

Good Neighbors Report

To: PS&L Committee

RE: **Johnson Park Golf Course, located at 6200 Northwestern Avenue
Owned by City of Racine, lessor
Green Golf Partners, LLC, lessee
John Rader, COO, Agent**

Meeting date: Thursday, August 15, 2019

PS&L agenda date: Tuesday, August 27, 2019

Present dept's: Building, Health, Police, Clerk, Development, Attorney

Consulted: Special Agent Brian Waldherr, Wisconsin Department of Revenue

License requested: "Class B" (waitlisted April 2019)

Topics discussed:

- **Hours of operation:** The application states that during the off-season, Green Golf Partners intends to host private events. Mr. Rader indicated that no matter the circumstances, it will close no later than midnight as a courtesy to the surrounding neighbors.
- **Dance hall permit:** City Clerk Coolidge suggested it most convenient for Mr. Rader to simultaneously apply for a dancehall license in preparation for off-season events. Mr. Rader agreed.
- **Premise description:** Mr. Rader intends to amend the premise description to specifically include the driving range (as opposed to only the golf course/links, holes).
- **Occupancy permit:** Inspector Nichols of the Building Department advised Mr. Rader that because Green Golf Partners seeks a new license, it needs a new occupancy permit. Mr. Rader intended to follow up immediately.

Overall summary:

Green Golf Partners, operated by Mr. Rader, manages 30 golf courses, including Johnson Park Golf Course, which he has operated for over 18 months (and will continue to do so through at least 2028). GGP already possesses a Class "B," "Class C," non-alcoholic beverage, restaurant, and cigarette and tobacco license, all of which were renewed this year.

Noteworthy is that GGP previously possessed a "Class B" permit, which was issued by the State of Wisconsin, because it was improperly categorized as a public facility. When the State corrected this administrative error, it necessarily terminated GGP's permit. Consequently, GGP applied for a "Class B" license from the City of Racine, and has been wait-listed since April

of 2019. GGP has operated with the State-equivalent version (a “Class B” permit) of the City’s “Class B” license for 18 months without concerns from any departments present at the Good Neighbors Meeting.