



# Mayor's Report

## October 29, 2014

### Gus Wortham/Glenbrook Discussions

- Houston Golf Association
- Houston Botanic Garden

# Botanic Garden

## July 30 Mayor's Report

- Have continued negotiations with Botanic Garden offering options to use city property
- Focus is on Glenbrook Park
- Alternative option is Gus Wortham only if Houston Golf Association (HGA) defaults on contract
- Houston Botanic Garden has agreed to basic terms
- Detailed contracts are now under development and being negotiated – not yet completed and subject to change



## October 29 Mayor's Report

- Contract discussions have essentially reached a conclusion with Glenbrook as the targeted site
- Major details on Glenbrook timing, fundraising targets, etc. consistent with previous discussions namely:
  - ❖ \$5m – to execute an option to use Glenbrook (but golf can continue month to month)
  - ❖ \$20m – to begin complete construction on the site
  - ❖ Failure to achieve is a default and contract expires
- Botanic Garden offered an option to switch sites if Gus Wortham is available and not committed to golf

# Gus Wortham – Golf Rehabilitation

## July 30 Mayor's Report

- HGA has agreed to be responsible party
- HGA/Community members have agreed to most basic terms
- Detailed contracts are now under development and being negotiated – not yet completed and subject to change



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- City offered relaxed \$5m vs. \$15m original requirement to initiate an operating contract at Gus; required that other performance improvements be accomplished over a 3 year period including clubhouse renovation and golf course rehabilitation
  - ❖ At the request of HGA, the City also offered on a phased basis to include Sharpstown, Brock and Melrose golf courses in that contract, provided there was demonstrated progress on Gus Wortham
- HGA acknowledged these changes but required Memorial Golf Course be included in the long term contract and required transfer of all courses



## Mayor's Report – October 29, 2014

### Issues with Current HGA Discussions

- Focus shifting from rehabilitating Gus Wortham as a historic golf course to “Bayou Trail” (including Memorial)
- No previous major fundraising experience - performance requirements a possibility
  - ❖ Difficulties in fundraising for Gus Wortham
- Lack of experience operating 4 golf courses at one time
  - ❖ Focus on tournaments and First Tee
- Memorial is City's premier golf course – do not want to jeopardize this with an unproven entity



## **Mayor's Report – October 29, 2014**

### **Options Under Consideration**

1. Issue an RFP for operations of Gus Wortham
2. Issue four separate RFPs, one each for Gus Wortham, Brock, Sharpstown and Memorial
3. Issue an RFP for operation of all four courses together
4. Continue discussions with HGA on a total package defining specific performance standards for all 4 courses

**Recommendation is to proceed with option 1**