

Introduced by \_\_\_\_\_

First Reading \_\_\_\_\_

Second Reading \_\_\_\_\_

Ordinance No. \_\_\_\_\_

Council Bill No. B 264-12

**AN ORDINANCE**

determining it is in the public interest to construct improvements to the Little Mates Cove and the dog park at Twin Lakes Recreation Area; approving and adopting plans and specifications; determining that a portion of the work shall be done by contract; calling for bids through the Purchasing Division; determining that a portion of the project shall be done by city employees; providing for payment for the improvement; authorizing the City Manager to obtain, execute and record all documents necessary for the improvement; providing for compliance with the prevailing wage law and state-mandated construction safety training; and fixing the time when this ordinance shall become effective.

WHEREAS, the City Council adopted a resolution declaring the necessity of constructing improvements to the Little Mates Cove and the dog park at Twin Lakes Recreation Area; and

WHEREAS, the notice of a public hearing on this project was published in a daily newspaper of general circulation in the city; and

WHEREAS, the City Council has held a public hearing on construction of the improvements.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF COLUMBIA, MISSOURI, AS FOLLOWS:

SECTION 1. The Council finds that the construction of improvements to the Little Mates Cove and the dog park at Twin Lakes Recreation Area, in the City of Columbia, Missouri, more specifically described as follows:

Little Mates Cove

1. Improvements to the concrete infrastructure of the pool and necessary upgrades to the filtration and pumping equipment.
2. Replacement of all spray features and slides.
3. Replacement of the boardwalk throughout Little Mates Cove and construction of additional shade structures.

4. Construction of a small shelter.
5. Removal and construction of new buildings to house the concession stand, facility storage and lifeguard area.

#### Dog Park Area

1. Install additional shade trees and construct a dog washing station and individual picnic shelter.
2. Construction of an 8-foot wide gravel trail from the entrance of the existing dog park to the MKT trail connection on the south end of the park.
3. Construction of a small dog park for dogs 30 pounds or less.
4. Installation of permanent fencing in the winter dog park and small dog park areas.
5. Turf improvements and installation of shade trees in the winter dog park and small dog park areas.

is necessary for the welfare and improvement of the city and that it is in the public interest that such improvements be made.

SECTION 2. The plans and specifications for this improvement, as prepared by the Director of Parks and Recreation, are hereby approved and made a part of this ordinance by reference.

SECTION 3. A portion of the improvement shall be done by contract in accordance with the plans and specifications, the laws of the State of Missouri, and the Charter and Ordinances of the City of Columbia, Missouri.

SECTION 4. The Purchasing Agent is hereby authorized to call for bids and execute a contract for installation of the fencing in the dog park area and, if necessary, for some of the concrete and plumbing work at the Little Mates Cove. As deemed advisable by the City Manager, City employees shall be used for completion of all other improvements.

SECTION 5. Payment for this improvement shall be made from park sales tax funds and such other funds as may be lawfully appropriated.

SECTION 6. The City Manager is authorized to obtain, execute and have recorded all licenses, easements, deeds and any other conveyances or instruments necessary for the City to complete this improvement.

SECTION 7. The contract for the improvement shall provide that not less than the prevailing hourly rate of wages, as found by the Department of Labor and Industrial Relations of Missouri, shall be paid to all workers performing work under the contract. The contractor's bond shall guarantee the faithful performance of the prevailing hourly wage clause in the contract.

SECTION 8. The bid specifications and contract for the improvement shall provide that the contractor and any subcontractor shall provide a ten-hour Occupational Safety and

Health Administration construction safety program (or a similar program approved by the Missouri Department of Labor and Industrial Relations) for all employees working on-site. All employees working on the site of the improvement are required to complete the safety program within 60 days of beginning work on the improvement project.

SECTION 9. This ordinance shall be in full force and effect from and after its passage.

PASSED this \_\_\_\_\_ day of \_\_\_\_\_, 2012

ATTEST:

\_\_\_\_\_  
City Clerk

\_\_\_\_\_  
Mayor and Presiding Officer

APPROVED AS TO FORM:

\_\_\_\_\_  
City Counselor



Source: Parks and Recreation 

Agenda Item No:

To: City Council  
From: City Manager and Staff 

Council Meeting Date: Sep 17, 2012

Re: Twin Lakes Recreation Area Improvements

**EXECUTIVE SUMMARY:**

The Parks & Recreation Department is requesting Council approval to proceed with improvements to the Twin Lakes Recreation Area. As shown in the FY-2013 CIP, these improvements include renovations to Little Mates Cove and the dog park. Proposed plans for the Little Mates Cove include new water features, a small shelter and a new concession/storage building. The dog park improvements include the addition of a small dog area, a dedicated winter dog park area and miscellaneous amenities such as a dog wash station and benches. Park planning staff held interested parties meetings and conducted a web-based survey of park users and believes that the proposed renovations represent a consensus of users and P&R staff. The project budget is \$250,000 and is funded through the 2010 Park Sales Tax ballot issue. The project will be bid through the City's Purchasing Department and will be completed with a combination of contract and staff park labor. Work is scheduled to begin October 2012 with the goal of having all renovations completed by May 2013.

**DISCUSSION:**

The 73.3 acre Twin Lakes Recreation Area is located at 2500 Chapel Hill Road and provides citizens with a plethora of amenities including Little Mates Cove aquatic facility, a large shelter, playground, an off-leash dog park, a 18.8 acre lake available for fishing and non-motorized boating, and a 0.4 mile walking trail with a connection to the MKT trail. The park also serves as a connecting park for the MKT trail and the County House trail with parking and restrooms to serve park and trail users.

The first phase of renovations to the Twin Lakes Recreation Area occurred in 2009 when the decision was made to close the swimming lake at the park and to convert the small lake into a winter dog park. The decision was made to continue to operate the existing dog park nine months out of the year and to use the old swim lake area as a winter dog park area in order to prevent dogs from falling through the ice on the larger lake. Parks and Recreation staff made this recommendation after multiple reports of accidents involving dogs and their owners on the ice during the winter months on the larger lake. The smaller lake was drained each winter to a level of approximately 3 feet of water and temporary fencing was installed to create the area for dogs throughout the winter months.

The creation of the winter dog park in its current location was initiated as a temporary change to the park. Park planning staff were asked to develop a plan to improve the entire facility using funds from the 2010 park sales tax ballot issue. Over the course of two years, staff held 5 meetings with park and dog park users to develop both a plan for immediate renovations and a long-term master plan to guide future development of the park. On August 2nd, 2012, park staff held an interested parties meeting at Twin Lakes Recreation Area to meet with citizens to discuss the proposed changes to the park including dog park improvements and renovations to Little Mates Cove. Staff spoke to over 25 individuals and collected 12 comment forms. Staff also posted the proposed improvements on the city website and solicited comments via a web based survey in order to allow citizens unable to attend the meeting the opportunity to comment on the proposed improvements. The survey was available from 8/7/12 to 8/19/12 and collected 26 additional comment forms which were added to the Twin Lakes Recreation Area page of the City of Columbia website. These comments may be found at:

[http://www.gocolumbiamo.com/ParksandRec/Parks/Twin\\_Lakes/cip\\_tlra\\_improvements2012.php](http://www.gocolumbiamo.com/ParksandRec/Parks/Twin_Lakes/cip_tlra_improvements2012.php)

After analyzing the citizen comments and making minor adjustments, staff believes that the proposed plans represent a consensus of park users and staff.

The plans include the following improvements to Little Mates Cove:

1. Improvements will be made to Little Mates Cove to improve the concrete infrastructure of the pool, apply new paint throughout the pool and make necessary upgrades to the filtration and pumping equipment for the facility.
2. All spray features and slides will be replaced to address aging water features and eliminate safety concerns with the current slides.
3. The boardwalk throughout Little Mates Cove will be replaced and additional shade structures will be added to the facility.
4. A small shelter will be constructed within Little Mates Cove to provide areas for special events at the aquatic facility such as birthdays and childcare groups.
5. The current buildings that house the concession stand, facility storage and lifeguard area will be removed and a new building will be constructed to accommodate the lifeguards, concession area and storage.

The following improvements will be made to the dog park area:

1. Park staff will add additional shade trees, a dog washing station and an individual picnic shelter to the existing dog park.
2. Park staff will install an eight foot wide gravel trail from the entrance of the existing dog park to the MKT trail connection on the south end of the park.
3. A small dog park will be constructed in part of the area that is currently utilized as the winter dog park. The area will be available to dogs that weigh 30 lbs. or less and will have access to a portion of the water in the smaller lake. This addition to the park will be open throughout the year and will use the same access point as the existing dog park in order to utilize the dog washing station. If an owner wants, a small dog may use the regular dog park area, but a dog larger than 30 lbs will not be able to use the small dog park.
4. Permanent fencing will be installed in the areas utilized by the winter dog park and the small dog park.
5. Turf improvements and additional shade trees will be added to the two additional dog parks as well as seating areas.

Park staff will make all necessary improvements to the park to address all areas and amenities that are not in current ADA compliance.

The master plan includes additional amenities that will be phased in over time as funding becomes available. Staff recommends that as these become a priority, additional engineering be conducted to determine feasibility and project budget. These future improvements include:

1. 25 meter pool and shade umbrellas.
2. Hillside water slides.
3. Additional parking for 30 cars.
4. Fill in the shallow water area near the large TLRA shelter and playground in order to create an open space play field.

The proposed renovations to Twin Lakes Recreation Area are included in the City's FY-12 and FY-13 capital improvement program with construction scheduled to begin in the fall of 2012. Different aspects of the renovations will be initiated throughout the fall and winter with the goal of completing the majority of the projects by spring 2013.

The work will be bid through the City's Purchasing Department and will be completed using a combination of contract and force account labor. Contract labor will be used to install the majority of the fencing in the dog park areas and will be used on different portions of the renovations to Little Mates Cove. Park staff will be responsible for the completion of all other facets of the project.

**FISCAL IMPACT:**

This is a renovation project of Twin Lakes Recreation Area. The total project cost is estimated at \$250,000 and is funded through the 2010 Parks Sales Tax. Funding was phased over two years with \$100,000 in FY-12 and \$150,000 in FY-13. The department is already committed to the maintenance of the park and currently manages the daily operations of Little Mates Cove. The renovations that will take place will not only improve the quality of the park and amenities, but may also help reduce maintenance costs related to the current condition of the utilities and infrastructure of Little Mates Cove. The goal of this project is to maintain and attract more citizens to the park and generate additional income for the department by improving Little Mates Cove aquatic facility.

**VISION IMPACT:**

<http://www.gocolumbiamo.com/Council/Meetings/visionimpact.php>

12.1 Goal: A variety of attractive, well-maintained parks throughout Columbia-including neighborhood parks, regional parks, nature parks, and urban parks-will ensure all residents have access to a full range of outdoor and indoor recreational opportunities.

12.2 Goal: Columbia's recreational needs and desires will be met through effective public and private partnerships that provide outstanding, exciting, and diverse recreational facilities such as, but not limited to, an ice skating rink, golf courses, tennis courts, soccer fields, ball fields, ball parks, and swimming pools. These facilities will be placed appropriately throughout the city to allow easy access for everyone.

Implementation task #40: Fund and complete capital improvement program projects (parks).

**SUGGESTED COUNCIL ACTIONS:**

Approve the resolution setting a public hearing for the proposed project. Following the public hearing, approve the ordinance authorizing the project to proceed.

| FISCAL and VISION NOTES:                   |              |   |    |   |      |
|--|--------------|---|----|---|------|
| City Fiscal Impact<br>Enter all that apply |              | Program Impact                                    |    | Mandates                                      |      |
| City's current net FY cost                 | \$250,000.00 | New Program/ Agency?                              | No | Federal or State mandated?                    | No   |
| Amount of funds already appropriated       | \$250,000.00 | Duplicates/Expands an existing program?           | No | <b>Vision Implementation impact</b>           |      |
| Amount of budget amendment needed          | \$0.00       | Fiscal Impact on any local political subdivision? | No | Enter all that apply:<br>Refer to Web site    |      |
| Estimated 2 year net costs:                |              | <b>Resources Required</b>                         |    | Vision Impact?                                | Yes  |
| One Time                                   | \$250,000.00 | Requires add'l FTE Personnel?                     | No | Primary Vision, Strategy and/or Goal Item #   | 12.1 |
| Operating/ Ongoing                         | \$0.00       | Requires add'l facilities?                        | No | Secondary Vision, Strategy and/or Goal Item # | 12.2 |
|  |              | Requires add'l capital equipment?                 | No | Fiscal year implementation Task #             | 40   |



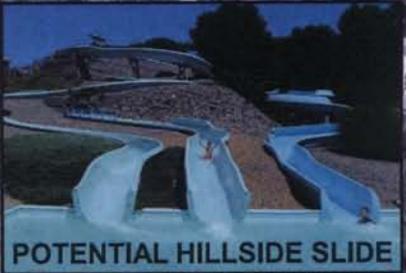
- AMENITIES:**
- LITTLE MATE'S COVE IMPROVEMENTS AND ADDITIONAL PLAY FEATURES
  - SMALL SHELTER
  - IMPROVEMENTS TO BUILDINGS
  - IMPROVEMENTS TO DOG PARK
  - WINTER DOG PARK
  - SMALL DOG ONLY AREA



**POTENTIAL IMPROVEMENTS TO TWIN LAKES RECREATION AREA**  
 CITY OF COLUMBIA PARKS AND RECREATION 8-15-12



2012 - 2013 PROPOSED IMPROVEMENTS



- AMENITIES:**
- LITTLE MATE'S COVE
  - SWIMMING POOL
  - SMALL SHELTER
  - NEW CONCESSION/OFFICE BUILDING
  - HILLSIDE SLIDES
  - IMPROVEMENTS TO DOG PARK
  - WINTER DOG PARK
  - DEEPENING OF FISHING LAKE
  - OPEN PLAY AREA FOR LARGE SHELTER
  - ADDITIONAL PARKING FOR 30



**POTENTIAL IMPROVEMENTS TO TWIN LAKES RECREATION AREA**  
 CITY OF COLUMBIA PARKS AND RECREATION 8-15-12



**FINAL MASTER PLAN**