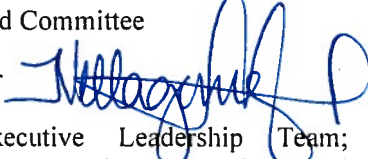


**CITY OF SAN ANTONIO  
CITY MANAGER'S OFFICE**

**TO:** 2017 Parks & Recreation Community Bond Committee

**FROM:** Maria Villagomez, Assistant City Manager 

**COPY:** Sheryl Sculley, City Manager; Executive Leadership Team; Mike Frisbie, Transportation & Capital Improvements Director; Xavier Urrutia, Parks & Recreation Director

**DATE:** October 27, 2016

**SUBJECT: 2017 PARKS & RECREATION COMMUNITY BOND COMMITTEE REQUESTED INFORMATION**

This memo addresses requests for information from 2017 Community Bond Committee members and citizens regarding the Parks & Recreation 2017 Community Bond Committee meeting held on October 18.

**Parks & Recreation**

**Number of Project Requests** – Committee members from District 4 asked how many organizations are asking for bond monies and request if a list of organizations across the bond propositions and more specifically Park proposals can be provided. As of October 27, a total of 45 project requests have been received, 13 of which are Parks & Recreation projects. Attachment A includes a list of Parks & Recreation new project and staff recommended project increase requests received.

**New Project Requests List**– Committee member Richard Ramos (District 6) and Charles English (District 2) requested a list of new project requests to include scope and associated dollar amounts (if provided). Attachment A includes a list of Parks & Recreation new project and staff recommended project increase requests received.

**McAllister Park Scope** – Committee members from District 8 asked when the earliest staff is can provide a project scope for McAllister Park. A summary of potential improvements for McAllister Park are denoted below. Preliminary rough estimates by staff indicate that the requested improvements as presented would have a collective cost of up to \$5 million. Funds in the total amount of \$2 million are currently being recommended.

Project Name	District	Initial Scope
McAllister Park	10	Continued park rehabilitation and general improvements to potentially include recommendations made by Friends of McAllister Park in coordination with the City's Parks & Recreation and Transportation & Capital Improvements Departments.

**Staff Recommended Parks & Recreation Project List** - Committee member Melanie Tawil (District 7) requested a list of projects by district with a total dollar amount for each district. Attachment B includes a list of staff recommended Parks & Recreation projects with a total dollar amount for each district.

**Five Diamonds Little League** – Committee member Ron Haze (District 3) asked if Five Diamonds Little League could use money from World Heritage. The answer is, yes, it is likely that funds that

funds from World Heritage Park & Land Acquisition can be used for the improvements to Stinson 5 Diamonds Little League since it is located within Stinson Park. While the Five Diamonds Little League is technically located in Stinson Park along the South Flores side of the park, the intended use of the funding was for enhancements and visual improvements along the Roosevelt Avenue corridor.

**Skate Park** – Committee member Rosa Wilson (District 2) asked if City can provide an estimate on what is the cost to build a skate park and provide it to the committee. The design and construction costs related to skate parks is highly variable depending on size and complexity of the skate area. Based on recommendations made during the Citizens to be Heard, staff reviewed the two recommended Houston area examples, Greenspoint and Lee & Joe Jamail Parks. Greenspoint (also known as Dylan’s Park) in Spring, Texas was estimated to have had 70,000+ square feet of skate area with an overall project cost of \$6.7 million. It was completed in 2014. The Lee & Joe Jamail Park in Downtown Houston is estimated to be approximately 25,000 square feet of skate area and had a projected cost of \$3.0 million in 2008. These would both considered large scale skate parks. In comparison, the largest skate park currently in San Antonio’s park system park is approximately 15,000 square feet of skate area and resides at Pearsall Park. This skate facility, which was part of a much larger park improvement, opened in June 2016 with an estimated project cost of \$1.3 million.

**Project Cost Estimates** – Committee member Phoebe Gonzalez (District 5) asked how the staff arrived at the costs per project and requested a list of those costs. There are a number of factors that were considered during the allocation of funds for the various staff recommended parks and recreation projects. Factors such as park size/classification, popularity/usage, desired scope, unfinished initiatives/phasing, SA Tomorrow Plan, leveraging funds, available budget and rough proportionality all played a role in determining how much funds could be assigned to each of the proposed parks. Staff has prepared a listing of the most frequently requested park amenities as well as their respective costs for your consideration and/or use as Attachment C.

**Leveraged Funding Parks & Recreation Staff Recommended Projects** – Committee member Melanie Tawil (District 7) requested a list of projects that has raised some type of matching/leveraged funding. Denoted below is a list of leveraged staff recommended parks and recreation projects.

- Capitol Park Little League Baseball Fields
- Classen-Steubing Ranch Park Development
- Hardberger Park
- Hemisfair Civic Park
- Lincoln Park
- Maverick Park (included in Downtown Parks Package)
- Monterrey Park
- San Antonio Botanical Gardens
- San Antonio Zoo Parking Garage (land leverage)
- San Pedro Creek
- UIW Sports Fields in Brooks City Base
- Woodlawn Lake Park

**ATTACHMENTS:**

- Attachment (A) - Parks & Recreation New Project & Staff Recommended Project Increase Requests
- Attachment (B) - Parks & Recreation Project List With Council District Totals
- Attachment (C) - Parks & Recreation Project Costs

# **ATTACHMENT A**

Parks & Recreation New Project and Staff Recommended Project Increase Requests						
Citizen's Name	Project Name	Council District	Staff Recommended 2017 Project	Summary of Comments/Project Scope	Total Requested Amount	Estimated Amount
Frank Fonseca, Former Mayor Ed Garza, Harold Oliver	Old Spanish Trail Soccer Complex	1	No	Improvements to the Old Spanish Trail Soccer Complex to include, but not limited to, field improvements.	\$ 4,961,455	\$ -
Gordon Benjamin	Davis Scott YMCA (Athletic Court Lighting)	2	No	Requested improvements to the outdoor basketball courts to include new lighting for evening sports.	\$ -	\$ 4,500,000
Jefferson Neighborhood Association - Leim Harper	Dawson Park	2	No	General park improvements, to include consideration for underground and overhead lighting, security lighting, gazebos, wifi, and other improvements.	\$ 750,000	\$ -
Cliff Herberg on behalf of the Alamo Area Council of Governments along with Dr. Gail Siller and Julie Noak from Fort Sam Houston ISD Safety Partnership.	John James Park (Access to Cole HS)	2	No	Roadway Improvements within John James Park to better serve park patrons and to provide alternative access to the Fort Sam Houston ISD Campuses. (Included would be a Fort Sam Houston ISD match of \$150,000 for the design fees)	\$ 2,000,000	\$ -
William Harper Jr.	Martin Luther King Plaza	2	No	Requesting over/underground utilities conversion, accent lighting, art, tree scape, wrought iron benches, security lighting, trees etc. at 300 , 400, & 500 Blocks of N. New Braunfels Avenue.	\$ 650,000	\$ -
Gordon Benjamin	Pittman Sullivan Park /Davis Scott YMCA Athletic Court Lighting	2	No	General park improvements to include, but not limited to drainage/landscape improvements to left field area that floods during rain events and prevents proper use of the baseball field	\$ -	\$ 550,000

Parks & Recreation New Project and Staff Recommended Project Increase Requests						
Citizen's Name	Project Name	Council District	Staff Recommended 2017 Project	Summary of Comments/Project Scope	Total Requested Amount	Estimated Amount
Theresa Ybanez, Mission San Jose Neighborhood Assoc. - Robert Anguiano	Phase II YMCA Master Plan	3	No	Phase 2 Improvements to the Mission YMCA to include, but not limited to, swimming pool and sports play fields.	\$ 4,500,000	\$ -
Elaine Ortiz	Stinson Park Five Diamond Parking Lot Paving	3	Yes	Rehabilitation of the 5 Diamonds Little League complex to include, but not limited to, parking lot paving.	\$ -	\$ 550,000
Frederich Magee	Rainbow Hills (Gymnasium)	4	No	General park improvements to include, but not limited to, the addition of a gymnasium to the Jean Yates Community Center. Rainbow Hills park is a staff recommended project but the gymnasium is not.	\$ 3,250,000	\$ -
Pete Peterson and Bill Altman	Normoyle Park Sr. Softball League	5	No	Improvements to, and expansion of, the existing park/ball field facilities to accommodate the San Antonio Senior Softball League.	\$ 3,000,000	\$ -
Maria Victoria Alonso Arroyo, Alexander Savelieve, Maria Alviso, Chloe Castillon, Roxanne Chung, Emmanuel De La Cruz	District 6 Gated Skate Park	6	No	Development of a gated skate park. (Reference made to existing parks located in downtown Houston and in Spring, TX.)	\$ -	\$ 4,000,000
Lydia Evans, Margarita Benavides and Fran Strawnhun	Piper Meadows Homeowners Association - New Park	6	No	Development of a New Park.	-	\$ 1,500,000

Parks & Recreation New Project and Staff Recommended Project Increase Requests						
Citizen's Name	Project Name	Council District	Staff Recommended 2017 Project	Summary of Comments/Project Scope	Total Requested Amount	Estimated Amount
Bianca Maldonado	Monticello Park	7	No	General park improvements to include, but not limited to, rehabilitation of the park's walking trail and completion of the gazebo.	\$ -	\$ 400,000

# **ATTACHMENT B**

STAFF RECOMMENDED  
 2017 - 2022 BOND PARKS RECREATION PROJECTS

## Summary of Projects by Council District

Council District	No. Projects	Total Amount
1	8	\$ 34,850,000
2	6	\$ 23,575,000
3	7	\$ 7,050,000
4	8	\$ 5,770,000
5	4	\$ 4,150,000
6	7	\$ 3,200,000
7	5	\$ 12,264,000
8	3	\$ 1,300,000
9	2	\$ 9,150,000
10	7	\$ 5,400,000
Public Art	1	\$ 1,152,000

## Parks & Recreation

Project Name	CD	\$ Amount
Beacon Hill Linear Park	1	\$ 300,000
Brackenridge Park	1	\$ 3,875,000
Downtown Park Package (Columbus, Maverick, Milam and Travis Parks)	1	\$ 1,500,000
Hemisfair Civic Park	1	\$ 21,000,000
La Villita	1	\$ 1,250,000
McFarlin Tennis Center at San Pedro Park	1	\$ 225,000
San Pedro Creek	1	\$ 4,900,000
San Pedro Springs Park	1	\$ 1,800,000
Brackenridge Park	2	\$ 3,875,000
Lincoln Park	2	\$ 1,000,000
Lockwood & Dignowity Parks	2	\$ 3,100,000
Martin Luther King Park	2	\$ 3,100,000
San Antonio Botanical Gardens	2	\$ 7,000,000
Zoo Parking Garage	2	\$ 5,500,000
Harlandale Park	3	\$ 250,000
Jupe Manor Neighborhood Park	3	\$ 400,000
Kingsborough Park	3	\$ 400,000
Southside Lions Park	3	\$ 500,000
UIW Sports Fields at Brooks City Base	3	\$ 2,800,000
Villa Coronado Park	3	\$ 200,000
World Heritage Park & Land Acquisition	3	\$ 2,500,000
Caracol Creek Park	4	\$ 400,000
Lackland Terrace Park	4	\$ 300,000



STAFF RECOMMENDED  
 2017 - 2022 BOND PARKS RECREATION PROJECTS

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8	3	\$ 1,300,000
9	2	\$ 9,150,000
10	7	\$ 5,400,000
Public Art	1	\$ 1,152,000

## Parks & Recreation

Project Name	CD	\$ Amount
Millers Pond Park	4	\$ 500,000
Palo Alto Park	4	\$ 400,000
Pearsall Park	4	\$ 3,000,000
Rainbow Hills Park	4	\$ 600,000
Spicewood Park	4	\$ 300,000
Stablewood Farms Park	4	\$ 270,000
District 5 Parks Package (Benavides, Collins Gardens, Kennedy and Vidaurri Parks)	5	\$ 1,000,000
Elmendorf Lake Park	5	\$ 2,000,000
Monterrey Park	5, 7	\$ 237,500
Normoyle Park	5	\$ 650,000
Rosedale Park	5	\$ 500,000
Cuellar Park	6	\$ 400,000
Culebra Creek Park	6	\$ 400,000
District 6 Parks Package (Levi Strauss, Meadowcliff, and Westwood Village Parks)	6	\$ 900,000
New Territories Park	6	\$ 400,000
North San Antonio Hills Park	6	\$ 300,000
Oscar Perez Park	6	\$ 400,000
Tom Slick Creek Park	6	\$ 400,000
Crystal Hills Park	7	\$ 500,000
District 7 Parks Package (Gilbert Garza and Jane Dubel Parks)	7	\$ 500,000
Monterrey Park	7, 5	\$ 237,500
Nani Falcone Park	7	\$ 300,000
O.P. Schnabel Park & Land Acquisition	7	\$ 7,964,000

STAFF RECOMMENDED  
 2017 - 2022 BOND PARKS RECREATION PROJECTS

## Summary of Projects by Council District

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2	6	\$ 23,575,000
3	7	\$ 7,050,000
4	8	\$ 5,770,000
5	4	\$ 4,150,000
6	7	\$ 3,200,000
7	5	\$ 12,264,000
8	3	\$ 1,300,000
9	2	\$ 9,150,000
10	7	\$ 5,400,000
Public Art	1	\$ 1,152,000

## Parks & Recreation

Project Name	CD	\$ Amount
Woodlawn Lake Park	7	\$ 3,000,000
Denman Estate Park	8	\$ 400,000
District 8 Park Land Acquisition	8	\$ 500,000
Fox Park	8	\$ 400,000
Hardberger Park	8, 9	\$ 3,750,000
Classen - Steubing Ranch Park Development	9	\$ 5,150,000
Classen – Steubing Ranch Park Property Acquisition	9	\$ 4,000,000
Hardberger Park	9, 8	\$ 3,750,000
Capitol Little League Baseball Fields	10	\$ 2,000,000
Comanche Lookout Park	10	\$ 400,000
Friesenhahn Park	10	\$ 400,000
Haskin Park	10	\$ 300,000
Mud Creek Park	10	\$ 400,000
Perrin Homestead	10	\$ 1,500,000
Raintree Park	10	\$ 400,000
Public Art	CW	\$ 1,152,000

# **ATTACHMENT C**

**City of San Antonio  
Estimated Park Amenity Costs**

	Amenity/Scope of Work	Estimated Amenity Cost		General Comments
		Low	High	
1	Small Picnic Pavilion (18ft - 24ft Dia.) (10x20 - 20x30)	\$100,000	\$200,000	Steel Structures with slab
2	Large Picnic Pavilion (26ft - 40ft Dia.) (30x30 - 60x40)	\$200,000	\$400,000	Steel Structure with slab
3	Fabric Shade Structure, small (20x20)	\$45,000	\$60,000	Can be coupled with other improvements (playgrounds, picnic units, etc.)
4	Fabric Shade Structure, large (60x40)	\$120,000	\$150,000	Can be coupled with other improvements (playgrounds, picnic units, etc.)
5	Small Playground	\$125,000	\$175,000	
6	Large Playground	\$200,000	\$1,000,000	Size can vary greatly, theme and height of structure can add cost.
7	Small Dog Park	\$150,000	\$300,000	
8	Large Dog Park	\$300,000	\$500,000	
9	Dog Run	\$50,000	\$150,000	Typically constitutes fence and path of travel only, no utilities or equipment
10	Skate Park	\$300,000	\$1,300,000	Size and skill level can vary greatly
11	Skate Plaza	\$125,000	\$300,000	
12	1 Mile of Trail (8ft wide, concrete)	\$500,000	\$1,000,000	Cost varies greatly based on soil conditions, native vegetation and flood potential
13	LED Trail Lighting, 1 Mile	\$200,000	\$450,000	
14	Parking Lot with Entry Drive (20 spaces)	\$125,000	\$200,000	
15	Typical Picnic Unit (slab, table, trash can pair, grill)	\$8,000	\$12,000	
16	Small Exercise stations (slab and 3-4 apparatuses)	\$15,000	\$25,000	
17	Large Exercise stations (slab and 6-8 apparatuses)	\$30,000	\$60,000	
18	Small Splash Pad	\$300,000	\$500,000	Access to utility infrastructure can vary greatly
19	Large Splash Pad	\$500,000	\$1,500,000	Access to utility infrastructure can vary greatly
20	Restroom Building (2 & 2)	\$300,000	\$450,000	Cost varies greatly on availability of utilities
21	Unisex Restroom Building	\$150,000	\$300,000	Cost varies greatly on availability of utilities
22	Portable Restroom Enclosure w/slab	\$20,000	\$30,000	
23	Basketball Court	\$150,000	\$200,000	
24	Basketball Court (lighted, fenced)	\$175,000	\$300,000	
25	Basketball Court (lighted, with fabric shade cover)	\$275,000	\$400,000	
26	Basketball Court (lighted, with metal shade cover)	\$425,000	\$600,000	
27	Tennis Court	\$150,000	\$200,000	
28	1000 SY of Sod Landscape with Temp. Irrigation	\$12,000	\$30,000	
29	10 Trees with Irrigation (2"-3" cal.)	\$10,000	\$25,000	Cost varies greatly on availability of water utility
30	Soccer Field w/Irrigation	\$100,000	\$150,000	Cost varies greatly on availability of water utility
31	Lighting for Soccer Field	\$150,000	\$250,000	
32	Baseball Field w/Irrigation	\$175,000	\$300,000	Cost varies greatly on availability of water utility
33	Lighting for Baseball Field	\$200,000	\$300,000	
34	Drinking Fountain	\$12,000	\$50,000	Cost varies greatly on availability of and proximity to water utility
35	Bench	\$2,000	\$5,000	Includes slab
36	Trash Can Set	\$1,000	\$1,500	
37	Bike Rack	\$1,500	\$3,000	Includes slab
38	Park Entry Monument	\$50,000	\$500,000	Custom design. Size, materials, amenities can vary greatly
39	100 ft. of Post & Cable	\$2,500	\$5,000	
40	100 ft. of Chain Link Fencing, 8ft. High	\$5,000	\$10,000	Cost varies greatly due to terrain, access, etc. Amount per ft. goes down as length of fence increases.

\* All costs indicated are for typical installations and are considered to be all inclusive. If numerous amenities are grouped together, savings can be realized due to economies of scale with design, construction overhead, etc. Extremes above or below these costs can occur in special circumstances.

\*\* Prior to selecting new improvements for a Park, an assessment of existing conditions must happen to address Code related deficiencies and potential Accessibility issues. These items would have to be addressed in conjunction with the new improvements.

Typically, other due-diligence services are required as part of an improvement project and can sometimes add significant costs outside of general design and construction. These services include, but are not limited to, environmental assessments, geo-assessments, surveying, platting, floodplain assessments, water pollution abatement plans, etc.