



AGENDA ACTION FORM

Consideration of a Resolution to Approve an Amendment to a Lease between the City of Kingsport, Tennessee and American Golf Club, LLC and to Allow the Mayor to Sign All Documents Necessary and Proper as they Pertain to the Lease

To: Board of Mayor and Aldermen

From: Chris McCartt, City Manager *CM*

Action Form No.: AF-289-2025

Work Session: October 20, 2025

First Reading: N/A

Final Adoption: October 21, 2025

Staff Work By: Steven Bower

Presentation By: Jessica Harmon

Strategic Focus Area: 5. Thriving Local Economy

Recommendation:

Approve the Resolution

Executive Summary:

If approved the lease between the City of Kingsport and American Golf Club, LLC would be extended by one (1) year.

The property located at 2000 Stonebrook Place has remained vacant for a number of years. John Hendricks purchased the property and has made significant improvements to re-open the golf driving range. In order to do so Mr. Hendricks requested to lease approximately 13.6 acres owned by the City along Stonebrook Place. The property was originally donated to the City for flood control and wetlands mitigation purposes.

The original lease was approved by the Board of Mayor and Aldermen at their July 2024 business meeting and was for twelve months with the option to renew annually for a maximum of four renewals. The tenant is responsible for maintaining the property and the lease payment is \$100 per month, or \$1,200 annually.

Attachments:

1. Resolution
2. Amendment Number 1 To Lease
3. Map

	Y	N	O
Baker	—	—	—
Cooper	—	—	—
Duncan	—	—	—
George	—	—	—
Mayes	—	—	—
Phillips	—	—	—
Montgomery	—	—	—