

**Pima County Bond Advisory Committee
Meeting**

**The Manning House
450 W. Paseo Redondo
Friday April 16, 2010
8:00 a.m.**

SUMMARY OF MEETING

Committee Members Present

Larry Hecker, Chair
Carolyn Campbell, Vice Chair
Peter Backus
Gary Davidson
Pete Delgado
Brian Flagg
Rene Gastelum
Harry George (9 a.m.)
Jesus Gomez
Kelly Gomez
Byron Howard
Terri Hutts
David Lyons
A.C. Marriotti
Wade McLean
Rebecca Manoleas
Ted Prezelski (8:20 a.m.)
Chris Sheafe
Thomas Six
Dan Sullivan
Greg Wexler

Committee Members Absent

Pat Benchik
Patty Richardson
Tom Warne

1. Welcome

Meeting began at 8:05 a.m. with a quorum.

2. Approval of the December 18, 2009 Meeting Summary

MOTION: Tom Six moved, and AC Marriotti seconded, approval of the March 19, 2010 meeting summary, with the correction noted by Tom Six. Motion approved 18-0.

3. 2011 Bond Election Planning

- A. Continued deliberation on projects that fall in Group2B (projects where the County Administrator recommended less than the Subcommittees)

FM 108 Eastside Government/Community Center and Park – County Administrator Chuck Huckelberry recommended increasing his recommendation from \$10 million to \$14 million if the Committee wanted to include a regional or district size park in the first phase of the project. Mr. Huckelberry also explained that there are three potential locations for this center: (1) South of the Fairgrounds, (2) land within the Rocking K development to be donated by the developer, (3) or on State Trust land adjacent to Empire High school at Houghton and MaryAnn Cleveland Way.

MOTION: Vice-Chair Campbell moved, seconded by Peter Backus, to tentatively approve \$14 million for FM 108 Eastside Government/Community Center and Park. Motion approved 18-0.

DIRECTION TO STAFF: Inform Committee of when meetings with community groups will occur regarding alternatives for locations of the FM 108 Eastside Government/Community Center and Park. Provide Committee with a breakdown of costs by element.

OS2 Habitat Protection Priorities, OS3 Community Open Space, and State Trust Land Conservation – Mr. Huckelberry summarized his memorandum on the proposed funding for State Trust land conservation.

MOTION: Vice-Chair Campbell moved, seconded by Rebecca Manoleas, to tentatively approve \$110 million for OS2 Habitat Protection Priorities. Motion approved 11-8.

Discussion on the above motion included concerns that this amount of funding for open space conservation was disproportionately high compared to other needs, that other tools such as zoning and conservation easements should be used as opposed to buying land outright, request to defer until the end, concern about public sentiment, support for the funding because open space questions have scored so high with the voters in the past, lack of funding for management of existing lands such as Colossal Cave, disagreement with concerns, and a question about how we should protect urban lands for conservation in the future. A substitute motion by AC Marriotti for \$70 million for OS2 died for lack of a second.

OS3 Community Open Space –

MOTION: Vice-Chair Campbell moved, seconded by Rebecca Manoleas, to tentatively approve \$10 million for OS3 Community Open Space. Motion approved 19-0.

State Trust Land Conservation -

MOTION: Vice-Chair Campbell moved, seconded by Chairman Hecker, to tentatively approve \$100 million for State Trust Land Conservation. Motion failed 12-7.

SUBSTITUTE MOTION: Dan Sullivan moved, seconded by Greg Wexler, to tentatively approve \$20 million for State Trust Land Conservation. Motion failed 16-3.

Discussion on the above motions included question about whether the \$110 million for OS2 could be used for State Trust land, Mr. Huckelberry reminded the Committee that \$80 million from OS2 would be targeted for the remaining options on the 130,000 acre Marley Ranch, confusion on how the contingencies would work or if they would be understood by the voters, question about whether it is best to be in same ballot question with other open space conservation items or alone, question about whether the vote should be deferred to see if the legislature moves State Trust land reform forward soon, importance of planning ahead and having the funds available should reform occur sometime before a future bond election, that it is unlikely another bond election would be held after 2011 and before 2016, and the importance of linking funding on the ballot to State Trust land reform on the ballot to show voters that there is both the mechanism and funding to conserve State Trust land.

FC 52 and FC 58 – Defer vote on river park projects until we have revised scope and cost estimates

PR137 Baja Senior Sports Complex -

MOTION: David Lyons moved, seconded by Dan Sullivan, to tentatively approve \$4 million for PR137 Baja Senior Sports Complex. Motion approved 20-0.

A comment was made that this project has been on the request list since at least 1993. Another comment was made that donations and private contributions are a significant component of this project.

PR181 Sahuarita Pool and Recreation Complex/YMCA -

MOTION: David Lyons moved, seconded by Dan Sullivan, to tentatively approve \$6 million for PR181 Sahuarita Pool and Recreation Complex/YMCA. No action taken on this motion due to approval of substitute motion.

SUBSTITUTE MOTION: AC Marriotti moved, seconded by Chris Sheaf, to tentatively approve \$12,652,000 million for PR181 Sahuarita Pool and Recreation Complex/YMCA. Motion approved 17-3.

DIRECTION TO STAFF – Provide Committee a breakdown of costs.

Discussion on both motions included: Mr. Huckelberry recommended \$6 million versus \$12 million assuming matching funds from the YMCA and Town, current cost estimate at \$18 million, Town willing to work with \$12 million, Town thinks \$12 million is fair share based on Town's 2 percent contribution to the County's total assessed property value, YMCA not providing capital funding, project table should read Tier 1 for this project, estimates of annual operating costs of \$900,000, the Northwest YMCA built with County bond funds has been highly successful, request to breakout current cost estimates

individually, Town owns the land and the land is shovel ready, a library is another project that has been requested in this area.

PR210 Bureau of Reclamation (BOR) Sports Park –

MOTION: Dan Sullivan moved, seconded by Greg Wexler, to tentatively approve \$10 million for PR210 Bureau of Reclamation Sports Park. Motion approved 19–1.

DIRECTION TO STAFF – Provide Committee with information on what elements can be built with \$10 million in bond funds plus the \$10 million match (\$20 million total). Also provide the water harvesting report previously provided by the Town for this project, and a cost estimate to run a reclaimed line to the project.

Discussion included questions regarding the scope of the project, what could be built for \$5 million or \$10 million in bond funds plus matching funds from BOR, and sources of non-potable water for the turf portions of the project including reclaimed, storm water harvesting, and BOR recharge credits.

PR231 Arizona Velodrome –

MOTION: Chris Sheaf moved, seconded by Dan Sullivan, to tentatively approve \$3.5 million for PR231 Arizona Velodrome. Motion approved 20–0.

Discussion included the project proponent's commitment to raise private funding to supplement the \$3.5 million in bond funds for capital costs, the project already has a committed funding source for operations, there was a concern raised as to whether the facility would be large enough to have a regional draw, City of Tucson Mayor and Council have committed Udall Park as a potential location, and a comment was made regarding the great track record the proponents of this project already have in Tucson.

PR277 Pima County Softball Tournament and Recreation Park – Mr. Huckelberry explained that his recommendation for reduced funding for this project was simply to enable other projects to also move forward.

MOTION: Wade McLean moved, seconded by Peter Backus, to tentatively approve \$5 million for PR277 Pima County Softball Tournament and Recreation Park. Motion approved 20–0.

Discussion included a statement that softball was the sport most in need of facilities, the recent lighting project at Sportspark reduces the funding need of this project by \$2 million, and yes the existing facilities and the proposed facilities are and will be served by reclaimed water.

FC12 - Defer vote on river park projects until we have revised scope and cost estimates.

- B. Deliberation on Group 3A (projects not heard by the Subcommittees, but recommended by the County Administrator)

HP125 Ajo Curley School Gym and Town Plaza
HP126 Dunbar School Rehabilitation
HP128 Performing Arts Center Rehabilitation

Mr. Huckelberry summarized the three projects. The Ajo Curley School and Town Plaza project builds off of the 2004 bond funded and federally funded projects in this area. The Dunbar School project would be the last phase of rehab. The Performing Arts project would also be another phase building off of past bond funding efforts.

MOTION: Vice-Chair Campbell moved, seconded by Terri Hutts, to tentatively approve \$1.3 million for HP125 Ajo Curley School Gym and Town Plaza. Motion approved 20 –0.

MOTION: Chris Sheafe moved, seconded by Dan Sullivan, to tentatively approve \$1.5 million for HP126 Dunbar School Rehabilitation. Motion approved 20 –0.

MOTION: Chris Sheafe moved, seconded by Dan Sullivan, to tentatively approve \$1 million for HP128 Performing Arts Center Rehabilitation. Motion approved 20–0.

FM109 Pima Air and Space Museum Cold War Hanger – Mr. Huckelberry reported that the Museum will raise \$7.5 million to match bond funds and will move it into first place for this kind of facility.

MOTION: Vice Chair Campbell moved, seconded by Brian Flagg, to defer a vote on FM109 Pima Air and Space Museum Cold War Hanger until the proponents present the project in front of the Committee. Motion approved 20–0.

A substitute motion was made, but withdrawn, to approve the County Administrator's recommendation.

FM110 Elections Equipment – Mr. Huckelberry explained that funding is needed for elections equipment, but incase alternative funding is found before bond funding is available, language could be included in the bond ordinance to allow these bond funds to be used for another project.

MOTION: Dan Sullivan moved, seconded by Greg Wexler, to tentatively approve \$5 million for FM110 Elections Equipment. Motion approved 20–0.

FM112 Joint Municipal and Justice Courts Facility – Mr. Huckelberry noted that the Committee had received an extensive amount of information on this project. Ideally the proposed \$40 million would be supplemented with fair share funding from the courts, still under discussion, and combined with the \$76 million in 2004 bond funds.

MOTION: Byron Howard moved, seconded by Greg Wexler, to request a presentation on FM112 Joint Municipal and Justice Courts Facility. Motion approved 20–0.

FC60 & PR278 – Defer vote on river park projects until we have revised scope and cost estimates.

PR279 Sports Fields Countywide
PR280 School District Partnerships
PR281 Public Natural Park Trail Access

Each of these projects was proposed by the County Administrator to consolidate several individual project proposals. The County Administrator said that before the Committee votes on these, that staff would provide more information on which projects were proposed for consolidation, and how programmatically these projects could be implemented. For the school district project, more information would be provided on what such a partnership would look like.

MOTION: Gary Davidson moved, seconded by Ted Prezelski, to defer a vote on PR279 Sports Fields Countywide until staff provides more information on the project. Motion approved 19–0.

MOTION: Vice Chair Campbell moved, seconded by Peter Backus, to defer a vote on PR280 School District Partnerships until staff provides more information on the project. Motion approved 19–0.

MOTION: Vice Chair Campbell moved, seconded by Peter Backus, to defer a vote on PR281 Public Natural Park Trail Access until staff provides more information on the project. Motion approved 19–0.

4. Other Future Agenda Items and Next Meeting

Next meeting is scheduled for May 21, 2010. Agenda items will include deliberation on Group 3B projects (projects not recommended by the County Administrator), as well as projects deferred from this meeting.

5. Call to the Audience

Alan Hutchinson, Mike Kevershaw, and Steve Wallace spoke in support of soccer facilities.

6. Adjournment

Meeting was adjourned at 10:30 a.m.