

MEMORANDUM

TO: Claire Powell, City Manager

FROM: Stacie Anaya, Director of Parks and Recreation

DATE: December 23, 2024

SUBJECT: **Approval of an Agreement Between the City of Lewisville and Halff Associates, Inc., for Landscape Architecture and Engineering Design Services for the Vista Ridge Park and Vista Ridge Amphitheater Project in the amount of \$519,500; and Authorization for the City Manager, or Her Designee, to Execute the Agreement.**

BACKGROUND

The Vista Ridge Sports Complex and the Vista Ridge Amphitheater are both over 30 years old and are no longer used for their original purposes due to the development of new sports complexes and event venues, as well as a lack of compliance with ADA guidelines. The park and amphitheater are often inundated with water after a sustained rain event rendering them unusable and inaccessible in many areas. This not only limits access to the fields for athletic programs during rainy seasons, but this becomes a significant maintenance issue for the park crews.

The City previously hired Halff to develop a concept plan for the redevelopment of both sites that staff presented to City Council in December 2020. The plan was approved, and the project was included in the Parks Proposition of the 2024 Bond Program. With the approval of the bond in May 2024, the department prepared to pursue landscape architecture and engineering design services to initiate this project. It was determined that Halff was the appropriate organization to lead this effort considering their conceptual design of the Vista Ridge Park and Vista Ridge Amphitheater, as well as their ongoing involvement with projects in the Levee District, which allows for streamlining the project by leveraging existing plans, reports and studies to create efficiencies throughout the design process with projects in this area.

ANALYSIS

This project includes a 30% schematic design for Vista Ridge Park (20.55 acres) and 100% design and bid package for Vista Ridge Amphitheater (4.23 acres) along Lake Vista Drive in South Lewisville. The concept plan includes re-grading the sports complex and creating a detention pond to alleviate the flooding of Denton Creek then utilizing the fill to bring the amphitheater to grade creating a blank slate for future development. The schematic design of Vista Ridge Park will include the development of an inclusive playground and sports field, flex-field for open play, boardwalk around the detention pond, walking trails, nature area and an overlook.

In addition to the design, Halff will assist the City with hydraulic analysis, construction administration, environmental requests, and bidding services. Furthermore, the agreement includes services for extensive engagement with stakeholders to ensure all pertinent parties are

well-informed and have buy-in with the development. Upon approval, Halff will require eight (8) months for the design, and estimates five (5) months for construction oversight of the amphitheater with the total cost for all services at \$519,500. The schematic design for the park will be used by the Lewisville Park Alliance for fundraising efforts for the playground included in the project, as well as to determine if construction will need to be achieved in phases. This project is a priority action step in the Healthy Infrastructure Plan. Bond 2024 funds will be used for the project.

CITY STAFF'S RECOMMENDATION

That the City Council approve the agreement and authorize the City Manager, or her designee, to execute the agreement as set forth in the caption above.