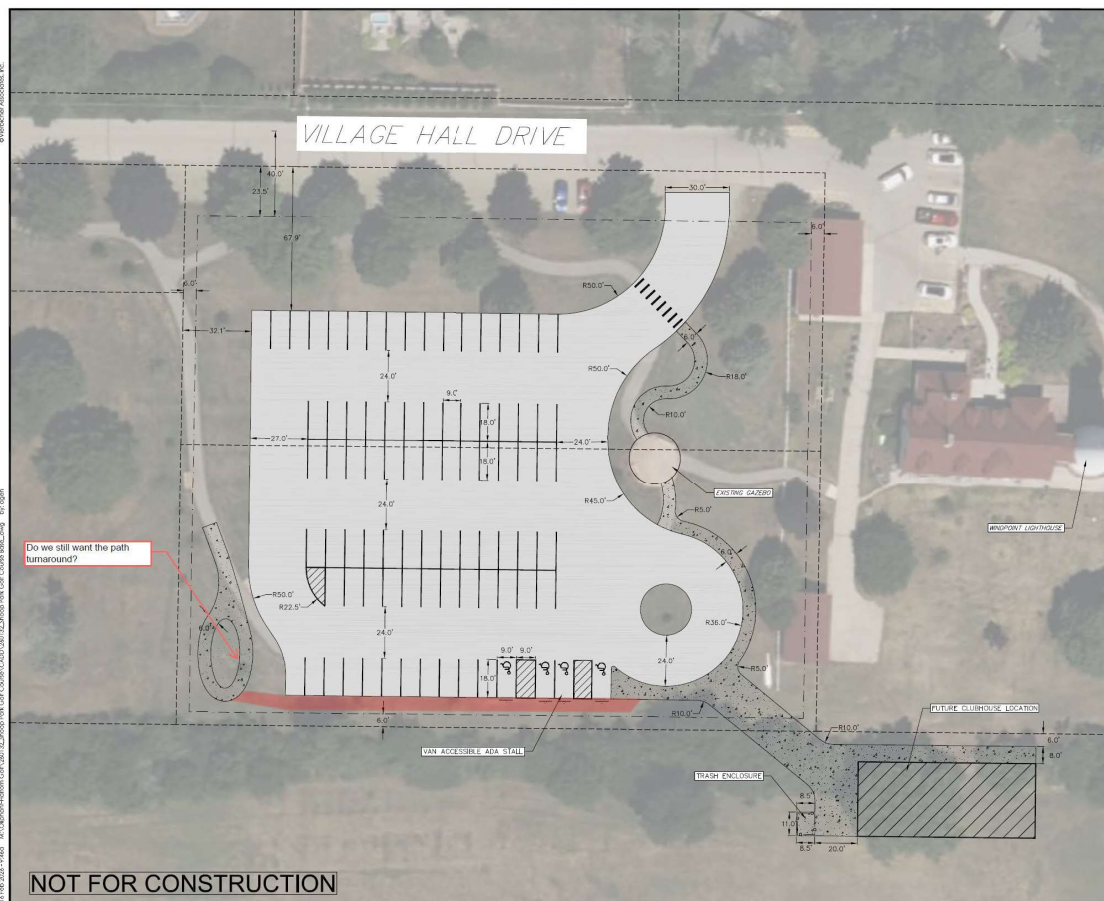




GRAPHIC SCALE, FEET

0 10 20

SITE PLAN LEGEND

-
- PROPERTY BOUNDARY
 PARKING LOT SETBACKS
 PROPOSED SIGN
 PROPOSED HANDICAP PARKING
 PROPOSED CONCRETE
 PROPOSED GRASS PAVERS
 PROPOSED WOOD FENCE

PARKING STALL COUNT:

3 ADA STALLS
1 VAN ACCESSIBLE ADA STALL
78 REGULAR STALLS



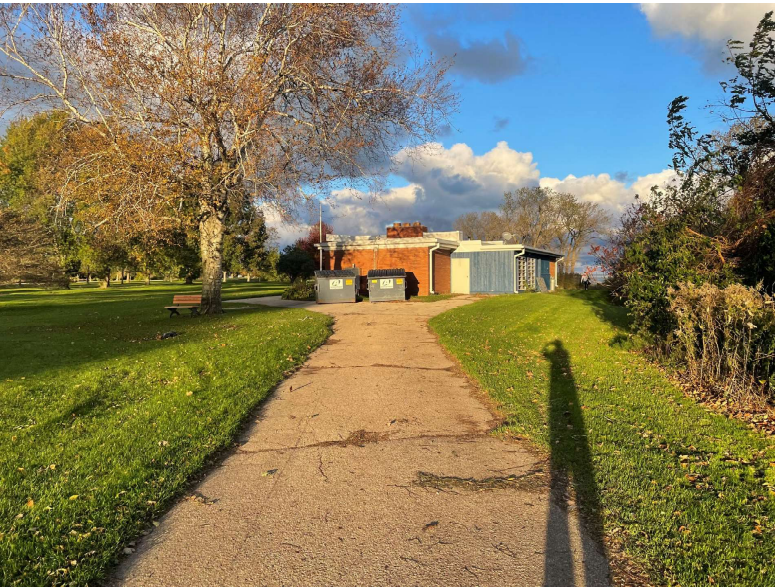
CLUBHOUSE PARKING LOT EXHIBIT

PARK
WOLF COUNTRY
POINT
WISCONSIN















SHOOP PARK GOLF COURSE

Presentation to the City of Racine



PROJECT CONCEPT

WORLD CLASS GOLF

Rebuild the Shoop Park Golf Course

All new greens, tees, fairways, bunkers and infrastructure. A course designed to be fun for all and unforgettable.

LANDSCAPE RESTORATION

Restore coastal dune landscape, open prairie and forested areas. Protect shoreline with engineered erosion protection stone revetment

COMMUNITY

A golf course and clubhouse café meant to be enjoyed by families and friends together.

A thriving public golf course providing good jobs and a wonderful amenity for Racine

PROJECT VIDEO

WORLD CLASS GOLF

- New greens, tees, fairways, bunkers and a fully re-imagined 9 hole links golf course
- Infrastructure improvements including all new irrigation system and drainage throughout course
- Wider, more playable, more FUN golf course for everyone. A course designed for walking
- An unforgettable golf experience in a restored natural environment...a golfing journey through sandy dunescape, forest, and native grass prairie, starting and finishing on the Lake Michigan shoreline



PROJECT TEAM

The design and construction of the course is led by Michael Keiser and Craig Haltom



Michael Keiser and his family are owners and developers of the very best destination golf courses in the world, including Sand Valley in Wisconsin and Bandon Dunes in Oregon. They pursue only the most compelling projects in remarkable natural settings. The Keisers are the developers and owners of fourteen of the world’s Top 100 golf courses.



Craig Haltom is an accomplished golf architect with expertise in transformational change for existing courses and the restoration of natural landscapes within golf courses



REPRESENTATIVE PROJECTS



REPRESENTATIVE PROJECTS

The Keiser’s visionary approach to destination golf has redefined the concept of golf tourism. They select natural sites for their resorts, prioritizing the potential for exceptional golf over convenient locations. This has led to the creation of world-class golf destinations that attract a passionate following from all parts of the country.



LANDSCAPE RESTORATION

- Restore native dunes habitat and natural areas across entire property
- Establish native bushes, flowering prairie and forage plants for migratory birds
- Clearing of undesirable/invasive vegetation
- Select clearing of golf course trees, and a golf course design that includes planting the right types of trees in the right places
- Enhancement and protection of naturalized areas on course, including managing of existing wetland
- Re-grassing golf course to well adapted, sustainable fescue turf- a low water, low fertilizer turf type



LANDSCAPE RESTORATION & NATIVE PLANTING

CONSULTING ECOLOGIST

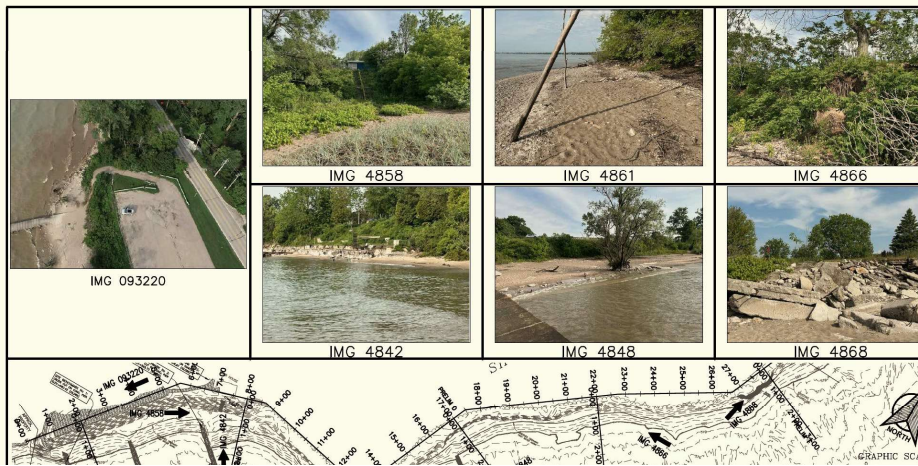
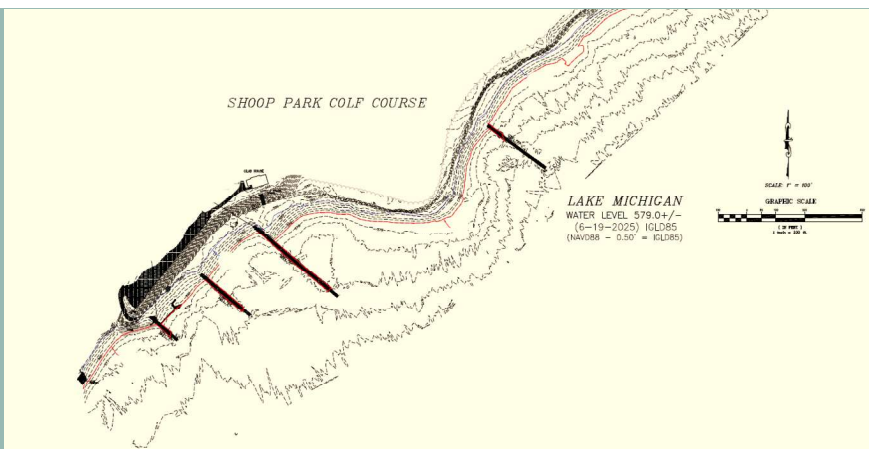


Jens Jensen has led many complex, multi-year ecological restoration and native landscape projects and is an expert in the naturalization and improvement of golf landscapes. Jens is also experienced in natural resource management and landscaping, and supervision and implementation of restoration ecology.



SHORELINE PROTECTION

- Over ½ mile of shoreline protection and engineered rip rap placement at beach
- Clean up of debris and unwanted vegetation at shoreline
- Repair and improvements to public beach access
- Establishment of stabilizing native vegetation and shoreline grasses



COMMUNITY

- **Good Jobs, more activity, more visitors spending locally and a sustainable future for golf and amenities at Shoop Park**
- Fair pricing for locals (25% discount for Racine and Wind Point residents)
- Youth Caddie Program and scholarship opportunities through Evans Scholars and The Caddie & Leadership Academy
- Improved access to beach and new walkable trail along lighthouse drive (integrated into course boundary)
- Public golf clubhouse / café adjacent to the iconic Wind Point Lighthouse, close to the first tee and Lake Michigan shoreline
- Large public putting course – free to all visitors. Perfect for families...young, old, golfers and non-golfers!



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The inspiring Himalayas putting course in St Andrews

PROJECT DETAIL

- Private investment of over \$10 million and a complete refresh of all major infrastructure, including ½ mile of needed shoreline erosion protection, new irrigation system, new clubhouse, upgraded maintenance facilities and equipment
- Seeking a lease to operate the renovated course
- Course will remain public with preferred pricing for Racine and Wind Point locals



PROPOSED PROJECT SCHEDULE

- **Golf Course Construction and Shoreline Work:**
Summer 2026
- **Grow-In and Soft Opening:**
Summer 2027 (limited preview play for locals possible late summer)
- **Grand Opening:**
Spring 2028



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