



Winter Pines Golf Course Advisory Board Regular Meeting

Agenda

September 11, 2023 @ 8:00 am

City Hall

Commission Chamber

401 Park Ave South

Winter Park, FL 32789

welcome

Agendas and all backup material supporting each agenda item are accessible via the city's website at cityofwinterpark.org/bpm and include virtual meeting instructions.

assistance & appeals

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please note

Times are projected and subject to change.

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1. **Call to Order**
 2. **Consent Agenda**
 - a. [Approval of the August 14, 2023 Minutes](#) 2 Minutes
 3. **Public Comment (for items not on the agenda): Three minutes allowed for each speaker**
 4. **Action Items**
 5. **Non-Action Items**
 - a. [GAB Goals FY23-24](#) 45m
 - b. [Financial Projection for FY23-24](#) 15m
 6. **Staff Updates**
 - a. [Project Update - Course Closures for September](#) 10m
 7. **Board Comments**
 8. **Upcoming Agenda Items**
 9. **Adjournment**



Winter Pines Golf Course Advisory Board

agenda item

item type	Consent Agenda	meeting date	September 11, 2023
prepared by	Laura Halsey	approved by	
board approval			
strategic objective			

subject

Approval of the August 14, 2023 Minutes

motion / recommendation

background

alternatives / other considerations

fiscal impact

ATTACHMENTS:

[08.14.23 GAB Minutes.docx](#)



Winter Pines Golf Advisory Board Minutes

August 14, 2023 at 8:00 a.m.

City Hall | Commission Chamber
401 S Park Ave | Winter Park, Florida

Present

Marc Reicher, Sid Cash Jr., Nancy Freeman, Sean Connolly, David Webster, Paul Smith, Justin Ingram

1. Call to Order

Meeting called to order by Chairperson, Marc Reicher at 8:10am

2. Consent Agenda

a. Approval of the July 10, 2023 Minutes

Motion made by Nancy Freeman, seconded by Sean Connolly, to approve the minutes.

3. Citizen Comments (for items not on the agenda)

4. Action Items

a. Fee Schedule FY 2024

Mr. Seeley, Parks & Recreation Director, presented the proposed fee schedule updates for the WP9 Golf Course to the Board, and discussion ensued. Price comparisons were provided as reference. Board inquired about operating expenses, any upcoming projects, and or maintenance that may occur in FY24. Board also suggested increasing by an additional \$1.00 to cover maintenance needs, and put Winter Park more inline with surrounding golf courses. Board members have recently visited surrounding courses and find the WP9 is in much better condition, justifying the fee increase.

Motion made by Marc Reicher, seconded by Nancy Freeman, to approve fees as discussed. Motion passes unanimously.

Mr. Seeley presented the proposed WP18 Golf Course fee schedule updates to the Board and price comparisons were provided as reference. Discussion ensued. Mr. Pascale, Golf Course Superintendent, provided usage and condition information. Board commented on the upkeep of the WP18 vs surrounding courses and feel the condition and aesthetics of the course plays a big role in the experience. Board pointed out the upgrades staff has made to date and the upcoming projects that will enhance the experience. Brief discussion on increasing certain holes to Par 4. Board suggested incorporating a small increase to fund the capital improvements to the course.

Motion made by Marc Reicher, seconded by David Webster, to approve fees as discussed. Motion passes unanimously. *Mr. Cash excused himself following vote

5. Non-Action Items

6. Staff Updates

a. WP9 & WP18 Financials through July 31, 2023

Mr. Seeley provided handouts outlining the YTD fees for both golf courses. Mr. Pascale provided details on current rate of play and condition of courses. Staff reviewed expenditures and debt services balance. Mr. Pascale pointed out that the first year has higher expenses because we are rebranding, making improvements, etc. Board inquired what the cart lease cost is and Ms. Daus stated they are \$6200.00/month. Board suggested offering an outside cart allowance and fee to increase attendance and revenue. Mr. Pascale would like all carts on the course to be uniform and consistent. Staff also believes it would need to be reviewed by Risk Management. Board asked that the topic be brought back at the next meeting to allow staff time to research what other courses are doing.

**Mr. Connolly excused himself at the end of the discussion*

Mr. Seeley provided a brief update on the progress of each of the projects including work at hole 3, dredging along the main creek system, and hole 9 pond extension. Ms. Daus added that the hole will be moved temporarily due to the dredging project. Mr. Seeley informed Board that there will be one uniform look in the patio area as the project moves forward in September. Staff is also having building doors updated to meet ADA standards. Staff plans on kicking off the awning installation and bridges in October. Mr. Seeley provided renderings of the projects so Board members can have a visual on the

Mr. Seeley spoke on the property that abuts SR436. It was brought to City Commission and they did not express interest in moving forward.

Board & staff discussed a tap room concept and staff stated and provided background that it is not a feasible option. The initial cost and continued maintenance and upkeep, along with the lack of visibility are all contributing factors.

7. Board Comments

8. Upcoming Agenda Items

9. Adjournment

Meeting adjourned at 9:31am

/s/ Recording Secretary Laura Halsey



Winter Pines Golf Course Advisory Board

agenda item

item type	Non-Action Items	meeting date	September 11, 2023
prepared by	Jason Seeley	approved by	
board approval			
strategic objective			

subject

GAB Goals FY23-24

motion / recommendation

Discuss goals for upcoming fiscal year.

background

With first year of operation nearing completion and course focus moving more towards operations then projects and improvements staff would like board to establish goals for upcoming fiscal year and short term.

alternatives / other considerations

fiscal impact



Winter Pines Golf Course Advisory Board

agenda item

item type	Non-Action Items	meeting date	September 11, 2023
prepared by	Jason Seeley	approved by	
board approval			
strategic objective			

subject

Financial Projection for FY23-24

motion / recommendation

Discussion

background

Based on suggested fee schedule and assumption of similar play trends for upcoming fiscal year review projected revenues and expenditures. Determine projected revenues that can be directed towards course improvements for FY24-25.

Slides with relative data will be provided as part of meeting in sent to GAB members prior to meeting date.

alternatives / other considerations

fiscal impact



Winter Pines Golf Course Advisory Board

agenda item

item type Staff Updates	meeting date September 11, 2023
prepared by Jason Seeley	approved by
board approval	
strategic objective	

subject

Project Update - Course Closures for September

motion / recommendation

No action.

background

Update regarding WP Pines current and upcoming projects. Communicate closures related to improvement work on and around course.

Projects:

- Clubhouse Restroom, Bar, and Ingress/Egress (ADA)
- Patio Space
- Awning Area
- Bridges
- Hole 3 Cart Path
- On Course Horticulture/Agronomic Practices -- Fall verticut

Course Operational Impact- closure dates

alternatives / other considerations

fiscal impact