

From: "Gene Powell" <gpowell@pga.com>
To: "Roger Reynolds" <rdr1@fuse.net>
Sent: Monday, January 2, 2023 3:26:02 PM
Subject: Fwd: Golf Academy Proposal

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From: gpowell@pga.com <gpowell@pga.com>
Date: Wed, Apr 26, 2017 at 2:37 PM
Subject: Golf Academy Proposal
To: Doug Herald <dherald@hpadg.com>, Graham Parlin <gparlin@hpadg.com>

We have discussed academy renovation plans and the need for revenue to offset the costs. Lakota School District is interested in a partnership between FBCC and the district golf teams (two high schools, boys and girls programs). At this stage, I have met with the District COO, Treasurer, attorney and one of the high school Athletic Directors. They are "on board" conceptually and are ready for us to submit a proposal to the staff. If the staff agrees to our proposal, it will be sent to the School Board for final vote and allocation of funds.

Attached is what I propose for the building and academy renovation with the corresponding revenue. I have scaled down the building (believe it or not) to make the project feasible (my opinion). While the numbers may be adjusted slightly going forward, I am comfortable that we would be able to make this budget work. Revenues are based off a 10 year agreement with Lakota School District and an estimate on what we can generate in annual academy access.

Also attached is the overview of what Lakota would receive for their contract. I will remove fitness center from their benefits. As part of shrinking the building to fit the budget, I eliminated the fitness component of the academy building.

The building costs are based off Kiesland's quote which was approximately \$90 per square foot. This is not my business, but that seems high. If we are able to build the building for \$55-65 per sq ft, we could complete the project for approx \$300,000 (not including short game renovation). This would change the revenue needs and we may discuss abandoning the Lakota project if we feel that we can sell enough academy memberships to make it work.

Please let me know if you have any questions. If the 3 of us come to an agreement that works for FBCC, I will schedule the meeting with Lakota School District.

Gene