



Option C Details: \$1,200,000 - \$1,450,000
Expanded Terrace (11,445 SQFT)

Option C would remove the existing pro shop addition and enclosed balcony on the east side of the building. A large outdoor terrace would then be constructed with pro shop space underneath.

The main level would have banquet space with a new set of men's and women's restrooms located in the south wing. Kitchen and bar service would be located in the north wing.

The lower level would include a large meeting space with renovated restrooms and added plumbing fixtures. The area under the outdoor terrace would house the pro shop, office, and pro shop storage.

Kitchen/bar storage would be located in the lower north wing of the building, and the mechanical space and storage within the south wing.

The u-shaped cart storage would be located under the rebuilt west terrace with access doors facing the golf course.

Renovation Financial Estimate for Option C:

	OPTION C <i>Expanded Terrace</i> 11,445 sqft
Roof	\$35,000 - \$70,000
Exterior	\$185,000 - \$210,000
HVAC	\$80,000 - \$95,000
Electrical	\$80,000 - \$95,000
Plumbing	\$80,000 - \$95,000
Interior	\$295,000 - \$320,000
Cart Storage /Terrace	\$300,000 - \$385,000
Demo	\$25,000 - \$35,000
Misc.	\$120,000 - \$145,000
TOTAL	\$1,200,000 - \$1,450,000

Option C Seating Capacity:

	OPTION C <i>Expanded Terrace</i>
Banquet	65-75
Meeting	50-55
Bar	6-8
Outside	30-40
TOTAL	151 - 178