

MEMORANDUM

TO: Board of Trustees

THROUGH: Mike Bandelin, Acting District General Manager and Diamond Peak Ski Resort General Manager

FROM: Kate Nelson, Director of Public Works

SUBJECT: Open Discussion and Possible Direction on the Incline Beach House and Access Projects (for possible action). (Requesting Staff Member: Director of Public Works Kate Nelson)

**RELATED FY 2023
STRATEGIC PLAN
BUDGET INITIATIVE(S):**

RELATED DISTRICT POLICIES, PRACTICES, RESOLUTIONS OR ORDINANCES	LONG RANGE PRINCIPLE #5 – ASSETS AND INFRASTRUCTURE The District will practice perpetual asset renewal, replacement and improvement to provide safe and superior long term utility services and recreation venues, facilities, and services.
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DATE: January 29, 2025

I. RECOMMENDATION

II. BACKGROUND

The Incline Beach House project has a history dating back to 2016 and has undergone multiple planning iterations since its inception. To ensure that the Board Members have a comprehensive understanding of the project, Staff provided an internal memo on January 15, 2025. This memo includes all previous Board memos related to the Beach House and Access Project, dating back to 2022 (summary below).

To move the project forward, Staff is seeking direction from the Board. The January 15th memo outlines several key decision points for the Board's consideration:

1. Is the Incline Beach House still a Board Priority Project?

2. Is the Incline Beach Access Project a Board Priority?

- Does the Board want to have RFID vehicle and pedestrian gates installed at Incline Beach? This will allow closure of the Beaches year-round which may reduce the need for staffing during the off season.

3. Does the Board want to move forward with the amendment to the Agreement with CORE Construction to develop a second design option?

- If Yes – Staff will request an updated amendment from the Design Build Team
 - Does the scope of the existing amendment suffice for the Board? For example, providing an additional design with a different architectural style, different building materials, etc?
 - Is there a function of the building that needs to be revised?
 - Kitchen
 - Bar
 - Outdoor Seating
 - Outdoor Showers vs just foot wash

4. Does the Board want flexibility in who operates the concession at the Beach? (Inhouse or Outside Concessionaire)

- Food & Beverage
- Alcohol
- Events – Music on the Beach

Summary of Board Memo's Included for background education:

July 27, 2022 (Item H.1)

February 8, 2023 (Item F.8)

April 5, 2023 (Item G2-FY 2023/24 Budget Workshop #3)

July 26, 2023 (Item H.1)

February 28, 2024 (Item G.2)

March 28, 2024 (Item E.2)

April 16, 2024 (Internal Board Memo)

May 8, 2024 (Item G.5)

June 12, 2024 (Item G.1)

October 9, 2024 (Item E.4)

III. BID RESULTS

NA

IV. FINANCIAL IMPACT AND BUDGET

Based on Board direction, the information will be used to better inform the CIP budget for the Incline Beach House and Access project.

V. ALTERNATIVES

NA

VI. COMMENTS

VII. BUSINESS IMPACT/BENEFIT

NA

VIII. ATTACHMENTS

None

IX. DECISION POINTS NEEDED FROM THE BOARD OF TRUSTEES

See Background Section