

**AGENDA**  
**VBBC Board Meeting**  
**April 21, 2026**

Call to order

Approval of minutes

Financial report - Trooboff

Managers' report - Webers

Old business

Interior phase II - Leonard, Brockelman

New business

Briefing on financial controls/process - Trooboff

Executive session

Adjournment

**Minutes of Meeting**  
**Board of Governors Vero Beach Bridge Club**  
**March 24, 2026**

**The regular meeting of the Board of Governors** of the Vero Beach Bridge Club (VBBC) was called to order by the President, Denis Conlon, at 9:30 am. Board members attending:

Denis Conlon, Ann Espy, Steve Trooboff, Grace Leonard, Charles Foresman, Hank Sandlass, Andree Fontaine, Julie Geer, Paula Brockelman, Louann Yates

Absent: N/A

Others attending: George Weber, Jan Weber

**FINANCIAL REPORT**

Steve submitted the financial report, which is available for review. The club's finances are very healthy, with no significant issues to note.

**MANAGERS' REPORT TO THE BOARD**

George gave an overview of the written Managers' Report, which is available for review.

Highlights: As of the date of this meeting, VBBC has 716 paid members. Table counts were up 8% October to February. The Tuesday afternoon 0-300 games is up and running with healthy table counts for a new game. The Tuesday/Thursday discount for the afternoon games will be discontinued.

The first VBBC NLM Regional tournament, which was held earlier in the month, garnered rave reviews from attendees, many of whom traveled from out of town to play.

The two Andy Avery presentations were very well attended.

**OLD BUSINESS**

The Board approved new flooring to be installed this summer in the foyer, gathering area, and kitchen. The painting in the downstairs playing area is nearly complete. The "Zero Tolerance" sign will be re-hung shortly.

**NEW BUSINESS**

The Board discussed a number of aspects of and possibilities for celebrity speaker series next year.

**EXECUTIVE SESSION**

N/A

The meeting adjourned at **11:05 am**.

The next Board of Governors meeting will be held on **April 21, 2026 at 9:30 am**.

For the Board Package. Short note below:

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All,

There is nothing special in this month's financials. While BBO play; S.E. Club of Clubs, appears to be declining as expected, overall Face 2 Face play at VBBC and the local Private Clubs seems to be quite steady. Year to date differences in overall performance are much more based on which months donations occurred this year vs last; timing of celebrity series costs; and expenses for interior remodeling. As the seasonal period winds down, we find ourselves in a strong cash position; solid Membership numbers and strong participation in various educational activities.

We should note that recent research indicates that in terms of Face 2 Face Bridge Clubs; according to ChatGPT, Florida remains an epicenter for bridge and Vero Beach is clearly in the top five clubs in the country based on table play.

Final note: The Sectional Tournament was a financial and I believe operational success. And, it brought players from around the State and gave us visibility even here on the Treasure Coast with people who hadn't visited us before.

Stevan Trooboff  
April 15th, 2026

stevan@trooboff.com  
772.828.9240

# Vero Beach Duplicate Bridge Club, Inc.

## Balance Sheet As of March 31, 2026

	TOTAL		
	AS OF MAR 31, 2026	AS OF MAR 31, 2025 (PY)	CHANGE
<b>ASSETS</b>			
Current Assets			
Bank Accounts			
Business MMA	165,643.91	161,590.98	4,052.93
Merrill Lynch - EMA	138,225.58	56,343.29	81,882.29
Seacoast National Bank	265,847.64	249,100.37	16,747.27
<b>Total Bank Accounts</b>	<b>\$569,717.13</b>	<b>\$467,034.64</b>	<b>\$102,682.49</b>
Other Current Assets			
Advertising rebate receivable	4,067.99	3,025.99	1,042.00
Prepaid Insurance	19,027.37	16,695.69	2,331.68
<b>Total Other Current Assets</b>	<b>\$23,095.36</b>	<b>\$19,721.68</b>	<b>\$3,373.68</b>
<b>Total Current Assets</b>	<b>\$592,812.49</b>	<b>\$486,756.32</b>	<b>\$106,056.17</b>
Fixed Assets			
Accumulated depreciation	-173,627.61	-166,307.41	-7,320.20
Bridge Game Machines	30,309.07	28,059.07	2,250.00
Equipment	5,198.40	1,700.00	3,498.40
Furnishings	111,402.91	101,496.05	9,906.86
Land and Building	1,169,572.63	1,169,572.63	0.00
Parking lot	311,747.08	311,747.08	0.00
<b>Total Fixed Assets</b>	<b>\$1,454,602.48</b>	<b>\$1,446,267.42</b>	<b>\$8,335.06</b>
Other Assets			
Electric deposit	1,513.00	1,513.00	0.00
<b>Total Other Assets</b>	<b>\$1,513.00</b>	<b>\$1,513.00</b>	<b>\$0.00</b>
<b>TOTAL ASSETS</b>	<b>\$2,048,927.97</b>	<b>\$1,934,536.74</b>	<b>\$114,391.23</b>
<b>LIABILITIES AND EQUITY</b>			
Liabilities			
Current Liabilities			
Accounts Payable			
Accounts Payable	2,268.06	4,696.41	-2,428.35
<b>Total Accounts Payable</b>	<b>\$2,268.06</b>	<b>\$4,696.41</b>	<b>\$ -2,428.35</b>
Credit Cards			
Bank of America Credit Card 2681	2,326.13	6,951.32	-4,625.19
<b>Total Credit Cards</b>	<b>\$2,326.13</b>	<b>\$6,951.32</b>	<b>\$ -4,625.19</b>
Other Current Liabilities			
Payroll Liabilities			
Payroll Liabilities	0.00	0.00	0.00
Federal Taxes (941/944)	1,366.20	1,258.07	108.13
FL Unemployment Tax	15.48	13.17	2.31
<b>Total Payroll Liabilities</b>	<b>1,381.68</b>	<b>1,271.24</b>	<b>110.44</b>
<b>Total Other Current Liabilities</b>	<b>\$1,381.68</b>	<b>\$1,271.24</b>	<b>\$110.44</b>

# Vero Beach Duplicate Bridge Club, Inc.

## Balance Sheet

As of March 31, 2026

	TOTAL		
	AS OF MAR 31, 2026	AS OF MAR 31, 2025 (PY)	CHANGE
<b>Total Current Liabilities</b>	<b>\$5,975.87</b>	<b>\$12,918.97</b>	<b>\$ -6,943.10</b>
<b>Total Liabilities</b>	<b>\$5,975.87</b>	<b>\$12,918.97</b>	<b>\$ -6,943.10</b>
Equity			
Building Sinking Fund	173,500.00	155,500.00	18,000.00
Donations Received Since Inception	559,415.00	559,415.00	0.00
Retained Earnings	1,192,315.97	1,065,349.59	126,966.38
Net Income	117,721.13	141,353.18	-23,632.05
<b>Total Equity</b>	<b>\$2,042,952.10</b>	<b>\$1,921,617.77</b>	<b>\$121,334.33</b>
<b>TOTAL LIABILITIES AND EQUITY</b>	<b>\$2,048,927.97</b>	<b>\$1,934,536.74</b>	<b>\$114,391.23</b>

# Vero Beach Duplicate Bridge Club, Inc.

## Profit and Loss

March 2026

	TOTAL		
	MAR 2026	MAR 2025 (PY)	CHANGE
<b>Income</b>			
Bridge Playing Fees	22,417.00	22,473.05	-56.05
ACBL BBO		214.76	-214.76
Moorings	2,434.00	2,870.00	-436.00
Riomar	2,640.00	2,280.00	360.00
SE Carolina BBO	1,497.83	3,179.93	-1,682.10
Sea Oaks	1,306.00	1,180.00	126.00
Tournaments	5,630.00		5,630.00
Treasure Coast Bridge League	1,560.00	440.00	1,120.00
Vero Beach Country Club	1,370.00	1,500.00	-130.00
Windsor	1,245.00	3,240.00	-1,995.00
<b>Total Bridge Playing Fees</b>	<b>40,099.83</b>	<b>37,377.74</b>	<b>2,722.09</b>
Dues	1,800.00	1,300.00	500.00
<b>Education Income</b>			
Books	60.00	132.00	-72.00
Celebrity Series	1,565.00	4,817.82	-3,252.82
Lessons	4,595.00	5,547.00	-952.00
<b>Total Education Income</b>	<b>6,220.00</b>	<b>10,496.82</b>	<b>-4,276.82</b>
Kitchen Income	766.00	810.00	-44.00
<b>Total Income</b>	<b>\$48,885.83</b>	<b>\$49,984.56</b>	<b>\$ -1,098.73</b>
<b>GROSS PROFIT</b>	<b>\$48,885.83</b>	<b>\$49,984.56</b>	<b>\$ -1,098.73</b>
<b>Expenses</b>			
Bridge Expenses			
ACBL fees	1,332.47	1,129.86	202.61
Bridge Supplies	126.46	627.60	-501.14
Director Fees	8,099.00	7,592.00	507.00
Kitchen Provisions	2,050.65	3,141.41	-1,090.76
Tournament Expenses	2,800.00	653.83	2,146.17
<b>Total Bridge Expenses</b>	<b>14,408.58</b>	<b>13,144.70</b>	<b>1,263.88</b>
Education Expenses			
Book Purchases	548.00	200.18	347.82
Celebrity Series Dir		6,710.00	-6,710.00
Teacher Fees	2,080.00	1,945.00	135.00
<b>Total Education Expenses</b>	<b>2,628.00</b>	<b>8,855.18</b>	<b>-6,227.18</b>

# Vero Beach Duplicate Bridge Club, Inc.

## Profit and Loss

March 2026

	TOTAL		
	MAR 2026	MAR 2025 (PY)	CHANGE
<b>Facilities Expenses</b>			
Building Repairs	286.06	839.95	-553.89
Cleaning	900.00	1,125.00	-225.00
Exterior Repairs		2,376.00	-2,376.00
Furniture & Fixtures	21.40		21.40
Insurance	1,781.93	1,522.86	259.07
Landscaping	460.00	446.25	13.75
Pest Control	263.00	174.00	89.00
Property Taxes		3,717.78	-3,717.78
Security Alarm System	37.40	37.40	0.00
Supplies	161.27	291.12	-129.85
Utilities	1,067.18	1,162.68	-95.50
<b>Total Facilities Expenses</b>	<b>4,978.24</b>	<b>11,693.04</b>	<b>-6,714.80</b>
<b>Management and General Expenses</b>			
Accounting Fees	800.00	800.00	0.00
Bank Charges	124.21	148.38	-24.17
Club Manager Salary	6,875.00	6,583.00	292.00
Computer Expense	74.00	607.99	-533.99
Copier Lease	621.54	51.07	570.47
Depreciation Expense	570.00	570.00	0.00
Internet Expenses	1,614.49	699.99	914.50
Office Supplies	334.33	15.99	318.34
Payroll Tax Expenses	578.55	524.46	54.09
Telephone	111.65	125.53	-13.88
Telephone/Internet	134.81	126.60	8.21
<b>Total Management and General Expenses</b>	<b>11,838.58</b>	<b>10,253.01</b>	<b>1,585.57</b>
<b>Payroll Expenses</b>			
Wages	652.00	243.75	408.25
<b>Total Payroll Expenses</b>	<b>652.00</b>	<b>243.75</b>	<b>408.25</b>
<b>Total Expenses</b>	<b>\$34,505.40</b>	<b>\$44,189.68</b>	<b>\$ -9,684.28</b>
<b>NET OPERATING INCOME</b>	<b>\$14,380.43</b>	<b>\$5,794.88</b>	<b>\$8,585.55</b>
<b>Other Income</b>			
Dividend Income	369.72	180.31	189.41
Donations	7,950.00	14,370.00	-6,420.00
Gain/Loss on Disposal		1,620.00	-1,620.00
Interest Income	312.71	491.62	-178.91
Restricted Donations		2,300.00	-2,300.00
<b>Total Other Income</b>	<b>\$8,632.43</b>	<b>\$18,961.93</b>	<b>\$ -10,329.50</b>
<b>Other Expenses</b>			
Interior Redecorating	11,016.00		11,016.00

# Vero Beach Duplicate Bridge Club, Inc.

## Profit and Loss

March 2026

		TOTAL	
	MAR 2026	MAR 2025 (PY)	CHANGE
Other Miscellaneous Expense			
Chair recovering		260.00	-260.00
<b>Total Other Miscellaneous Expense</b>		<b>260.00</b>	<b>-260.00</b>
<b>Total Other Expenses</b>	<b>\$11,016.00</b>	<b>\$260.00</b>	<b>\$10,756.00</b>
NET OTHER INCOME	<b>\$ -2,383.57</b>	<b>\$18,701.93</b>	<b>\$ -21,085.50</b>
NET INCOME	<b>\$11,996.86</b>	<b>\$24,496.81</b>	<b>\$ -12,499.95</b>

# Vero Beach Duplicate Bridge Club, Inc.

## Profit and Loss

October 2025 - March 2026

	TOTAL		
	OCT 2025 - MAR 2026	OCT 2024 - MAR 2025 (PY)	CHANGE
<b>Income</b>			
Bridge Playing Fees	116,650.50	107,922.05	8,728.45
ACBL BBO	1,022.03	1,597.76	-575.73
Moorings	8,972.00	8,358.00	614.00
Riomar	7,500.00	9,030.00	-1,530.00
SE Carolina BBO	15,793.18	7,901.59	7,891.59
Sea Oaks	1,306.00	1,990.00	-684.00
Tournaments	14,570.20	8,154.00	6,416.20
Treasure Coast Bridge League	3,320.00	1,716.00	1,604.00
Vero Beach Country Club	7,492.00	7,115.00	377.00
Windsor	3,990.00	5,370.00	-1,380.00
<b>Total Bridge Playing Fees</b>	<b>180,615.91</b>	<b>159,154.40</b>	<b>21,461.51</b>
Dues	37,069.75	34,000.00	3,069.75
<b>Education Income</b>			
Books	1,298.00	699.00	599.00
Celebrity Series	17,786.93	25,748.45	-7,961.52
Lessons	22,023.00	27,950.00	-5,927.00
<b>Total Education Income</b>	<b>41,107.93</b>	<b>54,397.45</b>	<b>-13,289.52</b>
Kitchen Income	3,098.00	2,240.00	858.00
Recruitment Bonus		30.00	-30.00
<b>Total Income</b>	<b>\$261,891.59</b>	<b>\$249,821.85</b>	<b>\$12,069.74</b>
<b>GROSS PROFIT</b>	<b>\$261,891.59</b>	<b>\$249,821.85</b>	<b>\$12,069.74</b>
<b>Expenses</b>			
<b>Bridge Expenses</b>			
ACBL fees	8,576.53	3,859.88	4,716.65
Bridge Supplies	1,739.65	2,704.39	-964.74
Director Fees	36,139.00	34,648.00	1,491.00
Fees - Unit 240		-538.85	538.85
Kitchen Provisions	13,059.24	12,351.57	707.67
Repair & Maintenance		125.00	-125.00
Tournament Expenses	3,104.59	2,648.37	456.22
<b>Total Bridge Expenses</b>	<b>62,619.01</b>	<b>55,798.36</b>	<b>6,820.65</b>
<b>Education Expenses</b>			
Advertising - Education	771.00	837.00	-66.00
Book Purchases	1,759.19	719.76	1,039.43
Celebrity Series Dir		6,710.00	-6,710.00
Teacher Fees	9,860.00	10,970.00	-1,110.00
<b>Total Education Expenses</b>	<b>12,390.19</b>	<b>19,236.76</b>	<b>-6,846.57</b>

# Vero Beach Duplicate Bridge Club, Inc.

## Profit and Loss October 2025 - March 2026

	TOTAL		
	OCT 2025 - MAR 2026	OCT 2024 - MAR 2025 (PY)	CHANGE
<b>Facilities Expenses</b>			
Building Repairs	1,879.62	1,564.90	314.72
Cleaning	5,800.00	5,860.00	-60.00
Exterior Repairs	3,105.00	2,376.00	729.00
Furniture & Fixtures	21.40	239.12	-217.72
Insurance	9,914.37	9,204.12	710.25
Landscaping	2,760.00	2,231.25	528.75
Pest Control	2,147.30	2,090.59	56.71
Property Taxes	4,191.08	3,717.78	473.30
Security Alarm System	224.40	224.40	0.00
Supplies	2,364.85	822.59	1,542.26
Utilities	6,920.74	6,823.83	96.91
<b>Total Facilities Expenses</b>	<b>39,328.76</b>	<b>35,154.58</b>	<b>4,174.18</b>
<b>Management and General Expenses</b>			
Accounting Fees	4,800.00	4,800.00	0.00
Bank Charges	1,656.55	1,150.43	506.12
Club Manager Salary	44,374.00	42,675.28	1,698.72
Computer Expense	894.88	1,606.54	-711.66
Copier Lease	3,715.78	2,986.66	729.12
Depreciation Expense	3,420.00	3,420.00	0.00
Dues, Licenses, Fees	139.00	2,205.05	-2,066.05
Internet Expenses	6,035.44	4,409.94	1,625.50
Office Supplies	609.14	490.32	118.82
Payroll Tax Expenses	3,702.45	3,296.48	405.97
Postage	88.61	102.20	-13.59
Telephone	760.38	752.19	8.19
Telephone/Internet	977.33	738.18	239.15
<b>Total Management and General Expenses</b>	<b>71,173.56</b>	<b>68,633.27</b>	<b>2,540.29</b>
<b>Payroll Expenses</b>			
Wages	3,801.75	243.75	3,558.00
<b>Total Payroll Expenses</b>	<b>3,801.75</b>	<b>243.75</b>	<b>3,558.00</b>
<b>Total Expenses</b>	<b>\$189,313.27</b>	<b>\$179,066.72</b>	<b>\$10,246.55</b>
<b>NET OPERATING INCOME</b>	<b>\$72,578.32</b>	<b>\$70,755.13</b>	<b>\$1,823.19</b>
<b>Other Income</b>			
Dividend Income	2,535.30	1,240.66	1,294.64
Donations	52,687.00	49,569.00	3,118.00
Gain/Loss on Disposal		1,620.00	-1,620.00
Interest Income	1,913.11	3,078.39	-1,165.28
Realized Gains/Losses	-106.48		-106.48
Restricted Donations		15,350.00	-15,350.00

# Vero Beach Duplicate Bridge Club, Inc.

## Profit and Loss

October 2025 - March 2026

	TOTAL		
	OCT 2025 - MAR 2026	OCT 2024 - MAR 2025 (PY)	CHANGE
Stock Donation	2,412.68		2,412.68
<b>Total Other Income</b>	<b>\$59,441.61</b>	<b>\$70,858.05</b>	<b>\$ -11,416.44</b>
Other Expenses			
Interior Redecorating	13,961.30		13,961.30
Other Miscellaneous Expense			
Chair recovering	337.50	260.00	77.50
<b>Total Other Miscellaneous Expense</b>	<b>337.50</b>	<b>260.00</b>	<b>77.50</b>
<b>Total Other Expenses</b>	<b>\$14,298.80</b>	<b>\$260.00</b>	<b>\$14,038.80</b>
NET OTHER INCOME	<b>\$45,142.81</b>	<b>\$70,598.05</b>	<b>\$ -25,455.24</b>
NET INCOME	<b>\$117,721.13</b>	<b>\$141,353.18</b>	<b>\$ -23,632.05</b>

# Vero Beach Duplicate Bridge Club, Inc.

## Statement of Cash Flows

March 2026

	TOTAL
<b>OPERATING ACTIVITIES</b>	
Net Income	11,996.86
Adjustments to reconcile Net Income to Net Cash provided by operations:	
Prepaid Insurance	1,781.93
Accounts Payable	-519.36
Bank of America Credit Card 2681	-1,087.94
Payroll Liabilities:Federal Taxes (941/944)	-33.60
Payroll Liabilities:FL Unemployment Tax	2.72
<b>Total Adjustments to reconcile Net Income to Net Cash provided by operations:</b>	<b>143.75</b>
<b>Net cash provided by operating activities</b>	<b>\$12,140.61</b>
<b>INVESTING ACTIVITIES</b>	
Accumulated depreciation	570.00
Bridge Game Machines	-2,250.00
<b>Net cash provided by Investing activities</b>	<b>\$ -1,680.00</b>
<b>FINANCING ACTIVITIES</b>	
Building Sinking Fund	1,500.00
Retained Earnings	-1,500.00
<b>Net cash provided by financing activities</b>	<b>\$0.00</b>
<b>NET CASH INCREASE FOR PERIOD</b>	<b>\$10,460.61</b>
Cash at beginning of period	559,256.52
<b>CASH AT END OF PERIOD</b>	<b>\$569,717.13</b>

April 21, 2026  
Managers' Report

1. We had 805 F2F tables in March, 215.5 of which were held in country clubs. This represents a 6.2% decrease when compared to February 2026 when we had 849.5 F2F tables. F2F tables in March 2026 decreased by 25.5 tables from March 2025, (830.5) representing a 3% decrease. We attribute this year-over-year decrease to the NLM tournament held for three days during the week.

The actual VBBC in-house tables for March 2026 were 589.5, compared to February 2026 when we had 555. This represents a 6.2% increase. March 2026 compared to March 2025 shows a decrease of 18.5 (3%) actual VBBC in-house tables.

From April 1 through 17, 2026 we had 409.5 F2F tables, as compared to April 1 thru 17, 2025 when we had 425 F2F tables. So far in April, the in-house tables were 302.5 as compared to 300 for the same period last year. This represents a minimal change. Please note that there was a tournament in April this year and there was no Friday morning or Friday afternoon game.

Fiscal year-to-date (October through March 2026) in house tables totaled 3121 compared to the same period last year, which was 2953, an increase of 5.3%.

2. There are currently five afternoon open games, four afternoon limited games, two morning limited games, and a monthly limited team game. The open and 8=Enough team games have been suspended due to lack of interest.
3. Online sponsored game tables in March increased to 523 from 517.5 in February 2026. Gross income for the month of March 2026 totaled \$ 1,461.81 broken down as follows: \$ 1,365.70 for sponsored games; \$ 96.11 for our members playing in other SE Carolina games. Online income in March decreased \$ 36.02 from February. Revenue per table decreased by \$.14 (from \$2.75 to \$2.61). April online games are 308 month-to-date as compared to 291 for the same period last month. Please note that Al is disbanding the collective effective May 1<sup>st</sup> and the VBBC will no longer receive the small check for players participating in other SE Carolina games. He is still going to run our sponsored game and we will receive the income from that game.
4. Bridge classes continued in April. Lyn's intermediate class has 18 students; and Jan's supervised play class has 24 students.
5. As of April 18, 2026, there are approximately 730 paid members.
6. The April Sectional Tournament grossed \$6,690. The ACBL collected \$3,022. After in-house expenses including food, kitchen help and extra cleaning services totaling \$1,140, net proceeds were \$2,528.
7. Barbara Seagram's event had 137 attendees and netted approximately \$2,500 for the VBBC.

Respectfully submitted,

George and Jan Weber