


TO: JAMES L. APP, CITY MANAGER  
FROM: BOB LATA, COMMUNITY DEVELOPMENT DIRECTOR   
SUBJECT: SKATE PARK: APPROVAL OF "FINAL" DESIGN PLAN  
DATE: JULY 6, 1999

Needs: For the City Council to approve the "Final" Design Plan for the Skate Park, which will enable the consultant to prepare construction drawings, bid specifications and a refined cost estimate.

- Facts:
1. At its meeting of April 7, 1998, the City Council of the City of El Paso de Robles adopted Resolution 98-48, which provides that \$96,978 in Community Development Block Grant (CDBG) Funds be allocated for design and construction of a skate park at Pioneer Park.
  2. At its meeting of April 20, 1999, the City Council authorized the hiring of Purkiss-Rose-RSI to design a skate park. Consultant fees are estimated to total \$22,400 (\$18,400 fixed fee for design phase plus an additional \$4,000 during the construction phase).
  3. Purkiss-Rose-RSI has conducted two workshop meetings with skateboarders and skaters (users) to obtain the users' recommendations for overall design and skating features.
  4. Based on users' recommendations and fiscal and space constraints, Purkiss-Rose-RSI has prepared a draft "Final" Design Plan and preliminary cost estimate. The plans propose a 10,800 square foot park that can be built in two phases at an estimated overall cost of \$175,400.
  5. After payment of Purkiss-Rose-RSI's fees, there will be approximately \$74,600 available for construction of the first phase of the Skate Park. Phase I is designed to be built with this amount of funds, assuming that City force account labor can do the rough grading to prepare the site. The Public Works Department has agreed to provide grading within its capabilities (i.e., some contracted grading services may be necessary.)
  6. Kate Davis, a member of the City's Skate Park Committee has indicated that she will initiate efforts to raise private funds to supplement the CDBG funds with the goal of constructing Phase II at the same time as Phase I.
  7. The draft "Final" Design Plan was received by the City on June 22. Copies were made available for review by users and the public at both City Hall and at Kahuna's. Kate Davis, has reported that she has received a lot of positive comments from skaters about the "Final" Design Plan.
  8. The proposed Skate Park is about 30 feet west of the extension of the 3rd Base Line of the softball field. (See attached site plan.).

Analysis and

Conclusion:

Staff contacted several cities that have built skate parks. The general consensus from those cities was that a basic skate park should be about 10,000 - 12,000 square feet in area in order to accommodate the expected number of skaters and provide an adequate range of features to meet different skill levels.

Purkiss-Rose-RSI will be preparing construction drawings, bid specifications and a detailed cost estimate for the entire Skate Park facility (both phases). The two phases may be constructed in any order, i.e., Phase II may be constructed before Phase I. There may be a desire by skaters to build Phase II first as it contains most of the "street" features that are currently popular. To build Phase II first, an additional \$25,000 in non-CDBG funds would be needed. This amount may be able to be raised via fund-raising efforts.

Should fund-raising efforts fall short of attaining the additional funds needed to build both phases, it may be possible to complete the Skate Park with additional CDBG funding from future year's allocations, assuming that there would be no other proposals for CDBG-funded activities with higher priorities.

Attached is a schedule that plans for completion of construction of the Skate Park (with as much CDBG and other funds as are available) by December 31, 1999. To accommodate fund raising efforts, the City could request bidding contractors to submit bids for doing each Phase individually, in any order, as well as for doing both phases simultaneously. A decision on which phase to construct first will need to be made when the Council approves the construction contract in October.

Policy

Reference:

Resolution 98-48

Fiscal

Impact:

No impact to the General Fund. The \$96,978 for design of the skate park and construction of Phase One will be paid for with CDBG funds. The source of funds for Phase Two has not yet been determined. Private funds may be donated. A future allocation of additional CDBG funds may be sought.

Options:

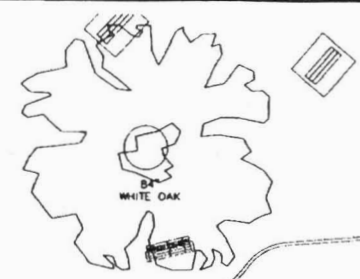
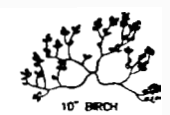
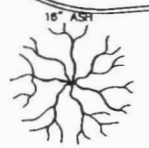
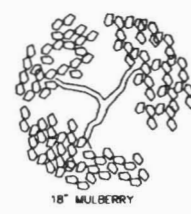
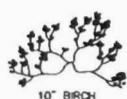
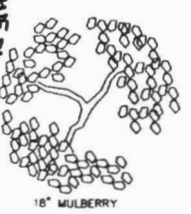
- a. Via minute action: (1) approve the "Final" Design Plans for the Skate Park; (2) authorize Purkiss-Rose-RSI to prepare construction drawings, bid specifications and a final cost estimate; and (3) authorize City staff to solicit bids for constructing each phase individually and for both phases simultaneously. The City Council would decide which phase would be constructed first in October 1999, when it approves the construction contract.
- b. Amend, modify or reject option a.

Attachments:

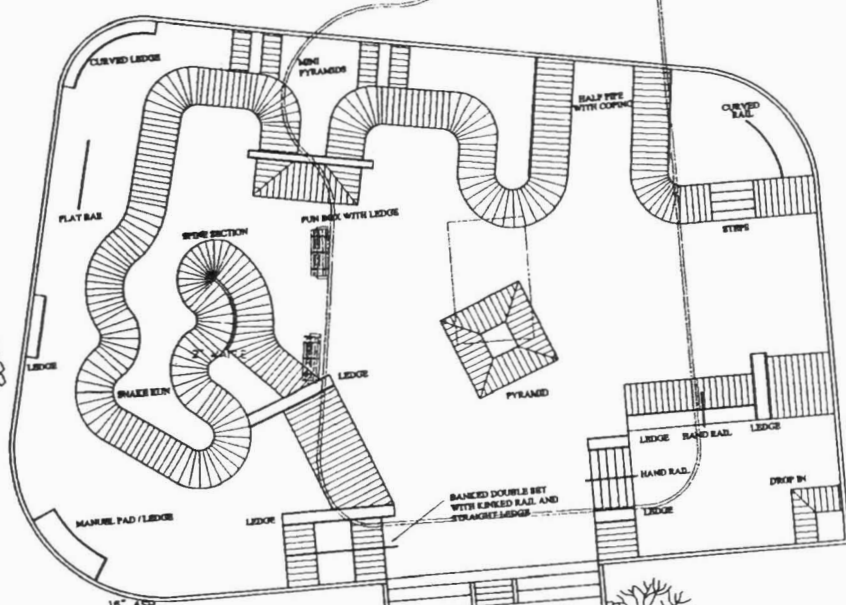
1. Site plan
2. Reduced copy of "Final" Design Plan.
3. Preliminary Cost Estimate
4. Schedule

RIVERSIDE AVE

SITE PLAN



10' MULBERRY



Approximate position of extension of 3rd Base line

EXISTING PARKING LOT



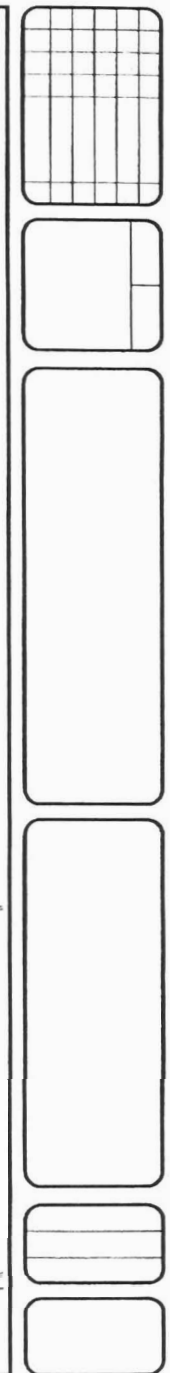
NORTH

19TH STREET

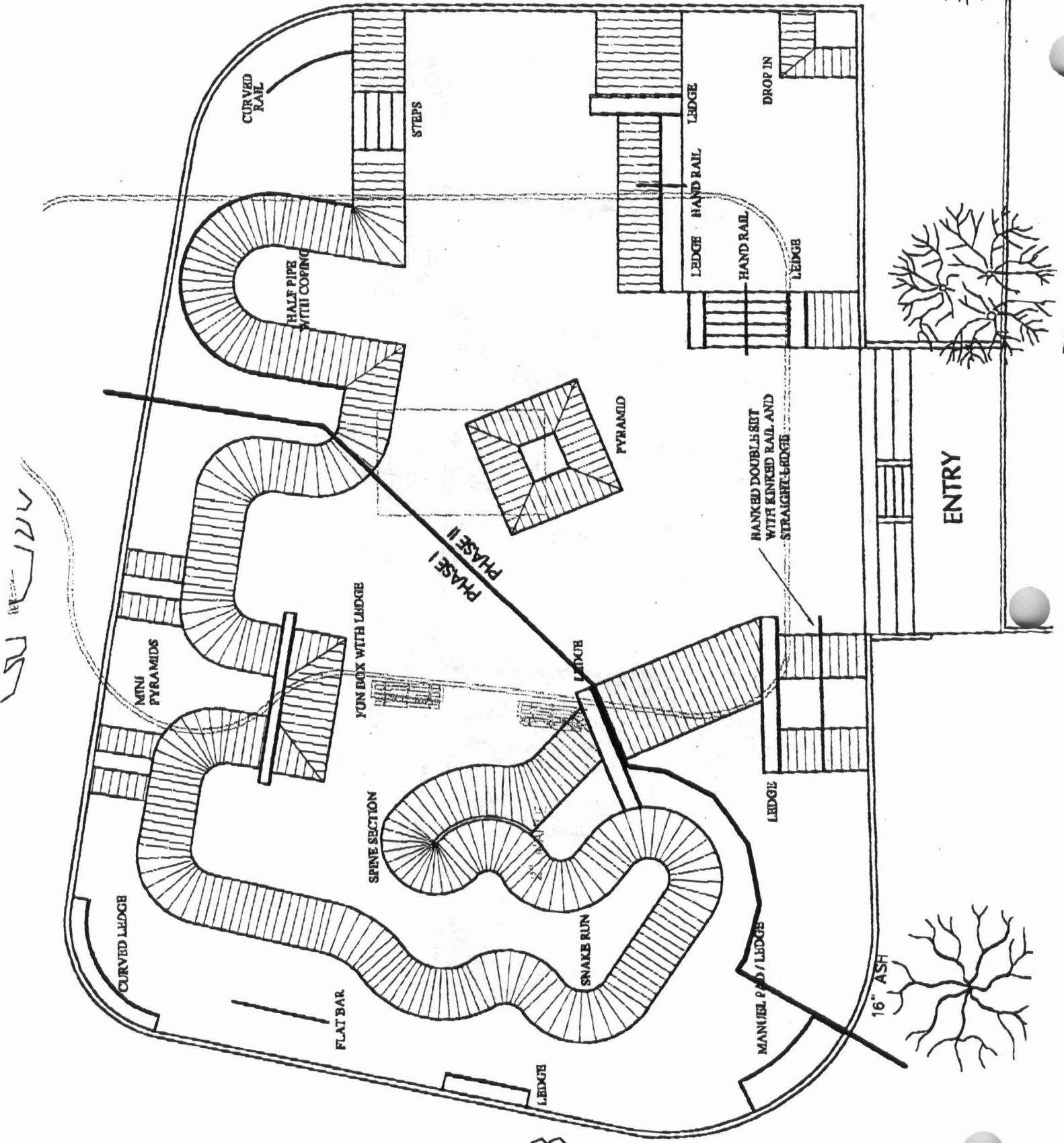
SKATE PARK MASTER PLAN  
PIONEER PARK  
PASO ROBLES, CALIFORNIA

**purkiss-rose-rsi**  
Landscape Architecture  
Recreation and Park Planning  
801 North Harbor Boulevard  
Fullerton, California 92832  
TEL: (714) 971-1188  
FAX: (714) 971-9638

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↑ N  
NOT TO SCALE



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Jun. 28 1999 02:58PM P2

FRX NO. 13-4

"FINAL" DESIGN PLAN

13-4

Purkiss Rose-RSI  
 801 N. Harbor Boulevard  
 Fullerton, CA 92832  
 Tel. (714) 871-3638  
 Fax (714) 871-1188

Job Name: Paso Robles Skate Park  
 Job Number: 99-139

Date: 6-28-99

## OPINION OF PROBABLE CONSTRUCTION COST

NO.	QUANTITY	UNIT	DESCRIPTION	UNIT COST	ITEM COST	SUB-TOTAL
<b>Phase I</b>						
1	1	L.S.	Mobilization	\$ 5,000.00	\$ 5,000.00	
2	1	L.S.	Demolition	\$ 1,000.00	\$ 1,000.00	
3	5,218	S.F.	Grading	\$ 0.50	\$ 2,609.00	
4	1	L.S.	Drainage	\$ 4,000.00	\$ 4,000.00	
5	4,319	S.F.	4" Concrete paving	\$ 6.00	\$ 25,914.00	
6	249	L.F.	6" Concrete ramps ( Shotcrete )	\$ 70.00	\$ 17,430.00	
7	80	L.F.	Concrete grind walls/benches	\$ 70.00	\$ 5,600.00	
8	125	L.F.	Metal edges/rails/pipe	\$ 40.00	\$ 5,000.00	
9	0	L.F.	Concrete steps	\$ 100.00	\$ 0.00	
10	0	L.F.	Concrete retaining wall	\$ 40.00	\$ 0.00	
11	0	L.F.	Metal guard rail fence	\$ 40.00	\$ 0.00	
12	1	L.S.	Landscape/Irrigation retrofit	\$ 3,000.00	\$ 3,000.00	
			<b>SUBTOTAL</b>			<b>\$ 69,553.00</b>
			<b>10% CONTINGENCY</b>			<b>\$ 6,955.30</b>
			<b>TOTAL</b>			<b>\$ 76,508.30</b>

*Purkiss Rose-RSI has no control over the cost of labor, materials, equipment or the contractor's methods of determining costs. These opinions of probable costs represent our best judgement as design professionals familiar with the construction industry and public works contracts. Purkiss Rose-RSI cannot and does not guarantee that proposals, bids or construction costs will not vary from our opinion of probable construction costs. Opinion of Probable Cost shall not be used as a bid form or for any bidding purposes.*

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**Job Name: Paso Robles Skate Park**  
**Job Number: 99-139**

**Date: 6-28-99**

**OPINION OF PROBABLE CONSTRUCTION COST**

NO.	QUANTITY	UNIT	DESCRIPTION	UNIT COST	ITEM COST	SUB-TOTAL
<b>Phase II</b>						
1	1	L.S.	Mobilization	\$ 5,000.00	\$ 5,000.00	
2	1	L.S.	Demolition	\$ 1,000.00	\$ 1,000.00	
3	9,472	S.F.	Grading	\$ 0.50	\$ 4,736.00	
4	1	L.S.	Drainage	\$ 4,000.00	\$ 4,000.00	
5	5,439	S.F.	4" Concrete paving	\$ 6.00	\$ 32,634.00	
6	226	L.F.	6" Concrete ramps ( Shotcrete )	\$ 70.00	\$ 15,820.00	
7	57	L.F.	Concrete grind walls/benches	\$ 70.00	\$ 3,990.00	
8	191	L.F.	Metal edges/rails/pipe	\$ 40.00	\$ 7,640.00	
9	52	L.F.	Concrete steps	\$ 100.00	\$ 5,200.00	
10	61	L.F.	Concrete retaining wall	\$ 40.00	\$ 2,440.00	
11	61	L.F.	Metal guard rail fence	\$ 40.00	\$ 2,440.00	
12	1	L.S.	Landscape/Irrigation retrofit	\$ 5,000.00	\$ 5,000.00	
			<b>SUBTOTAL</b>			<b>\$ 89,900.00</b>
			<b>10% CONTINGENCY</b>			<b>\$ 8,990.00</b>
			<b>TOTAL</b>			<b>\$ 98,890.00</b>

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SKATE PARK SCHEDULE 1999

Council approves "Final" Design Plan.....	7/06
Consultant submits working drawings & bid specifications .....	8/01
Construction bids go out.....	8/16
Bid opening.....	9/13
City Council meeting to approve bid/contract .....	10/05
Notice to Proceed.....	10/18
Concrete poured.....	11/15
Concrete cured .....	12/20
Skate Park ready to open.....	12/31