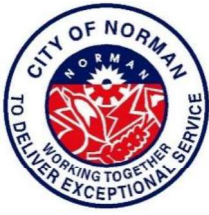


File Attachments for Item:

26. CONSIDERATION OF ADOPTION, REJECTION, AMENDMENT AND/OR POSTPONEMENT OF RESOLUTION R-2324-36: A RESOLUTION OF THE COUNCIL OF THE CITY OF NORMAN PARKS AND RECREATION DEPARTMENTS ACCEPTING THE YOUNG FAMILY ATHLETIC CENTER FACILITIES POLICY MANUAL



CITY OF NORMAN, OK STAFF REPORT

MEETING DATE: 08/08/2023

REQUESTER: Jason Olsen, Director of Parks and Recreation

PRESENTER: Jason Olsen, Director of Parks and Recreation

ITEM TITLE: CONSIDERATION OF ADOPTION, REJECTION, AMENDMENT AND/OR POSTPONEMENT OF RESOLUTION R-2324-36: A RESOLUTION OF THE COUNCIL OF THE CITY OF NORMAN PARKS AND RECREATION DEPARTMENTS ACCEPTING THE YOUNG FAMILY ATHLETIC CENTER FACILITIES POLICY MANUAL

BACKGROUND:

In October of 2015, Norman citizens passed the Norman Forward Initiative, funding various projects through a ½% sales tax increase over 15 years. The Norman Forward Initiative included projects to construct a new Multi-Sport Complex and Indoor Aquatic Facility.

The Multi-Sport Complex and Indoor Aquatic Facility were initially proposed as separate projects. After extensive public input and consideration by the City Council, acting as Trustees of the Norman Municipal Authority (NMA), these projects were combined into one more extensive project in 2018, located at the southeast corner of 24th Avenue NW and Rock Creek Road. This new sports and aquatic complex will include eight full-sized basketball or 12 volleyball courts; a 25-meter, eight-lane lap pool; a 25-yard, four-lane warm-up pool; concession stands; retail space; administration offices; and, through a partnership with Norman Regional Health System (NRHS), a health and wellness clinic to be placed between the multi-sports and aquatic complexes.

Oklahoma City firm Frankfurt, Short, Bruza (FSB) was selected as the project's architectural and engineering (A/E) consultant in March 2018. The building and the project were named the Young Family Athletic Center ("YFAC") in July of 2021 (K-2122-27) after the Trae Young Family Foundation (TYFF) agreed to donate \$4,000,000 to the construction of the building. NRHS has committed a minimum of \$6.7 million through a contract approved by the City Council in June of 2023 (K-2122-99) towards constructing a human sports and performance clinic inside the YFAC called "N-Motion."

DISCUSSION:

On February 9, 2021, the City entered into a Memorandum of Understanding (K-2021-93) with the Columbus Corporation of Oklahoma City dba Santa Fe Family Life Center (SFFLC) to develop a contractual agreement to operate the YFAC.

This past May, operator contract negotiations with SFFLC ceased for their organization to become the YFAC operator. Due to the complexities of the request of both Community Groups and the City, it became apparent to the Parks and Recreation Department that the risks associated with operations of the YFAC would be better for both Santa Fe and the City if we went in a different direction.

The Parks Department provided updates to the Norman Forward Sales Tax Citizen's Financial Oversight Board at its meeting on July 18, 2023 and to the Norman Forward Indoor Aquatic and Multi-Sport Facility Ad Hoc Group at its meeting on July 24, 2023. Presentation and discussion focused on the proposal that the City operate the facility and included the proposed maintenance and operation budget, revenue projects, fee schedule and the YFAC Facility Policy Manual. Both groups accepted the proposal that the City operate the facility and the associated business plan and policy manual. A similar update was provided to the Norman Parks Board on August 3 and they similar endorsed the City's operation of the YFAC and recommended Council adopted the Young Family Athletic Center Facility Policy Manual as presented.

At the July 25, 2023, Council Conference, the Parks Department gave a presentation with back-up information that would make the Parks and Recreation Department the operator of the YFAC. Parks presented a maintenance and operation budget, revenue projections, fee schedule, and YFAC Facility Policy Manual that would need to be adopted by the City Council.

The YFAC Facility Policy Manual will give the Director of Parks and Recreation (" Director") authority to set the pricing schedule and fees, which include membership fees, day passes, rental and event fees, or other general fees associated with the YFAC. The Director can also enter into agreements with Community/Operational partners to rent the YFAC for events, practices, or meetings. The Director also can enter into sponsorship or marketing agreements with groups at the YFAC on behalf of the City of Norman. All of the policies mentioned above must be annual agreements to be reviewed and recommended by the Norman Park Board of Commissioners before any changes take place.

The YFAC Facility Policy Manual also includes a Community and Operational Partners list and a Fee Schedule. The policy also includes event rentals, party or practice rentals, a payment policy, and a cancellation policy related to the YFAC.

RECOMMENDATION:

It is recommended that the City Council adopt R-2324-36, the Young Family Athletic Center Facility Policy Manual for the Parks and Recreation Department as Operators of the YFAC.

Resolution

R-2324-36

A RESOLUTION OF THE COUNCIL OF THE CITY OF NORMAN, OKLAHOMA, ADOPTING THE YOUNG FAMILY ATHLETIC CENTER (YFAC) FACILITIES POLICY MANUAL FOR THE OPERATION OF YFAC BY THE CITY OF NORMAN PARKS AND RECREATION DEPARTMENT.

- § 1. WHEREAS, the Norman citizens passed the Norman Forward initiative in October of 2015; and
- § 2. WHEREAS, the Norman Forward Initiative included plans to construct a new Multi-Sport Complex and Indoor Aquatic Facility; and
- § 3. WHEREAS, in 2018, after public input and consideration of trustees of Norman Municipal Authority (NMA), these projects were combined into one more extensive project; and
- § 4. WHEREAS, this new sports complex is located at southeast corner of 24th Avenue NW and Rock Creek Road; and
- § 5. WHEREAS, the building and project were named the Young Family Athletic Center (YFAC) after the Trae Young Family Foundation (TYFF) agreed to donate \$4,000,000 to the construction of the building; and
- § 6. WHEREAS, Norman Regional Health System (NRHS) has committed a minimum of \$6.7 million towards constructing a human sports and performance clinic inside the YFAC called N-Motion; and
- § 7. WHEREAS; besides the N-Motion health and wellness clinic the YFAC will contain eight full-sized basketball or 12 volleyball courts; a 25-meter, eight-lane lap pool; a 25-yard, four-lane warm-up pool; concession stands; retail space; and administration offices; and
- § 8. WHEREAS, after extensive contract negotiations with the Columbus Corporation of Oklahoma City d/b/a Santa Fe Family Life Center (SFFLC) which on February 9, 2021, the City had entered into a Memorandum of Understanding with to operate the YFAC, in May 2022 the parties agreed that SFFLC would not be the operator; and
- § 9. WHEREAS, on July 25, 2023, the Parks Department gave a presentation to council conference on the Parks and Recreation Department operating YFAC, including a maintenance and operation budget; revenue projections; fee schedule; and the YFAC Facility Policy Manual to be adopted by Council; and



R-2324-36

- § 10. WHEREAS, the Facility Policy Manual gives the Director of Parks and Recreation (Director) authority to: to set the pricing schedule and fees, which include membership fees, day passes, rental and event fees, or other general fees associated with the YFAC; enter into agreements with Community/Operational partners to rent the YFAC for events, practices, or meetings; and enter into sponsorship or marketing agreements with groups at the YFAC on behalf of the City of Norman; and
- § 11. WHEREAS, the YFAC Facility Policy Manual also includes a Community and Operational Partners list and a Fee Schedule; and
- § 12. WHEREAS, the policy also includes event rentals, party or practice rentals, a payment policy, and a cancellation policy related to the YFAC; and
- § 13. WHEREAS, all of the policies mentioned above must be annual agreements to be reviewed and recommended by the Norman Park Board of Commissioners before any changes take place.

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF NORMAN, OKLAHOMA:

- § 14. THAT the document, as included in Exhibit "A" to this Resolution, is hereby adopted and recognized as the Young Family Athletic Center Facility Policy Manual for the Parks and Recreation Department as Operators of the YFAC.

PASSED AND ADOPTED THIS _____ day of _____, 2023

Mayor

ATTEST:

City Clerk

Introduction and Purpose

The Young Family Athletic Center (YFAC) is owned and operated by the City of Norman Parks and Recreation Department. The YFAC has eight (8) basketball courts, 12 volleyball courts, an eight (8) lane 25-meter competition pool, and a four (4) lane recreation pool. Norman Regional Hospital Systems (NRHS) will perform sports medicine with Ortho Central and N-Motion clinics inside the YFAC.

Authority of the Director of Parks and Recreation

The Director of Parks and Recreation (the “Director”) sets the pricing schedule and fees, which will be reviewed annually and updated on the recommendation of the Norman Board of Park Commissioners.

The Director can also enter into an agreement on behalf of the City of Norman with a Community/Operational partner annually for the rental of the YFAC for events, practices, or meetings. Community/Operational Partner Agreements will be reviewed annually by the Norman Board of Park Commissioners.

The Director will set the Fee Schedule, which includes membership and day pass costs, rental and event fees, and other general fees associated with access to the YFAC. The Fee Schedule will be set based on recommendations from the Norman Board of Park Commissioners.

The Director is responsible for entering into sponsorship or marketing agreements with businesses/groups at the YFAC on behalf of the City of Norman. Marketing and Sponsorship agreements will be reviewed annually by the Norman Board of Park Commissioners.

Any update or change to the YFAC Booking & Sponsorship Policies must be at the Recommendation of the Norman Board of Park Commissioners and approved by the Norman City Manager.

YFAC Mission

- The mission of the Young Family Athletic Center (YFAC) is to enrich the quality of life and health through competition and recreational leisure through sports, aquatics, fitness, special events, and various activities in a safe, fun, and family environment.

Definitions

1. **Fee Schedule** – the cost table showing the fixed costs for the public to use or rent YFAC. The Director of Parks and Recreation sets the Fee Schedule on the Norman Board of Parks Commissioners' recommendations. (Exhibit A)
2. **Community/Operational Partner** – a community/operational partner will be defined at the YFAC as a School, Sports Club, or local non-profit that fits in the mission of the YFAC and will be allowed to enter into annual agreements with the Parks and Recreation Department. The Parks and Recreation Department will keep a Community/Operational Partners list. The partners will be recommended

through the Norman Board of Park Commissioners and approved by the Director of Park Recreation. (Exhibit B)

3. **Event Rental** – Event rental is for a person, group, business, or non-profit involving 25 or more people using the Athletic or Aquatics areas for athletic competition, banquet, concert, or other miscellaneous event.
4. **Practice or Private Party Rental** – A practice or private party will be defined as a small group of people (25 or less) that use a section of the Athletic or Aquatic meeting room areas for either a practice or a small private party for a group, business, or non-profit.

YFAC Facility

The YFAC Facility is multi-purpose to meet the varied needs of the community. Portions of the Facility available for rent are listed below.

1. Multi-Sport Gymnasium
 - Basketball/Volleyball Courts – The YFAC can be configured for up to 8 basketball courts and/or 12 volleyball courts with bleachers for each court
 - Tournament Office Space
 - Tournament Ticketing Window
2. Competition and Recreation Pools
 - Eight (8) lane 25 meter competition pool
 - Four (4) lane recreation pool
3. Women's Aquatic Locker Rooms
4. Men's Aquatic Locker Rooms
5. Aquatic Family Changing Rooms
6. Meeting Rooms
7. NRHS Clinic Space

Scheduling Policies and Procedures

1. Community/Operational Partner Rentals

Community/Operational Partners must enter into annual agreements that specify all YFAC spaces to be used, dates and times for usage, and fees to be paid. Such agreements shall set forth the reservation payment terms, insurance requirements, and any other applicable and reasonable term(s) related to the use of the YFAC by such Partner.

2. Event Rentals

- a. Reservations for the YFAC can be made up to two (2) years in advance for event rentals and must be made no less than 14 days before the event.

- b. Reservations are on a first-come, first-served basis. The YFAC/Parks and Recreation Department cannot guarantee a reservation until the rental is paid in full.
- c. To reserve dates as an event rental at the YFAC, a deposit of at least 20% must be paid when the facility is reserved. Without this, a reservation is not valid. Lessee must be at least 18 years old to enter into a contract. Signed agreements are binding.
- d. All rental fees, layouts, security forms, cleaning fees, deposits, sponsorship, and agreements with NRHS for sports medicine or other additional costs associated with the event must be paid in full before the start of the rental per the terms of the contract.
- e. Admission fees proposed by Community/Operational Partners or for event rentals must be submitted and approved by the YFAC/Parks and Recreation Department when the rental agreement is submitted.
- f. Event times at the YFAC must end no later than 11:00 p.m. on Sunday-Thursday, with the YFAC completely vacated by midnight. Events must end by midnight on Friday & Saturday, with the building vacated by 1:00 a.m.
- g. Event rental fees are subject to different rental fees than practice or private party rentals.
- h. Alcohol can be approved at events with the written permission of the Director of Parks and Recreation. Alcohol will not be allowed at youth events under any circumstances.
- i. Any event at the YFAC will require proof of insurance that reflects coverage for activities with one million-dollar liability insurance showing the City of Norman, Oklahoma, as a Certificate Holder or Additional Insured.
- j. AFTER PAYING ALL FEES, the YFAC/Parks & Recreation Department will issue a facility rental permit. The permit will be mailed or emailed. If the permittee pays in person at our downtown office, Parks and Recreation will provide a copy of the permit at purchase.
- k. Permits are issued only for the individual or organization whose name is on the permit. If a transfer is requested, the permittee must request an amendment with the YFAC/Parks & Recreation Department.
- l. The permittee should take a copy of the permit to their scheduled event in case of a conflict.

3. Private Practice or Private Party Rentals

- a. Reservation for practices/parties can be made up to 120 days in advance.
- b. Reservations must be scheduled during regular operating hours for the YFAC and are subject to availability.
- c. Each group is limited to a maximum of two rentals per week.
- d. Any cancellations will be subject to the City's cancellation policy.
- e. If renting more than 50% of the lanes in the competition pool, renter will be required to rent the entire pool.
- f. Discounts for the meeting rooms are available if rented in tandem with the Multi-Purpose Gym or the Competition or Recreation Pools.

- Payment can be made by cash, personal check, cashier's check, money order, or credit card.
- Payment for Events must be paid in full two weeks (14 Days) before the start of the rental.
- Payment for Non-Event rentals is due at the time of booking.
- Personal checks cannot be accepted for reservations made less than 14 days before the rental date.

Cancellation Policy

All cancellations of contracted events must be submitted to City in writing and will be subject to a cancellation fee that will be deducted from any refunded deposits.

- Reservation Deposits will be forfeited in full if an event is canceled less than one hundred and eighty (180) days before the event.
- Deposits reservation will be forfeited in full if a practice is canceled less than forty-eight (48) hours before the practice.
- The YFAC/Parks and Recreation Department reserves the right to cancel any event or practice for any reason.
- Events or practices that the YFAC/Parks and Recreation Department cancels will be fully refunded to the lessee.

For Questions about this policy or to rent the YFAC, please contact the Young Family Athletic Center 405-321-9322 / YFAC@normanok.gov or the Norman Parks and Recreation Department at [405-366-5472](tel:405-366-5472)/ParksRec@normanok.gov.

EXHIBIT A

Memberships

Individual Annual Pass	Norman Resident	\$300	year
Family Annual Pass	Norman Resident	\$960	year
Individual Monthly Pass	Norman Resident	\$30	month
Family Monthly Pass	Norman Resident	\$100	month

Individual Annual Pass	Non-Resident	\$360	year
Family Annual Pass	Non-Resident	\$1,200	year
Individual Monthly Pass	Non-Resident	\$35	month
Family Monthly Pass	Non-Resident	\$120	month

Individual Annual Pass	SR/Vet/MIL/FR	\$300	year
Family Annual Pass	SR/Vet/MIL/FR	\$960	year
Individual Monthly Pass	SR/Vet/MIL/FR	\$30	month
Family Monthly Pass	SR/Vet/MIL/FR	\$100	month

Day Passes

Swimming Pass	Norman Resident	\$5	day
Multi-Sports	Norman Resident	\$5	day

Swimming Pass	Non-Resident	\$7	day
Multi-Sports	Non-Resident	\$7	day

Swimming Pass	SR/Vet/MIL/FR	\$5	day
Multi-Sports	SR/Vet/MIL/FR	\$5	day

Swimming Pass	Children 12 & U	\$3	day
Multi-Sports	Children 12 & U	\$3	day

Swimming Pass	Children 3 & U	FREE	day
Multi-Sports	Children 3 & U	FREE	day

Common Rentals

Basketball Court	1/2 Court	\$35	hour
Basketball Court Full Court	Full Court	\$70	hour
Volleyball Court	Per Court	\$70	hour
Pickleball Court	Per Court	\$45	hour
Conference Room	2 Hour Min	\$25	hour
Pool Lane Rental		\$25	hour
Recreation Pool	Min. 2 hours	\$150	hour
Competition Pool	Min. 2 hours	\$250	hour

Event Rentals*

Basketball Court	4 Hour Min	\$65-\$85	hour per/court
Volleyball Court	4 Hour Min	\$50-\$70	hour per/court
Pickleball	4 Hour Min	\$30-\$45	hour per/court
Full Gym (non athletic)	4 Hour Min	\$500-\$750	Full Facility
Full Pool Rental	4 Hour Min	\$500-\$750	Both Pools

EXHIBIT B**SCHOOL PARTNER:**

Norman Public Schools
131 South Flood Avenue
Norman, OK 73069

LOCAL YOUTH LEAGUE PARTNER:

Norman Optimist Club
1005 Lexington Avenue
Norman, OK 73069

TOURNAMENT PARTNER:

Santa Fe Family Life Center
6300 N Santa Fe Ave
OKC, OK 73118

BASKETBALL CLUB:

Trae Young Family Foundation
& Trae Young Basketball
2201 Trae Young Drive
Norman, OK 73069

SWIMMING CLUB:

Sooner Swim Club
1701 Asp Avenue
Norman, OK 73072

VOLLEYBALL CLUB:

TBD