

# Master Plan for the Improvement of John F. Kennedy Park

June 2016

Prepared for:  
City of Tucson Parks and Recreation Department

Prepared by:  
McGann & Associates, Landscape Architects



**Mayor and Council:**

Jonathan Rothschild..... Mayor  
Steve Kozachik .....Vice Mayor, Council Member, Ward 6  
Regina Romero..... Council Member, Ward 1  
Paul Cunningham ..... Council Member, Ward 2  
Karin Uhlich..... Council Member, Ward 3  
Shirley Scott ..... Council Member, Ward 4  
Richard Fimbres ..... Council Member, Ward 5

**City of Tucson, City Manager:**

Michael Ortega ..... City Manager  
Albert Elias ..... Assistant City Manager

**City of Tucson Parks and Recreation Department:**

Fred Gray..... Director  
Joseph O’Neill ..... Project Manager  
Glenna Overstreet..... Administrator  
A.J. Rico ..... Superintendent  
Sean Nicholson..... Parks Area Supervisor  
Billy Sassi ..... Program Manager, Aquatics Unit

**Bureau of Land Management**

Linda Dunlavey..... Program Manager  
Leslie Ohr ..... GIS Specialist

**Arizona Game and Fish Department**

Joanne Hill..... Urban Fishing Lake Coordinator

**McGann & Associates, Landscape Architects**

Donald McGann ..... Project Manager, Landscape Architect  
Scott Martinez..... Assistant Project Manager, Landscape Architect  
Darlene Showalter ..... Landscape Architect

**GLHN Architects and Engineers:**

John Gomez, P.E.....Electrical Engineer

**Aqua Design International:**

David Acklin.....Aquatic Facility Specialist

**Part 1: Introduction**

1.1 Introduction ..... 1-1  
 1.2 Character of the Park ..... 1-2  
 1.3 Land Status ..... 1-3  
 1.4 Plan of Development (POD) as required by the Bureau of Land Management ..... 1-3  
 1.5 Purpose and Intent of the Master Plan Update ..... 1-4  
 1.6 Term of the Master Plan ..... 1-4  
 1.7 Organization of Master Plan Report ..... 1-4

**Part 2: Context and Setting**

2.1 Introduction ..... 2-1  
 2.2 Adjacent Roadways ..... 2-1  
 2.3 Adjacent Development and Land Uses ..... 2-1  
 2.4 Library and Border Patrol Offices ..... 2-3  
 2.5 City Parks and Recreational Facilities in the Vicinity of the Park ..... 2-3  
 2.6 School in the Vicinity of the Park ..... 2-3  
 2.7 Median Age and Median Household Income within the Service Area ..... 2-4

**Part 3: Summary of Existing Conditions**

3.1 Introduction ..... 3-1  
 3.2 Park Entrances ..... 3-1  
 3.3 Internal Park Drives ..... 3-1  
 3.4 Parking Lots ..... 3-1  
 3.5 Buildings – Ramadas ..... 3-1  
 3.6 Buildings – Concessions ..... 3-2  
 3.7 Restroom Buildings ..... 3-2  
 3.8 Outdoor Performance Stage ..... 3-2  
 3.9 Sport Courts ..... 3-2  
 3.10 Sports Fields ..... 3-2  
 3.11 Playgrounds ..... 3-2  
 3.12 Aquatic Facilities ..... 3-3  
 3.13 Fishing Lake ..... 3-3  
 3.14 Pedestrian Walkways and Trails ..... 3-3  
 3.15 Potable Water System ..... 3-3  
 3.16 Irrigation Water System ..... 3-3  
 3.17 Sanitary Sewer System ..... 3-4  
 3.18 Electrical System ..... 3-4  
 3.19 Site Lighting ..... 3-4

**Part 4: Planning Process**

4.1 Introduction ..... 4-1  
 4.2 Public Meeting No. 1 – March 10, 2016 ..... 4-1  
 4.3 City of Tucson Parks Commission Meeting – April 27, 2016 ..... 4-1  
 4.4 Public Meeting No. 2 – May 4, 2016 ..... 4-1  
 4.5 Integration of Public and Stakeholder Input ..... 4-2

**Part 5: Proposed Master Plan**

5.1 Proposed Master Plan.....5-1

5.2 Recommendations for Use Areas / Zones within the Park.....5-1

5.3 Southeast Active Recreation Zone.....5-3

5.4 Fishing Lake Zone.....5-7

5.5 Group Use Area / Zone.....5-11

5.6 Fiesta Area / Zone.....5-15

5.7 Northwest Picnic Area and Sports Fields Zone.....5-19

5.8 Park Entry Signs.....5-24

5.9 Development Priorities.....5-25

5.10 Order-of-Magnitude Cost Estimate.....5-26

5.11 Potential Funding Sources.....5-26

5.12 Cost Estimate – Southeast Active Recreation Zone.....5-27

5.12 Cost Estimate – Fishing Lake Zone.....5-29

5.13 Cost Estimate – Group Use Area / Zone.....5-31

5.14 Cost Estimate – Fiesta Area / Zone.....5-33

5.15 Cost Estimate – Northwest Picnic Area and Sports Field Zone.....5-35

**Appendix A: Existing Conditions**

A.1 Existing Conditions.....A-1

A.2 Existing Park Entries.....A-1

A.3 Internal Park Drives.....A-2

A.4 Parking Lots.....A-5

A.5 Existing Buildings.....A-9

A.6 Existing Sports Fields and Courts.....A-18

A.7 Playgrounds.....A-20

A.8 Aquatic Facilities.....A-20

A.9 Fishing Lake and Related Improvements.....A-23

A.10 Operations and Maintenance Facility.....A-25

A.11 Pedestrian Walkways and Trail System.....A-25

A.12 Potable Water System.....A-26

A.13 Irrigation System.....A-27

A.14 Sanitary Sewage Disposal System.....A-28

A.15 Electrical and Lighting Systems.....A-31

**Appendix B: ADA Audit of Facilities at Kennedy Park**

**Appendix C: Summary of Public Input**

**Appendix D: Assessment of Aquatic Facilities**

**Part 1: Introduction**

Figure 1-A Location Map ..... 1-1  
 Figure 1-B Developed Areas / Zones within Kennedy Park ..... 1-3  
 Figure 1-C Images of Existing Park Development Zones ..... 1-5  
 Figure 1-D Images of Existing Park Development Zones ..... 1-6

**Part 2: Context and Setting**

Figure 2-A Vicinity Map ..... 2-2

**Part 3: Summary of Existing Conditions**

**Part 4: Planning Process**

**Part 5: Proposed Master Plan**

Figure 5-A Proposed Master Plan ..... 5-2  
 Figure 5-B Southeast Active Recreation Zone ..... 5-3  
 Figure 5-C Fishing Lake Zone ..... 5-10  
 Figure 5-D Group Use Area / Zone ..... 5-14  
 Figure 5-E Fiesta Area / Zone ..... 5-18  
 Figure 5-F Northwest Picnic Area and Sports Field Zone ..... 5-22  
 Figure 5-G Northwest Picnic Area and Sports Field Zone – Potential Expansion ..... 5-23  
 Figure 5-H Park Entry Sign Concept Sketch ..... 5-24

**Appendix A: Summary of Existing Conditions**

Figure A-A Park Entries and Internal Park Drives (East) ..... A-3  
 Figure A-B Park Entries and Internal Park Drives (West) ..... A-4  
 Figure A-C Motor Vehicle Parking Areas (East) ..... A-7  
 Figure A-D Motor Vehicle Parking Areas (West) ..... A-8  
 Figure A-E Park Buildings and Structures (East) ..... A-16  
 Figure A-F Park Buildings and Structures (West) ..... A-17  
 Figure A-G Sports Fields, Courts, Playgrounds, and Aquatic Facilities (East) ..... A-21  
 Figure A-H Sports Fields, Courts, Playgrounds, and Aquatic Facilities (West) ..... A-22  
 Figure A-I Fishing Lake and Related Improvements ..... A-24  
 Figure A-J Potable Water, Irrigation, and Sanitary Sewage System Diagram (East) ..... A-29  
 Figure A-K Potable Water, Irrigation, and Sanitary Sewage System Diagram (West) ..... A-30  
 Figure A-L Electrical System Zones (East) ..... A-32  
 Figure A-M Electrical System Zones (West) ..... A-33  
 Figure A-N Electrical System Features – Fiesta Area / Amphitheater ..... A-34  
 Figure A-O Electrical System Features – Fiesta Area Parking ..... A-35  
 Figure A-P Electrical System Features – Upper Kennedy Park ..... A-37  
 Figure A-Q Electrical System Features – Ramada 33 (Group Use Ramada) Area ..... A-40  
 Figure A-R Electrical System Features – Kennedy Park Lake ..... A-41  
 Figure A-S Electrical System Features – Little League Baseball / Softball Fields ..... A-43  
 Figure A-T Electrical System Features – Lower Kennedy Park ..... A-44  
 Figure A-U Electrical System Features – Electrical Compound ..... A-46  
 Figure A-V Electrical System Features – Swimming Pool ..... A-47

# Part 1 Introduction

**1.1 Introduction:**

John F. Kennedy Regional Park is a 171.81 acre metro park that is owned, operated, and maintained by the City of Tucson Parks and Recreation Department. It is located in Sections 27 and 28 (T14S-R13E) in Tucson (Pima County), Arizona. The park site is located northwest of the intersection of Ajo Way (State Route 86), and Mission Road.

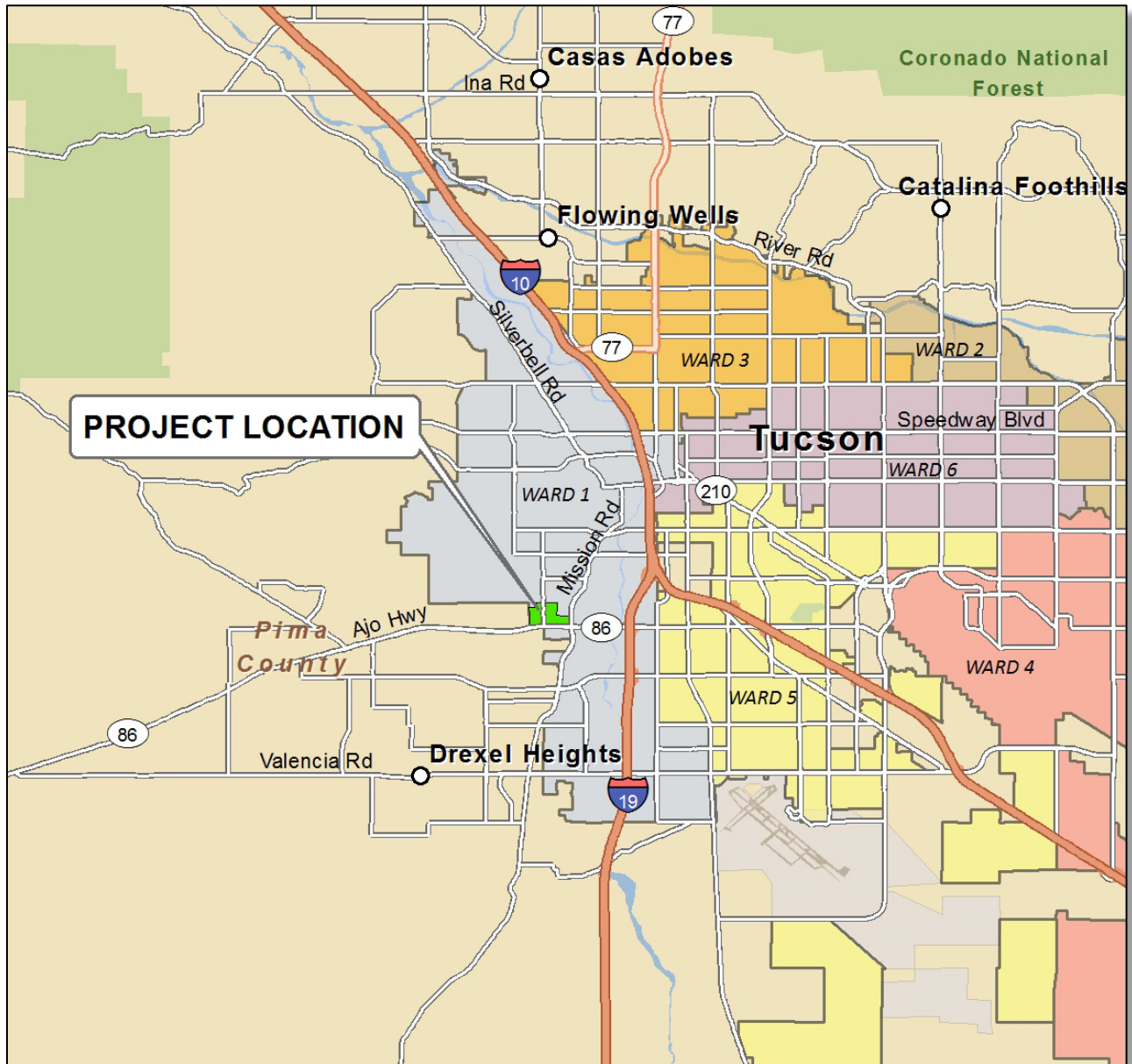


Figure 1-A: Location Map (NTS)

### 1.2 Character of the Park

Within Kennedy Park there are five distinct areas each with its own set of facilities and characteristics. (See Figures 1-B, 1-C, and 1-D).

The first of these areas is the Southeast Active Recreation Zone. This zone consists of a grassy urban oasis located near the intersection of Ajo Way and Mission Road. The Southeast Active Recreation Zone includes sports fields, play courts, playgrounds, a swimming pool, turf grass play areas, and similar facilities. Its proximity to a major roadway intersection creates an attractive visual amenity for those passing by.

The Fishing Lake Zone is located near the center of the park and includes a small urban fishing lake. Widely used by local anglers, the area also appeals to other park visitors who enjoy the sight of a small lake within the desert environment.

Surrounding the lake are small hills with desert vegetation and scattered picnic ramadas. The architectural style of these ramadas, with stone columns and timber roof structures, is consistent throughout. These buildings create a distinctive architectural style for Kennedy Park.

North of the fishing lake and east of La Cholla Boulevard is the Group Use Area. This area features a large ramada, a turf grass sports field, and a 68 space parking area. The size of the ramada and the adjacent open space give it the capacity to host large private events and activities. This portion of the park is at a slightly higher elevation and features expansive views of the Tucson basin and the mountain ranges beyond. The absence of a permanent restroom within the Group Use Area limits its value as a park amenity.

At the southwest corner of the park, west of La Cholla Boulevard, is the Fiesta Area. This zone features a large outdoor performance venue. It is one of a few such publically owned outdoor performance venues in the metropolitan area. It includes a large grassy seating area sloped towards an elevated and covered stage. At the perimeter of the seating area are concession buildings and restrooms. Supporting this facility are two large parking lots with approximately 670 parking spaces. To the west of the outdoor performance venue is undeveloped land that abuts Tucson Mountain Park

The park area north of the Fiesta Area and west of La Cholla Boulevard is the Northwest Picnic Area and Sports Field Zone. This area features a picnic area with ramadas and turf grass play areas that extend into the desert landscape. Also present in this area, just south of 44<sup>th</sup> Street, is a turf grass sports field. Access to the field is difficult and requires walking through a small arroyo. There are no accessible routes to the field and there are no parking lots in the immediate vicinity. The field does not have lights and, as-such, is not extensively utilized.

Combined, these park areas or zones offer a wide range of recreational opportunities making Kennedy Park an interesting and desirable park to visit.





Figure 1-B: Developed Areas / Zones within Kennedy Park (NTS)

### 1.3 Land Status:

The Kennedy Park site was developed by the City of Tucson on patented land acquired from the United States Department of the Interior, Bureau of Land Management under the provisions of the 1954 Recreation and Public Purposes Act (68 Statute 173, United States Code 869 et. seq.). As patented land, the City of Tucson holds a restricted title to the subject property.

### 1.4 Plan of Development (POD) as Required by the Bureau of Land Management:

One of the provisions of the patent agreement between the City of Tucson and the Bureau of Land Management is that there be a Plan of Development (POD) for the park that indicates the scope and character of the recreational improvements to be constructed on the subject property. The agreement further stipulates that the POD be updated on a periodic basis.

## **1.5 Purpose and Intent of the Master Plan Update:**

This Master Plan update for John F. Kennedy Regional Park was prepared to:

- Comply with the patent agreement between the City of Tucson and the Bureau of Land Management.
- Identify community needs and preferences as they relate to Kennedy Park.
- Evaluate the conditions of the existing facilities and infrastructure within the park.
- Identify the new and replacement facilities needed to address community needs and preferences.
- Develop a conceptual site plan for the park showing facilities to be retained and proposed new improvements.
- Identify priorities for park improvements.
- Prepare an order-of-magnitude cost estimate for the construction of park improvements.
- Serve as a guide for funding requests.
- Serve as a basic guideline for individual design and engineering projects.

## **1.6 Term of Master Plan:**

This updated Master Plan is intended to serve as a guide for park development and construction over the next ten years. It should be noted, however, that the plan may be updated during the ten year period if-needed to effectively respond to Kennedy Park's ability to address high priority community park and recreation needs. If and when amended, the updated Master Plan (Plan of Development) may be subject to the Bureau of Land Management's review and approval.

It is also important to note that some of the improvements proposed by this plan may not be implemented during the subject ten-year period. The availability of funds to construct the proposed improvements will determine when the work is actually completed.

## **1.7 Organization of the Master Plan Report:**

This report is organized with the sections listed below.

- Introduction
- Context and Setting
- Summary of Existing Conditions
- Planning Process
- Proposed Master Plan

The report also includes appendices related to:

- The results of a park facility inventory and assessment
- The results of an ADA Facilities Audit for Kennedy Park (performed under separate contract)
- The input received in conjunction with the public outreach program
- The results of an assessment of the existing aquatic facilities in the park



Southeast Active Recreation Zone



Fishing Lake Zone



Group Use Area / Zone

Figure 1-C: Images of Existing Park Development Zones



Fiesta Area / Zone



Northwest Picnic Area and Sports Field Zone

Figure 1-D: Images of Existing Park Development Zones

# Part 2 Context and Setting

### 2.1 Introduction:

John F. Kennedy Park is designated by the City of Tucson Parks and Recreation Department as a metro park. Metro Parks are typically 40 to 200 acres in size and have a primary service radius of 2.5 miles meaning that most, but not all, users of the park live within 2.5 miles of the site. The presence of an urban fishing lake, one of four in the Tucson metropolitan area, and the presence of a large-scale outdoor performance venue results in users from throughout the community visiting and participating in activities at Kennedy Park.

### 2.2 Adjacent Roadways:

State Route 86, also known as Ajo Way, forms a portion of the southern boundary of the park. Within the City of Tucson, this highway is classified as a Gateway Arterial. The most recent traffic count conducted by the Pima Association of Governments indicates that the volume of traffic passing by Kennedy Park is in excess of 18,000 vehicles per day. There is one service entrance and no public entrances to the park from Ajo Way.

During the time this updated Master Plan was being developed, the Arizona Department of Transportation was in the process of preparing a Project Assessment (PA) document and a Project Environmental Linkage (PEL) document for that portion of State Route 86 from the Santa Cruz River to Kinney Road. The project limits include that portion of the highway adjacent to Kennedy Park. The draft PA indicates that the roadway will be widened in the vicinity of the park. The widening will likely occur within the existing right-of-way.

Mission Road is the eastern boundary of the park. Mission Road is a City of Tucson Scenic Arterial Street. The volume of traffic on this street in the vicinity of the park is 23,000 vehicles per day. There are two public entrances to the park from Mission Road. The southern entrance from Mission Road is a right-in / right-out entrance due to its proximity to the Mission Road / Ajo Way intersection.

La Cholla Boulevard extends through the park originating at a tee intersection with Ajo Way and extending north. La Cholla Boulevard is a City of Tucson Collector Street with a traffic volume of approximately 10,000 vehicles per day.

### 2.3 Adjacent Development and Land Uses

Areas east of the park and east of Mission Road have been developed with a combination of residential and commercial land uses. The commercial development occurs near the intersection of Mission Road and Ajo Way.

Lands north of the park and east of La Cholla Boulevard are developed with medium density residential subdivisions. These subdivisions include the Kennedy Park Townhomes, the Kennedy Park Hills Subdivision, and the Enchanted Hills Subdivision. The lands north of the park and west of La Cholla Boulevard include a partially developed parcel owned by the Tucson Unified School District, 44<sup>th</sup> Street, and undeveloped land north of 44<sup>th</sup> Street.

Tucson Mountain Park lies to the west of Kennedy Park. Tucson Mountain Park is a 19,000 acre natural resource area / mountain park that is owned and managed by the Pima County Natural Resources, Parks, and Recreation Department.

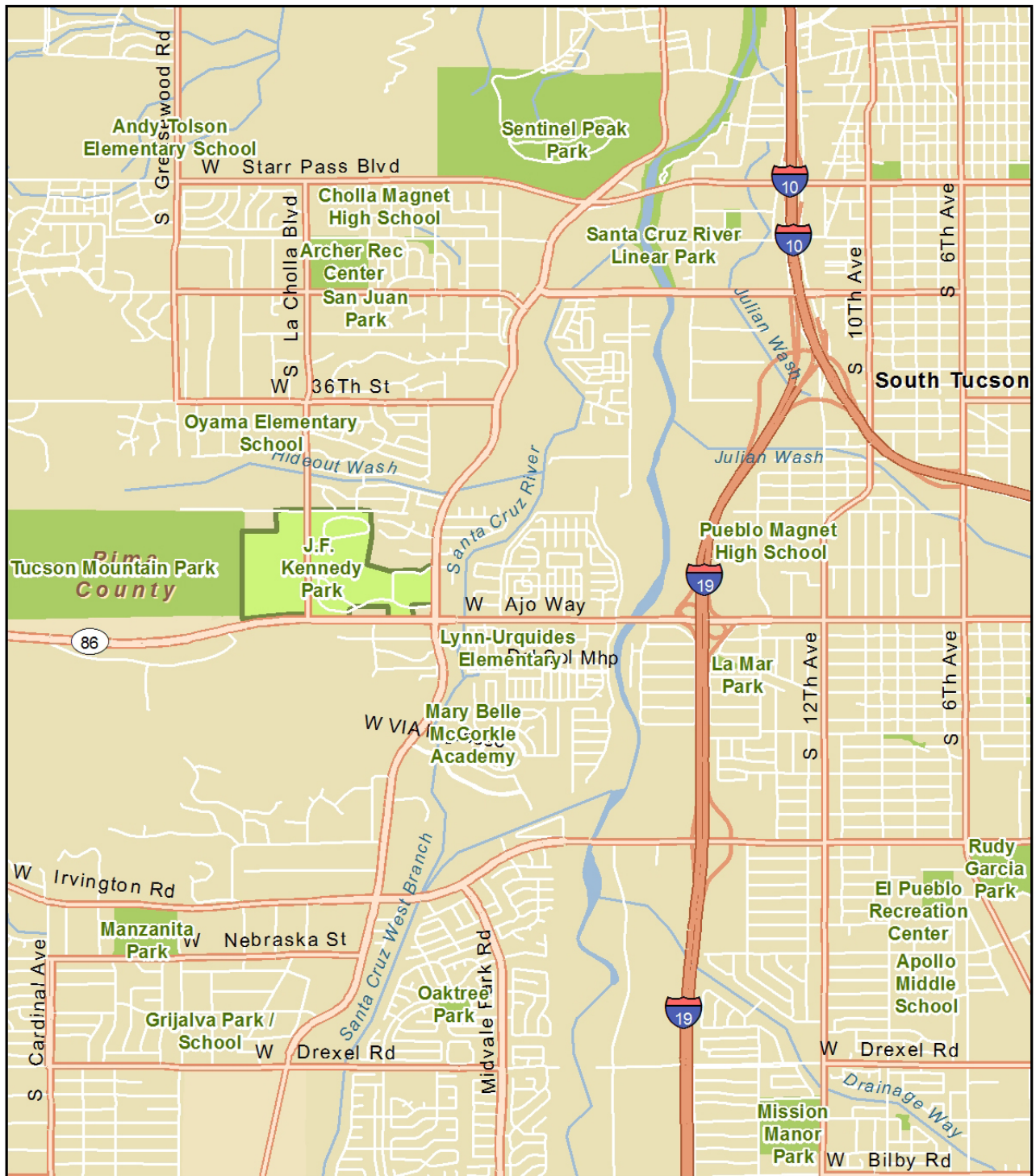


Figure 2-A: Vicinity Map (NTS)

**2.4 Library and Border Patrol Offices**

The Mission Branch Public Library occupies a site at southeast corner of Mission Road and Ajo Way. The underlying property is owned by the City of Tucson but the library is operated and the buildings and grounds are maintained by Pima County in accordance with an inter-governmental agreement.

Also adjacent to the park’s southern boundary is the United States Customs and Border Protection – Border Patrol office. This facility is on land owned by the federal government.

**2.5 City Parks and Recreational Facilities in the Vicinity of the Park:**

There are a few City of Tucson parks and recreational facilities and a few Pima County parks in the vicinity of Kennedy Park. These include:

<b>Facility</b>	<b>Owner</b>	<b>Size (Acres)</b>	<b>Approximate Distance (via roadway)</b>
Archer Recreation Center	City of Tucson	N/A	1.3 miles
El Pueblo Recreation Center	City of Tucson	N/A	3.3 miles
San Juan Park (Undeveloped)	City of Tucson	36 Acres	1.3 miles
Manzanita District Park	Pima County	74.7 Acres	2.3 miles
Rudy Garcia Park	City of Tucson	54 Acres (+/-)	3.3 miles
Mission Manor Park	City of Tucson	37.86 Acres	4.0 miles
Oak Tree Park	City of Tucson	6.8 Acres	3.0 miles
Grijalva Park	City of Tucson	4.68 Acres	2.8 miles
Sentinel Peak Park / Natural Resource Area	City of Tucson	N/A	3.7 miles
Santa Cruz River Linear Park	Pima County	N/A	0.8 miles
Tucson Mountain Park / Natural Resource Area	Pima County	N/A	0.0 miles

**2.6 Schools in the Vicinity of the Park**

There are several schools with fields and outdoor play areas in the vicinity of Kennedy Park. These include:

<b>School</b>	<b>Type</b>	<b>Owner</b>	<b>Approximate Distance (via roadway)</b>
Cholla High Magnet School	High School	Tucson Unified School District	1.6 miles
Oyama Elementary School	Elementary School	Tucson Unified School District	0.25 miles



## 2. Context and Setting

Lynn / Urquides Elementary School	Elementary School	Tucson Unified School District	0.4 miles
Mary Belle McCorkle Academy	K-8 School	Tucson Unified School District	0.5 miles
Andy Tolson Elementary School	Elementary School	Tucson Unified School District	2.4 miles

### 2.7 Median Age and Median Household Income within Service Area

As a “snap-shot” of the characteristics of the population within the park’s service area, data was reviewed for the six zip code areas closest to Kennedy Park. This data and reference data for Pima County, the State of Arizona and the United States is presented below. (Source [www.esri.com/data/esri\\_data/ziptapestry](http://www.esri.com/data/esri_data/ziptapestry)).

Zip Code (or Area)	Median Age (Years)	Median Household Income (\$)
United States	37.6	\$ 51 K
Arizona	36.3	\$ 48 K
Pima County	38.3	\$ 45 K
85706	27.8	\$ 30 K
85713	34.0	\$ 30 K
85714	33.0	\$ 29 K
85735	42.7	\$ 49 K
85746	31.0	\$ 44 K
85757	29.0	\$ 42 K

# Part 3 Summary of Existing Conditions

### **3.1 Introduction:**

The vast majority of the utility systems, drives, parking areas, buildings, fields, and other public use facilities within Kennedy Park were built in the 1960's and 1970's. By 1996, all of the major facilities (buildings, fields, courts, pools, parking lots, fiesta areas, etc.) had been constructed. During the past 20 years, there have been no new facilities developed within the park.

While all of the existing park facilities have been reasonably well maintained, many of them are nearing the end of their useful life. As such, they will require major repair or replacement if they are to continue to serve the public's recreational needs.

Provided below is an overview of the condition of the existing facilities and infrastructure within the park. Provided in Appendix A is a more detailed inventory and assessment of these improvements.

### **3.2 Park Entrances:**

There are six public entrances into the park, two located along Mission Road and the remainder along La Cholla Boulevard. Each of these is identified by an entry sign. These signs are generally small in size and in poor condition. The improvements at the various park entrances do not effectively convey to the public the character and scale of the facilities at Kennedy Park.

### **3.3 Internal Park Drives:**

There are approximately 2.5 miles of asphalt paved roadways within the park. These roadways are typically without curbs. The condition of the roadway pavement is poor and uncontrolled stormwater runoff from the pavement has caused soil erosion in many locations.

### **3.4 Parking Lots:**

There are 39 parking lots with a total of 1,382 parking spaces within Kennedy Park, with the capacity of individual lots ranging from less than 5 to more than 200 spaces. The pavement within these parking areas is in deteriorated condition and very few include ADA compliant accessible parking spaces. Many of the parking areas within Kennedy Park do not have lighting.

### **3.5 Buildings – Ramadas:**

There are 41 ramadas within the park including two larger group ramadas. The picnic ramadas east of La Cholla Boulevard are constructed of stone with wood timber roof structures. The ramadas west of the La Cholla are constructed of masonry and conventional wood roof decks. There are very few accessible routes to the park's ramadas, and few of the structures are equipped with accessible tables. All of the ramada structures are in need of repair and routine maintenance.

### **3.6 Buildings – Concessions:**

There is a concession building near the Little League baseball and softball fields that is in need of modifications to address accessibility deficiencies and to repair worn-out building components. There is a second concession building located adjacent to the fishing lake. This concession building is closed and vacant and there are no current plans to reopen it. There are also two large concession buildings within the Fiesta Area. These concession buildings were designed to be rented on a short-term basis when events are being held at the Fiesta Area.

### **3.7 Restroom Buildings:**

There are six restroom buildings within the park. Two of these are located within the Fiesta Area. The Fiesta Area restroom buildings are the most recently constructed buildings within the park and are in good condition. The remaining four restrooms are sited at various locations throughout the park and all are in need of improvements to address accessibility and other issues. There is no restroom building in close proximity to the group-use ramada.

### **3.8 Outdoor Performance Stage:**

Within the Fiesta Area there is an outdoor performance stage. This is an open-air facility with enclosed spaces for utility services and storage only. The stage is elevated and includes a metal roof.

### **3.9 Sports Courts:**

There is one basketball court (with lights) and two tennis courts (without lights) in Kennedy Park. The tennis courts are fenced. The concrete court slabs are in good condition but in need of resurfacing.

### **3.10 Sports Fields:**

There is one Little League baseball and one Little League softball field within the park. Both fields have lights but the softball field lighting system is old and in need of replacement. There are also two turf grass soccer / multi-sport fields present. They are located on opposite sides of La Cholla Boulevard. Neither of the fields have lights. Both have slopes that make them less than desirable for competitive play.

### **3.11 Playgrounds:**

There is one playground in the park. This playground includes play structures for 2-5 year olds and 5-12 year olds. The play structures are old and in poor to fair condition. There is no resilient or accessible surfacing within the playground area. A second playground did exist until recently within the northwest picnic area but this playground has been removed and has not yet been replaced.

### **3.12 Aquatic Facilities:**

There is an existing 25-yard swimming pool and an adjacent shallow wading pool. These facilities are supported by a pool building with locker rooms and toilets. The aquatic center has been closed for several years due to lack of operational funding. The main pool vessel is in good condition but needs to be replastered. Similarly the deck needs to be resurfaced or replaced. The pool's water treatment systems need to be replaced with systems currently being used to maintain water quality in a municipal pool setting. The pool building will require several improvements to bring it into compliance with current accessibility standards.

### **3.13 Fishing Lake:**

The fishing lake is well maintained and meets all standards set by the Arizona Game and Fish Department for an urban fishing lake. The condition and integrity of the liner is unknown as the volume of water being delivered to the lake is not metered. There is a small accessible area for shoreline fishing near the west end of the lake. Around the balance of the lake there are no walkways or accessible routes to the water's edge.

### **3.14 Pedestrian Walkways and Trails:**

There are very few accessible walkways within the park. Those that do exist are in the vicinity of the swimming pool, near the west end of the lake, and within the Fiesta Area. There are very few paved walkways in other park locations. There is no formal trail system within Kennedy Park although park visitors do use the existing park drives and unpaved maintenance tracks for walking and jogging.

### **3.15 Potable Water System:**

There are four separate potable water systems within the park. One of these systems serves the Fiesta Area and is in good condition. The remaining systems serve restrooms and concession buildings elsewhere in the park. The location of the component pipelines are in many instances unknown. Although currently functional, these other potable water systems are in fair condition.

### **3.16 Irrigation Water System:**

The water supply for irrigation within the park is potable water supplied by Tucson Water mains. There are multiple meters associated with the irrigation system located at the perimeter of the park. The irrigation system is separate from the potable water system serving park buildings.

A deficiency associated with the irrigation system is that one of the irrigation mainlines in the southeast quadrant of the park also provides make-up water to the fishing lake. Without separate metering, it is impossible to determine how much of the water delivered through the mainline is actually being used for irrigation and how much is being used to keep the fishing lake full.

As with the irrigation water sources, there are also multiple irrigation control systems on the park site. Some of these are connected to the City's central control water management system while others are not.

### **3.17 Sanitary Sewer System:**

Wastewater from the on-site restrooms and concession buildings are conveyed to both the off-site Pima County Wastewater collection system and to the on-site septic systems. Both components of the Park's sanitary sewer system are functioning with no current deficiencies reported.

### **3.18 Electrical System:**

There are ten separate metered services providing electrical power to the park. The power distribution systems associated with each of the services are typically old and although they are being maintained to meet current code requirements, they are in need of repair and / or replacement. The specific needs associated with each service and distribution system are identified in Appendix A to this report.

### **3.19 Site Lighting:**

The need for site lighting varies within the park. In some locations, the park facilities are for intended daytime use only and there is not a need for extensive site lighting. In other locations, the facilities are intended to be used in the evening hours and site lighting for security and public safety are important. An acceptable level of site lighting does not currently exist in these portions of the park site.

**Part 4**  
**Planning Process**

### **4.1 Introduction:**

The master plan presented in this report was developed to address the needs and preferences of area residents and park user groups balanced with the site's capacity to accommodate them. The plan recognizes that Kennedy Park is one of more than one hundred parks in the overall City of Tucson park system. It has a unique setting, unique landforms, unique features, all of which create a unique set of opportunities to develop facilities that serve the public.

In an effort to identify the community's vision for Kennedy Park, public meetings were conducted to afford residents the opportunity to provide input. These meetings are described and summarized below. Additional information related to comments and recommendations received are included in Appendix C.

In addition to formal public meetings, the planning process included an outreach program to make contact with stakeholders. This contact was made through meetings and correspondence. The outreach program included discussions with specific user organizations and various agencies with an interest in Kennedy Park.

### **4.2 Public Meeting No. 1 – March 10, 2016:**

This meeting was held at the Fred Archer Neighborhood Recreation Center. The purpose of the meeting was to present information related to the current facilities at the park and to solicit input related to new facilities and needed improvements to existing facilities. A written questionnaire was used to record input at this meeting. The same questionnaire was also posted electronically on the City of Tucson website allowing individuals who were not able to attend the meeting to provide input.

The input received at the meeting and from the website questionnaire indicated that there was a keen interest in:

- Keeping the existing park facilities,
- Repairing, renovating , and improving these facilities, and
- Adding a few new facilities such as a dog park, accessible walking paths, and mountain bicycle trails

A summary of input received at this Public Meeting is included in Appendix C.

### **4.3 City of Tucson Parks Commission Meeting – April 27, 2016:**

At this meeting the results of the initial public input and a Draft Master Plan for the park were presented to the Parks Commission for review and comment. The Commission supported the program and layout of the proposed facilities. The Commission also noted the value and importance of maintaining undeveloped natural open space within Kennedy Park.

### **4.4 Public Meeting No. 2 – May 4, 2016:**

The purpose of this meeting was to present a draft site plan and facility program for Kennedy Park to the public for their review and comment. The open-house format of the meeting allowed residents to discuss in detail issues of concern with members of the planning team.



Comments received at this meeting were supportive of the Draft Master Plan and included the recommendation that baseball and softball facilities, which have had a long-standing presence in Kennedy Park, be given high priority. A summary of the input received is included in Appendix D.

### **4.5 Integration of Public and Stakeholder Input:**

The comments and recommendations provided by individuals, user groups, and agencies were reviewed by Parks and Recreation Department staff and to the greatest extent possible, are reflected in this Master Plan.

# Part 5 Proposed Master Plan

### 5.1 Proposed Master Plan:

Provided on the following page is a Master Site Plan for Kennedy Park. (See Figure 5-A). This master site plan illustrates the facilities to be retained, improved, and developed with the park. This plan is based on and reflects:

- The needs and vision for Kennedy Park as articulated by area residents, user groups, and other stakeholders in conjunction with the project's public outreach program
- The presence of existing infrastructure, public use facilities, and other improvements that have been constructed over the past fifty years.
- The topography, geology, hydrology, and other physical features of the site
- The biological resources associated with the site
- Current and evolving trends in outdoor recreation and community wellness
- The presence of recreational resources at other parks within the City of Tucson and Pima County park systems
- The requirements and restrictions on site development and use as imposed by the Bureau of Land Management as part of the park site's original patent (purchase) agreement.

### 5.2 Recommendations for Use Areas / Zones within the Park:

The master plan is organized with recommendations for the renovation and enhancement of facilities within each of five development zones within the park. These zones or areas are:

- Southeast Active Recreation Zone
- Fishing Lake Zone
- Group Use Area / Zone
- Fiesta Area / Zone
- Northwest Picnic Area and Sports Fields Zone

The location(s), goals, and proposed improvements associated with each of these zones are outlined on the following pages.



Figure 5-A – John F. Kennedy Park Master Plan

### 5.3 Southeast Active Recreation Zone:

#### Location:

The Southeast Active Recreation Zone encompasses approximately 25 acres of park land within the southeast quadrant of the site near the intersection of Mission Road and Ajo Way. It is that portion of the park that has been developed with fields, courts, playgrounds, a swimming pool, and large turf grass play areas.

#### Goals:

Goals for the renovation and enhancement of the Southeast Active Recreation Zone include:

- To maintain and enhance an urban oasis with a variety of facilities for active recreation by park users of all ages and park users with varied interests.
- To make all facilities within this zone fully accessible in accordance with the Americans with Disabilities Act (ADA) guidelines and City of Tucson policies.
- To renovate the supporting infrastructure as-needed for the cost effective operation and maintenance of the park facilities.

#### Proposed Improvements – Southeast Active Recreation Zone:

##### Entrances and Internal Park Drives:

- Installation of new entry sign / monument at north entrance from Mission Road
- Installation of additional landscape plantings at north entrance from Mission Road
- Installation of new entry sign / monument at south entrance from Mission Road
- Removal and replacement of existing / deteriorated park drive pavement
- Installation of a HAWK Traffic signal at north entrance from Mission Road

##### Parking Areas:

- Removal and replacement of existing parking lot pavement
- Expansion of parking lot near baseball / softball fields to provide for (+/-) 70 nearby spaces
- Installation of concrete curbs to control motor vehicle traffic and stormwater runoff
- Construction, marking, and signing of accessible parking spaces

##### Walkways:

- Construction of a ½ mile long looped walkway for recreation and fitness
- Construction of accessible walkway from softball field to existing crosswalk at north entrance to park from Mission Road

##### Concession Building:

- Construction of accessibility improvements within the Concession Building (per ADA Audit)
- General renovation of Concession Building

### Proposed Improvements – Southeast Active Recreation Zone (Continued):

#### Restroom Building:

- Construction of accessibility improvements within the Restroom Building (per ADA Audit)
- General renovation of Restroom Building

#### Large Ramada:

- Construction of accessible walkway to Large Ramada (Ramada No. 5)
- General renovation of Large Ramada structure (Ramada No. 5)

#### Picnic Ramadas:

- Construction of accessible walkways to Picnic Ramadas 2, 3, and 4
- General renovation of Picnic Ramadas 1, 2, 3, and 4
- Installation of accessible picnic tables at ramadas 2, 3, and 4

#### Baseball Field:

- Renovation of turf grass infield and outfield
- Replacement of damaged fencing, dugouts, and gates
- Construction of accessible walkways to spectator areas
- Construction of batting cages with lights (shared with softball field)

#### Softball Field:

- Replacement of the field lighting and lighting control system
- Renovation of turf grass outfield and skinned infield
- Replacement of damaged fencing, dugouts, and gates
- Construction of accessible walkways to spectator areas
- Construction of batting cages with lights (shared with baseball field)

#### Tee Ball Field:

- Construction of new backstop
- Removal of turf grass and construction of new skinned infield
- Installation of field lighting and lighting control system

#### Aquatic Center:

- Re-plastering of main / lap pool
- Replacement of main pool deck
- Demolition and removal of wading pool
- Construction of a splash pad with shade structure
- Replacement of filtration and water treatment equipment
- Construction of accessibility improvements within the Aquatic Center Building
- General renovation of Aquatic Center Building

### Proposed Improvements – Southeast Active Recreation Zone (Continued):

#### Tennis and Basketball Courts:

- Resurfacing of tennis courts
- Restriping of one existing tennis court and additional fencing to create two pickleball courts
- Repair / replacement of damaged fencing and gates
- Installation of lights and control system for tennis courts
- Resurfacing of basketball court
- Construction of accessible walkway(s) to the tennis and basketball courts

#### Playground:

- Demolition and removal of existing playground
- Construction of new playground with structures for 2-5 and 5-12 year olds
- Installation of accessible, impact attenuating surfacing
- Installation of shade structure above playground
- Construction of accessible walkways to new playground

#### Landscape and Irrigation:

- Replacement of turf grass irrigation system (mainlines, valves, lateral lines, and sprinkler heads)
- Replacement of irrigation control system(s) to be compatible with the City's central control system
- Installation of trees to replace dead / dying specimen trees
- Installation of drip irrigation system to support specimen trees

#### Water and Sewer Systems:

- Provision of separate metering for water supply to irrigation system and water supply to lake fill-up (to isolate lake fill-up line from irrigation system)
- Construction of as-needed upgrades to potable water system
- Construction of as-needed improvements to sanitary sewer system

#### Electrical Systems:

- Upgrading of electrical components as needed to comply with Parks Department's current standards
- Installation of vandal resistant pull boxes and related equipment

#### Site Lighting:

- Installation of dusk to dawn security lighting in parking lots
- Installation of dusk to dawn security lighting along new pedestrian walkways
- Installation of control system for parking lot and walkway lighting

#### Other Improvements:

- Installation of accessible drinking fountains
- Installation of signs (park use regulations, directional, interpretive)



Figure 5-B – Southeast Active Recreation Zone



### 5.4 Fishing Lake Zone:

#### Location:

The Fishing Lake Zone encompasses approximately 50 acres of park land near the center of the park. The principal feature of this zone is the fishing lake, but it also includes the surrounding desert hills and picnic ramadas. Access to this portion of the park is from La Cholla Boulevard.

#### Goals:

Goals for the renovation and enhancement of the Fishing Lake Zone include:

- To maintain and enhance the fishing lake and continue to provide opportunities for fishing in partnership with the Arizona Game and Fish Department.
- To create opportunities for park users, in addition to those engaged in fishing, to use and enjoy the lake and the surrounding environment.
- To make facilities within this zone fully accessible in accordance with the Americans with Disabilities Act (ADA) guidelines and City of Tucson policies.
- To renovate the supporting infrastructure as-needed for the cost effective operation and maintenance of the lake and related improvements.

#### Proposed Improvements – Fishing Lake Zone:

##### Entrances and Internal Park Drives:

- Installation of new entry sign / monument at entrance from La Cholla Boulevard
- Removal and replacement of existing / deteriorated park drive pavement
- Construction of turn-around to replace the dead-end drive south of lake

##### Parking Areas:

- Removal and replacement of existing parking lot pavement
- Installation of concrete curbs to control motor vehicle traffic and stormwater runoff
- Construction, marking, and signing of accessible parking spaces

##### Pedestrian Walkways and Trails:

- Construction of 10' wide, ½ mile long concrete promenade around the perimeter of the lake
- Construction of accessible walkways from parking lots to selected picnic ramadas
- Construction of a (+/-) 1.3 mile long looped natural surface trail around lake and through the surrounding desert picnic areas.

##### Boat Ramp Restroom Building:

- Construction of accessibility improvements within the Restroom Building (per ADA Audit)
- General renovation of Restroom Building
- Repair and repainting of adjacent shade structure

### Proposed Improvements – Fishing Lake Zone (Continued):

#### Marina Restroom Building:

- Construction of accessibility improvements within the Restroom Building (per ADA Audit)
- General renovation of Restroom Building

#### Marina Concession Building:

- Construction of accessibility improvements within the Marina Concession Building (per ADA Audit)
- General renovation of Marina Concession Building as-needed to convert it to a facility that can be reserved for meetings and small events

#### Picnic Ramadas:

- Construction of accessible walkways to Picnic Ramadas 9-17, 22-23, and 27-29
- General renovation of Picnic Ramadas 9-17, 22-23, and 27-29
- Installation of accessible picnic tables at ramadas 9-17, 22-23, and 27-29

#### Fishing Lake:

- Construction of new metered water supply to lake that is independent of the park's irrigation system
- Construction of new vault for lake fill-up line with automated controls as-needed to maintain appropriate lake water levels
- Repair / replacement of valves associated with lake drain system to allow for draining of lake or lowering of water levels if and when needed
- Installation of an aeration system to facilitate the maintenance of acceptable water quality
- Installation of a floating dock / fishing pier
- Installation of a fish cleaning station

#### Boat Ramp and Truck / Trailer Parking Areas:

- Construction of as-needed improvement to boat launching ramp
- Construction of (+/-) four pull-through truck / boat trailer parking spaces

#### Landscape and Irrigation:

- Planting of shade trees along the promenade at perimeter of the Fishing Lake and at other locations
- Installation of drip irrigation system with automated control system (compatible with City's central control system) to serve new trees
- Seeding and installation of temporary irrigation system in areas where pavement is removed by reconfiguration / modifications to the new driveways and parking areas

#### Water and Sewer Systems:

- Provision of separate metering for water supply to lake fill-up line (to isolate lake fill-up line from park irrigation system)
- Construction of as-needed upgrades to potable water system
- Construction of as-needed improvements to sanitary sewer system(s)

### Proposed Improvements – Fishing Lake Zone (Continued):

#### Electrical Systems:

- Upgrading of electrical components as needed to comply with Parks Department's current standards
- Installation of vandal resistant pull boxes and related equipment

#### Site Lighting:

- Installation of dusk to dawn security lighting in parking lots
- Installation of dusk to dawn security lighting along new lake promenade
- Installation of control system for parking lot and walkway lighting

#### Other Improvements:

- Installation of accessible drinking fountains
- Installation of signs (park use regulations, directional, interpretive)



Figure 5-C: Fishing Lake Zone

### 5.5 Group Use Area / Zone

#### Location:

The Group Use Area / Zone encompasses approximately 12 acres north of the Fishing Lake and east of La Cholla Boulevard. The developed portion of this zone is surrounded by natural desert with arroyos and rolling terrain. Access to this Group Use Area / Zone is from La Cholla Boulevard.

#### Goals:

Goals for the renovation and enhancement of the Group Use Area / Zone include:

- To provide a facility that can be used for a variety of public or private events such as picnics, reunions, birthday parties, and other gatherings with as many as several hundred persons participating
- To maintain and enhance the existing field as an amenity for gatherings and as a resources for youth sports programs such as soccer, lacrosse, and flag football
- To make the facilities within this zone fully accessible in accordance with the Americans with Disabilities Act (ADA) guidelines and City of Tucson policies
- To renovate the supporting infrastructure as-needed for the cost effective operation and maintenance of the group use area

#### Proposed Improvements – Group Use Area / Zone:

##### Entrances and Internal Park Drives:

- Installation of new entry sign / monument at entrance from La Cholla Boulevard
- Removal and replacement of existing / deteriorated park drive pavement

##### Parking Areas:

- Installation of concrete curbs to control motor vehicle traffic and stormwater runoff
- Construction, marking, and signing of accessible parking spaces

##### Pedestrian Walkways:

- Construction of new accessible walkways from the parking area to the group ramada, restroom, playground, and other public use facilities

##### Group Ramada:

- Construction of accessible walkway(s) to Group Ramada
- General renovation and repainting of Group Ramada
- Improved lighting and electrical systems within and near group ramada

### Proposed Improvements – Group Use Area / Zone (Continued):

#### Picnic Ramadas:

- Construction of accessible walkways to Picnic Ramadas 31, 32, and 33
- General renovation of Picnic Ramadas 31, 32, and 33
- Installation of accessible picnic tables at ramadas 31, 32, and 33

#### Restroom Building (New):

- Construction of new, fully accessible restroom building

#### Sports Field:

- Renovation of existing turf grass
- Installation of fence to separate field from parking lot

#### Volleyball Courts:

- Construction of two sand volleyball courts with lights

#### Landscape and Irrigation:

- Renovation of the existing turf grass field
- Replacement of turf grass irrigation system (mainlines, valves, lateral lines, and sprinkler heads)
- Replacement of irrigation control system(s) to be compatible with the City's central control system
- Installation of trees to replace dead / dying specimen trees
- Installation of drip irrigation system to support specimen trees

#### Water and Sewer Systems:

- Construction of as-needed upgrades to potable water system
- Extension of potable water service to new restroom building
- Construction of new sanitary sewer line from new restroom to sewer in 44<sup>th</sup> Street

#### Electrical Systems:

- Upgrading of electrical components as needed to comply with Parks Department standards
- Installation of vandal resistant pull boxes and related equipment
- Extension of new electrical service to new Restroom Building

#### Site Lighting:

- Installation of dusk to dawn security lighting in parking lots and around Group Ramada
- Installation of control system for parking lot and walkway lighting

#### Playground (New):

- Construction of new playground with structures for 2-5 and 5-12 year olds
- Installation of accessible, impact attenuating surfacing
- Installation of shade structure above playground
- Construction of accessible walkways to new playground

### Proposed Improvements – Group Use Area / Zone (Continued):

#### Other Improvements:

- Installation of accessible drinking fountains
- Installation of signs (park use regulations, directional, interpretive)

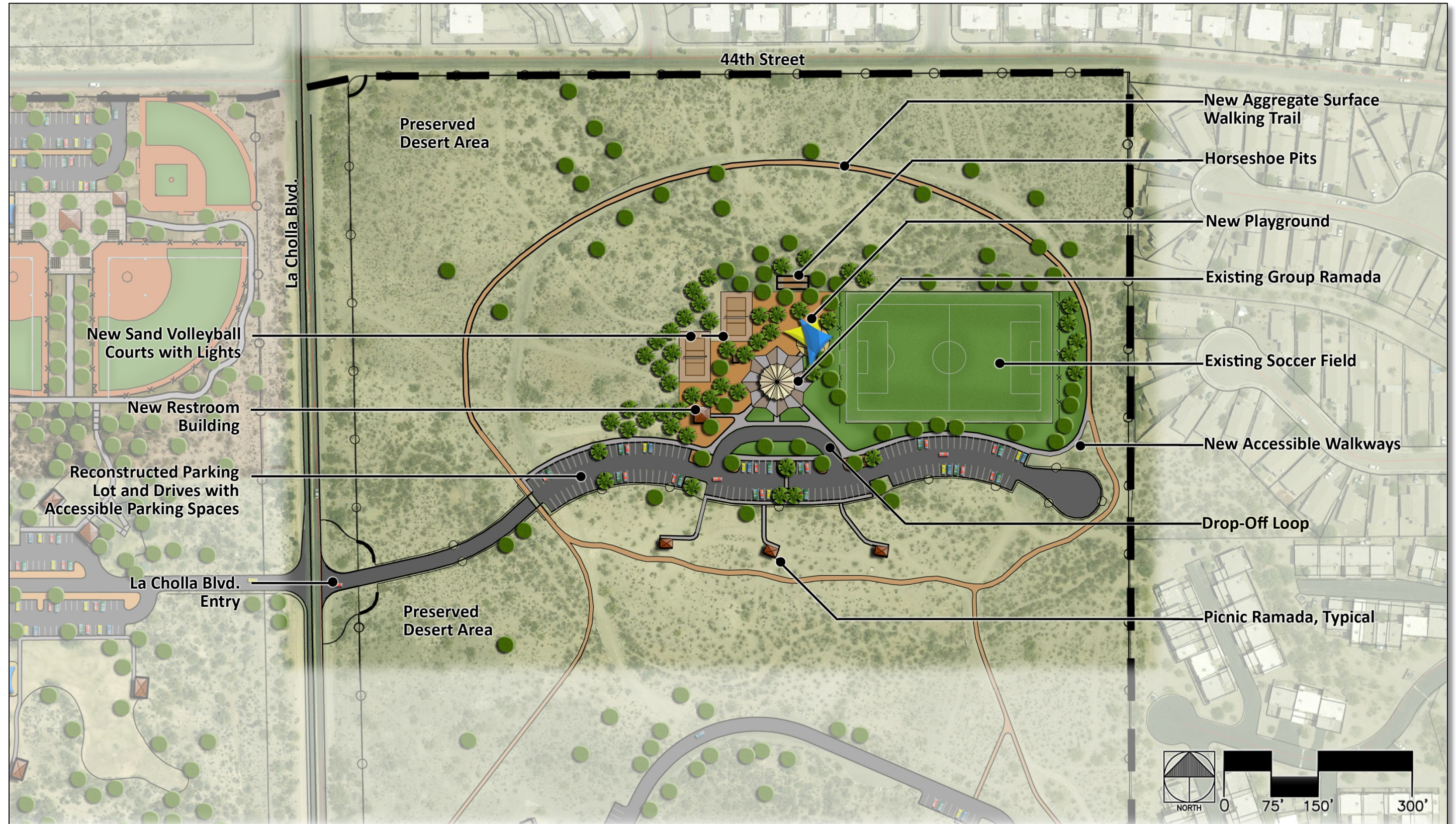


Figure 5-D: Group Use Area / Zone



### 5.6 Fiesta Area / Zone:

#### Location:

The Fiesta Area encompasses approximately 35 acres north of Ajo Way and west of La Cholla Boulevard. Immediately west of this portion of Kennedy Park is Tucson Mountain Park, a 20,000 acre natural preserve owned and managed by Pima County. The developed portion of this zone is surrounded by natural desert with arroyos and rolling terrain. Access to the Fiesta Area is from La Cholla Boulevard.

#### Goals:

Goals for the renovation and enhancement of the Fiesta Area / Zone include:

- To provide a high quality venue that can be used for outdoor performances with an audience size of up to several thousand persons
- To utilize the infrastructure and facilities at the Fiesta Area (parking, restrooms, large grassy areas, etc.) for other purposes when the facility is not being used for performances making this area a vital and active portion of the park
- To take advantage of the area's proximity to Tucson Mountain Park and utilize the Fiesta Area / Zone as a staging area and point of access to existing and planned multiple-use, non-motorized trails in Kennedy Park and Tucson Mountain Park
- To make the facilities within this zone fully accessible in accordance with the Americans with Disabilities Act (ADA) guidelines and City of Tucson policies
- To renovate the supporting infrastructure as-needed for the cost effective operation and maintenance of the group use area.

#### Proposed Improvements – Fiesta Area / Zone:

##### Entrances and Internal Park Drives:

- Repair and renovation to the entry sign / monument at the entrance from La Cholla Boulevard
- Repair and resurfacing of the existing / deteriorated park drive pavement

##### Parking Areas:

- Repair and resurfacing of the existing / deteriorated parking lot pavement
- Marking and signing of accessible parking spaces

##### Pedestrian Walkways:

- As-needed repairs and extensions to the existing walkway system

### Proposed Improvements – Fiesta Area Zone (Continued):

#### Performance Area Stage:

- As-needed repairs and repainting of the existing stage structure
- As-needed repairs to the infrastructure required for event sound and lighting systems

#### Restroom Buildings:

- Construction of minor accessibility improvements within the Restroom Buildings (per ADA Audit)
- General renovation and repainting of Restroom Buildings

#### Concession Buildings:

- Construction of minor accessibility improvements within the Concession Buildings (per ADA Audit)
- General renovation and repainting of Concession Buildings

#### Picnic Ramadas:

- Construction of accessible walkways to Picnic Ramada 41
- General renovation of Picnic Ramada 41
- Installation of accessible picnic tables at Ramada 41

#### Dog Park (New):

- Construction of a new Dog Park
- Construction of accessible walkways connecting the Dog Park with the parking lot and Ramada 41
- Construction of a shade structure at the Dog Park
- Installation of site lighting fixtures at the Dog Park

#### Bicycle Staging Area and Trails (New):

- Installation of a bicycle repair kiosk with compressed air and tools for public use
- Clearing, grading, and fencing of a start area for competitive bicycle and cross-country running events
- Construction of single-track trails within that portion of Kennedy Park west of La Cholla Boulevard
- Installation of (pedestrian, bicycle, equestrian) gates at appropriate locations in the Kennedy Park - Tucson Mountain Park boundary fence



Concept for Single Track Trail extending into Tucson Mountain Park

### Proposed Improvements – Fiesta Area Zone (Continued):

#### Landscape and Irrigation:

- As-needed renovation of the existing turf grass seating area
- As-needed repairs to turf irrigation system
- Installation of trees to replace dead / dying specimen trees
- As-needed repairs to drip irrigation system supporting specimen trees

#### Water and Sewer Systems:

- Construction of as-needed upgrades to potable water system
- Construction of as-needed repairs to the existing sanitary sewer system

#### Electrical Systems:

- Upgrading of electrical components as needed to comply with Parks Department standards
- Installation of vandal resistant pull boxes and related equipment

#### Site Lighting:

- Construction of as-needed repairs to the existing site lighting system

#### Other Improvements:

- Installation of accessible drinking fountain at Dog Park
- Repainting of fences, gates, and entry arch
- Installation of signs (park use regulations, directional, interpretive)

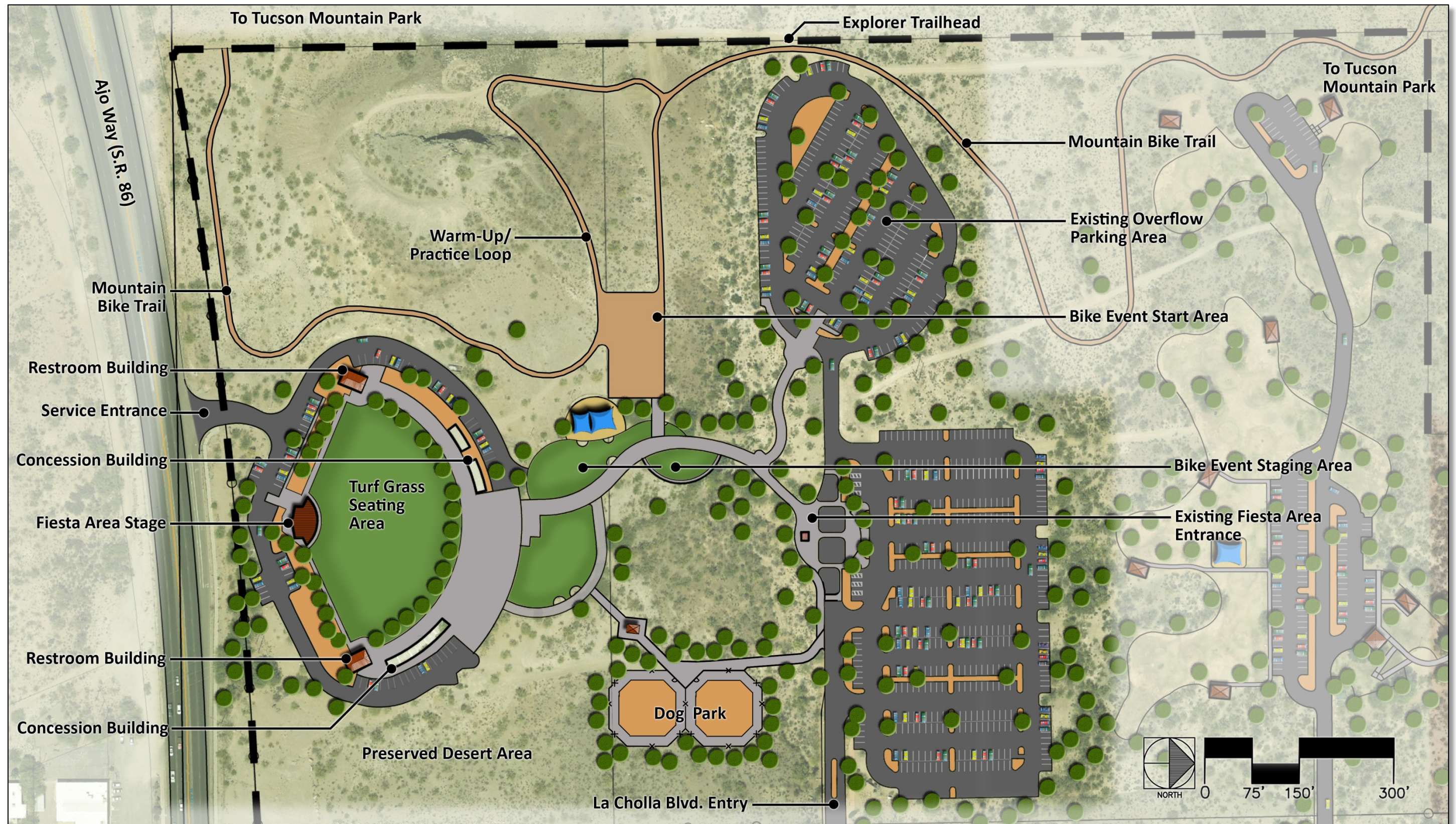


Figure 5-E: Fiesta Area / Zone

### 5.7 Northwest Picnic Area and Sports Field Zone

#### Location:

The Northwest Picnic Area and Sports Field Zone is located west of La Cholla Boulevard, near the intersection of La Cholla Boulevard and 44<sup>th</sup> Street. This zone encompasses approximately 24 acres and is bisected by an arroyo and is surrounded by natural areas with rolling topography. Access to this Northwest Picnic Area – Sports Fields Zone is from La Cholla Boulevard.

#### Goals:

Goals for the renovation and enhancement of the Northwest Picnic Area and Sports Field Zone include:

- To maintain and enhance a unique picnic area that includes ramadas and turf grass play areas within a natural desert setting
- To improve access to the sports field area through the development of new parking areas, accessible walkways, and a pedestrian bridge across the arroyo that passes through this zone
- To provide needed baseball and/or softball fields with lights that will serve the needs of the Tucson Mountain Little League and other youth sports organizations
- To make the facilities within this zone fully accessible in accordance with the Americans with Disabilities Act (ADA) guidelines and City of Tucson policies
- To renovate the supporting infrastructure as-needed for the cost effective operation and maintenance of the group use area.

#### Proposed Improvements – Northwest Picnic Area and Sports Field Zone:

##### Entrances and Internal Park Drives:

- Installation of new entry sign / monument at entrance from La Cholla Boulevard
- Installation of new entry sign / monument at new entrance from 44<sup>th</sup> Street
- Repair and resurfacing of existing park drive pavement
- Construction of a new park entrance from 44<sup>th</sup> Street

##### Parking Areas:

- Repair and resurfacing of the existing parking lot pavement
- Marking and signing of accessible parking spaces
- Construction of a new (+/-) 120 space parking area near the new baseball / softball fields

##### Pedestrian Walkways:

- Construction of new accessible walkways from the parking area to the individual picnic ramadas
- Construction of a pedestrian bridge for access from the picnic area parking to the sports fields
- Construction of a looped walking path around the perimeter of new baseball / softball fields

### Proposed Improvements – Northwest Picnic Area and Sports Field Zone (Continued):

#### Picnic Ramadas:

- Construction of accessible walkways to Picnic Ramadas 35-40
- General renovation of Picnic Ramadas 35-40
- Installation of accessible picnic tables at Ramadas 35-40

#### Restroom Building (Existing):

- Construction of accessibility improvements within the Restroom Building (per ADA Audit)
- General renovation of Restroom Building

#### Restroom Building (New):

- Construction of a new accessible restroom building near the new softball / baseball fields

#### Softball / Baseball Fields (New):

- Construction of two new softball / baseball fields with fencing, dugouts, and batting cages
- Installation of new field lighting system and field lighting controls
- Installation of scoreboards

#### Playground (New):

- Construction of two (2) new playgrounds with structures for 2-5 and 5-12 year olds
- Installation of accessible, impact attenuating surfacing
- Installation of shade structure above playgrounds
- Construction of accessible walkways to playgrounds

#### Landscape and Irrigation:

- Replacement of turf grass irrigation system (mainlines, valves, lateral lines, and sprinkler heads)
- Replacement of irrigation control system(s) to be compatible with the City's central control system
- Installation of trees to replace dead / dying specimen trees
- Installation of drip irrigation system to support specimen trees

#### Water and Sewer Systems:

- Construction of as-needed upgrades to potable water system
- Construction of as-needed improvements to sanitary sewer system
- Extension of water service to new restroom building
- Extension of sanitary sewer line from new restroom building to sewer in 44<sup>th</sup> Street

#### Electrical Systems:

- Upgrading of electrical components to comply with Parks Department's current standards
- Installation of vandal resistant pull boxes and related equipment
- Installation of new field lighting system and field lighting controls
- Extension of electrical service to new restroom building

### Site Lighting:

- Installation of dusk to dawn security lighting in new parking lots
- Installation of dusk to dawn security lighting along new pedestrian walkways

### Other Improvements:

- Installation of accessible drinking fountains
- Installation of signs (park use regulations, directional, interpretive)

### Optional Expansion of Park Site:

A recommendation received from project stakeholders during the planning process was the expansion of the park site to include a (+/-) 9 acre site adjacent to Kennedy Park that is currently owned by the Tucson Unified School District (TUSD). This proposed expansion was discussed with TUSD staff who indicated that the subject parcel had previously been identified as excess property and eligible for disposal. This designation would need to be confirmed by the current TUSD Governing Board.

It was also noted that the parcel had been acquired by the School District from the Bureau of Land Management (BLM) as patented land. As such, a transfer of ownership would need to be accomplished in accordance with BLM guidelines. The Bureau confirmed that guidelines for such a transfer of ownership existed and that it would be possible for the City to acquire the parcel if the property was to be used for recreational purposes.

This master plan acknowledges that the park could be expanded to include the TUSD parcel if and when the Parks and Recreation Department and the Mayor and Council determine that it is in the best interest of the City to do so.

Figure 5-G illustrates how this parcel might be developed to include an additional 50-70 baseball field as requested by stakeholders.



Figure 5-F: Northwest Picnic Area and Sports Field Zone





Figure 5-G: Northwest Picnic Area and Sports Field Zone – Potential Expansion

**5.8 Park Entry Signs**

In addition to the recommended improvements and additions to the individual use zones within the park, there is a need to provide unifying entry signs that clearly identify John F. Kennedy Park. This is particularly true with a park that has multiple entrances, each of which lead to a different set of park facilities.

Provided below is a concept sketch for a monument sign to be installed at each park entry. The design of this sign draws from the unique architecture of the older ramadas within the park. Installed at each entry, it will make the public aware that there are several different zones within Kennedy Park and let them know which facilities are accessible from each entry.



Figure 5-H: Park Entry Sign / Monument Concept Sketch

### 5.9 Development Priorities

While all of the improvements proposed by this Master Plan update will have significant public benefit, there are several improvement projects within each use zone that will have an immediate impact on the park and its ability to address the community's recreational needs. These projects are:

#### Southeast Active Recreational Zone:

- Construction of additional motor vehicle parking spaces
  - Benefit: Address current shortage and reduce parking on turf and within desert areas
- Installation of New Lights for Softball Field
  - Benefit: Enhance player safety
- Renovation of Existing Restroom Building
  - Benefit: Address ADA deficiencies, enhance public safety
- Construction of Accessible Walkway Loop with Lights
  - Benefit: Address ADA deficiencies and create new facility for adult fitness

#### Fishing Lake Zone:

- Construction of Pedestrian Promenade with Tree Planting and Lights
  - Benefit: Make lake accessible and provide opportunities for wide range of users to enjoy lake environment
- Construction of Accessible Walkways to Selected Ramadas and Installation of Accessible Tables
  - Benefit: Address ADA deficiencies
- Installation of New Metered Water Supply to Lake and New Fill-Up Valve Vault
  - Benefit: Allow for determination / monitoring of the volume of water being used to fill lake

#### Group Use Zone:

- Construction of New Restroom Building
  - Benefit: Address current deficiency, eliminate the need for porta-potties, and make facility more attractive to a wider range of users

#### Fiesta Area Zone:

- Construction of Dog Park
  - Benefit: Address need identified by the public and create activity / vitality within this zone when it is not being used as an outdoor performance / event venue

- Construction of Mountain Bicycle Staging Area and Single-Track Trails
  - Benefit: Address need identified by the public, take advantage of the existing infrastructure (parking, restrooms, etc.), and create activity within this underutilized zone

Northwest Picnic Area and Sports Field Zone:

- Construction of Baseball / Softball Complex with Lighted Fields, Parking Areas, Restroom, Walkways
  - Benefit: Allow local softball / baseball programs that have had a decades-long presence in the park to grow and include a greater number of participants
- Construction of New Playground within Picnic Area
  - Benefit: Make picnic area more attractive to users (parents with children, large family groups, etc.)

These development priorities should be periodically reviewed and updated to meet evolving community needs and preferences as the overall master plan for Kennedy Park is implemented.

**5.10 Order-of-Magnitude Cost Estimate**

An order-of-magnitude estimate of the costs associated with the design, engineering, and construction of the proposed park improvements is provided below. This estimate is based on 2016 construction costs and on the conceptual drawings included herein without supporting engineering or detailed design work. This estimate should be updated as individual projects are considered and funded.

Cost Estimate Summary:

Southeast Active Recreation Zone .....	\$ 3,192,000
Fishing Lake Zone .....	\$ 1,795,000
Group Use Area / Zone .....	\$ 1,471,000
Fiesta Area / Zone .....	\$ 816,000
Northwest Picnic Area and Sports Field Zone.....	\$ 3,180,000

**Project Total ..... \$ 10,454,000**

Worksheets supporting this order-of-magnitude estimate are included on the following pages.

**5.11 Potential Funding Sources**

Funding sources that may be utilized to implement this Master Plan include:

- Future capital improvement funds as may be appropriated by Mayor and Council
- Future bonds
- Impact fees
- Grants and partnerships, and
- A combination of the above

## 5.12 Cost Estimate – Southeast Active Recreation Zone

Category and Item	Quantity	Unit	Unit Cost	Extension	Category Total
<b>Entry Improvements</b>					<b>\$15,000.00</b>
New Park Identification Sign / Monument	2	LS	\$7,500.00	\$15,000.00	
<b>Drives and Parking Areas</b>					<b>\$366,950.00</b>
Remove Existing Asphalt Pavement	11,300	SY	\$5.50	\$62,150.00	
Regrade / Compact Drives & Parking Lots	11,300	SY	\$3.00	\$33,900.00	
New Asphaltic Concrete Pavement	11,300	SY	\$15.00	\$169,500.00	
New Concrete Vertical Curb	6,200	LF	\$12.00	\$74,400.00	
HC Parking Signs / Markings	1	LS	\$3,000.00	\$3,000.00	
Retaining Wall for Expanded Parking	300	LF	\$80.00	\$24,000.00	
<b>Buildings / Structures (New)</b>					<b>\$0.00</b>
None	0		\$0.00	\$0.00	
<b>Buildings / Structures (Renovations)</b>					<b>\$241,500.00</b>
ADA / Gen. Improvements-Restroom	650	SF	\$50.00	\$32,500.00	
ADA / Gen. Improvements - Concession	650	SF	\$50.00	\$32,500.00	
ADA / Gen. Improvements - Pool Bldg.	2,400	SF	\$50.00	\$120,000.00	
Picnic Ramada (#1 - #4) Repairs / Upgrades	4	EA	\$2,500.00	\$10,000.00	
Group / Large Ramada (#5) Repairs /	1	EA	\$2,500.00	\$2,500.00	
Renovation of Restrooms Accessible from Outside of Pool Building	220	SF	\$200.00	\$44,000.00	
<b>Pedestrian Walkways and Trails</b>					<b>\$96,250.00</b>
New ADA Accessible Concrete Walkways	15,000	SF	\$5.50	\$82,500.00	
New Walkway / Plaza Area at Fields	2,500	SF	\$5.50	\$13,750.00	
<b>Landscape Improvements</b>					<b>\$135,000.00</b>
Renovate Turf Grass Play Areas	350,000	SF	\$0.15	\$52,500.00	
Replant Baseball / Softball Outfields	50,000	SF	\$1.00	\$50,000.00	
Replenish / Fine Grade Infield Surfacing	1	LS	\$10,000.00	\$10,000.00	
New / Replacement Trees	75	EA	\$200.00	\$15,000.00	
New Skinned Infield for T-Ball Field	1	LS	\$7,500.00	\$7,500.00	
<b>Irrigation System</b>					<b>\$320,000.00</b>
Upgrade to Full Central Control	1	LS	\$5,000.00	\$5,000.00	
Replace Turf Irrigation System	400,000	SF	\$0.75	\$300,000.00	
Install Drip Irrigation System	1	LS	\$15,000.00	\$15,000.00	
<b>Fencing / Gates / Access Control</b>					<b>\$112,500.00</b>
Post-and-Cable Barrier	1,250	LF	\$12.00	\$15,000.00	
Chain-Link Fencing Upgrades - Ballfields	1	LS	\$50,000.00	\$50,000.00	
T-Ball Backstop	1	LS	\$7,500.00	\$7,500.00	
Batting Cages (4 Unit)	1	LS	\$40,000.00	\$40,000.00	

**Cost Estimate – Southeast Active Recreation Zone (Continued)**

Category and Item	Quantity	Unit	Unit Cost	Extension	Category Total
<b>Potable Water System</b>					<b>\$61,500.00</b>
Miscellaneous Water System Upgrades	1	LS	\$25,000.00	\$25,000.00	
New Metered Service for Lake (2" Meter)	1	LS	\$7,500.00	\$7,500.00	
2" Water Line to Lake	1,400	LF	\$10.00	\$14,000.00	
New Lake Fill-Up Line Vault and Controls	1	LS	\$15,000.00	\$15,000.00	
<b>Sanitary Sewer System</b>					<b>\$50,000.00</b>
Miscellaneous Sewer System Upgrades	1	LS	\$50,000.00	\$50,000.00	
<b>Electrical and Lighting Systems</b>					<b>\$347,500.00</b>
Parking Lot / Walkway Security Lights	15	EA	\$4,500.00	\$67,500.00	
Improvements to Services / Distribution	1	LS	\$75,000.00	\$75,000.00	
Softball Field Lighting System	1	LS	\$150,000.00	\$150,000.00	
Tennis-Pickleball Court Lighting & Controls	1	LS	\$40,000.00	\$40,000.00	
Batting Cage Lighting and Controls	1	LS	\$15,000.00	\$15,000.00	
<b>Other Facilities / Playground(s)</b>					<b>\$179,260.00</b>
New Play Structure 2-5	1	EA	\$25,000.00	\$25,000.00	
New Play Structure 5-12	1	EA	\$75,000.00	\$75,000.00	
Playground Surfacing (Resilient)	2,500	SF	\$15.00	\$37,500.00	
Concrete Header at Playground	220	LF	\$8.00	\$1,760.00	
Tensioned Fabric Shade Structure	1	LS	\$40,000.00	\$40,000.00	
<b>Other Facilities / Courts</b>					<b>\$16,000.00</b>
Resurface Basketball / Tennis Courts	2,000	SY	\$8.00	\$16,000.00	
<b>Other Facilities / Aquatic Center</b>					<b>\$481,000.00</b>
Replaster Pool / Water Line Tile	1	LS	\$66,000.00	\$66,000.00	
Replace Pool Deck	1	LS	\$75,000.00	\$75,000.00	
Water Sanitation System Improvements	1	LS	\$40,000.00	\$40,000.00	
Remove Existing Wading Pool	1	LS	\$10,000.00	\$10,000.00	
Construct New Splash Pad	1	LS	\$250,000.00	\$250,000.00	
Tensioned Fabric Shade Structure	1	LS	\$40,000.00	\$40,000.00	
<b>Other Facilities / Miscellaneous</b>					<b>\$56,000.00</b>
New Drinking Fountains	2	LS	\$3,000.00	\$6,000.00	
Miscellaneous / Other	1	LS	\$50,000.00	\$50,000.00	
				<b>Subtotal</b>	<b>\$2,478,460.00</b>
				<b>Contingency (15%)</b>	<b>\$371,769.00</b>
				<b>Design, Engineering, Survey, Testing, Construction Management (12%)</b>	<b>\$342,027.48</b>
				<b>Total - Order of Magnitude Cost - Southeast Active Recreation Zone</b>	<b>\$3,192,256.48</b>

## 5.13 Cost Estimate – Fishing Lake Zone

Item	Quantity	Unit	Unit Cost	Extension	Category Total
<b>Entry Improvements</b>					<b>\$7,500.00</b>
New Park Identification Sign / Monument	1	LS	\$7,500.00	\$7,500.00	
<b>Drives and Parking Areas</b>					<b>\$668,000.00</b>
Remove Existing Asphalt Paving	25000	SY	\$5.50	\$137,500.00	
Regrade / Compact Drives & Parking Lots	21000	SY	\$3.00	\$63,000.00	
New Asphaltic Concrete Pavement	21000	SY	\$15.00	\$315,000.00	
New Concrete Vertical Curb	12500	LF	\$12.00	\$150,000.00	
HC Parking Signs / Markings	1	LS	\$2,500.00	\$2,500.00	
<b>Buildings / Structures (New)</b>					<b>\$0.00</b>
None	0		\$0.00	\$0.00	
<b>Buildings / Structures (Renovations)</b>					<b>\$135,000.00</b>
ADA/Gen. Improvements- Marina Restroom	600	SF	\$50.00	\$30,000.00	
ADA/Gen. Improvements - Ramp Restroom	450	SF	\$50.00	\$22,500.00	
ADA/Gen. Improvements-Marina Bldg.	800	SF	\$50.00	\$40,000.00	
Picnic Ramadas Repairs and Upgrades	17	EA	\$2,500.00	\$42,500.00	
<b>Pedestrian Walkways and Trails</b>					<b>\$133,500.00</b>
Promenade - Accessible Concrete	23000	SF	\$5.50	\$126,500.00	
Natural Surface Trail	28000	SF	\$0.25	\$7,000.00	
<b>Landscape Improvements</b>					<b>\$30,000.00</b>
Tree Planting along Promenade	150	EA	\$200.00	\$30,000.00	
<b>Irrigation System</b>					<b>\$32,500.00</b>
Drip Irrigation - Promenade Trees	1	LS	\$30,000.00	\$30,000.00	
Irrigation Central Control System	1	LS	\$2,500.00	\$2,500.00	
<b>Fencing / Gates / Access Control</b>					<b>\$30,720.00</b>
Post-and-Cable Barrier	2560	LF	\$12.00	\$30,720.00	
<b>Potable Water System</b>					<b>\$68,500.00</b>
Miscellaneous Water System Upgrades	1	LS	\$25,000.00	\$25,000.00	
New Metered Service for Lake (2" Meter)	1	LS	\$7,500.00	\$7,500.00	
2" Water Line to Lake	1,400	LF	\$15.00	\$21,000.00	
New Lake Fill-Up Line Vault and Controls	1	LS	\$15,000.00	\$15,000.00	
<b>Sanitary Sewer System</b>					<b>\$50,000.00</b>
Miscellaneous Sewer System Upgrades	1	LS	\$50,000.00	\$50,000.00	

**Cost Estimate – Fishing Lake Zone (Continued)**

Item	Quantity	Unit	Unit Cost	Extension	Category Total
<b>Electrical and Lighting Systems</b>					<b>\$185,000.00</b>
Parking Lot / Promenade Walkway Lights	30	EA	\$4,500.00	\$135,000.00	
Improvements to Services / Distribution	1	LS	\$50,000.00	\$50,000.00	
<b>Other Facilities / Miscellaneous</b>					<b>\$53,000.00</b>
New Drinking Fountains	1	EA	\$3,000.00	\$3,000.00	
Miscellaneous / Other	1	LS	\$50,000.00	\$50,000.00	
				<b>Subtotal</b>	<b>\$1,393,720.00</b>
				<b>Contingency (15%)</b>	<b>\$209,058.00</b>
				<b>Design, Engineering, Survey, Testing, Construction Management (12%)</b>	<b>\$192,333.36</b>
<b>Total - Order of Magnitude Cost - Fishing Lake Zone</b>					<b>\$1,795,111.36</b>



## 5.14 Cost Estimate – Group Use Area / Zone

Item	Quantity	Unit	Unit Cost	Extension	Category Total
<b>Entry Improvements</b>					<b>\$7,500.00</b>
New Park Identification Sign / Monument	1	LS	\$7,500.00	\$7,500.00	
<b>Drives and Parking Areas</b>					<b>\$180,100.00</b>
Remove Existing Asphalt Pavement	6000	SY	\$5.50	\$33,000.00	
Regrade / Compact Drives & Parking Lots	6500	SY	\$3.00	\$19,500.00	
New Asphaltic Concrete Pavement	6500	SY	\$15.00	\$97,500.00	
New Concrete Vertical Curb	2300	LF	\$12.00	\$27,600.00	
HC Parking Signs / Markings	1	LS	\$2,500.00	\$2,500.00	
<b>Buildings / Structures (New)</b>					<b>\$144,000.00</b>
New Restroom Building	600	SF	\$240.00	\$144,000.00	
<b>Buildings / Structures (Renovations)</b>					<b>\$27,500.00</b>
ADA/General Improvements- Group Ramada	2000	SF	\$10.00	\$20,000.00	
Ramadas (31, 32, 33) Repairs/ Upgrades	3	EA	\$2,500.00	\$7,500.00	
<b>Pedestrian Walkways and Trails</b>					<b>\$106,400.00</b>
New ADA Accessible Concrete Walkways	13500	SF	\$5.50	\$74,250.00	
Plaza Paving at Group Ramada	5000	SF	\$5.50	\$27,500.00	
Natural Surface Trail	18600	SF	\$0.25	\$4,650.00	
<b>Landscape Improvements</b>					<b>\$31,750.00</b>
Renovate Existing Turf	100000	SF	\$0.15	\$15,000.00	
Decomposed Granite Surfacing	25000	SF	\$0.35	\$8,750.00	
Trees in Parking Lot and Near Ramada	40	EA	\$200.00	\$8,000.00	
<b>Irrigation System</b>					<b>\$88,000.00</b>
Upgrade to Full Central Control	1	LS	\$5,000.00	\$5,000.00	
Replace Turf Irrigation	100000	SF	\$0.75	\$75,000.00	
Add Drip Irrigation to Trees	1	LS	\$8,000.00	\$8,000.00	
<b>Fencing / Gates / Access Control</b>					<b>\$64,800.00</b>
Post-and-Cable Barrier	5400	LF	\$12.00	\$64,800.00	
<b>Potable Water System</b>					<b>\$12,500.00</b>
Miscellaneous Water System Upgrades	1	LS	\$5,000.00	\$5,000.00	
New Metered Service to New Restroom	1	LS	\$7,500.00	\$7,500.00	
<b>Sanitary Sewer System</b>					<b>\$90,000.00</b>
Sewer Connection to Sewer in 44th Street	1	LS	\$40,000.00	\$40,000.00	
Lift Station	1	LS	\$50,000.00	\$50,000.00	

## Cost Estimate – Group Use Area / Zone (Continued)

Item	Quantity	Unit	Unit Cost	Extension	Category Total
<b>Electrical and Lighting Systems</b>					<b>\$117,500.00</b>
Parking Lot and Security Lights	15	EA	\$4,500.00	\$67,500.00	
Improvements to Service(s) Distribution	1	LS	\$50,000.00	\$50,000.00	
<b>Other Facilities / Playground(s)</b>					<b>\$179,260.00</b>
New Play Structure 2-5	1	EA	\$25,000.00	\$25,000.00	
New Play Structure 5-12	1	EA	\$75,000.00	\$75,000.00	
Playground Surfacing (Resilient)	2,500	SF	\$15.00	\$37,500.00	
Concrete Header at Playground	220	LF	\$8.00	\$1,760.00	
Tensioned Fabric Shade Structure	1	LS	\$40,000.00	\$40,000.00	
<b>Other Facilities / Sand Volleyball Courts</b>					<b>\$40,000.00</b>
Sand Volleyball Courts	2	EA	\$20,000.00	\$40,000.00	
<b>Other Facilities / Improvements</b>					<b>\$52,500.00</b>
New Drinking Fountains	1	LS	\$2,500.00	\$2,500.00	
Other Miscellaneous Improvements	1	LS	\$50,000.00	\$50,000.00	
				<b>Subtotal</b>	<b>\$1,141,810.00</b>
				<b>Contingency (15%)</b>	<b>\$171,271.50</b>
<b>Design, Engineering, Survey, Testing, Construction Management (12%)</b>					<b>\$157,569.78</b>
<b>Total - Order of Magnitude Cost - Group Use Area / Zone</b>					<b>\$1,470,651.28</b>

## 5.15 Cost Estimate – Fiesta Area / Zone

Item	Quantity	Unit	Unit Cost	Extension	Category Total
<b>Entry Improvements</b>					<b>\$1,500.00</b>
Park Entry Sign / Monument Renovation	1	LS	\$1,500.00	\$1,500.00	
<b>Drives and Parking Areas</b>					<b>\$153,500.00</b>
Crack Seal - Slurry Seal Ex. Pavement	30000	SY	\$5.00	\$150,000.00	
HC Parking Signs / Markings	1	LS	\$3,500.00	\$3,500.00	
<b>Buildings / Structures (New)</b>					<b>\$40,000.00</b>
Ramada / Shade Structure at Dog Park	1	EA	\$40,000.00	\$40,000.00	
<b>Buildings / Structures (Renovations)</b>					<b>\$32,500.00</b>
ADA / General Improvements - Restrooms	2	EA	\$15,000.00	\$30,000.00	
Picnic Ramada (41) Repairs / Upgrades	1	EA	\$2,500.00	\$2,500.00	
<b>Pedestrian Walkways and Trails</b>					<b>\$33,000.00</b>
New ADA Accessible Concrete Walkways	6000	SF	\$5.50	\$33,000.00	
<b>Landscape Improvements</b>					<b>\$13,600.00</b>
New / Replacement Trees	20	EA	\$200.00	\$4,000.00	
Turf Grass Renovation	64000	SF	\$0.15	\$9,600.00	
<b>Irrigation System</b>					<b>\$20,000.00</b>
Upgrade to Full Central Control	1	LS	\$5,000.00	\$5,000.00	
Misc. Improvements to Irrigation	1	LS	\$15,000.00	\$15,000.00	
<b>Fencing / Gates / Access Control</b>					<b>\$22,500.00</b>
Post-and-Cable Barrier	1500	LF	\$12.00	\$18,000.00	
Access Gates to Tucson Mountain Park	3	EA	\$1,500.00	\$4,500.00	
<b>Potable Water System</b>					<b>\$25,000.00</b>
Miscellaneous Water System Upgrades	1	LS	\$25,000.00	\$25,000.00	
<b>Sanitary Sewer System</b>					<b>\$25,000.00</b>
Miscellaneous Sewer System Upgrades	1	LS	\$25,000.00	\$25,000.00	
<b>Electrical and Lighting Systems</b>					<b>\$110,000.00</b>
Dog Park Lighting Fixtures	10	EA	\$4,500.00	\$45,000.00	
Repair / Replacement of Existing Fixtures	1	LS	\$15,000.00	\$15,000.00	
Improvements to Services / Distribution	1	LS	\$50,000.00	\$50,000.00	

**Cost Estimate – Fiesta Area / Zone (Continued)**

Item	Quantity	Unit	Unit Cost	Extension	Category Total
<b>Other Facilities / Dog Park</b>					<b>\$56,750.00</b>
Clearing and Grading	1	LS	\$5,000.00	\$5,000.00	
Decomposed Granite Surfacing	25000	SF	\$0.35	\$8,750.00	
Dog Park Fencing	800	LF	\$20.00	\$16,000.00	
Dog Park Gates / Vestibules	2	LS	\$2,500.00	\$5,000.00	
Perimeter Walkway	4000	SF	\$5.50	\$22,000.00	
<b>Other Facilities - Mountain Bike Improvements</b>					<b>\$50,000.00</b>
Grading / Surfacing of Staging Area	1	LS	\$5,000.00	\$5,000.00	
Single-Track Trail Construction	1	LS	\$10,000.00	\$10,000.00	
Compressed Air / Tool Kiosk	1	LS	\$10,000.00	\$10,000.00	
Trail Markers / Signs	1	LS	\$5,000.00	\$5,000.00	
Other Miscellaneous Improvements	1	LS	\$20,000.00	\$20,000.00	
<b>Other Facilities / Improvements</b>					<b>\$50,000.00</b>
Other Miscellaneous Improvements	1	LS	\$50,000.00	\$50,000.00	
				<b>Subtotal</b>	<b>\$633,350.00</b>
				<b>Contingency (15%)</b>	<b>\$95,002.50</b>
<b>Design, Engineering, Survey, Testing, Construction Management (12%)</b>					<b>\$87,402.30</b>
<b>Total - Order of Magnitude Cost - Fiesta Area</b>					<b>\$815,754.80</b>

## 5.16 Cost Estimate – Northwest Picnic Area and Sports Field Zone

Item	Quantity	Unit	Unit Cost	Extension	Category Total
<b>Entry Improvements</b>					<b>\$7,500.00</b>
New Park Identification Sign / Monument	1	LS	\$7,500.00	\$7,500.00	
<b>Drives and Parking Areas (Renovate Existing)</b>					<b>\$43,500.00</b>
Crack Seal - Slurry Seal	8200	SY	\$5.00	\$41,000.00	
HC Parking Signs / Markings	1	LS	\$2,500.00	\$2,500.00	
<b>Drive and Parking Lots (New)</b>					<b>\$123,550.00</b>
Grade for Pavement / Prepare Subgrade	4200	SY	\$1.25	\$5,250.00	
Aggregate Base Course	4200	SY	\$8.00	\$33,600.00	
Asphaltic Concrete Pavement	4200	SY	\$15.00	\$63,000.00	
New Concrete Vertical Curb	1600	LF	\$12.00	\$19,200.00	
HC Parking Signs / Markings	1	LS	\$2,500.00	\$2,500.00	
<b>Buildings / Structures (New)</b>					<b>\$368,000.00</b>
Restroom / Concession Building	1200	SF	\$240.00	\$288,000.00	
Picnic Ramadas (2)	2	EA	\$40,000.00	\$80,000.00	
<b>Buildings / Structures (Renovations)</b>					<b>\$40,000.00</b>
ADA / Gen. Improvements - Ex. Restroom	450	SF	\$50.00	\$22,500.00	
ADA / Gen. Improvements - Ramadas (34-	7	EA	\$2,500.00	\$17,500.00	
<b>Pedestrian Walkways and Trails</b>					<b>\$121,000.00</b>
New ADA Accessible Concrete Walkways	10000	SF	\$5.50	\$55,000.00	
Plaza at Restroom / Concession Bldg.	12000	SF	\$5.50	\$66,000.00	
<b>Earthwork and Grading for Fields</b>					<b>\$143,000.00</b>
Mass Grading / Compaction for Fields	16500	CY	\$8.00	\$132,000.00	
Fine Grading for Fields	110000	SF	\$0.10	\$11,000.00	
<b>Landscape Improvements</b>					<b>\$312,625.00</b>
New Trees	100	EA	\$200.00	\$20,000.00	
Renovate Existing Turf Grass	150000	SF	\$0.15	\$22,500.00	
New Turf Grass Fields	75000	SF	\$2.50	\$187,500.00	
Infield Surfacing	32000	SF	\$2.50	\$80,000.00	
Decomposed Granite Surfacing	7500	SF	\$0.35	\$2,625.00	
<b>Irrigation System</b>					<b>\$105,000.00</b>
Upgrade to Full Central Control	1	LS	\$5,000.00	\$5,000.00	
Misc. Irrigation Improvements (Existing)	1	LS	\$5,000.00	\$5,000.00	
New Irrigation System for Fields	75000	SF	\$1.00	\$75,000.00	
New Drip Irrigation System for Trees	1	LS	\$20,000.00	\$20,000.00	

## Cost Estimate – Northwest Picnic Area and Sports Field Zone (Continued)

Item	Quantity	Unit	Unit Cost	Extension	Category Total
<b>Fencing / Gates / Access Control</b>					<b>\$171,600.00</b>
Post-and-Cable Barrier	1300	LF	\$12.00	\$15,600.00	
Backstops	3	EA	\$20,000.00	\$60,000.00	
Chain-Link Fencing	2400	LF	\$20.00	\$48,000.00	
Gates	12	EA	\$1,500.00	\$18,000.00	
Dugouts	6	EA	\$5,000.00	\$30,000.00	
<b>Potable Water System</b>					<b>\$35,000.00</b>
Metered Water Supply to RR/Concession	1	LS	\$10,000.00	\$10,000.00	
Misc. Improvements to Ex. Water System	1	LS	\$25,000.00	\$25,000.00	
<b>Sanitary Sewer System</b>					<b>\$90,000.00</b>
Extend New Sewer to Ex. Sewer in 44th St.	1	LS	\$40,000.00	\$40,000.00	
Miscellaneous Ex. Sewer System Upgrades	1	LS	\$50,000.00	\$50,000.00	
<b>Electrical and Lighting Systems</b>					<b>\$495,000.00</b>
Improvements to Ex. Services/Distribution	1	LS	\$50,000.00	\$50,000.00	
New Service to Fields, RR / Concession	1	EA	\$15,000.00	\$15,000.00	
Little League Field Lighting Systems	2	LS	\$150,000.00	\$300,000.00	
T-Ball Field Lighting System	1	LS	\$40,000.00	\$40,000.00	
Parking Lot and Area Light Fixtures	20	EA	\$4,500.00	\$90,000.00	
<b>Other Facilities / Playground(s)</b>					<b>\$358,520.00</b>
New Play Structure 2-5	2	EA	\$25,000.00	\$50,000.00	
New Play Structure 5-12	2	EA	\$75,000.00	\$150,000.00	
Playground Surfacing (Resilient)	5,000	SF	\$15.00	\$75,000.00	
Concrete Header at Playground	440	LF	\$8.00	\$3,520.00	
Tensioned Fabric Shade Structure	2	LS	\$40,000.00	\$80,000.00	
<b>Other Facilities / Improvements</b>					<b>\$55,000.00</b>
New Drinking Fountains	2	LS	\$2,500.00	\$5,000.00	
Other Miscellaneous Improvements	1	LS	\$50,000.00	\$50,000.00	
<b>Subtotal</b>					<b>\$2,469,295.00</b>
<b>Contingency (15%)</b>					<b>\$370,394.25</b>
<b>Design, Engineering, Survey, Testing, Construction Management (12%)</b>					<b>\$340,762.71</b>
<b>Total - Order of Magnitude Cost - Northwest Picnic Area and Sports Field Zone</b>					<b>\$3,180,451.96</b>

# Appendix A Existing Conditions

**A.1 Existing Conditions:**

An assessment of the existing park conditions was conducted during the period from January to February 2016. This assessment was based on field inspections, discussions with Parks and Recreation Department staff, input provided by park users, and a review of available documents.

The review was conducted to determine:

- The general condition of the existing facilities and infrastructure
- Deficiencies related to codes and adopted standards
- Deficiencies that diminished potential use of facilities and/or the public’s perception of the park
- Repair and/or replacement work required

The assessments performed were general in nature but sufficient to identify the approximate scope of the remedial work needed. As individual design and engineering projects are undertaken, the scope of work associated with each project should include a task that involves an in-depth evaluation of the required work and the identification of alternatives for the cost-effective remedies.

**A.2 Existing Park Entries**

There are six entry drives that provide motor vehicle access into the park, two from Mission Road and four from La Cholla Boulevard. There is one service entrance from Ajo Way (SR 86) near the Fiesta Area, but this is not open for public use. The features of these entrances are noted below. (See Figures A-A and A-B).

Facility	Condition	Notes
Mission Road - North Entry	Fair	Stop sign for traffic exiting park. No traffic signal or HAWK.
		Includes striped crosswalk across Mission Road.
		Entry sign is old and in poor condition.
Mission Road - South Entry	Fair	Stop sign for traffic exiting park. Pedestrians can cross Mission Road at signalized intersection 300’ to the south.
		Right turn only for exiting traffic. No Mission Road median opening in this location.
		Entry sign is old and in poor condition.
La Cholla Boulevard - North Entrances (2)	Fair	Consists of aligned entrances to park east and west of La Cholla Boulevard. Stop signs for exiting traffic.
		Entry signs are old and in poor condition.
		Entry gates present to restrict motor vehicle access if needed.
La Cholla Boulevard – South Entrances (2)	Fair	Consists of aligned entrances to park east and west of La Cholla Boulevard. Stop signs for exiting traffic.
		Entry signs are old and in poor condition. Entry gates present to restrict motor vehicle access if needed.
		Includes striped crosswalk across La Cholla Boulevard.



**A.3 Internal Park Drives**

The internal park roadways are paved and in some locations curbed. Throughout the park, the condition of the asphaltic concrete pavement is poor. Some newer drives can be repaired with crack filling and surface treatments. The pavement on most of the older drives will need to be removed and replaced. Where they are present, the concrete curbs range in condition from acceptable to poor.

It should also be noted that the internal drives vary significantly in width and that many of the internal intersections are poorly defined and include more pavement than is necessary. The condition of the internal park drives is noted below. (See Figures A-A and A-B).



**Fiesta Area Entry Drive**

Facility	Condition	Notes
Drive around ball field swimming pool area	Poor	Significant cracking of asphalt pavement. Pavement patched in many locations.
		Extruded concrete curbs in most locations. Curb condition fair.
		Grading, curb openings allow for runoff into playground area.
Drives north, west, and south of Fishing Lake	Poor	Significant cracking of asphalt pavement. Pavement patched in many locations.
		Drives typically not curbed. Boulders used to prevent vehicles from driving off roadway.
		Stormwater runoff from roadways causing erosion of shoulder and roadside areas in some locations.
Drive to Group Ramada (No. 33)	Fair	Some cracking of asphalt pavement. Pavement patched in several locations.
		Curbs installed in limited areas. Boulders used to prevent vehicles from driving off roadway.
		Poor definition of what is roadway and what is adjacent parking area.
Drive to Fiesta Area	Fair	Significant cracking of asphalt pavement.
		Curbed. Curbs generally in good condition.
		Colored concrete pavers at entrance.

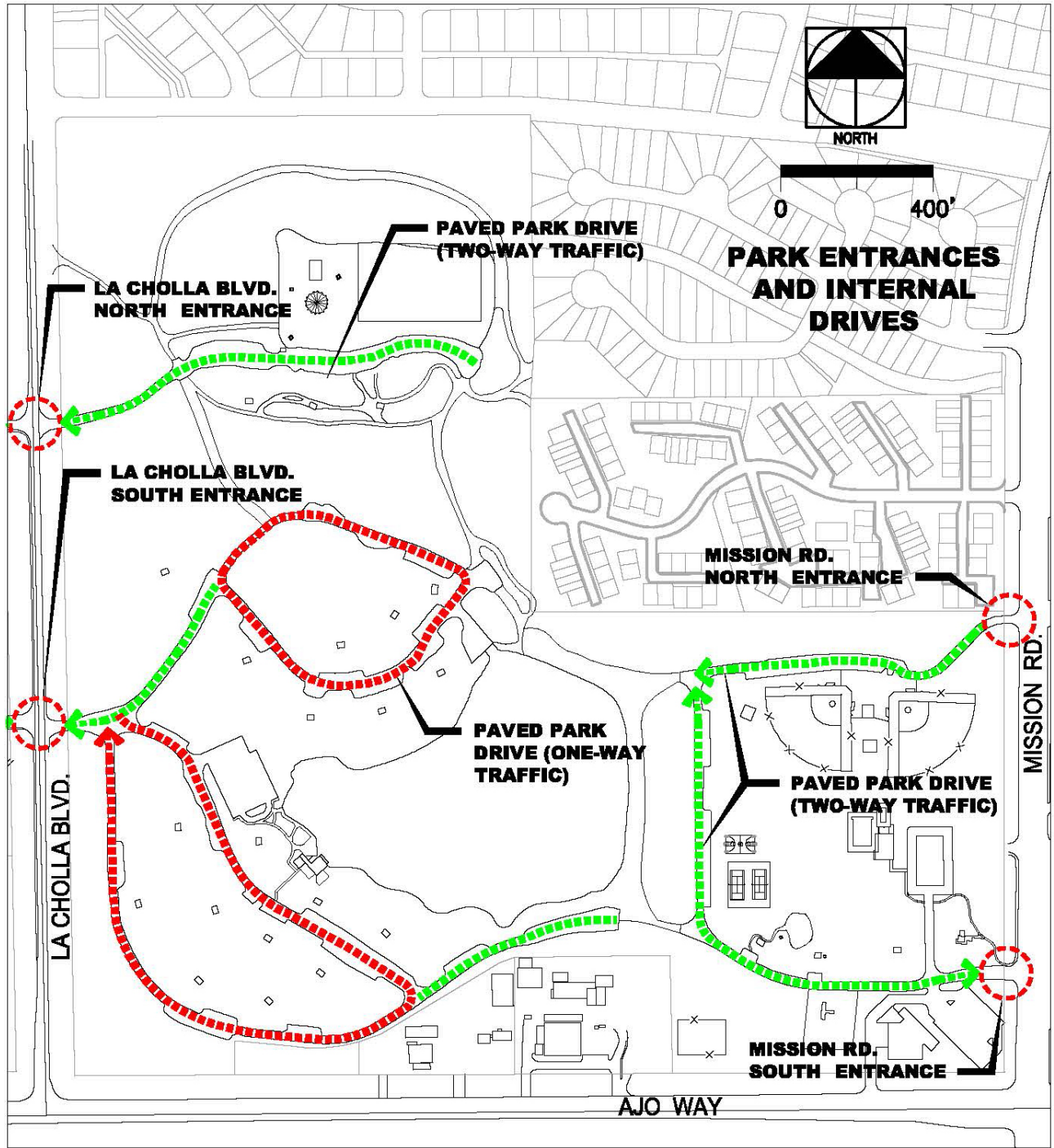


Figure A-A: Park Entries and Internal Park Drives (East)

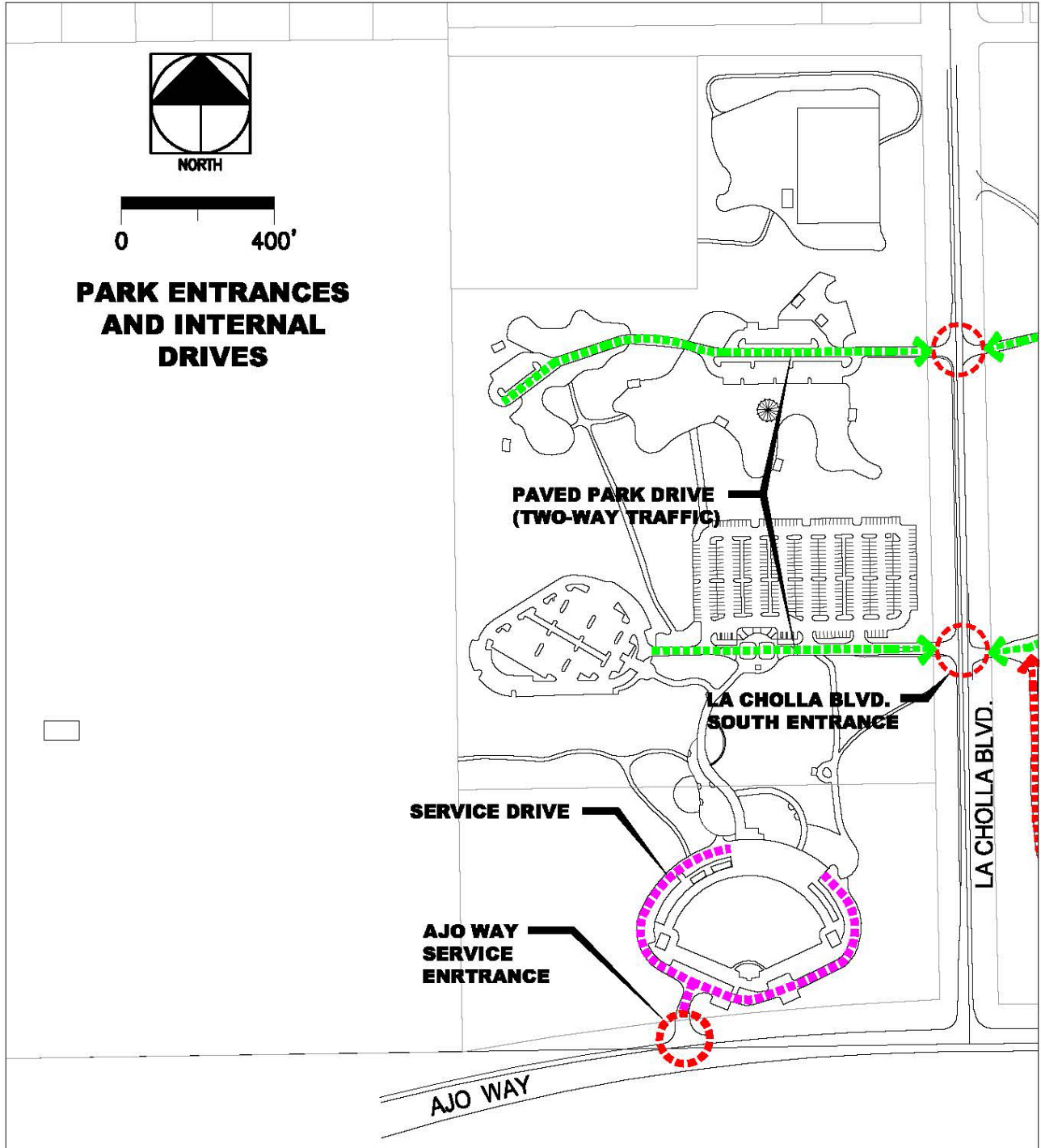


Figure A-B: Park Entries and Internal Park Drives (West)

**A.4 Parking Lots**

There are approximately 1,382 motor vehicle parking spaces within the park, a sufficient quantity for the facilities present. However, the location of the available parking is inappropriate in many instances. The quantity of spaces provided near the Little League baseball and softball fields is not adequate, resulting in unauthorized parking on turf grass areas when games are being played on these fields.



**Fiesta Area Parking Lot**

On the west side of the park in the vicinity of the Fiesta Area, there are several large parking areas, but these parking areas are remote from other park facilities and service the Fiesta Area only. The location, capacity, and condition of the existing parking lots is noted below and shown in Figure A-C and A-D).

Facility	Condition	Notes
Parking Lot P-1	Poor	44 Total Spaces (including 3 HC Spaces). Located north of baseball / softball fields. Curbed with angled parking.
Parking Lot P-2	Poor	4 Total Spaces (No HC Spaces). Located south of playground. Curbed.
Parking Lot P-3	Poor	5 Total Spaces (No HC Spaces). Located near playground. Curbed.
Parking Lot P-4	Poor	25 Total Spaces (No HC Spaces). Located west of tennis / basketball courts.
Parking Lot P-5	Poor	15 Total Spaces (No HC Spaces). Located west of baseball field. Curbed.
Parking Lot P-6	Poor	24 Total Spaces (No HC Spaces). Located south of lake. Not curbed.
Parking Lot P-7	Poor	20 Total Spaces (No HC Spaces). Located south of lake. Not curbed.
Parking Lot P-8	Poor	34 Total Spaces (No HC Spaces). Located south of lake. Curbed.
Parking Lot P-9	Poor	17 Total Spaces (No HC Spaces). Located south of lake. Not curbed.
Parking Lot P-10	Poor	7 Total Spaces (No HC Spaces). Located southwest of lake. Not curbed.
Parking Lot P-11	Poor	4 Total Spaces (No HC Spaces). Located southwest of lake. Not curbed.
Parking Lot P-12	Poor	9 Total Spaces (No HC Spaces). Located southwest of lake. Not curbed.
Parking Lot P-13	Poor	10 Total Spaces (No HC Spaces). Located southwest of lake. Not curbed.
Parking Lot P-14	Poor	19 Total Spaces (No HC Spaces). Located southwest of lake. Not curbed.
Parking Lot P-15	Poor	11 Total Spaces (No HC Spaces). Located west of lake. Not curbed.
Parking Lot P-16	Fair	52 Total Spaces (No HC Spaces). Located at Marina, west of lake. Curbed.

## Appendix A: Existing Conditions

Parking Lot P-17	Poor	11 Total Spaces (No HC Spaces). Located west of Marina. Not curbed.
Parking Lot P-18	Poor	14 Total Spaces (No HC Spaces). Located on loop north of lake. Not curbed.
Parking Lot P-19	Poor	10 Total Spaces (No HC Spaces). Located on loop north of lake. Not curbed.
Parking Lot P-20	Poor	6 Total Spaces (No HC Spaces). Located on loop north of lake. Not curbed.
Parking Lot P-21	Poor	12 Total Spaces (No HC Spaces). Located on loop north of lake. Not curbed.
Parking Lot P-22	Poor	14 Total Spaces (No HC Spaces). Located on loop north of lake. Not curbed.
Parking Lot P-23	Poor	14 Total Spaces (No HC Spaces). Located on loop north of lake. Not curbed.
Parking Lot P-24	Poor	11 Total Spaces (No HC Spaces). Located on loop north of lake. Not curbed.
Parking Lot P-25	Poor	(+/-) 3 Truck / Boat Trailer Spaces (No HC Spaces). Located near boat ramp. Not curbed.
Parking Lot P-26	Poor	7 Total Spaces (No HC Spaces). Located on loop north of lake. Not curbed.
Parking Lot P-27	Poor	13 Total Spaces (No HC Spaces). Located on loop north of lake. Not curbed.
Parking Lot P-28	Poor	9 Total Spaces (No HC Spaces). Located on loop north of lake. Not curbed.
Parking Lot P-29	Poor	68 Total Spaces (No HC Spaces). Located south of Group Ramada.
Parking Lot P-30	Fair	5 Total Spaces (No HC Spaces). Located south of Fiesta Area stage. Service / performer parking only. Curbed.
Parking Lot P-31	Fair	7 Total Spaces (No HC Spaces). Located south of Fiesta Area stage. Service / performer parking only. Curbed.
Parking Lot P-32	Fair	4 Total Spaces (No HC Spaces). Located south of Fiesta Area stage. Service / performer parking only. Curbed.
Parking Lot P-33	Fair	13 Total Spaces (including 3 HC Spaces). Located south of Fiesta Area stage. Service / performer parking only. Curbed.
Parking Lot P-34	Fair	28 Space (No HC Spaces). Located Northwest of Fiesta Area Concession Building. Service parking only. Curbed.
Parking Lot P-35	Fair	226 Total Spaces (including 9 HC Spaces). Located northwest of Fiesta Area. Curbed.
Parking Lot P-36	Fair	445 Total Spaces (including 19 HC Spaces). Located north of Fiesta Area. Curbed.
Parking Lot P-37	Fair	20 Total Spaces (No HC Spaces). Located at west end of northwest picnic area. Curbed.
Parking Lot P-38	Fair	142 Total Spaces (No HC Spaces). Located in northwest picnic area. Curbed.
Parking Lot P-39	Fair	62 Total Spaces (including 7 HC Spaces). Located east of Swimming Pool and Pool Building.

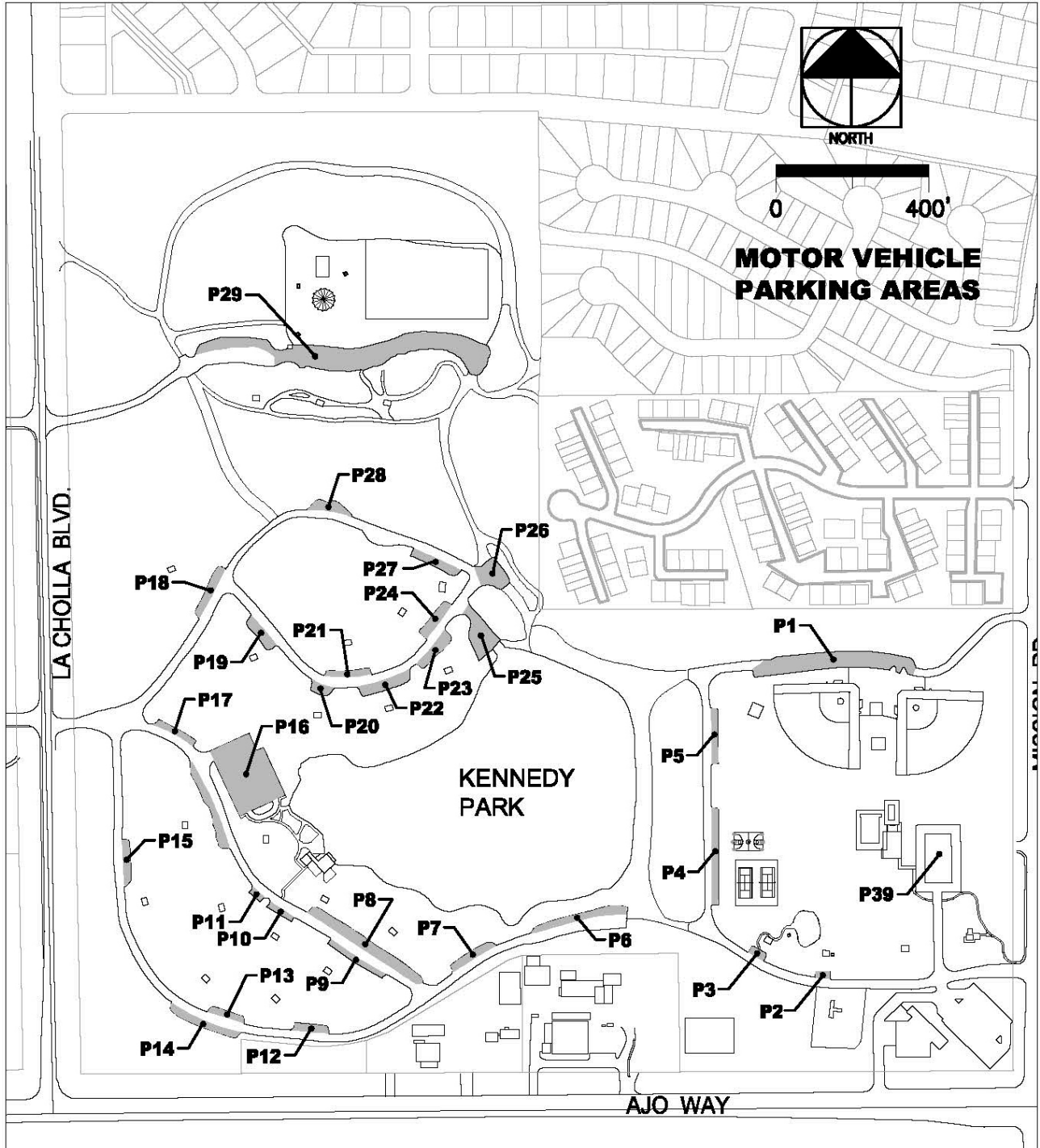


Figure A-C: Motor Vehicle Parking Areas (East)

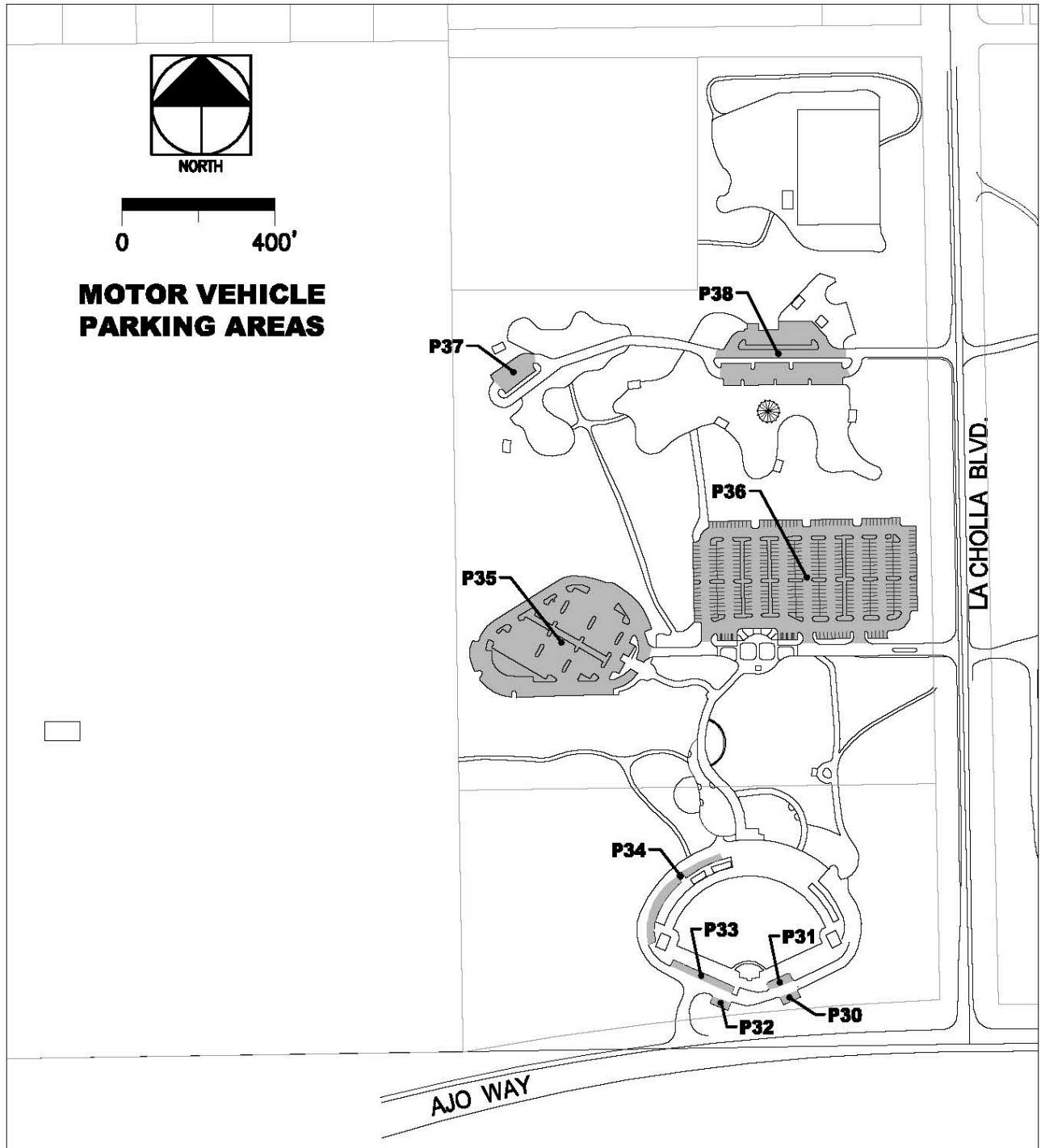


Figure A-D: Motor Vehicle Parking Areas (West)

**A.5 Existing Buildings:**

There are numerous buildings within Kennedy Park. Included are restroom buildings, concession buildings, a swimming pool locker room building, a stage, and 41 ramada structures. The features of these buildings are noted below and their location is shown in Figures A-E and A-F.

Facility	Condition	Notes
Baseball / Softball Field Restroom	Fair	Wood and CMU masonry construction, 3 men's stalls, 3 women's stalls, with power and interior and exterior lighting. Not ADA compliant.
		Improvements Needed: Access walkway to building, new light fixtures, painting, interior accessibility improvements. See Appendix A.
Marina Restroom	Fair	Steel and CMU masonry construction, 3 men's stalls, 3 women's stalls, with power and interior and exterior lighting. Not ADA compliant.
		Improvements Needed: Accessible walkway to building, painting, and interior accessibility improvements. See Appendix A.
Boat Ramp Restroom	Fair	Wood and CMU masonry construction, 2 men's stalls, 2 women's stalls, with power and interior and exterior lighting. Not ADA compliant.
		Improvements Needed: New light fixtures, painting, and interior accessibility improvements. See Appendix A.
Fiesta Area – East Restroom	Good	Wood and CMU masonry construction, with power and interior and exterior lighting. ADA accessible.
		Improvements Needed: None.
Fiesta Area – West Restroom	Good	Wood and CMU masonry construction with power and interior and exterior lighting. ADA accessible.
		Improvements Needed: None
Northwest Picnic Area Restroom	Fair	Wood and CMU masonry construction, 2 men's stalls, 2 women's stalls, with power and interior and exterior lighting. Not ADA compliant.
		Improvements Needed: Accessible walkway to building, new light fixtures, painting, and interior improvements. See Appendix A
Baseball / Softball Field Concession Building	Poor	Wood and CMU masonry construction, with power and lighting. Not ADA compliant.
		Improvements Needed: Accessible walkway to building, new light fixtures, painting and interior improvements. See Appendix A.
Marina Concession Building	Fair	Steel and CMU masonry construction with roll-up concession windows. Not ADA compliant.
		Improvements Needed: Accessible walkway to building and interior accessibility improvements. See Appendix A.
Fiesta Area – West Concession Building(s)	Good	Wood and CMU masonry construction, 4 concession windows with power and lighting. ADA accessible.
		Improvements Needed: None.
Fiesta Area – East Concession Building(s)	Good	Wood and CMU masonry construction, 11 concession windows with power and lighting. ADA accessible.
		Improvements Needed: None.



## Appendix A: Existing Conditions

Ramada #1	Fair	Wood and stone masonry construction, with power outlets, lighting, 1 BBQ, and 3 picnic tables. ADA accessible.
		Improvements Needed: Painting.
Ramada #2	Fair	Wood and stone masonry construction, with power outlets, lighting, 1 BBQ, and 2 picnic tables. Not ADA compliant.
		Improvements Needed: Accessible walkway to ramada and painting.
Ramada #3	Fair	Wood and stone masonry construction, with power outlets, lighting, 1 BBQ, and 2 picnic tables. Not ADA compliant.
		Improvements Needed: Accessible walkway to ramada and painting.
Ramada #4	Fair	Wood and stone masonry construction, with power outlets, lighting, 1 BBQ, and 3 picnic tables. ADA accessible.
		Improvements Needed: Painting.
Ramada #5	Fair	Wood and CMU masonry construction, with power outlets, lighting, 3 BBQs, and 6 picnic tables. Not ADA compliant.
		Improvements Needed: Accessible walkway to ramada and painting.
Ramada #8	Fair	Wood and stone masonry construction, no power or lighting, 1 BBQ, 1 RCP drinking fountain, and 2 picnic tables. Not ADA compliant.
		Improvements Needed: Accessible walkway to ramada (if possible - steep grades), replacement of drinking fountain, and painting.
Ramada #9	Fair	Wood and stone masonry construction, no power or lighting, 1 BBQ, 1 RCP drinking fountain, and 2 picnic tables. Not ADA compliant.
		Improvements Needed: Accessible walkway to ramada (if possible - steep grades) and painting.
Ramada #10	Fair	Wood and stone masonry construction, no power or lighting, 1 BBQ, 1 RCP drinking fountain, and 2 picnic tables. Not ADA compliant.
		Improvements Needed: Accessible walkway to ramada (if possible - steep grades), replace or repair roof shingles, and painting.
Ramada #11	Fair	Wood and stone masonry construction, no power or lighting, 1 BBQ, 1 stone fire-pit, 1 RCP drinking ftn., 2 picnic tables. Not ADA compliant.
		Improvements Needed: Accessibility (if possible - steep grades), replacement of drinking fountain, and painting.
Ramada #12	Fair	Wood and stone masonry construction, no power or lighting, 1 BBQ, 1 stone fire-pit, 1 RCP drinking ftn., 2 picnic tables. Not ADA compliant.
		Improvements Needed: Accessible walkway to ramada (if possible - steep grades), replacement of drinking fountain and fire-pit, and painting.
Ramada #13	Fair	Wood and stone masonry construction, no power or lighting, 1 BBQ, 1 RCP drinking fountain, and 2 picnic tables. Not ADA compliant.
		Accessible walkway to ramada (if possible - steep grades), replacement of drinking fountain, and painting.

## Appendix A: Existing Conditions

Ramada #14	Fair	Wood and stone masonry construction, no power or lighting, 1 BBQ, 1 fire-pit, 1 RCP drinking fountain, and 2 picnic tables. Not ADA compliant.
		Improvements Needed: Accessible walkway to ramada (if possible - steep grades), replacement of drinking fountain, and painting.
Ramada #15	Fair	Wood and stone masonry construction, no power or lighting, 1 BBQ, 1 fire-pit, and 2 picnic tables. Not ADA compliant.
		Improvements Needed: Accessible walkway to ramada (if possible - steep grades) and painting.
Ramada #16	Fair	Wood and stone masonry construction, no power or lighting, 1 BBQ, 1 fire-pit, and 2 picnic tables. Not ADA compliant.
		Improvements Needed: Accessible walkway to ramada (if possible - steep grades) and painting.
Ramada #17	Fair	Wood and stone masonry construction, no power or lighting, 1 BBQ, 1 fire-pit, and 2 picnic tables. Not ADA compliant.
		Improvements Needed: Accessible walkway to ramada (if possible - steep grades) and painting.
Ramada #22	Fair	Wood and stone masonry construction, no power or lighting, 1 BBQ, 1 fire-pit, and 2 picnic tables. Not ADA compliant.
		Improvements Needed: Accessible walkway to ramada (if possible - steep grades) and painting.
Ramada #23	Fair	Wood and stone masonry construction, no power or lighting, 1 BBQ, 1 RCP drinking fountain, and 2 picnic tables. Not ADA compliant.
		Improvements Needed: Accessible walkway to ramada (if possible - steep grades) and painting.
Ramada #25	Fair	Wood and stone masonry construction, no power or lighting, 1 BBQ, and 2 picnic tables. Not ADA compliant.
		Improvements Needed: Accessible walkway to ramada (if possible - steep grades) and painting.
Ramada #26	Fair	Wood and stone masonry construction, no power or lighting, 1 BBQ, 1 RCP drinking fountain, and 2 picnic tables. Not ADA compliant.
		Improvements Needed: Accessible walkway to ramada, replacement of drinking fountain, replacement or repair roof shingles, and painting.
Ramada #27	Fair	Wood and stone masonry construction, no power or lighting, 1 BBQ, 1 RCP drinking fountain, and 2 picnic tables. Not ADA compliant.
		Improvements Needed: Accessible walkway to ramada (if possible - steep grades), replacement or repair roof shingles, and painting.
Ramada #28	Fair	Wood and stone masonry construction, no power or lighting, 1 BBQ, 1 RCP drinking fountain, and 2 picnic tables. Not ADA compliant.
		Accessible walkway to ramada (if possible - steep grades), replacement of drinking fountain, replacement or repair roof shingles, and painting.
Ramada #29	Fair	Wood and stone masonry construction, no power or lighting, 1 BBQ, 1 RCP drinking fountain, and 2 picnic tables. Not ADA compliant.
		Accessible walkway to ramada (if possible - steep grades), replacement of drinking fountain, replacement or repair roof shingles, and painting.

## Appendix A: Existing Conditions

Ramada #30	Fair	Wood and stone masonry construction, no power or lighting, 1 BBQ, and 2 picnic tables. Not ADA compliant.
		Improvements Needed: Accessible walkway to ramada (if possible - steep grades), and painting.
Ramada #31	Fair	Wood and stone masonry construction, no power or lighting, 1 BBQ, and 2 picnic tables. Not ADA compliant.
		Improvements Needed: Accessible walkway to ramada (if possible - steep grades), and painting.
Ramada #32	Fair	Wood and stone masonry construction, no power or lighting, 1 BBQ, and 2 picnic tables. Not ADA compliant.
		Improvements Needed: Accessible walkway to ramada (if possible - steep grades), and painting.
Ramada #33	Fair	Wood and stone masonry construction, with power and lighting, 2 BBQs, 1 drinking fountain, and 3 picnic tables. Not ADA compliant.
		Improvements Needed: Accessible walkway to ramada (if possible - steep grades), replacement of drinking fountain, and painting.
Ramada #34	Fair	Wood and CMU masonry construction, with power and lighting, 1 BBQ, 1 RCP drinking fountain w/ hose bib, 3 picnic tables. Not ADA compliant.
		Improvements Needed: Accessible walkway to ramada (if possible - steep grades) and painting.
Ramada #35	Fair	Wood and CMU masonry construction, with power and lighting, 1 BBQs, 1 RCP drinking fountain w/ hose bib, 3 picnic tables. Not ADA compliant.
		Improvements Needed: Accessible walkway to ramada (if possible - steep grades) and painting.
Ramada #36	Fair	Wood and CMU masonry construction, with power and lighting, 1 BBQ, 1 RCP drinking fountain w/ hose bib, 3 picnic tables. Not ADA compliant.
		Improvements Needed: Accessible walkway to ramada (if possible - steep grades) and painting.
Ramada #37	Fair	Wood and CMU masonry construction, with power and lighting, 1 BBQ, 1 RCP drinking fountain w/ hose bib, 3 picnic tables. Not ADA compliant.
		Improvements Needed: Accessible walkway to ramada (if possible - steep grades) and painting.
Ramada #38	Fair	Wood and CMU masonry construction, with power and lighting, 1 BBQs, 1 RCP drinking fountain w/ hose bib, 3 picnic tables. Not ADA compliant.
		Improvements Needed: Accessible walkway to ramada (if possible - steep grades) and painting.
Ramada #39	Fair	Wood and CMU masonry construction, with power and lighting, 1 BBQ, 1 RCP drinking fountain w/ hose bib, 3 picnic tables. Not ADA compliant.
		Improvements Needed: Accessible walkway to ramada (if possible - steep grades) and painting.
Ramada #40	Fair	Wood and CMU masonry construction, with power and lighting, 1 BBQ, 1 steel drinking fountain, and 3 picnic tables. Not ADA compliant.
		Improvements Needed: Accessible walkway to ramada (if possible - steep grades) and painting.

## Appendix A: Existing Conditions

Ramada #41	Poor	Wood and stone masonry construction, no power or lighting, 1 BBQ, and 2 picnic tables. Not ADA compliant.
		Accessible walkway to ramada (if possible - steep grades), replacement of table top, and painting.



**Picnic Ramada No. 5**



**Baseball / Softball Field Restroom Building**



**Swimming Pool Building**



**Baseball / Softball Field Concession Building**



**Marina Restroom Building**



**Marina Concession Building**



**Picnic Ramada No. 14**



**Picnic Ramada No. 10**



**Fiesta Area Stage**



**Fiesta Area Restroom**



**Northwest Picnic Area Restroom**



**Picnic Ramada No. 35**



**Group Ramada (Ramada No. 33)**



**Restroom Building Near Boat Ramp**

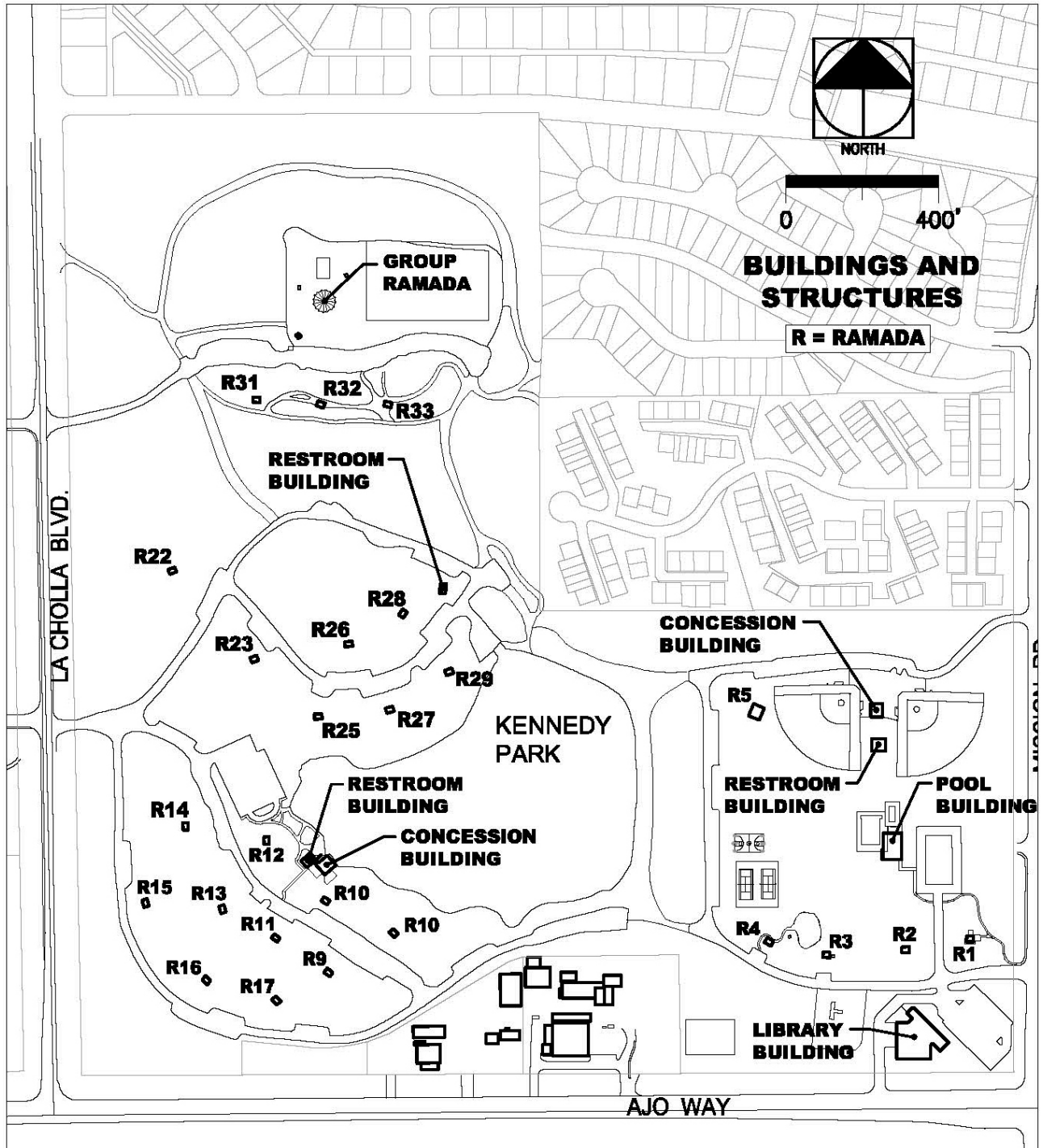


Figure A-E: Park Buildings and Structures (East)

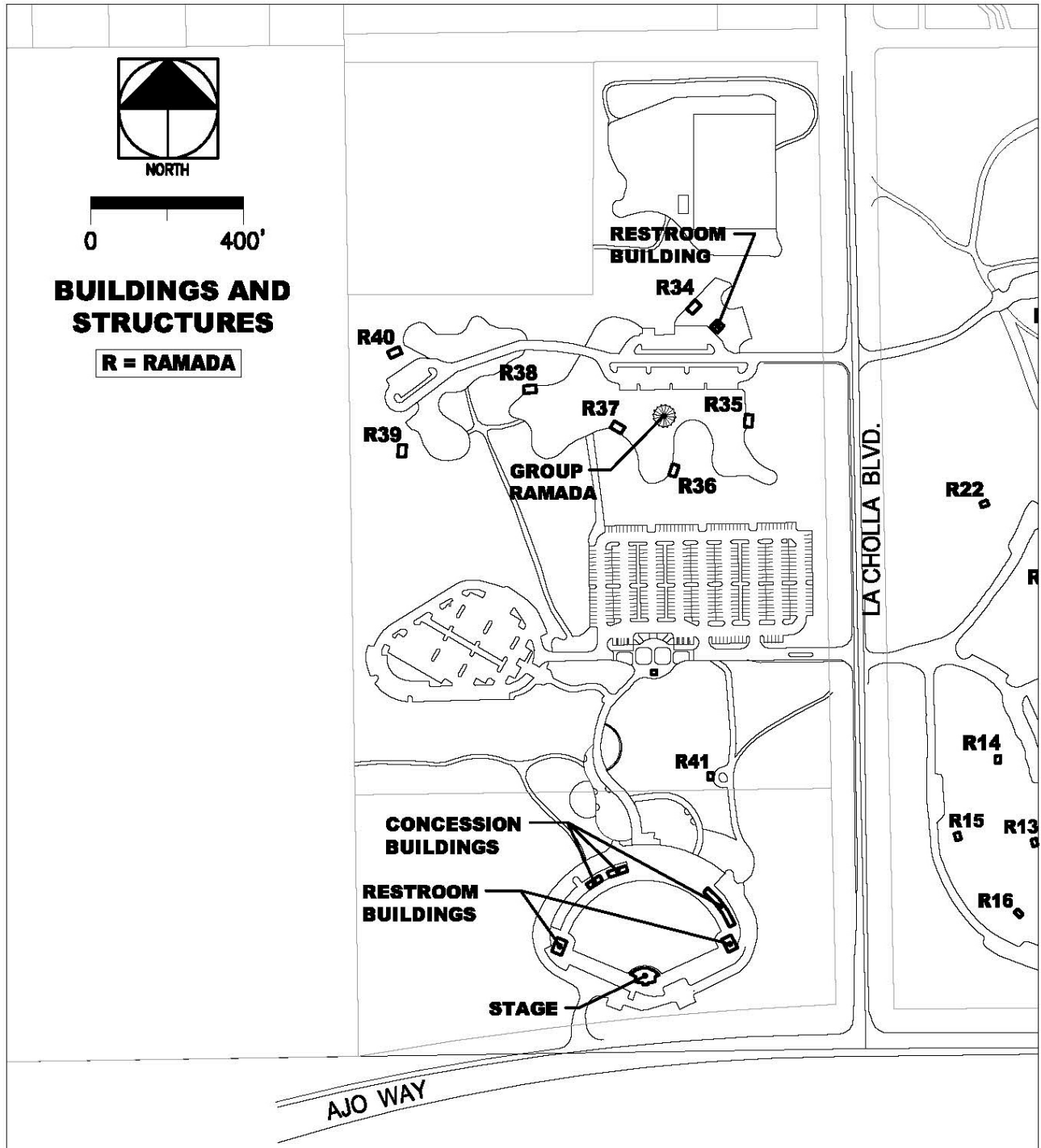


Figure A-F: Park Buildings and Structures (West)



**A.6 Existing Sports Fields and Courts**

Fields and courts within Kennedy Park include one Little League baseball field, one softball field, two soccer / multi-sport fields, two tennis courts, and one basketball court. The baseball and softball fields are used extensively by the Tucson Mountain Little League. The tennis and basketball courts are also frequently used for recreational play. The soccer / multi-sport fields receive lower levels of use due to their size, slope, accessibility, and lack of nearby parking.

The features and conditions of the existing sports fields and courts are identified below. Their locations are shown in Figure A-G and A-H.

Facility	Condition	Notes
Little League Baseball Field	Fair	Consists of Little League baseball field with turf infield, skinned base paths, turf outfield, backstop, dugouts, foul line fence, and outfield fence. Outfield fence is 200' from home plate. Fencing and dugouts are in fair to poor condition.
		Field lighting is present. Lighting system complies with Dark Skies Ordinance. Lighting system is relatively new.
		Spectator areas include bleachers but do not include an accessible walkway from parking lot or from spectator area to restrooms and concession.
Softball Field	Fair	Consists of fast-pitch softball field with skinned infield, turf grass outfield, backstop, dugouts, foul line fence, and outfield fence. Outfield fence is 200' from home plate. Fencing and dugouts are in fair to poor condition.
		Field lighting is present but it is old and may not comply with Dark Skies Ordinance.
		Spectator areas include bleachers but do not include an accessible walkway from parking lot or from spectator area to restrooms and concession.
Group Ramada Soccer / Multi-Sport Field	Poor	Consists of a 180' wide by 300' long natural turf field. Field does not have lights or sideline / end-line fencing.
		Field slopes excessively for competitive soccer play but is suitable for youth and recreational play / practice. Due to its proximity to the Group Ramada (No. 33), the field receives use as an open turf play area.
		There are no accessible walkways from the parking lot to the field and there are no accessible spectator areas. There are no restrooms in the vicinity of the field and a "porta-potty" is currently being used.
Northwest Soccer / Multi-Sport Field	Poor	Consists of a 200' wide by 300' long natural turf field with an adjacent turf grass area to the west. The field does not have field lights or end-line fencing.
		Field slopes excessively for competitive soccer play but is suitable for youth and recreational play / practice.
		There are no accessible walkways from the closest parking lot and access path extends through a wash that floods periodically. There are no accessible spectator areas associated with this field.
Tennis Courts	Good	Tennis court surface consists of a color coated concrete. The concrete is in good condition but the color-coat surfacing needs to be recoated. Perimeter fencing is provided on all sides.

## Appendix A: Existing Conditions

		There are no lights at the tennis courts.
		There are no accessible walkways from nearby parking lots to the tennis courts.
Basketball Court	Good	Basketball court surface consists of a color coated concrete. The concrete is in good condition but the color-coat surfacing needs to be recoated. There is no fencing at the perimeter of the court.
		The basketball court has lights that allow for evening play. The lighting system is not user-activated.
		There are no accessible walkways from nearby parking lots to the basketball court.



**Softball Field Little**



**League Baseball Field**



**Tennis Courts**



**Basketball Court**



**Group Ramada Soccer Field**



**Northwest Soccer Field**

**A.7 Playgrounds:**

There are two playgrounds sites within the park. One of these is located in the southwest quadrant of the park, near the tennis courts. The second is located within the picnic area, west of La Cholla Boulevard. This second playground is currently not in service. The existing play structure has been removed and its replacement has not been scheduled. The features and condition of the playgrounds is outlined below.

Facility	Condition	Notes
East Playground	Fair	Included 2 play structures, one for 2-5 year olds and one for 5-12 year olds. Both structures are old and exhibit wear and UV damage to deck and panel materials.
		Surfacing is sand and is not accessible and does not meet standards for fall impact attenuation.
		Stormwater runoff from park drive and parking area flows into and through playground area.
		The grade of the access walkway does not meet ADA requirements.
West Playground	Out of Service	Area consists of curbed, sand surfaced area. Play structures has been removed and temporary fencing has been installed to prevent public access.

**A.8 Aquatic Facilities:**

There is an existing swimming pool, a wading pool, and a locker room building within the park. These are located south of the baseball / softball fields. The features and condition of the aquatic facility are summarized below. (See also Appendix A and Appendix D for additional information). These facilities have been closed for more than a year due to lack of funds for staffing and operation.

Facility	Condition	Notes
Swimming Pool	Fair	75' by 50' pool with 1 meter and 3 meter diving boards. Pool is in need of re-plastering and needs new water line tile.
		Existing disinfectant system is Chlorine gas with horizontal high rate sand filters. Chlorine gas system is not widely used in the commercial / institutional pool industry due to safety hazards and should be replaced.
		Pool deck needs to be resurfaced or replaced.
Wading Pool	Fair	40' x 15' pool. Pool is in need of re-plastering and needs new water line tile. Utilizes common disinfectant system as swimming pool.
		Received limited use when pool complex was open. Contemporary aquatic centers include splash pads rather than wading pools.
Pool House / Locker Rooms	Fair	(+/-) 2,000 SF masonry building with covered walkways / porches on east and west sides. A portion of the overall structure covers and encloses the mechanical equipment.
		Multiple ADA deficiencies inside the building. See Appendix A for additional information.

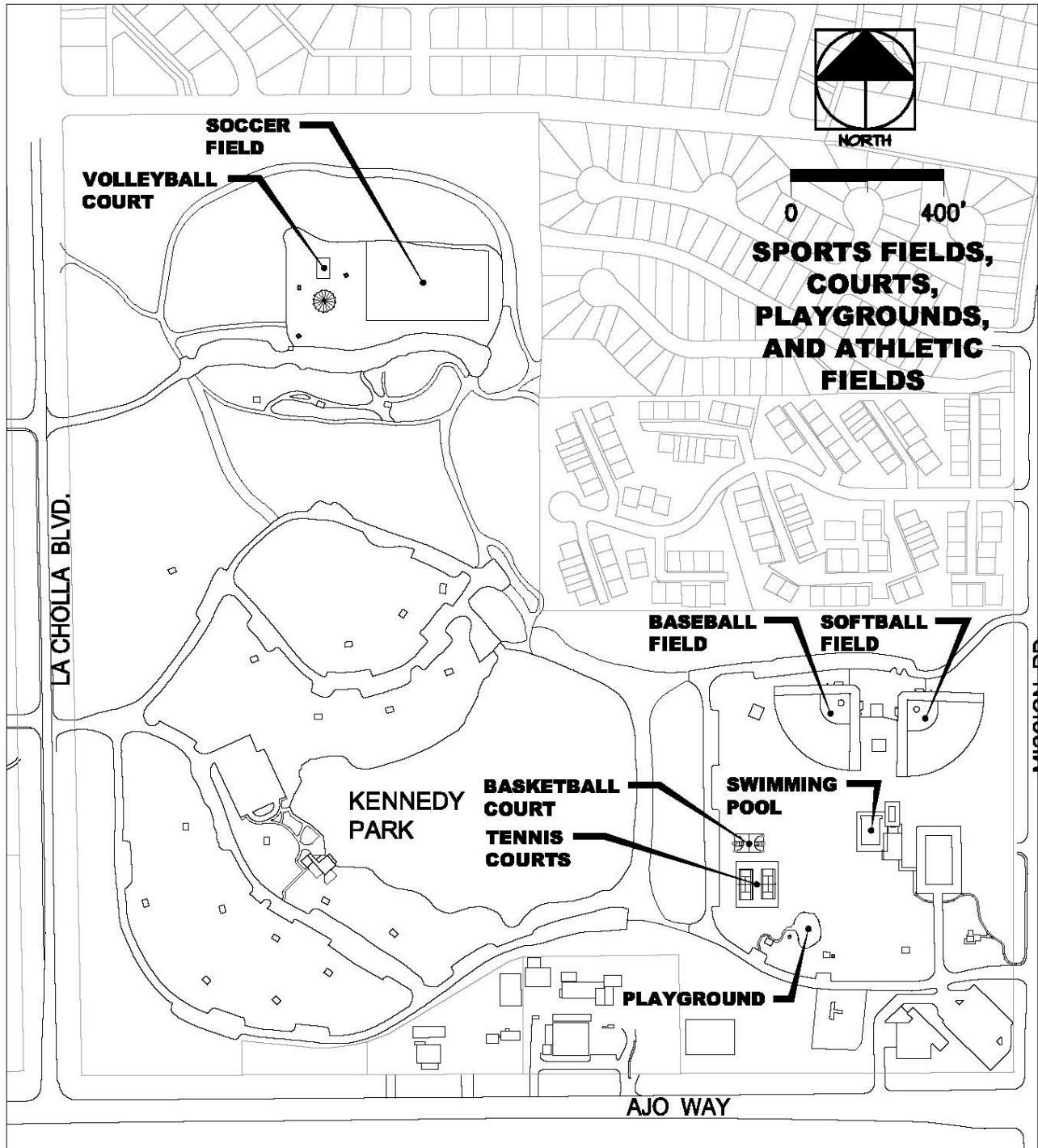


Figure A-G: Sports Fields, Courts, Playgrounds, and Aquatic Facilities (East)

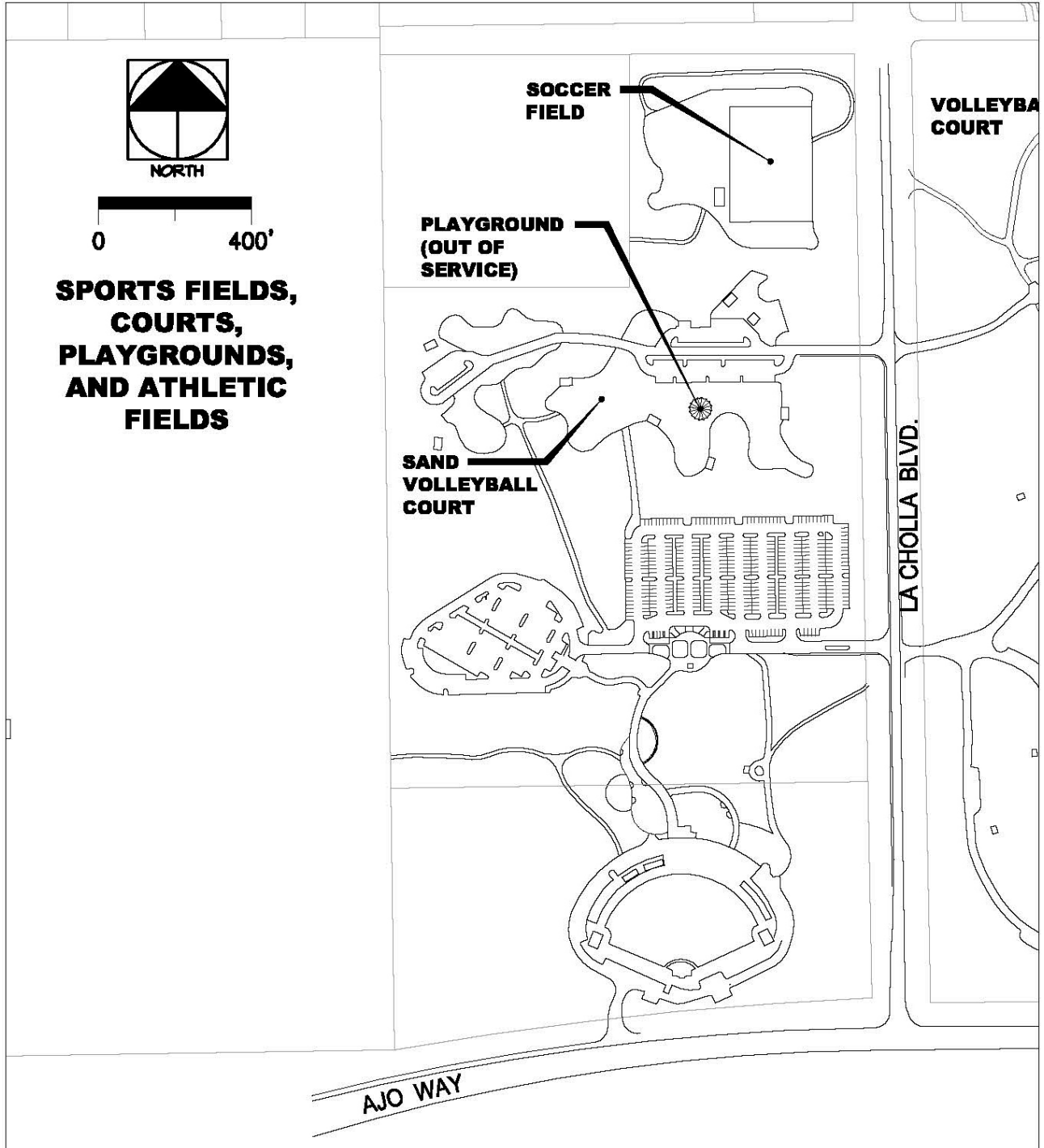


Figure A-H: Sports Fields, Courts, Playgrounds, and Aquatic Facilities (West)

**A.9 Fishing Lake and Related Improvements:**

The 10 acre (+/-) fishing lake is located near the center of the park. The lake is an impoundment of a local wash but its primary source of water is potable water. The bottom of the lake is lined with a membrane but information related to the membrane material and its conditions is limited.

Under current conditions, the water supply to the lake is combined with the water supply to the park’s turf irrigation system. As such, there is no way to determine the volume of water used annually to fill the lake and maintain the water level required for fish populations. On-site staff report that during the summer months, the lake fill-up water line may operated for a long as 18 hours per day.

Under a cooperative agreement with the Arizona Game and Fish Department, the lake is seasonally stocked with fish as part of the agency’s urban fishing program. Canoes up to 17’ in length and boats up to 14’ in length are permitted on the lake. Gasoline powered motors are prohibited. The west end of the lake includes a small marina with an accessible fishing platform, a restroom building, and a concession building. In the past, paddle boats could be rented at the concession building but that activity is no longer conducted at the lake. The features of the Kennedy Park lake are noted below, (See Figure A-1).

Facility	Condition	Notes
Lake	Good	(+/-) 10 acre surface area with reported maximum depth of 17'. (Depth not confirmed).
		Soil covered membrane lining at bottom of lake. Membrane material and condition not known.
		Water source is potable water from municipal water main in Mission Road. Water enters lake at concrete structure near southeast corner of lake.
Boat Ramp	Fair	Concrete boat ramp with associated pick-up truck / boat trailer parking. Space available for the parking of approximately 3 truck / trailer rigs.
Spillway	Good	Concrete and soil lined spillway extends from boat ramp area to concrete lined channel / storm drain in Mission Road right-of-way.
Lake Drain	Poor	A piped drain extends under the dam to a concrete outlet structure located near the basketball court. On-site staff reports that the location of the inlet valve in the lake is unknown and may be inoperable.



**Accessible Fishing Area Near Concession Building**



**Boat Ramp**

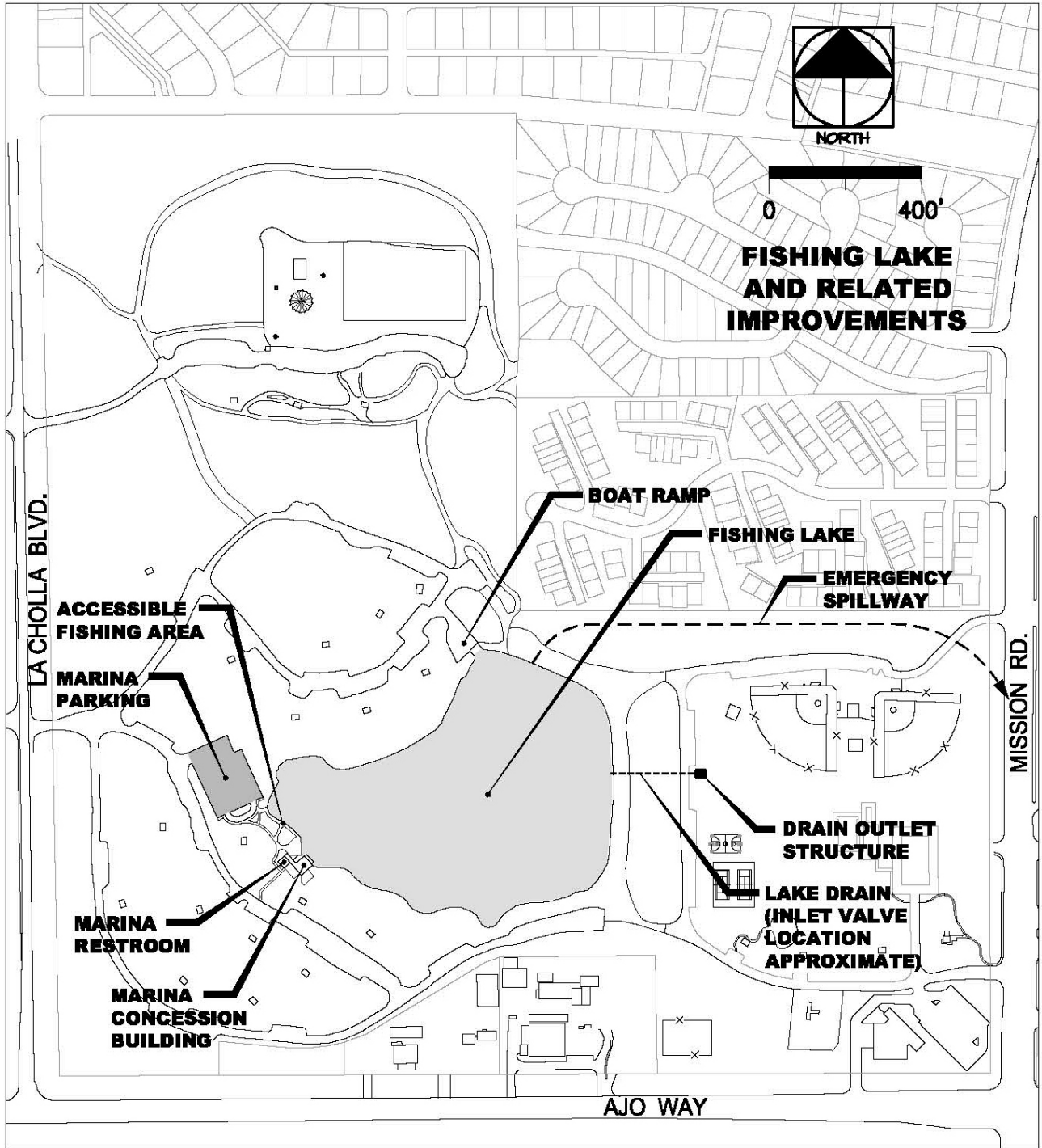


Figure A-I: Fishing Lake and Related Improvements

**A.10 Operations and Maintenance Facility:**

There is a small operations and maintenance compound on the site. This fenced compound is located west of the Library. Facilities present include a modular office building (that also houses City of Tucson communications equipment), a shipping container for tool storage, and covered parking spaces. Due to lack of garage space, mowers, vehicles, and other large equipment are stored outdoors.

**A.11 Pedestrian Walkways and Trail System:**

Most of the existing development within Kennedy Park predates the passage of the Americans with Disabilities Act and as such there are very few ADA compliant walkways within the park. New walkways will be required in many locations to bring the park into compliance with current ADA guidelines.

While there are few accessible walkways on site there are several miles of cleared “trails.” Some of these follow old park roads that have been taken out of service and the pavement removed. Others are single-track trails that were developed over time. These trails are not improved, they are not marked or signed, and they have not been integrated into an overall trail system. With the currently popularity of walking as a recreational and fitness activity, there is great potential to develop a pathway / trail system within the park using the existing cleared corridors.

On the far west edge of the park, there is a trailhead that provided for public access to the Explorer Trail in the adjacent Tucson Mountain Park. Trailhead users are able to park a vehicle within Kennedy Park when using this facility.



**Explorer Trailhead – Access to Tucson Mountain Park**



**Old Road Bed / Potential Trail Corridor**



**A.12 Potable Water System**

There are four potable water distribution systems within the park. The first of these serves facilities within the southwestern quadrant of the park. Facilities served include the restroom, the concession building, the swimming pool locker room building, the swimming pool, and the operations and maintenance office. This system is served by several meters within the Mission Road right-of-way.

A second system originates at a meter within the 44<sup>th</sup> Street right-of-way, north of the Group Ramada. This distribution system extends south and provides water to restroom buildings, drinking fountains, and hose bibs at the ramadas surrounding the lake.

The third system provided water to the Fiesta Area. Meters are located within Ajo Way (SR 86) and distribution lines extend to the restroom, concession buildings, and drinking fountains within this portion of the overall park.

The fourth and last system serves the restrooms, ramadas, and drinking fountains within the picnic area and multi-sport field located within the northwest quadrant of the site. (See Figures A-J and A-K).

Facility	Condition	Notes
Southeast Water System	Fair	Served by meter in Mission Road right-of-way with backflow preventer(s). No code deficiencies reported.
		System is current operational but several decades old.
		Potable water system is metered separately from the irrigation system in this portion of the park.
Central – Lake Area Water System	Fair	Served by a meter in 44 <sup>th</sup> Street right-of-way with backflow preventer. No code deficiencies reported.
		System is currently operational but several decades old. Extends long distance from source to most remote ramada.
		Potable water system is metered separately from the irrigation system in this portion of the park.
Fiesta Area Water System	Good	Served by meter(s) in Ajo Way right-of-way with backflow preventer(s). No code deficiencies reported.
		Newer than other systems within the park. No operational issues reported.
		System is metered separately from the irrigation system in this portion of the park.
Northwest Water System	Fair	Served by multiple meters within La Cholla Boulevard right-of-way with backflow preventers in each location. No code deficiencies reported.
		System is currently operational but is several decades old.
		System shares common meter(s) with irrigation system. Backflow preventers provided to isolate systems. Sewer charges levied on all water used in this area.

**A.13 Irrigation System**

The irrigation system is similar to the potable water system with four distinct subsystems. One of these subsystems is located within the southeast quadrant of the park. It is supplied by multiple meters within the Mission Road right-of-way and irrigates the turf grass in this location. There are no drip zones to irrigate trees in this area. Two control systems are used for this irrigation sub-system. One of them is connected to the Department’s central control water management system. The other is not.

The meter and mainline that serve the irrigation system in this area also provide make-up water to the lake. Without separate metering and mainlines for these two uses, it is impossible to determine the volume of water used for irrigation and the volume of water used for lake make-up water. The irrigation system in the southeast quadrant of the park is several decades old and, while operational, should be replaced in the near future.

A second irrigation system provides water to the multi-sport field adjacent to the Group Ramada. The water source is a meter within the 44<sup>th</sup> Street right-of-way. The controller for this turf grass irrigation system is not connected to the Parks Department’s central control water management system.

The third irrigation sub-system serves the Fiesta Area. It is supplied by meters within the Ajo Way (SR 86) right-of-way. The controllers associated with this system are connected to the Department’s central control water management system.

The last irrigation sub-system serves the turf grass play areas and fields within the northwest quadrant of the park. The supply mainline for this system is connected to a potable water main and is isolated from the potable water lines with backflow preventers. (See Figures A-J and A-K).

Facility	Condition	Notes
Southeast Irrigation System	Poor	Served by meter in Mission Road right-of-way with backflow preventer(s). No code deficiencies reported. Does not include drip zones to trees.
		System is current operational but several decades old. Only portions of this system are connected to the Department’s central control system.
		System is not metered separately from the water line that provides make-up water to the lake.
Group Ramada Area Irrigation System	Fair	Served by meter in 44 <sup>th</sup> Street right-of-way with backflow preventer. No code deficiencies reported. Does not include drip zones to trees.
		System is currently operational but several decades old. Control system is not connected to the Department’s central control system.
Fiesta Area Irrigation System	Good	Served by meter in Ajo Way right-of-way with backflow preventer. No code deficiencies reported. Includes drip zones for parking lot trees.
		Newer than other irrigation systems within the park. No operational issues reported.
Northwest Irrigation System	Fair	Served by multiple meters within La Cholla Boulevard right-of-way with backflow preventers in each location. No code deficiencies reported.
		System is currently operational but is several decades old. Control system is connected to the Department’s central control.
		System shares common meter(s) with potable water system. Backflow preventers are provided to isolate systems. Without separate metering, sewer charges levied on all water used in this area.

**A.14 Sanitary Sewage Disposal Systems**

Within the park there are buildings that are connected to the municipal (Pima County) wastewater collection system and buildings that are served by on-site septic systems. The buildings within the southeast quadrant of the site are connected to a sanitary sewer line in the Mission Road right-of-way. Similarly the buildings within the Fiesta Area are connected to a sewer line in Ajo Way (SR 86). All other restroom buildings are connected to on-site septic systems. (See Figures A-J and A-K).

<b>Facility</b>	<b>Condition</b>	<b>Notes</b>
Baseball / Softball Restroom	No deficiencies reported	Connects to Pima County Wastewater sewer line in Mission Road right-of-way.
Baseball / Softball Concession	No deficiencies reported	Connects to Pima County Wastewater sewer line in Mission Road right-of-way.
Pool Locker Room Building	No deficiencies reported	Connects to Pima County Wastewater sewer line in Mission Road right-of-way.
Marina Restroom and Concession	No deficiencies reported	Connects to septic system for these buildings.
Boat Ramp Restroom	No deficiencies reported	Connections to septic system for this building.
Fiesta Area Restrooms and Concession Bldgs.	No deficiencies reported	Connects to Pima County Wastewater sewer line in Ajo Way (SR 86) right-of-way.
Northwest Restroom	No deficiencies reported	Connects to septic system for this building.

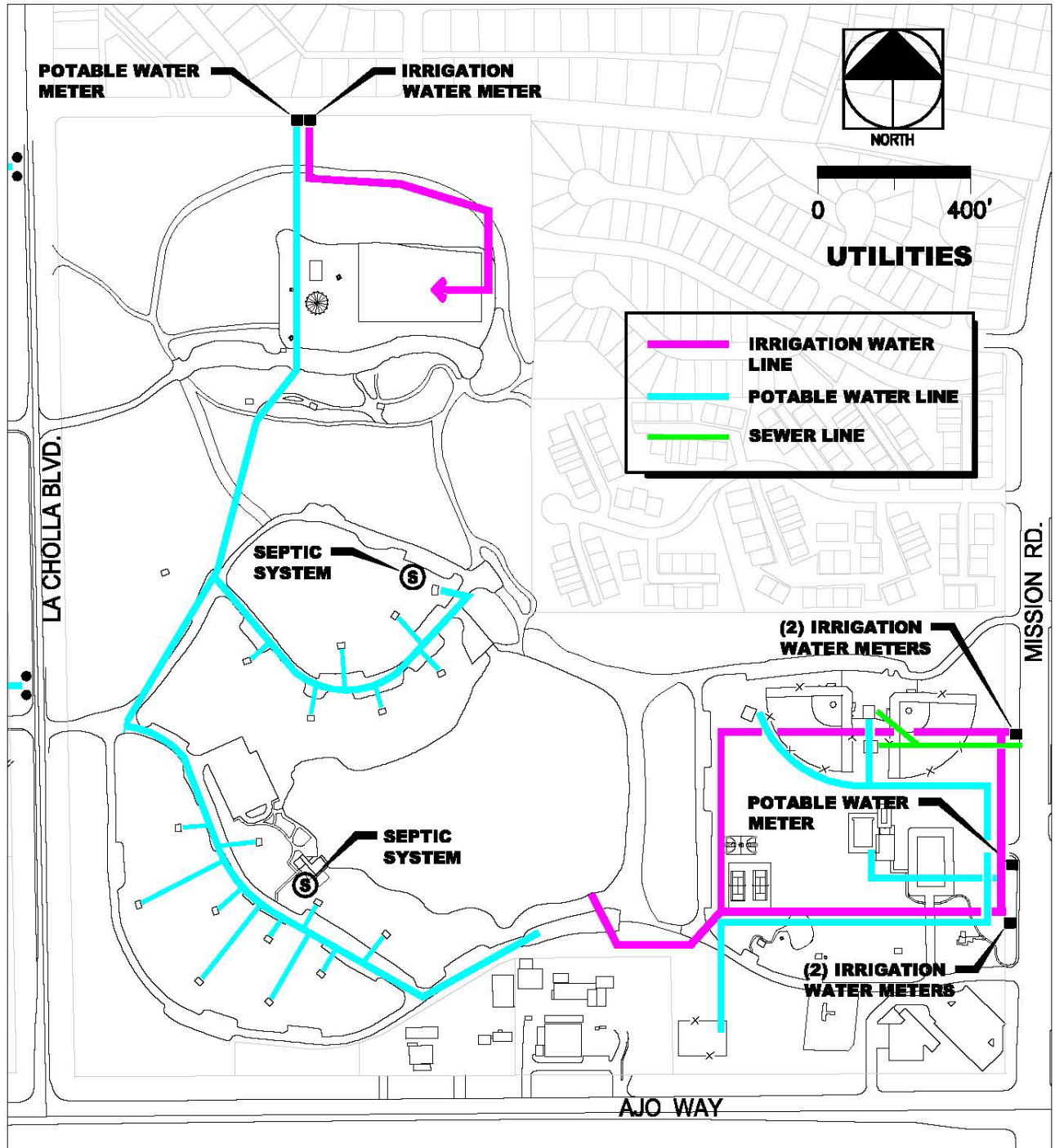


Figure A-J: Potable Water, Irrigation, and Sanitary Sewer System Diagram (East)

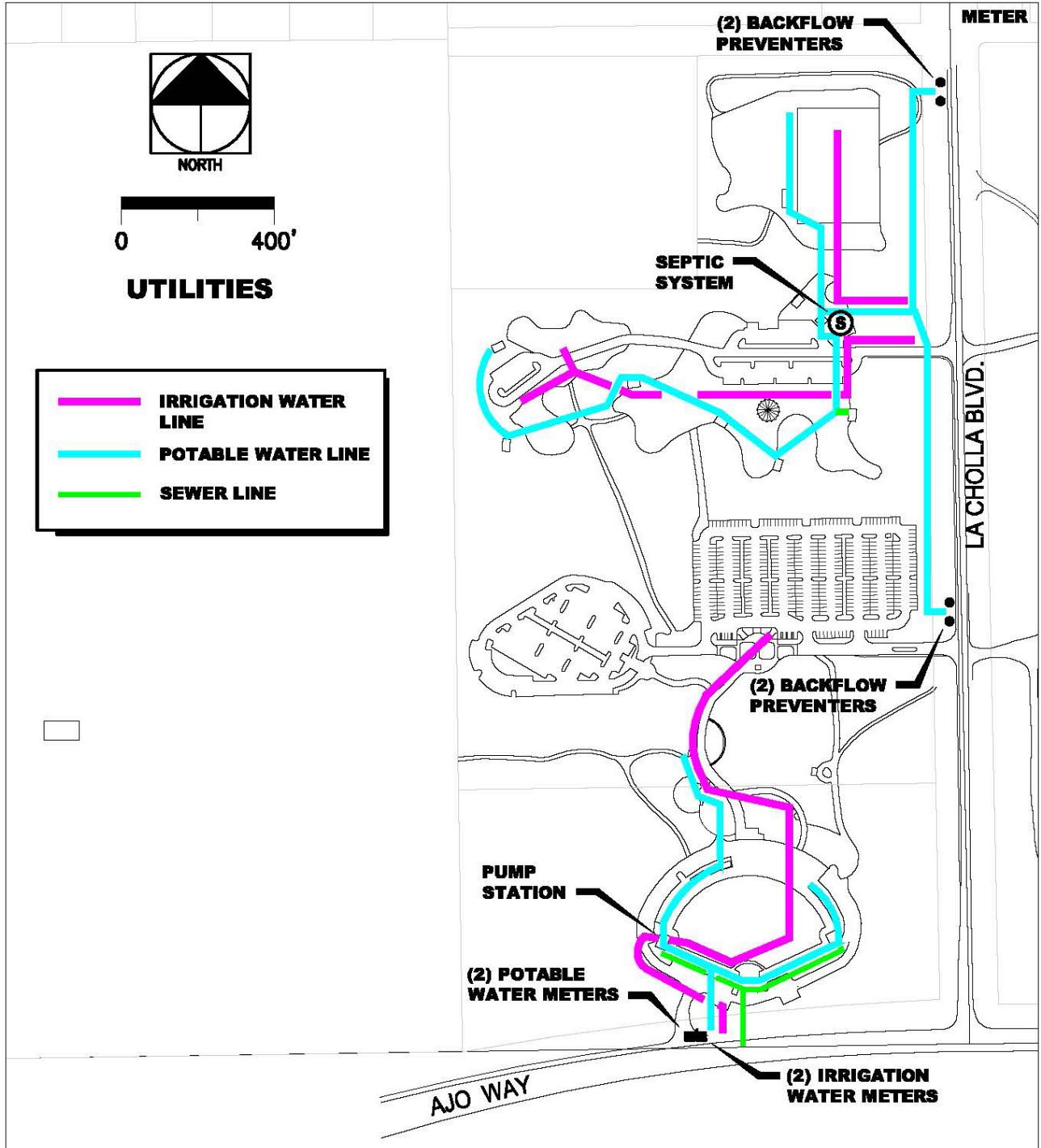


Figure A-K: Potable Water, Irrigation, and Sanitary Sewer System Diagram (West)

### A.15 Electrical and Lighting Systems

From an electrical and lighting system perspective, John F. Kennedy Park is comprised of into multiple distinguished areas identified as:

- Festival Area / Amphitheater
- Fiesta Area Parking
- Upper Kennedy Park (2 Electrical Services)
- Ramada 33
- Kennedy Park Lake
- Little League Baseball Fields
- Lower Kennedy Park
- Electrical Compound
- Kennedy Park Pool

TEP (Tucson Electric Power Company) provides service for the electrical distribution to the ten (10) separate areas located within the park. This report represents **GLHN**'s documentation of the visual inspection of each of the ten (10) services and identifies what each service provides electrical power for throughout the identified area. **GLHN**'s findings are as follows.

#### **Festival Area / Amphitheater**

Findings: This area of the park is served from a free standing four (4) compartment pad mounted fused distribution board rated at 800A, 480/277V, 3PH, 4W. This service provides electrical power for pole mounted full cut-off 'shoe-box' style area lights with high pressure sodium (HPS) lamps and also decorative post top, "globe" style multiple lens area lights with compact fluorescent (CFL) lamps. Distribution also serves various branch circuit panelboards for receptacles and building lighting, irrigation controller, snack bar, vender booths, and one (1) Myers Pedestal rated at 200A, 208/120V, 3PH, 4W (labeled as Panel "A") dedicated for special events.

Conclusions: The distribution board is in average condition for usage. However this cabinet does not have the City standard "gorilla" bar. The snack bar and vender booths have exterior lighting that is non-cutoff style, which does not comply with the City of Tucson (COT) Outdoor Lighting Code. Because the "globe" style area lights are event use only and not on all night, they are exempt from compliance with the COT Outdoor Lighting Code per Chapter 7, Special Use Area.

#### **Fiesta Area Parking**

Findings: This area of the park is served from a pad mounted low profile distribution enclosure rated at 200A, 480/277V, 3PH, 4W. This service provides electrical power for pole mounted full cut-off 'shoe-box' style area lights with high pressure sodium (HPS) lamps and post top "globe" style multiple lens area lights with compact fluorescent (CFL) lamps. Only the east parking lot is illuminated. There is no electrical power located throughout the west lot. This portion of the park is lightly used.

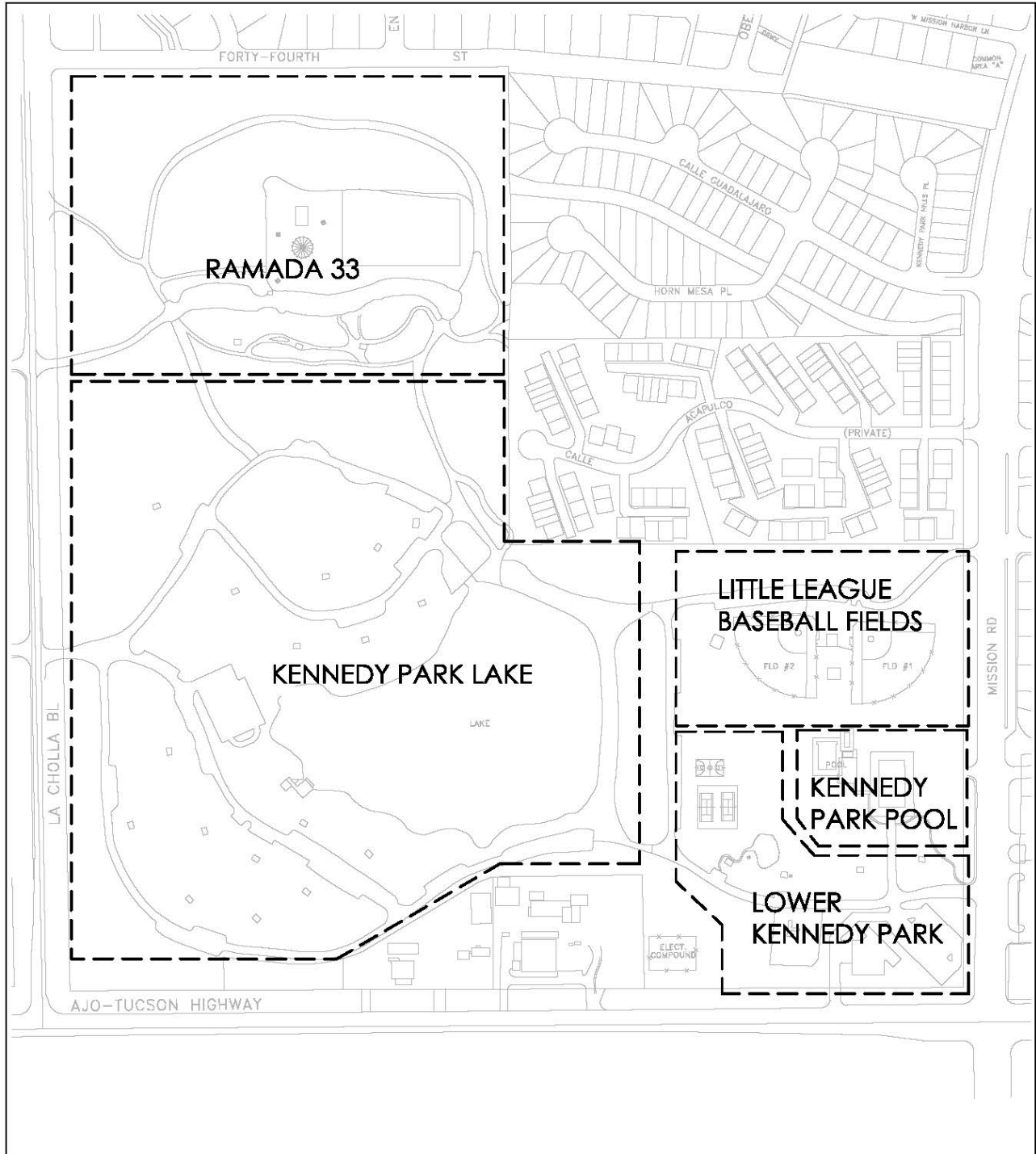


Figure A-L: Electrical System Zones (East)

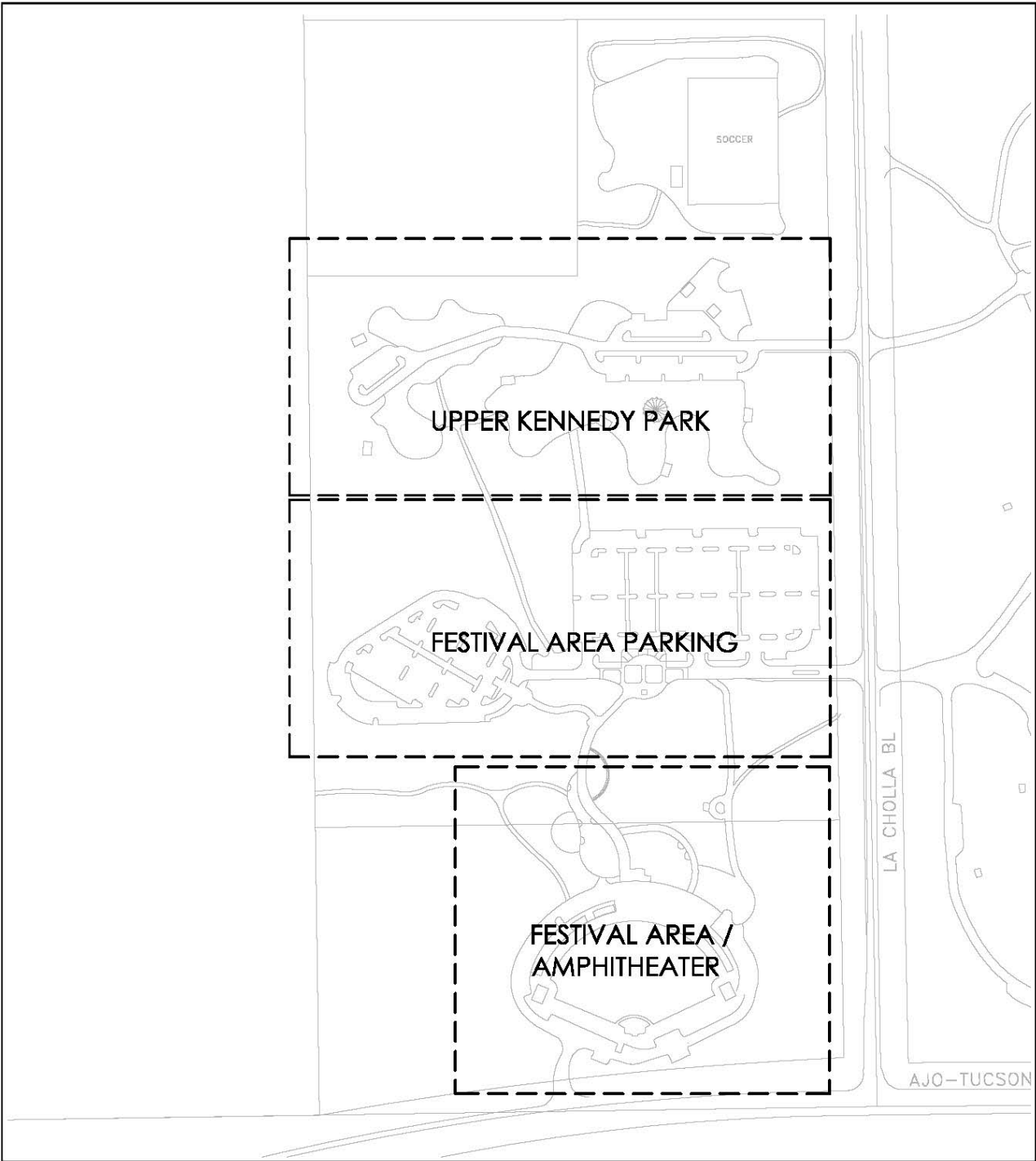


Figure A-M: Electrical System Zones (West)



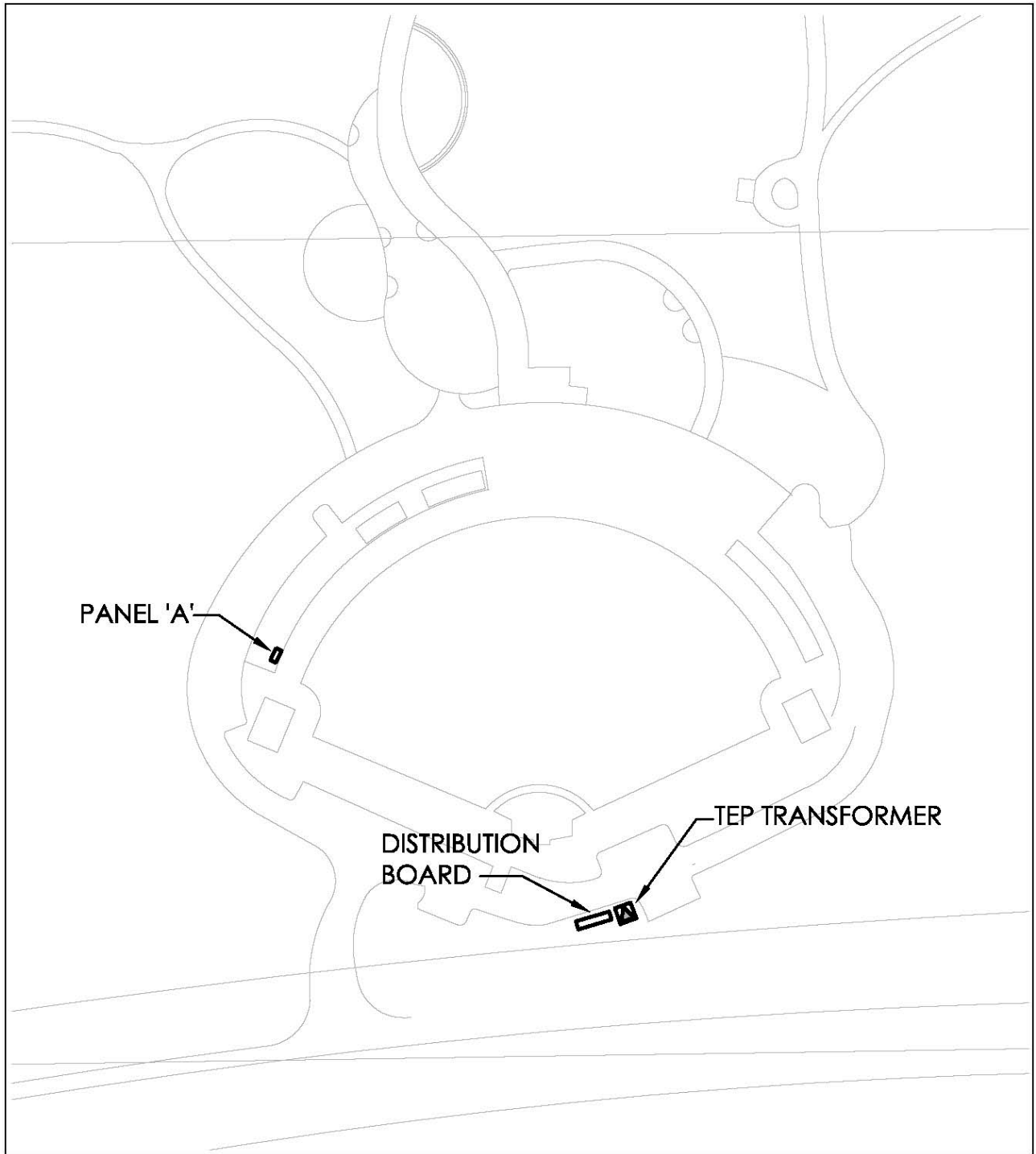


Figure A-N: Electrical System Features – Fiesta Area / Amphitheater

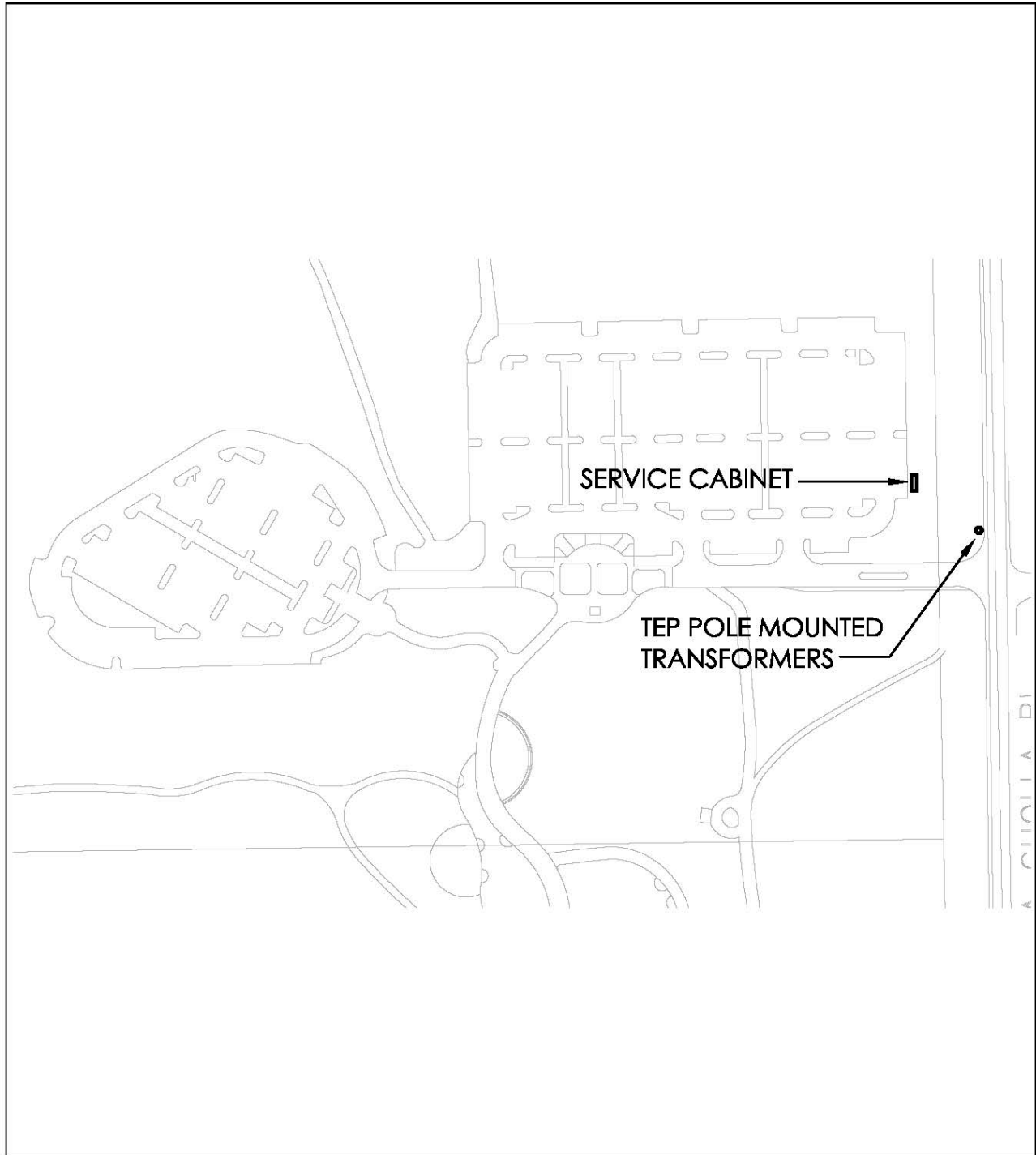


Figure A-O: Electrical System Features – Fiesta Area Parking

Conclusions: The distribution enclosure is in average condition for usage showing signs of rust along the door hinges. There is a lot of debris (bushes, weeds, etc.) blocking the doors. The “globe” style lights are on all night and are therefore non-compliant with the COT Outdoor Lighting Code. Some of the area lights are burned out.

**Upper Kennedy**

Findings: This area of the park has two (2) utility services. The first service is a 100A, 480V/1PH, 3W main disconnect located on the side of the comfort station and serves a small step-down transformer located within a separate enclosure adjacent the disconnect. The 480V side of the transformer provides power for Ramada’s 1 thru 4. The step-down 208/120V, 1PH, 3W side provides power for a branch circuit panelboard located within the comfort station’s utility chase via a heavy duty safety disconnect switch rated at 100A, 240/120V, 1PH, 3W. This switch is located adjacent to the transformer cabinet. The Ramada nearest the comfort station is fed from the comfort



**Upper Kennedy First Service Distribution**

station’s 120V power source. Ramada’s 1 thru 4 are provided with a step-down transformer located at each Ramada for 120V lighting and receptacle power. This distribution also provides electrical power for pole mounted full cutoff ‘puck” style and post top “acorn” style area lights. All the pole mounted area lights are provided with high pressure sodium (HPS) lamps. Ramada and comfort station lights are not considered full cutoff and are a mixture of high pressure sodium (HPS) and compact fluorescent (CFL) lamps. General use receptacles are provided for the Ramada’s.



**Upper Kennedy Second Service Distribution (Far West Ramadas)**

The second service is a metered pedestal located on the far west end of the west parking lot and serves Ramada’s 39 and 40. Both of these Ramada’s have a single hinged enclosure with a “pull-out main fuse holder”, a small step-down transformer, an 8 ckt load center, and one (1) maintenance receptacle. The Ramada’s are provided with non-cutoff lights and general use receptacles.

The soccer field is not illuminated.

Conclusions: The first service is in less than average condition for usage with faded labels and rusted cabinets. The 240V disconnect is labeled as “Main Disconnect for Ramada’s 1 through 4 even though the Ramada’s are powered from the 480v source. The cabinet cover for the step-down transformer is bent and does not close properly. The “acorn” style lights are on all night and are therefore non-compliant with the COT Outdoor Lighting Code.



**Upper Kennedy Ramada Distribution Cabinet**

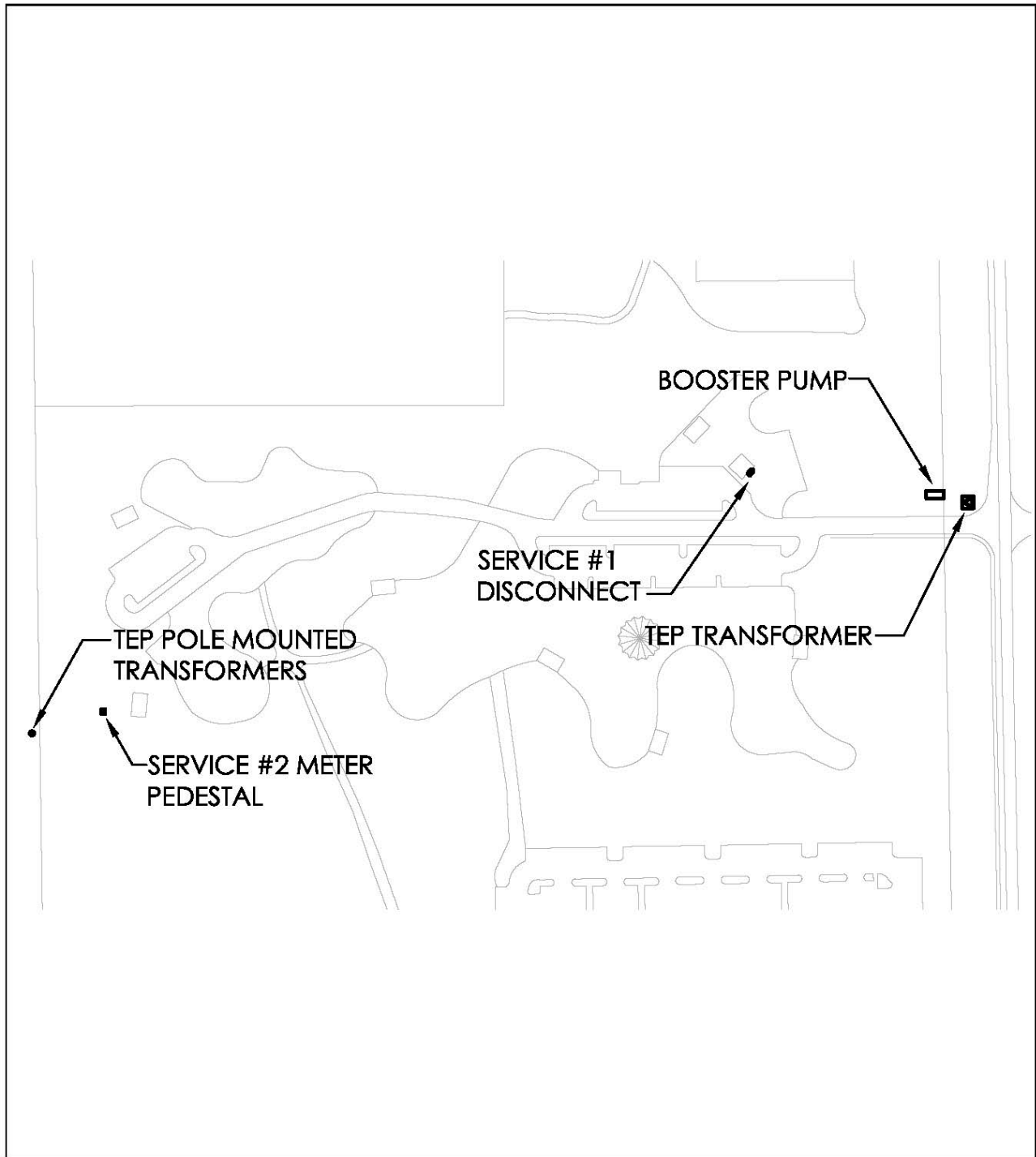


Figure A-P: Electrical System Features – Upper Kennedy Park



Melted "Pull-Out: Fuse Holder



Arc Flash Burn within Cabinet

The second service is in average condition for usage with the exception of the pedestal rusting. However the step-down transformer enclosures located in the Ramada's is in poor condition. The "pull-out main fuse" is no longer in operation due to melted equipment and the interior of the cabinet has "arc-flash" burned marks. With only two (2) receptacles, the branch circuitry breakers are often overloaded causing tripping. Receptacles are missing weather-proof covers.

**Ramada 33 (Group Use Ramada)**

Findings: This area of the park is served from a metered pedestal located near Ramada 33 rated at 100A, 208/120V, 1PH, 3W and only provides branch circuitry for lighting and receptacles for this Ramada. The Ramada is provided with non-cutoff lighting with compact fluorescent (CFL) lamps. There is no other power in this area of the park to include area lighting.

Conclusions: The service pedestal is in average condition for usage and looks to have been painted multiple times. The lighting in the Ramada was on in the middle of the day.



Ramada 33 Service Pedestal

**Kennedy Park Lake**



**Kennedy Park Lake Service Distribution**

Findings: This area of the park is served from a 200A, 208/120V, 3PH, 4W Fused Disconnect mounted to the exterior of the concessions building. The disconnect serves two (2) branch circuit panelboards with one (1) located in the concessions building and the other in the comfort station. This service also provides electrical power for pole mounted full cut-off ‘puck’ style and post top “acorn” style area lights. All the pole mounted area lights are provided with high pressure sodium (HPS) lamps. The under canopy building walkway lights are not considered full cutoff and are provided with high pressure sodium (HPS) lamps. There is no power within the Ramada’s for this area of the park.

The three (3) pole mounted area lights located on the south side of the lake are fed from a power pedestal located on the Department of Homeland Security property.

Conclusions: The service is in average condition for usage with the exception of a lot of debris (bushes, weeds, etc.) in front and around the equipment. Some of the pole mounted area lights have broken lenses. The “acorn” style lights are on all night making them non-compliant with the COT Outdoor Lighting Code. Although the concessions building branch circuit panel was not verified, the main circuit breaker is probably not rated for Long Time, Short Time, Ground Fault Instantaneous Trip (LSGI) per the current COT Standards.

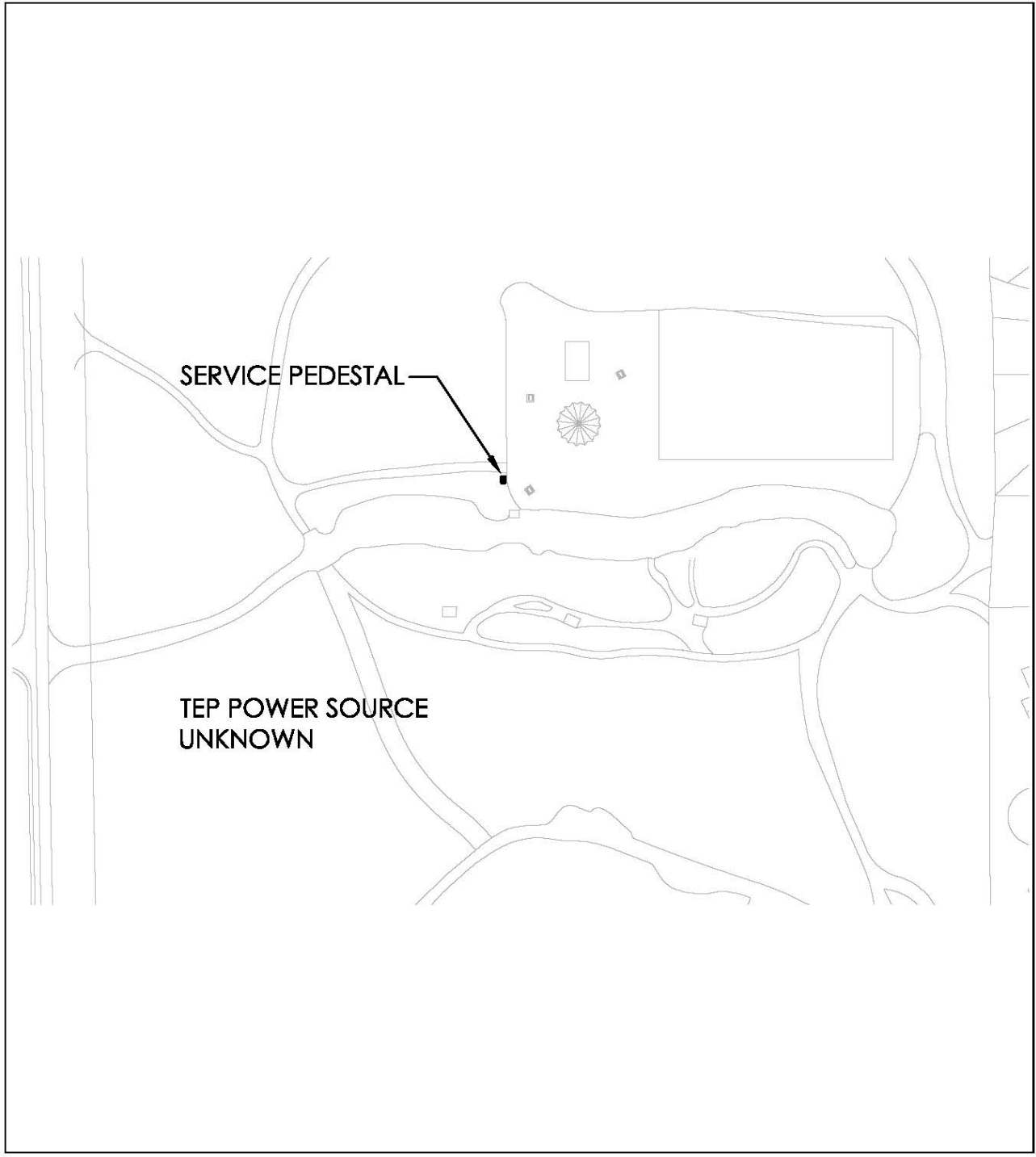


Figure A-Q: Electrical System Features – Ramada 33 (Group Use Ramada) Area

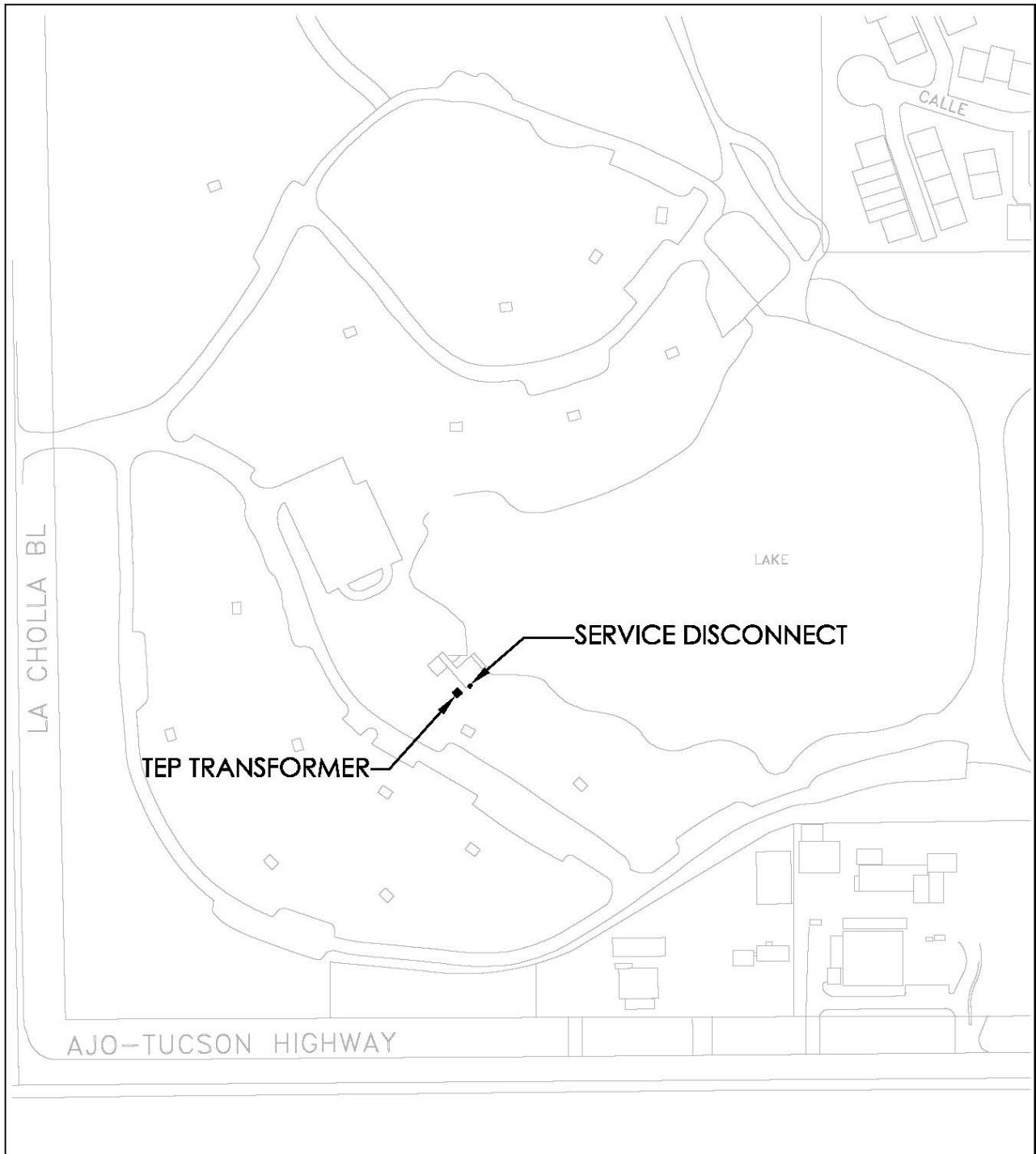


Figure A-R: Electrical System Features – Kennedy Park Lake



**Little League Baseball Fields**

Findings: This area of the park is served from a free standing three (3) compartment distribution board and is located between ball field #1 and #2. The distribution board is rated at 400A, 480/277V, 3PH, 4W and serves the concessions stand, comfort station, and the Irrigation control. Field #1 is illuminated via a 6-pole HPS old lighting system and Field #2 is illuminated with a Quallite MH lighting system. Both fields are controlled via a Sky Logic Controller located within the distribution cabinet. The civic event post mounted cabinet contains a quad-receptacle and a special use receptacle. Both devices are de-energized. The comfort station is provided with non-cutoff lights located under the eaves with compact fluorescent (CFL) lamps. Two (2) gorilla bars are provided across the distribution doors.

Conclusions: The distribution is in average condition for usage. However, there is a lot of dirt accumulation within the interior base of the cabinet and also behind the ventilation covers of the cabinet itself. Field #1 is not considered energy efficient illuminated with HPS lamps.



**Little League Fields Service Distribution**



**Dirt Accumulation within Cabinet**

**Lower Kennedy Park**



**Lower Kennedy Park Service Distribution**

Findings: This area of the park is served from a pad mounted low profile distribution enclosure rated at 70A, 480/277V, 1PH, 3W. This serves the basketball court lights and the Ramada’s. There is a 480V panelboard located on the column of Ramada #3 which provides the overcurrent circuit breakers to the step-down transformers; one (1) transformer each for Ramada’s #1 thru #4. Ramada #5 is provided with a “power pack”. This service also provides electrical power for the pole mounted post top “acorn” style area lights to include the three (3) pole mounted “acorn” area lights along the damn. All the pole mounted area lights are provided with high pressure sodium (HPS) lamps. The basketball court lighting is exempt from the COT Outdoor Lighting Code.

Conclusions: The distribution is in fair condition for usage with the cabinet having rust. The internal breakers and step-down transformer are showing ware. The “acorn” style lights are on all night making them non-compliant with the COT Outdoor Lighting Code.

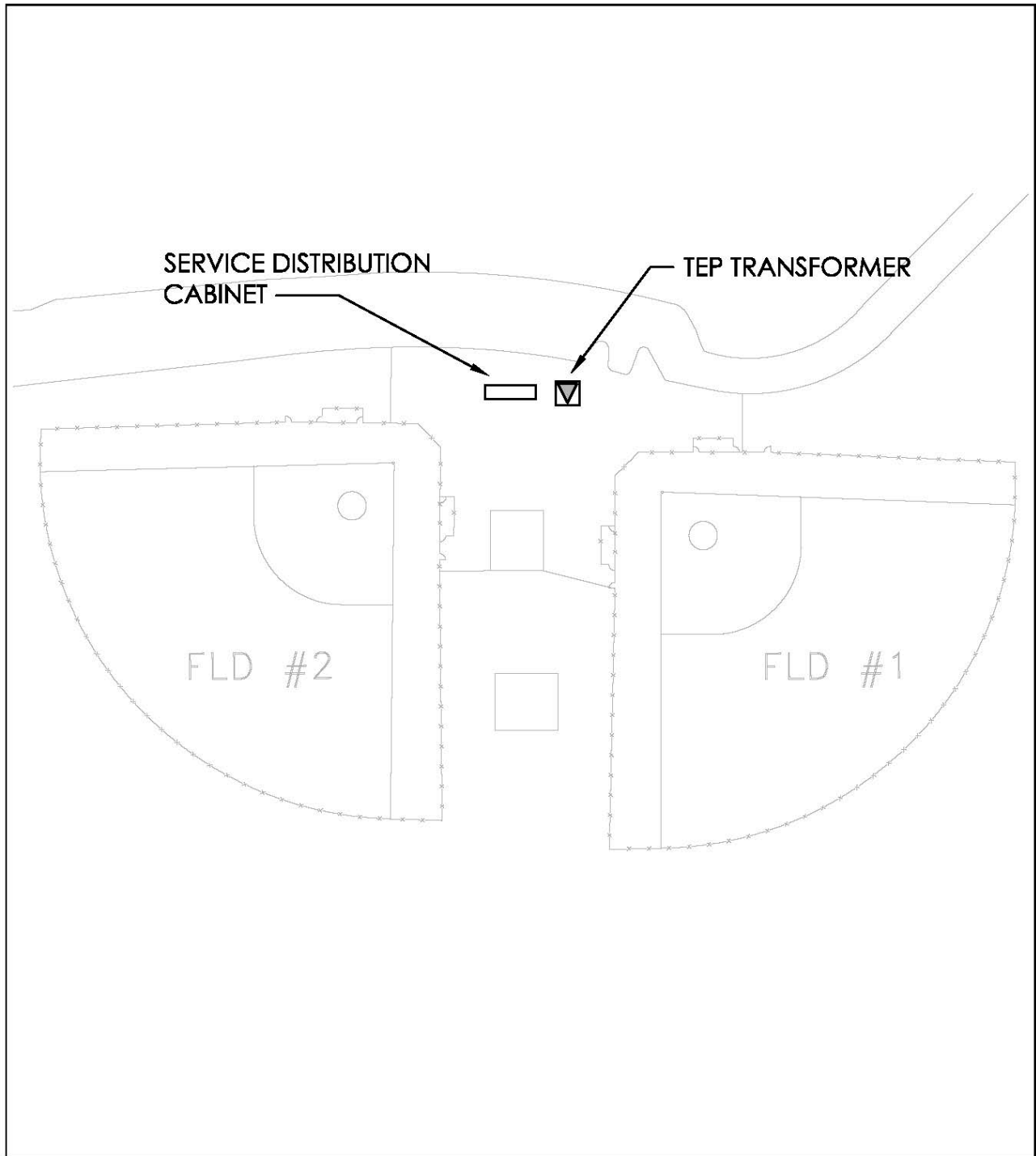


Figure A-S: Electrical System Features – Little League Baseball / Softball Fields

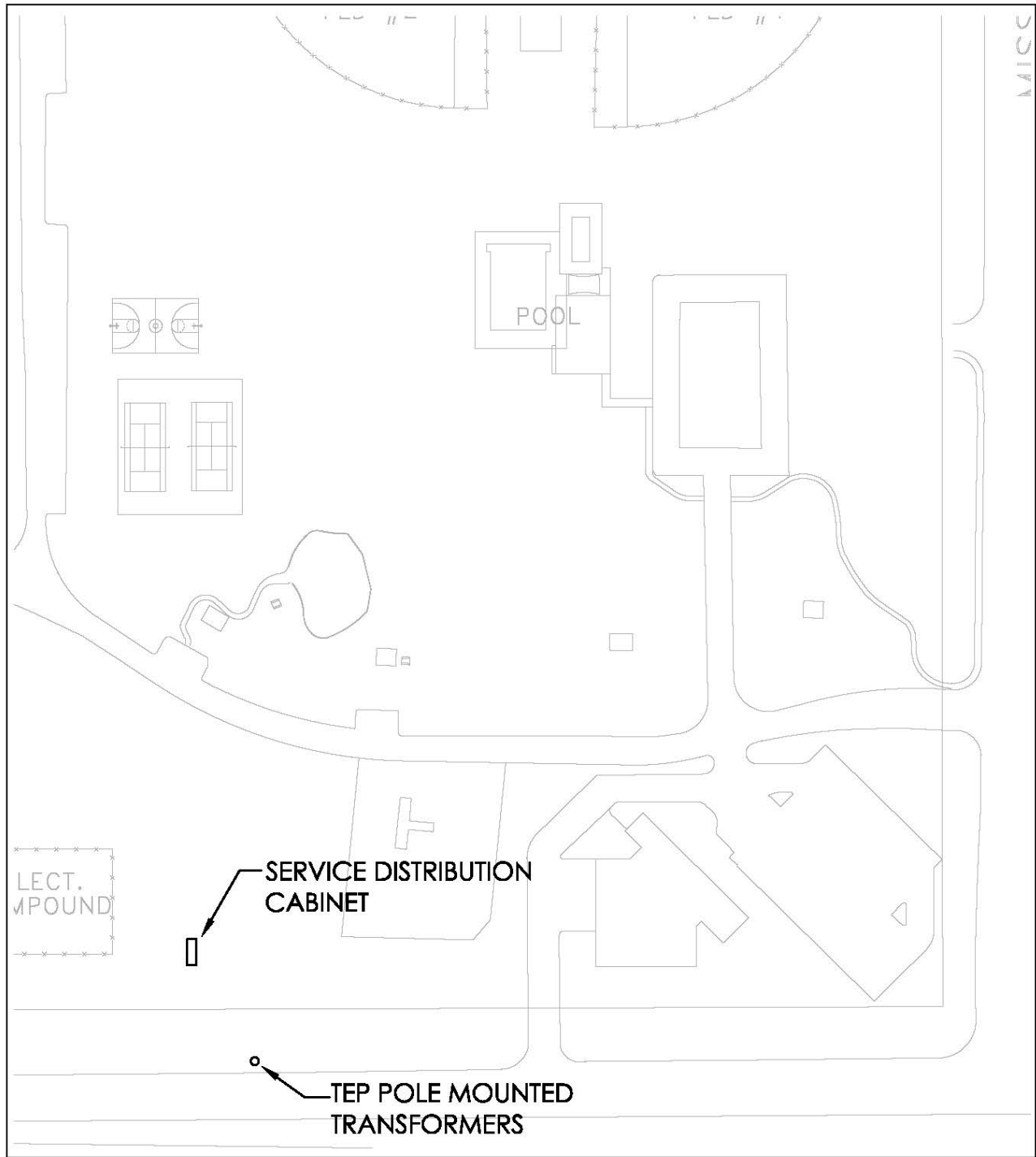


Figure A-T: Electrical System Features – Lower Kennedy Park

**Electrical Compound**

Findings: This chain link fenced in electrical equipment yard is served overhead from a TEP utility line routed from a pole mounted disconnect located near the recyclable dumpsters to the south of the compound. The pole mounted disconnect is rated at 60A, 240/120V, 1PH, 3W with the same rating for the disconnected mounted to the exterior of the maintenance building located in the electrical compound.

Conclusions: The distribution is in fair condition for usage with the equipment showing wear and no labels.



**Electrical Compound Service Disconnect**

**Kennedy Park Pool**



**Kennedy Park Pool Service Distribution**

Findings: This portion of the park is served from a Main Disconnect Switch rated for 200A, 208/120V, 3PH, 4W located on the south side of the pool building. The disconnect serves a branch circuit panelboard located within the pool equipment yard. The branch panelboard also serves an irrigation controller and two (2) festival power cabinets with multiple general use receptacles.

Conclusions: The service disconnect is in fair condition for usage with the cabinets rusting and fading of labels.

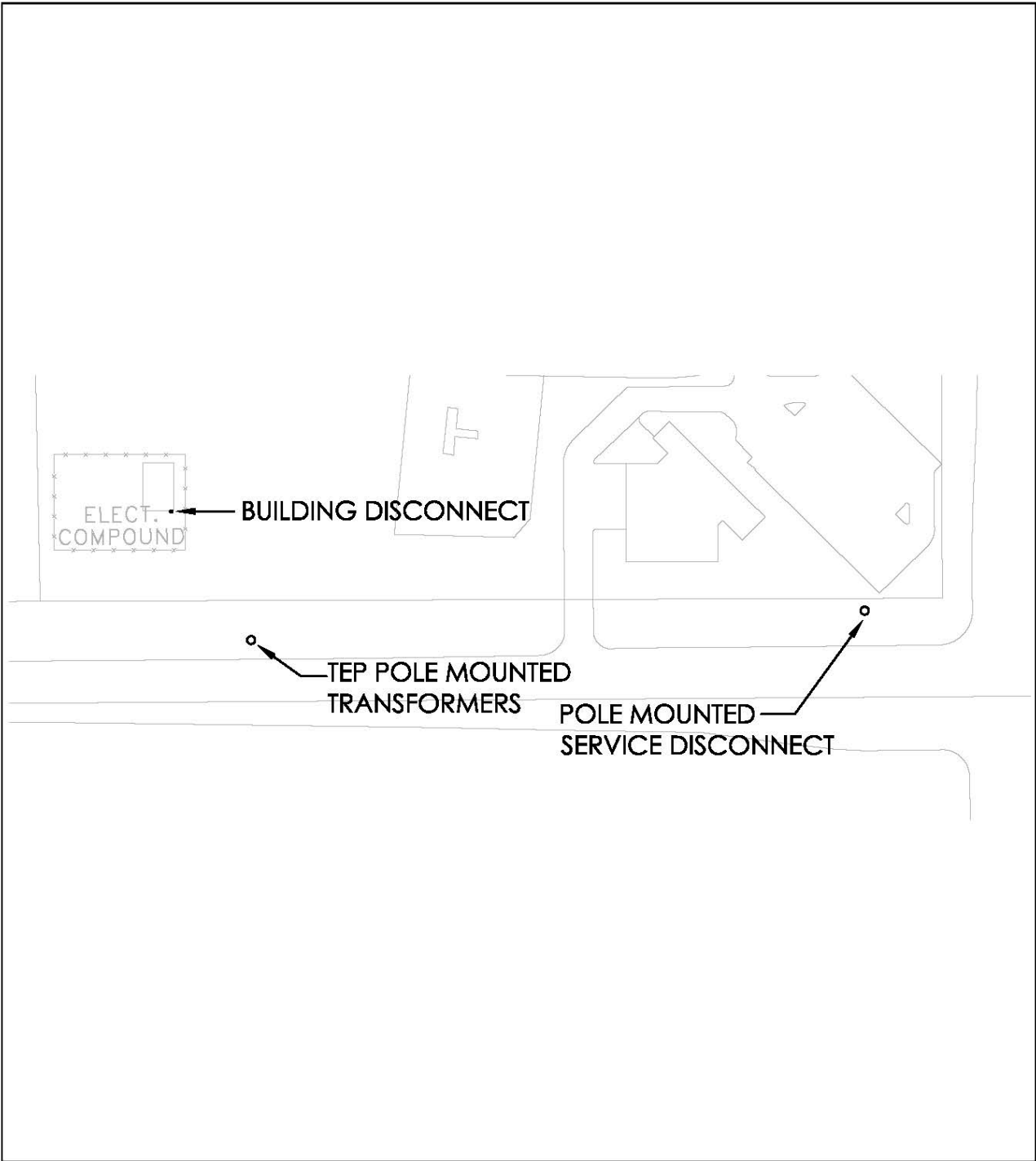


Figure A-U: Electrical System Features – Electrical Compound

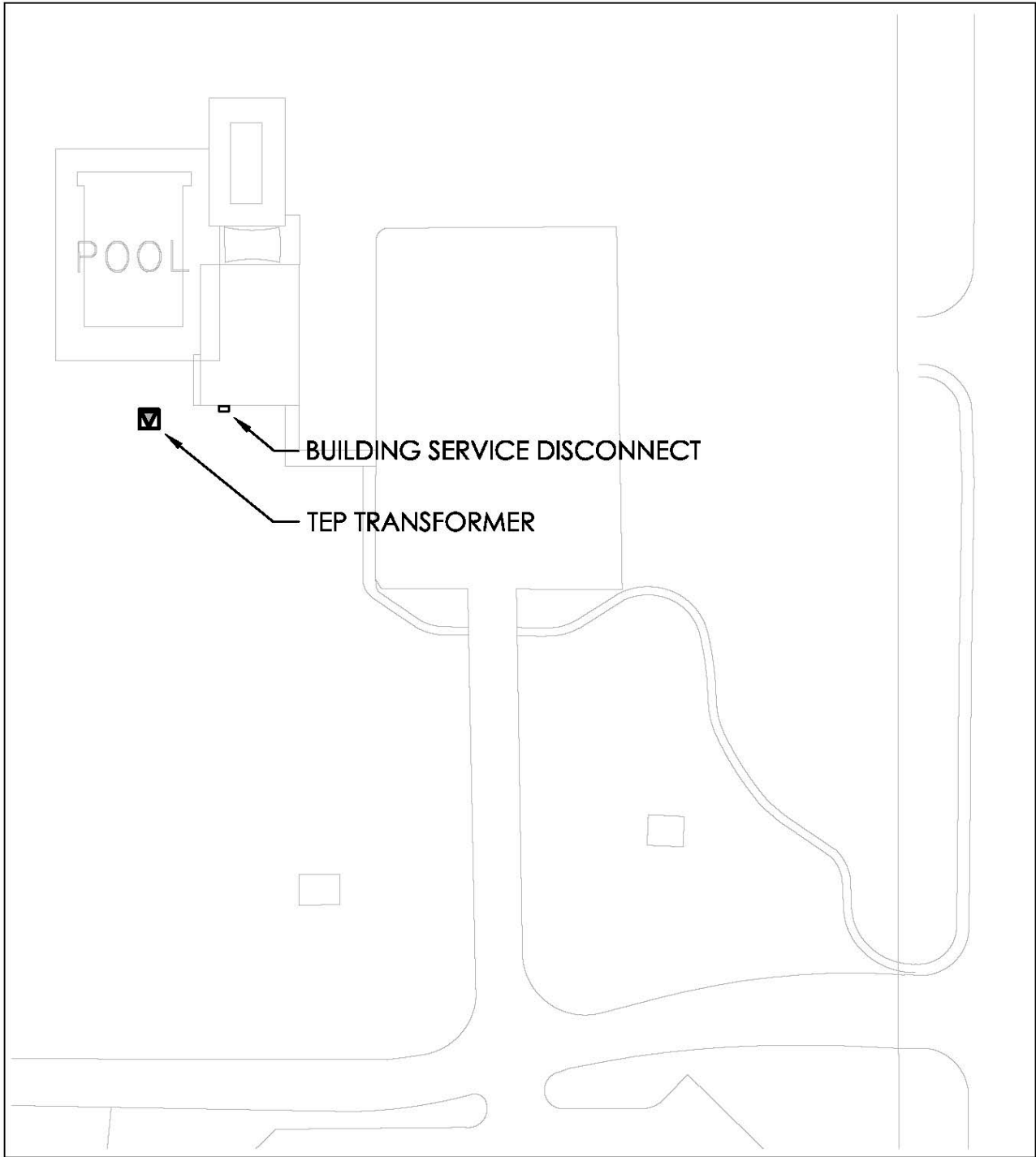


Figure A-V: Electrical System Features – Swimming Pool

**Appendix B**  
**ADA Audit of Facilities at**  
**Kennedy Park**

## Appendix B: ADA Audit Report – Kennedy Park

The ADA Audit Report provided below was prepared by the City of Tucson Equal Opportunities Program Division.

**J.F. Kennedy Park 01**

**Date Facility Completed:**

**Pool/Bathhouse**

<b>Area:</b> Womens Shower Room			
<b>Issue:</b> 4.19 Lavatories and Mirrors.			
<b>Remedy:</b> 4.19.4 Exposed Pipes and Surfaces.			
<b>Finding:</b> No pipe insulation.			
<b>Proposed Correction:</b> Install pipe insulation.			
<b>Issue Complete Date:</b> DUF	<b>Estimated Cost:</b>		\$100.00
<b>Area:</b> Mens Shower Room			
<b>Issue:</b> 4.2 Space Allowance and Reach Ranges.			
<b>Remedy:</b> 4.2.4.2. Relationship of Maneuvering Clearance to Wheelchair Spaces			
<b>Finding:</b> The urinal alcove is 30" with one side greater than 24" deep.			
<b>Proposed Correction:</b> Move partition to provide a minimum clear width of 36".			
<b>Issue Complete Date:</b> DUF	<b>Estimated Cost:</b>		\$250.00
<b>Area:</b> Entry			
<b>Issue:</b> 7 Business and Mercantile.			
<b>Remedy:</b> 7.2 Sales and Service Counters, Teller Windows, Information Counters.			
<b>Finding:</b> Service counter is 42' high.			
<b>Proposed Correction:</b> Provide a counter section that is 36" high maximum and 36" wide minimum.			
<b>Issue Complete Date:</b> DUF	<b>Estimated Cost:</b>		\$1,000.00
<b>Area:</b> Womens Shower Room			
<b>Issue:</b> 4.30 Signage.			
<b>Remedy:</b> 4.30.1* General.			
<b>Finding:</b> No accessible sign.			
<b>Proposed Correction:</b> Install an accessible sign.			
<b>Issue Complete Date:</b> DUF	<b>Estimated Cost:</b>		\$100.00
<b>Area:</b> Womens Shower Room			
<b>Issue:</b> 4.21 Shower Stalls.			
<b>Remedy:</b> 4.21.1* General.			
<b>Finding:</b> No accessible shower stall.			
<b>Proposed Correction:</b> Provide an accessible shower stall.			
<b>Issue Complete Date:</b> DUF	<b>Estimated Cost:</b>		\$12,000.00
<b>Area:</b> Womens Shower Room			
<b>Issue:</b> 4.17 Toilet Stalls.			
<b>Remedy:</b> 4.17.3* Size and Arrangement.			
<b>Finding:</b> The toilet centerline is 20" from the side wall/partition.			
<b>Proposed Correction:</b> Move toilet center to 18" from side wall/partition.			
<b>Issue Complete Date:</b> DUF	<b>Estimated Cost:</b>		\$250.00



<b>Area:</b> Womens Shower Room			
<b>Issue:</b> 4.17 Toilet Stalls.			
<b>Remedy:</b> 4.17.6 Grab Bars.			
<b>Finding:</b> The near end of the side grab bar is mounted 11 1/2" from the rear wall.			
<b>Proposed Correction:</b> Move existing grab bar so the near end is mounted 12" from the rear wall.			
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$100.00
<b>Area:</b> Mens Shower Room			
<b>Issue:</b> 4.19 Lavatories and Mirrors.			
<b>Remedy:</b> 4.19.4 Exposed Pipes and Surfaces.			
<b>Finding:</b> No pipe insulation.			
<b>Proposed Correction:</b> Install pipe insulation.			
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$100.00
<b>Area:</b> Mens Shower Room			
<b>Issue:</b> 4.17 Toilet Stalls.			
<b>Remedy:</b> 4.17.6 Grab Bars.			
<b>Finding:</b> The near end of the side grab bar is mounted 11" from the rear wall and the near end of the rear grab bar is mounted at 3 1/2" from the side wall.			
<b>Proposed Correction:</b> Move existing side grab bar so the near end is mounted 12" from the rear wall and move the rear grab bar so the near end is mounted 6" from the side wall.			
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$100.00
<b>Area:</b> Mens Shower Room			
<b>Issue:</b> 4.17 Toilet Stalls.			
<b>Remedy:</b> 4.17.3* Size and Arrangement.			
<b>Finding:</b> The toilet centerline is 17" from the side wall/partition.			
<b>Proposed Correction:</b> Move toilet center to 18" from side wall/partition.			
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$250.00
<b>Area:</b> Mens Shower Room			
<b>Issue:</b> 4.21 Shower Stalls.			
<b>Remedy:</b> 4.21.1* General.			
<b>Finding:</b> No accessible shower stall.			
<b>Proposed Correction:</b> Provide an accessible shower stall.			
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$12,000.00
<b>Area:</b> Drinking Fountain			
<b>Issue:</b> 4.4 Protruding Objects.			
<b>Remedy:</b> 4.4.1* General.			
<b>Finding:</b> The drinking fountain located in the pool area protrudes into the walkway.			
<b>Proposed Correction:</b> Provide cane detection at the drinking fountain.			
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$500.00

<b>Area:</b>	Mens Shower Room			
<b>Issue:</b>	4.30 Signage.			
<b>Remedy:</b>	4.30.1* General.			
<b>Finding:</b>	No accessible sign.			
<b>Proposed Correction:</b>	Install an accessible sign.			
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b>	\$100.00
<b>Area:</b>	Ramp			
<b>Issue:</b>	4.29 Detectable Warnings.			
<b>Remedy:</b>	4.29.5 Detectable Warnings at Hazardous Vehicular Areas.			
<b>Finding:</b>	No detectible warnings at bottom of ramp into parking lot.			
<b>Proposed Correction:</b>	Install truncated domes 24" deep by the width of the ramp.			
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b>	\$800.00
<b>Area:</b>	Parking			
<b>Issue:</b>	4.6 Parking and Passenger Loading Zones.			
<b>Remedy:</b>	4.6.4* Signage.			
<b>Finding:</b>	There are 7-designated accessible spaces and only 6-signs at 60" high.			
<b>Proposed Correction:</b>	Raise all existing signs to 7' and provide a 7th sign.			
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b>	\$500.00
			<b>J.F. Kennedy Park 01 Total Estimated Cost:</b>	\$28,150.00

**J.F. Kennedy Park 02**

**Date Facility Completed:**

**Comfort Stations/Ramadas/Fields/Courts**

**Area:** Parking - Mission Rd

**Issue:** 4.6 Parking and Passenger Loading Zones.

**Remedy:** 4.6.3\* Parking Spaces.

**Finding:** In the north lot accessed from Mission Rd., there are 3-designated parking spaces. The slope of the asphalt across the spaces and access aisles is 5.2%.

**Proposed Correction:** Build up exiting asphalt to reduce the slope to 2% maximum in all directions.

**Issue Complete Date:** DUF **Estimated Cost:** \$3,500.00

**Area:** Parking - Mission Rd

**Issue:** 4.15 Drinking Fountains and Water Coolers.

**Remedy:** 4.15.1 Minimum Number.

**Finding:** The existing drinking fountain located near the north parking lot off of Mission Rd, is not accessible.

**Proposed Correction:** Replace existing drinking fountain with a high/low drinking fountain and provide an accessible path.

**Issue Complete Date:** DUF **Estimated Cost:** \$3,500.00

**Area:** Parking - Mission Rd

**Issue:** 4.6 Parking and Passenger Loading Zones.

**Remedy:** 4.6.4\* Signage.

**Finding:** In the north lot accessed from Mission Rd., there are 3-designated parking spaces with 2-signs.

**Proposed Correction:** Install 1-additional 7' high sign.

**Issue Complete Date:** DUF **Estimated Cost:** \$200.00

**Area:** Tennis and Basketball Courts

**Issue:** 4.3 Accessible Route.

**Remedy:** 4.3.1\* General.

**Finding:** No accessible route to tennis and basketball courts.

**Proposed Correction:** Provide an accessible route to all elements required to be accessible.

**Issue Complete Date:** DUF **Estimated Cost:** \$1,500.00

**Area:** Drinking Fountain near Tennis and Basketball Court

**Issue:** 4.15 Drinking Fountains and Water Coolers.

**Remedy:** 4.15.1 Minimum Number.

**Finding:** The existing drinking fountain is not accessible and there is no accessible route.

**Proposed Correction:** Replace existing drinking fountain with a high/low drinking fountain and provide an accessible route.

**Issue Complete Date:** DUF **Estimated Cost:** \$5,000.00

**Area:** Ramada #4

**Issue:** 4.6 Parking and Passenger Loading Zones.

**Remedy:** 4.6.1 Minimum Number.

**Finding:** There are 4 parking spaces with none designated as accessible.

**Proposed Correction:** Provide at least one accessible parking space and 8' wide access aisle with a 7' high sign and Van Accessible sign below.

**Issue Complete Date:** DUF **Estimated Cost:** \$2,500.00

**Area:** Play Area

**Issue:** 4.3 Accessible Route.

**Remedy:** 4.3.7 Slope.

**Finding:** The slope of the concrete walk varies between 6.1% and 9.7%.

**Proposed Correction:** Replace concrete walk with a concrete walk that has a maximum running slope of 5% and a maximum cross slope of 2%.

**Issue Complete Date:** DUF **Estimated Cost:** \$5,000.00

**Area:** Play Area

**Issue:** 4.15 Drinking Fountains and Water Coolers.

**Remedy:** 4.15.1 Minimum Number.

**Finding:** The existing drinking fountain is not accessible and there is no accessible route.

**Proposed Correction:** Replace existing drinking fountain with a high/low drinking fountain and provide an accessible route.

**Issue Complete Date:** DUF **Estimated Cost:** \$5,000.00

**Area:** Ramada #3

**Issue:** 4.6 Parking and Passenger Loading Zones.

**Remedy:** 4.6.1 Minimum Number.

**Finding:** There are 3 parking spaces with one signed as accessible but no pavement markings, and the sign is 66" high. Pavement is uneven.

**Proposed Correction:** Patch and repair asphalt as needed and provide at least one accessible parking space with an 8' wide access aisle and 7' high sign with a Van Accessible sign below.

**Issue Complete Date:** DUF **Estimated Cost:** \$5,000.00

**Area:** Ramada #4

**Issue:** 4.15 Drinking Fountains and Water Coolers.

**Remedy:** 4.15.3 Spout Location.

**Finding:** The existing accessible drinking fountain does not have a high drinking fountain and the flow is less than 4".

**Proposed Correction:** Replace existing drinking fountain with a high/low drinking fountain.

**Issue Complete Date:** DUF **Estimated Cost:** \$2,500.00

**Area:** Restrooms-Mens

**Issue:** 4.17 Toilet Stalls.

**Remedy:** 4.17.2 Water Closets.

**Finding:** The height of the existing toilet is 19 1/2".

**Proposed Correction:** provide a toilet with a height between 17" and 19".

**Issue Complete Date:** DUF **Estimated Cost:** \$250.00

**Area:** Restrooms-Womens

**Issue:** 4.17 Toilet Stalls.

**Remedy:** 4.17.2 Water Closets.

**Finding:** The height of the existing toilet is 19 1/2".

**Proposed Correction:** provide a toilet with a height between 17" and 19".

**Issue Complete Date:** DUF **Estimated Cost:** \$250.00

<b>Area:</b> Restrooms-Womens			
<b>Issue:</b> 4.4 Protruding Objects.			
<b>Remedy:</b> 4.4.1* General.			
<b>Finding:</b> The existing air dryer protrudes into the walkway.			
<b>Proposed</b> Replace air dryer with a model that projects no more than 4" from the wall into the walkway.			
<b>Correction:</b>	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$250.00
<b>Area:</b> Restrooms-Womens			
<b>Issue:</b> 4.13 Doors.			
<b>Remedy:</b> 4.13.11* Door Opening Force.			
<b>Finding:</b> The opening force is 20 pounds.			
<b>Proposed</b> Replace or adjust existing closer to 5 pounds maximum.			
<b>Correction:</b>	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$250.00
<b>Area:</b> West Kennedy Comfort Station - Men			
<b>Issue:</b> 4.22 Toilet Rooms.			
<b>Remedy:</b> 4.22.1 Minimum Number.			
<b>Finding:</b> None of the elements are accessible.			
<b>Proposed</b> Provide an accessible men's toilet room.			
<b>Correction:</b>	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$45,000.00
<b>Area:</b> Restrooms-Mens			
<b>Issue:</b> 4.17 Toilet Stalls.			
<b>Remedy:</b> 4.17.3* Size and Arrangement.			
<b>Finding:</b> The far end of the toilet paper dispenser is mounted at 43 1/2" from the rear wall.			
<b>Proposed</b> Move toilet paper dispenser so the far end is mounted 36" maximum from the rear wall.			
<b>Correction:</b>	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$50.00
<b>Area:</b> Restrooms-Mens			
<b>Issue:</b> 4.17 Toilet Stalls.			
<b>Remedy:</b> 4.17.6 Grab Bars.			
<b>Finding:</b> The near end of the rear grab bar is mounted 16 1/2" from the side wall to the center of the flange.			
<b>Proposed</b> Move existing grab bar so the near end is mounted 6" from the side wall to the center of the flange.			
<b>Correction:</b>	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$100.00
<b>Area:</b> Restrooms-Mens			
<b>Issue:</b> 4.17 Toilet Stalls.			
<b>Remedy:</b> 4.17.6 Grab Bars.			
<b>Finding:</b> The near end of the side grab bar is mounted 13" from the rear wall to the center of the flange.			
<b>Proposed</b> Move existing grab bar so the near end is mounted 12" from the rear wall to the center of the flange.			
<b>Correction:</b>	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$100.00

<b>Area:</b>	Fields #1 & #2		
<b>Issue:</b>	4.3 Accessible Route.		
<b>Remedy:</b>	4.3.1* General.		
<b>Finding:</b>	No accessible route to bleachers or dugouts.		
<b>Proposed Correction:</b>	Provide an accessible route to all elements required to be accessible.		
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$5,000.00
<b>Area:</b>	Restrooms-Mens		
<b>Issue:</b>	4.17 Toilet Stalls.		
<b>Remedy:</b>	4.17.3* Size and Arrangement.		
<b>Finding:</b>	The toilet centerline is 19 1/2" from the side wall/panel.		
<b>Proposed Correction:</b>	Move existing toilet so the senterline is 18" from the wall/panel.		
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$250.00
<b>Area:</b>	Restrooms-Mens		
<b>Issue:</b>	4.2 Space Allowance and Reach Ranges.		
<b>Remedy:</b>	4.2.4.2. Relationship of Maneuvering Clearance to Wheelchair Spaces		
<b>Finding:</b>	The urinal stall width is 32 1/2" with one or more sides greater than 24".		
<b>Proposed Correction:</b>	Provide a urinal stall that is 36" wide clear.		
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$500.00
<b>Area:</b>	Restrooms-Mens		
<b>Issue:</b>	4.4 Protruding Objects.		
<b>Remedy:</b>	4.4.1* General.		
<b>Finding:</b>	The existing air dryer protrudes into the walkway.		
<b>Proposed Correction:</b>	Replace air dryer with a model that projects no more than 4" from the wall into the walkway.		
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$250.00
<b>Area:</b>	Restrooms-Mens		
<b>Issue:</b>	4.13 Doors.		
<b>Remedy:</b>	4.13.11* Door Opening Force.		
<b>Finding:</b>	The door opening force is 20 pounds.		
<b>Proposed Correction:</b>	Replace or adjust existing closer to 5 pounds maximum.		
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$250.00
<b>Area:</b>	Concession Stand		
<b>Issue:</b>	4.3 Accessible Route.		
<b>Remedy:</b>	4.3.1* General.		
<b>Finding:</b>	No accessible route to concession stand.		
<b>Proposed Correction:</b>	Provide an accessible route to concession stand.		
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$1,500.00

<b>Area:</b>	Fields #1 & #2		
<b>Issue:</b>	4.33 Assembly Areas.		
<b>Remedy:</b>	4.33.3* Placement of Wheelchair Locations.		
<b>Finding:</b>	There is no wheelchair or companion seating at the bleachers.		
<b>Proposed</b>	Provide wheelchair and companion seating at each bleacher section.		
<b>Correction:</b>	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$2,000.00
<b>Area:</b>	Ramada #3		
<b>Issue:</b>	4.3 Accessible Route.		
<b>Remedy:</b>	4.3.1* General.		
<b>Finding:</b>	No accessible route to ramada.		
<b>Proposed</b>	Provide an accessible route to ramada from parking lot and all elements required to be accessible.		
<b>Correction:</b>	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$1,500.00
<b>Area:</b>	West Kennedy-Ramadas #34 to #40		
<b>Issue:</b>	4.3 Accessible Route.		
<b>Remedy:</b>	4.3.1* General.		
<b>Finding:</b>	No accessible route from parking.		
<b>Proposed</b>	Provide an accessible route from parking.		
<b>Correction:</b>	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$15,000.00
<b>Area:</b>	Drinking Fountains near Ramada #5		
<b>Issue:</b>	4.15 Drinking Fountains and Water Coolers.		
<b>Remedy:</b>	4.15.1 Minimum Number.		
<b>Finding:</b>	Neither of the two drinking fountains are accessible and there is no accessible route to the drinking fountains.		
<b>Proposed</b>	Replace at least one drinking fountain with a high/low drinking fountain complete with an accessible route.		
<b>Correction:</b>	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$2,500.00
<b>Area:</b>	Ramada #5		
<b>Issue:</b>	4.3 Accessible Route.		
<b>Remedy:</b>	4.3.1* General.		
<b>Finding:</b>	No accessible route from parking lots.		
<b>Proposed</b>	Provide an accessible route to all elements required to be accessible.		
<b>Correction:</b>	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$3,000.00
<b>Area:</b>	Restrooms-Womens		
<b>Issue:</b>	4.17 Toilet Stalls.		
<b>Remedy:</b>	4.17.3* Size and Arrangement.		
<b>Finding:</b>	The far end of the toilet paper dispenser is mounted at 43 1/2" from the rear wall.		
<b>Proposed</b>	Move toilet paper dispenser so the far end is mounted 36" maximum from the rear wall.		
<b>Correction:</b>	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$50.00

<b>Area:</b>	Ramada #33 and Fields		
<b>Issue:</b>	4.32 Fixed or Built-in Seating and Tables.		
<b>Remedy:</b>	4.32.1 Minimum Number.		
<b>Finding:</b>	None of the existing picnic tables are accessible.		
<b>Proposed Correction:</b>	Provide at least one accessible picnic table.		
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$500.00
<b>Area:</b>	Picnic Tables		
<b>Issue:</b>	4.32 Fixed or Built-in Seating and Tables.		
<b>Remedy:</b>	4.32.1 Minimum Number.		
<b>Finding:</b>	There are 6 picnic tables located near ramada number 5, none are accessible and there is no accessible route.		
<b>Proposed Correction:</b>	Provide at least one accessible picnic table with an accessible route.		
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$2,000.00
<b>Area:</b>	West Parking Lot		
<b>Issue:</b>	4.6 Parking and Passenger Loading Zones.		
<b>Remedy:</b>	4.6.1 Minimum Number.		
<b>Finding:</b>	There are 24 total spaces with one designated accessible space, a 5' access aisle, no van access aisle and no sign.		
<b>Proposed Correction:</b>	Increase access aisle to 8' wide and install a 7' high sign with a Van Accessible sign below.		
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$1,500.00
<b>Area:</b>	Drinking Fountain Behind Concessions		
<b>Issue:</b>	4.15 Drinking Fountains and Water Coolers.		
<b>Remedy:</b>	4.15.1 Minimum Number.		
<b>Finding:</b>	The existing drinking fountain is not accessible.		
<b>Proposed Correction:</b>	Replace existing drinking fountain with a high/low drinking fountain.		
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$2,500.00
<b>Area:</b>	Drinking Fountain Behind Concessions		
<b>Issue:</b>	4.3 Accessible Route.		
<b>Remedy:</b>	4.3.1* General.		
<b>Finding:</b>	No accessible route to drinking fountain.		
<b>Proposed Correction:</b>	Provide an accessible route to all elements required to be accessible.		
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$1,500.00
<b>Area:</b>	Field #3		
<b>Issue:</b>	4.3 Accessible Route.		
<b>Remedy:</b>	4.3.1* General.		
<b>Finding:</b>	No accessible route to field from parking lot.		
<b>Proposed Correction:</b>	Provide an accessible route to all elements required to be accessible.		
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$1,500.00



<b>Area:</b> West Kennedy			
<b>Issue:</b> 4.6 Parking and Passenger Loading Zones.			
<b>Remedy:</b> 4.6.1 Minimum Number.			
<b>Finding:</b> None of the parking lots have designated accessible parking spaces.			
<b>Proposed Correction:</b> In each of the small lots provide at least one accessible parking space and 8' wide access aisle. Install a 7' high sign with a Van Accessible sign at each location.			
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$6,000.00
<b>Area:</b> West Kennedy-Ramadas #34 to #40			
<b>Issue:</b> 4.15 Drinking Fountains and Water Coolers.			
<b>Remedy:</b> 4.15.1 Minimum Number.			
<b>Finding:</b> None of the drinking fountains are accessible.			
<b>Proposed Correction:</b> Replace existing drinking fountains with high/low drinking fountains.			
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$15,000.00
<b>Area:</b> Ramada #1			
<b>Issue:</b> 4.3 Accessible Route.			
<b>Remedy:</b> 4.3.1* General.			
<b>Finding:</b> No accessible route to ramada.			
<b>Proposed Correction:</b> Provide an accessible route to ramada and all elements required to be accessible.			
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$1,500.00
<b>Area:</b> West Kennedy Comfort Station - Women			
<b>Issue:</b> 4.22 Toilet Rooms.			
<b>Remedy:</b> 4.22.1 Minimum Number.			
<b>Finding:</b> None of the elements are accessible.			
<b>Proposed Correction:</b> Provide an accessible men's toilet room.			
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$45,000.00
<b>Area:</b> West Kennedy			
<b>Issue:</b> 4.3 Accessible Route.			
<b>Remedy:</b> 4.3.1* General.			
<b>Finding:</b> No accessible route to multi-purpose fields located across the wash.			
<b>Proposed Correction:</b> Provide an accessible route to all elements required to be accessible.			
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$15,000.00
<b>Area:</b> Ramada #33 and Fields			
<b>Issue:</b> 4.6 Parking and Passenger Loading Zones.			
<b>Remedy:</b> 4.6.1 Minimum Number.			
<b>Finding:</b> There are no designated accessible parking spaces in the lot.			
<b>Proposed Correction:</b> Provide two 8' wide parking spaces with a shared 8' wide access aisle. Install two 7' high signs with a Van Accessible sign at the designated space.			
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$2,500.00

<b>Area:</b>	Ramada #33 and Fields		
<b>Issue:</b>	4.15 Drinking Fountains and Water Coolers.		
<b>Remedy:</b>	4.15.1 Minimum Number.		
<b>Finding:</b>	None of the existing drinking fountains are accessible.		
<b>Proposed Correction:</b>	Replace existing drinking fountains with high/low drinking fountains.		
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$6,000.00
<b>Area:</b>	Parking Lot North of Lake near Comfort Station		
<b>Issue:</b>	4.29 Detectable Warnings.		
<b>Remedy:</b>	4.29.5 Detectable Warnings at Hazardous Vehicular Areas.		
<b>Finding:</b>	There is a striped access aisle that crosses the drive near the comfort station. There are no detectible warnings at either end.		
<b>Proposed Correction:</b>	Install truncated domes at each end of the access aisle.		
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$1,600.00
<b>Area:</b>	Parking Lot North of Lake near Comfort Station		
<b>Issue:</b>	4.6 Parking and Passenger Loading Zones.		
<b>Remedy:</b>	4.6.4* Signage.		
<b>Finding:</b>	There are 3 designated parking spaces east of the comfort station but no Van Accessible sign.		
<b>Proposed Correction:</b>	Install a Van Accessible sign at the designated space.		
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$50.00
<b>Area:</b>	Park Section East of La Cholla		
<b>Issue:</b>	4.3 Accessible Route.		
<b>Remedy:</b>	4.3.1* General.		
<b>Finding:</b>	None of the existing 20 ramadas have accessible routes or accessible picnic tables.		
<b>Proposed Correction:</b>	Provide accessible routes and accessible picnic tables.		
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$110,000.00
<b>Area:</b>	Park Section East of La Cholla		
<b>Issue:</b>	4.6 Parking and Passenger Loading Zones.		
<b>Remedy:</b>	4.6.1 Minimum Number.		
<b>Finding:</b>	None of the existing 20 ramadas have designated accessible parking.		
<b>Proposed Correction:</b>	At each ramada location provide at least one accessible parking space with an 8' wide access aisle, 7' high sign with a Van Accessible sign below.		
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$100,000.00
<b>Area:</b>	Ramada #1		
<b>Issue:</b>	4.15 Drinking Fountains and Water Coolers.		
<b>Remedy:</b>	4.15.1 Minimum Number.		
<b>Finding:</b>	Existing drinking fountain is not accessible and there is no accessible route.		
<b>Proposed Correction:</b>	Replace existing drinking fountain with a high/low drinking fountain and provide an accessible route.		
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$5,000.00

<b>Area:</b> Ramada #2			
<b>Issue:</b> 4.15 Drinking Fountains and Water Coolers.			
<b>Remedy:</b> 4.15.1 Minimum Number.			
<b>Finding:</b> Existing drinking fountain is not accessible and there is no accessible route.			
<b>Proposed Correction:</b> Replace existing drinking fountain with a high/low drinking fountain and provide an accessible route.			
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$5,000.00
<b>Area:</b> Ramada #2			
<b>Issue:</b> 4.3 Accessible Route.			
<b>Remedy:</b> 4.3.1* General.			
<b>Finding:</b> No accessible route to ramada.			
<b>Proposed Correction:</b> Provide an accessible route to ramada and all elements required to be accessible.			
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$1,500.00
<b>Area:</b> West Kennedy-Ramadas #34 to #40			
<b>Issue:</b> 4.7 Curb Ramps.			
<b>Remedy:</b> 4.7.7 Detectable Warnings.			
<b>Finding:</b> No detectible warnings at existing curb ramps.			
<b>Proposed Correction:</b> install truncated domes at each of the curb ramps.			
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$5,500.00
<b>J.F. Kennedy Park 02 Total Estimated Cost:</b>			<b>\$440,900.00</b>

---



<b>Area:</b>	Patio		
<b>Issue:</b>	4.32 Fixed or Built-in Seating and Tables.		
<b>Remedy:</b>	4.32.1 Minimum Number.		
<b>Finding:</b>	There are 4-picnic tables in the patio but none are accessible.		
<b>Proposed Correction:</b>	Provide at least one accessible picnic table.		
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$500.00
<b>Area:</b>	Comfort Station - Women		
<b>Issue:</b>	4.22 Toilet Rooms.		
<b>Remedy:</b>	4.22.1 Minimum Number.		
<b>Finding:</b>	None of the elements are accessible.		
<b>Proposed Correction:</b>	Provide an accessible mens toilet room.		
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$45,000.00
<b>Area:</b>	Picnic Area North of Marina		
<b>Issue:</b>	4.15 Drinking Fountains and Water Coolers.		
<b>Remedy:</b>	4.15.1 Minimum Number.		
<b>Finding:</b>	None of the drinking fountains located in the picnic area north of the Marina are accessible.		
<b>Proposed Correction:</b>	Replace the existing drinking fountains with high/low drinking fountains.		
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$6,000.00
<b>Area:</b>	Picnic Area North of Marina		
<b>Issue:</b>	4.32 Fixed or Built-in Seating and Tables.		
<b>Remedy:</b>	4.32.1 Minimum Number.		
<b>Finding:</b>	There are three picnic tables but none are accessible and there is no accessible route to the area or tables.		
<b>Proposed Correction:</b>	Provide at least one accessible picnic table with accessible route.		
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$2,500.00
			<b>J.F. Kennedy Park 03 Total Estimated Cost:</b> \$111,200.00

---



<b>Area:</b>	Parking-Upper Lot		
<b>Issue:</b>	4.6 Parking and Passenger Loading Zones.		
<b>Remedy:</b>	4.6.3* Parking Spaces.		
<b>Finding:</b>	There are 6-designated accessible parking spaces with 5-signs, no Van Accessible sign, space, or access aisle.		
<b>Proposed Correction:</b>	Add an additional sign and designated a space with a Van Accessible sign. Restripe to include a van accessible access aisle.		
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$2,500.00
<b>Area:</b>	East Comfort Station		
<b>Issue:</b>			
<b>Remedy:</b>			
<b>Finding:</b>			
<b>Proposed Correction:</b>			
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$0.00
<b>Area:</b>	Parking-Lower Lot		
<b>Issue:</b>	4.7 Curb Ramps.		
<b>Remedy:</b>	4.7.7 Detectable Warnings.		
<b>Finding:</b>	No detectable warnings on curb ramps at crossing.		
<b>Proposed Correction:</b>	Install truncated domes on all curb ramps.		
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$2,500.00
<b>Area:</b>	Parking-Lower Lot		
<b>Issue:</b>	4.6 Parking and Passenger Loading Zones.		
<b>Remedy:</b>	4.6.1 Minimum Number.		
<b>Finding:</b>	There are 19 designated accessible spaces but no signs, no van space and no access aisles.		
<b>Proposed Correction:</b>	At this lot provide the required number of parking spaces with required access aisles and signs.		
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$10,000.00
<b>Area:</b>	Parking-Behind East Comfort Station		
<b>Issue:</b>	4.6 Parking and Passenger Loading Zones.		
<b>Remedy:</b>	4.6.3* Parking Spaces.		
<b>Finding:</b>	There is a non-compliant asphalt ramp located in the access aisle.		
<b>Proposed Correction:</b>	Demolish ramp and provide a new depressed sidewalk with adjoining ramps.		
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$3,500.00
<b>Area:</b>	Parking-Upper Lot		
<b>Issue:</b>	4.6 Parking and Passenger Loading Zones.		
<b>Remedy:</b>	4.6.3* Parking Spaces.		
<b>Finding:</b>	The slope across the parking spaces and access aisles varies between 2.4% and 3.4%.		
<b>Proposed Correction:</b>	Modify slope of asphalt to a 2% maximum slope in any direction.		
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$8,000.00

<b>Area:</b>	Parking-Behind East Comfort Station		
<b>Issue:</b>	4.7 Curb Ramps.		
<b>Remedy:</b>	4.7.7 Detectable Warnings.		
<b>Finding:</b>	No detectible warnings at transition.		
<b>Proposed Correction:</b>	Install truncated domes at the transition.		
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$800.00
<b>Area:</b>	Drinking Fountains		
<b>Issue:</b>	4.15 Drinking Fountains and Water Coolers.		
<b>Remedy:</b>	4.15.1 Minimum Number.		
<b>Finding:</b>	The existing accessible drinking fountains protrude into the walkway and there is no high drinking fountain for those who have trouble bending or stooping.		
<b>Proposed Correction:</b>	Replace all existing single accessible drinking fountains with a high/low drinking fountain and provide cane detection as needed.		
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$10,000.00
<b>Area:</b>	Parking-Behind East Comfort Station		
<b>Issue:</b>	4.6 Parking and Passenger Loading Zones.		
<b>Remedy:</b>	4.6.4* Signage.		
<b>Finding:</b>	There are 6-designated accessible spaces with 2-signs at 60" high and no designated van accessible space.		
<b>Proposed Correction:</b>	Raise existing signs to 7' and install four additional 7' high signs. Install a can accessible sign at the designated space.		
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$1,000.00
<b>Area:</b>	Site		
<b>Issue:</b>	4.3 Accessible Route.		
<b>Remedy:</b>	4.3.7 Slope.		
<b>Finding:</b>	The slope of the sidewalk on the eastside of the stage has a cross slope of 5.4%.		
<b>Proposed Correction:</b>	Replace existing sidewalk with a walk that has maximum running slope of 5% and a maximum cross slope of 2%.		
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$25,000.00
<b>Area:</b>	Rear of Stage		
<b>Issue:</b>	4.15 Drinking Fountains and Water Coolers.		
<b>Remedy:</b>	4.15.1 Minimum Number.		
<b>Finding:</b>	Existing accessible drinking fountain located behind stage does not have a high drinking fountain for those who have trouble bending or stooping.		
<b>Proposed Correction:</b>	Replace existing drinking fountain with a high low drinking fountain.		
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$1,800.00
<b>Area:</b>	Parking at Rear of Stage		
<b>Issue:</b>	4.29 Detectable Warnings.		
<b>Remedy:</b>	4.29.5 Detectable Warnings at Hazardous Vehicular Areas.		
<b>Finding:</b>	No detectible warnings at bottom of ramp into parking lot.		
<b>Proposed Correction:</b>	Install truncated domes at bottom of ramp		
	<b>Issue Complete Date:</b>	DUF	<b>Estimated Cost:</b> \$800.00



# Appendix B: ADA Audit Report – Kennedy Park

**Area:** Parking at Rear of Stage

**Issue:** 4.6 Parking and Passenger Loading Zones.

**Remedy:** 4.6.3\* Parking Spaces.

**Finding:** The asphalt curb ramps are located in the access aisles.

**Proposed Correction:** Remove asphalt curb ramps and restripe access aisle. Provide a depressed sidewalk at the head of the access aisle and adjoining ramps. Install truncated domes at the curb transition.

**Issue Complete Date:** DUF **Estimated Cost:** \$5,000.00

**Area:** Parking at Rear of Stage

**Issue:** 4.6 Parking and Passenger Loading Zones.

**Remedy:** 4.6.3\* Parking Spaces.

**Finding:** There are two designated accessible parking spaces with a shared 5' access aisle and one sign. No designated van accessible space.

**Proposed Correction:** Restripe parking to include two 8' parking spaces with a shared 8' wide access aisle and two signs with one van accessible sign.

**Issue Complete Date:** DUF **Estimated Cost:** \$2,000.00

**Area:** Site

**Issue:** 4.3 Accessible Route.

**Remedy:** 4.3.7 Slope.

**Finding:** The slope of the sidewalk on the westside of the stage is 8.5% which exceeds the 5% maximum allowed for a sloping walk and the 8.33% maximum allowed for a ramp. There are no landings or handrails.

**Proposed Correction:** Replace existing sidewalk with a walk that has maximum slope of 5% or provide a ramp system complete with landings, edge protection, and handrails.

**Issue Complete Date:** DUF **Estimated Cost:** \$50,000.00

**Area:** West Comfort Station

**Issue:**

**Remedy:**

**Finding:**

**Proposed Correction:**

**Issue Complete Date:** DUF **Estimated Cost:** \$0.00

**J.F. Kennedy Park 05 Total Estimated Cost:** \$238,600.00

# Appendix C

# Summary of Public Input

**Responses to Questionnaire distributed at Public Meeting Number One and Posted On-Line:**

**Question 1: I visit Kennedy Park:**

- Weekly or more frequently 33 %
- Several times a month 10 %
- Several times at year 52 %
- Infrequently 5 %

**Question 2: My residence is:**

- Within ½ mile of Kennedy Park 43 %
- Within 2 miles of Kennedy Park 13 %
- More than 2 miles from Kennedy Park 44 %

**Question 3: Facilities that I typically use at Kennedy Park include: (Check all that apply)**

- Fishing Lake 37 %
- Fiesta / Special Events Area 37 %
- Little League Baseball / Softball Fields 23 %
- Soccer / Multi-Sport Fields 13 %
- Tennis / Basketball Courts 17 %
- Grassy Play Areas 27 %
- Playgrounds and Play Structures 10 %
- Picnic Ramadas 60 %
- Desert Walking Paths 37 %
- Swimming Pool (When open) 17 %

**Question 4: Please rate the overall condition of the facilities at Kennedy Park**

- Excellent 0 %
- Good 27 %
- Fair 30 %
- Poor 43 %

**Question 5: Please identify the Facilities most in need of repair at Kennedy Park**

- Fishing Lake 55 %
- Fiesta Area / Special Events Area 50 %
- Little League Baseball Softball Fields 45 %
- Soccer / Multi-Purpose Fields 40 %
- Tennis / Basketball Courts 35 %
- Grassy Play Areas 30 %
- Playgrounds / Play Structures 25 %
- Picnic Ramadas 20 %
- Desert Walking Paths 15 %
- Swimming Pool 10%
- Roads 5%

**Question 6: Facilities that I would like to see added to Kennedy Park** (items mentioned)

- Dog Park
- Walking Trails
- Additional Parking
- Playgrounds
- Restrooms
- Mountain Bike Trails
- Batting Cages
- Additional Baseball / Softball Fields
- Bird Watching Station
- Handball / Racquetball Courts
- Covered Basketball Courts
- Adult Softball Field
- Exercise Stations
- Lighting
- Water Slide
- Additional Trees

**Question 7: Facilities that are no longer needed and could be removed from Kennedy Park** (items mentioned)

- Swimming Pool
- Tennis Court
- Fiesta Area
- Lake

**Question 8: Other Recommendations related to Facilities and Events at Kennedy Park** (items mentioned)

- Enhance park safety
- Improve animal waste disposal
- Let more vegetation grow on bare spots. Do not cut down any trees
- I think more could be done with Audubon in providing for bird watching opportunities
- Event area could be made into a huge dog park or rental space for family parties or gatherings
- Open the pool
- Improve the park lighting
- Maybe a walking trail circling a playground
- Dog park
- Better and more restrooms

**Responses to questions on Comment Form distributed at Public Meeting Number 2:**

**Question 1: Recommendations for Southeast Active Recreation Zone**

- The improvements to the fields, the added parking by fields, and batting cages would all be great. Much needed improvements for sure. A big problem is the plan takes away our 'T-Ball' field that's directly southeast of the softball field. All though we do not use this field in its current condition for many games, we do use it as a practice field for teams.
- Currently we have a problem with teams finding syringes, drunken/passed out adults by the dugouts, and adults doing things kids shouldn't see around that field. For those reasons, we try not to schedule any games there and give teams an option to practice there.
- I did see an optional facility improvement was a new T-Ball field (fencing, lighting). This improvement would enable us to get more use out of this area and possibly be more proactive with law enforcement on some of the other issues. This third field would allow us to schedule T-Ball and possibly coach pitch games on this field alleviating the stress placed on our other two fields.
- Great idea to add batting cages and additional parking. However, ore fields would benefit our league with the additional teams our league has formed. This area could be utilized as practice fields.
- I would recommend removing the baseball / softball fields and moving them to the northwest picnic area. This would address the parking area needs, and 4 fields could be built with enough room for a snack bar. The two fields could be used as practice fields if no other options are available.
- Area needs to be restored. Park looks very run-down. The new and improved maps shows signs of a potentially great new environment for our children. The renovation will make it safer for children as well as for parents. It is so unfortunate that south side children have to be subjected to such an environment. We need to see changes for this park that for 20 years has been neglected and forgotten.
- It would be wonderful to re-do this area with the plans provided at the open house. New baseball / softball fields. A new actual tee-ball field. New lights, dugouts, scoreboards. A foul ball net, shade, and batting cage! New playground equipment. Renovated restroom by the ball field. New additional restroom by playground. Splash pad.
- Need to upgrade all three fields, dugouts, fencing, lights. Add shade trees, ball netting, batting cages, and scoreboards.
- Need to update existing baseball and softball fields and add a true T-Ball field. Add batting cages, lights, parking lots, ball nets, shade, new dugouts, scoreboards, and new bathroom facility. Also new playground equipment and a dog park.

**Question 2: Recommendations for Fishing Lake Zone**

- Provide cleaning station for fish.
- Provide more open restrooms.
- Try to get bait / tackle shop to operate from concession building.
- Providing lighting around lake.
- This area could be turned into our main fields by adding four fields to allow 2 additional games to be played. The parking would provide ample space for home and visitor teams.
- I am OK with this plan.
- Lighting, updated restroom facilities.
- Lighting and pathways.

**Question 3: Recommendations for Group Use Zone**

- Converting this area to a soccer field takes away two (2) practice locations for our teams. A more favorable option would be to make this area multi-use with two backstops placed at either end of soccer field for baseball practices. I'm not aware of any soccer teams/leagues currently using Kennedy Park.
- I am OK with this plan. If possible, could a practice field be located here – or move a soccer field to the northwest picnic area.
- Updated playground equipment and bathroom. Multi-purpose sports field with lights on field.
- Update restrooms and playgrounds and add shade. Sports field should be multi-use with lights.

**Question 4: Recommendations for Fiesta Area / Zone**

- This area potentially has the most to offer a Little League. In its current form, a fiesta area, it is substantially underutilized and wasted space. Except for our league using it for closing ceremonies last spring season, I'm not aware of any major activities being held there in the last few years. If funding were available, this area could ideally be converted to a four (4) field complex, plus a full size intermediate/junior/senior baseball field. We're currently using Santa Rita Park for its full size field. Santa Rita is well out of our boundaries and has its own set of problems. From an aerial view, this 'Fiesta Area Zone' appears to have the space for multiple fields and ample parking. A field complex in this area would help us meet our needs for more fields as our enrollment numbers will surely continue to rise as noted above.

- Since this area is not necessarily being used, perhaps make it a baseball field for tournaments, keeping the concessions area for use to sell food during tournaments.
- Would like to see a true sports complex made here or in the northwest picnic / sports field area. (4 fields, snack bar, restrooms, concession).
- Use this area as a sports complex. Existing parking is sufficient for this use.
- No one uses this. Repurpose it. Baseball / softball / sports complex would be good here or in Northwest Picnic and Sports Field Zone.

**Question 5: Recommendations for Northwest Picnic Area and Sports Field Zone**

- Converting this area to two (2) soccer fields takes away another two (2) practice locations for our teams. A more favorable option would be to make this area a multi-use area with backstops so that our teams have places to practice at Kennedy Park.
- This area as well could be transformed into four fields since baseball / softball is the primary sport played at Kennedy Park.
- I would recommend placing baseball fields in this area instead of soccer fields. This would address the parking issue and make a safer environment for the players.
- The bathroom needs to be clean.
- I would like to see a sports complex either here or in the Fiesta Area. (4 fields, snack bar, restrooms, concession).
- Sports complex – 4 baseball / softball fields, batting cages, snack bar, restrooms, scoreboards, parking areas.
- No one uses this area. Sports complex (baseball / softball fields) would be good here or in Fiesta Area.

**Question 6: Identify up to five of the most important projects that should be implemented to improve the facilities at John F. Kennedy Park:**

- 1 – Batting cages
- 2 – Improvements to Restrooms (clean – more lights)
- 3 – Snack bar improvements
- 4 – Fields

- 1 – Additional fields
  - 2 – Batting cages
  - 3 – Improvements to restrooms
  - 4 - Update snack bar
  - 5 – T-ball field
- 
- 1 – New baseball / softball fields
  - 2 – New snack-bar / concession stand
  - 3 – Bigger dugouts for players
  - 4 – Better lighting
  - 5 – Batting cages
- 
- 1 – The bathrooms need to be cleaner
  - 2 – There should be a football field
  - 3 – Scoreboards that work
  - 4 – New snack bar
  - 5 – New playground that is big
- 
- 1 – Softball field needs new lighting
  - 2 – Concession rebuild - Bath house
  - 3 – Clean pool
  - 4 – Softball / baseball field renovations
  - 5 – Repaving of parking spaces
- 
- 1 – Updated SE Recreation Area. (Ball fields, batting cage, parking).
  - 2 – Updated and additional restrooms
  - 3 – Updated playground equipment
  - 4 – Better use of space available. i.e. Sports Complex
  - 5 – Dog park
- 
- 1 – Parking
  - 2 – Additional restroom in SE Active Zone
  - 3 – Batting cages at baseball / softball fields
  - 4 – Scoreboards for existing fields
  - 5 – Additional field in Southeast Zone. Convert existing tee ball field, add lights, bleachers.
- 
- 1 – Updated ball fields in SE Active Recreation area, new batting cages, ball nets, bleachers, and scoreboards
  - 2 – Updated and new restrooms throughout the park
  - 3 – Sports complex – ball fields and amenities
  - 4 – Updated playgrounds
  - 5 – Expanded parking



**Question 7: Identify up to three new facilities that should be constructed at John F. Kennedy Park:**

- 1 - Parking
- 2 – Batting Cages
- 3 – Bleachers
  
- 1 – Baseball / softball fields
- 2 – Parking
- 3 – Restrooms
  
- 1 – Four new baseball / softball / tee ball fields
- 2 – Batting cages
- 3 – New score board
  
- 1 - Accessible walkway with lighting
- 2 - New batting cages
- 3 - New parking
  
- 1 – Sports complex
- 2 – Restrooms – Additional near playground
- 3 – Parking – Additional throughout SE Recreation Area
  
- 1 – Playgrounds
- 2 – Restrooms
- 3 – More baseball / softball fields with lights
  
- 1 – Sports Complex (1 baseball / softball fields with all amenities)
- 2 – Additional restrooms – SE Recreation Area – near playground
- 3 – Parking (new / additional)

**Question 8: Other General Comments Recommendations, or Suggestions:**

- March on! Get started!
  
- As a TYLL baseball player, I would like to see us have more opportunities to improve our league so that when we play against other leagues, we have a chance to be able to compete at a better level. Batting cages would help us improve our skills and allow us to practice and prepare for a chance at a State Championship.
  
- When our league travels to the north side of town our kids often feel like inadequate players when they see other parks with batting cages, nice fields, and a modern snack-bar. They feel like our park and kids are neglected.

- Additional drinking fountains. Repair or replace them around baseball fields.
- Kennedy Park has not had any updates in over 20 years. The population in the area has grown dramatically. Kennedy Park needs to provide services for that population. (Playgrounds / Sports Complex). Tucson Mountain Little League makes its home here with our 350 kids registered and growing.
- Kennedy Park should be upgraded to serve the needs of the people it serves. There is a large population of families that use the park for their sports program through Tucson Mountain Little League. Over 350 kids are registered and registrations continue to grow. The current facilities are not sufficient.

**Appendix D**  
**Assessment of Aquatic Facilities**



January 25, 2016

McGann & Associates  
6814 N. Oracle Road  
Suite 210  
Tucson, AZ 85704

ATT: Don McGann  
RE: City of Tucson Kennedy Pool

Dear Don;

Pursuant to our site meeting with Billy Sassi we offer the following assessment of the current condition of the pool at Kennedy Park. This will include an "order of magnitude cost" list of improvements that should be considered for the pool.

The existing pool is a 75' long rectangle and features 1m and 3m diving stands/boards. This is surrounded by concrete deck. In a separate area adjoining the pool is a shallow wading pool and fabric shade structure. The existing pool uses gas chlorine for the disinfectant and horizontal high rate sand filters. This form of disinfectant is not widely used any longer in the commercial pool industry due to the safety hazards involved with gas chlorine. We would strongly urge the City to change this method of sanitizing to the bromine/ozone system that is currently utilized on most City of Tucson pools.

The City would like to keep the current program use of the pool with lap swimming, recreational swimming and diving. The City does consider the wading pool a relic of the past and would look to re-purpose this area as a splash pad. The following list of renovation work is broken down by category, each with a budget price associated with that work.

#### **Sanitation system**

As mentioned above, we would strongly urge the City to upgrade the method of sanitizing the pool. It would be much safer to install the bromine feeder in conjunction with a CD ozone generator. The same chemistry controller can be used for this new system. A brochure on Clearwater Tech Ozone can be viewed below. Probable cost for the bromine/ozone system would be \$40,000.

7534 N. La Cholla Blvd., Tucson, Arizona 85741 Phone: 520-219-8929 Fax: 520-219-9438 [www.aquadesign.net](http://www.aquadesign.net)

### Interior coating

The pool is in need of re-plastering. This would involve chipping of the old plaster to expose the concrete structure of the pool, prepping the surface and troweling on two layers of new white plaster. The probable cost for the pool plaster would be \$60,000. The water line tile would be replaced at this time and would be valued at \$6,000.

### Wading pool

The existing wading pool should be converted to a splash pad. We have a few of these old wading pools that have been converted into a splash pad. This can be accomplished in several different ways. The City could demo the existing pool and install a new splash pad from scratch. This would involve installing a surge tank in the ground next to the pad for the capacity needed to operate the splash pad toys and sprays. A pump, or multiple pumps would be installed to operate the filter system and to operate the splash pad toys. The pad itself could incorporate ground sprays that finish flush with the pad and/or vertical water toys that could create more interest to the neighborhood families and kids than a wading pool

We are going to offer the splash pad cost in a wide range. The reasons is the pad cost will escalate rapidly with the selection of more toys and more elaborate toys. The project image below is the Town of Marana. This project featured several vertical splash toys with a farming, or agricultural theme. The pad was also quite large as it is a standalone feature in a regional park (no pool in the park).



7534 N. La Cholla Blvd., Tucson, Arizona 85741 Phone: 520-219-8929 Fax: 520-219-9438 [www.aquadesign.net](http://www.aquadesign.net)

The splash pad image below is from the Ritz Carlton Dove Mountain. This splash pad makes use of ground sprays exclusively and would cost; of course, much less than a pad using the vertical splash pad toys. Since no design and program has been determined we can offer a range in prices. It is possible to economize on the splash pad by placing a concrete deck over the existing wading pool and simply using the wading pool as the surge tank instead of purchasing a new surge tank. We would suggest adding a seat wall at the perimeter of the splash pad deck, possible under the existing shade structure in order for the parents to have a place to hang out close to the toddlers and young kids using the splash pad.

The cost range for the addition of a splash pad is between \$100,000 and \$250,000. The addition of a splash pad could boost attendance to the pool substantially.



### **Deck resurfacing**

The deck should either be re-surfaced or replaced. If resurface the coating that is currently on the concrete would have to be removed and the deck prepared for a new coating application. Since we observed many areas of deterioration of the concrete we would recommend the deck be replaced. The deck surrounding the pool is approx. 3,650 sq. ft. and the deck surrounding the wading pool is approx. 2,500 sq. ft. (includes shaded area).

The cost to replace all the deck is \$75,000

The cost to repair/re-surface the deck would be \$45,000

**Other observations**

The fabric on the shade structure is ripped. The replacement for this would cost approx. \$1,000.

No narrative is offered on the ADA Title II compliance of this pool. The City uses an ADA compliant pool lift but we cannot verify the bathhouse fixtures are ADA compliant.

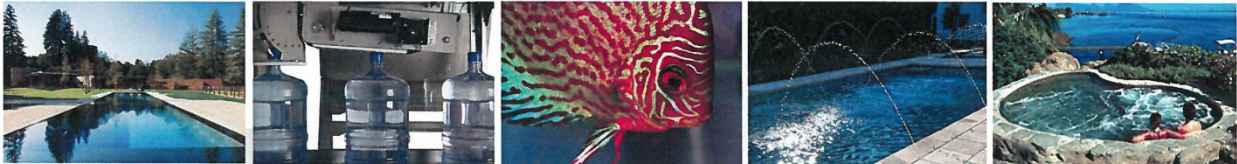
Please feel free to call or email with any questions you may have regarding this report.

Sincerely

A handwritten signature in black ink, consisting of a large, stylized 'D' that loops around and ends with a horizontal line.

David Acklin

ClearWater Tech, LLC  
**APEX SERIES CORONA DISCHARGE OZONE SYSTEMS**



RESIDENTIAL POOLS

BOTTLED WATER

AQUARIUMS

WATER FEATURES

COMMERCIAL SPAS



APEX VI

**BENEFITS:**

- Better Sanitation – Complete disinfection on contact
- Eliminates odors – Powerful, but safe, oxidation
- Saves money – Reduces or eliminates chemical use
- Saves time – Disinfectant produced on-site (no storage, mixing or handling of chemicals)
- Protects the Environment - Ozone reduces wastewater pollutants

**APEX Series  
 Corona Discharge Ozone Systems**

We took our most popular ozone generators and combined them with all the ancillary components that make up the perfect system. The Apex series from ClearWater Tech is designed to make ordering the properly sized and designed package as simple as possible.

Ozone is the most powerful oxidizer commercially available, up to 1.5 times stronger and many times faster acting than chlorine, and is unmatched as a disinfectant. Unlike traditional sanitizers, ozone is produced on-site with equipment that can easily be sized to meet any requirement. Ozone-enriched-water (OEW) not only sanitizes surfaces on contact but is completely safe. Ozone also leaves no harmful residue in water to harm the environment.

The Apex Series of ozone systems from ClearWater Tech are perfect for many applications including residential swimming pools, commercial spas, and smaller commercial pools.

**DESIGN FEATURES**

- Compact, wall-mounted
- Automatic control
- Air cooled
- Backflow prevention
- Check valve assembly
- LED display
- 2" injector manifold
- Air preparation

**APPLICATIONS**

- Residential swimming pools
- Commercial spas
- Residential well water
- Bottled water
- Waste water
- Commercial laundry
- Water features
- Aquaculture
- Problem Water





**APEX SPECIFICATIONS**

SYSTEM COMPONENTS	ELECTRICAL	OZONE OUTPUT
<b>APEX I</b> <ul style="list-style-type: none"> <li>• UV2800 – ozone generator</li> <li>• Injector manifold</li> <li>• Check-valve assembly</li> </ul>	120V 60HZ, 1.6 amps 220V 50HZ, 0.94 amps 240V 60HZ, 0.80 amps	1.0 gram per hour @ 60 SCFH 0.1% concentration by weight
<b>APEX II</b> <ul style="list-style-type: none"> <li>• CD10/AD – ozone generator</li> <li>• Built-in air dryer</li> <li>• Gauge assembly w/vacuum switch</li> <li>• Vacuum break</li> <li>• Injector manifold</li> <li>• Check-valve assembly</li> </ul>	Universal 90-250V, 47-63HZ, 2.2-0.8 amps	1.3 gram per hour @ 4 SCFH 1.0% concentration by weight
<b>APEX III</b> <ul style="list-style-type: none"> <li>• CD12/AD – ozone generator</li> <li>• Built-in air dryer</li> <li>• Gauge assembly w/vacuum switch</li> <li>• Vacuum break</li> <li>• Injector manifold</li> <li>• Check-valve assembly</li> </ul>	Universal 90-250V, 47-63HZ, 2.6-1.0 amps	2.6 gram per hour @ 8 SCFH 1.0% concentration by weight
<b>APEX IV</b> <ul style="list-style-type: none"> <li>• CD10 – ozone generator</li> <li>• AEROUS – oxygen concentrator</li> <li>• Electrical Interface Box</li> <li>• Gauge Assembly w/Vacuum Switch</li> <li>• Vacuum break</li> <li>• Injector manifold</li> <li>• Check valve assembly</li> </ul>	120V 60HZ, 3.83 amps 220/240V 50/60HZ, 2.1 amps	4.0 gram per hour @ 4 SCFH 3.0% concentration by weight
<b>APEX V</b> <ul style="list-style-type: none"> <li>• P-2000 – ozone generator</li> <li>• AD40 - air dryer</li> <li>• Gauge Assembly w/ Vacuum Switch</li> <li>• Vacuum break</li> <li>• Injector Manifold</li> <li>• Check-valve assembly</li> </ul>	120V 60HZ, 3.8 amps 220/240V 50/60HZ, 2.6 amps	5.6 gram per hour @ 7 SCFH 1.0% concentration by weight
<b>APEX VI</b> <ul style="list-style-type: none"> <li>• CD12– ozone generator</li> <li>• AEROUS – oxygen concentrator</li> <li>• Electrical Interface Box</li> <li>• Gauge Assembly w/ Vacuum Switch</li> <li>• Vacuum break</li> <li>• Injector Manifold</li> <li>• Check-valve assembly</li> </ul>	120V 60HZ, 4.25 amps 220/240V 50/60HZ, 2.28 amps	8.0 gram per hour @ 8 SCFH 3.0% concentration by weight
<b>APEX VII</b> <ul style="list-style-type: none"> <li>• CD15nx – ozone generator</li> <li>• AEROUS – oxygen concentrator</li> <li>• Vacuum break</li> <li>• Injector Manifold</li> <li>• Check-valve assembly</li> </ul>	120V 60HZ, 4.2 amps 220/240V 50/60HZ, 2.25 amps	15.0 gram per hour @ 7.5 SCFH 5.0% concentration by weight
<b>APEX VIII</b> <ul style="list-style-type: none"> <li>• CD30nx – ozone generator</li> <li>• AEROUS – oxygen concentrator</li> <li>• Vacuum break</li> <li>• Injector Manifold</li> <li>• Check-valve assembly</li> </ul>	120V 60HZ, 5.1 amps 220/240V 50/60HZ, 3.3 amps	30.0 gram per hour @ 15 SCFH 5.0% concentration by weight

**NOTES:**

- Other peripheral equipment may be required with the APEX Series systems such as a, contact vessel, off-gas vent, off-gas destruct systems.
- The APEX Series packages are available with 684 (7-14 gpm), 978 (15-40 gpm), and 1583 (30-80 gpm) injector manifolds. Specify injector required when ordering.



**APEX I**



**APEX II**



**APEX III**



**APEX VIII**

NOT SHOWN: APEX IV, APEX V, APEX VI, APEX VII



**ClearWater Tech, LLC**  
 Ozone Systems for Water & Air Purification  
 850-E Capitolio Way, San Luis Obispo, CA 93401 • sales@cwtozone.com • www.cwtozone.com • REV020312