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CITY OF OAKLAND
AGENDA REPORT
2007 NOV 20 PM 12:19

TO: Office of the City Administrator
ATTN: Deborah A. Edgerly
FROM: Office of Parks and Recreation
DATE: December 4, 2007

RE: Supplemental report to the November 13, 2007 Report Regarding City Stables

SUMMARY

At the November 13, 2007 Life Enrichment Committee meeting, staff was requested to provide additional information regarding the proposed improvements to City Stables and the requirements for prospective concessionaires. Specifically, staff was asked to provide the additional cost of demolishing Agricultural Building #1 (the upper barn), to spell out more clearly what the requirement would be for a City Stables concessionaire in terms of youth programs, and to provide a response as to whether or not staff supported a proposal introduced by Councilmember Kernighan to postpone issuance of an RFP until after improvements at the site were made. This supplemental report provides that information.

FISCAL IMPACT

This report is informational only and therefore has no fiscal impact.

BACKGROUND

At the November 13, 2007 Life Enrichment Committee meeting, staff was requested to provide additional information regarding the proposed improvements to City Stables and the requirements for prospective concessionaires. Specifically, staff was asked to provide the additional cost of demolishing Agricultural Building #1 (the upper barn), to spell out more clearly what the requirement would be for a City Stables concessionaire in terms of youth programs, and to provide a response as to whether or not staff supported a proposal introduced by Councilmember Kernighan to postpone issuance of an RFP until after improvements at the site were made.

KEY ISSUES AND IMPACTS

Cost of Upper Barn Demolition

Demolition of Agricultural Building #1 (the upper barn) is not included in the project outlined in the November 13, 2007 staff report regarding City Stables. Staff's estimate for the cost of

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demolition of the upper barn and to make the remaining land area safe is \$100,000 based on an analysis provided by a design consultant and City facility project staff.

Youth Program Requirements

If the Office of Parks and Recreation is authorized to do so and issues a Request for Proposals(RFP) for a concessionaire for City Stables, the concessionaire will be required to provide free and low-fee programs at City Stables to underserved Oakland youth. Youth programs will have to include programs that involve horses as well as agricultural, environmental, and California history programs. Part of the concessionaire's obligation for youth programs will include partnering with the Office of Parks and Recreation (OPR) to provide services to young people already enrolled in OPR programs. Specific numbers of youth served will depend on the concessionaire's overall capacity, but the total percentage of youth served in City Stables programs for free or at reduced rates will have to be at least 50%.

Timing of the RFP

The Office of Parks and Recreation supports Councilmember Kernighan's recommendation to implement facility improvements immediately and wait 12 months before issuing an RFP for the concession at City Stables. Approaching the project in this way would allow time to conduct focus groups to ensure community engagement in the planning for City Stables operations. OPR would like to hire an experienced consultant to conduct the community process at an estimated cost of \$25,000 but funding has not yet been identified.

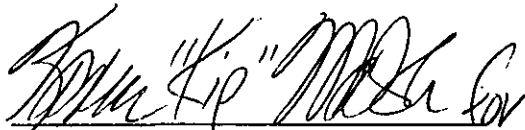
RECOMMENDATION(S) AND RATIONALE

Staff recommends that City Council accept this supplemental informational report to the November 13, 2007 report regarding City Stables.

ACTION REQUESTED OF THE CITY COUNCIL

No action required.

Respectfully submitted,



Audree Jones-Taylor, Director
Office of Parks and Recreation

APPROVED AND FORWARDED TO THE CITY COUNCIL:



Office of the City Administrator

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