



Department Source: Parks and Recreation

To: City Council

From: City Manager & Staff

Council Meeting Date: September 21, 2020

Re: Setting a Public Hearing: Lake of the Woods Golf Course Improvements – Golf Cart Barn Replacement

Executive Summary

The Parks and Recreation Department is requesting a resolution to set a public hearing for the construction of improvements at Lake of the Woods Golf Course. The proposed improvements include the complete renovation of the existing golf cart/fueling area with construction of a new golf cart barn to store the fleet of 52 golf carts, perimeter fence, a cart washing station, and a secured storage area for a trash dumpster and fuel tank. The project, identified in the FY2021 CIP, has a total project budget of \$80,000, with funding from the Golf Course Improvement Fee (GCIF). Portions of the project will be bid through the City's Purchasing Department with contract labor being used for the concrete pad construction and erection of the golf cart barn. All other work will be completed by park staff. The demolition and construction of the cart barn is scheduled to begin winter 2020, with an anticipated completion date of summer 2021.

Discussion

Lake of the Woods Golf Course is located within the Lake of the Woods Recreation Area at 6700 St. Charles Road in northeast Columbia. The 158-acre recreation area includes an 18-hole golf course, driving range, public swimming facility, and fishing lake. Lake of the Woods Golf Course is open year-round for play by the citizens of Columbia and surrounding communities. The golf course averages approximately 28,000 rounds of golf each year.

Park staff is proposing to replace the existing cart storage barn with a new facility to store the fleet of 52 golf carts, a cart washing station, and storage areas for a trash dumpster and fuel tank.

After reviewing potential projects for the two municipal golf courses operated by the Parks and Recreation Department, staff determined that replacement of the golf cart barn at Lake of the Woods Golf Course was a priority due to age of the existing storage facility and existing security issues. Over the past 12 months, the cart shed had been broken into numerous times and staff found parts, such as batteries, ignition switches and gas caps stolen. On other occasions, vandals hotwired or used a private key to take the carts for joy rides causing extensive damage to the carts.

Park staff held an interested parties meeting at Lake of the Woods Golf Course on July 7, 2020. The public had an additional opportunity to provide comments about the project via an online survey at como.gov from June 24, 2020 to July 10, 2020. The golfers in attendance were pleased with the project, but no written comments were submitted.

Park staff introduced the proposed plans for the replacement of the golf cart barn to the Parks and Recreation Commission on July 16, 2020. After discussion of the project, the



commissioners voted to endorse the proposed improvement plans at Lake of the Woods Golf Course and recommended that Council approve the plans as presented.

The proposed improvements at Lake of the Woods Golf Course will include the following:

1. Contract labor will be used to construct a 52' by 72' steel building that will house the fleet of 52 golf carts at the golf course. Contract labor will also be used to pour the concrete pad and install the two garage doors and one pass-through door. Park staff will complete necessary electrical work and lighting installation for the building.
2. The project will also include the construction of a small area for a cart washing station and storage area for a gas tank and dumpster. Park staff will complete the construction of these amenities. Park staff will also construct a 6-foot privacy fence around the area for additional security at the cart barn.

The replacement of the golf cart barn at Lake of the Woods Golf Course has a total cost of \$80,000 and is funded by the Golf Course Improvement Fund (GCIF). Materials and contract services for the project will be bid through the City's Purchasing Department. The project will be completed using a combination of contract and force account labor. Contract labor will be used for the concrete installation and metal building construction. Force account labor will be used for all other aspects of the project. The demolition of the existing cart storage facility and construction of the new golf cart barn will begin winter 2020, with an anticipated completion date of summer 2021.

Fiscal Impact

Short-Term Impact: The total project budget is \$80,000 and is funded by the Golf Course Improvement Fund (GCIF). The GCIF is a dedicated user fee comprised of a portion of golf course revenue from each paid round of golf or golf pass.

Long-Term Impact: Park staff does not anticipate any change in expenses associated with the construction of the new golf cart barn.

Strategic & Comprehensive Plan Impact

Strategic Plan Impacts:

Primary Impact: Infrastructure, Secondary Impact: Not Applicable, Tertiary Impact: Not Applicable

Comprehensive Plan Impacts:

Primary Impact: Infrastructure, Secondary Impact: Not applicable, Tertiary Impact: Not Applicable

Legislative History

Date	Action
N/A	N/A

Suggested Council Action

Approve the resolution to set a public hearing for the construction of improvements at Lake of the Woods Golf Course.