



# REPORT TO COUNCIL

## City of Sacramento

915 I Street, Sacramento, CA 95814-2604  
www. CityofSacramento.org

CONSENT  
April 26, 2007

Honorable Mayor and  
Members of the City Council

**Title:** Master Plan for Westlake Community Park Phase II, CIP LS78

**Location/Council District:** 4700 Westlake Parkway / Council District 1

**Recommendation:** Adopt a **Resolution:** 1) approving the Westlake Community Park Phase II Master Plan.

**Contact:** J.P. Tindell, Interim Planning and Development Manager, 808-1955

**Presenters:** Not applicable

**Department:** Parks and Recreation

**Division:** Park Planning, Design & Development

**Organization No:** 4727

### Description/Analysis

**Issue:** Long-term designs of public facilities are reviewed and approved by City Council. A summary of the 10.6-acre Westlake Community Park project history is included as Attachment 1 (page 4) and a location map as Attachment 2 (page 5).

**Policy Considerations:** Providing parks and recreation facilities is consistent with the City's strategic plan to enhance livability in Sacramento's neighborhoods by expanding park, recreation, and trail facilities throughout the City.

**Committee/Commission Action:** The Westlake Community Park Phase II Master Plan (Attachment 3, page 6) was reviewed and supported by the Parks and Recreation Commission (PRC) on January 4, 2007.

**Environmental Considerations:** On February 25, 2003, the City Council approved the Initial Study, the Mitigated Negative Declaration and adopted the Mitigation Monitoring Plan for the development of the Westlake Community Park (CIP LS78). The current request is approving Phase II of the project. Westlake Community Park project components were evaluated within the Mitigated Negative Declaration. Therefore, the proposed Master Plan will not result in impacts over and above what was previously evaluated.

Section 15162 of the California Environmental Quality Act (CEQA) Guidelines provides that an additional Negative Declaration need not be prepared unless subsequent changes are proposed in the project, substantial changes occur with respect to the project circumstances, or new information of substantial importance to the project becomes known or available. As none of the conditions listed above relating to Section 15162 exist, additional environmental review is not required.

**Rationale for Recommendation:** The design of master plans is part of the Park Planning process as referenced in the approved *Parks and Recreation Master Plan Update 2005-2010*.

**Financial Considerations:** There are no financial considerations for approval of a park master plan. Staff will return to Council to approve a construction contract.

The Neighborhood Park Maintenance Community Facilities District (CFD) was established to reduce reliance on the general fund for neighborhood park maintenance and to preserve the level of maintenance in the parks system. The CFD pays for a portion of the maintenance costs for neighborhood parks. The amount of funding in the CFD depends upon the year the homes in that neighborhood were built and annexed to the CFD; maintenance of parks built before 2002 and all community parks, regional parks, open space, trails and buffer areas are not covered by the CFD.

Development of parks creates an ongoing cost for park maintenance and utilities based on the size of the park. The annual maintenance cost for this 2-acre addition to the existing park is approximately \$10,200 per acre or \$20,400. There has been no augmentation to the Department of Parks and Recreation's operating budget for maintenance or water and utility costs.

**Emerging Small Business Development (ESBD):** No goods or services are being purchased as a result of this report.

Respectfully Submitted by:



CASSANDRA H. B. JENNINGS  
Assistant City Manager

Recommendation Approved:

*for*   
RAY KERRIDGE  
City Manager

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**Attachment 1**

**Background Information**

Westlake Community Park is located off Del Paso Road, west of I-5 at Westlake Parkway & Broadgate Drive. The Westlake Community Park Phase II Master Plan conforms with the Westlake Community Park Master Plan approved by Council on February 25, 2003. It also remains consistent with Resolution #2005-830 to fund and develop Westlake Community Park Phase II. The major area of new development will be on the western border of the existing park. The list of new amenities was developed through items listed on the existing approved master plan and a community meeting held in the Westlake community on October 2, 2006. The new amenities will include two lighted tennis courts, entry area walkways, basic landscaping, a restroom, a shade canopy over the existing group picnic area, a half-court basketball play area, and an adventure play area.

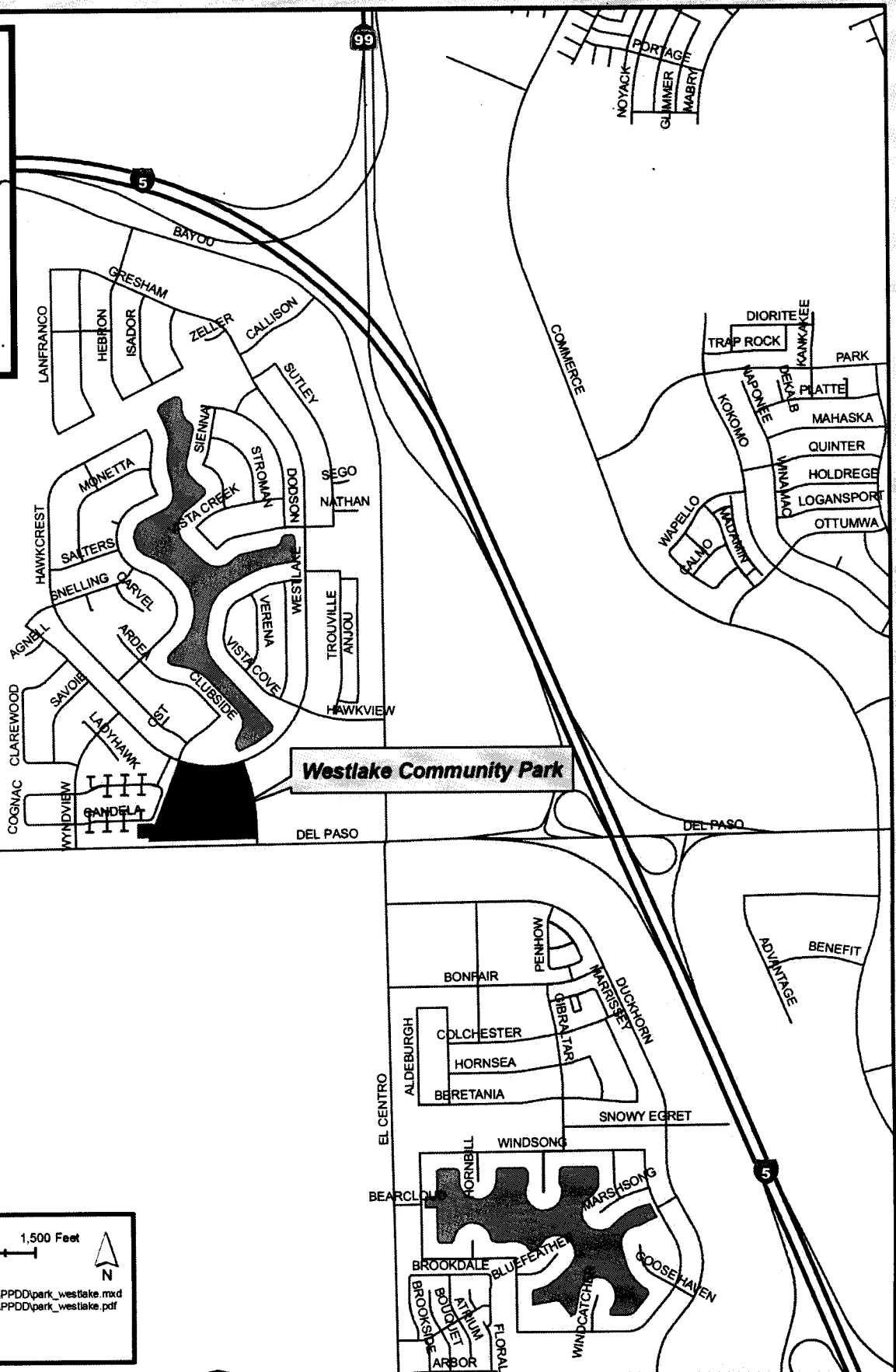
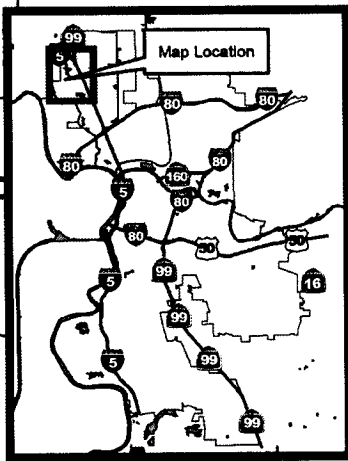
The Parks and Recreation Commission's Park Planning, Design and Development Committee reviewed and supported the Westlake Community Park Phase II Master Plan as presented on November 20, 2006. The Committee made two requests which will be addressed in the construction documents: 1) add turf to proposed planter area adjacent to ball field; and, 2) add a walkway (DG path) connection from north end of the parking area into the park.



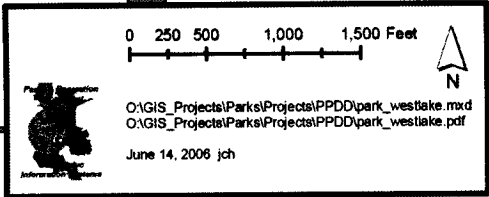
# City of Sacramento

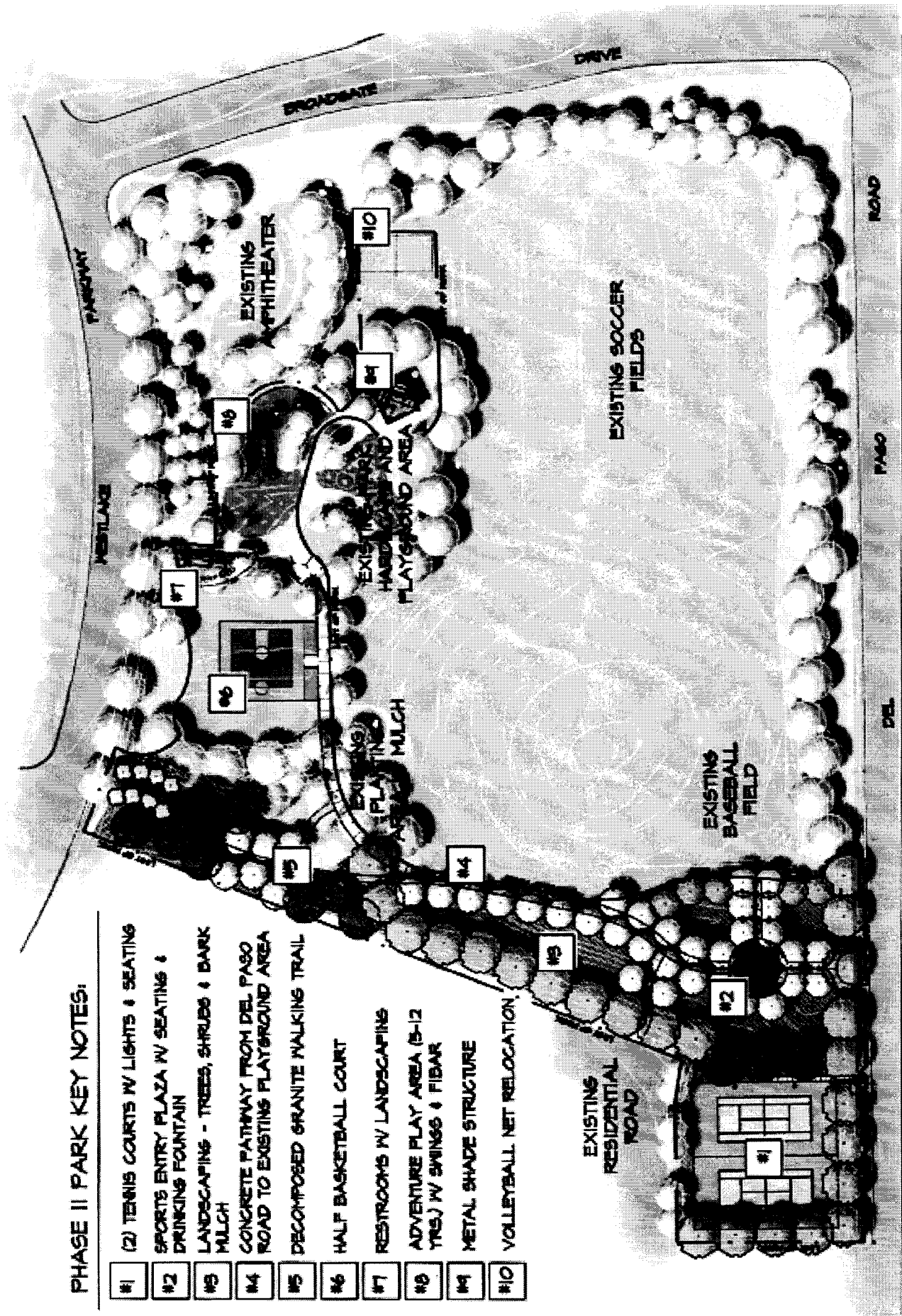
## Department of Parks and Recreation

### Westlake Community Park



**City Limits**





**PHASE II PARK KEY NOTES:**

- #1 EXISTING RESIDENTIAL ROAD
- #2 TENNIS COURTS W/ LIGHTS & SEATING
- #3 SPORTS ENTRY PLAZA W/ SEATING & DRINKING FOUNTAIN
- #4 LANDSCAPING - TREES, SHRUBS & BARK MULCH
- #5 CONCRETE PATHWAY FROM DEL PASO ROAD TO EXISTING PLAYGROUND AREA
- #6 DECOMPOSED GRANITE WALKING TRAIL
- #7 HALF BASKETBALL COURT
- #8 RESTROOMS W/ LANDSCAPING
- #9 ADVENTURE PLAY AREA (5-12 YRS) W/ SWINGS & FIBAR
- #10 METAL SHADE STRUCTURE
- #11 VOLLEYBALL NET RELOCATION
- #12 EXISTING SOCCER FIELDS
- #13 EXISTING BASEBALL FIELD
- #14 EXISTING PLAY AREA
- #15 EXISTING HANDICAP AND PLAYGROUND AREA
- #16 EXISTING WHITewater THEATER
- #17 EXISTING RESTROOMS
- #18 EXISTING TENNIS COURTS
- #19 EXISTING TENNIS COURTS
- #20 EXISTING TENNIS COURTS



City of Westlake  
 1111 Westlake Blvd  
 Westlake, CA 91391  
 818.391.1000  
 www.cityofwestlake.com



**WESTLAKE PARK - PHASE II  
 MASTER PLAN**

Stantec Consulting Inc.  
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 Westlake, CA 91391  
 818.391.1000  
 www.stantec.com



**RESOLUTION NO. 2007-**

Adopted by the Sacramento City Council

**April 26, 2007**

**APPROVING THE MASTER PLAN FOR PHASE II OF WESTLAKE COMMUNITY PARK**

**BACKGROUND**

- A. Westlake Community Park is a 10-acre community park located at 4700 Westlake Parkway in Council District 1.
- B. The Westlake Community Park Phase II Master Plan was reviewed and supported by the Parks and Recreation Commission (PRC) on November 20, 2006. The PRC requested the following: 1) add turf to the proposed planter area adjacent to the ballfield and 2) add a walkway (DG path) connection from the north end of the parking area into the park.
- C. The Environmental Services Manager has reviewed the project for compliance with the requirements of the California Environmental Quality Act and has determined that no further action is required at this time.
- D. Long-term designs of public facilities are reviewed and approved by City Council.

**BASED ON THE FACTS SET FORTH IN THE BACKGROUND, THE CITY COUNCIL RESOLVES AS FOLLOWS:**

Section 1. The Westlake Community Park Phase II Master Plan is approved.