

Committee Meeting Minutes – Jan 25th 2022

Attendees

Murray Sutton - Chairman
Tim Bannerjee - Vice Chairman
Gary Couzens – Treasurer
Melanie Gibbs - Membership Secretary
Tony Braimbridge - Facilities Manager
Gulcin Menekse - Social Secretary
Graeme Hogarth - Squash Secretary
Peter Gray - Squash Secretary
Alex Kaminski - Tennis Head Coach
Marco Spinola – Squash Head Coach

Apologies

Danielle Wade – Club Operations Manager

Agenda

- Committee changes
- Financial overview
- Membership numbers
- Squash Updates
- Tennis floodlights upgrade
- Bar refurbishment budget check
- Head coach Updates
- Social committee 2023
- General Maintenance

Committee Changes

Gulcin was welcomed as Social Secretary and Sarah Dickinson thanked for her work over the last 4 years

Financial overview

The clubs financial position continues to strengthen, with revenue across all main areas showing an upward trend in 2022.

Revenue Streams / Transactions				
	2019	2020	2021	2022 YTD
BAR	£35,428	£26,811	£34,682	£49,470
SOCIAL	£5,914	£190	£6,136	£10,541
SQUASH LIGHTS	£6,055	£4,068	£11,598	£17,220
TENNIS LIGHTS	£8,370	£4,335	£4,924	£7,500
GUEST FEES	£1,420	£450	£5,283	£7,550
COACHING FEES	£7,956	£7,044	£12,738	£16,363
MEMBERSHIP FEES	£95,000	£123,000	£120,000	£152,838
COVID MEMBERSHIP EXTENSIONS		£-9,812	£-9,400	£0
TOTALS	£160,143	£156,085	£195,360	£261,482
Variance Vs 2019		£-4,058	£35,216	£101,339

The remaining £20K loan has now been settled, leaving a standing bank balance of £275K.

The club is in a position to move towards the 2023 development program detailed in this document:

- Squash building refurb and Raised Roof (To be costed, est £200K)
- £36k to CCP the bar refurb completion payment (costed)
- £70k - new tennis floodlighting (costed)

This continues the strategy of completing comprehensive upgrades to existing facilities before looking towards potential larger scale expansion projects.

Membership

Total membership is 925, split across the following membership tiers:

- Adult Squash. 176
- Adult Tennis. 409
- Off Peak Tennis. 100
- Adult Tennis/Squash. 77
- Juniors. 149
- Social. 14

Peak time tennis court pressure remains high, memberships in these categories will continue to operate on a 1-in- 1-out basis. The waiting list for peak time tennis membership currently sits at 68, a wait time of approximately 3 months. Court pressure will continue to be monitored.

Peak time squash court usage is considered to be optimal. Membership levels remain stable, with no wait list. Court pressure will continue to be monitored.

Squash

Our squash program continues to go from strength to strength. Participation in leagues, team matches and social squash sessions continue to show transformational improvement following the focus started Graeme, Peter and Marco a few years ago.

The overall state of repair of the Squash building and roof continue to be a pressing issue. Following much consideration, it was decided that the refurbishment program should form top priority. Given the upward trend in the club finances it was decided that an increase in the scope of these works is now possible. The club will now commence the process of planning and tendering for;

- Replacement and raising of the squash building roof to meet standard squash court dimensions
- full refurb of the squash building
- improvement of drainage to remove and prevent future damp issues

A placeholder sum of £200k has been allocated for this project in the club's long term planning projections. It's hoped that the work can be completed this summer, however timeframes associated with planning permission may make this challenging.

Tennis Floodlights Update

Lee Burton, (an independent lighting consultant) has completed his proposal for the upgrade to lights on all tennis courts. He will now finalise a design that will include installation of LED lights on all courts, alongside the repurposing of the lights on courts 1&2 currently causing glare issues on the rear clay courts.

Floodlighting Services LTD has quoted a sum of £60,725 and, has been awarded the contract subject to a successful planning permission application now in progress.

Following a recent strength test on the existing columns, new stronger columns will be needed on courts 8/3/4 in order to hold the new LED lights. It is estimated this will add an additional cost of £7-10k

The firm aim is to have all works complete in time for the 2023 winter season.

Bar Refurbishment

The final refurb cost was 10% (£2.5K) over budget due to additional installation work needed on some of the external walls; CCP was congratulated on the job.

Work behind the bar still needs to be completed along with the repositioning of the old honours board in the clubhouse.

Head Coaches Update

Alex and Marco were congratulated on their brilliant work so far in cementing and establishing a much more structured coaching programs at the club. There now needs to be closer collaboration to improve attendance at up-coming Easter and holiday summer programs. Dani and Tim will look at ways to utilise the community initiative to help drive this.

Social Committee 2023

Gulcin has formed a committee of 12 but needs some squash input (Graeme and Peter to recruit). A calendar of events has been produced and posted around the club.

The addition of a 2023 Racketlon tournament in May organised outside of the social committee was discussed, Peter and Graeme to confirm if an organiser can be found.

The re-introduction of the Thursday table Tennis session was also raised - this would also need to be organised outside of the social committee.

General Maintenance

Fencing

Stewart Appleby has completed the temporary repair to the fence at the rear of Court 8 and is in the process of collecting quotations for the following;

- The fence at the rear of court 8, with the option for new fencing along the rear of courts 5-8
- Strengthening of the support for the fence at the front of courts 3&4
- Installation of a new gate to court 5, for clay court clay servicing machinery access
- swing close hinges on all court gates
- Barrier boarding between clay and tarmac to stop clay drifting onto the tarmac

Courts 1-4 Repainting

These courts are now due for repainting. Tony is in the process of collecting quotes for this work, switching to blue courts with green surround

Front Door

To improve access a keypad lock will be installed on the front door

Carpark

Tony will start the quote process for repair of the carpark. This cannot be tarmacked, until a point where the overall drainage for the club grounds has been improved.