

**CITY OF EL PASO, TEXAS
AGENDA ITEM
DEPARTMENT HEAD'S SUMMARY FORM**

AGENDA DATE: February 13, 2024

PUBLIC HEARING DATE: Not Applicable

CONTACT PERSON(S) NAME AND PHONE NUMBER: Yvette Hernandez, P.E., City Engineer
(915) 212-1860

DISTRICT(S) AFFECTED: All Districts

STRATEGIC GOAL: No.1: Cultivate an Environment Conducive to Strong Sustainable Economic Development

No.4: Enhance El Paso's Quality of Life through Recreational, Cultural, and Educational Environments

SUBGOAL: 1.3 Maximize venue efficiencies through revenue growth and control.
4.3 Establish technical criteria for improved Quality of Life facilities

SUBJECT:

Discussion and action on a resolution approving capital improvements totaling approximately \$6,818,984 that includes \$2,501,484 of previously completed projects for the document known as the "Five Year Capital Maintenance Improvement Plan for the Ballpark" for FY2024 through FY2028 and approving the use of 5-year ballpark estimated revenues (\$6,825,000) as funding sources and authorizing the City Manager to make all necessary budget transfers to complete the improvements as outlined in Exhibit A.

BACKGROUND / DISCUSSION:

Ballpark lease agreement requires development and Council approval of an annual five (5) year capital improvement plan to ensure the facility is maintained to major league baseball standards. The Tenant (MountainStar Sports Group) last submitted an updated plan for Council approval on January 31, 2023.

PRIOR COUNCIL ACTION:

1. Sept. 18, 2012 City Council approved an ordinance approving lease between the City and Mountain Star Sports Group
2. June 18, 2013 City Council approved an ordinance amending the lease between the City and Mountain Star Sports Group
3. February 28, 2017 City Council approved a five (5) year Capital Maintenance Plan for the Ballpark.
4. February 20, 2018 City Council approved an updated five (5) year Capital Maintenance Plan for the Ballpark.
5. January 5, 2021 City Council approved a five (5) year Capital Maintenance Plan.
6. May 25, 2021 City Council approved an amended Five (5) Year Capital Plan (adding a project)
7. August 31, 2021 City Council approved the 2022-2025 Capital Plan
8. January 31, 2023 City Council approved the FY23-27 Capital Plan

AMOUNT AND SOURCE OF FUNDING: 5-year ballpark revenue
Proceeds from the sale of capital assets

HAVE ALL AFFECTED DEPARTMENTS BEEN NOTIFIED? X YES NO

PRIMARY DEPARTMENT: Capital Improvement
SECONDARY DEPARTMENT: Office of Management and Budget

*******REQUIRED AUTHORIZATION*******

DEPARTMENT HEAD:



Yvette Hernandez, P.E., City Engineer

RESOLUTION

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF EL PASO:

THAT the City of El Paso approves capital improvements totaling approximately \$6,818,984.00 (Exhibit “A”, attached hereto), which include \$2,501,484.00 of previously completed projects, thereby updating the document known as the “Five Year Capital Maintenance Improvement Plan for the Ballpark” for FY2024 through FY2028.

THAT the City of El Paso approves the use of 5-year Ballpark estimated revenues of \$6,825,000.00 as funding sources for the Plan.

THAT the City of El Paso authorizes the City Manager to make all necessary budget transfers to complete the improvements.

APPROVED this _____ day of _____, 2024.


CITY OF EL PASO:

Oscar Leaser
Mayor

ATTEST:

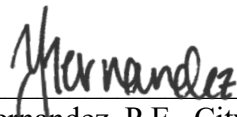
Laura D. Prine
City Clerk

APPROVED AS TO FORM:



Roberta Brito
Senior Assistant City Attorney

APPROVED AS TO CONTENT:



Yvette Hernandez, P.E., City Engineer
Capital Improvement Department

Exhibit A

2024 to 2028	PAID	NEW					DEFERRED PROJECTS	
	FY24	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028		Total Cost
	CIP--YEAR #7	CIP--YEAR #8	CIP--YEAR #9	CIP--YEAR #10	CIP--YEAR #11	CIP--YEAR #12		
	Season #10	Season #11	Season #12	Season #13	Season #14	Season #15		
Architectural/Interiors								
Trash Cans - Replacements							\$0	\$250,000
WestStar Club Interior Upgrade							\$0	\$90,000
Big Dog House Interior Upgrade							\$0	\$400,000
Admin Office Space- carpet							\$0	\$150,000
Suites 3rd & 4th floor/Outddo, Patio and Interior Upgrade							\$0	\$450,000
Locker Rooms- Upgrade (umpire, visitor and home)							\$0	\$105,000
Outdoor Barstools - Replacement		\$100,000					\$100,000	
Small Equipment			\$32,378				\$32,378	\$160,000
Splash Pad Renovation			\$225,000				\$225,000	\$50,000
	0.00	\$100,000	\$257,378	\$0	\$0	\$0	\$357,378	\$1,655,000
Structure - Operations - Security								
Concrete - Joints and Sealant Replacement	461,334.23			\$25,000			\$25,000	
Concrete - Sidewalk Replacement				\$25,000			\$25,000	
Dugout Flooring - Home and Visiting		\$25,000					\$25,000	
Turf Replacement	200,000.00		\$260,250				\$260,250	\$600,000
Turf Management Equipment				\$100,000		\$120,000	\$220,000	
Field Tarp - Replacement				\$15,000			\$15,000	
Televisions - Replacement		\$90,000	\$60,000				\$150,000	
Field Wall Padding & Netting		\$175,000	\$35,000			\$150,000	\$360,000	
Repave Ballpark Parking Lot			\$80,000				\$80,000	
Paint Steel Superstructure				\$1,300,000		\$100,000	\$1,400,000	\$100,000
Security Cameras and TV Upgrades			\$63,668	\$50,000			\$113,668	
Production - Video Hardware & Monitor Replacement	245,446.05		\$252,733				\$252,733	
Production - Video Hardware & Monitor Replacement-NEW			\$200,000		\$250,000		\$450,000	
Production - Main Video Board	590,553.95						\$0	
Field Level Sealant			\$50,000				\$50,000	
Rails (Dugout Club & Peter Piper Pizza)							\$0	\$125,000
Bird Mitigation			\$189,711				\$189,711	\$200,000
Security Fencing		\$7,500					\$7,500	
AC unit for control room					\$80,000		\$80,000	
Concourse Flooring					\$20,000		\$20,000	\$30,000
Additional Eletrical Power				\$175,000	\$100,000	\$100,000	\$375,000	
Plumbing/Water Treatment		\$385,000					\$385,000	
Elevator motor replacements		\$25,000					\$25,000	\$25,000
HVAC & Lighting Systems			\$100,000	\$50,000	\$50,000	\$50,000	\$250,000	
HVAC & Lighting Systems			\$60,410				\$60,410	
	1,497,334.23	\$707,500	\$1,351,772	\$1,740,000	\$500,000	\$520,000	\$4,819,272	\$1,080,000
Food Service & Retail								
Concession Equipment-useful life							\$0	\$1,480,000
Concession Equipment-useful life (completed)	100,000.00		\$45,000				\$45,000	
Conssseions Equipment	100,000.00	\$0	\$45,000	\$0	\$0	\$0	\$45,000	\$1,480,000
Grand Total	1,597,334.23	\$807,500	\$1,654,150	\$1,740,000	\$500,000	\$520,000	\$6,818,984	\$4,215,000
PROJECTED REVENUES	\$1,365,000		\$1,365,000	\$1,365,000	\$1,365,000	\$1,365,000	\$6,825,000	
Carry Forward Balance	-\$1,039,834		-\$1,328,984	-\$1,703,984	-\$838,984	\$6,016	\$6,016	