



**ANNUAL GENERAL MEETING  
of the MEMBERS OF  
LONDON BRIDGE CENTRE INC.**

held Saturday, September 23, 2017  
1:00 p.m. – 1:55 p.m.

In Attendance: 32 members in person; no members by proxy  
See list of those attending at end of these minutes

1. **Call to Order**

Vice President, Al Edwards, called the meeting to order at 1:00 p.m. President Dwight Bender was not able to attend. Secretary Jackie Potters also was not able to attend; Adele Woolfe acted as Secretary of the meeting.

2. **Notice of Meeting, Agenda and Quorum**

Al Edwards reported the Notice of Meeting had been emailed to members of London Bridge Centre Inc. and had been posted on the website and at the Centre in accordance with Bylaw No. 1, section 9.01.

The agenda was also posted on the website and included links to the financial statements and the Minutes of the previous Annual General Meeting both to be considered by the membership at the meeting.

The Secretary of the meeting, Adele Woolfe, confirmed there was a quorum present as outlined in Bylaw No. 1, section 9.04.

3. **President's Report**

The following report was prepared by the President, Dwight Bender and presented by Vice President Al Edwards:

“I wish to congratulate members on their individual commitments to making the London Bridge Centre what it is today. It has been through dedication and determination that you, our members, have created the many links in the chain that binds us together in achieving our collective goal of creating one of the best bridge clubs in Canada. Through your combined efforts - both financially and otherwise - we can be assured that the project in which we all invested over two years ago has been most worthwhile. From its initial concept to our current standing, the dream of building a viable, productive, and enjoyable home to play bridge has come true.

I am proud to have been a part of that process so far, acting as your President since May of 2015. Since then, I have had the pleasure of working with many talented members who have made my responsibilities so much less onerous than expected at the outset of this adventure. It would be far too time consuming

to specifically thank everyone for their individual contributions but I do want to mention the founding board members who made this all happen:

Al Edwards, Sue Edwards, Tom Jolliffe, Bruce Moor, Brian Rice, Jim Stewart, Karen Wilson and Paul Yorke plus myself. As Jim, Karen and Paul completed their terms in 2016, we were joined by other committed and gifted Board members - Diane Bryant, Brian Sheardown, Jackie Potters Sheila Elston and Mike Potter.

Without their hard work we would not be the outstanding club we are today. In recognition of their services, at the very least, they deserve a healthy round of applause.

As we continue to grow as a members-owned and operated club I am pleased to announce that we are able to provide the same services to our members for another year under the current fee structure. You will have noticed that significant improvements in our facility were made in the past year, namely a new front door, new tiling along the east side of the playing room, a defibrillator and six new ceiling fans all of which were necessary and significant expenditures.

Despite the cost of these changes we are fortunate to be financially stable. Given our well-calculated projections for the upcoming year it is gratifying to know that membership fees do not have to be increased for 2017-2018. I am also pleased to report that game fees can also remain the same for another year despite the scheduled rent increase to which we are committed. As you will see later in the financial report we are in a sound financial position and in keeping with our original business plan, we will again this year, be able to make partial repayment to those members who made financial investments in the club. Sue will be discussing details in the financial report later in this meeting.

As my final good-bye as President of our club I want to thank the other members of the Board who are also completing their terms, namely Sue Edwards and Brian Rice. I know they will continue, as will I, to be involved and support the London Bridge Centre. I wish to thank them for their endless efforts in making it all happen. Personally I want to thank them for making me look good many times over. Both have made my job much easier.

As we anticipate another year of providing a "fun place" to play bridge, I would like to remind you, the membership, of how this whole thing runs! ....A few of us sit on your Board. We meet regularly. We make administrative decisions based upon the needs and suggestions of the members within the financial constraints by which we are bound. We are always focused on promoting bridge in London and initiate special events such as the upcoming Audrey Grant event in October and educational programs for players at all levels.

The Board cannot make it happen on its own. We are grateful there are many other members who are involved in other tasks such as directing or taking

responsibility for the cleanliness and decor of the facility. All of this means that at game time we can all relax and enjoy a game of bridge on a regular basis.

Having said that, my parting concern is that we all need to remember that none of this happens without commitment on your part! In order to make the London Bridge Centre flourish in the future, it is you as individual members that must recognize it is "us" and not "them" that make the entire operation run like a well-oiled machine - most of the time anyway!

Our success is dependent upon filling the chairs in the facility with bridge players. To accomplish that we must provide a welcoming facility and a friendly environment that attracts new members to our club. Each of you can and should be a part of that process. Step up to the plate with your expertise. Make a difference! Your contributions to the continued success of the London Bridge Centre will not be without reward!

As Mother Teresa said:

"To keep a lamp burning we have to keep putting oil in it." "

4. **Minutes of Previous Annual Meeting**

The draft minutes of the meeting held on Sept. 17, 2016 were prepared by Karen Wilson, who was the Secretary at that time. These draft minutes were posted on the club's website with the notice of this meeting.

**MOVED** by Mary Howe, seconded by Rosemary Thompson, that the minutes of the annual general meeting held Saturday, Sept, 17, 2016 be approved.

**CARRIED**

5. **Financial Report**

Treasurer Susan Edwards provided background on and a brief description of the review engagement conducted by Gary Westfall, CPA, CA. Mr. Westfall is a supporter of duplicate bridge and has been retained by Unit 249 and several bridge clubs in the Toronto area to conduct review engagements. She reported it is Mr. Westfall's opinion that the London Bridge Centre Inc.'s income threshold does not require an audit and a review engagement was undertaken. His opinion is included with the financial statements.

In response to a question, Susan indicated that a review engagement was required by regulation, and also because the Board wished to be transparent and responsible stewards of the Investors' money.

Susan reviewed the revenues and expenses, noting the growth in membership fees and game fees and the excellent control of expenses including the countless hours contributed volunteers. She noted that the 2017 statements cover a full year of operations. 2016 statements covered the period from incorporation (June 1, 2015) through July 30, 2016 but only nine months of full operations.

Net income for the year was \$21,229 compared to \$40,515 in the previous period, which had included the donations made to the Capital Campaign. She also reviewed the assets and liabilities, noting that the net unrestricted assets were \$61,744 at July 31, 2017. The Board has approved continuing game fees and membership dues unchanged for the 2017-2018 year.

**MOVED** by Susan Edwards, seconded by Ruth Edwards, that the financial statements be accepted as presented for the period ended July 31, 2017.

**CARRIED**

**MOVED** by Susan Edwards, seconded by Ed Allan, that Gary Westfall, CPA, CA be appointed auditor to perform a review of the financial statements for the year ending July 31, 2018.

**CARRIED**

Susan also reported that the Board has approved an additional repayment of \$47,280 or 30% of the original amount of the promissory notes on October 15, 2017. This will reduce the notes outstanding from \$118,200 to \$70,920.

She then gave a brief review of results compared to budget, highlighting the number of tables played in sanctioned games, non-sanctioned games and special events compared to the previous year.

In response to a question, she explained that the club collects and remits HST on membership dues, game fees, lesson and rental revenue, reduced by input tax credits for HST on items and services we purchase. The revenues and expenses in the financial statements are net of HST.

6. **Report of the Nominating Chair**

Al Edwards reported three current directors' terms expire at the Annual General Meeting, 2018 - Al Edwards, Tom Jolliffe and Bruce Moor. Five current directors' terms expire at the Annual General Meeting, 2019 – Diane Bryant, Sheila Elston, Mike Potter, Jackie Potters and Brian Sheardown. The terms of three directors expire at this Annual General Meeting - Dwight Bender, Susan Edwards and Brian Rice.

Al Edwards indicated three individuals have agreed to serve on the Board of Directors.

**MOVED** by Bruce Moor, seconded by Mary Howe, that Dwight Bender, Judi Carter and Adele Woolfe be elected as Directors of the London Bridge Centre

Inc. to serve a three year term, ending at the Annual General Meeting of the Members in 2020.

**MOVED** by Mike Potter, seconded by Audrey Craig, that nominations be closed.

**CARRIED**

The Chair declared that Dwight Bender, Judi Carter and Adele Woolfe were elected by acclamation.

The Chair then recognized the leadership, energy and vision of Dwight Bender, who had served as Chair of LBC from incorporation, and had led the Capital Campaign. Dwight's term of office as President was completed with this meeting.

7. **Questions and Answers**

In the question period, the following questions were raised:

1. What are duties of the Board of Directors? Al Edwards responded.
2. Congratulate Dwight on his term as President; who will succeed him? The Board will appoint a new President at its organizational meeting immediately following the AGM; recommendation is that Al Edwards be appointed President.
3. If there are better movements available, shouldn't LBC use them? Bruce Moor responded, suggesting that pre-registration for games would make it easier to be prepared for unusual movements. There was a follow-up question as to what a web movement is; Al Edwards explained briefly.
4. What is happening with Wednesday afternoon start times? Will be moving back to 1:00 p.m. in October. Also Friday evening games and Saturday morning Practise and Play will resume after Thanksgiving.

8. **Termination of Meeting**

The meeting was terminated at 1:55 p.m.

Approved by the Members of London Bridge Centre Inc. on the \_\_\_\_\_ day of September, 2018.

\_\_\_\_\_  
Al Edwards, President

\_\_\_\_\_  
Adele Woolfe, Secretary

Members Present at the Meeting:

In Person:

Edwards, Al -VicePresident	Edwards, Sue - Treasurer	Potter, Mike - Director
Jolliffe, Tom - Director	Elston, Sheila - Director	Moor, Bruce - Director
Woolfe, Adele	Carter, Judi	Allan, Ed
Benny, Marlene	Brown, Judy	Butt, Linda
Craig, Audrey	Davenport, Iris	DeYoe, Judi
Edwards, Ruth	Franklin, Noreen	Harp, Eve
Henry, Doug	Howe, Mary	Lorelli, Antonia
Lundgren, Arlene	McHenry, Sally	Miller, Bryan
O'Rourke, Mike	Stewart, Jim	Stoffman, John
Street, Jennifer	Thompson, Rosemary	Trumper, Sue
Waters, Judi	Wiley, Marie	

By Proxy: None

Regrets: Dwight Bender, President

Jackie Potters, Secretary

Diane Bryant, Director

Brian Rice, Director

Brian Sheardown, Director