

**AUBURN AREA RECREATION AND PARK DISTRICT
MEETING OF THE ACQUISITION AND DEVELOPMENT COMMITTEE AGENDA**

WEDNESDAY, APRIL 22, 2026, 9:30 AM

**CANYON VIEW COMMUNITY CENTER, BOARD ROOM
471 MAIDU DRIVE
AUBURN, CA**

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People using the Zoom website will be able to see and hear the Committee, and the Committee will be able to hear the public. The Committee will not receive any visual/video from the public. This is done to avoid inappropriate visual content at the meeting.

Questions and comments can be sent via email to the District Administrator no later than one hour before the meeting. These emails will be read aloud at the meeting and responded to accordingly. Emails can be sent during the meeting, and staff will work to ensure that all are read, however the best way to have your comment heard is through the Zoom meeting or the associated phone number.

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1.0 CALL TO ORDER

Gray ____ Lynch ____

2.0 ANNOUNCEMENTS, AGENDA REVIEW, CHANGES AND APPROVAL

3.0 PUBLIC COMMENT – This is the time wherein any person may comment on any item not on the agenda within the subject matter jurisdiction of the Committee Chairperson, please state your name and address for the record (optional). There is a time limitation of three minutes.

4.0 BUSINESS

4.1 Approval of Minutes from the March 18, 2026, Acquisition & Development Meeting (Pages 3-4)

Recommendation: Review and approve minutes.

4.2 ARD Beggs Field Score Booth Tower Staircase Replacement Project – Additional Funding (Page 5)

Shall the Auburn Recreation District Board of Directors approve additional funding for the Beggs Field Score Booth Tower Staircase Replacement Project?

Discussion items:

1. Possible Places for New Pickleball Courts (Pages 6-7)
2. 2024 - 2025 Project Activity Report

5.0 ITEMS TO BE CONSIDERED AT FUTURE ACQUISITION & DEVELOPMENT MEETINGS

None.

6.0 BRIEF ANNOUNCEMENTS AND REPORTS FROM THE BOARD MEMBERS – PARK VISITS AND OBSERVATIONS

None.

AUBURN AREA RECREATION AND PARK DISTRICT
This agenda is hereby certified to have been posted as follows:

ADJOURNMENT

April 17, 2024
Date

10:30 Am
Time

Cathy Warford
Secretary to the Board

**Acquisition Auburn Area Recreation and Park District
Minutes of the Acquisition & Development Committee Meeting
Wednesday, March 18, 2026 at 9:30 AM
Canyon View Community Center, Board Room
471 Maidu Drive, Auburn, CA 95603**

1.0 CALL TO ORDER

The meeting of the Acquisition & Development Committee was called to order at 9:32 AM.

ROLL CALL

Vice-Chairperson Gray and Chairperson Lynch were present.

2.0 ANNOUNCEMENTS, AGENDA REVIEW, CHANGES AND APPROVAL

The agenda was approved as written.

3.0 PUBLIC COMMENT

Patsy Lynch, Auburn resident, asked the Committee what ARD was doing about the Ashley Dog Park because it is so full?

4.0 BUSINESS

4.1 Approval of Minutes from the February 2026 Acquisition & Development Meeting

The Committee reviewed and approved the minutes from the February 18, 2026, Acquisition & Development Committee Meeting.

4.2 FY 2026-2027 Project List and Future Plan Update

The Committee approved the FY 2026-2027 Project List and Future Plan Update and forwarded this item with a positive recommendation for review and approval by the Board of Directors.

4.3 Amendment to MVCC Ground Lease

The Committee reviewed the Amendment to MVCC Ground Lease and recommends Option #1, which would change the current 10-year time frame to a larger number.

Discussion Items:

1. Possible Places for New Pickleball Courts – this item was discussed. The Committee would like this item brought back in April.
2. 2024 - 2025 Project Activity Report - this item was discussed.

5.0 ITEMS TO BE CONSIDERED AT FUTURE ACQUISITION & DEVELOPMENT MEETINGS

Additional parking spaces at the Maidu office.

6.0 PENDING ITEMS REQUIRING MORE DETAILED RESEARCH

None.

7.0 BRIEF ANNOUNCEMENTS AND REPORTS FROM THE BOARD MEMBERS – PARK VISTS AND OBSERVATIONS

None.

ADJOURNED

As there was no further business, the meeting was adjourned at 10:30 AM.

Cathy Wayford
Board Secretary

3/26/26
Date

4.2 Cover sheet –ARD Beggs Field Score Booth Tower Staircase Replacement Project-Additional Funding

ARD Acquisition & Development Meeting April 22 and Board of Directors Meeting April 30, 2026

The Issue

Shall the Auburn Recreation District Board of Directors approve additional funding for the Beggs Field Score Booth Tower Staircase Replacement Project?

Background

On February 26, 2026, the ARD Board of Directors approved a contract with Pridex Construction Group Inc. for the Beggs Field Score Booth Tower Staircase Replacement Project. The contract with Pridex was for \$49,984.00. The Board approved a 5% District controlled contingency of \$2,499.20 for a total of \$52,483.20.

At the pre-construction meeting it was discovered that the existing concrete slab the wood stairs are sitting on was sloping downhill away from the building and the incoming staircase system requires a flat surface. Pridex was asked for a cost to remove and replace this slab plus provide a credit for reducing the thickness and width of an adjacent concrete slab that was part of the contract. A cost of \$18,000.00 was received for the added work and a credit of \$3,984.00 was given for the subtracted work making the total added cost \$15,016.00.

\$15,016.00 added to the contract of \$49,984.00 totals \$65,000.00. This less the contract plus contingency (\$65,000.00-\$52,483.20) leaves the project \$12,516.80 short.

Recommendation for the Board of Directors

Staff recommends that the Board of Directors authorize an additional \$15,000 in contingency for the Beggs Field Score Booth Tower Staircase Replacement Project.

Fiscal Impact

The fiscal impact is as follows:

Original contract:	\$49,984.00
Original contingency:	\$2,499.20
<u>Proposed additional contingency:</u>	<u>\$15,000.00</u>
TOTAL	\$67,483.20

The costs for this project are being paid out of Future Cap Reserves.

Attachments

None

Discussion Item # 1 - Cover sheet – Possible Locations for New Pickleball Courts

Auburn Area Recreation and Park District Acquisition and Development meeting March, 2026; April, 2026

The Issue

A discussion about possible locations for new pickleball courts. This item was requested to be discussed by the A&D Committee.

Background

ARD currently has the following inventory of pickleball and tennis courts:

Regional Park

6 permanent outdoor pickleball courts

4 permanent outdoor tennis courts

3 indoor pickleball courts using the multi-use gym (these courts are only available at certain times)

Recreation Park

3 indoor pickleball courts using the multi-use gym (these courts are only available at certain times)

Meadow Vista Park

4 permanent outdoor pickleball courts

1 permanent outdoor tennis court

Sugar Pine Ridge Park (“Winchester Park”)

1 permanent outdoor tennis court

In addition to this, ARD also partnered with the City of Auburn and created 3 new *permanent pickleball courts at the School Park Preserve (* the courts are technically multiuse and can be used for other purposes such as events).

The continuing growth of pickleball has resulted in sometimes lengthy waits for court time.

The Auburn Pickleball Club has indicated that they have interest in helping to build new courts. It was requested that staff provide information on possible locations. That information, with photos and pros/cons for each location is attached.

Please note that the cost to build new courts is not listed as a con on any of the sites, as this is a constant. If a site has possible extra costs to build, a notation is made.

At the March A&D meeting, the committee asked for more information about two possibilities:

- 1) Converting the Recreation Park outdoor basketball court to pickleball courts. A document is attached with a basic drawing and some pictures. Please note some of the "Existing Conditions" notes on the drawing.
- 2) Converting existing tennis courts to pickleball courts. The last time tennis courts were converted, the cost was \$17,000, which only included basic crack repair. For budget purposes, the District would need to at least double that amount. Other costs would include the costs of new pickleball nets and any additional/improved crack repair.

Recommendation for the Acquisition and Development Committee

Review and discuss.

Fiscal Impact

Unknown at this time

Attachments

Drawing and pictures of a possible conversion of the Recreation Park outdoor basketball courts
Possible locations for new pickleball courts

Possible pickleball courts at Recreation Park outdoor basketball courts





2025/2026 PROJECT ACTIVITY REPORT		UPDATED 04/16/26		
PROJECT	EST. COST	NOTES	EST. COMPLETED	
RECREATION PARK				
Gym Roof Failure	TBD	Project completed. Staff has hired a new solar maintenance contractor and is in process of having them replace the old solar inverters to get the panels working again as soon as possible.	NOVEMBER 2025	
North Playground	120,000.00	Play structure needs to be replaced and is planned as a Lower Grades (2-5 year old) design with swings and shade components. Public voting and turnkey "vendor install" process will be used again starting in May.	SPRING 2026	
North Playground ADA Path of Travel	30,000.00	Concrete walkway ADA path of travel has been re-designed to come off the NE corner of the gym by the splash pad instead of across the lawn. A separate, shorter non-ADA concrete path may be constructed to come off of the main asphalt path for parents with strollers but this is being re-considered and may be removed from scope. Staff is in process of finalizing the drawings for this work and will be obtaining budget pricing from a contractor prior to being officially put out to bid. Project is planned to follow the playground replacement work.	SUMMER 2026	
Wheelchair Swing Repair	3,000.00	Project completed. Contractors finished repairing the wheelchair swing again and staff has put up signage asking patrons to not overload the swing. Swing was damaged three times due to excessive weight being applied while swinging at top speed. Arc of swing was slightly reduced to further reduce chance of damage.	NOVEMBER 2025	
Beggs Field Scoreboard Replacement	7,500.00	Staff has initiated the permit for this work through the City of Auburn and obtained the required structurally engineered post and footing designs. Staff is awaiting sponsor logos from Little League in order to place the order for the scoreboard. Auburn Little League has been working in the background getting a licensed contractor lined up to do the work.	SPRING/SUMMER 2026	

2025/2026 PROJECT ACTIVITY REPORT		UPDATED 04/16/26		EST. COMPLETED
PROJECT	EST. COST	NOTES	PINK COLORED SECTIONS INDICATE NEW ACTIVITY	
Beggs Field Score Tower Stairs	40,000.00		Project construction has been pushed out to July 1, 2026 to not interfere with upcoming Little League season. At the pre-construction meeting it was discovered that the existing concrete pad the stairs are sitting on is sloped away from the building and the new stairs will need this to be flat. Pricing has been obtained from the contractor and this extra work will be incorporated into the project.	AUGUST/SEPTEMBER 2026
MEADOW VISTA PARK				
Meadow Vista Park Ballfield			SFLL's contractors have just installed the two concrete pads for the sheds/snack sheds. Shed placement and dugout bench installation are the only items of work remaining. Sheds have been installed-staff is not sure about the dugout benches at this time.	TBD
ASHFORD PARK				
Spillway Repair & Asphalt Pave to Garage	85,000.00		Safety issue of the tripping hazard at the surface has been repaired and staff is working on a new concrete spillway design that will also incorporate a stem wall below to prevent the pond from undermining the pavement (as it currently is doing). New asphalt paving work from spillway to the garage will be pushed out to late spring/summer.	SPRING/SUMMER 2026

2025/2026 PROJECT ACTIVITY REPORT		UPDATED 04/16/26	
PROJECT	EST. COST	NOTES	EST. COMPLETED
Maintenance Garage Drive Entry Improvements	15,000.00	PINK COLORED SECTIONS INDICATE NEW ACTIVITY Before the driveway paving project can be done, the frontage at the maintenance garage needs concrete work improvements. Concrete pad of the garage needs to be modified to eliminate a gap under the rolling door and a concrete swale will be installed to help with drainage. The area sits in a low spot below two hills and receives a large amount of rainfall runoff creating very muddy conditions. This project has been bid and awarded to Alercon Concrete Construction out of Auburn Ca. Preconstruction meeting took place 4/16/26 and the project is planned to start late in the week of 4/20/26 weather permitting. The concrete will need to be pumped from the front parking lot on Auburn Ravine Road so staff will be closing this small lot off for half a day.	APRIL 2026
Pond Fill Culvert Sinkhole	TBD	The pond was temporarily drawn down so that the culvert pipe camera contractor can get better video of the pipe. This work took place on 4/16/26 and the video showed the culvert was in poor shape with the bottom rusted out for long stretches and a collapse/pinch point near the middle. Staff is awaiting the report and video from the contractor and upon receipt will reach back out to underground piping contractors to come up with a scope and budget estimate. With these in place, the work will need to be put out to formal public bid.	SPRING/SUMMER 2026
OVERLOOK PARK			
REGIONAL PARK & MARRIOTT MEADOWS SITE			

UPDATED 04/16/26			
2025/2026 PROJECT ACTIVITY REPORT	EST. COST	NOTES	EST. COMPLETED
PROJECT		PINK COLORED SECTIONS INDICATE NEW ACTIVITY	
Marriot Meadows CD's and Park Construction Project (2021/22)	TBD	After meeting with the consultant team to review the county plan check comments in detail, it became clear that the least expensive, complicated and time consuming route to proceed would be for ARD to write a letter to Placer County declaring the project exempt from thier Improvement Plan Process. A county Encroachment Permit will still be needed for the park's driveway connection to Richardson Drive, Building Permits will still be needed for the restroom, shade structures and electrical, and ARD will need to comply with the Placer County Conservation Program (PCCP) requirements and pay mitigation fees for converting wooded area into park amenities. Project bidding will need to be pushed out to Fall/Winter 2026 for a Spring 2027 construction start hopefully finishing in Fall 2027. Project grant funding needs to be expended by June, 2028.	BID FALL/WINTER 2026, CONSTRUCT SPRING/SUMMER 2027
Marriot Meadows Park Fence Improvements Project		Project was completed on October 8. Staff has heard that the Deer Ridge community is very happy with the project.	SEPTEMBER 2025
Dry Creek Picnic Area Playground	125,000.00	Project was completed and opened back up to the public the day before Thanksgiving. This is a lower-grades play structure designed for 2-5 year olds but older kids can of course use it as well.	WINTER 2025
Pickleball/Tennis Courts	TBD	Courts will be monitored this winter for water damage and a long french drain project partially surrounding the courts has been added to the project list. When installed, it is hoped that this drainage system will remedy the suspected water intrusion under the paved surfaces. This french drain is proposed to be pushed out to 27/28 fiscal year due to workloads. A slip-sheet repair system, also on the project list, is now proposed to be pushed out to 28/29 fiscal year.	2027/28 FISCAL YEAR
CVCC			

2025/2026 PROJECT ACTIVITY REPORT		UPDATED 04/16/26		EST. COMPLETED
PROJECT	EST. COST	NOTES	PINK COLORED SECTIONS INDICATE NEW ACTIVITY	
Bike Park - Construction & Maintenance (2015/2016)	4,800.00	District has purchased additional soil for the planned Pump Track Refurbishing Project which is planned to begin the week of 3/16. ATA will be primarily taking lead on this and is hiring the previous bike park earthwork specialist. Two more dirt shipments have become required for the jump and trail sections of the park but the pump track work has been completed.		SPRING 2026
RAILHEAD PARK				
Parking Lot Repair/Re-seal (2022)	150,000.00	Project completed.		JULY 2025
New Irrigation Pump & Filter (2023)	80,000.00	New pump has been installed/project completed at the end of April. Staff is monitoring the new radio control equipment that was installed to ensure that it is working properly as the previously installed antennas were not communicating properly. Staff will be getting quotes to enclose the new pump station with a chain link fence/gate to protect the new antenna.		APRIL 2025
WINCHESTER PARK				
Fiscal Year Projects Total:	660,300.00			