



# TOWN OF FAIRFIELD

OFFICE OF THE ASSESSOR

Town of Fairfield  
Office of the Assessor  
611 Old Post Road  
Fairfield CT 06824-6646

## Golf Course Income and Expense Supplement for Calendar Year 2023

Information provided is CONFIDENTIAL, in accordance with Connecticut Law.

Property Name: \_\_\_\_\_

Property Address: \_\_\_\_\_

Form Preparer/Position: \_\_\_\_\_

Telephone Number: \_\_\_\_\_

### General Data

Golf Course Designer: \_\_\_\_\_

Orientation:  Public  Semi-Private  Private  
Type:  Par-3  Executive  Championship

No. of Holes: \_\_\_\_\_ holes Total Yardage: \_\_\_\_\_ yards

No. of Memberships: Single: \_\_\_\_\_ Family: \_\_\_\_\_

Which months comprise your winter season? \_\_\_\_\_

Which months comprise your summer season? \_\_\_\_\_

Analysis of Rounds Played				
	Winter Season	Summer Season	Cart Rounds	Annual
Member				
Non-member				
Group/Tournament				
Complimentary				
Total Rounds				

Fee Structure					
	Winter Season		Summer Season		Annual
	a.m.	p.m.	a.m.	p.m.	
Greens Fee with cart					
Greens Fee without cart					
Cart Fee					
Prepaid Cart Fee					
Trail Fee					
Typical Group/Tournament Fee					
Initiation Fee					
Single Membership					
Family Membership					

(Golf Course Property Cont'd.)

**Annual Gross Income**

Cart and Greens Fees: \$ \_\_\_\_\_  
Membership Income: \$ \_\_\_\_\_  
Golf Income: \$ \_\_\_\_\_  
Pro-Shop & Driving Range \$ \_\_\_\_\_  
Food & Beverage Income \$ \_\_\_\_\_  
Other \$ \_\_\_\_\_  
Total Income \$ \_\_\_\_\_

**Less: Cost of Goods Sold**

Golf and Pro-shop \$ \_\_\_\_\_  
Food: \$ \_\_\_\_\_  
Beverage: \$ \_\_\_\_\_  
Other: \$ \_\_\_\_\_  
Income Before Operating Expenses: \$ \_\_\_\_\_

**Annual Operating Expenses:**

Real Estate Taxes \$ \_\_\_\_\_  
Personal Property Taxes \$ \_\_\_\_\_  
Property Insurance \$ \_\_\_\_\_  
Repairs & Maintenance<sup>1</sup> \$ \_\_\_\_\_  
General/Administrative<sup>2</sup> \$ \_\_\_\_\_  
Management fee \$ \_\_\_\_\_  
Reserves \$ \_\_\_\_\_  
Other (explain) \$ \_\_\_\_\_  
Total Operating Expenses \$ \_\_\_\_\_

**Net Operating Income** \$ \_\_\_\_\_

**Please include a copy of your year-end Income Summary.**

Yes    No  
     Do any of the figures include capital expenditures or extraordinary costs which vary from typical operating expenses? If yes, explain: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Please attach comments or other information on a separate page.

\_\_\_\_\_  
Signature/Position

\_\_\_\_\_  
Date

<sup>1</sup> Includes Repair and Maintenance items such as chemicals/fertilizers, grass/seed, gasoline/oil, utilities, etc.

<sup>2</sup> Includes General and Administrative expenses such as advertising, security, administrative payroll expenses, telephone, etc.