

WORKSHOP, THURSDAY, NOVEMBER 10, 2016, 5:30 P.M.

The Mayor and City Council met for a Workshop on Thursday, November 10, 2016 at 5:30 p.m. with the following members present:

Mayor Diaz, Council Members Robinson, Lee, Garcia and Gonzales; City Manager Squyres and City Secretary Raines. Council Member Rivas and City Attorney DeFoyd arrived after roll call.

Mayor Diaz advised that this workshop was to provide information to the Mayor and Council on the proposed city swimming pool and turned the meeting over to City Manager Squyres.

City Manager Squyres advised that we received two RFP on the pool, one from Progressive Aquatics and they came in the \$1.3 million area and the other one came in from Mr. Efrin Espinoza and he came in at \$1.9 million and he also presented a project to them in the \$3.2 range and when the committee met the first time, they also looked at the qualifications of the two gentlemen and they thought that of the two vendors Progressive would be the better choice because they were a commercial pool operation and discussed some of the pools they had done in Pasadena and Baytown. He stated the other gentleman had a nice looking project and everyone loved it but he didn't have any commercial pool experience at all and some of the things he talked about doing were a little risky we thought for a city of our size and he was also very frank with us and told us that he could not warranty that pool as the first proposal that he made.

He stated that as they might recall, Council Woman Garcia mentioned when we received those proposals that there were only two, what did we do if we didn't like either of the two and that was pre TML so we ask everybody to look at pool vendors at TML , there were a few there and we did talk to them and one of them reached back out to us , they

Were not interested in doing the pool, they only wanted to do the splash pad so we were left with the two vendors we were dealing with, So they met a second time to look at everything again and go back and forth with progressive again on it and this was the company that was doing the work when the pool floated or what ever we were going to call it, they came up with the proposal for us and we ask for a couple of modification, we took the building off because we felt like we could do the building better on our own with a different contractor but basically their proposal was \$1,208,800., there was a couple of features to that we don't currently have, it was a lap pool built for that and had an average 5 ft. depth from end to end, had a slide built into it with a separate landing area and went over all the other features of the pool including the ADA devices. He discussed a feature they had in the design for their consideration, a currant exercise channel and this was something that the seniors should really like. Mr. Squyres call attention to the conceptual drawing of the pool where the artist had laid it over the google earth current pool. He stated that the splash pad had one major overhead device that would dump water over you and the rest was spray up from the bottom and the two water system are independent of each other and they were full code compliant .

He advised that Councilman Rivas was heavy involved with this, he was one of the go to guys as far as the pool was concerned and he spent a lot of time at TML talking to vendors and Councilman Robinson was with them as well and they met with this vendor just the other day in preparation for this meeting to select one of these vendors to come back to council with and all five of them on the committee felt firmly this was the choice for us and what they would do, if approved by council, they would then go into negotiations with these folks to pick and choose what features we want and a price that we can live with.

Mayor Diaz ask the council if they had any questions.

Council Member Garcia ask if this was going to be a completely new pool, no building over the existing one.

City Manager Squyres stated that we couldn't find anybody that would give us a warranty doing that. When we talked to the original guy that came out and we had high hopes and Mr. Espinoza , originally gave us a price informally, not in a bid process, of \$675,000. Just to do that but as a formal proposal he didn't feel comfortable putting that in writing for us. He stated that there was one miss-statement in the list that they see there was something that was double listed, as a charge and then not a charge but they resolved it with them and he was taking it out.

Council Member Garcia ask if where the slide was it also a 5 ft. depth and was advised that it was, that the deepest part of the pool was 5 ft., that there were shallow areas for the kids to play and there was a long bench on the side of the pool for kids to sit during swimming lessons..

Mayor Diaz stated on the lazy river part parents could sit in the water and watch their kids.

City Manager Squyres stated that we would probably put up large shade areas on our own, similar to the ones at the ball fields.

Mr. Squyres stated that his recommendation would be to leave the committee in tact , if council was in agreement, to let the committee make those judgements , that way they could voice their thoughts and concerns to their fellow council members and make sure that they had direct input into the process.

Mayor Diaz stated the slide would be a big hit.

Page 4, – November 10, 2016.

Council Member Garcia ask what the capacity of the pool would be.

Mr. Squyres stated they were thinking about 125 which was the capacity of the pool, excluding the spray park so that would add at the spray park. He stated the thought of it was to have both of them open at the same time but if the pool was closed, by gate systems we could have the spray park open, there was no standing water and no depth so people could utilized the spray park when the pool was not open. He stated that was one thing he heard from council and citizens, that the pool hours were just to short.

Council Member Gonzales ask Lon what was the reason for the contingency being removed from the pool house.

Mr. Squyres stated that after talking to Mr. Robinson he could probably answer that better than he could.

Council Member Robinson stated that the guy who bid on the pool really didn't want to bid on the house , that it was not his cup of tea, so he talked to Lon about doing it on their own and get another contractor to do it. He stated that what they were looking at on the house was epoxying the floors what every color they wanted and also the walls, new plumbing fixtures, new fixtures, petitions and take and put a gabled roof on the middle part of the roof at the front, seal the whole building and repaint it.

Mayor Diaz stated they would be replacing all the toilets and everything, was that correct and was advised they would be.

Ms. Diaz ask about what they would be doing to the front where the windows were and landscaping.

City Manager Squyres advised that the contractor was telling them that the pool would be ready for Memorial Day weekend if we started by January 1 but we were going to have to get busy on it and they were ok with both projects going on at the same time.

Mayor Diaz stated that if they did both of them at the same time we would be ready for the grand opening on Memorial Day week end.

Council Member Rivas stated the swimming pool would be starting from scratch as opposed to the renovation of the old bath house and he stated that he thought all of us wanted to discuss the in's and outs of the bath house and we needed to think about it really really well before we did something there.

City Manager Squyres stated that what they were asking for now was for the council to approve that award which allowed them to enter into negotiate for a contract , have Mr. DeFoyd go over the contract to make sure it meets his requirements and then the building would start as soon as the Mayor signed the contract.

Mayor Diaz said let's work on it and ask if there were any more questions.

Council Member Rivas stated that they had it here where they were pulling three lanes and he guessed that we had experience here on the swim team and ask if there were any problems, would there be an equal number.

Ms. Dee Maner spoke from the audience and all of her comments were not picked up by the sound system. She stated that what they were showing here was three lane pool 5 ft. deep and she discussed the capacity of the pool where Lon said it was 125 people and she stated that the that capacity was based on having five lifeguards. She stated that like the pool in Baytown, the people would not be swimming, they were up walking around and she wanted them to be aware of what they were giving up, that Harris County was the leader in drownings in the whole United States and pools like this were partly responsible and the reason was that for children to learn to swim , they needed to learn to swim in deep water and for them to

Become lifeguards they had to be on swim teams . She stated that for some reason she thought she was supposed to be on that committee but this pool would not be good for swimming lessons or swim teams.

She stated that they had taught thousands of children and it was no telling how many lives they had saved from Jacinto City swimming pool. She stated that she was sure this was the pool they were going to get and the kids would love the the slide and splash pad but it was not a swimming pool

Council Member Gonzales stated that she brought up a good point about teaching children how to swim so if 5 ft. wasn't deep enough, how deep did it need to be.

Ms. Maner stated that if you were going to have a swim team, they had to be able to dive into the water and with only three lanes did they know how long it would take to have a swim meet.

Mayor Diaz ask why was it just three lanes.

City Manager Squyres advised that this was not the final drawing, it was a conceptual drawing, that we could make changes to it.

Ms. Maner stated that she would like to know who lost her phone number. She talked about where she had worked with swimming pools and how long she had taught swimming and she wished somebody had talked to her about these things.

City Manager Squyres stated that he apologized, that he thought that at least one council member had been in contact with her from their discussions. Ms. Maner stated that she wanted them to know that with this pool, they would not produce swimmers and they would not produce lifeguards.

Mayor Diaz stated our swimming lessons were always a big thing and ask why it wasn't deep on the end like the pool we had so that our swimmers could do the swimming lessons and did we have to stick to three lane or could we make it four lanes.

City Manager Squyres stated that the original pool was four lanes and there was discussion with Ms. Maner about the number of lanes and the length of the pool. Ms. Maner stated that our pool was not regulation but we would never have a better pool.

City Manager Squyres stated that this meeting tonight was to pick a vendor , it wasn't saying this is the pool , yes we did have a price with it which was a starting point, it was not to late to make alterations to this pool and he didn't have a problem with that at all, there was discussion about swim teams and who was knowledgeable about what was needed.

Council Member Garcia ask about the depth of the present pool at the deep end and Lon advised that it was 10 ft..

Council Member Rivas stated that like the City Manager was saying, this was just a conception , and she was saying that she knew this was the pool they going to go with and it was not, this was what we could get if we wanted to, this is what they offer now days but this wasn't it. He discussed things that he didn't like about the drawing.

City Manager Squyres stated this was the business part of it more than anything else, to get to the point of presenting to council to select a vendor. It was a general conceptual drawing just like we did with the police department and everything else and next week we would be doing the same thing with the fire station just to select a vendor.

There was general discussion on things that would still need to be discussed and decided on the pool.

Mayor Diaz stated that it was time to start the regular meeting.

Mayor Diaz adjourned the workshop at 6:00 p.m.

Respectfully submitted,



Joyce Raines

City Secretary

