

RESOLUTION NO. RES-2025-096

RESOLUTION OF THE COUNCIL OF THE CITY OF SANTA ROSA APPROVING A FIRST AMENDMENT TO THE OPERATIONS AND MAINTENANCE MANAGEMENT AGREEMENT WITH TOUCHSTONE GOLF, LLC, FOR THE MANAGEMENT OF THE BENNETT VALLEY GOLF COURSE AND AUTHORIZING THE CITY MANAGER TO EXECUTE THE FIRST AMENDMENT AND ADDITIONAL 2- YEAR EXTENSION IF OPTIONED

WHEREAS, the City owns the 150-acre Bennett Valley Golf Course facility including but not limited to an 18-hole golf course and driving range, pro shop, restroom, maintenance shops and yards, and restaurant, bar and event center (collectively, “BVGC”); and

WHEREAS, on June 7, 2022, the City Council, by Resolution No. RES-2022-112, approved and authorized the City Manager to negotiate and execute an Operations and Maintenance Management Agreement (“Agreement”) with Touchstone Golf, LLC, a Delaware limited liability company (“Touchstone”) to provide management of BVGC; and

WHEREAS, the Agreement was entered into on June 7, 2022, for a three-year term that will expire on June 7, 2025; and

WHEREAS, the parties hereby desire to extend the initial term for an additional two (2) years as provided for in the Agreement; and

WHEREAS, Staff recommends that Council approve an amendment to extend the initial term for two (2) years and to add an additional two year extension option for the end of the renewal term; and

WHEREAS, Staff seeks Council consent of the assignment of the beneficial ownership interest in Touchstone from TSG Newco, LLC to Kemper Sports Management, LLC.

NOW, THEREFORE, BE IT RESOLVED that the Council of the City of Santa Rosa approves a First Amendment to Operations and Maintenance Management Agreement, in substantially the same form as Exhibit A to the resolution, subject to approval as to form by the City Attorney, setting forth (a) a two-year extension of the Operations and Maintenance Management Agreement (“Agreement”) with Touchstone Golf, LLC, a Delaware limited liability company (“Touchstone”); b) an additional two-year extension option to be exercised in writing at the discretion of the City Manager; and c) a consent to the assignment of the beneficial ownership interest in Touchstone from TSG Newco, LLC to Kemper Sports Management, LLC.

///

///

///

BE IT FURTHER RESOLVED that the Council authorizes the City Manager to execute the First Amendment to the Operations and Maintenance Management Agreement with Touchstone Golf, LLC, and the additional 2 year extension, if optioned, subject to approval as to form by the City Attorney.

IN COUNCIL DULY PASSED this 3rd day of June, 2025.

AYES: (6) Mayor Stapp, Vice Mayor Alvarez, Council Members Bañuelos, Fleming, MacDonald, Rogers

NOES: (0)

ABSENT: (1) Council Member Okrepkie

ABSTAIN: (0)

RECUSE: (0)

ATTEST: _____ APPROVED: _____
Deputy City Clerk Mayor

APPROVED AS TO FORM: _____
City Attorney

Exhibit A – First Amendment to Operations and Maintenance Management Agreement