

# City of Sacramento

## Legislation Text

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**File #:** 2020-00074, **Version:** 1

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**Title:**

**Agreement: Grant High School Quadrangle Improvements**

File ID: 2020-00074

**Location:** Grand Avenue, District 2

**Recommendation:**

Adopt a Resolution: 1) authorizing the City Manager of the City Manager's designee to execute the Funding Agreement with Twin Rivers Unified School District for construction of a public gathering space and quadrangle at Grant High School; 2) establishing the Grant High School Quadrangle Multi-Year Operating Project (I02187000); and 3) authorizing the City Manager or the City Manager's designee to transfer \$200,000 from the available fund balance in the 2006 Del Paso Heights CIP tax increment bonds Fund (Fund 3808) to the Grant High School Quadrangle Multi-Year Operating Project (I02180700).

**Contact:** Leslie Fritzsche, Economic Investment Manager, (916) 808-5450, Office of Innovation and Economic Development

**Presenter:** None

**Attachments:**

- 1-Description/Analysis
- 2-Grant High School Quadrangle Design
- 3-Resolution
- 4-Exhibit A to Resolution - Funding Agreement

**Description/Analysis**

**Issue Detail:** Twin Rivers is the 27<sup>th</sup> largest public-school system in California providing pre-K-12 and adult education in 52 school sites. Twin Rivers serves an 82 square mile area covering the communities of Arden Fair, Del Paso Heights, Dos Rios, Elverta, Foothill Farms, Gardenland, North Sacramento, Robla, Rio Linda, and Woodlake.

One of the largest schools in the Twin Rivers system is located in Del Paso Heights, Grant Union High School. This school is more than just an educational institution for it is the source of community pride through its school activities, particularly its marching band and its football team. The school has grown and added a number of academic buildings and through that growth has not had a central quad on its campus.

For several years, the students of Grant Union High School's GEO Academy have been working to design and implement an environmentally sustainable quad on their campus. The students have wanted to transform a parking lot in the middle of school into an outdoor gathering space for students and community members. The primary focus of this project will be the creation of a Pacer Quad ("**Quad**") for students and community members to gather for events. The space will be sustainably designed to retain and manage storm water and include permeable pavers, a bio retention swale and basins and a rain garden.

The design and construction of the Quad project is estimated to cost \$1,235,000, and Twin Rivers was awarded a \$907,142 California State Water Board Drought Response Outreach Program for Schools ("DROPS") grant to implement the Quad project. This funding along with funding from Twin Rivers is not enough to pay for the total Quad project. Twin Rivers has asked the City to contribute \$200,000 for the Quad project. Given that the Quad will substantially benefit the residents of the City, the City is willing to provide the requested funding for the Quad project.

The project design is underway and the entire project is estimated to be completed by the end of March 2020.

**Policy Considerations:** The Initiative is consistent with the 2035 General Plan's goal of exploring opportunities for joint use development that integrates uses for recreation, cultural, and non-school related activities at existing educational facilities

**Economic Impacts:** There are no direct economic impacts related to this project.

**Environmental Considerations:** The Twin Rivers Unified School District, as the lead agency, determined that the Project is categorically exempt from the California Environmental Quality Act (CEQA) under Section 15304 of the CEQA Guidelines (Cal. Code Regs., tit. 14, §15000 et seq.) because it involves minor alteration to the condition of land. The Twin Rivers Unified School District filed a notice of exemption (State Clearinghouse #2017078448) on July 26, 2017. The State Water Resources Control Board concurred with this determination on October 6, 2017. This item requires no environmental review the by the City.

**Sustainability:** This Initiative is consistent with the City's Sustainability goals as the project will be built to included sustainable elements including systems to retain and manage storm water and include permeable pavers, a bio retention swale and basins and a rain garden.

**Commission/Committee Action:** Not applicable.

**Rationale for Recommendation:** The site selected for this project is a campus focal point, while also an epicenter for community events in the Del Paso Heights neighborhood. It is adjacent to the football stadium, band room, and swimming pool, which all attract many community residents. The Quad will be available for use by community members during band, sporting, and performance art activities and special events hosted by the City and non-profit agencies. Since many community events are held at Grant High School, the new Quad would be well used by the community. The goal is to engage not only the student population, but also the families of students and the community at-large in an outdoor space that demonstrates sustainable design features.

**Financial Considerations:** The Program will be funded with 2006 Del Paso Heights CIP tax increment bonds (Fund 3808). Sufficient funding exists in Fund 3808 to support the recommended transfer of \$200,000 and to establish the Grant High School Quadrangle Multi-Year Operating Project (I02187000) to expense the funds.

**Local Business Enterprise (LBE):** Not Applicable.