



MILLENNIUM COMPANIES TO PURCHASE SITE OF FORMER GERMANTOWN COUNTRY CLUB
High-Profile Team Presents Innovative Design Plans for the Next Generation

Scottsdale, Ariz. (July 1, 2019) – The Trustees for the Anderson family have executed a Letter of Intent with [Millennium Companies](#) to purchase the 180-acre former site of Germantown Country Club, in Germantown, Tenn. Memphis-based Dalhoff Thomas (DT) Design Studio was instrumental in the planning, landscape architecture, parks and recreation design within the proposal.

“Our intent is to maintain the spirit and memories of Germantown Country Club, which was known for its gentle slopes and mature trees,” said Bob Hobbs, Jr., CEO of Millennium Companies. “Out of respect for the legacy of the Anderson family as long-time stewards of this land, we have named the proposed development Anderson Park and hope to maintain the character and tradition of the property for the next generation of golfers and Germantown residents.”

Award-winning golf course architect Forrest Richardson was recruited to envision the Germantown Golf Park, a 9-hole short course with holes varying from 100 to over 200 yards. The landscape will take advantage of the beautiful parkland setting of the famous Germantown

Country Club. Great care has been taken to integrate the new course concept among existing trees. Additionally, there are plans for an 18-hole putting course adjacent to the clubhouse.

The project has special meaning for Millennium Companies' Director of Capital Markets and PGA Tour Ambassador Bryce Molder. An Arkansas native, Georgia Tech graduate, and former PGA Tour player, Molder is familiar with the Germantown community having played in the St. Jude Classic for 10 years. He competed at Germantown Country Club in the Bubba Conlee Junior Invitational and two U.S. Open Sectional Qualifiers.

"I'm excited to help give this special course a new future," Molder said. "The vision for Germantown Golf Park is to provide all the hallmarks of great golf in a non-intimidating fashion. The idea is to let the golf be fun, but still challenging and enjoyable whether you're a scratch player or just an occasional golfer," he added.

According to Bob Dalhoff, Co-Owner and Principal Planner of DT Design Studio, the property will showcase a variety of uses that support one another and create a great place to live and play.

"The concept is centered around the Germantown Golf Park and a Village Center, which includes the renovated clubhouse and complementary uses within a walkable area," Dalhoff explained. "This Village Center will provide pedestrian-oriented uses such as restaurants, ice cream and candy shops, boutiques, and other related services. This not only supports the golf play, but also the surrounding community by providing an attractive neighborhood-scale destination."

Surrounding the Golf Park and Village Center will be residential neighborhoods in a variety of product types, planned to be compatible with adjacent neighborhoods. Townhome lofts (condominiums) and detached single-family homes within large, medium, and small lots are to be arranged around the Golf Park to create a quality, walkable neighborhood setting. The community will feature sustainable planning and design practices, including green building and preservation of numerous specimen trees.

The conceptual development plan also provides buffer space between different housing types and insulates the densest area of development from the existing neighborhoods, which is fundamental to best planning practices.

The proposal includes substantial acreage dedicated to a nature park that will be an invaluable amenity not only to Anderson Park residents but the entire City of Germantown.

"It is our intention to improve this area and dedicate it to the City of Germantown. The public park would include a large lake, specimen trees, natural areas, and both paved and primitive trail systems," Hobbs explained.

A series of community and neighborhood meetings will be held in the coming months to introduce citizens to conceptual plans and to provide opportunities for creative dialogue and an exchange of ideas.

Millennium Companies offers real-estate-repurposing solutions to private owners and municipalities with underperforming and out-of-business golf courses within major metro areas across the U.S. The Scottsdale-based company's innovative approach to repurposing land into new and exciting forms of golf—along with other uses such as residential, commercial, recreation, and neighborhood retail—revitalizes communities economically as well as physically, and creates hubs for families and professionals to enjoy year-round in many different ways.

Additional information may be found at www.millenniumcompanies.com

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