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DEPARTMENT OF PARKS  
AND COMMUNITY SERVICES

CITY OF SACRAMENTO  
CALIFORNIA

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DIRECTOR

December 10, 1986

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DIVISIONS:

CROCKER ART MUSEUM  
GOLF  
METROPOLITAN ARTS  
MUSEUM & HISTORY  
PARKS  
RECREATION  
ZOO

Budget and Finance Committee  
Sacramento, California

Honorable Members in Session:

SUBJECT: Sacramento Zoo Master Plan

SUMMARY

This report provides information on the current status of the development of a master plan for the Sacramento Zoo and surrounding area and requests an FY 1986-87 City budget amendment to reflect a contribution by the Sacramento Zoological Society.

BACKGROUND INFORMATION

In June 1984, the City Council called for proposals for consultant services to undertake comprehensive study and master plan development of the Sacramento Zoo, Fairytale Town, and the surrounding area. In October 1984, the City of Sacramento entered into a consultant services agreement with zoo master planning experts, Wildlife Associates, Inc. to provide these services.

A staff task force comprised of Zoo, Parks and Administrative Services employees, under the guidance of the Zoo Superintendent, was created to advise and assist with the master planning process. Additional input was solicited from Police, Parking, Engineering and Planning staff regarding their various areas of expertise.

A Citizen's Advisory Committee, comprised of individuals representing various special interest groups and organizations interested in the master plan including the Zoological Society, Fairytale Town Board, Holy Spirit Elementary School, and Land Park residents, was appointed by the Director. This group, which met on a regular basis over a 13 month period, provided extensive input into the master plan process. Two public meetings, designed to solicit community input, were held in March and May of 1985. The response was overwhelming with an estimated 200 citizens attending the first meeting and approximately 400 persons attending the second meeting. Following these public meetings, the Citizen's Advisory Committee was expanded to include representation from the newly formed

Association to Preserve Land Park. In addition to the continued efforts of the Citizen's Advisory Committee, a Director's Task Force comprised of members from the Zoological Society, Citizen's Advisory Committee, Association to Preserve Land Park, and Department of Parks and Community Services staff, was formed. Task force members, who provided extensive input into the planning process, were charged with ensuring the adequate representation of these interest groups.

Due to both the level of citizens' participation and the number of issues raised, the original project timeline was revised. It was expected that Wildlife Associates, Inc. would complete the draft master plan in May of 1986 after which an Environmental Impact Report would be prepared prior to finalization of the master plan.

In anticipation of receiving the draft master plan, the EIR process was begun. A Notice of Interest (NOI) was sent to over 150 environmental planning firms and a Request for Proposal for the preparation of the Zoo EIR was issued following the May 13, 1986 City Council authorization. Simultaneously, a Notice of Preparation (NOP) inviting public comment for the State mandated 30 day period was sent to all special interest organizations who had indicated an interest in the master plan as well as all neighbors residing within a five block radius of William Land Park. Responses to the NOP are on file pending selection of an EIR consultant in accordance with California Environmental Quality Act (CEQA) guidelines. Nearly 30 environmental planning firms indicated their intention to submit proposals to prepare the EIR pending availability of the draft master plan.

However, Wildlife Associates failed to furnish the draft master plan document in accordance with the requirements of their consulting services contract. Repeated efforts by the Director's office, Zoo Superintendent and Department of Law to contact this Seattle based firm and to obtain the final draft document were unsuccessful. Consequently, the City has terminated the consultant services contract with Wildlife Associates and has referred the matter to the City Attorney for legal action.

Completion of the draft master plan documents can best be accomplished by contracting directly with the Portico Group, the landscape architect firm who was formerly the sub-contractor of Wildlife Associates. The consultant services agreement with the Portico Group is for the sum of \$13,000. In addition, it is necessary to contract with two local consultant firms for completion of the marketing and utility assessment components of the draft master plan. The Department will enter a consultant services agreement with J. D. Franz Research, Inc. for the sum of \$4,080 to provide the necessary market research services for the master plan and will contract with URS Corporation for the sum of \$6,300 to provide the engineering services related to the utility assessment segment of the master plan. Zoo and Administrative Services staff have been assigned to coordinate completion of this document.

It is anticipated that the draft master plan will be completed in April 1987 at which time the process of preparation of the EIR will resume. It is expected that the Draft EIR will be available in September 1987 and will be heard by the Transportation and Community Development Committee in November 1987 as part of the State mandated 45-day review period. It is anticipated that the final EIR

will be available in December 1987 and, following the required public review, will be presented to the appropriate City Council committees and to the full Council for certification in February 1988.

#### FINANCIAL DATA

The total cost of the consultant services contracts necessary to complete the draft Zoo Master Plan is as follows:

The Portico Group	\$13,000
J. D. Franz Research	\$ 4,080
URS Corporation	<u>\$ 6,300</u>
TOTAL:	\$23,380

A transfer of appropriations in the amount of \$3,000 from the FY 1986-87 Zoo Division's Operating Budget, Other Professional Services, to the Zoo Master Plan CIP project (NA00) is necessary to fund these consulting services contracts. In addition, the Sacramento Zoological Society will contribute \$3,777 to the Zoo Master Plan CIP project (NA00) for these consultant services. Total funding for these consulting services contracts can be summarized as follows:

\$16,503	FY 1986-87 Zoo Master Plan Capital Improvement Project (NA00)* (*Close purchase order #44694 to Wildlife and Associates)
3,000	FY 1986-87 Zoo Division Operating Budget
<u>3,877</u>	Sacramento Zoological Society contribution
\$23,380	

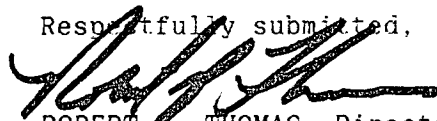
It is necessary to increase appropriations in the FY 1986-87 Zoo Master Plan CIP project (NA00) by a total of \$6,877 to reflect the contribution by the Sacramento Zoological Society and the transfer of appropriations from the FY 1986-87 Zoo Division's Operating Budget, Other Professional Services.

No additional City funds are required.

#### RECOMMENDATION

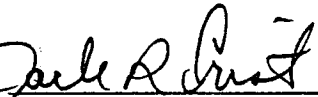
It is recommended that the Budget and Finance Committee review this report and refer it to the full City Council for action. Further, it is recommended that the City Council, by resolution, amend the FY 1986-87 City budget to fund the consultant services contracts necessary to complete the draft Zoo Master Plan.

Respectfully submitted,



ROBERT P. THOMAS, Director  
Parks and Community Services

Recommendation Approved:

  
JACK R. CRIST  
Deputy City Manager

RPT:ja

December 23, 1986  
District No. 4

# RESOLUTION NO.

ADOPTED BY THE SACRAMENTO CITY COUNCIL ON DATE OF

## RESOLUTION AMENDING THE FY 1986-87 CITY BUDGET FOR PARKS AND COMMUNITY SERVICES (ZOO DIVISION)

BE IT RESOLVED BY THE COUNCIL OF THE CITY OF SACRAMENTO:

1. The consultant services contracts necessary to complete the Sacramento Zoo Master Plan project requires a budget amendment.
2. The FY 1986-87 City budget is hereby amended by transferring appropriations from the Zoo Division Operating Budget to the Zoo Master Plan CIP project for the purpose stated in paragraph one above as follows:

101-450-4621-4258	[\$3,000]
101-500-NA00-4258	\$3,000

3. The FY 1986-87 City budget is hereby amended by increasing appropriations in the Zoo Master Plan CIP project to reflect a contribution by the Sacramento Zoological Society for the purpose stated in paragraph one above as follows:

101-500-NA00-3705	\$3,877
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MAYOR

ATTEST:

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CITY CLERK