

**Meeting Date:** 10/29/2013

**Report Type:** Staff/Discussion

**Report ID:** 2013-00673

**Title:** Entertainment and Sports Center Project Team Introduction and Design Discussion

**Location:** Downtown Plaza/District 4

**Issue:** This is an opportunity for City Council and the public to meet the team for the Entertainment and Sports Center (ESC) project, including the owners, designers, and pre-construction services representatives. The Kings organization and the project team would like Council input on design concepts and considerations for the ESC.

**Recommendation:** Provide comments to the project team and City staff on design concepts and priorities for the ESC project.

**Contact:** Desmond Parrington, Entertainment & Sports Center Project Manager, (916) 808-5044; John Dangberg, Assistant City Manager, (916) 808-1222, Office of the City Manager

**Presenter:** John Dangberg, Assistant City Manager, (916) 808-1222, Office of the City Manager

**Department:** City Manager

**Division:** Executive Office

**Dept ID:** 02001011

**Attachments:**

1-Description/Analysis

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### **City Attorney Review**

Approved as to Form

Matthew Ruyak

10/24/2013 8:55:38 AM

### **Approvals/Acknowledgements**

Department Director or Designee: John Dangberg - 10/23/2013 5:49:56 PM

## Description/Analysis

**Issue Detail:** In June 2013, Sacramento Basketball Holdings LLC (SBH) hired ICON Venue Group to provide project management services and oversee the design and development of the ESC project. The project involves the potential construction of an arena at the location of the existing Downtown Plaza shopping center. The project would also establish a vision for future adjacent development in the form of up to 1.5 million square feet of development, including up to 475,000 square feet of office, 350,000 square feet of retail, up to 550 new residential units, and up to 250 hotel rooms.

ICON, in conjunction with SBH, prepared a Request for Proposals (RFP) for pre-construction services and a second one for architectural and engineering services. Proposals were submitted from experienced arena design and construction firms. Turner Construction was selected for pre-construction services in late July, while AECOM was selected as the lead design firm in August 2013.

Both AECOM and Turner Construction have completed similar projects around the country and globally, and both have offices in Sacramento. AECOM is known worldwide for high-performance arena design, including the Bankers Life Fieldhouse in Indianapolis, the Barclays Center in Brooklyn, and FedEx Forum in Memphis. More information about AECOM's project experience can be found on the company's website at [www.aecom.com](http://www.aecom.com).

Turner Construction is one of the largest builders of sports facilities in the United States. Turner's recent projects include one million square feet of improvements to Arrowhead Stadium in Kansas City, construction of Amway Events Center in Orlando, Florida, and construction of Nationwide Arena in Columbus, Ohio. Additional information regarding Turner Construction's project experience can be found on the company's website at [www.turnerconstruction.com](http://www.turnerconstruction.com).

**Policy Considerations:** The City has established design guidelines for the Central City to ensure that design of new buildings adds to and enhances the vibrant nature of downtown. Given the City's significant investment in this project, an outstanding team and design are critical to the success of the ESC and surrounding development in the City's downtown.

**Economic Impact:** None at this time.

**Environmental Considerations:** Review of the ESC status without formal action is not subject to review under the California Environmental Quality Act (CEQA). The actual development and financing of the ESC are subject to review pursuant to the California Environmental Quality Act (CEQA).

**Sustainability:** Not applicable.

**Commission/Committee Action:** Not applicable.

**Rationale for Recommendation:** It is important to solicit ideas to inform the work of the project team as it endeavors to design a world-class entertainment and sports facility in downtown Sacramento.

**Financial Considerations:** None.

**Emerging Small Business Development (ESBD):** Not applicable.