ITEM NO. 12

STAFF REPORT

CITY OF OCEANSIDE

DATE: June 17, 2009

TO: Honorable Mayor and City Councilmembers

FROM: City Manager's Office

SUBJECT: **AUTHORIZATION TO ENTER INTO NEGOTIATIONS TO CREATE A MEMORANDUM OF UNDERSTANDING BETWEEN THE OCEANSIDE UNIFIED SCHOOL DISTRICT, BOYS AND GIRLS CLUB OF OCEANSIDE, AND THE CITY OF OCEANSIDE FOR THE SIGNIFICANT UPGRADE TO AND SHARED USE OF JEFFERSON MIDDLE SCHOOL**

SYNOPSIS

Staff recommends that the City Council authorize staff to enter into negotiations to create a memorandum of understanding (MOU) between the Oceanside Unified School District (OUSD), Boys and Girls Club of Oceanside (BGCO) and the City of Oceanside (City) for significant upgrades to and shared use of Jefferson Middle School. If programmatically and financially feasible, the City could re-prioritize projects and shift monies to a shared-use gymnasium at Jefferson Middle School from other projects such as a new gym at Joe Balderrama Recreation Center. No obligations are being made at this time; staff is simply asking for permission to negotiate an MOU.

BACKGROUND

Larry Perondi, OUSD Superintendent, provided a presentation to the City Council at their February 11, 2009, meeting, identifying the potential for a shared-use facility, with a gymnasium, to be located at Jefferson Middle School. In April the BGCO requested a meeting with the Mayor and City Manager staff to discuss the potential of working collaboratively with them and OUSD to significantly enhance the physical plant at Jefferson Middle School. Essentially, the BGCO has taken the lead to approach both the City and OUSD with the idea to develop a shared facility, including a gymnasium and fields, where all three entities can provide programs and services not only to the students of Jefferson but to all Oceanside residents. The BGCO desires a new facility, OUSD wants to create a new entrance to Jefferson and the City is interested in providing the community with another available, regulation-sized gym and an additional lighted soccer field. OUSD and the BGCO invited City staff to an initial discussion in late May to determine if there was significant interest from all parties to pursue the idea in depth. Prior to proceeding with these meetings, staff is seeking authorization from the Council to continue these discussions.

Additionally, the City completed an assessment of Joe Balderrama Recreation Center (JBRC), an aging facility located in the Eastside, within close proximity to Jefferson Middle School. Schmidt Design Group was hired to work with the community and staff to design a facility that would meet the needs of the neighborhood and the community as a whole. The preferred design calls for complete renovation of the JBRC to include a regulation-size gymnasium. Funding has not been identified for this project, and it is currently not part of the City's CIP plans. Should it prove to be financially feasible, Council may decide to shift their funding priority from the gym at JBRC to a gym at the shared-use facility at Jefferson.

ANALYSIS

OUSD, the BGCO and the City have prepared statements of need, i.e., goals that would need to be reached in order for such a shared-use agreement to be realized:

City Goals:

- Access to a full, regulation-size gymnasium for basketball, with the ability to schedule and utilize the facility Monday–Friday from 6 p.m. to 10 p.m. and Saturdays from 9 a.m. to 6 p.m. (Note: The current BGCO proposal identifies a gym that is 84 feet by 50 feet, which is too small–and even smaller than the City's current gym at MLK).
- One regulation-sized, fully lighted soccer field with the ability to schedule and program the field Monday–Friday from 4:30 to 10:00 p.m. and Saturday from 8 a.m. to 10 p.m.
- Determine whether it is recommended to shift the City's funding priorities from a current project such as the gym at JBRC to a gym at the shared-use facility.

OUSD Goals:

- Create a new entrance to Jefferson Middle School
- Update the Jefferson facility
- Provide for a new, large meeting facility

BGCO Goals:

- Build a modern facility (BGCO has partial funding)
- Locate programs at school sites for maximum efficiency

Staff is seeking authorization from the City Council to enter into discussions with OUSD and BGCO with the goal of creating an MOU which could culminate in the development of a shared-use agreement and facility. No obligations are being made at this time. Staff is simply asking permission to negotiate.

FISCAL IMPACT

There is no cost beyond that of staff time to develop the MOU.

INSURANCE REQUIREMENTS

Does not apply at this time.

COMMISSION OR COMMITTEE REPORT

The completed MOU would be taken to the Parks and Recreation Commission as an information-only item when appropriate.

CITY ATTORNEY'S ANALYSIS

Does not apply at this time; however, should an MOU be developed, the City Attorney's office will be involved in the review of that document.

RECOMMENDATION

Staff recommends that the City Council authorize staff to enter into negotiations to create a memorandum of understanding (MOU) between the Oceanside Unified School District (OUSD), Boys and Girls Club of Oceanside (BGCO) and the City of Oceanside (City) for significant upgrades to and shared use of Jefferson Middle School. If programmatically and financially feasible, the City could re-prioritize projects and shift monies to a shared-use gymnasium at Jefferson Middle School from other projects such as a new gym at Joe Balderrama Recreation Center. No obligations are being made at this time; staff is simply asking for permission to negotiate an MOU.

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