



# Shadow Creek Ranch Park Phase II

**Scope:** Phase 2 of the Sports Complex at Shadow Creek Ranch will include the addition of two cricket/rugby fields, a multipurpose ‘Miracle Field’ area (a sports surface designed to accommodate special needs athletes), additional field lighting, approximately 250 parking spaces, and expanded restrooms and concession offerings.

**Justification:** As a growing cosmopolitan suburb, as defined in a recent APA publication, the diversity of our community is presenting an expanding need for diverse programming. In consideration of the field types mentioned it is critical to consider that the need and desire of, once niche sports, are now becoming staples of a culturally diverse population. The need for rugby and miracle fields are increasing in particular due to the City of Houston acquiring a National rugby Franchise, and the continued growth of quality of life for disabled populations due to proximity to the expanding Texas medical Center, respectively.

**Project Manager:** Mahagony Isabell

**Designer:** Kimley-Horn

**Contractor:** N/A

**Budget Info:**



Funding Sources	Series	To Date	Future	Total Budget
General Revenue - Cash				-
Certificates of Obligation				-
TIRZ Reimbursable Debt (CO)			9,720,000	9,720,000
TIRZ Reimbursable Debt (CO)				-
General Obligation Bonds				-
W/S Revenue Bonds				-
Impact Fee – Debt				-
Other Funding Sources				-
<b>Total Funding Sources</b>		<b>-</b>	<b>9,720,000</b>	<b>9,720,000</b>

Expenditures	To Date	Future	Total
PER			-
Land			-
Design	569,400		569,400
Construction		7,200,000	7,200,000
Construction Management/Inspection			-
Construction Materials Testing			-
FF&E			-
<b>Total Expenditures</b>	<b>569,400</b>	<b>7,200,000</b>	<b>7,769,400</b>

<b>Project Balance/Contingency</b>			<b>1,950,600</b>
------------------------------------	--	--	------------------

**Schedule Info:**

	<b>Base Line</b>	<b>Current</b>
<b>Design Start</b>	February-19	April-19
<b>Bid Start</b>	December-19	
<b>Construction Start</b>	March-20	
<b>Construction Completion</b>	November-20	

**Rain Days:**

**Highlights:**

- On May 31, 2019 Kimley-Horn presented a 30% preliminary schematic design to Staff for review.
- On Jun 11, 2019 Staff met with Kimley-Horn (KH) to review the 30% design submittal and return comments.
- Proposed amenities currently include: A miracle field, two multi-purpose fields (rugby/cricket), a playground, and a Mini-Court (5,500 SF multi-purpose accessible court). Other items include field lighting, 250 parking spaces, additional restrooms and concession offerings. Amenities are not final at this time and are subject to change as the design progresses from conceptual to construction and the cost estimate is refined. A cost estimate will be provided with the next submittal and proposed amenities will be evaluated at that time to stay within budget.
- As of now, Parks and Recreation is in discussions with the Forever Parks Foundation to fund an “All-Inclusive” playground that would be funded through a grant. If the playground does not happen in this phase, the designated area will be left as green space.
- Kimley-Horn has been instructed per the Parks Director to make specific changes to the proposed schematic specifically: removing the volleyball courts, identifying a designated space for a future maintenance building, providing fencing for the fields and permanent field striping and providing a potential layout and cost estimates for the playground and Mini-Court.

**Upcoming Work Items:**

- Forever Parks foundation will be present at the next design meeting to discuss specifics in regards to the playground.
- The 60% plan submittal will be complete in August, followed by a design meeting in September.

**Previous Memos:**

**2/7/19**

Project Location Map:

VICINITY MAP



1:4,800  
1 inch = 400 feet

**NORTH**  
This product is for informational purposes only and may not be prepared or be suitable for legal, engineering, or surveying purposes.  
MA P PREPARED: JUNE 24, 2019

Attachment: Conceptual Schematic



# THE SPORTS COMPLEX AT SHADOW CREEK RANCH

PRELIMINARY DESIGN  
PREPARED FOR THE CITY OF PEARLAND, TEXAS



Kimley»Horn