



**Mayacama Residence Association  
Minutes of the Annual Meeting for All Residence Club Members  
Wednesday, September 28th 2016 at 10am**

The annual Mayacama Residence Association meeting was held on Wednesday, September 28<sup>th</sup> 2016 at 10am PST within the Boardroom of Mayacama Golf Club, in Santa Rosa, California.

**Board of Directors Present:**

Jonathan Wilhelm – President  
Greg Brown – Treasurer  
Danny Hildebrand – Secretary

**Conference Call:**

Stuart Singer – Member Representative

**Also Present Were:**

Tracy Bell – Executive Assistant

**Residence Members**

Therese Mrozek  
David & Raya Albin

**1. Welcome**

Jonathan Wilhelm called the meeting to order at 10:04am and thanked everyone for attending the meeting, whether in person or via conference call.

**2. Use Patterns and Availability**

Danny Hildebrand, Residences Director, stated that the selection process was in full swing and to date were 40 member submittals short. He strongly encouraged everyone to complete their requests and submit as soon as possible. Statistics show that 70% of members get their first choice. Danny summarized the various options available to residence members; Planned Vacation, Short Notice and Space Available. Mayacama residence members deposited 100 weeks for reciprocity last year.

Mr. Winslow requested the option of changing one of the priority weeks to 2 shorter stays (3-4 days). Jonathan stated that as this is a fractional program, this was not an easy fix and would have an adverse effect on other members. He also suggested that members use their priority time for the most important dates in the year but not to feel obligated to book an entire week.

Mr. Kim asked if the reservations could be done on-line so that once the planned vacations are entered, the members could see the vacant weeks. Jonathan stated that this was not currently available and would be part of an overall upgrade to our system including cell reception both on property and in the villas/casitas. Greg is researching new technology options.

Ms. Sullivan suggested pooling nights and/or trading weeks. Jonathan appreciated the suggestions and would consider their feasibility.

Greg confirmed that the majority of unused time tends to be during the rainy season e.g. December through February. Danny also commented that this was sometimes a result of members arriving later or leaving earlier during their one week stay.

### **3. Construction Update & Whole Ownership**

The Whole Ownership villa has a rent back option with a 3-4 month use period for owners. The remainder of time will be used for overnight rental to those people who normally have difficulty accessing the residences. The newest villa (409/410) has been used this year exclusively for the residence program. Greg confirmed that 46 residence club members had used the new villa since November 2015. Labor prices have increased significantly and Jonathan is currently looking for construction crews outside the local area. Mayacama can build 13 more villas in addition to 9 casitas and 7 villas already constructed.

### **4. Elite Alliance Changes & Additions**

Greg confirmed that the cost of the Elite Alliance membership had been significantly re-negotiated and will cost members \$100 per year. It was decided to automatically enroll everyone in the program and absorb in the member's annual dues. Danny spoke about the new option for shorter stays at the Elite Alliance properties. Mayacama residence members must bank one week but can split those days into 3 or 4 day vacations. Jonathan reminded everyone that Elite Alliance give more credits to members from Mayacama primarily because it is a private club and wine country is a very popular destination.

### **5. General Club and Membership Update**

Membership sales are on track with budget; selling 8 residence memberships and 16 golf memberships to date. Jonathan is convinced that once the Club has additional rooms for nightly rental, this will increase the number of new golf memberships. The membership fee for a non-refundable charter, national or vintner golf membership is currently \$65K. Social refundable memberships are \$40K Jonathan confirmed there are only a small number left before requiring a waiting list. Current annual dues structure is \$16,800 for charter, \$12,600 for vintner, \$8,400 for national and \$4,200 for social memberships.

### **6. Golf Course Re-grassing Update**

Jonathan spoke of the challenges faced due to the damage to the greens this year which required an early decision to replace all the greens at Mayacama. In 2016, the Club has invested in 18 new greens and 57 new bunkers. Mr. Winslow congratulated management for doing the right thing and reacting promptly to the situation for the good of the Club. Mr. Winslow was concerned about some dry spots but Jonathan confirmed that it was due to tournament play and high temperature. Greg also confirmed that some of the localized dry spots are done intentionally due to the water restriction enforced by the county.

### **7. Golf Cart Policy**

Greg Brown stressed his concerns regarding adults allowing children to drive golf carts. It is Mayacama policy that you must hold a valid driver's license to drive golf carts on property. Ms. Sullivan suggested that members complete a liability statement to assist in enforcing the policy. Greg and Jonathan asked for members support and cooperation.

## 8. 2017 Calendar

Jonathan was excited to announce that Mayacama would be hosting the American Junior Golf Association (AJGA) Wyndham Cup next year over the 4<sup>th</sup> of July weekend. This competition will bring the top 20 male and female junior amateurs together to compete. The competitors will be lodged off-site. This is the equivalent of the Ryder cup for amateurs and Jonathan encouraged all members to come out to watch these young players.

## 9. Open Forum

- a. Jonathan stated large events are profitable to the Club but stressed that events like weddings are limited to approximately 12 per year.
- b. Mayacama hosted another successful UCSF charity event again this year.
- c. External tournament events normally take place on Tuesdays when the course is closed.
- d. Pro-Member tournament was cancelled for 2016 due to the greens but will return in 2017.
- e. The Vintner Pour is scheduled for Saturday May 13<sup>th</sup>, 2017.
- f. Jonathan confirmed that reciprocity access with Timbers was in perpetuity for as long as the member has residence membership.
- g. Jonathan thanked his staff and stressed that he wants Mayacama to exceed the needs of its members across the board – dining, lodging and golfing experiences. Contact either Jonathan or Greg with any comments and/or suggestions for improvement.

Jonathan Wilhelm closed the meeting at 11:26am and thanked everyone for attending the meeting and those dialing in.

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