



**SPECIAL CITY COUNCIL MEETING
TUESDAY, JANUARY 14, 2020
CITY HALL
22710 E. COUNTRY VISTA DRIVE
7:00 P.M.**

INVOCATION – Given by Mayor Brickner

PLEDGE OF ALLEGIANCE – Led by Mayor Brickner, City Council, and City Staff

CALL TO ORDER – Mayor Brickner called the meeting to order at 7:00 p.m.

ROLL CALL

Mayor Brickner

Council Member Dunne

Council Member Folyer

Council Member Kaminskis

Council Member Kennedy

Council Member Kurtz

Council Member Langford

Council Member Severs

Katy Allen, City Administrator

Ann Swenson, City Clerk

Brian Asmus, Chief of Police

Lisa Key, Director of Planning &
Engineering

Scott Bernhard, City Engineer

Jocelyn Redel, Liberty Lake Municipal
Library Director

AGENDA APPROVAL: Council Member Kaminskis moved to approve the agenda as written. Councilman Severs seconded the motion, which carried unanimously.

WORKSHOP DISCUSSION – Trailhead Golf Course Master Plan

City Engineer, Scott Bernhard, opened the discussion on the Trailhead Golf Course Master Plan. He said four different options will be presented this evening, with each option having two parts, and the two parts having multiple pieces. He then introduced Doug Fredrikson, clubhouse architect, from Douglas Fredrikson Architects Inc. and Kevin Atchison, landscape architect, from Staples Golf Resource Group, LLC.

Mr. Fredrickson reviewed the objective for this evening, which was to present conceptual designs to start dialogue towards an end result. He reviewed the process of the design team and the gathering of information and identified design parameters. He and Mr. Atchison then went on to present four options for evaluation.

Option 1 at \$1,500,000 focuses on the existing clubhouse. This requires an analysis of hazardous materials and mold, creation of as-built drawings since no plans exist, and a survey for site work, grading and drainage. It would also bring the existing building up to code; repair and/or replace infrastructure, systems and exterior skin; renovate the interior; provide for minimal work on the golf course, range or amenities; and provide additional parking and lighting.

Option 2 at \$3,500,000 focuses on expanding the existing clubhouse, which includes everything included in Option 1, plus expanding the golf shop.

Option 2A at \$6,000,000 focuses on a new clubhouse at the same location. This would require a survey for site work, grading and drainage. It would replace the clubhouse with work that could be done in phases relative to the budget and would retain the existing driving range.

Option 3 at \$6,000,000 focuses on a new clubhouse at a new location. This would require a survey for site work, grading and drainage. It would replace the clubhouse with work that could be done in phases relative to the budget, allowing the existing clubhouse to operate during construction, and provide additional parking and lighting.

Each option presented included various amenities at differing costs. Some amenities included: adding event and multipurpose space; creating trail connections; adding a kid's course, putting, mini golf and golf technology; and creating a community-focused asset and destination.

At the conclusion of the presentation, at 8:27 p.m., Mayor Brickner called for a two-minute recess. The meeting reconvened at 8:29 p.m.

Mayor Brickner then opened the floor to receive comments around the dais from each of the councilmembers.

At 8:58 p.m. Council Member Kennedy moved to extend the meeting until 10:00 p.m. Council Member Kaminskis seconded the motion, which carried unanimously. After debate and discussion amongst the mayor and council, it was determined another workshop is needed to discuss finance options.

CITIZEN COMMENTS

Sue Hamblet, Liberty Lake resident: spoke in opposition of piecemealing the building and amenities. She said, "we've got to think about the big picture, and we've got think in terms of what is going to generate the most amount of money for the least amount of money".

Stacy Sitton: Liberty Lake resident: said she has been a resident nine years, is a chemical engineer who has worked here for eight years, and is a competitive disc golfer. She advocated for having a disc golf course incorporated within the golf course.

Brad Hamblet, Liberty Lake resident: spoke as a member of the working committee. He gave special thanks to the gentlemen who gave the presentation this evening. He queried the council as to where they sit with the options presented in terms of moving forward. He said he also recognized and knows full well that there are many unresolved projects because of I-976.

Mayor Brickner asked the council to review the slide deck for further discussions. Staff asked for guidance as to the next steps. It was determined THK, which falls under the umbrella of Staples Golf, will work up a business plan to provide financial information for return on investment, debt service, and operation and maintenance costs for the options presented. THK will break down dollar segments, focusing primarily on a new building.

ADJOURNMENT

There being no further business, the meeting adjourned at 9:59 p.m.

These minutes were approved February 4, 2020.



Shane Brickner, Mayor
City of Liberty Lake



Notes and Transcription by Ann Swenson, City Clerk. This Council meeting was also audio taped. Anyone desiring to listen to the recording may contact the City Clerk.