

**COUNTY OF SACRAMENTO
CALIFORNIA**

For the Agenda of:
September 14, 2006

To: Board of Supervisors
From: Department of Regional Parks
Subject: Report Back: Responsibility Under The Current Lease For Capital Expenses At
The Cherry Island Soccer Complex
Contact: Gary J. Kukkola, Interim Director, 875-6283

At the September 7, 2006 TOT Hearings, the Board requested a report back regarding who is responsible under the current lease for capital expenses at the Cherry Island Soccer Complex.

California Youth Soccer Association (CYSA), under a ten year lease agreement with the County, operates and maintains the Cherry Island Soccer Complex. At the signing of the lease agreement in 2000, it was estimated that the lease saved the Department over \$117,000 annually in operating costs. CYSA is responsible for scheduling leagues and tournaments, and maintaining the fields, landscaped areas, irrigation system and structures. The CYSA operations budget is funded by fees, and is augmented by TOT funds.

The Agreements specifies that the County is responsible for:

- providing domestic water service,
- water for irrigation,
- night security lighting,
- electricity,
- and electrical repairs for irrigation and night security lighting.

It further states that the County is not responsible for:

- any repairs of the facilities and equipment associated with the complex (except as noted above).

The agreement also states that the County will not reimburse the CYSA for repairs made to the facility or equipment associated with the complex, and that the CYSA at its sole discretion may elect to make repairs or close the facility and cancel the agreement.

The Agreement does not specify responsibility for capital improvement projects, but does allow for CYSA to make improvements with the Parks Director concurrence. Parks has allocated \$100,000 from Tobacco Litigation Funds towards a new restroom structure at the complex. CYSA has committed to soliciting volunteers and donations to make improvements to the existing restrooms.

Respectfully submitted,

APPROVED:
TERRY SCHUTTEN
County Executive

GARY KUKKOLA, Interim Director
Department

By: _____
CHERYL CRESON, Administrator
Municipal Services Agency

Cherry Island Soccer Complex Maintenance Annual Expenditures

	Labor	Material
Over Seed, Fertilizer, Soil Top Dressing	\$10,000.00	\$16,000.00
New Sod	\$6,000.00	\$30,000.00
Mowing	\$17,000.00	
General Maintenance – clean up, painting, marking of fields, sprinkler head replacement, tree trimming, weed control, etc.	\$60,000.00	\$50,000.00
Equipment maintenance	\$10,000.00	\$5,000.00
Total	\$103,000.00	\$101,000.00

Capitol Projects past Two Years

1. New water pump = \$27,000.00
2. Main water line breaks 6" & bigger = \$15,000.00
3. Rebuild existing water pump = \$5,000.00
4. Service & trouble shoot system = \$1,200.00
5. Purchase & Installation of water intake filters = \$1,500.00
6. New Mower = \$40,000.00

Total Expenditures = \$89,700.00

Capital Projects needing to be done

1. Remodel existing bathroom = \$70,000.00
2. New roofs on picnic areas = \$10,000.00
3. Reseal & restripe parking lot = \$50,000.00
4. Purchase & install gate valves = \$15,000.00
5. Upgrade electrical service for water pumps to 200amp = \$7,000.00
6. Upgrade electrical service for concession building to 200amp = \$7,000.00
7. Repair or replace drinking fountains = \$15,000.00
8. Repair Post & Cable = \$5,000.00
9. Repair & paint flag pole = \$1,000.00
10. Signs, Handi-cap etc. = \$1,000.00

Total = \$181,000.00