

AGENDA
REGULAR MEETING
BOARD OF DIRECTORS

EAST BAY REGIONAL PARK DISTRICT

Tuesday, December 7, 2010

C. BUSINESS BEFORE THE BOARD

9. BOARD COMMITTEE REPORTS

d. Operations (10/21/10) _____ (Lane)

Present

Board: Director Doug Siden, Director Carol Severin (Alternate)

Staff: John Escobar, Jeff Wilson, Anne Scheer, Rick Parmer, Nancy Kaiser,
Don Goodenow, Richard Guest, Nancy Baglietto, Mimi Waluch,
Sylvia Pulido, Eri Suzuki, Leigh Padmore

Public: Judi Bank (PAC)

I. Wastewater SCADA System Update

In the 2009 Budget, the Board approved funding to upgrade the first wastewater pumping panels to *Multismart* controllers and to install SCADA (Supervisory Control and Data Acquisition) systems. Trades Manager Don Goodenow and Water Utilities Maintenance Supervisor Richard Guest attended the meeting to provide the Committee with an update of the District's wastewater SCADA system, and demonstrate how the lift station pump operations are remotely monitored.

Mr. Goodenow introduced Mr. Guest as the person largely responsible for the system now in place. For the past seven years, Mr. Guest has worked closely with the District's Design Department and *Multitrode*, a Florida company, to design a state of the art control panel for the District's wastewater stations. By accessing a web page, the Maintenance Supervisor can monitor how the stations are working and control pumping functions without making a site visit. If a pump is malfunctioning, the system will send out an alarm in the form of an email or pager alert. Director Doug Siden expressed concern about what course of action can be taken if an emergency occurs in the middle of the night. Mr. Goodenow assured the Committee that with this system, staff will be warned of a malfunction long before it becomes an emergency, providing sufficient time to initiate a staff response. In the event the *Multitrode* system itself was to malfunction, operation of the pump station defaults to the old manual system.

Mr. Goodenow presented a PowerPoint demonstration of how the *Multitrode* system operates, and Mr. Guest responded to several technical questions posed by the Committee and staff.

2. Annual Review of Fee Schedule: 2011

Revenue & Administration Manager Mimi Waluch and Acting Revenue Analyst Sylvia Pulido presented a summary of requested changes to the Operations Fee Schedule for the 2011 season. Ms. Waluch noted that the Board Operations Committee reviews the Fee Schedule each year. At the October meeting, staff presents the first of two readings of the document and based on the Operations Committee recommendation, the document is submitted to the full Board for its approval in December. At the same time, changes to the Administrative Fee Schedule are brought before the Board Executive Committee, and the two Fee Schedules are combined to become the Consolidated Fee Schedule. Following Board approval, the Consolidated Fee Schedule becomes effective January 1.

Ms. Waluch noted that two of the District's locally operated State parks (Del Valle and Crown Beach) might experience a fee impact that cannot be estimated until after the November 2nd election pending the outcome of the Vehicle License Fee Proposition 21.

Relatively few changes are being requested this year. Staff estimates that changes being requested by concessionaires should result in an increase in revenue to the District of \$15,550, and recommended changes to public use fees are estimated to increase a total of \$72,170. Ms. Waluch gave the following brief description of each recommended change to the operations Fee Schedule:

- Sunrise Mountain Sports (Del Valle Regional Park) is requesting an increase of \$4 in kayak lesson fees due to an increase in the rate of insurance and liability. Revenue to the Park District may increase by approximately \$450.
- YMCA (Camp Arroyo-Del Valle Regional Park) is requesting an increase in student rates of \$3 over a 1½-year period for their Outdoor Environmental Education Programs, based on increased operational costs. Cost comparisons were made with other local YMCA camps and United Camps, Conferences and Retreats. Revenue to the Park District may increase by \$11,300.
- Mudpuppy's Tub & Scrub (Point Isabel Regional Park): With improvements to the facility and extended hours, Mudpuppy's operating costs have increased over 10% since their last price increase. This concessionaire is attempting to recoup some of their increased costs for laundry service and improved signage. If proposed fee increases of 3%-5% are approved, revenue to the District will increase by approximately \$2,500.
- California Splash II (Shadow Cliffs Regional Park) is requesting to lower their rate by five cents, primarily for advertising purposes. Staff does not anticipate that this change will have much impact on revenue. Having been advised that this concessionaire is in the final year of their current agreement, Director Siden inquired about the concessionaire's level of interest in renewing their agreement. AGM John Escobar responded that the concessionaire has been made aware that future operation is dependent upon land use planning currently in process for Shadow Cliffs.

Public Use Fee Recommendation

- Fern Cottage (Kennedy Grove): Staff recommends decreasing fees and adjusting timetables to attract smaller venue conferences and events. Responding to Director Siden's query, Ms. Waluch explained that the proposed cleaning and damage deposit, ranging from \$200-\$1,000, is based on the number of participants and whether alcohol is being served.
- Brazil Room (Tilden Regional Park): No rate changes proposed; however, staff recommends instituting a new hourly rental block to encourage more 12-hour rentals on Friday.
- Shoreline Room (Martin Luther King, Jr. Regional Shoreline): Due to the weak economy, staff proposes no increase in rates.
- Out of Season Private Pool and Swim Area Rental: AGM Escobar reported that working with Lifeguard Services to set rates, staff shortened the District's swim season to achieve budget reductions. This change has had a major impact on school groups and their end-of-school-year parties and events. Prior to shortening the swim season, most events were held when lifeguards were already providing services. Now, school groups are required to pay off-season rates for lifeguards specially assigned to their group.

Park Specific Changes

- Anthony Chabot Campground: Staff recommends increasing the campsite walk-in/drive-in fee by \$2/night and sewer/water/electric hook-up site fee by \$2/night. Staff also recommends removing the \$2 shower fee, which does not generate revenue and mainly accommodates non-campers. In an effort to create a trail of camps, staff is working to make the Two Rocks group camp available to backpackers for a \$5/night fee. Director Siden asked what facilities are available to backpackers; AGM Escobar responded that the proposed fee would allow backpackers to reserve access to a picnic table, water, vault toilet, and flat surface to erect a tent.
- Ardenwood Historic Farm hosts approximately twelve special events each year and entrance fees vary depending on the event. The Cajun/Zydeco Festival gate entrance fee has remained at \$20 for the past five years. Staff is requesting a \$5 fee increase to offset the cost of an improved sound system and rising costs of entertainment and staging. If approved, revenue to the District will increase by \$10,000. At Director Siden's request, Ms. Waluch agreed to provide the Committee with a comparison of charges for similar local festivals.
- Black Diamond Mines: The fee for an underground mine tour has remained at \$3/person since 1999. If staff's proposal to raise the fee to \$5/person is approved by the Board, revenue to the District will increase by \$18,000. Responding to Director Siden's concern about the increased fee's impact on school groups, AGM Escobar noted that school groups are not charged for mine tours.

- At Del Valle, staff recommends an increase in family camping (\$2/night); Hook-up Sites (\$5/night); boat launch (\$1); and a new fee for sewer/water/elec-50 amp of \$45/night. If approved, revenue to the District will increase by \$18,800.
- The Meyers Estate at Garin Regional Park and Mission Peak Stanford Staging Area parking fees have never been implemented and at this time staff recommends they be deleted from the fee schedule.
- At Round Valley, staff recommends instituting a backpacking fee of \$5/night, which if approved, will result in an increase in revenue to the District of \$800.

District-Wide Rate Changes

Ms. Waluch highlighted the following additional proposed changes to the Fee Schedule:

- Eliminate Disabled Veterans day use parking fee consistent with the State Parks program.
- Institute interpretive fee for profit and private groups. Ms. Waluch asked Interpretive Services Manager Nancy Kaiser to elaborate on staff's proposed interpretive fee. Ms. Kaiser noted that there has been an increase in requests for naturalist programs from private for-profit groups operating businesses such as childcare and youth camps. Staff recommends charging such groups fees similar to those charged to out-of-District groups requesting naturalist services.
- Institute a use fee for Mobile Fish Exhibit and Mobile Visitor Center. The requested fee range will be dependent upon program amenities and nature of event or group.
- Increase boat inspections fees (trailered fees/cartop fees). Staff proposes an increase of \$1 to coincide with Santa Clara County and other agency average fees for locations at Contra Loma, Del Valle, Quarry Lakes and Lake Chabot.

3. Public Comments

There were no public comments.

4. Staff Comments

AGM Escobar reported that an employee resident has been selected to move into the second floor apartment at Tidewater. The new resident, Nick Schriver, is a District Lifeguard Services Supervisor and member of the Industrial Fire Department. Tidewater construction is scheduled to be complete by November 1, and staff is currently working with Oakland Strokes to begin the tenant improvement and move-in process.

5. Adjournment

Director Siden adjourned the meeting at 3:50 p.m. The next meeting of the Board Operations Committee is scheduled for **2:00 p.m. on Wednesday, November 10, 2010** in the Board Room, Peralta Oaks.