



Twin Falls Parks and Recreation Commission Agenda

Tuesday, March 13, 2018, 11:30 AM

Council Chambers
203 Main Avenue East - Twin Falls, Idaho

Members: Chairman, Cindy Collins; Vice-Chairman, Marc Lambert, Richard Birrell; Aaron Camacho; Z J Martinez; Sherry Murray; Gabe Ostyn; Brian Rice; Tom Reynolds

- 1) Confirmation of Quorum/Call Meeting to Order
- 2) Consent Calendar
 - a) Approve February 13, 2018 Meeting Minutes
Purpose: Action By: Nicolette Miller
- 3) Items of Consideration
 - a) Approve Parks In Lieu Request for Alexa Lane Subdivision
Purpose: Action By: Wendy Davis
 - b) Pool Fee Proposal and Discussion
Purpose: Discussion By: John Pauley
- 4) Department Updates
 - a) Parks, Recreation, Aquatics, and Director's updates
- 5) Adjournment

Any person(s) needing special accommodations to participate in the above-noticed meeting could contact Leila Sanchez (208) 735-7287 at least two working days before the meeting. Si desea esta información en español, llame Leila Sanchez (208) 735-7287.

Public Input Procedures

- 1.** Individuals wishing to provide public input regarding matters relevant to the City of Twin Falls shall
 - wait to be recognized by the Mayor or Chairman
 - approach the microphone/podium
 - state their name and address, and whether they are a resident or property owner in the City of Twin Falls, and proceed with their input.
 - 2.** The Chairman may limit input to no less than two (2) minutes. Individuals are not permitted to give their time to other speakers.
- * Any person not conforming to the above rules may be prohibited from speaking. Persons refusing to comply with such prohibitions may be asked to leave the hearing and, thereafter removed from the room by order of the Chairman.



Twin Falls Parks and Recreation Commission Minutes

Tuesday, February 13, 2018, 11:30 AM

Members: Chairperson, Cindy Collins; Vice-Chairman, Marc Lambert, Richard Birrell; Aaron Camacho; Z J Martinez; Sherry Murray; Gabe Ostyn; Brian Rice; Tom Reynolds

1) Confirmation of Quorum/Call Meeting to Order

Cindy Collins called the meeting to order at 11:40 AM

A quorum was present.

Commissioners Present: Cindy Collins, Sherry Murray, Brian Rice, ZJ Martinez, Marc Lambert

Commissioners Absent: Gabe Ostyn, Aaron Camacho, Richard Birrell, Tom Reynolds.

Council Liaison: Nikki Boyd

Staff Present: Wendy Davis, Kevin Skelton, Stacy McClintock, John Pauley, Nikki Miller

2) Consent Calendar

- a) Approve January 9, 2018 Meeting Minutes

MOTION: Brian Rice moved to approve meeting minutes of January 8, 2018. ZJ Martinez seconded the motion. Roll call vote showed all members present vote 5 to 0.

3) Items of Consideration

- a) Budget Process Update

Wendy updated the Commission on the budget process. She has been working closely with the Aquatics, Parks and Recreation team and they are being very mindful of the Master Plan during this process.

- b) Sunway Complex Master Plan Update

Wendy updated the Commission on the Sunway Complex Master Plan. Wendy presented the updated layout for the park. She requested the Commission to take a look and have a discussion on the rendering.

MOTION: ZJ Martinez moved to accept the plan as presented. Brian Rice seconded the motion. Roll call vote showed all members present voted. 5 to 0.

- c) Youth Coach Background Screening

Stacy reviewed with the Commission the process we go through in conducting background checks for all coaches for the youth recreation programs. The Police department can not provide out of state background checks for us. Stacy researched different companies that could provide national background checks. The down side is that there is a cost of \$16.95 per check associated with performing background checks. Stacy also indicated that she is pursuing increasing the fees for youth activities to help pay for the cost of performing the background checks.

Wendy interjected that the support and direction from the Commission is what is required at this point for Stacy to move forward on this project and be able to take the proposal to Council.

The Commission directed Stacy to do the math for the project and come back to the Commission with the figures.

4) Department Updates

a) Division Updates

MOTION: ZJ Martinez moved to approve the department update. Marc Lambert seconded the motion. Roll call vote showed all members present voted. 5 to 0.

5) Adjournment

The meeting adjourned at 1:00 PM



Date: Tuesday, March 13, 2018
To: Parks and Recreation Commission
From: Wendy Davis

Request:

Approve Parks In Lieu Request for Alexa Lane Subdivision

Time Estimate:

Presentation will take approximately 5 minutes.

Background:

Alexa Lane Subdivision is a 1.567 acre subdivision located on 3rd Ave East between Madrona and Locust St. Developer intends to put 4 or 5 duplexes on the lot, creating 8-10 new households. (see attached vicinity map).

This development is a small development in close proximity to Harmon Park. Due to the size of the development and the proximity to a large community park, a parks in lieu contribution seems appropriate.

In accordance with City Code Section 10-12-3-11 Section F: The city council may, at their discretion, approve and accept cash contributions in lieu of park land with improvements, which contributions shall be used for park land acquisition and/or park improvements within the boundaries of the arterial streets in which the development is located. In the event that no such facilities or needs are so located, the director may propose a budgeted expenditure to apply the funds to needs identified at any such facility existing within one mile of the boundaries of the project from which the funds originated. If the director determines that no reasonable use exists within the extended geographical area, the director shall, with the approval of the parks and recreation commission, propose to the city council a specific application for the funds which need not be limited geographically, and may include such use as future land acquisition. The fee structure for cash contributions for acquisition of park land shall be the appraised value of the required land area at the time of the application. The development may qualify for a 50% reduction on their cash contribution in lieu of park land if the development met all criteria to be called an "in fill" development. The appraisal shall be submitted by a mutually agreed upon appraiser and paid for by the applicant. The fee structure for park improvements, including all costs of acquisition, construction and all related costs, shall be based upon the estimated costs of an approved improvement provided by a qualified contractor and/or vendor. (Ord. 2954, 11-3-2008)

Approval Process:

A simple majority will approve this request.

Budget Impact:

If approved, the parks in lieu contribution will allow for some improvements to Harmon Park.

Regulatory Impact:

Approval will make a recommendation to City Council to approve this request.

History:

N/A

Analysis:

N/A

Conclusion:

Staff recommends the commission approve this request.

Attachments:

1. Alexa Lane Parks in Lieu Application

Date: December 22, 2017

PARKS IN LIEU CONTRIBUTION APPLICATION-2014

Subdivision Name: Alexa Lane Subdivision

Number of Dwelling/Household Units/Acres: 5 – duplex lots w/ 1 existing single family/ 9 new dwelling units

Developer: Chris Jones – Eagle Financial, LLC

Address/Phone #: 510 2ND Avenue South, Twin Falls, Idaho 83303-2538

Appraiser: _____

Address/Phone #: _____

As per Twin Falls City Code Title 10; Chapter 12; Section 3.11 ...” No residential plat shall be approved unless it includes provision for parks and stormwater retention/detention. “... The city council may, at their discretion, approve and accept cash contributions in lieu of developed park land with improvements. “

The following items shall be included with this Parks in Lieu Contribution application. It is the responsibility of the developer to see that all required information is provided to the city at the time of submittal of the Parks in Lieu Contribution application. An incomplete application will not be accepted by the City Administrator.

The City of Twin Falls allows two (2) different types of requests for Parks In Lieu cash contributions, as per TF City Code 10-12-3.11. Please mark an **X** by the type of request you are going to use; #1 or #2:

1. I am requesting approval of a Parks In Lieu contribution without walking/bicycle trails, using the following Contribution Formula:

(a) Determine the per acre appraised value of the Land in the development.

See 10-12-3-11 (F). Appraisal value of the Land:

(L) 92,000

(b) The current Park Development cost is \$31,700 per acre.

(PD) \$31,700

(c) Total the number of Household units in the development.

(H) 9 new

1-The proposed Cash Contribution using #1: (L+PD)(H)(.01)

(CC) \$11,133

Note: Lots large enough for duplex or larger multi-family units shall be identified as intended for development as single household dwelling units on the preliminary plat otherwise the maximum density will be used to determine number of household units/single family dwellings for the purpose of this application.

The City of Twin Falls allows for a 50% reduction in the cash contribution, as per 10-12-3.11(G), subject to meeting ALL FIVE (5) CRITERIA:

1. The number of household units must be eight (8) or less per acre, as identified on the preliminary plat.
2. Development shall be located within city limits.
3. Development shall not border an arterial street.
4. Development shall not border the city limits.
5. Development must not have been converted from agricultural land. (Ord. 3034, 7-16-2012)

If development qualifies for the 50% reduction, divide Cash Contribution (CC) amount by two (2). \$5,566.50

2. _____ I am requesting approval of a Parks In Lieu mixed contribution consisting of cash and developed walking/bicycle trails, using the following Contribution Formula:

(a) Determine the per acre appraised value of the Land in the development.
See 10-12-3-11 (F). Appraisal value of the Land: (L) _____

(b) The current Park Development cost is \$31,700 per acre. (PD) \$31,700

(c) Total the number of Household units in the development. (H) _____

Note: Lots large enough for duplex or larger multi-family units shall be identified as intended for development as single household dwelling units on the preliminary plat otherwise the maximum density will be used to determine number of household units/single family dwellings for the purpose of this application.

(d) Developed Trail Cost:
i. Cost of land underneath the trail (per square foot): (A) _____
ii. Cost to develop the trail (per square foot): (B) _____

Developed Trail Cost = (A + B) (total trail cost per square foot): (TC) _____

(e) Land Portion = (L)(H)(0.01) – (TC) (LP) _____

Note: Land portion cannot be less than 50% of (L)(H)(.01).

(f) Park Improvement Portion = (31,700)(H)(.01): (PIP) _____

(g) Land Portion + Park Improvement portion (LP + PIP) = _____

2-The proposed Cash Contribution using #2: (CC) \$ _____

Note: Lots large enough for duplex or larger multi-family units shall be identified as intended for development as single household dwelling units on the preliminary plat otherwise the maximum density will be used to determine number of household units/single family dwellings for the purpose of this application.

Parks In Lieu contribution must be made prior to final plat recordation.

PRIOR TO SUBMITTAL OF THIS APPLICATION HAVE YOU:

... Talked to the Parks & Recreation Department about the requirements?

... Enclosed a copy of the appraiser's value for the land.

... Enclosed a copy of bid/material costs to construct walking path/bike trail.

Date Submitted: _____

City Council Agenda Date: _____

Application accepted by City Administrator: _____

Engineering Approval: _____

RESTRICTED
REAL ESTATE APPRAISAL REPORT
OF

1.567 ACRES; 68,259 S.F. OF RESIDENTIAL BARE LAND
1704 THIRD AVENUE EAST
TWIN FALLS, IDAHO 83301

PRESENTED TO

CHRIS JONES
510 SECOND AVENUE SOUTH
TWIN FALLS, IDAHO 83301

AS OF

DECEMBER 14, 2017

PREPARED BY

*DOUGLAS D. VOLLMER, SRA, SRPA
AMERICAN REAL ESTATE & APPRAISAL LLC
210 SIXTH AVENUE EAST
POST OFFICE BOX 566
TWIN FALLS, IDAHO 83303-0566
(Telephone 208 734-5650)*



AMERICAN REAL ESTATE & APPRAISAL, LLC

December 20, 2017

210 6th AVE. EAST
POST OFFICE BOX 566
TWIN FALLS, IDAHO 83303-0566
TELEPHONE (208) 734-5650

TAX ID #20-5982664

DOUGLAS D. VOLLMER, SRPA, SRA
REAL ESTATE BROKER AND APPRAISER

Chris Jones
510 2nd Ave S
Twin Falls ID 83301

STATEMENT

PROFESSIONAL SERVICES:

APPRAISAL FEE.	.\$1,400.00
PAID-CK#5860	<u>-1,400.00</u>
	\$ -0-

Thank You!

PROPERTY ADDRESS

1.567 ac. residential bare land
1704 3rd Ave E
Twin Falls ID 83301

TERMS: Accounts are due on receipt of appraisal. **FINANCE CHARGE** is computed by a "periodic rate" of 1.5% per month, (minimum \$1.00) which is an **ANNUAL PERCENTAGE RATE OF 18%** applied to the previous balance without deducting current payments and/or credits appearing on this statement.

American Real Estate & Appraisal LLC

210 Sixth Avenue East * P.O. Box 566 * Twin Falls, Idaho 83303-0566

Douglas D. Vollmer, SRA, SRPA
Real Estate Broker and Appraiser

Owned and Operated Since 1973
(208)734-5650 Fax (208)734-5653

December 18, 2017

Chris Jones
510 Second Avenue South
Twin Falls, Idaho 83301

RE: 1.567 acres; 68,259 s.f. of Residential Land
1704 Third Avenue East
Twin Falls, Idaho 83301

Dear Mr. Jones:

In accordance with your authorization, I have performed a Restricted Appraisal Report of the property referenced above in Twin Falls, Idaho.

The Restricted Appraisal Report is intended to comply with the reporting requirements set forth under all of Standards Rule 2-2(B) of the 2016-2017 Uniform Standards of Professional Appraisal Practice for a restricted appraisal report. As such, it presents only minimal discussions of the data, reasoning, and analyses that were used in the appraisal process to develop the opinion of value. Supporting documentation concerning the data, reasoning, and analysis is retained in our file. The depth of discussion contained in this report is specific to your needs and for the intended use as indicated below. We are not responsible for unauthorized use of this report.

As a result of my analyses and studies made, and subject to the Assumptions and Limiting Conditions included within this report, I have established an opinion that as of December 14, 2017, the estimated market value for the subject property, according to its zoning restrictions and "as is", was estimated to be:

NINETY-TWO THOUSAND DOLLARS

(\$92,000.00)

Thank you for this opportunity to be of service to you.

Sincerely,



Douglas D. Vollmer, SRA, SRPA

CLIENT AND INTENDED USERS

Chris Jones
510 Second Avenue South
Twin Falls, Idaho 83301

The Restricted Use Appraisal Report limits the use of the report to the client and the appraiser's opinions and conclusions set forth in the report may not be understood properly without additional information in the appraiser's workfile.

APPRAISER

Douglas D. Vollmer, SRA, SRPA
Certification No. CGA-53, State of Idaho
Certification No. A.0000610-CG, State of Nevada

COMPETENCY PROVISION AND APPRAISER DISCLOSURES

The appraiser has completed numerous land and commercial appraisals on similar properties over the past several years in the Magic Valley area. It is noted that although I own an interest in several properties in the area, it has not influenced my impartiality. I have not performed any services on the subject in the past 3 years.

SUBJECT

1.567 acres; 68,259 s.f. of Residential Bare Land
1704 Third Avenue East
Twin Falls, Idaho 83301

PURPOSE OF THE APPRAISAL

The purpose of this appraisal was to estimate the market value opinion of the fee simple estate of the subject property. (See Definition for Fee Simple Estate in Addendum.)

INTENDED USE OF REPORT

For the sole purpose of estimating a market value for rendering a decision relative to a financial transaction. (See Definition for Market Value in Addendum.)

INTEREST VALUED

Fee Simple Estate (See Definition in Addendum.)

EFFECTIVE DATE OF VALUE

December 14, 2017

DATE OF REPORT

December 18, 2017

**The acceptance and/or use of the appraisal report by the client or any third party constitutes acceptance of the Assumptions and Limiting Conditions set forth in the following paragraphs and in the Addendum. The appraiser's liability extends only to the specified client, not to subsequent parties or users. The appraiser's liability is limited to the amount of the fee received for the services rendered.*

1704 3rd Ave. E(1.567 Ac. Res. Land)-17, Twin Falls, Id





Date: Tuesday, March 13, 2018
To: Parks and Recreation Commission
From: John Pauley

Request:

Pool Fee Proposal and Discussion

Time Estimate:

Presentation will take approximately 20 minutes, allowing time for questions and discussion.

Background:

When the City Pool transitioned from the YMCA, the City Council approved a number of fees such as admission and program fees. The transition made it so we needed to get those fees in place as soon as possible. Since it has been nearly a year from the transition, we have a better idea of what we need going forward for our admission and program fees.

The goal of this discussion is to get feedback and guidance on City Pool fees from the Parks & Recreation Commission.

Approval Process:

N/A

Budget Impact:

N/A

Regulatory Impact:

N/A

History:

N/A

Analysis:

N/A

Conclusion:

N/A

Attachments:

1. 2018 City Pool Price Proposals 1
2. 2018 City Pool Price Proposals 2

Program/Fee	Sub Category	Current Community	Proposed Community	Current Resident	Current Non-Resident	Proposed Resident	Proposed Non-Resident
Daily Admission (effective 6/1/2018)	3 & Under	\$2.50	\$0.00				
	4-11 years	\$3.50	\$3.00				
	12-17 years	\$3.50	\$4.00				
	18-59 years	\$4.50	\$5.00				
	60 & older	\$4.50	\$4.00				
Punch Pass (effective 6/1/2018)	4-11 years	\$53	\$45				
	12-17 years	\$53	\$60				
	18-61 years	\$68	\$75				
	62 & older	\$68	\$60				
Passes	Family (effective 1/1/2019)			\$38/\$380	\$43/\$430	\$43/\$430	\$48/\$480
	Summer Family (effective Summer 2019)			\$110	\$130	\$130	\$145
	Senior (60 & older)			\$27/\$270	\$32/\$320	\$24/\$240	\$29/\$290
	CSI Rec Center - City Pool Membership (To get this rate patrons must have a CSI Rec Center Membership and a City Pool Pass)			NA	25% off City Pool Passes	NA	25% off City Pool Passes

Program/Fee	Sub Category	Current Pass Holder	Proposed Pass Holder	Current Community	Proposed Community
Lifeguard Certification	Full Class	NA	\$150	NA	\$200
	Full Class with Waterfront	NA	\$175	NA	\$225
	Recertification	NA	\$50	NA	\$75
Water Safety Instructor Certification	Full Class	NA	\$150	NA	\$200
Lifeguard Instructor Certification	Full Class (Requires Application)	NA	\$200	NA	\$250
CPR/AED & First Aid Certification	Full Class	NA	\$50	NA	\$75
Pool Rentals (Prices per hour)	1-75 people	NA	\$165	NA	\$165
	76-100 people	NA	\$205	NA	\$205
	101-125 people	NA	\$245	NA	\$245
	126-150 people	NA	\$285	NA	\$285
	151-175 people	NA	\$325	NA	\$325
	175-200 people	NA	\$365	NA	\$365
	201-225 people	NA	\$405	NA	\$405
	226-250 people	NA	\$445	NA	\$445
	251-275 people	NA	\$485	NA	\$485
	276-300 people	NA	\$525	NA	\$525
Lane Rentals (per hour)	Rental rate per lane.	NA	\$13	NA	\$13
Partner Programs	Pass Holders would pay the cost of the program as is what the partner is charging the City.	NA	0%	NA	30%
	Discover Scuba with AWOL (Example)	NA	\$35	NA	\$45
Swim Fit (Possible CSI-City Pool Partnership)	Adult lap swim workout class.	NA	\$2 per/ \$16 for 10 punches	NA	\$7 per/ \$70 for 10 punches
Kayak Time (Saturdays: 8-11am)	Open time for patrons to kayak.	NA	NA	NA	\$10
300 Mile Swim Club	Motivation program to get patrons to continually swim thoroughout the year. When meeting 300 mile goal, swimmers get a shirt.	NA	\$5	NA	\$10

Division Updates March 2018

Recreation Update

Brandy Mason & Justin Wolters Recreation Coordinator

Spring Soccer: The last day for soccer registration was Monday, February 26th. We are still accepting late registration until Friday March 30th. We currently have 635 players registered and last year we had a total of 815 players. Late registration will run until March 30th. Practices will start the week of March 19th, with games starting on Monday April 2nd.

Recreation Supervisor Update

Stacy McClintock

Staff is currently researching what other communities charge for youth sports and how they handle background checks.

Spring has sprung which means that outdoor sports are starting to happen. Spring youth soccer will start in April and already we have people reserving softball fields for weekend tournaments. Cal Ripken had their observation (draft) March 10th at Frontier. They will be playing their games at both Harmon Park and Oregon Trail Youth Complex.

Parks

Kevin Skelton & Todd Andersen

Work continues as weather permits to finish installing sprinkler system on the infields of Harmon, Frontier and OTYC ball diamonds.

The winter maintenance is finishing up and all Parks equipment is ready for the summer season.

Crews have begun dormant oil applications on trees

New this year, our Park staff will be prepping and laying out all ball diamonds for various games throughout the season. They will be assisted by seasonal staff when available.

Pool Update

John Pauley

New Programs

- This summer for the first time we will have our Splash and Flick! We will be showing 4 water themed movies in the middle of the summer.
- We have partnered with CSI to provide a morning water fitness class for the community on Monday, Wednesday, and Friday mornings. There are 18 participants registered for the first session. We are working with them on providing a summer session as well.

Spring Break

- During Spring Break (March 22-23 and March 26-30) we will have expanded Open Swim hours from 10am-8pm.
- We will also have a Spring Break Midnight Splash on Friday, March 23 from 8:30-10:30pm. Midnight Splash is a great time to swim in the dark at the pool!

Summer Hiring

- We are currently in the process of hiring summer staff for the City Pool and Dierkies Lake. We are accepting applications for Lifeguard, Swim Instructor, and Front Desk.

Summer Swim Lessons & Summer Passes

- We are taking registration for both our summer swim lesson programs and summer pool passes.

City Pool Pass Holder Numbers (as of March 8):

- Total: 353

Number of City Pool Visits

- April
 - o Pass Holders: 1,765
 - o Daily Admission: 1,086
 - o Total: 2,851
- May
 - o Pass Holders: 2,016
 - o Daily Admission: 1,228
 - o Total: 3,244
- June
 - o Pass Holders: 3,250
 - o Daily Admission: 3,847
 - o Total: 7,097
- July
 - o Pass Holders: 3,782
 - o Daily Admission: 4,215
 - o Total: 7,997
- August
 - o Pass Holders: 2,971
 - o Daily Admission: 2,481
 - o Total: 5,452
- September
 - o Pass Holders: 1,738
 - o Daily Admission: 544
 - o Total: 2,282
- October (Limited Hours)
 - o Pass Holders: 867
 - o Daily Admission: 86
 - o Total: 953
- November (Only Marlins and Water Polo for $\frac{3}{4}$ of the month.)
 - o Pass Holders: 596
 - o Daily Admission: 199
 - o Total: 795
- December
 - o Pass Holders: 2,258
 - o Daily Admission: 1,127
 - o Total: 3,385
- January
 - o Pass Holders: 3,428
 - o Daily Admission: 2,186 (Additional 342 free admission for Cabin Fever Day)
 - o Total: 5,614

- February
 - o Pass Holders: 2,973
 - o Daily Admission: 2,096
 - o Total: 5,096
- Year to Date:
 - o Pass Holders: 25,644
 - o Daily Admission: 19,095
 - o Total: 44,739
- These numbers are patrons that use the pool during lap swim and open swim. Visits do not include swim instruction programs.

Director's Update **Wendy Davis**

Recreation Center Committee -The contract for the feasibility study went before City Council on Monday, March 5, 2018. The request to approve was tabled and staff was asked to gather more information on the phases and the costs.

Sunway Park Improvements - work continues as we define the project and process.

Shoshone Falls -The falls continues to put on a show, and the mist continues to wreak havoc with the parking lot and overlook as temps continue to fall below freezing. Once the temperatures stay above freezing, and the area can safely be accessed without fall hazards, we hope to have the park open and the ticket booth active.

Adopt a Trail - We are generating letters to send out to the groups and organizations who have adopted sections of the trails. This program is an essential part of our trail clean-up program and some of the agreements are old and may no longer be valid. There has been a great deal of interest from groups wishing to adopt sections of trail, and we hope to identify areas that are no longer being maintained, and reassign them.