

**HENDERSONVILLE GOLF COURSE COMMISSION MEETING
MONDAY, JANUARY 20, 2026 AT 3:30 PM
AT COUNTRY HILLS GOLF COURSE
MEETING MINUTES**

Present: Chris Fehrmann, Rob Plenger, Danny Bell and ex-officio member Alderman Eddie Roberson

Absent: Tod Burnham and Kori Langford

Others Present: David Battis and Lynn Ray of Golf Management Group, Brad Shirley, Country Hills Director of Golf and Andy Gilley of the Hendersonville Parks and Recreation Department

Mr. Fehrmann, Chairman, called the meeting to order at 3:30 p.m. and declared a quorum was present.

Motion to Accept the Meeting Agenda

Motion: Danny Bell

Second: Rob Plenger

Vote: The agenda was unanimously approved.

Motion to Accept Minutes

Motion: Rob Plenger

Second: Danny Bell

Vote: The minutes of the commission meeting held on November 17, 2025 were unanimously approved.

Public Comments:

None

Presentations:

None

Reports:

Mr. Battis then reviewed the financial results for Country Hills for November and December. In November, 2004 rounds were played which was 204 (11%) above the 1,800 rounds budget. Total Income of \$91,261 was \$10,266 more than budget and

expenses were \$10,431 under budget resulting in Net Operating Income \$9,072 compared with a projected loss of \$11,625. Net Cash Flow was (\$53,078) including Capital Improvements \$48,630 for bunker renovation and tree work.

For the month of December, 1210 rounds were played, just above the 1200 rounds budget. Total Income was \$53,458, \$833 above budget.

Operating Expenses of \$110,031 were \$14,438 over budget resulting in Net Operating Income of (\$56,543). The budget projected a loss of \$42,968.

Net Cash Flow for December was (\$63,336) the budget projected a loss of \$67,201.

For the first six months of the 2025-2026 fiscal year, total income of \$820,554 was \$50,687 more than budget. Operating Expenses were \$7,576 under budget resulting in Net Operating Income of \$116,192 which was \$58,264 more than budget. Net Cash Flow of (\$34,378) compared with a budget of (\$18,470).

Capital improvements during the six-month period were \$104,772 which was \$70,222 more than the budget number.

At the end of December, Country Hills had a cash balance of \$172,257.

Mr. Shirley, then reported on month-to-date activity at Country Hills. For the first 19 days of January, 61%, 1182 rounds had been played, 148% of the budget number of 800 and 140% of budgeted income had been collected.

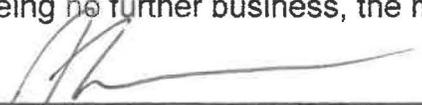
At this point Mr. Roberson requested that Golf Management Group prepare a list of capital improvements and related expenditures starting with the purchase and installment of the irrigation pump replacement in 2024.

Mr. Ray then reported on golf course maintenance operations including equipment repairs and tree trimming and noted that the new floor tile installation for the clubhouse, lobby and restrooms was underway.

Mr. Gilley then handed out a Maintenance Plan containing the items listed on the Public Works Facilities Condition Report dated January 2026 showing the status of each item listed.

Mr. Gilley and Mr. Roberson then agreed that Golf Management Group would need to submit its proposal for financing new golf carts to the city no later than March for inclusion in the city's 2026-2027 budget, after approval by the commission BOMA.

There being no further business, the meeting was adjourned at 4:36 p.m.



Chris Ferhmann
Chairman

Date

2/17/26