



**Council
Communication**
Office of the City Manager

Date

May 8, 2006

Agenda Item No. 53

Roll Call No. 06-

Communication No. 06-262

**Submitted by: Donald M. Tripp, Park and
Recreation Director**

AGENDA HEADING:

Approving donation agreement with The Bright Foundation for the construction of a new clubhouse at Grandview Golf Course, \$750,000 over five years.

SYNOPSIS:

Recommend approval of a donation agreement with the Bright Foundation for their charitable contribution in the amount of \$750,000 over five years for the design and construction of a new clubhouse at Grandview Golf Course, subject to the implementation of the adopted Grandview Golf Course master plan.

FISCAL IMPACT:

Amount: \$5,000,000 is the estimated total cost for the new clubhouse.

Funding Source: Funding will come primarily from private donors with some City support (ratio yet to be determined). At this time, the City has already received a commitment from the Bright Foundation in the amount of \$750,000 over five years to support the new clubhouse effort as a part of the overall First Tee project.

ADDITIONAL INFORMATION:

The Donation Agreement between the City of Des Moines and The Bright Foundation provides for the City to receive \$150,000 a year for five years beginning in March 2007, for a total gift of \$750,000, for the design and construction of a new clubhouse at Grandview Golf Course. The terms of the Agreement are subject to secured funding for course improvements as identified in the adopted master plan and recognition of Dale H. and Lois Bright with a plaque and naming of the public meeting room space.

The City agrees to place the donated funds into an interest bearing fund or account created and identified for the sole purpose dedicated to the design and construction of the clubhouse at Grandview Golf Course. Acceptance of this gift does not commit the City to future expenditures. The City agrees to repay the principal balance of the gift and any accrued interest should the additional public and private funds not become available to implement the adopted master plan for Grandview Golf Course.

Proposed course enhancements outlined in the adopted master plan include the following:

- Relocating and building a new clubhouse with a pro shop, snack shop, class room/meeting room spaces, below grade cart storage, and banquet facilities.
- Potentially adding a second story restaurant in the clubhouse and leased office space for golf related entities.
- Re-grading the number 10 fairway to accommodate the winter sledding experience and new driving range.
- Relocating the tee box on hole number 6 and creating five new holes (#5, #8, #9, #10 and #16) to accommodate routing of play while increasing the overall course yardage by 175 yards and maintaining the par 70 of the course.
- Rebuilding of all tees and greens to current United States Golf Association (USGA) standards and adding bunkers.
- Adding safety features related to the routing of play.
- Addressing environmental issues regarding storm water run off, landscaping and aesthetics.

PREVIOUS COUNCIL ACTION(S):

Date: April 24, 2006

Roll Call Number: 06-855

Action: Conceptual Master Plan for Grandview Golf Course. ([Council Communication No. 06-228](#)) Moved by Mahaffey to approve. Motioned Carried 7-0.

Date: May 23, 2005

Roll Call Number: 05-1289

Action: Facility Use Agreement with Golf Foundation of Iowa for use of Grandview Golf Course to offer The First Tee life skills and instructional program through December 31, 2020. ([Council Communication No. 05-294](#)) Moved by Hensley to adopt. Motion Carried 7-0.

BOARD/COMMISSION ACTION(S):

Date: March 28, 2006

Roll Call Number: 06-021

Action: Park and Recreation Board approved the Grandview Golf Course Master Plan and recommended its approval to the Des Moines City Council.

ANTICIPATED ACTIONS AND FUTURE COMMITMENTS:

Review and approval of the capital construction contract upon secured funding. Review and approval of the clubhouse design.