

March 22, 2023

202300933

To: Mayor and Members of City Council

From: Sheryl M.M. Long, City Manager

Subject: Repairs to the Shelter House at Boldface Park in Sedamsville

Reference Document #202300787

The City Council, at its session on March 15, 2023, referred to the following item for review and report:

MOTION, submitted by Councilmembers Cramerding, Harris, Owens, Jeffrey's, and Walsh **WE MOVE** the Administration to provide a report within 60 days on the status of repairs to the shelter house at Boldface Park in Sedamsville, including current plans and timeline of implementation and completion.

This report aims to provide an update on the status of the renovation project at Boldface Recreational Area in Sedamsville. Construction is currently underway and is estimated to be concluded within 90 days. We are looking forward to the revitalization of Boldface Recreational Area.

The Boldface shelter was constructed in 1919 and was primarily used as the site caretaker and pool house structure. The pool and restrooms were removed several years ago (2007). The last time major repairs were made to the site was in 2009-10 when the roof had major work performed. The structure required major repairs but there was no funding available. In 2018 the structure was in such disrepair that it needed to be fenced off from the public due to safety concerns.

Per city council (October 2022), the shelter was to be reopened to the general public. Cincinnati City Council provided \$1.3 million to CRC in project fund 231915 to make deferred maintenance repairs to several sites. CRC budgeted \$350,000 to address the Boldface shelter. After structural inspections, the shelter was determined to need major repairs, and an emergency request to start asap was approved. Emergency work started in mid-November 2022. CRC certified \$300,640 to start the repairs with direction from a DOTE structural engineer.

The lower level needed to be completely filled in before starting. Then the entire structure needed to be shored for support before removing the bad concrete. In addition to the structure, the stairs, and walkways needed to be replaced. The main section repairs are 95% complete. After several material testing and inspections on the wing structures, it was determined the two side wings would need major renovation to salvage/repair.

The additional cost to repair the wings was estimated at over \$200,000. The community was involved in the wing renovation issues (demo or salvage), and they decided to leave it up to the city. CRC decided on 3/10 to move forward with repairing the shelter wings. Another \$208,780 (231915 and 221099 used) is being certified for this work. CRC will use existing capital funds to complete the work.

In addition, CRC is accessing the following work yet to be performed: Tuck-pointing exterior masonry including parapet walls and waterproofing the entire structure.

cc: Daniel Betts, Recreation Director