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# Board of Supervisors Memorandum

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January 2, 2018

## Kino Sports and Entertainment Complex Design

### Background

Pima County continues to advance the Phase I development of the Kino Sports and Entertainment Complex. Phase I includes the development of 12 fields for sports such as soccer, lacrosse, and football, future pickleball and basketball courts, and also locker, concession facilities and spine infrastructure. The design consultant contract is on the January 2, 2018 agenda for your review and approval. The County undertook the standard Request for Proposal process, which resulted in several candidates, all who were short-listed for interviews. The Architect team comprised of McGann & Associates and Swaim Associates LTD, were the successful candidates.

The design contract is one of several contracts the Board will be receiving in the coming months for the Kino Sports and Entertainment Complex. Two additional contracts are in the procurement process. A Job Order Contract for the design of the Julian Wash bridge has been awarded and the construction portion will be advanced once design is complete. Construction Manager at Risk proposals have been received for this project. These proposals have been evaluated and the successful candidate is currently in contract negotiation. The contract for these services will be on a February 2018 agenda.

### Funding for Phase I Improvements

The debt for the Major League Baseball Spring Training Facilities has been fully repaid as of December 2017. Debt service payments of approximately \$2.9 million were made annually from tourism related revenues, including the Pima County Bed Tax, Car Rental Tax, and the Recreational Vehicle Surcharge (RVS) which terminates with the final debt payment on the prior Kino improvements. The remaining tourism taxes continue and can be applied to the proposed Phase I improvements. Phase I improvements are currently estimated at \$18.6 million. The revenues generated by the remaining tourism-related taxes are adequate to offset debt payments for the proposed Certificates of Participation (COPS) funding source.

As mentioned in earlier reports, the Kino Sports Complex is at full capacity. Almost every weekend is booked throughout the calendar year with a variety of sports activities filling in much of the rest of the weekdays. Once complete, the Phase I improvements will provide considerable additional space for new events. The Stadium District works on a three-year calendar. Approval of this contract will allow both the Stadium District staff and Visit Tucson to begin attracting regional and national sporting events to the new facilities in late 2020 and beyond. Several large local and regional events are tentatively scheduled to utilize these fields upon completion. These include: Tucson Association of Realtors Soccer Shootout; the CDO Challenge Cup Soccer Tournament; Tucson Soccer Academy Youth Soccer

The Honorable Chair and Members, Pima County Board of Supervisors  
Re: **Kino Sports and Entertainment Complex Design**  
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Tournament; Tucson International Academy Flag Football Tournament; and Major league Soccer pre-season training events, to name a few. With these events come increased revenues further supporting ongoing operations and maintenance.

Recommendation

I recommend that the Board approve the contract for design of the Phase I improvements at the Kino Sports and Entertainment Complex.

Sincerely,

A handwritten signature in black ink, appearing to read "C.H. Huckelberry". The signature is fluid and cursive, with a long, sweeping tail that extends downwards and to the right.

C.H. Huckelberry  
County Administrator

CHH/lab – December 26, 2017

c: Tom Burke, Deputy County Administrator for Administration  
Carmine DeBonis, Jr., Deputy County Administrator for Public Works  
Nanette Slusser, Assistant County Administrator for Public Works  
Nancy Cole, Program Manager, Capital Improvement Projects