



**APPROVED**  
**9/13/18**

## **EXHIBIT**

**Planning & Evaluation Committee**  
**September 13, 2018 – GVR East Center**

### **East Center Pickleball Courts** **Addressing Safe Play Conditions & Court Improvements**

**Posting approved by Donna Coon September 17, 2018**

#### **Overview**

On February 27, 2018 the GVR Board of Directors unanimously approved to fund lighting of Pickleball courts #1, #2 and #3 at East Center (EC). The Board stipulated that up-to \$90,000 may be reallocated for this purpose within the Board-approved FY 2018 budget for non-Reserve Capital Projects. On March 22, 2018, the GVR Board of Directors voted to retain WSM to explore converting EC Court #1 east/west-oriented court into two (2) north/south oriented courts.

The current lay-out of courts #1 & #2 has physical safety concerns that have existed for many years. The GVR Board recently received more communication from members about these safety issues, which include having courts #2 & #3 laid out too close to each other thereby exposing players to potential collisions (typical on-court dividing/protection fencing is absent due to the narrow court dimensions); cracks; expansion joints; and poor surfacing.

Custom Courts & Tiles (CCT), the Phoenix-based firm that had built East Center Courts #4-#7 has been hired to repair two tennis courts at Las Campanas, as authorized by the GVR Board at its May 24, 2018 meeting. Work to repair the two tennis courts at Las Campanas is expected to begin late July 2018 and be completed by mid-September 2018.

Staff requested a proposal from CCT to construct two new lighted, post-tensioned courts out of EC Court #1 and to overlay EC Courts #2 & #3 with post-tensioned concrete lighted courts, with required sidewalks and court entry gateways. CCT also provided, at staff's request, a quote for re-lamping the existing quad of courts to match the new LED court lights designated for the new EC 1-4 courts. Current pole lights are 8 - 1000w Metal Halide fixtures.

Addressing safe play conditions and court improvements at East Center Pickleball courts now would have an added benefit of providing additional Pickleball play opportunities during GVR's peak season in early 2019 while the 24-court Pickleball Center is under development.

Supplemental to the 2/27/18 Board motion approving \$90,000 for this project, funding of \$98,270 is required to address all aforementioned East Center Pickleball issues: court safety considerations, converting Court #1 into two courts, and court lighting (new and improved).

Specifically, the EC Pickleball court improvements will include:

- Address court surface safety and court dimension concerns on courts #2 and #3.
- Convert court #1 into two courts. The corrective process will be primarily achieved by capping the existing three courts with a 6” post-tensioned concrete slab to standard court dimensions with proper fencing.
- Light the new four courts with LED pole light fixtures.
- Convert existing lighted courts to the energy conscious LED light fixtures.
- Provide required sidewalks and court entry gateways.

**Project Costs Breakdown:**

Apply the approved \$90,000 toward the project costs. Additional funding to be determined by the Fiscal Affairs Committee.

Estimated additional costs to complete the project are **\$98,270**.

Fee Proposal for Professional Services – EC Site Lighting Design	\$5,170.00
Fee Proposal for Professional Services - EC PB Renovation	\$3,100.00
Earthwork based on Western Technologies Report	\$15,000.00
Court Construction	\$122,400.00
Replace lighting on courts #4-7 w/ LED Fixtures	\$20,000.00
Final Electrical	\$6,000.00
Custom Handrails and Wrought Iron Fencing	\$8,500.00
Windscreens	\$1000.00
Shade materials and installation	\$3500.00
Proximity Reader	\$3600.00
<b>Total</b>	<b>\$188,270.00</b>

\*\$188,270 total project cost – <\$90,000> prior Board authorization = \$98,270 supplemental funding request

**Recommendation**

**Approve \$98,270 supplemental funding for East Center Pickleball court safety and improvements as described within this exhibit.**