

PARKS AND RECREATION



PRIORITY CIB PROJECTS

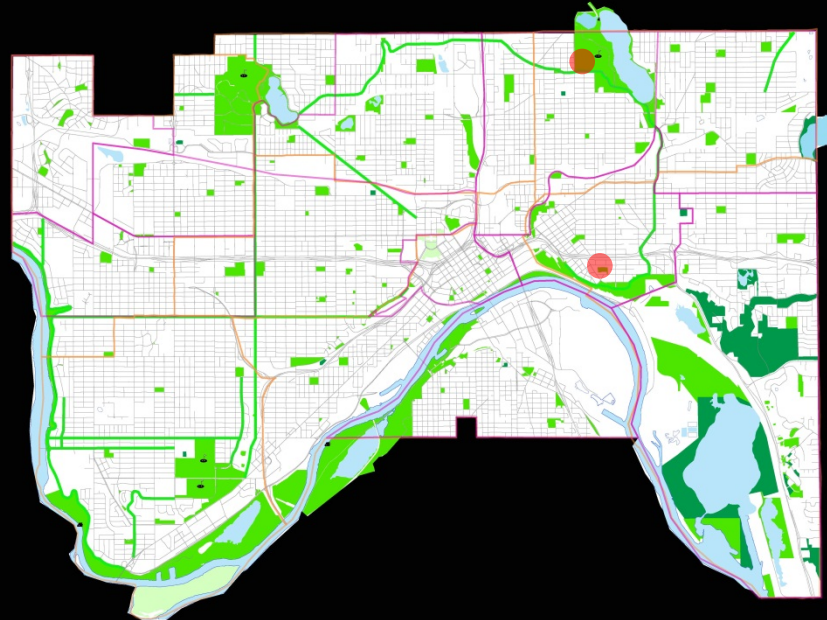
March 16, 2015

Agenda & Presenters

5:45	Maintenance Facility	Joe Buzicky
5:55	Highland Clubhouse	Chris Stark
6:05	Historic Highland Pool Bath House Stabilization	Chris Stark
6:15	Victoria Park Restroom and Picnic Shelter	Alice Messer

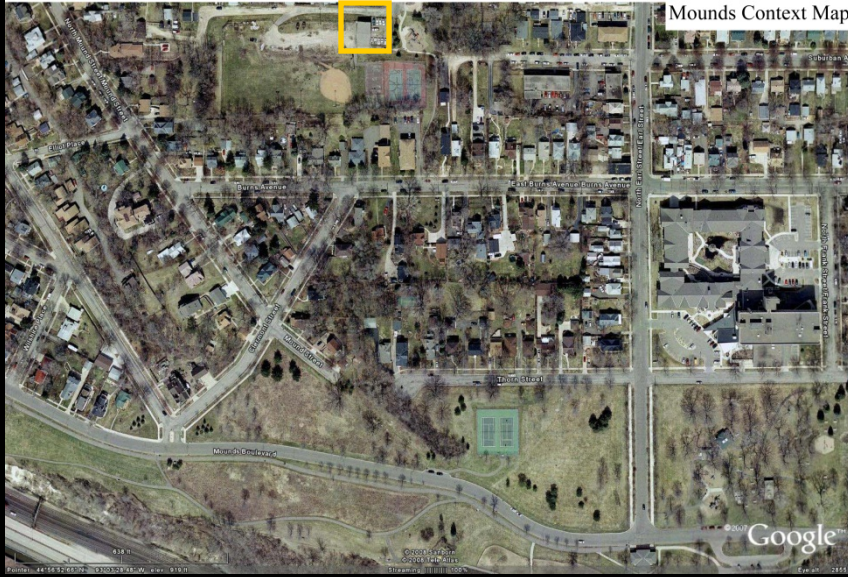
Parks Eastside Maintenance Facility

District 1, 2, 4 & 5



Parks Eastside Maintenance Facility

Mounds Maintenance Facility



Phalen Maintenance Facility



Parks Eastside Maintenance Facility

Project Importance

- A new site is needed to replace two outdated and inappropriately sited maintenance facilities
- A new facility will house staff from both Parks North and City Wide Recreation Center Maintenance crews as well as their equipment required to perform these tasks.

Safety Concerns

- Due to the current size and layout of the facilities, expensive vehicles and equipment are stored outside, subjecting them to frequent break-ins and vandalism



Parks Eastside Maintenance Facility

Demonstrated Commitment

- Preliminary planning funds were approved in the previous CIB budget.
- City real estate and a private broker are currently working to locate an existing industrial facility that will meet our needs for much less cost than acquiring and constructing a new facility- funding is necessary for them to continue the work and know the budget for acquisition

Community Benefit

- Protecting city investments and giving equipment and vehicles a longer life-span
- A new facility will be located with better access to Eastside parks to facilitate better maintenance and care of parks and recreation facilities
- Current facilities can be redeveloped to better suit their surroundings as recommended by the Systems plan



Parks Eastside Maintenance Facility



Long-Range Impact

New facility will be located in a non-residential area



Parks Eastside Maintenance Facility

City of Saint Paul Comprehensive Plan

Redevelopment Projects:

1. Cherokee Trails
2. Como Park Zoo and Conservatory
 - a. Japanese Gardens Experience
 - b. Gorilla habitat
 - c. Visitor center forecourt gardens
 - d. Pinniped habitat
3. Como Regional Park
 - a. Historic monument restoration
 - b. McMurray softball fields improvements
4. Deferred maintenance at Como, Highland 9, and Phalen golf courses
5. Duluth and Case Recreation Center
6. Grand Rounds
7. Harriet Island infrastructure and work replacement for the public dock
8. Highland national club house and historic pool building
9. Highland pool service building
10. Lilydale Regional Park
11. Maintenance buildings
 - a. 85 Water St.
 - b. Phalen/East Side
12. Midway Stadium renovation
13. Phalen Regional Park
 - a. Update Phalen Park Master Plan
 - b. Phalen Regional Park upgrades

The City of Saint Paul Comprehensive Plan lists the Phalen/Eastside Maintenance Buildings as a priority redevelopment project.



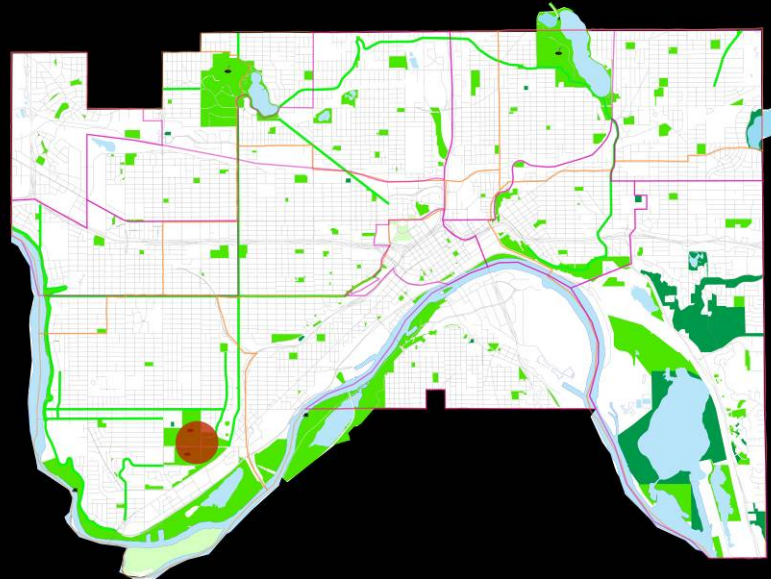
Parks Eastside Maintenance Facility



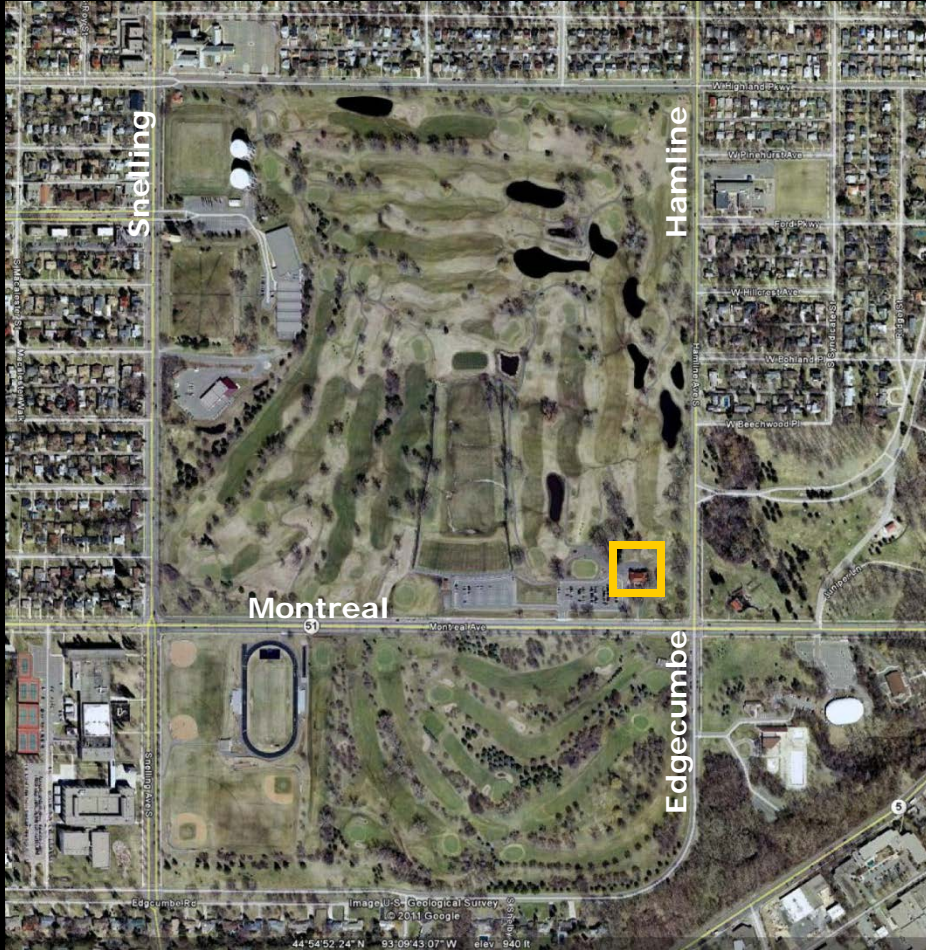
Estimated Cost: \$ 4,092,503

Highland Golf Clubhouse Restoration

District 15



Highland Golf Clubhouse Restoration



Highland Golf Clubhouse Restoration

□ Project Importance

- The clubhouse is a WPA era building with significant historical and architectural features; highly visible, uniquely valuable
- Numerous tournaments and groups were turned away from renting the space due to inadequate facilities (small space, electrical issues, lack of accessibility) which contributes to poor financial performance

□ Safety/Accessibility Concerns

- The project includes improvements for handicap access to the building and restrooms, lead and asbestos removal in building materials, and addressing mold and fungus concerns by reducing dampness.
- Structural concerns will be permanently addressed



Estimated Cost: \$6,558,000

Highland Golf Clubhouse Restoration

□ Demonstrated Commitment

- Improvements to an existing asset is aligned with the theme of 'maintaining what we have to a better quality' as referenced in the Comprehensive Plan, Vision Plan, and Strategic and Systems Plan.
- Systems Plan recommends expansion of the Clubhouse to 200+ seats to accommodate tournament event and rental use.

□ Community Benefit

- The clubhouse is an iconic landmark for the neighborhood and will continue to be appreciated and can serve as a gathering place for community events, weddings, tournaments, etc.
- The new facility will provide a high-level facility consistent with the renovated Golf Course

□ Long-Range Impact

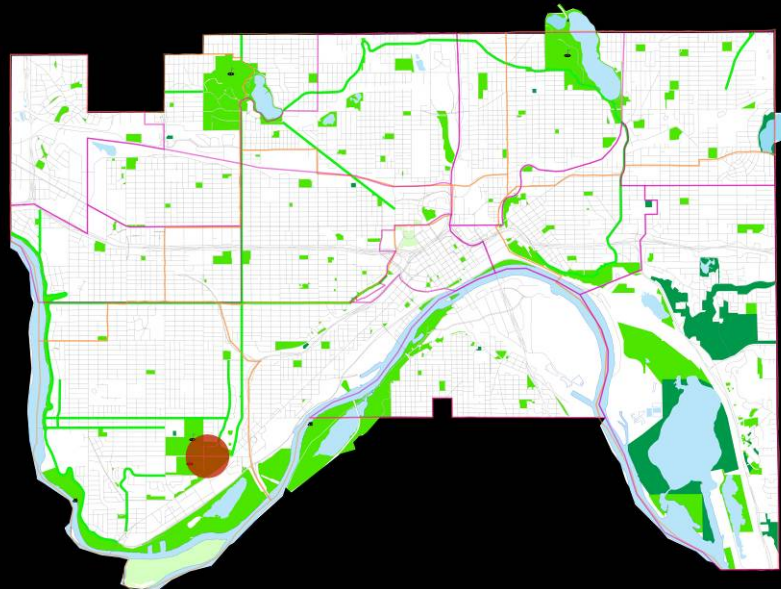
- Lower energy costs due to a more efficient HVAC system
- Improved revenue for operation costs by making the facility more attractive for users



Estimated Cost: \$6,558,000

Historic Highland Pool Bath House Stabilization and Re-Use Study

District 15



Historic Highland Pool Bath House

Stabilization and Re-use Study

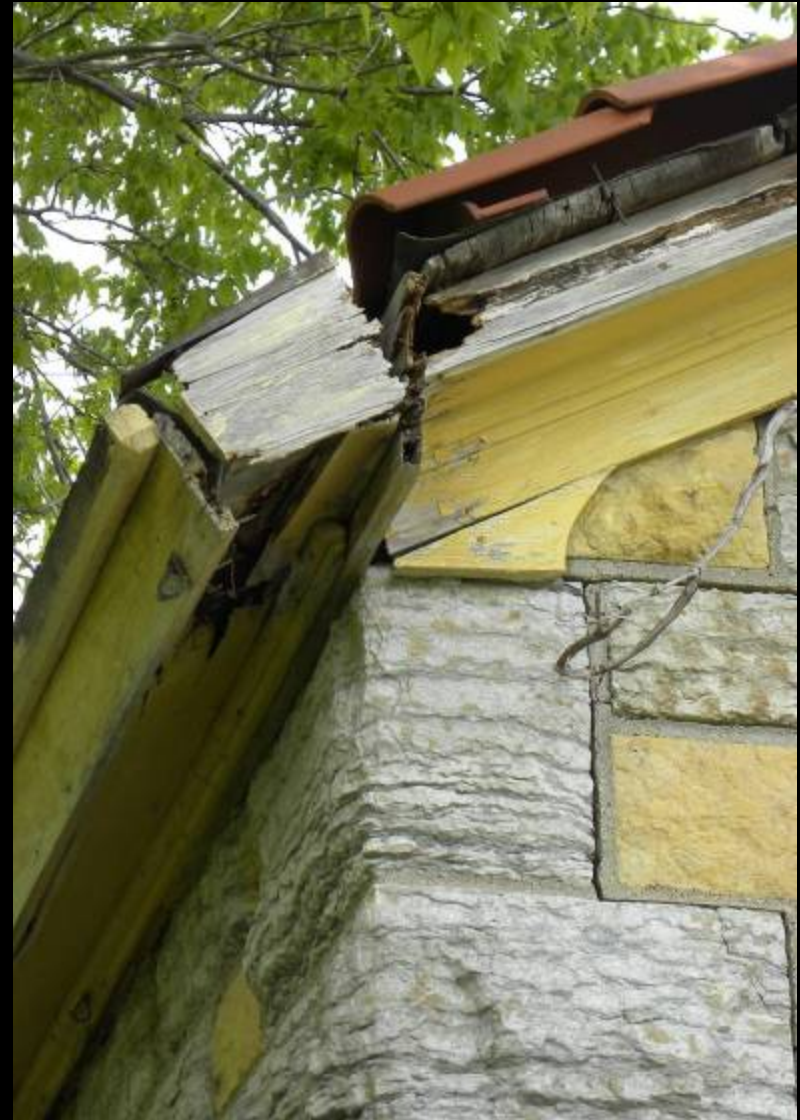


Historic Highland Pool Bath House

Stabilization and Re-use Study

- Project Importance
 - The WPA era building is in need of structural stabilization to preserve the rapidly deteriorating building.
 - Considered a “historic resource” of the City, and could be redeveloped as significant facility for the community with completion of Re-Use Study

- Safety Concerns
 - Further deterioration may cause the building to reach a condition requiring immediate demolition.
 - Hazardous materials will be removed from the building



Historic Highland Pool Bath House

Stabilization and Re-use Study

- ❑ Demonstrated Commitment
 - Improvements to an existing asset is aligned with the theme of 'maintaining what we have to a better quality' as referenced in the Comprehensive Plan, Vision Plan, and Strategic and Systems Plan.
- ❑ Community Benefit
 - Renovation of the bathhouse will preserve the iconic structure that gives identity to the neighborhood and will enliven the intersection at Montreal and Edgumbe
- ❑ Long-Range Impact
 - Planning efforts will identify and meet the community's recreation needs
 - Preservation and reinvestment into an existing community asset



Estimated Cost: \$198,000

Historic Highland Pool Bath House

Stabilization and Re-use Study



Highland Pool House –Fall 2014

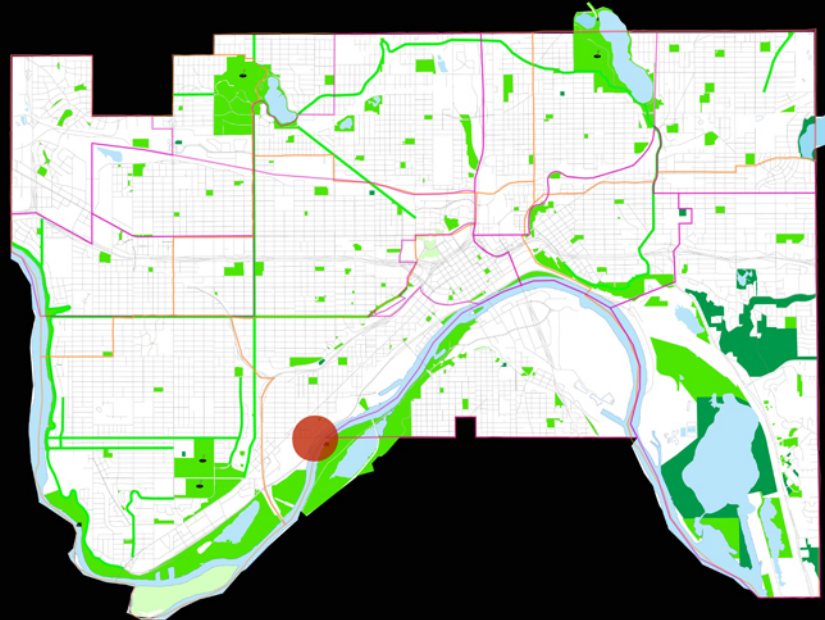


Highland Pool - 1937

Estimated Cost: \$198,000

Victoria Park Restroom and Picnic Shelter

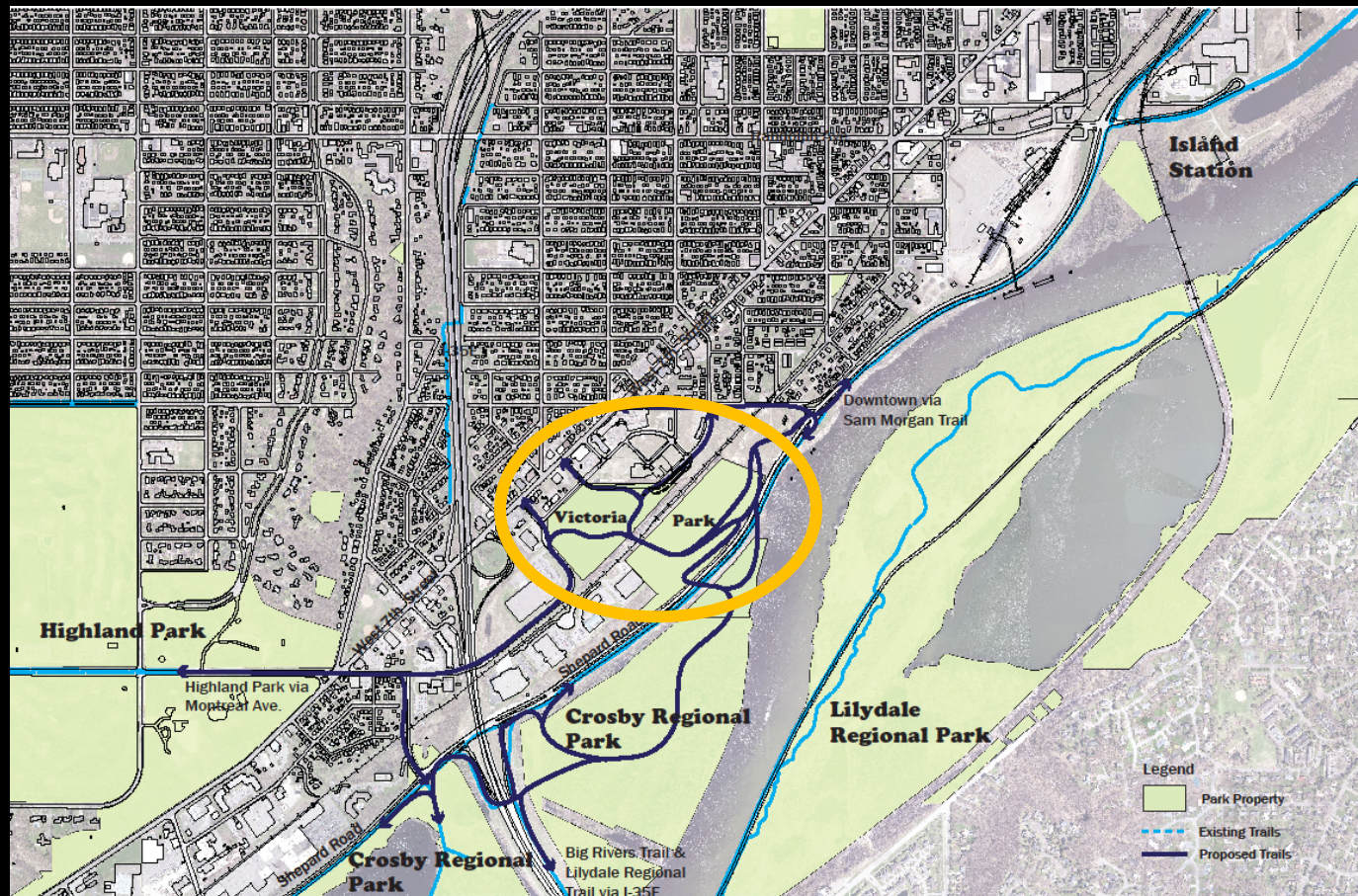
District 9



Victoria Park Restroom and Picnic Shelter

Project Importance

- Provide public rest room and picnic shelter for new 35 acre park.
- Will serve park users by providing basic park amenities.



Victoria Park Restroom and Picnic Shelter

Safety Concerns

- Victoria Park was former petroleum tank farm.
- City has began capping the park in 2010.
- Expect final remediation efforts to be completed summer 2015.



Site in 2010



Site after environmental capping in 2012

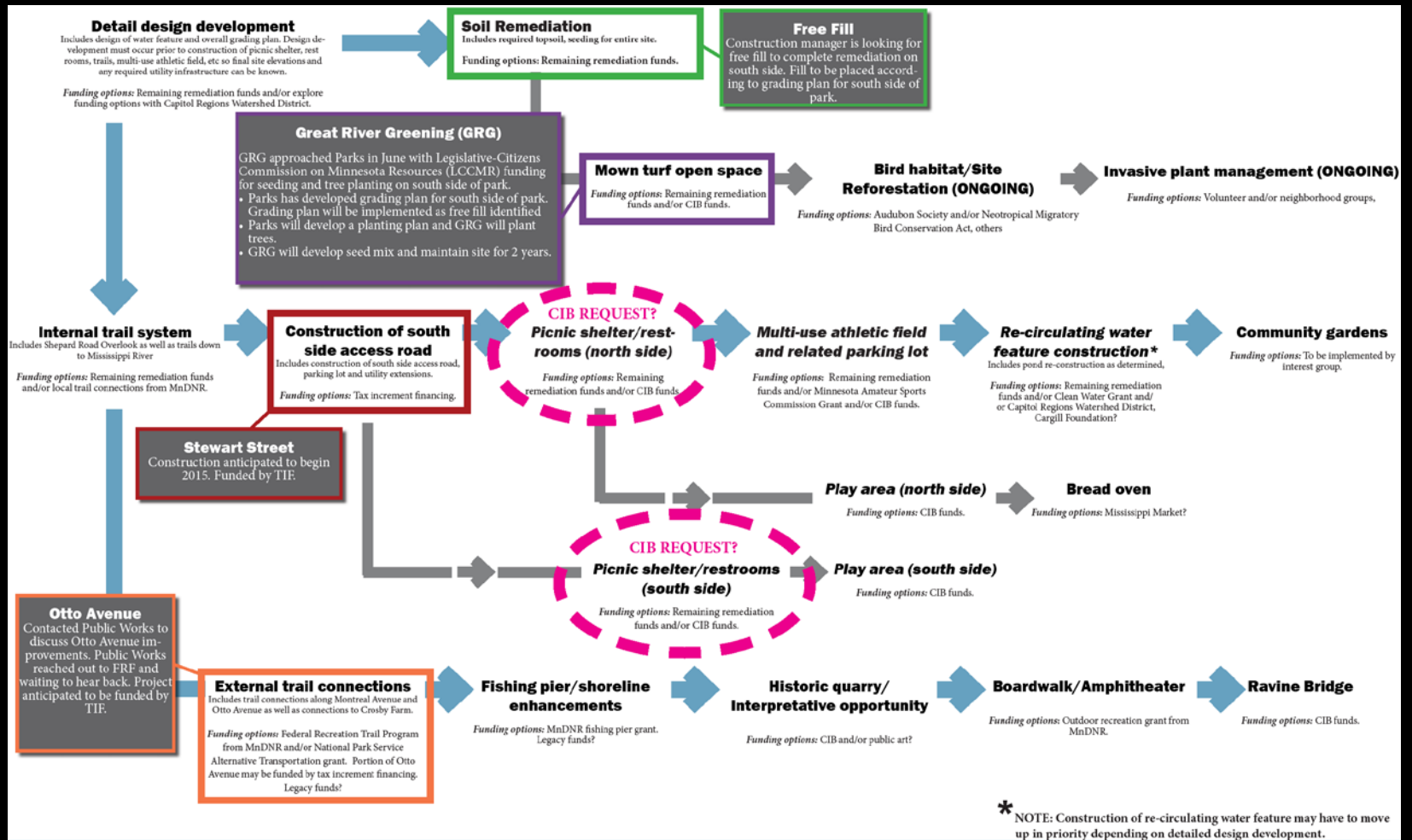
Victoria Park Restroom and Picnic Shelter

Demonstrated Commitment

- Approved master plan for Victoria Park
- Parks, PED, and PW working together to implement phases of master plan
- New charter school and housing have be constructed around Victoria Park
- Part of Great River Passage



Victoria Park Restroom and Picnic Shelter



Phasing Plan Update

VICTORIA PARK

Victoria Park Restroom and Picnic Shelter

Community Benefit

- Provide amazing recreational opportunities for neighborhood and City of Saint Paul
- Connections to Mississippi River for canoe/kayak access
- Regional trail connections
- Restored wetland
- Active and passive recreation
- Views of Mississippi River valley



Victoria Park Restroom and Picnic Shelter

Long Range Impact

- Restore brownfield into new park land
- Rest room and picnic shelter will provide necessary park amenities



Estimated Cost: \$1,044,564

Thank you.

