

Memorandum

To: Programs, Projects and Operations Subcommittee

Subject: City of Papillion Request – Glenwood Hills Park

Date: February 1, 2011

From: Gerry Bowen

In April, 2010, the District approved a Recreation Area Development Program application from the City of Papillion for improvements to Glenwood Hills Park. The project was to install a park shelter and to relocate a bridge to the park. The approval amount was \$24,059 (50% of \$48,118).

Due to a change in the floodplain maps for Midland Creek in May, 2010, the City needs to prepare a “no-rise” certificate in order to install the bridge. The cost for this study was not included in the original application. In addition, the cost to prepare bidding documents was not included. The City estimates these costs to be approximately \$12,000.

They are asking (see attached letter) for an increase in the maximum cost share amount for the project from \$24,059 to \$30,000. The project has not been bid or constructed, therefore, these cost are estimates. The District’s program provides for a cost share rate of 50% of actual costs up to the maximum amount approved by the Board.

Management recommends approval.

- **It is recommended that the Subcommittee recommend to the Board that the maximum cost share amount for the City of Papillion’s Glenwood Hills Park Recreation Area Development Project be increased from \$24,059 to \$30,000.**



CITY OF PAPILLION

David P. Black, Mayor

Jeffrey L. Thompson, P.E., CPECS, CFM
Manager of Engineering Services

122 East Third Street

Papillion, Nebraska 68046

Phone 402-898-9092

Fax 402-339-0670

E-Mail: jeffti@papillion.org

January 25, 2011

Mr. Gerry Bowen
Papio-Missouri River Natural Resource District
8901 S. 154th Street
Omaha, NE 68138

VIA: E-Mail

RE: Glenwood Hills Park Shelter and Bridge
Request for Additional Cost Sharing Grant Funding
City Projects

Mr. Bowen:

On March 10, 2010 Anthony Gowan, the Parks Director for the City of Papillion, made application to the Papio-Missouri River Natural Resource District for a cost share program for improvements to the Glenwood Hills Park located at the intersection of Glenwood Avenue and Corn Drive. Those improvements included a park shelter, picnic tables, grills, and a pedestrian bridge and trail system over West Midlands Creek connecting this park to the Schram Road trail system. The total project construction cost estimate at the time of application was \$48,118.00. The PNRD Board approved our request and agreed to a cost share not to exceed \$24,059.00.

Upon my review of Mr. Gowan's request, I've identified a number of additional costs and project constraints that were not included in his original cost estimate. As you are aware in May of 2010, FEMA updated the FIRM maps for the entire Omaha Metro area including the City of Papillion and Sarpy County. With that being said, the park land located within the Glenwood Hills subdivision is now located almost inclusively within the floodway and special flood hazard area making any structural park improvements (shelter, bridge, restrooms, etc) hopeless without providing a no-rise certification.

I have reviewed the FIS study data as well as existing site conditions and have consulted with a special engineering firm as to accuracy of the modeling used for the new mapping. We are confident that model used for the new FIRM maps did not account for existing site conditions which would include the construction of Schram Road and the removal of an abandoned railroad right-of-way embankment and collapsed box culvert.

Taking that into consideration we feel it would be appropriate to file an application for a letter of map revision (LOMR) with FEMA. This application would include updated modeling that would also account for the proposed pedestrian bridge which we feel is a vital connectivity component for this area and our comprehensive parks plan. Furthermore it is our opinion that promoting gathering in park areas located within the special flood hazard areas would be irresponsible as they could be subject to flooding in a major storm event.

Mr. Gerry Bowen
January 25, 2011
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The cost estimate to complete the LORM modeling and paperwork is approximately \$3,500. The original cost share estimate also did not include the cost associated with the design, generation of bid documents and survey control for the park improvements which I have estimated as approximately \$8,500. This cost would include the structural design of the bridge abutments and shelter foundations as well as plans and specifications which allow the project to go to competitive bid.

At this time I would like to formally request your consideration in allowing a total project cost increase of approximately \$12,000 which I would proposed be cost shared equally between our two parties. This proportional split would be consistent with our current agreement making the PNRD responsible for no more than \$30,000.

Without your approval, it is likely that the installation of these improvements as well as those planned in the future would need to be modified making this park less of a community attraction and more of a neighborhood amenity.

If you, your staff or any of your board members have any questions I would be happy to answer them at your convenience.

Respectfully submitted by,

City of Papillion



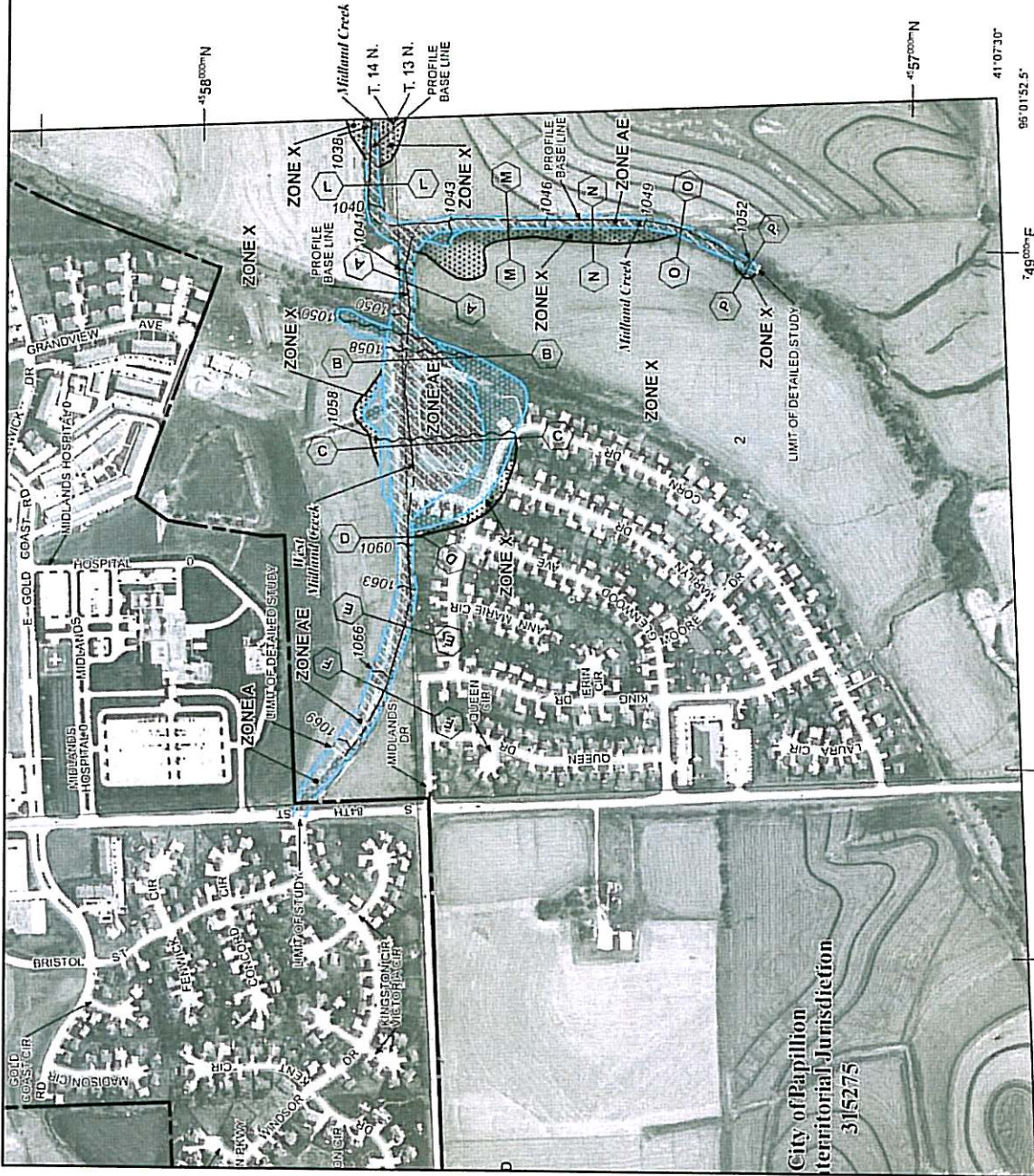
Jeffrey L. Thompson, P.E., CPESC, CFM

cc: File
Mr. Anthony Gowan, City of Papillion

Printed at 1:800-638-6620.



MAP SCALE 1" = 500'



City of Papillion
Territorial Jurisdiction
315275

JOINS PANEL 0200

748°00'00"E

749°00'00"E

41°07'30"

95°01'52.5"

NATIONAL FLOOD INSURANCE PROGRAM

PANEL 0068H

FIRM
FLOOD INSURANCE RATE MAP
SARPY COUNTY,
NEBRASKA
AND INCORPORATED AREAS

PANEL 68 OF 255
(SEE MAP INDEX FOR FIRM PANEL LAYOUT)

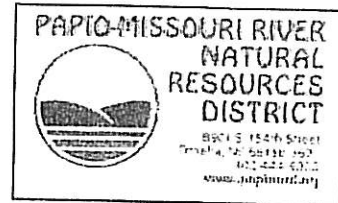
DATE: 11/17/2009
DRAWN BY: J. L. DUNN
CHECKED BY: J. L. DUNN
APPROVED BY: J. L. DUNN

MAP NUMBER
3153C0068H
MAP REVISED
MAY 3, 2010



Federal Emergency Management Agency

This is an official copy of a portion of the above referenced flood map. It is not to be used for any purpose other than that for which it was prepared. Any use of this map for any other purpose is at the user's risk. The user is responsible for obtaining the latest product information about National Flood Insurance Program flood maps from the FEMA Flood Map Store at www.mtc.fema.gov.



RECREATION AREA DEVELOPMENT

SPECIAL PROJECT REQUEST APPLICATION

1. DATE: March 10, 2010

2. PROJECT NAME: Glenwood Hills Park Shelter & Bridge

3. PROJECT SPONSOR: City of Papillion

ADDRESS: 122 East Third Street
Papillion, NE 68046

4. CONTACT PERSON: Anthony Gowan

TITLE: Parks Director

5. TELEPHONE: (402) 597-2049

6. E-MAIL: tgowan@papillion.org

7. PROJECT LOCATION:

Intersection of Glenwood Avenue and Corn Drive in Southern Papillion

8. DESCRIPTION OF PROJECT:

Project entails the installation of a new 20' by 20' shelter, grill, and picnic tables as well as a pedestrian bridge owned by the City of Papillion. This would also include the installation of a sidewalk to connect this area to the Schram Road Trail.

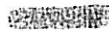
9. TOTAL ESTIMATED COST: \$ 48,118.00

10. COST SHARE REQUESTED: \$ 24,059.00

11. SIGNATURE/TITLE:

Anthony Gowan ANTHONY GOWAN - PARKS DIRECTOR



 - DENOTES NEW WALK/BRIDGE + SHELTER IN GRANT PROPOSAL.



SCALE: 1" = 100'



2 THOMPSON, DREESSEN & DÖRNER, INC.
Consulting Engineers & Land Surveyors
10930 OLD MILL ROAD OMAHA, NEBRASKA 68154
PHONE 402.330.8554 FAX 402.330.5506 EMAIL TD@TDDCO.COM
WWW.TDDCO.COM

JOB NO: 181-540

181540_CN-12-2-09.dwg

SPLASH PAD LAYOUT

CITY OF PAPIILLON

SITE PLAN

scale:	AS SHOWN
date:	12-2-09
drawn by:	ASB
checked by:	ADB
revision:	

CITY OF PAPILLION SUBMISSION RECREATION AREA DEVELOPMENT PROGRAM

GLENWOOD HILLS SIDEWALK/BRIDGE ATTACHMENT TO SCHRAM ROAD TRAIL; GLENWOOD HILLS SHELTER BUILDING AND INSTALLATION

Description	Approx. Quantities	Unit Price	Amount
Install Pedestrian Bridge Abutments	2 EA.	\$1,500.00	\$ 3,000.00
Install 40' x 4" Pedestrian Bridge (provided by City of Papillion)	1 LS	\$2,000.00	\$ 2,000.00
Install 6" x 6' PCC Sidewalk	3000 s.f.	\$ 4.00 s.f.	\$12,000.00
Install 22' x 22' x 4" Concrete Pad	484 s.f.	\$ 4.00 s.f.	\$ 1,936.00
Install Concrete Footings (4 per structure)	1 EA.	\$ 1,500.00	\$ 1,500.00
Install 4' x 4' Concrete Trash Can/Grill Pad	32 s.f.	\$ 4.00 s.f.	\$ 128.00
Installation of Shelter Equipment	1 LS	\$ 4,000.00	\$ 4,000.00
Trash Receptacle, in place	1 EA.	\$ 1,500.00	\$ 1,500.00
Rough in Electrical Conduit	1 LS	\$ 300.00	\$ 300.00

20' x 20' Park Shelter, delivered to jobsite	1 LS	\$ 11,500.00	\$ 11,500.00
Super Turf 2 with Straw matting	1877 SY	\$ 2.00	\$ 3,754.00
Misc. Site Prep/Grading	1 LS	\$ 3,500.00	\$ 3,500.00
Picnic Benches	4 EA.	\$ 700.00	\$ 2,800.00
Galvanized Grill	1 EA.	\$ 200.00	\$ 200.00
			<hr/>
			\$ 48,118.00

Shelters & Pavilions

10 73 00/POR
Buyline 4455



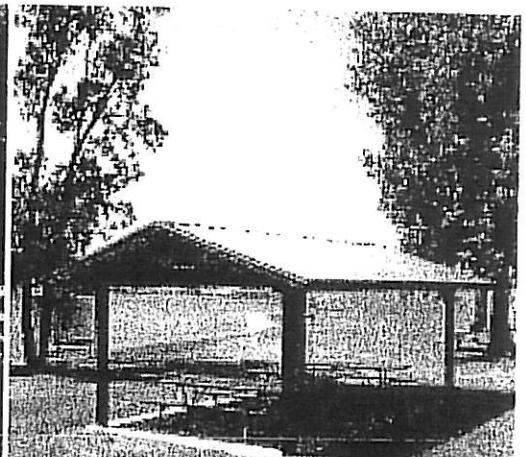
SMALL HEXAGONAL (HXE 20 SPAS)

Available in sizes ranging 16' to 64'



LARGE HEXAGONAL (HXE 64 MR)

Available in sizes ranging 16' to 64'



GABLE ROOF RECTANGULAR (REK16x24 TGM)

Available in 16' to 30' widths and unlimited 20' bays



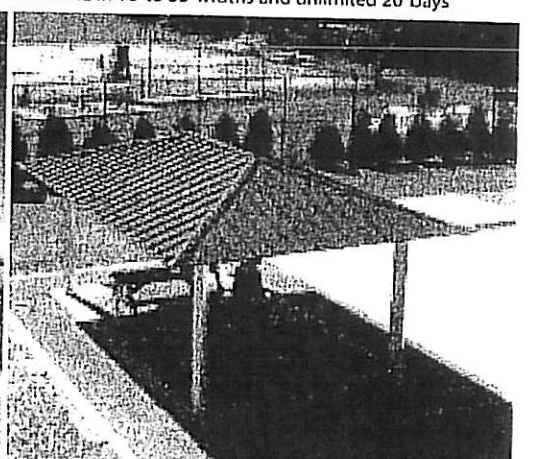
SMALL OCTAGON (OTC 24 SPAS)

Available in sizes ranging 16' to 64'



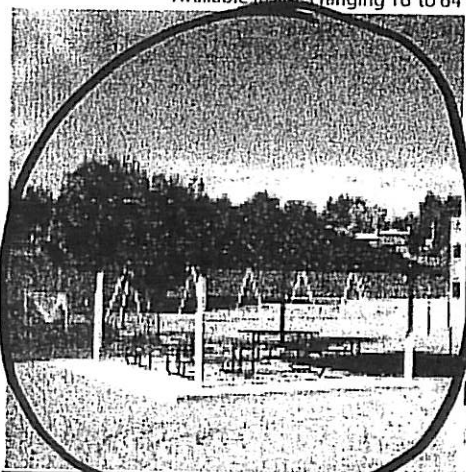
LARGE OCTAGONAL (OTC 58 MR)

Available in sizes ranging 16' to 64'



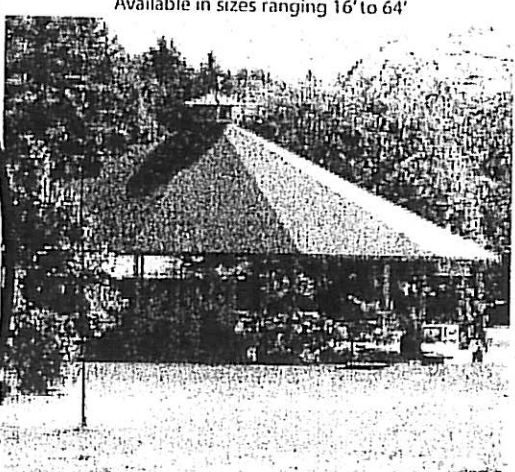
HIP ROOF RECTANGULAR (RAM16x24 MR)

Available in 16' to 50' widths and unlimited 20' bays



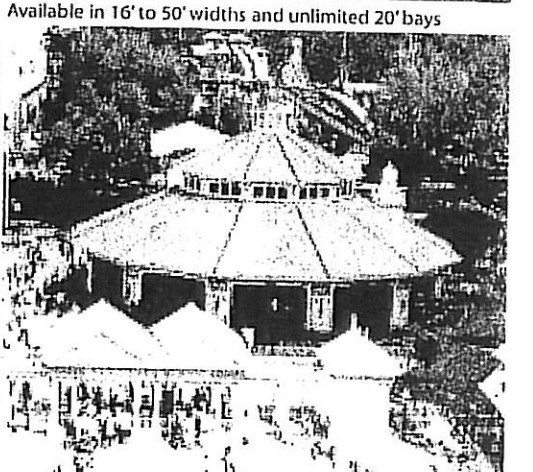
SQUARE (SQR 20 MR)

Available in sizes ranging 12' to 50'



DODECAGON PAVILION (PVA 85 SPAS)

Available in sizes ranging 49' to 85'



CAROUSEL HOUSE (PLC 85 TGA5)

Available in sizes ranging 49' to 85'

800-354-7721

poligon
PARK ARCHITECTURE

www.poligon.com

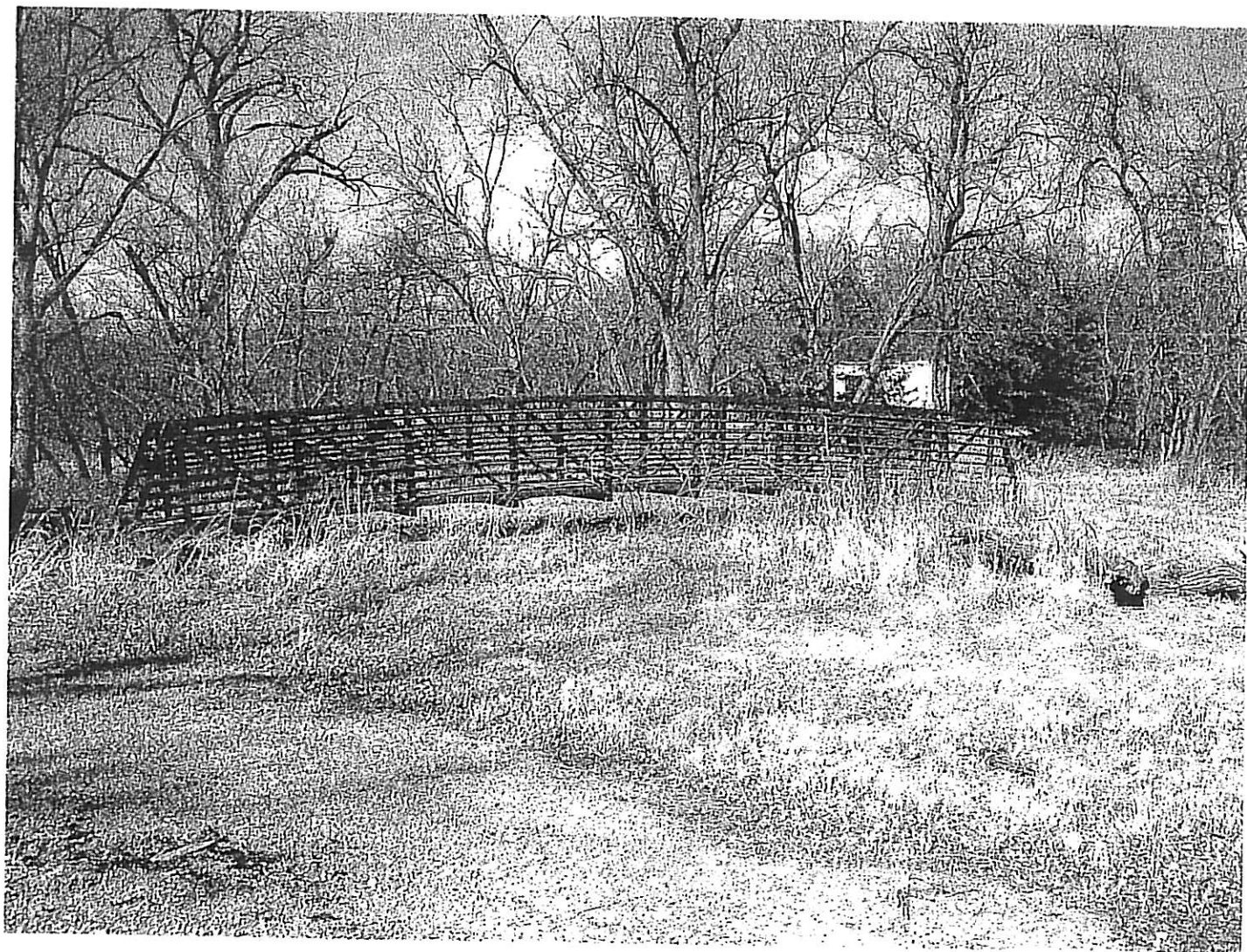
3

PROPOSED SHELTER TYPE



Crouch Recreation
 Crouch Recreational Design
 6946 N. 97th Circle
 OMAHA, NE 68122
 Phone: 402-496-2669
 Fax: 402-496-2018
 Email:

CUSTOMER INFORMATION		PROJECT INFORMATION	
Name	Home Office	Project Name	Glenwood Hills Park
Address	6946 N. 97th Circle	Job Location	OMAHA, NE 68122
City, State Zip	OMAHA, NE 68122	Quote Number	60258
Country	United States	Revision	0
Phone		Freight Miles	613 miles
Fax		Date Quoted	March 09, 2010
		Day Quote Expires	April 08, 2010
DESIGN CRITERIA			
Building Code	IBC 2006	Calc Books	2
Wind Speed	90	Drawings	4
Ground Snow Load	25	Submittal Approval Required	NO
Under Perimeter Beam	8.0	Sealed Drawings Required	NO
BUILDING DESCRIPTION		Upper Roof Slope	6.00/12
Model and Size	SQR-20MR		6,350.00
Primary Roof	Multi-Rib Metal Roof "R" Panel		3,500.00
Anchor Bolts			185.00
FINISHES: COLORS			
Frame	Poli-5000	TBD	0.00
BUILDING TOTALS			
Building Shipping Weight	3,127 lbs	Building Price Each	10,035.00
QUOTE TOTALS			
Building Quantity	1	Total Price	10,035.00
		Total Engineering Price	250.00
		State Sales Tax	
		Additional Sales Tax	
Total Shipping Weight	3,127 lbs	Freight Charge	850.00
		GRAND TOTAL	11,135.00
BIN			
CLR	FR0-RF0		



PEDESTRIAN BRIDGE, OWNED BY THE CITY OF PAPILLION, TO
BE INSTALLED AS PART OF THE PROPOSED GRANT.