

Agenda Item: 4.a

Meeting Date: June 7, 2022

MEMORANDUM

To: City Commission

Date: 2022-05-28

From: Vince Gizzi

Subject: Dunedin Golf Club (DGC) Transition

Presenter(s): Jennifer K. Bramley, City Manager; Jorge M. Quintas, P.E., Deputy City Manager; Vince Gizzi, Director of Parks & Recreation; Les Tyler, Director of Finance, Theresa Smalling, PhD., Director of Human Resources and Risk Management

Recommend: Staff requests the City Commission to review and accept the DGC transition update report.

Epic Goal(s): Goal #1 - Create a vibrant, cultural experience that touches the lives of our community and visitors.

Boards & Committees: Parks & Recreation Advisory Committee;
Dunedin Golf Club Board of Directors

Budget Impact: TBD

Past Action: 1) NGF Sustainability Study Workshop, on August 31, 2021;
2) NGF Operational Study Workshop, on November 30, 2021; and
3) Extension of License Agreement with the Dunedin Country Club, Inc., on March 22, 2022.

Next Action: TBD

Attachments: [A. DGC Transition Workshop - \(06-07-22\).pdf](#),

Background:

The Dunedin Golf Club (DGC) entered into a License Agreement with the City of Dunedin, effective May 18, 2017, for the management, operation and maintenance of the golf course. In preparation for the renewal and terms of the agreement, the City Commission directed staff to conduct a Sustainability Study of the Dunedin Golf Club (DGC). The City of Dunedin hired the National Golf Foundation (NGF) to complete a sustainability study of the DGC. The study included a comprehensive review of all DGC operations, including financial status and capital projects to determine the DGC's sustainability over the next ten (10) years. The study's intent was to provide realistic projections of revenues and expenses, supported by a thorough market and facility analysis. Lastly, the study identified all capital projects, scope, and cost estimates required for successful golf club operations.

The results of the Sustainability Study were presented to the City Commission at a Workshop on August 31, 2021. At that time, staff was given direction to explore the options for the future Operational Structure of the Dunedin Golf Club. The National Golf Foundation conducted the study and subsequently presented those options at a workshop on November 30, 2021. Again, there was consensus direction provided to proceed with the "Dunedin Hybrid" option, which is comprised of City control of the Dunedin Golf Club with an employed General Manager and various operational contracts.

A Transition Team was subsequently formed with representatives from the City Manager's office, along with Parks & Recreation, Finance, Engineering, and Human Resources departments. The team meets on a weekly basis. In addition, the City Manager, along with the Parks & Recreation Director, meet monthly with the Dunedin Golf Club Board of Directors to ensure a seamless transition, transparency, and robust communications. The City Commission recently approved an extension to the License Agreement for an additional six (6) month period, with two (2) three-month options. This extension provides sufficient time for the City to work with the Club on the details of the transition plan, as well as allows the DGC time for the "forgiveness" of a Paycheck Protection Program (PPP) loan, in the amount of \$285,000.

The intent of this workshop is to provide a status update to the City Commission on the progress thus far, and future steps of the transition of the Dunedin Golf Club to City operations, inclusive of:

- Budget
- Personnel
- Food & Beverage Operations
- Operational Contracts
- Capital Improvements / Master Planning

Staff will be in attendance during the June 7, 2022 Commission Workshop to present the update on the Transition Plan with the Dunedin Golf Club.