

**AGENDA—REGULAR MEETING  
REDONDO BEACH RECREATION AND PARKS COMMISSION  
WEDNESDAY, JULY 13, 2011  
REDONDO BEACH CITY COUNCIL CHAMBERS, 415 DIAMOND STREET, 7:00 P.M.**

CALL MEETING TO ORDER  
ROLL CALL  
SALUTE TO THE FLAG

A. PRESENTATIONS/ANNOUNCEMENTS

B. APPROVAL OF ORDER OF AGENDA

C. CONSENT CALENDAR

*Business items, except those formally noticed for public hearing, or those pulled for discussion, are assigned to the Consent Calendar. The Chairperson or any member of the Commission may request that any Consent Calendar item(s) be removed, discussed, and acted upon separately. Items removed from the Consent Calendar will be taken up under the "Excluded Consent Calendar" or "Member Items and Referrals to Staff" sections below. Those items remaining on the Consent Calendar will be approved in one motion following Oral Communications.*

C1. Approve Affidavit of Posting of the Recreation and Parks Commission Meeting of July 13, 2011

C2. Approve Minutes of the Recreation and Parks Commission Meeting of April 13, 2011

C3. Strategic Plan Update

C4. Update on Fiscal Year 2011-12 Budget and Capital Improvement Program

C5. Update on Mole B Master Plan

D. ORAL COMMUNICATIONS

Anyone wishing to address the Recreation and Parks Commission on any Consent Calendar item on the agenda which has not been pulled for discussion may do so at this time. Each speaker will be permitted to speak only once and comments will be limited to a total of three minutes.

E. EXCLUDED CONSENT CALENDAR ITEMS

F. PUBLIC PARTICIPATION ON NON-AGENDA ITEMS

This section is intended to provide members of the public with the opportunity to comment on any subject that does not appear on this agenda for action. This section is limited to 30 minutes. Each speaker will be afforded three minutes to address the Commission. Each speaker will be permitted to speak only once. Written requests, if any, will be considered first under this section.

G. ITEMS CONTINUED FROM PREVIOUS AGENDAS

None.

## H. ITEMS FOR DISCUSSION PRIOR TO ACTION

### H1. Seaside Lagoon Restroom Improvements

Staff recommends that the Recreation and Parks Commission:

Review and discuss the exterior design concept for the Seaside Lagoon Restroom building and provide input to the Planning Commission and the City Council.

CONTACT: Maggie Healy, Acting Recreation and Community Services Director

## I. COMMISSIONER REFERRALS TO STAFF

Referrals to staff are service requests that will be entered in the City's Customer Service Center for action.

## ADJOURNMENT

The next meeting of the Recreation and Parks Commission of the City of Redondo Beach will be held on September 14, 2011 in the City Council Chambers.

It is the intention of the City of Redondo Beach to comply with the Americans with Disabilities Act (ADA) in all respects. If, as an attendee or a participant at this meeting you will need special assistance beyond what is normally provided, the City will attempt to accommodate you in every reasonable manner. Please contact the City Clerk's Office at (310) 318-0656 at least forty-eight (48) hours prior to the meeting to inform us of your particular needs and to determine if accommodation is feasible. Please advise us at that time if you will need accommodations to attend or participate in meetings on a regular basis.

An Agenda Packet is available 24 hours a day at the Redondo Beach Police Department and at [www.redondo.org](http://www.redondo.org) under the City Clerk. Agenda packets are available during Library hours, at the Reference Desk at both the Redondo Beach Main Library and North Branch Library. During City Hall hours, Agenda Packets are also available for review in the Office of the City Clerk.

Any writings or documents provided to a majority of the Recreation and Parks Commission regarding any item on this agenda will be made available for public inspection at the City Clerk's Counter at City Hall located at 415 Diamond Street, Door C, Redondo Beach, California during normal business hours. In addition, such writings and documents will be posted, time permitting, on the City's website at [www.redondo.org](http://www.redondo.org).

AFFIDAVIT OF POSTING

Margareet Wood declares:

I certify that I am over the age of 18 years and am employed at the City of Redondo Beach, 415 Diamond Street, Redondo Beach, California.

On July 8, 2011 at 4:30 p.m. I posted the following:

Notice of Regular Meeting of the Redondo Beach Recreation and Parks Commission scheduled for July 13, 2011

at Door A, City Hall, 415 Diamond Street, Redondo Beach.

I declare under penalty of perjury that the foregoing is true and correct and that this declaration was executed on July 8, 2011 at Redondo Beach, California.

Margareet Wood

**MINUTES OF THE  
REDONDO BEACH RECREATION AND PARKS COMMISSION SPECIAL MEETING  
APRIL 13, 2011**

**CALL TO ORDER**

A special meeting of the Recreation and Parks Commission was called to order by Chairperson Knight at 7:01 p.m. in the City Hall Council Chambers, 415 Diamond Street.

**ROLL CALL**

Commissioners Present: Boston, Buchan, Geittmann, Knight, Lewis, Vangeloff  
Commissioners Absent: Brunkhardt  
Officials Present: Maggie Healy, Acting Recreation and Community Services Director  
Aaron Jones, Planning Director  
Brad Lindahl, Capital Projects Program Manager  
Margareet Wood, Recording Secretary

**SALUTE TO THE FLAG**

Commissioner Lewis led the members in the salute to the flag.

**PRESENTATIONS/ANNOUNCEMENTS**

None.

**APPROVAL OF ORDER OF AGENDA**

It was the consensus of the members to approve the order of agenda.

**CONSENT CALENDAR ITEMS**

- Approve affidavit of posting for the Recreation and Parks Commission meeting of April 13, 2011
- Approve minutes from the Recreation and Parks Commission meeting of March 9, 2011

The Consent Calendar was unanimously approved with Commissioner Geittmann abstaining from approval of the March 9, 2011 minutes.

**ORAL COMMUNICATIONS**

None.

**EXCLUDED CONSENT CALENDAR ITEMS**

None.

**PUBLIC PARTICIPATION ON NON-AGENDA ITEMS**

None.

**ITEMS CONTINUED FROM PREVIOUS AGENDAS**

None.

## **ITEMS FOR DISCUSSION PRIOR TO ACTION**

### Presentation of Public Input and Final Design Options for Mole B Master Plan

Consultant Chuck Foley from Hirsch & Associates, Inc. discussed stakeholder input on the Mole B Master Plan design process and resulting design iterations. Highlights of his presentation include:

1/25/11 Stakeholder Workshop - Mole B existing location, condition, and amenities displayed through presentation boards and images of Mole B, existing and proposed Harbor Patrol building plans, and elements found in seaside parks.

Stakeholder comments include:

- Provide restrooms and showers.
- Classrooms for sailing program.
- Mast up storage area.
- Improved trailer accessibility to outrigger storage area.
- Improved hand launch facilities.
- Accommodate fishing.
- Provide parking.

The biggest question raised was how the 33% open space would be defined: subsequent to the meeting, it was determined that the 33% open space must be contiguous and can include the parking and rock areas.

3/16/11 Stakeholder Workshop – Concepts A, B, and C presented with various configurations of amenities: walkways, entry area, outrigger storage, shared use, open space, restrooms, park uses, coastal overlook, and gathering space.

Mr. Foley answered that the extensions from the land shown on the diagram are really water access points. He said that in reality they would be much closer to the rocks.

Stakeholder comments include:

- Mast up storage should be adjacent to outrigger storage.
- Mast up storage must be on north side of site for hand launching and sailing away from dock due to prevailing wind. Launch from existing dock and ramp, water access from west side not needed.
- Locating park adjacent to Harbor Patrol facility may improve park security.
- Outrigger storage and mast up storage areas do not require security fencing.
- Lighting, outrigger, and mast up storage need functional lighting.
- Shared use of new restroom facilities with park area is acceptable.
- Parking is more important than having a dedicated drop zone or driveway to outrigger storage.
- Protection of views across the site should be considered when building design is undertaken.
- Moving driveway east is a good idea to maximize open space and boat storage.
- Consider a sea wall and removal of rock to increase usable area.

- No grills within the park area: allow for users to bring their own.
- Need gathering and staging areas for deep water rescue, Fire Department and Harbor activities.

Mr. Foley then displayed a preliminary Concept D which was created subsequent to the April 11 Harbor Commission meeting.

Commissioner Lewis commented that the plan does not include a lot of green space.

Mr. Foley suggested that the plan could include an educational aspect to show the history and significance of moonstones for which the park was named.

Commissioner Boston commented that Moonstone Beach is a mile away.

Mr. Foley displayed the source images for Concept D and a Concept D Analysis, dated 4/11/11.

Mr. Foley answered that the outrigger storage area will include wash racks and the boats will be stored outside.

Mr. Foley answered that the shared use area did not receive support. He added that the new concept results in a net loss of two parking spaces.

Commissioner Boston questioned whether signs will be posted to communicate that the area is a free public park, to which Director Healy answered that the plan would add public park signage on Harbor Drive.

Commissioner Boston expressed concern about multi usage: he said it seems like a lot of the elements serve canoe and boating people.

Mr. Foley stated that the area is unique due to its location. He said the parking is used to its fullest extent. He said that the Harbor Commission did not object to the installation of parking meters.

In response to Commissioner Geittmann, Mr. Foley displayed the location of two disabled parking stalls and ADA accessible ramps.

Commissioner Geittmann said that fishers cutting up fish on the picnic tables at the Pier create a problem. She wanted to make sure that the picnic tables are used for picnics.

In response to Commissioner Geittmann, Mr. Foley said that the grass area was decreased to accommodate the increased storage areas. He said the gathering location could be eliminated to increase the turf area.

Commissioner Geittmann said that it seems like a lot of the park area has gone to boat storage.

Commissioner Lewis said that the 33% open space is a minimum. She said the fact that Redondo Beach is open space poor should be considered. She felt the design has too much concrete. She said that a gathering area is not necessary. She stressed the need to protect the existing green space available in the City. She said the number of outriggers is small compared to the total population. She encouraged the members to consider the future.

Commissioner Vangeloff said the design nets a 30% decrease in open space. He questioned the difference between a master plan and a specific plan. He said the proposed plan seems like a specific plan.

Mr. Foley explained that a master plan is a broad brush stroke that establishes uses and their locations and develops a cost estimate. He said that a specific plan gets into specifics, for example a residential tract plan that delineates houses, roads, and signs. He said his method for creating a master plan focuses on a piece of property and conceptualizes what would be there, then assigns locations for uses that people can agree with.

Commissioner Buchan questioned whether the Harbor Patrol building could serve as a multi-use building with classrooms, etc. to which Director Jones answered that the Harbor Patrol facility is a public safety facility and that program uses would be minimal. He added that the building must be secure with limited access to the public.

Commissioner Geittmann questioned whether the area would have to be closed at night to provide security for the boats to which Director Healy answered that the area does not have to be secure. She pointed out that the stakeholders requested lighting for the area.

Commissioner Vangeloff felt the master plan for the area should be focused. He spoke in favor of some marine uses and of preserving as much open space as possible. He said the location is out-of-the-way; and he felt a gathering place does not make sense. He said the current lease arrangements are key variables that should be considered, and that the design should not be approved until they are worked out.

Commissioner Boston stated that the existing fees paid by the outriggers are extremely low. He questioned whether the launches will be public.

Mr. Foley stated that the launch is a busy place, and that introducing it to the public would create more congestion.

Sean Guthrie, representing King Harbor Marina, requested additional speaking time above the three minute limit. He commended staff and the consultant for their work. He said the site is unique. He said the site was ocean area at one time and not a green space. He mentioned Al Ching, who started the Lanikila Outrigger Club, and has been looking forward to this plan for 40 years. He recommended that the members show support for recreation. He said that miles of beach are located to the north and south and also that three waterfront parks

are located nearby. He encouraged the members to keep an open mind. He submitted the California Coastal Act of 1976.

Motion by Commissioner Vangeloff, seconded by Commissioner Lewis, to receive and file the document submitted by Mr. Guthrie. Motion carried unanimously.

Mr. Guthrie read Sections 30213 and 30224 of the Coastal Act. He said that abundant ocean access is available; however space for recreation is limited. He pointed out nearby Czuleger Park and Seaside Lagoon. He said that expanding recreation and boating opportunities should be a focus. He said that the rock area and a portion of the driveway area should be counted as required open space. He said a protective wave deflection wall is a top priority and the overlook is a dangerous idea.

Laura Scarbrough, representing the Nahoa Outrigger Club, introduced herself and submitted a document.

Motion by Commissioner Vangeloff, seconded by Commissioner Boston, to receive and file the document submitted by Ms. Scarbrough. Motion carried unanimously.

Ms. Scarbrough did not support a public launch because of high traffic. She felt that the addition of a small launch would be unsafe. She recommended incorporating a wall and eliminating the rocks from the plan. She stated the order of priority of existing uses: outrigger canoe clubs, City sailing program, and mast up storage. She said the outrigger storage area does not need to be concrete.

Director Healy requested to have all questions regarding the City sailing program directed to her.

Bern Schultz supported plan D and stated that public hand launching should not be installed on the site for safety reasons. He said that many launching places, such as Seaside Lagoon, are available. He hoped the area is reserved for people who love the ocean, adding that there are plenty of other parks. He recommended that the rocks are 100% of the public area.

Raphael Fernandez agreed that the fewest number of boats in the channel is best. He said that orientation is an important consideration for a sailing school. He spoke in favor of a classroom, storage space, and maintenance space.

Mark Hansen, representing King Harbor Boaters Advisory Panel, said that governing documents dictate that the area must support low cost boating uses. He said the flow in concept D is outstanding. He said the City sailing program needs a classroom. He did not support public launching, which he said would be unsafe. He said that mast up dry storage is necessary. He stated that the driveway should be counted in the open space.

Commissioner Geittmann commented that the City lacks a space for residents to picnic along the shore. She envisioned Mole B as a place for locals to picnic on holidays. She understood that the area was part of the King Harbor leasehold at one time.

Commissioner Boston stated that the Coastal Commission advocates for public access to the water. He expressed concerns about using large sums of money on private clubs especially in difficult economic times. He supported the City sailing program. He was concerned about the kind of access and the amount of public use of the area.

In response to Commissioner Vangeloff, Director Healy answered that the City boats do not require mast up storage because they remain in the water. She said the mast up storage is in response to stakeholders. She said the City sailing program is conducted on the docks near the boats, and that indoor facilities are available during inclement weather.

Commissioner Vangeloff recommended including electrical and plumbing stub-outs.

Director Jones said that the infrastructure will be built into the project and that connections will be available to any planned facilities on this site.

Commissioner Lewis did not want to see views obstructed by an amphitheater or tall trees. She supported the installation of bike racks, signage from Harbor Drive to make the park known, shared restrooms and showers, and metered parking. She did not support including a hand launch or docks protruding into the channel. She stated that as much open space as possible should be included and that the driveway and rocks should not be included in the open space.

Commissioner Vangeloff spoke in favor of creating a balance. He felt the park should be a low intensity area to be known to local residents.

Commissioner Lewis suggested the installation of bohios, which she said could be used for picnicking and classrooms.

Motion by Chairperson Knight, seconded by Commissioner Geittmann, to receive and file report the report on Presentation of Public Input and Final Design Options for Mole B Master Plan. Motion carried unanimously.

Director Healy requested a recommendation that can be included in a letter from the Chairperson to City Council.

Motion by Commissioner Geittmann, seconded by Commissioner Buchan, that the recommendations of the Recreation and Parks Commission on the Mole B master plan include: increase the green area and increase visibility via signage.

Commissioner Lewis added a recommendation that the plan does not include an amphitheater or any element that would obstruct views and that it does include bike racks, shared restrooms and showers, and paid parking.

Commissioner Boston added recommendations that public access and public usage are encouraged, that funding is commensurate to public usage, and that boating for the public is encouraged.

Commissioner Geittmann preferred to leave boat launching to the Harbor Commission.

Commissioner Vangeloff suggested the formation of a committee to draft a recommendation.

Upon inquiry, Director Healy responded that the Harbor Commission stated recommendations and authorized the Chairperson to write a letter.

Amended motion by Commissioner Geittmann, seconded by Commissioner Lewis, that the Commission adopt the concepts for the Mole B Master Plan as stated.

Director Healy pointed out that the Harbor Commission specifically supported concept D.

Mr. Fernandez stated that the City sailing program is a recreational activity.

Commissioner Boston did not endorse any of the proposed plans.

Mr. Guthrie supported substantial bicycle parking and a protective splashwall.

Commissioner Geittmann said that any storm damage would be covered by Tidelands funds. She said the construction of a retaining wall should be addressed by the Harbor Department.

Commissioner Vangeloff supported the installation of a restroom. He suggested a recommendation in support of the City sailing program on the site.

Commissioner Geittmann recommended leaving the location of the City sailing program to the Harbor Commission. She said the Seaside Lagoon is the perfect location for the educational portion of the program.

Commissioner Vangeloff suggested a general statement that supports the program from a recreational use standpoint.

Commissioner Geittmann did not wish to require something for the City sailing program on Mole B.

Commissioner Boston made a recommendation to provide public access and public uses.

Commissioner Vangeloff suggested a statement stating that the Commission does not support concept D.

Commissioner Buchan commented that the recommendations do not endorse concept D.

Commissioner Boston suggested a statement that the Commission does not endorse any plan.

Commissioner Geittmann preferred to remain silent on the issue.

Motion by Commissioner Vangeloff to propose an amendment to Commissioner Geittmann's motion stating that the City sailing program is supported as appropriate on Mole B. The motion failed for lack of a second.

Upon inquiry, Director Healy stated that the sailing program takes place in other City recreation facilities, on docks, or on boats.

Motion by Commissioner Boston, seconded by Commissioner Vangeloff, to add an amendment to Commissioner Geittmann's motion recommending that public usage such as the City sailing program should be considered.

Motion passed by the following vote:

Boston – Yes

Lewis – Yes

Knight – Yes

Vangeloff – Yes

Buchan – No

Geittmann - No

Commissioner Geittmann's motion to adopt the concepts for the Mole B Master Plan as stated carried unanimously.

#### **COMMISSIONER REFERRALS TO STAFF**

Commissioner Lewis thanked staff for investigating her previous report on the state of disrepair of the sidewalk/bike path on Catalina Avenue.

Chairperson Knight adjourned the meeting at 9:10 p.m.

Respectfully submitted,

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Maggie Healy  
Acting Recreation and Community Services  
Director

# CITY OF REDONDO BEACH STRATEGIC OBJECTIVES

March 22, 2011 to September 15, 2011

ACM=Asst. City Manager FS = Financial Services HBT=Harbor, Business and Transit FW=Public Works RCS= Recreation and Community Services

<b>THREE-YEAR GOAL: IMPROVE FINANCIAL VIABILITY AND EXPANDE ECONOMIC OPPORTUNITIES</b>						
<b>WHEN</b>	<b>WHO</b>	<b>WHAT</b>	<b>STATUS</b>			<b>COMMENTS</b>
			<b>DONE</b>	<b>ON TARGET</b>	<b>REMOVED</b>	
1. June 1, 2011	City Manager	Host a business development workshop with Chengdu, China in Redondo Beach.			X	Chengdu postponed visit. Rescheduling TBD.
2. November 30, 2011	ACM	Present to the City Council for action a revised hotel lease, with financing, for the Marine Ave. site.			X	Capital markets continue to present a challenge to new construction hotel construction.
3. June 30, 2011	ACM, working with the Mayor and City Council	Engage employee associations on PERS financial viability and identification of options for the future.		X		
4. August 1, 2011	FS Director	Make available employee electronic access to their pay stubs.		X		
5. Sept. 1, 2011	HBT Director	Complete and present to the City Council for action a multi-city, multi-year Beach Cities Transit (BCT) cost sharing agreement.				
6. Sept. 1, 2011	City Manager, working with an intern	Complete the Customer/Visitor Study Phase II and present results to the City Council.				
7. Sept. 15, 2011	ACM	Complete Phase I of the Galleria Opportunities Progress Report and present a report to the City Council.				

**THREE-YEAR GOAL: IMPROVE PUBLIC FACILITIES AND INFRASTRUCTURE**

WHEN	WHO	WHAT	STATUS		COMMENTS
			DOING	REVISSED	
1. By the June 21, 2011 City Council meeting	RCS Dir.	Present to the City Council for consideration the MOU for construction of the Veterans Park band shell replacement.		X	Revised from April 19 to June 21, 2011 pending revised drawings and cost estimate.
2. On May 17, 2011	City Engineer	Host a ribbon cutting ceremony for the Esplanade Streetscape Project.	X		Ribbon cutting held May 19 <sup>th</sup> at 4:00 p.m.
3. At the June 21, 2011 Council meeting	City Engineer, working with the Public Works Dir. and Planning Dir.	Present to the City Council for consideration a design for streetscape improvements at Carnelian and PCH, consistent with Vitality City Program Walkability and bikeability principles.	X		Submitted by CM to CC as BRR on June 7, 2011.
4. June 1, 2011	City Engineer	Initiate construction of the new Harbor Patrol facility.	X		
5. June 1, 2011	Planning Dir. and RCS Dir.	Participate in the RHNA (Regional Housing Needs Assessment) allocation process and report the results to the City Council.		X	Reported to Council on May 3. Subcommittee formed. Follow-up actions required through 12/30/11
6. On June 14, 2011	City Engineer, working with the Public Works Dir.	Provide a Wastewater/Stormwater Workshop for the City Council and obtain further direction from the City Council for funding.	X		
7. June 30, 2011	ACM	Present to the City Council for consideration recommendations for the commitment of Low and Moderate Income Housing Funds.		X	Phase 1 scheduled for June 21, 2011 City Council meeting
8. June 30, 2011	RCS Dir.	Relocate the RCS Dept. to 1922 Artesia Blvd.		X	
9. Sept. 15, 2011	RCS Dir., working with the City Attorney	Present to the City Council for consideration agreements for the use of the Edison rights-of-way.			
10. Sept. 15, 2011	Fire Chief – lead, Public Works Dir., and RCS Dir.	Determine the feasibility of having a privately funded barbeque area in Andersen Park and present the results to the City Council for direction.		X	Fire Marshal has completed a review of all codes and ordinances to identify restrictions if any. Fire Marshal to coordinate a meeting w/ Public Works to identify on-going maintenance requirements.

**THREE-YEAR GOAL: INCREASE ORGANIZATIONAL EFFECTIVENESS AND EFFICIENCY**

WHEN	WHO	WHAT	STATUS			COMMENTS
			DONE	ON TARGET	REVISED	
1. At the April 19, 2011 and July 19, 2011 City Council meetings & quarterly thereafter	City Manager, working with the Beach Cities Health District	Participate in the Vitality City Program and provide updates to the City Council.		X		Initial update presented at April 19 <sup>th</sup> CC mtg.
2. Sept. 1, 2011	ACM	Develop an organization-wide Employee Training Plan and Calendar.			X	Revised from May 1 to September 1, 2011.
3. June 1, 2011	I.T. Dir. and ACM	Develop and present to the City Council for action, as part of the 2011-2012 budget, a recommendation to improve the management and maintenance of the city's website.	X			No FY11-12 budget item. Training update for staff being coordinated. I.T. will be conducting training to increase the number of employees trained to maintain and update the city's website. No funding necessary.
4. August 16, 2011	Planning Dir., working with the Police Chief	Recommend to the City Council for consideration a policy regarding the use of food trucks during special events and TUP (Temporary Use Permit) activities.			X	Revised from June 1 to targeting August 16 meeting. Research underway.
5. Aug. 1, 2011	City Clerk – lead, I.T. Dir, City Engineer	Develop plans for Phase II of Council Chambers improvements, including automation of the agenda process.				
6. At the Sept. 6, 2011 City Council meeting	City Manager and ACM	Report the results to the City Council of an update of the Succession Plan.				
FUTURE OBJECTIVE	Executive Team (City Manager – lead), working with high-per-forming organizations (e.g. Disney, Apple, Citicor of Anaheim and Irvine)	Develop and present to the City Council an interagency best practices exchange program to consult with the city on organizational effectiveness and efficiency.				

**THREE-YEAR GOALS TO MAINTAIN A HIGH LEVEL OF PUBLIC SAFETY**

WHEN	WHO	WHAT	STATUS			COMMENTS
			DONE	ON-TARGET	REVISED	
1. July 1, 2011	Fire Chief	Assist with the re-evaluation of the city's fire insurance rating that is performed by the U.S. Fire Administration Insurance Services Office Director and report the results to the City Council.	X			Completed, awaiting final report from ISO officials.
2. At the Aug. 16, 2011 City Council meeting	Planning Dir., working with the Police Chief and City Attorney	Present to the City Council for action an ordinance modification for a message permit process, existing business license process and nuisance ordinance.				
3. Sept. 15, 2011	Planning Dir., working with the Police Chief and City Attorney	Present to the City Council for action an ordinance updating the city's property maintenance ordinances (e.g., relating to vacant lots, vacant business and abandoned buildings).				
4. Feb. 15, 2012	Police Chief - lead, Fire Chief, Library Dir., City Engineer	Coordinate the installation of an emergency generator at the Main Library for EOC (Emergency Operations Center) expansion.			X	Revised from Sept. 15 to Feb. 15, 2012 due to new EPA requirements. We have rewritten general specs and are working w/vendors & contractors. Grant deadline for fund expenditure is July 2012.
5. Sept. 15, 2011	Fire Chief	Design and implement a table top drill to re-familiarize city staff, the City Council and outside agencies with their roles and responsibilities during citywide emergencies.		X		Fire Division Chief, Lepore currently developing drill and updating roles & responsibilities documents.
6. Sept. 15, 2011	Police Chief and Fire Chief	Develop and present to the City Council a Response and Recovery Plan for Critical Incidents involving the threat of violence in a city facility.		X		

**THREE-YEAR GOAL: VITALIZE THE WATERFRONT & ARTESIA CORRIDOR**

WHEN	WHO	WHAT	STATUS			COMMENTS
			DONE	ON TARGET	REVISED	
1. June 30, 2011	HBT Dir. and Planning Dir.	Present the Shade Hotel applications to the Harbor Commission for approval.			X	Application now complete. Technical studies underway. Revised hearing date September 12, 2011.
2. Aug. 15, 2011	HBT Dir. – lead, City Engineer, Planning Dir., RCS Dir.	Complete the Mole B/Moonstone Park Master Plan and present it to the City Council for action.				
3. Sept. 1, 2011	City Manager, working with the Artesia Blvd. Working Group	Complete and present to the City Council for action a Strategic Plan for Artesia Blvd.				
4. Sept. 15, 2011	City Engineer – lead, RCS Dir.	Complete design and specs for a new Seaside Lagoon restroom.				
5. Sept. 15, 2011	City Engineer -lead, Planning Dir., HBT Dir., with input from the Bicycle Coalition and the Vitality City Program	Recommend amendments, if needed, to the Redondo Beach Bike Master Plan and present to the City Council for action.				
6. Sept. 15, 2011	HBT Dir.	Present to the City Council for action a plan for operational and financial improvements to Harbor and Pier parking.				
7. Sept. 15, 2011	Planning Dir., working with the South Bay Council of Governments	Using grant funds, commence an Artesia Corridor Revitalization Study and report progress to the Planning Commission and the City Council.				



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# Administrative Report

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Commission Action Date: July 13, 2011

**To: MEMBERS OF THE RECREATION & PARKS COMMISSION**

**From: MAGGIE HEALY, ACTING RECREATION & COMMUNITY SERVICES DIRECTOR**

**Subject: UPDATE ON FISCAL YEAR 2011-12 BUDGET AND CAPITAL IMPROVEMENT PROGRAM**

## **RECOMMENDATION**

1. Receive and file an update on the Adopted FY 2011-12 Budget and Capital Improvement Program;
2. Receive and file Recreation and Parks related Budget Response Reports

## **EXECUTIVE SUMMARY**

On June 30, 2011, the City Council adopted a \$99 million Budget and Capital Improvement Program. The General Fund portion of the Budget is \$70 million. The Budget funds 435 full time employees. Tentative labor agreements with all City employee associations provided \$2.8 million of savings to permit the City Council to adopt a balanced budget. A Capital Improvement Budget of \$26.7 million was also approved as part of the actions by the City Council.

The following lists the approved capital project funding for FY 2011-12.

- Alta Vista Tennis Court Lights: \$69,000 Capital Project funds.
- La Paz Parkette Play Equipment: \$50,000 Prop A grant funds.
- Perry Park Play Equipment: \$100,000 Prop A grant funds.
- N. Redondo Beach Park Improvements: \$194,000: \$29,000 Park & Recreation Facilities funds, \$65,000 Subdivision Park Trust funds, \$100,000 Capital Project funds.
- Veterans Park Community Center HVAC: \$145,000 Subdivision Park Trust funds, \$45,000 Capital Project funds.

The following Budget Response Reports pertaining to Recreation and Parks are attached for review and to be received and filed.

- #4 - What Special Events are included in the proposed budget for FY 2011-12?
- #5 - What was the cultural and entertainment rental activity at the RBPAC in the 2010-11 FY and how has the Business Plan approved in 2007 affected the Center's fiscal impact and facility booking percentages?
- #6 - What services of Recreation & Community Services will move to 1922 Artesia Boulevard, and where will they be located in the new building? Will any additional services be available at the new facility?
- #16 - What is the status of a community partnership between the City and the Leadership Redondo Class of 2010 for the placement of a new public event venue at Veterans Park?
- #18 - What are the costs and funding options for the Mole B Master Plan?

- #35 – What are the potential uses of the vacant City lot adjacent to Aviation Gymnasium?
- #36 – What options are available for the utilization of \$150,000 of grant funding the County Supervisors' Office recently made available to the City for park improvement projects?
- #39 – What is the status of the new Park and Waterfront Regulatory Signage?
- #42 – Does the City have any ocean-friendly/water-wise demonstration gardens and what opportunities are currently being pursued to develop more?
- #43 – What is the latest information on the community partnership between the City and the Leadership Redondo Class of 2010 for the placement of a new public event venue in Veterans Park?
- #49 – What is the recommended departmental senior staffing needed to handle the higher workload in FY 2011-12 compared to FY 2010-11?

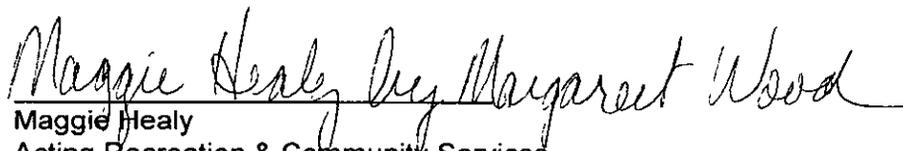
### **COORDINATION**

Recreation & Community Services Department staff prepared this report in accordance with the City Council approved timetable and milestones for development of a King Harbor Mole B Master Plan and in coordination with the Harbor, Business & Transit, Planning and Engineering Departments.

### **FISCAL IMPACT**

The cost for preparing this report is included in the adopted Fiscal Year 2010-11 annual budget and is part of the Department's annual work plan.

Submitted by:

  
Maggie Healy  
Acting Recreation & Community Services  
Director

Attachments:

- Budget Response Reports

# CITY OF REDONDO BEACH

## Budget Response Report # 4

May 31, 2011

### Question:

*What special events are included in the proposed budget for FY 2011-12?*

### Response:

The number of special event requests has increased dramatically in the last few years. Significant time is expended by staff to coordinate services and ensure public safety. Since 2008, the City has not accepted applications for new events that require street closures or unfunded Public Works, Fire, and/or Police Department support.

The proposed budget for FY 2011-12 provides funding for the City's hard costs for six signature events as designated by the Mayor and Council. The events and their funding follow:

Signature Events	FY 2011-12 Proposed Budget Funding		
	General Fund	Tidelands	Uplands
Super Bowl 10K Run/Walk	\$ 17,000		
Lobster Festival	5,500		
Spring Fest Carnival	4,000		
Riviera Village Summer Festival	2,500		
Riviera Village Holiday Stroll	2,000		
4 <sup>th</sup> of July 2010 Fireworks*		\$2,800	\$9,200
<b>TOTAL</b>	<b>\$31,000</b>	<b>\$2,800</b>	<b>\$9,200</b>

\*Funding offset by parking revenues

A select number of events are sponsored and funded through City department budgets as part of their work program such as Fire Service Day, Public Safety Open House, Earth Day, Senior Health Fair and selected Pier events. A list of annual events is attached. Signature Events and department-sponsored events are shaded. In addition, the City supports organizers such as the Veterans Memorial Task Force and the Elks Lodge by providing a minimal amount of City services to facilitate Veterans Day and Memorial Day events at Veterans Park.

All special events, including signature events, are required to submit a Special Event Application to the Recreation and Community Services Department. The application is circulated to each City department that has a role in special events, and it is thoroughly reviewed for safety, accessibility and neighborhood impacts. Appropriate fees are assessed for non-signature events.

BRR 4 - Attachment 1

CITY OF REDONDO BEACH - 2011 SPECIAL EVENTS

DATE EVENT LOCATION SPONSOR COMMENT

DATE	EVENT	LOCATION	SPONSOR	COMMENT
January	Bonanza Bookstore Sale	Redondo Beach Public Library	Friends of Redondo Beach Library	City Program
February	Dive N/ Surf Yard Sale	Broadway St	Dive N' Surf	Paid Event
March	Spring Festival of the Kites	Redondo Beach Pier	Sunshine Kite Co./RB Pier Assn.	Paid Event
March	Purim Festival	Temple Menorah	Temple Menorah	Paid Event
April	Easter Egg Hunt	Veterans Park	Kings Harbor Church	Paid Event
April	Easter Sunrise Service	Veterans Park	Kings Harbor Church	Paid Event
April	Fido and Friends Walk	Veterans Park/Pier Parking Structure	The Wellness Community	Paid Event
April	Earth Day Celebration	Sea Lab and Adjacent Lot	RB Public Works Department	City Program
April	Springfest	Aviation Park	NRB Business Association	City Program
April	Ragnar Relay	Traces through City along Harbor Dr. and	KCB Family Foundation-Ragnar Relay	Paid Event
April	Easter Services	722 Knob Hill	St. Katherine Greek Orthodox	Paid Event
April	City Birthday Party	Heritage Square	RB Rec Dept./RB Hist. Society	City Program
April	National Day of Prayer	Civic Center	Mayor & City Council	City Program
May	Art and Jazz Festival	The Pier	Pier Association	Pier Event
May	Walk for Life	South side of RB Pier to Torrance Bch	Pregnancy Help Center	Paid Event
May	Fire Open House	Fire Stations 1 and 2	RB Fire Department	City Program

BRR 4 - Attachment 1

CITY OF REDONDO BEACH - 2011 SPECIAL EVENTS

DATE EVENT LOCATION SPONSOR COMMENT

DATE	EVENT	LOCATION	SPONSOR	COMMENT
May	Network of Strength - Walk to Empower	Veterans Park	National Breast Cancer Organization	Paid Event
May	Memorial Day Ceremony	Veterans Park	RB Elks Lodge	Paid Event
June	Bonanza Bookstore Sale	Redondo Beach Public Library	Friends of Redondo Beach Library	City Program
June	Redondo Beach Triathlon	Veterans Park/Streets/South of RB Pier	Team Crump	Paid Event
July	4th Of July 5K Run	1811-A Catalina Ave	Village Runner Racing, LLC	Paid Event
July	Pier Summer Concerts	The Pier	Pier Association	Pier Event
July	South Bay Greek Festival	7222 Knob Hill	St. Katherine's Greek Orthodox Church	Paid Event
July	US Paddleboard Championships	Avenue I	Hennesseys/So Cal Paddleboard	Paid Event
July	Cub Mobile Derby	Vincent St.	Cub Scout Pack 595	Paid Event
July	Relay for Life	Redondo Union High School	American Cancer Society	Paid Event
August	Chalk Art Festival	The Pier	Pier Association	Pier Event
August	Coastal Cleanup Day	Pier and beaches	Heal the Bay	Soft Costs Only - Waived
August	Rods, Rides & Relics Car Show	The Pier	Pier Association	Pier Event
August	Dolphin Dash	The Pier	Friends of Redondo Beach Library	City Program
September	RB Chamber Festival	Seaside La Brea	RB Chamber/City of RB	Signature Event

BRR 4 - Attachment 1

CITY OF REDONDO BEACH - 2011 SPECIAL EVENTS

DATE	EVENT	LOCATION	SPONSOR	COMMENT
October	Community Safety Fair	Civic Center	RB - Police Department	City Program
October	Halloween Walk	Riviera Village	Riviera Village Association	Paid Event
varies	Tall Ship Visit - Lynx (Not every year)	Dock A in Redondo Beach	King Harbor Association/RB Marina	Paid Event
October	Senior Health Fair	Knob Hill Community Center	RB - Senior & Family Services	City Program
November	Veterans Day Ceremony	Veterans Park	RB - Recreation Department	City Program
November	Senior Arts & Crafts Bazaar	Aviation Park - Gym	City - Senior & Family Services	City Program
	Lighting	Riviera Village	Riviera Village Association	
December	Christmas Tree Lighting	Civic Center	RB - Mayor & City Council	City Program
December	Menorah Lighting	Civic Center	Jewish Community Center	Paid Event
December	Celebrity Santa	The Pier	Pier Association	Paid Event
December	Christmas Boat Parade	King Harbor	King Harbor Yacht Club	Paid Event

**CITY OF REDONDO BEACH  
Budget Response Report #5**

**May 31, 2011**

**Question:**

*What was the cultural and entertainment rental activity at the RBPAC in the 2010-11 FY and how has the Business Plan approved in 2007 affected the Center's fiscal impact and facility booking percentages?*

**Response:**

Redondo Beach Performing Arts Center (RBPAC) is one of the premiere, fully inclusive, community services facilities in the City of Redondo Beach. Since the completion of its \$12 million renovation in November 2003, the Center has emerged as the preferred South Bay destination for a significant variety of socially and economically diverse rental clients. It hosts over 500,000 patrons and artists each year and has become a critical icon for the City's cultural and visitor serving brand. In 2007, the City Council approved a business plan for the Center directing a variety of marketing and customer service initiatives that, to date, have resulted in a greater percentage of event bookings, increased revenue, and a higher industry profile. In 2009, the City Council approved increases to the Master Fee Schedule for the Center that increased revenue and added theatrical items to the available rental inventory.

The ongoing operational goal of the Center is to decrease General Fund support while increasing the quantity, quality and diversity of cultural offerings. The Center's programming is generated by resident organizations; local, national and international promoters; community-based organizations; and various media, television and film companies. It should be noted that the RBPAC is a staging area for emergency response care and shelter activities. Additionally the RBPAC hosts free monthly art exhibits in the Gallery Lobby featuring work by Redondo Beach artists. A detailed listing of the Center's cultural offerings can be found in the Events Calendar on the RBPAC website at [www.RBPAC.com](http://www.RBPAC.com).

**Internal City Events FY 2010-11: (6)**

Vitality Cities Candidate City Kick-Off	SBCCOG Recreation Directors Meeting
Senior Services Volunteer Luncheon	South Bay Flu Shot Clinic
Hazardous Waste Round-Up	Harbor Clean-Up/Tsunami Emergency Recognition Event

**Facility Rental Clients FY 2010-11 (55):**

\* new client

*CBS Television "Undercover Boss"	*Aegean Productions African Concert
Dance Factory	*US Martial Arts Festival
*Academy of Hawaiian Arts	*Gurdas Maan Indian Cultural Concert
*RBAG Power of Art Festival	*So Cal Suds Food & Music Festival
Freedom America Concert	CLOSBC "Beehive"
Everest College	Las Danzas del Peru

Sanjay Gupta Speaker Series	Agape International Choir
*Murad Inc. Charity Event	*Awaya Koto Music Conservatory
*Freedom Awards by Free the Slaves	Peggy Noonan Speakers Series
Team J Radio Kabuki	NDM Dance Ek Do Teen
South Bay Seniors Holiday Bazaar	CLOSBC "1940's Radio Hour
Los Angeles Ballet "The Nutcracker"	Laura Bush Speakers Series
Fox Television "90210"	*Big Micc Productions
Slack Key Guitar Festival	Starbound Dance Competition
CLOSBC "She Loves Me"	Peter Greenberg Speakers Series
Tony Blair Speakers Series	Los Angeles Ballet "Celebration"
DirecTV Corporate meeting	Hall of Fame Dance Competition
School of Dance & Music "Oz"	NDM Dance "BollyWow"
Move Productions Dance Competition	Steve Lopez Speakers Series
CLOSBC "Light in the Piazza"	SpringFest NRBBA
Chesley "Sully" Sullenberger Speaker Srs.	Los Angeles Ballet "Giselle"
Los Angeles Ballet Academy Recital	Greg & Steve "Jumpin Jive"
*Majorway Productions	*Friendship Circle
St. Bernard's High School Recital	Kid's Artistic Review Dance Recital
Lennox Academy Graduation	School of Dance & Music Spring Recital
Friends of Redondo Beach Arts Concert	Beach Cities Dance Recital
Skirball Middle School Graduation	Webby Dance Recital
Beach Cities Dance Recital	

Relevant RBPAC statistics including fiscal Impact and facility bookings from FY2007-08 through FY2010-11 are attached.

REDONDO BEACH PERFORMING ARTS CENTER ANNUAL STATISTICS

	FISCAL IMPACT		BOOKING RATES OF AVAILABLE 365 DAYS		BOOKING RATES OF AVAILABLE 52 WEEKENDS***	
	Revenue	Expenses	# of Days Booked	%	# of Weekends Booked	%
FY07-08 *	\$ 544,212	\$ 1,166,729	212	58	44	85
FY08-09 *	720,600	1,130,235	259	71	46	88
FY09-10	609,092	1,165,773	253	70	42	81
FY10-11 **	692,710	1,020,523	248	68	43	83

General	
Fund	Support
\$ (622,517)	(409,635)
(556,681)	(327,813)

\* Portion of revenue for FY07-08 was credited to FY08-09 due to timing of receipts

\*\* Projected - additional bookings pending

\*\*\*Includes Friday through Sunday

**CITY OF REDONDO BEACH  
Budget Response Report # 6**

**May 31, 2011**

**Question:**

*What services of Recreation & Community Services will move to 1922 Artesia Boulevard, and where will they be located in the new building? Will any additional services be available at the new facility?*

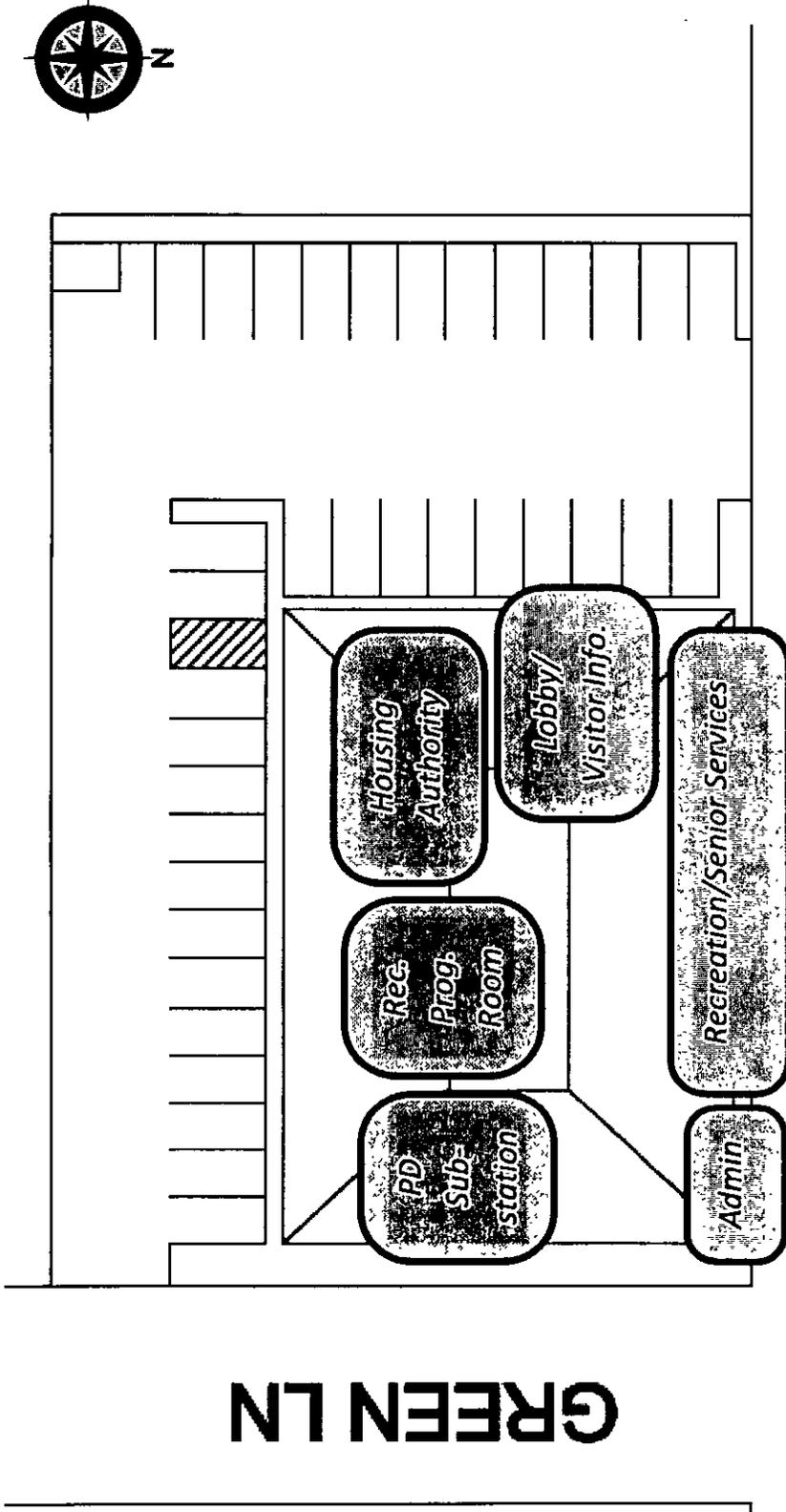
**Response:**

As of July 27, 2011, all programs and services currently offered by the Recreation and Community Services Department at 320 Knob Hill will be moved to 1922 Artesia Boulevard. These include:

<b>Program/Service</b>	<b>What is Provided</b>	<b>Location in Building</b>
Recreation Services	Recreation class and camp administration and registration, City newsletter, and recreation facilities management and operations. <i>Note: walk-in class registration will be at Alta Vista through June 30.</i>	North (Artesia) side of building
Housing Authority	Section 8 rental subsidies and fair housing/landlord tenant services	Southwest corner of the building
Senior & Family Services	Information, referrals and senior center/senior programs administration	Northwest corner of the building
Community Development Block Grant	Housing and commercial improvement programs and public service agency funding	North side of the building
User Pay Child Development	Temporary location	South central area of the building

In addition to the above, the new location will house a Police Department substation in the southeast corner of the building. Visitor information will be available in the lobby of the building.

As noted in the attached site overview, the building will be configured with a main entrance on the western side, adjacent to the parking lot. All customers will enter a main lobby, where they will be served at three counters (Housing, Recreation Services/Community Development Block Grant (CDBG) and Senior Services). Customers who have appointments with staff members for meetings or for specific services will be escorted to the appropriate conference room or office. Most offices will be located behind (east of) the lobby.



# ARTESIA BLVD

**RECREATION & COMMUNITY SERVICES**  
1922 ARTESIA BOULEVARD



# **CITY OF REDONDO BEACH**

## **Budget Response Report # 16**

**May 31, 2011**

### **Question:**

*What is the status of a community partnership between the City and the Leadership Redondo Class of 2010 for the placement of a new public event venue in Veterans Park?*

### **Response:**

The Leadership Redondo Class of 2010 (LRC) presented the City Council with a concept for a class project which would replace the Veteran's Park Band Shell with a new public event venue. The Band Shell was deemed to be unsafe and in a state of structural disrepair and, therefore, was demolished in April 2011, through a City contract with Cornerstone Construction. The demolition was funded through the 2010-2015 CIP Subdivision Park Trust (Quimby) Fund. Currently, the site of the former Band Shell is fenced as a construction site. The fencing perimeter was designed to accommodate the potential outdoor component of anticipated events of Spectrum Catering -- the City's contracted vendor-operator of the Historic Library.

Initial construction costs for the Events Plaza Amenity were estimated at \$115,000. As part of the site preparation process, the City and its demolition contractor conducted surveys (including soil) of the Band Shell site to ascertain the modern design and building requirements including foundations, structural support and excavation depths. Revised to meet engineering and building code requirements, the new Events Plaza Amenity, as designed, is now anticipated to cost approximately \$220,000.

To date, the LRC has raised \$90,000 towards construction, which includes a title sponsor funding commitment from the City's new refuse hauler, Athens Services. An additional \$40,000 has been raised in in-kind professional services, and Spectrum Catering contributed event services for the LRC's successful fundraising event at the Historic Library on March 20, 2011.

Staff from the Recreation and Community Services and Engineering & Building Departments continue to meet with the LRC and the project architect to develop the most cost-effective design that will meet building and safety standards at this site. In addition, staff continues to meet with the LRC and Chamber to brainstorm funding options and assist in development of a funding plan for the construction. A draft Memorandum of Understanding (MOU) with the City, outlining the funding commitment for this project, is currently being reviewed by the Chamber of Commerce on behalf of Leadership Redondo. Once the estimated costs, funding plan and MOU are finalized, staff will present the information to Council for action.

# **CITY OF REDONDO BEACH**

## **Budget Response Report # 18**

**May 31, 2011**

### **Question:**

*What are the costs and funding options for the Mole B Master Plan?*

### **Response:**

The total estimated cost for the Mole B Master Plan as presented to Council on May 17<sup>th</sup> is \$1.6M, inclusive of demolition, construction, materials, and utilities. This figure will be modified to account for the suggested design change recommendations received by council. Additionally, as directed, staff will be preparing a phased CIP implementation plan for City Council consideration.

There will be two primary funding sources for the implementation of the Mole B Master Plan. The first potential funding option is grants. The City will apply for applicable grant funding from The Department of Boating and Waterways as well as other agencies. The second funding source will be the Tidelands Fund. Once all grant sources have been exhausted, the Tidelands fund will be a source for the remaining funding requirements. This funding will be subject to final approval from The State Lands Commission. The Master Plan and subsequent phased CIP implementation plan will serve as the primary tools for the application and approval from these funding sources.

The recommended phases for implementation of the Master Plan are described below;

- Phase 1
  - Complete final Master Plan design for Council Adoption
- Phase 2
  - Complete lease agreement with canoe clubs based on approved Master Plan
- Phase 3
  - Construction of new boat launch based on approved Master Plan
  - Relocation of canoe club
  - Site clean up
- Phase 4
  - Build out of site based on approved Master Plan and negotiated lease terms

# CITY OF REDONDO BEACH

## Budget Response Report # 35

June 14, 2011

### Question:

*What are the potential uses of the vacant City lot adjacent to Aviation Gymnasium?*

### Response:

Aviation Gym contains indoor multipurpose basketball and volleyball courts, locker rooms, and a fitness center. Located adjacent to Aviation Park Gymnasium is a ¾ acre City controlled undeveloped lot that has potential for municipal uses.

Four options have been scoped for potential uses on the lot:

- 1) Retain the lot in its current condition and allow for temporary storage and staging for local events such as the annual Antique Show, Spring Fest, etc.
- 2) Retain the lot for Public Works storage and staging needed for critical equipment and materials that will be displaced from the "Verizon" site at Kingsdale Ave. and 182<sup>nd</sup> St. once construction of the Transit Center Project begins.
- 3) Develop a plan for the site with Northrop Grumman for enhanced recreational purposes.
- 4) Develop the site with City funds for outdoor recreational basketball and/or volleyball courts at an estimated cost of approximately \$300,000.

The site is zoned P-PRO and allows for each of the identified uses. Depending on the duration of each use and the nature of any proposed physical development a conditional use permit (CUP) may be required. A CUP in this zone would require Recreation and Parks Commission review and Planning Commission approval.

Option #2 best fits the City's Short – Mid Term needs. The Verizon site has been used for the past several years as a short and long term storage location for a number of Public Works, Police, Fire and Engineering Department items including construction materials and debris, new and old concrete benches, trash cans, light-standards, new and old traffic signals, streetlight poles, vehicles, heavy equipment, the City's hazardous material storage shed and containment area, k-9 training equipment, roll-off containers, etc.

Once construction of the new Transit Center begins, the multipurpose storage portion of the property will be reduced to less than ½ acre. The downsizing will require the disposal of all but only the most critical items, and a mass reorganization/relocation of the remaining materials.

The City is land poor and controls only three sites that can house these resources: the ½ acre site at Kingsdale, the ¾ acre lot at Aviation Park, and the ¾ acre "bone-yard" area in Dominquez Park. In total, these three sites provide only two acres of multipurpose storage space, which is less than 40% of the area available for this use

today. In order to fully relocate the critical items currently held at the Verizon property and provide sufficient space for the storage of future materials, it may be necessary to utilize all three of these properties.

It is staff's recommendation that the lot at Aviation Park be held vacant to provide space for temporary storage and staging of City vehicles, equipment, and materials currently being held at the 5 ¼ acre "Verizon" property at Kingsdale Avenue and 182<sup>nd</sup> Street that will be displaced as a result of the construction of the new Transit Center expected this fall/winter.

# **CITY OF REDONDO BEACH**

## **Budget Response Report # 36**

**June 14, 2011**

**Question:**

*What options are available for the utilization of \$150,000 of grant funding the County Supervisor's Office recently made available to the City for park improvement projects?*

**Response:**

In early June, staff received a letter from Supervisor Don Knabe's Office notifying the City it has been authorized to receive a \$150,000 grant through the Los Angeles County Regional Park and Open Space District. According to the letter, use of the funds must follow Proposition A guidelines for park projects. Suggested eligible projects under these guidelines include park play equipment, ball field refurbishment, tree planting and upgraded lighting, among others.

Staff has identified two basic options for the City's utilization of these funds:

1. Use the funds for a park enhancement project that has been identified in the Five-Year Capital Improvement Program but has not been proposed for funding in the 2011-12 Fiscal Year. Under this option, staff's recommendation would be to apply all of the grant funds to the Veteran's Park Play Equipment project which is currently the highest priority unfunded park project. The project would be scoped to match the \$150,000 budget.
2. Divide the funds equally among each City Council District and implement a series of local enhancement projects. Under this option \$30,000 would be available in each District for smaller projects such as landscaping improvements and new park equipment and/or furnishings. If this option were selected, staff would prepare a scope of work for five individual District park projects and return to City Council on June 21 for conceptual approval.

The Regional Park and Open Space District grants are expected to be approved by the Full Board of Supervisors in August 2011. The County has asked the City to provide information regarding how the \$150,000 of funds will be used by June 30, 2011. In order to secure these funds and report back to the County by the June 30 deadline, staff recommends the City Council provide immediate direction on their use and return with an item for formal Council action on June 21.

**CITY OF REDONDO BEACH**  
**Budget Response Report # 39**

**June 14, 2011**

**Question:**

*What is the status of the new Park and Waterfront Regulatory Signage?*

**Response:**

On December 21, 2010, the City Council approved a contract with Architectural Design and Signs (ADS) Companies for fabrication and installation of regulatory signs for the parks, the Pier and waterfront area for the amount of \$179,990.

The installation of 489 signs will begin this week. Over the next six weeks, working closely with Recreation & Community Services, Public Works, Harbor, Business & Transit and Police Department staff, the contractor will install regulatory signage at all parkettes, Alta Vista, Andersen, Dominguez, Perry and Veterans Parks, the Pier, International Boardwalk and the Esplanade. A site plan for Alta Vista Park is attached as an example.

**KEY**

100-24-01	Mounting Details
100-24-02	Sign Quantity
100-24-03	Sign Message
100-24-04	Sign Type #

100-24-01	Freestanding
100-24-02	Fence-mounted
100-24-03	Wall-mounted
100-24-04	Rock-mounted
100-24-05	Ceiling-mounted
100-24-06	New / Post-mounted
100-24-07	Existing / Post-mounted



## **CITY OF REDONDO BEACH**

### **Budget Response Report # 42**

**June 28, 2011**

#### **Question:**

*Does the City have any ocean-friendly/water-wise demonstration gardens and what opportunities are currently being pursued to develop more?*

#### **Response:**

The City currently maintains one ocean-friendly garden. It is located in Wilderness Park and was constructed in 2008 through volunteers and funding provided by the Leadership Redondo program. The garden contains a spherical structure with drought tolerant plants and a decomposed granite surface walkway.

Staff is currently exploring funding for the development of two additional water-wise demonstration gardens. One is through the West Basin Municipal Water District (WBMWD), which is developing a grant program for the installation of drought-tolerant demonstration gardens at public facilities. Specifically, the City has submitted an interest form, proposing a job site in the "Paseo" area along the walkway between City Hall and the Main Library. Staff intends to follow-up with a formal grant application once the program and process are established.

The second opportunity is through the State of California Proposition 84 grant program, which provides funds for Urban Greening projects. The City and WBMWD have partnered to pursue grant funds for a beautification project on the Southern California Edison/bicycle path right of way at Artesia Boulevard. This area, which is visible to high volumes of pedestrians, cyclists and motorists, currently contains grass that is unappealing and is water-intensive. The beautification project would develop attractive strips of landscaping along each side of Artesia. Plant materials would be water-wise and low maintenance. Staff has submitted a Concept Proposal for the project to the State and expects to hear in July if the City has been selected to submit a full application.

As funding for landscaping projects is currently very limited, the City should continue to seek opportunities available through grant programs, public-private partnerships and/or volunteer initiatives. New projects must consider the demand for ongoing maintenance and consist of attractive plant materials that are consistent with the design and style of the surrounding area. Additionally, all water-wise or ocean-friendly garden projects would have to comply with applicable park development requirements and ADA guidelines. It should be noted that grant funds typically apply to only the development of the project and do not provide for future maintenance.

**CITY OF REDONDO BEACH**  
**Budget Response Report # 43**

June 28, 2011

**Question:**

*What is the latest information on the community partnership between the City and the Leadership Redondo Class of 2010 for the placement of a new public event venue in Veterans Park?*

**Response:**

Budget Response Report #16 provides the background on the Leadership Redondo Class of 2010 (LRC 2010) project to place a new public event amenity at the site of the former Veteran's Park Band Shell. The LRC 2010 raised approximately \$90,000 total that can be used towards construction of the new amenity. However, the estimated construction costs for the amenity, as currently designed, are estimated at \$220,000.

LRC 2010 has decided to resize and/or redesign the new amenity to bring the costs down to the original estimate of \$115,000. The 2010-11 CIP budget for demolition of the old band shell and site preparation at the Veterans Park amenity site has a current balance of \$25,000 that is scheduled for carry-over in the Proposed FY 2011-12 Budget and CIP. Staff recommends that the City Council approve the use of this funding towards construction of the Veterans Park amenity.

Working with Recreation & Community Services and Engineering Department staff, LRC 2010 has asked to present the City Council with a redesign and revised construction cost estimate on July 19, 2011. At that time, staff will also present a Memorandum of Understanding (MOU) between the City and Chamber of Commerce on behalf of LRC 2010, outlining the funding commitment for this project.

**CITY OF REDONDO BEACH**  
**Budget Response Report # 49**

June 28, 2011

**Question:**

*What is the recommended departmental senior staffing needed to handle the higher workload in FY 2011-12 compared to FY 2010-11?*

**Response:**

To adjust to last year's declining workload, Assistant to the City Manager Maggie Healy operated in the position of Interim Recreation & Community Services Department Director during the 2010-11 fiscal year. The adopted FY 2010-11 Annual Budget held her position of Assistant to the City Manager position as authorized but unfunded.

A much higher senior staffing workload has come about for the 2011-12 fiscal year with the passage of Measure G; the Mole B Master Plan; Galleria Revitalization Plans, Arts programs and, Harbor/Pier RFP. The just signed City-School Property Exchange Agreement is expected to result in more workload related to the preparations for a future new Police Headquarters and new affordable housing on District property to meet State Housing requirements. Other important revenue generating assignments including processing of pipeline, right-of-way and cell tower applications have languished for the past twelve months with Healy serving in the Acting Department Head position.

Consequently, approval is recommended for refilling the Assistant to the City Manager position with Maggie Healy returning to her former position and approval for filling through recruitment the vacant Recreation & Community Services Department Head position in accordance with appropriations described in the attached funding chart. No additional General Fund appropriations are requested to fund the two positions needed to meet the higher senior workload described above.

**BRR 49 Attachment 1**

	<b>General Fund</b>	<b>Tidelands</b>	<b>Uplands</b>	<b>CDBG</b>	<b>Housing</b>	<b>RDA</b>	<b>CIP</b>	<b>IT</b>	<b>Transit</b>	<b>TOTAL</b>
<b>RCS</b>										
Current Funding	197,824	23,550	23,550	7,065	7,065					259,054
25% RDA from HBT	(52,078)					52,078				-
Transit from HBT	(20,831)								20,831	-
Housing Set-Aside	(39,565)				39,565					-
Increase to CIP	(49,456)						49,456			-
<b>New Funding</b>	<b>35,894</b>	<b>23,550</b>	<b>23,550</b>	<b>7,065</b>	<b>46,630</b>	<b>52,078</b>	<b>49,456</b>		<b>20,831</b>	<b>259,054</b>
<b>Asst. to CM</b>										
Current Funding	159,145									159,145
Telecom/Comcate	(15,000)							15,000		-
<b>New Funding</b>	<b>144,145</b>							<b>15,000</b>		<b>159,145</b>
<b>HBT</b>										
Current Funding		41,662	41,662			104,156			20,831	208,311
25% RDA to RCS		26,039	26,039			(52,078)			(20,831)	(20,831)
Transit to RCS & Increase to CIP							20,831			20,831
<b>New Funding</b>		<b>67,701</b>	<b>67,701</b>			<b>52,078</b>	<b>20,831</b>		<b>-</b>	<b>208,311</b>
<b>Summary of Changes</b>										
New Funding	180,039	91,251	91,251	7,065	46,630	104,156	70,287	15,000	20,831	20,831
Current Funding	356,969	65,212	65,212	7,065	7,065	104,156	-	-	20,831	20,831
<b>Increase/(Decrease)</b>	<b>(176,930)</b>	<b>26,039</b>	<b>26,039</b>	<b>-</b>	<b>39,565</b>	<b>-</b>	<b>70,287</b>	<b>15,000</b>	<b>-</b>	<b>-</b>



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# Administrative Report

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Commission Action Date: July 13, 2011

**To: MEMBERS OF THE RECREATION & PARKS COMMISSION**

**From: MAGGIE HEALY, ACTING RECREATION & COMMUNITY SERVICES  
DIRECTOR**

**Subject: UPDATE ON MOLE B MASTER PLAN**

## RECOMMENDATION

Receive and file the July 5, 2011, report to Council on the Mole B Master Plan.

## EXECUTIVE SUMMARY

On July 5, 2011, the City Council approved the Mole B Master Plan and directed staff to prepare a phased CIP implementation plan for City Council consideration.

Submitted by:

*Maggie Healy by Margaret Wood*  
Maggie Healy  
Acting Recreation & Community Services  
Director

Attachments:

- July 5, 2011, Administrative Report to City Council



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# Administrative Report

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Council Action Date: July 5, 2011

**To: MAYOR AND CITY COUNCIL**

**From: PETE CARMICHAEL, HARBOR, BUSINESS & TRANSIT DIRECTOR**

**Subject: DISCUSSION AND POSSIBLE ACTION REGARDING THE RECOMMENDATION FOR MOLE B MASTER PLAN DESIGN**

## **RECOMMENDATION**

1. Affirm the City Council's approval of the Mole B Master Plan
2. Direct staff to prepare a phased CIP implementation plan for City Council consideration

## **EXECUTIVE SUMMARY**

Staff presented an initial Mole B master plan recommendation to the City Council for approval on May 17<sup>th</sup>, 2011. At the conclusion of discussion, Council gave specific direction for changes to the master plan design as summarized below;

1. Reconfigure parking if possible
2. Delete coastal overlook and replace with a seawall
3. Accommodate the emergency helicopter landing area
4. Restore as much space as possible to boating uses by reducing the park space to 33% of the mole

The master plan has been updated to accommodate these changes. A rendering of the new concept is included with this report as Addendum 1 for review, discussion and possible action.

## **BACKGROUND**

The Mole B master planning process was initiated with the City Council adoption of the master plan timeline and key milestones on July 6, 2010. Over the course of the subsequent 12 months staff has engaged extensively with stakeholders as well as both the Harbor and Parks and Recreation Commissions to elicit feedback on both the land use allocation and appropriate amenity level for Mole B.

Basic priorities for the master plan were established by the Mole B Guiding Principles, adopted by Council in October, 2010, as well as feedback from the California Coastal Commission, which mandated that 33% of the Mole must be preserved as public park space. It is within this framework that the master plan design was developed.

During the May 17<sup>th</sup>, 2011 City Council meeting, several key points were raised by both The Council and stakeholders. Based on this discussion, The Council directed staff to address and update the master plan per the following specific points;

**1. Reconfigure parking if possible**

Direction was given to research the possibility of relocating the parking stalls on the east side of the park to the opposite side of the entry drive aisle in order to provide more unencumbered open space for flexibility with the emergency helicopter landing area. This was reviewed by the consultant and it was determined that when the parking stalls are moved to the east side of the drive aisle, they are no longer considered contiguous with the park and therefore they can no longer be counted toward the 33% minimum established for park space. This would have resulted in increased park square footage and reduced square footage for boating uses. As a result, this option was not included in the final recommended design.

**2. Delete coastal overlook and replace with a seawall**

Coastal overlook walkway shown in previous concept has been removed. Sea wall remains in place.

**3. Accommodate the emergency helicopter landing area**

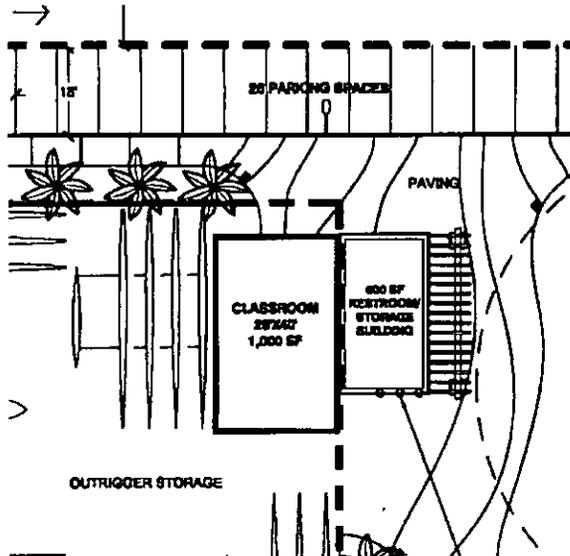
A 100' clear passive space area has been retained to provide for emergency helicopter landings. The area has been pushed to the south as far as possible to maximize flexibility.

**4. Restore as much space as possible to boating uses by reducing the park space to 33% of the mole**

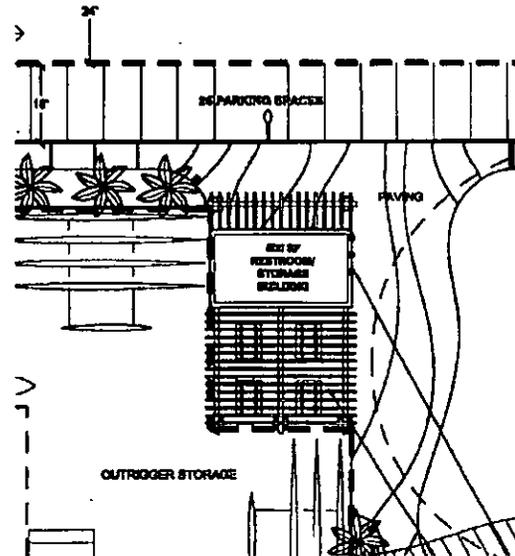
The park area has been reduced to 33% of the mole and additional space has been reallocated for boating uses.

Staff consulted with a variety of stakeholders about the City Council's approved Master Plan. Boaters, represented by the King Harbor Boater's Advisory Panel, Mole B Subcommittee, have continued to express a desire for enclosed classroom space for purposes of instruction and boat maintenance, as shown in Exhibit 1 below (a cut out from larger conceptual renderings). The classroom was discussed by the City Council at the May 17<sup>th</sup> meeting but it was not part of the adopted motion and direction provided to staff. Consistent with Council direction, the outdoor covered lanai flex space appears in the final Master Plan, as shown in Exhibit 2 below. This space provides a less expensive and lower maintenance alternative, usable for both informal instruction and

picnic / park activities. It also has a lower profile preserving views and visibility with a smaller space impact on the site.



**Exhibit 1: Fully Enclosed Classroom Based on Recommendation from King Harbor Boater's Advisory Panel, Mole B Subcommittee**



**Exhibit 2: Outdoor Covered Lanai Flex Space Based on Council Direction**

All structural improvements under the final Master Plan will be designed and constructed in adherence with the Council's designated vintage design scheme. All site improvements will come back to Council for design approval.

### **COORDINATION**

This report as well as the community engagement process, the conceptual designs, and the ultimate recommendation were developed in coordination with the Public Works Department, the Planning Department, the Engineering and Building Services Department, the Department of Recreation and Community Services, and the Fire Department. Additionally, external input was requested and received from the California Coastal Commission.

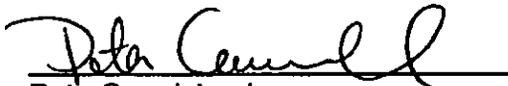
July 5, 2011

**FISCAL IMPACT**

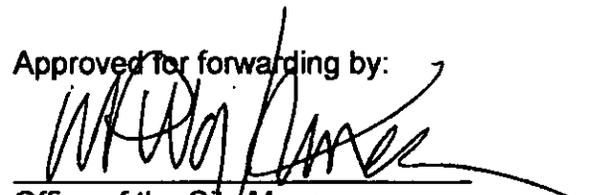
The total cost of the Mole B Master Plan as recommended in The Final Master Plan Design Concept is estimated to be \$1,983,256. For reference, a preliminary cost estimate is included as Addendum 2.

Lease negotiations with Outrigger Canoe Clubs are ongoing and potential capital improvement contributions from clubs will be incorporated into the funding plan. Pending Council direction, funding options for these improvements will be presented at the August 16<sup>th</sup> City Council meeting.

Submitted by:

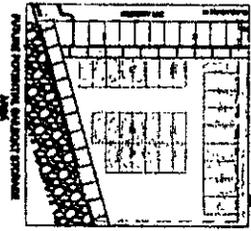
  
Pete Carmichael  
Harbor, Business & Transit Director

Approved for forwarding by:

  
Office of the City Manager

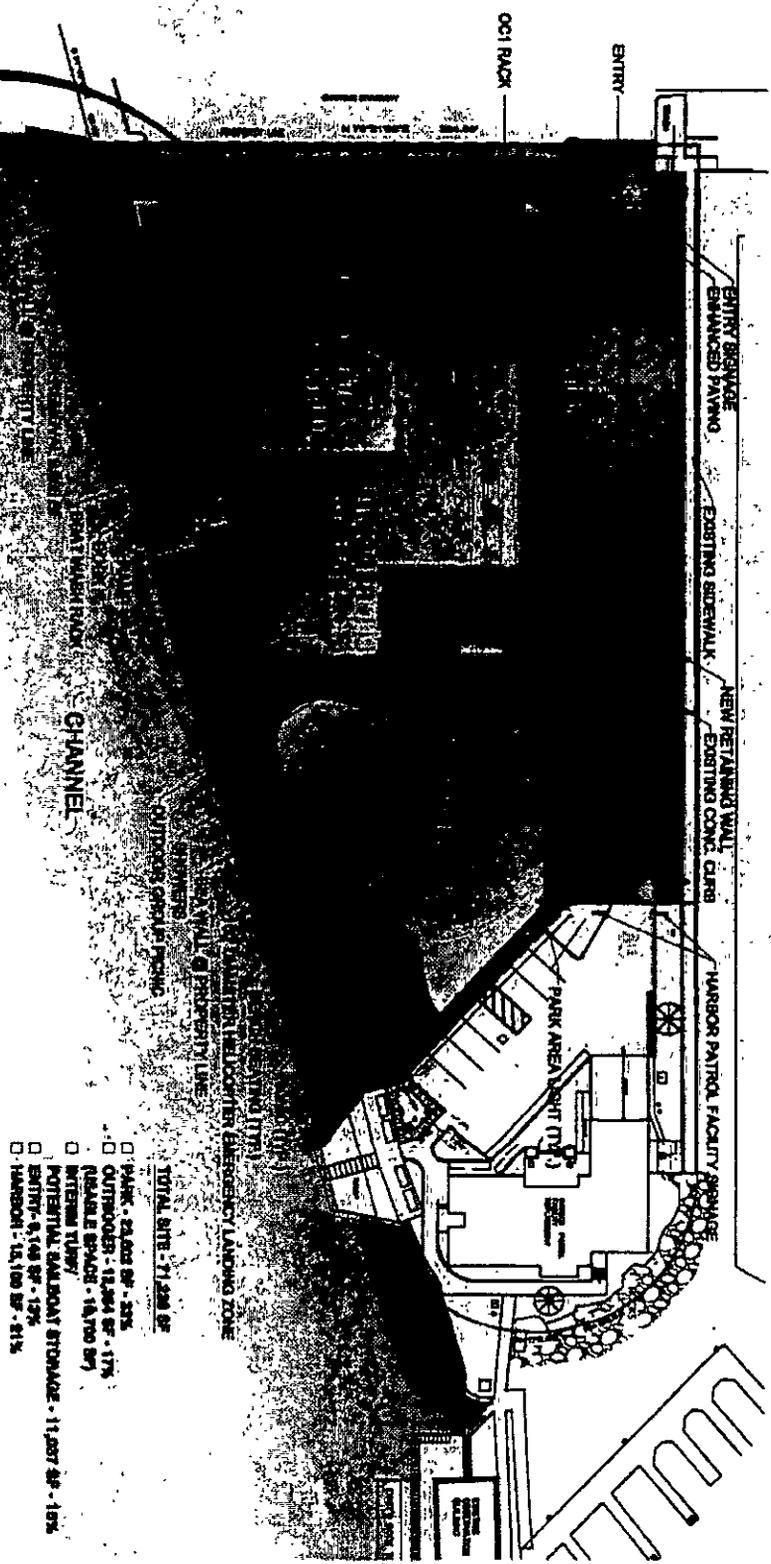
**Addendum 1**

**Final Master Plan Design Concept per Council Direction on  
5/17/2011**



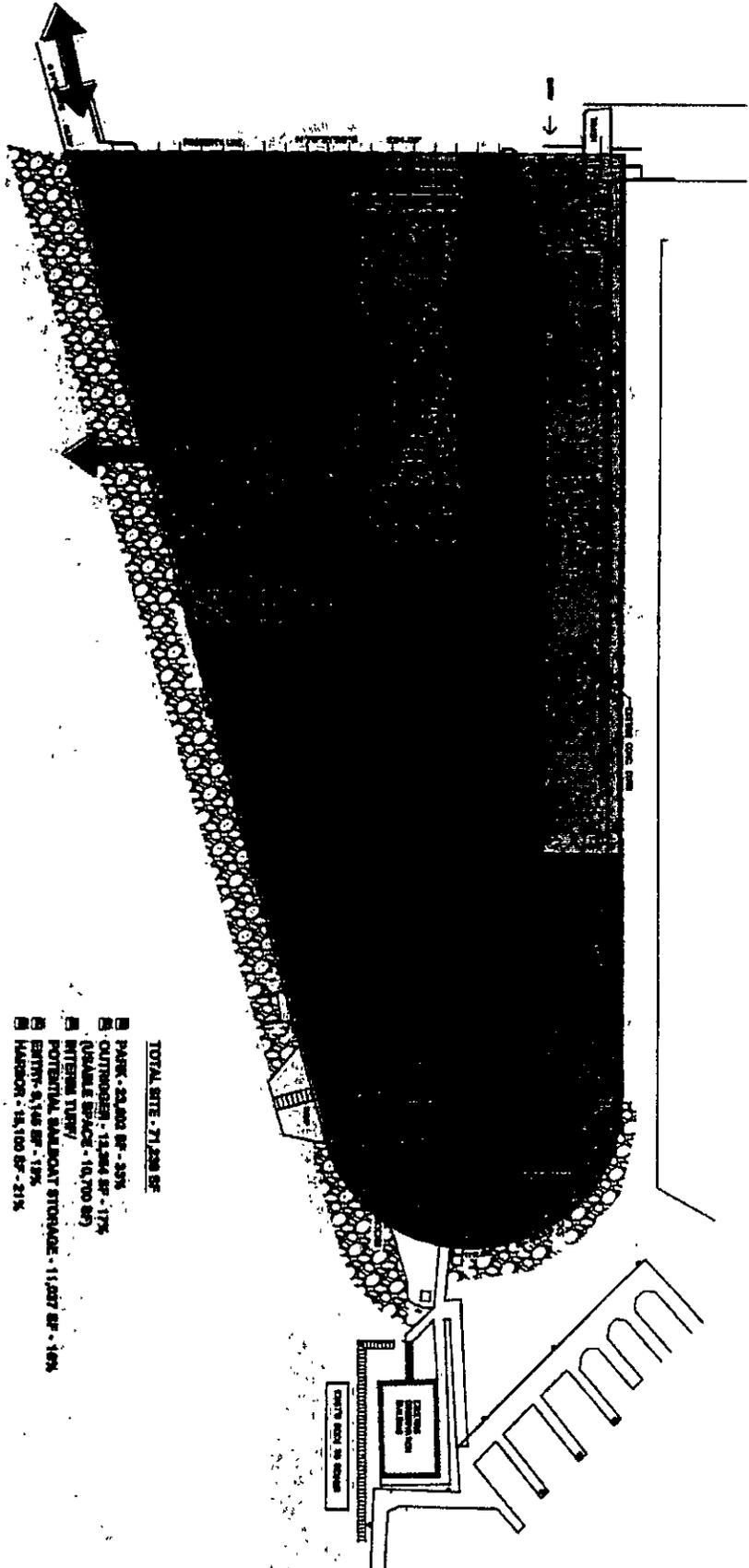
**FINAL MASTER PLAN DESIGN CONCEPT**  
**PER COUNCIL DIRECTION**  
 5-17-2011

**MOLE B - MOONSTONE PARK**  
 REDONDO BEACH CALIFORNIA





**HISSACHI & ASSOCIATES, INC.**  
 LANDSCAPE ARCHITECTURE & PLANNING



- TOTAL SITE - 21,238 SF**
- PARK - 22,802 SF - 33%
  - OUTDOORSEEN - 12,264 SF - 17%
  - OUTSIDE SERVICE - 10,700 SF
  - INTERIM TURF
  - POTENTIAL BALLBOAT STORAGE - 11,207 SF - 16%
  - ENTRY - 9,148 SF - 13%
  - HARDTOP - 14,100 SF - 21%

**FINAL ANALYSIS PLAN DESIGN CONCEPT**  
**PER COUNCIL DIRECTION**  
**5-17-2011**

**MOLE B - MOONSTONE PARK**  
**REDONDO BEACH CALIFORNIA**



**Addendum 2**

**Preliminary Construction Cost Estimate**



**HIRSCH & ASSOCIATES, INC.**  
LANDSCAPE ARCHITECTURE & PLANNING

# Mole B / Moonstone Park

City of Redondo Beach

## Preliminary Construction Cost Estimate

June 27, 2011

### SUMMARY OF COST ESTIMATE

<b>FINAL CONCEPT COUNCIL DESIGN DIRECTION</b>
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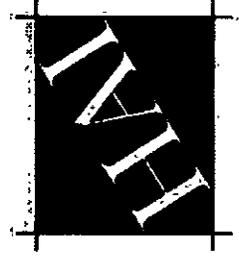
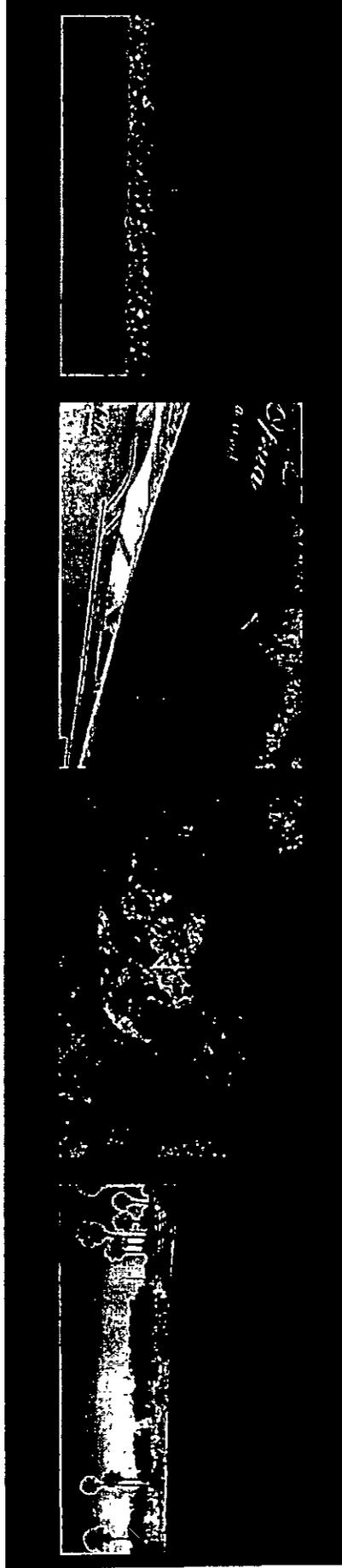
		<b>TOTAL</b>
1 Demolition		\$ 177,507
2 Site Drainage & Sewage		\$ 27,750
3 Site Construction		\$ 1,318,428
4 Site Electrical		\$ 72,000
5 Irrigation		\$ 30,780
6 Landscape		\$ 98,105
	<b>Sub Total</b>	\$ 1,724,570
Construction Contingency	10%	\$ 172,457
General Conditions to Construction Contract	5%	\$ 86,229
	<b>GRAND TOTAL FINAL CONCEPT</b>	<b>\$ 1,983,256</b>

Note: General Conditions Includes Mobilization, Temporary Fencing, Traffic Control, Utility Coordination and Verification, SWPPP, Insurance and Bonds.

NOTE: The figures shown are estimated costs that should not be used to determine bid costs.

# Mole B - Moonstone Park Master Plan

City of Redondo Beach, California



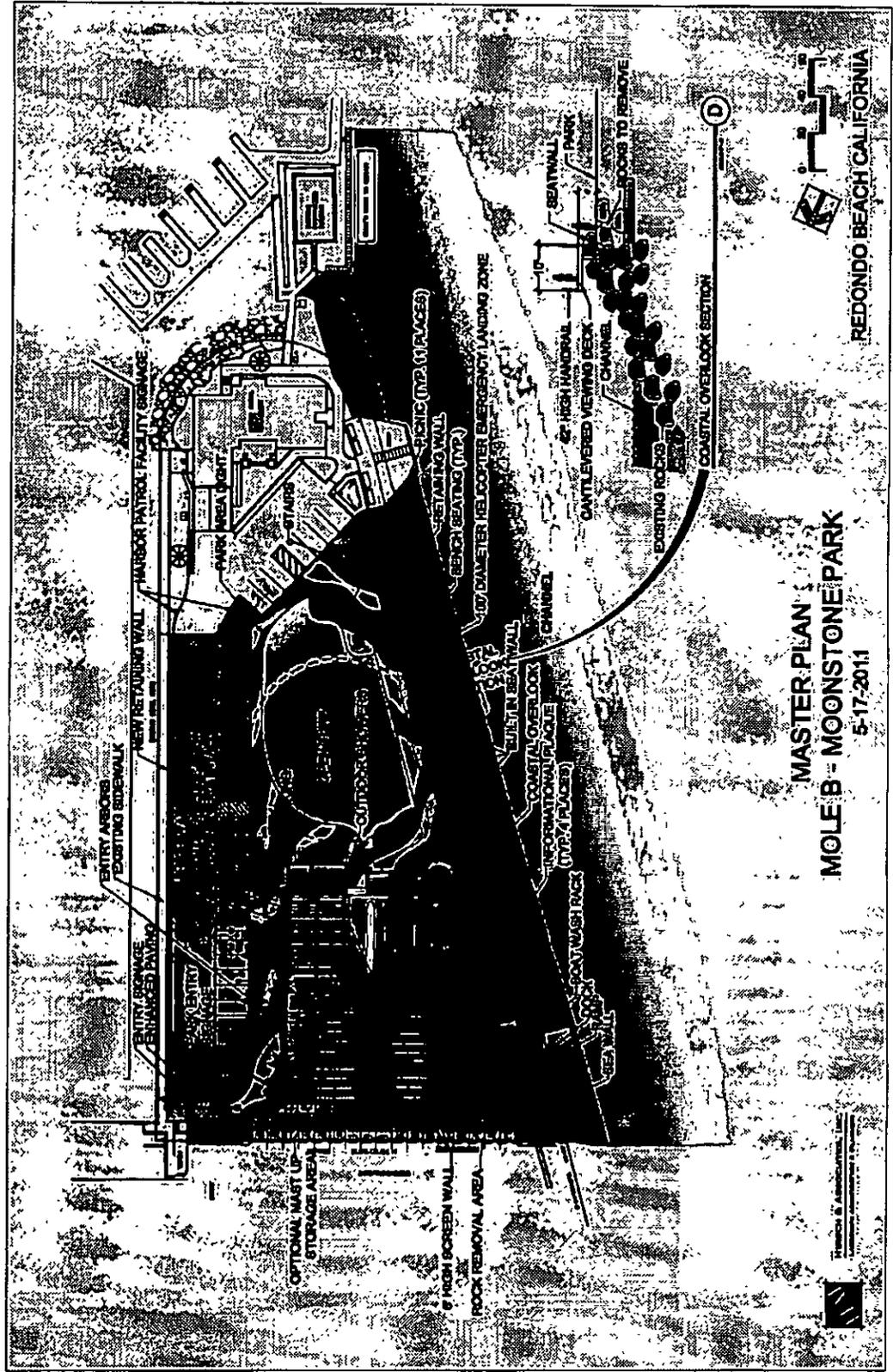
**HIRSCH & ASSOCIATES, INC.**  
LANDSCAPE ARCHITECTURE & PLANNING

2221 EAST WINSTON ROAD, SUITE A  
ANAHEIM, CALIFORNIA 92809  
PHONE 714-776-4340 FAX 714-776-4398  
WWW.HAILANDARCH.COM LA#1710

# Mole B - Master Plan



## MASTER PLAN PRESENTED AT COUNCIL 5/17/11 MEETING

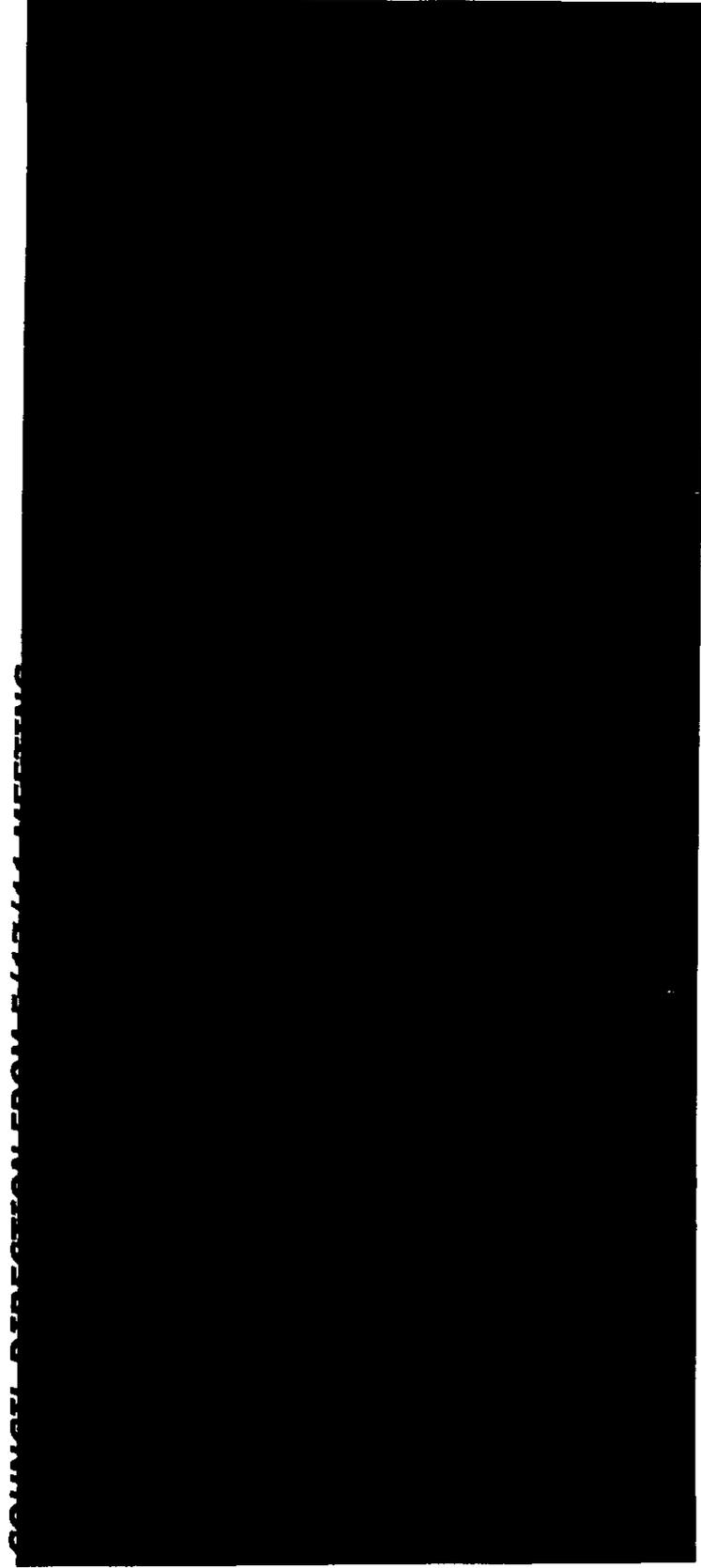


MASTER PLAN  
MOLE B - MOONSTONE PARK  
5-17-2011



**Mole B - Master Plan**

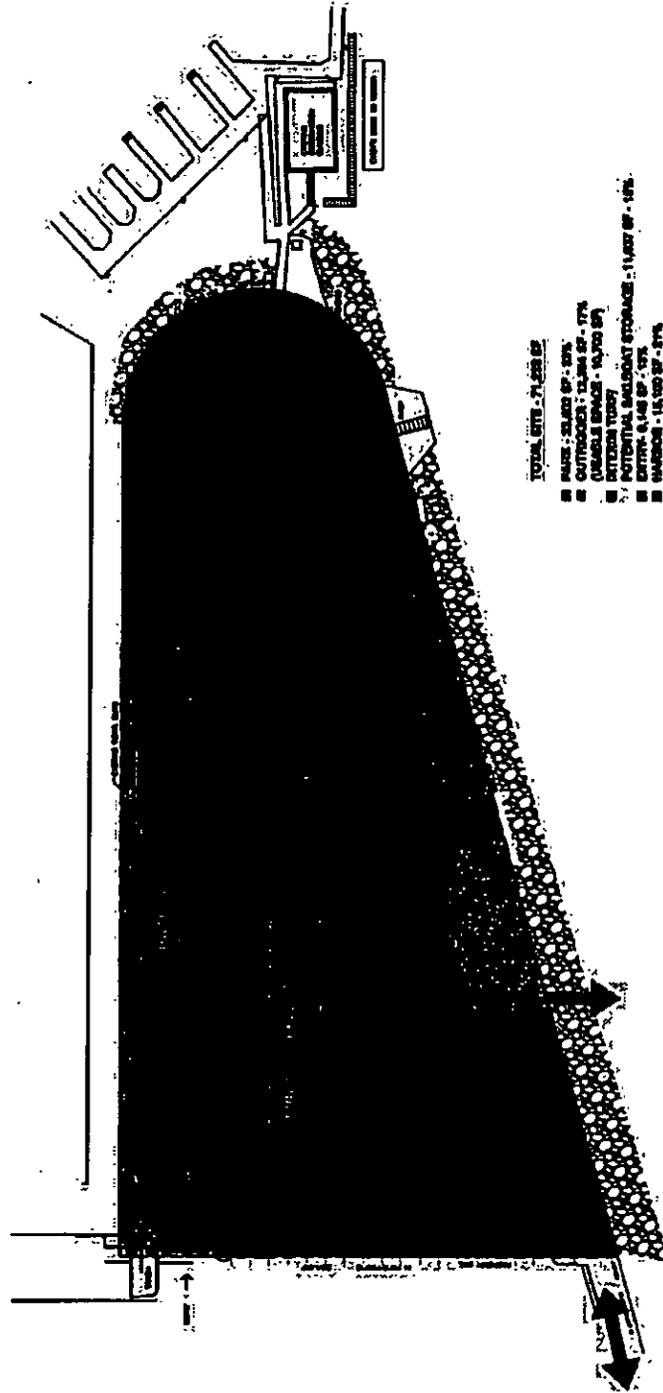
CITY OF REDONDO BEACH, CALIFORNIA



COUNCIL DIRECTOR FROM 11/11/11 MEETING

# Mole B - Master Plan

City of Redondo Beach, California



- TOTAL SITE - 71,250 SF
- PARK - 23,602 SF - 33%
- OUTRIGGER - 12,354 SF - 17%
- (AVAILABLE SPACE - 10,700 SF)
- ENTRY - 9,145 SF - 13%
- POTENTIAL BUILDOUT STORAGE - 11,037 SF - 16%
- HARBOUR - 15,100 SF - 21%

	<b>PARK</b> 23,602 SF 33%		<b>OUTRIGGER</b> 12,354 SF 17%		<b>ENTRY</b> 9,145 SF 13%		<b>HARBOR PATROL</b> 15,100 SF 21%		<b>INTERIM TURF/BOAT STORAGE</b> 11,037 SF 16%
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FINAL ANALYSIS PLAN DESIGN CONCEPT  
PER COUNCIL DIRECTION  
5-17-2011

 **MOLE B - MOONSTONE PARK**  
REDONDO BEACH, CALIFORNIA







Recommendation

1. Affirm City Council's approval of Mole B Master Plan.
2. Direct staff to prepare a phased CIP implementation plan for City Council consideration

## **Addendum 3**

### **Consultant Master Plan Design Presentation**



**HIRSCH & ASSOCIATES, INC.**  
LANDSCAPE ARCHITECTURE & PLANNING

## Mole B / Moonstone Park City of Redondo Beach

### Preliminary Construction Cost Estimate

June 24, 2007

FINAL CONCEPT ITEMIZED				
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<b>Demolition</b>				
	<i>QTY</i>	<i>UNIT</i>	<i>COST</i>	<i>TOTAL</i>
1 Clear & Grub	45,690	SF	\$ 0.30	\$ 13,707
2 Remove Existing AC Paving	8,200	SF	\$ 1	\$ 8,200
3 Remove Portion of Rock Jetty & Repair Geofabric &	1	LS	\$ 150,000	\$ 150,000
4 Remove Existing Trees	28	EA	\$ 200	\$ 5,600
SUBTOTAL				\$ 177,507

<b>SITE DRAINAGE &amp; SEWAGE</b>				
	<i>QTY</i>	<i>UNIT</i>	<i>COST</i>	<i>TOTAL</i>
5 Storm Drains and Catch Basins	1	LS	\$ 10,000	\$ 10,000
6 6" Sewer Line w/ Connection to Building	55	LF	\$ 50	\$ 2,750
7 Below Grade Retention	1	LS	\$ 15,000	\$ 15,000
SUBTOTAL				\$ 27,750

<b>SITE CONSTRUCTION</b>				
	<i>QTY</i>	<i>UNIT</i>	<i>COST</i>	<i>TOTAL</i>
8 Decorative Paving	11,675	SF	\$ 12	\$ 140,100
9 Concrete Retaining Wall at Parking Lot	250	LF	\$ 150	\$ 37,500
10 Park Sign Over Drive Entry	1	LS	\$ 20,000	\$ 20,000
11 Pedestrian Entry Sign	1	LS	\$ 12,000	\$ 12,000
12 600 sf Restroom Building	1	LS	\$ 270,000	\$ 270,000
13 Patio Trellis	1	LS	\$ 20,000	\$ 20,000
14 36" High Decorative Fence	116	LF	\$ 35	\$ 4,060
15 Handicapped Ramp	1	LS	\$ 2,000	\$ 2,000
16 Bench	8	EA	\$ 1,500	\$ 12,000
17 Trash Receptacle	8	EA	\$ 800	\$ 6,400
18 Picnic Table	10	EA	\$ 1,500	\$ 15,000
19 Boat Wash Down Rack	1	EA	\$ 2,000	\$ 2,000
20 Boat Storage Area Surfacing	17,650	SF	\$ 5	\$ 88,250
21 Docks & Ramps	1	LS	\$ 75,000	\$ 75,000
22 36" High Sea Wall at Breakwater	340	LF	\$ 1,500	\$ 510,000
23 Sea Wall Railing	340	LF	\$ 35	\$ 11,900
24 AC Paving & Base	11,460	SF	\$ 4	\$ 40,110
25 Decorative Paving at Driveway Entry	1,050	SF	\$ 25	\$ 26,250
26 6" Curbs	800	LF	\$ 15	\$ 12,000
27 Parking Lot Striping	44	EA	\$ 42	\$ 1,848
28 Bicycle Rack	1	EA	\$ 1,500	\$ 1,500
29 Drinking Fountain	1	EA	\$ 3,500	\$ 3,500
30 Mounted Binocular	2	EA	\$ 2,500	\$ 5,000
31 2" Domestic Water Line to Building	55	LF	\$ 30	\$ 1,650
32 3/4" Domestic Water Line to Drinking Fountain	30	LF	\$ 12	\$ 360
33 3/4" Domestic Water Line to Boat Wash down	170	LF	\$ 12	\$ 2,040
SUBTOTAL				\$ 1,318,428

<u>SITE ELECTRICAL</u>		<u>QTY</u>	<u>UNIT</u>	<u>COST</u>	<u>TOTAL</u>
34	Parking Lot Lighting	6	EA	\$ 4,000	\$ 24,000
35	Walkway Lighting	10	EA	\$ 3,000	\$ 30,000
36	Park Electrical Panel and Controls @ Bldg.	1	LS	\$ 6,000	\$ 6,000
37	Electrical Connection to Building	1	LS	\$ 2,000	\$ 2,000
38	Site Electrical (Conduit, Pull Boxes, Wiring, & Connect	1	LS	\$ 10,000	\$ 10,000
SUBTOTAL					\$ 72,000

<u>IRRIGATION</u>		<u>QTY</u>	<u>UNIT</u>	<u>COST</u>	<u>TOTAL</u>
39	Irrigation	10,640	SF	\$ 2	\$ 21,280
40	Controller	1	LS	\$ 6,000	\$ 6,000
41	1-1/2" Backflow Device and Enclosure	1	EA	\$ 3,500	\$ 3,500
SUBTOTAL					\$ 30,780

<u>LANDSCAPE</u>		<u>QTY</u>	<u>UNIT</u>	<u>COST</u>	<u>TOTAL</u>
42	Soil Preparation and Fine Grading	10,640	SF	\$ 0.30	\$ 3,192
43	Palm Trees	21	EA	\$ 3,500	\$ 73,500
44	5 Gallon Shrubs	750	EA	\$ 20	\$ 15,000
45	Turf- Sod	7,700	SF	\$ 0.75	\$ 5,775
46	30 Day Plant Establishment Period	10,640	SF	\$ 0.02	\$ 213
47	60 Day Landscape Maintenance	10,640	SF	\$ 0.04	\$ 426
SUBTOTAL					\$ 98,105

SUBTOTAL \$ 1,724,570

Construction Contingency 10% \$ 172,457

General Conditions to Construction Contract 5% \$ 86,229

GRAND TOTAL \$ 1,983,256

Note: General Conditions includes Mobilization, Temporary Fencing, Traffic Control, Utility Coordination and Verification, SWPPP, Insurance and Bonds.

NOTE: The figures shown are estimated costs that should not be used to determine bid costs.



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# Administrative Report

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Council Action Date: July 13, 2011

**To: MEMBERS OF THE RECREATION AND PARKS COMMISSION**

**From: MAGGIE HEALY, ACTING RECREATION & COMMUNITY SERVICES DIRECTOR**

**Subject: SEASIDE LAGOON RESTROOM IMPROVEMENTS**

## **RECOMMENDATION**

Review and discuss the exterior design concept for the Seaside Lagoon Restroom building and provide input to the Planning Commission and the City Council.

## **EXECUTIVE SUMMARY**

The Adopted 2010-2015 Capital Improvement Program (CIP) includes funding of \$896,080 from Harbor Tidelands Funds for Seaside Lagoon Rehabilitation. On June 22, 2010, the City Council approved Budget Response Report #57 recommending a phased approach to the project and directed staff to proceed with revised construction plans and specifications for a new restroom and storage building that would better support annual special event uses and meet the needs of the current summer swim feature. On December 7, 2010, the City Council approved a conceptual floor plan for the restroom building and approved a design contract with Terrazas and Associates Architects to develop plans and specifications.

The vintage design concept for the exterior of the building (Attachment A) was developed by Nest Architecture, Inc. in concert with staff from Engineering & Building Services, Recreation & Community Services, Harbor, Business & Transit and Public Works Departments. The design concept is scheduled to be reviewed at a public hearing to be held by the Planning Commission in August, and then presented to City Council for review in late August or early September.

## **BACKGROUND**

The Seaside Lagoon is a year round events venue hosting activities such as the Lobster Festival, SuperBowl 10k, and 4<sup>th</sup> of July Fireworks Celebration. Additionally, the Lagoon serves as a summer water recreation facility from Memorial Day through Labor Day each year.

The Lagoon's restrooms, locker rooms, office/storage building, and shelter structure are in a state of disrepair and do not meet current ADA or building requirements. The condition of these facilities has limited the number of potential event bookings and the overall quality of the Lagoon's visitor serving experience.

The estimated cost to develop plans and specifications and complete the restroom building renovations per the conceptual drawing is \$896,000. This does not include rebuilding of the lanai shelter area or new uses such as an expanded sand area. However, the restroom design maintains a footprint very close to the original design, and would allow the maximum flexibility for future expansion of the Lanai shelter area.

**COORDINATION**

Engineering and Building Services and Recreation & Community Services staff coordinated with the Planning, Harbor, Business & Transit and Public Works Departments and the architects in the preparation of this recommendation.

**FISCAL IMPACT**

<u>Funding</u>		<u>Expenditures</u>	
FY 2010-11 CIP		Terrazas and Associates	\$ 73,000
Tidelands Funds	<u>\$896,080</u>	Nest Architecture	5,000
		Construction estimate	\$711,000
	\$896,080	Engineering Project Mgt.	\$ 35,500
		Contingency	<u>\$ 71,580</u>
			\$896,080

Submitted by:

  
Maggie Healy  
Acting Recreation & Community Services Director

Attachments:

- A – Vintage Design Concept for Seaside Lagoon Restroom
- B – Conceptual Floor Plan (Approved by Council December 7, 2010)





**SEASIDE LAGOON VINTAGE REVITALIZATION**  
**OPTION C**

6.30.11