Agenda Item No: 5.a

STAFF REPORT

Report To: Board of Supervisors **Meeting Date:** April 7, 2026

Staff Contact: Jennifer Budge, Parks, Recreation and Open Space Director

Agenda Title: For Discussion Only: Presentation by Duncan Golf Management DBA TDS Golf at Eagle Valley LLC ("Duncan Golf Management") regarding operations and management of Eagle Valley Golf Course. (Jennifer Budge, jbudge@carsoncity.gov)

Agenda Action: Other / Presentation **Time Requested:** 20 minutes

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Proposed Motion
N/A

Board's Strategic Goal
Quality of Life

Previous Action
September 22, 2021: The Board of Supervisors ("Board") approved a License Agreement between Carson City and Duncan Golf Management for operations, management, and maintenance of Eagle Valley Golf Course for a term through December 31, 2027.

March 1, 2018: The Board approved a 5-year License Agreement between Carson City and Duncan Golf Management for operations, management and maintenance of Eagle Valley Golf Course.

December 7, 2017: The Board selected Duncan Golf Management as the most responsive and responsible bidder as a result of Request For Proposal No. 1718-096 for operation, maintenance and management of Eagle Valley Golf Course. The Board also authorized the City Manager to sign on behalf of the City a Temporary Right of Entry Agreement and directed staff to draft a 5-year license agreement with terms consistent with RFP No. 1718-096 and the proposal submitted by Duncan Golf Management.

Background/Issues & Analysis
Carson City owns two 18-hole golf courses, situated in the foothills of Carson City, which collectively comprise portions of six separate parcels known as Eagle Valley Golf Course ("EVGC"). EVGC consumes approximately 25% of the total available effluent water in Carson City. The course was previously operated and maintained by Carson City Municipal Golf Corporation, a private non-profit corporation, through a lease agreement which expired December 31, 2017. Through a competitive Request for Proposal process, Duncan Golf Management was selected as the most responsive and responsible bidder and the City has since entered into a License Agreement to operate and maintain the course through 2027.

Terms of the Agreement include:

- Full operations, maintenance and management of the golf course, with a 5-year renewal option, upon satisfactory evaluation; and
- $90,000 annual investment by Duncan toward capital equipment to be owned by the City upon termination of the agreement; and
- Joint investment between the City and Duncan in capital improvements.

The Parks, Recreation and Open Space Department oversees the agreement on behalf of the City, works cooperatively with Duncan Golf Management to ensure that the course is well maintained, and provides fair and equitable opportunities consistent with the municipal golf market. Duncan Golf Management will provide an overview of their operations, contractual items and review of capital needs. The public has expressed that the most immediate capital needs are with cart path and bunker renovations, which have been incorporated into the Department's 5-year Capital Improvement Program Plan.

A copy of Duncan's PowerPoint presentation is provided.

Applicable Statute, Code, Policy, Rule or Regulation

N/A

Financial Information

Is there a fiscal impact? No

If yes, account name/number:

Is it currently budgeted? No

Explanation of Fiscal Impact:

Alternatives

Attachment(s):

5A - EVGC Report - Duncan Golf.pdf

Motion: _____ 1) _____ Aye/Nay

2) _____ _____

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(Vote Recorded By)