

**Minutes of Meeting
Board of Governors Vero Beach Bridge Club
19 May 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, Stevan Trooboff, Grace Leonard, Chilly Foresman, Julie Geer, Hank Sandlass, Andree Fontaine

Absent: Louann Yates, Paula Brockelman,

Others attending: George Weber, John Brunner (Executive Session)

FINANCIAL REPORT

Steve submitted the financial report, which is available for review. VBBC financials continue in a positive trend.

MANAGERS' REPORT TO THE BOARD

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

Highlights: Fiscal year-to-date (Oct 25 through April 26) demonstrates an increase of 5.2% over the same period in the previous year. We expect lower table counts in the next few months during the off-season. It was suggested that VBBC encourage members to play in the SE Carolina game when they are not able to play in person at the club. The Tuesday afternoon 0-300 continues to draw players.

OLD BUSINESS

The carpet in the foyer and upstairs gathering area is scheduled to be replaced with new flooring the first week of August.

Treasure Coast Creative Consulting is prepared to exhibit original art from a number of artists at VBBC. They will select and display the pieces, primarily in the downstairs playing area. The pieces will be available for sale, and the artists will handle all transactions, with no involvement by VBBC.

VBBC will continue efforts to improve plumbing in the restrooms.

NEW BUSINESS

Ann Espy will be working with an arborist to determine how best to preserve some of the memorial trees that were affected by the hard freeze during the winter.

EXECUTIVE SESSION

The Board heard and discussed a complaint that was made to the Conduct and Ethics Committee.

The meeting adjourned at **10:45 am**.

There will not be a Board of Governors meeting in June 2026. The next Board of Governors meeting will be held on **21 July 2026 at 9:30 am**.

June 16, 2026
Managers' Report

1. We had 519 F2F tables in May, 46.5 of which were held in country clubs. This represents a 23.6% decrease when compared to April 2026 when we had 679.5 F2F tables. F2F tables in May 2026 increased by 1 table from May 2025, (518) representing no change.

The actual VBBC in-house tables for May 2026 were 472.5, compared to April 2026 when we had 508. This represents a 7% decrease. May 2026 compared to May 2025 shows an increase of 18.5 (4%) actual VBBC in-house tables.

From June 1 through 13, 2026 we had 212.5 F2F tables, as compared to June 1 thru 13, 2025 when we had 196 F2F tables. So far in June, the in-house tables are 197.5 as compared to 183.5 for the same period last year. This represents a 7.6% increase.

Fiscal year-to-date (October through May 2026) in house tables totaled 4101.5 compared to the same period last year, which was 3903, an increase of 5%.

2. There are currently five afternoon open games, four afternoon limited games, two morning limited games, and a monthly limited team game.
3. Online sponsored game tables in May decreased to 471 from 526 in April 2026. Gross income for the month of May 2026 totaled \$ 1,741.27. Online income in May increased \$ 203.88 from April. Revenue per table increased by \$.90 (from \$2.80 to \$3.70). June online games are 211 month-to-date as compared to 188 for the same period last month.
4. Bridge classes continued in June. George's intermediate class has 15 students; Jan's intermediate class has 25; Jan's beginner bridge has 8.
5. As of June 14, 2026, there are 743 members. As of the June 2025 Manager report, we had 691. This represents a 7.5% increase year to date when compared to the same period in 2025. At the half year mark, on July 1, 2026, dues will be reduced to \$25.
6. Estimates from Colkitt AC came in: Annual Maintenance \$2,140.00; Exhaust Fans for both restrooms \$2,650. The exhaust fan job does not include electrical. Ron is working on obtaining a second estimate.
7. An Independence Day luncheon is being planned for Friday July 3.
8. The sectional tournament schedule for next season has been confirmed: December 4-6, 2026; January 29-31, February 26-28 (NLM), and April 23-25, 2027.

Respectfully submitted,
George and Jan Weber

From: Henry Sandlass <hjsand7@gmail.com>

Sent: Tuesday, June 23, 2026 6:09 PM

To: Jan Weber <jan.vbbc@outlook.com>; Stevan Trooboff <stevan@trooboff.com>; Denis Conlon <denispconlon@gmail.com>; George Weber <george.vbbc@outlook.com>

Subject: VBBC June 2026 Treasurer's Report

FINANCIAL SUMMARY (MAY 2026 YTD FINANCIAL STATEMENTS)

REVENUE:

Total revenue for 8 months YTD of 333k represents a 20k increase over the similar period in 2025 (+6%). Main drivers were 240k in Playing Fees (+8k), 50k in Education Fees and 38k (+3k) in Dues. Tournament fees made a notable contribution of an additional 10k over last year, bringing the total to 18k in YTD tournament fees.

EXPENSES:

Total expenses are down 4k to 246k from the 2025 period. Main drivers are MGT/GEN expenses +2k to 92k, Bridge expenses +9k to 82k and Facilities expenses -13k to 50k (the reduction is attributed to a drop of 19k, due to one-time exterior repairs in 2025). Other expenses are within reasonable variances.

NET OPERATING INCOME

Net Operating Income totals 86k through May 2026 which represents an increase of 24k (+39%) over the similar period in 2025.

OTHER INCOME

The main contributor is 69.5k in donations. There were two significant donations (10k & 5k) in May this year that closely match a 2025 restricted donation. Total donations dropped immaterially by 2k to 78k for YTD 2026.

OTHER EXPENSE

The total is 16k for 2026 YTD due to Interior Decorating.

NET INCOME

Net income for YTD 2026 is 148k which increased by 5k over 2025.

CASH/INVESTMENTS

VBBC holds 604k in cash and investments as of 5/29/26. This represents a 138k or 30% increase since the beginning of fiscal 2026 last October, leaving the Bridge Club in a very liquid position as we navigate the final quarter of the 2026 fiscal year. It is noteworthy to mention that the Club was able to operate during the 2025 summer months without a drain on cash. This should bode well for this summer, given our increased membership and participation.

OTHER ITEMS OF INTEREST

ACCOUNTING PROCESS

Jan and I will be holding an introductory meeting with our accountants this month to review the chart of accounts, financial statement format and various accounting procedures used by them, as part of the transition in Treasury roles. We expect any changes will be effective at the start of the 2027 fiscal year.

Vero Beach Duplicate Bridge Club, Inc.

Balance Sheet

As of May 31, 2026

	TOTAL		
	AS OF MAY 31, 2026	AS OF MAY 31, 2025 (PY)	CHANGE
ASSETS			
Current Assets			
Bank Accounts			
Business MMA	216,361.67	162,384.92	53,976.75
Merrill Lynch - EMA	289,180.20	131,736.87	157,443.33
Seacoast National Bank	98,994.46	172,979.39	-73,984.93
Total Bank Accounts	\$604,536.33	\$467,101.18	\$137,435.15
Other Current Assets			
Advertising rebate receivable	4,581.99	3,539.99	1,042.00
Prepaid Insurance	15,463.51	13,649.97	1,813.54
Total Other Current Assets	\$20,045.50	\$17,189.96	\$2,855.54
Total Current Assets	\$624,581.83	\$484,291.14	\$140,290.69
Fixed Assets			
Accumulated depreciation	-174,767.61	-167,447.41	-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	102,326.05	9,076.86
Land and Building	1,169,572.63	1,169,572.63	0.00
Parking lot	311,747.08	311,747.08	0.00
Total Fixed Assets	\$1,453,462.48	\$1,445,957.42	\$7,505.06
Other Assets			
Electric deposit	1,513.00	1,513.00	0.00
Total Other Assets	\$1,513.00	\$1,513.00	\$0.00
TOTAL ASSETS	\$2,079,557.31	\$1,931,761.56	\$147,795.75
LIABILITIES AND EQUITY			
Liabilities			
Current Liabilities			
Accounts Payable			
Accounts Payable	2,702.57	3,730.57	-1,028.00
Total Accounts Payable	\$2,702.57	\$3,730.57	\$ -1,028.00
Credit Cards			
Bank of America Credit Card 2681	2,080.78	3,434.35	-1,353.57
Total Credit Cards	\$2,080.78	\$3,434.35	\$ -1,353.57
Other Current Liabilities			
Payroll Liabilities	0.00	0.00	0.00
Federal Taxes (941/944)	1,354.48	1,271.29	83.19
FL Unemployment Tax	1.99	1.81	0.18
Total Payroll Liabilities	1,356.47	1,273.10	83.37
Total Other Current Liabilities	\$1,356.47	\$1,273.10	\$83.37

Vero Beach Duplicate Bridge Club, Inc.

Balance Sheet

As of May 31, 2026

	TOTAL		
	AS OF MAY 31, 2026	AS OF MAY 31, 2025 (PY)	CHANGE
Total Current Liabilities	\$6,139.82	\$8,438.02	\$ -2,298.20
Total Liabilities	\$6,139.82	\$8,438.02	\$ -2,298.20
Equity			
Building Sinking Fund	176,500.00	158,500.00	18,000.00
Donations Received Since Inception	559,415.00	559,415.00	0.00
Retained Earnings	1,189,315.97	1,062,349.59	126,966.38
Net Income	148,186.52	143,058.95	5,127.57
Total Equity	\$2,073,417.49	\$1,923,323.54	\$150,093.95
TOTAL LIABILITIES AND EQUITY	\$2,079,557.31	\$1,931,761.56	\$147,795.75

Vero Beach Duplicate Bridge Club, Inc.

Profit and Loss

May 2026

	TOTAL		
	MAY 2026	MAY 2025 (PY)	CHANGE
Income			
Bridge Playing Fees	15,420.00	16,941.00	-1,521.00
ACBL BBO		107.05	-107.05
Moorings	946.00	836.00	110.00
Riomar	1,510.00	1,420.00	90.00
SE Carolina BBO	1,537.39	2,848.46	-1,311.07
Sea Oaks	3,884.00	1,870.00	2,014.00
Tournaments	500.00		500.00
Vero Beach Country Club	1,570.00	1,520.00	50.00
Windsor	2,660.00		2,660.00
Total Bridge Playing Fees	28,027.39	25,542.51	2,484.88
Dues	500.00	300.00	200.00
Education Income			
Books	477.00	29.95	447.05
Lessons	3,810.00	2,558.00	1,252.00
Total Education Income	4,287.00	2,587.95	1,699.05
Kitchen Income	559.00	460.00	99.00
Total Income	\$33,373.39	\$28,890.46	\$4,482.93
GROSS PROFIT	\$33,373.39	\$28,890.46	\$4,482.93
Expenses			
Bridge Expenses			
ACBL fees	919.04	846.51	72.53
Bridge Supplies	185.67	18.65	167.02
Director Fees	4,050.00	4,806.00	-756.00
Kitchen Provisions	1,239.61	934.16	305.45
Repair & Maintenance	105.00		105.00
Total Bridge Expenses	6,499.32	6,605.32	-106.00
Education Expenses			
Advertising - Education		514.00	-514.00
Book Purchases		448.10	-448.10
Teacher Fees	1,365.00	1,070.00	295.00
Total Education Expenses	1,365.00	2,032.10	-667.10
Facilities Expenses			
Building Repairs	583.69	1,014.66	-430.97
Cleaning	900.00	900.00	0.00
Exterior Repairs		10,292.78	-10,292.78
Insurance	1,781.93	1,522.86	259.07
Landscaping	460.00	446.25	13.75
Pest Control	174.00	174.00	0.00
Security Alarm System	37.40	37.40	0.00

Vero Beach Duplicate Bridge Club, Inc.

Profit and Loss

May 2026

	TOTAL		
	MAY 2026	MAY 2025 (PY)	CHANGE
Supplies	473.16		473.16
Utilities	1,300.46	1,234.14	66.32
Total Facilities Expenses	5,710.64	15,622.09	-9,911.45
Management and General Expenses			
Accounting Fees	800.00	800.00	0.00
Bank Charges	-123.04	44.75	-167.79
Club Manager Salary	6,875.00	6,583.00	292.00
Computer Expense	74.00	68.00	6.00
Copier Lease	616.29	590.40	25.89
Depreciation Expense	570.00	570.00	0.00
Internet Expenses	966.99	730.99	236.00
Office Supplies		173.97	-173.97
Payroll Tax Expenses	570.55	529.18	41.37
Postage	26.08	29.20	-3.12
Telephone	111.31	125.72	-14.41
Telephone/Internet	134.81	126.60	8.21
Total Management and General Expenses	10,621.99	10,371.81	250.18
Payroll Expenses			
Wages	576.00	330.00	246.00
Total Payroll Expenses	576.00	330.00	246.00
Total Expenses	\$24,772.95	\$34,961.32	\$ -10,188.37
NET OPERATING INCOME	\$8,600.44	\$ -6,070.86	\$14,671.30
Other Income			
Dividend Income	395.99	193.90	202.09
Donations	15,220.00	600.00	14,620.00
Interest Income	408.46	340.27	68.19
Total Other Income	\$16,024.45	\$1,134.17	\$14,890.28
Other Expenses			
Interior Redecorating	121.93	165.89	-43.96
Total Other Expenses	\$121.93	\$165.89	\$ -43.96
NET OTHER INCOME	\$15,902.52	\$968.28	\$14,934.24
NET INCOME	\$24,502.96	\$ -5,102.58	\$29,605.54

Vero Beach Duplicate Bridge Club, Inc.

Profit and Loss October 2025 - May 2026

	TOTAL		
	OCT 2025 - MAY 2026	OCT 2024 - MAY 2025 (PY)	CHANGE
Income			
Bridge Playing Fees	152,319.10	143,494.40	8,824.70
ACBL BBO	1,022.03	1,846.90	-824.87
Moorings	12,372.00	11,474.00	898.00
Riomar	10,770.00	13,510.00	-2,740.00
SE Carolina BBO	18,792.38	13,788.22	5,004.16
Sea Oaks	5,190.00	3,860.00	1,330.00
Tournaments	18,846.68	8,154.00	10,692.68
Treasure Coast Bridge League	3,760.00	2,596.00	1,164.00
Vero Beach Country Club	9,942.00	9,935.00	7.00
Windsor	7,882.00	6,810.00	1,072.00
Total Bridge Playing Fees	240,896.19	215,468.52	25,427.67
Dues	38,109.75	35,050.00	3,059.75
Education Income			
Books	2,245.00	805.95	1,439.05
Celebrity Series	19,296.93	25,748.45	-6,451.52
Lessons	28,788.00	33,606.00	-4,818.00
Total Education Income	50,329.93	60,160.40	-9,830.47
Kitchen Income	4,102.00	2,882.00	1,220.00
Recruitment Bonus		30.00	-30.00
Total Income	\$333,437.87	\$313,590.92	\$19,846.95
GROSS PROFIT	\$333,437.87	\$313,590.92	\$19,846.95
Expenses			
Bridge Expenses			
ACBL fees	11,627.72	6,863.40	4,764.32
Bridge Supplies	3,121.25	2,900.65	220.60
Director Fees	46,896.00	46,070.00	826.00
Fees - Unit 240	-	-538.85	538.85
Kitchen Provisions	16,748.41	14,270.77	2,477.64
Repair & Maintenance	105.00	125.00	-20.00
Tournament Expenses	3,504.59	2,648.37	856.22
Total Bridge Expenses	82,002.97	72,339.34	9,663.63
Education Expenses			
Advertising - Education	1,285.00	1,351.00	-66.00
Book Purchases	2,348.19	1,167.86	1,180.33
Celebrity Series Dir		6,710.00	-6,710.00
Teacher Fees	12,545.00	13,440.00	-895.00
Total Education Expenses	16,178.19	22,668.86	-6,490.67

Vero Beach Duplicate Bridge Club, Inc.

Profit and Loss

October 2025 - May 2026

	TOTAL		
	OCT 2025 - MAY 2026	OCT 2024 - MAY 2025 (PY)	CHANGE
Facilities Expenses			
Building Repairs	3,544.91	2,757.69	787.22
Cleaning	7,700.00	6,760.00	940.00
Exterior Repairs	3,105.00	22,891.09	-19,786.09
Furniture & Fixtures	21.40	239.12	-217.72
Insurance	13,478.23	12,249.84	1,228.39
Landscaping	3,680.00	3,123.75	556.25
Pest Control	2,642.30	2,585.59	56.71
Property Taxes	4,191.08	3,717.78	473.30
Security Alarm System	299.20	299.20	0.00
Supplies	2,862.96	822.59	2,040.37
Utilities	9,474.35	9,231.70	242.65
Total Facilities Expenses	50,999.43	64,678.35	-13,678.92
Management and General Expenses			
Accounting Fees	6,400.00	6,400.00	0.00
Bank Charges	1,573.08	1,383.75	189.33
Club Manager Salary	58,124.00	55,841.28	2,282.72
Computer Expense	1,042.88	1,742.54	-699.66
Copier Lease	4,948.90	4,748.97	199.93
Depreciation Expense	4,560.00	4,560.00	0.00
Dues, Licenses, Fees	139.00	2,266.30	-2,127.30
Internet Expenses	7,804.42	5,901.92	1,902.50
Office Supplies	667.13	828.46	-161.33
Payroll Tax Expenses	4,846.25	4,361.72	484.53
Postage	123.89	131.40	-7.51
Telephone	983.00	1,003.63	-20.63
Telephone/Internet	1,246.95	991.38	255.57
Total Management and General Expenses	92,459.50	90,161.35	2,298.15
Payroll Expenses			
Wages	4,977.75	978.75	3,999.00
Total Payroll Expenses	4,977.75	978.75	3,999.00
Total Expenses	\$246,617.84	\$250,826.65	\$ -4,208.81
NET OPERATING INCOME	\$86,820.03	\$62,764.27	\$24,055.76
Other Income			
Dividend Income	3,339.92	1,634.18	1,705.74
Donations	69,547.00	58,019.00	11,528.00
Gain/Loss on Disposal		1,620.00	-1,620.00
Interest Income	2,630.87	3,872.39	-1,241.52
Realized Gains/Losses	-106.48		-106.48
Restricted Donations		15,575.00	-15,575.00

Vero Beach Duplicate Bridge Club, Inc.

Profit and Loss

October 2025 - May 2026

	TOTAL		
	OCT 2025 - MAY 2026	OCT 2024 - MAY 2025 (PY)	CHANGE
Stock Donation	2,412.68		2,412.68
Total Other Income	\$77,823.99	\$80,720.57	\$ -2,896.58
Other Expenses			
Interior Redecorating	16,120.00	165.89	15,954.11
Other Miscellaneous Expense			
Chair recovering	337.50	260.00	77.50
Total Other Miscellaneous Expense	337.50	260.00	77.50
Total Other Expenses	\$16,457.50	\$425.89	\$16,031.61
NET OTHER INCOME	\$61,366.49	\$80,294.68	\$ -18,928.19
NET INCOME	\$148,186.52	\$143,058.95	\$5,127.57

Vero Beach Duplicate Bridge Club, Inc.

Statement of Cash Flows

May 2026

	TOTAL
OPERATING ACTIVITIES	
Net Income	24,502.96
Adjustments to reconcile Net Income to Net Cash provided by operations:	
Prepaid Insurance	1,781.93
Accounts Payable	-660.75
Bank of America Credit Card 2681	-1,516.52
Payroll Liabilities:Federal Taxes (941/944)	-3.74
Payroll Liabilities:FL Unemployment Tax	0.58
Total Adjustments to reconcile Net Income to Net Cash provided by operations:	-398.50
Net cash provided by operating activities	\$24,104.46
INVESTING ACTIVITIES	
Accumulated depreciation	570.00
Net cash provided by Investing activities	\$570.00
FINANCING ACTIVITIES	
Building Sinking Fund	1,500.00
Retained Earnings	-1,500.00
Net cash provided by financing activities	\$0.00
NET CASH INCREASE FOR PERIOD	\$24,674.46
Cash at beginning of period	579,861.87
CASH AT END OF PERIOD	\$604,536.33



Outlook

Fwd: Vero Beach Bridge Center, your performance report for May 2026

From Stevan Trooboff <stevan@trooboff.com>

Date Tue 6/9/2026 11:31 AM

To Jan Weber <Jan.vbbc@outlook.com>

For Board packet next meeting!

Sent from my iPhone
Cell 772-828-9240

Begin forwarded message:

From: Google Business Profile <businessprofile-noreply@google.com>

Date: June 9, 2026 at 11:22:10 AM EDT

To: stevan.trooboff@gmail.com

Subject: Vero Beach Bridge Center, your performance report for May 2026

Reply-To: Google Business Profile <businessprofile-noreply@google.com>

Google Business Profile

Your business performance for May 2026: 361 interactions

See how Vero Beach Bridge Center at 1520 14th Avenue, Vero Beach, Florida 32960 performed in May 2026 compared to the previous month.

[See full report](#)

Your performance at a glance

 13

calls

+44%

 0

chat clicks

76

people asked for directions
-32%

272

website visits from
profile
-24%

399

profile views
-21%

17

searches
-5%

**An interaction is when a customer calls, makes a booking, is sent to your website, or requests directions from your Business Profile.*

Top search terms

1	bridge	17
2	beginning bridge lessons for beginners	<15
3	club	<15

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Bridge club in Vero Beach

Ad. <https://www.verobridgeclub.org/>

Vero Beach Bridge Center | Great service guaranteed

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