

Aug. 2, 2021

R Caton Enterprises LLC
dba Pine Street Country Club
8300 Brentwood Blvd. Suite C
Brentwood, CA 94513
(925)420-6258
info@pinestreetcountryclub.com

June 7, 2021

City of Brentwood
Community Development
150 City Park Way
Brentwood, CA 94513

To whom it may concern,

I write to you today to explain my request and reasoning for the sale of beer at my business. Our reason for wanting to serve beer on the premises is to accommodate the customary practice of having a beer while playing golf. Nobody will be coming to Pine Street Country Club with the intent to solely drink beer, but will have a beer while playing golf. We do not have the accommodations for people that solely want to drink beer (tables and chairs for just drinking.) Our customers are on the premises for 30-120 minutes at a time, and would like to enjoy a beer while playing golf.

Additionally, we do not believe that our beer sales would represent any significant portion of our sales (less than 2% of revenue.) Pine Street Country Club will never advertise or promote our beer sales, so we would not entice anyone to come in and drink. We are requesting to have a beer license so that we can duplicate the outdoor golfing experience that everyone loves with our indoor golfing experience.

Clarifying questions from Sarah Yuwiler on August 2, 2021:

Hours of operation of the business: we are open Monday through Thursday 10am-7pm, Friday and Saturday 10am-10pm, and Sunday from 12pm-7pm.

Typical number of employees and customers in business at a time: we have one employee at all times, and anywhere from 1 to 12 customers. 12 is our maximum amount that we can have, but our average is usually 4-6 people in the building at any given time.

Total square footage of tenant space: 1,200 square feet of total space.

Clarification on if the use occupies one or two tenant spaces in the building: Pine Street Country Club is only one tenant space, Suite C.

One other clarifying question, could you please explain the use itself a bit more as well as how long you have been operating the golf business at this location: we have 3 golf simulators in the building that people can play virtual golf on. A customer physically swings a club and hits a ball into a screen,

which has a computer generated video projected on to it, which has a golf hole layout. 9 holes can be played in 30 minutes per person. The average customer spends around 75 minutes in our building. We have been open since March 16, 2021.

Sincerely,

Rodney Caton
Owner, R Caton Enterprises LLC
dba Pine Street Country Club

GOLF BAY #3

ENTRYWAY

FRIDGE
UNDER
DESK

FRONT
DESK



GOLF BAY #2



GOLF BAY #1

PUTTING
GREEN



STORAGE

RESTROOM

RECEIVED

June 7, 2021

CITY OF BRENTWOOD
COMMUNITY DEVELOPMENT DEPT.