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**CITY OF HUNTINGTON BEACH
COMMUNITY SERVICES COMMISSION
MINUTES
REGULAR MEETING**

**Wednesday, June 8, 2016
6:00 PM
City of Huntington Beach
Civic Center Council Chambers
2000 Main Street
Huntington Beach, CA 92648-2702**

CALL TO ORDER:

Vice Chair Kaub called the meeting to order at 6:00 p.m. at which time the Pledge of Allegiance was led by Commissioner Westwell.

MEMBERS PRESENT: Paul Burkart; Michael Couey; Roger Forest; Bridget Kaub; J.D. Miles; Roy Miller; Jerry Moffatt; Norm Westwell

MEMBERS ABSENT: Nicolina Cuzzacrea (excused); Albert Gasparian (excused); Jay Kreitz (excused); Amy Kwon (excused); Dick Thiel (excused)

STAFF PRESENT: David Dominguez; Janeen Laudenback; Charlene Gomez

PRESENTATIONS –

Volleyball Championship and Harry W. Montague Sportsmanship Award Presentation:

Recreation Supervisor, Erin Burke, announced that July is Parks Makes Life Better month, which is a statewide campaign to enhance the quality of life throughout communities. Through the youth sports program a new initiative entitled “Competing with Character” has been developed with 6 different facets including discipline, fairness, respect for other, listening and learning, sportsmanship and teamwork.

Ms. Burke introduced Murdy Park Recreation Specialist, Krystie Franco, who presented the winning teams and athletes with recognition certificates.

MINUTES:

Motion: A motion was made by Burkart and seconded by Westwell to approve the minutes as written for the April 13, 2016 Community Services Commission meeting.

Ayes: Burkart; Couey; Forest; Kaub; Miles; Westwell

Noes: None

Abstain: Miller, Moffatt

ORAL COMMUNICATIONS: - None

Debbie Tenoko spoke on behalf of the Arevalos family in attendance regarding the naming opportunity for Arevalos Park. She asked Commission to consider retaining the name Arevalos Park, which was named after her great-grandfather, Andres R. Arevalos.

Gloria Alvarez thanks Commission for their past support for Triangle and Lake Parks. She spoke regarding the park at Rodgers' Senior Center, saying it is one of the three oldest park in Huntington Beach.

DIRECTOR/MANAGER ITEMS:

Dominguez updated Commission on the upcoming park tours. The tours are scheduled for June 23 and 24, and July 23.

Dominguez also updated Commission on the status of District representative appointees. District recommendations will go before City Council at their July 5, 2016 meeting for approval.

Dominguez announced a late communication related to Item G.2. There was a request to provide last year's Capital Improvement Project list (CIP) for comparison, which has been added to the agenda packet.

Laudenback commended staff for the work they do with the youth in the community.

PUBLIC INPUT MEETING: None

ADMINISTRATIVE ITEMS:

Re-Use of the Rodgers Seniors' Center Site – Dominguez informed Commission that the item was being presented as information only and no action was being requested. Laudenback presented a PowerPoint presentation providing background of the Council direction given at the April 11, 2016 Council meeting asking staff to research potential uses for the Rodgers Seniors' Center site. Council directed the City Manager to work with Community Services staff and the Community Services Commission to follow the public process and determine appropriate uses for the parkland - including open space, park amenities, and a dedicated veterans' memorial hall. They also directed the Community Services staff to continue to program the center and the outreach center in the interim. Laudenback provided a chronological history of the site and an overview of the options discussed at the Council meeting which will be brought back to Commission on a more formal process in the future. Options include: 1) sell a portion of the property to develop as residential with an adjacent park; 2) keep the parcel as is and use both buildings similar uses as currently programmed, 3) create a neighborhood park and keep the outreach building for a meeting space for local Girl Scout and Boy Scout troops, and 4) create a neighborhood park and demolish both buildings and have a park site with no buildings at all.

Discussion ensued with Commissioners asking questions regarding options, costs, potential uses and revenues.

Burkart asked if the direction to use the site as a veterans' hall was a requirement of whatever plan is presented. Laudenback answered that it was the direction of the Council item. The plan that will eventually be submitted will include all of the options. Burkart also asked if the small building is retained, would it need to be rehabbed and if so, is the cost included in the \$1.5 million as presented. Laudenback responded that the smaller building was constructed in 1992 and does not require the type of financial commitment that the larger building would.

Westwell asked about staff's confidence level on the costs presented for options 3 and 4 costs. Laudenback said staff was comfortable with the costs, unless there are significant direction changes, which would have to be brought before Commission and Council for approval.

Miller asked what the plans are for the site if an option is chosen to sell the property and it doesn't immediately sell. Laudenback said similar to current use would continue.

Moffatt asked if the \$14 million addressed in Option 1 is dedicated to the parks budget. Laudenback said that any yield would go into an account for park improvements. He also asked if Option 2 is the direction, will comps be used. Laudenback responded yes, saying figures used for this purpose were from past real estate investors who had made offers. He asked about the maintenance costs. Laudenback said that the costs outlined in the presentation are only for the custodial maintenance of the two buildings and currently included in the budget.

Couey asked about the plans for the main building. Laudenback said use of the meeting rooms will continue while the final outcome is being determined.

Kaub stated that she has lived across the street from the site for 23 years and is passionate about it remaining parkland.

Laudenback reminded Commission and the public in attendance that there is a public process to be followed and the options currently presented are only the first step in the process.

Park Acquisition and Development Fund Capital Improvement Project Budget for FY 2016/2017 – Dominguez gave an overview of the Capital Improvement Project (CIP) informing Commission of the current fund balance in the Park Fund, projected revenues, and an estimated operating and project costs for both continuing and new projects. New projects described including a conceptual design for a sports field at Murdy Park, upgrades to the tot lot in Central Park adjacent to the Dog Park, a new play unit at Edison Community Park and funding for a site analysis to address land subsidence near the tot lot and the tennis courts at Edison.

Commissioner Couey asked if the additional \$5.5 million in revenue is from Pacific City, at which point, Dominguez responded yes.

Commissioner Burkhart asked about the length of the funding commitment for the LeBard School purchase. Dominguez responded it is a 5 year commitment. Burkhart also asked if the \$52,000 listed is reasonable for the Youth Sports Grant. Dominguez said the amount was based upon a percentage of the Park Fund balance as suggested by the Youth Sports Grant Committee and could increase in future years depending on the balance. He added that Commission has the option of changing the amount if they feel it is appropriate.

Moffatt asked if Edison was built on a former dump and if any funds were pledged when the land was developed. Dominguez said he did not have knowledge of any agreement but would research the issue.

With regard to the unsafe play equipment at Edison, Commissioner Westwell asked if this may be the case at other parks. Dominguez said yes it can as the equipment ages. Public Works has a certified inspector for playground equipment on staff.

Kaub asked about funding for the Rodgers Seniors' Center master plan. Dominguez said funds are needed in case conceptual park designs are needed. Kaub mentioned that as with Irby Park perhaps students from Long Beach State could provide the master plan. Commissioner Burkart stated that due to the nature of the Rodger's site, use of professional architects would be more appropriate.

Motion: Moved by Couey and seconded by Westwell to approve the Park Acquisition and Development Fund Capital Improvement Project Budget for FY 2016/2017 as presented.

Motioned carried by the following vote:

Ayes: Burkart; Couey; Forest; Kaub; Miles; Miller; Moffatt; Westwell

Noes: None

INFORMATIONAL ITEMS:

Senior Center in Central Park – Dominguez reported that construction is almost complete, with a small punch list remaining. He anticipates the contractor turning over the keys in the next few days. Furniture, computers and phones are being installed with the intent that all will be complete for the July 10 grand opening.

Bartlett Park – Dominguez said he is hoping for community involvement with the landscaping similar to the community volunteerism for the cleanup. The fencing is going up and signage has been installed along with other items. This is the first phase. The tot lot will be installed in the next fiscal year.

Clegg-Stacey Park – New play equipment has been installed and the public is enjoying it.

WRITTEN COMMUNICATIONS - None

COMMISSION BUSINESS - NONE

COMMISSION AND STAFF COMMENTS:

Commissioner Miller said that living close to Central Park, he feels that for the size of the City, the new Senior Center is needed. He toured the facility and it is beautiful. He commends staff on a job well done.

Commissioner Couey said that Living with Ducks 101 talks about how feeding the ducks in the parks damages water and can lead to death for the ducks. He feels that signs should be more informational. Dominguez said he is working with the Girl Scouts regarding signage at Carr Park.

Commissioner Westwell thanked Commission for the time he has spent with them. This is his last meeting, and his replacement will be Antonio Benitez. Commission thanked Westwell for his years of service.

Commissioner Kaub echoed Commissioner Miller's sentiment about the new Senior Center in Central park being necessary and is a beautiful building.

Dominguez thanked Commissioner Westwell for the continued education on public process. He also reminded Commission that public comments ion Arevalos Park are the first step in the public process. We are currently awaiting a recommendation from the Historic Resources Board before setting the next Park Naming & Memorials Committee meeting.

Laudenback thanked Westwell for his attention to detail. She also thanked Dominguez for working diligently with volunteers to complete the work at Bartlett Park, reiterating that no contractors were used.

ITEMS DISTRIBUTED TO COMMISSION: - None

ADJOURNMENT:

With no further business, Vice Chair Kaub called for a motion to adjourn. Commissioner Burkhart moved for adjournment with Commissioner Westwell seconding. All in favor and the meeting was adjourned at 7:33 pm.

Submitted by:

David C. Dominguez
Secretary
Community Services Commission

By: Charlene Gomez
Recording Secretary