



Snyderville Basin Special Recreation District
Special Board Meeting Minutes
Wednesday, April 16, 2008
Schefter Conference Room - Trailside Park
5715 Trailside Drive
Park City, Utah

Board Members in Attendance: Scott McClelland, Jim Moran, Sharon Odell, Ron Perry, Scott Siemon. Tim Douglas participated by teleconference.

Absent: Tracey Douthett.

Staff/Employees Present: Ken Mickelsen, Bruce Dickens, Rena Jordan, Bonnie Park, Paul Kaine

Attending Guests: Randy Hanskat and family

Board Chair Sharon Odell convened the meeting of April 16, 2008 at 6:10 p.m.

NEEDS ASSESSMENT UPDATE

Ken Mickelsen said the Needs Assessment Survey is underway and results will be reported to the Board on April 30.

INTRODUCTION OF NEW EMPLOYEE

Bruce Dickens introduced Paul Kaine who has filled the District's head custodial/building maintenance position.

POOL MEETING UPDATE

Ken Mickelsen said a meeting between Park City, National Ability Center (NAC), Park City School District (PCSD) and Basin Recreation representatives was held on Monday, April 14. It is feasible to add on to the Ecker Hill Aquatic Center. Two renderings were provided by PCSD at the meeting. It is also feasible to expand the pool proposed at NAC. NAC architects were on hand to review conceptual plans for the larger pool. Rena Jordan provided a Board handout summarizing various pool concepts and costs (attached). A subcommittee will compile operational expenses and continue to compare plans. Park City Councilwoman, Candy Erickson, expressed concern over loss of revenue at the Racquet Club if capital dollars are allocated elsewhere for pool improvements, and has requested a financial impact analysis from City staff. Forthcoming survey results, to be reported at the April 30 meeting, will help the Board determine how Basin residents perceive what is best.

MASTERPLAN TRAILSIDE PARK

Ken Mickelsen presented staff's analysis on the re-design of Trailside Park. He prepared a packet for Board review and discussion (attached). Mickelsen said addition of tennis courts and a splash pad are the top priorities set by the Board. An analysis of site possibilities was presented. After discussion it was agreed that removal of two volleyball courts would provide an optimal location for tennis.

Mickelsen reviewed proposed locations for a splash pad. A RAP tax grant has been submitted, and notification of funds awarded will be in three weeks. After discussion of site alternatives, Board members preferred that the splash pad be placed in the space currently occupied by the dog park. Staff will conduct an analysis of that site. This location would provide close proximity to the restroom and upper playground. The splash pad is 3,000 s.f.

Mickelsen said in the future, the roller hockey rink, which is an underutilized facility, could be a potential location for a community recreation building, skateboard park or gymnasium.

For permitting the improvements, Bonnie Park said the tennis courts alone would be a low impact permit, but she believes other facilities that generate additional traffic and activity would be best presented in a revised Trailside Park master plan. That process could run concurrently with the permit application for the tennis courts.

APPRECIATION RESOLUTION: ICE MAN RANDY HANSKAT

Chair Odell welcomed Randy Hanskat and family. Hanskat, also known as the "ice man" has maintained a winter ice rink on the Willow Creek Park pond for several years. Ron Perry read Resolution 2008-02, a resolution of the Administrative Control Board to express appreciation for and acknowledge service to the District (attached).

MOTION: To approve Resolution 2008-02 to express appreciation for and acknowledge service to the District. [McClelland/Perry] All in favor: Tim Douglas, Scott McClelland, Jim Moran, Ron Perry, Scott Siemon. None opposed. Absent: Tracey Douthett. Motion carries.

LANDSCAPE AGREEMENT WITH WILLOW CREEK HOA

Bonnie Park reported that the Willow Creek HOA Annual Meeting is being held this evening at which time the HOA will discuss the landscape agreement. It has received a positive recommendation from their attorney, Claudia McMullen and their Association manager, Charlie Robbins. Park recommended tabling this item once again until any concerns of the HOA can be addressed. Tim Douglas said, according to McMullen, questions related to liability may need clarification.

CONSIDERATION AND APPROVAL OF LETTER AGREEMENT BETWEEN SBSRD, PCMC, SUMMIT COUNTY AND UNITED PARK CITY MINES FOR GREEN WASTE RECYCLING

Board members received a staff memo prepared by Bonnie Park along with a copy of the proposed agreement. Park said the Board of County Commissioners has approved it, and it will go before the Park City Council for consideration on Thursday, April 24. The agreement is consistent with Board goals related to sustainability initiatives, and is recommended for approval as a 2008 pilot program to be revisited next year.

MOTION: To approve the Letter Agreement between Park City Municipal Corporation, Snyderville Basin Recreation District, Summit County, and United Park City Mines Company in favor of establishing a 2008 Green Waste Recycling Pilot Program. [Moran/McClelland] All in favor: Tim Douglas, Scott McClelland, Jim Moran, Ron Perry, Scott Siemon. None opposed. Absent: Tracey Douthett. Motion carries.

LAND ACQUISITION

Ken Mickelsen said a meeting with Community Development Director, Nora Shepard, was held to explore how to meet demands for additional parkland and sports fields in the immediate future, as well as in the short-term (3-5 years) and long-term. Park oriented the Board to an open space map provided by Summit County. Mickelsen suggested that the Board look at collaboration with the school district with possible upgrades to the fields at Parley's Park and Jeremy Ranch Elementary schools. One development parcel near Jeremy Ranch is for sale, but there is little suitable flat land in the west end of the Basin. Park said future development areas at

Silver Creek Junction and Kimball Junction will be processed under the former "matrix system." Land for community park sites of a minimum 20 acres may be acquired through the development approval process at those sites, but they make take several years in the planning process. Mickelsen said Park City has additional land for field development at the Quinn's complex, but they have no immediate plans to build. Discussion followed on possible expansion of the west field at the Ecker Hill complex. Mickelsen said opportunities are starting to narrow as the District looks for potential park sites, but there are significant dollars associated with land acquisition. The only funding available for parcel purchase is through the impact fees account which has \$3 million, unless the Board wants to include additional funds in a bond election. Scott Siemon asked about the District's track record in the purchase of land for purchase of park sites. Park said, other than open space acquisition, the only land purchase for a park was the 63 acres at Trailside. Siemon suggested the parcel adjacent to Trailside, next to Highland Estates, would be suitable. However, he believes in the last bond election, including the request for park funding was not well defined and perceived as padding for other improvements. Mickelsen said if the Board wants to pursue their goal of land acquisition, staff can bring back additional information so the Board can develop a funding strategy to make it work. He expressed the "catch 22" if park impact fees are used to buy land, there will be no funding left to develop the site. Scott McClelland asked if field space is at capacity now. Mickelsen said that it is during prime time. After school, on Saturdays and during the season there is not an empty field anywhere and the demand will continue to grow. Any additional field space that would relieve the demand and give teams a place to practice and play would be helpful. Following discussion, the Board was in general agreement that expansion of Ecker Hill, Willow Creek, and working with the elementary schools could be the most practical short term solution. Mickelsen said he is willing to approach the school board to talk about the community school/park concept and the advantage to tax payers. With a new superintendant and the current school board he believes there is opportunity, although it may take a funding commitment by the Recreation District. The question of whether park impact fees can be used for improvements on school district property will have to be answered by legal counsel. Mickelsen suggested that information be brought back to the Board on the Olympic park and ride site, Jeremy Ranch parcel along Kilby Road, the site adjacent to Trailside, and collaboration with Park City at Quinn's.

SERVICE PROVIDER APPROVALS/PLANNING UPDATE

Park said the plat for the Newpark Town Center Retail Plat has been signed. She reminded the group that a public open house will be held next Thursday, April 24, 4-6 pm at the Richins Building to receive comment on the proposed S.R. 224 trail from Quarry Mountain to Silver Springs Drive. A meeting was held this afternoon to discuss extending that trail further to the north as a part of a parking expansion approval proposed by Dr. Jeff Sumsion and property manager Charlie Robbins who own the commercial parcels adjacent to the Blue Roof.

APPROVAL OF MINUTES

Chair Odell requested a motion to approve the minutes of April 2, 2008. Scott Siemon requested that the minutes be amended to clarify that he questioned the terminology used in the 10.0 series of the survey.

MOTION: To approve the minutes of April 2, 2008 with amendments as requested. [McClelland/Perry] All in favor: Tim Douglas, Scott McClelland, Jim Moran, Ron Perry, Scott Siemon. None opposed. Absent: Tracey Douthett. Motion carries.

APPROVAL OF INVOICES

Board members were provided a summary of payables dated April 3 - 16, 2008 for Board review (attached). Jordan addressed questions posed by Tim Douglas related to the expense of website transition. Douglas also questioned the Summit Water Distribution Company charge for "Summit County imposed concurrency surcharge" in the amount of \$402. Mickelsen said staff will report back on this. Chair Odell called for a motion to approve the invoices.

MOTION: To approve the invoices of April 3 - 16, 2008 in the amount of \$134,944.53. [Perry/Moran] All in favor: Tim Douglas, Scott McClelland, Jim Moran, Ron Perry, Scott Siemon. None opposed. Absent: Tracey Douthett. Motion carries.

DIRECTOR COMMENTS:

Ken Mickelsen reported that he and staff members Jordan and Park attended the State Auditor's annual spring training earlier this week. Mickelsen informed the Board of new audit reporting requirements that will be in accordance with government auditing standards. Due to the change, the reporting of deficiencies in this year's audit are likely. Once reported, they will give the District guidance on how to correct those deficiencies. Jordan said Greg Ogden, the District's independent auditor, has already spent one day going through a software program which questions all areas of business and operations. Based on the answers, an additional "tree" of questions is created and areas of audit testing are identified. This procedure is very different than in past years. Mickelsen said state-wide website posting of agendas will be mandatory beginning of 2009. Park will oversee this responsibility. Jordan said this raised the question of posting minutes on the new SBSRD web-site. After discussion Board members agreed that posting of minutes for the previous six months would be a good idea.

BOARD QUESTIONS/COMMENTS

A motion to adjourn the meeting of April 16, 2008 was made at 8:38 pm [McClelland/Perry] All in favor: Tim Douglas, Scott McClelland, Jim Moran, Ron Perry, Scott Siemon. None opposed. Absent: Tracey Douthett

MOTIONS

MOTION: To approve the Letter Agreement between Park City Municipal Corporation, Snyderville Basin Recreation District, Summit County, and United Park City Mines Company in favor of establishing a 2008 Green Waste Recycling Pilot Program. [Moran/McClelland] All in favor: Tim Douglas, Scott McClelland, Jim Moran, Ron Perry, Scott Siemon. None opposed. Absent: Tracey Douthett. Motion carries.

Minutes prepared by Bonnie Park

Clerk/Board Member Approval: 