

## 2014 Council Study Issue

### **DPW 14-15 Feasibility of Entering Into a Joint-Use Agreement with the Santa Clara Unified School District for Open Space Areas at Peterson Middle School**

**Lead Department** Public Works

**Sponsor(s)** Councilmembers Moylan and Meyering

**History** 1 year ago: None 2 years ago: None

#### **1. Scope of the Study**

##### a. What are the key elements of the study?

In 1994 the City entered into a 25 year joint-use agreement with the Santa Clara Unified School District (SCUSD) for the maintenance, improvement and use of open space areas adjacent to Braly and Ponderosa Elementary Schools. The basic terms of the agreement are the City improved and maintains the open space consisting of 4.0 acres at Braly School and 4.0 acres at Ponderosa School and has exclusive use of those areas during non-school hours. The open space areas include a large multi-purpose, natural grass athletic field and adjacent pathways and landscaping but does not include landscaping adjacent to school buildings or blacktop play areas and playgrounds.

Peterson Middle School is located at 1380 Rosalia Avenue in the City of Sunnyvale and is an active public school operated by the SCUSD, including the adjacent open space area. The open space area includes a 9.3 acre multi-purpose, natural grass athletic field with one baseball diamond, a 5.3 acre natural grass football field and track facility, and eight tennis courts. All facilities are currently in fair condition with limited public access.

This study would evaluate current use of the open space by the School District and other community members. Opportunities for increased usage would be explored. Staff would initiate discussions with the SCUSD to gauge their interest. Presuming SCUSD wants to consider such an agreement, the City would confer with them to develop an agreement outline to present to Council at a study session before drafting an agreement for Council approval. Increased capital and operating expenses will be evaluated as part of the study.

##### b. What precipitated this study?

Sunnyvale's Raynor Park is adjacent to the property parcel occupied by Peterson Middle School. Dunford Way separates the north end of Raynor Park from the southern border of the parcel with Full Circle Farms occupying a portion of the open space at Peterson Middle School. The City is in the process of selling the Raynor Activity Center. Neighbors and park users are concerned about the increased use of Raynor Park and are interested in the

City entering into a joint-use agreement with SCUSD for the open space areas at Peterson Middle School as one way to provide more open space opportunities in the neighborhood.

- c. Is this a multiple year project? No  
Planned Completion Year 2014/15

**2. Fiscal Impact**

a. Cost to Conduct Study

- i. Level of staff effort required (opportunity cost)  
 Major  Moderate  Minor

- ii. Amount of funding above current budget required \$0  
 Will seek budget supplement  Will seek grant funding

iii. Explanation of Cost:

b. Costs to Implement Study Results

- No cost to implement.  
 Unknown. Study would include assessment of potential costs.  
 Some cost to implement. Explanation:

There would be no initial cost other than staff time to explore and possibly negotiate a joint-use agreement with the SCUSD. Presuming an agreement is entered into then there could be both operating and capital costs for improving and maintaining the open space areas. Those costs would be determined as part of the study. Current costs to maintain an acre of school open space is approximately \$10,000 annually. Capital costs would have to be determined after assessing current conditions and establishing the scope of work.

**3. Expected participation in the process**

- Council-approved work plan  
 Council Study Session  
 Board/Commission Review: Parks & Recreation Commission

**4. Staff Recommendation**

- a. Position: Support
- b. Explanation: Joint-use agreements with local school districts have been an effective way for the City to provide open space to the community without incurring the expense of purchasing land.

Reviewed By: <i>Kent Steffens</i>	Date 12-26-13	Approved By: <i>[Signature]</i>	Date 12-30-13
Department Director		City Manager	