NOTICE OF REGULAR MEETING
Park Board of Trustees of the City of Galveston
Parks and Amenities Committee
Thursday, September 3, 2020 at 9:00 a.m.
601 Tremont Street, Galveston, Texas 77550

In accordance with the order effective March 16, 2020 issued by the Office of the Texas Governor, the Park Board of Trustees will conduct this meeting via video conference in order to maintain social distancing guidelines for the reduction in the spread of the Covid-19 virus.

I. Call Meeting To Order

II. Roll Call And Declaration Of A Quorum

III. Conflict Of Interest Declarations

IV. Requests To Address The Committee

The public shall be allowed to provide comments to the Committee regarding one or more agenda or non-agenda items by completing the public comment form available on the Park Board of Trustees website at the following link prior to the start of the meeting

HTTPS://WWW.GALVESTONPARKBOARD.ORG FORMS.ASPX?FID=65

V. Discuss And Consider Approval Of Meeting Minutes

Documents:

DRAFT 08-06-2020 PAC MEETING MINUTES.PDF

VI. Update On CIP Park Projects Budgeted For 2021 (Sheryl Rozier, 10 Minutes)

Documents:

2020-09-03 OV PAC 2020-2021 CIP PROJECTS.PDF

VII. Update On Various Seawolf Park Projects (5 Minutes)

- Memorial Plaza Display Environmental Remediation (Kelly De Schaun)
- Pavilion Demolition (Sheryl Rozier)

VIII. Three Month Track Of Park Revenues (Mario Rabago, 5 Minutes)

IX. Discuss 2019-2020 Committee Work Plan & Staffing (Kelly De Schaun, 10 Minutes)

Documents:
X. Future Agenda Items

XI. Announcements

XII. Adjournment

I certify that the above Notice of Meeting was posted in a place convenient to the public, in accordance with Chapter 551 of the Texas government Code, on or before , August 28, 5:00 p.m.

Approved

Approved

Approved as

Steven Creitz
Chair, PAC
Director

Spencer Priest
Chair, Park Board of Trustees

Kelly de Schaun
Park Board Executive

Please Note Members of the City Council may be attending and participating in the discussion.

In accordance with the provisions of the Americans with Disabilities Act (ADA), persons in need of a special accommodation to participate in this proceeding shall, within three (3) days prior to any proceeding, contact the Park Board Administration Office, 601 Tremont, Galveston Texas 77550 (409-797-5147)
I. Call Meeting To Order
   The meeting was called to order at 9:00am.

II. Roll Call And Declaration Of A Quorum
   Roll was called and a quorum declared.

   Committee Members Present: Steven Creitz, Jason Worthen, Mary Branum, Sam Malchar, Wanda Buttner, Robert Callies, Joe Zdunek, Kristen Vale

III. Conflict Of Interest Declarations
   There were no conflicts of interest declared.

IV. Requests To Address The Committee
   There were no requests to address the committee.

V. Discuss And Consider Approval Of Meeting Minutes
   Motion: Mary Branum made a motion to approve the March 5, 2020 Parks and Amenities Committee Meeting minutes.

   Second: Sam Malchar seconded.

   Vote: Approved 8-0

   Motion: Mary Branum made a motion to approve the July 2, 2020 Parks and Amenities Committee Meeting minutes.

   Second: Robert Callies seconded.

   Vote: Approved 8-0

VI. Comparison Of July 2020/July 2019 Parks Revenue (Mario Rabago, 5 Minutes)
   Mario Rabago, General Manager of Parks, presented a comparison of Parks revenues comparing the month of July 2020 to July 2019.

VII. Three Month Track Of Park Revenue (Mario Rabago, 5 Minutes)

VIII. Overview Of FY20-21 DRAFT Budgets For RA Apffel, Stewart, Seawall Urban, Dellanera RV And Seawolf Parks (Mario Rabago, 20 Minutes)
   Mario Rabago, General Manager of Parks, gave an overview of the 2020/2021 draft budgets for the five Parks.

IX. Overview Of Park Board Concessionaire Program (Ann Hobing, 20 Minutes)
   Ann Hobing shared a PowerPoint presentation with the committee outlining the Park Board's current Concessionaire Partner program, describing the different types of guest offerings available and what resources are available to prospective concessionaires.
X. Discuss Best Management Practices For Large Events (Kristen Vale, 20 Minutes)
Kristen Vale updated the committee on the in depth research she has done regarding operational guidelines for parking or use limitations for East Beach as pertains to large events hosted by the Park. She noted that the East End Lagoon Advisory Committee is also considering this research.

XI. Future Agenda Items
No future agenda items.

XII. Announcements
No announcements.

XIII. Adjournment
The meeting adjourned at 9:37am.
Agenda Item: Update on CIP Park Projects Budgeted for 2021 (Sheryl Rozier, 10 minutes)

2020-2021 Capital Improvements Plan
Park Board of Trustees Managed City Parks

The following list of projects represent the capital or repair and maintenance projects the Park Board will undertake this fiscal year that require City Council approval.

Drainage Project ($1,791,280) – Engineered construction plans/specifications for the project at Stewart Beach have been reviewed and approved by the City of Galveston Engineering department, and the beachfront construction permit has been received. A building permit is still required for the public access pieces. Over FY 19-20 staff worked closely with the Texas General Land Office (GLO) to iron out construction concerns for the project. This is important to note due to GLO funding requests for the project. In August of 2020, the Park Board received notice from the GLO, Coastal Management Program (CMP) Cycle 26 that the second application for the project has been designated as a GOMESA (Gulf of Mexico Energy Security Act) “Project of Special Merit.” This request will also be supplemented by the award of Industrial Development Corporation (IDC) funding. With a few minor items to be handled this project will be ready for bid, award, and construction at the beginning of FY 20-21. Additional items related to the execution of the project are also included in the FY20-21 budget.

Pavilion Demolition & Channel Side Rip Rap Remediation ($332,622) – The demolition of the pavilion at Seawolf Park and rendering the site safe and secure to develop green space began in FY 219-20 and should be substantially complete at the beginning of FY20-21. Due to very reasonable bids there will be remaining funding. The FEMA scope of work allows for the remaining funding to be used for initial permitting and regulatory work for the remediation of rip rap from the channel, approximately 40 yards off the existing bulkhead at the southeast side of the park.

USS Stewart Mooring Project ($302,647) – The remaining FEMA project worksheet (PW) budget includes funding that would bring the job to completion. The remaining work includes finalizing the engineering, with changes brought on by the Galveston Naval Museum (GNM), the State Historic Preservation Officer (SHPO) & FEMA’s Environmental Historic Preservation Department (EHP), bidding the project, awarding a contract and execution of the project. A construction estimate was developed and brings the project in over the remaining funding. This will have to be reviewed once actual bids are received. Staff received approval from FEMA late in FY19-20 for the scope/design modification required by the changes by GNM/SHPO/EHP.

Fishing Pier Extension ($840,539) – This project allocates funding for the engineering, regulatory review, and construction for an extension to the existing fishing pier at Seawolf Park. This request is still being reviewed by FEMA and has not been obligated as of 8/17/20. Additional approval delays will affect the ability to execute the project.

Construction of Wastewater Treatment Plant ($104,963) – This project is a city managed project at Seawolf Park and the budget contains lines for the estimated 10% local share of the FEMA PW, a contingency to cover a percentage of change orders and the electrical connection from grade to the top of the elevated platform. This
The project was expected to be executed in FY19-20, but due to extremely high bids the project has not been awarded.

**RESTORE ($1,350,000)** – The East End Lagoon budget holds the full funding (as an expenditure and income) of the RESTORE contract grant award. This funding will construct a raised open-air observation deck with restrooms, an experience pier, formalized parking, landscaping, a small trail segment, and an interpretive package. A draft contract did not materialize in FY 19-20. TCEQ/U.S. Treasury is still in the process of gathering documents for the project. Those documents and possible negotiations will inform the schedule and deliverables during the first year of the award.

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### 2020-2021 Capital Improvements Plan

**Park Board of Trustees Coastal Projects**

The following list of projects represent the capital projects the Park Board will undertake this fiscal year along the coast of Galveston Island. These projects do not require Council approval; but have already been vetted through Industrial Development Corporation (IDC) funding that requires a Council vote.

**Babe’s Beach Galveston Beneficial Use of Dredge Material (BUDM) RESTORE** -- This project is in partnership with the Corps of Engineers (Corp), RESTORE, the General Land Office (GLO) and the Industrial Development Corporation (IDC). It will fund two cycles of BUDM to the Babe’s Beach area as a piece of a larger project for the Corp with maintenance dredging of the channel. It is scheduled to match up with the Corp’s project cycles during FY21 and FY23. Previsouly successful BUDM projects were completed in the Babe’s Beach area in 2015 and 2019. The first cycle of this project is planned for the Spring of 2021. If there are any complications with the RESTORE portion of the project there is a contingency plan with the GLO to use the FEMA Harvey Project Worksheet (PW) to complete the work.

**Funding for each cycle:** USACE $14,000,000; RESTORE $4,515,000; GLO CEPRA/GOMESA $4,000,000; IDC $2,500,000

**Stewart Beach Mitigation** -- The intent of this project is to relocate and distribute the seaweed stockpiles at Stewart Beach Park into the sand on-beach parking area. Impacts to the vegetation growing on the seaweed stockpiles from the proposed relocation to the sand parking area are required to be mitigated per the GLO. The Babe’s Beach area was approved as an appropriate mitigation area and the proposed project was approved at the May 2020 Planning Commission Meeting. Project activities include relocating and leveling seaweed stockpiles and planting a combination of salvageable vegetation from Stewart Beach and new vegetation purchased for the project. This project will be bid out.

**Funding:** IDC $190,000

**Design For (West End of Seawall) Offshore Breakwater** -- This project is seeking to build upon previous phases of investigations completed by the Corp/GLO and Park Board to develop solutions to the existing erosion problem near the west end of the seawall. This area is one of the highest eroding areas on Galveston Island and is located adjacent to FM 3005, the primary evacuation route for west end residents and visitors. Specifically, the intent is to develop and bring engineering and design documents to completion through a two-step process. Initial efforts to a 65% completion and then to 100% completion. Following these two steps the project is eligible for a 90% construction subsidy through FEMA; if the Park Board chooses that route. A contract will be executed shortly with
Baird to support the Park Board efforts with the Corp in the design process. The 65% design phase is expected to take approximately one year to complete.

**Funding:** IDC $222,000; Park Board $25,972

**Babes Beach Harvey FEMA Repair** -- Following the initial construction of the Babe’s Beach area in late 2015, Hurricane Harvey impacted the area in August 2017 resulting in beach erosion and loss of 73,306CY of beach quality sand. This project will restore the impacted beach area to its pre-disaster condition. Staff is working with TDEM/FEMA on a working capital advance of funds to pay for the project. The timing of the funding is related to the RESTORE grant and may be bundled with a project on the Historic Stretch, which is a GLO funded project.

**Funding:** Park Board (FEMA Reimb) $2,665,718; GLO CEPRA $221,191; IDC $75,000

**Engineering and Design of 8-Mile Road Area Beach Nourishment** -- This project is identified in the Texas Coastal Resiliency Master Plan as a priority project (I.D. #R1-22) and proposed to develop a set of engineering and design documents to undertake a beach nourishment project approximately in the area west of Dellanera RV Park to the 8-Mile Road area. Once completed, these design documents would be used to construct an estimated $10,500,000 beach nourishment project completely (100%) funded by the GOMESA program in the GLO, without a local match requirement.

**Funding:** GLO CEPRA $360,000; IDC $240,000

**Dellanera Beach/Dune Harvey FEMA Repair** – In 2015 a beach and dune project were completed from the end of Seawall to the west property of Dellanera RV Park with Hurricane Ike funds. Hurricane Harvey once again impacted the area in August 2017 resulting in significant beach/dune erosion and loss of 118,668CY of beach quality sand. This repeated loss spurred the Offshore Breakwater project mentioned above. This project will restore the impacted beach area to its pre-disaster condition. Staff will work with TDEM/FEMA on a working capital advance of funds to pay for the project. An initial schedule indicates that construction would commence in the Fall of 2021. The IDC had previously committed funds for this project, but the GLO has since agreed to fund that commitment as well. The IDC will not be invoiced for this project.

**Funding:** Park Board (FEMA Reimb) $4,212,717; GLO CEPRA $468,080
2019-2020 Park Board Work Plan
Park and Amenities Committee
Draft for Review

A. Stewart Beach Pavilion
   • Receive and deliberate proposed drainage project and alternatives (Atkins)
   • Receive and deliberate proposed satellite bathroom/concession/shade design (Rogers Partners)
   • Receive and deliberate proposed art and landscaping project
   • Receive and deliberate proposed Stewart Beach Site Plan (Rogers Partners)

B. Concession Packet
   • Feedback on Quality Control Program (CZM)
   • Discuss promotional means to attract vendors and new services
   • Receive and deliberate proposed cash/revenue controls (Parks/ Finance)

C. Parks Promotional/Outreach
   • Establish “Loyalty Program” for seasonal annual pass buyers and ‘self identified’ repeat visitors
   • Review and feedback on proposed marketing and social media campaign (CVB)
   • Review and feedback on annual “State of the Parks” (CVB)

D. Future Visioning
   • Discuss and propose strategies to fulfill Board/City Council mandate to leverage visitor opportunities to benefit City Parks and Recreation (Committee/Board)
   • Research models of sustainability and resiliency in parks (CZM)
   • Recommend Special Events guidelines for capacity and operations in beach parks

E. Quality Control
   • Receive and discuss customer feedback

F. Special Projects
   • Mobility and accessibility
   • Educational and environmental outreach programming

Board Approved
Date 1-28-20
Signature Shaydenburg
# Park and Amenities 2019-2020 Workplan

## Quarter 1

<table>
<thead>
<tr>
<th>October</th>
<th>November</th>
<th>December</th>
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<tbody>
<tr>
<td>Customer Feedback, Q3</td>
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<td>State of the Parks EOY Fiscal Review of Parks</td>
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## Quarter 2

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<tr>
<th>January</th>
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<tr>
<td>State of the Parks</td>
<td>Art Proposal</td>
<td>Review Marketing campaigns</td>
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<td>Board Mandate Discussion: Role of Parks</td>
<td>Landscaping Proposals</td>
<td>Concessions: Review cash and reporting controls</td>
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<tr>
<td>Drainage project deliverables</td>
<td>Mobility Project</td>
<td>Fiscal Report: Q2</td>
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<tr>
<td>Special event management</td>
<td>Satellite bathroom deliverables</td>
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<td>SB Site plan deliverables</td>
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## Quarter 3

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<th>April</th>
<th>May</th>
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<tbody>
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<td>Customer Feedback: Q2</td>
<td>Board Mandate Discussion: Sustainability &amp; Resiliency</td>
<td>Board Mandate Discussion: Sustainability &amp; Resiliency</td>
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<td>Environmental education opps</td>
<td>Loyalty Program discussion</td>
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<td>Loyalty Program discussion</td>
<td>Tourism Summit</td>
<td>Fiscal Report Q3</td>
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<td>World Ocean's Day</td>
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## Quarter 4

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<td>Draft Budget discussions</td>
<td>Dept workplan presented</td>
<td>Committee workplan review</td>
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<tr>
<td>Customer Feedback: Q3</td>
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<td>Fiscal report, Q4</td>
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Monthly: Bring in a manager or assistant manager to talk about an item of their choice.