The Chairman put the proposal to the meeting and it was passed.

2. Proposed Green expenditure.

With the aim of:

a) Purchasing a new rough cutter (up to £52,000 ex VAT)

Proposed by D Bourne

Seconded by R Snedden

Dave Bourne started by thanking the Greens Staff and the Artisans for the fantastic work they had done throughout the 2 years. He explained that machinery has a lifetime span and we need to invest in a new rough cutter up to £52k plus vat. All options will be considered and the machine may be new or may be 2nd hand. It will probably be on lease with the option to purchase after the 5-year period.

Norman Henry asked was it lease purchase and what were the figures about buying it outright.

Dave Bourne answered the questions raised about Lease purchase.

The question was raised about Maintenance agreements which was also responded to.

The Chairman explained we needed the piece of machinery and lease purchase was the best option at present but we will look for the best and most cost-effective option at the time.

Colin Ford asked when this purchase would take place.

It was explained it was in the 2022/2023 budget and would be purchased next year.

George Randles (Artisan and on Greens Committee) commented that this was essential and a very important part of maintaining the course. Scrappage value on old machine will have a residual value.

Norman Henry asked is there an argument to buying or leasing.

The Chairman responded that there is the option to buy outright if the money is available and will not affect the cash flow too badly. We have to plan ahead and the decision will be dependent on the future.

The Chairman put the proposal to the meeting and it was passed.

b) Purchasing a new Control Panel for the Irrigation System (Up to £10,000 ex VAT)

Proposed by D Bourne

Seconded by C Lindley

Dave Bourne explained that a new tank was fitted last year as the old one split and the old control panel regulating the irrigation system now needs replacing.

Norman Henry asked are we still using the well?

The Bore Hole is being utilized and we have done a lot of work on the irrigation system

The Chairman put the proposal to the meeting and it was passed.

c) Purchasing a new Scarifier (up to £10,000 ex VAT)

Proposed by D Bourne

Seconded by R Snedden

The Chairman put the proposal to the meeting and it was passed.

3. Proposed House Expenditure

With the aim of:

a) Refurbishment of the Ladies locker room shower area to include new showers, flooring and wash basins (up to £10,000 ex VAT).

Proposed by G Smith

Seconded by P Ainsworth

Gill Smith explained that this proposal was complementary with the proposal previously passed at a previous MAM of £5k in 2020. The shower area is outdated and not fit for purpose. Toilets and shower area to be completed before the new playing season in 2022.

Lawrie Holman asked how new showers will increase ladies' membership.
Gill explained the reasons behind the proposal.
Suzanne Hammond supported the proposal as she had visited many golf courses in her time and our facilities were by far the poorest.
John Butler asked why there were no towels in the changing room.
The Secretary explained it was still due to Covid but would look into the situation

The Chairman put the proposal to the meeting and it was passed.

b) Purchasing New Kitchen Equipment up to £10,000 ex VAT to include 2 six burner gas ovens and a new Dishwasher

**Proposed by J Thomas
Seconded by G Smith**

Norman Henry asked if it is the kitchen fit for purpose.
The chairman thanked Barbara Leigh and the House committee who, together with Roddy Snedden and the secretary, are trying to move it forward in extremely difficult circumstances.

The Chairman put the proposal to the meeting and it was passed.

4. Continuation of changes to Club Rule 7.2 to maintain the suspension of the Entrance Fee for new Members

**Proposed by J Thomas
Seconded by C Lindley**

Jim Thomas explained we had a healthy intake of new members and there were only 3 clubs in that area that were charging joining fees

John Butler said he felt our club should warrant a joining fee with all the investment that was taking place.

Jim reiterated that the majority of clubs had dropped the joining fees and we through good management had taken a lot from other clubs

The Chairman put the proposal to the meeting and it was passed.

9. Members Proposal (Re Snooker room.)

A proposal has been received for a change of use for the Snooker room.
Proposed by Roddy Snedden and supported by 6 other members.

After some discussion the proposal was withdrawn.

10. Vote of thanks from Norman Littler to the Chairman and Board of Directors

Norman thanked the Chairman and the Board for their contribution to the success of the golf Club and congratulated them for all their hard work during a very difficult 2 years.

11. Members Comments

1. Brian Prince also praised the Board saying it had been a very constructive and enlightening meeting but in future can the microphone be used for the hard of hearing.
2. Neil Johnson asked about the Bungalow.
The Chairman responded by explaining it was a work in progress and the Board would share any views and ideas with the membership.
3. Lawrie Holman asked about H&S inspection and refurbishment and updating the facilities.
The secretary explained that we are regularly inspected and we have passed them all with flying colours.
4. Norman Henry asked about financial communication and quarterly accounts for the future as well as a forum for greens. Norman thanked the chairman for the level of communication again.
The Chairman pointed out we had shared financial information in August and would to continue to do so on a quarterly basis with the next update being as at the end of November.

The Chair thanked everyone for making the effort to attend and thanked the staff and all concerned. Again, he explained that we need volunteers in the future as there is not a queue of people around the block and please would members consider supporting the Golf Club as Directors or members on the Committees.

The Chairman announced that the business of the 8th Annual General Meeting of the Limited Company was concluded.

The 9th Annual General Meeting will be held in the clubhouse at 7.00pm on a date to be decided in 2022.

