



PickleBlast

New Pickleball Center PickleBlast Special Edition

Welcome to a PickleBlast Special Edition dedicated to discussing the proposed new center. For months and years there has been talk about our overcrowded courts and what should be done to provide more courts. This Special Edition will explain why we need more courts, what has been done so far, and what remains to be done. If you think this is only a GVR issue and not a club issue, this PickleBlast is for you. If you think a new center is only beneficial for a portion of our club, this PickleBlast is for you. If you think that you're not a critical part of the process, this PickleBlast is for you.

Please read this Special Edition and consider donating to help build this Pickleball Center. Within the next day or two you will receive an email that explains how you can tell us the donation amount you are considering. This information will be critical to show GVR our support for the Center. No actual donation is needed at this time

History of Our Club

GVR Pickleball Club Membership Change 2007-2018

GVR Pickleball Club History Totals Percent

| Year | Members | Pct. Increase | | June 2007 | |
|-------------|----------------|----------------------|--|------------------|--|
| 2007 | 47 | | | April 2008 | The Green Valley Recreation Pickleball Club (GVRPC) was given club status by GVR. We used the sports court at East Center. |
| 2008 | 124 | 163% | | January 2009 | The PB Club began a fundraising drive for new courts. The drive started with a \$1,000 donation from Marv Hanenberger. |
| 2009 | 162 | 31% | | February 2010 | Courts 2&3 at East Center were opened for play. The Club raised \$7,100 and presented to GVR. The project cost was \$50,000. |
| 2010 | 236 | 46% | | February 2010 | Beginners clinics first offered by our club. |
| 2011 | 281 | 19% | | October 2010 | Pickleball 101 classes offered through the GVR catalogue and led by volunteer instructors from our club. |
| 2012 | 295 | 5% | | October 2011 | Courts 1-3 at East Center are resurfaced with a Plexipave surface. This replaced the plastic tile surface. |
| | | | | September 2012 | Four new courts opened at Canoa Ranch Recreation Center. |

| | | | | | |
|------|-----|-----|--|-------------|--|
| 2013 | 390 | 32% | | March 2014 | GVRPC partners with Quail Creek to hold the Green Valley Senior Games on their recently opened 16 court pickleball complex. |
| 2014 | 527 | 35% | | June 2014 | GVR creates an Outdoor Racquet Sports Taskforce to plan for future growth of pickleball in GVR. |
| 2015 | 633 | 20% | | August 2015 | GVR opens 4 new pickleball courts at East Center with lighting for evening play. |
| 2016 | 696 | 10% | | | GVR begins search for property suitable for a 24 court pickleball center. |
| 2017 | 768 | 10% | | March 2018 | GVR purchases land south of GV to build 24 pickleball courts. GVR Board signs agreement to build 24 new courts and ramada. |
| 2018 | 761 | - | | ??? | GVRPC partners with GVR Foundation to raise funds for the new Pickleball Center and create a model for financing new facilities. |

Why We Need A New Center

We are all at different levels - even within our own skill levels. Have you ever heard someone say "I just want to play with others who: a) don't hit the ball so hard, b) are not so competitive, c) are similar in age, or d) are as addicted to the game as I am and want to push to get better"?

[Here is a schedule](#) from a nearby retirement community with 32 courts. Note that all of the courts in white are available for open play. There are no reserved courts and their published policy is: *"Any player(s) may play/drill on any of the 'Open Play' courts on a first come, first serve basis and may remain on that court for as long as they desire."* This club has about 650 members, or about 100 fewer than we do!

Here is a list of some of what we would enjoy with a new pickleball center:

- Ramada and grounds available for all GVR members for social activities and functions
 - Central location for social opportunities between recreational and competitive players to interact and play
- Less wait time, more play time
- Accommodate expected numbers of new players
- Courts for skill development
- Members-only club tournaments/ladder leagues/king of the courts play
- Inter-community leagues
- Space for additional organized play
- Team round robins
- Focus groups for men and women
- Ability to conduct pickleball orientation and follow-up instruction
- Space for advanced educational classes and on-court instruction
- Retain advanced players in the community which catalyzes higher level play
- More drill and instructional time
- Able to attract high level players for instruction

- Personal health development, e.g. improve hand, eye coordination, balance, strategic thinking, flexibility, agility

Here's how we compare with other Arizona retirement communities and with the GVR Tennis Club

| Court Availability by Number of Players | | | |
|--|-----------------------|---------------------------|-----------------------------|
| In Arizona Communities | # of PB Courts | Est # of PB Playes | PB Players per Court |
| Sundance | 7 | 50 | 7 |
| Sierra Vista | 7 | 70 | 10 |
| Saddlebrook Oracle | 24 | 285 | 12 |
| The Province | 9 | 120 | 13 |
| Quail Creek | 16 | 225 | 14 |
| Voyager - Tucson | 14 | 200 | 14 |
| Robson Ranch | 16 | 280 | 18 |
| Sun City Rec kCenter | 27 | 546 | 20 |
| Pueblo El Mirage | 16 | 400 | 25 |
| Showlow | 7 | 175 | 25 |
| Anthem Com Park | 4 | 125 | 31 |
| Trilogy | 8 | 250 | 31 |
| Surprise | 16 | 500 | 31 |
| MEDIAN NUMBER OF PLAYERS/COURT | | | 31 |
| Palm Creek (Casa Grande) | 32 | 1029 | 32 |
| Mounette | 20 | 700 | 35 |
| Liberty @ Palm Ridge | 26 | 1000 | 38 |
| Az Traditions | 6 | 300 | 50 |
| Sun City Grand | 22 | 1300 | 59 |
| Venture Out Resort | 8 | 500 | 63 |
| Pebblecreek | 20 | 1300 | 65 |
| GVR* | 11 | 850 | 77 |
| Sun Lakes | 4 | 315 | 79 |
| Saddlebrook Tucson (Building 8 new courts) | 6 | 600 | 100 |
| | | | |
| Within GVR | | | |
| Pickleball | 11 | 850 | 77 |
| Tennis | 17 | 456 | 27 |

| | | | |
|-----------------------------|--|--|--|
| * includes non-club players | | | |
|-----------------------------|--|--|--|

Note: Adding 24 pickleball courts would change GVR's players per court ratio to 24

What Has Happened So Far

- GVR has purchased land at 2612 S. Camino de la Canoa. Here is a chart showing distances from other Green Valley centers:

| | East Center | Canoa Ranch | New | Abrego N | West Center | Las Campanas | Canoa Hills | SRS |
|--------------|-------------|-------------|------------|------------|-------------|--------------|-------------|------------|
| East Center | | 6.5 | 4.6 | 2.1 | 1.6 | 1.0 | 4.7 | 4.3 |
| Canoa Ranch | 6.5 | | 8.7 | 8.6 | 5.7 | 7.2 | 4.6 | 2.6 |
| New | 4.6 | 8.7 | | 6.7 | 4.3 | 5.6 | 7.4 | 6.4 |
| Abrego N | 2.1 | 8.6 | 6.7 | | 3.7 | 3.0 | 6.8 | 6.4 |
| West Center | 1.6 | 5.7 | 4.3 | 3.7 | | 1.8 | 3.7 | 3.5 |
| Las Campanas | 1.0 | 7.2 | 5.6 | 3.0 | 1.8 | | 4.5 | 5.0 |
| Canoa Hills | 4.7 | 4.6 | 7.4 | 6.8 | 3.7 | 4.5 | | 6.3 |
| SRS | 4.3 | 2.6 | 6.4 | 6.4 | 3.5 | 5.0 | 6.3 | |

- Earlier this year our club hosted a series of fundraising events including poker nights, garage sale, golf tournament, and bake sales at the Southern Arizona Senior Games. We've raised almost \$80,000 through these efforts for a project that wasn't yet clearly defined or scheduled.
- The Pickleball Center Advisory Group was formed in May 2018. This group of engineers and project managers worked with the project architects to create a design plan, which you can [see here](#). This design plan has been submitted to Pima County Development for review and approval.
- The GVR Foundation has agreed to partner with our Club to solicit corporate sponsorships and has already procured a \$50,000 grant from Freeport MacMoRan for the new pickleball center.
- The GVR Foundation has created a complete fundraising campaign, including marketing materials describing the center, contribution and pledge forms, and a list of potential corporate donors including international sports, clothing, and equipment manufacturers.
- Funds already donated for this project already exceed \$135,000.

Why has the cost increased so much?

- The original estimate received from WSM on December 23, 2016, was for \$1,506,510. This was based on the plan shown in the WSM 10-year Strategic Plan. At that time we had no site.
- The cost estimate shown in 3-5 Year Plan dated September, 2017 plan was for \$1,765,142. This was based on the plan shown in the WSM 10-year Strategic Plan. At that time we had no site.

- The cost estimate shown in the budget presentation of WSM on December 13, 2018 was for \$2,225,000 which included \$346,000 in 'contingency' funds which may or may not be needed for any unforeseen events that may arise. Also, the budget summary noted that an escalation factor of 1.62% **per quarter** is being used. This budget is based on the plan submitted for 12612 S Camino de la Canoa.

What Comes Next

- The Pima County review and approval process will take an estimated 90 days. Following that and any design changes the county prescribes, GVR can then begin the bid process for materials and construction of the center. Although the design plan presents a 24-court center, it may take a couple of years to fully complete the project. We'd rather have everything done at once, but more importantly we need a construction schedule that isn't subject to the whims of those GVR Directors in office at the time.
- The GVR Board meets on January 17 at 9:00 AM at the Santa Rita Spring, Anza Room, for a work session to determine the scope, timeline, and financing of the pickleball center project. The project details are to be worked out at this meeting and formally voted on during the January 29 GVR Board meeting. If you play pickleball in Green Valley, please, please, please attend these two meetings. Some GVR Directors have the impression that our club doesn't fully support the project for new courts. This could very well be the last time our club has the chance to demonstrate to GVR that we're serious about getting more courts, and soon.
- We will begin a campaign to raise funds for our contributions for new courts in the next few days. GVR has never built a new facility until now. So, there are no previous examples or requirements of club participation. What our club does with this project will become the model for other GVR clubs for fundraising for new facilities. This is not the same as club contributions towards shade structures, hitting walls, bleachers, etc. that we have done in the past. The campaign will be designed to allow you to pledge a contribution with payments scheduled over several years or as a one-time donation. The pledges will not become active until certain project milestones are achieved, such as groundbreaking, a percentage of construction completed, and opening of the new courts for play. The pledges will have an expiration date, should GVR be unable to build the center as has been proposed.

What You Can Do

1. Attend the meetings on January 17 and 29 to show the GVR Board that our club overwhelmingly supports this project. They are waiting to hear from us. Just your presence sends a message that we are committed to obtaining new courts and soon.
2. Carefully consider joining the pledge campaign for fundraising. Donations through the GVR Foundation may be tax-deductible, depending on your tax situation. Each donor will receive permanent recognition (if desired) that will be organized based upon the pledge amount. We want to bring information about pledges already received to the January 17 work session to show the GVR Board that we're in the game and ready to put our commitments on the table.
3. The GVR Board is not yet fully convinced that we need the courts we're asking for or that we'll be able to put new courts to use if they are built. We must make a statement that we need this pickleball center for now and the future. If we work to make this a reality, we stand to have a facility that will serve the needs of the entire club. If we stand by and just wait to see what we're given, we may very well be disappointed in the results. Help us educate Green Valley on why there is a need, what our club is willing to do to help satisfy that need, and how responding to the needs of the largest sport club in GVR will contribute positively to the area.

Did You Know?

Fundraising so far, combining the Club and the Foundation efforts, has reached \$135,000+. Our goal is to reach \$500,000!

In Closing

If you have a suggestion, comment, or a question, let us know – preferably by email – as discussions on the court sometimes (actually quite frequently) get lost or forgotten. And let us know if you find this newsletter helpful. Use the GVR Pickleball Club website (<http://www.gvrpickleball.org>) to contact us.

That's all for now folks.....stay positive, keep smiling, and enjoy playing!!!!



***Jeff Harrell,
President, GVR Pickleball***