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MINUTES
PARKS AND RECREATION BOARD
City Hall, 385 S. Goliad, Rockwall, TX 75087
Tuesday, January 5, 2016
6:00 PM

7 **Call To Order**

8 The meeting was called to order in the Council Chambers at 6:00pm by Chairman Brad
9 Bassett with the following Board Members present: Kevin Moffat, Wayne Larson, Bob
10 Lewis and Charles Johnson. Larry Denny and Ray Harton were absent. Also present
11 were Parks and Recreation Manager Andy Hesser, Parks Superintendent Aaron Dobson,
12 Recreation Superintendent Andrew Ainsworth, Athletic Supervisor David Wilson and
13 Administrative Secretary Wendy Young.

14
15 **Consider approval of the minutes from the November 11, 2015 Park Board meeting**
16 **and take any action necessary**

17 The minutes from the November 11, 2015 Park Board meeting were provided to the
18 Board for their review and approval. Board Member Kevin Moffatt made a motion to
19 approve the minutes. Chairman Bassett seconded the motion which passed by a vote of
20 4-1 (Lewis abstain).

21
22 **Open Forum**

23 Chairman Bassett explained how Open Forum is conducted and asked if anyone in the
24 audience would like to come forth and speak during this time. There being no one
25 wishing to speak, Chairman Bassett then closed the Open Forum.

26
27 **Discuss and consider The Preserve Phase I final plat and take any action necessary**

28 Parks and Recreation Manager Andy Hesser explained that The Preserve is located east
29 of N. Lakeshore Drive and south of East Fork Road. The development is in Park District
30 #4. Phase I proposes 132 lots on approximately 53.5 acres. The original development
31 known as PD-41 was approved in 2004. The land known as Northshore Park adjacent to
32 Reinhardt Elementary was dedicated at that time to satisfy the park land dedication
33 requirements. Staff requests Park Board consider accepting the pro-rata equipment fees in
34 accordance with the Mandatory Park Land Dedication Ordinance for Phase I in the
35 amount of \$405 per lot for a total of \$53,460. Additionally, any floodplain, detention
36 areas or other natural open space, shall be maintained by the HOA and be stated on the
37 final plat. Chairman Bassett made a motion to accept the pro-rata equipment fees in the
38 amount of \$405 per lot for a total of \$53,460 and any floodplain, detention areas or other
39 natural open space shall be maintained by the HOA and be stated on final plat. Board
40 Member Moffatt seconded the motion which passed by a vote of 5-0.

46 **Discuss and consider request by Arkoma Development LLC regarding the use of**
47 **park land for the purposes of floodplain mitigation and take any action necessary**

48 In 2006, Arkoma Development LLC submitted a master plat to develop the corner of N.
49 Lakeshore Blvd and SH 205; one parcel to the south of Lakeshore and multiple parcels to
50 the north. The development proposed is zoned commercial and retail, with no residential
51 components. Also in 2006, the developer dedicated land along the northeast side of
52 Squabble Creek for the purpose of park land with the potential to construct concrete trail
53 within it. This dedication was voluntary because the development was commercial/retail
54 and therefore not required by the Mandatory Park Land Dedication Ordinance. The 2005
55 bond funds included money for constructing 8' concrete trail. These funds were used to
56 build the trail that currently goes from Phelps Lake around Raymond Cameron Lake,
57 underneath SH 205 and connects to the Squabble Creek Mountain Bike trail. The key to
58 this connection was utilizing the property that Arkoma dedicated. Arkoma is now ready
59 to develop the parcel on the southwest corner of SH 205 and N. Lakeshore Drive. A
60 large portion of this development is located in the floodplain. One of the requirements to
61 build in a floodplain is to perform a flood study and to mitigate any floodplain that was
62 lost due to construction. The floodplain mitigation for this parcel proposes to utilize
63 some of the land that was originally dedicated. This entails excavating an amount of soil
64 that is equivalent to the amount of fill that is brought in to construct upon. The proposed
65 grading plan is included in the packet for your review. The developer's request has been
66 reviewed by staff and the City Attorney. Because a private developer's improvements
67 require cooperation from the City in utilizing the parkland, a determination of impact
68 must be made. The excavation to mitigate the floodplain design is permissible if it is
69 determined that the excavation does not change the use of the parkland, which is public
70 recreational trail.

71 After some discussion Chairman Bassett made a motion to approve the floodplain
72 mitigation and that it does not change the use of the land with the following conditions be
73 considered.

- 74 • Any excavation adjacent to the trail takes care not to create any potential for erosion.
- 75 • Does not create an unsafe drop off along the trail edge. All building and
76 engineering codes apply regarding slopes and drop offs.
- 77 • Vegetation must be re-established to at least 95% coverage using native vegetation
78 approved by the City.
- 79 • Excavation must be done in such a way as to keep a natural appearance using
80 gradual slopes, non-linear edges and not hold water for an extended period of time.
- 81 • Any damage to the trail during excavation will be immediately addressed by the
82 developer.

83 Board Member Johnson seconded the motion which passed unanimously.

84
85 **Discuss and consider adoption of updated park maintenance standards and**
86 **classifications and take any action necessary**

87 One of the strategic initiatives for the upcoming year is to update and adopt park
88 maintenance standards and classifications for park land, City facilities and right-of-ways.
89 The standards are intended to reflect the values and expectations of our residents. These
90 standards detail the expected appearance and frequency that specific tasks should be
91 performed in order to maintain those standards. Included in your packet is a DRAFT of

92 the beginnings of a Park Operations Manual that contain the maintenance classifications
93 and recommended frequencies of certain tasks. The classifications range from A1 that
94 reflect premier properties such as Tuttle, The Harbor and Downtown to a level G which is
95 the minimum maintenance performed once a year. Each maintenance level is prescribed
96 based on several factors such as:

- 97
- 98 • Level of use by the public
- 99 • Visibility
- 100 • Purpose – natural undeveloped, developed, special use etc.
- 101 • Access and site limitations
- 102 • Site amenities
- 103 • Safety
- 104

105 Each maintenance level is intended to be optimum given the available resources,
106 manpower, funding, special event needs, weather and other uncontrollable circumstances.
107 Staff will reserve the ability to make adjustments to the frequency of cycles and tasks
108 performed as needed based on those factors. Also included in your packet is a map book
109 that was created to illustrate the boundaries for each park, City facility, and ROW and the
110 maintenance class associated with that parcel. It is common that each property could
111 have more than one type of maintenance classification. For example the developed
112 irrigated portion of the Park at Hickory Ridge is a class A while the portion to the north is
113 undeveloped and should not require the same level of maintenance. Adopting
114 maintenance classifications is important and useful for a few reasons. It communicates
115 clear expectations to the residents and staff as to how an asset will be maintained and
116 why. It also provides a basis for budget and resource allocation and requests. Contingent
117 on Council approval of the maintenance classifications, staff will begin the next strategic
118 initiatives that include analysis of contract and City personnel relative to the standards.
119 The information generated from this analysis may be used to provide recommendations to
120 change the service mix of contracted services and make budget requests in order to meet
121 the adopted standards. After a brief discussion Chairman Bassett made a motion to
122 accept the park maintenance standards and classifications as presented. Board Member
123 Lewis seconded the motion which passed unanimously.

124

125 **Discuss and consider inclement weather procedures at Leon Tuttle Athletic**
126 **Complex and take any action necessary**

127 Mr. Hesser gave a brief update on weather procedures. He explained that in an effort to
128 provide the safest possible conditions during baseball and softball games at Leon Tuttle
129 Athletic Complex for participants, staff and visitors, the City has procured and installed a
130 lighting prediction system from the FY 2016 budget. In previous years a “lightning
131 detection” unit was used by the individual youth sports associations. These have proven
132 to not be particularly reliable. Staff requests that Park Board discuss and consider an
133 inclement weather procedure to guide staff, umpires and coaches in how severe weather
134 conditions will be handled going forward.

135

136 LIGHTING PREDICTION SYSTEM – THORGUARDIAN

137

138 Lighting is a hazard that must be taken seriously by coaches, officials, parents, spectators
139 and participants. Lighting is a form of electrical discharge between clouds or between
140 clouds and the ground. Thunder is the sound waves produced by the explosive heating of
141 air in the lightning channel during the return. The average lightning strike is six miles
142 long (but could strike from 20 miles away resulting in a 'bolt from the blue'), reaching
143 50,000 degrees Fahrenheit and produce millions of volts. Ground based items such as
144 fences, trees, light poles, bleaches and dugouts emit varying degrees of induced electric
145 activity which can act as a lightning rod. As you are probably familiar, many people rely
146 on the 'flash/bang' technique to count the seconds between the flash and the audible
147 thunder. By the time you hear the thunder, you are already well within the reach of a
148 lightning strike. For this reason the City has installed the Thorguardian lightning
149 prediction system at Leon Tuttle Athletic Complex. This system is designed to predict a
150 lightning strike with a defined geographical area. Using sensors connected to a
151 computer, the Thorguard system is able to measure and analyze the electrostatic field in
152 the atmosphere. It is in this field that lightning originates. Once the pre-established
153 detection limits are reached, the system activates a series of loud horns and strobe lights
154 to warn those playing on and around the sports fields to seek shelter immediately. When
155 the conditions for a lightning strike exist, the Thorguard system will give a 15 second
156 blast from the horn located at the top of the Tuttle concession stand and can be heard up
157 to 700 yards away. At the same time, a yellow strobe visible from most areas of the park
158 will activate and stay on until the danger has passed or at least 130 minutes after the last
159 detection of lightning. Once the potential for a lightning strike has passed, the system
160 will activate the horns giving the all clear signal with three, five second blasts and the
161 strobe light will go off. However, if weather conditions appear unsafe and the system has
162 not sounded the alarm, common sense should still be your guide and activities should
163 cease despite the absence of a Thorguard warning sound. Due to the unpredictability of
164 weather patterns, it may be possible for the alarm to sound multiple times within an hour
165 or even sound when there appears to be no danger. While starting and stopping game or
166 practices activities due to the Thorguard warnings may result in some frustration, the
167 warning must be heeded at all times. If the system sets off the alarm on a sunny day, it is
168 not malfunctioning. There is a change of being struck by lightning if the alarm is not
169 heeded. Once the Thorguard Lightning Prediction system senses conditions that favor
170 lightning, there is often a flash of lightning in the area within 10 minutes. Chairman
171 Bassett brought up several questions that staff should ask before presenting a final policy
172 or procedure:
173 Is there a staff person that can enforce the policy at Tuttle?
174 Is there an RBSL chain of command, and if so what is that?
175 Who makes the final call on suspension of games?
176 Who makes that happen?
177 Where is the safest place to tell patrons to go? (In your car with windows up?)
178 What designated mobile apps do we refer to? Let parents, coaches know.
179 Mr. Hesser said that we needed to establish chain of command and answer these
180 questions before a policy is set. Chairman Bassett made a motion to recommend that the
181 City staff develop an inclement weather procedure for all city-sponsored outdoor
182 activities at all athletic facilities in addition to a 30 minute wait rule with the safest shelter
183 being in your cars with the windows up, establish chain of command with the spirit of the

184 procedure being SAFETY FIRST. Board Member Moffatt seconded the motion which
185 passed by a vote of 5-0.

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188 **Adjournment**

189 There being no further business to come before the Board at this time, the meeting was
190 adjourned at 7:50 p.m.

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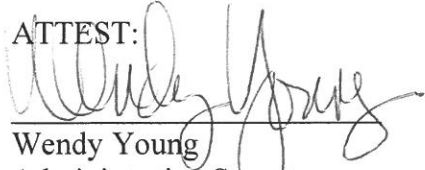
192 PASSED AND APPROVED BY THE PARK BOARD OF THE CITY OF
193 ROCKWALL, TEXAS, this 2nd day of February 2016.

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Brad Bassett
Chairman, Park Board

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ATTEST:


Wendy Young
Administrative Secretary

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MINUTES
PARKS AND RECREATION BOARD
City Hall, 385 S. Goliad, Rockwall, TX 75087
Tuesday, February 2, 2016
6:00 PM

7 **Call To Order**

8 The meeting was called to order in the Council Chambers at 6:00pm by Chairman Brad
9 Bassett with the following Board Members present: Kevin Moffat, Ray Harton, Larry
10 Denny and Charles Johnson. Bob Lewis and Wayne Larson were absent. Also present
11 were Parks and Recreation Manager Andy Hesser and Administrative Secretary, Wendy
12 Young.

13
14 **Consider approval of the minutes from the January 5, 2016 Park Board meeting**
15 **and take any action necessary**

16 The minutes from the January 5, 2016 Park Board meeting were provided to the Board
17 for their review and approval. Board Member Charles Johnson made a motion to
18 approve the minutes. Moffatt seconded the motion which passed by a vote of 5-0.

19
20 **Open Forum**

21 Chairman Bassett explained how Open Forum is conducted and asked if anyone in the
22 audience would like to come forth and speak during this time. There being no one
23 wishing to speak, Chairman Bassett then closed the Open Forum.

24
25 **Discuss and consider Eagle Scout final presentation by Thomas Stelmar and take**
26 **any action necessary**

27 Thomas was unable to attend this meeting.

28
29 **Discuss and consider Eagle Scout project proposal by Jason Lundy and take any**
30 **action necessary**

31 Jason Lundy is an Eagle Scout candidate who has met with staff to discuss potential
32 projects. The project that Mr. Lundy has settled on in his proposal is to raise funds and
33 construct a butterfly demonstration garden in Myers Park. This project will be perfectly
34 in-line with our strategic initiative to improve habitat for wildlife as well as the Mayor's
35 Monarch Pledge. Jason Lundy presented a powerpoint of the types of flowers and plants
36 he will use and went over the timeline and fundraising. After a brief discussion,
37 Chairman Bassett made a motion to approve this project proposal. Larry Denny
38 seconded the motion which passed 5-0.

39
40 **Discuss and consider Stone Creek Phase VII final plat and take any action necessary**

41 Mr. Hesser explained that Stone Creek subdivision is submitting a final plat for Phase 7.
42 It is 79 lots on approximately 37.8 acres. The development has met their park land
43 dedication requirement, therefore only the pro-rata equipment fees are required in
44 accordance with the Mandatory Park Land Dedication Ordinance. The fees will be
45 collected at the time the final plat is filed. The current adopted pro-rata equipment fee for
46 park district #5 is \$598 per lot. Total fees for 79 lots would be \$47,242. Moffatt made a

47 motion to adopt fees and accept the final plat. Harton seconded the motion which passed
48 5-0.

49

50 **Discuss and consider Breezy Hill Phase V final plat and take any action necessary**

51 Breezy Hill subdivision is submitting a final plat for Phase 5. It is 79 lots on
52 approximately 25.6 acres. The development has met their park land dedication
53 requirement, therefore only the pro-rata equipment fees are required in accordance with
54 the Mandatory Park Land Dedication Ordinance. The fees will be collected at the time
55 the final plat is filed. The current adopted pro-rata equipment fee for park district #7 is
56 \$215 per lot. Total fees for 79 lots would be \$16,985. Moffatt made a motion to accept
57 the final plat and adopt fees. Harton seconded the motion which passed by a vote of 5-0.

58

59 **Discuss and consider Annual Update of Mandatory Neighborhood Park Land**
60 **Dedication Ordinance and take any action necessary**

61 Each year, the Park Board is to make a recommendation to the City Council regarding the
62 fee structure to be used when calculating the Mandatory Park Land Dedication
63 Ordinance. The two separate fees to be calculated are the Pro-Rata Share Equipment fee
64 and the Cash in Lieu of Land fee. The Pro-Rata Equipment fees are calculated on the
65 cost to equip an 11-acre neighborhood park. Currently, the adopted figure we use is
66 \$525,000 and that is based on our assumed cost of approximately \$1,050,000 to complete
67 an 11-acre neighborhood park design. The fee is based on the fact that the residents who
68 will have the greatest benefit of the park location should pay half of the construction
69 costs and the remaining City residents shall pay the remaining \$525,000. The Cash in
70 Lieu of Land fees are figured based on the average value of neighborhood park land
71 within a residential development. The figure is derived from a gross market study of the
72 simple market value of the average price per-acre of land from the entire City and is not
73 based on a particular location. Land suitable for park land development is defined as:
74 NOT located in the 100 year floodplain; does not include any area of unusual topography
75 or slope which renders the area unusable for organized recreation activities; and must
76 have ready access to a public street and utilities. Bryan E. Humphries and Associates
77 have been asked to complete the appraisal this year. The current adopted price per-acre
78 for 2015 is \$34,000. Based on the market study, Mr. Humphries' opinion is that the
79 approximate value for the average price-per acre of land in the City of Rockwall is
80 \$37,000. Chairman Bassett made a motion to maintain the \$1,050,000 to complete the 11
81 acre park and accept the price per-acre fee as \$37,000 for 2016. Larry Denny seconded
82 the motion which passed by a unanimous vote.

83

84 **Staff Updates**

85 Daddy Daughter Dance was a success and we sold all tickets. ROCK Camp will be the
86 week of Rockwall's Spring Break, March 7-11. The Fun Guide has been released and so
87 has the new website launch with our Go Outside and Play Campaign include and online
88 registration.

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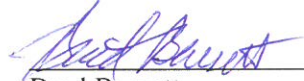
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93 **Adjournment**

94 There being no further business to come before the Board at this time, the meeting was
95 adjourned at 6:40 p.m.

96
97 PASSED AND APPROVED BY THE PARK BOARD OF THE CITY OF
98 ROCKWALL, TEXAS, this 14th day of March 2016.

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Brad Bassett

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Chairman, Park Board

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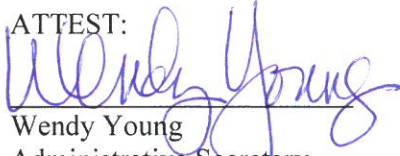
ATTEST:

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Wendy Young
Administrative Secretary

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MINUTES
PARKS AND RECREATION BOARD
City Hall, 385 S. Goliad, Rockwall, TX 75087
Monday, March 14, 2016
6:00 PM

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Call To Order

9 The meeting was called to order in the Council Chambers at 6:00pm by Chairman Brad
10 Bassett with the following Board Members present: Kevin Moffat, Ray Harton, Wayne
11 Larson, Charles Johnson and Bob Lewis. Larry Denny was absent. Also present were
12 Parks and Recreation Manager Andy Hesser and Administrative Secretary, Wendy
13 Young.

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15

Consider approval of the minutes from the February 2, 2016 Park Board meeting and take any action necessary.

16 The minutes from the February 2, 2016 Park Board meeting were provided to the Board
17 for their review and approval. Board Member Charles Johnson made a motion to
18 approve the minutes. Moffatt seconded the motion which passed by a vote of 5-0.
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Open Forum

22 Chairman Bassett explained how Open Forum is conducted and asked if anyone in the
23 audience would like to come forth and speak during this time. There being no one
24 wishing to speak, Chairman Bassett then closed the Open Forum.

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Discuss and consider Saddle Star Estates North master plat and open space plan and take any action necessary.

27 Mr. Hesser explained that Saddle Star Estates is located north of FM 552 and west of
28 John King Blvd on approximately 44.56 acres. This development proposes 108
29 residential lots and is within park district #7. The designated neighborhood park for
30 district #7 is The Park at Breezy Hill located in the development on the east side of John
31 King Blvd. Since all of the land has been dedicated to serve the needs of park district #7,
32 staff requests Park Board consider recommending to the Planning and Zoning
33 Commission, collecting the pro-rata equipment fees of \$214 per lot for a total of \$23,112
34 in accordance with the Mandatory Park Land Dedication ordinance. Chairman Bassett
35 made a motion to accept the pro-rata fees at \$214 per lot. Board Member Moffatt
36 seconded the motion which passed unanimously.
37

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Discuss and consider Saddle Star Estates North preliminary plat and take any action necessary.

40 Parks and Open Space Maser Plan shows a trail component within the John King Blvd
41 overlay. In addition to the pro-rata equipment fees, staff also asks Park Board to consider
42 requiring a 10' concrete trail adjacent to John King Blvd on the eastern edge of Saddle
43 Star Estates. Board Member Johnson made a motion to accept the preliminary plat and
44 require contractor to construction a 10' trail. Bassett seconded the motion and it passed
45 unanimously.
46

47 **Discuss and consider report from Park Board subcommittee regarding the naming**
48 **of park land generally located around Phelps Lake and Raymond Cameron Lake**
49 **and take any action necessary.**

50 Chairman Bassett stated that Lakes of Squabble Creek and Trails of Squabble Creek have
51 been recommended by the group subcommittee. Lewis likes the Squabble Creek name
52 but not trails or lakes. Johnson mentioned that there are several developments
53 surrounding this park land and they all want to be identified with those lakes. Johnson
54 made a motion to recommend the two lakes be named Trails at Squabble Creek and
55 Lakes of Squabble Creek. Harton seconded the motion which passed unanimously.

56

57 **Adjournment**

58 There being no further business to come before the Board at this time, the meeting was
59 adjourned at 6:40 p.m.

60

61 PASSED AND APPROVED BY THE PARK BOARD OF THE CITY OF
62 ROCKWALL, TEXAS, this 1st day of April 2016.

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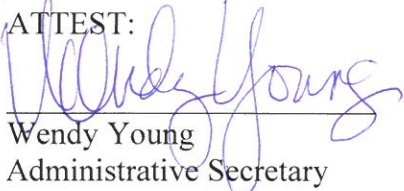
Brad Bassett
Chairman, Park Board

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ATTEST:

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Wendy Young

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Administrative Secretary

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MINUTES
PARKS AND RECREATION BOARD
PARD Administration Conference Room, 108 E Washington
Tuesday, April 5, 2016
6:00 PM

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Call To Order

9 The meeting was called to order in the Council Chambers at 6:00pm by Chairman Brad
10 Bassett with the following Board Members present: Kevin Moffat, Wayne Larson,
11 Charles Johnson and Bob Lewis. Larry Denny and Ray Harton were absent. Also present
12 were Parks and Recreation Manager Andy Hesser and Administrative Secretary, Wendy
13 Young.

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Consider approval of the minutes from the March 14, 2016 Park Board meeting and take any action necessary.

16 The minutes from the March 14, 2016 Park Board meeting were provided to the Board
17 for their review and approval. Board Member Moffatt made a motion to approve the
18 minutes. Johnson seconded the motion which passed by a vote of 5-0.

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Open Forum

21 Chairman Bassett explained how Open Forum is conducted and asked if anyone in the
22 audience would like to come forth and speak during this time. There being no one
23 wishing to speak, Chairman Bassett then closed the Open Forum.

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Discuss and consider Eagle Scout project proposal update by Jason Lundy and take any action necessary.

27 Jason Lundy presented his project to the Board and explained the final layout of the
28 butterfly garden at Harry Myers Park. Tropical John's helped with a final drawing. No
29 action taken at this time.

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Discuss and consider Eagle Scout final presentation by Drew Hargrove and take any action necessary.

33 Drew Hargrove presented his final project to the Board. The goal of this project was to
34 replace the fence that holds the pool equipment at Gloria Williams Pool. It will help the
35 community by making the pool area look more attractive and increasing the safety of the
36 area. The estimated time on this project should have been 4 weeks but with weather and
37 personal delays the total time taken to complete this project was 3 months. No action
38 taken at this time.

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41

Discuss and consider facility, program and rental fees and take any action necessary.

42 Parks and Recreation Manager Andy Hesser explained that staff would like to seek input
43 from the Park Board regarding updating the fees and rental blocks for the City's park
44 rental facilities. Specifically the Harry Myers Community Center, The Center, The
45 Harbor, pools and ball fields. Many of these fees have been in place for nearly 10 years
46 or more. Changes to the time blocks are an attempt to streamline the online registration

47 process as well the convenience of staff and customers throughout the rental process.
48 Staff will present proposed changes for discussion as well as information that has been
49 gathered thus far. Some proposed change suggestions would be to charge each time
50 block at the Community Center a \$40 fee. Currently, there is a \$20 extra fee if you block
51 one time block. This would mean each block would be \$40 across the board. The times
52 would also be back to back instead of an hour in between. Some of the suggestions that
53 were given for possible changes were the following:


- 54 • Change pavilion time blocks to 8am-2pm & 2pm-11pm (charge \$60 per time
55 block).
- 56 • Change pavilion time blocks to 8am-3pm & 3pm-11pm (charge \$60 per time
57 block).
- 58 • Up the fee for pavilions from \$25 to \$35 if same time blocks used.
- 59 • Charge one fee for all day pavilion blocks only (\$100 for all day).
- 60 • Residents only to rent the pool facility (or resident preference).
- 61 • Residents only to rent the Community Center (or resident preference).
- 62 • Community Center – charge non-residents \$80 per time block instead of \$60.
- 63 • Change fees for The Center to \$200 per hour with our without alcohol.
- 64 • Rockwall PD to work security for events at The Center instead of SRT.
- 65 • The Center deposit change from \$200 to \$275.
- 66 • The Center deposit/cleaning fee, \$400 (we would clean up the facility).

67
68 Several members asked to have resident vs non-resident fee comparisons at our next
69 meeting. No action taken.

70
71 **Adjournment**

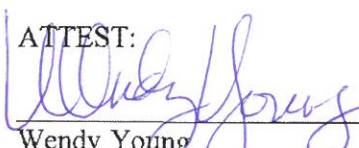
72 There being no further business to come before the Board at this time, the meeting was
73 adjourned at 8.10 p.m.

74
75 PASSED AND APPROVED BY THE PARK BOARD OF THE CITY OF
76 ROCKWALL, TEXAS, this 29th day of April 2016.

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79 _____
80 Brad Bassett
81 Chairman, Park Board

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84 ATTEST:

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Wendy Young
Administrative Secretary

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MINUTES
PARKS AND RECREATION BOARD
City Hall, 385 S Goliad, Rockwall, TX 75087
Tuesday, May 3, 2016
6:00 PM

7 **Call To Order**

8 The meeting was called to order in the Council Chambers at 6:00pm by Vice Chairman
9 Bob Lewis with the following Board Members present: Kevin Moffat, Charles Johnson,
10 Ray Harton and Larry Denny. Brad Bassett and Wayne Larson were absent. Also present
11 were Parks and Recreation Manager Andy Hesser and Administrative Secretary, Wendy
12 Young.
13

14 **Consider approval of the minutes from the April 5, 2016 Park Board meeting and**
15 **take any action necessary.**

16 The minutes from the April 5, 2016 Park Board meeting were provided to the Board for
17 their review and approval. Board Member Moffatt made a motion to approve the
18 minutes. Harton seconded the motion which passed by a vote of 5-0.
19

20 **Open Forum**

21 Vice Chairman Lewis explained how Open Forum is conducted and asked if anyone in
22 the audience would like to come forth and speak during this time. There being no one
23 wishing to speak, Vice Chairman Lewis then closed the Open Forum.
24

25 **Discuss and consider final Eagle Scout project proposal update by Jason Lundy and**
26 **take any action necessary.**

27 Jason Lundy will present at the next meeting.
28

29 **Discuss and consider a proposed Park Concept Plan on an 81.49 acre parcel of land**
30 **located on Rochelle Rd south of the intersection of Rochelle Rd the SH-276 and take**
31 **any action necessary**

32 Parks & Recreation Manager Andy Hesser gave an explanation regarding this item. He
33 explained that a developer is proposing a residential development on approximately 81.49
34 acres containing 204 lots within park district 22. Currently the designated neighborhood
35 park for this district is The Park at Fontanna Ranch which is 5.2 acres. Park district 22
36 has no pro-rata equipment fees in the escrow account at this time. The developer is
37 proposing to dedicate a nine acre park and construct the park amenities within it. Those
38 amenities include irrigated turf within the entire park, covered pavilion, plaza area,
39 playground and a certain amount off-street parking. The fees that would be owed for the
40 204 lots would be approximately \$90,984 at the time of final plat. The developer is
41 requesting to provide the park and the amenities within the district, although there is
42 already a designated park for this district. Staff is amenable to this idea due to the fact
43 that there is no funding available to develop the Park at Fontanna Ranch at this time; and
44 this proposed development will provide a connection to Fontanna Ranch so that everyone
45 in the district has reasonable access to the park. Staff has discussed and reviewed the
46 plan with the developer and the Planning and Zoning Department. The Park Board is

47 seeing this concept plan earlier than most normal submittals. The reason for this is that
48 contingent upon a recommendation to Planning and Zoning Commission to accept this
49 concept plan would then be written into the Planned Development Ordinance. This
50 ensures that the project is completed regardless of the owner at the time it is constructed.
51 Staff requests that the Park Board consider this proposal along with the following
52 minimum requirements:

- 53
- 54 1. Accepting the 9+/- acre park land but not the detention pond as public park to be
55 maintained by the City once it is fully built and turf is established.
- 56
- 57 2. All final amenities that are proposed must be first approved by staff and Park
58 Board for approval to ensure that our standards for construction and design are
59 being met. This includes the site furniture, irrigation system, trail, pavilion,
60 playground equipment, fall zone surfacing and playground border.
- 61
- 62 3. Require some off street parking bump-outs to include an ADA stall.
- 63
- 64 4. Pro-rata equipment fees owed for the number of proposed lot can be used
65 towards the cost of the park improvements.
- 66
- 67 5. Cash in lieu of land fees are not required in this case.
- 68

69 After a brief discussion, Denny made a motion to accept the proposal along with staff's
70 minimum requirements. Moffatt seconded the motion which passed by a vote of 5-0.

71

72 **Discuss and consider facility, program and rental fees and take any action**
73 **necessary.**

74 As a follow up discussion to the facility rental fees topic in the April Park Board meeting,
75 I have included several reports regarding facility rentals in your packet to review and
76 consider. Staff is seeking final recommendations regarding the pricing structure, rental
77 time periods, deposits and procedures for all rental facilities within City parks. Staff
78 presented a breakdown of the event centers near our facilities. Staff also surveyed other
79 cities that included Mesquite, Richardson, Rowlett, Plano and Wylie that in your packets.
80 A breakdown of the facilities is in your packet and the changes to make. The Community
81 Center time blocks will be changed from 6am-11am, 12pm-5pm, 6pm-11pm to 6am-
82 12pm, 12pm-5pm, 5pm-11pm. The pools will be \$100 per hour with a minimum of 4
83 guards regardless of the number of people. The pavilions will be changed from \$25 per
84 time block to \$40 per time block. The time blocks would be changed to 2 time blocks,
85 6am-3pm and 3pm to close. The Center Lone Star Room would be \$200 per hour with or
86 without alcohol. The Center would use Rockwall PD instead of hiring security guards.
87 The officer would need a list of duties assigned for that event.

88

89 **Hear staff update regarding the Parks and Recreation Strategic Plan.**

90 City Council has asked that all departments create a strategic plan. They asked for
91 strategic in nature and not operation in nature. We basically highlighted the pressure
92 points we are currently experiencing. This is not intended to replace the master plan.

93 The first document is 3 main categories; Park Development Initiative, Non-Resident
94 Sales Tax Revenue Initiative and Operational Excellence Initiative. Denny made a
95 motion to present the plan as submitted. Ray Harton seconded the motion which passed
96 by a vote of 5-0.

97

98 **Recreation Staff Update**

99 Mr. Hesser gave a brief update on the recent and upcoming activities. Celebrate
100 Downtown will be on April 16 from 11am-5pm on the square featuring live bands all
101 day, seating areas, free activities, food trucks and more. Founders Day planning is still
102 going strong. Founders Day is May 21 at Harry Myers Park. Fishing Derby is May 7 at
103 Harry Myers Park. Concert by the Lake on Thursdays begins May 5 at The Harbor.

104

105 **Adjournment**

106 There being no further business to come before the Board at this time, the meeting was
107 adjourned at 7:30 p.m.

108


109 PASSED AND APPROVED BY THE PARK BOARD OF THE CITY OF
110 ROCKWALL, TEXAS, this 7th day of June 2016.

111

112

113

114


Brad Bassett
Chairman, Park Board

115

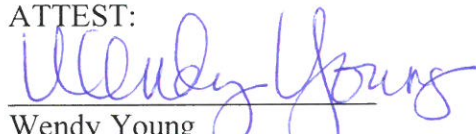
ATTEST:

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Wendy Young
Administrative Secretary

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MINUTES
PARKS AND RECREATION BOARD
City Hall, 385 S Goliad, Rockwall, TX 75087
Tuesday, June 7, 2016
6:00 PM

7 **Call To Order**

8 The meeting was called to order in the Council Chambers at 6:00pm by Chairman Brad
9 Bassett with the following Board Members present: Charles Johnson, Ray Harton, Bob
10 Lewis, Wayne Larson and Larry Denny. Kevin Moffatt was absent. Also present were
11 Parks and Recreation Manager Andy Hesser and Administrative Secretary, Wendy
12 Young.

13
14 **Consider approval of the minutes from the May 3, 2016 Park Board meeting and**
15 **take any action necessary.**

16 The minutes from the May 3, 2016 Park Board meeting were provided to the Board for
17 their review and approval. Board Member Lewis made a motion to approve the minutes.
18 Denny seconded the motion which passed by a vote of 6-0.

19
20 **Open Forum**

21 Chairman Bassett explained how Open Forum is conducted and asked if anyone in the
22 audience would like to come forth and speak during this time. There being no one
23 wishing to speak, Vice Chairman Lewis then closed the Open Forum.

24
25 **Discuss and consider final Eagle Scout project proposal update by Jason Lundy and**
26 **take any action necessary.**

27 Jason Lundy, troop 83 presented his final project of the installation of the Butterfly
28 Garden at Harry Myers Park. Jason set up a GoFundMe page and raised \$350 with 25
29 volunteers and a total of 8-9 man hours in total. Chairman Bassett thanked Jason for such
30 a beautiful project that will benefit our residents for years to come. No action taken at
31 this time.

32
33 **Discuss and consider Fontanna Ranch Phase II Final Plat and take any action**
34 **necessary.**

35 Parks & Recreation Manager Andy Hesser provided background regarding this agenda
36 item. He explained that Fontanna Ranch Phase II contains 49 single family residential
37 lots on 19.167 acres and is located within park district 22. The designated neighborhood
38 park for this district is the 5.2 Fontanna Ranch Park located west of Shannon Elementary
39 School. There is no land adjacent to the park in this phase therefore no land is
40 recommended to be dedicated. The Cash in lieu of land fees for district 22 adopted for
41 2016 is \$318 per lot for 49 lots totaling \$15,582. Pro-rata equipment fees adopted are
42 \$446 per lot for 49 lots totaling \$21,854. Contingent on Council approval fees would be
43 paid at the time the final plat is filed and subject to the adopted fees at that time. After a
44 brief discussion Chairman Bassett made a motion to accept the final plat and adopt fees
45 associated. Lewis seconded the motion which passed 6-0.

47 **Discuss and consider South Saddle Star Estates Master Plat and take any action**
48 **necessary.**

49 Saddle Star Estates South contains 138 single family residential lots on 55.413 acres and
50 is located within park district 6. The designated neighborhood park for this district is the
51 2 acre Dalton Ranch Park. The developer is proposing approximately 6.846 of open
52 space and includes 6' concrete trail, a community garden a pool/clubhouse area. Park
53 district 6, with the exception of this development and one other proposed to the southeast
54 of Saddle Star South, contains mostly large home properties, homes that are out of the
55 City limits or RISD land. There is currently \$108,847 in escrow for this district. There
56 are two possible scenarios to consider:

57
58 Pat Atkins with Saddle Star Development came forth and stated that in their evaluation
59 and analysis of the process in the acquisition of this property we have arrived at the open
60 space plan you see before you which includes improvements of the amenity center, a
61 swimming pool and a garden center. He further requested that the open space be kept
62 private and maintained by the HOA. This area would be HOA maintained including
63 trails. Johnson made a motion to accept the master plat/open space plan. Denny
64 seconded the motion which passed by a vote of 6-0.

65
66 **Discuss and consider South Saddle Star Estates Preliminary Plat and take any**
67 **action necessary.**

68 Chairman Bassett made a motion to accept preliminary plat and with 6.846 acres not
69 dedicated as a public park and the \$59,064 in equipment fees plus the cash in lieu of land
70 fees of \$42,090 totaling \$101,154 would be put into private amenities and not available to
71 the public. Charles Johnson seconded the motion which passed by a vote of 6-0.

72
73 Bob Lewis left at 6:54pm.

74
75 **Discuss and consider Master Plat/Open Space Plan for Ridgecrest subdivision and**
76 **take any action necessary.**

77 Mr. Hesser explained that Ridgecrest contains 45 single family residential lots on 29.541
78 acres and is located within park district 10. There is currently no designated
79 neighborhood park for this district. It is highly likely that this development is the only
80 significant residential development now and in the future. The land within district 10
81 contains large estate homes, City property, an existing small neighborhood, Cain
82 Cemetery Corporation and existing homes along airport road. The developer is required
83 to provide open space as part of Planning and Zoning regulations. The open space is
84 estimated to be 7.7 acres. The adopted cash in lieu of land fees for 2016 are \$858 per lot
85 for 45 lots totaling \$38,670. The adopted pro-rata equipment fees are \$1,205 per lot
86 totaling \$54,225. Mr. Hesser called on Noah Flabiano to come forth and speak on this
87 agenda item. Mr. Flabiano gave a brief description of this agenda item and explained that
88 this is one of the last developable single family lots looking at future land use. The fees
89 in this district are higher in this district. There is 7.144 acres of total open space. John
90 Arnold with Skorborg came forth and requested that the pro-rata equipment fees be
91 credited toward the amenities to be installed by the developer. Bassett asked if there was
92 an existing trail nearby to connect these trails? Mr. Hesser stated there is not. Denny

93 made a motion to accept the master plat and preliminary plat with pro-rata equipment
94 fees being used as a credit to develop 6.2 acres of land to be dedicated as park land to the
95 City (maintained by the City), final amenities would be brought back to Park Board for
96 approval. Harton seconded the motion which passed by a vote of 6-0.
97

98 **Discuss and consider Preliminary Plat for Ridgecrest subdivision and take any**
99 **action necessary.**

100 This agenda item combined with the above for a motion.
101
102

103 **Discuss and consider Chandler’s Marina improvements proposed by Suntex Marina**
104 **regarding potential lease extension and take any action necessary.**

105 Suntex Marina is the lease holder and owner/operator/manager for Chandler’s Marina.
106 They are in the process of seeking financial backing for significant improvements to the
107 marina infrastructure. In doing so, they will need to request a lease extension. It is likely
108 that it will be a 10 year lease renewal. Justin Thompson with Suntex Marina presented
109 proposed improvements. He stated that they would be making repairs including concrete
110 slabs, bulkhead along the shore side and dredging. Due to the record drought 5 years ago
111 a lot of dredging will need to be done here. Staff recommends considering the following:
112

- 113 • Entire marina infrastructure must comply with current adopted building and fire
114 codes.
- 115 • Submit a final detailed plan to City staff for review and approval prior to issuing
116 building permits.
- 117 • All improvements are contingent on US Corps of Engineers and City of Dallas
118 approvals.
- 119 • Lease extension cannot exceed the terms of the current inter-local agreement
120 between City of Rockwall and City of Dallas.
121

122 Chairman Bassett stated that he is comfortable with lease extension and proposed
123 changes and improvements including dredging making sure building and fire codes are
124 met. Denny seconded the motion which passed by a vote of 6-0.
125
126

127 **Discuss and consider playground amenities for The Park at Stone Creek and take**
128 **any action necessary.**

129 Mr. Hesser showed layout of structures and playground at Stone Creek with color
130 options. This park design will follow a natural theme including colors like green, tan,
131 brown. No action taken at this time.
132

133 **Recreation Staff Updates**

134 Founders Day had a great crowd and we received great feedback. Reminder that July 4th
135 Fireworks & Live Music will be on July 4th. July is Parks & Recreation Month. We will
136 be doing some fun things in July on social media.
137
138

139 **Adjournment**

140 There being no further business to come before the Board at this time, the meeting was
141 adjourned at 7:53 p.m.

142
143 PASSED AND APPROVED BY THE PARK BOARD OF THE CITY OF
144 ROCKWALL, TEXAS, this 2nd day of July 2016.

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Brad Bassett

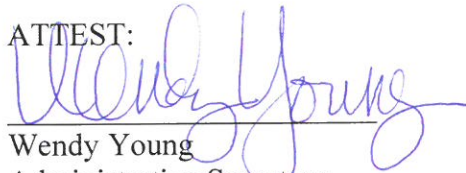
Chairman, Park Board

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ATTEST:

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Wendy Young

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Administrative Secretary

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MINUTES
PARKS AND RECREATION BOARD
City Hall, 385 S Goliad, Rockwall, TX 75087
Tuesday, August 2, 2016
6:00 PM

7 **Call To Order**

8 The meeting was called to order in the Council Chambers at 6:00pm by Chairman Brad
9 Bassett with the following Board Members present: Charles Johnson, Bob Lewis, Kevin
10 Moffatt and Larry Denny. Wayne Larson and Ray Harton were absent. Also present
11 were Parks and Recreation Manager Andy Hesser and Administrative Secretary, Wendy
12 Young.
13

14 **Consider approval of the minutes from the June 7, 2016 Park Board meeting and**
15 **take any action necessary.**

16 The minutes from the June 7, 2016 Park Board meeting were provided to the Board for
17 their review and approval. Board Member Lewis made a motion to approve the minutes.
18 Denny seconded the motion which passed by a vote of 5-0.
19

20 **Open Forum**

21 Chairman Bassett explained how Open Forum is conducted and asked if anyone in the
22 audience would like to come forth and speak during this time. There being no one
23 wishing to speak, Chairman Bassett then closed the Open Forum.
24

25 **Discuss and consider Tuttle Athletic Complex concessionaire contract and take any**
26 **action necessary.**

27 Mr. Hesser indicated that the food and beverage concession services for Tuttle Athletic
28 Complex are provided by a private entity contracted with the City. The current contract
29 and its allowable extension is set to expire August 30, 2016. The City issued a public
30 notice to solicit proposals for the concession services which would begin in September
31 2016 prior to the fall season beginning. We received three valid proposals prior to the
32 deadline. These proposals are evaluated based on past experience, ability to provide
33 services spelled out in the request for proposals, references, past history with the City and
34 percentage of gross revenue to the City. Staff then interviewed two finalists in order to
35 narrow it down to one final recommendation. After the interviews and site visits were
36 conducted, staff has recommended that the Park Board consider the City Council
37 authorize the City Manager to enter into a contract with Mingling Mouth, doing business
38 at Tuttle Athletic Complex as "The Big Chew." The City has utilized their food truck
39 services at several events with a great deal of success. Staff feels that we would be able
40 to work with them on providing a unique menu mixed with a variety of proven basic
41 favorites. Mike & Sunny Richter owners of Mingling Mouth came forward and gave a
42 brief history on their background. Mr. Richter stated that they are smoked meat barbecue
43 and a mix of Asian food. The trailer we currently own is starting to get too small for their
44 business. We are determined to stay in Rockwall and bring street food vending to
45 Rockwall. Being at Leon Tuttle will give us more room to grow and serve the
46 community with something different. We did Founders Day and every Family Fun

47 Friday and we sold out quickly. Chairman Bassett asked about the percentage they
48 would be paying the City. The first year would be 17% of gross profits and an increase
49 of 20% on the condition that revenue is increased. After a brief discussion, Bassett made
50 a motion to recommend City Council to authorize the City Manager to enter into an
51 agreement with Mingling Mouth. Lewis seconded the motion which passed 5-0.

52

53 **Discuss and consider Concert by the Lake series survey report and take any action**
54 **necessary.**

55 Mr. Ainsworth introduced Parks and Recreation intern Pam Paez. Pam is a Recreation
56 major from Texas A&M. Pam has been involved in various projects during her
57 internship. One of the projects is the Concert by the Lake surveys. The data is based on
58 a random survey of 400 people who attended the concert between May 5, 2016 – July 28,
59 2016. Pam's survey presentation results reflect that the highest percentage of attendees
60 attend in groups of 3 – 5 or 1 – 2. When asked how the attendees were informed of the
61 concerts, 30% came by tradition, 30% heard by word of mouth, 28% were informed
62 through the website, 7% came because of proximity of residence and 5% were informed
63 through an advertisement and signs. When asked if survey participants visit Harbor
64 businesses, 48% said yes and 9% said no and 43% said occasionally.

65

66 **Discuss and consider Master Plan proposal by MHS Planning & Design and take**
67 **any action necessary.**

68 The City of Rockwall Parks, Recreation and Open Space Master Plan is written to cover
69 the time frame from 2010 to 2020 and is updated every five years. We are currently due
70 for the five year update which was provided for in the 2016 budget. Staff requests that
71 Park Board consider a recommendation to Council regarding the proposal from MHS
72 Planning and Design for the master plan update services. MHS will collect data from
73 various sources to prepare a needs analysis for current and future needs as well conduct
74 public meetings and staff interviews. This process is scheduled to take six months from
75 the date a contract is executed. City Council has also recently approved the Parks and
76 Recreation Strategic Plan which is included in your packet. This document should help
77 serve as a guide for the Master Plan update and implementation schedule. Mark Spencer
78 of MHS Planning came forth and explained that the reason the City was so successful in
79 getting grants was because of the Master Plan. In essence the Park Board will be our
80 sounding board but there are things we have to agree on which is a term, level of service.
81 After some discussion, Bassett made a recommendation to Council regarding a proposal
82 from MHS Planning and Design for the master plan update services. Lewis seconded the
83 motion which passed by a vote of 5-0.

84

85 **Discuss and consider butterfly habitat volunteer project proposal and take any**
86 **action necessary.**

87 As part of the Mayor's Monarch Pledge, staff is fortunate to have worked with many
88 dedicated volunteers in identifying and creating opportunities to improve butterfly
89 habitat. Mary Carter has emerged as one of our most passionate and active volunteers
90 thus far. She has gathered nearly 40 volunteers who we have dubbed the "Butterfly
91 Brigade" and are interested in additional projects. Mrs. Carter would like to present ideas
92 for expansion of the butterfly habitat efforts to the following parks: Stone Creek,

93 Hickory Ridge, Foxchase, Northshore Park, and Emerald Bay. They have requested to
94 convert several existing shrub/flower beds in the above mentioned park into butterfly
95 habitat. There is some available funding from the volunteer budget to help facilitate soil
96 amendments and plant purchase. Sharing the ongoing maintenance would need to be
97 discussed should we move forward with the project. Mary Carter came forth and
98 explained that she is a butterfly enthusiast and is very passionate about butterflies. She
99 indicated the City has been very helpful in starting up this program and is very excited
100 about the future butterfly gardens to come. Bassett made a motion to support the
101 butterfly initiative including any resource needed from Parks and Recreation staff and
102 anyone else they need for expertise. Denny seconded the motion which passed by a vote
103 of 5-0.

104
105 **Discuss and consider September meeting date and take any action necessary.**

106 The next meeting will be held Wednesday, September 7.


107
108 **Recreation Staff Update**

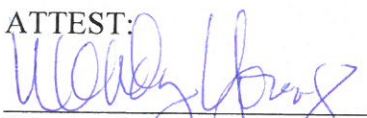
109 Andrew Ainsworth, Recreation Superintendent gave a brief update. Concerts just
110 wrapped up, pulls are still open and running. August 20 is the last day of swim lessons
111 and open swim. This has been a strong summer with aquatics.

112
113 **Adjournment**

114 There being no further business to come before the Board at this time, the meeting was
115 adjourned at 7:43 p.m.

116
117 PASSED AND APPROVED BY THE PARK BOARD OF THE CITY OF
118 ROCKWALL, TEXAS, this 7th day of September 2016.

119
120 
121 Brad Bassett
122 Chairman, Park Board

123 ATTEST:
124 
125
126 Wendy Young
127 Administrative Secretary

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MINUTES
PARKS AND RECREATION BOARD
City Hall, 385 S Goliad, Rockwall, TX 75087
Tuesday, November 1, 2016
6:00 PM

7 **Call To Order**

8 The meeting was called to order in the Council Chambers at 6:00pm by Vice Chairman
9 Bob Lewis with the following Board Members present: Charles Johnson, Jeremy
10 Standifer, Wayne Larson and Ray Harton. Brad Bassett and Larry Denny were absent.
11 Also present were Parks and Recreation Manager Andy Hesser and Administrative
12 Secretary, Wendy Young.

13
14 **Consider approval of the minutes from the September 7, 2016 Park Board meeting**
15 **and take any action necessary.**

16 The minutes from the August 2, 2016 Park Board meeting were provided to the Board for
17 their review and approval. Board Member Johnson made a motion to approve the
18 minutes. Harton seconded the motion which passed by a vote of 5-0.

19
20 **Open Forum**

21 Vice Chairman Lewis explained how Open Forum is conducted and asked if anyone in
22 the audience would like to come forth and speak during this time. There being no one
23 wishing to speak, Vice Chairman Lewis then closed the Open Forum.

24
25 **Discuss and consider approval of a Final Plat for Ridgecrest subdivision, Blk A lot**
26 **1&2 and take any action necessary.**

27 Mr. Hesser indicated that this subdivision is located north of Airport Rd. and west of FM
28 3549. It proposes 45 lots on 28.841 acres located within park district 10. At the June Park
29 Board meeting, John Arnold of Skorburg Company presented the Ridgecrest preliminary
30 plat. Skorburg proposed to dedicate approximately 6 acres of park land with the
31 exception of the detention pond. Park Board voted to accept their proposal. The final
32 plat has been submitted for approval. The final plat shows the previously proposed park
33 land now as open space/detention to be maintained by HOA. Since the detention pond
34 shown on the final plat is larger than initially proposed, the land remaining would not be
35 substantial enough to constitute a City maintained neighborhood park. For this reason,
36 staff asks Park Board to consider approval of the final plat as presented. Essentially there
37 would be no public park land dedication associated with this plat. After a brief
38 discussion Board Member Johnson made a motion to accept the final plat, Board Member
39 Harton seconded the motion which passed unanimously.

40
41 **Discuss and consider approval of a Site Plan for the Ridgecrest subdivision and take**
42 **any action necessary**

43 Mr. Hesser explained the Ridgecrest site plan proposes that the developer would provide
44 private amenities within the open space/detention area to serve the 45 new homes.
45 District 10 does not currently have a neighborhood designated and does not appear to
46 have the potential for one in the future unless a major redevelopment of existing land

47 occurs. The pro-rata equipment fees for this district are \$1204 per lot for 45 lots and total
48 \$54,180. The cash-in-lieu of land fees are \$933 per lot and would total \$41,985. Staff
49 requests that Park Board consider allowing the developer to utilize the total fees required
50 of \$96,165 to provide and install amenities in the open space parcel to be maintained by
51 the HOA. Amenities provide would be required to be equal to or greater than \$96,165
52 contingent on final review and approval by City staff. The developer proposes to install
53 8' concrete trail, some sort of shade structure, park bench and waste receptacle. Board
54 Member Standifer stated that he likes the trail aspect but that it does not connect to
55 anything. There was some discussion regarding possibly putting another structure in
56 place of the pergola. Vice Chairman Lewis made a motion to allow the developer to
57 utilize the total fees of \$96,165 to provide and install amenities in the open space parcel
58 to be maintained by the HOA contingent upon the developer returning with other amenity
59 options for Staff approval. Board Member Harton seconded the motion which passed
60 unanimously.

61

62 **Discuss and consider approval of Breezy Hill Phase Phase VII Final Plat and take**
63 **any action necessary**

64 Mr. Hesser explained Breezy Hill Phase VII proposes 10 lots and is located north of FM
65 552 on the northeast edge of John King Blvd and is in park district 7. The designated
66 neighborhood park will be served by the Park at Breezy Hill which is currently in design.
67 The developer has met and exceeded the minimum park land dedication requirements.
68 The pro-rata equipment fees for this district are \$215 per lot for a total of \$2,150. Phase
69 VII is adjacent to John King Blvd and is therefore required to meet the trail plan by
70 installing a 10' concrete trail. Staff asks Park Board to consider accepting the pro-rata
71 equipment fees as well as the 10' concrete to connect to existing trail constructed in
72 previous phases.

73

74 **Discuss and consider staff reports and take any action necessary**

75 Mr. Hesser briefly went over parks and recreation updates.

76

77 **Adjournment**

78 There being no further business to come before the Board at this time, the meeting was
79 adjourned at 6:46 p.m.

80


81 PASSED AND APPROVED BY THE PARK BOARD OF THE CITY OF
82 ROCKWALL, TEXAS, this 6th day of December 2016.

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Brad Bassett
Chairman, Park Board

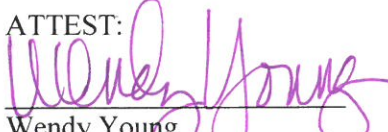
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ATTEST:


Wendy Young
Administrative Secretary

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MINUTES
PARKS AND RECREATION BOARD
The Center, 108 E Washington, Rockwall, TX 75087
Tuesday, November 15, 2016
6:00 PM

7 **Call To Order**

8 The meeting was called to order in the Council Chambers at 6:00pm by Chairman Brad
9 Bassett with the following Board Members present: Charles Johnson, Jeremy Standifer,
10 Bob Lewis. Wayne Larson, Larry Denny and Ray Harton were absent. Also present were
11 Parks and Recreation Manager Andy Hesser and Administrative Secretary, Wendy
12 Young.

13
14 Chairman Brad Bassett called the meeting to order. He explained that anyone that wishes
15 to speak must fill out a form to request to speak and speakers will have a maximum of 3
16 minutes. The purpose of tonight is not to take action but more of a discussion and input
17 regarding our park needs.

18
19 Chairman Bassett then introduced Mark Spencer of MHS Planning.

20
21 Mr. Spencer came forth and explained that he is here to present the Rockwall Parks and
22 Recreation Open Space Master Plan Update for 2016. He presented the existing open
23 space map. He presented the facility priorities in order to include pavilions, playgrounds,
24 open space, multi-use trails, soccer fields, baseball/softball fields, pools, tennis courts,
25 volleyball courts, etc. Mr. Spencer described the implementation schedule and projects
26 that have been completed the last 10 years.

27
28 **Ken Keeton**
29 **1755 Baywatch**
30 **Rockwall, TX**

31
32 Mr. Keeton explained that he is a former employee of Rockwall Economic Development
33 Center (REDC) and worked in Rockwall Technology Park. Mr. Keeton would like to
34 advocate extending and including the multi-use trails to include Rockwall Technology
35 Park so that employees can walk.

36
37 **Addison & Jeff Bryan**
38 **513 Limmerhill Dr**
39 **Rockwall, TX**

40
41 Mr. Bryan and his daughter Addison Bryan came forth and Addison stated that she is 9
42 years old and uses Yellowjacket Park and is also in a wheelchair. It is difficult for
43 Addison to get around her own school park because of the surface. She would like more
44 accessible parks for special needs and those that use a wheelchair.

47 **Carl Glaze**
48 **3015 Red Valley Run**
49 **Rockwall, TX**

50
51 Mr. Glaze explained that he has lived in Rockwall since 1983 and has been faced with
52 people that want to use his property for ideas that come up and asked that he be left
53 alone.

54
55 **Mark Clifford**
56 **120 Hampshire**
57 **Rockwall, TX**

58
59 Mr. Clifford explained that the baseball/softball fields be reconsidered. He has 4 children
60 and his son plays select baseball and travels. It seems every weekend we are traveling
61 outside of Rockwall to be involved in tournaments which is disappointing because this is
62 money that this community is greatly missing out in. Between March and October Tuttle
63 fields are packed and you cannot find a parking space. This City needs more baseball,
64 softball, soccer fields, etc.

65
66 **Paul Cardenas**
67 **1281 Calistoga Dr**
68 **Rockwall, TX**

69
70 Mr. Cardenas explained that the sports complex should be priority number one. We have
71 such a great need in this community for a complex. Other cities like Grapevine, Frisco,
72 McKinney have incredible fields, restrooms, ample parking, etc. Our baseball program
73 has grown tremendously and we don't have enough fields. Our parents are paying \$50 a
74 night right now in other cities because there is not field availability here in Rockwall.
75 We have Yellowjacket fields and Myers fields but there are no lights so they can't be
76 used at night. By the time this complex may get approved his son would be aged out of
77 the system but would like for this to move pretty fast so that he may get to use Rockwall
78 fields.

79
80 **Gary Spencer**
81 **1918 S Lakeshore**
82 **Rockwall, TX**

83
84 Mr. Spencer is a bike rider and many of the major metroplexes have much bigger trail
85 systems than Rockwall. The only place he can currently ride semi-safely is John King.
86 Mr. Spencer would like the city to consider more multi-use trails specific for bikes.

87
88 **Forrest Fenwick**
89 **2715 Promenade**
90 **Rockwall, TX**

91

92 Ms. Fenwick stated that she lives in Shores Park. There are several benches and they are
93 not shaded. She would like some supporting shade above and around the benches and
94 any future benches that are built.

95

96 **Dale Chery**
97 **508 Highview Dr**
98 **Rockwall, TX**

99

100 Mr. Cherry came forth and explained that there are some gaps in our trails. He would
101 like more sidewalk in Old Rockwall for instance walking from downtown (square) to the
102 Community Playhouse.

103

104 **Dixon Glaze**
105 **3015 Red Valley Run**
106 **Rockwall, TX**

107

108 Ms. Glaze stated that she works hard on her land. She is a farmer and that is her
109 business. She does not want any pipelines through her property.

110

111 **Alan Phillips**
112 **2684 Capstone Way**
113 **Rockwall, TX**

114

115 Mr. Phillips explained that his son's team is playing in a baseball tournament with 53
116 teams in McKinney with about 12 players on a team. Generally, his family is spending
117 \$200 for the weekend (gas, gate fees, food, etc) unless you are staying in a hotel then
118 probably more. That's about \$127,200 total McKinney will be getting for the tournament
119 this weekend that we would love to have in Rockwall. Mr. Phillips stated that we need
120 more fields and a bigger complex for all sports. Also, it would be nice to have a
121 Recreation Center with a water slide, basketball courts, fitness center, – something
122 similar to the YMCA.

123

124 **Kevin Folsom**
125 **1118 Bayshore Dr**
126 **Rockwall, TX**

127

128 Mr. Folsom explained the Hwy 66 boat ramp is very nice and so is the trail that goes
129 along the bridge. More use is taking place at the boat ramp since we are no longer in a
130 drought. He would like one more boat ramp included there and some more parking for
131 trailers or boats.

132

133 **Kevin Johnson**
134 **944 Sunset Hill Dr**
135 **Rockwall, TX**

136

137 Mr. Johnson stated that the activities and programs the Parks and Recreation Department
138 hold currently are great. The last couple of years since the city has run the
139 baseball/softball program it's been great. Mr. Johnson indicated that he coaches in
140 Rockwall and his team doesn't plan on being a travel team but a sports complex is much
141 needed. As Rockwall continues to grow, with young kids we need more sports facilities,
142 recreation centers, etc.

143

144 **John Cherry**
145 **303 Renfro**
146 **Rockwall, TX**

147

148 Mr. Cherry explained that the sidewalk should be extended in front of Myers Park needs
149 a sidewalk for those that walk from their house to the park. It would also be nice to have
150 a basketball court at Myers Park.

151

152 **Edith Cozad**
153 **2705 Promenade Pl**
154 **Rockwall, TX**

155

156 Ms. Cozad explained that her family moved here 4 years ago to Lakeside Park. There are
157 broken bottles at the end of Dalton Rd. Some of it is natural but some should be
158 maintained on a more regular basis. There are falling trees and lots of trash.

159

160 **Raymond Jowers**
161 **3290 Anna Cade Cir**
162 **Rockwall, TX**

163

164 Mr. Jowers indicated that he would like to see regional detention ponds instead of on
165 each lot in commercial areas especially. Mr. Jowers generally stated that lots of money is
166 being wasted on detention ponds.

167

168

169 **Adjournment**

170 There being no further business to come before the Board at this time, the meeting was
171 adjourned at 7:43 p.m.

172

173 PASSED AND APPROVED BY THE PARK BOARD OF THE CITY OF
174 ROCKWALL, TEXAS, this 14th day of December 2016.

175

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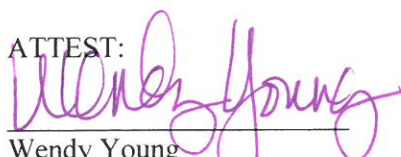
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181

182

183

ATTEST:



Wendy Young
Administrative Secretary



Brad Bassett
Chairman, Park Board

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6

MINUTES
PARKS AND RECREATION BOARD
City Hall, 385 S Goliad, Rockwall, TX 75087
Wednesday, December 14, 2016
6:00 PM

7 **Call To Order**

8 The meeting was called to order in the Council Chambers at 6:00pm by Chairman Brad
9 Bassett with the following Board Members present: Charles Johnson, Ray Harton,
10 Jeremy Standifer and Wayne Larson. Larry Denny and Bob Lewis were absent. Also
11 present were Parks and Recreation Manager Andy Hesser and Administrative Secretary,
12 Wendy Young.

13
14 **Consider approval of minutes from the November 1, 2016 Park Board meeting and**
15 **take any action necessary.**

16 The minutes from the November 1, 2016 Park Board meeting were provided to the Board
17 for their review and approval. Board Member Johnson made a motion to approve the
18 minutes. Harton seconded the motion which passed by a vote of 5-0.

19
20 **Consider approval of minutes from the November 15, 2016 Park Board meeting and**
21 **take any action necessary.**

22 The minutes from the November 15, 2016 Park Board meeting were provided to the
23 Board for their review and approval. Board Member Johnson made a motion to approve
24 the minutes. Harton seconded the motion which passed by a vote of 5-0.

25
26 **Open Forum**

27 Chairman Bassett explained how Open Forum is conducted and asked if anyone in the
28 audience would like to come forth and speak during this time. There being no one
29 wishing to speak, Chairman Bassett then closed the Open Forum.

30
31 **Discuss and consider approval of the site plan for The Park at Breezy Hill and take**
32 **any action necessary.**

33 MHS Planning and Design will present the final site plan for The Park at Breezy Hill.
34 The total available funds for development are estimated at \$650,881. Dean Construction
35 has just substantially completed The Park at Stone Creek. As you may recall, the type of
36 executed contract was a Construction Manager at Risk (CMAR) and included provisions
37 for Dean Construction to be considered for the CMAR for Breezy Hill and the 66 Boat
38 Ramp expansion. These terms were initially set forth in the Request for Proposals
39 process in 2015. Mark Spencer with MHS Planning came forth and explained that this is
40 a conceptual stage. This particular project contains a trail system that goes through the
41 entire development. With 21 acres to develop, we decided to focus on the 3 acres at the
42 northern area. This will be the location of the playground, pavilion, open lawn area,
43 observation pier at the pond and tree planting. There will be 2/3 mile of concrete trail
44 connections. Board Member Larson asked if a bike repair station could be installed in this
45 location like some other parks. Mr. Hesser answered that it could be added and wasn't
46 out of the question. After some discussion, Chairman Bassett made a motion to approve

47 the site plan as well as Dean Construction serving as the Construction Manager at Risk.
48 Board Member Larson seconded the motion which passed unanimously.

49

50 **Appointment with representatives from Skorburg Company to discuss Ridgecrest**
51 **subdivision final plat and take any action necessary.**

52 Mr. Hesser stated that Noah Fabiano and John Arnold of The Skorburg Company have
53 asked for an appointment with the Park Board regarding the Ridgecrest subdivision final
54 plat. This development is located north of Airport Rd. and west of FM 3549. As you may
55 recall the Park Board took action on the final plat in November to not accept any park
56 land dedication and that the fees should be credited towards private amenities such as
57 trails and a playground area. This decision was based on the fact that the area proposed
58 to be dedicated as park land contained a large detention pond and therefore did not meet
59 the criteria for a public neighborhood park. Since the Park Board already took action in
60 the form of a recommendation to the Planning and Zoning Commission, no additional
61 action is required at this time if the Board sees fit. Site grading is currently in progress
62 within the development. Noah Fabiano came forth and explained that when this was
63 brought to Park Board in June, it wasn't clear how the detention pond would be used.
64 Park Board approved the dedication to the City and own the property. When we brought
65 this to Park Board in June, we had not closed on the property yet. There are rollbacks on
66 this 6.2 acre property. The rollback clause states that we are not liable for the rollbacks,
67 it would be the church close by. We would like the City to accept the parkland because
68 it's less rollbacks on the church. The tax office will now have to go back to the church
69 and ask for more money and we don't want to be bad neighbors. We would like the City
70 to take the dedication. No action taken at this time.

71

72 **Discuss and consider approval of a site plan for a 245 unit, condo development**
73 **situated within the Interior Subdistrict, located adjacent to Summer Lee Drive**
74 **southwest of the intersection of Horizon Rd (FM-3097) and Summer Lee Drive and**
75 **take any action necessary.**

76 Mr. Hesser explained that The Harbor Urban Center Condominiums is located on the
77 southeast corner of Summer Lee Drive and Horizon Blvd and is in park district #17. The
78 development proposes 245 condo units. No land or amenities are proposed by the
79 developer within their site. Therefore, staff recommends considering the approval of
80 collecting cash-in-lieu of land fees estimated at \$147 per dwelling unit for a total of
81 \$36,015 and pro-rata equipment fees estimated at \$391 per dwelling unit for a total of
82 \$95,795. Fees will be collected at the time of final plat. After a brief discussion, Bassett
83 made a motion to approve the 245 units and collect the cash-in-lieu of land fees totaling
84 \$36,015 and pro-rata equipment fees totaling \$95,795. Harton seconded the motion
85 which passed unanimously.

86

87 **Discuss and consider approval of a site plan for 36 townhomes located north of the**
88 **intersection of Ridge Road (FM-740) and Glen Hill Way and take any action**
89 **necessary.**

90 Mr.Hesser gave some background information on this agenda item. Harbor Urban Center
91 Condominiums is located on the southeast corner of Summer Lee Drive and Horizon
92 Blvd and is in park district #17. This development proposes 36 townhomes. No land or

93 amenities are proposed by the developer within their site. Therefore, staff recommends
94 considering the approval of collecting cash-in-lieu of land fees estimated at \$147 per
95 dwelling unit for a total of \$5,292 and pro-rata equipment fees estimated at \$391 per
96 dwelling unit for a total of \$14,076. Fees will be collected at the time of final plat. This
97 agenda item combined with the above for a motion. Bassett made a motion to approve
98 the 36 townhomes and collect the cash-in-lieu of land fees totaling \$5,292 and pro-rata
99 equipment fees totaling \$14,076. Harton seconded the motion which passed
100 unanimously.

101

102 **Discuss and consider approval of a site plan for Somerset Park Phase I and take any**
103 **action necessary.**

104 Somerset Park is located within park district 12 at the corner of SH 205 and FM 549. It
105 has 309 lots on 139.3 acres. Park Board reviewed the preliminary plat at the February
106 2015 meeting and made the following recommendations:

107

- 108 • Show the location of proposed playground and trail route.
- 109 • Trail shall be a minimum of 8' wide concrete. Where 8' concrete is not possible, 6'
110 wide will be acceptable in front of homes.
- 111 • Playground equipment shall meet or exceed all ASTM and CPSC playground safety
112 guidelines for design, installation, fall zones and maintenance.
- 113 • Cash-in-lieu of land fees shall be paid at the time of final plat for each phase.
- 114 • Plat should indicate that all private park and open space and playground is to be
115 maintained by the HOA and that the trails and playground shall remain open to the
116 public.
- 117 • Developer must provide proof that trail and playground amenity costs meet or exceed
118 the required pro-rata equipment fees at the time of final plat in accordance with the
119 Mandatory Park Land Dedication Ordinance.

120

121 Original staff notes from the February 2015 meeting are as follows:

122

123 *The developer is proposing 38.7 acres of private park and open space to be maintained*
124 *by the HOA. Proposed within the park is an amenity center, playground equipment and*
125 *trail. According to the developer's plans, the park land and amenities would be*
126 *maintained by the HOA and open to the public. However the amenity center would be for*
127 *neighborhood residents only.*

128

129 *In accordance with the Mandatory Park Land Dedication Ordinance, developer would*
130 *typically be responsible for the pro-rata equipment fees at the time of final plat. The*
131 *developer is requesting that the trail and playground amenities be credited towards the*
132 *pro-rata equipment fees. Since the park land would be private and maintained by the*
133 *HOA, the developer has also requested to pay the cash in lieu of land fees.*

134

135 *The Parks, Recreation and Open Space Master Plan also includes a trail master plan.*
136 *That plan shows a trail section running along the west side of FM 549 or the east side of*
137 *the proposed development as well as along FM 549 or the south side of Somerset Park.*
138 *Staff requests Park Board consider that the phasing of the trail construction emphasize*

139 *priority on making connections from FM 549 on the south to a northern connection to the*
140 *property adjacent to the north of the development as well as connections to the parcel*
141 *west of Somerset Park.*
142

143 *Staff requests that Park Board consider this proposal, provided that the total cost of the*
144 *trail and playground amenities meets or exceeds the pro-rata equipment that is adopted*
145 *at the time of final plat.*
146

147 The Phase I site plan is being presented for consideration for compliance with the original
148 recommendation in lieu of the final plat. The final plat has already been submitted in
149 order to expedite engineering review and site grading permit. The Planning and Zoning
150 recommendations to Council stipulate that Park Board recommendations be satisfied.
151 This includes the current cash-in-lieu of land fees to be paid are estimated at \$303 per
152 dwelling unit. For the 144 proposed units, the total fees to be collected are \$43,632. The
153 pro-rata equipment fees to be credited in phase I are \$391 per unit for a total of \$56,304.
154 Bassett made a motion to approve the site plan for Somerset Park Phase I, Harton
155 seconded the motion which passed unanimously.
156

157 **Discus and consider proposed amendments to the lease agreement between the City**
158 **and Rockwall County Historical Foundation within Harry Myers Park and take any**
159 **action necessary.**

160 Carolyn Francisco of the Rockwall County Historical Foundation is requesting an
161 amendment to the lease agreement between the city and the Foundation which permits
162 the use of Harry Myers Park for the purposes of operating and maintaining several
163 historical structures. The structures currently on park property are the museum, the
164 gazebo, a barn, an out-house, and the share-croppers house. The foundation is proposing
165 to take possession of the Bailey House and relocate it to this same site. The drawing in
166 your packet shows it to be just north of the existing museum and south of the pond. Staff
167 requests that Park Board consider approval of this lease amendment contingent upon
168 review by the City Attorney; any necessary local permits be obtained; and all reasonable
169 safety precautions be taken. The City will need adequate notice prior to relocation of the
170 building to ensure that it does not interfere with other scheduled park use, rentals and site
171 utilities. Mr. Ross Ramsey came forth and stated that he did the site plan that has been
172 presented to you. The Bailey House has been donated to the foundation. They've now
173 received bids to move it to Harry Myers Park. Many times, the museum is asked by
174 tourists where they can see the famous rock wall. The portion of the wall that was on
175 Stodghill Rd was donated to the foundation sitting on the ground behind the barn (the
176 loose rocks) and we'd like to assemble them and create a wall that is natural next to the
177 house. Ms. Carolyn Francisco fame forth and explained that the Bailey House was built
178 in 1909 by JL Bailey who also went by the name of "Tite." The Bailey family was
179 prominent in Rockwall in the early 1900's. They owned Bailey Hotel and Bailey
180 Drugstore. This house is located at 301 N. Fannin. If the house isn't saved and moved to
181 the park, the house will be torn down. It has been used as a business for the last 20 years
182 so it's structurally sound and has utilities. This house would be an extension of the
183 museum that is currently at Harry Myers Park. Board Member Standifer said that he has
184 lived here since 2004 and his father instilled in him a love of history. He applauded the

185 Rockwall Historical Foundation for their work and thanked them. Chairman Bassett
186 made a motion to update master plan to include the tenant cabin, approve addition of
187 Bailey House and that the current insurance agreement should be updated to current
188 standards. Currently, liability is 1 mil. This would protect both entities. Johnson
189 seconded the motion which passed unanimously.

190

191 **Adjournment**

192 There being no further business to come before the Board at this time, the meeting was
193 adjourned at 7:22 p.m.

194

195 PASSED AND APPROVED BY THE PARK BOARD OF THE CITY OF
196 ROCKWALL, TEXAS, this 4th day of January 2017.

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202

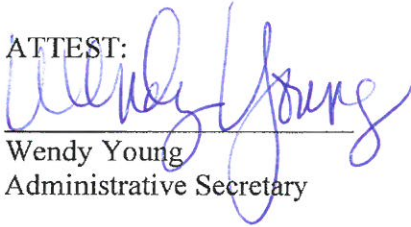
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204

205


Brad Bassett
Chairman, Park Board

ATTEST:


Wendy Young
Administrative Secretary