

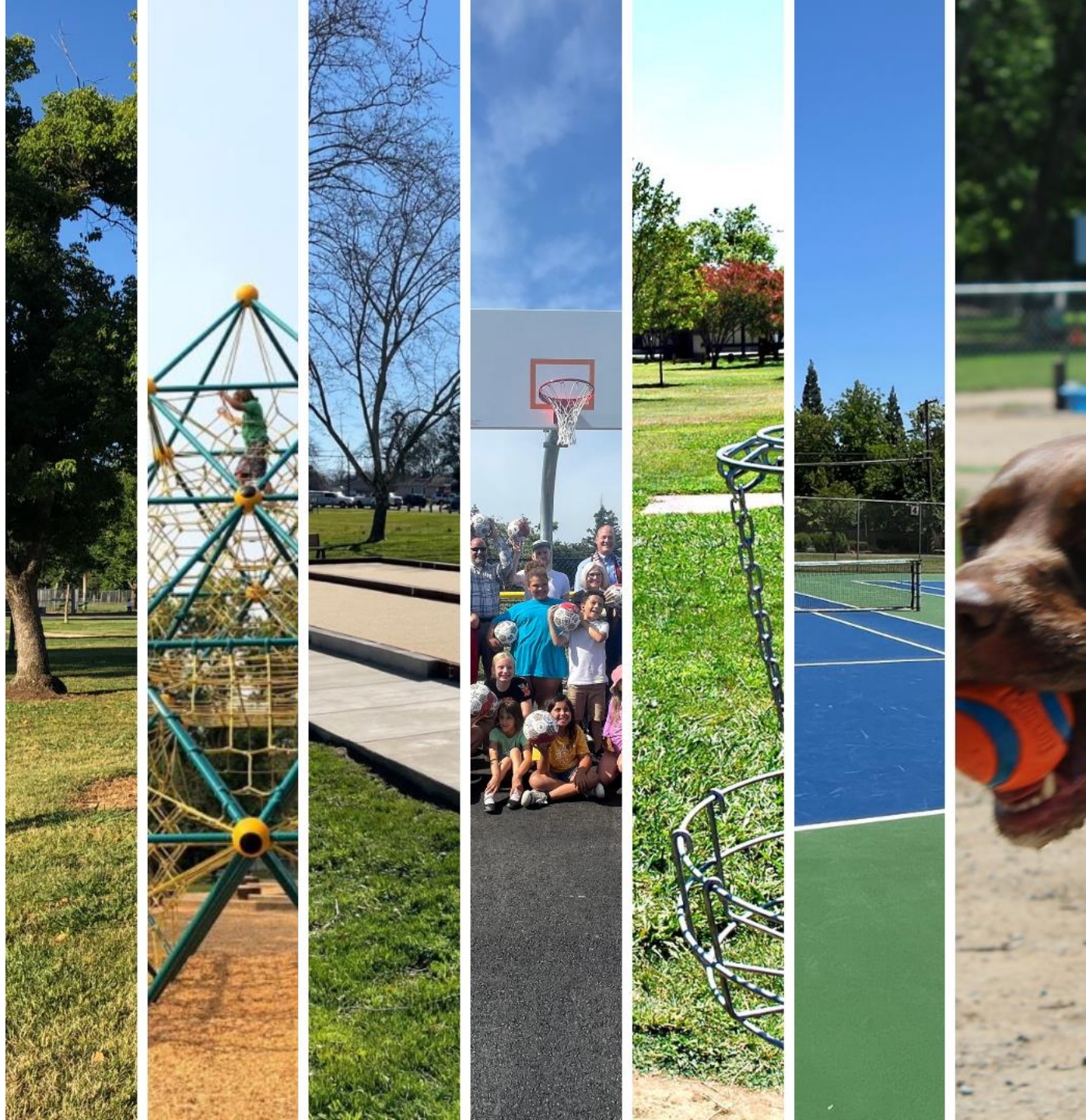


Measure G Advisory Board Meeting

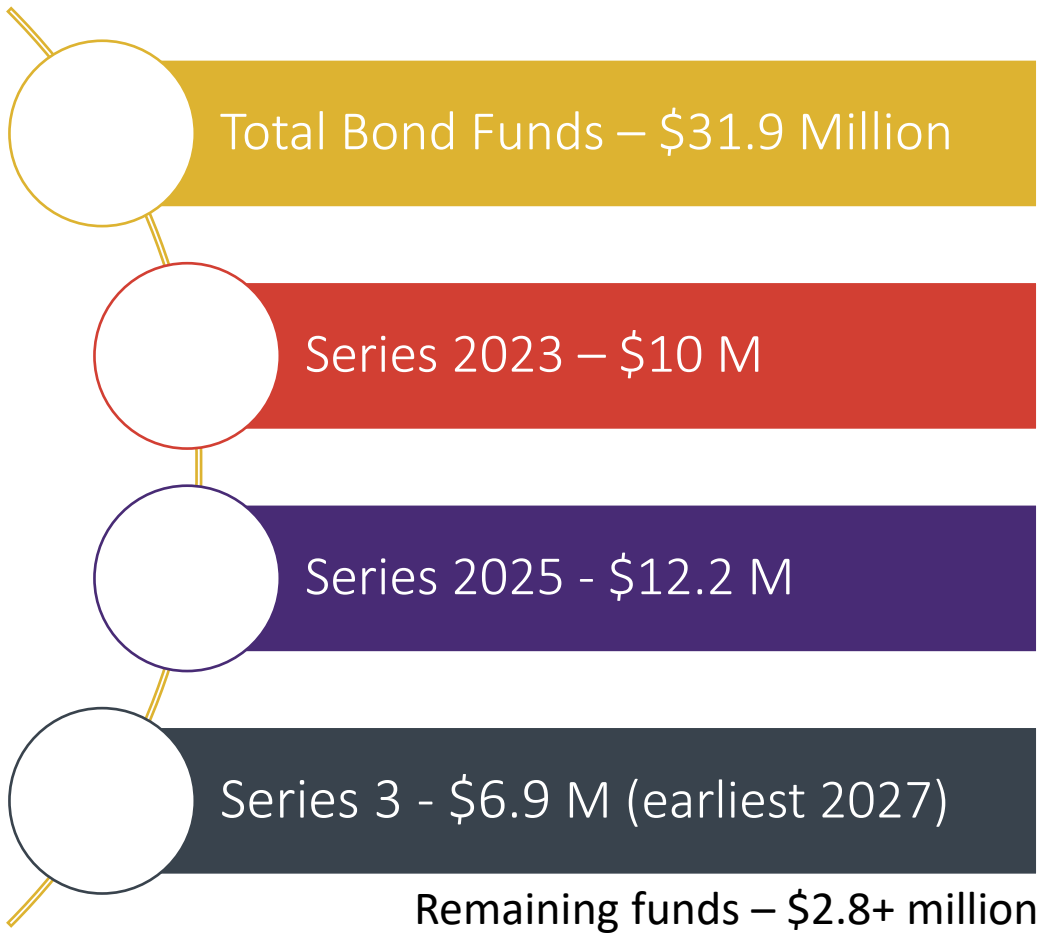
March 20, 2025 – 6:00 P.M.

CUMMING GROUP

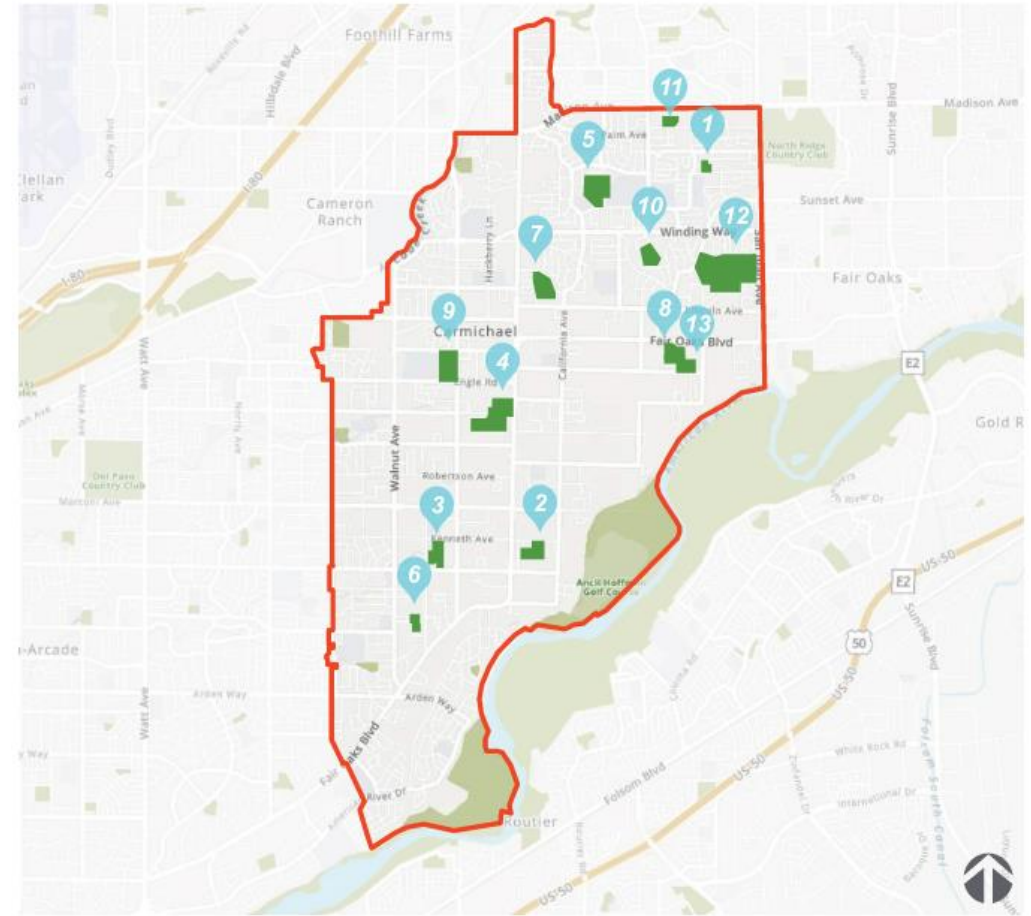
//////////////////// BUILDING VALUE THROUGH EXPERTISE



Measure G Bond Program



PARKS AND FACILITIES MAP

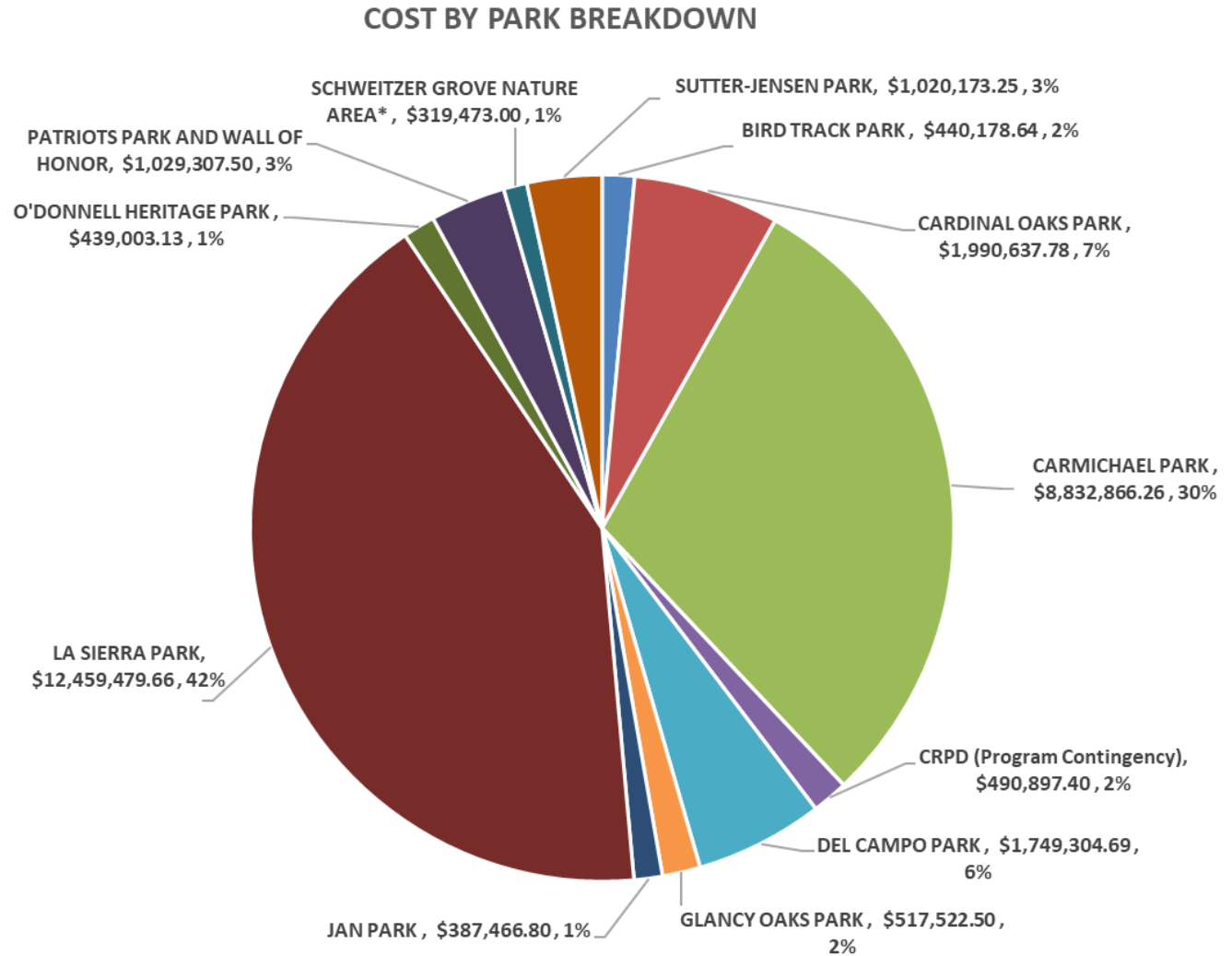
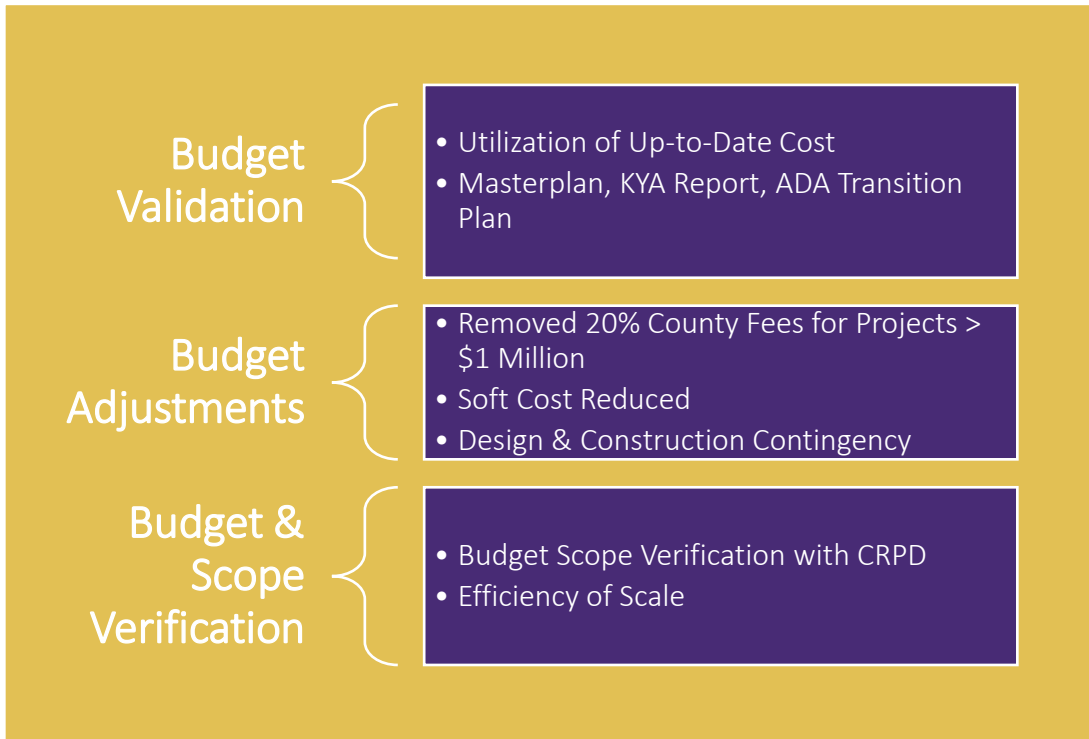


PARKS

- | | | |
|------------------------------|---|------------------------------------|
| 1 Bird Track Park | 6 Glancy Oaks Park | 11 Patriots Park and Wall of Honor |
| 2 Copra Park Site | 7 Jan Park | 12 Schweitzer Grove Nature Area |
| 3 Cardinal Oaks Park | 8 Charles G. Jensen Botanical Garden | 13 Sutter-Jensen Community Park |
| 4 Carmichael Park | 9 La Sierra Community Center | |
| 5 Del Campo Park | 10 O'Donnell Heritage Park Site | |

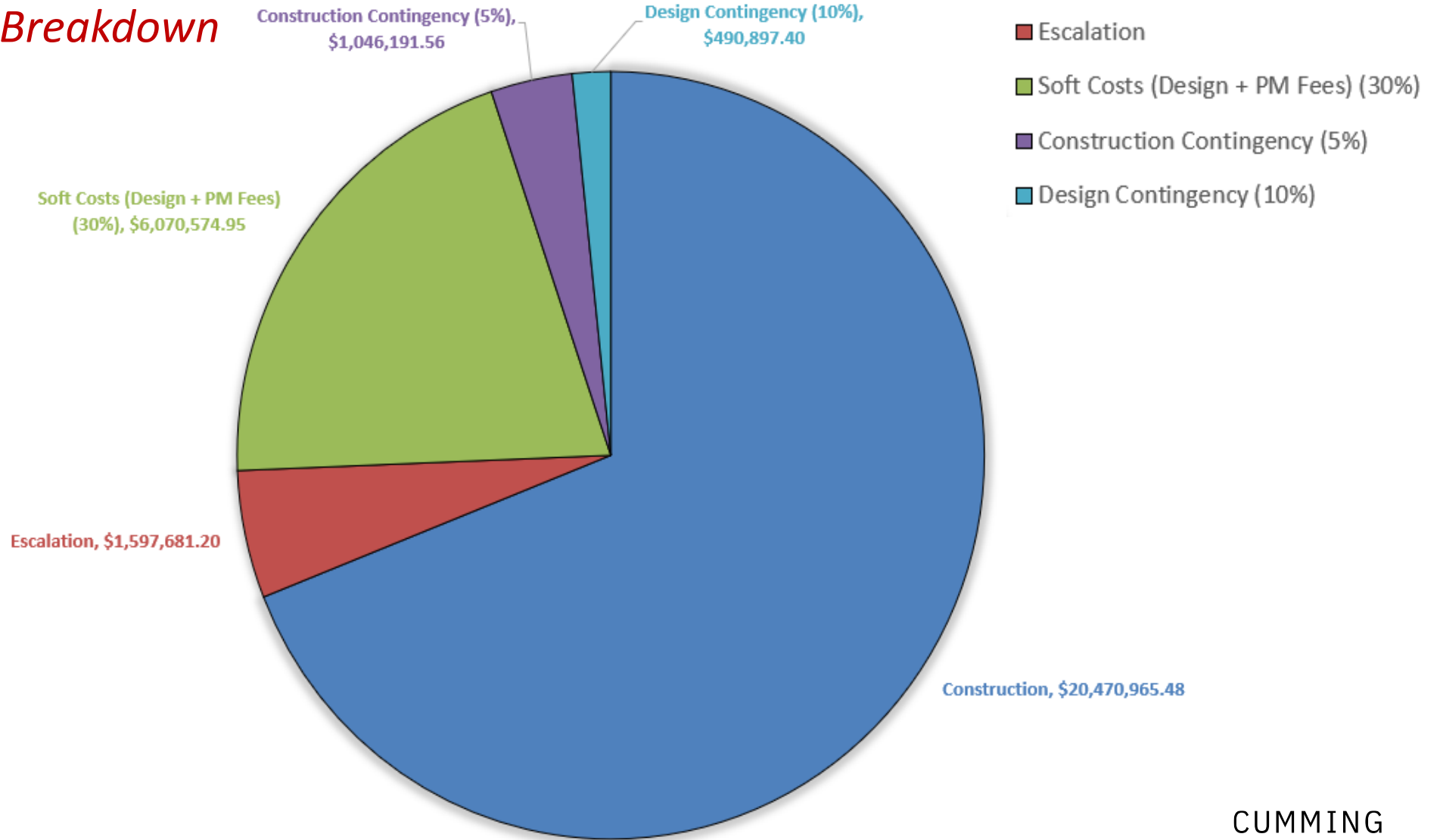
Budget and Scope Review

Our Approach



Budget and Scope Review

Cost Category Breakdown



Original Projected Projects

Series 2025 - \$10,000,000

La Sierra – \$5,492,388

- HVAC Upgrades - Phase V
- Accessible improvements to asphalt & paving of parking lots
- Additional accessibility & safety improvements per CASP report - Phase I

Carmichael - \$1,437,438

- Accessible & safety improvements to paving - Phase III
- Vet's Hall ADA improvements

Bird Track Park - \$434,950

- Additional playground equipment
- Accessible & safety improvements to existing walkways
- Site furnishings and accessible park accessories

O'Donnell Heritage – \$433,788

- Demolition and grading
- Addition of an accessible concrete walkway around park
- Site furnishings and accessible park accessories

Jan Park - \$574,844

- Demolition & grading of existing play area
- New playground + rubberized surface
- Accessible & safety improvements per CASP report

Del Campo - \$190,184

- Soccer Field turf repair

Sutter Jensen - \$1,014,512

- DG Community Center Garden pathways and accessible & safety improvements for asphalt parking lot
- Demo and grading
- Additional accessible & safety improvements per CASP report

Series III - \$10,000,000

La Sierra - \$1,783,200

- HVAC upgrades - Phase V
- Accessible & safety improvements per CASP report - Phase II
- HVAC unit upgrades (TBD)

Carmichael – \$5,431,945

- Vet's Hall ADA improvements
- Demolition & grading
- Accessible & safety improvements to parking lots, drive aisles, walkways - Phase IV

Del Campo - \$1,094,242

- Soccer Field turf repair
- Creek Bridge
- Demolition and grading
- Accessible & safety improvements for asphalt for 2 parking lots
- New Restroom serving the soccer field
- Additional accessible & safety improvements per CASP report

Patriots - \$1,017,081

- Demo & grading
- New playground + rubberized surface
- Accessible & safety improvements to walkways
- Pedestrian security lighting
- Site furnishings and accessible park accessories

Project Cost Savings and Efficiencies for Series 2025

The original Master Plan broke up projects into construction costs under \$1,000,000 due to the County's Project Management oversight and fee requirements.

The requirement for the County's General Services to manage public projects of \$1,000,000 and more was eliminated when the Cumming Group was contracted to manage the projects.

Projects could now be combined to help with efficiencies of scale and reduce costs for design.

The new plan helps to stack the project scopes to help save money in design and permitting.

Projected Remaining Projects Stacked for Economy of Scale

Series 2025 - \$12,179,579.01

La Sierra – \$4,884,391.92

- Accessible improvements to asphalt & paving of parking lots
- Additional accessible & safety improvements per CASP report - Phase I

Carmichael - \$6,156,356.65

- Accessible & safety improvements to paving - Phase III
- Demolition & grading
- Accessible & safety improvements to parking lots, drive aisles, walkways - Phase IV

Jan Park - \$503,455.18

- Additional playground equipment
- Accessible & safety improvements to existing walkways
- Site furnishings and accessible park accessories

O'Donnell Heritage – \$425,840.69

- Demolition and grading
- Addition of an accessible concrete walkway around park
- Site furnishings and accessible park accessories

Series III - \$6,868,659.31 (2.8 M will be available after this issuance)

La Sierra - \$2,336,174.91

- HVAC upgrades - Phase V
- Accessible & safety improvements per CASP report - Phase II
- HVAC unit upgrades (TBD)

Carmichael – \$544,875.19

- Vet's Hall ADA improvements

Bird Track - \$444,214.48

- Demolition & grading of existing play area
- New playground + rubberized surface
- Accessible & safety improvements per CASP report

Del Campo - \$1,447,313.98

- Soccer Field turf repair
- Creek Bridge
- Demolition and grading
- Accessible & safety improvements for asphalt for 2 parking lots
- New Restroom serving the soccer field
- Additional accessible & safety improvements per CASP report

Sutter Jensen - \$1,009,416.35

- DG Community Center Garden pathways and accessible & safety improvements for asphalt parking lot
- Demo and grading
- Additional accessible & safety improvements per CASP report

Patriots - \$994,377.82

- Demo & grading
- New playground + rubberized surface
- Accessible & safety improvements to walkways
- Pedestrian security lighting
- Site furnishings and accessible park accessories

La Sierra Community Center

Series 2023

- Natural Turf Field
- Canopy Areas Roofing
- HVAC Phase I, II, III, IV

Series 2025

- Accessible & safety improvements to asphalt & paving of parking lots
- Additional accessible & safety improvements per CASP report - Phase I

Series 3

- HVAC Units - Phase V
- ADA Improvements (2016 Report, Phase 2)
- HVAC Units (TBD)

LA SIERRA COMMUNITY CENTER PROPOSED SITE PLAN



Accessible improvements;
Parking lot & walkways

Accessible & safety
improvements per CASP
report - Phase I

Accessible improvements;
Parking lot & walkways
Parking Lot lighting

Carmichael Park

Series 2023

- Vet's Hall's Playground Replacement w/Concrete Repair
- TT Playground Rubberized Surface
- Asphalt Paving Phase I & II
- New Restroom by Tennis Courts

Series 2025

- Accessible improvements to paving - Phase III
- Demolition & grading
- Accessible & safety improvements to parking lots, drive aisles, walkways - Phase IV

Series 3

- Vet's Hall ADA Improvements
- Water Building/Records Storage Re-Roofing
- District Office – East Side Bldg. Roof
- Clubhouse HVAC

CARMICHAEL PARK PROPOSED SITE PLAN

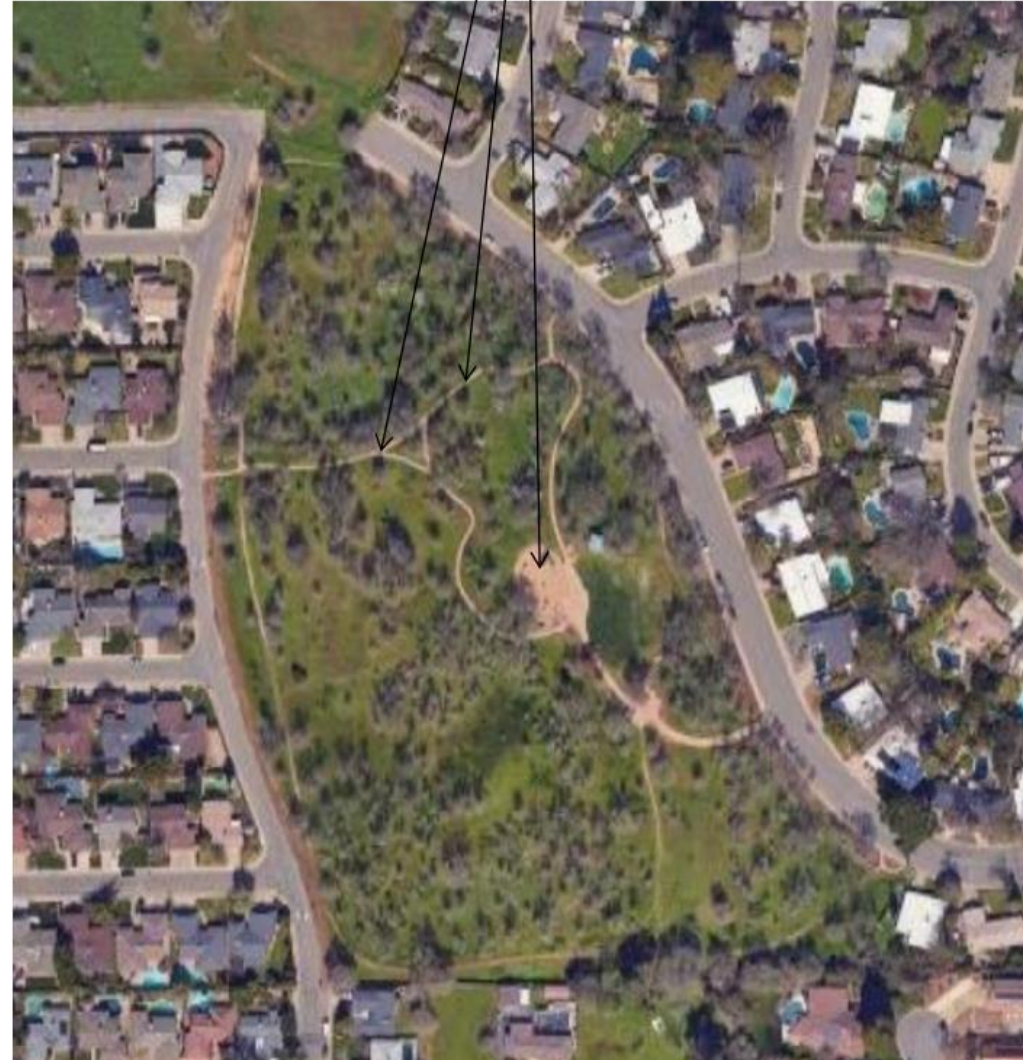


Jan Park

Series 2025

- Additional playground equipment
- Accessible & safety improvements to existing walkways
- Site furnishings and accessible park accessories

JAN PARK PROPOSED SITE PLAN



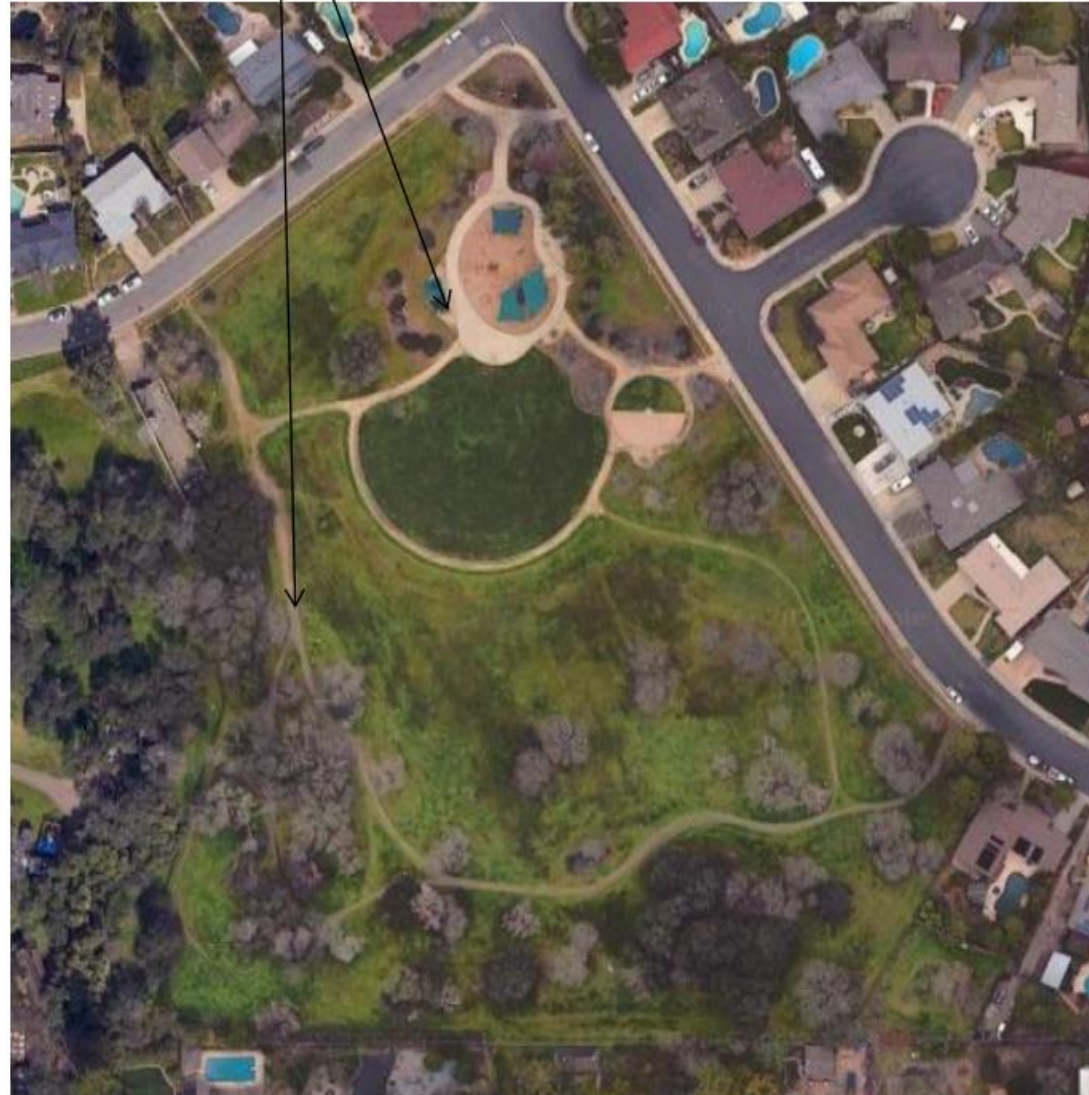
- Accessible & safety improvements to existing walkways
- Site furnishings & accessible park accessories
- Additional Playground Equipment

O'Donnell Heritage Park

Series 2025

- Demolition and grading
- Addition of an accessible concrete walkway around park
- Site furnishings and accessible park accessories

O'DONNELL HERITAGE SITE PROPOSED SITE PLAN



Master Schedule Review

Our Approach

Planning

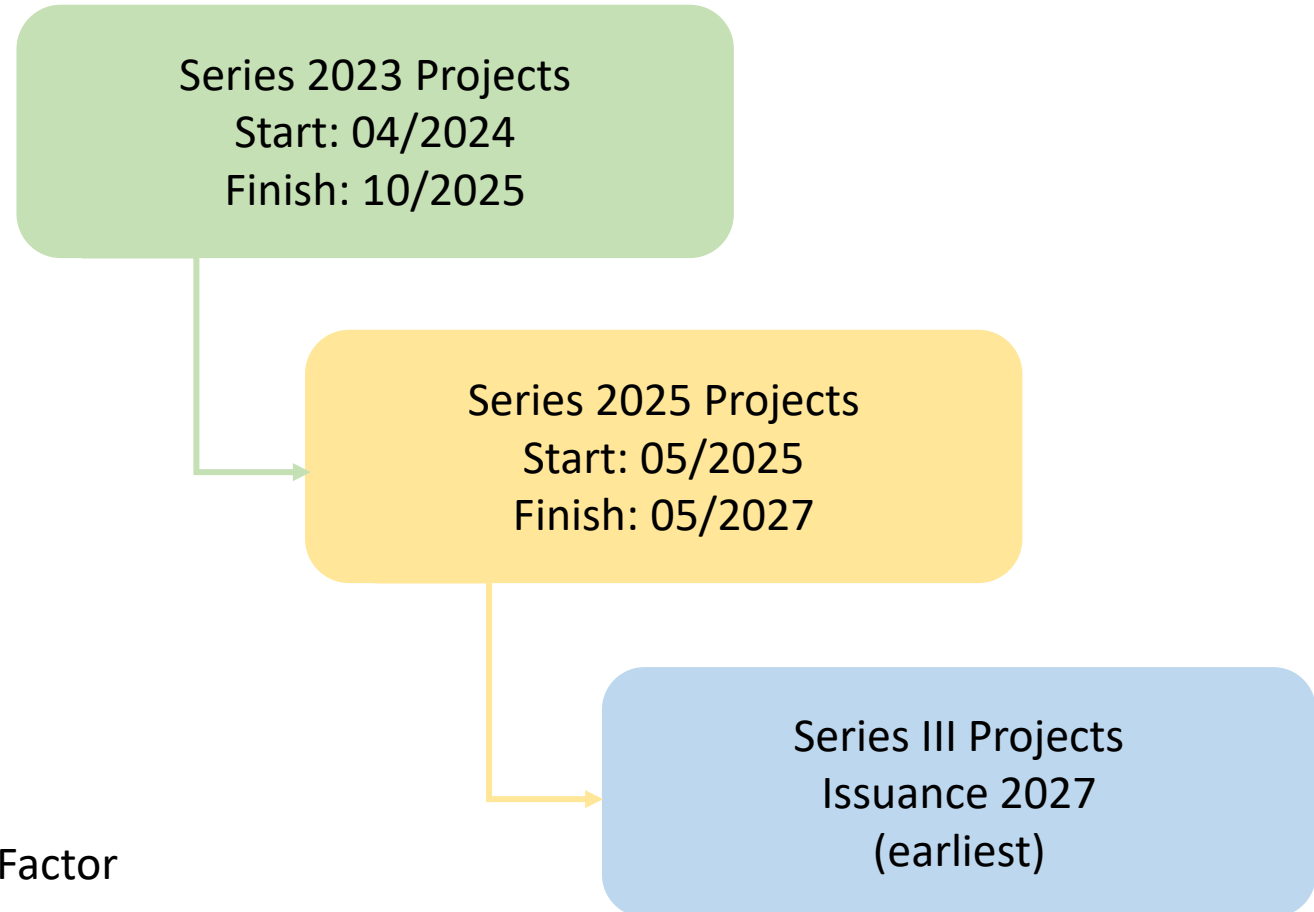
- Create Consultant Pools
- Designers
- Site Survey Services
- Geotechnical Engineers
- Hazmat Abatement

Design

- Economy of Scale
- Project Grouping
- Grouping Scope of Work per Park Site

Construction

- \$1 Million Construction Project Not a Factor
- Bid Strategy
- Shorten Overall Program Schedule





Next Steps

Next Three Months (In Progress)

1. Permitting
2. Procurement discussions – Sourcewell & CMAS
3. Bidding outreach
4. Prepare for Construction
5. Site survey proposals for Series 2025
6. Discussions of designer outreach for Series 2025



Q&A

The background features a solid yellow color with white, wavy, contour-like lines that flow from the top right towards the center, creating a sense of movement and depth.

CUMMING GROUP

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BUILDING VALUE THROUGH EXPERTISE