



TOWN of BROOKLINE  
*Massachusetts*  
Park and Recreation Commission

**Park and Recreation Commission**

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*Director of Recreation  
Lisa Paradis*

**To: Betsy Dewitt, Board of Selectmen  
Mel Kleckner, Town Administrator**  
**From: Lisa Paradis, Director of Recreation**  
**Date: August 27, 2013**  
**Re: Funding for Golf Course Maintenance Building**

I wanted to inform you of a recent re-allocation of resources within Recreation's Enterprise Fund that will allow for construction of the new maintenance facility at the Robert T. Lynch Municipal Golf Course.

During last year's budget process, the Golf Course Enterprise Fund included a \$500,000 loan from the Town to the Recreation Department to fund a new maintenance facility. Since town meeting in May, bids for construction of the facility have come in higher than the \$500,000 funds voted in the FY14 budget process. Low bid for the building came in at \$692,150.00. Major factors contributing to the higher than anticipated costs for the building are 1) a higher cost for the steel building unit (\$478K vs \$220K estimate) and 2) a higher cost for utility lines (\$132K vs \$40K estimate).

Prior to this bid process, quotes had been received that were much higher, and so the project team went "back to the drawing board" to streamline the construction scope as much as possible to reduce costs. After a series of meetings with DPW, Building Department, and the Architect, we were able to produce a scope that reflected the basic needs of the facility, while planning to phase in other elements such as bathrooms and interior walls at a later date. Every element of the building was reviewed to determine the best and least costly alternative, and we feel comfortable that the revised scope reflects that process.

Sean and I met separately to review the current CIP funding and come up with a plan of action to fund this project, while still completing some other much needed course improvements. Per Town Meeting vote (2001), there is \$815,000 available to borrow in the golf course CIP. Each phase of borrowing is dictated by the amount of debt service that the golf course operations can fund. Sean and I feel comfortable borrowing \$350,000 in FY14 (borrow in Spring, 2014, available 7/1/13), allocating \$192K to fund the maintenance facility, with the remaining funds used to renovate hole #1 and partially renovate

hole #2, which were the two highest priority capital projects for the upcoming fiscal year. This amount will allow the enterprise fund to maintain the current \$180-\$190K debt service expense per year, as has been the practice for the past decade, and is easily afforded within the current operating budget.

The Advisory Subcommittee (Carla Benka, Chair) has been informed of this re-allocation of funds.

If you should have any questions, please do not hesitate to contact me.