



MEETING AGENDA

PARKS AND RECREATION COMMISSION

Wednesday, February 18, 2015 • 6:30 p.m. • San Bruno City Hall, 567 El Camino Real

WELCOME TO OUR COMMISSION MEETING

If you wish to speak on an item under discussion by the Commission and appearing on the agenda, you may do so upon receiving recognition from the Commission Chair. If you wish to speak on a matter not appearing on the agenda, you may do so during PUBLIC DISCUSSION. Please state your name and address; if you are representing an organization, please state the name of the organization.

In compliance with American Disabilities Act, individuals requiring accommodations for this meeting should notify us **48** hours prior to meeting (616-7180).

Please note: Commission policy allows a maximum of three (3) minutes for individual comments.

1. **CALL TO ORDER:**
2. **ROLL CALL/ PLEDGE OF ALLEGIANCE:**
3. **ANNOUNCEMENTS:**
4. **PRESENTATIONS:**
5. **REVIEW OF AGENDA:**
6. **APPROVAL OF MINUTES January 21, 2015**
7. **PUBLIC COMMENT ON ITEMS NOT ON AGENDA:** (Note: Commission's policy is to refer matters raised in this forum to staff for investigation and/or action where appropriate. State Law, known as the "Brown Act", prohibits Commission from discussing or acting upon any matter that is not on the agenda. Non-agenda issues rose by members of the public or by the Commission may, at the discretion of the Commission, be scheduled for consideration at future meetings.)
8. **CONDUCT OF BUSINESS:**
 - a. Review and Approve Draft Adopt-a-Park Program and Refer to City Council for Action
 - b. Review and Input on Draft Memorial Recognition Plaque Inscription
 - c. Review and Input on Park and Recreation Commissioners Handbook
 - d. Update on Florida Avenue Property Acquisition
 - e. Select Community Recognition Award Sub-Committee Members
 - f. Select Fees and Charges Sub-Committee Members
9. **REPORT FROM COMMISSIONERS:**
10. **AGENDA BUILDING:**
11. **ADJOURNMENT:**

**** POSTED PURSUANT TO LAW ****



DATE: February 18, 2015
TO: Parks & Recreation Commission
FROM: Danielle Brewer, Community Services Superintendent
SUBJECT: Draft of Adopt-A-Park Program

BACKGROUND:

The draft of the Adopt-A-Park Program was presented again at the January 21, 2015 Park and Recreation Commission Meeting. Commissioners recommended a few minor changes to the draft program.

1. Remove "Inclusion on or in the vicinity of the City Park's signage" and "Other" in the Recognition of Volunteers and Donors section of What is Adopt A Park? Section.
2. Add "The City of San Bruno reserves the right to refuse or deny projects that may not meet the needs of the Community Services Department." in the Adopt A Park Agreement Section.
3. Add a "Scope of Work" section to the Adopt A Park Agreement.
4. Add Crestmoor Fields to the San Bruno Park & Facility Descriptions Section.

The changes have been made and the draft document is provided in this packet. Staff requests the Parks and Recreation Commission to recommend the draft document to the City Council for approval and implementation of the program.

DISCUSSION:

None

FISCAL IMPACT:

None.

ATTACHMENTS:

None.



**CITY OF SAN BRUNO
COMMUNITY SERVICES DEPARTMENT**

ADOPT A PARK PROGRAM



Community Services Department

251 City Park Way

San Bruno, CA 94066

Phone: (650) 616-7180 adoptapark

@sanbruno.ca.gov

to



What is Adopt A Park?

Adopt A Park is a City of San Bruno program that allows community volunteers assist in the care and maintenance of City parks, playgrounds and open space areas. Adopt A Park maximizes our community's resources with a focus on protecting our outdoor facilities.

Who can Adopt A Park?

- Individuals
- Local businesses
- Schools
- Church groups
- Service clubs
- Youth groups
- Scouts

What facilities can be adopted?

Most of the City's parks, picnic areas, athletic fields, playgrounds and open space areas can be adopted. In this packet, you will find a list and descriptions of San Bruno Parks and Facilities eligible for adoption.

What can volunteers do?

- Painting and Cleaning – benches, buildings, fences, etc
- Planting and maintenance of landscape areas
- Clean-up of City picnic areas and playgrounds
- Donate funds for purchase of supplies and maintenance of the above areas

(Tasks requiring power tools or equipment will not be allowed without specific written permission of the City's Community Services Director)

How do we get started?

- To adopt a City facility, please contact the San Bruno Community Services Department at (650) 616-7180 or adoptapark@sanbruno.ca.gov
- City staff will work with the group or individual to locate appropriate volunteer assignments or donation opportunities.
- Each individual working on City property will be required to register as a City volunteer.
- City staff will provide training and some supply materials necessary for the type of work to be performed, as well as removing any gathered trash or materials to be recycled.

Recognition of Volunteers and Donors

Below are a few examples of recognition of volunteers and donors.

- Acknowledgement in the Community Services Department's Recreation Activity Guide
- Acknowledgement in the City's FOCUS Newsletter
- Plaque of current Adopt A Park volunteers to be placed in City Hall

City staff and the volunteer(s) or donors will discuss these options prior to final placement

PARKS USE REGULATIONS

The following are excerpts of the regulations governing use of the City of San Bruno's Parks. The full text of these Use Regulations can be found in Chapter 9 of the City's Municipal Code.

9.20.030 Fires and barbecues.

No person shall light a fire or barbecue within any park or recreation area except on city installed or provided barbecue grills. No person responsible for a barbecue shall leave the fire unattended. When the user has finished with the fire, it shall be completely extinguished.

9.20.040 Prohibited acts.

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- A. No person shall pick flowers, foliage or fruit, or in any way mutilate or injure any tree, shrub, plant, fern, grass turf, railing, seat, fence, structure or any other thing.
 - B. No person shall climb any tree, stone, fence, wall, building in any recreation area.
 - C. No person shall place rubbish in any park except in a receptacle designed for that purpose.
 - D. No person shall transport, dump, disturb or remove any rock, rubble, dirt, sand, fill or other similar material into or in any park or recreation area.
 - E. No person shall remove, damage or destroy any object of interest or value in any park.
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9.20.045 General noise regulation.

It shall be unlawful for any person to willfully make any loud noise which disturbs the peace or quiet of any park, open space or recreation area or which causes discomfort or annoyance to any reasonable person of normal sensitiveness residing in the area, or using the park facilities.

9.20.050 Concessions.

No person shall engage in the business of soliciting, selling or peddling of any liquids or edibles for human consumption, distribute circulars, or hawk, peddle or vend any goods, wares or merchandise of any kind in any recreation area, except by specific permit.

9.20.060 Cameras.

Still and motion picture cameras may be freely used for general purposes in any recreation area. Filming of motion pictures requiring the use of artificial or special settings or special equipment, or involving the performance of a professional cast, first requires a permit.

9.20.070 Hours.

The City parks shall be closed every evening from 10:00pm to 5:00am.

9.20.080 No drinking alcoholic beverages in designated locations.

Unless authorized by permit from the Community Services Department or where the consumption of alcohol is specifically authorized by the City, no person shall drink any alcoholic beverage in any City park or recreation area.

ADOPT A PARK SAFETY GUIDELINES

Volunteer work in City Parks should be done in a manner following these safety guidelines:

- Follow all of the City of San Bruno's Parks Use Rules and Regulations
- Lift all objects with your legs, not with your back.
- Wear light or bright colored clothing, hard-soled shoes and if possible sturdy work gloves.
- Use sun block or wear a hat.
- Call Parks and Recreation Department staff at (650) 616-7180 immediately if you notice a safety hazard, such as broken equipment. If staff cannot be reached, call the San Bruno Police Department at (650) 616-7100.
- Tie bags after disposing of in containers.
- Work only during park hours and always with at least two people in the group.
- Make sure all the volunteers are following these safety precautions.
- Take breaks, drink liquids, and dress appropriately for the weather. Be careful to not overexert yourself.
- Do not bring small children on projects unless they can be closely supervised.
- Never pick up material that you suspect might be hazardous. Immediately contact the Police Department if you find drug paraphernalia such as needles. Immediately contact the Fire Department if you find bio-waste such as bloody objects.
- Only pick up litter close to the edge of any roadways if oncoming traffic is clearly visible. Remember to stay on the right-of-way facing traffic.

Individual Volunteers

- Individuals interested in volunteering for the Adopt-a-Park program need to register with the Community Services Department at (650) 616-7180.
- Adopt-a-Park workdays will be established during the year with all volunteers working together with City staff.
- City staff will supply all necessary training and equipment.

Non-Profit Organizations

- Non-profit organizations interested in adopting a park, picnic area, athletic field, or other City facility need to contact the Community Services Department at (650) 616-7180.
- After receiving training on specific tasks from City staff, organizations with insurance coverage and adult supervision will be allowed to establish their own schedules on approved projects.



ADOPT A PARK AGREEMENT

Name of Individual or Organization: _____ Date: _____

Name of Organization's Contact: _____ Day Phone #: _____

Address: _____ Other Phone #: _____

E-mail: _____ Fax #: _____

Adopt-A-Park Location Requested: _____

Type of Adoption:

- Litter Removal Vegetation Control Flower or Tree Planting
- Graffiti Removal Painting or Cleaning Other _____

Scope of Project _____

Proposed Work Schedule _____

TERM AND CONDITIONS

TERM: Subject to the City of San Bruno's right to terminate, this agreement shall be in full effect for one year beginning _____

CONDITIONS:

- A) The above named individual(s) or organization shall develop and follow a regular schedule of maintenance of the Adopt A Park Location as agreed upon by the City of San Bruno's Community Services Department and report any hazards to the City staff.
- B) The contact person shall report all hours volunteered to the Adopt-A-Park Coordinator.
- C) Each individual volunteer working in a City Park must sign the City of San Bruno's Adopt-A-Park Volunteer Application.
- D) The above named individual(s) or organization is allowed access to the City property location shown above for the purpose of carrying out the terms of this agreement.
- E) The City of San Bruno reserves the right to terminate this agreement at any time.+
- F) The City of San Bruno reserves the right to refuse or deny projects that may not meet the needs of the Community Services Department.

I have read the above information and hereby agree to accept the above Term and Conditions

Adopt-A-Park Participant Signature

Community Services Director

Adopt-A-Park Participant – Printed Name

Date



ADOPT A PARK VOLUNTEER APPLICATION

General Release and Waiver for Volunteers

Before you can volunteer to work on City property, you are required to read the following information and then sign the Release and Waiver. The Release and Waiver imposes obligations on you and limits your legal rights, so you must understand it fully before you sign. If you have any questions, please ask us before you sign.

Please Return to:

Community Services Department
567 El Camino Real
San Bruno, CA 94066

Safety -- In order to clean up our City, we may be using equipment, such as litter-grabbers, plastic bags, latex gloves and other equipment. Mishandling or misusing these items could cause you injury, and it is possible that you may have an allergy to latex that could cause a severe reaction. You may also be working in streets where cars are moving, cleaning gutters, stepping on and off curbs, etc. You will be given common-sense instructions before heading out, but ultimately responsibility for safety is yours.

Personal Injury -- if you are injured while volunteering for the City, Workers Compensation will cover you as authorized by California Labor Code Sec. 3363.5 and San Bruno Municipal Code Sec. 5.16.140. Workers Compensation is 'no fault'. This means you will receive benefits no matter who was at fault for the accident. These benefits include medical care, temporary disability benefits, and permanent disability benefits, if necessary. The City pays for this coverage; there is no cost to you as a volunteer, however, because you are covered by Workers Compensation, should you be injured, State law does not allow you to sue the City for your injury. You also agree to release the City of San Bruno and all its employees and officers, and you waive all claims against them for personal injury (including death) incurred as a result of the negligence of any employee, agent or servant of the City of San Bruno during your involvement with the Adopt A Park program.

Personal Property Damage --The environment in which we will work may damage your personal property, especially your clothing. If your property is damaged, you agree to hold the City harmless. This means you will not file any claims against the City for any personal property damage related to your volunteer work for Adopt A Park, even if the damage is caused by the negligence of a City employee. We strongly urge you to use common sense and care.

Injury to Third Persons and Their Property -- In addition to your own safety and that of other volunteers, we want you to take every step possible to protect the safety of other residents and visitors to our City. You must take every reasonable precaution to prevent injury to others and to prevent damage to their property. If such injury or damage does occur, you agree to indemnify the City. This means that, if the injured party sues the City, you will reimburse the City for any money paid out to the injured party.

The attached form must be signed prior to beginning any volunteer work on City property. If the volunteer is under 18 years old, that child's parent or guardian must fill out the form. Volunteers under the age of 18, must be supervised by a parent, guardian or responsible adult.

ADOPT A PARK VOLUNTEER APPLICATION



General Release and Waiver

I have read the information sheet and the above background to the Volunteer's Release and Waiver and each paragraph contained therein. I understand all the provisions in the Release and Waiver. I understand that I am eligible for Worker's Compensation benefits, but I will not under any circumstances receive any other type of compensation.

I further understand that accidents and injuries can arise out of the event. Knowing the risks, nevertheless, I hereby agree to assume those risks and to release and to hold harmless all of the persons or agencies mentioned below who, through negligence or carelessness, might otherwise be liable to me or my heirs or assigns for damages.

I hereby release the City of San Bruno and all its employees and officers and waive all claims against them for personal injury (including death) and/or property damage, including such injury and/or damage incurred as a result of the negligence of any employee, agent, servant, or volunteer of the City of San Bruno. It is further understood and agreed that this waiver, release and assumption of risk is to be binding on my heirs and assigns.

I also hereby agree to indemnify the City of San Bruno against any claims made by third parties against the City due to my intentional or negligent acts.

Signature of Volunteer

Date

Address

Daytime phone number

Print Name

Email Address

Signature of Parent or Guardian (If volunteer is less than 18 years old)

Date

San Bruno Park & Facility Descriptions

Small Parks/Tot Lots

Catalpa Tot Lot

Catalpa near Rollingwood Drive - .5 Acre

This neighborhood tot lot offers a play area as well as a basketball court.

Fleetwood Tot Lot

Fleetwood near Rollingwood Drive - .5 Acre

Fleetwood Tot Lot offers benches, a play area, and a basketball court.

Herman Tot Lot

Diamond and Herman Streets - .25 Acres

This small neighborhood park is home to a play area.

Lomita Park

500 San Anselmo Avenue - .25 Acres

This small neighborhood park is home to a picnic and play area, perfect for a family outing.

Ponderosa Park

Pacific Heights @ Seacliff Way - .25 Acres

Hidden in the hills above Pacifica, this park features benches, a water faucet, grass area and a play area.

Posy Park

San Mateo Avenue & Huntington Avenue - .5 Acres

Located adjacent to the new train station, this park features trees, benches and a water fountain. This is the perfect relaxation spot after shopping and before hopping on the train.

7th Avenue Park

7th Avenue at Angus Avenue - .5 Acres

This small neighborhood park features benches and a play area.

7th & Walnut Park

7th Avenue at Walnut Avenue - 1 Acre

This small neighborhood park features benches, a basketball court and a play area.

Medium Parks

Bayshore Circle Park

North Baysore Circle – 1.0 Acre

This neighborhood park features a basketball court and play area.

Lions Park

End of 1st Avenue – 3 Acres

Located next to Lions Field, this park features a play structure, grass area and the adjacent ball field. This park is a perfect place for children to play and eat while baseball games are played.

Large Parks

Buckeye Park

Rosewood near Madison Avenue – 7.0 Acres

Nestled in the hillside of San Bruno, Buckeye Park offers a beautiful setting for a picnic or just a lazy day in the park.

City Park

Crystal Springs at Oak Avenue – 31 Acres

The largest of the San Bruno Parks, City Park is home to a seasonal swimming pool, 3 athletic fields, 13 reservable picnic areas, 4 tennis courts, 3 play areas, and the Veterans Memorial Recreation Center.

Commodore Park & Commodore Dog Park

Commodore Avenue and Cherry Avenue - 4.0 Acres

As one of the City's larger parks, Commodore features play areas, a baseball diamond (Greenberg Field), picnic tables, BBQ pits, restroom facilities and a fully enclosed dog exercise area located at the eastern end of the park.

Forest Lane Park

Forest Lane at Green Avenue – 4 Acres

This park features a grassy area, basketball court, play area and picnic tables.

Grundy Park

Cherry Avenue & Oak Avenue - 4.0 Acres

Named after San Bruno's first Mayor, Grundy Park features a large open lawn area, two play areas, one reservable picnic site and a restroom.

Pacific Heights Park

Longview Drive and Goodwin Drive – 5 Acres

Pacific Heights features benches, play area, a baseball diamond, a basketball court and a walking trail.

Athletic Fields & Courts

Crestmoor Fields

End of Courtland Drive

This non lighted field is used by the local soccer organizations for practice and games as well as for a practice location for the Pony Baseball league.

Greenberg Field

Commodore Avenue and Cherry Avenue

This non lighted field, named after a long time Park and Recreation Commissioner and baseball league volunteer, hosts baseball and softball games for the youth Farm Leagues, Junior Giants and Girls softball. When not reserved for scheduled activities, the public can rent the field for birthday parties or family pickup games.

Monte Verde Field

Oakmont at Evergreen Drs. – 5 Acres

This large open grass area perfect for soccer. It is used by the local youth soccer organizations for practices and games.

Pacific Heights Field

Longview Drive and Goodwin Drive

This non lighted field is home to the youth baseball and softball organizations. The field is sized to allow for play for sports leagues with players up to the age of 14 years old.

San Bruno Park Diamond #2

Crystal Springs at Oak Avenue

This is one of three lighted fields at San Bruno City Park. It is home to San Bruno Youth Baseball League and the San Bruno Girls Softball League. The City of San Bruno also holds many events on the field including the adult softball games, youth flag football games and the youth triathlon.

San Bruno Park Diamond #3

Crystal Springs at Oak Avenue

This is one of three lighted fields at San Bruno City Park. It is home to San Bruno Youth Baseball League and the San Bruno Girls Softball League. The City of San Bruno also holds events on the field including Concerts in the Park and Operation Clean Sweep.

San Bruno Tennis Courts

Crystal Springs at Oak Avenue

These unlighted tennis courts hosts the recreational tennis classes. The courts are open and free to the community on a first come first served basis. The courts can be reserved by individuals or leagues for a fee.

Indoor Facilities

Bell Air Firehouse

End of 3rd Avenue

This small satellite recreation center is home to the after school program at Belle Air School. It also can host meetings and recreational classes.

Portola Performing Arts Center

Avaider Avenue @ Portola Elementary School

This small satellite recreation center is home to the after school program at Portola Elementary School. It also can host meetings and recreational classes.

San Bruno Senior Center

1555 Crystal Springs Road

This energetic and active Senior Center hosts daily activities for adults 50+. Individual rooms at this facility can be adopted by individuals or groups. Types of rooms in the Senior Center include: Library, Computer Room, Game Room, Crafts Room, Ceramics Room and Multi-Use Room.

San Bruno Library

701 Angus Avenue West

The library has thousands of visitors per year. Individuals or groups can adopt areas of the Library such as the reading room and the children's room. All adoptions of the Library must be approved by the Friends of the Library organization in addition to staff.

Veterans Memorial Recreation Center

251 City Park Way

This multi-use facility is the main recreation center in the community and hosts the majority of the recreation activities including year round recreation classes, seasonal camps, youth and adult sports and special events. Individual rooms at this facility can be adopted by individuals or groups.

Frequently Asked Questions

Who administers the Adopt a Park Program?

The City of San Bruno Community Services Department administers the Adopt a Park program. All projects will be subject to approval by the Department. In some cases, approval by the the Park and Recreation Commission or City Council may be necessary.

What if the park or facility I want to adopt is already adopted?

Parks and Facilities are offered on a first come, first served basis. If the site you want is already adopted, you can be placed on the site waiting list. When the existing adopted gives up the site, it is offered to the first group or individual on the waiting list.

How much does it cost to adopt a park?

Cost to adopt a park varies on the size of the park and the scope of work the individual or group plans. Most supplies needed for adoptions must be purchased by the adopter. Some equipment may be available such as litter removal pickers and trash bags. City staff will approve purchase of supplies such as paint color and landscape material.

Who provides Adopt a Park quality assurance?

All work performed by the adopting group will be subject to Community Services Department staff inspection. Staff will assure work is done to the City standards and sign off prior to the completion of the project.

How long does the adoption period last?

Length of the adoption is at the digression of the City and the adopting individual or group. The City can cancel the agreement at any time. There is no penalty for the adopter to cancel the agreement. However, if the adopter chooses to terminate the agreement, the location will be made available to others interested in adoption.



DATE: February 18, 2015
TO: Parks & Recreation Commission
FROM: Kerry Burns, Community Services Director
SUBJECT: Draft Memorial Recognition Plaque Inscription

BACKGROUND:

On June 28, 2012, the City dedicated the San Bruno Recognition Sculpture “Reflections” in City Park. In tribute and remembrance, a loved one may be honored with a 3”x 3” commemorative bronze plaque on the Sculpture. While a bronze plaque on the Sculpture recognizes the Sculpture’s name and the date of its dedication, there has long been an interested in placing a plaque near the sculpture explaining the Sculpture’s purpose. At its meeting on January 21, 2015, Parks and Recreation Commissioners requested staff return with inscription ideas.

DISCUSSION:

Provided below for the Commission’s consideration are concepts to recognize and explain the purpose of the City’s Recognition Sculpture, “Reflections.” Once a final concept has been developed and selected by the Commission, the language will be presented to the City Council for final consideration.

The below examples are provided to begin the conversation regarding the preferred approach of the Commission. Two general concepts are offered. The first is brief and clearly indicates the purpose of the sculpture is as a tribute to those who have passed. The second concept is more subtle but indicates the purpose of the sculpture is to remember a loved one.

Concept No. 1

Reflections
In tribute and remember
of our loved ones who have preceded us.

Concept No. 2

Reflections
Just a thought of sweet remembrance,
Just a memory sad and true,
Just the love and sweet devotion,
Of one who thinks of you.

Staff would like to explore with the Commission which approach it prefers and then continue developing ideas consistent with the Commissions vision for the inscription.

FISCAL IMPACT:

None at this time.

ATTACHMENTS:

None.



DATE: February 18, 2015
TO: Parks & Recreation Commission
FROM: Danielle Brewer, Community Services Superintendent
SUBJECT: Parks and Recreation Commission Handbook

BACKGROUND:

The Parks and Recreation Commission Handbook was adopted in February of 2011 and revised in March of 2011. The Commission reviews and the handbook once per year to determine if any changes are needed.

DISCUSSION:

Staff has reviewed the handbook and has found a few sections needing changes. Following are the recommendations from staff:

1. Relationship with the City Council Section: Addition of a Commission liaison to communicate with the City Council on issues that directly affect the Parks and Recreation Commission.
2. Annual Commission Calendar
 - a. Regularly Scheduled Commission Items: Re-assign Review of Master Fee Schedule to coordinate with the development of the annual department operating budget.
 - b. Annual Inspection of Parks and Recreation Facilities: Reschedule for March to coincide with the development of the annual Capital Improvement Project budget.

Staff recommends the above changes to the Handbook. The Commission can choose to recommend additional changes to the Handbook if it so chooses

FISCAL IMPACT:

None.

ATTACHMENTS:

None.



CITY OF SAN BRUNO
COMMUNITY SERVICES DEPARTMENT

DATE: February 18, 2015
TO: Parks & Recreation Commission
FROM: Kerry Burns, Community Services Director
SUBJECT: Update on Florida Avenue Property Acquisition

The home located at 324 Florida Avenue, which is located within the City's Cupid Row District, has been owned by one family for several generations and is currently owned by Fred and Mary Clayton. The property is located in a relatively dense residential neighborhood, and consists of several buildings that have fallen into disrepair over the past decades. One of the buildings contains a 9'x10' solid Honduras mahogany carving by Mrs. Clayton's grandfather depicting the birth of Switzerland in 1291. The carving had reportedly been displayed at the 1939-40 Golden Gate Exposition and at the Golden Gate Park Museum (now the DeYoung Museum).

The current owner has not resided in the home for over 30 years. Over these years, the home fell into disrepair. In 2002, the City opened a code enforcement case on the property due to its declining condition. Over the next three years, staff worked with the property owner to address appearance and safety related concerns. The code enforcement case was closed in 2005.

In summer 2013, the property owner contacted the City to discuss their interest in selling the property and to obtain information on issues related to development of the property. As part of the discussion with staff, the property owner indicated that they had received some inquiries and offers from builders to construct multi-family housing on the property. The property owner also shared their interest to see the property used for a public park or open space for the enjoyment of the community and as a tribute to Mrs. Clayton's family's history in San Bruno. During the same time period a member of the City Council also approached the City Manager to inquiry about the status of the property. The property owner was informed that specific direction would be necessary from the City Council before the City could embark on any negotiations to acquire the property.

In order to determine whether or not the City Council had an interest in exploring acquisition of the property, the City Council held a closed session meeting on September 24, 2013. The City Council authorized and directed staff to commence acquisition negotiations with the property owner to see whether or not mutually agreeable terms could be reached between the parties.

Over the next several months, staff and the property owner met to discuss the terms and conditions of a purchase. On August 26, 2014, the City Council again met in closed session to discuss possible acquisition of the property. At the City Council's direction, staff proceeded to obtain an appraisal, and also conducted a thorough investigation into the condition of the soil

and buildings, including a historical assessment. Based on that information, the parties agreed on a purchase price of \$600,000, for which the City would also receive possession of the carving. At the regular City Council meeting on October 28, 2014, the City Council authorized the purchase of the property.

The purchase price of \$600,000 is significantly lower than the appraised value, and accounts for the fact that the City will need to perform environmental remediation at its expense after purchase. The City will pay for closing costs, which are estimated to be no more than \$14,000. An additional expense of approximately \$130,000 will be incurred to remove structures on the property and to remediate asbestos and lead-based paint. Surface improvements will then be installed and constructed, including rough grading the property to ensure proper drainage, hydro-seeding to prevent soil erosion and dust, and construction of an aesthetically pleasing perimeter fence. It is estimated this work effort will cost approximately \$70,000. It is anticipated the City will secure title to the property within the next few weeks.

When the City Council authorized the purchase of the Florida Avenue property at its October 28, 2014 Regular Meeting, the Park in Lieu Fund had a balance of \$604,000. The City Council's action on October 28, 2014 included appropriation of this amount for the property purchase and associated closing costs. An additional \$10,000 was appropriated from the General Fund for this purpose.

While the City Council has expressed an interest in improving the property for open space or park purposes, there has been no discussion regarding specific concepts. It is anticipated that such discussion will occur following completion of the City's action to remediate the site and complete surface improvements.