

**GOLF PROPERTY ANALYSTS  
SITE INFORMATION CHECKLIST**

<b>Name of Club</b>			
<b>Street Address</b>			
<b>City/Municipality</b>		<b>County</b>	
<b>State</b>		<b>Zip</b>	

Type of Course (please check)	<input type="checkbox"/> Private	Date of Inspection	
	<input type="checkbox"/> Semi-Private	Inspected With	
	<input type="checkbox"/> Daily Fee		
	<input type="checkbox"/> Municipal		
Number of Holes		Year Course Opened	
General Manager		Phone/email address	
Golf Pro		Phone/email address	
Superintendent		Phone/email address	

What is your primary market area?	
Who do you consider to be your main competition?	1.
	2.
	3.
	4.
	5.
	6.
	7.
	8.
	9.
	10.
Do you know of any golf courses that have sold in the area in the past 3 years?	
Do you know of any golf courses in the area that have recently closed or will be closing?	

<b>Green/Guest Fee Rates</b>						
	2010		2009		2008	
Weekday 18 holes	\$		\$		\$	
Weekend 18 holes	\$		\$		\$	
Average fee overall	\$		\$		\$	
Do these fees include cart? (please circle)	Yes	No	Yes	No	Yes	No
Cart fee 18 holes	\$		\$		\$	
Cart fee 9 holes	\$		\$		\$	

If you offer memberships, please complete the following chart:

<b>Membership Rates</b>					
<input type="checkbox"/> <i>Please check if these are annual memberships</i>					
Type	Initiation or Equity Fee	Refundable? If so what %?	Annual Dues	Assessment? If so, how much?	# of Members Currently
Single	\$		\$	\$	
Couple	\$		\$	\$	
Family	\$		\$	\$	
Corporate	\$		\$	\$	
Junior	\$		\$	\$	
Senior	\$		\$	\$	
Sports (non golf)	\$		\$	\$	
Social	\$		\$	\$	

<b>Membership History</b>				
Type	2010 # of Members	2009 # of Members	2008# of Members	2007 # of Members
Single				
Couple				
Family				
Corporate				
Junior				
Senior				
Sports (non golf)				
Social				

<b>Course Activity</b>			
	2009	2008	2007
Total # of Rounds			
Total # of Cart Rounds			
% of Member Rounds			
% of Guest Rounds			
% of Outing Rounds			

**PROPERTY INFORMATION**

Total Acreage of property	
What is the topography?	
Does the course have road frontage? If so, what roads?	
What is the property zoned?	
Are there any restrictive covenants on the property?	
Are there any environmental issues relating to the property?	
Is any portion of the property leased?	
Are there any easements other than typical utility?	
Do you have designated wetland areas on the course?	

<b>UTILITIES</b>		
<b>Service</b>	<b>Public or Private</b>	<b>Provider</b>
Drinking Water		
Sewer		
Gas		
Electric		
Telephone		

**GOLF COURSE INFORMATION**

Year course was constructed?	
Year course opened?	
Golf Course Architect	
Golf Course Contractor (if known)	
Current Status	<input type="checkbox"/> Open
	<input type="checkbox"/> Under construction
	<input type="checkbox"/> Proposed construction
Course Layout	<input type="checkbox"/> Core
	<input type="checkbox"/> Single Fairway
	<input type="checkbox"/> Single Fairway/Returning 9's
	<input type="checkbox"/> Double Fairway
	<input type="checkbox"/> Double Fairway/Returning 9's
Green Construction	<input type="checkbox"/> Native Soil (push up)
	<input type="checkbox"/> USGA
	<input type="checkbox"/> Modified USGA
	<input type="checkbox"/> California
	<input type="checkbox"/> Other
Amount of Dirt moved (if recently constructed) in Cubic Yards:	
Do you have areas of mowing difficulty on the course?	
Are holes #9 and #18 visible from the clubhouse/pro shop?	

	<b>Yardage</b>	<b>Par</b>	<b>Rating</b>	<b>Slope</b>
<b>Back</b>				
<b>Regular</b>				
<b>Middle</b>				
<b>Senior</b>				
<b>Front</b>				

<b>Mowing Schedule</b>					
	Greens	Tees	Fairways	Roughs	Bunkers
# of:					
Size (acreage)					
Type of grassing					
Height/Depth					
Frequency					
Equipment used					

<b>Maintenance Schedule (Frequency)</b>			
Aerification		Tee Markers	
Fertilization		Dew Removal	
Pesticides		Topdressing schedule	
Verticutting		Bunker Maintenance	
Cup Changing		Irrigation	

<b>Practice Facilities</b>			
Length/Width (yards)		# of Targets?	
Grass Tee?		Chipping Green?	
# of Stalls?		Practice Green?	
# of Mats?		Does it have irrigation?	
Practice Bunker?		Is there lighting?	

**Features (please check):**

- |  |   |  |
|--|---|--|
| <input type="checkbox"/> Water               | <input type="checkbox"/> Bunkers            | <input type="checkbox"/> Mounding      |
| <input type="checkbox"/> Bridges             | <input type="checkbox"/> Vegetation         | <input type="checkbox"/> Waste Bunkers |
| <input type="checkbox"/> Rock                | <input type="checkbox"/> Ornamental grasses | <input type="checkbox"/> Streams       |
| <input type="checkbox"/> Waterfalls          | <input type="checkbox"/> Ravines            | <input type="checkbox"/> Trees         |
| <input type="checkbox"/> Landscaping/Flowers |   |  |

<b>Cart Paths</b>	
Width	
Material	
Coverage	
Condition	

<b>Water &amp; Irrigation</b>			
What is your water source for irrigation?		Line size range:	
Do you have any water restrictions?		Electric or Hydraulic?	
Is the water effluent?		How old is your system?	
Is public water available for irrigation?		How many heads?	
What is your pond/lake storage capacity?		How many controllers?	
Irrigation system make:		How many quick couplers?	
Design type:		How many total gallons per minute can be pumped?	
Automatic or manual?		Do you have a pump house?	
Pump size(s):		Do you have a security system?	
Pipe Material:		Do you have any drainage problems on the course?	

<b>Maintenance Budget</b>			
2010 Annual Budget?		Equipment Budget:	
Labor budget:		Water Costs (if any)	
Chemicals budget:			

<b>Maintenance Staffing</b>			
# of full time staff?		# of horticulturalists?	
# of Assist. Superintendents?		# of spray technicians?	
# of mechanics?		How many seasonal employees?	

Recent Major Maintenance Procedures:
Weather on day of inspection?
Weather immediately prior to inspection?

<b>Observations of Golf Course</b>			
Overall condition of course?		Bunkers	
Green speed?		Cart Paths	
Fairways		Tees	
Roughs		Range Tee	
Firmness		Water Features	

**Accessories Present (please check):**

- |  |   |                                       |
|--|---|---------------------------------------|
| <input type="checkbox"/> Signs         | <input type="checkbox"/> Benches              | <input type="checkbox"/> Club Washers |
| <input type="checkbox"/> Markers       | <input type="checkbox"/> Railroad tie curbing |                                       |
| <input type="checkbox"/> Water coolers | <input type="checkbox"/> Bollard roping       |                                       |
| <input type="checkbox"/> Trash cans    | <input type="checkbox"/> Ball Washers         |                                       |

<b>Golf Carts</b>			
Brand of cart?		Condition of carts?	
# of carts?		Leased or owned?	
Age of carts?		Lease Rate (annually)	
Gas or electric?		Are they equipped with a GPS system?	

**BUILDING DESCRIPTION/DETAILS**

<b>Clubhouse</b>			
Year building was constructed (or approx. age)?		Do you have an alarm system?	
		Do you have a sprinkler system?	
Overall condition of building?		Is there exterior lighting on the building?	
Size of Clubhouse (SF)		Seating capacity in Dining room?	
# of stories		Seating capacity in grille?	
What type of foundation?		Seating cap. in banquet area?	
Façade of building?		# of Men’s lockers	
Roof type?		# of Women’s lockers	
This section to be completed by appraiser:			
Type of flooring in building:			
Type of interior lighting in building?			
Type of doors/windows in building?			
Type of walls/ceilings in building?			

Additional comments regarding the clubhouse:

<b>Pro Shop</b>			
Is the pro shop located within the clubhouse?		Do you offer bag storage? If so, what is the capacity?	
SF size of the pro shop?		Do you have a club repair area?	
Is the pro shop visible from the golf course?			

<b>Maintenance Building &amp; Yard</b>			
SF size of building?		Containment Adequacy?	
Façade of building?		Supply storage area in the building?	
Type of floor?		# of overhead doors?	
Type of interior lighting?		Size of maintenance yard?	
Does it have a superintendent's office?		Is there fencing around the yard?	
Does it have a shower area?		Is the yard paved?	
How much of the building is heated (SF size)?		# of fuel tanks & size of tanks	
Is there an equipment wash area/discharge?		Is the maintenance yard visible from the course?	
SF size of cold storage area?		Do you have clipping dump sites?	
Does it have a mechanics bay (how many)?		Do you have a nursery?	
Is there a separate fert./chemical storage area?		Notes:	

<b>Cart Storage Building</b>			
SF size of building?		Is there exterior lighting?	
Façade of building?		Type of interior lighting?	
Type of roof?		Total cart capacity?	
Type of foundation?		Equipped for electric carts?	
Type of floor?		Notes:	
# of overhead doors?			

<b>Additional Buildings</b>			
SF size of building		Roof type:	
# of stories		Foundation/flooring	
Façade		Exterior lighting	
Notes:			

<b>Other Facilities/Amenities</b>			
<b>Facility</b>	<b>Size</b>	<b>Lighted</b>	<b>Notes</b>
Tennis courts			
Swimming Pool			
Fitness Center			
Spa			
Paddle Tennis			
Rec. Room			
Snack bar			
On-course restrooms			