

**BOARD OF PARK COMMISSIONERS
REGULAR MEETING
MINUTES
Boston Recreation Center Gym
6655 E. Zimmerly
August 15, 2011
6:30 p.m.**

Present: Bryan Frye, Andy Solter, John Stevens, Randy Brown, Tom Roth, Cindy Claycomb

Absent: Matt Goolsby

Also Present: Doug Kupper, Director of Park and Recreation, Christina Butler, Clerk, Bryce Mumford, Fiscal Analyst, Don Harrison, Golf Division Manager, over 200 citizens

President Frye called the meeting to order at approximately 6:30 p.m.

PUBLIC AGENDA

None.

REGULAR AGENDA

Item 1: Approval of Minutes

Motion by Frye, second by Roth, IT WAS UNANIMOUSLY VOTED TO APPROVE the July regular meeting minutes of the Board of Park Commissioners.

Item 2: New Issues for Consideration

No Items.

Item 3: Continuation of Prior Business

Kupper introduced Bryce Mumford to the Board and asked him to present his review of the Golf Course Division.

Mumford reviewed a presentation stating the total rounds in golf were decreasing in Wichita and nationwide. He showed that as of January 2011, there were 315 holes of golf in a 10-mile radius of Wichita and of those 171 are public access. He stated that the 25-mile radius contained 405 holes and 243 of those are public access. He reviewed the CIP Project Schedule for all golf courses through the year 2020. He stated that the Golf System is considered an Enterprise Fund. City of Wichita has a long history of not subsidizing the Golf System. And that the system has operated based on internally generated revenues since 1978. He stated that the Debt Service Fund has paid \$3.8 million in principal over the last 10 years that the Golf System has been unable to pay. The City expects the Golf System to repay all DSF money. He stated that the Golf System has made all interest payments on existing debt service, but has been unable to make full principal payments on said debt service. He stated that the Debt Service Fund is funded through tax dollars and is currently making debt service payments for the remaining amount of principal the golf Fund is unable to pay. He reviewed the Pro-Forma and stated that based on the financial data, by the year 2020 the Golf System would be operating at a negative, losing nearly \$900,000 each year and will be over \$6 million in debt. He stated that as things stood now, the Golf System is unsustainable. He stated that changes needed to be made in order to help the Golf Fund meet current and future obligations.

Claycomb asked if it were state law or a city violation if the Golf System is not run as an Enterprise Fund.

Mumford replied that it has to remain an Enterprise Fund.

Frye stated that if the Golf System did not have any new debt, they would be ok until about 2020. But he noted that without future debt or capital improvements, the courses would go into disrepair because maintenance is included in the CIP.

Brown noted that the CIP contained projections only.

Frye opened the floor to the public. He asked the public for ideas to keep golf affordable and accessible.

Jeanie Logue (220 Derby Hills, Derby, KS) asked where the profit was going that Clapp was making. She stated that Clapp looks bad and wondered why the vacant superintendent position there had not been filled. She stated that she was scheduled to host a tournament there, but was considering pulling it due to the looks of the course.

Frye replied that the Golf System is an Enterprise Fund and the money is spread out to all of the courses.

Gordon Gresham (1111 W. 33rd St. N) stated that he was a city golfer and he had reviewed the numbers. He suggested that by increasing the number of rounds played by 25 rounds a day the Golf System would get back to the 2001 numbers. He also asked if the Wichita Sports' Commission could help. He offered the following suggestions: 1) close a course – probably Clapp, 2) lease the courses to a sports' organization, and 3) use tax subsidies.

Jane Luellan (12916 E. Mainsgate) suggested forgiving the debt.

Name Unknown (2208 S. Glenn) stated he was against closing any golf courses.

Sandy Stevens (1555 N. Lake Front Circle) stated that after reviewing the numbers it appeared the golf courses had a net operating profit, paid debt interest and paid their own expenses. However in 2011 it was projected to increase debt and the debt was mostly due to Auburn Hills debt. She stated that the revenues should be paying off the debt.

Name Unknown (770 N. Quail Run) stated that he is not in favor of any golf courses closing. He thinks Auburn Hills is a tremendous course. He stated that the enterprise fund needs to be re-addressed because he feels it is not set up correctly. He felt the City needed to re-evaluate the CIP also because he didn't feel there was a need to have new club houses. He suggested better marketing for season tickets and the need to promote playing golf in Wichita.

James Consolver (4004 Countryside) stated that he did not want to see Clapp golf course close. He stated that the southwest third of Clapp was in a flood zone. He wanted this to remain a green zone for the neighborhood.

Mitch Seals (1962 N. Keith Court) stated that he did not want to see any golf courses close. He stated that he participates in several tournaments and that many country club players also want to play the City courses. He also did not want to see the Junior Golfers' program affected if there are golf course closings.

Craig Gable (1501 E. 44th Street) suggested increasing fees, setting up a CID, privatizing the courses or using tax increment financing.

Name Unknown (address unknown) stated that he was against closing Clapp golf course because when

the golf course was originally sold by AE Clark he was assured that it would remain a golf course. He suggested privatizing the golf courses.

Brian Smith (3427 Elmwood...) stated that he did not want any golf courses to close because it could displace Junior Golfers. He was a Junior Golfer at Clapp and was teaching at MacDonald golf course.

Joe Clement (4500 E. Mt. Vernon) stated that he was against closing any golf courses. He also stated that the golfers do not need new, fancy club houses. The club houses just need to be maintained. He also suggested having benefit tournaments for Auburn Hills.

Linda Hathaway (13813 W. Onewood Court) stated that she does not want Auburn Hills to close because she purchased her home based on the location. She suggested possibly using a management company for the golf course, using property taxes or having fundraisers.

Holly Nelson (2011 S. Terrace) stated that she was against closing Clapp golf course.

Calvin Nelson (2011 S. Terrace) stated that he was against closing Clapp golf course. He stated that he was a Junior Golfer for 4 years and considered it a wonderful experience.

Bill Morton (1110 Royal Road) stated that he was against closing a golf course. He suggested exploring restrictive debt, privatization, corporate sponsorship, creating an advisory committee to gather advice from other cities, use WSU Center for Entrepreneurship and implement membership programs with fee increases.

Cathy Tilma (61 Stratford) stated that she was against closing a golf course.

Earl Stevens (1626 Nickelton Circle) stated that if only 25 more rounds of golf were played a day, the numbers could be back up to where they were.

Hoyt Hillman (address unknown) stated that Clapp had a \$60,000 water bill. He suggested building ponds for Clapp which could lead to long term profitability.

Jerry Love (address unknown) stated that he had played MacDonald and Auburn Hills golf courses. He stated that he had been in a tournament at Auburn Hills with many players from Kansas City who loved the course and want to come back to play the course.

Keith Erlich (4957 E. Willow Point Court) stated that money needed to be spent for the golf courses to clean the creeks and all the trash, fix drainage and erosion issues and rid bunkers of water at MacDonald. He also suggested a need to move geese away from MacDonald.

Leon (address unknown) stated that he was not in favor of closing any golf courses.

Glenn Fulton (119th & Maple) suggested creating another membership level for seniors to 55-61 years old and to offer 9 holes for \$7 each for 2 golfers and extending hours from dusk to dawn.

George (2222 S. Field) stated that the City should allow the golf course personnel to do their jobs and work with the customers. He believes incentives should be given to the personnel and pros such as contests. He also stated that slow play is a problem on the courses and the pros should be allowed to enforce play.

Dennis Martinez (10402 W. Lamp Circle) suggested planting tolerant grass for Wichita to offset the maintenance fees such as was done in Galveston. They planted salt tolerant grass on their municipal and country club golf courses. He also suggested selling corporate advertising for flags on the golf

courses.

Edward Martin (1333 N. Main) stated he was not in favor of closing a golf course.

Michael Logue (220 Derby Hills Drive, Derby) stated that the golf courses are an investment in our youth and seniors. He suggested changing 5 day specials to 7 day specials, changing the senior specials to all day instead of just after noon, create driving ranges at all courses, have driving range at Tex open all week and create couples' league tournaments.

Paul Davis (6417 S. Madison Ct...) stated he is not in favor of closing a golf course and that fancy clubhouses are not necessary.

Lynn Avants (1822 S. Oliver) stated that if Clapp golf course was closed, he thought it should be given back to the original donors because it was to stay open as a golf course. He stated that the City should invest in the golf courses as it has done with other groups such as bike paths.

Bruce Campbell (4251 E. Mt Vernon) stated that water is a problem at Bluff and Mt Vernon near Clapp golf course. He suggested building retention ponds and using the money saved to maintain golf courses and fund projects.

Linda Hathaway (13813 W. Onewood Ct.) asked how Auburn Hills revenues could pay for the Auburn Hills golf course debt.

Frye replied that it would require a policy change in order for the City to forgive the debt because of the increased tax revenues paid by Auburn Hills residents.

Don Shoenhofer (1625 Green Acres) stated that he was not in favor of closing a golf course and does not want to see Clapp close. He stated that it would displace Junior Golfers and high school golf teams.

Nile Dilmore (1102 Jefferson) suggested that golfers who do not live in the community should pay a premium to golf at the City courses.

Name Unknown (Auburn Hills) stated that he was against closing a City golf course. He suggested giving the golf pros more flexibility to set prices and to have the staff work on golf course clean-up and projects during the winter.

Michael Logue (220 Derby Hills, Derby, KS) asked what happened to the surplus money when the golf courses made money.

Kupper replied that in the 1990's the decision was made to build a fifth golf course because it was projected to continue to be profitable. Auburn Hills opened in 2001 and there was an uptick in rounds for 2001 and 2002. However, since then the local and national trend is down. Also, the revenues fund the equipment that is used for the golf courses.

Gary Hefley (Wichita) stated that the golf courses should go back to the way they were run prior to the City taking over them.

Motion by Frye, second by Claycomb, IT WAS UNANIMOUSLY VOTED TO compile the suggestions from the Public and present them at the September meeting.

Frye stated that he envisioned having one more public meeting then presenting the recommendations of the Board of Park Commissioners to the City Council.

Stevens asked that each Park Board Commissioner receive a list of the suggestions prior to the next meeting.

Motion by Frye, second by Solter, to move the next meeting to Saturday, September 17, at Orchard Recreation Center at 9:00am.

Roth stated that he would not be available on that date.

Kupper stated that September 17 would be Play Day.

Kupper suggested that the Board of Park Commissioners should have something to present to the City Council by October.

Frye stated that they needed to discuss ideas and make recommendations at a public meeting for golf courses.

Frye revised his motion, second by Solter, IT WAS UNANIMOUSLY VOTED TO have an additional regular meeting with golf to be discussed at a TBD location on Saturday, 9/10, at 9:00am and the regular meeting on Monday, 9/19, at Orchard Recreation Center at 3:00 pm.

Item 4: Updates from the Director and President

Frye stated that a nominating committee was needed since Matt Goolsby would no longer be with the Board of Park Commissioners.

Motion by Frye, second by Claycomb, IT WAS UNANIMOUSLY VOTED TO have John Stevens as the second member of the nominating committee.

Kupper stated that the RFP's for Osage and Boston Recreation Centers were close to being completed.

Kupper stated that the new recreation supervisor would start soon and should be able to attend the 9/10 and 9/19 Board of Park Commissioners' Meetings.

Item 5: Issues on the Horizon

No Items.

Item 6: Adjourn

There being no further business, the meeting was adjourned at approximately 9:00 p.m.

Bryan Frye, President

Christina Butler, Clerk