

APPROVED

APR 15 2009

REPORT OF GENERAL MANAGER

NO. 09-079

DATE April 15, 2009

BOARD OF RECREATION
and PARK COMMISSIONERS

C.D. 12

BOARD OF RECREATION AND PARK COMMISSIONERS

SUBJECT: MASON PARK - IRRIGATION IMPROVEMENTS (W.O. #E170452F) -
APPROVAL OF FINAL PLANS AND CALL FOR BIDS

R. Adams	_____	J. Kolb	_____
H. Fujita	_____	F. Mok	_____
S. Huntley	_____	K. Regan	_____
V. Israel	_____	*M. Shull	<u><i>M. Shull</i></u>

[Signature]
General Manager

Approved _____

Disapproved _____

Withdrawn _____

RECOMMENDATION:

That the Board:

1. Approve final plans and specifications for the Mason Park - Irrigation Improvements (W.O. #E170452F) project; and,
2. Approve the date for receipt of bids to be advertised as Tuesday, May 5, 2009, at 3:00 P.M. in the Board Office.

SUMMARY:

Mason Park, located at 10500 Mason Avenue, in the heart of Chatsworth in the Northern San Fernando Valley, encompasses 20 acres of recreation and green space, and provides over 300 hours of scheduled activities per week in its gymnasium and on its athletic fields. The Department of Recreation and Parks (Department) applied for and received \$760,400 in Proposition K – L.A. for Kids Competitive Grant Funds in the 5th Proposition K Competitive Grant program. The Department requested the funds in order to replace the antiquated irrigation system for the sports field, and to re-grade the area east of gymnasium (gym) to improve drainage. This will eliminate flooding of the gym building at Mason Park, and will ensure healthy, safe, and green recreation areas for the 1,000-plus area residents who utilize this facility on a regular basis.

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The construction involves replacing the inefficient irrigation system currently installed throughout the 270,000 square feet of athletic fields at the southern end of Mason Park with a modern, “smart” irrigation system. Installed approximately 30 years ago, the current system is both of an inappropriate type for athletic fields, and nearing the end of its useful life.

As a result, irrigation problems have led to the browning of the fields, to frequent and costly repairs to the system, and to water usage problems in the surrounding residential neighborhood. The proposed replacement will complement the skinned infields of the existing baseball diamonds, which already have a high-speed, rotor-head irrigation system in place. The project will include the outfield areas, which are also used for soccer and other sports. The project will involve digging up the fields in this area to gain access and remove the current system. A new pop-up, rotor irrigation system would be installed throughout the area and tied into the “smart” timer and automatic control functions of the existing rotor system in adjacent areas of the park. Once installed, the existing mainline pipe will be used along with any new piping as is necessary. Installation will also include new, automatic, remote-controlled valves, and the fields will be hydro-seeded to create the quickest possible re-growth of grass. All subsequent operations would then be possible from one central location which will improve efficiency and the effectiveness of the irrigation. The project is designed to be constructed in two phases to allow park patrons to have access to some of the park to allow some uninterrupted sports programs during construction.

The following improvements will be included in the bid as additive alternates in order to gain flexibility to meet the desired project scope within the available funding:

Additive Alternate No. 1:

Lawn renovation per landscape planting notes Method B

Additive Alternate No. 2:

Replace existing drinking fountains with new drinking fountains

Additive Alternate No. 3:

Relocate the picnic tables during the two phased irrigation installation. Existing picnic tables in the areas of construction are to be moved to an open area of the park before construction, and back again after construction is complete.

The determination of the lowest bidder will be made on the basis of the Base Bid amount, excluding these Additive Alternates.

The City Engineer’s estimate for the construction costs (excluding additive alternates) of the Mason Park Irrigation Improvements totals \$572,000. Funds are available from these accounts:

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<u>Funding Source</u>	<u>Fund No. / Department No. / Account No.</u>
Proposition K 5 th Cycle	43K/10/E808
Sites and Facilities Fund*	209/88/TBD

* These funds will be available upon transfer per CAO's 3rd Quarterly Financial Report to the City Council scheduled for May 5, 2009.

Staff has determined that the subject project will consist of repair, maintenance or minor alteration of existing sidewalks; replacement or reconstruction of existing utility systems and/or facilities involving negligible or no expansion of capacity; and grading on land with a slope of less than ten percent (10%). Therefore, the project is exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to Article III, Section 1, Class 1 (3), Class 2 (3), Class 4 (1), of the City CEQA Guidelines.

The City Attorney has reviewed and approved the bid package.

FISCAL IMPACT STATEMENT:

The project will be funded by a combination of Proposition K 5th Cycle and Sites and Facilities Funds. There is no immediate fiscal impact to the Department's General Fund. However, future operations and maintenance costs will be included in future Departmental annual budget requests.

This report was prepared by Ray Araujo, Project Manager, Bureau of Engineering (BOE) Recreation and Facility Program. Reviewed by Neil Drucker, Program Manager, BOE Recreational and Cultural Facilities Program; Deborah Weintraub, Chief Deputy City Engineer, BOE; and Michael A. Shull, Superintendent, Planning and Development Division, Department of Recreation and Parks.