

REPORT TO CITY COUNCIL

DATE: FEBRUARY 9, 2005
TO: HONORABLE MAYOR AND MEMBERS OF THE CITY COUNCIL
FROM: GREG RAMIREZ, CITY MANAGER
BY: KEN BERKMAN, CITY ENGINEER
SUBJECT: UPDATE OF THE MORRISON PARK IMPROVEMENT PROJECT

In the current Fiscal Year budget, City Council authorized \$200,000 of Quimby Funds to construct new park facilities at Morrison Park. City Council requested staff to work with the Morrison HOA to best determine the uses and facilities at the park. The 1990 Morrison Park Master Plan shows four tennis courts, a sand volleyball court, a dual half-court basketball area, and a restrooms/storage building that are to be constructed. However, as a result of recent discussions between City staff and the president of Morrison Ranch HOA (Mr. Jim Lahana), it was agreed that the number of tennis courts would be reduced to three and the sand volleyball court would be replaced with full court basketball area.

During the project scope refinement process, it was determined that the estimated construction cost for the improvements has dramatically increased to approximately \$500,000. This is primarily due to the escalating costs worldwide for steel, masonry, and cement for concrete construction. As such, there is not enough funding budgeted to complete the entire project.

In order to stay within budget, staff is requesting that this project be phased. Any work not funded would need to be programmed into future year budgets. The following phasing options are for City Council consideration and are ranked by staff preference:

1. Complete the design of all the facilities. Bid, award, and construct the restrooms/storage building only (\$200,000).
2. Complete the design of all the facilities. Bid, award, and construct recreational improvements that will fit into the current budget (not the restroom/storage building).
3. Authorize the use of an additional \$350,000 of General Fund reserves to complete the entire project.
4. Direct staff to postpone design and construction efforts at this time and discuss the project during the upcoming budget process for FY2005/2006.

Staff believes providing restrooms/storage (option 1) would be the best approach from both public health and safety and recreational perspectives. This option was also agreeable to the president of the Morrison Ranch HOA.

RECOMMENDATION

It is recommended that City Council authorize staff to proceed with option 1 and complete the design for the entire Master Plan for Morrison Park and construct the restroom/storage building.