

Legislation Text

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CC MEETING: May 3, 2016

DATE: April 27, 2016

TO: Leonard Martin, City Manager

FROM: Erin Rinehart, Assistant City Manager
Scott Whitaker, Parks and Recreation Director

Discuss **Freese And Nichols Proposal To Complete A Preliminary Master Plan And Golf Course Relocation Study For Indian Creek Golf Course And TC Rice Property.**

BACKGROUND:

Due to the flooding at Indian Creek Golf Course (ICGC), the City utilized Freese and Nichols for an evaluation of the land at ICGC in order to determine further options and to consider the best and highest use of the land. FNI's planners, landscape architects, and stormwater engineers evaluated the property, assessed the floodplain areas, and identified scenarios to best position the property in regards to public and private land uses, golf course, and park uses.

After the completion of the study, the City Council requested that staff obtain a proposal from FNI to do a preliminary master plan and golf course relocation study for Indian Creek Golf Course and the TC Rice property to further explore the feasibility of access to TC Rice and the addition of some amenities. The original proposal was \$84,872 and the City Council requested a limited scoped and reduced cost proposal.

The revised scope of work includes professional planning and landscape architectural services. FNI will to be joined by the sub-consultant firms of CE Golf Design for the Golf Course Relocation Study and PROS Consulting for the market analysis, operational and financial strategies and lifecycle cost estimation. In addition to the 36 hole configuration of the golf course, the Consultant will evaluate the feasibility of additional parking, access to TC Rice, recreational activities for the 25 acre pond, connections to the City of Lewisville's park and trails, possibility of connection to the City of Irving Campion Trail, and other recreational activities that may accompany the existing 36 hole golf course.

The revised scope eliminates the study of the existing driving range and exploration of design concepts for the facility. It also eliminates the branding and marketing component, in which PROS consulting was going to provide a strategic approach to rebrand the regional park and provide guidelines for the development of a marketing plan.

FNI will prepare to present the Final Master Plan, the Final Golf Course Relocation Options and rough-order of magnitude costs for development to the City Council. The revised proposal was submitted for \$65,076 and would take approximately five months to complete.