



## MINUTES

### CITY OF BRENHAM PARKS AND RECREATION BOARD

**October 18, 2023**

A regular meeting of the Parks and Recreation Advisory Board was held on Wednesday, October 18, 2023, beginning at noon at Brenham City Hall – Conference Room 2-A, 200 W. Vulcan Street, Brenham, Texas. Due to the number of visitors, we moved the meeting down to the City Council Chambers.

#### Members Present:

Bill Betts, Delbert Boeker, Dusty Robinson, Ginger Bosse, Lee Chalmers, Tina Henderson, and Wendy Buth

#### Members Absent:

Andrea Fischer and Courtney Mason

#### City of Brenham Staff Present:

Director of Public Works Dane Rau, Casey Redman, Tammy Jaster and Kyle Branham

#### Citizens/Others Present:

Brent Nedbalek; Cyndee Smith; JC Robinson; Janice Kramer; Joey Robinson; Ken Miller; Linda Yochim; Leslie Fuerite; Lort Needham; Matthew Wehring; Melinda Faubion; Mark Klimowicz; Mark Whitehead; Michael Luchak; Mike Coleman; Reva Pennington; Robert Lovelidge; Sonja Patterson; Suzanne Callaway; Sharon Guelker; Sally Mitchell; Tom Yochim; Umberto Coppola

#### Media Present:

KTEX/KWHI – Mark Whitehead  
Brenham Banner Press - Natlie

**1. Chairman Bill Betts called the meeting to order**

**2. Citizen/Visitor Comments**

No comments outside of the agenda items were discussed.

## **WORK SESSION**

### **3. Discussion Regarding Expansion of Pickleball Facilities at Jackson Street Park**

Public Works Director Dane Rau started this discussion. Dane thanked all that came and were in attendance for the Parks Board Meeting. The City of Brenham has been approached about the possible expansion of pickleball at Jackson Street Park. The current pickleball courts were repurposed in 2019 consisting of 6 courts. Over the past 4 years the local pickleball league has increased from 20 members to over 200 as well as the popularity of the sport nationally and locally. Currently we are working with Burditt Consultants about a Phase I Improvement to Jackson St Park which will address aging infrastructure and upgrades to key elements such as ADA upgrades, restrooms, electrical, and newer play areas. This was budgeted for in the 2023-24 BCDC budget at \$715,000.

Since that time staff have been approached with a vision plan consisting of up to four phases which could expand pickleball at Jackson Street Park. This is only a very rough draft of a vision plan that was presented to city staff from pickleball advocates. No engineering or site measurements were conducted, just a vision plan. Staff was also approached about private funds assisting with expansion of additional courts and amenities at Jackson St Park.

We would like to get the boards opinion on expanding pickleball at Jackson St Park compared to another park for long-term and hear from local pickleball advocates. If this is something that the board wishes to pursue now would be the time to include it in the engineering agreement with Burditt Consultants so we can determine the site plan and projected costs.

Attached for your review is the preliminary vision plan that was presented to City Staff in which a private/public partnership could be a possibility.

JC Robinson spoke on behalf of the Pickleball proposal/expansion. JC presented a powerpoint. CNBC reported that in 5million players in 2021... in 2022 that number jumps to almost the population of Texas. 186 members of the Brenham Pickleball Club. Families, High School kids, Fire Department members all enjoying the sport. Growth is happening with our Senior Citizens but among all age groups in the community. It is a multigenerational sport. A&M has converted some of their tennis courts into permanent pickleball courts and other colleges as well. Intro to pickleball was a big outreach to the community as it appealed to all age groups. Proposal to get 4 consecutive phases for Jackson Park so that it could be a regional location, wanting to put in a total of 22 courts. Would love to make the courts into something that can be educational for all ages, as well as youth camps, fitness classes, and other activities with the complex. This would be an economic boom to offer our complex to USPA, it would also appeal on a national level. JC spoke with people in Colorado Springs Pickleball and they put \$27,000 into events for their community and made a 833% RMI on revenue. Phase 1 starts with a proposed refurbishment of the old basketball courts, turning it into more pickleball courts. There were lots

of talks about all the options for basketball courts. Wanting to redo walkways, possibly get a storage room and more. Phase 2 would be expanding into the bocce area and adding 6 additional courts. Phase 3 depending on Phase 2, is the only way it will work. Phase 4 is what can reach to a national level- going west adding an additional 6 courts. Discusses concerns about parking came up and it was stated that with current parking lots, we could add 20 parking spots. There was then discussion about raising money.

Mark Klimowicz also spoke on Pickleball saying other places he has gone for pickleball. And that they have more courts being used, as much as Brenham. Pickleball is like a family. Everyone is always welcoming here and in other areas. When we go to another area, we stay and put heads on beds, and enjoy what the communities have to offer. National tournament going to Dallas there are lots of big PROS moving to the area for the Pickleball sport.

Reva Pennington, spoke on behalf of the basketball courts. She stated that a large number of kids use the basketball courts, and she wants people to acknowledge that not all the kids have easy access to drive to these parks, so she thinks they still to be within walking distance of where they currently are. She believes it is important to keep the basketball courts for all the kids that use it that walk to the park to use it.

Brent Nedbalek states that a park is for not just for one event alone it needs to be looked in to. That all kids play pickleball and not all kids play basketball. He thinks it is more beneficial to have more than one thing at the park to be user-friendly for all citizens. Brent is a youth basketball coach and uses the courts often for practices. They normally play at the Rock Gym, but the gym is not available after hours for teams to practice. The park basketball courts are useful for kids to play, practice and get better in their sport.

Edna Harris, apologies for coming in late as this is a noon meeting and hard for people to get to the meeting during the noon hour. Mrs. Edna goes into the demographics of people that go to the parks and does not agree that the basketball court should be taken down. She talks about how they do not have to pay to use that for practicing purposes because the Rock Gym does not allow practice times. The courts serve a large demographic of youth, citizens, Blinn students, etc. She would highly encourage the board to consider refurbishing the park for users for all citizens.

Board member Ginger Bosse asked about the usage of the Rock Gym for practice. Mrs. Harris stated that unless there are games, there isn't available for use for teams to practice and many of the teams practice at Jackson Street Park as it is central to the kids on the teams. Bosse also asked the Pickleball representatives if they had approached Blinn athletics or the board about the possibility of putting courts on the Blinn campus. Pickleball stated they contacted the athletic director and suggested that they add basketball courts, but concert is that it is just for students. Blinn got rid of basketball courts to make more parking lots. This all occurred when the Kruse Recreation Center was built.

Dane stated that once the courts at Blinn was removed, there was an increase of users at Jackson Street Park. Dane then described the usage of the courts and fields then goes into explaining that they are still trying to figure out things with engineers and he acknowledges that all places are being heavily used. Dane discusses the traffic and explains how they work with PD. He also responds as to why it is beneficial to have Pickleball all at one facility because it is helpful for tournament purposes, not having people scattered all around town.

Board member Ginger Bosse asked about the possibility of the options of Pickleball in the new Family Park off of Hwy 290. Dane explained that might be an option, but speaking to the Pickleball group that the request would be to add courts to Jackson Street. Bosse asked about the feeling from the neighborhood and neighbors and what that feeling was. A homeowner stated that it is concerning if there is hundreds of cars and people in their backyard and what that looks like.

Director of Public Works Dane Rau stated that we did a survey to see what the community needs are, but what people wanted to see in the park. He also stated that we are in the very early stages of the remodeling of the park. What is the most value for our dollar and what is the need/want for Jackson Street Park. Pickleball is a great sport, and we are excited to have it in our community and what that looks like.

An unknown person starts talking about the issues that traffic could cause on that road if they are trying to get that number of people Mr. Robinson is referring to. The question is asked why it has to be a compound. She mentioned that it could possibly be more beneficial to have pickleball courts at more than one park. This would allow users in all the walking community the opportunity to play the sport.

Umberto Coppola states how he thinks that the community needs to be setting up more pickleball courts not private neighborhoods.

An unknown person asks if there is a minimum number of courts that would appeal to both pickleball members and still keep the basketball courts for everyone? Someone also asked about tennis courts and using them. Director of Public Works Dane Rau stated that we share the tennis courts with BISD and those courts are available for public play outside of school practice and tournaments.

Mr. Robinson said 14 but that doesn't allow for any tournaments, which doesn't give us the expected revenue.

With almost an hour of discussion Board Chairman Bill Betts concluded the work session reassuring the citizens that this was the first step of the refurbishment of Jackson Street Park. We are just getting started with this process and it effects our community, bringing money to the community and we want to get this right. That this was great discussion that the Parks Board as well as City Staff would take into consideration

**REGULAR SESSION**

**4. Discuss and Possibly Act Upon the Approval of the Minutes from the August 23, 2023, Regular Meeting**

A motion was made by Board Member Delbert Boeker and seconded by Board Member Dusty Robinson to approve the minutes from the August 23, 2023, regular meeting.

Chairperson Bill Betts called for a vote. The motion passed with the Board voting as follows:

Board Member Andrea Fischer	<b>Absent</b>
Board Member Bill Betts	Yes
Board Member Courtney Mason	<b>Absent</b>
Board Member Delbert Boeker	Yes
Board Member Dusty Robinson	Yes
Board Member Ginger Bosse	Yes
Board Member Lee Chalmers	Yes
Board Member Tina Henderson	Yes
Board Member Wendy Buth	Yes

**5. Discuss and Possibly Act Upon New Rates for 2024 Parks and Recreation Facilities and Programs, Including the Blue Bell Aquatic Center**

Public Works Director Dane Rau started this discussion. Per Chapter 19, Parks and Recreation, of the Code of Ordinances of the City of Brenham fees for all parks and recreation activities shall be set by resolution of the City Council. Each year rates are evaluated and brought to the Parks Board for consideration. At the October 14, 2020, meeting, staff recommended an increase in the rental of Henderson Field from \$100 to \$175 per day, eliminate the field light fee of \$50 per field per day and increase the price per field rental by \$25, and clarified the League fee language. Proposed rates were recommended by the PARB and approved by the Council in December 2020.

Parks and Recreation is a quality of life so we will never make money on the Aquatics/Parks within the community. Council asked us to look at resident/nonresident rates... Aquatic Center, Animal Shelter, and Library have all been tasked to look at this option. The Aquatic Center is first on the list as we publish rates and go to print with our parks and rec guides. With a steady increase in expenses, staff is looking at ways to narrow the gap between expenses and revenue for all facilities. The addition of turf fields, the rising costs for maintenance and upkeep, and the competitive part-time pay have led to the following recommendations.

Below is an outline of the recommended changes for 2024.

- Staff is presenting a Resident / Non-Resident Fee Schedule for the Blue Bell Aquatic Center. Resident Fees would have a slight increase and Non-Resident fees would also increase. Last increases to the Blue Bell Aquatic Center daily admission and passes were in 2018.
- Staff is presenting a slight increase or change to the Carousel fee changing from \$1/rider per day to \$1/rider each time.
- Staff is presenting a slight increase in Field and Facility Rentals
- Staff is looking to the Board for direction regarding rental fees for private usages for Pickleball Courts as well as Disk Golf as we have had some tournament directors' approach to host tournaments at both of these locations.

Included in the memo is the 2024 Parks and Recreation Proposed Fee Schedule. Recommendation from the Parks and Recreation Advisory Board will be taken to City Council in November for approval before publishing rates. If adopted these rates are estimated to increase revenues for **Parks by \$35,000** and **Aquatics by roughly \$85,000**, ultimately narrowing the gap when comparing revenues and expenses.

## 2024 Parks and Recreation Fee Schedule

### Facility Rentals

	Current Half Day	Proposed Half Day	Current Whole Day	Proposed Whole Day
All Sports Building			\$200	\$250
Fireman's Kitchen	\$100	\$150	\$150	\$200
Add Finke Pavilion			\$300	\$350
Fireman's Rock Room	\$60	\$75	\$100	\$150
Henderson Kitchen	\$60	\$75	\$100	\$150
Jackson Street Kitchen	\$60	\$75	\$100	\$150
Amphitheatre	\$100	\$150	\$150	\$200

Half days are 7am - 2pm or 3pm - 10pm  
Whole days are 7am - 10pm  
All rentals require a \$100 deposit

**Carousel**     \$1/ride or \$40 min/hour

### Field Rentals

Tournament Reservations	Current Rate	Proposed Rate
Baseball/Softball Field per Day	\$125	\$150
Baseball/Softball TURF Field per Day		\$250
Schulte Baseball Field per Day	\$200	\$250
Henderson Baseball Field per day	\$200	\$250
Fireman's Baseball Field per day	\$275	\$300
Additional Field Prep per Game	\$35	\$35
Multi-use Field per Day	\$100	\$100
Rankin Field per Day	\$275	\$300
Pickleball Courts (6 complex)		\$300
Disc Golf (18 Hole complex)		\$300

Fields require a \$50 deposit per field  
Insurance required for tournaments, league play, and select teams

Field Reservations - recreational use	
Recreational use per day	\$75
Coaching Lessons per year	\$100
Local League fee per player	\$10
Select Team per year	\$250

### Blue Bell Aquatic Center

	Current Rate	Resident	Non- Resident
Daily Admission	\$4 fall / \$5 summer	\$5	\$10
Children 3 & under	\$2 fall / \$3 summer	\$3	\$5

	Current Rate	Resident	Non- Resident
Individual Monthly	\$35	\$35	\$50
Individual Annual	\$250	\$350	\$500
Individual Summer	\$85	\$100	\$150
Individual Aerobic Month	\$65	\$65	\$80
Seniors (55+) Month	\$25	\$25	\$35
Seniors (55+) Annual	\$200	\$250	\$350
Seniors (55+) Aerobic Month	\$55	\$55	\$65
Family Month	\$55	\$75	\$100
Family Annual	\$450	\$650	\$910
Family Summer	\$145	\$200	\$280

\*Family (max 6): Family consists of two adults and children in the same house.

### Private Party Rentals

	Current Rate	Resident	Non- Resident
Therapy	\$200	\$200	\$250
Competition	\$250	\$250	\$300
Outdoor Leisure	\$350	\$350	\$400

### Regular Party Rentals

Spring/Fall (Comp Pool Only): Basic \$75 **\$100**  
add-on inflatable package starting at \$75-**\$150**

Summer: Splash **\$125** **\$150**


Packages include: Admission for 8 people  
6 tables & 16 Chairs (Pavilion has 8 Picnic Tables) 30 min of prep time. Extras:  
Bring your own food: \$50; Extra time: \$60/3hrs; Extra Tables: \$5/table

### Locker Rentals

	Large Locker	Small Locker
Year	\$150	\$100
Semester	\$65	\$45
Month	\$15	\$10

### Programs

	Current	Resident	Non-Resident
Aerobic Daily Drop In		\$10	\$15
Swim Lessons			
Spring & Fall	\$25	\$35	\$45
Summer	\$35	\$35	\$45
Water Babies			
Spring & Fall	\$25	\$35	\$45
Summer	\$35	\$35	\$45
Private Swim Lessons	\$70/4 lessons	\$70/4 lessons	\$100/4 lessons
Lifeguard Training	\$200	\$200	\$250
Lifeguard Instructor	\$250	\$250	\$300
Lifeguard	\$100	\$100	\$150
Recertification			
Athletic Programs	\$35	\$35	\$45
Splash Splash Spring	\$10	\$20	\$40
Break	/week	/week	/week
Camp CASCADE	\$100	\$100	\$125
Junior Guard	\$100	\$100	\$125



Looking at resident/nonresident rates, Board Member Ginger Bosse asked how we would monitor resident/nonresident, we will be going on an honor system but there are some tools our front desk staff can use to assist in the process. It was clarified that City resident is someone that lives within the city limits and if you live outside the city limits you would pay the nonresident rate. Board Member Bill Betts asked if we have an idea of the numbers of resident vs nonresident. Aquatic & Recreation Superintendent Tammy Jaster stated we did a survey during the peak summer month and the split was about 65 nonresident and 35 residents. Discussion was asked how much it cost to see a movie. \$6 early movie and senior citizens and public is \$8 regular. Dane Rau stated that he thought \$10 was a lot and we might get a lot of feedback from that, but we need to increase rates, but what is that rate. Dane went over the comparison of other pools. Tammy Jaster stated that it was hard to compare our pools with others as we are unique in design. Dane stated that the Aquatic Center is a park and a quality of life but with the increase of chemicals & maintenance along with increase part time rates to help compete with businesses in town, we need to look at options. Board Member Bill Betts asked Tammy thoughts on this. Tammy stated that it would be a challenge to switch to resident/nonresident rates but knowing that there are monthly and yearly rates available and a better deal for the families. Suggestion was \$8.00 per nonresident daily admission instead of the \$10.00.

Dane stated that we were also proposing to increase the Carousel fee from \$1/day/rider to \$1/rider. This is a minor change, but it is a fair change. Staff is also increasing slight increase to facility and fields. Turf fields proposed a higher rate of \$100/day more than regular fields. With these recommendations we are still low compared to other cities. Cleaning \$65,000 to clean restrooms and facilities, compared to the \$45,000 we bring in with rental fees. The board discussed increasing the rates as proposed with the exception of the daily admission doing a \$5 resident and \$8 nonresident daily admission. All Monthly/Yearly rates stay as proposed. Board Member Giner Bosse asked about the select teams price for year moving from \$250/year to \$350/year. Board Member Bill Betts stated that we need to reevaluate these rates again next year.

A motion was made by Board Member Delbert Boeker and seconded by Board Member Ginger Bosse to approve the proposed rates with the change of \$8 instead of \$10 for nonresidents as well as increasing select teams from \$250/year to \$350/year.

Chairperson Bill Betts called for a vote. The motion passed with the Board voting as follows:

Board Member Andrea Fischer	<b>Absent</b>
Board Member Bill Betts	Yes
Board Member Courtney Mason	<b>Absent</b>
Board Member Delbert Boeker	Yes
Board Member Dusty Robinson	Yes
Board Member Ginger Bosse	Yes
Board Member Lee Chalmers	Yes
Board Member Tina Henderson	Yes
Board Member Wendy Buth	Yes

## 6. Parks and Recreation Staff Updates

- Public Works Director Dane Rau tagged on to Casey & Tammy with updates to the Parks and Recreation Team.
- Aquatics & Recreation, Superintendent Tammy Jaster reported statistics for the Blue Bell Aquatic Center, staffing, maintenance, programs for recreation, and usage/participation. 2 new free little libraries going up at Hohlt Park soccer side and Blue Bell Aquatic Center. Kid Fish is Saturday fishing beginning at 9am.
- Parks Superintendent Casey Redman reported on maintenance updates. Tournaments, seasons still in session for WCYSA, BFFL, St. Paul's & 1<sup>st</sup> Baptist flag football, Rankin men's & women's soccer. are wrapping up for the year but already getting requests for the next year. With maintenance, rye grass planted, removal of dead trees. Contract for 23 trees to be removed at Hohlt Park so they are not a danger to anyone. Some concrete work at the Pickleball courts for benches. Also did some drainage work at Jackson Street Park. Staff is keeping busy.

## 7. Adjourn

Chairman Bill Betts adjourned the meeting.

*Bill Betts*

Chairperson

**ATTEST:**

*Tammy Jaster*

Staff Liaison