



# REPORT

## THE CITY OF SAN DIEGO TO THE PARK AND RECREATION BOARD

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DATE ISSUED: May 21, 2015

REPORT NO. 201

ATTENTION: San Diego Regional Park Improvement Fund Oversight Committee  
Agenda of May 21, 2015

SUBJECT: Quarterly Projects Update - Allocation and Expenditure of Regional Park  
Improvement Funds

### SUMMARY

This report provides an update on the projects with Regional Park Improvement Funds from revenues received for the Fiscal Years 2010 through Fiscal Year 2015. This is an information item only. There are no actions required for this item.

### BACKGROUND

The San Diego Regional Park Improvement Fund (Regional Park Fund) is one of two Capital Improvements Program funds to receive Mission Bay Park lease revenues from leaseholds in Mission Bay Park. The other fund is the Mission Bay Park Improvement Fund. The two funds were established by voter approval of revisions to the City Charter, Article V, Section 55.2 and became effective July 1, 2009, Fiscal Year (FY) 2010.

Per the Charter, the Regional Park Fund is derived from the first \$2.5 million available or 25%, whichever is greater, of the excess revenue received over a threshold amount of \$23 million in Mission Bay leasehold revenues. The first \$23 million of Mission Bay leasehold revenues goes into the City's General Fund and may be used for any municipal purpose. The threshold amount has dropped to \$20 million beginning in Fiscal Year 2015.

The purpose of the Regional Park Fund is to support capital improvements projects in San Diego Regional Parks, as identified in the City Charter or by City Council Ordinance. San Diego Regional Parks include Chollas Lake Park, Balboa Park, Mission Trails Regional Park, Otay Valley River Park, Presidio Park, San Diego River Park, Torrey Pines City Park (City Council Ordinance O-20088), Chicano Park (Ordinance O-20311), open space parks and coastal beaches along with contiguous coastal parks.

Fund allocations were made at the recommendation of the Park and Recreation Department pursuant to the Oversight Committee approval as a means to address funding needs for ongoing regional park CIP projects to cover changes in project scope and construction change orders, develop a long-range funding strategy for future multi-million dollar projects and have funding available for grant match opportunities

From Fiscal Year 2010 through Fiscal Year 2013, 19 projects received a total of \$8,406,675 in Regional Park Funds. Fiscal Year

In November 2014 the Oversight Committee approved the allocation of \$3,100,000 to new and existing CIP projects; the City Council approved these allocations on May 12, 2015. The \$3,100,000 included \$2,500,000 of lease revenue received during Fiscal Year 2014 plus \$600,000 of carry over fund balance which included accrued interest. The Oversight Committee also approved the allocation of \$2,500,000 of lease revenue made available from the Fiscal Year 2015 lease revenue. These allocations have been included in the Proposed Fiscal Year 2016 Capital Improvements Program budget as anticipated funding, becoming available for project use in August 2015 upon adoption of the CIP budget by the City Council and certification from the Comptrollers Department that the anticipated funds have been received.

#### Fiscal Year 2014 Fund Allocations

- Sunset Cliffs Natural Park Hillside Improvements, Phase 2 - \$1,100,000
- Junípero Serra Museum ADA Improvements - \$500,000
- Balboa Park West Mesa Comfort Station Replacements - \$1,000,000
- Balboa Park Hall of Nations Foundation Repair - \$250,000
- EB Scripps Park Comfort Station Replacement - \$250,000

#### Fiscal Year 2015 Fund Allocations

- Junípero Serra Museum ADA Improvements - \$500,000
- Mohnike Adobe and Hay Barn Restoration - \$500,000
- Sunset Cliffs Natural Park Drainage Improvements, Phase 1 - \$1,000,000
- La Jolla Parkway/Mt Soledad Erosion Control - \$500,000

Table 1 below summarizes the amount of funds received as per the Charter distribution thresholds, allocated to CIP Projects as per prior Oversight Committee approvals and available to date (Carry-Over Balance) by fiscal year. The Carry-Over Balance shown below does not include interest earned by the fund over the years. The funds indicated below for FY15 are anticipated and will be certified by the Comptroller's Department in October 2015.

<b>Fiscal Year</b>	<b>Fund Received from Revenue (excluding interest earnings)</b>	<b>Fund Allocated to CIP Projects</b>	<b>Carry Over Balance</b>
2010	\$ 1,623,777 (1)	\$ 756,000	\$ 867,777
2011	\$ 1,695,824	\$ 1,677,000	\$ 886,601
2012	\$ 2,500,000	\$ 3,000,000	\$ 386,601
2013	\$ 2,500,000	\$ 2,450,000	\$ 436,601
2014	\$ 2,500,000	\$ 3,100,000	\$ (163,399)
2015	\$ 2,500,000	\$ 2,500,000	\$ (163,399)
<b>Total</b>	<b>\$ 13,319,601</b>	<b>\$ 13,483,000</b>	<b>\$ (163,399) (2)</b>

Table 1: Regional Park Fund Revenue, Allocation and Carry-Over by Fiscal Year

(1) Includes accrued interest from Fiscal Year 2009 of \$639,673.

(2) \$247,019 of interest earnings were accrued between FY 2010 and Fiscal Year 2014. Of this amount, \$163,399 was used as part of the \$3.1 million allocation to projects in Fiscal Year 2014.

The City Charter Article V, Section 55.2(a)(1) states Capital Improvement means “physical assets, constructed or purchased, or the restoration of some aspect of a physical or natural asset that will increase its useful life by one year or more or which constitutes an environmental ‘improvement’ of a natural asset.” To that end, the Oversight Committee approved allocations of Regional Park Funds in the Capital Improvement projects summarized below by Fiscal Year.

DISCUSSION

The projects recommended by the Park and Recreation Department and approved by the Oversight Committee to receive Regional Park Improvement Fund are described below.

***Old Mission Dam Preservation, WBS # S00611 – City Council District 7***

Total Project Cost: \$ 917,933

The Project received Fiscal Year 2010 Regional Park Funds in the amount of \$315,000 to complete the Mitigation, Monitoring, and Reporting Program requirements associated with the 2008 dredging of the historic dam and approvals for permitting the long-term dredging. This project is in its 5-year mitigation monitoring stage which is expected to be completed in Fiscal Year 2016.

***Mission Trails Regional Park Multi Trail System, WBS # S10066 – City Council District 7***

Total Project Cost: \$215,000

The Project received Fiscal Year 2011 Regional Park Funds in the amount of \$200,000 to provide for design, engineering and construction of approximately 5,000 linear feet of new (realignment) trail and rehabilitation of approximately 3,500 linear feet of existing trail. Project is currently going through park master plan and environmental assessment which is anticipated to take approximately one year to complete. This project is managed by Park and Recreation Department.

***Cowles Mountain Trail – Mission Trails, WBS # S10065 – City Council District 7***

Total Project Cost: \$400,000

The Project received Fiscal Year 2011 Regional Park Funds in the amount of \$377,000 to provide for design, engineering, construction, and installation of structures, as well as the rehabilitation and installation of appropriate material to re-establish approximately 2,000 linear feet of existing trail. Construction of the upper trail is anticipated to be completed in early 2016.

This project is managed by Park and Recreation Department.

***Los Peñasquitos Ranger Station, WBS # B00619 – City Council District 5***

Total Project Cost: \$2,009,366

The Project received Fiscal Year 2011 and Fiscal Year 2012 Regional Park Funds in the amount of \$200,000 and \$800,000, respectively, for construction of a new ranger station for the Los Peñasquitos and Black Mountain open space preserves. This project is currently in construction with a completion date anticipated by the summer 2015.

***Sunset Cliffs Natural Park Hillside Improvements, WBS # S10091 – City Council District 2***

Total Project Cost: \$270,000 (Phase I); \$4,000,000 (Phase II)

The Project received Fiscal Year 2012 Regional Park Funds in the amount of \$270,000 in the approved Fiscal Year 2014 budget and an additional \$1,100,000 of FY14 funds in the amended Fiscal Year 2015 for the construction of the project. Construction of phase one improvements is expected to begin in Fiscal Year 2016. Phase II construction will begin upon securing a \$3,000,000 Coastal Conservancy Grant. An application will be submitted for this purpose.

Fiscal Year

***Coastal Beach Access, WBS # B14073 – City Council District 2***

Total Project Cost: \$350,000

This Project received Fiscal Year 2012 Regional Park Funds in the amount of \$310,000 in the approved Fiscal Year 2014 budget for the repair and re-construction of three coastal access stairs at Old Salt Pool in Ocean Beach just south of the OB pier, Capri by the Sea in Pacific Beach, and Orchard Avenue in Ocean Beach. Design is complete. Construction of one or more locations is expected to be completed and the facility re-opened to the public in Fiscal Year 2016 depending on favorable bids received.

***Trail for All People, WBS # S13001 – City Council District 1***

Total Project Cost: \$281,000

The Project received Fiscal Year 2012 Regional Park Funds in the amount of \$231,000 in the approved Fiscal Year 2014 budget for the design and construction of approximately 1,100 linear feet of accessible trail within the Black Mountain Open Space Park. Construction is expected to be complete and the trails opened to the public in Fiscal Year 2016.

***Chollas Lake Park Playground Renovations, WBS # S14002 – City Council District 4***

Total Project Cost: \$989,000 (Phase I)

This project received Fiscal Year 2012 Regional Park Funds in the amount of \$989,000 in the approved Fiscal Year 2014 budget for the design and construction of two playgrounds at Chollas Lake Park to replace existing playgrounds. Design is scheduled to begin in Fiscal Year 2015 and completed in Fiscal Year 2016. The construction is scheduled to be completed in Fiscal Year 2016.

***California Tower Seismic Retrofit, WBS # L120031 – City Council District 3***

Total Project Cost: \$2,043,000

This Project received Fiscal Year 2013 Regional Park Funds in the amount of \$750,000 in Fiscal Year 2015 and is expected to receive an additional \$750,000 in Fiscal Year 2016 for design and construction of seismic enhancements of the tower. Staff is making application to the Federal Emergency Management Administration for a pre-disaster mitigation grant to partially fund construction. Currently, design is at 90% completion level with construction expected to commence in Fiscal Year 2016. Construction effort is anticipated to take approximately 6-9 months.

***Chicano Park Comfort Station Replacement, WBS # S13003 – City Council District 4***

Total Project Cost: \$900,000

This project received Fiscal Year 2013 Regional Park Funds in the amount of \$200,000 in Fiscal Year 2014. The project has also received \$960,000 in funding from Development Impact Fees as well as \$ 740,000 in a Community Development Block Grant and is now fully funded. Design is expected for completion in Fiscal Year 2016 and the facility open to public in Fiscal Year 2017.

***Mohnike Adobe and Hay Barn Restoration, S13008 – City Council District 5***

Total Project Cost: \$1,500,000

This project received Fiscal Year 2013 Regional Park Funds in the amount of \$500,000 in Fiscal Year 2014 and is currently in planning/preliminary design. These funds have not yet been expended. The project is scheduled to receive an additional \$500,000 in Fiscal Year 2015 allocation and \$500,000 in Fiscal Year 2019 for construction of the highest priority renovations to protect these historic structures.

***Sunset Cliffs Natural Park Drainage Improvements, WBS # L14005 – Phase I - City Council District 2***

Total Project Cost: \$4,000,000 (Phase I)

This project received Fiscal Year 2013 Regional Park Funds in the amount of \$1,000,000 in Fiscal Year 2014, an additional \$1,000,000 of FY15 funds in the amended Fiscal Year 2015, is expected to receive \$1,000,000 in Fiscal Year 2016 and an additional \$2,000,000 in Fiscal Year 2018 for design and construction of the first phase of the park drainage improvements identified in the 2012 Sunset Cliffs Natural Park Drainage Study. Phase I will address the highest priority drainage facilities needed to control destructive erosion within the park. The project is currently

in planning phase with design start anticipated in June 2015. These funds have not yet been expended.

***Balboa Park Hall of Nations Foundation Reconstruction, WBS # B15068 - City Council District 3***

Total Project Cost: \$650,000

This project received Fiscal Year 2014 Regional Park Funds in the amount of \$250,000 to repair the failing foundation of the building. Construction is underway and is expected to be completed by end of June 2015.

***La Jolla Parkway/Mt Soledad Erosion Control, WBS # B10089 - City Council District 1***

Total Project Cost: \$1,230,000

This project received Fiscal Year 2015 Regional Park Funds in the amount of \$500,000 to repair the failing brow ditches and stabilize the slope on the east side of La Jolla Parkway. Design is expected to be completed and construction of the first phase (s) started in late Fiscal Year 2016. Construction is expected to be completed in Fiscal Year 2018.

***Junipero Serra Museum ADA Improvements,***

*WBS # New - City Council District 3*

Total Project Cost: \$1,500,000

This project received Regional Park Funds in the amount of \$500,000 in Fiscal Year 2015 and is expected to receive an additional \$500,000 in FY2016 to address accessibility needs at the museum. The project will be transferred to Public Works later this spring.

***Balboa Park West Mesa Comfort Station Replacements, WBS # New - City Council District 3***

Total Project Cost: \$1,000,000

This project received Fiscal Year 2014 Regional Park Funds in the amount of \$1,000,000 to replace two existing comfort stations with new facilities on the west mesa of Balboa Park. The funds have been added to the project in Fiscal Year 2015 to initiate design with the new comfort stations expected to be open to the public in Fiscal Year 2017. The project will be transferred to Public Works later this spring.

***EB Scripps Park Comfort Station Replacement, WBS # New - City Council District 1***

Total Project Cost: \$950,000

This project received Fiscal Year 2014 Regional Park Funds in the amount of \$250,000 to initiate the preparation of construction documents based on the preliminary design efforts currently being conducted by the La Jolla community. An additional \$700,000 of Regional Park Funds are expected to be added to the project for construction in Fiscal Year 2017 and the new facility is anticipated to be open to the public in Fiscal Year 2019. The project will be transferred to Public Works later this spring.

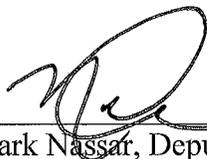
Attachment A shows a summary of active projects with Regional Park Fund allocations and their expenditures/encumbrances to date as well as a summary of completed projects.

San Diego Regional Park Improvement Fund Oversight Committee

May 21, 2015

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Respectfully submitted,



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Attachments: Attachment A - Summary of Active Projects and Summary of Completed Projects

Quarterly Projects Update - Allocation and Expenditure of Regional Park Improvement Funds

Attachment A – Summary of Active Projects (As of May 8, 2015)

ACTIVE PROJECT TITLE	WBS #	TOTAL RPF ALLOCATION	EXPENDITURE & ENCUMBRANCE	OTHER AVAILABLE FUNDING SOURCE(S)	PHASE
Old Mission Dam Preservation Project	S00611	\$315,000	\$315,000	(EGF) \$46,000	Mitigation Monitoring
Mission Trails Regional Park Multi Trail System	S10066	\$200,000	\$200	N/A	Park Master Plan & Environmental Assessment
Cowles Mountain Trails - Mission Trails	S10065	\$377,000	\$210,000	N/A	Construction
Los Peñasquitos Ranger Station	B00619	\$1,000,000	\$1,000,000	(EGF) \$225,000 (Priv) \$250,000	Construction
Sunset Cliffs Natural Park Hillside Improvements – Phase I	S10091	\$270,000	\$115,000	Coastal Conservancy Grant for design	Award
Sunset Cliffs Natural Park Hillside Improvements – Phase II	S10091	\$1,100,000	\$0	N/A	Final Design
Coastal Beach Access Projects	B14073	\$310,000	\$96,000	(EGF) \$37,000	Bidding Documents
Trail For All People	S13001	\$231,000	\$35,000	(GF) \$100,000 (State Grant) \$130,000 Developer Contrib. \$50,000	Final Design
Chollas Lake Park Playground Improvements	S14002	\$989,000	\$49,000	CDBG \$750,000	Planning
California Tower Seismic Retrofit	L12003	\$750,000	\$0	N/A	Bidding Document
Chicano Park Comfort Station Replacement	S13003	\$200,000	\$0	(Development Impact Fees) \$950,000 CDBG \$740,000	Planning
Mohnike Adobe and Hey Barn Restoration	S13008	\$500,000 FY13 \$500,000 FY15	\$20,000	N/A	Planning/Pre-Design
Sunset Cliffs Natural Park Drainage Improvements	L14005	\$1,000,000 FY13 \$1,000,000 FY15	\$0	(Special Revenue) \$456,000	Planning
Balboa Park Hall of Nations Foundation Repair	B15068	\$250,000	\$0	(DC2A) \$400,000	Construction
La Jolla Parkway/Mt Soledad Erosion Control	B10089	\$500,000	\$0	(EGF) \$220,000	Design
Junipero Serra Museum ADA Improvements	NEW	\$500,000 FY14 \$500,000 FY15	\$0	N/A	Planning
Balboa Park West Mesa Comfort Station Replacements	NEW	\$1,000,000	\$0	N/A	Planning
EB Scripps Park Comfort Station Replacement	NEW	\$250,000	\$0		Planning

Table 1 - San Diego Regional Park Improvement Fund Oversight Committee

May 21, 2015

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Attachment A – Summary of Completed Projects

COMPLETED PROJECT TITLE	WBS #	TOTAL RPF ALLOCATION	EXPENDITURE & ENCUMBRANCE	OTHER FUNDING SOURCE(S)
Ocean Beach Comfort Station Replacement	B10130	\$250,000	\$250,000	N/A
Museum of Man Roof Repair	S11101	\$150,000	\$150,000	N/A
Diamond Street Stairs Repair	B12106	\$100,000	\$100,000	(EGF) \$40,000
Palisades Park Comfort Station	S10026	\$400,000	\$400,000	(PB Urban) \$1,700
Pescadero Avenue Stairs Repair	B12106	\$91,000	\$91,000	(EGF) \$18,000
California Tower Electrical Room Relocation	L12003.1	\$750,000	\$430,000	N/A