



Parks & Community Services Master Plan

CITY OF SEAL BEACH



July 22, 2013

City of Seal Beach

Parks & Community Services Master Plan

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Prepared For:

City of Seal Beach

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City of Seal Beach Parks & Community Services Master Plan

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City of Seal Beach

Master Plan Introduction

**Prepared as part of the City of Seal Beach
Parks & Community Services Master Plan
2013**

Master Plan Introduction

Process

Professional Consultant Retained

The City of Seal Beach selected Richard Fisher Associates, on November 13, 2012, to team with City Staff to provide the leadership and complimentary expertise to perform critical steps in preparing the following Master Plan. It is worthy of note that the City had never prepared such a directional document for guidance in further development of its Parks System nor for the further development of its Recreational Programs.

Master Plan Document Approval

The City Council of Seal Beach approved this Master Plan document on July 22, 2013. City staff and the City council are already reviewing the top priority recommendations to begin implementation of some of the document's Action Plan items in the FY 13/14 budget period.

Collection of Existing Information

The Parks & Community Services Master Plan process began by collecting all available records from the City's Community Services/Recreation Department, and the Public Works Department. We found that modifications had been made to many of the parks over the years with limited documentation of those modifications. During subsequent site visits, documenting existing conditions and the inventorying of amenities were prepared, to include such improvements as picnic areas, shade structures, playground equipment, walkways, tennis courts, ball diamonds and soccer fields, parking, as well as picnic tables, benches, drinking fountains, and restroom facilities. The site visits included reviewing the 73 acres of public beach and pier area.

Documents that reflected current Recreation Programs were also gathered to begin an understanding of both the level of participation by the community and diversity of Recreation Programs offered by the City. The locations where various Programs were conducted were also inventoried.

Site Evaluations

Other existing conditions, such as terrain, site access, adjoining improvements or lack thereof, adjacent land uses, available parking, site orientation and layout were all noted and evaluated. Damaged or missing park equipment, sidewalks, curbs and gutters, both handicap access ramps and any barriers, and other improvements to actual park sites or adjoining public right-of-way areas were identified and located.

During all site visits for park amenities inventorying, and during observations of activities and events, Seal Beach residents were being observed and notes were made as to how the community uses the existing parks. Specific trips were made to the parks on both weekends and evenings in order to study and document how the residents use the Parks system during these times. Interviews were conducted as often as possible with park users and

questions were asked about how they are currently using the park and what improvements they would like to see made to the parks.

Park Facilities and Recreation Programs Recommendations

The product of inventorying and evaluations of the Park Facilities as well as the Recreation Programs is provided within the document (see Action Plan section) as guidance for the City's policymakers, as they prioritize and budget for improvements over the next ten (10) year period. Specific improvement additions and/or replacement upgrades are provided for all parks whose improvements are logical and necessary. It is recommended that a number of key park facilities go through a community outreach and Site-specific Plan process. The ultimate improvements and their associated costs are to be detailed as a part of those planning processes.

Enhancements to the Recreational programming services are also summarized with recommendations for highest priority enhancements discussed within the recommendations in the Action Plan section of this Master Plan.

Goal

Master Plan Goals

The goal of the Master Plan is to provide the City of Seal Beach with a plan which will create the framework for the future vision and operation of Parks, Recreation and Community Services.

Current Park System

The current park system, as of May 2013, includes the City's operation of the following facilities:

- 18 Parks for a total of 75.45 acres
- 4 Community Centers
- 1 Tennis Center
- 1 Gymnasium (Indoor Sports Facility)
- 1 Aquatics Facility

A fully-detailed Inventory of Amenities which can be found in each parksite is included in the Park Inventory section of this Master Plan.

Current Recreation and Community Services

Residents and visitors of Seal Beach are blessed with a unique geographic location and layout that presents a wide variety of recreation and leisure activities. From the tip of the river jetty to the far end of College Park East participants can utilize dozens of natural and manmade venues to enjoy hundreds of recreational activities. There is a web of public and private opportunities that services all ages and all levels of activity.

The City of Seal Beach is committed to enhancing the community by offering quality, affordable and accessible recreation programs and services to residents and visitors. The City's wide range of programs and services are driven by the needs and desires of the participants. Through collaboration with City staff, community groups, service organizations,

volunteers and others, participants are provided the opportunity to exercise, compete, improve their health, enjoy nature, socialize, develop new skills and contribute to society. These recreation programs benefit individuals, families, business and neighborhoods.

The methods in which the City delivers organized programs are either direct and as a facilitator. City staff is utilized to coordinate and conduct standard programs such as the very popular Junior Lifeguards and aquatic programs. The City contracts with individuals and private businesses to offer hundreds of special interest classes and camps. Nonprofit groups serve as an extension of City services and are given strong support in running youth sports leagues, volunteer activities and city-wide special events.

The City offers over 450 classes each session and they are broken down into four age group categories (with most popular examples to include):

- Preschool: dance, music, toddler activities, intro to soccer, swimming
- Youth or Preteen: swimming, gymnastics, dance, music, science, tennis, sport and educational camps, junior guards, surfing
- Teen: volleyball, junior guards, surfing, tennis
- Adult: swimming, fitness, dance, tennis, sports leagues, art, educational, hobbies, dog obedience, surfing It is very common for seniors to participate in most adult activities such as fitness, swimming, dance.

Fitness classes and camps are offered in a wide variety of modes. Fitness offerings include yoga, jazzercise, aerobics (water and floor), Pilates, Zumba, Tai Chi, beach boot fitness and Crossfit. Similarly, dance has many forms such as hip hop, line dance, tap, jazz, ballet and ballroom. Adult sport leagues consist of men's basketball and coed and men's softball, along with drop-in volleyball.

The City directly serves the Senior Citizen community with a variety of services such as Dial-A-Ride, Lunch Program, Home Delivered Meals, Tax Assistance and Driver Safety Classes. These services, along with a Pinochle Club, are supplemental to Leisure World's extensive recreation programming for its residents.

The City has cooperative agreements with many entities that coordinate and run youth sports leagues, events and tournaments. These include Pony Baseball, AYSO, NJB, Los Alamitos Girls Softball, Friday Night Lights, Seal Beach Volleyball Club, Seal Beach Swim Club and the Los Alamitos School District. Many residents are actively involved with neighboring entities such as Rossmoor, City of Los Alamitos, St Hedwig School, Leisure World, Old Ranch Country Club, Los Alamitos Joint Forces Base and City of Long Beach.

City-wide special events occur throughout the year with different themes and levels of activities. The most popular events are the Holiday Parade, Summer Concert series, Fish Fry and the Run Seal Beach 5/10K. Other annual community events include the Classic Car Show, Founders' Day Celebration, Japanese Kite Festival, Arts and Crafts Faire, Save our Beach Clean Ups, Holiday in the Park and the 4th of July Celebration. All of these events are very popular, steeped in tradition, and bring a sense of pride to the community. Most are co-sponsored by local organizations or service groups such as College Park East Neighborhood Association, Chamber of Commerce and the Lions Club.

The City's has created and maintains a number of venues that allow for very popular activities including the Edison Park Community Gardens, the Arbor Dog Park, Gum Grove Nature Park Hiking Trails, River's End Kitesurfing Park, the Seal Beach Pier and the 2 miles of surf and sand.

City of Seal Beach

Public Opinion Survey

**Prepared as part of the City of Seal Beach
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Public Opinion Survey

A Public Opinion Survey was refined by the Consultant, and reviewed and approved by the City Staff prior to conducting the survey. Conducted by trained interview personnel by a firm with nearly 50 years of experience in public opinions and public policy, a total of 300 in-depth interviews with adult heads-of-households were successfully conducted over a 3-week period. The sampling error for this study is approximately 6% at the 95% confidence level. With this highly credible sampling of the citizens, the results were determined to be a valid cross-sampling of the entire city.

The purpose of the study was to measure Seal Beach resident attitudes toward park facilities and recreation programs offered by the City of Seal Beach. Residents of Leisure World were included in the Survey, with their input cataloged both independently and in comparison to the input from the remaining 75% of community residents surveyed.

As a general summary, the results from this survey indicate that Seal Beach residents are very satisfied with the parks and recreation facilities currently offered, with 78% rating them in the categories of “excellent” or “good”.

Immediately following, please find the Executive Summary which provides an overview of community responses. In addition, the Detailed Findings can be found in the APPENDIX of this document.

EXECUTIVE SUMMARY

INTRODUCTION

This study was commissioned by Richard Fisher Associates on behalf of the City of Seal Beach and conducted by Behavior Research Center (BRC). The purpose of the study was to measure Seal Beach resident attitudes toward park facilities and recreation programs offered by the City of Seal Beach. It is part of a project by Richard Fisher Associates to develop a Parks and Recreation Master Plan for the City.

The information in this report is based on 300 in-depth interviews with adult heads of household randomly selected throughout Seal Beach, using both land lines and cell phones to assure a representative sample. A quota of 25 percent of the completed interviews was established for residents of the gated community of Leisure World. The questionnaire used for this survey was developed jointly by BRC, Richard Fisher Associates, and City of Seal Beach staff.

All of the interviewing for this study was conducted by trained, experienced interviewers from BRC's state-of-the-art Computer Assisted Telephone Interviewing (CATI) facility in Phoenix, Arizona. Each interviewer received a thorough briefing on the purposes of the study and the structure of the questionnaire. Interviewing was conducted during late afternoon, evening and week-end hours to assure an equal opportunity for all prospective respondents to participate in the study.

All surveys are subject to sampling error, sometimes referred to as margin of error. Sampling error, simply stated, is the difference between the results obtained from a sample and those that would be obtained by interviewing the entire population under consideration. The sampling error for this study is approximately +/-5.8 percent at the 95 percent confidence interval.

BRC has presented all the data germane to the basic research objectives of this study. However, if Richard Fisher Associates or City of Seal Beach management requires additional data retrieval or interpretation, we stand ready to provide such input.

SURVEY RESULTS

The results from this survey indicate that Seal Beach residents are very satisfied with the parks and recreation facilities currently offered, with eight in ten (78%) rating them as excellent or good and just one percent rating them as poor.

This finding is re-enforced when respondents are asked how well-served each of five Age groups are when it comes to such facilities and very solid majorities find all five groups (children under 5, children 5 to 12, teenagers, working age adults and retirees) to be well-served.

Still further evidence of resident satisfaction is in the fact that the highest spending priorities for parks and facilities all fall into the category of improving existing facilities:

- Restrooms at large parks with sports fields (+37 net high priority over low priority),
- Restrooms at small neighborhood parks (+27),
- Enhanced maintenance for existing parks (+26),
- Pier improvements (+25), and
- Renovation of existing parks and facilities (+15).

Other major findings from this study include:

- Three in ten Leisure World respondents indicate they use City-provided facilities, programs or services.
- Most common recreation uses in the City are visits to the beach or ocean, visits to the pier, and walking, hiking, bicycling or rollerblading.
- Half of respondents indicate they know a lot or some about the Seal Beach Tennis Center, but only 17 percent of those (less than nine percent of the total) use the Center. Respondents are split as to the best future use of the Tennis Center; whether it should remain solely a tennis center or whether part of it should be given over to other recreational activities.
- No type of park or recreation facility is viewed by a majority of respondents as lacking in Seal Beach.
- When asked about spending priorities for programs and services, the highest-rated is programs for the physically challenged.
- Eight in ten respondents report using Seal Beach parks and recreation facilities at least once per month. The average among those is 9.1 uses per month. In addition, half use parks and recreation facilities outside of Seal Beach an average of 9.2 times per month.
- Two in ten report using McGaugh Elementary School to meet their families' recreational needs.
- The *Sun News*, *Goldenrain News* and the *Seal Beach Shoreline* newsletter are the information sources most relied on by respondents for news of Seal Beach parks and recreation opportunities. The Internet and social media are not as relied on. However, younger respondents indicate these are more relevant to them, so it would make sense for Seal Beach staff to continue to develop both as information sources. It seems logical that, as today's younger generation ages, their use of the Internet and social media will stay with them and these media types will grow in importance.

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Community Meetings & Workshops

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Community Meetings & Workshops

The residents of Seal Beach were invited to participate in the Parks & Community Services Master Plan process by attending any of a series of four local workshops at various locations throughout the City. The first meeting was held at the Seal Beach Tennis Center on January 12, 2013; followed by a meeting at the Seal Beach Senior Center on January 23, 2013; a third community outreach meeting on January 24, 2013 at OCFA Fire Station #48 and a fourth input meeting with the attendees being primarily the Sports User Group Representatives on January 24, 2013 at OCFA Fire Station #48. Valuable input was received at these meetings, but the attendance for all community outreach meetings was decidedly limited, in spite of an earnest effort by the City to notify the general citizenry.

To gain input and preliminary direction from City Council members, specifically relating to the Seal Beach Tennis Center's future vision, a Study Session was conducted as a part of the March 25, 2013 City Council meeting.

Following the summary of community-wide input, site observations, and preliminary recommendations for park improvements and recreation program enhancements, the Consultant and key City Staff then conducted a Joint Study Session on April 8, 2013 with the Recreation & Parks Commission and City Council members. Perhaps one of the most valuable outcomes of this meeting was to mix the Commission members thoughts into a discussion with thoughts and issues of the City Council members in working together on common Parks & Recreation goals.

Summary of Workshops

Although participation in the community outreach workshops was fairly limited, participants fairly equally represented all areas of the City.

With the first workshop focused on the Seal Beach Tennis Center, of the meeting attendees, 96% of users of this facility play tennis, 50% also watch tennis competition, 35% use the fitness equipment, and 31% shop in the Pro Shop. The participants were equally split in their opinion of keeping all 16 courts intact versus removing some courts and developing other recreational amenities with the property. From the overall workshops and telephone survey, approximately 17% of Seal Beach residents use the SBTC.

In summarizing the responses from all other community workshops and the telephone survey, input was highly consistent throughout the community outreach process. Generally, the citizens are happy about the park facilities and recreation programs offered to the community. 80% of families surveyed indicate they use Seal Beach parks and programs monthly. With 78% of participants rating the parks and programs "good" to "excellent", the process did, however, generate three general areas of requests: (a) a higher level of maintenance of the parks system, and (b) upgrades to most recreational amenities currently offered, so that higher quality experiences can be met for users of all age groups and physical mobility, and (c) an expansion of programs and services offered by the City. The highest priority projects to be funded from future CIP and General Fund budgets are as follows: (a) add permanent restrooms, (b) fund enhanced maintenance levels, (c) improve the Pier area, and (d) renovate parks throughout the City.

For the majority of residents, who currently rate passive recreational uses of the parks and beachfront activities as their highest uses, more trails and routes for walking, hiking and bicycling are their requested highest priority in upgrades to the parks system. Attendance at Special Events ranks equally to the use of trails and walkways for passive exercise and other outdoor activities. The second level of consistent input of recreational activities is reported to be 42-47% of the community participate in picnicking, park playground use, and running or jogging within the parks. Consistent with the above input, numerous participants requested the City undertake further studies on the development of more off-street trails for younger children, as well as adults, to have alternative routes to parks throughout the City. For active sports uses within the City park system, the top priority for sports user groups is to upgrade the turf at Arbor Park. And throughout the parks, all children's playground equipment areas should have a separate area for toddlers and grade school children's play activities. The dominant request, in new park amenities, is to add Pickle Ball Courts to the City park system; preferably at a minimum of 2 locations, geographically spread out within the City limits.

As guidance for the City policymakers in providing a more focused evaluation of potential costs for amenities' upgrades, the participants were asked for input on park-specific upgrades which the community supports. Within the Park Renovation with Projected Cost Estimates section of this Master Plan, detailed lists of amenities for respective parks and their costs can be found.

Throughout the park system, general park renovation is needed. Categories of upgraded improvements include the following: (a) New Irrigation Systems, (b) Turf Renovation, (c) Shrub Bed Renovation, (d) Addition of new Trees, (e) Standardized Park ID Signage, (f) Restrooms, (g) Shade Shelters, and (h) Outdoor Fitness Stations.

In addition to specific amenities upgrades to various parks, the community desires to participate in park-specific Site Plans for several parks which should undergo significant site renovation. These sites include:

- Aquatic Center Study
- Seal Beach Tennis Center / Blue Bell Park
- Eisenhower Park and Pier Entrance
- Marina Park
- Gum Grove Nature Park

The highest ranking program expansion request is to better serve the physically-challenged members of the community; most specifically senior community members.

It is clear that the residents and visitors of Seal Beach are very active. In many cases independent and self motivated. It is also clear that these participants, overall, are very satisfied with what the City of Seal Beach has to offer. Recreation and park facilities, both indoor and outdoor, are heavily utilized. Community outreach, through phone surveys and public meetings, resulted in very high ratings for the City's recreational facilities, programs and services. Over 80% rated them either excellent or good. Residents responded that they use Seal Beach facilities over nine times a month; eleven times a month for those living outside Leisure World.

Leisure World brings an interesting dynamic to the community in that this private community contains over one third of the entire City of Seal Beach population. Many of these individuals are very active, but most utilize the programs and services available only to Leisure World residents. Leisure World's administrative operational policy is to not allow marketing for external recreation programs and services through the City or other organizations. This significantly hinders target-marketing this large segment of seniors in the community.

Contracted instruction allows the City to be flexible and adapt to popular or trendy type programs. Specialized instructors can fit into an existing faction of participants or develop a new following in a popular activity. If a program's popularity fades, then either a new instructor can be inserted or the activity can be dropped from the overall City programs.

Positives about the City's Recreation Programs:

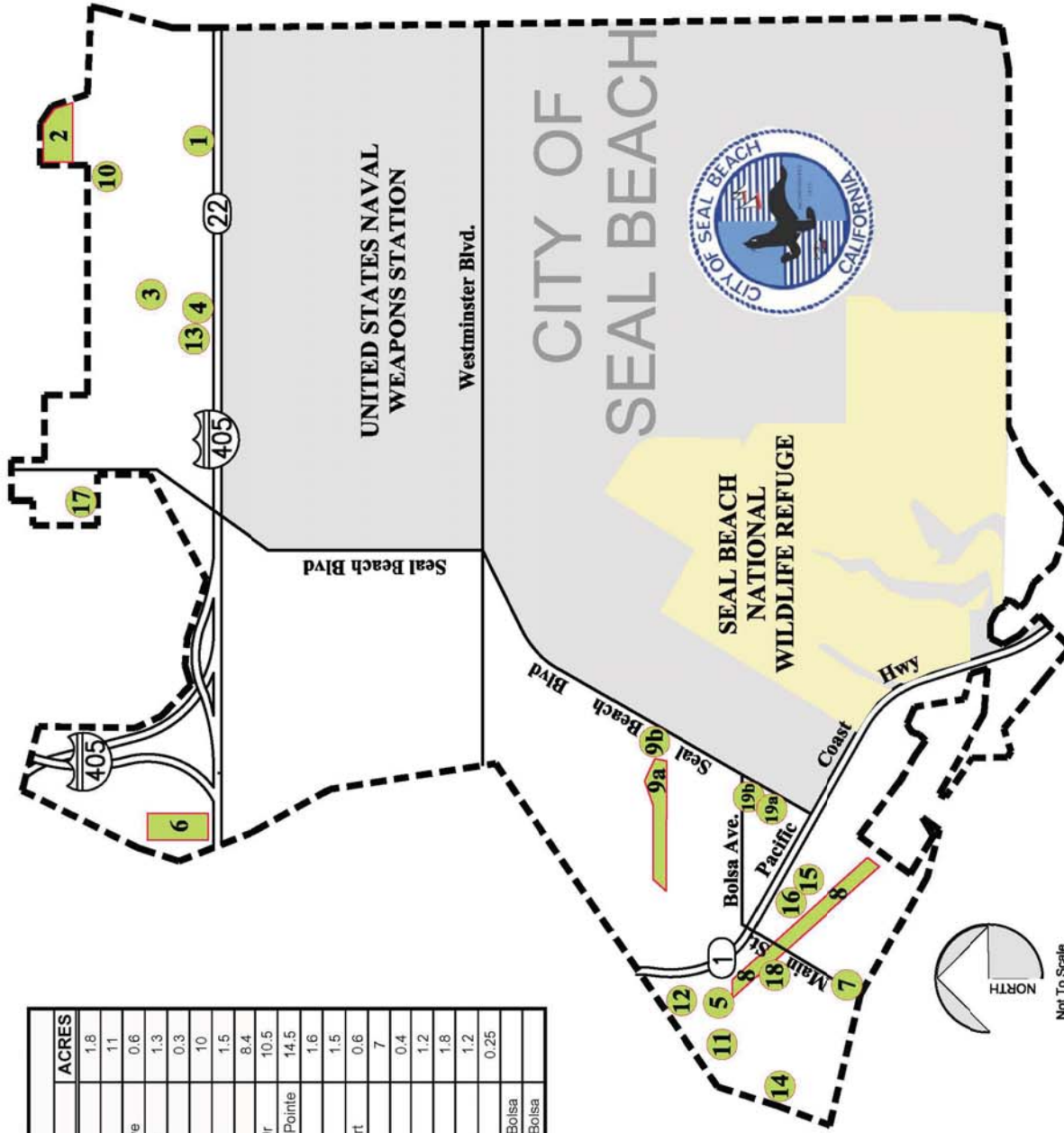
- Public is generally very pleased with current Recreation Programs
- Public is very active and in many cases independent and self reliant
- City Programming fills a valuable need which creates opportunities and enhances the community's quality of life
- City Parks and facilities are utilized effectively
- City-wide special events have co sponsorship, are well rounded, and bring a high level of community involvement
- Volunteer-based Youth Sports organizations collaborate to provide a wide variety of organized activities

City of Seal Beach

Citywide Map of Park Locations

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SEAL BEACH PARK SYSTEM			
REF #	NAME	ADDRESS	ACRES
1	Almond Park	4600 Almond Ave	1.8
2	Arbor Park	4665 Lampson Ave	11
3	Aster Park	Aster St / Candleberry Ave	0.6
4	BlueBell Park	Almond Ave / Bluebell St	1.3
5	Corsair Park	261 Corsair Way	0.3
6	Edison Park	99 College Park Dr	10
7	Eisenhower Park	Ocean Ave / Main St	1.5
8	Electric Avenue Greenbelt	Electric Ave	8.4
9a	Gum Grove Nature Park	Crestview Ave / Avalon Dr	10.5
9b	Gum Grove Nature Park Expansion	Seal Beach Blvd / Heron Pointe	14.5
10	Heather Park	Hazelnut Ave / Iris St	1.6
11	Marina Park & Community Center	151 Marina Dr	1.5
12	Schooner Park	Schooner Ave / Bridgeport	0.6
13	Seal Beach Tennis Center	3900 Lampson Ave	7
14	Windsurf Park	End of First St	0.4
15	Zoeter Greenbelt	12th St / Landing Ave	1.2
16	Zoeter Field	11th St / Landing Ave	1.8
17	North Seal Beach Community Center	3333 St Cloud Dr	1.2
18	Seal Beach Senior Center	707 Electric Ave	0.25
19a	Community Aquatic Center	McGaugh School - 1698 Bolisa	
19b	McGaugh Ball Fields / Tennis Courts	McGaugh School - 1698 Bolisa	



City of Seal Beach

Park Inventory

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Existing Park Opportunities & Constraints

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Existing Park Opportunities and Constraints

With the exception of the school years which Seal Beach children attend McGaugh Elementary School, as the only public school located within the city limits of Seal Beach, all children ultimately attend schools within the City of Los Alamitos for their middle school and high school years. Because of this arrangement, a high percentage of Seal Beach children and their families have developed the pattern of participation in after-school sports programs at these schools outside the city limits of Seal Beach. Results of the Community Outreach Program strongly suggest that a great percentage of families with children go to their school sites and nearby parks for their youth sports programs. Likewise, a relatively low number of participants indicated that they rely on the City's park system for organized sports programs.

Consequently, within the Seal Beach park system, a limited number of parks offer sports field play areas. Arbor Park and Edison Park, as two of the largest parks in the system, offer active sports field uses. In addition, Zoeter Field offers a single field, and Blue Bell Park offers a practice field as well.

Arbor Park

Arbor Park is the largest park in the Seal Beach park system (9.6 acres) which is dedicated to specifically providing athletic fields for the community. In addition to the athletic field area, the City's only dog park area offers large turf areas for dogs of all sizes to exercise and play within this 2 acre segment of the park. Located well removed from residential homes, this is an ideal location for organized sports activities. Parking for the park's users does not have any negative impacts to residential areas, and the location is served by a well-travelled arterial street. The site is very flat, so field areas are not lost to difficult terrain areas, and ADA accessibility is not difficult to obtain.



However, there are constraints to this site, some of which are likely to never be successfully mitigated. The most negative long-range limitation is restrictions to the inclusion of sports field lighting, as the site is a part of the Armed Forces Reserve Center. This limits the extended day's use of the sports fields during fall and winter months' shorter daylight hours. The second limitation is the unlikely success in ever gaining approval for the construction of a permanent restroom building on this site.



A third obstacle, that being able to continually provide healthy and level sports field turf, is the long-standing presence of gophers which migrate from the open fields of the Reserve Center and continually damage the turf and create uneven sports fields' surfaces. This condition deserves further exploration of successful methods available for long-range rodent control. As the greater portion of turf maintenance of these fields is under the management of the sports user groups, the City should

explore increasing its participation in obtaining and funding a successful gopher eradication program.

With the addition of the recommended standard Park ID signage being installed at the park's entrance on Lampson Avenue, the currently obscure entrance will become much more recognizable.

Edison Park

Edison Park currently offers one unlit softball field, which can also serve as a soccer field overlay. Unfortunately, the park's location is at the edge of the City and access is not particularly convenient to most residents. Further, only offering one ball diamond, this park is not sought out as an effective location for scheduled softball or baseball league play. Additionally, with the outfield not being regulation depth so that neighboring residences could be damaged by long distance balls, this field is not appropriate for scheduled use by more advanced groups of players.



The softball / soccer play area is not served with any sports field lighting, and this would not be possible due to the SC Edison transmission corridor running through the park. This Master Plan document does, however, recommend that the City expand the community gardens at this park site, which are a compatible use of the utility corridor.

Seal Beach Tennis Center & Blue Bell Park

As a part of the Seal Beach Tennis Center Site-Specific Plan, this Master Plan document recommends the inclusion of Blue Bell Park in the study area. With the potential of removing up to four of the tennis courts and combining the acreage of Blue Bell Park, where the return of a larger sports practice field to Blue Bell Park may be achievable, the optimization of the combined acreage of these two sites as a multi-use recreational area could also be attained. With the majority of Seal Beach residents indicating they do not use the SBTC, the recommended Site-Specific Plan is an exciting opportunity to plan for a facility which offers a broader spectrum of recreational activities which could serve a larger percentage of the community. A critical component of the Site-Specific Plan effort will be to resolve the inadequate parking at the current entrance to the Tennis Center at peak use times.



A significant constraint of the SBTC is the need for an accelerated 4-year cycle for the renovation of the tennis courts as all sixteen courts are asphalt paving. Although the frequency and cost of court renovation is significant, the replacement of the tennis courts to remain in the Site-Specific Plan would likely be cost prohibitive. However, the approximate cost for replacement of the courts should be included in the cost analysis within this planning effort.

As the planning process gets underway, the consensus received through the Community Input Process is that the Center needs to maintain a minimum of 12 tennis courts to support tournament play.

As a part of the Site-Specific Plan, there will be an opportunity to study providing a new community building which offers tennis center staff space, shower and locker facilities, restrooms for both tennis players and community park users, and an improved physical equipment workout area. Depending on the size of the proposed community building, it could also offer some community meeting space as well. In addition, the multi-purpose facility could be served with public parking from both the existing SBTC parking lot and parking on the Blue Bell Park side of a renovated facility.

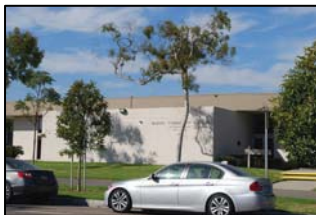
The Master Plan document also recommends an evaluation of efficient ways to offer the community Pickle Ball Courts; both within the SBTC study area and another geographic area within the City, as other City parks are studied for potential upgrades to their facilities.

Zoeter Field

Zoeter Field has an opportunity for improvement of nicer restroom facilities, equipment storage area, and ball diamond drainage improvements. A very preliminary concept of this field's improvements includes the removal of some of the bleacher area; replacing these existing improvements with a pre-fabricated restroom and storage building.



Marina Park



Because Marina Park was constructed in two independent phases, one as City acquired acreage and the second as lease land, the park layout is disjointed and dramatically bisected by the end-to-end tennis courts. This site also should be scheduled for a Site-Specific Plan, where the relocation of the courts would be reviewed, along with the expansion of the children's playground, the addition of another group picnic area, improved ADA access to existing improvements, and the analysis and practicality of expanding the existing community center. Community Outreach resulted in requests for designated pre-school children's space for expanded programs, improved ADA access to the Center, and building-adjacent outdoor activity improvements. This site study could also review the opportunity for a second City location for Pickle Ball Courts.

General Park Improvements

With outdoor exercise areas, enhanced walking and jogging activities areas, and amenities for relaxation within the parks all tied for being the top priority improvements sought by the citizens of Seal Beach, there are numerous opportunities for the existing park system to offer more extensive walkways, offering looped circulation routes within the safe confines of the parks while at the same time providing routes for younger children to refine their motor skills while riding on tricycles and scooters and participating in other park play equipment. A number of the parks with limited internal walkways can better serve the residents with the addition of sidewalks in areas of the parks not currently developed with paths and sidewalks.



As a generalized statement, most of the City's park playground equipment areas are in need of replacement or upgrades. The separation of pre-school children's play equipment from the faster-paced and more challenging activities of grade school children's playgrounds has been requested by the community as a part of the Outreach Program. Designing for the combination of separating the two age groups and meeting the current federal safety standards for safety zones within the playgrounds will result in children's playgrounds covering an increased amount of the existing park areas. An expansion of a greater percentage of play ground surfacing as CPSC-approved resilient safety surfacing is also a part of the Master Plan recommendations.



Federally-mandated ADA access to the City's parks and their amenities is currently only met in moderate fashion. With limited difficult terrain to restrict the achievement of this mandate, a number of the City's parks have the potential to better serve those with physical challenges in their lives. In some cases this includes hard surface paths-of-travel from designated parking spaces to observation and activity areas, while handicap accessible picnic tables, drinking fountains, and playground surfacing can significantly improve access to several of the City's parks' areas.

Permanent restroom buildings have been requested by a significant number of community outreach participants. Heather Park and the Electric Avenue Greenbelt are two park locations being proposed for restroom buildings within this Master Plan document. In those locations which can only be served by portable restrooms, there is a need to replace a minimum of one portable at each site with an ADA accessible model.



Park security lighting throughout the Seal Beach park system is provided on a somewhat limited basis. In addition, requests to provide more extensive security lighting has not been a priority issue during the Community Outreach Process. Park security lighting would be a significant investment to the City as would be the on-going energy costs. With the exception of Electric Avenue Greenbelt and Eisenhower Park, this Master Plan document is not recommending the funding of general park lighting. This issue should be addressed on a park-by-park basis if security becomes a concern to the citizenry.

City of Seal Beach

Baseline Level of Park & Recreation Services

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Baseline Level of Park and Recreational Services

The baseline established for Seal Beach's park and recreational services is the existing park and recreational opportunities and services currently being offered to the citizens of Seal Beach during the period that the Parks & Community Services Master Plan was being prepared. The Baseline level of park and recreational services are included as part of the Parks & Community Services Master Plan so that the City of Seal Beach has a point of reference for future evaluations. By using a baseline level of service, and comparing it to future levels of service, the City can determine if they have increased or decreased the level of recreational services which is being provided to the citizens. City staff runs the Junior Guards and the Aquatics programs. All other programs are run by contract instructors.

Other factors, besides the number of services and opportunities, should be considered when making comparisons with the baseline level of services. Participation rates (number of people using services) and fees for services (cost to the participant for using the services) are as important as the number of services being provided, and should be considered when evaluating changes in the levels of recreation services.

Budgets for providing recreational services can be an effective tool for comparison of the number of services and the participation rates, to evaluate changing costs for services, or how efficient the Departments are operating. For example, if in five years, the City of Seal Beach is providing 10% more recreational opportunities and the recreation operating budget and fees for services have not changed during those five years, then the City may be operating its recreational programs more efficiently, or the cost to provide services has gone down. In contrast, if in five years, the City is providing less recreational programming, than either the costs for services has gone up or the Department is running less efficiently.

One of Seal Beach's recreation goals is to provide recreational services that are not duplicated in the private sector or by another agency. The City does not want to compete with other groups or businesses that provide recreational services or opportunities and encourages volunteers, businesses, and private organizations to provide recreational services and programs within the City. As an example, all sports programs in Seal Beach are operated by volunteers / team parents. City staff provides the overall coordination efforts for youth and adult sports.

The baseline level of park facilities that were offered in the City of Seal Beach during the period the Master Plan was being prepared:

Community and Neighborhood Parks

1. Almond Park	1.80 acres
2. Arbor Park	11.00 acres
3. Aster Park	0.60 acres
4. Blue Bell Park	1.30 acres
5. Corsair Park	0.30 acres
6. Edison Park	10.00 acres
7. Eisenhower Park	1.50 acres
8. Electric Avenue Greenbelt	8.40 acres
9. Gum Grove Nature Park	25.00 acres

10. Heather Park	1.60 acres
11. Marina Park & Community Center	1.50 acres
12. Schooner Park	0.60 acres
13. Seal Beach Tennis Center	7.00 acres
14. Windsurf Park	0.40 acres
15. Zoeter Greenbelt	1.20 acres
16. Zoeter Field	1.80 acres
17. North Seal Beach Community Center	1.20 acres
18. Seal Beach Senior Center	<u>0.25 acres</u>

Total Park Acreage **75.45 acres**

Within the City of Seal Beach’s General Plan; the Open Space / Recreation / Conservation Element, dated December 2003, Purpose / Background Section is stated: “*Recreation land can be categorized as land developed for the use and enjoyment of the community, either as active land (sports fields, tot lots, swimming facilities) or passive land (greenbelts, open space, public beach).*” Within this comprehensive document, the Seal Beach Park Dedication Ordinance indicates that the City’s Municipal Code has established a goal of five acres of parkland per 1,000 population.

Statewide, Park Acreage Standards also have been adopted by a wide range of municipalities, to guide their long-range planning and acquisition of parklands. For informational purposes, these Acreage Standards are as follows:

Community Parks	2 acres / 1,000 people
Neighborhood Parks	<u>3 acres / 1,000 people</u>
Total Acreage Standard	5 acres / 1,000 people

It is readily apparent that the City of Seal Beach will not be able to ever achieve the above stated Statewide Standard, nor reach the local Municipal Code goal. This is primarily due to a high percentage of the City of Seal Beach being developed prior to the adoption of the current acreage goal. However, in comparison, the current ratio of combined community and neighborhood parks is:

3.12 acres / 1,000 people (using the 2010 Census data population number of 24,157, provided by the Seal Beach Community Development Department). This comparative analysis strongly suggests that both existing park acreage must be developed to its ultimate potential, and the City should continue to acquire additional parkland acreage if new development within the City occurs.

The following is the baseline level of recreation services that were offered in the City of Seal Beach during the period the Master Plan was being prepared:

Program Analysis

It is clear that the residents and visitors of Seal Beach are very active. In many cases independent and self motivated. It is also clear that these participants are overall very satisfied with what the City of Seal Beach has to offer. Recreation and park facilities, both indoor and outdoor, are heavily utilized. Community outreach, through phone surveys and public meetings, resulted in very high ratings for the City’s recreational facilities, programs

and services. Over 80% rated them either excellent or good. Residents responded that they use Seal Beach facilities over nine times a month; eleven times a month for those living outside Leisure World.

Leisure World brings an interesting dynamic to the community in that this private community contains over one-third of entire City of Seal Beach population. Many of these individuals are very active, but most utilize the programs and services available only to residents within their immediate community. Leisure World's administrative operational policy is to not allow marketing for external recreation programs and services through the City or other organizations. This significantly hinders target-marketing for this large segment of seniors in the community.

Contracted instruction allows the City to be flexible and adapt to popular or trendy type programs. Specialized instructors can fit into an existing faction of participants or develop a new following in a popular activity. If a program's popularity fades, then either a new instructor can be inserted or the activity can be dropped from program availabilities.

Positives about the City's Recreation Programs:

- Public is generally very pleased with current Recreation Program
- Public is very active and many cases independent and self reliant
- City Programming fills a valuable need that creates opportunities and enhances the community's quality of life
- City Parks and facilities are utilized effectively
- City-wide special events have co sponsorship, are well-rounded and bring a high level of community involvement
- Volunteer-based Youth Sports organizations collaborate to provide a wide variety of organized activities

City of Seal Beach

Conclusions & Philosophies

**Prepared as part of the City of Seal Beach
Parks & Community Services Master Plan
2013
Conclusions and Philosophies**

1. **Parks & Community Services Master Plan:** This document is presented as a 5 to 10 year Visionary Plan, with the identification of immediate as well as long-range goals. The goal of this Master Plan is to provide the City with a plan which forms the framework for the future vision and operation of Parks, Recreation and Community Services, addressing the parks and recreation needs of all segments of the served population.

Through the master planning process, a detailed research has been conducted concerning the community and the role of parks and recreation. The outcome of the Community Outreach process and detailed evaluation of all parks and recreation programs has allowed the creation of priorities and statements of direction based on the research and documented facts of the Master Plan process.

The Master Plan approach has been a city-wide review and recommendations for Recreational Programs and Parks Facilities. It offers both short-term and long-term investments and priorities that should be undertaken by the City. The goal is for City Staff and Policymakers to use this "tool" as a guide to decision-making actions that take the City to new levels of service for both Park Facilities and Recreation Programs. Site-specific Master Plans will be required for key individual parks to guide renovations and expansions; which is a follow-up step after the adoption of the Parks & Community Services Master Plan.

2. **Higher Levels of Parks & Facilities Maintenance:** The Community Outreach Process has confirmed that highly maintained parks offer a critical image to the citizens. Strong input was received requesting the adoption of an upgraded park maintenance program which will result in attaining a city-wide park system reflecting a higher level of care. The community places the priority of upgrading the park maintenance above the renovation of amenities throughout the Park system. This is particularly true for active sports field areas.

A second benefit to this community request may well serve as encouragement to potential new businesses the City is eager to entice to locate within the City. Impacts from the public parks image can include the following:

- a. Citizens may respond with improved private property maintenance and appearance.
- b. New businesses will generate new revenue for the City; and all businesses may respond with improved property management.
- c. The City should not expect private property / business property owners to maintain their properties to a higher level than that accomplished by the City with all of its public property (parks, specifically).

It is the general conclusion of the Consultant that the physical conditions of the parks' athletic fields and general picnic / passive recreation areas directly reflect the requirements detailed in the Park Maintenance Specifications; the contractual basis of the park maintenance program conducted within the City's park system for the past several years. The Consultant is aware that City staff has recently upgraded the Park Maintenance Specifications, and is currently going out to bid seeking competitive bids for a higher level of park maintenance. These new Contract Documents will require an enhanced program for sports field maintenance, and

another less stringent program for passive recreational turf areas throughout the remainder of the parks system.

3. **Overall Recommendations for Park Facilities:** The highest spending priorities for parks and facilities all fall into the category of improving existing facilities. This includes the following specific park improvements:
 - a. Restrooms (permanent where possible) at the largest parks with sports fields and smaller neighborhood parks with amenities drawing wide-spread community uses
 - b. Enhanced maintenance for all existing parks
 - c. Renovation of existing parks and facilities
 - d. The development of more multi-purpose trails
 - e. Aesthetic and functional improvements to the Pier area
 - f. Outdoor Fitness Stations

As an overview of time-sensitive park facility availability, two park and recreation facilities should be prioritized. The first time-sensitive project is to move forward on the selection of an appropriate site and develop the comprehensive plan for a new Aquatic Center for the City of Seal Beach. A recommended site for further in-depth evaluation is a portion of the Boeing facilities in the general vicinity of the intersection of Seal Beach Blvd. and Westminster Ave. The continued joint use of the aquatic facilities at McGaugh Elementary School grows to be highly problematic, as that aged facility is nearing the end of any public use.

In a closely second priority, the Seal Beach Tennis Center (SBTC) is currently undergoing a transition to new management, and an exploration of facilities to be provided at this facility warrant the City performing a Site-Specific Plan process. The process needs to determine which existing amenities should remain on site, and what opportunities are available to transform this facility into a more broad-appealing multi-use recreational center to serve a greater number of Seal Beach residents.

As the City proceeds with the renovation of individual parks which make up the Seal Beach Park System, general park improvements which will need to be incorporated into each project will include:

- a. Entirely new irrigation systems
- b. Renovation of all park turf
- c. Renovation of all park shrub areas
- d. Add new park trees to create age diversity within the park system's urban forest
- e. Add City-wide standardized Park ID Signage

Finally, to support the expansion of recreational programs and community services, as well as offer meeting spaces for community groups and volunteer service organizations, all parks proposed to go through a Site-Specific Plan process (including the two park facilities discussed above) should include exploring opportunities to incorporate interior multi-purpose community room space wherever possible.

Several general park amenities have been requested by the community to better serve the passive recreational activities for families and larger group gatherings. These improvements include the following:

- a. Picnic area shade shelters for informal picnics and special events
- b. Expansion of children's playgrounds to include separate equipment and space for pre-school tots and elementary school children
- c. Incorporation of more benches or other seating opportunities for adult supervision of children's playground activities
- d. The addition of Pickle Ball Courts in a minimum of two parks in geographically separated sections of the City.
- e. Increased ADA-compliant access to park amenities
- f. Enhancement of security lighting at selected park and greenbelt areas
- g. Outdoor Fitness Stations

For more in-depth discussions on improvements to the parks system, see the Park Renovation with Cost Estimates section of this Master Plan document.

In addition to specific amenities upgrades to various parks, the community desires to participate in park-specific Site Plans for several parks which should undergo significant site renovation. These sites include:

- Aquatic Center Study
- Seal Beach Tennis Center / Blue Bell Park
- Eisenhower Park and Pier Entrance
- Marina Park
- Gum Grove Nature Park

4. **Park Facilities Infrastructure:** Upgrade park infrastructure (i.e. Irrigation Systems, Drainage Improvements) that will come closer to supporting the extensive use of the parks.
5. **ADA Accessible Furnishings:** Upgrade park furnishings to provide ADA accessibility for citizens who are physically challenged as they use the parks for various activities. Generally, the public parks system provides a significantly sub-standard level of compliance with the federally-mandated ADA Accessibility Standards; which translates to very limited access to recreational activities for community members with special physical challenges.
6. **Recreational Program Offerings:** The community supports an expansion of Recreational Programs and Community Services, with the highest priority being more programs in support of physically challenged citizens. This request focuses on programs for youth and adult fitness and wellness, walking and jogging trails, and outdoor fitness equipment stations. The priority ratings for these top program interests include the following:
 - a. Outdoor recreation programs including beach activities
 - b. Pre-school programs
 - c. Youth fitness and wellness programs
 - d. Environmental education programs
 - e. Youth sports programs
 - f. Adult fitness and wellness programs

City of Seal Beach

Action Plan

**Prepared as part of the City of Seal Beach
Parks & Community Services Master Plan
2013**

Action Plan

1. Apply a high priority to the award of a new Landscape Maintenance Contract for an upgraded level of parks maintenance throughout the City park system.
2. Once the Maintenance Contract is awarded, Public Works staff should include increased proactive management practices to maximize compliance with all Contract Services Specifications.
3. Authorize moving forward with the Aquatic Center Study. This effort must identify a site location which can accommodate not only swimming and other aquatic activities, but supporting facilities for proper staffing and residual indoor community space for public meetings. Further evaluation of opportunities offered by the Boeing site along Westminster Ave should be a critical part of this study. Alternative access opportunities for children on bicycles to access the facility would be highly beneficial to the community. Continuation of programmed use at the current location is not feasible.
4. Authorize the procurement of professional park design services to begin the Site-Specific Plan and community outreach for the Seal Beach Tennis Center / Blue Bell Park renovation. This process should include the finalized determination of SBTC amenities to remain and those to be removed for other recreational amenities which offer expanded community-wide recreational uses. It is strongly recommended that an evaluation of benefits vs disadvantages in combining the acreage of the SBTC and Blue Bell Park into one multi-use recreational facility be included in this planning process. This planning process must also include opportunities to disperse user parking at more than the current single entrance location. Combining the two recreation facilities' acreage is an ideal part of this solution.
5. Develop both a Policy Statement and a Park Lighting Standard for the City-wide parks system. The timely development of this policy and lighting standards will serve the preparation of CIP Park Improvement project budgets well, as the appropriate level of park security lighting may then be applied to specific park improvement projects as they reach a high priority and implementation level.
6. Identify funding to undertake an enhanced City-wide Trail System Study. The purpose of this Study is to offer more trails for multi-purpose recreational uses, and provide alternative routes to City parks, school, and commercial center locations.
7. Set the appropriate priority rating for the development of a long-range Plan for enhancements to Gum Grove Nature Park as an outdoor educational opportunity for both school children and adults.
8. Improve the safety and enjoyment of children's play activities through the renovation of all park play equipment areas within the City's park system. These renovations should include providing separate play apparatus for 2-5 year old tots and 5-12 year old children; the inclusion of resilient play surfacing within all fall zone areas of the equipment, and adequate seating for adults providing supervision to the respective playground areas.

9. Develop a multi-year CIP Budget to incorporate all park renovation items identified within this Master Plan Document's Park Renovation with Projected Cost Estimates section.

Recreation Program Recommendations

1. Enhance programs encouraging Senior Outdoor Activities (hiking, walking, biking, swimming, environmental programs)
2. Expand Teen programs to include participation in a diversity of programs (as volunteers in various programs, coed sports activities, community functions)
3. Expand programs for classes for children under 2 years of age, such as:
 - a. Music and movement
 - b. Tumbling and other physical movement classes
 - c. Reading / Story Time programs
4. Expand dance class instruction to include multiple instructors for more community members' choices in instructors
5. Refine the use of Contract Recreation Program Instructors; to include:
 - a. Develop effective methods to recruit, train, and evaluate Contract Recreation Program Instructors
 - b. Maintaining flexibility to always meet current recreation program needs
 - c. Adjust growth of Contract Classes to meet available space
 - d. Host Orientation and Networking Workshops for all Instructors
6. Enhance Marketing opportunities for Recreation Programs, Services, and Special Events
 - a. Explore networking opportunities to share Recreation Program information with nearby agencies
 - b. Develop programs for Social Media tools to publicize and gain input from the public
 - i. Facebook
 - ii. Twitter
 - iii. You Tube
 - iv. Pinterest
 - v. Online event marketing services (ie. Zvents)
 - c. Develop methodology for communications with Leisure World residents on recreational program needs not offered in their community

Fiscal Analysis & Recommendations

1. Sponsorships for recreation programs would be another way to generate funds to offset fees charged to participants.
2. Most of the grants that Seal Beach has previously secured have been for "brick-and-mortar" projects. While the demographics of the City don't make it highly competitive

for grants, the City should still apply for both program grants as well as brick-and-mortar grants. This Master Plan Consultant recommends that the City of Seal Beach retain a Grants Consultant who can assist the City to not only secure grants, but also perform all of the paper work associated with grants. A driving incentive to retain a Grants Consultant is their enhanced ability to successfully win grants for their clients. One significant reason for their successes hinges on the relationships Grant Coordinators have developed with Granting Agency Staff. This person would most likely pay for themselves if they were able to help the City acquire two or three grants to provide additional programs and park improvements.

General Issues that pertain to the Parks and Recreation Master Plan

Improvements Identified in the Projected Cost Estimates Section

1. A detailed list of upgrades and added amenities is listed park-by-park. The City will need to prioritize the accomplishment of park facility improvements, as the collective costs are very significant. It is critical that infrastructure improvements generally be installed prior to spending budgeted monies on surface amenities that become installed above underground infrastructure.
2. Project-specific Improvement Plans & Specifications will be required for most recommended Improvements to assure that the City receives both quality materials and workmanship from the work of the awarded Contractor. The Design Consultant costs have not been included in the Projected Cost Estimates Section.

City of Seal Beach

Park Renovation with Projected Cost Estimate

**Prepared as part of the City of Seal Beach
Parks & Community Services Master Plan
2013**

City of Seal Beach
Parks Community Services Master Plan
Park Renovation with Projected Cost Estimates

ALMOND PARK

ITEM NO #	IMPROVEMENTS NEEDED	QUANTITY	UNIT	UNIT PRICE	TOTAL
1	Upgrade Playground Surfacing	5,475	SF	\$ 14.00	\$ 76,650.00
2	Add ADA Walkways	2,600	SF	\$ 6.50	\$ 16,900.00
3	Add Fitness Walkway Loop	2,000	SF	\$ 6.50	\$ 13,000.00
4	Rehabilitate Play Equipment	1	LS	Allow	\$ 20,000.00
5	Resurface Multipurpose Court	1	LS	\$ 11,200.00	\$ 11,200.00
6	Replace Benches	1	EA	\$ 1,200.00	\$ 1,200.00
7	Replace Picnic Tables	3	EA	\$ 2,000.00	\$ 6,000.00
8	Replace Damaged Chain Link Fence Fabric	1	LS	Allow	\$ 3,500.00
9	Replace Irrigation Systems	46,378	SF	\$ 1.50	\$ 69,567.00
10	Renovate Turf	46,000	SF	\$ 0.55	\$ 25,300.00
11	Renovate Shrub Beds	378	SF	\$ 2.00	\$ 756.00
12	Add new Park Trees	10	EA	\$ 300.00	\$ 3,000.00
13	Add Standardized Park Sign	1	EA	\$ 5,000.00	\$ 5,000.00
14	Add New Bench at Multipurpose Court	2	EA	\$ 1,600.00	\$ 3,200.00
15	Remove Existing Olive Trees	5	EA	\$ 600.00	\$ 3,000.00
SUB TOTAL					\$ 258,273.00
20% CONTIGENCY					\$ 51,654.60
TOTAL					\$ 309,927.60



ALMOND PARK



San Diego Fwy

22

Google Earth

City of Seal Beach
Parks Community Services Master Plan
Park Renovation with Projected Cost Estimates

ARBOR PARK

ITEM NO #	IMPROVEMENTS NEEDED	QUANTITY	UNIT	UNIT PRICE	TOTAL
Play Fields					
1	Renovate Turf Grass Fields	98,000	SF	\$ 0.55	\$ 53,900.00
2	Add ADA Drinking Fountain	1	EA	\$ 7,000.00	\$ 7,000.00
3	Replace damaged Concrete Paving	400	SF	\$ 9.50	\$ 3,800.00
4	Add Bleachers (3-tier)	2	EA	\$ 3,000.00	\$ 6,000.00
5	Replace Irrigation Systems	98,000	SF	\$ 1.25	\$ 122,500.00
6	Pest Control	1	LS		* TBD
7	Add Standardized Park Sign	1	EA	\$ 5,000.00	\$ 5,000.00
8	Replace Trash Receptacle	2	EA	\$ 700.00	\$ 1,400.00
9	Replace Players Benches	2	EA	\$ 800.00	\$ 1,600.00
10	Repair Chain Link Fencing at Ballfield	1	LS	Allow	\$ 6,000.00
11	Exchange Portable RRM for ADA Compliant one	1	LS		* TBD
SUB TOTAL					\$ 207,200.00
20% CONTIGENCY					\$ 41,440.00
PLAY FIELDS TOTAL					\$ 248,640.00
Dog Park					
9	Add ADA Walkways to Bench and Drinking Fountain	1,720	SF	\$ 6.50	\$ 11,180.00
10	Add Benches in Dog Park	2	EA	\$ 1,600.00	\$ 3,200.00
SUB TOTAL					\$ 14,380.00
20% CONTIGENCY					\$ 2,876.00
DOG PARK TOTAL					\$ 17,256.00
GRAND TOTAL					\$ 265,896.00

* TBD - No cost can be determined for this improvement at this time.



ARBOR PARK

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Google earth

33°47'00.04" N, 118°02'57.82" W, elev. 24 ft

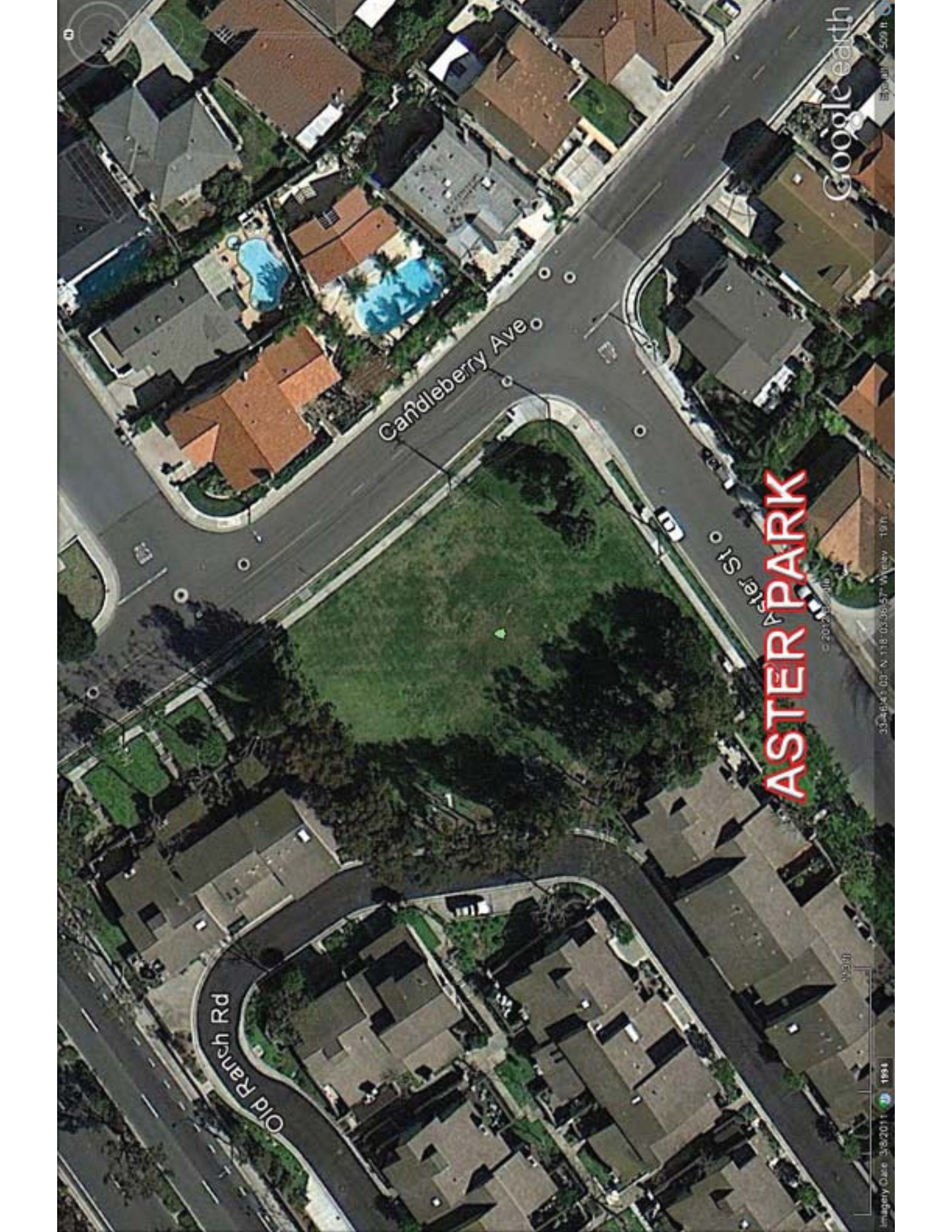
Imagery Date: 3-8-2012 1994

Eye alt: 1147 ft

City of Seal Beach
Parks Community Services Master Plan
Park Renovation with Projected Cost Estimates

ASTER PARK

ITEM NO #	IMPROVEMENTS NEEDED	QUANTITY	UNIT	UNIT PRICE	TOTAL
1	Add ADA Walkways to PicnicTable	2,200	SF	\$ 6.50	\$ 14,300.00
2	Add Fitness Walkway loop	1,400	SF	\$ 6.50	\$ 9,100.00
3	Add new Picnic Tables and Pad	2	EA	\$ 3,500.00	\$ 7,000.00
4	Add Drinking Fountain	1	EA	\$ 10,000.00	\$ 10,000.00
5	Add Play Equipment Area (incl Curbing, Surfacing & Equip)	1	LS	Allow	\$ 130,000.00
6	Replace Irrigation Systems	20,000	SF	\$ 1.75	\$ 35,000.00
7	Renovate Turf	15,000	SF	\$ 0.55	\$ 8,250.00
8	Add Shrub Beds	5,000	sf	\$ 2.00	\$ 10,000.00
9	Add new Park Trees	10	EA	\$ 300.00	\$ 3,000.00
10	Add Standardized Park Sign	1	EA	\$ 5,000.00	\$ 5,000.00
SUB TOTAL					\$ 231,650.00
20% CONTIGENCY					\$ 46,330.00
TOTAL					\$ 277,980.00



Candleberry Ave

Aster St

Old Ranch Rd

ASTER PARK

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Google earth

Imagery Date 3/8/2011 19:14

33.24941, -111.80336, 57° W, elev. 1971 ft

City of Seal Beach
Parks Community Services Master Plan
Park Renovation with Projected Cost Estimates

BLUE BELL PARK

ITEM NO #	IMPROVEMENTS NEEDED	QUANTITY	UNIT	UNIT PRICE	TOTAL
1	<i>Renovate as detailed in new Site-specific Plan for SBTC</i>				* TBD
SUB TOTAL					\$ -
20% CONTIGENCY					\$ -
TOTAL					* TBD

* TBD - No cost can be determined for this improvement at this time.



BLUEBELL PARK

Almond Ave

Google earth

City of Seal Beach
Parks Community Services Master Plan
Park Renovation with Projected Cost Estimates

CORSAIR PARK

ITEM NO #	IMPROVEMENTS NEEDED	QUANTITY	UNIT	UNIT PRICE	TOTAL
1	Add Guard Rails both sides of Ped. Bridge	30	LF	\$ 100.00	\$ 3,000.00
2	Replace Bench	1	EA	\$ 1,200.00	\$ 1,200.00
3	Add New Bench	1	EA	\$ 1,600.00	\$ 1,600.00
4	Replace Irrigation Systems	12,000	SF	\$ 1.75	\$ 21,000.00
5	Renovate Turf	12,000	SF	\$ 0.55	\$ 6,600.00
6	Add new Park Trees	5	EA	\$ 3,000.00	\$ 15,000.00
7	Add Standardized Park Sign	1	EA	\$ 5,000.00	\$ 5,000.00
SUB TOTAL					\$ 53,400.00
20% CONTIGENCY					\$ 10,680.00
TOTAL					\$ 64,080.00



City of Seal Beach
Parks Community Services Master Plan
Park Renovation with Projected Cost Estimates

EDISON PARK

ITEM NO #	IMPROVEMENTS NEEDED	QUANTITY	UNIT	UNIT PRICE	TOTAL
General Park Area					
1	Add Striping and Signage for ADA Parking	1	LS	Allow	\$ 3,500.00
2	Add ADA Walkway to Amenities	8,470	SF	\$ 6.50	\$ 55,055.00
3	Add Fitness Walkway Loop	4,000	SF	\$ 6.50	\$ 26,000.00
4	Upgrade Playground Surfacing	2,900	SF	\$ 14.00	\$ 40,600.00
5	Rehabilitate Play Equipment	1	LS	Allow	\$ 20,000.00
6	Expand Playground to Include Pre-School Play Equipment	1	LS	\$ 130,000.00	\$ 130,000.00
7	Replace Bench	2	EA	\$ 1,200.00	\$ 2,400.00
8	Replace Trash Receptacle	2	EA	\$ 700.00	\$ 1,400.00
9	Replace Picnic Table	2	EA	\$ 2,000.00	\$ 4,000.00
10	Add Picnic Table and Pad	3	EA	\$ 3,500.00	\$ 10,500.00
11	Resurface Basketball Court	1	LS	\$ 5,200.00	\$ 5,200.00
12	Replace Irrigation System	70,600	SF	\$ 1.75	\$ 123,550.00
13	Renovate Turf	70,600	SF	\$ 0.55	\$ 38,830.00
14	Add New Park Trees	15	EA	\$ 300.00	\$ 4,500.00
15	Exchange Portable RRM for ADA Compliant Model	1	LS		* TBD
16	Add Standardized Park Sign	1	EA	\$ 5,000.00	\$ 5,000.00
SUB TOTAL					\$ 470,535.00
20% CONTIGENCY					\$ 94,107.00
GENERAL PARK AREA TOTAL					\$ 564,642.00
Community Gardens Area					
17	Add ADA Parking Area	1	LS	\$ 8,000.00	\$ 8,000.00
18	Add Raised Planting Beds	1	LS	Allow	\$ 5,000.00
19	Add ADA Walkway from Parking to new Raised Beds	1,900	SF	\$ 6.50	\$ 12,350.00
20	Add ADA Walkway from Parking to Existing Portable Restroom	1,200	SF	\$ 6.50	\$ 7,800.00
21	Expand Garden Plots incl. ADA Raised Beds	1	LS		* TBD
SUB TOTAL					\$ 33,150.00
20% CONTIGENCY					\$ 6,630.00
COMMUNITY GARDENS AREA TOTAL					\$ 39,780.00
Ballfield Area					
22	Add ADA Parking at Ball Diamond	1	LS	\$ 8,000.00	\$ 8,000.00
23	Add ADA walkway from Parking to & Around Ball Diamond	3,150	SF	\$ 6.50	\$ 20,475.00
24	Add Portable ADA Compliant Restroom	1	LS		* TBD
25	Replace Players' Benches	2	EA	\$ 800.00	\$ 1,600.00
26	Restretch/Replace Chain Link Ballfield Fencing	1	LS	Allow	\$10,000.00
27	Repair/Replace Wooden Backstop	1	LS	Allow	\$3,000.00
28	Replace Drinking Ftn for ADA model	1	LS	Allow	\$ 7,000.00
29	Replace Irrigation System	135,120	SF	\$ 1.50	\$ 202,680.00
30	Renovate Turf	135,120	SF	\$ 0.55	\$ 74,316.00
31	Replace Trash Receptacle	1	EA	\$ 700.00	\$ 700.00
32	Add New Trash Receptacle	1	EA	\$ 900.00	\$ 900.00
33	Pest Control	1	LS		* TBD
SUB TOTAL					\$ 328,671.00
20% CONTIGENCY					\$ 65,734.20
BALLFIELD AREA AREA TOTAL					\$ 394,405.20
GRAND TOTAL					\$ 998,827.20

* TBD - No cost can be determined for this improvement at this time.

EDISON PARK



College Park Dr

Loyal Park Dr

Hannah Dr

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Google earth

Imagery Date 3/8/2011

1994

33° 46' 37.07" N 118° 05' 46.61" W elev 111 ft

Eye alt 4530 ft



City of Seal Beach
Parks Community Services Master Plan
Park Renovation with Projected Cost Estimates

EISENHOWER PARK

ITEM NO #	IMPROVEMENTS NEEDED	QUANTITY	UNIT	UNIT PRICE	TOTAL
1	Replace Play Equipment	1	LS	Allow	\$ 100,000.00
2	Upgrade Playground Surfacing	2,700	SF	\$ 14.00	\$ 37,800.00
3	Expand Playground to Include Pre-School Play Equipment	1	LS	\$ 200,000.00	\$ 200,000.00
4	Replace Staircase from upper to lower level	2	EA	\$ 30,000.00	\$ 60,000.00
5	Add ADA Access to Beach & Restrooms	1	LS	Allow	\$ 30,000.00
6	Replace Bench	29	EA	\$ 1,200.00	\$ 34,800.00
7	Replace Trash Receptacle	13	EA	\$ 700.00	\$ 9,100.00
8	Add Drinking Fountain (upper level)	1	EA	\$ 10,000.00	\$ 10,000.00
9	Replace fractured Asphalt at Pier Entrance (upper level)	1,500	SF	\$ 9.50	\$ 14,250.00
10	Add Guard Rail on north side of 8th St driveway	60	LF	\$ 100.00	\$ 6,000.00
11	Add Outdoor Fitness Equipment Stations (multi-station)	4	EA	\$ 12,000.00	\$ 48,000.00
12	Replace Irrigation Systems	60,000	SF	\$ 2.00	\$ 120,000.00
13	Renovate Turf	40,000	SF	\$ 0.55	\$ 22,000.00
14	Renovate Shrub Beds	20,000	SF	\$ 2.00	\$ 40,000.00
15	Add new Park Trees	40	EA	\$ 300.00	\$ 12,000.00
16	Add Standardized Park Sign	2	EA	\$ 5,000.00	\$ 10,000.00
17	Add Security Lighting	20	EA	\$ 9,000.00	\$ 180,000.00
18	Create Future Site Plan				* TBD
SUB TOTAL					\$ 933,950.00
20% CONTIGENCY					\$ 186,790.00
TOTAL					\$ 1,120,740.00

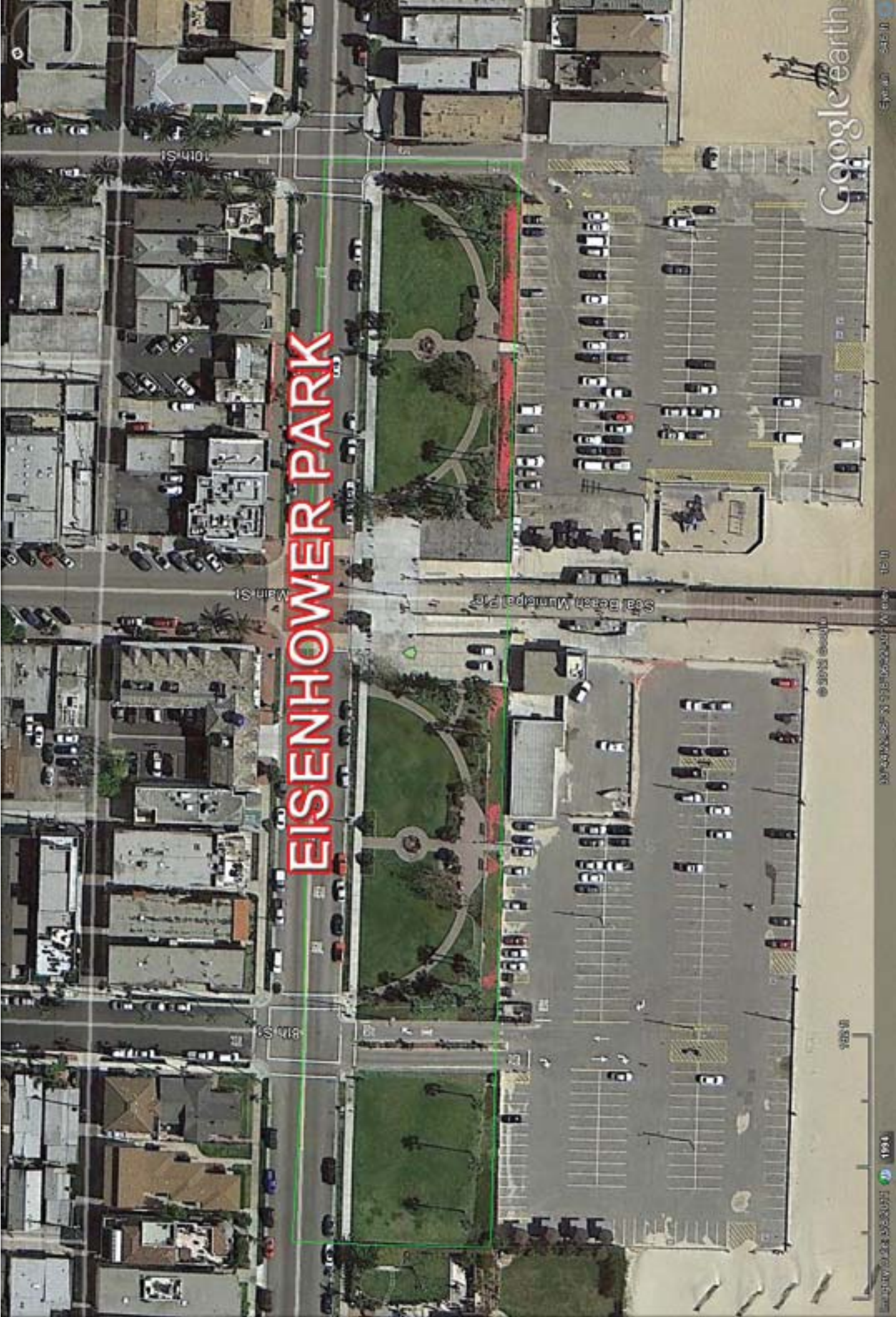
* TBD - No cost can be determined for this improvement at this time.

EISENHOWER PARK

Main St

Sea Beach Municipal Pk

© 2015 Google



City of Seal Beach
Parks Community Services Master Plan
Park Renovation with Projected Cost Estimates

ELECTRIC AVENUE GREENBELT

ITEM NO #	IMPROVEMENTS NEEDED	QUANTITY	UNIT	UNIT PRICE	TOTAL
1	Replace Stamped Concrete Paving at 6th St w/ Interlocking Pavers	1,800	SF	\$ 20.00	\$ 36,000.00
2	Replace Stamped Concrete Paving at SB Blvd w/ Interlocking Pavers	1,500	SF	\$ 20.00	\$ 30,000.00
3	Replace Picnic Tables	4	EA	\$ 2,000.00	\$ 8,000.00
4	Replace Trash Receptacles	8	EA	\$ 700.00	\$ 5,600.00
5	Replace Benches - Continuing Memorial Bench Program	33	EA	\$ 900.00	\$ 29,700.00
6	Replace Stairs / Ramp @ Red Car Museum	1	LS	Allow	\$ 20,000.00
7	Add new Restroom Building w/ Picnic Shelter & pad	1	LS	Allow	\$ 350,000.00
8	Add Picnic table (under shelter)	2	EA	\$ 2,000.00	\$ 4,000.00
9	Add Outdoor Fitness Equipment Stations (single-station)	12	EA	\$ 6,000.00	\$ 72,000.00
10	Replace Irrigation Systems	262,000	SF	\$ 1.75	\$ 458,500.00
11	Renovate Turf	260,000	SF	\$ 0.55	\$ 143,000.00
12	Renovate Shrub Beds	2,000	SF	\$ 2.00	\$ 4,000.00
13	Add new Park Trees	40	EA	\$ 300.00	\$ 12,000.00
14	Add Standardized Park Sign	1	EA	\$ 5,000.00	\$ 5,000.00
15	Add Security Lighting	35	EA	\$ 9,000.00	\$ 315,000.00
				SUB TOTAL	\$ 1,492,800.00
				20% CONTIGENCY	\$ 298,560.00
				TOTAL	\$ 1,791,360.00



ELECTRIC AVENUE GREENBELT

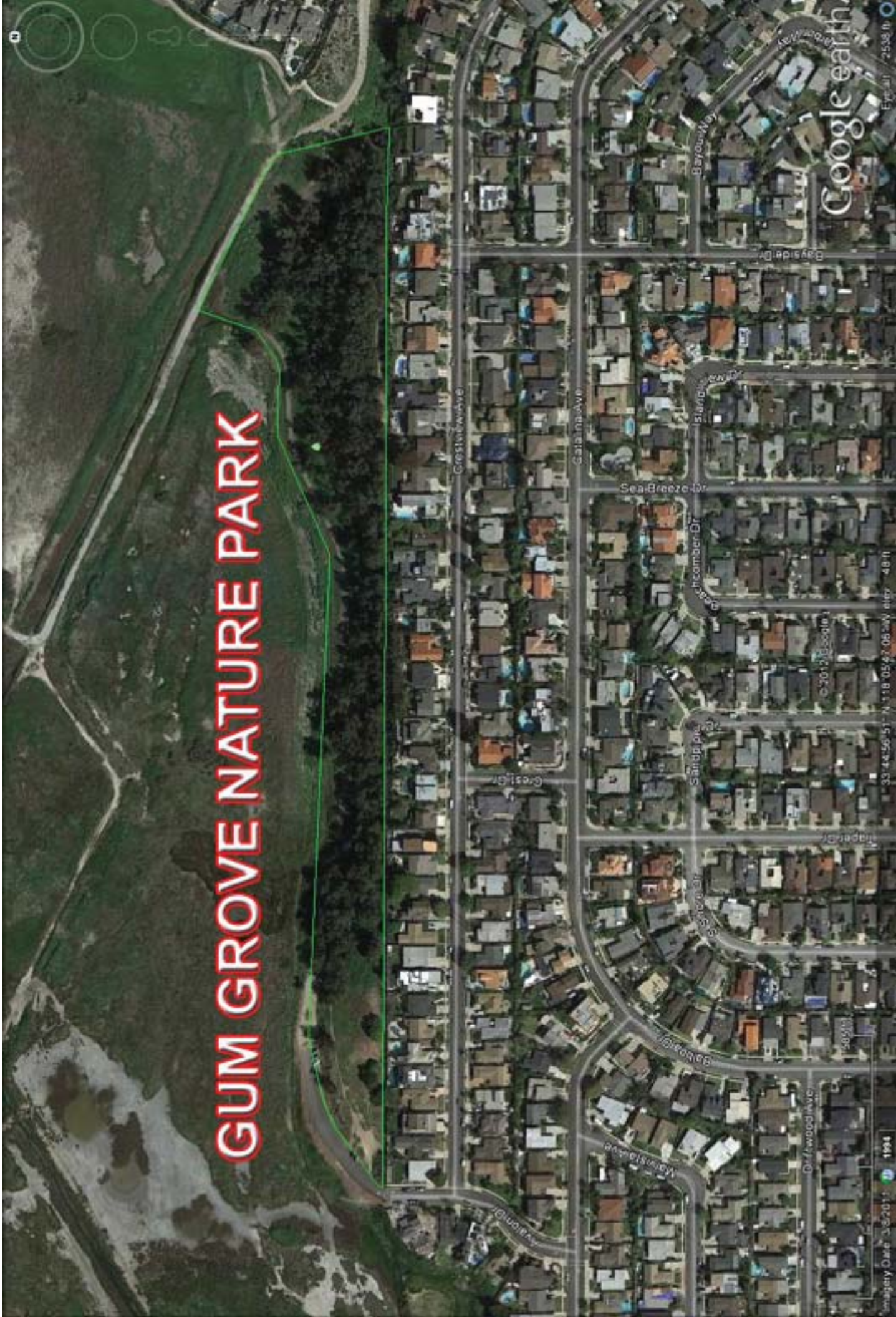
City of Seal Beach
Parks Community Services Master Plan
Park Renovation with Projected Cost Estimates

GUM GROVE NATURE PARK

ITEM NO #	IMPROVEMENTS NEEDED	QUANTITY	UNIT	UNIT PRICE	TOTAL
1	Add ADA Parking @ Avalon end	1	LS	Allow	\$ 8,000.00
2	Add ADA accessible Walkway into Park	1	LS	Allow	\$ 15,000.00
3	Add Educational Signage	1	LS		* TBD
4	Add Trash Receptacles	4	EA	\$ 700.00	\$ 2,800.00
5	Add Benches	6	EA	\$ 1,600.00	\$ 9,600.00
6	Add New Trees	40	EA		* TBD
7	Add Native Shrub Plantings	1	LS		* TBD
8	Add Irrigation System	1	LS		* TBD
9	Add Standardized Park Sign	2	EA	\$ 5,000.00	\$ 10,000.00
10	Create Future Site Plan	1	LS		* TBD
SUB TOTAL					\$ 45,400.00
20% CONTIGENCY					\$ 9,080.00
TOTAL					\$ 54,480.00

* TBD - No cost can be determined for this improvement at this time.

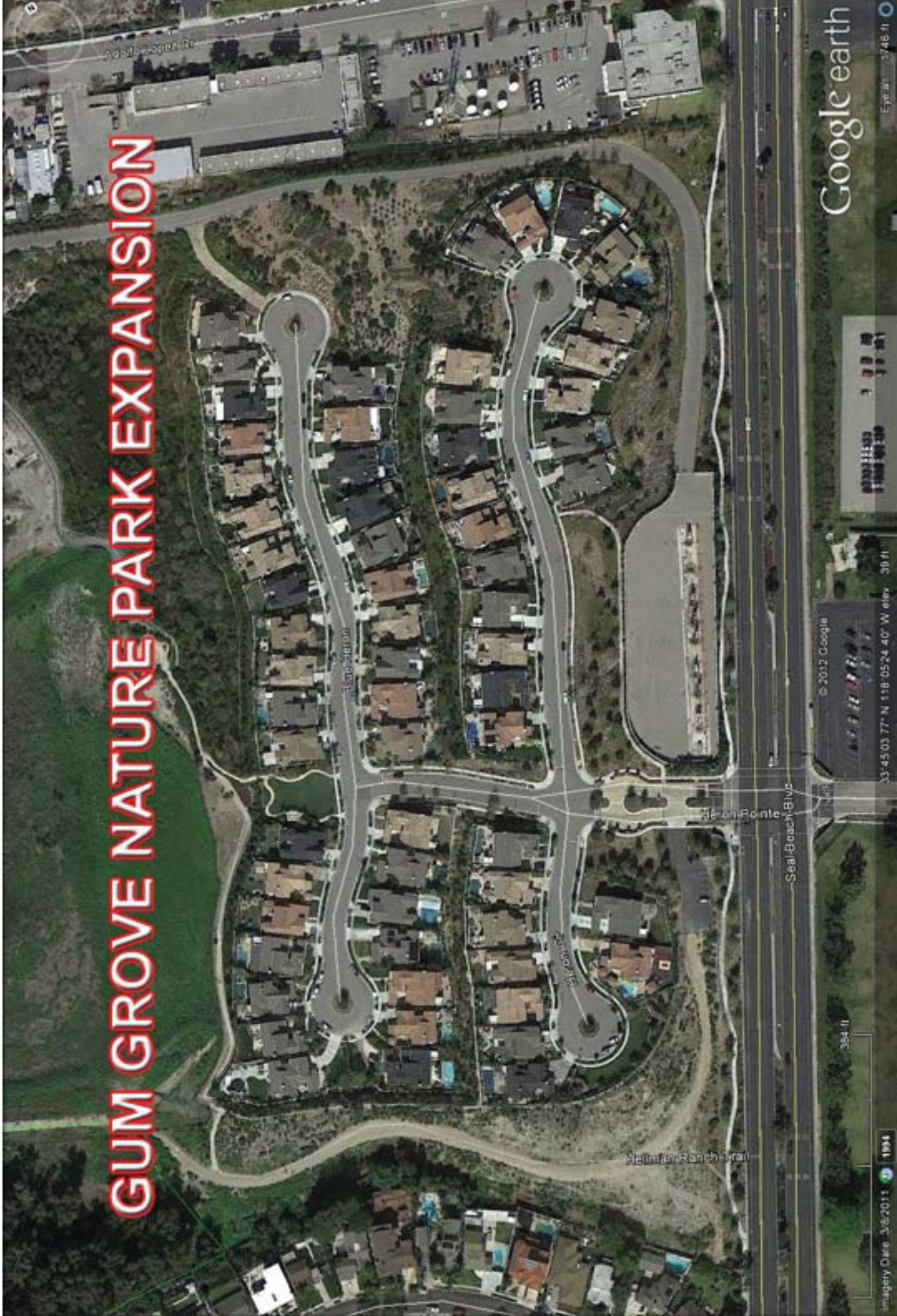
GUM GROVE NATURE PARK



Google earth

Imagery Date: 3-8-2017 19:14
© 2013 Google
33° 44' 56.51" N, 118° 05' 47.06" W, elev: -48 ft
Eye alt: 2538 ft

GUM GROVE NATURE PARK EXPANSION



City of Seal Beach
Parks Community Services Master Plan
Park Renovation with Projected Cost Estimates

HEATHER PARK

ITEM NO #	IMPROVEMENTS NEEDED	QUANTITY	UNIT	UNIT PRICE	TOTAL
1	Add new Restroom Building	1	LS	\$ 250,000.00	\$ 250,000.00
2	Replace damaged Concrete Walkway @ Playground	1	LS	\$ 2,500.00	\$ 2,500.00
3	Add ADA accessible Walkway to Tennis Courts	1	LS	\$ 7,000.00	\$ 7,000.00
4	Add ADA accessible Walkway to Picnic Tables & New Rrm.	3,000	SF	\$ 6.50	\$ 19,500.00
5	Expand Playground to Include Pre-School Play Equipment	1	LS	\$ 130,000.00	\$ 130,000.00
6	Rehabilitate Play Equipment	1	LS	Allow	\$ 20,000.00
7	Renovate Tennis Courts (\$5,000 per court, twice in 10-yr program)	2	EA	\$ 10,000.00	\$ 20,000.00
8	Replace Picnic Tables	4	EA	\$ 2,000.00	\$ 8,000.00
9	Replace Trash Receptacles	4	EA	\$ 700.00	\$ 2,800.00
10	Replace Benches	4	EA	\$ 1,200.00	\$ 4,800.00
11	Upgrade Playground Surfacing	3,150	SF	\$ 14.00	\$ 44,100.00
12	Replace Irrigation Systems	47,300	SF	\$ 1.50	\$ 70,950.00
13	Renovate Turf	47,300	SF	\$ 0.55	\$ 26,015.00
14	Add new Park Trees	10	EA	\$ 300.00	\$ 3,000.00
15	Add Standardized Park Sign	1	EA	\$ 5,000.00	\$ 5,000.00
SUB TOTAL					\$ 613,665.00
20% CONTIGENCY					\$ 122,733.00
TOTAL					\$ 736,398.00



Lampson Ave

Ironwood Ave

Heather St

Ins St

Hazelnut Ave

HEATHER PARK

Google earth

Monday, Oct 3-8-2011 19x

© 2011 Google

777 ft

City of Seal Beach
Parks Community Services Master Plan
Park Renovation with Projected Cost Estimates

MARINA PARK & COMMUNITY CENTER

ITEM NO #	IMPROVEMENTS NEEDED	QUANTITY	UNIT	UNIT PRICE	TOTAL
1	<i>Renovate as detailed in new Site-specific Plan</i>				* TBD
SUB TOTAL					\$ -
20% CONTIGENCY					\$ -
TOTAL					* TBD

* TBD - No cost can be determined for this improvement at this time.

If park renovation is not underway, the renovation of (2) existing Tennis Courts, at \$5,000 per court, should be budgeted on a 4-yr maintenance cycle. For the projected costs for this 10-yr MP, this means 2 times for each court; or \$20,000.

MARINA PARK & COMMUNITY CENTER



Caravel Way

Clipper Way

Marina Dr

Google earth

© 2012 Google
33° 44' 44.36" N 118° 06' 37.34" W elev. 10 ft
Satellite Date: 3-8-2011 19:11
Eye Alt: 503 ft

City of Seal Beach
Parks Community Services Master Plan
Park Renovation with Projected Cost Estimates

SCHOONER PARK

ITEM NO #	IMPROVEMENTS NEEDED	QUANTITY	UNIT	UNIT PRICE	TOTAL
1	Remove / replace non-ADA compliant Walkway @ southeast end	1	LS	Allow	\$ 8,000.00
2	Add Guard Rails on both sides of (2) Bridges	60	LF	\$ 100.00	\$ 6,000.00
3	Replace Irrigation Systems	31,400	SF	\$ 1.75	\$ 54,950.00
4	Renovate Turf	31,400	SF	\$ 0.55	\$ 17,270.00
5	Renovate Shrub Beds	1,900	SF	\$ 2.00	\$ 3,800.00
6	Add new Park Trees	10	EA	\$ 300.00	\$ 3,000.00
7	Add Standardized Park Sign	1	EA	\$ 5,000.00	\$ 5,000.00
SUB TOTAL					\$ 98,020.00
20% CONTIGENCY					\$ 19,604.00
TOTAL					\$ 117,624.00



Pacific Coast Highway

Galleon Way

Schooner Way

Electric Ave

SCHOONER PARK

Google Earth

Copyright © 2022 Google LLC
33° 44' 52.06" N 118° 06' 35.90" W
1991

City of Seal Beach
Parks Community Services Master Plan
 Park Renovation with Projected Cost Estimates

SEAL BEACH TENNIS CENTER

ITEM NO #	IMPROVEMENTS NEEDED	QUANTITY	UNIT	UNIT PRICE	TOTAL
1	<i>Renovate as detailed in new Site-specific Plan</i>				* TBD
SUB TOTAL					\$ -
20% CONTIGENCY					\$ -
TOTAL					* TBD

* TBD - No cost can be determined for this improvement at this time.



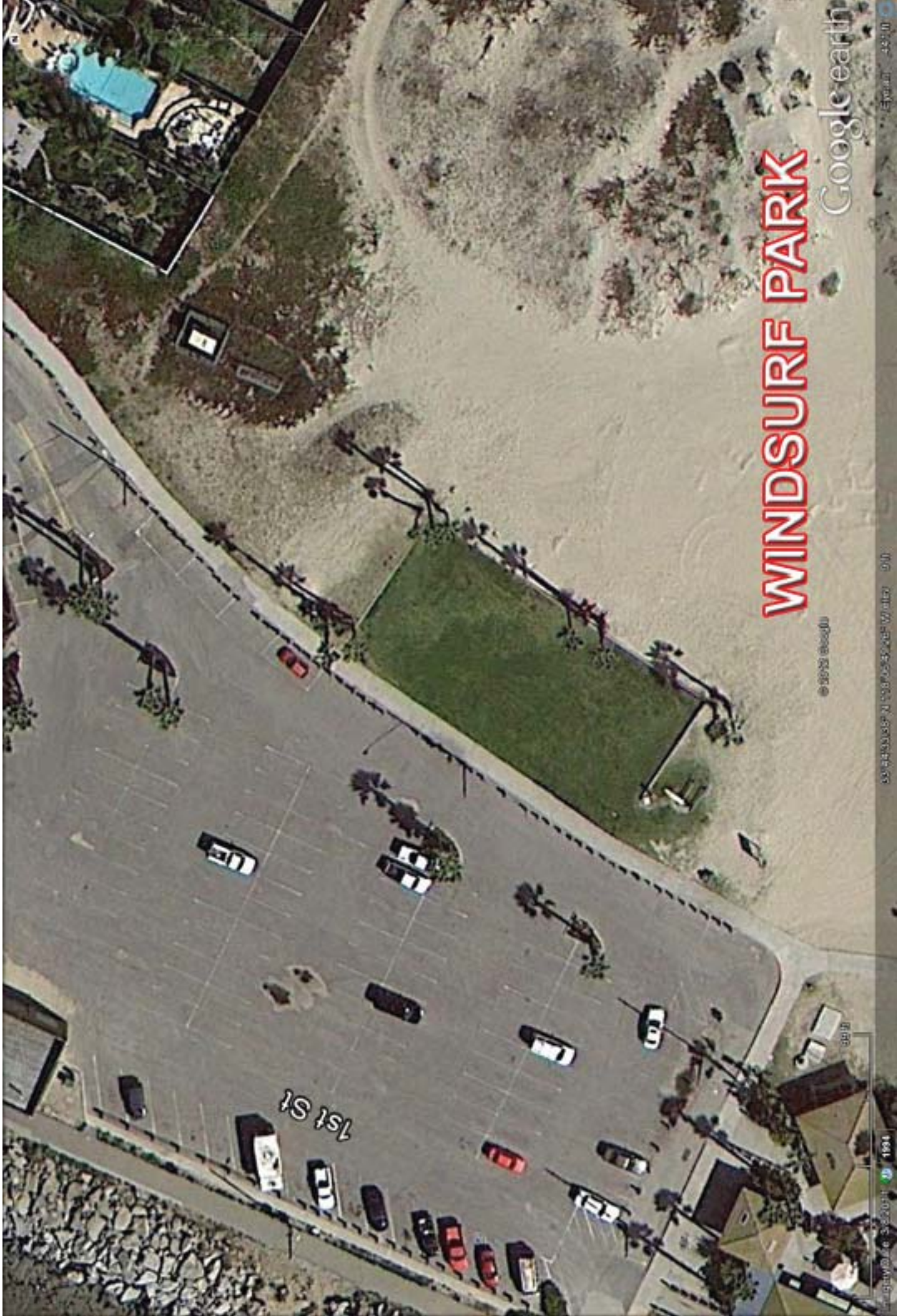
SEAL BEACH TENNIS CENTER

City of Seal Beach
Parks Community Services Master Plan
Park Renovation with Projected Cost Estimates

WINDSURF PARK

ITEM NO #	IMPROVEMENTS NEEDED	QUANTITY	UNIT	UNIT PRICE	TOTAL
1	Correct Drainage @ Wash Down area	1	LS		* TBD
2	Add Coin Operated Water Service for Wash Down Area	1	LS		* TBD
SUB TOTAL					\$ -
20% CONTIGENCY					\$ -
TOTAL					* TBD

* TBD - No cost can be determined for this improvement at this time.



WINDSURF PARK

© 2023 Google

Google Earth

Latitude: 33.20011 Longitude: -111.914

33.20011, -111.914, 15m

Eye alt: 457.0

City of Seal Beach
Parks Community Services Master Plan
Park Renovation with Projected Cost Estimates

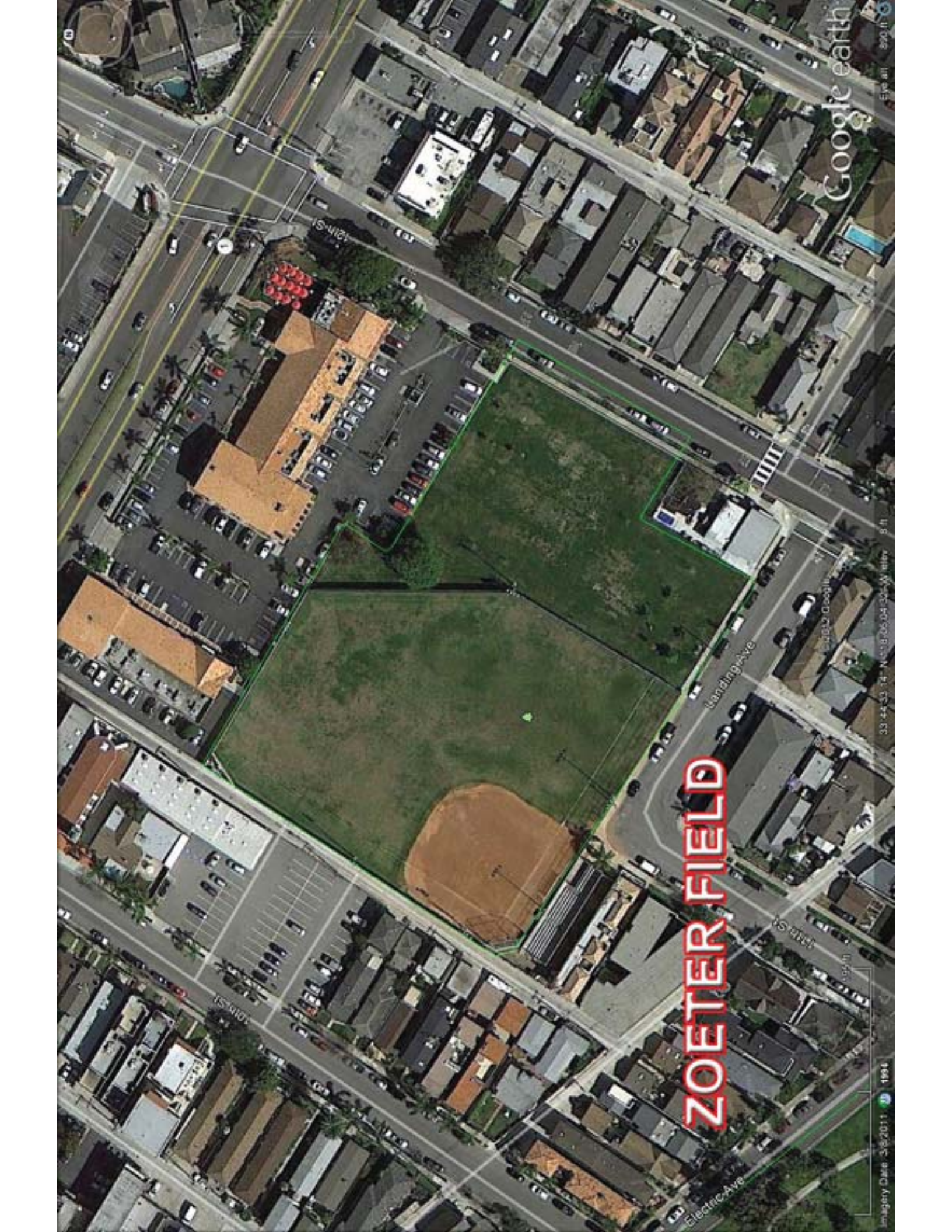
ZOETER GREENBELT

ITEM NO #	IMPROVEMENTS NEEDED	QUANTITY	UNIT	UNIT PRICE	TOTAL
1	Add Concrete Meandering Walkway	4,255	SF	\$ 6.50	\$ 27,657.50
2	Add Benches	4	EA	\$ 1,600.00	\$ 6,400.00
3	Add Trash Receptacles	3	EA	\$ 700.00	\$ 2,100.00
4	Add Picnic Table (under shelter)	2	EA	\$ 2,000.00	\$ 4,000.00
5	Add Picnic shelter (16' sq) and Concrete Pad	1	LS	\$ 35,000.00	\$ 35,000.00
6	Add Outdoor Fitness Equipment Stations	4	EA	\$ 6,000.00	\$ 24,000.00
7	Renovate Turf	66,100	SF	\$ 0.55	\$ 36,355.00
8	Irrigation System	66,100	SF	\$ 1.75	\$ 115,675.00
9	Add Trees	20	EA	\$ 300.00	\$ 6,000.00
10	Add Standardized Park Sign	1	EA	\$ 5,000.00	\$ 5,000.00
SUB TOTAL					\$ 262,187.50
20% CONTIGENCY					\$ 52,437.50
TOTAL					\$ 314,625.00

City of Seal Beach
Parks Community Services Master Plan
Park Renovation with Projected Cost Estimates

ZOETER FIELD

ITEM NO #	IMPROVEMENTS NEEDED	QUANTITY	UNIT	UNIT PRICE	TOTAL
1	Replace existing Restroom w/ new Restroom & Storage Building	1	LS	Allow	\$ 450,000.00
2	Improve Drainage of Ball Diamond	1	LS	Allow	\$ 10,000.00
3	Replace Irrigation Systems	66,100	SF	\$ 1.50	\$ 99,150.00
4	Renovate Turf	66,100	SF	\$ 0.55	\$ 36,355.00
5	Add Standardized Park Sign	1	EA	\$ 5,000.00	\$ 5,000.00
SUB TOTAL					\$ 600,505.00
20% CONTIGENCY					\$ 120,101.00
TOTAL					\$ 720,606.00



ZOETER FIELD

Google earth

Imagery Date 3-8-2011

Eye alt 890 ft

Electric Ave

Landing Ave

12th St

10th St

15th St

12000 Google St

City of Seal Beach
Parks Community Services Master Plan
Park Renovation with Projected Cost Estimates

NORTH SEAL BEACH COMMUNITY CENTER

ITEM NO #	IMPROVEMENTS NEEDED	QUANTITY	UNIT	UNIT PRICE	TOTAL
1	Replace damaged Concrete Walkways	1,000	SF	\$ 9.50	\$ 9,500.00
2	Replace existing Irrigation System	2,000	SF	\$ 5.00	\$ 10,000.00
3	Renovate Shrub Planting Areas	2,000	SF	\$ 2.00	\$ 4,000.00
4	Add Standardized Park Sign	1	EA	\$ 5,000.00	\$ 5,000.00
SUB TOTAL					\$ 28,500.00
20% CONTIGENCY					\$ 5,700.00
TOTAL					\$ 34,200.00

NORTH SEAL BEACH- COMMUNITY-CENTER

St Cloud Dr

City of Seal Beach
Parks Community Services Master Plan
Park Renovation with Projected Cost Estimates

SEAL BEACH SENIOR CENTER

ITEM NO #	IMPROVEMENTS NEEDED	QUANTITY	UNIT	UNIT PRICE	TOTAL
1	New Parking Lot Striping and ADA Path of Travel	1	LS	Allow	\$ 6,000.00
2	Add Signage to Courtyard Entrance	1	LS	Allow	\$ 2,000.00
3	Add Standardized Park Sign	1	EA	\$ 5,000.00	\$ 5,000.00
SUB TOTAL					\$ 13,000.00
20% CONTIGENCY					\$ 2,600.00
TOTAL					\$ 15,600.00

City of Seal Beach
Parks Community Services Master Plan
 Park Renovation with Projected Cost Estimates

COMMUNITY AQUATICS CENTER

ITEM NO #	IMPROVEMENTS NEEDED	QUANTITY	UNIT	UNIT PRICE	TOTAL
1	Create Future Site Plan	1	LS		* TBD
SUB TOTAL					\$ -
20% CONTIGENCY					\$ -
TOTAL					* TBD

* TBD - No cost can be determined for this improvement at this time.

City of Seal Beach
Parks Community Services Master Plan
Park Renovation with Projected Cost Estimates

MCGAUGH BALLFIELDS

ITEM NO #	IMPROVEMENTS NEEDED	QUANTITY	UNIT	UNIT PRICE	TOTAL
1	<i>Not Included in City's Inventory</i>				* NIC
SUB TOTAL					\$ -
20% CONTIGENCY					\$ -
TOTAL					* TBD

* NIC - Not included in City's Inventory. Property of Los Alamitos Unified School District.

MCGAUGH TENNIS COURTS

ITEM NO #	IMPROVEMENTS NEEDED	QUANTITY	UNIT	UNIT PRICE	TOTAL
1	Renovation of Tennis Courts	3	EA	\$ 10,000.00	\$ 30,000.00
SUB TOTAL					\$ 30,000.00
20% CONTIGENCY					\$ 6,000.00
TOTAL					\$ 36,000.00

The renovation of (3) existing Tennis Courts, at \$5,000 per court, should be budgeted on a 4-yr maintenance cycle. For the projected costs for this 10-yr MP, this means 2 times for each court; or \$30,000.



1698 Bolsa Ave Seal Beach CA

30 31st Ave

Rivera Dr

Marina Ave

Jade Cove Way

30th St Blvd

Spring Staff Ct

McGAUGH BALL FIELDS / TENNIS COURTS

Google earth

Imagery Date: 3/8/2011 1914

33° 44' 37.833" N 118° 05' 50.933" W Elev: 19 ft

Eye Alt: 1421 ft

City of Seal Beach

Grant Opportunities

**Prepared as part of the City of Seal Beach
Parks & Community Services Master Plan
2013**

Grant Opportunities

The City of Seal Beach has successfully applied and been granted two parks & recreation grants in the previous seven year period. These included a Prop 12 Grant in 2006, in the amount of \$20,000, for renovation of the gymnasium floor at McGaugh School, and a Prop 40 Grant in 2007, in the amount of \$120,000, for Blue Bell Park. In addition, the City continues to receive annual CDBG Grant funding, which is earmarked for bathroom improvements in Leisure World.

There are several Grants for which Seal Beach would be eligible to apply for park facilities renovation. Some of these grants combine “brick-and-mortar” improvements with programming opportunities. Other grants are specific to only funding park improvements. Many grants require a local match; the amount varying by the grant funding source.

Another grant that is normally available on an annual basis is the Federal Land and Water Conservation Grant. The Land and Water Conservation Fund was established by Congress in 1965 to assist eligible government units in the provision of new park areas.

The City of Seal Beach, once determining that one of its goals is water conservation, should also consider looking into Programs offered by the Metropolitan Water District, including the “Water Saving Incentive Program” (www.bewaterwise.com/water-savings-incentive-program.html), the “Innovative Conservation Program”), the “Community Partnering Program” (www.mwdh2o.com/mwdh2o/pages/yourwater/cpp/cpp.html) and the “Local Resources Program” (www.mwdh2o.com).

To review updates on other grants which would be beneficial for the City of Seal Beach, visit the California State Parks Office of Grants and Local Services web site, www.parks.ca.gov.

The following list includes grant funding which is specifically directed towards projects which enhance the local agency environment through the enhancement of local parks. Funding sources which may be of interest to the City of Seal Beach include the following:

- Land & Water Conservation Fund
- Rivers, Trails and Conservation Assistance Program
- Urban Park and Recreation Recovery Act
- California Clean Air Act
- Play Surfacing – Beverage Container Recycling
- Roberti - Z'berg – Harris Needs-Basis Grants
- State Urban Parks & Healthy Communities Grant
- Youth Soccer and Recreation Development Program
- Proposition 40 Grant Program
- California Resources Agency- Environmental Enhancement & Mitigation Program
- California State Parks Foundation
- Conservation Fund Grant

It is strongly recommended that the City of Seal Beach develop a relationship for a part-time Grants Consultant that has a refined expertise in helping local agencies not only secure Grants, but then makes sure that the paper trail and follow up that is needed on all major Grants are completed. Municipal agencies who have developed this specialized consulting

relationship have found a significant improvement in successfully obtaining grants. Highly competent Grant Consultants have current developed relationships with the Granting Agency staff, as have refined their ability to include in the Grant Applications unique text and convincing documentation which increases the local agencies chances for successful award of funding.

There is also a web site, www.grants.gov that is very helpful in reviewing the many Grant opportunities that would allow Seal Beach to fund some of the new and different programs and park amenities that the Community is suggesting in the Community Survey, as well as the Community meetings that were held.

All grants are time sensitive, so to list other grants in this Master Plan document, which is a guideline for the next several years, would not be of much benefit. The above-listed link is a grant website that many public agencies use to provide time sensitive current information for grant applications.

This website, along with the California State Parks Office of Grants and Local Services (also listed above) will be helpful tools for finding an updated list of grants for Seal Beach's consideration.