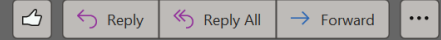


FW: Greenway Notice of Violation



Umesh Patel <umesh@lakewalkcap.com>
To Umesh Patel



Tue 12/14/2021 6:13 PM

Dear Eric,
Please accept my sincere apologies for the delayed response to your letter of October 18, 2021. I much appreciate your understanding and the time extensions. Please allow me to address each of your points in order:

1. We have not had a General Manager or Golf Professional in place since the change in ownership, staff departures and Covid Closure in first quarter 2020 and this is a requirement as per Section 3.6 (d) of the Lease. I have communicated regularly with Amy on this issue while we conducted a thorough search process, interviewing both external and internal candidates. I am happy to announce I have appointed Brett Morrison as our new permanent General Manager. As you may know Brett has been with Greenway at Corica Park for nearly ten years and is a very valuable member of our Team. He assumed many of Mike Winkenbach's responsibilities five years ago, working closely with Ken Campbell on managing all aspects of Corica Park's day to day operations. I formalized his role as our Proshop manager two years ago and he has worked closely with our Senior Team. Brett meets the requirement specified in our Lease that any General Manager should have at least three years managing a similar facility and I am looking forward to him taking full responsibility for the daily operations at Corica Park. Brett has the full support of our Patrons, Service Clubs and Greenway staff in his new role.
2. We have done ample work over the years on the eucalyptus trees on Beach Road and continue to monitor them closely. We have maintained all the trees and landscape at Corica Park to the very highest ecological standards and well in excess of any requirements in Section F of the lease. The particular trees in question here have been discussed many times in the past with the Parks Department and we have always stressed the need for any pruning, cutting and shaping to be done in a gradual manner. This is to ensure the overall health of the trees and minimal disruption to any migration and nesting patterns of various birdlife. Further to your letter we have reached out to a some specialist tree companies to advise us on next best steps and will plan on completing any necessary work in the first half of 2022.
3. We have had an outstanding issue with Alameda Municipal Power regarding some work conducted at the time of the February 2020 power outage. My colleague Marc Logan has had multiple conversations with Chris xxx regarding the amount billed and the nature of the work done. We continue to have multiple questions for AMP and still have not received all the documentation to support the various costs incurred by AMP. I have instructed my Team to work closely and diligently with AMP to determine the correct amounts owed and I will ensure that all payments are made and this matter is closed in an expeditious manner.
4. I have asked Greenway accountants to prepare an annual financial statement for Corica Park for the 2021 financial year in accordance with GAAP principles and we will forward this to you in the first quarter of 2022. This is a requirement of Section 7.5(b) of the Lease but has never been shared before and hence we do not have a prepared Corica Park financial statement for 2020. We will be happy to share the Monthly Summary Reports with City within 10 business days of month end starting in 2022. We will also be sharing summary Corica Park information for calendar year 2021 with City's Golf Commission on January 12th and then in our presentation to City Council on January 18th.

My Greenway Team and I continue to value the partnership with City and our excellent working relationship with you, Amy and all City Staff. Please let me know if you would like to discuss the above points in more detail or if you have any other comments or questions. I wish you a very happy holiday season and look forward to seeing you soon.

Very Best, Umesh.