

From: [Cameron La Follette](#)
To: [Planning Department](#)
Cc: [Sean Malone](#)
Subject: Oregon Coast Alliance Rebuttal Testimony
Date: Friday, December 16, 2022 11:44:58 AM
Attachments: [ORCA to Coos PC Rebuttal Testimony Attachment New River Golf Course Dec 2022.pdf](#)
[ORCA to Coos PC Rebuttal Testimony New River Golf Course Dec 2022.pdf](#)

This Message originated outside your organization.

Dear Chris,

Attached please find the rebuttal testimony of Oregon Coast Alliance in the matter of New River golf course (HBCU-22-001), plus an attachment that goes with the testimony. Please place these in the record for this matter, and let us know you have received these, opened them and placed them in the record.

Thank you,

Cameron

Cameron La Follette
Executive Director
Oregon Coast Alliance
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Astoria, OR 97103
(503) 391-0210
cameron@oregoncoastalliance.org
www.oregoncoastalliance.org

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Attorney at Law

259 E. Fifth Ave.,
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Tel. (303) 859-0403
Fax (650) 471-7366
seanmalone8@hotmail.com

December 16, 2022

Via Email

Coos County Planning Commission
c/o Coos County Planning Department
Coos County Courthouse
250 N. Baxter
Coquille, OR 97423
planning@co.coos.or.us

Re: Oregon Coast Alliance open record rebuttal testimony for the proposed New River Dunes Golf Course application (HBCU-22-001).

Dear Coos County Planning Commission,

On behalf of Oregon Coast Alliance (ORCA), please accept this open record testimony for the above-entitled application. ORCA believes the application is woefully inadequate and should therefore be denied.

The applicant alleges that, with regard to ORS 215.296, that “for the purpose of showing compatibility, that the activities associated with maintaining a golf course are very similar, if not the same, as those activities conducted in conjunction with a farm use.” This contention simply ignores the well-documented effects from golf courses, as well as the analysis required under ORS 215.296, as defined in previously identified case law. The applicant alleges that “[o]nce the golf course is operational, the only activities associated with its care and maintenance will consist of irrigation, fertilizing, mowing, and other nomad maintenance, such as weed-eating and occasional hand spraying for invasive weeds.” As noted in prior testimony, the applicant has not identified what impacts from water usage will affect surrounding farm uses, including cranberry bogs. The surface-level distance is not determinative of whether there are impacts. The applicant must submit a hydrology report to ensure that there will be no significant impacts to surrounding farm uses, groundwater, wells, and so forth. ORCA has raised other farm-impact issues that have not been addressed by the applicant.

With regard to design capacity, the applicant is apparently committing to developing the exact design as was presented in the Bandon Trails Clubhouse, but then at other times alleges that if it varies from that design, then a conditional use permit will be necessary. It appears the applicant is simply telling the Planning Commission whatever it can to gain approval, including contradicting itself. ORCA questions whether the applicant will create a clubhouse that is the same design as an existing, nearby clubhouse. It would appear unlikely.

There are additional problems, however. First, the design of that clubhouse does not comport with the overarching design of the golf course, which shows the clubhouse, restaurant, and pro shop as separate buildings, contrary to the Bandon Trails Clubhouse and contrary to the administrative rules. The applicant needs to submit a consistent application. If the placement of the buildings has not been finalized, then the course itself has likely not been finalized. At a minimum, the layout of the course and location of the buildings subject to the design capacity standard must be known to determine what affect there will be on adjacent farm uses.

Second, the architect is apparently not on the same page as the applicant because the applicant alleges that a “typical course Clubhouse is a single structure but is being explored as several stand-alone buildings at New River Dunes.” This type of equivocal language is obviously problematic. If the applicant is proposing separate buildings, then that is a clear admission that the applicant will violate the administrative rules. It appears as the applicant is telling the planning commission one thing, while planning to do another. Moreover, the architect concedes that the New Rivers Clubhouse “will likely require additional space” than is presented.

Third, old architectural drawings for a separate project are not sufficient. There must be architectural drawings for the proposed project. It is obvious that the applicant will not construct a structure that is the same as an existing clubhouse. Until architectural drawings are prepared for this project, there is no substantial evidence on which the County can rely.

Finally, a review of the Bandon Trails Clubhouse and Restaurant clearly indicates that the restaurant is open to the non-golfing public. Reviews for Bandon Trails are in the Attachment. There are several reviews where it is obvious that the player patrons were there simply for dining purposes and not ancillary to playing golf. This is a clear violation of the administrative rules that restricts use of the clubhouse and restaurant to golfers and is not for the non-golfing public.

The applicant alleges that the “applicant does not claim that his ownership does not contain High Value Farm Land,” only that the golf course is not proposed on those high value lands.” The applicant further alleges that the:

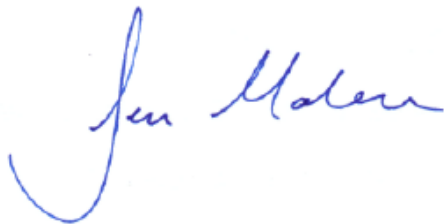
“Bandon Biota tract consists of hundreds of acres, and the portion of the ‘tract’ that contains High Value Farmland is less [than] 40 acres. It is clear that the ‘tract’ by definition, is not ‘predominantly’ composed of High Value Farmland.”

The applicant misunderstands the effect of the definition. The property containing the golf course is in common ownership, which means that the property containing the golf course is a “tract.” Given that some portion of that land contains high-value farmland, the entire tract is considered “high-value farmland.” The applicant’s allegation with regard to *ORCA v. Curry County* are misplaced. The applicant does not understand the distinctions between the present facts and those in *ORCA*. There, the course was not on a tract that contained high-value farmland. The failure to understand this issue is fatal the application. The golf course is proposed for a tract that contains high-value farmland, which is not permitted under the statutes and administrative rules.

The applicant appears to concede that the tract contains high-value farmland, but the applicant does not understand that the tract qualifies as high-value farmland under two different definitions. First, it qualifies under OAR 660-033-0020(8)(b) because the tract is growing perennials. Second, it qualifies under ORS 195.300(10)(c)(A), because it meets the definition in that statute for being a place of use for a water right as of June 28, 2007.¹

Petitioner disagrees with the applicants’ allegation that the “fact that the applicant’s land surrounds or is surrounded by playable area, does not mean that land is part of the golf course under the intent of the rule.” If there is playable area under the ownership of the applicant, then that area should be included in the size limitations. Regardless, the applicant has not set forth a finalized layout of the golf course, which prevents the public from addressing relevant criteria.

Sincerely,



Sean T. Malone
Attorney for Oregon Coast Alliance

Cc:
Client

¹ ORCA attaches hereto the Permit to appropriate the Public Waters (G-13208) and Certificate of Water Right (Certificate 89934) for cranberry operations on 28.0 acres.

STATE OF OREGON

COUNTY OF COOS

CERTIFICATE OF WATER RIGHT

THIS CERTIFICATE ISSUED TO

BANDON BIOTA, LLC
2450 N LAKEVIEW AVE
CHICAGO, IL 60614

confirms the right to use the waters of TWO WELLS IN THE FOURMILE CREEK BASIN for CRANBERRY OPERATIONS ON 13.8 ACRES.

This right was perfected under Permit G-13022. The date of priority is DECEMBER 7, 1992. The amount of water to which this right is entitled is limited to an amount actually used beneficially, and shall not exceed 0.33 CUBIC FOOT PER SECOND, IN ANY COMBINATION FROM THE WELLS, or its equivalent in case of rotation, measured at the wells.

The period of allowed use is YEAR ROUND.

The wells are located as follows:

Twp	Rng	Mer	Sec	Q-Q	Measured Distances
29 S	15 W	WM	25	SE NW	WELL 1 - 1810 FEET SOUTH & 120 FEET WEST FROM N 1/4 CORNER, SECTION 25
29 S	15 W	WM	25	SE NW	WELL 2 - 1980 FEET SOUTH & 125 FEET WEST FROM N 1/4 CORNER, SECTION 25

The amount of water diverted for CRANBERRY OPERATIONS, together with amounts secured under any other rights existing for the same lands, is limited as follows: For temperature control, 0.15 cubic foot per second per acre. For flood harvesting or pest control, 0.05 cubic foot per second per acre. For irrigation of cranberries, ONE-FORTIETH of one cubic foot per second and 3.0 acre feet per acre for each acre irrigated during the irrigation season of each year. For the irrigation of any other crop, the amount of water diverted is limited to ONE-EIGHTIETH of one cubic foot per second (or its equivalent) and 2.5 acre feet per acre during the irrigation season of each year.

A description of the place of use is as follows:

Twp	Rng	Mer	Sec	Q-Q	Acres
29 S	15 W	WM	25	NE NW	4.9
29 S	15 W	WM	25	SE NW	8.9

NOTICE OF RIGHT TO PETITION FOR RECONSIDERATION OR JUDICIAL REVIEW

This is an order in other than a contested case. This order is subject to judicial review under ORS 183.484 and ORS 536.075. Any petition for judicial review must be filed within the 60-day time period specified by ORS 183.484(2). Pursuant to ORS 183.484, ORS 536.075 and OAR 137-004-0080, you may petition for judicial review and petition the Director for reconsideration of this order. A petition for reconsideration may be granted or denied by the Director, and if no action is taken within 60 days following the date the petition was filed, the petition shall be deemed denied. In addition, under ORS 537.260 any person with an application, permit or water right certificate subsequent in priority may jointly or severally contest the issuance of the certificate within three months after issuance of the certificate.

Measurement, recording and reporting conditions:

- A. The water user shall maintain the meter or measuring device in good working order, shall keep a complete record of the amount of water used each month, and shall submit a report which includes the recorded water use measurements to the Department annually or more frequently as may be required by the Director. Further, the Director may require the water user to report general water-use information, including the place and nature of use of water under the right.
- B. The water user shall allow the watermaster access to the meter or measuring device; provided however, where the meter or measuring device is located within a private structure, the watermaster shall request access upon reasonable notice.

If interference with a senior water right or surface water flows occurs due to withdrawal of water from any well listed on this right, then use of water from the well(s) shall be discontinued or reduced and/or the schedule of withdrawal shall be regulated until or unless the Department approves or implements an alternative administrative action to mitigate the interference. The Department encourages junior and senior appropriators to jointly develop plans to mitigate interference.

The wells shall be maintained in accordance with the General Standards for the Construction and Maintenance of Water Wells in Oregon. The works shall be equipped with a useable access port, and may also include an air line and pressure gauge adequate to determine water level elevation in the wells at all times.

The Director may require water level or pump test results every ten years.

Failure to comply with any of the provisions of this right may result in action including, but not limited to, restrictions on the use, civil penalties, or cancellation of the right.

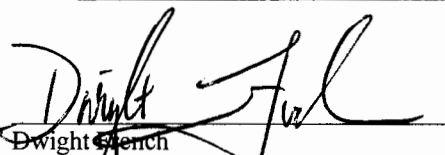
This right is for the beneficial use of water without waste. The water user is advised that new regulations may require the use of best practical technologies or conservation practices to achieve this end.

By law, the land use associated with this water use must be in compliance with statewide land-use goals and any local acknowledged land-use plan.

The use of water shall be limited when it interferes with any prior surface or ground water rights.

The right to the use of the water for the above purpose is restricted to beneficial use on the place of use described.

Issued MAR 13 2015



Dwight Blench
Water Right Services Division Administrator, for
Thomas M. Byler, Director
Oregon Water Resources Department

STATE OF OREGON

COUNTY OF Coos

PERMIT TO APPROPRIATE THE PUBLIC WATERS

THIS PERMIT IS HEREBY ISSUED TO

DAVE H BROOKS
RT 1 BOX 906
BANDON, OREGON 97411

(541) 347-9296

The specific limits and conditions of the use are listed below.

APPLICATION FILE NUMBER: G-13208

SOURCE OF WATER: TWO WELLS IN THE FOURMILE CREEK BASIN

PURPOSE OR USE: CRANBERRY OPERATIONS ON 28.0 ACRES

MAXIMUM RATE: 2.0 CUBIC FEET PER SECOND (CFS), BEING 1.0 CFS FROM EACH SUMP WELL

PERIOD OF USE: YEAR ROUND

DATE OF PRIORITY: DECEMBER 7, 1992

POINT OF DIVERSION LOCATION: SE 1/4 NW 1/4, SECTION 25, TOWNSHIP 29 SOUTH, RANGE 15 WEST, W.M.; WELL 1 - 2140 FEET SOUTH & 680 FEET WEST; WELL 2 - 2060 FEET SOUTH & 1180 FEET WEST; BOTH FROM NORTH 1/4 CORNER, SECTION 25

The amount of water diverted for CRANBERRY OPERATIONS, together with amounts secured under any other rights existing for the same lands, is limited as follows: For temperature control, 0.15 cubic foot per second per acre; For flood harvesting or pest control, 0.05 cubic foot per second per acre; For irrigation of cranberries, ONE-FORTIETH of one cubic foot per second and 3.0 acre-feet per acre for each acre irrigated during the irrigation season of each year. For the irrigation of any other crop, ONE-EIGHTIETH of one cubic foot per second and 2.5 acre-feet per acre for each acre irrigated during the irrigation season of each year.

THE PLACE OF USE IS LOCATED AS FOLLOWS:

NE 1/4 NW 1/4 7.0 ACRES
SE 1/4 NW 1/4 13.0 ACRES
NW 1/4 SW 1/4 8.0 ACRES
SECTION 25

TOWNSHIP 29 SOUTH, RANGE 15 WEST, W.M.

Measurement, recording and reporting conditions:

A. Before water use may begin under this permit, the permittee shall install a meter or other suitable measuring device as
Application G-13208 Water Resources Department PERMIT G-13022

approved by the Director. The permittee shall maintain the meter or measuring device in good working order, shall keep a complete record of the amount of water used each month and shall submit a report which includes the recorded water use measurements to the Department annually or more frequently as may be required by the Director. Further, the Director may require the permittee to report general water use information, including the place and nature of use of water under the permit.

- B. The permittee shall allow the watermaster access to the meter or measuring device; provided however, where the meter or measuring device is located within a private structure, the watermaster shall request access upon reasonable notice.

If interference with a senior water right or surface water flows occurs due to withdrawal of water from any well listed on this permit, then use of water from the well(s) shall be discontinued or reduced and/or the schedule of withdrawal shall be regulated until or unless the Department approves or implements an alternative administrative action to mitigate the interference.

Diversion and use of water under this permit must comply with the Clean Water Act and utilize best management practices as identified in the plan developed as specified in the New River Alternative Dispute Resolution Team Agreement on file with the Department.

STANDARD CONDITIONS

The wells shall be constructed in accordance with the General Standards for the Construction and Maintenance of Water Wells in Oregon. The works shall be equipped with a usable access port, and may also include an air line and pressure gauge adequate to determine water level elevation in the well at all times.

The use shall conform to such reasonable rotation system as may be ordered by the proper state officer.

Prior to receiving a certificate of water right, the permit holder shall submit the results of a pump test meeting the department's standards, to the Water Resources Department. The Director may require water level or pump test results every ten years thereafter.

Failure to comply with any of the provisions of this permit may result in action including, but not limited to, restrictions on the use, civil penalties, or cancellation of the permit.

This permit is for the beneficial use of water without waste. The water user is advised that new regulations may require the use of best practical technologies or conservation practices to achieve this end.

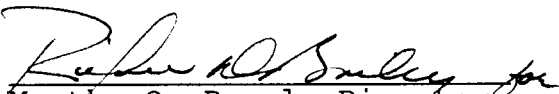
By law, the land use associated with this water use must be in compliance with statewide land-use goals and any local acknowledged land-use plan.

The use of water shall be limited when it interferes with any prior surface or ground water rights.

The Director finds that the proposed use(s) of water described by this permit, as conditioned, will not impair or be detrimental to the public interest.

Actual construction of the well shall begin within one year from permit issuance, and shall be completed on or before October 1, 1999. Complete application of the water to the use shall be made on or before October 1, 2000.

Issued January 31, 1997


Martha O. Pagel, Director
Water Resources Department

assigned

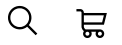
~~ASSIGNED~~. See Misc. Rec., Vol. 8 from 287

Application G-13208 Water Resources Department
Basin 17 Volume 3 Fourmile Creek & Misc.

PERMIT G-13022
District 19

Photos

Reviews



< See all restaurants in Bandon

Trails End Clubhouse at Bandon Trails Golf



●●●●○ 59 reviews

\$\$ - \$\$\$, American

🕒 [+ Add hours](#)

Ratings and reviews

4.0 ●●●●○ 59 reviews

#14 of 33 Restaurants in Bandon

RATINGS

🍴 Food	●●●●○
🏠 Service	●●●●○
👛 Value	●●●●○

Details

CUISINES

American

MEALS

Breakfast, Lunch, Dinner

FEATURES

Seating, Serves Alcohol, Reservations, Wheelchair Accessible, Table Service

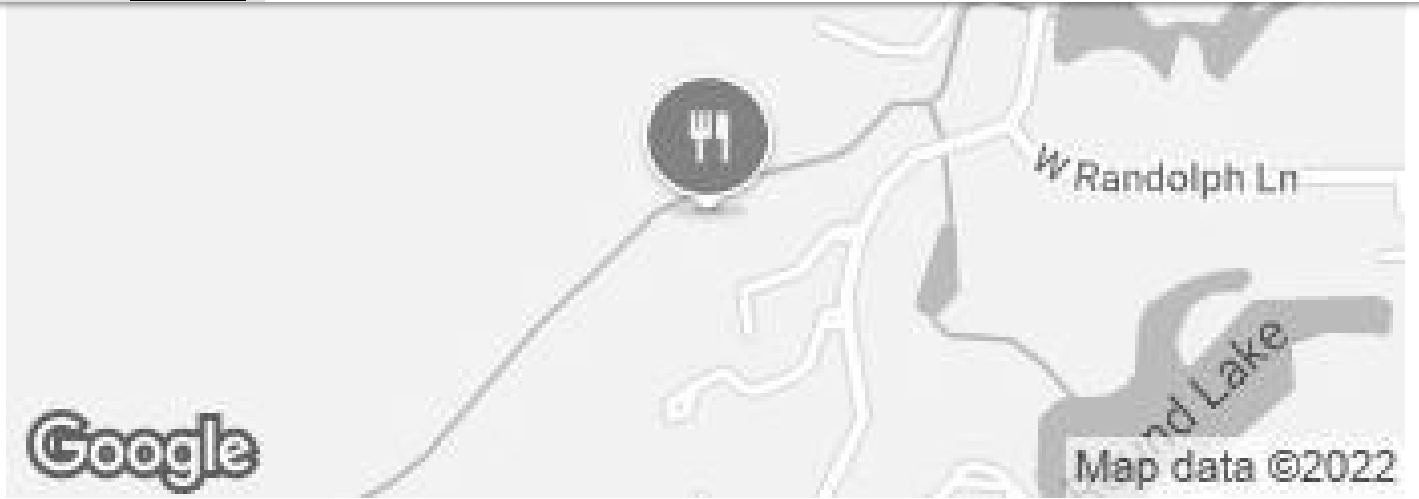
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Features

Location and contact

Photos

Reviews



📍 57744 Round Lake Rd, Bandon, OR 97411-6360 ↗

🌐 Website ↗

☎ +1 541-347-4380

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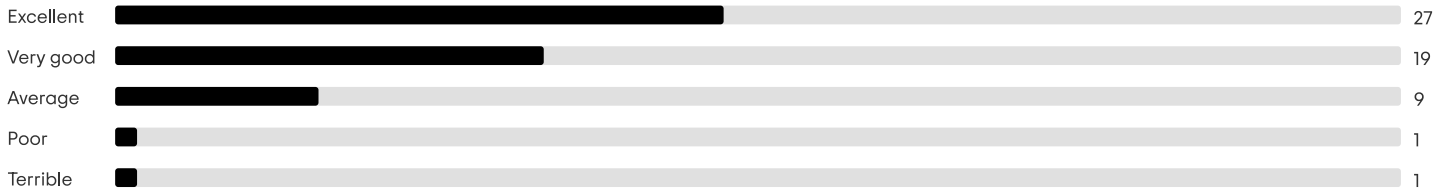
Is this restaurant appropriate for Kids?

Yes No Unsure

Reviews (59)

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Traveler rating



See what travelers are saying:

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Sort ⓘ Filter English



Baue10

●●●●● Reviewed July 5, 2021 via mobile

Delicious lunch spot

[Photos](#)[Reviews](#)**Date of visit:** July 2021Helpful? 

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CindyG3232
Seattle, Washington

●○○○○○ Reviewed April 29, 2021

Terrible customer service - go to Edgewater's instead

I made a reservation for 8 people at Trails End Clubhouse for a surprise birthday dinner two months ahead of the the actual date. Thank goodness I called 4 days ahead of time to confirm. They told me that they cancelled all of their reservations and it is first come, first serve unless I wanted to rent the gazebo for \$1,500. I explained that we were already in the gazebo (since we wanted to be outside for COVID) and I never received any notice. The person said she would have a manager contact me, but that never happened. Not receiving an email initially or even afterwards is unacceptable. The surprise would have been ruined if they were not seated where we were going to show up. However, karma must have won out because we were able to book a reservation for Edgewater's in the quaint town of Bandon. So if you are looking for a place for dinner, skip Trail's End and go to Edgewater's!

Show less**Date of visit:** April 2021

See all 5 reviews by CindyG3232 for Bandon

Ask CindyG3232 about Trails End Clubhouse at Bandon Trails Golf

 1 Thank CindyG3232

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marien586
Oregon Coast, Oregon

●●○○○○ Reviewed November 14, 2020  via mobile


Not worth our waiter's time

So sad to be forgotten by the waiter because he was "very busy" - really??? The place was practically empty and surely you remember seating us . . . Too busy to take care of ALL your patrons? Isn't that the whole point? I am so tired of being told we're not worth the staff's time. Clueless untrained boy. Step up and make an effort!

Show less**Date of visit:** November 2020

See all 9 reviews by marien586 for Bandon

Ask marien586 about Trails End Clubhouse at Bandon Trails Golf

 1 Thank marien586

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Photos

Reviews



Edgewater

●●●●● 964 Reviews

\$\$ - \$\$\$, American, Seafood



The Wheelhouse & Crowsnest

●●●●○ 662 Reviews

\$\$ - \$\$\$, American, Bar, Seafood, Cajun ...



Angelo's Italy

●●●●○ 281 Reviews

\$\$ - \$\$\$, Italian, Pizza, European, Fusion

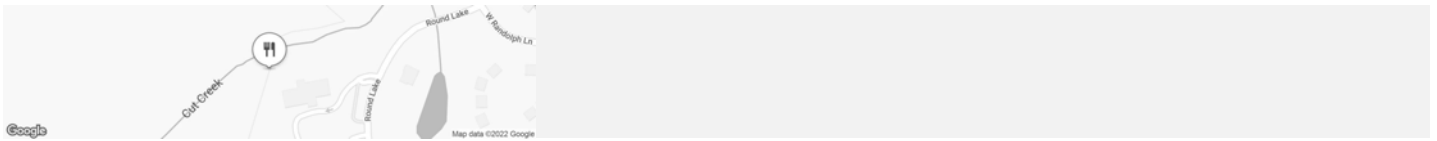


Pablo's Corner

●●●●● 49 Reviews

\$\$ - \$\$\$, Argentinean, Latin, S...

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Questions & Answers

Ask a question



Pat B

Hours? Need reservations for lunch?

November 10, 2020 |

Answer

Response from Jan B | Reviewed this property |

Call the Golf Course for current information.

0 Votes

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Photos

Reviews

Frequently Asked Questions about Trails End Clubhouse at Bandon Trails Golf

How is Trails End Clubhouse at Bandon Trails Golf rated?



\$ USD



United States



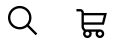
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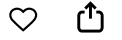
Photos

Reviews



< See all restaurants in Bandon

Trails End Clubhouse at Bandon Trails Golf



●●●●○ 59 reviews

\$\$ - \$\$\$, American

🕒 [+ Add hours](#)

Ratings and reviews

4.0 ●●●●○ 59 reviews

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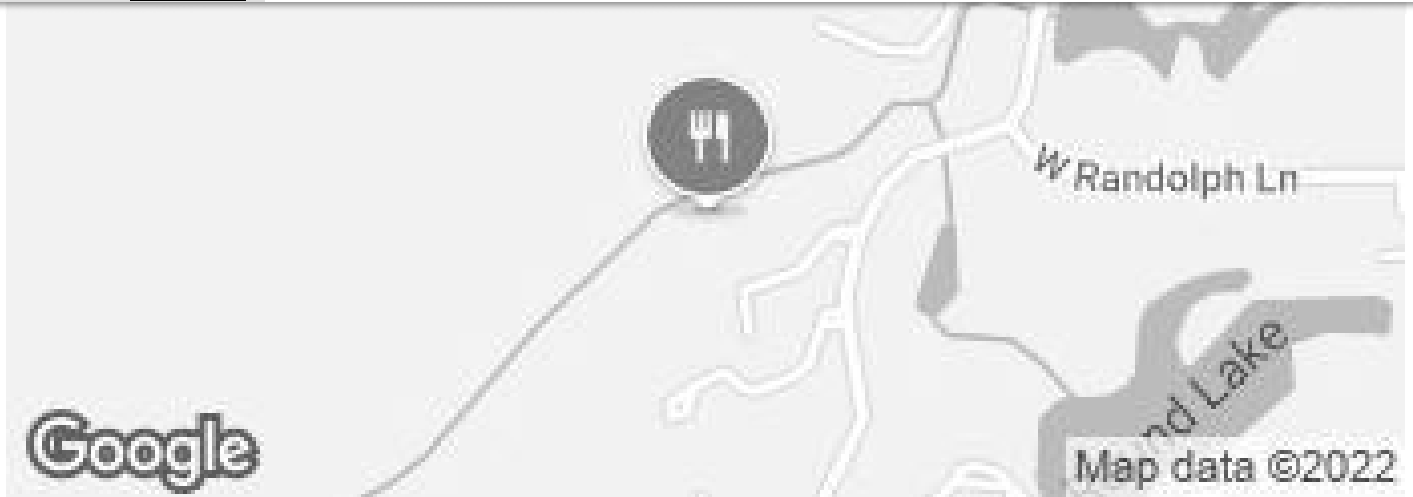
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☎ +1 541-347-4380

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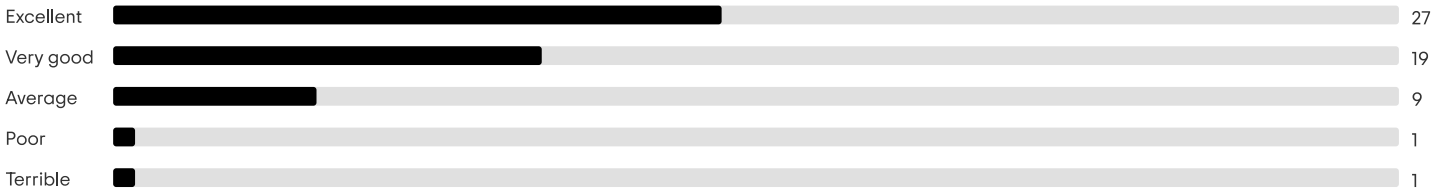
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Reviews (59)

[Write a review](#)

Traveler rating

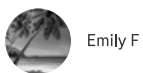


See what travelers are saying:

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●●●●○ Reviewed October 23, 2017

Best of the Bandon Dunes cafes

Never crowded, attentive service, even more spectacular views than the other links' cafes, excellent salad.

Photos **Reviews**

Helpful?

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foghornleghorn68

●●●●○ Reviewed September 23, 2017

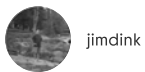
Best burgers and fries in Oregon!

On our way from Gold Beach to Eureka and got the burger and fries itch. Why not try a famous golf course where thousands of golfers have to be fed after a day on the links and these guys travel from across the country. It... **More**

Date of visit: August 2017

Helpful?

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jimdink

●●●●○ Reviewed September 5, 2017

Dinner at Bandon

Great views of the golf course and the Pacific. Food is Asian style and very good. Not very crowded its at the far end of the resort. We made reservations a few days in advance.

Date of visit: August 2017

Helpful? 1

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Edgewater

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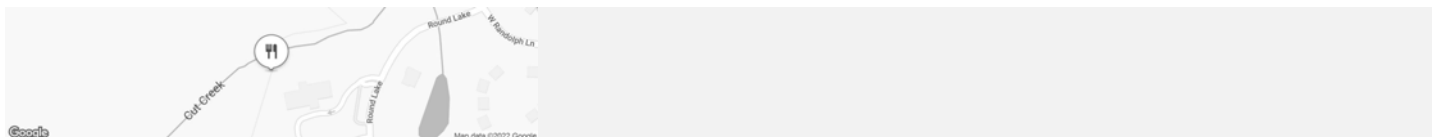


Pablo's Corner

●●●●● 49 Reviews

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Best nearby ⓘ



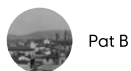
Photos **Reviews**

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Questions & Answers

Ask a question



Pat B

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November 10, 2020 |

Answer

Response from Jan B | Reviewed this property |

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0 Votes

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TRAILS END CLUBHOUSE AT BANDON TRAILS GOLF - Restaurant Reviews, Photos & Phone Number - Tripadvisor

Frequently Asked Questions about Trails End Clubhouse at Bandon Trails Golf

How is Trails End Clubhouse at Bandon Trails Golf rated?

\$ USD United States



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Trails End Clubhouse at Bandon Trails Golf



●●●●○ 59 reviews

\$\$ - \$\$\$, American

🕒 [+ Add hours](#)

Ratings and reviews

4.0 ●●●●○ 59 reviews

#14 of 33 Restaurants in Bandon

RATINGS

🍴 Food	●●●●○
🏠 Service	●●●●○
👛 Value	●●●●○

Details

CUISINES

American

MEALS

Breakfast, Lunch, Dinner

FEATURES

Seating, Serves Alcohol, Reservations, Wheelchair Accessible, Table Service

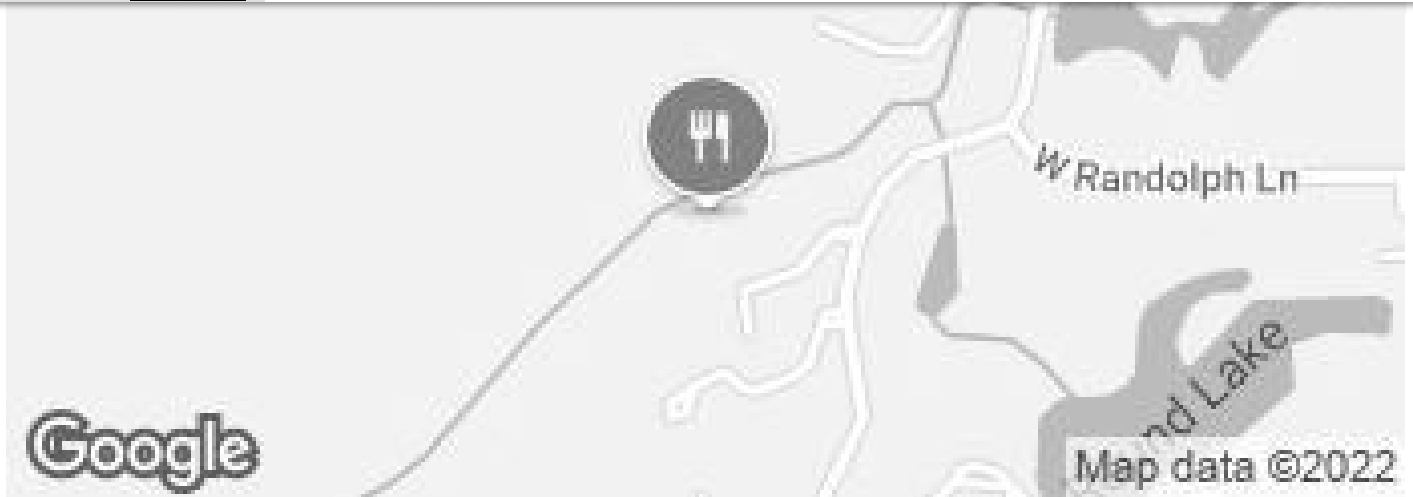
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Features

Location and contact

Photos

Reviews



📍 57744 Round Lake Rd, Bandon, OR 97411-6360 ↗

🌐 Website ↗

☎ +1 541-347-4380

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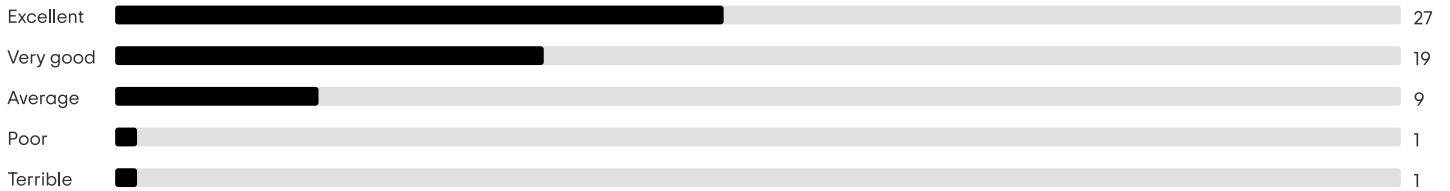
Is this restaurant appropriate for Kids?

Yes No Unsure

Reviews (59)

[Write a review](#)

Traveler rating



See what travelers are saying:

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Sort ⓘ Filter English



Michael P
Los Angeles, California

●●●●○ Reviewed August 16, 2016

Everything At Bandon Dune is fine

Photos

Reviews

and well designed. The chicken dish of the day was Italian style and very good. Some spicy dishes and over the top for the location. My last choice as they did not honor our reservation, bartender struggled making drinks and very busy. On the other hand the staff is really trying to please and is super friendly. Love serving drinks to the punchbowl putting green crew.

Show less

Date of visit: August 2016

●●●○○ Value

●●●●○ Service
●●●●○ Food

See all 4 reviews by Michael P for Bandon

Ask Michael P about Trails End Clubhouse at Bandon Trails Golf

👍 Thank Michael P



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traditionalkaty

●●●●○ Reviewed July 27, 2016 via mobile

Fun for kunch

Good casual dining. Great especially for lunch. It's fun to watch the golfers battling the wind outside the huge wall of windows. Even if you don't golf, this is a fun and different place to visit and the drive approaching the resort from 101 is a pretty dunes drive, left fairly natural.

Show less

Date of visit: July 2016

See all 11 reviews by traditionalkaty for Bandon

Ask traditionalkaty about Trails End Clubhouse at Bandon Trails Golf

👍 Thank traditionalkaty



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821derekw

●●●●○ Reviewed July 1, 2016

Great tuna melt!

We had several lunches and a breakfast here as we were staying across the road at the Lily Pond. Service was excellent and food was very tasty. Seating area inside is quite small so I imagine it gets very busy in peak season.

Date of visit: June 2016

Helpful?



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Edgewater

●●●●● 964 Reviews

\$\$ - \$\$\$, American, Seafood



The Wheelhouse & Crowsnest

●●●●○ 662 Reviews

\$\$ - \$\$\$, American, Bar, Seafood, Cajun ...



Angelo's Italy

●●●●○ 281 Reviews

\$\$ - \$\$\$, Italian, Pizza, European, Fusion

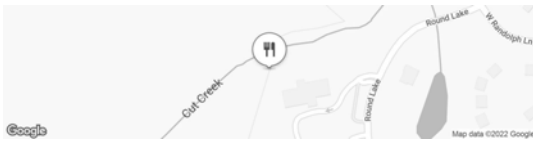


Pablo's Corner

●●●●● 49 Reviews

\$\$ - \$\$\$, Argentinean, Latin, S

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🍴 See the best nearby restaurants >

🎡 See the best nearby attractions >

Questions & Answers

Ask a question



Pat B

Hours? Need reservations for lunch?

November 10, 2020 | 🗨️

Answer

Response from Jan B | Reviewed this property | 🗨️

Call the Golf Course for current information.

👍 0 Votes 📉

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Frequently Asked Questions about Trails End Clubhouse at Bandon Trails Golf

How is Trails End Clubhouse at Bandon Trails Golf rated?



\$ USD



United States



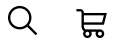
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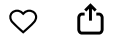
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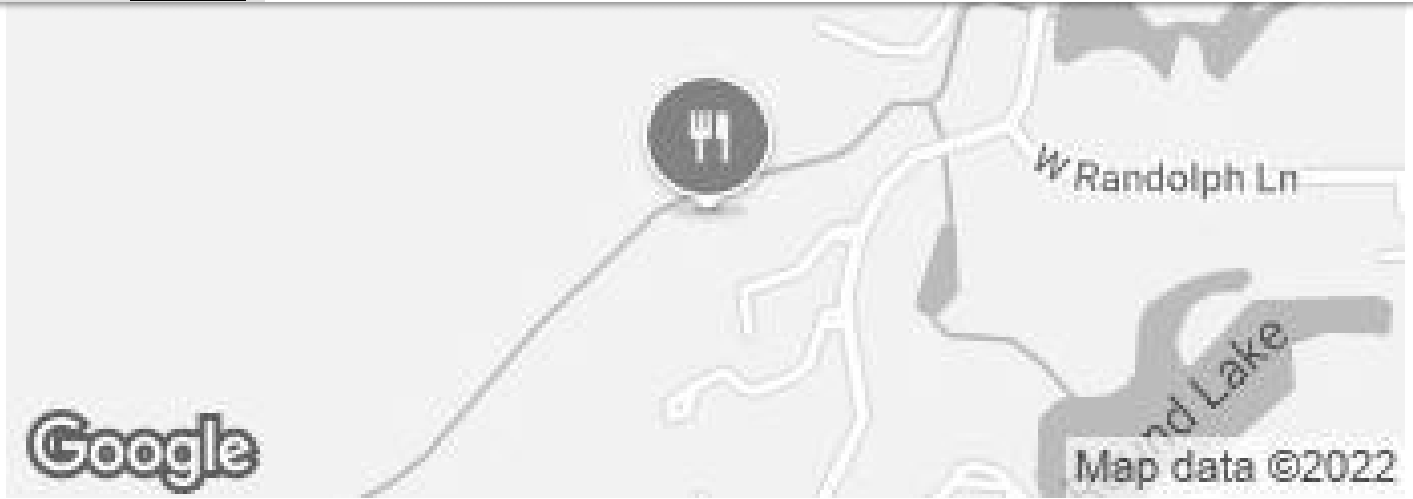
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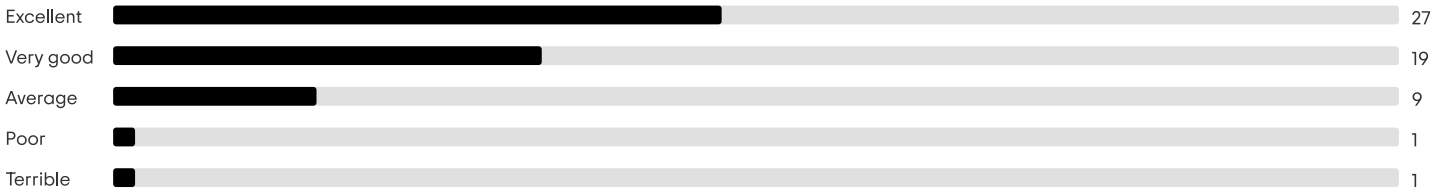
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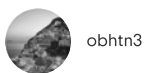
Traveler rating



See what travelers are saying:

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obhtn3

●●●●● Reviewed May 26, 2015

Great Breakfast and Lunch Spot!

Photos **Reviews**

Date of visit: April 2015

Helpful? 



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Jay A
Lacombe, Canada

●●●●○ Reviewed January 7, 2015

Great Lounge Fair

What a cool little restaurant sharing the same building with the golf shop. The glass wall gives you a spectacular view of Trails 18th, the Preserve course and oh yeah the Pacific Ocean. Fish Tacos were great, service was quick and perfect for in between rounds or before you hit the Preserve.

Show less

Date of visit: November 2014

●●●●○ Value
●●●●○ Atmosphere

●●●●○ Service
●●●●○ Food

See all 4 reviews by Jay A for Bandon

Ask Jay A about Trails End Clubhouse at Bandon Trails Golf

 1 Thank Jay A



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
darren w

●●●●● Reviewed December 26, 2014

Great Breakfast

Get the Rice Bowl.....killer Breakfast and keeps you going for the day. (I had it 2X). The only bad thing is if you want to get something Quick, you're very limited.....allow you self the time, it's worth it.

Date of visit: September 2014

Helpful? 



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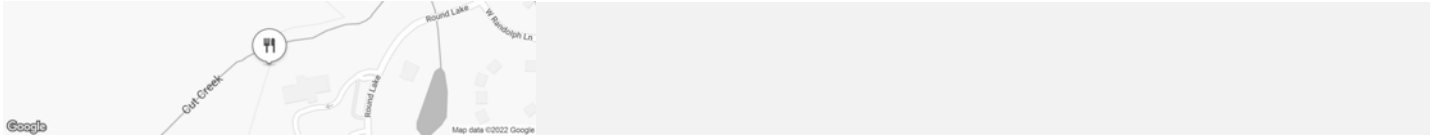
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0 Votes

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How is Trails End Clubhouse at Bandon Trails Golf rated? ∨

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