

RESOLUTION AUTHORIZING THE CITY MANAGER TO NEGOTIATE AND EXECUTE A  
MEMORANDUM OF UNDERSTANDING (MOU) TO ALLOW THE CITY TO ENTER INTO THE PUBLIC /  
PRIVATE PARTNERSHIP AND OPERATION OF LEBAUER PARK

WHEREAS, upon the death of Carolyn Weill LeBauer, the establishment of The Carolyn LeBauer Fund at the Community Foundation of Greater Greensboro (CFGG) made provisions so that \$10 million could be used for the development of an outstanding public park to be named The Carolyn and Maurice LeBauer Park (herein referred to as "LeBauer Park");

WHEREAS, pursuant to the bequest and establishment of the Carolyn LeBauer Fund terms directed the CFGG to partner with the governing body of the City to execute the vision, site location, construction and development of LeBauer Park. Additionally the bequest recommends the CFGG to create and hold, from that part of the Fund not utilized for site acquisition and development, a permanent Fund which can be utilized for ongoing park operations, improvements and maintenance.

WHEREAS, on April 1, 2014, the City Council by adoption of Resolution No. 86-14 agreed to accept the gift of a new park in downtown Greensboro, and directed the City Manager to work with the CFGG to develop a Memorandum of Understanding for construction of LeBauer Park;

WHEREAS, on December 16, 2014, the City Council by adoption of Resolution No. 330-14 authorized the City Manager to enter into a lease agreement with LeBauer Park, LLC to construct the park;

WHEREAS, on March 11, 2015 the Parks and Recreation commission by unanimous vote approved the proposed public / private management model;

WHEREAS, on July 28, 2014, through City Council Work Session staff provided a presentation / update / summary of LeBauer Park construction, programming and management model progress;

WHEREAS, the City intends to enter into a public-private partnership for the operation of the Carolyn and Maurice LeBauer Park and the operation of Center City Park, should that Park be acquired by the City and/or to the extent that the City contributes to the operation and maintenance of that park, herein collectively referred to as "the Park";

WHEREAS, it is desirable for the City, in accordance to the bequest and in the public interest to increase efficiencies that the partnership with CFGG continues, and the Park is managed and operated by a third party GDP, which includes but not limited to the following: scheduling, planning, implementing, managing, operating, maintaining and evaluating programs, events, space and amenities and employing staff responsible for the operation, management, janitorial, maintenance and general upkeep as outlined within the MOU;

WHEREAS, pursuant to the bequest, consideration and attention will be given to including, within the Park, outstanding recreational equipment and facilities for children, suitable athletic facilities for people of all ages, educational and learning environments and facilities that may relate to matters of nature study, science and natural history, and attractive landscaping and the creation of tasteful manmade features;

WHEREAS, the City desires and intends to provide for the continued operation of the Park as public recreational and park facilities in a manner as will honor the bequest of and serve the needs of the residents, and provide for its residents a learning and recreational environment with a customer service level commensurate with other facilities, where all services provided shall compare favorably to the services, standards and practices of similar parks in the United States, and where the facilities are operated in accordance with the highest standards, including the management of the operations.

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

The City Manager is authorized to enter into negotiations and execute an MOU that will allow the City to enter into the public-private partnership with GDP for the purposes of securing: budgetary savings each year, private sector support, enhancement of City property, strategic enhancement of City infrastructure, operational expansion, and corresponding economic development impacts.