



Livermore Area  
Recreation & Park District  
*An independent special district*

## Board of Directors

**Beth Wilson**  
Director

**David Furst**  
Vice Chair

**Maryalice Faltings**  
Chair

**Philip Pierpont**  
Director

**Jan Palajac**  
Director

### Welcome to the Board of Directors' Meeting

You are welcome to attend all Board of Directors' meetings. Your interest in the conduct of public business is appreciated. Any citizen desiring to speak on any item not on the agenda may do so under item 4 when the Chair requests comments from the audience.

If you wish to speak on an item listed on the agenda, please wait until the item is up for discussion, the opening staff or committee presentation has been made, and the Board has concluded its initial discussion. Then, upon receiving recognition from the Chair, please state your name, and tell whether you are speaking as an individual or for an organization. Each speaker is limited to three minutes.

Materials related to an item on this Agenda submitted to the Board of Directors after distribution of the agenda packet are available for public inspection in the District office, 4444 East Avenue, Livermore, during normal business hours.

Pursuant to Title II of the Americans with Disabilities Act and section 504 of the Rehabilitation Act of 1973, LARPD does not discriminate on the basis of race, color, religion, national origin, ancestry, sex, disability, age or sexual orientation in the provision of any services, programs or activities. To arrange an accommodation in order to participate in this public meeting, please call (925) 373-5725 or e-mail [Lvanbuskirk@larpd.org](mailto:Lvanbuskirk@larpd.org) at least 72 hours in advance of the meeting.

### AGENDA REGULAR MEETING

**WEDNESDAY, MAY 23, 2018  
7:00 P.M.**

**ROBERT LIVERMORE COMMUNITY CENTER  
4444 EAST AVENUE, LIVERMORE, CALIFORNIA**

1. CALL TO ORDER – ROLL CALL – PLEDGE OF ALLEGIANCE

2. RECOGNITION

2.1 RESOLUTION OF COMMENDATION FOR  
LIVERMORE STOCKMEN'S RODEO ASSOCIATION

The Board will adopt a resolution commending the Livermore Stockmen's Rodeo Association. (Resolution)

Resolution No. \_\_\_\_\_, commending the Livermore Stockmen's Rodeo Association.

3. PUBLIC COMMENT
4. CONSENT AGENDA (Motion)
  - 4.1 BOARD MINUTES
    - 4.1.1 Regular Meeting of May 9, 2018.
  - 4.2 COMMUNICATIONS

None.
5. CONSENT AGENDA RESOLUTIONS

None.
6. BIDS AND PUBLIC HEARINGS

None.
7. OLD BUSINESS

None.
8. NEW BUSINESS
  - 8.1 FACILITY MAINTENANCE EXCHANGE WITH CITY OF LIVERMORE

The Board will consider approving a proposed exchange of maintenance responsibility of three facilities operated between LARPD and the City of Livermore. (Resolution)

Resolution No. \_\_\_\_\_, approving the exchange of maintenance responsibility of three facilities operated between LARPD and the City of Livermore.
9. COMMITTEE REPORTS
10. MATTERS INITIATED/ANNOUNCEMENTS BY THE DIRECTORS
11. MATTERS INITIATED/ANNOUNCEMENTS BY THE GENERAL MANAGER
12. ADJOURNMENT

LIVERMORE AREA RECREATION AND PARK DISTRICT

RESOLUTION NO. 2622

A RESOLUTION COMMENDING

**THE LIVERMORE STOCKMEN'S RODEO ASSOCIATION**

FOR PRESENTING ITS 100<sup>TH</sup> RODEO TO  
THE LIVERMORE COMMUNITY

**WHEREAS**, the Livermore Stockmen's Rodeo Association is presenting its 100<sup>th</sup> rodeo this year; and

**WHEREAS**, the Livermore Stockmen's Rodeo Association has recently been honored by the California Association for Recreation and Park Districts for its partnership with the Livermore Area Recreation and Park District; and

**WHEREAS**, the Livermore Stockmen's Rodeo Association provides the area with a sense of community continuity by offering the annual "World's Fastest" Livermore Rodeo; and

**WHEREAS**, the Livermore Stockmen's Rodeo Association provides scholarships and works with the nonprofit Livermore Rodeo Foundation that donates to community organizations; and

**NOW, THEREFORE BE IT RESOLVED**, that the Board of Directors of the Livermore Area Recreation and Park District does hereby commend the Livermore Stockmen's Rodeo Association for presenting its 100<sup>th</sup> rodeo to our community and extends its appreciation and thanks to all the present and past members for their contributions.

**ON MOTION** of Director \_\_\_\_\_, seconded by Director \_\_\_\_\_ the foregoing resolution was passed and adopted this 23<sup>rd</sup> day of May, by the following roll call vote:

**AYES:** *Faltings, Furst, Palajac, Pierpont, Wilson*  
**NOES:** None  
**ABSTENTIONS:** None  
**ABSENT:** None

Approved this 23rd day of May, 2018

\_\_\_\_\_  
Maryalice Summers Faltings  
President, Board of Directors

ATTEST:

\_\_\_\_\_  
Timothy J. Barry  
General Manager and ex-officio Clerk  
to the Board of Directors



LIVERMORE AREA RECREATION AND PARK DISTRICT

DRAFT MINUTES

**WEDNESDAY, MAY 9, 2018**

ROBERT LIVERMORE COMMUNITY CENTER  
4444 EAST AVENUE, LIVERMORE, CALIFORNIA

REGULAR MEETING  
7:00 P.M.

DIRECTORS PRESENT: Directors Palajac, Pierpont, Wilson and Chair Faltings  
DIRECTORS ABSENT: Director Furst  
STAFF MEMBERS PRESENT: Bruce Aizawa, Rod Attebery, Tim Barry, Patricia Lord,  
Jeffrey Schneider, Linda VanBuskirk

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1. **CALL TO ORDER – ROLL CALL – PLEDGE OF ALLEGIANCE**  
Chair Faltings called the meeting to order at 7:02 p.m. All Directors were present, except Director Furst.
  2. **PUBLIC COMMENT**  
Chair Faltings opened public comment. No public comment. Closed public comment.
  3. **CONSENT AGENDA (Motion)**
    - 3.1 **BOARD MINUTES**
      - 3.1.1 Regular Meeting of April 25, 2018.  

Director Palajac requested that the minutes of the April 25, 2018 Board meeting be pulled. She requested a correction on page 2 item 6.1 which states, “. . . it was suggested that the approach to include the projects in the Capital Improvement Plan Budget be modified and redirected to within the Operating Budget instead.” She stated the Board did not direct staff to use the Operating Budget. She pointed out that according to the minutes from the April 11, 2019 meeting at item 9.3, what the Board asked was, “The Board directed Staff to bring a revised report to the Board at its next meeting to clarify specific design and cost information.” General Manager Barry explained that the context was that staff was saying “we think we can do this within the Operating Budget.” The minutes of April 25, 2018 will be corrected to reflect that.
    - 3.2 **COMMUNICATIONS**
      - 3.2.1 General Manager’s Monthly Report (#71/10)

In regard to item 3.2 Communications, Director Palajac thanked GM Barry for the General Manager's Report which states that as a result of Director Palajac's Matters Initiated at the April 25<sup>th</sup> Board meeting, Staff will post signs at park restroom buildings to indicate hours of operation and a phone number to call in case a maintenance issue arises.

Moved by Director Pierpont, seconded by Director Palajac, approved the Consent Agenda, as amended, by the following voice vote:

AYES: *Pierpont, Palajac, Wilson, and Chair Faltings*  
NOES: *None*  
ABSTENTIONS: *None*  
ABSENT: *Furst*

#### **4. CONSENT AGENDA RESOLUTIONS**

- 4.1 Resolution No. 2620, deleting certain fixed asset capital equipment from District inventory.

Moved by Director Wilson, seconded by Director Palajac, adopted Resolution No. 2620, deleting certain fixed asset capital equipment from District inventory, by the following roll call vote:

AYES: *Wilson, Pierpont, Palajac, and Chair Faltings*  
NOES: *None*  
ABSTENTIONS: *None*  
ABSENT: *Furst*

#### **5. BIDS AND PUBLIC HEARINGS**

None.

#### **6. OLD BUSINESS**

- 6.1 SUNSET PARK PLAYGROUND

Chair Faltings stated that the Board will receive a report from staff on new developments with this project impacting the cost and design. The Board will provide further direction on the project. (Information and direction.)

Director Palajac recused herself from discussion on item 6.1, stating that she lives within 500 feet of Sunset Park. She left the dais at 7:08 p.m.

Assistant General Manager Patricia Lord provided a detailed background on the Sunset Park Playground project as outlined in the staff report. In April, 2018 cost estimates for Phase 1 improvements came in almost \$400,000 higher than originally cited. With this, Staff's view is that the project costs are now exceeding the value of the project in return for the investment. Additionally, neighbors have expressed safety concerns with the placement of play equipment along the arroyo. As a result, two options were developed by Staff and presented to the Finance Committee on April 26, 2018, and the Facilities Committee on May 1, 2018 for review and recommendation.

- Option 1) Increase the budget by \$394,402 in order to implement work with the original Plans and Specifications as approved at the January 31, 2018 Board of Director's Meeting. Based on O'Dell Engineering's estimation of probable construction costs, Phase I costs were estimated at \$612,406. The cost estimates for Phase I improvements are now \$394,402 higher than originally cited;
- Option 2) Discontinue the current work on Phase I and II and authorize the General Manager to develop a new design with community input and cost estimate.

Staff and Facilities/Finance Committees recommend that the Board direct Staff to implement Option #2 to discontinue current work on Phase I and II and authorize the General Manager to develop a new design and cost estimate for park improvements.

Chair Faltings opened public comment. No public comments were received. Public comment was closed.

Director questions/comments/discussion: Consensus at the committee level was that this project got off on the wrong path. The best and most cost efficient approach will be to start over and go through the usual process when replacing a playground. Now that the tree has been stabilized, go through the routine process of getting plans, work with neighbors, and go from there.

Moved by Director Pierpont, seconded by Director Wilson, the Board directed Staff to abandon the current plans for Sunset Park Playground and to start the project anew, by the following voice vote:

AYES: *Wilson, Pierpont, and Chair Faltings*  
NOES: *None*  
ABSTENTIONS: *Palajac*  
ABSENT: *Furst*

Director Palajac returned to the dais at 7:19 p.m.

## **7. NEW BUSINESS**

### **7.1 CAMP SHELLY RESTROOM BUILDING PROJECT**

Chair Faltings stated that the Board will receive a report on the status of the Camp Shelly Restroom Building Project and consider a resolution increasing the budget for this project by \$165,000. (Resolution)

Parks and Facilities Manager Bruce Aizawa reported on plans to improve the Camp Shelly Restroom Facility to meet ADA compliance requirements.

Chair Faltings opened public comment. No public comments were received. Public comment closed.

Director comments/questions/discussion included: this was vetted at the Facilities Committee meeting on May 1, 2018; the \$165,000 increase talked about today is not a cost increase, but was simply not added to the initial amount approved by the Board. All features were previously discussed, but the number somehow was not included, so this is a correction of the cost of items previously

discussed. Support of the project was expressed by several directors. ADA compliance is absolutely essential. Romtec has performed work for LARPD previously, to the District's satisfaction.

Moved by Director Wilson, seconded by Director Palajac, approved Resolution No. 2621, approving an increase to the budget for this project by \$165,000, by the following roll call vote:

AYES:	<i>Pierpont, Palajac, Wilson, and Chair Faltings</i>
NOES:	<i>None</i>
ABSTENTIONS:	<i>None</i>
ABSENT:	<i>Furst</i>

## 8. COMMITTEE REPORTS

- 1) Director Wilson reported on the May 2<sup>nd</sup> Chamber of Commerce Business Alliance meeting where she filled in for Director Furst.
- 2) Director Wilson also reported on the May 2<sup>nd</sup> Livermore Cultural Arts Council meeting. AGM Lord was there to present a program based on the Community Benefits of Parks.
- 3) Director Palajac reported on the April 26<sup>th</sup> Finance Committee meeting where the Operating and Capital Budgets were discussed in addition to Sunset Park.
- 4) Director Pierpont reported on the April 26<sup>th</sup> Program Committee meeting where the 100<sup>th</sup> Anniversary of the Livermore Rodeo and LARPD's Open Space Programs were discussed.
- 5) Chair Faltings reported on the May 1<sup>st</sup> Facilities Committee meeting where topics of discussion included the Sunset Park Playground, Camp Shelly Restroom Building Project plus registration procedures, ESS building upgrades, and Capital Equipment and CIP Definitions.
- 6) Chair Faltings reported on the May 9<sup>th</sup> Alameda County Chapter CSDA meeting which discussed legislative issues affecting California, especially Proposition 68 regarding Park and Recreation Districts.

## 9. MATTERS INITIATED/ANNOUNCEMENTS BY THE DIRECTORS

- 1) Director Wilson said that at the 2017 CSDA Annual Conference in Monterey, she had attended a session on Gender Identity in the Workplace. Shortly thereafter, she suggested that Staff post a sign indicating there is an All Gender restroom near the gym in LARPD's recreation building.
- 2) Chair Faltings reported that during the May 9<sup>th</sup> ACSDA meeting, there was an interesting presentation on a contest they are having where high school and college students produce videos about their local special district of choice and why it's important to their community. She encouraged staff to create a video highlighting LARPD.

## 10. MATTERS INITIATED/ANNOUNCEMENTS BY THE GENERAL MANAGER

GM Barry made the following announcements:

- 1) Senior Services staff are organizing a Scottish Highland Fling Social coming up on May 16<sup>th</sup> to include food, music, games, trivia and door prizes.
- 2) Back by popular demand is the Mommy & Son Dance on Friday, May 11<sup>th</sup> from 7-9 p.m.
- 3) LARPD is still hiring for summer positions which include Lifeguards, Facility Attendants, Recreational Leaders, Office Assistants, Teachers and Sports Field Attendants. Anyone interested may apply online at [www.larpd.org](http://www.larpd.org).

11. **ADJOURNMENT**

The meeting adjourned at 7:36 p.m.

APPROVED,

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Maryalice Summers Faltings  
Chair, Board of Directors

ATTEST:

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Timothy J. Barry  
General Manager and  
Ex-officio Clerk to the Board of Directors




# Livermore Area Recreation and Park District

## Staff Report

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TO: Chair Faltings and Board of Directors  
FROM: Timothy J. Barry, General Manager   
PREPARED BY: Timothy J. Barry, General Manager  
DATE: May 23, 2018  
SUBJECT: Facility Maintenance Exchange with City of Livermore

Reviewed by the Facilities Committee on March 20<sup>th</sup> and April 18<sup>th</sup>, recommending approval.

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**RECOMMENDATION:** That the Board of Directors approve the recommended facilities maintenance exchange with the City of Livermore involving the Barn, Robertson Park Road, and a 3.1 mile segment of the Arroyo Mocho Trail.

**BACKGROUND:** LARPD and the City of Livermore own, operate and maintain various buildings, parks and trails throughout the city. The two agencies' ownership and maintenance responsibilities are described in various agreements including the Master Property Agreement and the Maintenance Service Center (MSC) Joint Facilities use Agreement. The parties are interested in exchanging certain maintenance responsibilities to better align with each agency's core mission. The exchange of responsibilities is meant to result in no net increase in expense for either party.

Robertson Park Road is owned and maintained by LARPD as identified in the MSC Agreement. It has long been in need of renovation and regular ongoing maintenance. At my direction, AGM John Lawrence began discussions with city staff for a no cash exchange of services between LARPD and the city relative to the road repair and maintenance. Discussions in recent months resulted in the following proposal for consideration. As a good faith gesture and due to timing, the city has already started to move forward and complete a road renovation project in time for the June 9-10 100<sup>th</sup> Anniversary Livermore Rodeo at Robertson Park.

<u>Asset</u>	<u>Current Responsibility</u>	<u>Proposed Responsibility</u>
-Robertson Park Road	LARPD	CITY
-The Barn	LARPD/CITY	LARPD
-3.1 mile of Arroyo Mocho Trail	CITY	LARPD

To determine the relative annual costs of maintenance of these facilities, including replacement costs, both staffs went to the recent Kayuga Asset Management studies done for both LARPD and the city. Both before and after the proposed exchanges above, the annual maintenance and replacement costs are identified as \$85,600 for LARPD and \$66,600 for the city. The city is moving ahead and spending about \$500,000 on the road renovation immediately. The plan (see Attachment A: LARPD/City Exchange of Maintenance Responsibilities) includes LARPD granting an easement to the city to maintain Robertson Park Road and amend the Maintenance Service Center agreement between LARPD and the city to reflect that change. For the Barn (3131 Pacific Ave.), LARPD will enter into a 99-year lease with the city, for \$1 per year, to maintain and operate the Barn and some of the nearby grounds and gazebo, allowing city parking lot use on nights and weekends outside of city council meeting nights. For the 3.1 mile segment of the Arroyo Mocho Trail (from Arroyo Road west under Stanley to the Murrieta Meadows Trail that LARPD currently maintains), the city will give a trail easement to LARPD and insure that the current construction to repair storm damage to the trail corridor is completed by the city at no cost to the District. The Master Property Agreement will be amended to reflect the change in responsibility for maintenance of the trail, the Barn, and Robertson Park Road.

Initially, we wanted to include the Carnegie building in the exchange (currently the city owns it and LARPD maintains it), however the annual costs of maintenance and replacement from the Kayuga study were so high that it would have taken quite a few more LARPD resources than we can devote to make the exchange even. We mutually agreed not to include it this time. In addition, LARPD would agree to invest \$500,000 in the Barn in the F/Y 2018-21 Capital Improvement Budget. The City Council has approved the plan and staff recommends approval. Easements and the lease will come to the Board in the future for approval and will define the length and terms of the agreements.

FISCAL IMPACT: The concept of this exchange is that no cash needs to be exchanged. With the exchanges above, the annual maintenance and replacement costs are identified, before and after the exchange, as \$85,600 for LARPD and \$66,600 for the city with the city moving ahead and spending about \$500,000 on the road renovation immediately. LARPD will agree to invest \$500,000 in the Barn in the F/Y 2018-21 Capital Improvement Budget. LARPD is capable of including the additional maintenance responsibilities into its current budget, staffing and schedules.

TB/s

Attachment: LARPD/City Exchange of Maintenance Responsibilities Term Sheet

## LARPD/City Facility Exchange of Maintenance Responsibilities

Livermore Area Recreation and Park District (LARPD) and the City of Livermore (City) own, operate, and maintain various buildings, parks and trails throughout the City. The two agency's ownership and maintenance responsibilities are described in various agreements including the Master Property Agreement and the Maintenance Service Center Joint Facilities Use Agreement. The parties are interested in exchanging certain maintenance responsibilities to better align with each agency's core mission. The exchange of responsibilities is meant to result in no net increase in expense for either party.

Under the current agreements the parties are responsible as follows: LARPD 100% Robertson Park Rd (\$66,600/yr) and City is responsible for 3.1 miles of trails along Arroyo Mocho from Arroyo Rd to Stanley Murietta (\$47,600) and both City and LARPD are responsible for major repairs of BARN (\$38,000 total or \$19,000 each). Total LARPD responsibility for these three items is (\$66,600+\$19,000) \$85,600 and City is (\$47,600+\$19,000) \$66,600.

The City has as a core mission responsibility for the maintenance of streets within the City of Livermore. LARPD owns and is responsible for maintenance of Robertson Park Road which is described in the Maintenance Center Joint Use Agreement. City is agreeing to create a public roadway easement over Robertson Park Road and will operate and maintain the road in perpetuity. This includes the pavement surface and roadway drainage facilities but excludes driveway approaches and fencing. The estimated annualized value for OM&R (operations, maintenance and replacement) for this asset is \$66,600. This includes signage, striping, pavement surfacing, base repairs, existing sidewalks, ADA ramps, and roadway drainage. The western portion of the roadway will be maintained as a rural street with swales and no curbs. LARPD will provide a public roadway easement to the City for Robertson Park Road.

LARPD has as a core mission the responsibility to provide for recreational activities including event venues such as the BARN. The BARN is owned by the City but operated by LARPD. The BARN is heavily programmed by LARPD for events. The Master Property Agreement notes that routine repairs are the responsibility of LARPD while major repairs to the facility are to be discussed between the two agencies. LARPD is agreeing to take ownership via a long term lease and full maintenance and replacement responsibility as well as liability for the BARN. City will provide a long term

lease (99 year term, \$1/year) for the BARN and its immediate surrounds including the Gazebo to LARPD. The estimated annualized value of this asset is \$38,000. LARPD will be responsible for both building and grounds maintenance. LARPD can install (open, under 6') fencing along the perimeter of the BARN property pursuant to City design guidelines. City will allow shared use of the City Hall employee parking lot by LARPD for BARN events during non-business hours for City Hall and the Civic Center Meeting Hall. City agrees to designate some (1-2) on-street ADA parking spaces in front of the BARN. LARPD agrees to allow City use of the Gazebo for performing marriage ceremonies during City business hours. LARPD agrees to allow City rights to use the facility up to four (4) times per year as available, utilizing its own labor to open, set-up, clean-up and close the facility for each use.

LARPD's core mission also includes providing trails for recreational use. The Master Property Agreement identifies trails within the City some of which are owned/or operated by LARPD and some of which are owned/or operated by City. The trail system is a combination of ownership and maintenance by both agencies. Creating a more cohesive system of ownership/maintenance would increase efficiencies for both agencies. LARPD agrees to be responsible for maintenance of an additional approximately 3.1 miles of trails along the Arroyo Mocho from Arroyo Road to Stanley at Murietta. Trail maintenance includes the 10' wide paved trail as well as approximately 10' of trees and landscaping along each side of the trail for weed abatement, tree pruning and limited irrigation for tree mitigation area and miscellaneous amenities such as benches, railings, trash receptacles. LARPD is not responsible for any creek maintenance (except in those segments where they own the creek property itself). City agrees to do final storm damage improvements along the trail segment at Holmes Street Bridge and Stanley at Murietta if needed. After those improvements, LARPD will be fully responsible for any future trail repairs caused by storm damage. The estimated annual OM&R costs for this trail section is \$47,600.

Both parties agree to program maintenance and rehabilitation of the assets exchanged within their respective Capital Improvement Budgets in a manner consistent with their Asset Management Programs. City will be programming \$500,000 in Robertson Park Roadway repairs in FY 17-18 100-year rodeo. LARPD has programmed and will effect repairs and/or upgrades in a similar amount toward the Barn and trails referenced in this document in their FY18-21 Capital Improvement Program.