

RESOLUTION NO. RES-2025-187

RESOLUTION OF THE COUNCIL OF THE CITY OF SANTA ROSA ESTABLISHING NEW AND REVISED BENNETT VALLEY GOLF COURSE FEES

WHEREAS, the City owns the 150-acre Bennett Valley Golf Course (BVGC) 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 (banquet rooms); and

WHEREAS, Kemper Sports Management, LLC (KemperSports), formerly Touchstone Golf, LLC, operates, maintains and manages the BVGC under Agreement F002437 since June 7, 2022; and

WHEREAS, on June 3, 2025, by Resolution RES-2025-096, Council approved a First Amendment to Agreement F002437 extending management for an additional two-years commencing on June 8, 2025, through June 8, 2027; and

WHEREAS, on May 6, 2025, by Resolution RES-2025-064, Council implemented a new two-year fee schedule for Bennett Valley Golf Course Fees, July 1, 2025 - June 30, 2027; and

WHEREAS, KemperSports continues to monitor how the BVGC fees compare to market trends with the goal of maintaining fiscal stability of the BVGC enterprise fund; and

WHEREAS, KemperSports has successfully implemented Dynamic Pricing fee structures at other golf courses they are under contract to operate and maintain in the Bay Area that resulted in increased revenue; and

WHEREAS, staff is proposing implementation of Dynamic Pricing for non-resident golf fees as set forth in Exhibit A – Bennett Valley Golf Course Fees, January 1, 2026 – June 30, 2027; and

WHEREAS, on December 2, 2025, the Council held a duly noticed public hearing on the proposed Bennett Valley Golf Course fee schedule at which all those wishing to be heard were allowed to speak or present comments; and

NOW, THEREFORE, BE IT RESOLVED that the Council of the City of Santa Rosa hereby approves the use of Dynamic Pricing for the BVGC non-resident fee schedule, attached to this resolution as Exhibit A and made a part of herein, effective January 1, 2026.

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BE IT FURTHER RESOLVED that this resolution, and the revised golf fees set forth in Exhibit A, supersede and replace the Bennett Valley Golf Course Fees and requirements set forth in Resolution No. RES-2025-064 and that Resolution RES-2025-064 is hereby rescinded, effective January 1, 2026.

IN COUNCIL DULY PASSED this 2nd day of December, 2025.

AYES: (5) Mayor Stapp, Vice Mayor Okrepkie, Council Members Alvarez, MacDonald, Rogers

NOES: (2) Council Members Bañuelos, Fleming,

ABSENT: (0)

ABSTAIN: (0)

RECUSE: (0)

ATTEST: _____ APPROVED: _____
City Clerk Mayor

APPROVED AS TO FORM: _____
City Attorney

Exhibit A – Bennett Valley Golf Course Fees (January 1, 2026 – June 30, 2027)