

The Parks and Recreation Department in cooperation with the Watershed Protection Department has been directed via Resolution 20130926-077 to consider options for the use of Watershed Protection property 401 West St. John's with the goal of utilizing the space to fill the greatest community need and also allow flexibility in the use of the site.

Considerations

In bringing forward a recommendation, the Departments considered the following key elements:

Urban Park Implementation Plan

In 2009, the Austin City Council passed a resolution with the goal that all residents living in the urban core live within a (¼) quarter mile of a publicly accessible and child friendly park. Council also adopted a similar (½) half mile goal for residents outside the urban core. Furthermore, in 2009 City Council set a vision for becoming the most family friendly city in the country, and added family friendly to its four citywide strategic priorities. The Parks and Recreation Department created an implementation plan commonly known as the Urban Park Implementation Plan as a strategic component to reaching Council's goal. The execution of this plan will require in upwards of \$114 million (in today's dollars) and multiple bond cycles to complete.

Parks and Recreation Department Long Range Plan 2011-2016

The goal of the Park and Recreation Department Long Range Plan 2011-2016 (Plan) is to provide for future growth and development of Austin's parks and recreation system. The Plan responds to citizens needs for parks, trails, programs, preservation, park standards, best management practices, land stewardship and national/departmental standards.

A needs assessment was conducted as part of the Plan development and consisted of two approaches: a demand-based survey (gathering information from public input meetings and existing plans) and a resource-based analysis (analysis of natural resources and assets).

Interestingly, the needs assessment produced differing outcomes with regards to community needs and desires. Over-all assessment results suggested:

- administering services that address developing sports trends such as kickball
- develop new athletic leagues
- the need for youth baseball/softball fields was rated among the top 20 priorities

Needs assessment results for central Austin and the review of the Brentwood/Highland Combined Neighborhood plan suggested:

- moving the University Hills Optimist to create a park
- Ensure there is adequate lighted sports fields in or near the neighborhood

Athletic Field for Youth Recreation

In 2010, the Austin City Council repealed Resolution 861211-19 and amended city code Chapter 8-1 relating to the use of athletic fields for youth recreation. In this process Council expressed support for

- providing organized recreational opportunities for the youth of Austin as an essential part of the health of Austin's future citizenry;
- developing a cooperative relationship with youth sports organizations to provide recreational opportunities for youth of Austin on private and public fields; and
- the need to coordinate with youth sports organization in an even handed manner and to balance the use of city athletic fields for youth programs with other needs of the city

Brentwood/Highland Neighborhood Plan

In 2004, City Council adopted an amended Brentwood/Highland Neighborhood Plan which among many recommendations, included recommendations to:

- preserve and enhance existing parks, green spaces and recreation facilities and add new parks and green space to ensure that all residential areas of the neighborhood have a park or green space nearby, and
- improve drainage along neighborhood creeks and streets, and using natural materials prevent erosion
- Develop a public park in the Highland Neighborhood
- Develop the city owned land at the intersection of St. John's and Northcrest into a public park

University Hills Optimist Club Historical Perspective

Beginning in the late 1960's, City Council expressed support for the University Hill's Optimist Club (UHO) to utilize the property at 401 West St. John's for sports via council action requiring UHO to comply with existing City Council Resolution "Regarding Junior Baseball Fields on City Land," as approved by the City Council October 6, 1966. Evidence of continued support includes various council actions and building permit approvals for the construction of a sports complex dating back to 1970 and continuing through the early 1990s. Currently, UHO is a youth sports provider partner with the Austin Parks and Recreation Department who is subject to annual agreement terms and conditions.

Park Design Parameters

The Parks and Recreation Department has specific standards for park development and makes recommendations with regards to amenities in accordance with the established standards, property topography, and community needs. The Department's Long Range Plan is the guide that influences development options along with stakeholder input.

Storm Water Management

Resolution 20130926-077 directed staff and stakeholders to consider four options for the future use of 401 W. St. John's:

- Use entire tract for stormwater management (SWM);
- Use entire tract as a park including SWM and relocating UHO sports;
- Reconfiguring the site to allow both public park uses, a stormwater pond and continued youth sports activities;
- Maintaining the site in its current use and configuration with modifications necessary to include a stormwater pond.

Following three stakeholder meetings, Watershed Protection recommends that Option 3 be adopted. From a Watershed perspective, Option 3 would include the previously proposed Water Quality biofiltration pond. In order to satisfy neighborhood concerns about aesthetics, the pond footprint would need to be expanded by about 25% in order to minimize vertical walls and restrictive fencing, allowing for vegetated side slopes with less severe fencing.

Stakeholder Input

The Parks and Recreation Department and Watershed Protection Department utilized the services of City of Austin employee Larry Schooler, Mediator/Facilitator/Community Engagement Consultant to facilitate (3) three community meetings hosted on the following dates:

- November 14, 2013
- December 4, 2013
- January 28, 2014

Additionally, there was a healthy and informative conversation on SpeakUp Austin about the 401 West St. John's Avenue tract. While SpeakUP Austin is an informative tool, it is important to note it lacks the required control mechanisms to be considered a scientifically valid survey tool. Individuals who chose to utilize SpeakUp Austin were provided the following options from which to choose:

- Use the entire tract as a park, including a stormwater management pond and relocate University Hills Optimist sports (138 votes)
- Reconfigure the site to allow both public park uses, a stormwater pond and continued youth sports activities (59 votes)
- Maintain the site in its current use and configuration with modifications necessary to include a stormwater pond (5 votes)
- Continue leasing as-is. If stormwater improvements are required than cut other spending in the budget to pay for it (5 votes)

- Use the entire tract for stormwater management (5 votes)

The sentiments expressed during the online discussion forum were as followed:

- The vast majority of participants supported the options to use the tract as a public park while including a storm water management pond and relocate University Hills Optimist
- Whether or not to relocate the University Hills Optimist (UHO) was where most participants differed. Many participants supported the mission of the UHO and wished for their continued success, while at the same time favoring an open park that “can be enjoyed by all”.
- Plans to keep the site “as-is” or use all the land for a storm water pond were least supported.

The similar sentiments expressed during the community meetings were reflective or similar to that of the online forum.

It is important to ensure the true sentiments of the two prominent stakeholder groups, Highland Neighborhood Association and University Hills Optimist Club are articulated accurately. As such two (2) separate final meetings were hosted with representatives from each of the key stakeholder groups. The text below has been authored by representatives of the individual stakeholder groups and is, for the most part, unedited.

Highland Neighborhood (Meeting date February 18, 2014)

Highland is excited that PARD has recommended a neighborhood park at 401 W. St Johns, and is very grateful to Kim McNeeley, Cheryl Bolin, and all the members of PARD and Watershed for their hard work in preparing this recommendation.

Highland is very pleased with the recommended amendments to the storm water pond. The laid back, vegetated slopes, and the fencing options this allows will create a storm water structure that will not detract from the park and neighborhood aesthetics. We are very grateful to Mike Kelly and Watershed for their time and effort in modifying the storm water pond plans and considering Highland's input.

Highland Neighborhood Association (HNA) and its park committee have worked diligently to find a win-win solution in which all of UHO's programs can continue together on another site, and 401 W. St. Johns can be developed into a park to serve Highland's residents. Highland is committed to ensuring that every UHO participant has a place to play, and Highland has walkable access to a park and community gathering space large enough to serve its 4500 residents. This site is uniquely situated in the center Highland, making it ideal to serve as a community gathering place where residents can form the social ties that create stronger, safer communities. There are relocation options that keep UHOs programs together under another sports organization, and options that separate their programs between 2 sites, but allow UHO to keep their name. While UHO has options for other places to play, Highland has no other site options for a neighborhood park. A solution in which the majority of Highland's only open space can not have amenities, and is either paved or prioritized for UHO use is not a win for Highland or the City of Austin, which ranks poorly on a national level in terms of park access.

The possibilities for the future of this site are limited by topography, its small size compared to other

Austin parks, and the need for a storm water management pond. Based on median Austin park size (10 acres) and national recommendations for a neighborhood park (minimum 5-10 acres, more in densely populated neighborhoods), the approximately 6 acres remaining after Watershed's pond will just meet the needs of our 4500 residents, including 700 children. All other YSO's using public land are on much larger green spaces, mainly district and municipal parks. The residents of Highland look at the parks around us, Brentwood's 9 acre park, St. Johns 18 acre Buttermilk green belt, Bartholomew Park's 57 acre district park, and have great difficulty understanding how PARD can recommend this 7 acre property fill 3 uses, storm water management, park, sports programs, and the 75 parking spaces the sports fields require, when Highland is identified as park deficient in the PARD Gap Analysis, and our only open space is a ½ acre traffic triangle, landscaped with a neighborhood grant and not maintained by PARD.

The future of 401 W. St Johns should make the best use of this site and fill the greatest community need. Highland recognizes the need for the youth sports programs UHO provides. While the need for sports programming can be filled at several other locations, Highland's need for a park can ONLY be filled at 401 W. St. Johns. UHO does not serve the residents of Highland neighborhood and the fields are accessed almost exclusively by car. According to PARD documents the fields, fences, and parking lot are all in need of repair or replacement. Combining sports programs on existing fields allows the scarce and finite open space in the urban core to serve the greatest number of people. Relocating UHO's programs to build a neighborhood park on this site would fill the greatest community need by providing a park for Highland AND continuing to offer youth sports programs to all of the UHO participants.

Considerations of community need include:

- 1% open space in Highland and North Central Austin compared to the 5% in Central Austin
- Highland is identified in the PARD Gap Analysis as deficient in adequate parkland
- Despite the lack of open space in Highland and North Central Austin, there are two sets of private youth sports fields within 1 mile of 401 W. St Johns- the Lions Club Soccer Fields and North Austin Optimists 16 acre baseball and football fields
- Imagine Austin projects Highland's density will increase 100% by 2030 due to a large amount of high density development, increasing the need for open space
- 99% of UHO's 406 participants are not from Highland, and a substantial number are not COA residents, therefore participants do not need to be on this particular site
- Multiple relocation options exist for all UHO programs, filling the needs of UHO's participants
 - Options that allow UHO to keep its name with programs separated between 2 sites
 - Options that allow all UHO programs to stay together under another YSO
- UHO has stated their program is half the size it was 10 years ago
- The disrepair of all field fencing, facilities, and the parking lot requires significant investment in UHO fields for them to continue on this site per to PARD documents

City goals and policies supporting a neighborhood park on this site include:

- 2003 Brentwood/Highland Neighborhood Plan, adopted by City Council May 13, 2004 recommends developing a public park at 401 W. St Johns
- Central Austin Public Input Meetings for PARD's Long Range Plan voted relocating the University Hills Optimists to create more park opportunity among top five votes
- Austin Pedestrian Advisory Council recommends this site be focused on providing amenities to pedestrians accessing the site from the neighborhood, Highland train station, Crestview train station, North Lamar (the heaviest transit corridor in Austin)
- Austin Urban Parks Workgroup Report

- Identifies North Central Austin as one of the areas for initial park infill
- Highland fits ALL criteria of priority matrix for park infill as defined in Workgroup report- neighborhood density, low income residents, accessibility, location relative to transit corridors (higher priority), high obesity, and transit-dependant areas
- To lower the cost of acquiring new parkland, the Workgroup recommends the City aggressively target under-utilized public land for transformation into parks
- States “it is on a neighborhood level that we can most clearly see parks vital role in terms of health, community, and economic development
- Imagine Austin
 - Numerous policies regarding parks as community gathering spaces, play areas for children, leisure for all ages, especially within activity centers, dense communities, and redevelopment areas
 - Growth Map shows Highland neighborhood as Town Center and Regional Center with highest density and tallest buildings, and Highland includes the Highland and Justin/Lamar Transit Oriented Developments, Airport Redevelopment, and Highland ACC
- City Council Policy
 - All residents in urban core live within ¼ mile walking distance of park
 - Family Friendly among top 4 priorities, and parks play an essential role in attracting and retaining families according to the Urban Parks Report

Highland respectfully disagrees with the PARD assessment of available park land contained within this report. The layout and topography greatly dictate what features can go on the site and how much parkland is available. There is only one strip of trees on the property, and consideration of park design would dictate that this strip of natural shade be the heart of the park. To do this the kickball fields must be relocated to the northwestern side of the property. This is not possible if the 1.3 acre soccer field remains.

Highland has consistently supported UHO relocation to create a park. The 2003 Highland neighborhood plan recommends a park on this site. When Watershed approached HNA regarding UHO relocation to create a storm water structure 8 years ago, HNA voted in favor of UHO relocation, and to develop a park on the remaining land after the pond was built. There have been 3 HNA votes in the last 8 years supporting UHO relocation for a park. In the December community meeting, PARD presented an initial recommendation in which over half of available parkland remained UHO priority use fields which was strongly opposed by Highland residents. On the Speakup Austin forum UHO relocation was heavily favored over sharing, 138 to 59. The recommendation to keep kickball, T Ball, Coach Pitch, and soccer on site once again dedicates the majority of the property to UHO fields and parking, against the expressed wishes of the neighborhood residents.

While Highland believes the best use of this space is solely as a neighborhood park, as supported by multiple City policies, we are open to the kickball program continuing on the northwestern side of the property, using collapsible fences on top of a multi-use field. Considering that there are relocation options for kickball and the small size of this property, we feel that this is a generous compromise which will keep 80% of UHO's programming at 401 W. St Johns. Moving the field location will allow the park to be designed around the only strip of natural shade. Using collapsible fences will allow the kickball fields to be a part of a multi-use field, open to the neighborhood when not used by UHO, and keep fences from negatively impacting the natural environment and shutting out the community from 1 acre of this small site.

Highland is opposed to PARD's recommendation that soccer remain on site due to the small number of participants it serves and the large amount of space the field and parking require. While the soccer field would be open when not used by UHO, it would eliminate flexibility in design. To forgo amenities on the 1.3 acre soccer field, pave 25 parking places, cause serious design constraints, and give priority use to a program that had 26 participants last year, serves the needs of very few at the expense of the 4500 residents in Highland. Highland therefore recommends that soccer be relocated.

Highland respects the history that UHO has on this site, and the years that they have spent serving the youth of Austin. In recognition of University Hills Optimists and Mr. Reznicek's contribution to the youth of Austin, we recommend that the multi-use field at 401 W. St. Johns be named for Mr. Edward Reznicek.

In light of City policy and goals and the available relocation options, the included recommendation by PARD does not balance the needs of youth sports with the needs of the city, and instead prioritizes the wants of UHO's board and 406 participants over the needs of Highland's 4500 residents. Highland recommends that UHO be relocated, either in entirety, or with baseball and soccer relocated and kickball remaining on multi-use fields with collapsible fencing, so that, after the creation of the storm water pond, the remaining property at 401 West St. Johns can be dedicated to a neighborhood park.

University Hills Optimist Club (Meeting date February 20, 2014)

UHO understands Highland Neighborhood Association's desire for a family park located at 401 W St Johns. UHO believes that a shared use facility as recommended in this report is a win-win for both organizations. The City recommendation recognizes the need for a reconfiguration for both unorganized community activities and youth sports which help the wellbeing of our families and youth by developing healthy minds and bodies.

Youth sports teach youth the importance of team play and that working together for success is a goal which will assist them in later life. Team sports keeps youth active and less prone to get involved in undesirable activities.

Reconfiguration of 401 W St Johns

During the February 20, 2014 meeting, there was a comment to the effect that future redevelopment of the site would likely consider moving the Kickball fields to the NW corner of the property. UHO has studied this concept and believes that such a move would work best for all parties. UHO therefore offers an alternative configuration which would provide one contiguous **sports field area** which could be configured as a soccer field, two Kickball fields and a baseball/softball field **with more open feeling space than this report suggest**. Also **some of** the existing fences could be utilized hence minimize the demolition and renovation costs. We understand that this configuration would be a shared use of the facility.

As stated throughout this process, a shared use of the 401 West St Johns property has been supported by UHO in accordance with the YSO agreement.

Relocation of UHO Baseball to Bartholomew

The idea presented herein by PARD that the older Boys Baseball could merge with the program at Delwood might be workable, so long as the group relocated would be ages 13 and above. We appreciate that these recommendations respect the need to have UHO's baseball, kickball and soccer programs to remain together at 401 W St Johns.

We believe that it is important for families with players through the age of 12 be able to play at the same location thus eliminating the need for the various family members being split between two different sports complexes.

Recognition of UHO's 43 years of service to the City of Austin.

UHO appreciates the recommendation that one or more of the fields be shown as "Reznicek Field". We do request that a plaque be placed at an appropriate location which recognizes the dedicated efforts of The Members of The Optimist Club of University Hills, players, families and civic minded citizens of Austin who planned, built and maintained the facilities for the Youth of Austin and local community. Such plaque includes an aerial relief photo of the site as it exists today. UHO would like to provide additional script information related to the development of the PARK.

Proposed Staff Use Recommendations:

Based upon the above summarized considerations, the Parks and Recreation Department and Watershed Protection Department offer the following **immediate recommendations** for consideration. **The immediate recommendations are made in consideration of both the recognized needs and resources estimated to be available in the immediate future to implement the immediate recommendations.**

It is important to note, these immediate recommendations are made with the heightened awareness that funding for redevelopment of this property does not currently exist and the Park and Recreation Department's ability to allocate funding necessary to development is limited. Essentially, in the foreseeable immediate future, the park will remain in its current amenity free state, minus fencing barriers for a considerable amount of time.

The semi-secluded location of this property makes it vulnerable to undesirable activity. The immediate recommendations are not only an attempt to balance the community's competing needs, but to also guard against potential undesirable activity within the neighborhood park. It has been the professional experience of the Parks and Recreation staff that one means of deterring undesirable activity is to schedule activity in the park. The immediate recommendations provide regular activity as the neighborhood works with the Department to develop the park. The implementation of the immediate recommendations is not intended to supersede any future master planning decisions for a future reconfiguration of the site.

- Maintain in perpetuity a storm water management pond to be built in the current footprint, next to the channel to receive the water, expanding as necessary to achieve a configuration in keeping with the desire to minimize or limit vertical walls and restrictive fences;
- To the extent possible, utilize natural barriers and aesthetically pleasing fence material to ensure public access is limited and patrons are safe;

- Current records reflect that 80% of the University Hills Optimist (UHO) program is kickball. The other 20% of youth sports programming offered by UHO also is comprised of soccer and baseball programs. Therefore, it is possible to create a park to serve the majority of youth sports programming and provide a public park.
 - As per the immediate recommendations, maintain the two 125 feet lighted fields and bleachers currently located on the Southeast corner of the property. These two fields meet the regulation size for kickball, T-ball, and Coach Pitch leagues and have the capacity to accommodate 26 teams per league season including practice times. The two fields and associated bleachers utilize approximately 1 acre of the total property. This recommendation will allow UHO to offer:
 - Kickball (serving female youth ages 4-18)
 - T-ball Shetland League (serving youth ages 4-6) and
 - Coach pitch Pinto League (serving youth ages 7-9)
 - As per the immediate recommendation remove the three baseball fields including all the fencing, bleachers and lighting located in northern half of the property. Retain the Northeast side of the property as open space sufficient to accommodate a U14 65 yards x 100 yard regulation soccer field which will utilize approximately 1.3 acres of the property. A soccer field has the trait to be mobile; allowing its disappearance when there is no season and does not require any type of fencing eliminating the feeling of being “shut out” from the park space provided to the community. This one soccer field will have the capacity to accommodate 15 soccer teams per league season and can accommodate youth 14 years of age and younger. The soccer seasons typically play from mid-February through May and mid-August through November. When not utilized for soccer games/practice, this space would remain open for public use with or without painted field lines.

The immediate recommendations take into account recent population census data that indicates the population in zip code area 78752 (inclusive of the Highland Neighborhood Association) is comprised of the following youth population:

- 1,223 youth under the age of 5 and estimated 7% increase from the last census period
- 1,113 youth between the ages of 5 and 9 and estimated 6.5% increase from the last census period
- 1,020 youth between the ages of 10 and 14 an estimated 5.9% increase from the last census period

The immediate recommendations provide field space for organize youth sports tailored to the age group that has demonstrated recent growth in the zip code area.

- The park includes a two story structure that has traditionally been used for concessions, restrooms, and storage. A building permit and Certification of Occupancy was received

during and at completion of construction. The immediate recommendation is to renovate the structure to allow use by both the community and UHO for concessions, restrooms, meeting room, special events, or other accommodations desired. It is recommended that the future status of the building be determine by the customary park master planning process.

- Relocate UHO’s baseball program offered to the youth ages 10 and above (typically middle school and high school youth) to Delwood Sports Complex located in Bartholomew Park. The Delwood Sports Complex has adequate field space and resources to meet the youth’s needs.
- Because the centrally located large baseball field is currently named after Edward Reznicek for his advocacy in the development of youth sports, in recognition of his contributions, it is recommended to rename the two 125 feet lighted fields located on the Southeast corner of the property as Reznicek Fields. The rename is recommended because the large baseball field will cease to exist if this recommendation is accepted.
- Provide adequate parking and access points to ensure vehicle, pedestrian, and bicycle traffic patterns ensure maximum access and safety of park patrons.

The property is estimated to be 7.464 acres of land. The proposed recommendations will require the following space usage:

● Storm water management structure	1 acre
● Parking	.5 acre
● Two kickball fields and associated bleachers (as described above)	1 acre
● Current building	.3 acres
● Shared use soccer field space	1.3 acres
● Open park space	3.364 acres

It is important to note, when the sports fields are not in use, the will remain open for public access. Because the soccer field will not have a fenced boundary, when it is not is use, it will provide 4.664 acres of open park space.

Actions Necessary to Implement

Upon PARD’s ownership of the land, the Park Development Process serves as a guideline for phased park development. While the levels of development serve as targets for typical development, the timing, technique and procedures for accomplishing each level of development may vary significantly depending upon available funding, constituent preferences, natural characteristics of the park or the necessary amenities.

Acquisition/Land Type Distinction

The Parks and Recreation Department and Watershed Protection Department recommend the property at 401 West St. John's be utilized as a park provided a storm water management component be incorporated into the development and remain in perpetuity. Additionally, the Departments recommend allowances for flexibility regarding the storm water structure type and size should future conditions dictate a change in management requirements.

In order to develop the land as a park, it is recommended the Watershed Protection Department transfer only the portion of the property at 401 West St. John's to the Parks and Recreation Department and retain the portion necessary to construct the storm water management system. The Watershed Protection Department is prepared to officially give the non-storm water management portion of the land to the Parks and Recreation Department via an inter-department transfer. The Parks and Recreation Department is prepared to accept the land as park land.

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| • Timeline for inter-departmental transfer | 6 to 9 months |
| • Cost | No Cost |

Park Development Process

The Departments recommend the immediate removal of barriers that minimize the ability to enjoy open space, repair of structures recommended to remain on site for the execution of youth sports programming, a renewal of the youth sports provider agreement to be amended to include only those recommended youth sports and the refurbishing of the park to meet Level III maintenance standards, which include, but are not limited to, mowing at least once every 14 to 21 days, control weeds to less than 20% of turf surface, trash cans emptied two to three times per week, graffiti inspections completed weekly and if discovered removed within 24 hours, restrooms serviced every 2 to 3 days and park inspections completed weekly to determine safety hazards.

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| • Timeline | To begin July, 2014 |
| • Cost | \$20,000 demolition and initial refurbishing of open park space
\$12,525 annually* |

*This is an unfunded recommendation. The Department will need to request funding from Council via the standard budget process to appropriate resources to complete demolition and maintain the park as recommended

Initiate Park Development Process as appropriate for a Neighborhood Park

A Neighborhood Park is typically located in the center of a single neighborhood or in conjunction with an elementary school or greenway. Access to the parks is typically from collector streets, bike routes and greenways. Neighborhood Parks can range from 2 to 30 acres, typically have a service area of a 1 mile radius and provide basic recreational opportunities close to home. In the case of the property at 401 St. John's, access will also be by vehicle and appropriate parking will need to be considered as a part of the Development Process.

Level I Development includes the creation of a park master plan and construction in the first phase may include picnicking areas, trails, signage and a play scape. Level II Development may include multipurpose fields, playfield equipment, basketball courts, tennis courts, landscaping and irrigation. In the case of the property at 401 St. John's some amenities typical of Level II Development currently exist and restoration or refurbishing of the exiting amenities will need to be taken into consideration during

Level I Development. Finally, Level III Development includes the construction of special interest facilities (recreational facilities, aquatic facilities, skate parks, etc.). The size and scope of the property at 401 St. John's may or may not lend itself to Level III Development.

Funding

It is important to note, at this time, there is no funding allocated for the acquisition or development of the property located at 401 St. John's with the exception of the funding associated with the storm water management structure.

The Parks and Recreation Department will rely on the following funding sources over the course of many years to conduct the various phases of development and ultimately construct the desired amenities. Funding sources to be considered include: 1) 2012 Bond Funding for Land Acquisition, 2) 2018 Bond Funding for park development, and 3) Parkland Dedication (PLD) Funding for park land development. It is important to note, currently, there is no PLD funding available to develop this park, but as private construction continues throughout Austin, this may change in the future.

- Timeline 5 to 10 years
- Cost See chart below

The chart below outlines typical construction and amenity costs and is ***for comparative purposes only***. ***A true cost of development will not be known until a master plan is completed. The cost below does not include acquisition cost as the inter-departmental transfer will not require substantial funding.***

Item Description	Typical Cost
Master Plan	\$100,000
Environmental Controls/Land Survey	\$200,000
Site Preparation (clearing, grading, surface striping)	\$65,000
Playscape	\$250,000
Parking lot (including landscaping, irrigation, curbing, asphalt, approaches)	\$350,000
Large Pavilion (12 tables)	\$205,000
Covered Picnic Area (6 tables)	\$135,000
Dog Run	\$290,000
Total	\$1,595,000

Grant programs are available to citizen groups that wish to support park development through a Community Initiated Park Project. The Parks and Recreation Department has one (1) dedicated staff member to assist community members with Community Initiated Park Projects, however, the grant application process and grant award management is the responsibility of the community.

Relocation Analysis

As directed by Resolution 20130926-077 the Parks and Recreation Department explored complete relocation of UHO youth sports leagues. The following outlines relocation options and the pros/cons associated with each option. It is important to note, there is currently no single property that can accommodate the needs of the UHO program complement; therefore, relocation options, as with the staff recommendation, will require UHO to operate from multiple locations. Of the 18 Youth Sports

Providers the Parks and Recreation Department partners with, 7 organizations currently use multiple sites to provide programming.

Option I- Relocate all baseball and kickball to Bartholomew Park, 5201 Berkman Drive and relocate soccer to Roy G. Guerrero Park , 400 Grove Blvd.

Athletic Fields at Bartholomew consist of 2 softball fields, 3 baseball fields and 1 multipurpose field and are currently utilized by the Delwood Northeast Optimist Youth Sports Provider (Delwood) via the standard Youth Sports Provider Agreement as dictated by city code Chapter 8-1. Upon review of the Delwood baseball participation numbers and the UHO baseball participation numbers the 5 baseball fields can accommodate both baseball programs. It is recommended for the two groups to coexist in the same space each offering their baseball programs simultaneously.

Delwood currently schedules a flag football program that utilizes the single multipurpose field during the same time UHO offers soccer; therefore, UHO soccer will need to relocate soccer to Roy G. Guerrero Park. Although the Montopolis Little League Youth Sports Organization currently operates out of Roy G. Guerrero Park, this organization does not offer a soccer program.

There are inherent challenges and operational inconsistencies with regards to relocation to Option I-

- 1) The Department does not require any other youth sports providers to share space and operate in co-existence with each other because it creates competition.
- 2) Delwood and UHO currently offer baseball programs for the same age groups through differing sanctioning bodies. The philosophies and rules associated with the sanctioning bodies differ. While the expectation is co-existence, this option essentially creates a competition for the same ages of youth at the same facility.
- 3) The Parks and Recreation Department met with Delwood Wednesday, April 9, 2014 to discuss the relocation option. Delwood was open to absorbing the baseball participants and beginning a Delwood soccer program but not open to co-existence of both organizations in the same space.
- 4) Delwood did not support the kickball program and objected to this program being relocated to Bartholomew Park and asked the Department to consider Delwood's needs as a part of the decision making process.
- 5) Relocating kickball to Bartholomew Park will require UHO to purchase temporary fencing to be assembled and disassembled before and after each kickball practice/game (or a series of kickball games) and a storage unit for the fencing. The "daily" assembly/disassembly is considered labor intensive and an unmanageable expectation by the UHO volunteer group.
- 6) If Delwood absorbed baseball under the Delwood Youth Sports Organization, this would dissolve the baseball portion of UHOs historical youth sports programming.
- 7) UHO is not in support of dissolving the baseball portion of the league and hesitant about co-existence.

Option II- Relocate all baseball and kickball to Bartholomew Park, 5201 Berkman Drive and relocate soccer to Gus Garcia Recreation Center, 1201 East Rundberg Lane

The Parks and Recreation Department's Gus Garcia Recreation Center and surrounding park has a single multipurpose field. The Recreation Center currently uses the space for youth sports programming, including a spring, summer and fall youth soccer program for youth ages 3 years to 12 years old. The Parks and Recreation Department recently surveyed community representatives regarding the relocation of UHO to Gus Garcia. The community representatives were receptive to the UHO program relocation and requested the center staff consider partnership opportunities. Follow up conversations regarding the relocation did include the concept of absorbing the existing UHO soccer program, but nothing definitive has been decided.

There are inherent challenges and operational inconsistencies with regards to relocation to Option II-

- 1) Typically, Youth Sports Provider organizations are located within the parks system at locations that do not have Recreation Centers****. This is intentional because the Department does not have resources to offer youth sports programming at locations not associated with Recreation Centers. This allows the Department to "fill the gaps".

****An exception is the fields located on 2215 Riverview Street and 33 Robert T Martinez. These fields are located next to the Lorraine "Grandma" Camacho Activity Center. This center specializes in offering outdoor adventure activities (mountain biking, canoeing, camping, archery, etc.) and does not offer youth sports activities.

- 2) Similar to the coexistence issue stated above, placing the UHO soccer league at a field utilized by the Recreation Center creates competition; something the Department typically tries to avoid.
- 3) Currently the Gus Garcia Recreation Center offers soccer league opportunities at a substantially lower registration fee than UHO.
- 4) The Gus Garcia Recreation Center must balance league play with public access. Adding the field usage of a partner organization in addition to the existing youth sports leagues will pose challenges regarding the health of the turf and allowing public access.
- 5) All issues associated with the relocation and coexistence of both Delwood and UHO baseball and UHO kickball at Bartholomew are also applicable to this relocation option.

The Department remains open to discussing partnership options with UHO for the use of Gus Garcia Recreation Center's multipurpose field including but not limited to coexistence with age group parameters for each league to avoid league competition. However, relocating the soccer league to a park with a Recreation Center is inconsistent with the Department's current practice.

Parks and Recreation Board Recommendation

To be filled in following the April 22, 2014 meeting