




MEMORANDUM

TO: Mayor and Council

FROM: Howard Lazarus, Public Works Director 

DATE: June 26, 2012

SUBJECT: Turner Roberts Recreation Center – Status Update of Gymnasium Repairs and New Multi-Purpose Facility

CC: Marc Ott, Robert Goode, Bert Lumbreras, Sara Hensley, Keri Juarez, Kimberly McNeeley, R Truelove

The Public Works Department (PWD) is requesting Council approval of a \$125,000 professional services agreement with Graeber Simmons and Cowan (GSC) for design work to repair the Turner Roberts Recreation Center (TRRC) at the June 28th Council meeting. This agreement is a required part of the settlement agreement that Council has previously approved, and is necessary to continue with the repair effort. A status update on the gymnasium repairs at TRRC is provided in the paragraphs below.

As you recall, Council approved proceeding with a contract to initiate repairs for this facility with the hope that total reconstruction would not be necessary. The Notice to Proceed (NTP) for the repair work was issued to Chasco Constructors on March 19, 2012. At the time of NTP, the repairs to the TRRC were expected to take between 6 and 10 months.

The contractor has excavated beneath the existing foundation so, we now have more precise information about the condition of the facility, including the piers, beams and foundation. Based on analysis of the existing conditions, we have determined that **demolition and reconstruction of the gymnasium portion** of the facility provides both the soundest technical approach and the best value for the City.

Although this approach will extend the duration of construction and will most likely require additional funding beyond the initial estimate for repair, we believe this is the best approach to ensure the community ends up with a quality facility. PWD anticipates coming back to Council for approval once the requirement is better defined. The remaining portion of the facility has been found to be structurally sound and needs only minor repairs.

Demolition will begin as soon as permits are received and we hope to complete the demolition prior to the start of the school year. The reconstruction of the gymnasium is expected to take approximately one

year. The construction area will be firmly secured to protect the safety of students, faculty and staff at Overton Elementary. Minimizing disruption to the learning environment and preserving the use of the outdoor basketball court will be a top priority for the project team.

Austin Independent School District is currently constructing an alternate facility adjacent to the recreation center. This facility is expected to be complete in August or September. School officials plan to provide a covered walkway from the school to the new facility.

Parks and Recreation Department and Public Works Department staff meet with community members at least monthly and send regular updates to keep neighbors informed. If you have questions or need additional information, please do not hesitate to contact me.