

EDGEWATER PARKS & RECREATION MASTER PLAN

Adoption Date: December 23, 2010

Resolution Number: 18-10



**PARKS & RECREATION DEPARTMENT
CITY OF EDGEWATER, COLORADO**

CITY OF EDGEWATER

RESOLUTION 18 - 10

**A RESOLUTION ADOPTING THE CITY OF EDGEWATER 2010 PARKS
AND RECREATION MASTER PLAN**

WHEREAS, Section 2-12-20 of the Edgewater Municipal Code ("Code") requires the Parks and Recreation Advisory Board to prepare and submit from time to time as requested by the Mayor a proposed master plan for the development and maintenance of a modern park system; and

WHEREAS, the Parks and Recreation Advisory Board has submitted its Parks and Recreation Master Plan to the City Council for its acceptance and approval; and

WHEREAS, the Parks and Recreation Master Plan states the goals of planning for development and maintenance of parks and facilities; providing a variety of activities to build community and enhance identity; and planning for connections to adjacent communities and destinations; and

WHEREAS, the Parks and Recreation Master Plan is intended to assist the City in maintaining Parks and Recreation Facilities and Programs through identifying needs of the community and providing a detailed plan to provide for those needs; and

WHEREAS, the City Council wishes to adopt the 2010 Parks and Recreation Master Plan.

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

Section 1. 2010 Parks and Recreation Master Plan Adopted. The 2010 Edgewater Parks and Recreation Master Plan ("Parks and Recreation Master Plan") that is attached hereto is hereby adopted.

INTRODUCED, READ AND ADOPTED this 23rd day of December, 2010.


Bonnie McNulty, Mayor

ATTEST:

Elizabeth A. Hedberg, CMC
City Clerk

APPROVED AS TO FORM:



Thad W. Renaud, City Attorney



City of Edgewater

PARKS AND RECREATION

Dear Mayor McNulty & City Council:

We would like to start by thanking you for giving us the opportunity to develop the 2010 Parks and Recreation Master Plan. Throughout the past year we have been able to work directly with Terry Stone from Landworks Design Inc. and Dan Maples to evaluate, develop and write this plan.

The Master Plan process was an eye opener to many of us, as there were a lot of moving pieces that had to be brought together. The process started with our survey and facility evaluations in 2009, followed by our open houses and countless meetings to prioritize the needs and wants of the community. Finally, we wrapped up the process by drafting the 2010 Parks and Recreation Master Plan through our consultant.

As the Parks and Recreation Advisory Board we feel we have spent sufficient time and energy in developing this plan. This plan brings the interests of our community to the fore front of the Parks and Recreation Department. We also feel that the plan is written so we can provide facilities and programs that Edgewater residents need and want. Timely evaluations built into the plan will help us keep the communities ideas and needs in line with the direction of this plan.

The Parks and Recreation Advisory Board would like to offer our support for the 2010 Parks and Recreation Master Plan. We would also like to ask you to adopt this plan this December of 2010.

Sincerely,

A handwritten signature in black ink, appearing to read "M. Pemkiewicz".

Martin Pemkiewicz
Chair
Parks and Recreation Board

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ACKNOWLEDGMENTS

Thanks to all who participated in this planning process, including the citizens of Edgewater. The following people were specifically instrumental in the creation and approval of this Master Plan:

City of Edgewater

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Parks and Recreation Advisory Board	Martin Pemkiewicz Dominique Skeehan Daniel Martinez Alicia Ader
Mayor	Bonnie McNulty
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EXECUTIVE SUMMARY

On August 9, 2010 the *Denver Post* highlighted Edgewater's recent revival in government, housing and overall character. Sarah Horn reported that Edgewater "is seeking to develop a fresh identity by embracing its old-town charm with a lot of new changes."

This Master Plan is intended to provide a means of change for Edgewater's Parks and Recreation system through assessment, balance and continuous progress.

Purpose

With the City's historic and natural allure, energetic commercial district, and easy access to Sloan's Lake, Edgewater's park spaces and recreation programs are truly at the heart of the City. As the population evolves and demands increase for various recreational uses, the City of Edgewater needs a strong framework to help shape its parks and recreation system into thriving places that foster community.

It is the Edgewater Parks and Recreation Department's mission to "provide a strong sense of Community through diverse programs, events and citizen involvement." The primary purpose of the Parks and Recreation Master Plan is to create clear direction for the City of Edgewater to build and nurture community through investment in its park and recreation facilities and programs. This Master Plan is intended to

provide Edgewater with a usable, comprehensive document that provides conceptual design, phasing and cost estimation for City Staff to effectively assess and address all its recreation-related facilities in the next 15-20 years.

The Master Plan reflects the importance of parks and recreation in Edgewater's future. This document describes the process used to develop the master plan, and provides recommendations for improvement of both recreation facilities and programs since one affects the other. Because of the City's devotion to success, the master planning process was rooted in public participation that helped guide the overall vision.

Edgewater's goals for the Parks and Recreation Master Plan included the following:

- Identify and assess existing real property and improvement assets, as well as potential future park space and facility needs
- Analyze existing recreation policies, standards and programs
- Gather citizen input in order to obtain general consensus supporting proposed improvements
- Conserve and protect natural resources; consider xeriscape principles
- Address site drainage, traffic and parking; consider enhancements to natural drainages
- Comply with ADA/accessibility standards
- Create minimal disturbance to recreation programs

Additionally, the City's 2003 Master Plan had two (2) goals for parks and recreation:

1. Plan for the development and maintenance of Edgewater's public parks and recreational facilities.
2. Provide a wide variety of recreational activities for all age groups in Edgewater as a way to further build a sense of community and enhance Edgewater's unique identity.

Existing Facilities

Edgewater's Department of Parks and Recreation oversees multiple parks, facilities and programs. In addition to the Department's recreation programs the master planning effort focused primarily on the following four existing facilities:

- **Citizens Park**
- **Walker-Branch Park**
- **Memorial Park**
- **Orum House & Community Garden**

Additional City-owned facilities, such as the Heritage Center and Recreation Room, are also mentioned in the Master Plan but were not part of the in-depth study.

Public Process

As mentioned, the City committed to involving its citizens in the master planning effort. The Master Plan process occurred in two primary phases, and each phase involved a different method of public outreach. In September 2009 a city-wide needs survey was conducted by a professional research firm to identify community needs and issues regarding park and recreation facilities and programs.

With a better understanding of the public perceptions and priorities, the physical planning work began in May 2010. Public meetings were key to this phase, and were organized in the form of open houses to allow for an informal and effective way for citizens to offer their feedback.

Throughout the master planning process the planners worked closely with the Director of Parks and Recreation as well as the Parks and Recreation Advisory Board, who brought vital insider knowledge and insight in working towards their mission.

Community Needs

Edgewater's citizens are stakeholders in the City's facilities and programs, and are vital to Edgewater's success on all levels. A major goal and accomplishment for this planning effort was to learn what citizens needed in their current and future parks system, what worked and what did not.

For example the survey documented that the most-used park by Edgewater residents is Sloan's Lake Park, which is owned and operated by City of Denver. While Citizens Park in Edgewater is also well used, awareness and usage of the other Edgewater parks were notably less. Additionally, there was strong demand for new adult fitness classes and a fitness center, but the public generally likes the City's parks as they are without significant overhauls.

When presented with images of potential uses and activities, the public strongly felt that new crosswalks are needed at Sheridan Boulevard for safer crossing to Sloan's Lake.

They also liked the idea of new walking loops and community gardens, even though such gardens already exist at the Orum House. A range of community needs was found, and the Master Plan incorporates as many of the public’s desires as possible in the appropriate locations.

Recommendations

The recommendations provided in this master plan were designed to meet the user needs discovered during the two-phase planning process. The various solutions for park and recreation needs range in scale – some are fairly simple but must be phased over the long-term (e.g. adding shade trees), while others have a more immediate effect but affect a smaller group of people (e.g. playground upgrades).

During this process the Board proposed that the mission of Parks & Recreation be updated to include both health and variety. It was agreed that all future facilities, programs and events will be evaluated based on the idea of *balance*, and that the following four components should be considered equally.



The specific recommendations for Citizens and Walker-Branch Parks are primarily enhancements with the goals of higher use, increased programming & safety, and improved character and quality overall. With some key improvements to Walker-Branch, this park could become a major asset for Edgewater – much like Citizens is today. Furthermore, Memorial Park could potentially see significant spatial changes that would allow for more exciting and flexible use.

The planning team considered all improvements and collaborated with the Parks and Recreation Board on prioritization. A three-tiered phasing plan is provided in the Master Plan – ranging from recommendations that can happen in the next two years to items that will need 15-20 years to complete in full. Such an implementation plan will allow the City of Edgewater to budget for certain projects, and access grants and various funding methods for others. Detailed recommendations for facilities and programs are described in the Master Plan, and facility plan illustrations and ‘before and after’ drawings are also provided.

The Parks and Recreation Master Plan should serve as a guiding document for the next 20 years. Since preferences and needs can change over time, the Plan with its recommendations and phasing should be reevaluated about every three years to ensure that priorities remain current and viable to the community for its full lifespan.

Finally, potential opportunities are also identified as suggestions for future projects that could help meet additional related needs of Edgewater and its citizens.

RESUMEN EJECUTIVO

El 9 de agosto del 2010, el *Denver Post* destacó el reciente resurgimiento de la vivienda de gobierno en Edgewater y el carácter en general. Sarah Horn reportó que Edgewater "está tratando de desarrollar una nueva identidad al adoptar su antiguo encanto de pueblo con una gran cantidad de nuevos cambios."

Este Plan Maestro tiene como objetivo proporcionar un medio de cambio para los Parques de Recreación de Edgewater a través del sistema de evaluación, equilibrio y el progreso continuo.

Propósito

Con el encanto histórico y natural de la ciudad, un distrito comercial energético y fácil acceso al Lago Sloan, los espacios de los parques y programas de recreación de Edgewater están verdaderamente en el corazón de la ciudad. A medida que la población evoluciona y aumentan sus necesidades de diversos usos recreativos, la ciudad de Edgewater necesita un marco sólido para ayudar a dar forma a su sistema de parques de recreación en lugares prósperos que la comunidad de acogida.

Se trata de los Parques Edgewater y la misión del Departamento de Recreación de "proporcionar un fuerte sentido de comunidad a través de diversos programas, eventos y la participación ciudadana." El

propósito principal de los Parques de Recreación del Plan Maestro es la creación de una dirección clara para la Ciudad de Edgewater para construir y fomentar la comunidad a través de inversiones en su parque y las instalaciones recreativas y programas. Este Plan Maestro tiene como objetivo proporcionar a Edgewater un documento útil y completo que proporciona el diseño conceptual, las fases y estimación de costos del personal de la ciudad para evaluar la eficacia y la dirección de todas sus instalaciones relacionadas con la recreación en los próximos 15-20 años.

El plan maestro refleja la importancia de los parques de recreación en el futuro de Edgewater. Este documento describe el proceso utilizado para elaborar el plan maestro y ofrece recomendaciones para la mejora de instalaciones recreativas y los programas. Debido al compromiso de la Ciudad para el éxito, el proceso de planificación general se basaba en la participación del público que ayudó a guiar a la visión general.

Los objetivos de los Parques de Recreación del Plan Maestro de Edgewater incluyen lo siguiente:

- Identificar y evaluar los bienes actuales y activos reales de mejora, así como un espacio potencial para un futuro parque y las necesidades de espacio
- Analizar las políticas existentes de recreación, estándares y programas
- Obtener la participación de los ciudadanos con el fin de obtener consenso general en apoyo a las mejoras propuestas
- Conservar y proteger los recursos naturales; considerar los principios

- cero-jardinería
- Señalar el sitio de drenaje, el tráfico y estacionamiento; considerar mejoras a los drenajes naturales
- Cumplir con las normas ADA / accesibilidad
- Crear el menor trastorno posible a los programas de recreación

Adicionalmente el Plan Maestro de la Ciudad del 2003 tuvo dos (2) objetivos para los parques de recreación:

1. Plan para el desarrollo y mantenimiento de parques públicos de Edgewater y las instalaciones recreativas.
2. Ofrecer una amplia variedad de actividades recreativas para todas las edades en Edgewater así como una manera de construir un sentido de comunidad y mejorar la identidad única de Edgewater.

Instalaciones Existentes

El Departamento de Parques de Recreación de Edgewater supervisa varios parques, instalaciones y programas. Además de los programas de recreación del esfuerzo del plan maestro de enfocarse principalmente en las siguientes cuatro instalaciones existentes:

- **Citizens Park**
- **Walker-Branch Park**
- **Memorial Park**
- **Orum House & Community Garden**

Instalaciones adicionales pertenecientes a la ciudad, tales como el Heritage Center y el Recreation Room, también se mencionan en

el Plan Maestro, pero no fueron parte del estudio en profundidad.

Proceso Público

Como se mencionó, la Ciudad se ha comprometido a involucrar a sus ciudadanos en el esfuerzo de planificación maestro. El proceso del Plan Maestro se produjo en dos fases principales y cada fase incluye un método diferente de divulgación pública. En septiembre del 2009 se llevó a cabo una encuesta a toda la ciudad por medio de una empresa profesional de investigación para determinar las necesidades de la comunidad y las cuestiones relativas a las instalaciones del parque de recreación y los programas.

Con una mejor comprensión de la percepción pública y las prioridades, la planificación del trabajo físico se inició en mayo de 2010. Las reuniones públicas fueron la clave para esta fase y se organizaron en forma de jornadas a puertas abiertas para permitir a los ciudadanos ofrecer sus comentarios de manera informal y eficaz.

A lo largo del proceso del plan maestro los planificadores trabajaron en estrecha colaboración con el Director de Parques de Recreación, así como con la Junta de la Mesa Directiva, quien trajo el conocimiento vital y el trabajo interno hacia su misión.

Necesidades de la Comunidad

Los ciudadanos de Edgewater son quienes están interesados en las instalaciones de la Ciudad y los programas y son vitales para el

éxito de Edgewater en todos los niveles. Uno de los objetivos principales y logro de este esfuerzo de planificación fue aprender lo que necesitan los ciudadanos en su sistema de parques actuales y futuros, qué funcionó y qué no.

Por ejemplo, el estudio indicó que el parque más utilizado por los residentes Edgewater es el Parque del Lago Sloan, que es propiedad y está operado por la ciudad de Denver. Mientras que el parque Citizens en Edgewater también es ampliamente utilizado, el conocimiento y el uso de otros parques en Edgewater fueron notablemente menores. Además, hubo una fuerte demanda de nuevas clases de acondicionamiento físico para adultos y de un gimnasio adicional, pero al público en general, le gustan los parques de la ciudad, sin modificaciones significativas.

Cuando se presentan con imágenes de posibles usos y actividades, el público tiene una firme convicción de que son necesarios nuevos pasos para peatones en Sheridan Boulevard para hacer más seguro el cruce al Lago Sloan. También les gustó la idea de circuitos peatonales dentro de la ciudad y los jardines de la comunidad - a pesar de que en los jardines existen ya dentro del Orum House. Se encontró una gama de necesidades de la comunidad y el Plan Maestro incorpora al máximo los deseos de los ciudadanos tanto como sea posible en los lugares apropiados.

Recomendaciones

Las recomendaciones proporcionadas en este plan maestro se han diseñado para satisfacer las necesidades de los usuarios

descubiertos durante el proceso de planificación en dos fases. Las distintas soluciones para el parque y el rango en la escala de las necesidades de recreación - algunas son bastante simples, pero debe ser gradual a largo plazo (por ejemplo, la adición de árboles de sombra), mientras que otros tienen un efecto más inmediato pero afectan a un pequeño grupo de personas (por ejemplo, mejoras en las áreas de juegos).

Durante este proceso, el Consejo propuso que la misión de Parques de Recreación se actualizará para incluir la salud y la variedad. Se acordó que todas las futuras instalaciones, programas y eventos serán evaluados con base a la idea de equilibrio, y que los siguientes 4 componentes deberán ser considerados por igual.



Las recomendaciones específicas para los Parques Citizens y Walker-Branch son las principales mejoras con los objetivos de una mayor utilización y el aumento de la programación y seguridad y la mejora del carácter y calidad en general. Con algunas mejoras clave al parque Walker-Branch, éste parque podría convertirse en un activo importante para Edgewater – casi como sus ciudadanos son hoy en día. Por otra parte, el Parque Memorial podría ver importantes

cambios espaciales que permitan un uso más emocionante y flexible.

El equipo de planeación considera todas las mejoras y colaboración con las prioridades de la Junta de Parques de Recreación. Está previsto un plan con tres fases dentro del Plan Maestro - que van desde las recomendaciones que podrían llevarse a cabo en los próximos dos años, hasta los elementos que necesitarán hacerse en los próximos 15-20 años para completarse en su totalidad. Este plan de implementación permitirá a la Ciudad de Edgewater presupuestar para algunos proyectos y tener acceso a subsidios y diversos métodos de financiamiento para los demás. Las recomendaciones detalladas para los servicios y programas se describen en el Plan Maestro, y las ilustraciones del plan de instalación y los dibujos del "antes y después" también se proporcionan.

El Plan Maestro del Departamento de Parques y Recreación debe servir como documento guía para los próximos 20 años. Dado que las preferencias y las necesidades pueden cambiar con el tiempo, el Plan con sus recomendaciones y las fases deberán ser reevaluados cada 3 años para asegurarse que las prioridades sigan estando vigentes y viables para la comunidad durante el ciclo de vida completo.

Por último, las oportunidades potenciales se identifican también como sugerencias para futuros proyectos que podrían ayudar a satisfacer las necesidades adicionales relacionadas con Edgewater y sus ciudadanos.

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CHAPTER 1 INTRODUCTION

Background

Consider the park as the heart of its community: its support of life and energy allows that community to thrive. A parks and recreation system must be monitored and kept strong to sustain a long and productive life, and understanding park needs and usage are critical to the health and longevity of the system. Through collaboration between City of Edgewater staff, volunteers and citizens, and the planning team, the Edgewater system of parks and recreation will be able to flourish as the characteristic center of this unique community.



Citizen's Park, July 3rd Celebration

The City's 2003 Master Plan described, "We envision our community to be one filled with pride: pride of ownership and pride of community involvement." *Creating community* is a primary objective of this Parks and Recreation Master Plan, as described by Edgewater's Parks and Recreation Advisory Board. By improving its

park and recreation facilities and programs the City of Edgewater is thereby improving community. Through involvement in the planning process individual citizens are also helping to enhance their community.

This master plan document is a result of the interest and vision required to foster pride of ownership and community involvement for a better Edgewater. Better parks will accentuate a long history of recreation, add intrinsic and monetary value to neighborhoods and the City, allow for flexibility of use and stronger community events, and bring better health and balance to the community at large.

Additionally, healthy and well-maintained parks can be terrific assets for communities. In its 2010 report, *The Economic Benefits of Denver's Park and Recreation System*, the Trust for Public Land was able to document the financial advantages that parks provide "on property values and taxes, increased economic development and tax revenue from tourism, improved quality of life from publicly available amenities, a healthier and more interconnected citizenry, and an enhanced ability to deal with the environmental challenges of stormwater management and air pollution." Clearly Denver's parks system is different from Edgewater's but the principles are the same: quality parks bring value.

History

In 1861 Thomas Sloan dug a well on his property near Denver to irrigate his new farm. When he tapped into a warm water spring his land turned into a 200-acre lake, which has been called "Sloan's Lake" ever

since. The lake was a draw for nearby Denver residents, and within a few decades the property was sold to become an amusement park called Manhattan Beach in 1891. The area immediately west of Sloan's Lake quickly developed and became known as "Edgewater"; it was established as the City of Edgewater, Colorado in 1901.

Today the City of Edgewater is approximately 443 acres, or 0.7 square miles, in size. The area is primarily comprised of single-family detached houses with higher density multi-family housing around the perimeter of the City. Residents enjoy the convenience of nearby metropolitan services, and the ambiance of the City's small town character.



Citizens Park

Edgewater's parks and recreation program was created in 1955, and became a City department in 1973. Over the years a number of part-time then full-time directors have worked to implement various programs and events – several of which have become Edgewater traditions: concerts in the park, July 3rd fireworks display, and the holiday lighting ceremony to name a few. The parks that have become the foundation of the Parks and Recreation Department are

Memorial Park (c. 1977), Citizens Park (c. 1991), and Walker-Branch Park (c. 1996).

It is also noteworthy that, despite its small size, Edgewater also contains three public schools today: Edgewater Elementary, Lumberg Elementary, and Jefferson High. Along with schools come kids, and kids of all ages also need out-of-school activities and places to gather and play. While a few recreation programs and facilities are currently shared between the Parks and Recreation Department and the School District, this Master Plan also addresses potential opportunities for more shared use for mutual benefit.

Demographics

According to the most recent (January 2010) U.S. Census estimates, Edgewater has a population of 5,273. The U.S. Census Bureau lists the following year-2000 data for Edgewater:

- Median income for a household was \$35,023
- Median income for a family was \$40,426
- Per capita income for the City was \$19,166
- 8.1% of City families were below the poverty line
- 10.2% of City individuals were below the poverty line
- 54% of total housing units were renter-occupied; 46% were owner-occupied
- Median single-family home price was \$132,700

Additionally, estimates show that between 2000 and 2010 the population of Edgewater has dropped by 33%, while Colorado's as a whole has increased by 38%. Edgewater's demographics consist of approximately 75% White, 16% Hispanic/Latino, and small percentages (0-2%) of other races. 33% of households have children age 18 and under, and 18% of households have individuals age 65 and over. City staff believe the demographics have continued to change in the past decade, which will be reflected in upcoming 2010 Census data.

The current demographics can be interpreted to suggest that Edgewater has significant need for parks, open space and recreation programs. In addition to the obvious gathering places they provide, parks and programs offer affordable entertainment to individuals and families of all income levels, as well as facilities for motor skill and health development for all age groups. With close proximity to Sloan's Lake Park and potential upgrades to its own parks system Edgewater would be well poised to draw a younger, active population as visitors and residents.



Walker-Branch Park

Edgewater owns or partially owns approximately 19.75 acres of parks and open

space. Including partial ownership of Walker-Branch Park, Edgewater's parks and open space make up 4.5% of the City land area, which equates to 3.75 acres of park/open space per 1000 citizens. In 2003 the Colorado Department of Local Affairs helped fund a study establishing parks and recreation standards specifically for small communities in Colorado. In this report land acreage standards are broken down by recreation category, and can be determined based on an individual community's needs. In applying these needs to Edgewater, an appropriate goal for the City equates to approximately 7.0 acres per 1000 residents.

In comparison the Trust for Public Land (TPL) recently stated that Denver's parks occupy 6.0% of City land area, and Denver has 9.9 acres of park per 1000 residents. Other studies refer to the National Recreation and Park Association (NRPA) setting a "target of Excellence" of 6.25 to 10.5 acres of park land per 1000 persons in *urban* areas; Edgewater's density is somewhat urban despite its more suburban location. Of course no two communities are the same so comparisons can be challenging.

Edgewater is landlocked and generally built out – there is little to no room for new City parks in vacant land. Edgewater does well for a small city, and there is potential room for improvement. Long-term opportunities might be gained through stronger connections to Sloan's Lake, property purchase for park development, as well as partnerships with private entities. Such opportunities are discussed further in Chapter 5.

Plan Intention

In its vision to expand value for its community the City of Edgewater moved to develop a comprehensive Parks and Recreation Master Plan (Master Plan). The Plan will serve as a guiding document to broadly address parks and open space design, recreation programs, facilities, services, and funding for the Edgewater Parks and Recreation Department. As a guiding resource the Master Plan is intended to provide clear direction with recommendations on improvements and their implementation.

The City's goals for the Parks and Recreation Master Plan include the following:

- Identify and assess existing real property and improvement assets, as well as potential future park space and facility needs
- Analyze existing recreation policies, standards and programs
- Gather citizen input in order to obtain general consensus supporting proposed improvements
- Conserve and protect natural resources; consider xeriscape principles
- Address site drainage, traffic and parking; consider enhancements to natural drainages
- Comply with ADA/accessibility standards
- Create minimal disturbance to recreation programs

Additionally, the 2003 City Master Plan had two (2) goals for parks and recreation:

1. Plan for the development and maintenance of Edgewater's public

parks and recreational facilities.

Policy A: Integrate usable parks, open space, trail systems and recreational facilities into development and redevelopment projects.

Policy B: Plan for park, trail and recreation connections to Sloan's Lake and adjacent communities to increase use by Edgewater residents and to serve as an attraction to tourists and other regional users.

2. Provide a wide variety of recreational activities for all age groups in Edgewater as a way to further build a sense of community and enhance Edgewater's unique identity.

When City Council elected to move forward with the Master Plan in 2009, it engaged LandWorks Design Inc. to lead the planning effort. It was the team's goal to use long-term, flexible methods and principles for the Edgewater Parks Master Plan. Working closely with the Parks and Recreation Director (Director) as well as the Parks and Recreation Advisory Board (Board), the planning team considered three main questions for direction: *Where are we now? Where do we want to be? and How do we get there?*

This Master Plan should serve primarily as a reference guide. Many proposed items will constitute individual or combined projects needing detailed design and additional support. Furthermore, periodic reviews of proposed projects and phasing are recommended to ensure that the Master Plan and its priorities remain viable to the community for the next 15 to 20 years.

CHAPTER 2 CURRENT RESOURCES

Edgewater's Department of Parks and Recreation (Parks & Recreation) operates multiple parks, facilities and programs. Included in nearly 20 acres of parks and open space, the City currently owns and/or oversees three parks, two facilities with attached open space, and an indoor recreation room. For its citizens the City currently provides approximately 3.75 acres of park/open space per 1000 people. This chapter documents the parks, facilities, programs, events and policies that were studied for this Master Plan.

PARKS & FACILITIES

Edgewater owns Citizens and Memorial Parks, and partially owns Walker-Branch Park, which it shares with the City of Lakewood. Parks & Recreation currently contracts out cleaning of restrooms, trash pickup and landscape maintenance in its parks, and reimburses Lakewood for its share (36%) of maintenance costs.

Park inventory and analysis descriptions are as follows.

Note that below facilities marked by an asterisk () were not part of the master plan study, and are provided for reference only.*

Citizens Park

Citizens Park is situated between W. 22nd and 24th Avenues and roughly between Chase and Benton Streets, and is directly east of Edgewater Elementary School. The park contains six (6) acres that are home to a lighted softball field (named "Bill Vincent Field"), picnic pavilion/bandstand, plumbed restrooms, 12 horseshoe pits, playground and 2 storage structures. The park largely consists of a large open turf area that can provide space for multi-purpose fields for group sports such as soccer and football. The professional-level horseshoe pits make amateur play difficult; the area is split into groups of 8 and 4, offering opportunity for partial downgrading. The softball field was improved this year and uses a temporary (seasonal) outfield fence.



Citizens Park with ball field beyond



Citizens Park horseshoe court

A concrete path is planned around the softball outfield to connect north and west sides and provide additional ADA access to the restroom and pavilion. Updates are already planned for the existing restrooms, including solar tubes for daylight and stall doors added for example; consistent access to the restrooms remains a challenge, and programmable timed door locks are being considered. The pavilion serves two purposes: group picnic facility and bandstand at special events. Its tables seat 75 people, and two fixed grills are available for use. The pavilion is rented out all summer on weekends and does provide income to the City. During special events the tables are removed to make room for bands and/or stage use. The storage/concession building on the north end is only used for storage. The building's roof also provides shelter when 2 portable toilets are provided seasonally from March-October.



Citizens Park picnic/bandstand pavilion

No dedicated vehicular parking exists for this park, although nearby shared parking is sometimes available at the school; most parking is on street. Lights exist at the ballfield and horseshoe pit area only; additional lighting might be considered for safety. Dogs are often walked in this park,

often off leash; the City might need to consider enforcing leash laws.

Citizens is Edgewater's most used park. Several annual events are held here, including 3rd of July fireworks, Community Picnic, Movies in the Park, and the newer Celtic Harvest Festival.

Walker-Branch Park

Walker-Branch Park is roughly located between W. 16th and 19th Avenues, and between Fenton and Harlan Streets. This 13-acre irregularly-shaped park has a significant grade drop from south to north, providing nice views toward Edgewater. The park is shared with Lakewood, and contains a softball field, 2 basketball half-courts, 2 sand volleyball courts, in-line hockey rink, concrete skatepark, 3 playgrounds, and 2 horseshoe pits. Additionally the park has vast turf areas with room for 2 multi-use fields plus 2 port-o-john enclosures, 3 internal parking lots, and 4 picnic shelters. Three smaller picnic shelters exist – each with 2 picnic tables and grill. One large shelter exists with 5 tables and grill; this one is rented out by Lakewood.



Walker-Branch picnic shelter and playgrounds beyond

The existing playgrounds are in moderate condition but are showing signs of age; all are wheelchair accessible and one has bridge access for wheelchairs. The in-line hockey rink is not a big draw and only occasionally used by kids. There is one water fountain on the south end, although it is not functioning. There are few benches in this park, and more are needed. Additionally there are few trees in this park, except at the playgrounds; many more deciduous trees are needed especially around perimeter.



Walker-Branch skatepark

Walker-Branch is not typically a highly used park, except at the playgrounds and skatepark. Transients sometimes use this park due to its proximity to Colfax and low usership, and there appear to be some safety concerns from potential visitors. Historically Lakewood has preferred to not have programming or events here. Edgewater could consider taking over maintenance and providing programming and events – thereby bringing more residents into the park. Police want to be able to monitor the park better – especially at the skatepark in park center. The City might consider providing police access through the center or on the east side of the park. Additionally there are 3 residential

properties (2 homes and 1 vacant lot) located mid-way along the western boundary and west of the skatepark. These properties are surrounded by a solid privacy fence, which could potentially be a barrier to visibility within the park.

A wide but shallow drainage ditch leads to Sloan's Lake along the park's north boundary, and takes up a good portion of Edgewater's end of the park. The ditch has no pedestrian crossings within the park, and can only be crossed where streets intersect at the perimeter. A concrete path follows the ditch toward the Sheridan retail area and the Lake. Users along the path appear to be mostly dog-walkers and mothers walking children in strollers. A secondary swale and drain exist uphill from larger the ditch; the swale ties into detention/water quality ponds that surround the in-line hockey rink.



North end of Walker-Branch at detention & rink

Memorial Park

Memorial Park is a pocket park located at the southeast corner of W. 25th Avenue and Chase Street. The ¼-acre park contains a popular gazebo and memorial rose garden, as well as lawn space and 2 picnic tables.

The quaint park is on Edgewater's historic 25th Avenue “main street” strip/district so it is an ideal location to bring neighbors and visitors downtown. Summer ‘Concerts in the Park’ are held here annually on Sundays in June. Currently Parks & Recreation hires vendors to run sound for these events; upgrades could be beneficial so that permanent, sufficient electrical and sound are available in Memorial Park.



Memorial Park, view across W. 25th



Memorial Park rose garden

The event space is pleasant but if more space were possible it could provide more flexibility; the Park could potentially be rented out for events. No restrooms exist at the park, except a portajohn during event season. Currently there is no tracking or inventory for the memorial roses on the east

end of the park, although plaques are in place at the bases of most. A tile artwork installation exists along the north sidewalk; it is in poor condition and needs to be rehabilitated along with its interpretive sign.

Orum House & Community Garden

The Orum House is located at 2444 Depew Street, mid-block in a residential area. This structure is believed to be one of the first homes in Edgewater built around 1889. The City purchased the property through the State Historical Fund and Jefferson County Open Space, and maintains the house as a museum in its early period condition. The front and side yard were updated and contain a small lawn with raised rose garden.



Orum House

The City's Community Garden occupies the space between the home and alley to the east. Edgewater partnered with Denver Urban Gardens who provide a master plan for the garden as well as some funding to build it. The garden is well used during summer months: the 16 plots are 10'x8' and rented for a nominal fee. A water spicket with hose is available to gardeners, along

with a locked storage shed. Edgewater Elementary has one plot at Orum that a teacher maintains over the summer and uses for teaching in the fall. Since the gardens are surrounded by homes another location for the gardens has been considered in the past. The City attempted to have free garden classes here but there was little interest at the time.



Community Gardens at Orum House

The adjacent pocket park and the site around the building have been renovated for passive recreation. The passive park space contains a small lawn surrounded by a pleasant garden of shrubs and perennials, as well as additional memorial roses. The park is not currently reservable, but it could be a scenic location for weddings and small events. A small parking lot exists off the alley, but most of the facility's parking is on-street.



Heritage Center Garden

Heritage Center & Garden*

**This facility was not part of the master plan study, and is provided for reference only.*

The Heritage Center is located at the northwest corner W. 25th Avenue and Chase Street, catty-corner from Memorial Park. The brick building is designated as a Historic landmark, originally built and used as a church. The structure and its adjacent property were bought by the City around 2001/02 with grant funding. The building is vacant and has 2 floors. Currently there is no internal stair to connect the levels, and the upper level has a sloped floor. At this time City staff is working to plan next steps for the building and its use.

Recreation Room*

**This facility was not part of the master plan study, and is provided for reference only.*

The Recreation Room is located at the northeast corner of W. 25th Avenue and Gray Street. It occupies the same building partially used by the Edgewater Police Department and a well-used branch of the Jefferson County Library. The Recreation Room is a ground-floor space used for all of the City's indoor programmed uses, including yoga, dance, and senior classes; it can also be rented out for private events such as birthday parties. The space is approximately a 30'x30' open room with

kitchen, that is modest but in good shape. Parks & Recreation does makes some rental profit from the space; it might also consider partnerships with privately-owned facilities for some of its classes, such as yoga.



Recreation Room

A matrix is provided in Exhibit 2-1 that lists an inventory of all Edgewater's City-owned parks, related facilities, and their amenities. School District facilities are also provided to illustrate potential partnering opportunities.

RECREATION PROGRAMS

All programs are planned, scheduled and operated by Parks & Recreation. Several programs have continued over the years, and the current Director has attempted to add some new ones. Programs are announced in the City's newsletter and on its website. Users currently register and pay either by mail or at the City building; however, some prefer to sign up on location at the first scheduled program. New, more efficient ways for registration are being considered, as are ways to manage scheduling for sports.

Refer to Exhibit 2-2 for a list of recreation programs currently being offered. Generally these can be broken into 4 categories:

- Youth Programs
- Fitness Programs
- Adult Programs
- Senior Programs

Additional youth leagues for basketball and flag football were started in 2009 and are still underutilized. Parks & Recreation has experienced challenges with getting youth registered for programs, and awareness could be an issue since several programs are relatively new. For all youth leagues the kids practice at facilities in Edgewater then play games in Lakewood, where the population and leagues are larger. Other recent programs are no longer on the program set, including Mommy & Me classes and Zumba lessons, due to lack of interest.

Fees are charged for all recreation programs to ensure they operate properly and are affordable to both the City and users. Costs for class programs are covered 50% by participant on average. Edgewater has adopted new Program Policies and Fee Structure Guidelines for 2010 as proposed by the Parks Director. Fees and charges for Parks & Recreation services are only one source of funding, and these will be evaluated/ adjusted every year to keep current. Amounts of cost recovery (range 0%-120%) and subsidy (range 100%-0%) for each program are based on its level of service to the community as defined by Parks & Recreation. Please refer to the Fee Structure Guidelines in Appendix B for more information.

Facility Name	Total Acres (approx.)	Soccer Field	Baseball Field	Multi-Use Field Capacity	Basketball Court	Volleyball Court	Tennis Court	Horseshoe Pit	Skatepark	In-Line Hockey	Tot Lot (age 2-5)	Playground (age 5-12)	Picnic Tables (Individual)	Picnic Tables (Grouped, in Shelter)	Barbecues	Shelter/Gazebo	Performance Stage	Restroom - Plumbed	Restroom - Porta-John Enclosure	Concession/Storage	Drinking Fountains	Off-Street Parking Lot	Pedestrian Lights	Ball Field Lights	Museum/Historical Site	Community Gardens	Memorial Rose Garden	Art/Sculpture	Rentable Space for Programs & Events	Comments					
City Parks																																			
Citizens Park	6	1	3	3	1	2	12	2	1	1	1	1	10	2	1*	1*	1	1	1	1	1	X	X				X	X	X	X	*Same structure				
Walker-Branch Park	13	1	3	3	1	2	2	2	1	1	2	11	4	4	4			3				X								X	Owens w/ Lakewood				
Memorial Park	0.25											2			1											X				X					
Related City Facilities																																			
Orum House	0.25																																		
Heritage Center	0.25																																		
Recreation Room																																			
School District Facilities (shared)																																			
Edgewater Elementary											1																								
Lumberg Elementary		1									1																								
Jefferson High			1	2																															

Exhibit 2-1
Edgewater Parks & Recreation Facilities:
Existing Inventory

The City also partners on several senior programs with Jewish Family Services (JFS), who can also provide facilities. This example of a successful public/private partnership may continue to grow and become a prototype for City recreation. Additionally, Edgewater Parks & Recreation is considering combining programs with local events and festivals, as demonstrations would bring more awareness to the City's programs.

In addition to its regular programs Edgewater also offers Youth Program Scholarships. These scholarships cover 80% of the recreation program fees and are available to resident youths in low-income households that do not otherwise have the financial means to pay the fees. Currently such scholarships are provided to roughly 30% of youth program participants. The City also offers Youth Day Camps, which include 2 types. Kids can be carpooled in Edgewater's van to Lakewood for day camps all summer, and two-week-long sports camps are also available.

EVENTS

Edgewater sponsors a number of community events and traditions – large and small. All events are also organized and managed by Parks & Recreation. All are free of charge and open to the public, although a few events have fenced-off areas for beer sales where entrance fees might be charged. Refer to Exhibit 2-3 for a list of recently held events.

Attendance is very good for most City-sponsored events. The Summer Concert Series is held in Memorial Park, the Holiday Lighting Festival occurs along the street near

old City Hall, and the Halloween Festival is held at Jefferson High School, where local businesses come and set up tables and carnival games. Citizens Park hosts the larger events including the springtime Egg Hunt with following Dog Treat Hunt, and July 3rd Fireworks display.

The Community Picnic at Citizens Park is in its infancy and was fairly successful in its second year. Included events were Movie in the Park, Wiffleball Tournament, and Dessert Contest, and all are still gaining momentum. The Arbor Day and Touch-a-Truck events have fair attendance and could benefit from increased awareness. The Celtic Harvest Festival also had its unveiling this year at Citizens, and had more marketing and sponsorships than other events. Parks & Recreation is considering finding sponsors to partner with them on more, if not all, events to help cover costs.



Concert at Citizens Park, July 3rd Celebration

Existing Program	Age Group	Timeline
Youth Sports		
Start Smart Youth Sports	3-5	March - October
Jr. Saint Youth Soccer	5-6, 7-9 & 10-12	April - June
Start Smart Youth Baseball	3-5	July - August
Jr. Saint Youth T-Ball & Machine Pitch	T-Ball: 5-6 M Pitch: 7-9	July - August
Jr. Saint Ultimate Frisbee	10-14	July - August
Jr. Saint Youth Basketball	6-12	March - April
Youth Dance	4-13	year round
Sports Camps	7-10	June - August
Fitness Programs		
Yoga	16+	ongoing
Adult Sports		
Men's Adult Softball (2 seasons)	16+	April - July August - October
Co-ed Adult Softball (2 seasons)	16+	April - July August - October
Senior Programs		
Senior Reach Classes	Senior	One day
Senior Day Trips	Senior	Monthly: March - October
Senior Long Trip	Senior	May: 3 days

Exhibit 2-2
Existing Recreation
Programs

Event	Month
Fall/Winter	
Celtic Harvest Festival	September
Halloween Festival	October
Holiday Lighting Festival	December
Holiday Lighting Contest	December
Spring/Summer	
Egg Hunt	April
Dog Treat Hunt	April
Arbor Day	May
Touch-a-Truck Day	May
Summer Concert Series	June
Bike Rodeo	June
3rd of July Fireworks	July
Community Picnic	August

Exhibit 2-3
Existing City Events

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CHAPTER 3 METHODOLOGY

Because of phased funding the Master Plan process occurred in two necessary, primary steps: User Needs Assessment Survey and Physical Master Planning. The planning team began work in May 2010 after documentation of the public perceptions, needs and priorities was complete. The entire process is outlined in Exhibit 3-1.

This chapter describes the planning methodology, which is divided into the research process and its resulting findings.

RESEARCH

The key first step in planning is gaining an understanding of the subject matter. It was critical for all involved that the stakeholders also would be brought in early to share their

desires and expectations for the project. With a community-wide planning project, all citizens are invited to serve as resources and experts on their own user habits and needs to ensure success in the planning process.

User Needs Assessment Survey

In September 2009 a citywide needs survey was begun. The planners retained a professional research firm, Corona Insights, to conduct the survey with the intent of quantitatively identifying and assessing community needs and issues regarding park and recreation facilities and programs within the City. By learning directly from the citizens who use the parks and rec system, the survey could inform City leaders of user attitudes, perceived needs, and willingness to pay for current and future parks and recreation programs and facilities.

Working closely with the planners and City staff, a comprehensive 6-page survey

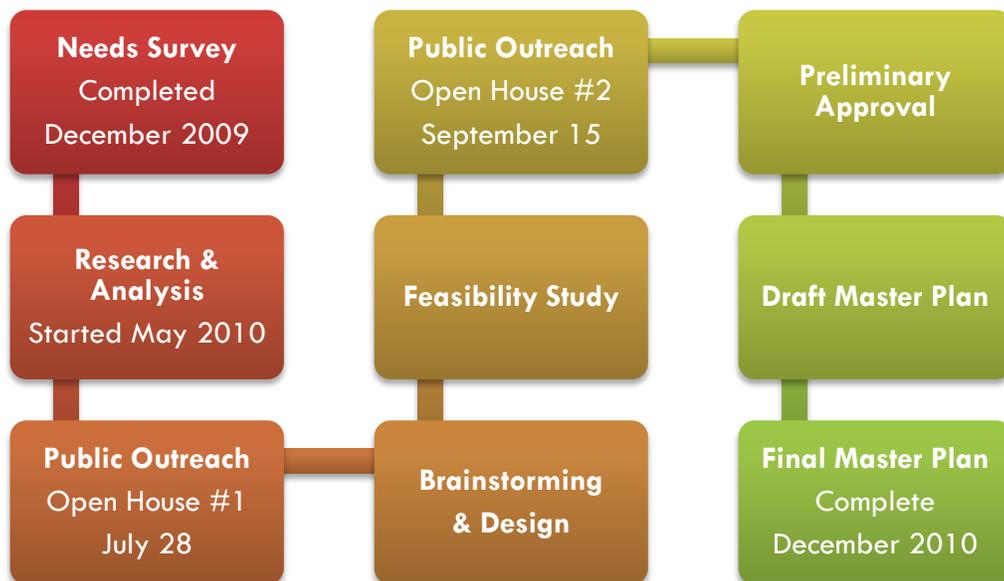


Exhibit 3-1 Project Timeline

instrument was developed that addressed a variety of park and recreation issues, including:

- Current park usage in Edgewater
- Interest in potential rec programs
- Interest in potential rec facilities
- Barriers to participation
- Recreation in other communities
- Ideal parks, programs & events
- Open comments
- Respondent demographics

The survey goal was to reach every household within the City of Edgewater. All single-family homes, duplexes and townhomes received a hand-delivered survey to be completed in writing and returned by mail. Additionally, bilingual door-to-door surveys were conducted in person at two large apartment complexes in the City that have large Spanish-speaking populations. The Hispanic population of Edgewater is significant and increasing, so it was important to the City that this population also be included in the survey feedback.

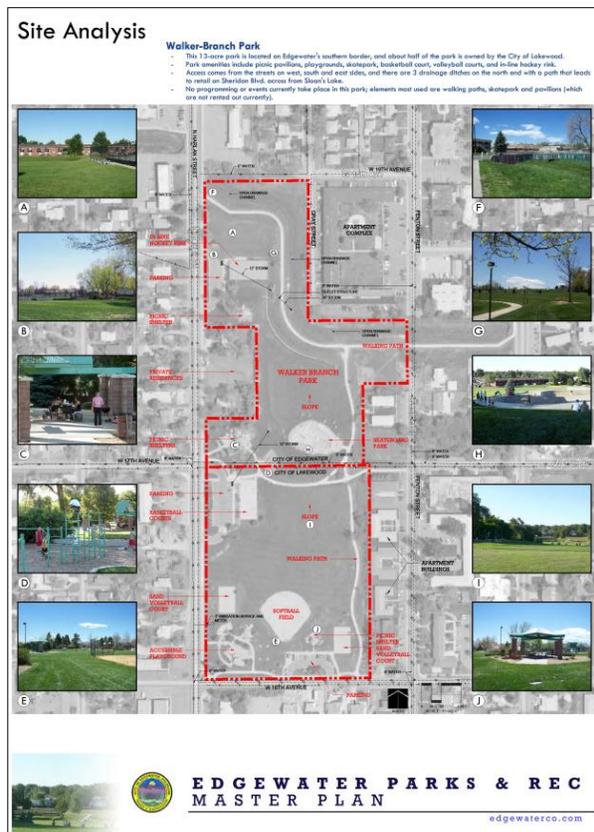
A total of 325 surveys were returned for the study, resulting in a nominal margin of error of ±5% at the 95% confidence level. This represents a strong, statistically valid survey of City residents. The key research findings are outlined later in this chapter.

Research & Analysis

The planners outlined the research necessary for each park space, facility, program and event, and worked with the team to obtain a solid understanding of each. Planners also interviewed the Director

and Board members to help establish master plan needs and expectations.

Existing plan information was limited, so Martin/Martin Engineers assisted by creating base maps for each of the parks to be studied, as well as an overall boundary map for the City of Edgewater for context. Secondary issues were also documented, where possible, such as utilities, structures, detention and drainage systems, etc. Parks and amenities were reviewed in person on numerous occasions, and photographs were taken to record current conditions and user activities. The opportunities and constraints were assessed for each park facility to summarize areas of interest and concern. Various attributes, such as sensitive areas, views, significant slopes and vegetation, were then studied for effectiveness and importance to the spaces.

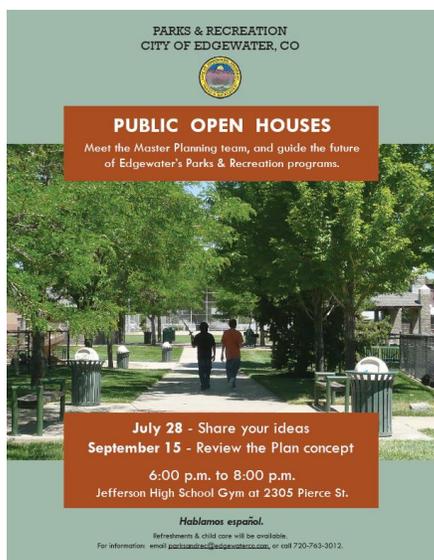


Site Analysis board for Walker-Branch Park

Non-facility recreation items were also documented, including programs, events, policies, and existing priorities. These items included such subjects as senior and children services, transportation, maintenance, communications, and potential opportunities already anticipated.

Public Meetings

It is critical for the residents of Edgewater to feel a part of and contribute towards the Parks and Recreation Master Plan. In this phase of planning public meetings were organized in the form of open houses. The event was organized to have the planners and City staff available for one-on-one conversations, and provided an informal and effective setting for attendees to offer their feedback.



Open House invitation flyer

The public was invited to the meetings via bilingual flyers delivered to every household, the City newsletter, and bilingual posters located on bulletin boards and in local retail

establishments. The open houses were held on weekday evenings at Jefferson High School, and the format created an ideal arrangement for individuals to share ideas with the team in person and on paper. A bilingual interpreter was also available at the open houses to properly assist Spanish-speaking attendees.

The first open house was intended to introduce the public to the planners and process, and for the planners to learn about the public’s needs and desires related to Edgewater’s parks and recreation system. Large presentation boards lined the room to offer context, summarize the previous user survey results, and identify the facilities, programs and events being studied.



Open House #1

Additionally, image boards were provided that gave attendees a variety of choices for their preferred recreation uses and activities in Edgewater. Participants were invited to decide Yes, No, or Maybe for the various possibilities, and also write in their own suggestions; participants could also identify preferences on existing programs and events. Finally, bilingual questionnaires were available for contributors to answer open-ended questions and document additional opinions, and bilingual handouts were offered to attendees as they exited.



Sample *Potential Uses & Activities* image board

In the time following the open house the planners tabulated the results and recorded all comments. The participants’ use & activity preferences were charted, weighted, and organized into a prioritized list of needs. The team then created designs for park and recreation improvements, and a second open house was held seven weeks after the first.

The primary intent of the second open house was for the public to review the conceptual park designs and provide feedback and suggestions. Additionally the team wanted to ensure that the public felt they had been heard through the process. Large presentation boards lined the room with the concept designs, and new boards were added to gather preferences on potential exercise equipment and facilities. Again, new bilingual questionnaires were available for contributors to answer open-

ended questions and document additional opinions.

Both open houses received adequate attendance for the planners to achieve their goals and move forward. The results of the open houses are summarized in Chapter 4.



Open House #2

City Participation

From the outset of this planning project the City of Edgewater confirmed its commitment to listening to its citizens in order to achieve success with the project. Moreover, the City was committed to its own involvement to ensure steady progress and facilitate the process.

The City's primary representative from the beginning of the planning effort has been the Parks and Recreation Director. The Director is currently the manager and staff of the City's Parks and Recreation Department, and his role was instrumental throughout the process. The Director provided insight and direction, established goals and priorities, set up meetings, and helped run the open houses. The Director typically meets with the Parks and Recreation Advisory Board on a regular basis to give status updates on various projects and obtain feedback when needed. The five-member volunteer Board was also influential to this process, and assisted with design review, priorities and direction for the Master Plan.

The Parks Director also kept Edgewater City Council abreast of project status. Council members, including the Mayor, attended the open houses and also gave their opinions on potential uses and activities. The planners will have met with City Council twice in the final stages of approval of this Master Plan.

FINDINGS

The above processes were very successful, and the resulting findings helped shape the next steps. Outcomes from the Survey and

Open Houses are discussed below, as well as the ensuing Design and Feasibility phase.

User Needs Assessment Results

Having achieved the response rate goal and statistically valid survey results, the Parks and Recreation Needs Assessment was a success. The City now has sufficient documentation to gauge the current attitudes and needs regarding its Parks and Recreation system. While there are numerous findings realized in the survey, several conclusions stand out in particular.

The top 10 research findings, as identified by the research team, are summarized as follows:

1. Sloan's Lake Park and Citizens Park were the most used parks.
2. A majority of respondent households had visited a City of Edgewater park within the past year, but usage of parks and facilities in other communities is high.
3. Lack of free time was the most common factor inhibiting respondents from visiting City parks more frequently.
4. Adult fitness classes were perceived to be a top community need.
5. A fitness center was felt to be a strong community need.
6. A majority of respondents supported paying user fees to participate in City run programs and activities

7. Amenities, safety, and maintenance were among the top factors that lead respondents to use parks and facilities in other communities.
8. Respondents were most likely to visit Sloan's Lake Park when visiting a park in the local area.
9. Respondents showed preferences for natural open space, active and well maintained parks.
10. July 3rd fireworks and Concerts in the Park are likely to attract widespread attendance.

The full User Needs Assessment Survey Report is provided in Appendix B, and includes detailed results and exhibits, the survey instrument, and a complete list of all open-ended responses.

Open House Results

In the first open house attendees offered their feedback in several ways: voting on potential uses & activities shown, voting on current programs & events, writing in suggestions, and filling out open-ended questionnaires. Votes were later tallied for each item and documented in a spreadsheet. The votes were weighted (Yes = 1 point, No = -1 point, Maybe = ½ point) and then ranked from highest to lowest score. Items were also compared with the User Needs Assessment results where possible. The top-ranked preferences are as follows; see Appendix A for full results.

Note: Below items marked with an asterisk () were also given high priority in the User Needs Assessment Survey.*



Open House #1 – Uses & Activities selection

The top 10 Uses & Activities (of 45 shown) were:

1. New Crosswalks at Sheridan Blvd.*
2. Youth Classes*
3. Community Events
4. Concerts
5. Park Walking Loops (tie)
5. Community Garden (tie)
6. Teen Center*
7. Dog Waste Stations (tie)
7. Adult Classes* (tie)
8. Youth Sports Leagues* (tie)
8. Farmers Market (tie)
9. New Park Lights
10. Community Meeting Room (tie)
10. Swimming Pool Access (tie)



Open House #1 – Voting on preferences

The top 5 Programs & Events (of 20 shown) were:

1. Community Picnic
2. Youth Program Scholarships
3. Summer Concert Series (tie)
3. Holiday Lighting Festival (tie)
4. Summer Day Camps* (tie)
4. Halloween Festival (tie)
5. Youth Egg Hunt / Dog Treat Hunt

The rankings were also identified by need category (facility, program or event) for further analysis. Participants' additional comments and ideas were then documented, as well as the responses to the questionnaires. All of these rankings and comments are also provided in Appendix A.

A fitness room ranked highly in the User Needs Assessment, but more moderately in the first open house; therefore, the City wanted to gauge what citizens might prefer in fitness equipment and facilities during the second open house.

In the second open house attendees documented their feedback in similar ways: commenting on proposed park designs,

voting on potential fitness equipment, and filling out open-ended questionnaires. Votes were later tallied for each item and documented in a spreadsheet. The fitness preference votes were weighted the same way (Yes = 1 point, No = -1 point, Maybe = ½ point) and then ranked from highest to lowest score. The general consensus was that attendees approved the new ideas provided in the three concept plans (discussed in Chapter 5). Attendees were also enthusiastic to know that potential fitness equipment and space were being considered by the City. Their top-ranked preferences are as follows; see Appendix A for full results.



Open House #2 – Concept Plan review

The top 5 Fitness Equipment Choices (of 15 shown) were:

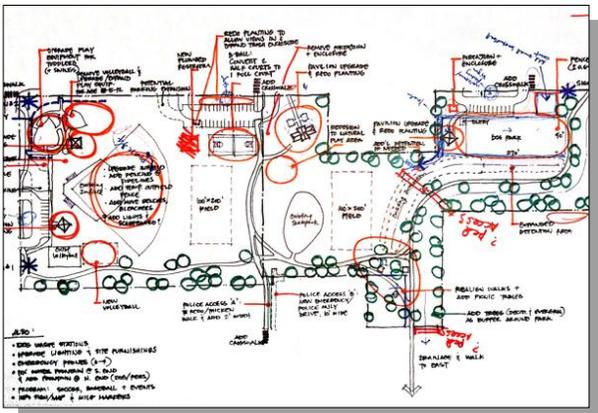
1. Weight Machines
2. Exercise/Class Room
3. Interactive Cardio Machines
4. Free Weights – Dumbbells (tie)
4. Exercise Balls & Mats (tie)
4. Exercise Bikes (tie)
4. Spin Bikes (tie)
4. Treadmill (tie)
4. Leg Press/Other Machines (tie)
5. Dual Adjustable Pulley Machine (tie)
5. Smith Machine (tie)

Participants’ responses to the second round of questionnaires were then documented, and these results are also provided in Appendix A.

Design & Feasibility

Once all the necessary background information had been gathered, the planners began preliminary design. The bulk of planning and design was focused on the physical parks and facilities, but the study of recreation programs and events was also part of the design process.

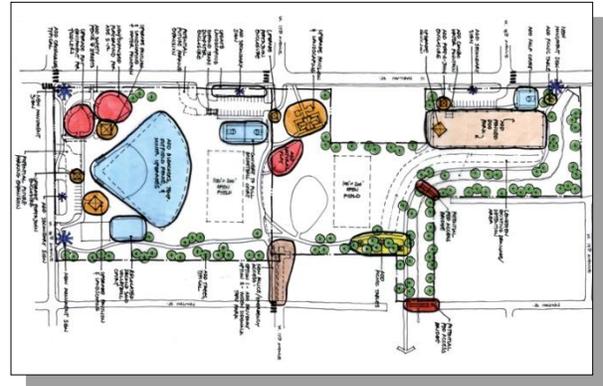
After the first open house the planners presented the results to the Director and Board members for assessment. The planners proposed ideas based on user desires and priorities, and the team assisted with brainstorming for the park designs. Initial design objectives were to create agreed-upon master plan concepts for park enhancements that provide a framework for further analysis and advancement.



Preliminary brainstorming example: Walker-Branch

Through another round of design the planners took the public’s needs and preferences and shaped them into concepts

for specific City parks and locations. Those Concept Plans were presented back to the public at the second open house.



Initial Concept Plan example: Walker-Branch

With overall approval of the Concept Plans by the public, Director and Board, the planners moved forward with the feasibility analysis. This study further developed the Concept Plans into preliminary Master Plans as the designs were analyzed for preliminary cost estimation, prioritized for implementation phasing and assessed for potential construction concerns.

Ideas within each concept were broken down into individual line items to be priced in a detailed Opinion of Probable Construction Costs. The costs were reviewed with the Director and Board, and subsequently prioritized into three phases over a 20-year period. Costs were totaled in two formats: per phase and per facility. Because the concept designs were focused on enhancements rather than significant overhauls to existing facilities, it is expected that construction conflicts with programs and events can generally be avoided if scheduled properly.

All Final Concept Plans are shown and described in Chapter 4, and costs and phasing are provided in Chapter 5.