

## EXHIBIT F



### PUBLIC GOLF COMMITTEE Meeting Minutes September 8, 2021 Webex



#### I. Call Meeting to Order

Commissioner Demmer called the meeting to order at 5:01 p.m.

#### II. Roll Call

Present: David Demmer, Noah Kramer, Jim Sandness, Steve Kinney, Dan Baumgartner,

Not Present: Thomas Griggs, Troy Barnette, Tammy Sundborn

#### III. Approval of the July 20 Meeting Minutes

Kramer motioned to approve the July 20 meeting minutes. Second Demmer. Motion carries.

#### IV. Presentations and Informational Updates

#### V. New Business

#### VI. Old Business

##### A. Enger Golf Course Renovation Planning Update (Action Requested) Todd Armbruster

Demmer questioned if the 4 million within 1a would include the clubhouse. Jess Peterson indicated there is a funding gap because when something is funded by a bond, we are bound for 20 years and is dependent on revenue projections. Stated the project has been phased due to financial unknowns, where highest priority items will take place first. Mentioned the goal would be to complete 1a and 1b at the same time if funding allows. Demmer questioned how comfortable the consultants are that there will be an increase in play. Mike Cutler indicated he is very comfortable because the instruction component is off the charts at the junior and adult level. Shared these are people who are rejoining the game due to people seeking activity during COVID.

Jim Sandness questioned how the annual pass increase was justified. Mike Cutler indicated they have not defined what the fee structure will be per playable round – tentatively an additional \$3 per round. Shared it makes sense to have an increase with the projected improvements. Jim questioned if the clubhouse will be able to be used year round for other recreational activities. Eleanor Brandt from ARI indicated there is potential for this to occur.

Demmer shared he appreciates this project is phased for multiple reasons, while adapting assets to be used by a variety of playing levels. Questioned who would make the call to adjust items to early prioritization. Jess Peterson indicated staff would take the plan and as funding becomes available, items would be listed on the bids as add on's, as there is sometimes benefits with including multiple items within a bid package and staff would make the decision on which bid items would take place. Demmer questioned if we were able to pull off simulators, where would they be placed. Eleanor Brandt stated the simulators would need a dedicated power source, could be near the pro shop. Demmer questioned if there is potential to add another modular to the clubhouse in the future if there is an opportunity. Eleanor Brandt indicated there could be an addition to the clubhouse if there is an opportunity. Demmer questioned what percent of the proposed new cart path length is in comparison to the existing cart paths. Norby stated after visiting the course, the numbers were changed. Indicated 30% of the current cart paths are gravel and would be paved over in order to provide a consistent surface.

#### Public Comment



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Tim Allen questioned if the City has considered the possibility of further delays with the pandemic. Jess Peterson indicated it is too soon to hold this conversation at this time, but are keeping this topic in mind and will consider various options to address this. Tim Allen questioned if the driving range is still an issue. Jess Peterson shared the range at Enger will stay in place.

**Kramer motioned to approve the recommendations to the Enger Golf Course Renovation Plan. Second Demmer. No discussion. Unanimously approved. Motion carries.**

**Jim Sandness yea**  
**Dan Baumgartner yea**  
**Noah Kramer yea**  
**Steve Kinney yea**  
**David Demmer yea**

#### **B. Conveyance of Land Parcel(s) at Lester Park Golf Course from the City to DEDA (Informational) Jess Peterson, Manager**

Demmer questioned if there is an idea of the value of the parcels. Jess Peterson indicated it is too soon to know without an appraisal. Demmer questioned if the money from the sale will go directly to golf. Jess Peterson shared this sentiment remains and likely will be discussed during the City Council meeting.

Steve Kinney indicated he agrees with Demmer's comments. Questioned where the 37.5 acres are. Jess Peterson shared this is the former lake 9 at Lester. Kinney questioned if the sale of the acres will bring an increase for the remaining property value.

Demmer shared he would like the Public Golf Committee to send language over to the City Council sharing the importance of having the money from the sale to stay within the golf program. Jim Sandness agrees.

**Demmer made a motion that final verbiage that lands in front of the City Council that revenue from the land sale goes directly to the golf program. Second Kramer. Jess Peterson offered a slight course adjustment, recommending that the verbiage regarding proceeds going directly to public golf be included within the resolution.**

**Demmer amended the motion that the public golf committee recommends that the Statement of Purpose and Exhibit B both have language that expressly says that proceeds from the sale of these parcels at Lester go to the Golf Program. Jess Peterson shared we need to check the legality, but can create a memo that can be sent to the Parks and Recreation Commission and City Council. Second Kramer. Unanimously approved. Motion carries.**

**Jim Sandness yea**  
**Steve Kinney yea**  
**Dan Baumgartner yea**  
**Noah Kramer yea**  
**David Demmer yea**

#### **C. Set Agenda of Next Meeting, David Demmer, Committee Chair**

Demmer and Jess Peterson will connect to determine agenda items for the next meeting.



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Jim Sandness questioned if the Public Golf Committee will weigh in on the next management firm. Jess Peterson indicated a competitive RFI was started and paused due to the significant renovations that needed to take place. Shared the City is not in the position to engage in a competitive RFP process, but we anticipate an extension with Indigo Golf during the 2022 year.

#### **VII. Adjournment**

Meeting adjourned at 6:51 pm.

#### **VIII. Next Meeting**

**The next meeting will be November 16, location TBD**