



REPORT/RECOMMENDATION

To: Park Board	Agenda Item <u>Item No. VII. A.</u>
From: Ann Kattreh, Assistant Director Parks & Recreation Department	<input checked="" type="checkbox"/> Action <input type="checkbox"/> Discussion <input type="checkbox"/> Information
Date: October 9, 2012	
Subject: Garden Park Baseball Field Renovations, Public Hearing	

ACTION REQUESTED:

Approve the request by the Edina Baseball Association and staff to renovate the baseball field at Garden Park.

INFORMATION/BACKGROUND:

The Garden Park baseball field currently has very poor drainage which results in standing water and wet field conditions long after each rainfall. The following is a list of improvements proposed by the Edina Baseball Association and staff.

- Excavate and renovate the infield and outfield areas, plant new grass seed and install a new irrigation system.
- Construct two new chain link batting cages (15' X 75' and 12' in height).
- Reconstruct and heighten backstop to 20' in height in black vinyl chain link fence.
- Remove and replace sideline and outfield fencing with black vinyl fence.
- Construct dugouts (two – 10' X 40') and include a 12' X 10' storage room at the end of the 3rd base dugout and include a 10' X 12' concessions/storage room at the end of the 1st base dugout.

- Install a new wireless electronic scoreboard and new flag pole.
- Provide a 5-row portable bleacher to accommodate 90 spectators.

Anderson/Johnson Associates has provided a benchmark estimate of total construction costs at \$361,000. A copy of AJA's estimates and site plan are attached. Architect and engineering costs are estimated at \$21,660 which brings the total project costs to \$382,660. The Edina Baseball Association is proposing to donate \$100,000 towards this project. Staff is making a grant request for the balance of \$282,660. If AJA's benchmark construction estimates are found to be slightly low, the project could be value engineered and reduced in scope with deduct alternates that would delay construction of certain additional amenities that could be easily added in the future (scoreboard, batting cages and flag pole).

Staff is making a grant request for a \$282,660 from the Hennepin Youth Sports Program to help fund the proposed Garden Park baseball field renovation and improvement project.

A letter and site plan was mailed to all property owners within 1,000 feet of Garden Park informing them of this proposal and the process. A copy of that letter is attached. Some questions were raised by the neighbors, but no resistance or negative comments were received. In fact, several residents supported the project, both in writing and in phone calls.

The grant application process requires a Resolution to be approved by the City Council. A copy of the signed Resolution is attached.

ATTACHMENTS:

Garden Park Letter

Garden Park Location Map

AJA Estimate

Emails from Neighborhood Mailing

Signed Resolution



September 18, 2012

Dear Resident Neighbor of Garden Park:

This letter is to inform you of a proposal from the Edina Baseball Association to upgrade the baseball field at Garden Park. Their proposal will be discussed at the upcoming October 9, 2012 Edina Park Board meeting.

The Edina Baseball Association (EBA) is proposing to donate funds and partner with the City of Edina to make the following renovations and new improvements to the baseball field at Garden Park:

- Excavate and renovate the infield and outfield areas, plant new grass seed and install a new irrigation system.
- Construct two new chain link batting cages (15' X 75' and 12' in height).
- Reconstruct and heighten backstop to 20' (to keep foul balls from going to railroad tracks) in black vinyl chain link fence.
- Remove and replace sideline and outfield fencing with black vinyl fence.
- Construct dugouts (two – 10' X 40') and include a 12' X 10' storage room at the end of the 3rd base dugout and include a 10' X 12' concessions/storage room at the end of the 1st base dugout.
- Install a new wireless electronic scoreboard and new flag pole.
- Provide a 5-row portable bleacher to accommodate 90 spectators.
- The general location of these amenities is shown on the enclosed map.

Total project construction costs are estimated to be approximately \$361,000. The EBA is proposing to donate \$100,000 and the City of Edina is also applying for a grant from the Hennepin Youth Sports Program of Hennepin County to help fund the remainder of the project.

The Edina Park Board will meet in the Council Chambers in City Hall beginning at 7:00 p.m. on Tuesday, October 9, 2012 to consider the Edina Baseball Association's proposal. As always, the public is welcome to attend the meeting.

It is the sincere desire of the Edina Baseball Association and the City of Edina to make these needed improvements as aesthetically pleasing as possible to the neighbors and residents who use Garden Park. If you have any questions about the proposed amenities or process, feel free to contact me. To share your comments with the Park Board about the proposed project, please send them to me in writing either by postal mail or email. Many thanks.

Respectfully,

Ann Kattreh, Assistant Director
Edina Parks and Recreation Department
(952) 826-0431
akattreh@EdinaMN.gov

PARKS & RECREATION DEPARTMENT

4801 West 50th Street • Edina, Minnesota 55424
www.EdinaParks.com • 952-826-0367 • Fax 952-826-0385

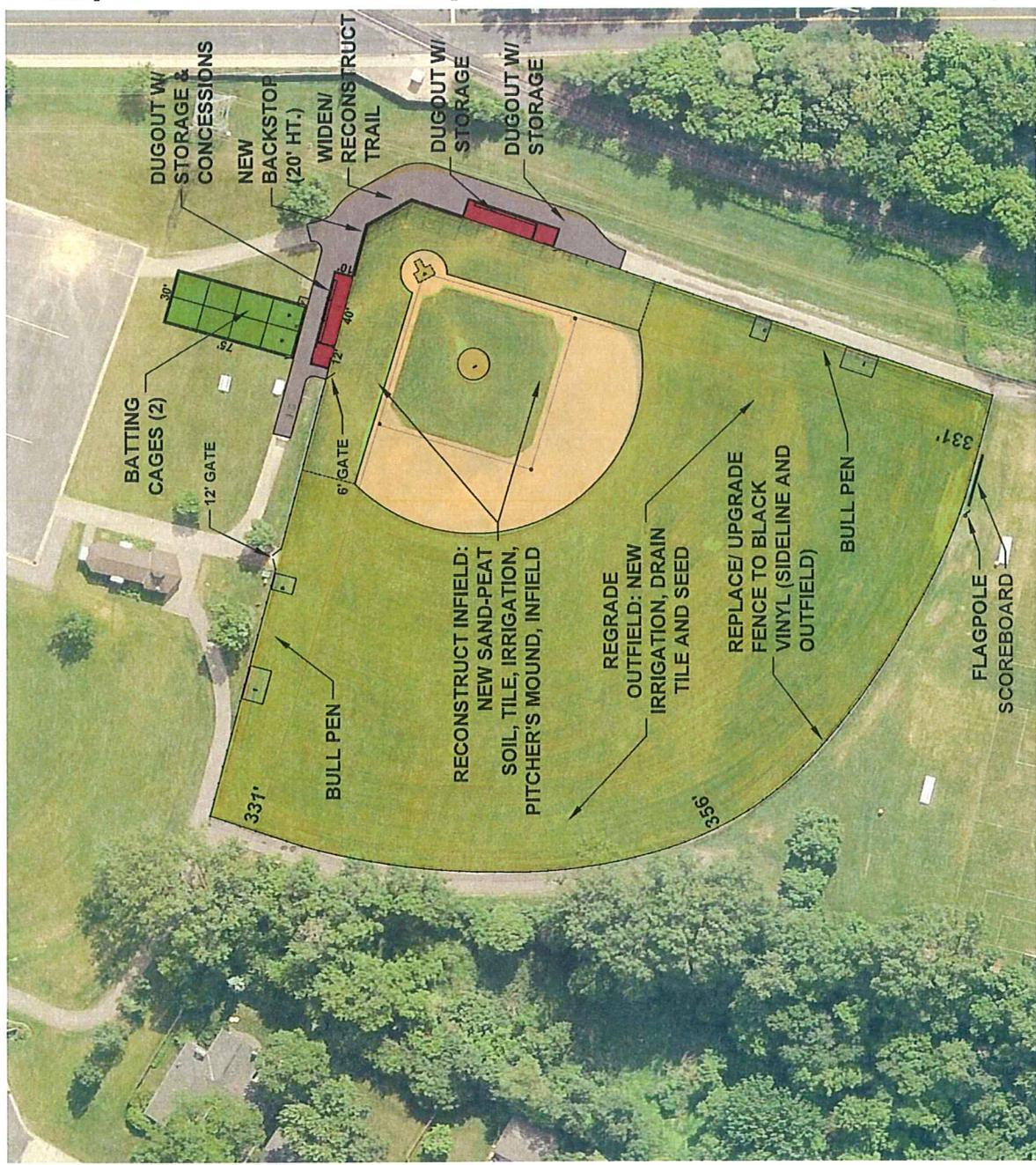
SITE IMPROVEMENTS
PLAN

BALL FIELD IMPROVEMENTS

GARDEN PARK
VERNON AVENUE & HANSEN ROAD
EDINA, MINNESOTA
EDINA PARKS & RECREATION DEPT.

ANDERSON - JOHNSON
ASSOCIATES, INC.
LANDSCAPE ARCHITECTURE • SITE PLANNING • CIVIL ENGINEERING

PROJECT NO. 12100
DATE 08/30/12
DR BY JRP
CK BY JRP



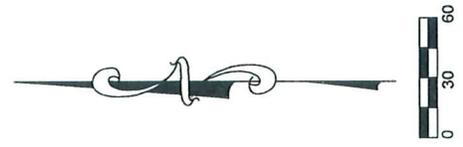
SITE PLAN

SCALE: 1" = 60'



LOCATION MAP

NO SCALE



August 31, 2012

Mr. John Keprios
Parks & Recreation Department
4801 W. 50th Street
Edina, MN 55424

RE: Professional Services - Site Planning, Landscape Architecture and Civil Engineering
Renovation of Existing Baseball Field - Garden Park

Dear Mr. Keprios:

As requested, we are pleased to provide this fee proposal for design services for the proposed improvements of the baseball field at the Garden Park. Below, we have included a cost estimate, as well as a tentative project schedule for your review. Also attached is a concept sketch which generally illustrates the proposed improvements.

The Project

You may recall that Braun Intertec accomplished soil augers, lab testing and issued a geotechnical report on June 8th, 2012. Their investigations found that gravel and debris exists under the field at varying depths but generally at about 3-feet. At that depth, "obstructions blocked the advancement of the auger at several locations. It is possible significant debris is present within the onsite soils". Based on that, we recommend renovation of the ball field rather than reconstruction. That is, we feel it would be an expensive endeavor to attempt to remove the underlying debris to effectively eliminate any chance of future settlement or having debris come to the surface, and there still may be a chance that compressible soils (under the debris) would still cause the field to settle/ heave over time.

In addition to this, you have requested that we provide itemized costs for upgrading, improving, reconstructing or otherwise providing amenities at the baseball field to improve the level of play and experience of using the field.

As a note, the cost estimate is based on the preliminary Concept Design Sketch and should only be considered an approximation to be used as a benchmark for planning and budgeting.

OPINION OF PROBABLE CONSTRUCTION COST

1. Renovation of Existing Baseball Field

- a. Excavate and remove infield area and replace topsoil with sand-peat prescribed topsoil. Install new drain tile, 5" depth aggregate infield, clay pitcher's mound and batter's area, new irrigation system and seed. . . . \$ 85,000.

- b. Regrade outfield area including harvesting/ stripping of existing grass, installation of drain tile, new irrigation system and seed. \$ 46,000.
- c. Construct new bull pens along each sideline of the field \$ 6,000.
- d. Construct new dugouts (two- 10'x40') including footings and foundations, on grade-slab (not sunken), players benches, and protective fencing. Include storage room (12'x10') at the end of the 3rd base dugout. Include concession/ storage room (10'x12') at end of 1st base dugout. Restore surrounding areas including widening, replacement of asphalt trail. \$105,000.
- e. Reconstruct/ heighten backstop to 20' height (black vinyl). \$ 22,000.
- f. Remove, replace sideline and outfield fencing (black vinyl). \$ 34,000.
- g. Construct batting cages (two- 15'X75') including chain link fence perimeter (12' height), electrical outlets, turf base, and netting tunnels. \$ 25,000.
- h. Install new scoreboard. \$ 25,000.
- I. Install new flag pole. \$ 5,000.
- j. Provide 5-row portable bleachers (~90 seats) \$ 8,000.

Estimated Construction Cost (all items): \$361,000.

ANTICIPATED PROJECT APPROACH AND SCHEDULE

Anderson-Johnson Associates staff members are available immediately to work with you on this project. Below, we provide a proposed project schedule- we understand timing of the project may change. And please keep in mind, this design and construction-related schedule may change as City and agency review timing becomes more clear and may depend on bidding climate, weather delays during construction, and other factors outside of our control. We will update the schedule as we move ahead.

Planning and Design

- September 2012: Authorization to proceed with Baseball Field Improvements- Planning and Design services.
- Mid-Oct 2012: Provide/ submit Preliminary (90%) Construction Documents for City of Edina Park & Recreation Department, Planning Dept and Watershed District for Plan Review. Meet with City and Watershed staff as needed to review the project.

- Early-Nov, 2012: Submit Final Plans to City and Watershed for review and approval.
- Early-Dec 2012: Advertisement for Bids issued. Bid documents printed and available to qualified contractors.
- Mid-Dec 2012: Final Approval from City and Watershed for review and approval.
- Early-January 2013: Bids Received/ Bid Opening.

Construction

The construction, depending on overall scope, will take approximately 8-12 weeks with a seed establishment period of up to 12-months. With that in mind, we'll work with the City and baseball associations/ teams to define the most appropriate time and schedule to allow for the work.

FEE PROPOSAL FOR PROFESSIONAL SERVICES

Anderson-Johnson Associates, Inc. proposes to provide Site Planning, Landscape Architecture and Civil Engineering services on a **time-and-materials basis** until a defined scope is established. At that time, we will update our proposal for the improvements. Generally, our fees will be in the range of 4-6% of the construction amount, however, we will most likely need to engage the services of an architect, and structural, electrical engineer for the work related to the dugouts, so the fee basis may be slightly higher than 6%.

Our hourly rates are as follows:

Secretary	\$ 54 per hour
Civil / CADD Technician	\$ 72 per hour
Graduate Landscape Planner	\$ 80 per hour
Senior Landscape Architect, ASLA	\$137 per hour
Civil Engineer, EIT	\$ 80 per hour
Senior Civil Engineer, PE	\$137 per hour

We trust the above information is clear and understandable. If you have any questions, please do not hesitate to contact me. I will be happy to review the Plan(s) with you and your colleagues at your convenience.

Respectfully Submitted,
Anderson-Johnson Associates, Inc.



Jay Pomeroy, LLA
 Project Manager

Attachments

Janet Canton

From: Ann Kattreh
Sent: Tuesday, September 25, 2012 10:10 AM
To: Janet Canton
Subject: FW: Garden park baseball field

I'm going to send the Garden Park emails. I don't have too many.
Thanks Janet,
Ann



Ann Kattreh, Assistant Parks & Recreation Director
952-826-0431 | Fax 952-826-0385
AKattreh@EdinaMN.gov | www.EdinaMN.gov
...For Living, Learning, Raising Families & Doing Business

From: Ann Kattreh
Sent: Thursday, September 20, 2012 4:43 PM
To: 'Bale, Rick'
Subject: RE: Garden park baseball field

Hi Rick,
We would like to keep this field and batting cages available for neighborhood use. It's fun to hear that your family has utilized this field to learn to play baseball.

Thanks for taking the time to respond to my letter.
Sincerely,
Ann



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AKattreh@EdinaMN.gov | www.EdinaMN.gov
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From: Bale, Rick [<mailto:rbale@larsonking.com>]
Sent: Thursday, September 20, 2012 6:38 AM
To: Ann Kattreh
Subject: FW: Garden park baseball field

Ms Kattreh:

Thank you for your letter concerning the proposal regarding the Garden Park baseball field. I appreciate the efforts to keep the neighbors in the area informed on this proposal. We live at 5805 Oak Lane and for probably six summers from April through September (at least) I and my 10-year old son Jack have biked and walked to this ball field where he has learned to pitch, hit and field.

So, my question and concern is whether the field is going to be locked up and unavailable for use by the neighbors after these improvements. Do you know what the plans are on that?

Also I'm just curious-are batting cages going to be "open" and available for use by the neighbors?

Thanks, Rick Bale

Janet Canton

From: Ann Kattreh
Sent: Tuesday, September 25, 2012 10:10 AM
To: Janet Canton
Subject: FW: Garden Park baseball upgrades



Ann Kattreh, Assistant Parks & Recreation Director

952-826-0431 | Fax 952-826-0385

AKattreh@EdinaMN.gov | www.EdinaMN.gov

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From: Ann Kattreh
Sent: Thursday, September 20, 2012 12:37 PM
To: 'Roger Nunn'
Subject: RE: Garden Park baseball upgrades

Hi Roger,

Thank you for your email. The existing restroom building has shared use with Comcast, in fact Comcast paid for much of the construction of that facility. There was never any discussion of using that building for concessions and we only have access to the small restroom portion of that facility.

The plan for the "concession" portion of the new dugouts is to provide simple, pre-packaged items as a service to those at the field. It will not be a complete concessions facility with cooking onsite.

I hope this helps. Please let me know if you have any other questions.

Have a great day,
Ann



Ann Kattreh, Assistant Parks & Recreation Director

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From: Roger Nunn [<mailto:rogeremco@gmail.com>]
Sent: Wednesday, September 19, 2012 5:55 PM
To: Ann Kattreh
Subject: Garden Park baseball upgrades

Ann,

Thank you for the note and the photo regarding this project. I have a question relating to a mention of a concession/storage room construction. Specifically, is this for the sale of concessions from that new building or what is it's exact purpose.

I note that your photo indicates a building on the NW side of the 1st base site and bullpen which was built several years ago by the city and at that time we understood that it was to be a concession stand.

Are we duplicating facilities here and if so why not utilize the existing structure ?

thank you,

Roger Nunn
5608 Code Ave S
Edina, MN.

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Roger G. Nunn
Esox Marketing Co.
612.209.0866

Perishable Marketing and Logistics

Janet Canton

From: Ann Kattreh
Sent: Tuesday, September 25, 2012 10:10 AM
To: Janet Canton
Subject: FW: Garden Park - baseball



Ann Kattreh, Assistant Parks & Recreation Director

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From: Ann Kattreh
Sent: Thursday, September 20, 2012 11:35 AM
To: 'Joe Corbett'
Subject: RE: Garden Park - baseball

Thanks very much Joe! I hope that we're successful with the grant.

Take care,
Ann



Ann Kattreh, Assistant Parks & Recreation Director

952-826-0431 | Fax 952-826-0385

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...For Living, Learning, Raising Families & Doing Business

From: Joe Corbett [<mailto:joe@joecorbett.com>]
Sent: Wednesday, September 19, 2012 5:45 PM
To: Ann Kattreh
Subject: Garden Park - baseball

Hi Ann,

I received your letter today regarding the Edina Baseball Association's plans to update the fields at Garden Park. I would definitely support these changes and wish you the best of luck in winning grant money. Though our children do not yet play baseball, I believe that keeping facilities up-to-date is in the best interest of the thousands of children and spectators who would benefit from a better park.

Best regards,
Joe Corbett
5501 Doncaster Way

Janet Canton

From: Ann Kattreh
Sent: Tuesday, September 25, 2012 10:13 AM
To: Janet Canton
Subject: FW: Garden park project

Ann Kattreh, Assistant Parks & Recreation Director
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-----Original Message-----

From: Angela Tucker [<mailto:angelamftucker@gmail.com>]
Sent: Saturday, September 22, 2012 2:23 PM
To: Ann Kattreh
Subject: Garden park project

Hi,
The baseball field looks good I like the idea of an update. We use the walking path and park a lot. I think however concessions should be at the bath building and it will be too big a building at the dugout. I think with addition of the dugout the spectator seating will have less space. There isn't great seating to watch and I fear that will make it worse. The real bad part of the plan though is e batting cages the location is horrible they will be big and ugly right there. Another spot would be nicer if they had to be there but I think they will be problem where the y are planned to go.
Sorry.
Thank for asking,
Angie tucker
Angelamftucker@gmail.com
5604 warden ave Edina
860 519 6456

Janet Canton

From: Ann Kattreh
Sent: Tuesday, September 25, 2012 10:15 AM
To: Janet Canton
Subject: FW: Garden Park - baseball



Ann Kattreh, Assistant Parks & Recreation Director

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AKattreh@EdinaMN.gov | www.EdinaMN.gov

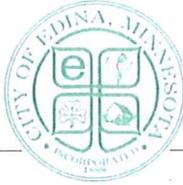
...For Living, Learning, Raising Families & Doing Business

From: Joe Corbett [<mailto:joe@joecorbett.com>]
Sent: Wednesday, September 19, 2012 5:45 PM
To: Ann Kattreh
Subject: Garden Park - baseball

Hi Ann,

I received your letter today regarding the Edina Baseball Association's plans to update the fields at Garden Park. I would definitely support these changes and wish you the best of luck in winning grant money. Though our children do not yet play baseball, I believe that keeping facilities up-to-date is in the best interest of the thousands of children and spectators who would benefit from a better park.

Best regards,
Joe Corbett
5501 Doncaster Way



**RESOLUTION NO. 2012- 112
AUTHORIZING THE CITY OF EDINA
TO FILE A HENNEPIN YOUTH SPORTS PROGRAM GRANT APPLICATION AND
EXECUTION OF FINAL AGREEMENTS WITH HENNEPIN COUNTY
FOR THE GARDEN PARK BASEBALL FIELD PROJECT**

WHEREAS, Hennepin County, via the Hennepin Youth Sports Program, provides for capital funds to assist local government units of Hennepin County for the development of sport or recreation facilities, and

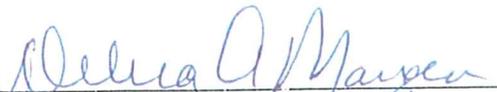
WHEREAS, the City of Edina desires to implement the proposed Garden Park Baseball Field Project (Hereinafter PROJECT) for the purpose of creating a safer and more playable athletic field surface and overall improved recreational experience by improving the grading, drainage, replacing the worn irrigation system and planting improved natural grass turf on the playing field, adding baseball dugouts, storage and concessions, replacing worn chain link fencing, adding two batting cages, adding an electronic scoreboard, flag pole and portable bleacher seating for 90 spectators.

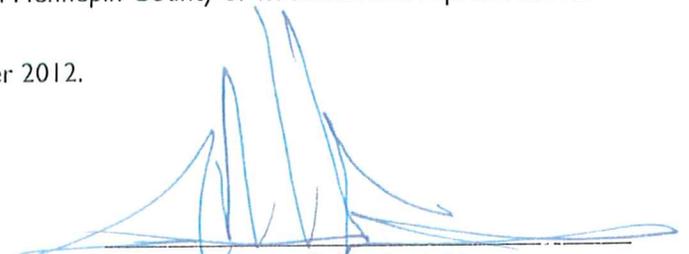
NOW, THEREFORE BE IT RESOLVED BY THE City Council of the City of Edina:

- I. The estimate of the total cost of developing PROJECT shall be \$382,660.00 and the City of Edina is requesting \$282,660.00 from the Hennepin Youth Sports Program and will assume responsibility for a match requirement of \$100,000.00.
- II. The City of Edina agrees to own, assume one hundred (100) percent of operation costs for PROJECT, and will operate PROJECT for its intended purpose for the functional life of the facility, which is estimated to be 50 years.
- III. The City of Edina agrees to enter into necessary and required agreements with Hennepin County for the specific purpose of developing a sport or recreational facility and long-term program direction.
- IV. That Parks and Recreation Director John Keprios is authorized and directed to execute said application and serve as official liaison with Hennepin County or its authorized representative.

Passed and adopted this 19th day of September 2012.

Attest:


Debra A. Mangen, City Clerk


James B. Hovland, Mayor

STATE OF MINNESOTA)
COUNTY OF HENNEPIN)SS
CITY OF EDINA)

CERTIFICATE OF CITY CLERK

I, the undersigned duly appointed and acting City Clerk for the City of Edina do hereby certify that the attached and foregoing Resolution was duly adopted by the Edina City Council at its Regular Meeting of September 19, 2012, and as recorded in the Minutes of said Regular Meeting.

WITNESS my hand and seal of said City this 19th day of Sept, 2012.



City Clerk