

1           Just with regard to these particular building lots, I've heard all kinds of reasons  
2 from people who voted like let's wait and see how much higher the values go before we  
3 approve the sale, or we're not going to let the city council off the hook for this golf course.  
4 They're going to have to suffer the consequences, not realizing of course that to take that  
5 kind of position you're cutting off your nose to spite your face if you're a Boulder City  
6 resident.

7           But I wanted to also point out that reference was made that we went into debt  
8 for a water line to supply water for this golf course; that is not true. We went into debt for a  
9 water line to provide a redundant source of water supply for the city. We only had one water  
10 line, and we were able to get the Las Vegas Valley Water District to build us another  
11 additional redundant line that not only serves Boulder Creek Golf Course, but it also serves  
12 the Cascata Golf Course, which, by the way, is located in Boulder City, and if this initiative  
13 passes, one day, although it's under private ownership now, it is on leased land from the city,  
14 and when that lease is up, the city will take over ownership of that golf course. That's not  
15 mentioned anywhere in this initiative as an impossible effect of this initiative on the City of  
16 Boulder City.

17           Boulder City does have three golf courses, not two. We've been debating over  
18 the two, but that Cascata Golf Course is a \$60 million golf course that was built by Park  
19 Place Entertainment I believe, and that course will eventually come into city ownership if  
20 this --

21           THE COURT: When is eventually?

22           MR. OLSEN: Well, I believe that with the renewal options that are available under  
23 that lease, that it's a 70-year lease, so at the end of 70 years, the city would become the  
24 owner of that golf course, or if this initiative were to pass would have to sell any interest it  
25 might have in that golf course.

1           The charter gives the city council authority to buy and sell and otherwise  
2 dispose of city property for the benefit of the people of Boulder City. You have very  
3 powerfully pointed out today in this courtroom that part of that -- the whole process is if  
4 people don't like the decisions that are being made by their city council, you vote the bums  
5 out and replace them with people that you want. There have been literally three different  
6 changes on the city council in the last seven or eight years. Unanimously, once a person  
7 becomes a member of the city council, unanimously, the majority has always maintained that  
8 Boulder Creek should be preserved if only for the reason of taking care of the debt obligation  
9 because otherwise we're going to have to find some other way to pay that obligation off.

10           A former city council asked for the formulation of a citizen's committee to  
11 determine the financial viability of the Boulder Creek Golf Course, and the committee came  
12 back and told the council: You shouldn't close it. You should fight -- get the permission of  
13 the voters to sell the land around the course and pay off the debt, and everything should be  
14 fine.

15           You know, it's also very important for this Court to understand that Mrs.  
16 Strickland has been involved very actively in opposing the Boulder Creek Golf Course and  
17 various permutations as a Boulder Creek Golf Course since before she was a member of the  
18 city council. The city had an opportunity to enter into a joint development agreement with  
19 Hawthorn Suites a few years back to develop a hotel and convention center at the Boulder  
20 Creek Golf Club property, and the whole idea was we would contribute the golf course and  
21 the resort quality of the golf course, and they would provide a hotel that would bring more  
22 golfers to the area to utilize the golf course, have their conventions here, away from the  
23 distractions of the casinos, and that was vigorously opposed, and, ultimately, enough time  
24 went by and the economy started to tank, so that whole deal with the Hawthorn Suites fell  
25 apart.