



Office of the City Manager

WORK SESSION  
March 16, 2021

To: Honorable Mayor and Members of the City Council  
 From: Dee Williams-Ridley, City Manager  
 Submitted by: Scott Ferris, Director, Parks, Recreation & Waterfront (PRW) Department  
 Subject: Parks, Recreation & Waterfront Department Capital Improvement Projects (CIP) Update

### SUMMARY

The purpose of this report is to provide an update on funded improvements and current unfunded needs in the City's parks, medians, waterfront and resident camps infrastructure.

### CURRENT SITUATION AND ITS EFFECTS

#### Current CIP Funding

Parks, Recreation and Waterfront (PRW) capital funding is made up of [Recurring Capital](#)<sup>1</sup> from the Parks Tax, General Fund, Marina Fund and the Camps Fund<sup>2</sup>. This \$1.75M, along with bond funds from Measure [T1](#)<sup>3</sup>, and a variety of grant funds, including [Measure WW](#)<sup>4</sup>, are being used to address our most critical unfunded needs. [Measure F](#)<sup>5</sup>, the Parks Tax increase approved by Berkeley voters in 2014 has increased Parks Tax yearly capital by \$750,000, from \$250,000 to \$1,000,000, since FY 2016. Additionally, Measure F provides a yearly \$450,000 for minor maintenance projects.

#### Recently Completed CIP Projects (last 18 months):

- Parks – Aquatic Park – South Pathway (Parks Tax/ Bayer Fund)
- Parks – Aquatic Park - Tide Tube Clean Out (T1)
- Parks – George Florence age 2-5 & 5-12 Play Structures (T1)
- Parks – James Kenney age 2-5 & 5-12 Play Structures (Grant/ Parks Tax)
- Parks – John Hinkel Upper Picnic Area and ADA (Grant/Parks Tax/ Insurance)

---

<sup>1</sup> See

[https://www.cityofberkeley.info/Parks\\_Rec\\_Waterfront/Home/CIP\\_Capital\\_Projects\\_Recurring\\_Funding\\_Allocation.aspx](https://www.cityofberkeley.info/Parks_Rec_Waterfront/Home/CIP_Capital_Projects_Recurring_Funding_Allocation.aspx)

<sup>2</sup> The Camps Fund has historically contributed \$250,000 to the recurring CIP funding. However, since Berkeley Tuolumne Camp was destroyed in the 2013 Rim Fire, it has been unable to contribute.

<sup>3</sup> See <https://www.cityofberkeley.info/MeasureT1/>

<sup>4</sup> See <https://www.cityofberkeley.info/WorkArea/linkit.aspx?LinkIdentifier=id&ItemID=119940>

<sup>5</sup> See <https://www.cityofberkeley.info/WorkArea/linkit.aspx?LinkIdentifier=id&ItemID=128423&libID=127066>

- Parks – Live Oak Community Center (T1/Parks Tax)
- Parks – Strawberry Creek Park 2-12 Play Area (T1/ Parks Tax)
- Parks – Strawberry Creek Park Restroom (T1)
- Waterfront – Dock O, LM, DE, FGHI (4) Restroom Remodels (General Fund)
- Waterfront – South Cove Bay Trail, Docks and ADA (3 Grants/Marina Fund)
- Waterfront – Finger Dock Replacement Phase 1 and 2 (General Fund/Marina Fund)

“Planning Only” Completed (last 18 months)

- Parks – Frances Albrier Community Center with Pool – Conceptual Design (T1)
- Parks – Tom Bates Sports Complex: Field House/ Restroom – Conceptual Design (T1)
- Parks – Willard Clubhouse Replacement- Conceptual Design (T1)
- Camps – Echo Lake ADA Phase 1 Design/Phase 2 Conceptual Design (General Fund)
- City Wide – Restroom Feasibility Study (T1)
- Waterfront – Marina Sea Level Rise AB691 Assessment Study (T1/ Marina Fund)

Projects in Construction (or about to start construction):

- Parks – Rose Garden Pergola Pathways and Tennis Courts Reconstruction (T1/ Parks Tax)
- Parks – San Pablo Park ages 2-5 & 5-12 Play Structures (T1/ Parks Tax)
- Parks – San Pablo Tennis Courts (T1/ Parks Tax)
- Parks – King Park ages 2-5 & 5-12 Play Areas (Parks Tax/ Insurance)
- Camps – Berkeley Tuolumne Camp (Insurance/ FEMA Grant/General Fund)
- Waterfront – Marina Streets University Ave - Spinnaker Way (T1, Streets Fund, Double Tree)
- Waterfront – Bike Lockers (20) (Grants/ General Fund/ Marina Fund)
- Waterfront – Finger Dock Replacement- Phase 3 (General Fund/ Marina Fund)
- Waterfront – Corporation Yard Electrical Upgrade (T1)

“Planning Only” Projects in Process

- Waterfront – Berkeley Marina Area Specific Plan (GF)
- Waterfront – Municipal Pier Structural Assessment/Ferry Feasibility Study (T1/Marina Fund/WETA)

Projects in Design Development

- Parks – Aquatic Park – Access Dock Parking and ADA: In final design (Parks Tax)
- Parks – Grove Park – Sports Field Renovation: In design (Parks Tax/ T1)
- Parks – John Hinkel Amphitheatre, Picnic and Play Areas: In final design (Parks Tax/ T1p2)
- Parks – Ohlone Park (Milvia) ages 2-5 & 5-12 Play Structures, Mural Garden and Exercise: In conceptual design (Parks Tax/T1p2)
- Camps – Cazadero Camp – Jensen Dormitory Rebuild: In final design (Insurance)
- Waterfront – Marina – Piling Replacement Project: In final design (T1p2/ General Fund)
- Waterfront – Marina – O and K Electrical: In final design (Marina Fund/ General Fund)

Projects Funded T1 Phase 2 (not started)

- Parks – MLK Jr. Youth Services Center Renovation
- Parks – Willard Clubhouse and Restroom Replacement
- City Wide – African American Holistic Resource Center (new)

- Parks – Tom Bates Restroom and Community Space (new)
- Parks – Harrison Park Restroom Renovation
- Parks – Ohlone Park – Restroom (new)
- Parks – Ohlone Park Lighting
- Parks – Grove Park Play ages 2-5 & 5-12 Structures
- Parks – Aquatic Park Tide Tubes Clean Out: Soil Removal
- Parks – Civic Center Park – Turtle Garden
- Pools – King Pool Tile and Plaster Replacement
- Camps – Cazadero Camp Dining Hall Renovation & ADA Improvements
- Waterfront – K Dock Public Restroom Renovation
- Waterfront – Cesar Chavez Park – Public Restroom (new)

A list of over 30 funded projects is contained in the [Currently Funded Projects List](#)<sup>6</sup>. More detailed information about each project is provided in the [PRW Detailed Project Summary](#)<sup>7</sup>.

### Current Minor Maintenance Projects

The passage of Measure F established a yearly minor maintenance allocation of \$450,000. This allocation is used to fund small maintenance contracts or in-house projects such as court resurfacing, painting, and sports field renovations. Some of the FY 2021 projects include the following:

- Pathway Improvements in Marina Inner Pathway and Codornices Park
- Infield Renovations at Glendale-LaLoma, James Kenney and San Pablo Parks
- Turf renovations at Tom Bates, Codornices, Cedar Rose, Harrison, James Kenney, Ohlone, San Pablo, and Willard Parks
- Garbage Can Replacements (28) at various parks;
- Driveway Improvements –Glendale LaLoma Park, Launch Ramp
- Restroom Improvements at BC and FG Docks
- Storefront Replacement at King Pool
- Light Standard Replacement at West Campus Pool
- Tree Plantings in James Kenney and John Hinkel Parks
- Pollinator Gardens at George Florence, John Hinkel, Strawberry Creek, James Kenney and San Pablo Parks

A complete list of projects completed since FY 2016 and being undertaken currently can be found at the following link [Minor Maintenance Projects](#)<sup>8</sup>.

### DISCUSSION

The City of Berkeley has amazing recreation assets, resident camps, skate parks, dog parks, rock parks, community centers, theaters, pools, clubhouses, nature centers, lagoons, Adventure Playground, bay trail, concrete slides, neighborhood parks, and destination parks. For many years, the PRW Department's capital and major maintenance programs have been

<sup>6</sup>See

[https://www.cityofberkeley.info/Parks\\_Rec\\_Waterfront/Home/CIP\\_Currently\\_Funded\\_Capital\\_Projects\\_List\\_\(6/2019\).aspx](https://www.cityofberkeley.info/Parks_Rec_Waterfront/Home/CIP_Currently_Funded_Capital_Projects_List_(6/2019).aspx)

<sup>7</sup> See [https://www.cityofberkeley.info/uploadedFiles/Parks\\_Rec\\_Waterfront/Level\\_3\\_-\\_General/FundedCapitalProjects.2017-11-01.pdf](https://www.cityofberkeley.info/uploadedFiles/Parks_Rec_Waterfront/Level_3_-_General/FundedCapitalProjects.2017-11-01.pdf)

<sup>8</sup> See [https://www.cityofberkeley.info/Parks\\_Rec\\_Waterfront/Home/Capital\\_Improvements\\_Program\\_\(CIP\).aspx](https://www.cityofberkeley.info/Parks_Rec_Waterfront/Home/Capital_Improvements_Program_(CIP).aspx)

underfunded, which has accelerated the deterioration of our parks, park buildings, waterfront, and resident camps. Several years ago the PRW unfunded need was well over \$200M. Recent funding sources have helped to address some of these needs. The 2008 East Bay Regional Park District Measure WW Parks Bond Program (“Measure WW”), the 2014 voter approved increase in the Parks Tax by 17% (“Measure F”), the 2016 voter approved T1 Infrastructure bond program and recent influx of General Funds of \$7M for the Waterfront and Camps has provided significant resources to start to reverse this trend. Unfortunately, \$2.25M of these funds were deferred in FY 2021 that were earmarked for Marina Docks, Echo Lake ADA and West Campus Pool.

Despite the addition of these funds, the unfunded need at Parks, Recreation and Waterfront facilities is approximately \$182M. Below, the unfunded need is divided into six categories:

\$ 9.9M	Parks General – Lighting, Pathways, Courts, ADA, Irrigation etc.
\$ 3.7M	Parks Facilities – Buildings in Parks
\$ 37.5M	Parks Specific (including playgrounds, drainage, parking, etc.)
\$ 7.5M	Pools
\$ 5.9M	Camps – Echo Lake, Cazadero and Tuolumne Camps
\$113 M	Waterfront – Includes Infrastructure Needs West of I 80
\$ 4.5M	<u>Restrooms – Includes existing Park Restrooms</u>
\$182M	Total Unfunded Need

The following [link](#)<sup>9</sup> includes a general description, location and cost of each identified unfunded project. These numbers include \$30M for the Berkeley Pier, but do not include the estimated \$32M for the Frances Albrier Community Center and Pool and the \$8M for the King Pool Replacement with a 25 meter competitive pool.

Below is a discussion of the PRW Department’s three major areas of capital funding need (Waterfront, Parks and Camps), their funding sources, current major projects and a brief discussion of priorities for unfunded improvements in these areas.

## **Waterfront**

### Marina Enterprise Fund and Capital Projects

The Marina Fund, which is the City’s mechanism for managing all Waterfront revenues and expenditures, can no longer accommodate the pressing capital needs in the Waterfront. The unstable state of this special fund has been well documented.<sup>10</sup> While this operations fund has struggled, much of the Waterfront infrastructure has deteriorated from use and age. Recently, the City has worked across multiple fronts to improve infrastructure at the Waterfront to prevent boaters and their associated revenue from leaving the Marina.

<sup>9</sup> See [https://www.cityofberkeley.info/uploadedFiles/Parks\\_Rec\\_Waterfront/Level\\_3\\_-\\_General/Unfunded%20PRW%20Capital%20Projects%20-%202021-1-28.pdf](https://www.cityofberkeley.info/uploadedFiles/Parks_Rec_Waterfront/Level_3_-_General/Unfunded%20PRW%20Capital%20Projects%20-%202021-1-28.pdf)

<sup>10</sup> See Feb 16, 2021 Worksession report ([https://www.cityofberkeley.info/Clerk/City\\_Council/2021/02\\_Feb/Documents/2021-02-16\\_WS\\_Item\\_02\\_Berkeley\\_Marina\\_Area\\_Specific\\_Plan\\_pdf.aspx](https://www.cityofberkeley.info/Clerk/City_Council/2021/02_Feb/Documents/2021-02-16_WS_Item_02_Berkeley_Marina_Area_Specific_Plan_pdf.aspx)) and Dec 18, 2018 Off-Agenda ([https://www.cityofberkeley.info/uploadedFiles/Clerk/Level\\_3\\_-\\_General/Marina%20Fund%20Update%20121318.pdf](https://www.cityofberkeley.info/uploadedFiles/Clerk/Level_3_-_General/Marina%20Fund%20Update%20121318.pdf)) .

Prior to the Covid-19 pandemic, these efforts were beginning to pay off, with lease and berth rental revenue beginning to stabilize and even increase. Since March 2020, however, these revenues have plummeted, leaving the fund in need of General Fund support in FY 2022. The projected loss of revenue due to Covid-19 over a four-year period (FY20-23) is estimated at \$3.5M. Additionally, there remains a significant structural deficit, which means the fund will need to identify external funding sources to address capital projects at the Waterfront in the near future. Currently the fund budgets only \$350,000/year from the Marina Fund for capital projects and \$150,000/year for maintenance projects. Yet there is more than \$113M in unfunded needs in Waterfront streets, parking lots, docks, electrical systems, underground utilities, bathrooms, buildings, and the Berkeley Pier.

In recent years the General Fund has contributed \$4.5M to deal with some immediate needs at the Waterfront including electrical upgrades on the docks, the docks themselves, restrooms, selective piling replacement and the Berkeley Marina Area Specific Plan (BMAASP). This funding has made a significant difference. In FY 2021, \$1.395M of this \$4.5M was deferred and further work on the docks and pilings has been delayed. Fortunately \$1.2M of Phase 2 of Measure T1 funding was identified to complete the piling work and replace some of this funding.

The below table is a list of currently funded Capital Projects in the Waterfront.

Currently Funded Projects in the Waterfront	Project Cost
K Dock Public Restroom Renovation (T1p2)	\$400,000
Cesar Chavez Restroom (T1p2)	\$400,000
D and E Dock Replacement (\$5.5M DBW Loan, T1p2)	\$6,000,000
Additional Selective Piling Replacement (T1p2)	\$1,355,000
South Cove West Parking Lot -Design Only (GF)	\$80,000
Marina Streets Projects: University Ave., Spinnaker Way, Marina Blvd (T1, Streets Fund, Double Tree)	\$8,206,000
Electrical Upgrades (Marina Fund/GF)	\$1,382,000
Bike Lockers (Grant/GF/Marina Fund)	\$138,000
Finger Dock Replacement – Phase 3 (Marina Fund)	\$230,000
Berkeley Marina Area Specific Planning Study (GF)	\$1,050,000
Pier-Ferry Feasibility Study (T1/WETA/Marina Fund)	\$485,000
<b>Total</b>	<b>\$19,726,000</b>

### Marina Streets Improvement

This project includes the lane reconfiguration of University Avenue (between West Frontage Road and Marina Boulevard), Spinnaker Way pavement rehabilitation and drainage improvements, and Marina Boulevard pavement rehabilitation. This project features a traffic roundabout at the University Ave and Marina Blvd intersection, and pervious pavement on Spinnaker Way. The goal is to alleviate pavement undulation, improve traffic operation and efficiency, promote pedestrian and bicyclist access and safety, and implement storm water

green infrastructure improvements. Construction was delayed a year because of a shortfall in T1 funding, but is anticipated to begin in May of 2021.

#### Berkeley Marina Area Specific Plan (BMASP)

The goal of the BMASP is to provide a vision and a plan for achieving a financially self-sustainable, publicly-owned Marina with infrastructure and amenities to support current and future community needs, while adapting to climate changes and promoting environmental stewardship. The project involves extensive community processes and includes a Program Environmental Impact Report (PEIR) to provide the City with overall programmatic environmental guidelines and mitigations that will assist in streamlining subsequent project-based CEQA evaluations. Much of the background work has been completed and the 2 year community process is underway. Staff brought this item before Council in a February worksession and received supportive feedback. It will come back to council in a year for another update.

#### Berkeley Pier - WETA Scale Ferry Facility Feasibility Study

In partnership with San Francisco Bay Area Water Emergency Transportation Authority (WETA), the feasibility study in the planning phase is currently in the public process phase. Numerous studies have been completed and the first series of focus groups and the first of three public meetings is complete. Staff will continue to seek public feedback on the functionality, location, and amenity needs of the dual-use pier that would serve both as passenger ferry facility for berthing public ferry vessels, and provide public access to the San Francisco Bay, restoring the public amenities that were once offered by the now closed pier. This process should conclude in November, and staff anticipates bringing it back to City Council in December of 2021.

#### Outside Sources of Funding for Waterfront Projects

On February 26, 2020, staff received a funding agreement from the Bay Area Air Quality Management District for a \$50,000 grant funding from the Transportation Fund for Clean Air Regional Fund for the installation of 20 electronic bicycle lockers at the Berkeley Marina Mall area. These will be installed this spring.

On February 14, 2020, California State Parks' Boating and Waterways Commission approved a \$5.5 million loan to replace D&E Docks, which will hold 79 boat slips. These docks are more than 50 years old, and have far outlived their useful life. Design work will begin this summer.

On May 9, 2019, San Francisco Bay Area Water Emergency Transportation Authority (WETA) approved a \$250,000 funding contribution to conduct a feasibility study on public ferry facility at the Berkeley Marina on Seawall Drive. This study is described above.

In 2020, staff completed the South Cove Launch Area projects that included three different grants, including \$500k from the Metropolitan Transportation Commission (MTC), \$500k from the State Coastal Conservancy, and a total of \$952k from the National Fish and Wildlife Foundation/Cosco Busan grant program.

Staff will continue to apply for grants and other contributions to supplement the capital project needs at the Waterfront.

### Key Unfunded Projects in the Waterfront

The largest portion of unfunded work in the Waterfront is in our Marina dock system. Over \$41M is needed to update our main docks, finger docks and pilings. An additional \$8.5M in dredging is required in the main basin and the South Cove.

### Camps

#### Camps Fund and Unfunded Capital Project Needs

Despite the loss of funding from Berkeley Tuolumne Camp (BTC) after it was burned down in 2013, the Camps Fund has been able to stay in the black due to the reorganization and popularity of Echo Lake Youth and Family Camp. The fund is projected to stay positive through the summer of 2022 when BTC reopens.

#### Berkeley Tuolumne Camp

In August of 2013, the California Rim Fire destroyed Berkeley Tuolumne Family Camp (BTC). The fire was declared a federal disaster, which allows the rebuilding of Camp to qualify for funding from the Federal Emergency Management Authority (FEMA) and the California Office of Emergency Services (CAL OES). While FEMA and CAL OES will contribute a portion of the funding, it is anticipated that the City's insurance policy will cover the majority of the rebuild costs. The estimate for the total project is approximately \$55M, which includes the necessary staff, design, permitting, and construction costs. On April 4, 2017, the City Council funded the estimated shortfall of \$3.3M not covered by insurance, FEMA, and CAL OES funds by using the City's Catastrophic Reserve Fund. Currently, staff estimates that only \$2.7M in City funds (5% of the total project budget) are required to complete the project. Additional funding for ineligible project costs like shade structures is coming from donations from the Friends of Berkeley Tuolumne Camp.

After seven years of public input, planning, insurance negotiations, environmental analyses, design, and permitting, construction finally began on May 26, 2020, and will last about two years. Pre-construction achievements included:

- Successful negotiations with insurance and FEMA to cover ~95% of project costs;
- Securing and executing a new 30-year Special Use Permit for construction and operation of Camp with the United States Forest Service;
- Completion of both federal and state environmental analyses, public processes, documentation and determinations (NEPA / CEQA);
- Acquisition of construction and operational permits from Tuolumne County, California Department of Fish and Wildlife, United States Army Corps of Engineers and California Regional Water Quality Control Board.

BTC is currently 10 months into construction and has made significant progress as the staff cabins, camper cabins, Recreation Hall and the Dining Hall have started to emerge from the landscape. With over 100 structures spread across 30-acres, the Berkeley Tuolumne Camp project is the largest and most complex construction project ever undertaken by the City of



Berkeley. Project construction is proceeding on schedule, and Berkeley Tuolumne Camp is anticipated to re-open in summer 2022.

### Cazadero Camp

In April of 2016, a landslide occurred at the City-owned Cazadero Camp which caused irreparable damage to the existing Jensen dormitory structure. The cost to rebuild the damaged dormitory and fix the landslide, which included the repair of Austin Creek Road, exceeded \$2M, the bulk of which was covered by insurance. This project was completed in 2018. Design for the reconstruction of Jensen dorm is now in the final permitting stage, and the project is anticipated to be bid and awarded in the spring of 2021, with construction anticipated to begin soon after.

Council approved the execution of a new lease with the long time non-profit, Cazadero Performing Arts Camp, on [December 1, 2020](#).<sup>11</sup> This lease specifies \$1.2M of facility and ADA improvements on site, of which the City will contribute \$400,000 of T1 funds and the lessee will contribute the balance.

### Echo Lake Camp

During the summer of 2018, the City completed analysis of the Echo Lake Camp leach field system and the repairs needed to restore the full capacity of the system. In the winter of 2018-2019, significant snow loads resulted in damage to multiple Camp structures. Repairs were funded by insurance proceeds, and completed in June, 2019.

Making improvements to the accessibility at Echo Lake Camp is a high priority to ensure equitable access for youth and families using the Camp. In October of 2018, the City completed the conceptual design for Echo Lake ADA improvements. The detailed design for the first phase of work was completed in the fall of 2019 and the project was released for bidding in the spring of 2020. The Phase 1 project, which is expected to cost \$700,000, was deferred, however, as part of the City-wide COVID-related budget reduction effort. Design and construction for Phase 2, which includes additional pathways, two additional accessible cabins, and one accessible restroom, is estimated to cost \$1.3M.

### Key Unfunded Projects in Camps

With the BTC rebuild funded and several key repair projects at Cazadero and Echo Lake funded largely by insurance, the most critical remaining work of the \$5.9M identified is the ADA work at Cazadero and Echo Lake. The General Fund has funded the full ADA conceptual design at Echo Lake and the design development of Phase 1. Both phases will cost approximately \$2M. ADA, dining hall, pool and fire safety work comprises most of the work at Cazadero.

## **Parks**

### Parks Tax Fund and Other Funding Sources

---

<sup>11</sup> See [https://www.cityofberkeley.info/Clerk/City\\_Council/2020/12\\_Dec/Documents/2020-12-01\\_Item\\_01\\_Lease\\_for\\_5385\\_Cazadero\\_Hwy.aspx](https://www.cityofberkeley.info/Clerk/City_Council/2020/12_Dec/Documents/2020-12-01_Item_01_Lease_for_5385_Cazadero_Hwy.aspx)



With [Measure F<sup>12</sup>](#), the Parks Tax increase approved by Berkeley voters in 2014, the yearly Parks Tax contribution to capital funding has increased by \$750,000, from \$250,000 to \$1,000,000, since FY2016. Parks Tax funding, in many cases during the last several years, has been used to supplement a variety of other funding sources including grants and Measure T1 to complete projects. In 2010, the City conducted a process to allocate \$4,876,584 from the EBRPD Measure WW funds to sixteen parks for improvement projects. The final two projects were recently completed and are in close-out phase to complete the grant documentation. John Hinkel Park picnic area and ADA improvements was completed in July 2020, and James Kenney Park Playground Renovation project was completed in December 2020. With the completion of these projects, the EBRPD Measure WW funds has been exhausted. Although City staff have several outstanding grant submissions, all other upcoming planned park improvement projects are funded by a combination of Parks Tax, General Funds, insurance and/or Measure T1.

Measure T1 is now a significant source of funding for park improvement projects. The projects receiving funding from Measure T1 include, but are not limited to: the Live Oak Community Center renovation, the San Pablo Park tennis courts and play area renovations, the Willard Park Clubhouse Renovation, the Grove Park ballfield and play area renovation, the Rose Garden Tennis Courts and Pathways renovation projects, the Martin Luther King Jr. Youth Services Center renovation, John Hinkel Park amphitheater and play area renovation, and projects throughout Ohlone Park.

#### Eight West Berkeley Play Areas Completed

With the upcoming completion of the San Pablo Park 2-5 and 5-12 play structures, the City will have completed the renovation of eight West Berkeley play areas at five different sites in the last three years. Along with the two at San Pablo Park, the Becky Temko Park 2-5, Strawberry Creek Park 2-12, James Kenney Park 2-5 and 5-12 and the George Florence Park 2-5 and 5-12 play structures have all been renovated. These play areas will serve Berkeley families for many years to come. Funding sources for these projects is from T1, Parks Tax and grants.

#### Live Oak Community Center

This four-year long and almost \$7M project will be opened on March 31<sup>st</sup>. This project included a seismic retrofit of the complete structure, new HVAC and electrical systems, three new interior restrooms, considerable ADA work, new office space and a fully renovated kitchen.

#### Rose Garden Phase 2

The Rose Garden Pergola Reconstruction and ADA Site Improvements project is anticipated to complete construction this May using Parks Tax, General Fund, and Measure T1 bond funds. This project will complete the reconstruction of the majestic redwood pergola, provide ADA improvements to both Codornices park and the Rose Garden, renovate the tennis courts, replace many pathways and stone work, and replace the irrigation system in the garden.

#### Aquatic Park Tide Tubes

---

<sup>12</sup> <https://www.cityofberkeley.info/WorkArea/linkit.aspx?LinkIdentifier=id&ItemID=128423&libID=127066>

Aquatic Park Central Tide Tubes Sediment Removal and Inspection project is complete and has resulted in the successful establishment of good tidal flow between the bay and the lagoon. The operating capacity of the tide tubes has been fully restored. This complicated project required permits from the U.S. Army Corps of Engineers, San Francisco Bay Regional Water Quality Control Board, CA Department of Fish and Wildlife, San Francisco Bay Conservation and Development Commission, and CA Department of Transportation. The sediment off haul for this project will be completed with T1 Phase 2 funding later this year.

#### Remaining FY 2021 Projects

Improvements at King School Park, funded by insurance and supplemented with Parks Tax and improvements at John Hinkel Park including a new play structure and picnic area funded by the Parks Tax and T1 phase 2 should be complete by the end of the summer.

#### Key Unfunded Projects in Parks

The last remaining community center to be seismically retrofitted and renovated is the Frances Albrier Center in San Pablo Park. The baseline cost for this work is estimated at \$2.75M. During a conceptual design process for a new center, the community supported a total rebuild of this undersized facility that includes a gymnasium and pool with an estimated cost is \$32M. The City still has many play structures that don't meet ADA requirements and need improvements. Staff have identified the 2-5 and 5-12 play structures at Glendale LaLoma and Cedar Rose, and Dreamland in Aquatic Park as the highest use areas with the greatest need. The successful cleanout of the Aquatic Park Tide Tubes was just the first stage of work that needs to be done to keep the lagoon water quality in good shape. Three other tubes need to be cleaned out and all eight tubes need to be sleeved before the existing tube shells collapse. This cost is estimated at \$6.5M

### BACKGROUND

#### Summary of Facilities and Infrastructure Inventory

The Parks, Recreation & Waterfront Department (PRW) is responsible for managing, maintaining, and upgrading an extensive portfolio of community-serving parks and parks facilities.

PRW operates, maintains and manages 54 parks, 4 community centers, 2 clubhouses, 2 pools, 3 resident camps, 15 sports fields, 49 sports courts, 63 play areas, 36 picnic areas, 42,000 street and park trees, almost 11.5 miles of street medians that include 152 landscaped areas, 263 irrigation systems, and 29 restrooms and out buildings. In the Berkeley Waterfront, PRW operates and maintains all related facilities, including the buildings, docks, parking lots, parks and trails and other infrastructure, Adventure Playground, and the marina basin with 1,000 rentable boat slips. Additionally, PRW manages 39 leases within its assigned property.

#### Capital & Major Maintenance Prioritization Process

Project prioritization occurs in the following way: 1) staff prioritizes needs according to the following criteria: protect life safety; fix and maintain existing infrastructure; provide community-wide benefits; promote geographic and racial equity; and leverage existing funds; 2) Commissions and the public provide feedback; and 3) Council approves the proposed work plan for capital projects during the biennial budget process.

Prior City Council Communications

Capital and major maintenance needs have been presented to Council in a number of recent reports:

In an informational memo on January 21, 2020, Parks, Recreation & Waterfront (PRW) and Public Works provided a bi-annual report on the Measure T1 City Infrastructure Bond Program.

In an [April 14, 2020 information report](#)<sup>13</sup> to Council, PRW provided a detailed update on capital improvement projects.

In a [December 10, 2019 off-agenda report](#)<sup>14</sup>, PRW detailed the planning and public input process for the selection of projects for Phase 2 of the Measure T1 infrastructure bond program.

In an informational memo on July 23, 2019, PRW and Public Works provided a [bi-annual report on the Measure T1 City Infrastructure Bond Program](#)<sup>15</sup>.

The Council-adopted [FY20-FY21 Capital Improvement Program](#) provides an overview of planned projects and unfunded needs in June 2019.<sup>16</sup>

In a [report to Council on March 26, 2019](#)<sup>17</sup>, Parks, Recreation & Waterfront and Public Works provided recommendations to close the funding gap to complete Measure T1 City Phase 1 Projects.

In an [Off-Agenda memo on March 5, 2019](#)<sup>18</sup>, the City Manager provided Council with an update on Cazadero Camp.

At a work session on December 6, 2018, Parks, Recreation & Waterfront and Public Works provided a [bi-annual report on the Measure T1 City Infrastructure Bond Program](#)<sup>19</sup>.

At a work session on November 15, 2018, Parks, Recreation & Waterfront and Public Works provided an overview of current capital projects and unfunded needs.

---

<sup>13</sup> See [https://www.cityofberkeley.info/Clerk/City\\_Council/2020/04\\_Apr/Documents/2020-04-14\\_Item\\_45\\_PRW\\_CIP\\_Update.aspx](https://www.cityofberkeley.info/Clerk/City_Council/2020/04_Apr/Documents/2020-04-14_Item_45_PRW_CIP_Update.aspx)

<sup>14</sup> [https://www.cityofberkeley.info/uploadedFiles/Clerk/Level\\_3\\_-\\_General/Measure%20T1%20Update%20on%20Phase%202\\_121019.pdf](https://www.cityofberkeley.info/uploadedFiles/Clerk/Level_3_-_General/Measure%20T1%20Update%20on%20Phase%202_121019.pdf)

<sup>15</sup> [https://www.cityofberkeley.info/Clerk/City\\_Council/2019/07\\_Jul/Documents/2019-07-23\\_Item\\_43\\_Update\\_on\\_Measure\\_T1.aspx](https://www.cityofberkeley.info/Clerk/City_Council/2019/07_Jul/Documents/2019-07-23_Item_43_Update_on_Measure_T1.aspx)

<sup>16</sup> <https://www.cityofberkeley.info/uploadedFiles/Manager/Budget/FY-2020-2021-CIP-budget.pdf>

<sup>17</sup> [https://www.cityofberkeley.info/Clerk/City\\_Council/2019/03\\_Mar/Documents/2019-03-26\\_Item\\_20a\\_Providing\\_direction\\_on\\_closing\\_funding\\_gap.aspx](https://www.cityofberkeley.info/Clerk/City_Council/2019/03_Mar/Documents/2019-03-26_Item_20a_Providing_direction_on_closing_funding_gap.aspx)

<sup>18</sup> [https://www.cityofberkeley.info/uploadedFiles/Clerk/Level\\_3\\_-\\_General/Cazadero%20Camp%20Update%20030519.pdf](https://www.cityofberkeley.info/uploadedFiles/Clerk/Level_3_-_General/Cazadero%20Camp%20Update%20030519.pdf)

<sup>19</sup> [https://www.cityofberkeley.info/uploadedFiles/Parks\\_Rec\\_Waterfront/Level\\_3\\_-\\_General/T1%20Semi-Annual%20Update%20Council%20December%202018.pdf](https://www.cityofberkeley.info/uploadedFiles/Parks_Rec_Waterfront/Level_3_-_General/T1%20Semi-Annual%20Update%20Council%20December%202018.pdf)

In an [Off-Agenda memo on October 5, 2018](#)<sup>20</sup>, the City Manager provided Council with a detailed update on the Berkeley Tuolumne Camp Project.

At a work session on May 8, 2018, Parks, Recreation & Waterfront and Public Works provided an overview of current capital projects and unfunded needs; as well as a [bi-annual report on the Measure T1 City Infrastructure Bond Program](#)<sup>21</sup>.

In an [Off-Agenda memo on April 12, 2018](#)<sup>22</sup>, the City Manager provided Council with a detailed update on the Waterfront and Marina Fund, describing financial concerns related to safety and infrastructure challenges.

#### ENVIRONMENTAL SUSTAINABILITY

The City aims to provide safe, green, accessible and efficient facilities and infrastructure. Staff evaluates the environmental impacts of all proposed projects and seeks to integrate energy and water efficiency improvements in all capital and major maintenance projects.

#### CONTACT PERSONS

Scott Ferris, Parks, Recreation & Waterfront, 510-981-6700

Christina Erickson, Parks, Recreation & Waterfront, 510-981-6703

---

<sup>20</sup> [https://www.cityofberkeley.info/uploadedFiles/Clerk/Level\\_3\\_-\\_General/Berkeley%20Tuolumne%20Camp%20100518.pdf](https://www.cityofberkeley.info/uploadedFiles/Clerk/Level_3_-_General/Berkeley%20Tuolumne%20Camp%20100518.pdf)

<sup>21</sup> [https://www.cityofberkeley.info/uploadedFiles/Parks\\_Rec\\_Waterfront/Level\\_3\\_-\\_General/T1%20Bi-Annual%20Update%20Council%20Report%20%205-8-18.pdf](https://www.cityofberkeley.info/uploadedFiles/Parks_Rec_Waterfront/Level_3_-_General/T1%20Bi-Annual%20Update%20Council%20Report%20%205-8-18.pdf)

<sup>22</sup> [https://www.cityofberkeley.info/uploadedFiles/Clerk/Level\\_3\\_-\\_General/Marina%20Fund%20Update%20041218.pdf](https://www.cityofberkeley.info/uploadedFiles/Clerk/Level_3_-_General/Marina%20Fund%20Update%20041218.pdf)