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Memo



To: Commissioner Lauren Poe
Via: Russ Blackburn, City Manager *RM for RB*
Via: Paul Folkers, Assistant City Manager *PF*
From: Steven R. Phillips, Parks, Recreation and Cultural Affairs Director *(SRP)*
Date: Monday, September 14, 2009
Subject: Cone Park Track

Please find attached the revised Conceptual Site Plan for Cone Park. As you see on the site plan, there is a cost breakdown for the various capital components as well as the operating cost estimates for each of those components. The proposed track does not include any of the other features used for competition such as pole vaulting, shot put, etc.

The original site plan was developed in 1999. We received approvals during FY 2001-2002 to fund a portion of the site plan, which consisted of the Recreation Center, playground and a portion of the paved parking lot, and it was finished in 2003. The plan design, which was not funded, included a six-lane asphalt track. The current standards for outdoor tracks now include eight lanes, and the revised site plan reflects this update.

Regarding the operating costs associated with an asphalt track: to contract out the operating upkeep, which includes routine safety inspections, edging and sweep cleaning, litter/trash removal and possible repair would incur costs totaling \$9,000 per year. This is the minimum operational maintenance require for upkeep of the track. The asphalt track installation cost, which includes site preparation, is estimated at \$200,000. Staff's operational cost estimates also do not include any scheduling or active programming and management of the track so the track would either be left open for community use or leased out for scheduling and operation.

If the plan were to include a rubberized surface, this would add an additional \$350,000 to the cost, bringing the total to \$550,000. An additional \$5,000 would need to be allocated to the operating costs to address damages that may occur to the surface not covered under warranty. This brings the total minimal operating cost estimates to \$14,000. The life expectancy of an asphalt track averages twenty or more years, while the rubberized track averages 12 years.

Rubberized tracks are typically placed on top of an asphalt surface. This can be done on top of an existing asphalt track and does not have to be done when the asphalt track is constructed but can be done at a later date, possibly several years down the line.

There are several grades of Mondo track; the information we have priced is mid-range. To repair the Mondo track, the cost per section for repairs would be \$65 per square yard. The warranty period for the track is dependent upon the individual job and location and is generally for either for five, eight or 10 years. For comparative purposes, the Mondo track at the University of Florida is warranted for eight years.

Please let me know if you have any questions or need additional information.

Copied to: Honorable Mayor Pegeen Hanrahan
Gainesville City Commissioners
Michelle Park, Assistant Director, Parks, Recreation and Cultural Affairs
Mark Benton, Finance and Budget Director
Aleta Cozart, Purchasing Manager

Attachment: Revised Cone Park Conceptual Site Plan