



# Agenda Item

City Council

Item #: 3.7.

4/9/2024

File #: 24-0190

**TO:** Honorable Mayor and Members of the City Council

**THRU:** Tom Kisela, City Manager

**FROM:** Leslie Hardy, Community Services Director

## 1. SUBJECT

Appropriation of \$55,000 in unreserved General Fund balance to address and treat mold growth at the Sports Center at Grijalva Park.

## 2. SUMMARY

Mold was recently discovered inside the Sports Center at Grijalva Park presenting a potential health and safety concern if not remediated in a timely manner. The mold was found behind the drywall due to moisture accumulation and has damaged the drywall and adjacent furniture. The appropriation request of \$55,000 will cover the cost of mold remediation, moisture detection and repair, drywall removal and installation, baseboard replacement, painting, and furniture replacement.

## 3. RECOMMENDED ACTION

Authorize the appropriation of \$55,000 of unreserved General Funds to:

100.7022.51401	Repairs to Buildings & Fixed Equipment	\$47,000	
100.7014.51780	Other Contractual Services		\$8,000

## 4. FISCAL IMPACT

The expense for this repair is \$55,000 and will be funded through the General Fund:

100.7022.51401	Repairs to Buildings & Fixed Equipment	\$47,000
100.7014.51780	Other Contractual Services	\$8,000

Upon approval of this appropriation, the estimated unreserved General Fund balance at June 30, 2024 will be (\$2,405,495).

## 5. STRATEGIC PLAN GOALS

Goal 1: Provide for a safe community.

b: Provide and maintain infrastructure necessary to ensure the safety of the public.

Goal 2: Be a fiscally healthy community.

d: Effectively manage and develop City assets.

## 6. DISCUSSION AND BACKGROUND

The Sports Center at Grijalva Park is used by the public on a regular basis for contract classes, open

gym pickleball and basketball, youth and adult sports leagues, and community meetings.

Recently, mold was discovered growing on the drywall in the main interior hallway, between the wall and the furniture lining the hallway. A mold spore test was conducted to confirm there was no immediate health hazard and the test results showed zero concerning mold spores.

Staff then took measures to remove the visible mold and discard the damaged furniture. However, the mold grew back, indicating that the source of the mold is moisture behind the existing drywall and further measures to remediate the mold would need to be taken.

Staff contacted a mold remediation company to remove the drywall and professionally clean the mold from all contaminated surfaces. Following this step, staff will search for the source of the moisture. It may be necessary to hire a professional leak detection service to locate the source of the leak. Once identified, staff will repair the leak and hire a professional drywaller to replace the removed drywall. Finally, the repaired wall will be painted, new baseboards will be installed, and the damaged furniture will be replaced. A breakdown of anticipated expenditures is outlined below:

<b>Service</b>	<b>Estimated Expense</b>
Mold Remediation	\$14,000
Leak Detection	\$3,000
Leak Repair	\$6,000
Drywall Installation	\$15,000
Painting	\$6,000
Baseboard installation	\$3,000
Furniture Replacement	\$8,000
<b>Total</b>	<b>\$55,000</b>

The repair, inclusive of all elements herein described, has an anticipated expense of \$55,000. Staff is requesting an appropriation of this amount from the unrestricted General Fund balance to cover the cost of this expense, as Community Services currently is not budgeted for this large expense. Any unused funding will be released back to the fund balance.

**7. ATTACHMENTS**

- None