



City of Palm Springs

Engineering Division

3200 East Tahquitz Canyon Way • Palm Springs, California 92262
Tel: (760) 323-8253 • Fax: (760) 322-8360 • Website: www.palmspringsca.gov

MEMORANDUM

DATE: August 3, 2020
TO: Jim Gazan, Chair – Measure J Commission
FROM: Joel Montalvo, City Engineer
SUBJECT: Capital Projects – Park Related Projects

On May 23, 2019, the City Council and the Measure J Commission held their annual joint meeting to have a budget discussion on Measure J Funded Capital Improvement Projects. As a result of the meeting, the following park projects were approved for Measure J Funds as a part of the 2019/2020 adopted budget:

1. Park Restrooms Renovations/Repairs & ADA Upgrades – An accessibility survey was prepared for Demuth Park that identified basic accessibility deficiencies and adjustments needed to bring the restrooms, concession buildings, drinking fountains, outdoor bleachers, playground, railing, tables and benches at Demuth Park into compliance with the Americans with Disabilities Act. \$1,600,000
2. Life Safety Improvements (Fire Sprinklers/Fire Alarms) – This project will install or upgrade the fire sprinkler system at the Leisure Center, Pavilion, Corporate Yard and Fleet Operations buildings, including but not limited to new fire alarm panels, smoke detectors, pull stations, emergency exit lighting, strobes, and audible notifications devices. Estimated budget did include the Main Library, however this is currently on hold pending the community process going on for Sunrise Park and the Library. \$1,900,000
3. Emergency Generators – Design, purchase and install emergency back up generators for the Leisure Center, Pavilion, Library and the Animal Shelter. The Main Library is a designated cooling center for Riverside County. \$1,150,000
4. Citywide HVAC Water Treatment Program – This project will install automatic monitoring and control devices in all cooling towers that are a part of the air conditioning and ventilation system in City facilities to ensure the City remains compliant with certain public health and safety regulations. This program will remove any water borne agents or chemicals that can negatively impact health or mechanical equipment. \$600,000
5. Recreation Field LED Lighting Upgrade - The lights at the various park ballfields were installed in the 1950s and 1960s and utilized outdated and energy inefficient metal halide light fixtures that are no longer manufactured. This project will replace the metal halide light fixtures with energy efficient LED light fixtures and replace the wiring system. Only design funded. \$100,000
6. Downtown Park Additional Set-Aside. Previously the Measure J Commission voted to earmark their annual Community Projects budget on park projects, with a caveat that should the construction bids for the Downtown Park need it, two years worth of Measure J Community Projects Funds can go to the new park. Construction bids did come out high and the funds were allocated to the Downtown Park. \$2,000,000

Total Measure J Funded Park Project Costs: \$7,350,000

The park restroom renovations are for existing park restrooms and did not include construction of new restrooms and the associated plumbing at James O. Jessie nor City Hall Dog Park. The City Council gave direction that if there were any funds available after the existing renovations were complete; to look into funding newly constructed restrooms at the other parks. A full list of the recommended projects from the Measure J Commission is included in **Attachment 1**.

On January 9, 2020, the City Council approved fourteen Facility Maintenance Projects totaling \$4,175,000. The funds for the Facility Maintenance Projects came from the Capital Fund through a transfer from General Fund and no Measure "J" funds were used. As part of the Maintenance projects the following parks facilities projects were included:

1. Demuth Community Center – Replace existing carpet and flooring located in parts of the gymnasium and in the common rooms. \$50,000
2. Demuth Community Center – Replacement of all windows with vandalism proof, tinted, energy efficient windows. \$175,000
3. Sunrise Plaza – HVAC for Leisure Center and Pavilion. Perform air-balancing test to determine the appropriate ductwork and corresponding supply and return registers, and replace each facility's cooling tower and chiller with all in one units, including connection to the City's Environmental Control Management System (ECMS). \$1,500,000.
4. Sunrise Plaza – Window replacements at Leisure Center and Pavilion. Replace all windows with vandalism proof, tinted, energy efficient windows. \$375,000.
5. Sunrise Plaza – Door replacements. Replace all doors and hardware with life safety compliant doors. City Council asked this item be returned to them before approval. \$425,000.
6. Sunrise Plaza – Domestic Water Line Separation for Library, Leisure Center, Pavilion and Swim Center. Segregate the domestic water lines from the irrigation water lines and add isolation valves at each facility. Existing water lines for the facilities throughout Sunrise Park are all connected to one main water point of connection. Maintenance repairs at one facility requiring water interruption then cause all of Sunrise Plaza facilities to be without water. Repairs to irrigation lines are fairly common and extremely inconvenient to Parks & Recreation, Library staff and their program attendees to be without water during these repairs. The addition of isolation valves at each facility will allow staff to minimize the impacts to affected facility. Also having the irrigation system separated would open the possibility to having Sunrise Park use recycled water for irrigation in the future. \$175,000.

Total Facility Maintenance Projects Costs: \$2,325,000.

On January 27, 2020, the Parks and Recreation Commission took these projects, already funded, into consideration to come up with their list of priority projects. Their point was that many of the already funded projects would take time to get a consultant to do the construction plans, put the project out to public bid, and then construct. Their goal was to recommend projects that could be developed and/or procured quickly so the public can use the improvements in a short period. A full list of the recommended projects from the Parks and Recreation Commission is included in **Attachment 2**.

On February 20, 2020 the Parks and Recreation Commission presented their list of priority projects to the Measure J Commission, highlighting that these projects could be completed in a

short period of time, using a budget of approximately \$1.25 million, would address immediate park needs, and make a noticeable impact at our parks throughout the City.

After commission discussion it was determined that two priorities related to vehicles, the fifteen passenger van and the Kubota/gator utility vehicle, should come from the City's vehicle budget. The Engineering Division did cost estimates for the remaining 8 priority projects which are reported below. Detailed project descriptions are included as Attachment 3.

1. Replace Gym Floor at James O. Jessie	\$100,000
2. Air Conditioning at Demuth Community Center	\$130,000
3. Curtains at Pavilion Windows for Acoustics and Shade	\$100,000
4. Shade Structures (15 specific locations at the various parks)	\$50,000
5. Park Benches (10 at Demuth Park)	\$10,000
6. Playground Surfacing (Demuth, Victoria, JOJDHUC)	\$275,000
7. Pavilion Landscaping	\$10,000
8. New restrooms at James O. Jessie	<u>\$250,000</u>
	\$925,000

The Measure J Commission agreed that they too are interested in smaller projects that can be completed quickly in our parks. They agreed that list of priority projects brought forward by the Parks and Recreation Commission is a good use of Measure J Funds because there is a benefit to all age groups in our City. The Commission voted to recommend these projects to the City Council for approval at their February 2020 meeting.

Attachment 1



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Engineering Services Department

3200 East Tahquitz Canyon Way • Palm Springs, California 92262
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MEMORANDUM

DATE: May 21, 2019
TO: David H. Ready, City Manager
FROM: Marcus L. Fuller, Assistant City Manager
SUBJECT: Measure J Commission Recommendations – May 16, 2019

On May 16, 2019, the Measure J Commission reviewed staff's recommendations for capital project programming as outlined in the staff report for the May 23, 2019, Joint Meeting with the City Council. At their meeting of May 16, 2019, the Measure J Commission took formal action to recommend the following capital projects for programming:

1) Police Department 911-CAD/RMS System	\$2,230,000
2) Keyless Entry System – Phase 2	\$475,000
3) Main Library Renovations or New Construction Set-Aside	\$1,345,000
4) Park Restroom Renovations/Repairs & ADA Upgrades	\$1,600,000
5) Life Safety Improvements (Fire Sprinklers/Fire Alarms)	\$1,900,000
6) Emergency Generators – Design and Construction	\$1,150,000
7) Citywide HVAC Water Treatment Program	\$600,000
8) Fire Station No. 1 – Design	\$800,000
9) Recreation Fields LED Lighting Upgrade – Design	\$100,000
10) Downtown Park Additional Set-Aside	<u>\$2,000,000</u>
	\$12,200,000

Staff notes that the Measure J Commission did not recommend approval to fund the Plaza Theater Renovation design for \$1,000,000. Alternatively, the Measure J Commission has recommended \$1,000,000 for the construction of the Emergency Generators (Capital Project #6). The Measure J Commission also recommends programming the currently available \$1,000,000 in the 2018-19 Fiscal Year Measure J budget for Community Projects for the deferred community sidewalk project.



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MEMORANDUM

DATE: February 20, 2020
TO: Jim Gazan, Chair – Measure J Commission
FROM: Joel Montalvo, Assistant Director of Engineering Services
SUBJECT: Parks and Recreation Projects for FY 20-21

Chair Gazan,

As discussed in the December 18, 2019 meeting, I have reached out to Cynthia Alvarado the Director of Parks and Recreation in effort to obtain additional projects for Measure J consideration. Cynthia has worked with the Parks and Recreation Commission and provided the list of projects shown below to be considered by the Measure J Commission.

FY 20-21

1. Gym Floor at James O Jessie	\$100,000
2. Air Condition for Demuth Center	\$300,000
3. Curtains and Acoustics for Pavilion	\$100,000
4. Shade Structures (2 bleachers for Pickleball, 2 for Tennis, 6 for parks, 5 for softball bleachers)	\$50,000
5. 15 Passenger Van	\$35,000
6. 10 Park Benches (Demuth)	\$10,000
7. Playground surfacing Demuth Parks)	\$275,000 (Victoria, Desert Highland, and
8. 2 Kabodas/Gators	\$35,000
9. Pavilion Landscaping	\$10,000
10. James O Jessie Restroom	<u>\$250,000</u>
Total	\$1,165,000

FY 20-21 and FY21-22 (Two Phase projects)

1. Dog Park	\$3,300,000
2. Ball Field Lighting to LED	<u>\$1,500,000</u>
Total	\$4,800,000

Attachment 3

Parks & Recreation Commission Priority Projects Detailed Project Descriptions FY 2019-2020

1. **Replace Gym Floor at James O. Jessie** **\$100,000**
This project will replace the floor in the gymnasium at the James O. Jessie Desert Highland Community Center. The floor has not been refurbished in a long time and is in need of repair.

2. **Air Conditioning at Demuth Community Center** **\$130,000**
The gym at the Demuth Community Center uses evaporative coolers for cooling. During the hot summer months these are not adequately reducing the temperatures to a comfortable level in the gym. This project proposes replace the evaporative coolers with energy efficient all-in-one packaged units that is sized properly to cool down the community center.

3. **Curtains at Pavillion Windows for Acoustics and Shade** **\$100,000**
During events in the Pavilion, a common concern brought up by those who rent the space is that the windows along the south wall tend to rattle from the sound system. The Parks and Recreation Commission feels that curtains would be able to absorb some of the sound and provide better acoustics in the Pavilion. It could also be used to provide shade, especially during hot summer days and cut down on the amount of energy used to cool down the space

4. **Shade Structures (15 locations at the various parks)** **\$50,000**
The Parks and Recreation Commission is recommending the following:
 - Two (2) at the bleachers for pickleball at Demuth Park
 - Two (2) at the tennis courts at Ruth Hardy Park
 - Five (5) at the bleachers for the softball fields
 - Six (6) at to be determined locations in the various parks

5. **Park Benches (10 at Demuth Park)** **\$10,000**
This will provide more seating areas throughout Demuth Park.

6. **Playground Resurfacing (Demuth, Victoria, JOJDHUC)** **\$275,000**
The condition of the playground surfaces at our various parks are deteriorating and in need of replacement. Our playgrounds are heavily used and new surfacing will be an easy to notice improvement for the enjoyment of park patrons.

7. **Pavilion Landscaping** **\$10,000**
The Parks and Recreation Commission would like to refresh the landscaping around the Pavilion to make it more inviting and refreshed. They are not requesting a lot of money on purpose, so that it is something can be completed now, rather than having it deferred or even never done.

8. **New restrooms at James O. Jessie Park** **\$250,000**
The community strongly advocates for restrooms that are accessible to park patrons on weekends and/or when the Unity Center is closed. This would add restrooms adjacent to the existing building and connect to existing plumbing to cut down on costs.

Total 1-8: \$925,000

**MEASURE J COMMISSION MEETINGS FOR 2020
CITY OF PALM SPRINGS**

On January 9, 2020, Ordinance No. 2014 amending various sections of the PSMC related to regular meeting times for Boards and Commissions was introduced and approved by the City Council. Effective March 1, 2020 each Board and Commission is to set its regular meetings to occur no earlier than 5:30 p.m. The Boards and Commissions may conduct adjourned regular, special, adjourned special, and emergency meetings at such times as circumstances may require, subject to approval by the City Manager.

On January 30, 2020, the City Council agreed that Boards and Commissions should move forward expeditiously to change its regular meeting time to begin at 5:30 p.m.

The Measure J Commission meets every third Thursday* of each month.

Effective March 1, 2020, the Measure J Commission Meeting will commence at 5:30 p.m.

MEETING DATES	CANCELLATION/RESCHEDULE
3 rd Thursday, January 16, 2020	Scheduled Measure J Meeting
3 rd Thursday, February 20, 2020	Scheduled Measure J Meeting
3 rd Thursday, March 19, 2020	Scheduled Measure J Meeting
3 rd Thursday, April 16, 2020	Scheduled Measure J Meeting
2 nd Thursday, May 14, 2020*	Regular Meeting Rescheduled
May – TBD	Joint Meeting with City Council
3 rd Thursday, June 18, 2020	Scheduled Measure J Meeting
3 rd Thursday, July 16, 2020	Dark – No Meeting Scheduled
3 rd Thursday, August 20, 2020	Dark – No Meeting Scheduled
4 th Thursday, September 24, 2020*	Regular Meeting Rescheduled
3 rd Thursday, October 22, 2020*	Regular Meeting Rescheduled
3 rd Thursday, November 19, 2020	Scheduled Measure J Meeting
3 rd Thursday, December 17, 2020	Scheduled Measure J Meeting
3 rd Thursday, January 21, 2021	Scheduled Measure J Meeting

* Meeting days for May and September have been rescheduled, due to the City Council New Meeting Days adopted on November 6, 2019 and a Special Meeting in October.

If you have any questions, please contact our office at (760) 323-8229.