



City of Longview

1525 Broadway
Longview, WA 98632
www.ci.longview.wa.us

Minutes

Agenda

Mint Valley Golf Advisory Board

Wednesday, October 22,
2025

4:00 PM

Recreation Office, 2920 Douglas

1. **ROLL CALL**

Members Present: Kenneth Pence, Jordan Burns, Kami Dexter, Jordan Slach, Ken Hash

Members Absent: N/A

Constituents Present: Dave Grumbois

Staff Present: Justin Brown, Mark McKeirnan, Jim Nickerson

Council Member Present: Angie Wean

2. **APPROVAL OF MINUTES**

25-00914 MVGAB Draft Minutes 07.15.2025

A motion was made by Member Ken Pence and seconded by Ken Hash to accept the minutes as presented. The motion passed with the following vote:

*Ayes: Kenneth Pence, Jordan Burns, Kami Dexter, Jordan Slach, Ken Hash Nays: None Abstain: None
Yes 5, No 0, Abstained 0*

3. **CONSTITUENT COMMENTS**

N/A

4. **BOARD MEMBER COMMENTS**

N/A

5. **REPORTS**

25-00976 A. Directors Report

1. Q3 Play & Revenue Report

2. Winter Rates 2025-2026

B. Golf Course Superintendent Report

C. Golf Course Pro Shop Manager Report

Discussion only.

6. **OLD BUSINESS**

N/A

7. **NEW BUSINESS**

N/A

8. **ADJOURNMENT**

The meeting was adjourned at 04:44 PM.

MINT VALLEY GOLF COURSE | PLAY & REVENUE REPORT | JULY 2025

PLAYS	2025	2024	2023	2022	2021	2020	2019	REVENUES							
	2025	2024	2023	2022	2021	2020	2019	2025	2024	2023	2022	2021	2020	2019	
18 HOLE	3,535	3,532	3,641	3,128	3,679	3,484	3,153	18 HOLE	\$ 119,028.68	\$ 95,432.37	\$ 92,061.84	\$ 78,119.92	\$ 71,311.39	\$ 61,899.13	\$ 52,592.86
9 HOLE	1,705	1,521	1,409	1,482	1,446	1,563	878	9 HOLE	\$ 34,224.76	\$ 25,087.10	\$ 22,376.29	\$ 22,220.77	\$ 18,428.25	\$ 18,140.28	\$ 10,552.42
PAR 3	409	370	414	404	482	386	360	PAR 3	\$ 3,026.60	\$ 2,471.60	\$ 2,468.88	\$ 2,306.88	\$ 2,611.44	\$ 2,209.68	\$ 2,093.00
PASS PLAY	1,238	1,344	1,548	1,519	1,789	1,987	1,556	PASS SALES	\$ 1,898.00	\$ 185.00	\$ 1,339.19	\$ 368.18	\$ 2,622.09	\$ 2,227.79	\$ 3,779.99
								TRAIL & CART FEES	\$ -	\$ 1,034.53			\$ 125.00	\$ -	\$ 45.36
								DRIVING RANGE	\$ 17,017.32	\$ 11,747.23	\$ 12,392.65	\$ 11,756.48	\$ 11,097.02	\$ 8,822.99	\$ 9,094.75
								RENTALS/SERVICES	\$ 34,976.22	\$ 33,332.74	\$ 26,776.59	\$ 26,339.25	\$ 26,510.48	\$ 20,956.59	\$ 15,847.56
								CONCESSIONS	\$ 34,631.30	\$ 31,502.70	\$ 33,140.60	\$ 34,342.86	\$ 30,162.67	\$ 18,142.83	\$ 28,119.39
								MERCHANDISE	\$ 40,935.26	\$ 40,007.53	\$ 41,413.73	\$ 41,189.75	\$ 37,463.25	\$ 33,198.99	\$ 25,740.05
								TOURNAMENTS	\$ 7,320.70	\$ 2,664.20	\$ -	\$ 2,289.55			
								GIFT CARDS	\$ 8,529.05	\$ 5,187.87	\$ 4,313.00	\$ 4,102.00	\$ 4,483.17	\$ 5,101.00	\$ 4,635.25
Monthly Totals	6,887	6,767	7,012	6,533	7,396	7,420	5,947	Monthly Totals	\$ 301,587.89	\$ 248,652.87	\$ 236,282.77	\$ 223,035.64	\$ 204,814.76	\$ 170,699.28	\$ 152,500.63
Cart Rental	3,823	3,775	3813	3716	4006	3,543		Sales Tax	\$ 23,722.59	\$ 19,584.80	\$ 18,814.23	\$ 17,427.58	\$ 15,989.00	\$ 13,109.88	
								TOTAL	\$325,310.48	\$268,237.67	\$255,097.00	\$240,463.22	\$220,803.76	\$183,809.16	

YEAR TO DATE COMPARISONS

	2025	2024	2023	2022	2021	2020	2019	YEAR TO DATE COMPARISONS							
	2025	2024	2023	2022	2021	2020	2019	2025	2024	2023	2022	2021	2020	2019	
18 HOLE	13,441	12,636	12,700	10,251	12,651	8,789	10,383	PLAY REVENUES	\$ 579,058.59	\$ 427,034.30	\$ 394,346.29	\$ 308,617.43	\$ 314,625.32	\$ 212,539.32	\$ 237,741.84
9 HOLE	6,433	5,560	5,916	5,070	5,759	4,648	4,180	PAR 3 REVENUES	\$ 9,834.60	\$ 8,275.72	\$ 7,782.48	\$ 6,214.32	\$ 8,404.56	\$ 5,611.28	\$ 6,237.00
PAR 3	1,329	1,272	7,606	8,393	9,336	7,364	6,420	SEASON PASSES	\$ 128,537.00	\$ 109,227.03	\$ 104,506.44	\$ 99,689.51	\$ 129,205.42	\$ 111,694.78	\$ 118,616.24
PASS PLAY	6,610	6,716	1,305	1,062	1,508	1,025	959	TRAIL & CART FEES	\$ 17,799.66	\$ 20,851.60	\$ 16,860.73	\$ 19,669.47	\$ 21,101.13	\$ 21,161.16	\$ 27,036.11
Y-T-D PLAYS	27,813	26,184	27,527	24,776	29,254	21,826	21,942	DRIVING RANGE	\$ 74,084.88	\$ 56,636.62	\$ 51,223.54	\$ 43,954.13	\$ 48,526.09	\$ 30,596.89	\$ 37,016.36
								RENTALS/SERVICES	\$ 139,990.36	\$ 117,193.28	\$ 100,017.33	\$ 88,994.76	\$ 95,114.50	\$ 59,701.04	\$ 58,063.49
Cart Rental Y-T-D	14,069	12,868	13,206	11,482	13,569	9,044		CONCESSIONS	\$ 130,105.72	\$ 113,641.08	\$ 126,247.84	\$ 107,044.64	\$ 101,737.03	\$ 49,405.03	\$ 94,498.48
								MERCHANDISE	\$ 154,389.84	\$ 158,687.65	\$ 158,403.11	\$ 141,608.79	\$ 148,674.30	\$ 89,946.51	\$ 87,713.90
								TOURNAMENTS	\$ 9,123.22	\$ 9,289.04	\$ 12,194.37	\$ 7,199.08	\$ 666.05	\$ 231.25	
								GIFT CARDS	\$ 41,035.64	\$ 25,739.71	\$ 22,934.40	\$ 21,756.00	\$ 21,901.49	\$ 13,439.00	\$ 12,397.94
								Full YTD Total	\$ 1,283,959.51	\$ 1,046,576.03	\$ 994,516.53	\$ 837,549.05	\$ 889,955.89	\$ 594,326.26	\$ 679,321.36
								Sales Tax YTD	\$ 100,518.52	\$ 82,342.02	\$ 7,855.66	\$ 65,825.85	\$ 69,218.05	\$ 46,454.22	
								TOTAL YTD	\$1,384,478.03	\$1,128,918.05	\$1,002,372.19	\$903,374.90	\$959,173.94	\$ 640,780.48	

Rentals/Services = Power/Pull Cart-Club Rentals-Repairs

MINT VALLEY GOLF COURSE | PLAY & REVENUE REPORT | AUGUST 2025

PLAYS	2025							2024							2023							2022							2021							2020							2019																																																																																				
	2025	2024	2023	2022	2021	2020	2019	2025	2024	2023	2022	2021	2020	2019	2025	2024	2023	2022	2021	2020	2019	2025	2024	2023	2022	2021	2020	2019	2025	2024	2023	2022	2021	2020	2019	2025	2024	2023	2022	2021	2020	2019																																																																																					
18 HOLE	3332	2,963	3,077	3,256	3,529	3,576	3,311	18 HOLE	\$ 129,128.73	\$ 86,644.38	\$ 73,132.88	\$ 73,633.02	\$ 67,396.15	\$ 65,363.08	\$ 54,867.47	9 HOLE	\$ 17,037.00	\$ 26,460.78	\$ 19,154.40	\$ 20,840.16	\$ 16,152.63	\$ 17,452.11	\$ 10,416.25	PAR 3	\$ 3,344.70	\$ 2,493.80	\$ 2,054.16	\$ 1,989.36	\$ 1,885.68	\$ 2,293.92	\$ 1,778.00	PASS PLAY	\$ -	\$ 1,202.56	\$ 367.84	\$ -	\$ 0.00	\$ 926.66	\$ 0.00	TRAIL & CART FEES	\$ -	\$ -	\$ -	\$ -	\$ 25.92	\$ 208.14	\$ 19.44	DRIVING RANGE	\$ 19,367.78	\$ 13,243.09	\$ 10,098.96	\$ 10,872.84	\$ 9,644.45	\$ 8,770.36	\$ 9,094.75	RENTALS/SERVICES	\$ 36,007.09	\$ 32,412.17	\$ 23,492.12	\$ 24,255.4	\$ 22,446.19	\$ 22,504.61	\$ 15,847.56	CONCESSIONS	\$ 32,470.97	\$ 31,865.11	\$ 26,744.87	\$ 33,611.28	\$ 26,724.78	\$ 18,165.24	\$ 28,119.39	MERCHANDISE	\$ 42,138.06	\$ 41,923.84	\$ 36,508.57	\$ 35,877.08	\$ 32,883.31	\$ 33,734.28	\$ 25,740.05	TOURNAMENTS	\$ 12,707.94	\$ 5,000.00	\$ 4,621.07	\$ -	\$ 0.00	\$ -	\$ -	GIFT CARDS	\$ 6,738.69	\$ 7,657.50	\$ 8,555.14	\$ 6,991	\$ 3,852.00	\$ 4,643.97	\$ 4,635.25	Monthly Totals	5,667	6,454	6,117	6,635	6,628	7,300	5,968	Monthly Totals	\$ 298,940.96	\$ 248,903.23	\$ 204,730.01	\$ 208,070.14	\$ 181,011.11	\$ 174,062.37	\$ 150,518.16	Sales Tax	\$ 23,745.96	\$ 19,383.18	\$ 15,914.17	\$ 16,029.70	\$ 14,064.81	\$ 13,540.76	\$ -	TOTAL	\$ 322,686.92	\$ 268,286.41	\$ 220,644.18	\$ 224,099.84	\$ 195,075.92	\$ 187,603.13	\$ -

YEAR TO DATE COMPARISONS

	2025							2024							2023							2022							2021							2020							2019																																																																												
	2025	2024	2023	2022	2021	2020	2019	2025	2024	2023	2022	2021	2020	2019	2025	2024	2023	2022	2021	2020	2019	2025	2024	2023	2022	2021	2020	2019	2025	2024	2023	2022	2021	2020	2019	2025	2024	2023	2022	2021	2020	2019																																																																													
18 HOLE	16,773	15,599	15,777	13,507	16,180	12,365	13,694	PLAY REVENUES	\$ 725,224.32	\$ 540,139.46	\$ 486,633.57	\$ 403,090.61	\$ 398,174.10	\$ 295,354.51	\$ 303,025.56	PAR 3 REVENUES	\$ 13,179.30	\$ 10,769.52	\$ 9,836.64	\$ 8,203.68	\$ 10,290.24	\$ 7,905.20	\$ 8,015.00	SEASON PASSES	\$ 128,537.00	\$ 110,429.59	\$ 104,874.28	\$ 99,689.51	\$ 129,205.42	\$ 112,621.44	\$ 118,616.24	TRAIL & CART FEES	\$ 17,799.66	\$ 20,851.60	\$ 16,860.73	\$ 19,669.47	\$ 21,127.05	\$ 21,369.30	\$ 27,055.55	DRIVING RANGE	\$ 93,452.66	\$ 69,879.71	\$ 61,322.50	\$ 54,826.97	\$ 58,170.54	\$ 39,367.25	\$ 45,113.86	RENTALS/SERVICES	\$ 175,997.45	\$ 149,605.45	\$ 123,509.45	\$ 113,250.16	\$ 117,560.69	\$ 81,959.64	\$ 74,207.58	CONCESSIONS	\$ 162,576.69	\$ 145,506.19	\$ 152,992.71	\$ 140,655.92	\$ 128,461.81	\$ 67,573.04	\$ 122,656.11	MERCHANDISE	\$ 196,527.90	\$ 200,611.49	\$ 194,910.68	\$ 177,485.87	\$ 181,557.61	\$ 121,579.32	\$ 115,119.18	TOURNAMENTS	\$ 21,831.16	\$ 14,289.04	\$ 16,815.44	\$ 7,199.08	\$ 666.05	\$ 231.25	\$ 700.00	GIFT CARDS	\$ 47,774.33	\$ 33,397.21	\$ 31,489.54	\$ 28,747.00	\$ 25,753.49	\$ 17,732.97	\$ 15,027.94	Y-T-D PLAYS	33,480	32,638	33,644	31,411	35,882	29,126	27,910	Full YTD Total	\$ 1,582,900.47	\$ 1,295,479.26	\$ 1,199,245.54	\$ 1,045,619.19	\$ 1,070,967.00	\$ 765,693.92	\$ 829,537.02	Sales Tax YTD	\$ 124,264.48	\$ 101,725.20	\$ 94,468.83	\$ 81,855.55	\$ 83,282.86	\$ 59,994.98	\$ -	TOTAL YTD	\$ 1,707,164.95	\$ 1,397,204.46	\$ 1,293,714.37	\$ 1,127,474.74	\$ 1,154,249.86	\$ 825,688.90	\$ -
Rentals/Services = Power/Pull Cart-Club Rentals-Repairs																																																																																																																							

MINT VALLEY GOLF COURSE PLAY & REVENUE REPORT SEPTEMBER 2025																
PLAYS	2025	2024	2023	2022	2021	2020	2019		REVENUES	2025	2024	2023	2022	2021	2020	2019
18 HOLE	2650	2,376	2,393	2,801	2,461	2,738	1,832		18 HOLE	\$ 82,392.35	\$ 62,380.92	\$ 59,228.92	\$ 63,721.53	\$ 47,396.07	\$ 48,619.17	\$ 32,914.80
9 HOLE	1178	906	672	1,062	997	937	455		9 HOLE	\$ 23,471.94	\$ 15,176.03	\$ 10,708.45	\$ 16,028.26	\$ 12,768.99	\$ 11,247.00	\$ 5,597.00
PAR 3	297	178	175	204	180	188	136		PAR 3	\$ 2,197.80	\$ 1,235.80	\$ 1,082.16	\$ 1,224.72	\$ 1,095.12	\$ 1,108.08	\$ 931.00
PASS PLAY	936	1,056	976	1,156	1,222	1,355	1,182		PASS SALES	\$ 450.00	\$ -	\$ 392.79	\$ 1,850.15	\$ 2,220.18		\$ 1,220.00
									TRAIL & CART FEES	\$ -	\$ -				\$ 531.92	\$ 19.44
									DRIVING RANGE	\$ 11,179.65	\$ 8,180.96	\$ 6170.56	\$ 7133.57	\$ 6,045.16	\$ 6400.61	\$ 3883.95
									RENTALS/SERVICES	\$ 24,824.20	\$ 23,219.01	\$ 16881.13	\$ 20019.71	\$ 16,248.54	\$ 16,261.94	\$ 8,094.08
									CONCESSIONS	\$ 22,064.16	\$ 21,888.15	\$ 20311.02	\$ 25333.35	\$ 18,598.43	\$ 13,947.71	\$ 15,034.31
									MERCHANDISE	\$ 29,041.85	\$ 27,568.78	\$ 22385.64	\$ 28671.82	\$ 27,375.10	\$ 25,155.20	\$ 17,223.90
									TOURNAMENTS	\$ 17,519.66	\$ 6,708.25	\$ 0	\$ 4685.47	\$ 0.00		\$ 87.00
									GIFT CARDS	\$ 5,274.63	\$ 5,228.92	\$ 4031	\$ 3396	\$ 2,170.00	\$ 3,749.92	\$ 1,760.00
Monthly Totals	5,061	4,516	4,216	5,223	4,860	5,218	3,605		Monthly Totals	\$ 218,416.24	\$ 171,586.82	\$ 141,191.67	\$ 172,064.58	\$ 133,917.59	\$ 127,021.55	\$ 86,765.48
Cart Rental	2723	2,449	2,304	2,803	2,537	2,670			Sales Tax	\$ 17,300.31	\$ 13,349.60	\$ 15,775.15	\$ 13,740.34	\$ 10,516.09	\$ 9,865.31	
									TOTAL	\$ 184,936.42	\$ 156,966.82	\$ 185,804.92	\$ 144,433.68	\$ 136,886.86		

YEAR TO DATE COMPARISONS																
	2025	2024	2023	2022	2021	2020	2019		2025	2024	2023	2022	2021	2020	2019	
18 HOLE	19,423	17,975	18,170	16,308	18,641	15,103	15,526		PLAY REVENUES	\$ 824,653.67	\$ 617,696.41	\$ 556,570.94	\$ 482,840.40	\$ 458,339.16	\$ 355,220.68	\$ 341,537.36
9 HOLE	8,760	8,227	7,798	7,566	7,985	7,023	5,490		PAR 3 REVENUES	\$ 15,377.10	\$ 12,005.32	\$ 10,918.80	\$ 9,428.40	\$ 11,385.36	\$ 9,013.28	\$ 8,946.00
PAR 3	2,078	1,818	1,841	1,595	2,008	1,611	1,412		SEASON PASSES	\$ 128,987.00	\$ 110,429.59	\$ 105,267.07	\$ 101,539.66	\$ 131,425.60	\$ 112,621.44	\$ 119,836.24
PASS PLAY	8,280	9,134	10,051	11,165	12,108	10,607	9,087		TRAIL & CART FEES	\$ 17,799.66	\$ 20,851.60	\$ 16,860.73	\$ 19,669.47	\$ 21,127.05	\$ 21,901.22	\$ 27,074.99
Y-T-D PLAYS	38,541	37,154	37,860	36,634	40,742	34,344	31,515		DRIVING RANGE	\$ 104,632.31	\$ 78,060.67	\$ 67,493.06	\$ 61,960.54	\$ 64,215.70	\$ 45,767.86	\$ 48,997.81
									RENTALS/SERVICES	\$ 200,821.65	\$ 172,824.46	\$ 140,390.58	\$ 133,269.87	\$ 133,809.23	\$ 98,221.58	\$ 82,301.66
Cart Rental Y-T-D	20,683	18,965	18,774	17,791	19,757	15,419			CONCESSIONS	\$ 184,640.85	\$ 167,394.34	\$ 173,303.73	\$ 165,989.27	\$ 147,060.24	\$ 81,520.75	\$ 137,690.42
									MERCHANDISE	\$ 225,569.75	\$ 228,180.27	\$ 217,296.32	\$ 206,157.69	\$ 208,932.71	\$ 146,734.52	\$ 132,343.08
									TOURNAMENTS	\$ 39,350.82	\$ 20,997.29	\$ 16,815.44	\$ 11,884.55	\$ 666.05	\$ 231.25	\$ 787.00
									GIFT CARDS	\$ 53,048.96	\$ 38,626.13	\$ 35,520.54	\$ 32,143.00	\$ 27,923.49	\$ 21,482.89	\$ 16,787.94
									Full YTD Total	\$ 1,794,881.77	\$ 1,467,066.08	\$ 1,340,437.21	\$ 1,212,998.30	\$ 1,204,884.59	\$ 892,715.47	\$ 916,302.50
									Sales Tax YTD	\$ 141,564.79	\$ 115,074.80	\$ 110,244.36	\$ 95,325.89	\$ 93,798.95	\$ 69,860.29	
									TOTAL YTD	\$ 1,582,140.88	\$ 1,450,681.57	\$ 1,308,324.19	\$ 1,298,683.54	\$ 962,575.76		

Rentals/Services = Power/Pull Cart-Club Rentals-Repairs



WINTER RATES

RATES ARE 7 DAYS A WEEK AND INCLUDE TAX

TIME OF DAY	HOLES	WALKING
OPEN - 1:00	18 HOLES	\$38.00
OPEN - 1:00	9 HOLES	\$25.00
SENIOR/MILITARY	18 HOLES	\$33.00
AFTER 1:00	18 HOLES	\$31.00
AFTER 1:00	9 HOLES	\$21.00
JUNIORS	9/18	\$10/\$15

RATES FOR OCT 1, 2025 - MARCH 31, 2026

CARTS
(PER RIDER)

\$9 (9-HOLE) | \$12 (18-HOLE)