



City of Ann Arbor

301 E. Huron St.
Ann Arbor, MI 48104
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Meeting Minutes - Final Park Advisory Commission

Tuesday, March 19, 2013

4:00 PM

City Hall, 301 E. Huron Street

A CALL TO ORDER

Chair Grand called the meeting to order at 4:00 p.m.

B ROLL CALL

Colin Smith called the roll.

Staff Present:

C. Smith, J. Straw, A. Kuras, D. Kelly, A. Walton, C. Saam: 6

Present: 11 - Timothy Berla, Chair Julie Berson Grand, Mike Anglin, Christopher Taylor, Karen Levin, Tim Doyle, Ingrid Ault, Alan Jackson, Bob Galardi, Melissa Stults, and Graydon Krapohl

C APPROVAL OF AGENDA

A motion was made by Levin, seconded by Krapohl, that the Agenda be Approved with changes. On a voice vote, the Chair declared the motion carried.

D PUBLIC COMMENTARY - (3 Minutes per Speaker)

Tom Fricke, 222 North 7th, spoke against the dog park in the proposed location noting research and samples of how it would not be good for the area.

Judith Coniff, 225 North 7th, objects to the dog park due how it would change the use of the park and concern for her own small dogs.

Walter Budzen, 224 North 7th, supports the Chapin side of the park but not the knoll.

Barbara Bach, 2061 Day Street, spoke on the need of downtown urban parks.

Marcia Healey, 206 North 7th, concurs that West Park is not acceptable for a dog park because it changes the use of the area.

Jim Mazak, 214 North 7th, feels there should be a better location for a dog park.

Tom Eagle, 132 North 7th, against dog park for same reasons as previously stated.

Bob Dascola, Friends of West Park, feels noise of dogs would be disruptive to residents.

Janet Osborn, 701 West Liberty, feels the aesthetics of the park are suited for ordinary use; in favor of a downtown park.

E APPROVAL OF MINUTES

E-1 13-0292 February 26, 2013 Park Advisory Commission Meeting Minutes

Attachments: 2-26-13 PAC Final Minutes.pdf

I. Ault changed "downtown dog park committee" to "downtown park committee."

The Amended Minutes were Approved by the Commission and forwarded to the City Council.

F SPECIAL PRESENTATIONS

F-1 [13-0293](#) Argo and Gallup Liveries: Review of 2012 Season and Preview of 2013

C. Saam gave a PowerPoint presentation detailing operations at the Canoe Liveries.

F-2 [13-0294](#) Huron Hills and Leslie Park Golf Courses: Review of 2012 Season and Preview of 2013

D. Kelly and A. Walton gave a PowerPoint presentation detailing operations at the City golf courses.

G UNFINISHED BUSINESS

[13-0296](#) Resolution to Recommend Approval of an Easement between the City and DTE in Riverside Park

Attachments: Gallup DNR Project and Attachments.pdf

C. Smith provided background. PAC previously recommended DTE be allowed to plant trees in Riverside Park to create a land use buffer zone. Substation needs to increase its capacity for the City. Proposed changes do not differ significantly from is already in place in the park. Paul Ganz, regional manager for DTE, discussed the importance of the easement and how important it is to service the needs of customers. Ganz explained that the purpose of the substation is to distribute not generate more energy.

C. Smith read the resolution.

RESOLUTION TO RECOMMEND APPROVAL OF AN EASEMENT BETWEEN THE CITY AND DTE ENERGY IN RIVERSIDE PARK

Whereas, DTE needs to construct the Buckler Substation at their Ann Arbor Service Center site to meet community energy demands;

Whereas, Buckler substation abuts Riverside Park;

Whereas, Utility poles and overhead line exist in Riverside Park and the construction of new utility poles and overhead lines are part of the construction of the new substation;

Whereas, DTE will plant replacement trees of type and quality identified by the City Forester and landscape them to City specifications;

Whereas, DTE will pay to the City an amount of \$23,800 to be used for future improvements at Riverside Park;

RESOLVED, That the Park Advisory Commission recommend approving an easement between the City and DTE Energy for Riverside Park.

A motion was made by RAC Rep. Berla, seconded by Krapohl, that the Resolution be Approved. On a roll call, the vote was as follows with the Chair declaring the motion carried.

Yeas: 9 - RAC Rep. Berla, Chair Berson Grand, Levin, Doyle, Vice Chair Ault, Jackson, Galardi, Stults, and Krapohl

Nays: 0

H **NEW BUSINESS**

[13-0298](#)

Resolution to Recommend Approval of a Construction Contract with Construction Solutions, Inc. for Gallup Park Livery and Site Improvements (\$512,180.00)

Attachments: Gallup Park Project Resolution, Gallup Park Map

A. Kuras reported on the status and need for renovations for the site including improvement of signage, extending the patio of the meeting room, ADA improvements, safer vehicle/pedestrian separation, and improving the meeting room with better windows to make it more appealing for rentals.

C. Smith read the Resolution.

RESOLUTION TO RECOMMEND APPROVAL OF A CONSTRUCTION CONTRACT WITH CONSTRUCTION SOLUTIONS, INC. FOR GALLUP PARK LIVERY AND SITE IMPROVEMENTS (\$512,180.00)

Whereas, Improvements to the Gallup Park Canoe Livery will benefit the operation, safety, accessibility, and usability of the facility;

Whereas, a grant was received through the Department of Natural Resources Trust Fund in the amount of \$300,000.00 to partially fund the project;

Whereas, Competitive bids were received by Purchasing on February 21, 2013;

Whereas, Construction Solutions, Inc. submitted the lowest responsive bid;

Whereas, Construction Solutions, Inc. received Human Rights approval on February 22, 2013;

Whereas, Improvements to the Gallup Livery are noted in the Parks & Recreation open Space Plan;

Whereas, Matching funding for the project is available in the approved FY2013 Park Maintenance and Capital Improvements Millage budget;

Whereas, MDNR will reimburse construction costs after City submitting construction

invoices instead of providing \$300,000.00 at the start of the project construction; and

Whereas, \$563,398.00 needs to be available at the time of award of the construction contract;

RESOLVED, That the Park Advisory Commission recommend approval of a contract with Construction Solutions, Inc. for improvements to Gallup Park and approve a construction contingency of \$51,218.00 (10%) to cover potential contract change orders for a total contract amount of \$563,398.00 for the life of the project without regard to fiscal year;

RESOLVED, That \$563,398.00 are appropriated from the fund balance of the Parks Maintenance and Capital Improvements Millage;

RESOLVED, That reimbursements from MDNR for construction activities for the project be put into the Parks Maintenance and Capital Improvement Millage.

A motion was made by RAC Rep. Berla, seconded by Levin, that the Resolution be Approved. On a roll call, the vote was as follows with the Chair declaring the motion carried.

Yeas: 9 - RAC Rep. Berla, Chair Berson Grand, Levin, Doyle, Vice Chair Ault, Jackson, Galardi, Stults, and Krapohl

Nays: 0

[13-0299](#)

Resolution to Recommend Approval of a Contract for Argo Dam and Geddes Dam Coating and Miscellaneous Repairs to Gerace Construction Company (\$295,530.00)

Attachments: Argo Geddes Resolution

C. Smith provided background on funding the future maintenance and care of the recreational dams in the City. Brian Steglitz discussed how these repairs and repainting will help the dams function as they are supposed to and can extend the life of each dam for decades. The dams provide recreational amenities, and are not for flood control.

C. Smith read the resolution.

RESOLUTION TO RECOMMEND APPROVAL OF A CONTRACT FOR ARGO DAM AND GEDDES DAM COATING AND MISCELLANEOUS REPAIRS TO GERACE CONSTRUCTION COMPANY (\$295,530)

Whereas, The coating on the gear housings and portions of the gates at both Argo and Geddes Dams has failed;

Whereas, There is minor erosion along the dam abutments and minor deterioration of concrete, both of which require repair to preserve the safety of the dams;

Whereas, Funding is available in the approved FY2013 Parks Maintenance and Capital Improvements Budget;

Whereas, Of the four bids received, Gerace Construction Company provided the lowest responsible bid in the amount of \$295,530; and

Whereas, Gerace Construction Company has received Human Rights approval on February 7, 2013, and complies with the living wage ordinance.

RESOLVED, That the Park Advisory Commission recommends approval of a contract with Gerace Construction Company in the amount of \$295,530 for the Argo Dam and Geddes Dam Coating and Miscellaneous Repairs Project.

A motion was made by Vice Chair Ault, seconded by Krapohl, that the Resolution be Approved. On a roll call, the vote was as follows with the Chair declaring the motion carried.

Yeas: 9 - RAC Rep. Berla, Chair Berson Grand, Levin, Doyle, Vice Chair Ault, Jackson, Galardi, Stults, and Krapohl

Nays: 0

I COMMISSION PROPOSED BUSINESS

[13-0307](#)

Discussion on the Proposal to Create an Ice Skating Rink Downtown on a Portion of the Library Lane Lot

Attachments: Rink Library

Alan Haber and Stuart Gordon gave a short presentation. Explore public use of the library lot for a downtown skating rink. The skating rink would be a two-month experimental project that would be analyzed after use to determine if the project should be looked at for longer term. Concerns were raised about the surface type, size, location and success in other communities. Further research will be done and reported at a future meeting.

J REPORTS FROM PARKS AND RECREATION MANAGER

C. Smith reported that Spring/Summer brochures have been distributed and classes are starting.

C. Smith elaborated on the fact that the Cascades won the State Design of the Year Award.

C. Smith stated that work will continue on a solution for a dog park.

C. Smith announced that a Connecting Communities grant has been awarded for the 721 North Main project. \$150,000 has been awarded contingent upon receiving matching funds from the State Trust Fund Grant.

K REPORTS FROM MANAGER OF FIELD OPERATIONS

L REPORTS FROM RECREATION ADVISORY COMMISSION

T. Berla reported that all school sports will be pay to play. A recreation millage may be considered in the future.

M REPORTS FROM RELEVANT COMMISSIONS, COMMITTEES, BOARDS AND/OR TASK FORCES

N PUBLIC COMMENTARY-GENERAL (3 Minutes per Speaker)

O **CLOSED SESSION**

P **TRANSMITTALS**

P-1 [13-0308](#) City Council Items Update

 Attachments: City Council Items Update

 Received and Filed

P-2 [13-0309](#) Park Projects Update

 Attachments: PAC Update 3-19-13

 Received and Filed

P-3 [13-0310](#) City of Ann Arbor 2008 - 2013 Park Maintenance and Capital
 Improvements Millage Status

 Attachments: Parks Project Status Table Compilation

 Received and Filed

Q **ADJOURNMENT**

The meeting was unanimously Adjourned.