

**RANCHO MURIETA  
PARKS COMMITTEE MEETING**

Thursday June 2nd, 2016 at 4:00 p.m.

Rancho Murieta Association Building  
7191 Murieta Parkway

**PLEASE CALL 354-3500 IF YOU ARE UNABLE TO ATTEND THE MEETING**

Tim Maybee, RMA  
Cheryl McElhany, RMA  
Mark Pecotich, CSD  
Cindy Moreno, The Retreats  
John Sullivan, Cosumnes River Land Development  
Morrison Graf, CSD Alternate

Greg Vorster, RMA Staff  
Darlene Gillum, CSD Staff  
Danise Hetland, RMA Staff  
Mark Parsons, RMA Staff  
Darlene Myers, RMA Staff

**AGENDA**

- |     |                                      |                  |           |
|-----|--------------------------------------|------------------|-----------|
| 1.  | Call to Order                        | 4:00 p.m.        |           |
| 2.  | Approve Minutes for January 27, 2016 | 4:05 p.m.        |           |
| 3.  | Parks Fund Balance                   | 4:10 p.m.        |           |
| 5.  | Review parks matrix                  | 4:15 p.m.        |           |
| 6.  | The Greens Park                      | committee action | 4:20 p.m. |
| 8.  | Other Business                       | 4:40 p.m.        |           |
| 10. | Adjournment                          | 4:45 p.m.        |           |

**Rancho Murieta Association  
Parks Committee  
Minutes for Meeting of January 27, 2016**

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**Present**

Tim Maybee, Chair, RMA  
Cheryl McElhany, RMA  
Mark Pecotich, CSD  
John Sullivan, CRLD  
Cindy Moreno, The Retreats

**Staff**

Greg Vorster, RMA Staff  
Darlene Gillum, CSD Staff  
Danise Hetland, RMA Staff  
Mark Parsons, RMA Staff  
Darlene Myers, RMA Staff

**Guests**

K. Muldoon, rm.com

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**Call to Order**

The meeting was called to order at 4:00 p.m. by Tim Maybee, Chair.

**Approval of Minutes**

**M/S/C** to approve the minutes of November 30, 2015.

Vote: 5 Yes; 0 No; 0 Abstention

**Park Fund Balance**

Neighborhood Parks	\$ (44,562.68)
Community Park	<u>129,958.64</u>
Total	\$ 84,395.96

**Trail System – Exhibit “E” and Rancho North Conceptual Plan**

John Sullivan presented two maps demonstrating Exhibit E (Trail System) titled, “Proposed Exhibit E”, and “Currently Constructed Trails”.

The “Proposed Exhibit E” map shows bike and pedestrian trails in the new subdivisions (villages) in the Rancho North development which are on the streets. There is also a proposed trail showing access to the beach. Mr. Sullivan said he is working with CSD to add a trail near Granlee’s Dam.

Comparing Exhibit E to the maps that Mr. Sullivan presented for the Committee’s review showed some inconsistencies. Some of the inconsistencies include: the trail around Chesbro Lake is not shown as a contiguous trail as Exhibit E requires; the bike/walking trail around Lake Clementia is not shown as Exhibit E requires; and the portions of the trails that should be paved per Exhibit E are not delineated as paved.

Mark Pecotich posed questions as to how CSD will have access to the water plant with these trails in place. He also asked how trails on the levees would be managed. Mr. Sullivan said that these issues will need to be reviewed.

After the Committee reviewed these maps, Tim Maybee said that he will confer with the RMA Board and seek their input.

There was also some discussion about restrooms at Lake Clementia and reconfiguring some of the lots that will be developed on the east side of the lake.

**The Greens Park and Neighborhood Park Fees**

At the November 30, 2015 Parks Committee meeting a question was raised as to whether Neighborhood Park Fees paid on property located on the North could be used for parks on the South. RMA's legal counsel gave his opinion that the PDAs do not expressly require separation of funds for expenditures within the parks' account, as Section 7 of the PDAs states, "The Fund shall be used for the purposes of constructing the facilities delineated in the Park Facilities Matrix and for no other purpose". The opinion was again distributed to the Parks Committee members.

Mr. Sullivan said he does not agree with this opinion and stated that he believes that Neighborhood Park funds which are collected on the North can only be used for parks located on the North.

Mr. Sullivan asked Staff to rebill the parks' fees to The Retreats.

**The Retreats' Unpaid Park Fees**

The Neighborhood and Community Park Fees for The Retreats were due upon approval of the final map which occurred on August 26, 2015. Rancho North had been billed for 22 lots on August 31, 2015, for a total amount of \$69,456.42, which consists of community park fees of \$44,738.10 and neighborhood park fees of \$24,718.32. The CSD and Mr. Sullivan raised a concern previously as to what entity should collect the fees. The question has since been answered.

Mr. Sullivan said that he did not want to pay the Neighborhood Park fees until the Parks Committee could guarantee that these funds would only be used for parks located on the North.

**Murieta Gardens Detention Basin**

Mr. Sullivan said that a 5-acre detention basin near the Murieta Gardens subdivision could be used for a passive recreation park which could include a sports field. He would like to know if RMA is interested in developing this area for recreational purposes.

It was noted that potential parks in the Murieta Gardens development are not in the Park Facilities Matrix.

**Parks Committee Operating Guidelines**

Mark Pecotich distributed a copy of the Parks Operating Guidelines to the Committee that he had drafted. This is a revised version of the "MOU" that he presented in October 2015. This new draft had not been reviewed by the CSD Board. The RMA Board would also need to review the draft.

**Adjournment**

The meeting was adjourned at 4:50 p.m.

Respectfully submitted,

\_\_\_\_\_  
Tim Maybee, Chair

\_\_\_\_\_  
Date

**Park Fund  
2016**

	<b>1st Quarter</b>	<b>2nd Quarter</b>	<b>Community</b>	<b>Neighborhood</b>
	Through 5/25/2016			
<b>Beginning Cash Balance</b>	84,395.96	84,395.96	(44,562.68)	128,958.64
<b>Cash In:</b>				
The Retreats		69,456.42	44,738.10	24,718.32
RMA		19,815.62	19,815.62	
Investment Income		189.52		189.52
<b>Total Cash In</b>	<b>0.00</b>	<b>89,461.56</b>	<b>64,553.72</b>	<b>24,907.84</b>
<b>Cash Out:</b>				
Bank Fees				0.00
<b>Total Cash Out</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>
<b>Ending Cash Balance</b>	<b>84,395.96</b>	<b>173,857.52</b>	<b>19,991.04</b>	<b>153,866.48</b>

Note: The County of Sacramento owes the Park Fund \$178,500 for bridge expenses. As development on the North progresses the County will collect fees from the North Developer and remit payments to the Park Fund.

- \* In April the developer paid park fees for 22 units of The Retreats project.
- \*\* Rma paid fees for its obligations under the PDA for the same 22 units.

EXHIBIT "C"  
RANCHO MURIETA PARK FACILITY MATRIX  
July 22, 2013

Item No.	Description	NEIGHBORHOOD PARKS						COMMUNITY PARKS & FACILITIES					Totals
		Murieta Parkway	Calero Lakeside	Murieta South Riverview	Murieta The Greens	Murieta South Lakeview	Escuela Drive Comm. Ctr / Pool Site	Stonchouse	Clementia Lakeside				
<b>A. Physical Characteristics</b>													
1.	Acragel (Proposed site)	11	9.5	7.5	21	1	13.8	20	12				
2.	Slopes	Mild	Flat	Mild	Flat	Mild	Mild/Steep	Mild	Steep				
3.	Tree Cover	10%	0%	10%	30%	0%	10%	0%	0%				
4.	Cultural resources	Yes	No	No	No	No	Yes	No	No				
5.	Hydrology	None	Lake Shore	25% Flood and intermittent creek	Wetlands	None	None	None	Lake Shore				
6.	Soils	Good	Good	Fair	Fair	Fair	Good	Good	Good				
7.	Erosion Hazard	Moderate	Moderate	Moderate	Moderate	Moderate	Moderate	Moderate	Moderate				
8.	Original Budget (2001)	\$540,000	\$190,000	\$200,000	\$170,000		\$3,100,000	\$660,000	\$580,000				\$4,935,000
9.	Amended Budget (2007)		\$124,000	\$20,000	\$62,000		\$3,816,000-3,866,000	\$262,000	\$615,000-790,000				\$4,935,000-5,159,000
10.	Amended Budget (2012)		\$167,000		Re-evaluate	Not Funded		\$362,000					
<b>B. Improvements</b>													
1.	ADA Compliance												
2.	Bantam Soccer Field			F				C					
3.	BBQ Area		F	C	f			F	C				
4.	Community Building (15,000 SF.)							(1)C (1)LIGHTS)F					
5.	Hard Court	F		C				(1)F (2)C					
6.	Interpretive/ Nature Area	F		C	Developer								
7.	Lighted Ball Field												
8.	Open Play Field	F		C	F		F	C	F				
9.	Parking	F	F	C	F		F	F	F				
10.	Pathway												
11.	Picnic Area		F	C	F		C	F	C				
12.	Restrooms			C									
13.	Shade Cover		F	C									
14.	Site Development			C	C			(1)F (1)C	C (2 TOTAL)				
15.	Skate Board Park							PF					
16.	Swim Complex												
17.	Tennis Courts (2 per site)	F		C			F						
18.	Tot Lot/ Playground	F		C	F		F	C	F				
19.	Turf and Irrigation	F	F	C	F		F	C	F				
20.	Walkway Lights							F					
21.	Walkways				F		F						
22.	Shade Trees	F		F	F		CPF						
23.	Large Picnic Area	F											
24.	Horseshoe Pit	F											
25.	Bocce Ball Court												CPF
26.	Dog Park												CPF
27.	Community Gardens				CPF								CPF
28.	Plaza / Flag poles												PF
29.	Pump Track												
30.	Drinking Fountain				F								
31.	Fencing						F						NF
32.	Temporary Practice Field						C						
33.	Splash Park			C									

Legend- F: Funded C: Complete CPF: Completed Private Funding PF: Private Funding NF: Not Funded



# Rancho Murieta Association Memorandum

**To:** Parks Committee  
**From:** Greg Vorster, General Manager  
**Date:** June 1, 2016  
**Subject:** The Greens Park

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**Recommendation:**

It is recommended that the Parks Committee direct RMA Staff to obtain bids for the construction of The Greens Park.

**Discussion:**

The estimate to construct The Greens Park with a reduced scope is approximately \$336,603. Bids are required for firm numbers.

The proposed funding is as follows:

Parks Committee current funds	\$173,667
Advance funding from RMA contingent upon receipt of credit against future obligations	\$164,935

## **The Greens Park Project Description April 2016**

The Greens Park is located on the South side on Rancho Murieta in the south-eastern corner. The site is 21 acres and much of the area is wetlands habitat. The portion of the park that can be developed as a park is 3 acres and is located in the center of the site. The park is accessed just off Jigger Court.

### Original Plans

In 2010, plans were drawn for the park. The cost estimates were approximately \$700,000 plus permits and fees. The plans included the following elements: play equipment, walk ways, large grass areas, small parking lot (6 spaces), screened port-a-potty, landscaping (trees and bushes), and grading and drainage of the site.

### Revised Plans

The current scope for the proposed plan for the park is reduced in size from what was originally envisioned as is the cost estimate, at \$306,000 plus permits and fees. Permits and fees are estimated at \$30,000 for a project total of \$336,000. The core play area of the park is within the revised scope – it is the outlying grass, walkways and landscape areas that have been omitted.

The elements that have been reduced are the grass areas, walkways, overall area of the park, and landscaping, although the entire site will be surveyed, staked and graded. Grading of the entire site is needed as it is a balanced site, meaning all the dirt on the site will remain on the site. The play equipment is different from the original plan but has elements suitable for children ages 2 to 12 and 5 to 12. There are ‘natural’ looking elements in addition to typical playground equipment. Staff is also in the process of obtaining information on other ‘natural’ elements that could be added to the park at a later date. The parking area has been increased to include 10 golf cart parking places.

**Greens Neighborhood Park  
Construction Cost Estimate – Revised Scope  
Revised January 26, 2016**

Phase I

• Permits and Fees	\$ 30,000
• Site Survey (TSD)	\$ 6,500
• Mobilization	\$ 5,300
• Demo, Clearing & Grading	\$ 26,243
• Erosion Control	<u>\$ 8,260</u>

Total \$ 76,303

Phase II

• 4" Storm Drain (60 lf)	\$ 1,134
• 10" Storm Drain (307 lf)	\$ 8,811
• 12" Storm Drain (190 lf)	\$ 7,448
• Area Drain inlet (7)	\$ 14,546
• Outfall (1)	\$ 2,568
• Domestic Water system	<u>\$ 2,975</u>

Total \$ 37,482

Phase III

• Concrete Paving (walkways) 7,170 sf	\$ 41,156
• Concrete Vertical Curb (354 lf)	\$ 5,310
• Concrete Play Curb (390 lf)	\$ 6,630
• ADA Ramps (2)	\$ 4,314
• Concrete Mow Bands	<u>\$ 1,230</u>

Total \$ 58,640

Phase IV

• AC Parking Lot w/striping	\$ 28,283
• Aggregate Base (4,290 + 520)	\$ 4,560
• Fence with Lattice	\$ 2,254
• Decomposed Granite Path (600 sf)	<u>\$ 1,200</u>

Total \$ 36,297

Phase V (Optional)

• Drinking Fountain (1)	\$ 4,518
• Trash Receptacles (2)	\$ 3,000
• 6' Park Benches (4)	\$ 5,576
• Picnic Tables (4)	\$ 5,592
• BBQ – Small (1)	\$ 954
• Bike Rack (1)	<u>\$ 1,021</u>

Total \$ 20,661



Phase VI		
• Play Structure (2-12 yr. old) incl. install	\$ 28,993	
• Rock (5-12 yr. old) incl. install	\$ 41,698	
• Swing Set – incl. install	\$ 4,295	
• Play Areas – Wood Fiber	<u>\$ 11,751.</u>	
Total		\$ 86,737
Phase VII		
• Trees – 15 Gallon (36)	\$ 2,708	
• Irrigation (Drip)	\$ 2,500	
• Root Barrier (72 lf)	<u>\$ 332</u>	
Total		\$ 5,540
Phase VIII		
• Sod Turf (2,239 sf)	\$ 1,008	
• Soil Amendment/Preparation (2,239 sf)	\$ 560	
• Irrigation (Grass)	<u>\$ 2,500</u>	
Total		\$ 4,068
Phase IX		
• Shrubs – 15 Gallon (8)	\$ 546	
• Shrubs – 5 Gallon (47)	\$ 663	
• Shrubs – 1 Gallon (432)	\$ 2,160	
• Irrigation (Drip)	\$ 4,500	
• Bark (50 yds)	<u>\$ 3,006</u>	
Total		\$ 10,875
Total for Greens Neighborhood Park (All phases)		\$ 336,603

#### Optional Items Available

##### Donation or Future Purchase

- Spider Web Climber \*
- Tree Stump Climber \*
- Beginner Adventure Course \*
- Advanced Adventure Course \*
- Frisbee Golf \$ 2,000

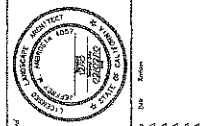
\* We are still waiting for prices from the manufacturer



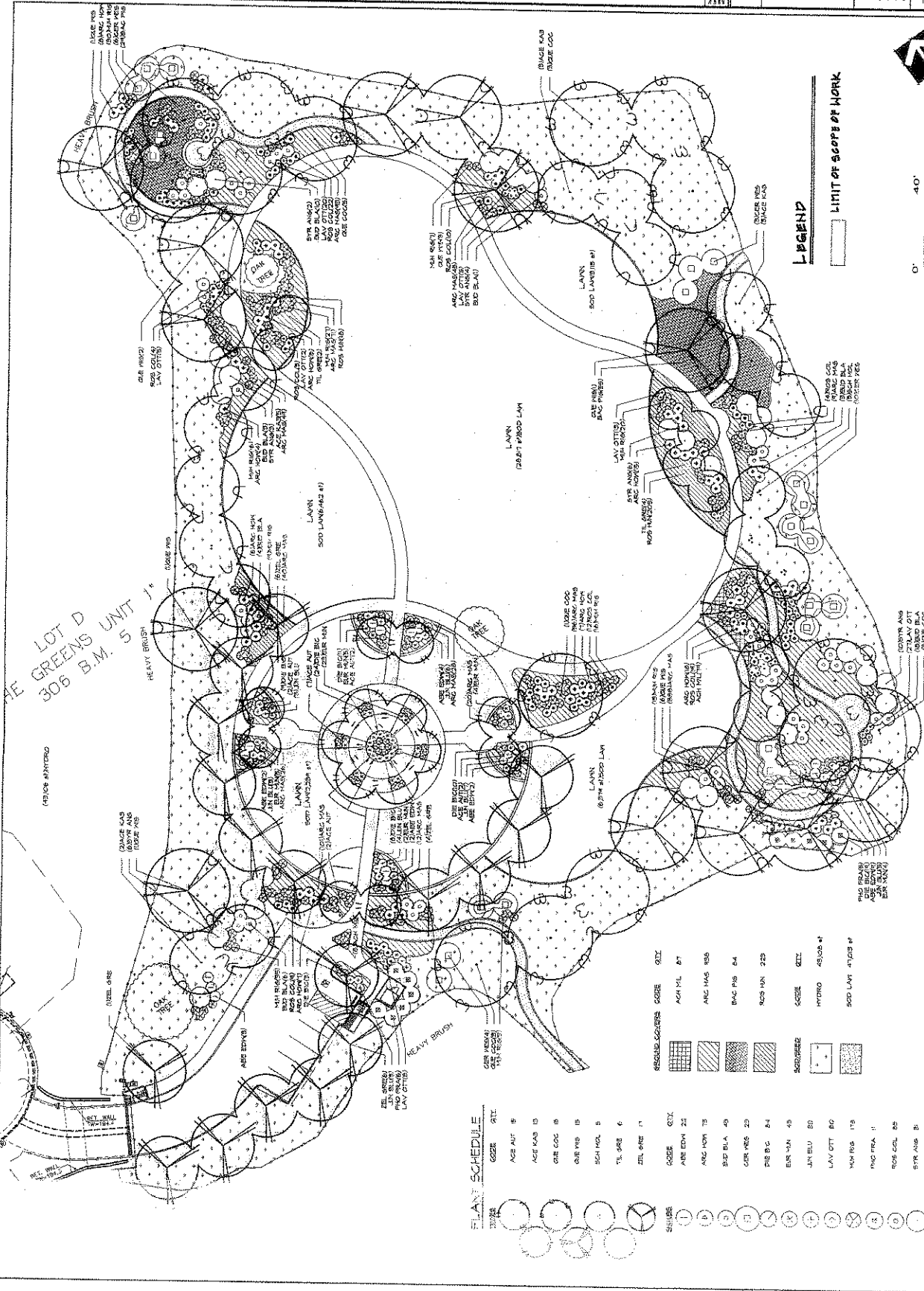
**YAMASAKI**  
 ARCHITECTURE  
 1237 HIGH STREET  
 SACRAMENTO, CA 95811  
 TEL: (916) 441-1111  
 FAX: (916) 441-1112  
 WWW: YAMASAKIARCH.COM

**THE GREENS NEIGHBORHOOD PARK**  
 LANDSCAPE DEVELOPMENT PLANS  
 RANCHO MURETA  
 SACRAMENTO COUNTY, CALIFORNIA

PLANTING PLAN



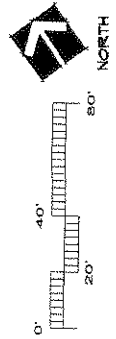
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 Project: 18



**PLANT SCHEDULE**

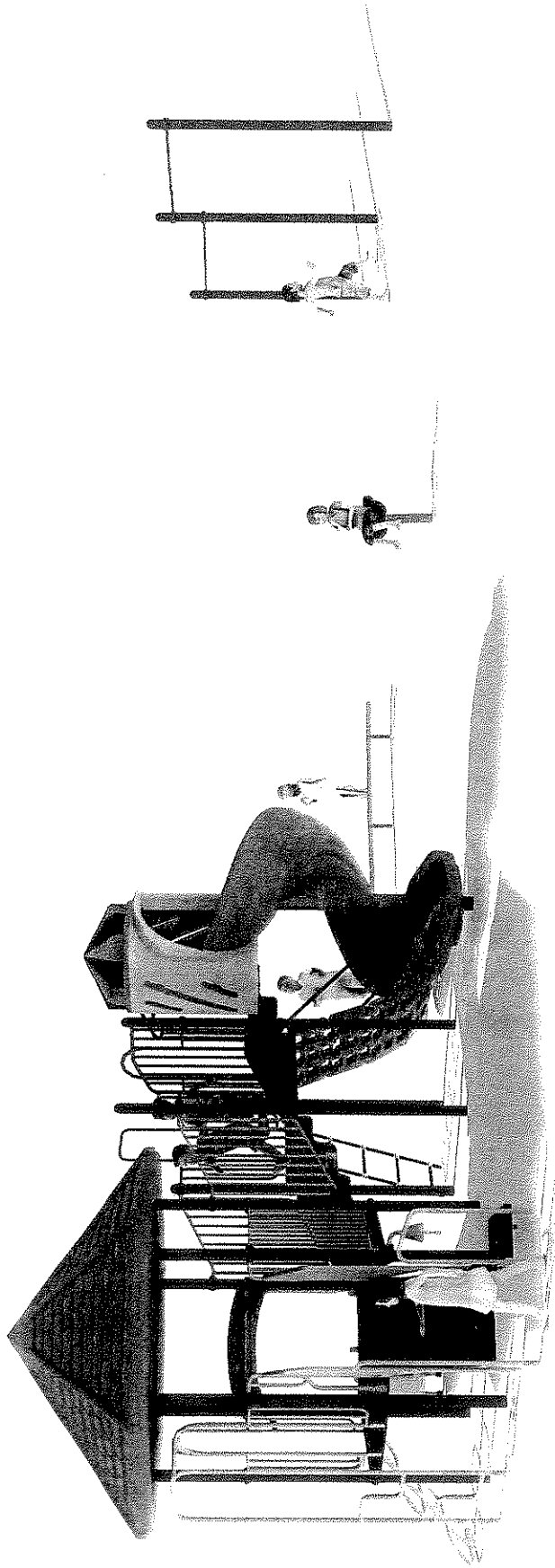
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(Circle with 2)	AGE KAS 13	1
(Circle with 3)	AGE GOC 18	1
(Circle with 4)	AGE PHS 15	1
(Circle with 5)	SEMI HOL 5	1
(Circle with 6)	TL 5RE 6	1
(Circle with 7)	ZEL 5RE 17	1
(Circle with 8)	AGE EDH 22	1
(Circle with 9)	AGE NOV 75	1
(Circle with 10)	SUP BLA 49	1
(Circle with 11)	GER NES 20	1
(Circle with 12)	DIB SC 54	1
(Circle with 13)	EUR CAN 45	1
(Circle with 14)	JAN BEL 80	1
(Circle with 15)	LAV OTT 60	1
(Circle with 16)	NOV PHS 175	1
(Circle with 17)	PAC PRA 11	1
(Circle with 18)	ROS SCL 85	1
(Circle with 19)	STR ARE 81	1

**LEGEND**  
 LIMIT OF SCOPE OF WORK



PLEASE SEE SHEET L2.2 FOR FULL PLANTING SCHEDULE





Colors Used In Rendering



Royal Blue

Yellow



Red

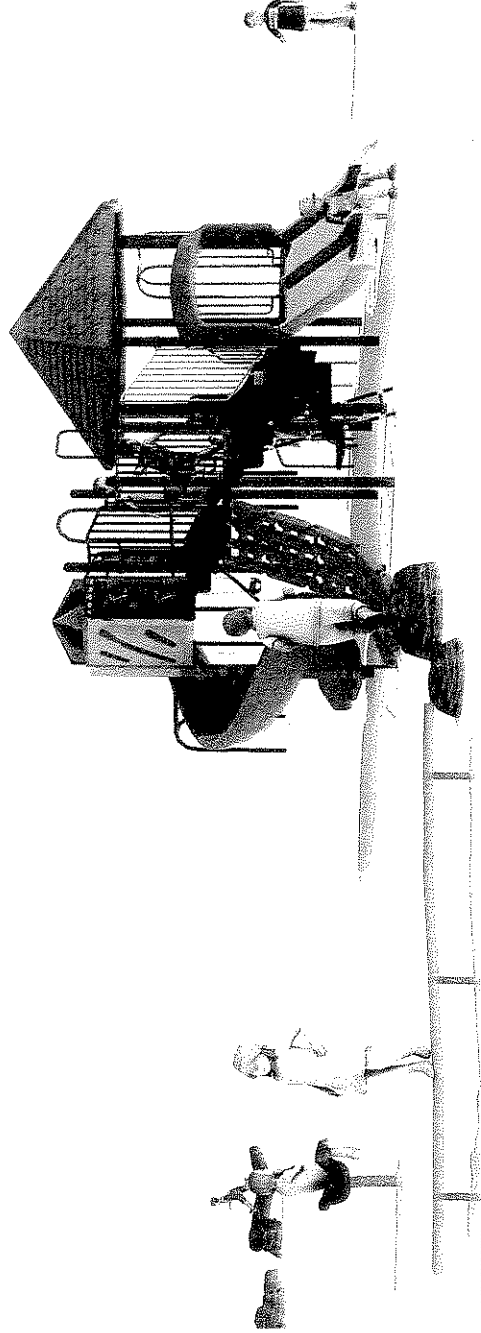


Kelly Green

The Greens 2-12  
 Rancho Murrrieta, CA.

11/19/15

11,000\_Greens\_001





Colors Used In Rendering



Royal Blue



Red

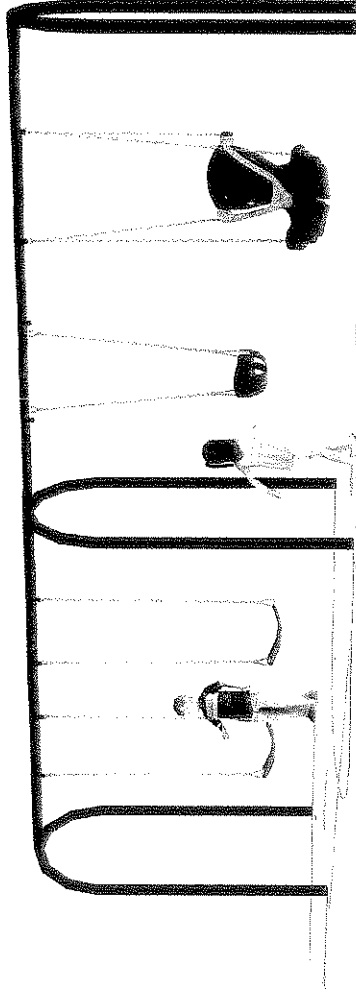
# The Greens 5-12

Rancho Murrieta, CA.

11/19/15

15, 10/20/15, 10/20/15, 2015

Swings



# Tree Cowboys = Nature + Art + Play

More than just one of our Brands, a Division of our Company, or an ingredient in the products that we create, "Tree Cowboys" is a state of mind ....

We love nature and believe that people should be immersed in it, especially children. Our quest to marry Nature with Play has earned us hundreds, maybe thousands of like-minded customers. Now it is leading us to combine Nature + Art + Play by creating

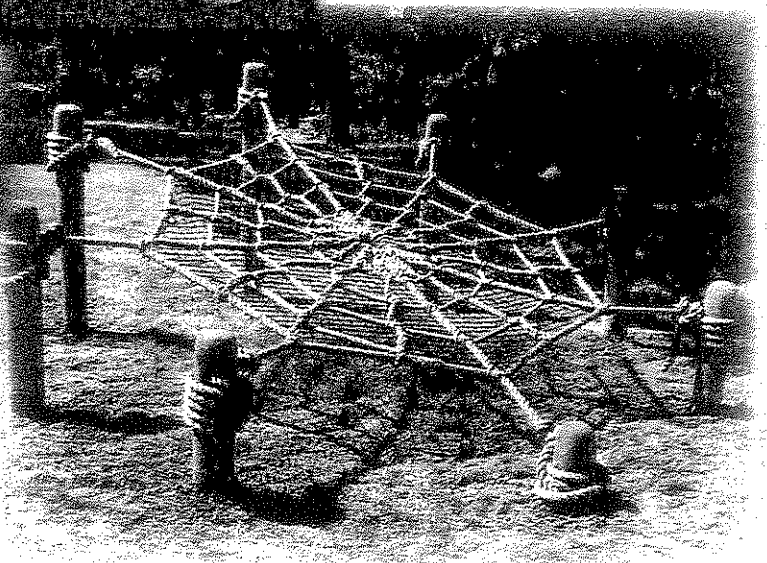
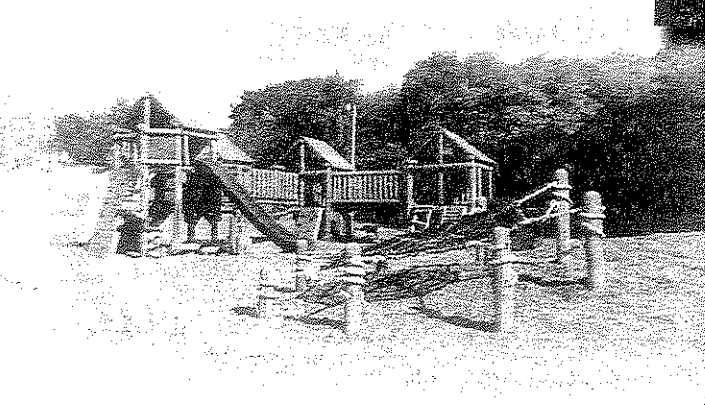
unique, one of a kind, bark on or live edge, tree play log sculptures. They add visual harmony to most landscapes, regardless of the architectural style of the surrounding structures and nature inspired adventure to the play environment.

Some of our Tree Cowboy elements are finding their way into the Adventure World as a part of Tough Mudder, Ninja Warrior, and Spartan Style Obstacle Courses. Our Tree

Cowboy brand of Adventure Style Courses bridge the gap between the Playground World and the Adventure Course World and can be designed for ages 2-5 or ages 5-12.

With our expertise in safety, children's play spaces, log and wood working capabilities, we will continue to bridge the gap between the playground world and the adventure world to develop new innovations and products for our clients.

## Independent or Functionally Play-Linked Activities

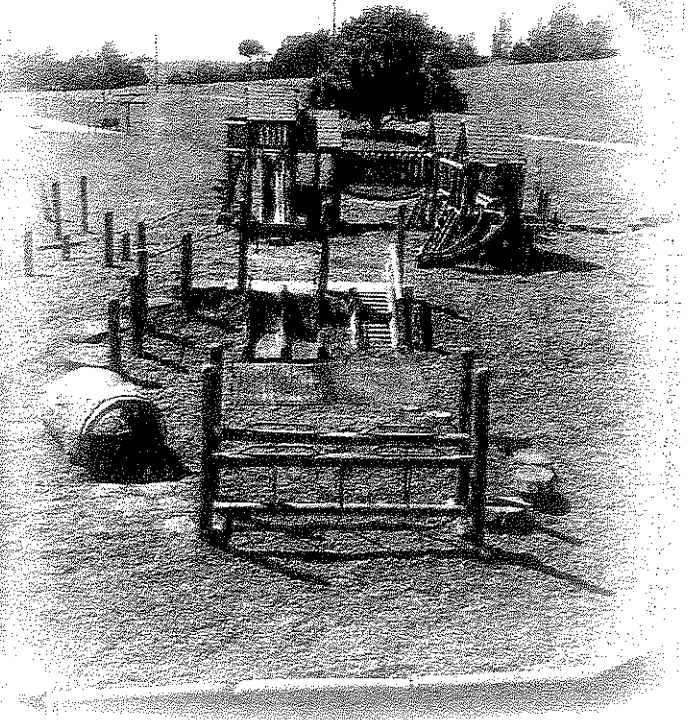
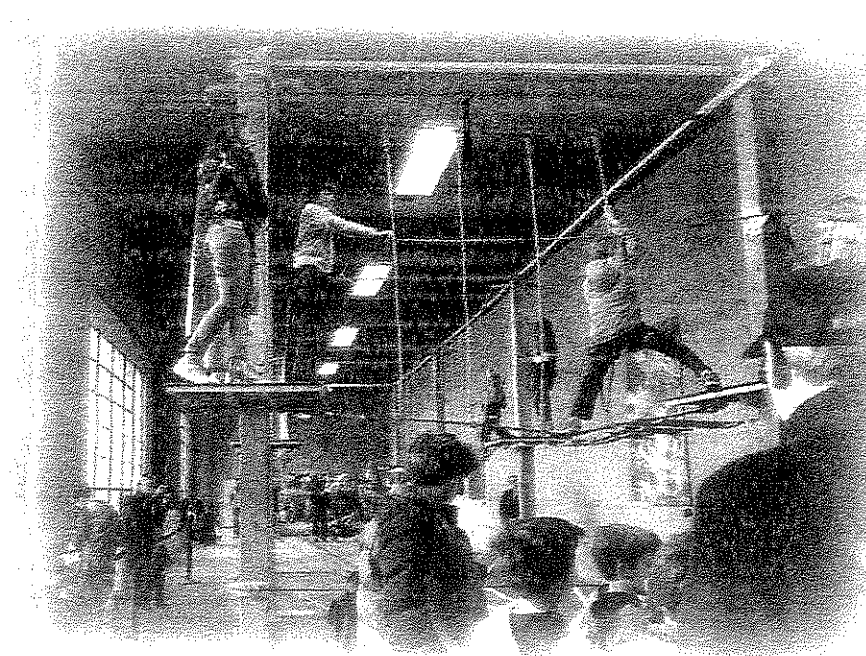
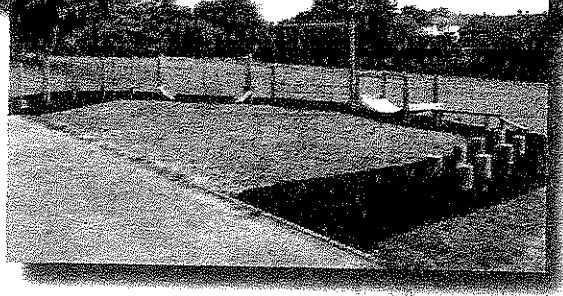
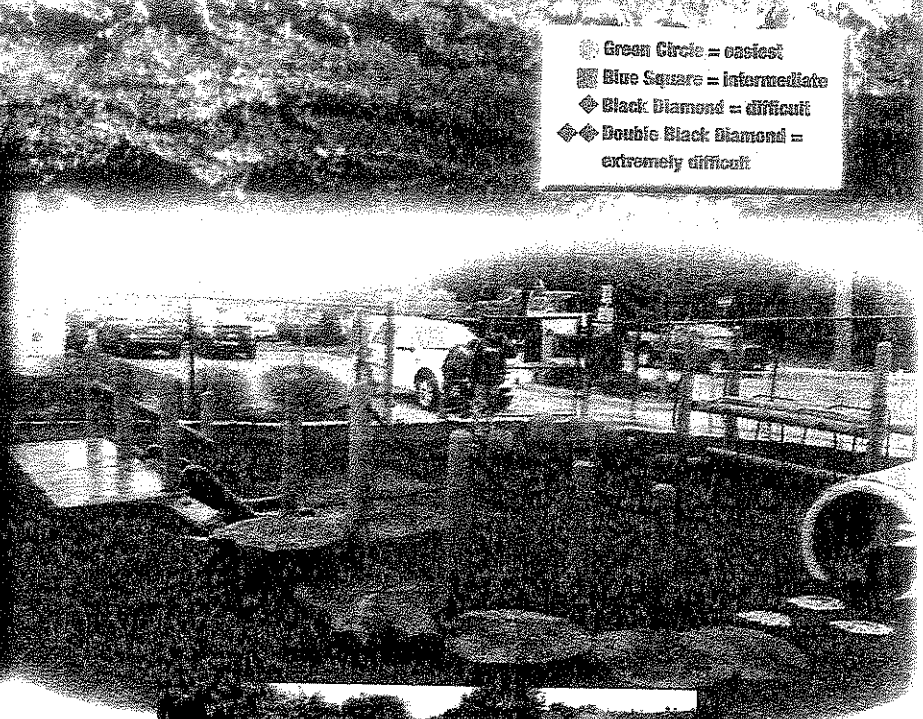


◆◆ SPIDER WEB CLIMBER





- Green Circle = easiest
- Blue Square = intermediate
- ◆ Black Diamond = difficult
- ◆◆ Double Black Diamond = extremely difficult



## Coming soon: Portable Adventure Courses!