

**CITY OF NORTH PLAINS PARKS BOARD
REGULAR SESSION AGENDA
WEDNESDAY, JULY 23, 2014, 6:00 P.M.
NORTH PLAINS SENIOR CENTER, 31450 NW Commercial Street**

1. **CALL TO ORDER**
2. **FLAG SALUTE**
3. **ROLL CALL**
4. **CONSENT AGENDA** *(The items on the Consent Agenda are normally considered in a single motion. Any item may be removed for separate consideration upon request by any member of the Parks Board.)*
 - A. Approval of Regular Session Agenda
 - B. Approval of June 18, 2014 Regular Session Minutes
5. **UNFINISHED BUSINESS**
 - A. Interview of Scott Edwards Architecture @ 6pm
 - B. Re-Interview of Woofter Architects @ 7pm
6. **NEW BUSINESS**
 - A. Decision on Architect Firm to Remodel Jessie Mays Community Hall
 - B. Revision of Parks and Recreation Capital Facilities Master Plan
7. **ADDITIONAL BUSINESS**

Time allowed for Board members to bring up old, unfinished or additional issues before the meeting is closed.
8. **ADJOURNMENT**

If you require special accommodations to permit your attendance at a meeting, please contact the City Recorder by calling (503) 647-5555 or e-mailing margaret@northplains.org before 4:00 p.m., five calendar days prior to the meeting.

City Parks Board Meetings are tentatively scheduled to be at the North Plains Senior Center, 31450 NW Commercial Street, North Plains, Oregon, on the 4th Wednesday of the month.
The next three meetings are scheduled to be held on the following dates at 6:00 pm:

August 27, 2014

September 24, 2014

October 22, 2014

**CITY OF NORTH PLAINS PARKS BOARD
REGULAR SESSION MINUTES
JUNE 18, 2014, 6:00 P.M.
NORTH PLAINS SENIOR CENTER
31450 NW COMMERCIAL STREET**

1. Charlynn Newton called the meeting to order at 6:00 pm.

2. Newton led the pledge of allegiance.

3. **ROLL CALL**

Board Members: Charlynn Newton, Teri Lenahan, Heather LaBonte present; Doug Nunnenkamp and Hildegard Miles excused absences.

Staff: City Manager Martha DeBry and Account Clerk Pam Smith present; Public Works Director Blake Boyles excused absence.

Visitors: Miles Woofter, Jonathan Bolch and Willis DeWitt.

4. **CONSENT AGENDA**

Consent Agenda Approval. Lenahan moved to approve the Consent Agenda, including the May 28, 2014, minutes, LaBonte seconded the motion and the consent agenda was approved unanimously.

5. **NEW BUSINESS**

A. Woofter Architecture Presentation/Interview. The firm introduced themselves noting they had 40 years' experience between the three of them. The firm is two years old and all three members are LEED (Leadership in Energy & Environmental Design) certified. Mr. Woofter and Mr. Bolch are the principals in the firm and have worked together for 10 years. Mr. DeWitt's title is Project Architect. They have worked on various public projects including work for the City of Hillsboro, Selfridge High school in the Beaverton School District, University of Oregon and Portland State University.

The group was given a list of ideas the Parks Board had, as well as an idea of the types of events Jessie Mays Community Hall is used for. DeBry asked if they only design buildings or if they also do site design. Mr. Woofter said they also have a landscape group so the design process is complete inside and out. DeBry asked about their view on public space. Mr. Bolch said they like to blur the inside and outside spaces. He felt a transition of covered areas along the side of the building might be a way to do that. He also liked the idea of a path around the park and thought a covered outdoor area would be a good addition. Mr. DeWitt felt a plaza feel to the entrance would be another important area to consider.

Newton asked about their expertise in the engineering aspect. They noted **Mackenzie** as the team to provide engineering and landscape architecture consulting. They are

located four blocks away from Woofter Architecture with a quick turnaround time. Their specific information is included in the packet. Newton asked if it was common to have outside firms. DeWitt said it was common for architecture firms to do the designing and hire specialists for the other aspects. He noted they involve the specialists early for a good blend of design from the beginning. Woofter identified the Evergreen Chapel and PSU Recreation Center as projects they were involved with from beginning to end. Mr. Bolch noted being involved with a Bond Campaign for the Science and Health Buildings at Central Oregon Community College.

Mr. Woofter said they were interested in public engagement and felt they had a good sense of the needs of the City of North Plains. Mr. DeWitt said research would be the first step, creating good options, presenting those to the Board and the community and listening to the feedback to refine the plan until a shared vision is reached. Mr. Bolch agreed that the fun part is putting words into design and engaging in the back and forth discussion until the best plan is reached.

DeBry felt the City was ready to engage an architecture firm and was about a year out from the beginning of construction. She added that involving the community helps with funding. Mr. DeWitt let the Board know that they have a lot of mediums available to present the project such as artists, software, tangibles, etc. They understand the enlargement of the building, addition of a plaza and porch on the south for a better entry, separation of children's area and courts, etc. are important wants/needs.

Newton noted the Parks Board would be making a decision soon after which it would make a recommendation to the City Council. It was agreed this decision would probably occur by mid- to late-July. The City thanked the firm and said they would be in touch with each architect firm once a decision was made.

LaBonte said she was impressed with the group even though they hadn't been in business long. Lenahan thought good questions were asked. DeBry noted the firm hadn't done any municipal parks but had done a lot of public buildings. She said it is hard to interview architects and reminded the Board that the choice could not be made on price alone. Lenahan mentioned fundraisers to raise money for the JMCH update.

B. Review of Parks Master Plan, Jessie Mays Master Plan and Trails Plan. The Board began an overall discussion of the Parks and Recreation Capital Facilities Master Plan, noting it was last updated in 2009. DeBry felt an overhaul all of the plans was overdue. With a reasonably good format, she felt she could quickly work on the updates and present them to the Board with redlines included, giving the Board a good starting point. She felt she could have a rough draft ready for the Board by the July 2nd meeting along with the list of priorities from the survey. She felt reviewing the plans every two-three years would be a good idea.

Newton thought making the plans less wordy would be good but wondered if it wasn't too big a job for staff. She also noted the trail plan by the West Union development needed updated. LaBonte wondered if the 2009 survey needed to be include in the master plan and asked about amending the appendix only in the Trails Plan. She also noticed that Ghost Creek wasn't named in the plan and needed to be identified correctly. LaBonte wondered if the Jessie Mays (JMCH) Park Master Plan shouldn't be incorporated into the Master Plan instead of being a separate plan, and noticed some of the items in the JMCH Plan had already been addressed. She also noted the maps needed updated. There was discussion again about the triangular piece of property in the McKay Creek area not being included as a future park since there is no access to it, perhaps calling it surplus land instead. Lenahan felt the survey didn't need to be included in the Master Plan and felt this overhaul work should have been done before the architects were sought out. She wondered if we could do the projections through 2020. DeBry thought it would be doable through 2028. All agreed with removing the idea of a 20 acre park from the plan.

6. **PARKS BOARD BUSINESS.** DeBry said she was meeting with Oregon Department of Transportation (ODOT) to discuss the 9 acre (at this time, unbuildable) Dant Russell site as a possible area to be built up with additional soil to use as park space. There are grants available for this type of upgrade.

Newton noted the Board would next meet on June 25th, then tentatively on the 2nd, 23rd (regular meeting), and 30th in July.

7. **ADJOURNMENT:** The meeting was adjourned at 8:19 pm.

Charlynn Newton, Parks Board Chair

Margaret L. Reh, City Recorder

Date approved: _____

S|E A

SCOTT|EDWARDS ARCHITECTURE LLP.



The City of North Plains

Jessie Mays Community Hall Feasibility Study

RFP for Facility Needs Assessment
& Preliminary Conceptual Design

May 16, 2014

May 16, 2014

Blake Boyles
Public Works Director
City of North Plains
31360 NW Commercial Street
North Plains, OR 97133

Re: RFP for Architectural Services – Jessie Mays Community Center Feasibility Study

Dear Blake and Selection Committee:

With enthusiasm we are submitting this proposal to provide professional design services for the Jessie Mays Community Center feasibility study. We have extensive experience with both this type of feasibility study as well as community centers and also have experience working in North Plains with the recently renovated Senior Center.

Our community center experience is considerable as we have successfully worked with more than 15 jurisdictions in the development of both feasibility studies as well as new and renovated centers. Recent projects have included the North Plains Senior Center, University Park Community Center for the City of Portland, Chehalem Cultural Center for the Chehalem Park and Recreation District, St. Helens Community/Senior Center and the Lincoln City Community Center. All of these projects started with a feasibility study.

The S|EA development team brings solid project management and exceptionally accurate cost control to project development. Projected construction cost is confirmed with our independent value engineer. We also work closely with the general contracting community.

With all our projects, we engage our in-house sustainability team members from the outset of development to guide the design process to cost effective green solutions. Our University Park Community Center was the first LEED certified center for the City of Portland. S|EA provides full LEED administration.

As always, our team will be actively led by a principal of the firm supported by experienced staff. We look forward to helping Clackamas County develop a truly exceptional project.

Sincerely,
Scott | Edwards Architecture, LLP



Sid L. Scott, AIA, LEED AP
Principal



THE CITY OF NORTH PLAINS
JESSIE MAYS COMMUNITY
HALL FEASIBILITY STUDY

The City of North Plains - RFP for Facility
Needs Assessment & Preliminary
Conceptual Design

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1. FIRM PROFILE

SCOTT | EDWARDS ARCHITECTURE, LLP



Principals :

Sid L. Scott
Rick Berry
Peter Grimm
Jeff Hammond
Alden Kasiewicz
Lisa McClellan
Brian Mares

Contact :

Sid L. Scott, Architect, LEED AP
2525 E Burnside Street
Portland, Oregon 97214
Ph: 503.226.3617
Fx: 503.226.3715
Email: sid@seallp.com

Year Founded:

1997

Types of Service :

Full Service Architecture, Interiors & Planning:

Community	Recreation
Religious	Mixed-Use
Government	Library
Social Services	Master Planning
Institutional	Childcare
Housing	Hospitality
Commercial/Retail	Medical
Renovations	

Firm Composition :

Total Staff:	40
Architectural / Interiors	37
Administrative:	2
Registered Architects	16
LEED Accredited Professionals	15

Architectural Registrations:

OR, WA, CA, ID, AZ, HI, MT, NV CO, TX, WI,
FL, MI

Firm Profile:

Scott | Edwards Architecture, LLP provides full service architecture, planning and interior design services from their Portland, Oregon office. Their current staff of 40, includes 16 licensed architects supported by 21 design and technical staff, 15 of which are LEED accredited professionals.

Our design approach is based on a very interactive process with clients. This approach allows them to contribute their design expertise and technical knowledge while allowing the client to be totally involved each step of the way. The result is a project that truly reflects the needs and desires of the client, is well designed and technically sound.

Master Planning

Most major projects we undertake start with a formal master planning effort, a systematic overview of all the factors that influence good design. The process clarifies goals and identifies constraints and opportunities. A prudent master plan is put in place to guide phased construction and ensure an overall vision remains consistent as interim projects are initiated.

A good master plan protects against the old adage of "painting ones self into a corner". We have also found a key ingredient to a successful master plan is flexibility – it must be designed into the plan. Things rarely turn out exactly like you predict but, understanding that certainty, you can make decisions today that allow flexibility in the future without compromising the overall vision.

1. FIRM PROFILE



Diverse Stakeholders:

We specialize in the integration of complex and seemingly diverse user groups into common facilities. We have developed several multi-service facilities that combined agencies or programs historically operating autonomously; such as municipal courts with a senior center or, even more remote, a boys and girls club with a senior center. The net result was a synergy of operation and economy of space never before realized by the users.

Outreach:

Much of our work for public work involves extensive outreach and consensus building components. We have successfully integrated sensitive projects, such as; migrant farm worker housing, child care, criminal detention and parole offices, into neighborhoods initially opposed to these facilities through thoughtful architecture and a willingness to work closely with community concerns. We understand the responsibility to user groups and strive to be responsive to every detail. We provide clear communication and graphic presentations to facilitate efficient involvement from stakeholders

We have developed an effective public outreach process to garner public input, inform and build consensus. Presentations are thorough, clear and descriptive. We utilize the following steps to better evaluate and assess our clients needs;

- Move in and Understand. We invite ourselves to join you during normal working hours or events and quietly observe

how current programs function. It is surprising what we learn. Problems you have become accustomed to and have learned to accommodate can be revealed. Opportunities can be discovered. We'll join you for Mass and other parish activities to get a first hand feel for how current facilities do, or do not, support your activities.

- If desired we can arrange tours of similar facility types that we, or you, may be aware of to see how they have addressed similar requirements and gain inspiration.
- We favor, and promote, the use of Work Sessions, to stimulate and involve clients at levels greater than simple presentation and review. We really do like to "roll up our sleeves" and work alongside clients in engaging design charettes, where the flow of ideas can be fast and creative.

You provide the space and we'll provide the tools and organization to engage the community in provocative design sessions that invariably solicit a wonderful range of ideas and fuel enthusiasm. We have formats to engage one-on-one, break-down tables each addressing a particular aspect or, open forums for a fast and furious flow of ideas.

In each case, our team guides the discussion and documents the input in concise, usable criteria which we use to develop a plan that truly reflect the cities goals.

1. FIRM PROFILE

Funding, Budgets & Cost Control :

We have considerable experience with public and philanthropic funding for community projects. This experience has created a broad knowledge base in the procedural requirements of various funding agencies, entitlement and contracting processes for public projects. We understand the value of public resources and employ strict cost estimating and budget accounting on all community projects.

Cost estimating is completed through a collaborative effort between Scott | Edwards' project manager and the independent estimating firm DMC Cost Consulting. DMC provides construction estimating service to both the design side, for architects and engineers, and to the construction industry, providing hard bid estimates for contractors. DMC's work with the firm has been highly accurate. Their detailed estimates help pinpoint cost saving potentials as well as alternative material analysis.

Quality Assurance:

The quality of each project is of paramount importance. We internally monitor each step of a project to ensure that the client's program, budget and schedule are maintained. Each project is reviewed by a principal and project manager on a regular basis to assure that design integrity and technical excellence is upheld. We have an excellent record of producing documents that are accurate, cost effective, and thoroughly coordinated.

Producing High Quality Work:

Our work is measured in many ways: responsiveness, creativity, accuracy, economy, to name a few. We are proud of the service we are able to deliver and consider our client's satisfaction our main goal. With a principal's active lead on every project our clients get first level responsibility and commitment.

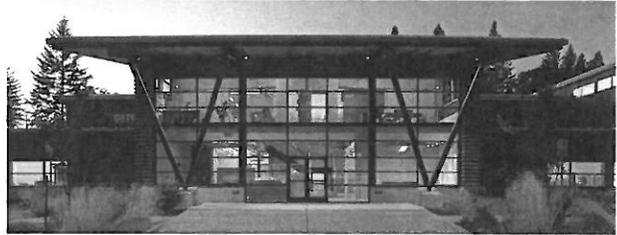
We encourage you to contact our clients and discuss with them our performance and to examine the history of long lasting relationships we have been able to develop. We feel this is the best representation we can offer.



2. PROJECT EXPERIENCE

Experience:

Scott | Edwards Architecture places great value on our municipality alliances - always comprising more than half of our firm's ongoing work. We have worked diligently to bring to our public work the highest level of performance and value. In addition to the dozens of specific projects we have successfully completed, we also currently maintain open-ended, multi-year, flexible service contracts (FSC) with seven local jurisdictions.



City of North Plains

- North Plains Senior Center

City of Portland

PDC Storefront/DOS FCS

- St Joseph Grand Lodge, Portland, OR
- Carol Maker Work/Live, Portland OR
- REM Steel, Portland OR
- Regal Supply, Portland OR
- Portland Design Works, Portland OR
- Miracles Club, Portland OR
- Lily Market, Portland OR
- The Skanner, Portland OR

City of Portland Office of Finance & Management Flexible Service Contract

- Police Evidence Facilities Study
- Police Evidence Warehouse Relocation
- Portland Building: EBSP Offices
- City Hall Renovations
- NE Precinct Renovations
- Powell Water Office Renovations
- Fire Station Feasibility Study
- Fire Stations No. 1 and 49 Feasibility Studies
- Central Precinct

Portland Parks & Recreation Flexible Service Contract

- University Park Community Center
- Pittock Mansion Repairs
- Washington Monroe Community Center Study
- Marquam Trail Bridges Cost Estimating
- Multiple Cost Estimating Projects

Multnomah County

Flexible Services Contract

- Lighting Upgrades (8 buildings)
- SE Health Center
- Bridge Shops Addition
- Elections Building
- Data Center
- Juvenile Justice Facility
- Justice Center Upgrades
- Vector Control
- Multnomah Building: Feasibility Study
- Mid County Health Center
- Columbia Pacific Plaza

Washington County

Flexible Services Contract

- Space Master Plan
- Health and Human Services
- Juvenile Justice Building Renovation
- Domestic Violence Intervention
- District Attorney Office
- Center for Victim's Services
- Counsel Offices

Tualatin Hills Park & Recreation District

- Aloha Swim Center
- HMT Swim Center
- THPRD Relocation Analysis
- Fanno Creek Service Center

City of Lincoln City

- Lincoln City Public Library
- Lincoln City Community Center
- Lincoln City Swimming Pool Re-roof

Chehalem Park &

Recreation District

- Chehalem Cultural Center

North Clackamas

Parks & Recreation

- Hoodview Park Concession Building
- Chief Obie Lodge Assessment and Feasibility study
- Scouter's Mountain Picnic Structure

City of Cornelius

- City of Cornelius Public Works Facility
- City of Cornelius Library
- City of Cornelius Community Center

City of Beaverton

- On Call Architectural Services

City of St. Helens

- St. Helens Community Center

City of Veneta

- Fern Ridge Service Center

Klickitat County

- Pioneer Center

City of Sweet Home

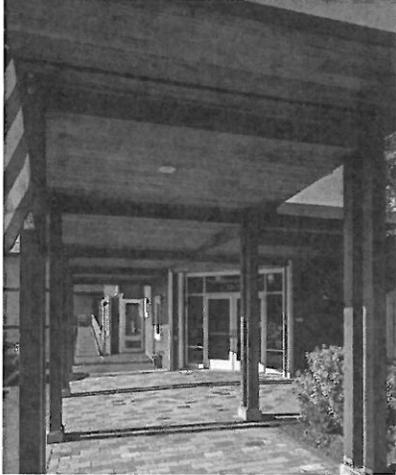
- Sweet Home Community Center

City of Forest Grove

- Forest Grove Senior Center

2. PROJECT EXPERIENCE

North Plains Senior Center



Completion Date / Cost:
2012 / \$430k

Project Size:
7,900 SF

Reference:
Margaret Wold,
North Plains Senior Center Manager
(503) 647 5666

SEA undertook the planning process to create a cohesive, well-functioning and comfortable design for the staff, seniors and community as a whole. This included much needed infrastructure improvements as well as new community, exercise, classroom and office spaces and exterior improvements including siding, windows, a new entry and front porch. In addition to meeting the center's original goals the completed project also gave the center a new identity within the community. These much needed improvements assure that the center will live on as the important lifeline for the area's seniors that it needs to be.

Lincoln City Community Center



Completion Date / Cost:
2006 / \$2.4m

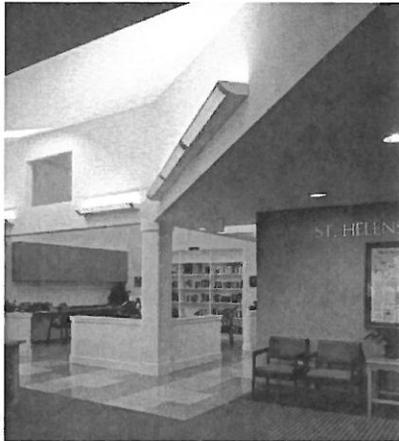
Project Size:
22,000 SF

Reference:
David Hawker
City Manager
(541) 996-2152

This expansion and remodel of the existing community center and aquatics facility provides a new lobby and reception and a multi-purpose gymnasium with elevated running track, multi-purpose space, fitness center and rock climbing wall. Improvements were also made to the 12,000 sf swimming pool facility and locker rooms. Included in the remodel, were extensive locker facility upgrades with all new fixtures, accessories and finishes. Also included was a complete replacement of existing skylights and ceiling finishes throughout the indoor pool area.

2. PROJECT EXPERIENCE

St. Helens Community / Senior Center



Completion Date / Cost:
May 2010 / \$1.0m

Project Size:
9,500 sf

Reference:
Cheryl Young, Director (503) 397-3377

Based on the results of an initial feasibility and programming study, the existing 6,000 square foot senior / community center received a complete renovation and a series of additions totaling 3,500 square feet. New spaces include a craft room, billiards/ game room, library, health room and conference room. In addition, the dining room and commercial kitchen were increased in size allowing for larger events to take place at the center.

University Park Community Center



Completion Date / Cost
2007 / \$4.5m

Reference:
Shulamit Lotate (Retired)
Project Manager
Portland Parks & Recreation
(503) 823-5590

Renovation and 45,000 square foot expansion to an existing 22,000 square foot community center for north Portland. All existing spaces were upgraded to current structural code. New spaces include a large gym, teen center, and fitness center. Multiple life-cycle analysis were conducted to determine the most feasible HVAC approach. This project was the first of its kind in Portland to receive LEED Silver.

2. PROJECT EXPERIENCE

Sweet Home Community Center



Completion Date
1999

Project Size:
24,000 SF

Reference:
Craig Martin, City Manager, (541) 367-8969

The 24,000 sq. ft. facility combines senior center, the Boys & Girls Club and community space into one facility. A significant number of spaces are shared between the user groups which allows each group to provide additional programs and services. The center contains a gymnasium, game room, multi-purpose space, lounge, central kitchen, arts and crafts room, computer/ learning center and administration space.

Fern Ridge Service Center



Completion Date / Cost:
2013 / \$1.5m

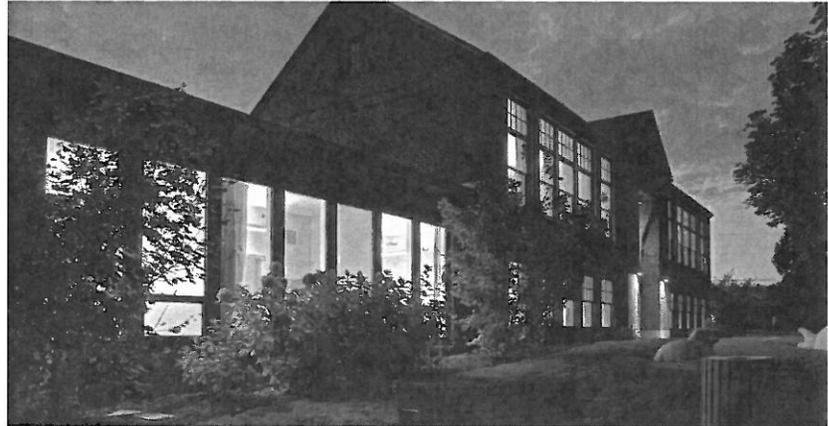
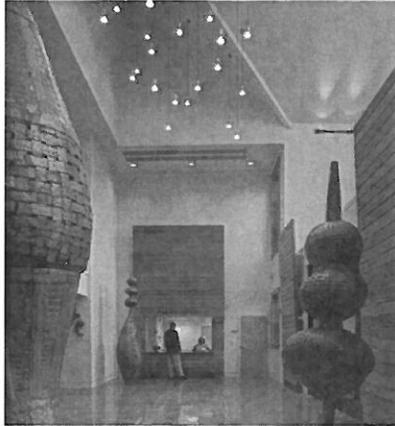
Project Size:
7,500 SF

Reference:
Rick Ingham
(541) 935-2191

Funded by a Community Development Block Grant, this new facility combines several local social service provider offices with a senior center and a food-bank to serve the lower Lane County region. Offices, conference, community room and storage are all designed to provide flexible space and to maximize limited grant funds. Sponsored by the City of Veneta, Oregon, the building forms a centerpiece to a newly developed main street in the small, rural town.

2. PROJECT EXPERIENCE

Chehalem Cultural Center



Completion Date / Cost
March 2010 / \$ 2.1m

Project Size:
7,900 SF

Reference:
Don Clements, Superintendent
Chehalem Parks & Recreation
(503) 537-4165

This adaptive reuse of a 40,000 square foot, 1930s era public school building provide the Chehalem Parks and Recreation District with a highly flexible state of the art civic, community, cultural and educational facility. New infrastructure includes an efficient centralized water source heat pump mechanical and solar hot water system selected with the aid of comprehensive life-cycle comparisons. The project included a significant public outreach component, during which more that twenty Newberg based community groups were interviewed in order to determine how the public wanted to use the facility. This project achieved a LEED Silver rating.

Klickitat County Pioneer Center



Completion Date / Cost
2006 / \$4.0m

Project Size:
24,500 SF

Reference:
John Ihrig (Retired)
Project Manager
(509) 773-4849

This 24,500 sf multi-use facility was designed to centralize essential services for the western half of this geographically large county. Locally quarried basalt and natural concrete floors were used to reduce both initial cost and long term maintenance. A substantial amount of the framing lumber was salvaged at low (or no) cost from derelict mills in the region, re-graded, dressed and expressed in the architecture. We were able to reduce construction cost and highlight the region's heritage while maintaining a very beneficial link in the material's on-going life cycle.

3. PROJECT TEAM



Sid Scott, AIA, LEED AP

Principal

Scott | Edwards Architecture, LLP

Education

- Masters of Architecture, Magna Cum Laude
Montana State University, 1985

Experience in Profession

total years:	27
years as principal:	17
years with SEA:	15

Professional Certifications

- American Institute of Architects
- USGBC, LEED AP
- Architecture Foundation of Oregon
- National Council of Architectural Registration Boards
- Oregon Children Theatre Board Member
- Capitol Hill Elementary PTA
- Registered Architect in Oregon, California, Idaho & Colorado

Sid has twenty-seven years of experience in a wide range of project types throughout the western United States. He has extensive experience in the successful development and completion of a variety of religious, community centers and educational projects. In addition, his project portfolio includes award-winning master plan, office, residential care, recreational, health facility, commercial, human service, and child care designs. He is an honors graduate of Montana State University and is registered in Oregon, Idaho, Colorado and California.

Sid has primary firm responsibility for project design and provides the team with superior communication, programming and design development skills. He provides design oversight on all office projects from concept development to final construction, constantly challenging the firm to produce insightful and creative architectural solutions.

Sid will lead the process from beginning to end. Responsibilities will include conducting meetings, design guidance and project presentations.

Relevant Experience:

- North Plains Senior Center, North Plains, OR
- St. Helens Community Center, St. Helens, OR
- Ferrridge Service Center, Veneta, OR
- Chehalem Cultural Center, Newberg, OR
- Klickitat County: Pioneer Multi-Service Center, Stevens WA
- Washington County Facilities Master Plan, Hillsboro, OR
- Virginia Garcia Memorial Health Center - Cornelius Wellness Center, Cornelius OR
- Sunnyside Library, Happy Valley, OR
- Cornelius Public Library, Cornelius, OR
- City of Lincoln City: Driftwood Public Library Renovation
- City of Lincoln City: Driftwood Public Library Feasibility Study
- City of Cornelius: Facilities Study/ Master Plan
- City of Cornelius Council Chamber
- City of Cornelius: Public Works Master Plan
- City of Cornelius: Community Center Feasibility Study
- City of Falls City: Public Library Renovation & Expansion
- City of Hillsboro Public Works Facility Master Plan, Hillsboro, OR
- City of Hillsboro Community Center Renovation & Expansion, Hillsboro, OR

3. PROJECT TEAM



Jennifer Marsicek, LEED AP

Associate, Project Manager
Scott | Edwards Architecture, LLP

Education

Bachelor of Architecture
University of Oregon, 1997

Experience in Profession

total years: 17
years with SEA: 8

Awards / Registrations

- Registered Architect in Oregon
- LEED Accredited Professional
- Cascadia Green Building Council

Jennifer has 17 years of experience in the architecture profession. She has managed a number of publicly financed projects including the North Plains Senior Center Renovation, City of Portland Police Bureau Evidence Storage Facility Relocation and Feasibility Study, and Coos County Food Bank and is currently managing the City of Portland's Police Bureau Training Complex . She also has extensive experience in single-family housing, office, medical clinic, retail, grocery and restaurant projects.

She has proven ability to manage a wide range of project types in both the commercial and public sector. In addition to her precise management skills and creative design talent she is also a LEED Accredited Professional and maintains an active pursuit of sustainable design strategies.

Relevant Experience:

- North Plains Senior Center, North Plains, OR
- City of Portland Police Bureau Training Complex, Portland, OR
- Coos County Food Bank, Coos Bay, OR
- Oregon Coast Community Action Campus, Coos Bay, OR
- Chehalem Cultural Center, Newberg, OR
- Luke Dorf Client Services, Portland, OR
- Adelante Mujeres (in Forest Grove) various project studies, kitchen/classroom/ community space/headquarters/preschool

4. PROJECT APPROACH & FEES

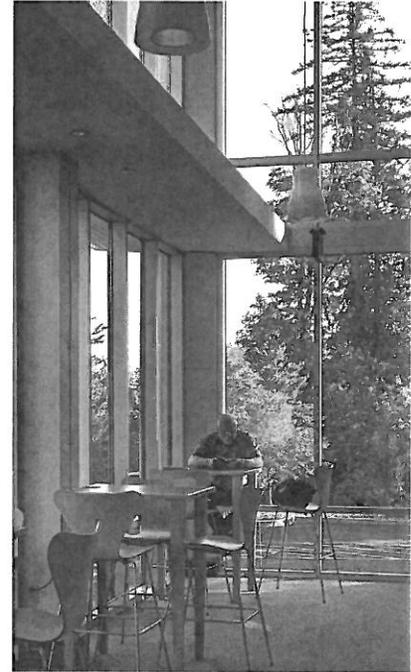
Scope of Services

A. Kick-off Meeting:

1. Meet with the Project Team (PT) team to discuss goals, budget and schedule for the project.
2. Establish lines of communication.
3. Review existing Jessie Mays Community Hall and Park Master Plan and Recreation Survey.
4. Discuss and establish goals for potential recreational uses for the Hall. Prioritize goals.
5. Establish goals for sustainability design/features for project.

B. Existing Site/Building Analysis:

1. Gather existing site data including surveys, building plans and studies.
2. Research the City zoning code to determine required development standards including parking, setbacks, lot coverage, etc. Determine requirements for Land Use approval (design review, conditional use, etc.).
3. Evaluate condition of existing building's infrastructure and potential for remodel and expansion.



Sunnyside Library, Happy Valley OR

C. Building Program:

1. Meet with the PT to review Site/Building Analysis and evaluate potential for remodel and expansion to accommodate all desired recreational needs/services. Prioritize needs/services.
2. Discuss potential for workshop open to all interested community members to discuss ideas, goals and dreams for the Hall.



Chehalem Cultural Center

D. Conceptual Design:

1. Based on the Existing Site Analysis and the PT's building program, develop three alternative conceptual site and building floor plans. The alternatives will be based on current cash reserves as well as options to include all recreational needs/services. Review options with PT and modify as needed. Conceptual design documents will include:
 - a. Site Plan showing building in relationship to the Park
 - b. Building Floor Plan – renovation and addition
 - c. Exterior character concept in building elevation and sketches
 - d. Project development cost estimate for each option.
2. Meet with City agencies to review preferred option for compliance with current code requirements. Revise option as necessary.
3. Present alternative options to the Parks Committee and City Council.
4. Select preferred Conceptual Design option.

4. PROJECT APPROACH & FEES

E. Estimated Project Costs:

1. For the preferred option, develop a detailed project cost estimate for site development, building construction and soft costs.

F. Time Line:

1. Prepare a preliminary time line for development of the project.

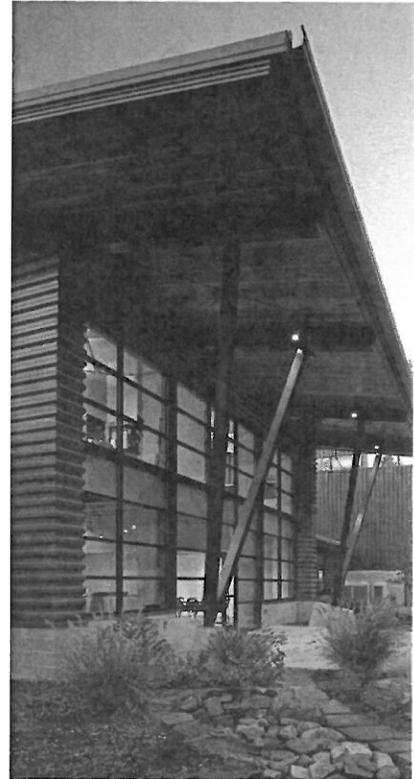
G. Project Report:

1. Based on the concept developed for the project, prepare a final report.

Items will include:

- a. Site Analysis
- b. Zoning/Entitlement Process
- c. Sustainability Goals
- d. Recreational Services Program
- e. Conceptual Site/Building Design
- f. Project Costs
- g. Development Schedule

2. Present final project report to the Parks Committee and City Council.



Innovative Composite Engineering

Fees:

Hourly Rates:

Principal	\$120/hour
Project Architect	\$ 90 to \$100/hour
Project Manager	\$ 75 to \$85/hour
Designer/drafter	\$ 60 to \$70/hour

Estimated Hours:

Sid Scott, Principal	20 hours @ \$120/hour	\$2,400
Jennifer Marsicek, Project Architect	60 hours @ \$ 90/hour	\$5,400
Designer/Drafter	30 hours @ \$ 60/hour	\$1,800
Estimated Total Hours/Fees	110 hours	\$9,600

Estimated reimbursable expenses for printing documents, plans, etc. \$ 800

5. REFERENCES

References

1. Margaret Wold
North Plains Senior Center Manager
(503) 647-5666
2. Rich Attridge
City of Portland, Project Manager
(503) 823-6924
3. Lindsey Kuipers
Project Coordinator
The City of Beaverton
(503) 526-2416
4. Bassam Khalifeh
Washington County, Facilities and Parks Services
Capital Improvement Project Manager
(503) 846-4849
5. Don Clements
Chehalem Parks & Recreation
Superintendent
(503) 537-4165



Chehalem Cultural Center

Thank you for your consideration.
We look forward to working with you.





NORTH PLAINS

City to the Sunset

CITY OF NORTH PLAINS, OREGON

PARKS AND RECREATION CAPITAL FACILITIES MASTER PLAN

Adopted March 20, 2000, by Ordinance No. 270
Revised and Adopted July 18, 2005, by Ordinance No. 336
Revised and Adopted April 3, 2006, by Ordinance No. 348

Draft September 24, 2009
July 2, 2014 Proposed Revision



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1.—Introduction And Planning Framework

In 2005 the first Parks Master Plan was prepared by Don Garner and Associates and adopted by Council. The plan was revised and adopted in 2006. A second revision in 2009 was considered by an ad hoc committee following the completion of the 2008 survey. While recommendations were drafted no formal Council adoption occurred. In 2012, the 2006 version was amended to add Appendix A which is the Walking Trails Plan.

In 2014, the City Council appointed a standing committee called the Parks Board, which was charged with oversight of the community’s parks.

This draft update of the North Plains Parks Master Plan been prepared with the following process in mind.

In 2008 the North Plains Citizens for Parks Improvements, Inc. conducted a survey of North Plains residents to gather information on community preferences and needs for a park and recreation system. The results of that survey are incorporated into this master plan update.

An ad hoc committee met in 2009 to review the results of the survey and to consider amendments to the master plan based upon the results of that survey. The committee was made up of the following members: David Hatcher, Teri Haas, Douglas Nunnenkamp, Heather LaBonte, Andrea Johnson, North Plains Elementary School Principals John Matsuo and Craig Harlow, Jessamyn Bothwell, Public Works Director Blake Boyles, and City Manager Donald H. Otterman.

The City’s comprehensive land use plan and parks survey provided the primary framework for this Plan. The planning service area includes both the current City limits and unincorporated lands which are planned for inclusion in the Urban Growth Boundary. The planning time horizon is 2009—2021.

Phase I: Where Are We Now? Phase I is a review of the existing inventory of parks and facilities, and an evaluation of assets. This phase included a brief demographic profile, review of land use and development patterns, and a synopsis of relevant previously completed planning studies.

Phase II: Where Do We Want to Be? Phase II involves outreach to the community through a series of public involvement efforts. Through these forums, community members can identify major park and recreation needs and priorities, as well as a vision for the future.

Phase III: How Do We Get There? Based on the findings of the first two phases, the staff and the Parks Board shall develop policies and recommendations to help the community realize its vision for parks and recreation. These recommendations should address parks and facilities, trails, recreation programs, park maintenance, and natural areas.

Phase IV: Adoption: In Phase IV, the *Parks & Trails Master Plan* is presented to residents, Parks Board, and the City Council for refinement and adoption.

<u>Where are we now?</u>	<u>Where do we want to be?</u>	<u>How do we get there?</u>	<u>Adoption of Master Plan</u>
<u>Inventory and assets</u>	<u>Identity needs and wants</u>	<u>Develop strategies</u>	<u>Final Plan</u>

<ul style="list-style-type: none"> - <u>Existing conditions</u> - <u>Maintenance needs</u> - <u>Evaluation of facilities</u> 	<ul style="list-style-type: none"> - <u>Public comment</u> - <u>Needs assessment</u> 	<ul style="list-style-type: none"> - <u>Policies</u> - <u>Recommendations</u> - <u>Improvements</u> - <u>Maintenance</u> 	<ul style="list-style-type: none"> - <u>Council approval</u>
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I Comprehensive Plan

The planning service area for the park master plan includes the City of North Plains Urban Growth Boundary that was established in 2007.

The original planning horizon for the Parks Master Plan was from 2009 – 2021 to coincide with the Comprehensive Plan. Growth in the community occurred at pace slower than originally anticipated, and the horizon for the proposed July, 2014 draft of the Master Plan has been extended to 2028. (This draft incorporates proposed revisions to the Comprehensive Plan as a submitted to DLCD in 2014.)

The City's Comprehensive Plan includes a vision, goals, objectives and policies related to parks, recreation and open space. This ey provides s the framework for the development of this Plan and include the following:

1.1 Section 15.01.050 - The Vision

1. *Livability - ...Neighborhoods will have defined centers which include public spaces such as a park or community square...A sense of community and belonging will be promoted by mixing development uses such as parks schools, homes, shopping and jobs close to one another...*
11. *Natural Areas – Our identity in the future will be also tied to our natural and open spaces areas linked by functional wildlife and recreational corridors, including McKay Creek, its tributaries, and the Pumpkin Ridge Golf Courses.*

1.2 Section 15.01.060 - Features of the Vision

2. *Mixed use, pedestrian friendly, economically viable town square centered on a new rural town civic center and park, post office, retail commercial, urban residential, and office uses-...*
4. *Natural pedestrian ways and bike paths throughout town.*
9. *Preserve and increase natural areas, parks and dedicated open space.*
13. *Linear park and wetlands along McKay Creek and its tributaries, combined with nature and wildlife trail including outdoor educational exhibits displaying new landscape, wetlands and erosion control in the community.*
- 16 *Community facilities such as library, swim center, jogging trail, and parks.*

1.3 Section 15.02.020 - Land Use Planning

To insure an adequate supply of...land for uses...that provide for a complete community such as open space, institutional, public/private facility, community service, historic uses, the following categories have been developed...

Public Facility: This designation would include uses such as schools, municipal facilities,

parks, road maintenance facilities, fire halls, public agency facilities, public transportation facilities, or franchised private utility facilities.

~~Parks and Open Space: Public and private parks and areas designated for open space by the City.~~

~~Community Service: ...public and private facilities which serve community educational, cultural, recreational, social, and governmental functions...~~

Historic Resource: ...significant historic sites and structures...

~~1.4~~ Section 15.02.030 - Scenic and Historic Areas and Natural Resources

~~...The McKay Creek flood plain includes other resources which may include riparian habitat, wetlands, and stream corridors...~~

~~1.4.1~~ Section 15.02.034 - Statewide Planning Goal 5

~~Goal: To conserve open space and protect natural and scenic resources.~~

~~1.4.2~~ Section 15.02.035 - City Objectives and Policies

- ~~1. Objective: To protect and enhance the open space and natural resources of the area through proper use and development, especially McKay Creek and its tributaries.~~

~~Policies:~~

~~(1) The City will encourage recreational uses of open space land.~~

~~(2) The City will explore the feasibility of acquiring a future park site within the 100-year flood plain of McKay Creek.~~

~~(5) The City will review an open space system, proposed acquisition of right-of-ways, and easements or lands for any city agency, for possible incorporation.~~

~~(6) The City will protect the fish and wildlife habitats in the McKay Creek stream corridor through application of its flood plain ordinance design review, and park lands overlay systems.~~

- ~~2. Objective: To continually explore ways to develop and maintain an open-space network.~~

~~Policies:~~

~~(1) The City will initiate and develop a master storm water management plan to encourage preservation of all natural drainage ways.~~

~~(2) The City will provide and preserve greenways and open space along creeks, or other water features for recreational purposes and visual aesthetics.~~

~~1.5~~ Section 15.02.060 - Recreation

~~...The recreational facilities existing in North Plains in 2000 were determined to be inadequate to meet the future population growth needs.~~

1.5.1 Section 15.02.034 Statewide Planning Goal 8

Goal: To satisfy the recreational needs of the citizens of the state and visitors.

1.5.2 Section 15.02.065 - City Objectives and Policies

1. Objective: To plan a parks and recreation system adequate to serve projected population growth.

Policies:

- (1) The City will make it a top priority to identify and acquire land to serve long-range community recreation needs, in accordance with an adopted ~~p~~Park and ~~r~~Recreation ~~m~~Master ~~p~~Plan.
- (2) The City will establish criteria for the use and design of proposed park and facilities development.
- (3) The City will explore all avenues of acquiring Local, State, Federal, and private funding for purchasing land for parks and their development.
- (4) The City will work with neighborhood groups in identifying lands for recreational development.
- (5) The City will locate new neighborhood parks to conveniently serve city residents.
- (6) The City will project all park land use needs through the year ~~2020~~2028.^[MD1]
- (7) The City shall establish a minimum of two acres per 1,000 population ~~for neighborhood parks with each park to contain two to five acres with an opportunity to co-locate one park with a new elementary school.~~
- (8) Where possible community parks will be collocated with schools

2. Objective: A variety of community parks and outdoor recreation areas should be encourage, maintained, and enhanced.

Policies:

- (1) Recreation facilities will fulfill the needs of the neighborhood and the community at large by providing recreational opportunities for all people.
- (2) The City shall establish one 20 acre community park.
- (3) The City shall designate stream corridors and floodplains as open space and possible linear park land.
- (4) The City shall determine the sites for future park land needs in a manner that is consistent with the City's livability objectives.
- ~~(5) The City shall develop a plan to obtain needed park lands by 2005.~~
- (5) The city shall maintain a plan to obtain needed park lands as the population grows.

- (6) *The City shall assure that all park lands are accessible to all neighborhoods via efficient and safe linkages.*
3. *Objective: To plan community recreation facilities in conjunction with existing and planned school facilities so that they compliment each other in function.*

Policies:

- (1) *The City will maintain a community facility (such as the Jessie Mays Community Hall) and retain and develop the park sites to meet the recreation needs of the City in a manner that is consistent with the City's livability objectives.*
- (2) *The City will coordinate with the Hillsboro Elementary School District to allow use of school playground equipment and sports facilities by residents when the facilities are not in use by the school.*

~~1.6~~ Section 15.02.100 - Schools Policy

- 1) The City shall coordinate with the Hillsboro School District to project all school land needs and to determine the location of future school sites.
 - 2) The City will determine if park lands shall adjoin school lands.
 - 3) The City will assure that school lands are accessible to all neighborhoods via efficient and safe linkages. The City defines efficient and safe linkages for school children as those linkages, such as pathways and sidewalks, which are designed for pedestrian and bicycle riding opportunities for school children, to enable them to make their way to and from school in a safe manner with a minimal amount of traffic conflicts.
 - 4) The City shall encourage the Hillsboro School District to establish and maintain all school facilities within the City and UGB and to site new schools only in a manner that is consistent with the City's livability objectives.
- ~~(2) The City will determine if park lands shall adjoin school lands.~~

~~1.7~~ 15.02.146 Urbanization

~~North and East Expansion Areas Urbanization~~

1. *Objective: To provide for an orderly and efficient transition of land from rural to urban use through the identification and establishment of areas designated to accommodate the full range of urban uses within the North Plains expansion area.*

Policies:

- (1) *New growth areas should be master planned to ensure development of complete neighborhoods and adequate public facilities. Neighborhoods should provide a variety of housing, usable parks and open space, school facilities, and connected streets, generally consistent with the town plan.*

~~1.8-15.02.148 North and East Expansion Areas~~ Open Space

1. *Objective: Preserve, protect and maintain for present and future residents of North Plains open space, historic sites, and structures.*
2. *Objective: Promote and encourage development in character with the natural features of the land.*

Policies:

- (1) *All land within the 100-year floodplain...should be preserved as much as possible for open space, fish and wildlife habitat, urban buffers, neighborhood boundaries, future recreational development, drainage and runoff retention.*

~~1.9-15.02.149 North and East Expansion Areas~~ Recreation

1. *Objective: To design parks and recreation facilities within the expansion area that:*
 - *Provides a variety of open spaces, parks and recreation facilities; and*
 - *Links open spaces, parks, recreation facilities, and school via a pedestrian and bicycle trail system.*

Policies:

- (1) *In the expansion areas, useable open space shall be provided to mitigate higher overall densities and to provide public and private local parks and recreation opportunities.*
- (2) *The preservation of some natural areas will be considered when designing and developing parks within the expansion areas.*
- (3) *Floodplains will be considered for appropriate park and recreation facilities.*

~~1.10~~ Section 15.02.123 - ~~[MD2]~~ Projected ~~Year 2021~~ Land Requirements at Population 4,000
 Table 4 includes the following summary of expansion needs for parks: ~~[MD3]~~

Neighborhood: 2.6 net acres, 2.9 gross acres;
 Community: 2.4 net acres, 2.7 gross acres;
 Municipal: 20.0 net acres, 22.0 gross acres;
 Greenway: 4.5 net acres, 4.5 gross acres.

<u>Park Type</u>	<u>Standard</u>	<u>2015 Population 2,000</u>	<u>Projected land need at 4,000 population</u>
<u>Neighborhood Park</u>	<u>2 acres per 1,000 population</u>	<u>4 acres</u>	<u>8 acres</u>
<u>Community Park</u>	<u>3 acres per 1,000</u>	<u>6 acres</u>	<u>12 acres</u>
<u>Municipal Park</u>	<u>10+ acres</u>	<u>0 acres</u>	<u>10+ acres</u>
<u>Greenways (Based on adopted trail plan)</u>	<u>Ghost Creek 2,200 lf</u>	<u>Ghost Creek 2,200 lf</u>	<u>Ghost Creek 2,200 lf</u>
	<u>McKay Creek 6,400 lf</u>	<u>McKay Creek 600 lf</u>	<u>McKay Creek 6,400 lf</u>
	<u>Expansion areas 10,600 lf</u>	<u>Expansion area 2,850 lf</u>	<u>Expansion areas 10,600 lf</u>



2. COMMUNITY PROFILE

~~2.1~~ History

Located near the original settlement of Glencoe, North Plains was platted in 1910 by the United Railways to serve as a processing and shipping point for locally grown farm and forest products. The City of North Plains was incorporated June 25, 1963.

~~2.2~~ Location and Physical Setting

North Plains is one of several communities dispersed in the predominantly agricultural area of central Washington County, in the northwestern portion of the Tualatin Valley, about four miles north of Hillsboro and 19 miles west of Portland. It is about two miles south of the rolling hills of the Tualatin Range. The topography is generally flat with a gradient toward the southeast. The terrain includes several intermittent drainage ways generally flowing south and east to McKay Creek.

North Plains has excellent transportation linkages, including railroad service and State Highway 26.

~~2.3~~ Population and Demographics

~~North Plains' 2000-2008 Portland State Univeresity Population Estimate Division Census population was 1,605-1905 population was 1,947 according to the 2010 US Census, and has an average historic growth of 3.7%., up from 972-1605 in 1990-2000; with an average annual growth rate of 5.14-2.33%. The 2021 estimated population of 4,041 persons means that population is expected to continue to grow at a rate of 4.5% per year. The population is estimated to reach 4,000 by 2030 based on historic norms or 2027 using the 4.5% projection in the Comprehensive Plan. The population projection is subject to new Oregon State regulations, and will be determined by Portland State University in 2014.~~

~~According to the 2010 US Census about 31% of the population is under age 19. The median age in the community is 36.5 years. Children are present in 63% of households.~~

~~Because of rapid growth, North Plains' population profile and the needs of its residents are constantly in flux. Some notable population characteristics from the 2000 census that may be important for parks and recreation planning are:~~

- ~~• Children and seniors, who characteristically participate in recreation activities at high rates, total 42.7% of the population.~~
- ~~• One person households constituted 23.8% of all households, and families with children under 18 living at home were 42.9% of the City's households. In general, children use parks and recreation facilities more frequently and have different recreational needs than adults.~~
- ~~• Latinos, the City's largest ethnic minority group, totaled approximately 10.3% of all residents. The interests of this group should be considered in the design of recreation programs and facilities.~~

3. PARKS, OPEN SPACE, AND RECREATION RESOURCES

~~3.1~~ Greenways and Open Space

The floodplains of McKay Creek and its tributaries represent the most significant open space resources in North Plains. Most of McKay Creek ~~lies outside the City's current boundaries, and~~ has been minimally impacted by agricultural development. For the most part, broad floodplains and occasional high quality vegetation structure provide attractive and natural-like greenway areas.

~~An unnamed tributary of the McKay Creek~~The Ghost Creek drainage system stretches from the northwestern edge of the City, continues through the southwestern section, and connects with McKay Creek in the southeastern section near the current City limits. ~~The tributary Ghost Creek~~ has been ditched and is impacted by adjacent urban development, but these resources represent a major structure for potential public open space in the community, with potential for a connected system of greenways, linear parks and recreation opportunities; and off-street bikeways and pathways.

The City owns one 1.26 acre parcel of greenway and open space along the McKay Creek corridor labeled the Old West Union Open Space. The location of this facility is identified on Map A - *Existing Parks and Recreation Facilities* ~~(page 7)~~. This facility is undeveloped and serves as an open space and wetland area near a residential subdivision.

For the most part, the creek corridors in and near North Plains represent high quality greenways and have not been severely impacted by urban development. Therefore, the potential for public open space and off-street pathways is excellent.

~~3.2~~ Public Parks and Recreation Facilities

The City currently ~~owns-manages 4.10 4.273.24~~ acres of land designated as parks and recreation facilities. In addition there are 2.16 acres of open space, and 0.33 acres of special facilities. ~~(to the 1.26 acres of greenway along McKay Creek, The Cottage Pointe the City's inventory includes 2.84 3.01 acres of developed parks and special use facilities. Developed Parks and Recreation Facilities include open space and Community Garden are privately-owned properties.)~~

Neighborhood Parks and Mini-Parks:

<u>Facility</u>	<u>Location</u>	<u>Class of Park</u>	<u>Acres</u>
<u>Jessie Mays Community Park</u>	<u>30975 NW Hillcrest</u>	<u>Neighborhood</u>	<u>1.84</u>
<u>Frank Wing Park</u>	<u>Commercial at 321st</u>	<u>Mini Park</u>	<u>0.2</u>
<u>Pacific Purple Park</u>	<u>Pacific at Main</u>	<u>Mini Park</u>	<u>0.9</u>
<u>Louie Wentz Park</u>	<u>Kaybern at 318th</u>	<u>Mini Park</u>	<u>0.2</u>
<u>LaMordden</u>	<u>Curtis Street</u>	<u>Mini Park</u>	<u>0.1</u>
		<u>Subtotal</u>	<u>3.24</u>
<u>Vern Galaway Park</u>	<u>313th at Highland</u>	<u>Open Space</u>	<u>3.0</u>
<u>Mckay Creek Trailhead</u>	<u>Pacific at 307th</u>	<u>Open Space</u>	<u>0.1</u>
<u>Old West Union Open Space</u>	<u>Terminus of Old West Union</u>	<u>Open Space</u>	<u>1.26</u>
<u>Cottage Point Open Space</u>	<u>Pacific and Cottage at 321st</u>	<u>Open Space</u>	<u>0.8</u>
		<u>Subtotal</u>	<u>4.44</u>
<u>Community Garden</u>	<u>Commercial Street</u>	<u>Special Facility</u>	<u>0.23</u>
<u>Wascoe</u>	<u>Wascoe at Main</u>	<u>Special Facility</u>	<u>0.1</u>
		<u>Subtotal</u>	<u>0.33</u>

		All acreage	<u>8.01</u>
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Park Amenity Inventory

	<u>Jessie Mays</u>	<u>Frank Wing</u>	<u>Pacific Purple</u>	<u>Vern Galaway</u>	<u>Louie Wentz</u>	<u>Community Garden</u>	<u>McKay Trail</u>	<u>LaMordden</u>	<u>Wascoe</u>	<u>Cottage Pointe Open Space*</u>	<u>Old West Union Open Space</u>
<u>Acres</u>	<u>1.84</u>	<u>0.2</u>	<u>0.9</u>	<u>3</u>	<u>0.2</u>	<u>0.23</u>	<u>0.1</u>	<u>0.2</u>	<u>0.1</u>	<u>0.8</u>	<u>1.26</u>
<u>Publicly Accessible</u>	<u>Y</u>	<u>Y</u>	<u>Y</u>	<u>Y</u>	<u>Y</u>	<u>Y</u>	<u>Y</u>	<u>Y</u>	<u>Y</u>	<u>Y</u>	<u>N</u>
<u>Amenities</u>	-	-	-	-	-	-	-	-	-	-	-
<u>Ball Field</u>	<u>X</u>	-	-	-	-	-	-	-	-	-	-
<u>Basketball Court</u>	<u>2</u>	-	-	-	-	-	-	-	-	-	-
<u>Benches</u>	<u>X</u>	-	-	<u>X</u>	<u>X</u>	<u>X</u>	<u>X</u>	<u>X</u>	<u>X</u>	-	-
<u>Bike Rack</u>	<u>X</u>	<u>X</u>	-	-	-	-	-	-	<u>X</u>	-	-
<u>Dog Area</u>	-	-	-	-	-	-	-	-	-	-	-
<u>Drinking Fountain(s)</u>	<u>X</u>	<u>X</u>	-	-	-	-	-	-	-	-	-
<u>Indoor restroom</u>	<u>X</u>	-	-	-	-	-	-	-	-	-	-
<u>Kitchen</u>	<u>X</u>	-	-	-	-	-	-	-	-	-	-
<u>Lighting</u>	<u>X</u>	-	-	-	-	-	-	-	-	-	-
<u>Meeting space</u>	<u>X</u>	-	-	-	-	-	-	-	-	-	-
<u>Parking On Site</u>	<u>X</u>	<u>X</u>	<u>X</u>	-	<u>X</u>	<u>X</u>	-	-	-	-	-
<u>Picnic Table(s)</u>	<u>X</u>	<u>X</u>	<u>X</u>	<u>X</u>	<u>X</u>	<u>X</u>	<u>X</u>	<u>X</u>	-	-	-
<u>Play Equipment</u>	<u>X</u>	-	<u>X</u>	-	-	-	-	<u>X</u>	-	-	-
<u>Portable toilet</u>	<u>X</u>	<u>X</u>	<u>X</u>	-	-	-	-	-	-	-	-
<u>Tennis Court</u>	<u>1</u>	-	-	-	-	-	-	-	-	-	-
<u>Spray Ground</u>	-	-	-	-	-	-	-	<u>X</u>	-	-	-

Jessie Mays Park (Neighborhood Park)

- site area 1.84 acres
- existing recreational facilities
 - ball field
 - play structure
 - benches
 - picnic tables
 - lighted basketball court (2)
 - tennis court
- existing support facilities
 - parking lot
 - lighting
 - irrigation
 - signage

- remarks
 - good vegetation/plantings/signs
 - high level of development for size

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- | | |
|---|--|
| Pacific Avenue Park (Mini-Park) | Kaybern Park (Mini-Park) |
| • site area - 1.00 acres | • site area - .17 acres |
| • existing recreational facilities | • existing recreational facilities |
| — play structure | — picnic table |
| — picnic table | — benches |
| • existing support facilities | • remarks |
| — signage | — developed in 2009 as a passive park |
| • remarks | |
| — borders unnamed tributary | |

Special Use Facilities:

Community Center (at Jessie Mays Park)

~~3.3 Public Schools~~

Schools, although not considered to be parks, provide recreation and open space opportunities. The City has one public school, North Plains Elementary School, sited on 13.96 acres, of which approximately 10.0 acres is used for sport fields, playgrounds, and recreation facilities.

Community Park/School Park Facilities:

North Plains Elementary School

- recreation area size - 10.0 acres
- existing recreational facilities
-
- baseball/softball fields (4)
-
- outdoor basketball courts (6)
-
- play structures (2)
-
- covered play area
- a
- gymnasium
-
- picnic shelter

Should a new school be developed, the City would follow its policy to collocate recreation facilities. At this time it is unlikely an additional school will be added during this Master Plan cycle. (As a practical matter the community is not of a size to warrant a second elementary school. To illustrate this point, Hillsboro School District which serves all residents between 185th west to Glencoe/219 and north from West Union to Farmington/Schools Ferry Roads only has 24 elementary schools including North Plains elementary. Unless there is a substantial growth of residences in the Hillsboro north industrial area, it is unlikely North Plains population will merit a new or second school.)

~~3.4 Parks and Recreation Programs~~

~~The City of North Plains provides limited parks and recreation programs which vary year to year, such as martial arts, tennis, and exercise classes staffed by volunteers. Additional recreation programs are available through the Hillsboro School District and the nearby City of Hillsboro Parks Department.~~

~~3.5~~ Privately-Owned Facilities

A privately-owned 36-hole championship golf facility (Pumpkin Ridge) is located approximately one mile north of the City. One 18-hole course is open to the public. Membership is required for access to the other 18-hole course.

The Cottage Pointe Open Space is owned by the Cottage Pointe homeowners association.

The Community Garden on Commercial Street is leased by the City from a private party. The lease is set to expire in 2017.

~~3.6~~ Other Cultural Resources

North Plains has three historic buildings included in the Washington County Cultural Resources Inventory. The three structures are:

- North Plains Hardware/Knights of Pythias Friendship Temple (1914)
- ~~Morrow's Last Waterin' Hole~~ also known locally as the Lower Tavern/North Plains Commercial Bank (1911)
- Residence at 31275 N.W. Kaybern (1911)

In addition to these historic structures, the ~~Walker-Walter~~ Blacksmith Shop on NW West Union Road lies just outside the City Limits.

Only the Pythian Temple is used for privately organized classes, clubs and social gatherings.

Summary of Outdoor Athletic Facilities

<u>Type</u>	<u># of Sites</u>
<u>Paved Courts: Basketball</u>	<u>8</u>
<u>Paved Courts: Tennis</u>	<u>1</u>
<u>Soccer Fields</u>	<u>0</u>
<u>Baseball/Softball Fields</u>	<u>5</u>
<u>Play grounds</u>	<u>5</u>

It should be noted that North Plains Elementary hosts soccer practices, and Jessie Mays field is adequate for youth soccer.

Picnic Facilities

The City of North Plains offers a variety of unsheltered picnic facilities. These areas cannot be reserved. The largest facility, Jessie Mays has 5 picnic tables. The other parks have 1-2 tables.

No barbeque facilities are available.

Indoor Facilities

Within the North Plains parks system only one building is available for rent: Jessie Mays Community Hall. Other halls available for rent in the community include the North Plains Senior Center, St Edward Parish Hall, and Knights of Pythias Temple. All except the Knights of Pythias offer wheelchair access.

Existing Trails

At this time the City has implemented a street and sidewalk trail plan within the downtown area. No other trails have been delineated or constructed.

The adopted trails plan calls for the creation of a trails system that includes:

- Street and sidewalk loops in a 0.9, 1.5 and 4 mile increments
- Greenway trails
 - Ghost Creek Greenway Trail (0.4 miles)
 - McKay Creek Greenway Trail (1.2 miles)
 - Expansion Area Sidewalk and Trails (2.5 miles)

Planning for a city-wide trails system requires a review of origins (the places where people start their travel) and destinations (the place where people end their travel) in order to understand the connectivity (a measure used to assess pathway networks) of the trails system. Connectivity for the purposes of this report refers to the relationship of trail routes and access to parks and recreation resources, civic facilities, and transit. Linkage opportunities needs to be evaluated as the City develops.

Parks and Recreation Programs

The City of North Plains provides limited parks and recreation programs which vary year to year. Additional recreation programs are available through the North Plains Senior Center, Hillsboro School District and the nearby City of Hillsboro Parks Department.

North Plains does not have staff dedicated to recreational activities. Staff at the Library and City Hall plan special events as needed.

Special Events are one-time activities or special limited duration activities. North Plains contracts with private organizations like the North Plains Events Association to assist with the planning of events. Some events are seasonal. Examples of Special Events are:

- Volunteer Recognition Dinner (April)
- Ice Cream Social (June)
- Fourth of July (July)
- Concerts in the Park (July and August)
- Elephant Garlic Festival (August)
- Chili Cookoff (October)
- Pumpkin Run/Costume Parade (October)
- The Jingle (December)

Privately conducted events include the North Plains Farmers Market (Summer) and Senior Center dances.

Senior Programs are geared to participants 62 years and over. These programs range from low impact fitness classes to social opportunities and personal care assistance services. North Plains Senior Center (a non-profit) organizes and hosts a variety of programs from weight loss groups, tai chi and walking programs.

Adult Programs are oriented to persons over 18 for arts and cultural development. The North Plains Public Library takes an active role in establishing programs including book clubs, storytelling, guest lectures, artist receptions, art walks and musical entertainment. Private and nonprofit groups offer a variety of activities at Jessie Mays Community Hall which is offered at a discounted rate for instruction. Classes include ballroom dancing, dog training, and quilting. No effort has been made to organize adult sports leagues.

Youth Programs are oriented to minors under 18 years old for fitness and cultural development. The North Plains Public Library takes an active role in establishing programs including storytelling, educational entertainment, and arts and crafts training. Wacky Wednesdays are offered through the summer, and Super Saturdays are offered in the other months. Additionally, the City has hosted playdates encouraging active play indoors. Youth have access to athletic leagues which are operated by private organizations and non-profits including Hillsboro Soccer Club, Little League, Hillsboro Youth Football, and Hillsboro Area Lacrosse Organization.

Most programs offered by the City of North Plains are provided at no cost to the public. Private organizations and nonprofits establish the fees for their programs.

Programs are marketed through the City's website northplains.org and npfun.org, as well as a City newsletter that is distributed to water customers and email addresses. Banners are often used in high traffic areas such as on Glencoe Road.

Participation data is readily available to assess recreation programs except through the Library.

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II 4. NEEDS ASSESSMENT

The City's parks and recreation facility needs were identified using the planning framework goals, policies, and objectives identified in Section 1; ad hoc committee meetings; and the results of a physical inspection of existing facilities.

4.1 Ad Hoc Committee Meetings

An ad hoc committee was established to review and update the Master Plan based upon the parks survey that was conducted in 2008. The primary focus of the committee was to review and analyze the:

- open space, parks and recreation requirements included in the City's updated comprehensive plan;
- suggestions gathered in the parks survey report completed in 2009; and
- anticipated facility needs for the north and east expansion areas.

The recommendations included in this plan were developed during meetings held in 2009.

4.2 Physical Inspection of Facilities

A physical inspection of existing City parks and recreation facilities was conducted in 2005, 2008 and again in 2014. to determine the physical condition and functionality of existing facilities. Below are observations regarding the park conditions in 2014.

A. Jessie Mays Park:

1. Jessie Mays is used everyday by residents.
2. Play equipment is relatively modern and in good condition
3. Jessie Mays Community Hall is in generally good repair, however its exterior siding is deteriorating.
4. There is a lack of diversity of tree types at Jessie Mays Park.
5. Plant and tree stock has been removed from Jessie Mays Park but not replaced, reducing the aesthetic appeal of the park.
6. Tennis and basketball courts at Jessie Mays Park are in need of new level surfaces.
7. The east ball field lacks surfaces that are well-suited for walking in winter time.
8. A space to the east of the parking lot and west of the play field is underutilized.
9. There is no formal performance space designated at the park.

B. Pacific Purple Park

1. Park is frequently used by children for play.
2. Play equipment is relatively modern and in good condition
3. There is a lack of protected/shaded areas for picnics.
4. There is no restroom facilities (temporary or permanent)
5. Park does not have a drinking fountain.

C. Louie Wentz

1. Park is used for passive activities.
2. Park is well maintained and equipment is in good condition

D. Frank Wing

1. Park is frequently used by bicyclists as rest stop.

2. Park is simple with two picnic benches, a portable toilet and drinking fountain.
3. Planter boxes are over grown.

E. Vern Gallaway

1. Park is undeveloped open space.
2. Only equipment is picnic bench and dog waste receptacle.

F. LaMordden Park

1. The newest part in the City is in good repair.
2. Water feature is unique within the City.
3. Play equipment is modern and in good condition

~~The City-owned developed parks are Jessie Mays Park, and Pacific Avenue Park and Kaybern Park. While intensely developed, Jessie Mays Park is well equipped and well maintained. Pacific Avenue Park has limited facilities including a play structure and a picnic table; it is also well maintained. Kaybern Park is developed with passive recreation improvements including a picnic table and benches. The other City-owned facility, McKay Creek Park is an undeveloped open space that is maintained as a natural area.~~

~~North Plains Elementary School contains the bulk of the City's parks and recreation facilities. Its facilities are both functional and well maintained.~~

~~4.3~~ Summary Results of 2008 Survey

The results of the survey that was conducted in 2008 are as follows:

- ~~—~~ North Plains residents highly value parks and recreation, but express dissatisfaction with existing opportunities within the city, and
- ~~—~~ Residents consistently express a need and desire for both new park amenities and more programmed recreational activities, and
- ~~—~~ A lack of local amenities leads city residents to travel in order to meet their parks and recreation needs. The most frequent destination is Hillsboro.
- ~~—~~ Swimming, trails, playground equipment and a recreation center receive consistent support. While there also is a lot of support for skateboard parks, some residents oppose this feature.
- ~~—~~ Many residents travel to other regional parks and natural areas for regular recreation, e.g. swimming, hiking, and would like to see such options available in North Plains, and
- ~~—~~ Residents report that they do not frequently visit city parks because there is little to do there, ~~and~~
- ~~—~~ Most respondents support developing a large community park as well as a system of smaller neighborhood parks, ~~and~~
- ~~—~~ There is support for active parks and skateboard parks in the city, ~~and~~
- ~~—~~ Students visit Jessie Mays Park and use other spaces in North Plains to recreate but travel to nearby communities for sports, swimming and special activities, ~~and~~

- Soccer and swimming are listed as the most popular pastimes; students also favor a local pool or aquatic center.

General Recreation Information

National and regional data on sports and recreation trends can help to determine if the demand for particular types of activities is expected to increase, decrease, or remain the same. Trend data from the National Sporting Goods Association (NSGA) and Oregon Statewide Comprehensive Outdoor Recreation Plan (SCORP) are noted below.

According to 2007 participation data collected by the National Sporting Goods Association (NSGA) the top three recreation activities with the greatest number of participants are exercise walking, swimming, and exercising with equipment.

NSGA data indicates that 6 of the top 10 recreation activities nation-wide are fitness activities, including exercise walking (1), exercising with equipment (2), swimming (3), bicycle riding (6), workout at club (8), and weight lifting (9).

Nationally, sports participation is changing. Participation in football (-8.9%), baseball (-4.7%), and soccer (-1.8%), softball (-20%), and basketball (-9.7%) all decreased in one year. Soccer is the highest-ranked sport in terms of participation.

According to 2007 NSGA participation data, four of the top 15 activities are trail-related: exercise walking (1), bicycle riding (6), running/jogging (11), and hiking (14).

Regionally, participation in sports seems to be increasing. SCORP data indicates that for Regions 2 & 3 in Oregon, which includes North Plains, the number of participants in each of the following sports has increased between 1987 and 2002: football/rugby (152.3%), baseball (131%), soccer (78.3%), outdoor basketball (31.2%), and softball (15.6%).

SCORP data also indicates that the use of playground equipment has increased 114% for Regions 2 & 3 in Oregon between 1987 and 2002.

4.4 Detailed Survey Results

Survey respondents were asked how often do you and your family visit a park in North Plains? About a third of the respondents reported visiting a city park only a few times a year while about 28% use a park once a week. Twenty percent never visit a city park, and 7% visit a city park every day.

The survey asked the question, "How important are parks and recreation programs to your family and your quality of life?" Almost 75% of the respondents report that they are somewhat or very important to their quality of life; however, only 35% visit a park once a week.

The survey asked the question, "How satisfied are you with parks and recreation opportunities available in North Plains?"

Slightly less than half (47%) of those surveyed are not satisfied with parks and recreation opportunities, while 28% are satisfied.

The survey asked the question, "If you do not regularly visit a park in North Plains, what is the primary reason?"

~~Over 80% of the respondents stated that the main reason was that there was nothing to do at the park.~~

~~Based upon the survey results, the existing parks are not utilized by most residents and the reason is that the parks have little to attract use.~~

~~5. Parks And Recreation System~~ ~~FRAMEWORK~~ Service Level Plan

This Plan is designed to meet City needs based on the application of specific Level of Service (LOS) Standards, and to address other needs identified by the community. LOS Standards are expressed both in units of facility per 1,000 persons and in service areas (distance from facilities), and have been developed for key types of parks and recreation facilities.

~~Park The updated LOS Standards were developed using the comprehensive plan and ad hoc committee priorities for specific types of facilities important to the local community.~~

~~5.1 Policies and Objectives~~

~~The following changes are needed in the City's policies and objectives identified in Section 1 (pages 1 through 5):~~

- ~~1. Section 1.5: Section 15.02.060 Recreation, Subsection 1.5.2 Section 15.02.065 City Objectives and Policies, Objective 2, Policy 2 (The City shall establish one 20 acre community park) should be deleted.~~
- ~~2. Section 1.5: Section 15.02.060 Recreation, 1.5.2 Section 15.02.065 City Objectives and Policies, Objective 2, Policy 5 (The City shall develop a plan to obtain needed park lands by 2005) should be changed to read "The City shall develop a plan to obtain needed park lands."~~
- ~~3. Section 1.10: Section 15.02.123 Projected Year 2021 Land Requirements — All references to specific types of parks and acreage should be removed from Table 4.~~

~~5.2 Facility Types and Standards~~

Facility types and standards for park size, service area, and units per population have been developed to insure that residents are adequately served by parks and recreation facilities. Table 1 (~~page 12~~) provides descriptions of each facility type, its standards and current levels of service (if applicable), and existing sites. Facility types include:

- Mini-Park
- Neighborhood Park
- Community Park/School Park
- Special Use Park/Facility
- Greenways and Open Space
- Trails and Pathways

The System Framework Plan is designed to provide facilities to achieve the City's parks and recreation goals and objectives, and to meet the needs of the City at the neighborhood, community, and City-wide levels. Facility types and minimum standards for park size, service area, and acreage per population have been developed to insure that residents are adequately served by parks and recreation facilities.

Mini-parks, neighborhood parks, and community/school parks are designed to serve areas smaller than the entire City, so Service Areas (expressed as radius) have been designated for these types of facilities. These service area radii are displayed on Map B (~~page 15 to be updated~~) to show the locations of existing facilities and to show where additional facilities are needed.

~~5.3 Facility Recommendations~~

The System Framework Plan builds on the strengths of North Plains' existing parks and recreation system, ~~responds~~ responds to the needs assessment of this planning effort, and helps implement adopted policies of the City's Comprehensive Land Use Plan. Map B (~~page 15~~) shows the locations of existing and needed parks and recreation facilities resulting from the application of the Level of Service standards outlined in Table 1 (~~page 12~~).

In addition to Level of Service Standards which address access, acreage, and ~~facility requirements~~ facility requirements, the City also needs to develop and adopt standards addressing items such as playground equipment design and functionality, security, turf and irrigation, park furnishings, and park amenities. A Capital Improvements Plan with suggested projects to upgrade existing facilities and provide new facilities to improve the levels of service provided to North Plains' residents and meet population growth needs is included as Appendix A.

~~5.3.1 Mini-Parks/Neighborhood Parks~~

The City currently has ~~four one two~~ developed mini-parks (Pacific ~~Purple, Avenue and Kaybern-Louie Wentz, LaMorrdan and Frank Wing p~~ Parks) and one developed Neighborhood Park (Jessie Mays). The City will need to acquire/develop about 4.8 acres new mini-parks and neighborhood parks in parks-deficient areas and to ~~meet serve a population of 4,000 population growth needs through 2021~~.

Mini-parks (up to 1 acre in size) provide playground facilities and similar facilities to serve the needs of nearby residents. They provide a good alternative for neighborhood parks in areas that are either already built-out or do not have land available for larger neighborhood parks (1 to 4 acres).

Most residents have access to mini parks within ¼ mile of their residence.

Specific needed improvements to meet Level of Service standards include the acquisition and development of approximately 4.8 acres of mini-parks and/or neighborhood parks in the north and east expansion areas. To this end approximately 1 acres of land have been set aside for parks in the Sunset Ridge subdivision in the east expansion area.

Community/School Park

Community Parks are designed to serve the passive and active recreation needs for 3,000 to 6,000 persons within a one-mile radius. The most efficient and effective means of providing for some of the future community parks needs is to continue the community/school park concept that exists between the City of North Plains and the Hillsboro School District.

The City will need to acquire/develop or provide alternatives for new community parks in order to improve the level of service and meet expected population growth needs. Joint location of a new community park with a school should be explored if a new elementary school is built in the east expansion area. If this is not possible, a stand-alone community park may be necessary.

Application of the Level of Service Standard of 3.0 acres per 1,000 persons (Table 1) indicates that the City will need to acquire approximately 12 acres to serve a population of 4,000.

In the 2005 study, North Plains Elementary was identified as a park. However the school is owned and controlled by the Hillsboro School District which prohibits public access while school is in session.

Because the school is surrounded by parcels that are developed or will be developed based on approved plans, this site should not be counted as a public park, although it clearly provides some recreation opportunities.

To meet the LOS for Community/School Park with unrestricted access the City/School would need to acquire 12 acres to service a population of 4,000.

Municipal Parks

The need for a twenty-acre municipal park had been identified as a goal in the City's Comprehensive Plan as approved in 2007. Results of a 2008 survey results suggested that the residents preferred to have a combination of a large park and several smaller mini parks. Municipal parks serve broad recreation needs and may include a multi-facility/multi-field sports complex, but the current and projected population of North Plains may not be sufficient to fund and maintain a 20 acre facility. Municipal Parks should be considered when the City's population exceeds 3,000.

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TABLE 1

**City of North Plains
Parks, Recreation and Open Space
Facility Types and Standards**

<u>Type of Facility</u>	<u>Use and Characteristics</u>	<u>Service Area</u>	<u>Desirable Size</u>	<u>LOS Standard/ 1,000 persons</u>	<u>2,000 Population</u>	<u>4,000 Population</u>
Mini-Park	Small designated park facility which may include benches, play equipment, picnic tables, and/or other similar amenities; usually easily accessible only to adjacent/nearby residents. May serve as neighborhood park for areas with restricted access to other park facilities.	up to 1/4 mile radius	Up to 1 acre	2.0 2.0 acres (with neighborhood parks)	<u>4 acres</u>	<u>8 acres</u>
Neighborhood Park	Park facility designed to serve the daily active and passive recreation needs of a neighborhood. Usually includes playground equipment, picnic areas, and vegetation; may be co-located with or on a school site and may include areas for field games, court games, etc. Within safe and easy walking distance of area residents; does not require the crossing of major streets or other barriers. Does not include restrooms or on-site on-site parking.	Up to ¼ mile radius	1 to 4 acres	2.0 acres (with mini parks)	<u>4 acres</u>	<u>8 acres</u>
Community/ School Park	Area of diverse environmental qualities and uses designed to serve a population of 3,000 to 6,000 persons. May include passive recreation areas for picnicking, walking, etc. as well as areas for active recreational activities; may be co-located with or on a school site and may include areas for field games, court games, etc.. Usually includes restrooms and on-site parking. May also serve as neighborhood park for residents within 1/4 mile if playground equipment is provided.	Up to 1 mile radius	5 to 10 acres	3.0 acres	<u>6 acres</u>	<u>12 acres</u>
Municipal Park	Large park facility designed to serve broader recreation needs than a community park. Should include a multi-facility/multi-field sports complex and other similar facilities designed to serve the needs of the entire City. Includes restrooms and on-site parking. May be co-located with a school site and, if standards are met, may also serve as a neighborhood park for residents within 1/4 mile if playground equipment is provided.	City	10+ acres	Not needed at this time	<u>10+ acres</u>	<u>10+ acres</u>
Special Use Park/Facility	Facilities or areas for specialized or single purpose recreational activities, such as town squares, marinas, zoos, arenas, senior centers, community centers, etc.	Variable	Variable	No standard	<u>No standard</u>	<u>No standard</u>
Greenways/Open Space, Trails and Pathways	Natural open space areas or linear strips of land comprising natural or man-made resources such as streams, rivers, ridge lines, service roads, utility or transit right-of-way. May include limited recreation facilities such as trails, all weather pathways or boardwalks, small playgrounds, etc.; may use streams, floodplains, or other natural features to connect parks and open space areas to form a contiguous	City	Variable	4.5 acres (greenways/open spaces)	<u>9 acres</u> <u>4,400 lf of paths</u>	<u>18 acres</u> <u>8,800 lf of paths</u>

		system. Sufficient width to protect from adjacent infringements and maintain environmental integrity. Used for walking, hiking, bicycling, horseback riding, etc. Trailhead facilities may include restrooms and/or limited parking.			2,200 l.f. (trails/pathways)		
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~~Currently, no mini park or neighborhood park is safely accessible within 1/4 mile of residents in the southeast (east of Glencoe Road) and north (north of North Avenue) portions of the City. Application of the Level of Service Standard of 2.0 acres per 1,000 persons (Table 1, page 12) indicates that the City will need to add 4.78 acres of mini parks or neighborhood parks to meet growth needs through the year 2021.~~

~~Specific needed improvements to meet Level of Service standards include:~~

~~Southeast Mini Park/Neighborhood Park~~

- ~~● Acquire/develop a mini park or neighborhood park in the southeast portion of the City (east of Glencoe Road).~~

~~Expansion Area Mini Park/Neighborhood Parks~~

- ~~● Acquire/develop approximately 4.5 acres of mini parks and/or neighborhood parks in the north and east expansion areas.~~

~~No specific needed improvements have been identified for the existing mini park and neighborhood park.~~

~~*5.3.2 Community/School Park*~~

~~Community Parks are designed to serve the passive and active recreation needs for 3,000 to 6,000 persons within a one-mile radius. The most efficient and effective means of providing for some of the future community parks needs is to continue the community/school park concept that exists between the City of North Plains and the Hillsboro School District.~~

~~The City will need to acquire/develop or provide alternatives for new community parks in order to improve the level of service and meet expected population growth needs through 2021. Joint location of a new community park with a school should be explored if a new elementary school is built in the east expansion area. If this is not possible, a stand-alone community park may be necessary.~~

~~Application of the Level of Service Standard of 3.0 acres per 1,000 persons (Table 1, page 12) indicates that the City will need to acquire approximately 5.42 acres to meet growth needs for community/school parks. Specific needed improvements to meet Level of Service standards include:~~

~~Community/School Park~~

- ~~● Acquire/develop approximately 5.42 acres of community/school parks.~~

~~No specific needed improvements have been identified for the existing community/school park (North Plains Elementary School).~~

~~*5.3.3 Municipal Parks*~~

~~The need for a twenty-acre municipal park has been identified as a goal in the City's comprehensive plan and the survey results showed that the residents preferred to have a combination of a large park and several smaller pocket parks. Municipal parks serve broad recreation needs and may include a multi-facility/multi-field sports complex, but the current and projected population of North Plains through 2040 (approximately 10,000 people) are may not be sufficient to fund and maintain such a facility. Municipal Parks are not needed and should not be considered at this stage of development in the City.~~

5.3.4 Greenways, Open Space, Trails and Pathways

McKay Creek and ~~its tributaries~~ ghost Creek are recommended as a system of public greenways and -open space, including all-weather trails and pathways. The recreational functions of the creek corridors should be limited primarily to open space and habitat preservation, flood control, horseback riding, cycling and walking on all-weather surface paths, and nature recreation.

New subdivisions should be encouraged to dedicate floodways and creek corridors to the City, and a high priority should be placed on acquiring access to corridor areas within the City through the use of land conservation trusts, easements, donations and other mechanisms.

Application of the Level of Service Standard of 4.5 acres per 1,000 persons (Table 1, ~~page 12~~) indicates that the City will need to acquire approximately ~~16.93~~ 13.6 acres to repair deficiencies, meet growth needs, and improve the level of service. Approximately 8, ~~890~~ 800 linear feet of all-weather trails/pathways will also be needed.

Specific needed improvements to meet Level of Service standards include:

Greenways, Open Space, Trails and Pathways

- ~~Acquire~~ Acquire approximately ~~16.93~~ 13 acres of greenways and open space.
- ~~Develop~~ Develop approximately 8, ~~809~~ 0 linear feet of ~~10 foot wide~~ all-weather trails/pathways ~~(including two trailheads with parking and restroom facilities)~~ to provide for recreation, linkage, and access to parks, schools, and open space areas. This should include a linkage between the North Plains Elementary School and the trail adjacent to ~~the unnamed tributary~~ Ghost Creek.

~~No other needed improvements have been identified for existing greenways, open space, trails, or pathways. The 2012 Trails and Walking Paths Plan is Appendix B and outlines the general location of trails.~~

Park Feature Level Of Service:

In addition to setting standards for park facilities, the City can also establish levels of service for specific kinds of features that can be found at parks and other public facilities. Setting a level of service for features ensures that planning of new parks is completed in a manner that addresses deficiencies in the community.

Below is preliminary table showing levels of service based on the City of Hillsboro’s standards.

<u>Feature</u>	<u>Level of service (feature:population)</u>	<u>Existing</u>	<u>Population 2,000</u>	<u>Population 4,000</u>
<u>Basketball Court</u>	<u>1:1,000</u>	<u>8</u>	<u>2</u>	<u>4</u>
<u>Tennis Courts</u>	<u>1:2,000</u>	<u>1</u>	<u>1</u>	<u>2</u>
<u>Soccer Field</u>	<u>1:1,100</u>	<u>0</u>	<u>1</u>	<u>1</u>
<u>Baseball/Softball Field</u>	<u>1:1,600</u>	<u>5</u>	<u>5</u>	<u>5</u>
<u>Indoor Basketball court</u>	<u>1:4,600</u>	<u>0</u>	<u>0</u>	<u>1</u>

It should noted Hillsboro’s standard for an aquatic facility is 1:45,000 residents, and the size of pool is based on 280 square feet per 1,000 residents.

Other facilities include:

Skate Park – Locally there remains a strong interest in developing skate facilities. North Plains is a good candidate for skate spots, which are smaller park areas containing 1-2 features.

Off leash dog park – Dog parks are very popular for allowing controlled socialization of animals.

Outdoor performance space – Jessie Mays is the likely location for a stage meet to the community’s need for a large scale venue. However, smaller scale performance/event spaces should be considered at neighborhood and community parks to support localized events and provide additional, smaller venues for arts and cultural programs.

Community Gardens – North Plains has a garden constructed in 2012 which is leased through 2017. Planning for the continued presence of a garden should be included in the master plan.

Spraygrounds: LaMordden Park, opened in 2014, includes an outdoor sprayground. These facilities should be considered as a potential element within neighborhood and community parks, as well as at special use facilities or at public spaces with a more urban character.

Other activities that can be considered for public facilities are bocce ball, horse shoes and par fitness course.

5.4 Maintenance Recommendations Park Maintenance

North Plains has a relatively small inventory of parks and public lands to maintain. In addition to maintaining developed parks, the Public Works Department is also responsible for maintenance of greenways, open space, the grounds around City buildings, in addition to tending to the water system and street system. In 2014/2015 two full-time staff members are assigned to Public Works. Additional funding for up to three part-time position is also allocated in Public Works. While almost a third of Public Works Staff time is assigned to parks only a small portion of the Public Works budget is assigned to park maintenance supplies (roughly \$14,000 annually.)

Maintenance Standards

The City should develop a maintenance management plan using guidelines such as those included in Commission for Accreditation of Park and Recreation Agencies Fifth Edition April 2014 Park Maintenance Standards, published by the National Recreation and Park Association ~~(1986)~~.

The estimated level of service during peak season is as follows:

~~This publication includes a Maintenance Standard Classification System with six maintenance “modes”:~~

- ~~Mode I — State of the Art Level~~
- ~~Mode II — High Level~~
- ~~Mode III — Moderate Level~~
- ~~Mode IV — Moderately Low Level~~
- ~~Mode V — High Visitation Natural Areas~~
- ~~Mode VI — Minimum Level~~

~~Each “mode” includes specific maintenance requirements for turf care, fertilizer, irrigation, litter control, pruning, disease and insect control, snow removal, lighting, surfaces, repairs, inspection, floral plantings, restrooms, and special features. Park Maintenance Standards also includes productivity standards for most common maintenance tasks.~~

Peak Season

Monthly Maintenance	Level of Maintenance	Grass Mowing (hours)	Plant Maintenance/ Weed control (hours)	Daily Trash Removal/ Doggie bags (hours)	Repairs
<u>Jessie Mays</u>	<u>Moderate</u>	<u>25</u>	<u>4</u>	<u>10</u>	<u>16</u>
<u>Frank Wing</u>	<u>Low</u>	<u>5</u>	<u>2</u>	<u>5</u>	<u>0</u>

<u>Pacific Purple</u>	<u>Low</u>	<u>5</u>	<u>2</u>	<u>5</u>	<u>0</u>
<u>Vern Galaway</u>	<u>Minimal</u>	<u>5</u>	<u>NA</u>	<u>5</u>	<u>0</u>
<u>Louie Wentz</u>	<u>Low</u>	<u>5</u>	<u>2</u>	<u>5</u>	<u>0</u>
<u>Community Garden</u>	<u>Low</u>	<u>NA</u>	<u>6</u>	<u>5</u>	<u>0</u>
<u>McKay Trail</u>	<u>Minimal</u>	<u>NA</u>	<u>NA</u>	<u>5</u>	<u>0</u>
<u>La Mordden</u>	<u>Low</u>	<u>3</u>	<u>1</u>	<u>5</u>	<u>0</u>
<u>Wascoe</u>	<u>Minimal</u>	<u>NA</u>	<u>1</u>	<u>NA</u>	<u>0</u>
TOTAL: 107		48	18	35	16 _[MD4]

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Annually

Annual Maintenance Tasks	Fall Protection Bark	Tree Trimming	Fertilizer/Aeration	Garlic Festival
<u>Jessie Mays</u>	<u>10</u>	<u>48</u>	<u>8</u>	<u>96</u>
<u>Frank Wing</u>	<u>NA</u>	<u>0</u>	<u>3</u>	<u>NA</u>
<u>Pacific Purple</u>	<u>10</u>	<u>0</u>	<u>3</u>	<u>NA</u>
<u>Vern Galaway</u>	<u>NA</u>	<u>0</u>	<u>NA</u>	<u>NA</u>
<u>Louie Wentz</u>	<u>NA</u>	<u>8</u>	<u>3</u>	<u>NA</u>
<u>Community Garden</u>	<u>NA</u>	<u>NA</u>	<u>NA</u>	<u>NA</u>
<u>McKay Trail</u>	<u>NA</u>	<u>NA</u>	<u>NA</u>	<u>NA</u>
<u>La Mordden</u>	<u>10</u>	<u>NA</u>	<u>3</u>	<u>NA</u>
<u>Wascoe</u>	<u>NA</u>	<u>NA</u>	<u>NA</u>	<u>NA</u>
TOTAL	<u>30</u>	<u>56</u>	<u>20</u>	<u>96</u>

To leverage resources the City may want to consider the use of the following:

- Community work parties – Requesting volunteers on designated days to assist with maintenance. Corporations like Comcast and Portland General Electric are willing to participate in such programs when given adequate notice.
- Washington County Sheriff’s Office “Work in Lieu of Jail” program (known as WILOJ—pronounced "will-lodge) to assist with the peak work work load and annual maintenance activities.

The design of new parks should minimize the need for maintenance following guidelines such as:

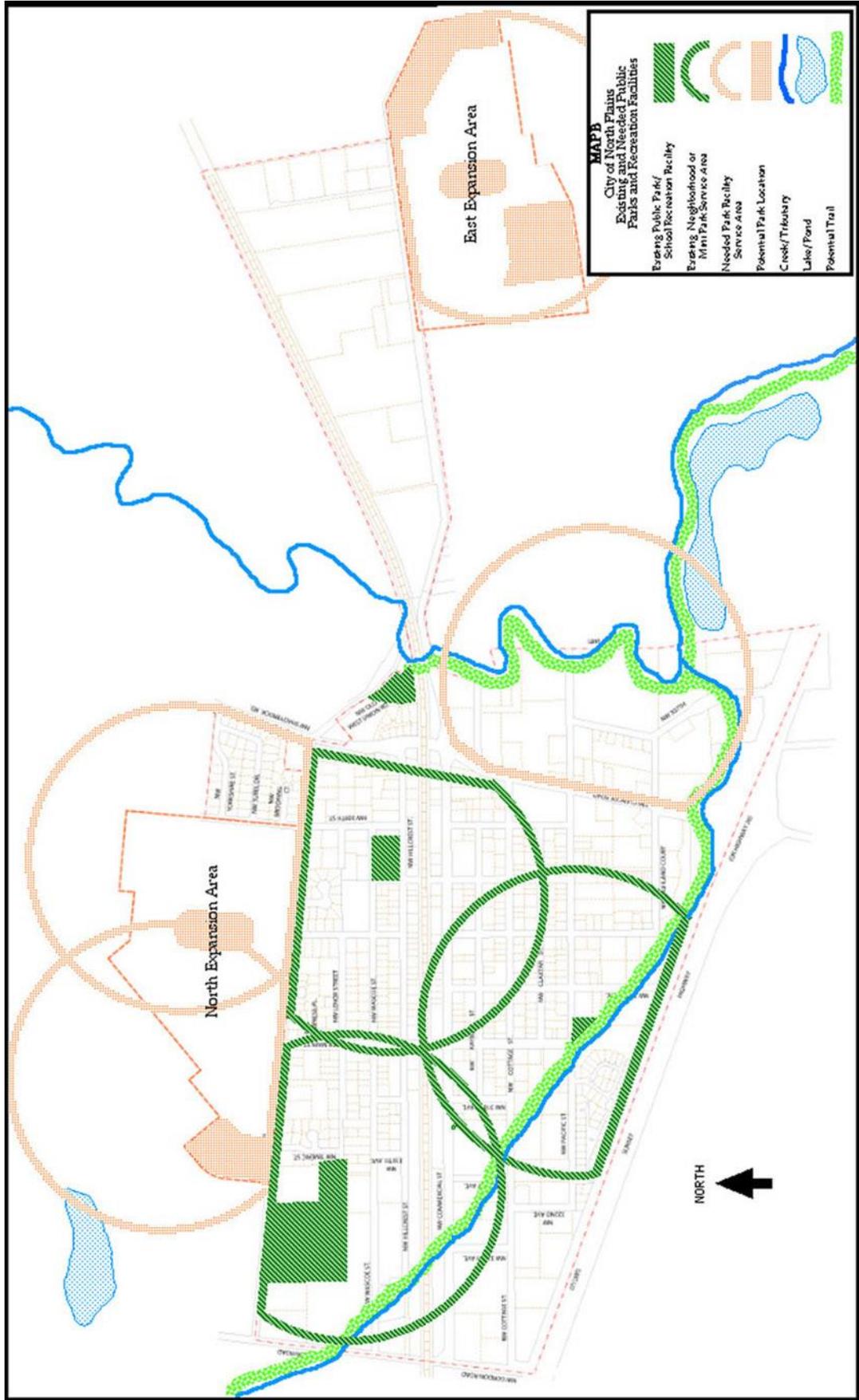
- New neighborhood parks shall include a low maintenance naturalized area where possible and appropriate.
- Naturalized areas shall be designed to include passive recreation such as: picnicking, nature trails, interpretive signage and rest areas.
- Design parks, open space and bikeways that are more efficient to maintain and include landscaping that requires less water;
- Design turf areas that can be easily maintained and have reduced mowing times;
- Reduce high maintenance and water demanding turf in non-recreational areas;
- Plant trees where they will increase the enjoyment of the park while not increasing maintenance requirements;
- Plant trees, shrubs and groundcover that are low maintenance and require less water;
- Standardize park furniture and play equipment that is durable, reduces needed repair and is less costly to maintain;
- Install standard irrigation equipment that is durable, and design irrigation systems that are more efficient and easier to maintain;
- Install computerized, centrally - controlled irrigation systems in all new parks that improves the efficiency of irrigation systems, reduces water usage and costs, automatically operates the irrigation system as programmed, and shuts down the system automatically as needed.
- Planter areas shall be planted with low maintenance, dwarf, naturally compact, and hardy perennials, shrubs and low-growing groundcover that require no routine pruning or dead heading. Shrubs planted

next to property line fences shall not grow over six feet high and shrubs planted elsewhere in the park shall not grow over four feet high.

- Trees with excessive fruit, branch or litter drop such as: Purple-leaf plum, Liquidambar, and Chinese Elm shall be avoided in parks.
- Plans for parks should provide a complete watering schedule, outlining water needs per valve by month for a twelve-month period. Watering schedule shall be included on the project construction plans.

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6. Funding

This section provides a description of a variety of sources which may be used to fund parks and recreation facilities and improvements. This is an overview of commonly used funding sources; additional funding sources not included in this list may also be available.

6.1 System Development Charges (SDC's)

System Development Charges (SDC's) are fees paid by new development to help pay a portion of the costs of capital facilities needed to serve new development. SDC revenues may not be used to repair deficiencies, construct administrative facilities, fund operations or maintenance activities, or make repairs to existing facilities.

6.2 General Obligation Bonds (G.O. Bonds)

G.O. Bonds are debt instruments which may be sold by the City to fund new parks and recreation facilities, or make improvements to existing facilities. These are repaid with property tax revenue generated by a special levy that is outside the limits imposed by ballot measure #5 (1990), and #50 (1997). Voters must approve G.O. Bond sales either in a General Election in an even numbered year, or in another election in which a minimum of 50% of registered voters participate. G.O. Bond revenues may not be used for operations, maintenance, or repairs; but they may be used for renovations to existing facilities.

6.3 Revenue Bonds/Certificates of Participation

Revenue bonds and certificates of participation are debt instruments which commit specific revenue sources, such as service or user fees, or special tax revenues for repayment of principal and interest on borrowed funds. Revenue bonds are widely used by utility and enterprise operations to fund large scale improvements, and they do not require voter approval. A reliable long-term source of revenue must be available to commit in order to use revenue bonds for parks and recreation projects.

6.4 Local Improvement Districts

Residents may choose to form a local improvement district (LID) to pay for capital improvements or maintenance of facilities through special assessments on their property. This method requires the approval of at least 60% of the owners of land within the proposed district, and must represent at least 60% of the land abutting the proposed improvement. The use of LID's may be appropriate for new mini-parks in locations where homeowner associations do not exist or are not formed.

6.5 General Fund Revenues

General fund revenues consist chiefly of property taxes derived from the permanent tax rate, and are subject to the \$10 combined limit on local government taxing agencies imposed by Measure #5 (1990). General fund revenues offer a source of funds for facility operations and maintenance, and may be available on a limited basis for "pay-as-you-go" capital improvements. The limited availability of unrestricted general fund revenues makes them a very unlikely source of funds for parks and recreation capital improvements.

6.6 Local Option Levies for Capital Improvements

A local option levy for capital improvements provides for a separate property tax levy outside the City's permanent rate limit, subject to the \$10 combined rate limit imposed under Measure #5. This levy may be used to fund a capital project or group of projects over a specified period of time, up to 10 years. Revenues from these levies may be used to secure bonds for projects, or to complete one or more projects on a "pay as you go" basis. Local option levies require voter approval and are subject to the double majority requirement of Measure #50.

6.7 Local Option Levies for Operations

A local option levy for operations provides for a separate property tax levy outside the City's permanent rate limit, subject to the \$10 combined rate limit imposed under Measure #5. This levy may be used to fund a

operations and maintenance activities over a specified period of time, up to 5 years. These local option levies require voter approval and are subject to the double majority requirement of Measure #50.

~~6.8~~ User Fees and Rents

User fees and rents are direct charges to individuals and groups who use specific programs, facilities and services. These fees and rents usually help pay only a portion of the costs of providing programs and services. User fees generally are set at levels sufficient to cover only a portion of program and maintenance costs, and are rarely used to fund capital projects.

~~6.9~~ Sponsorships/Partnerships/Donations

Public, private, and/or not-for-profit organizations may be willing to fund outright or join together with the City to provide additional parks and recreation facilities and/or services. The City should explore the use of partnerships, sponsorships, and donations as a method of providing additional parks and recreation facilities and/or services for the community.

~~6.10~~ Federal/State/Other Grants

Federal, state, and other government agencies and foundations often make funds available to serve specific purposes related to parks and recreation; such as land and water conservation, open space preservation, bicycle path construction, or blighted area improvements.

Grants often have conditions and limitations, such as providing for project planning but not construction, and they may require a local match, either in dollars, in-kind services, or both. The availability of many grants has decreased in recent years due to federal and state cutbacks in funding, but new grants have recently become available for trails and parks projects. The City should explore the availability of grants to provide for needs identified in the master plan and for other worthwhile projects. Some potential sources include the following:

~~Oregon Parks and Recreation Department (OPRD) 6.10.1 Land and Water Conservation Fund~~

~~Oregon Parks and Recreation Department (OPRD) grants program is funded with lottery dollars. Each year more than \$4 million is given to local government. Requires a 20% match. administers this program, which uses federal dollars from the Department of Interior, National Park Service that are passed down to the states for acquisition, development, and rehabilitation of park and recreation areas and facilities. <http://www.oregon.gov/oprd/grants/Pages/local.aspx>~~

~~Web: <http://www.prd.state.or.us/grants/lwcf.php>~~

~~contact: Mark Cowan, Grant Program Coordinator, mark.cowan@oregon.gov, Phone: 503-986-0591~~

~~Contact: Marilyn Lippincott, Grants Project Officer, (503) 378-4168 ext. 241~~

~~6.10.2 Recreation Trails Program~~

~~Every year, the Oregon Parks and Recreation Department accepts applications for Recreational Trail Program (RTP) grants. Projects eligible for RTP funding include the maintenance and restoration of existing trails, development and rehabilitation of trailhead facilities, construction of new recreation trails, and acquisition of easements and fee simple titles to property.~~

~~Web: <http://www.prd.state.or.us/grants-rectrails.php>~~

~~Contact: Sean Loughran, State Trail Coordinator, Oregon Parks and Recreation Department, (503) 378-4168 ext. 477~~

~~6.10.3~~ National Fish and Wildlife Foundation

This organization funds projects to conserve and restore fish, wildlife and native plants through challenge grants, small grants, and special grants. A variety of programs are funded through grants including:

~~Web: <http://www.nfwf.org>~~

~~Web: <http://www.nfwf.org>~~

~~Acres Across America: <http://www.nfwf.org/acresforamerica/Pages/home.aspx#.U8mD7fldUrl>~~

~~America's Great Outdoors: <http://www.nfwf.org/ago/Pages/home.aspx#.U8mEEPldUrk>~~

~~Environmental Solutions for Communities:~~

~~<http://www.nfwf.org/environmentalsolutions/Pages/home.aspx#.U8mEh IdUrk>~~

~~Five Star and Urban Waters Restoration Program:~~

~~<http://www.nfwf.org/fivestar/Pages/home.aspx#.U8mEw IdUrk>~~

~~Oregon's Governor's fund for the Environment:~~

~~<http://www.nfwf.org/orgovfund/Pages/home.aspx#.U8mFSPldUrk>~~

~~Contact: Suzanne Piluso, Project Coordinator, Pacific Northwest Region, Suzanne.Piluso@nfwf.org, (503) 417-8700~~

~~6.10.4 Ben B. Cheney Foundation~~

~~The Ben B. Cheney Foundation makes grants to entities in Washington, Oregon, and Northern California for capital projects and program development related to civic and cultural activities, education, health, social services, and youth and the elderly.~~

~~Contact: William O. Rieke M.D., Executive Director, (253) 572-2442~~

~~6.10.5 Bill and Melinda Gates Foundation~~

~~Priority is given to investments that serve as a catalyst to quicken the pace of progress, and to efforts whose net effect is to augment, not supplant, government funding streams. Grants are made by submitting a letter of inquiry to one of the following program areas: Global Health, Pacific Northwest, and Public Access to Information.~~

~~Web: <http://www.gatesfoundation.org>~~

~~6.10.6 The Conservation Fund American Greenways Program~~

~~The American Greenways DuPont Awards Program is administered by The Conservation Fund, and provides small grants to local greenway projects.~~

~~Web: <http://www.conservationfund.org/conservation/amgreen/index.html>~~

~~[Evan Smith, \(503\) 407-0301, esmith@conservationfund.org](mailto:Evan.Smith@conservationfund.org)~~

~~Contact: Amy Gibson, (703) 525-6300~~

~~6.10.7 The Collins Foundation~~

~~The Foundation funds projects that focus on developing the arts, humanities, education, environment, religion, youth activities, and community.~~

~~Web: <http://www.collinsfoundation.org>~~

~~[The Collins Foundation, 1618 SW First Avenue, Suite 505, Portland, Oregon 97201, \(503\) 227-7171, information@collinsfoundation.org](mailto:information@collinsfoundation.org)~~

~~Contact: Cynthia G. Adams, (503) 227-7171~~

~~6.10.8 Fohs Foundation~~

~~The foundation funds projects for economic development, human services, children/youth, environment, and education in the northwest.~~

~~Contact: Rosemary Cooper, Secretary Treasurer, (541) 447-1587~~

~~6.10.9 Ford Family Foundation~~

~~This foundation makes grants to organizations in rural communities in Oregon and the northwest for projects related to community improvement and development, education, and recreation through its public convening spaces grants.~~

~~<http://www.tfff.org/Grants/tabid/81/itemid/55/Default.aspx>~~

~~Web: <http://www.tfff.org>~~

~~Contact: Susie Johnston-Forte, Roseburg Forest Products Co., (541) 957-5574~~

~~6.10.10 Meyer Memorial Trust~~

~~The Trust offers both general-purpose grants and small grants for capital projects, program development, general operations, and continuing project support.~~

~~Web: <http://www.mmt.org>~~

~~Contact: Charles S. Rooks, Executive Director, (503) 228-5512 Program related investment can be used to acquire acreage. Responsive grants can be used for renovations.~~

~~6.10.11 The Oregon Community Foundation~~

~~The Oregon Community Foundation makes grants to tax exempt 501(c)(3) organizations throughout Oregon for various causes including community enrichment, economic development, capital projects, program development and expansion, and matching funding. This source is a potential for projects which involve partnering between the County and eligible organizations.~~

~~Web: <http://www.oregoncf.org/grants-scholarships/grants>~~

~~Nike employees: <http://www.oregoncf.org/grants-scholarships/grants/ocf-funds/nike>~~

~~Contact: Gregory A. Chaill, President, (503) 227-6846~~

~~6.10.12 Woodard Family Foundation~~

~~The Woodard Family Foundation makes grants to non-profit entities in Oregon for religious, charitable, scientific, educational, and economic development purposes.~~

~~Contact: Carlton Woodard, President, Woodard Family Foundation, (503) 942-2458~~

~~6.10.13 The Brainerd Foundation~~

~~The Brainerd Foundation is a grant-making institution dedicated to protecting the environmental quality of the Pacific Northwest.~~

~~Web: <http://www.brainerd.org/>~~

~~Contact: The Brainerd Foundation, 1601 Second Avenue, Suite 610, Seattle, WA 98101, (206) 448-0676~~

~~6.10.14 The Bullitt Foundation~~

~~The Bullitt Foundation supports non-profit organizations in efforts to protect and restore the environment of the Pacific Northwest.~~

~~Web: <http://www.bullitt.org>~~

Contact: ~~The Bullitt Foundation, 1212 Minor Avenue, Seattle, WA 98101-2825, (206) 343-0807~~

~~6.10.15 River Network~~

~~River Network offers watershed assistance grants to local watershed partnerships to support organizational development and long term effectiveness.~~

~~Web: <http://www.rivernetwork.org>~~

Contact: ~~River Network, 520 SW 6th Avenue, Portland, OR 97204, (503) 241-3506~~

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APPENDIX

City of North Plains Parks, Recreation and Open Space Facilities Projects 2005—2021

<u>Project Number</u>	<u>Project</u>	<u>Years</u>	<u>Total Project Cost</u>	<u>% Growth Needed</u>	<u>SDC-Eligible Portion of Total Cost</u>	<u>% Other Need</u>	<u>Other Portion of Total Cost</u>	<u>Project Funding Sources</u>
1	Mini/Neighborhood Park Site Acquisition — Acquire approximately 1 acre of land for a Mini-Park in the Southeast portion of the current City limits (east of NW Glencoe Road)	2005-2010	\$250,000	54%	\$135,000	46%	\$115,000	SDC, Grants, Donations, Bonds, Partnerships, LIDs, Sponsorships, Other
2	Community/Neighborhood Park Site Acquisition — Acquire approximately 9.7 acres of land for Community/Neighborhood Parks in the North and East expansion areas	2005-2010	\$2,425,000	100%	\$2,425,000	0%	\$0	SDC, Grants, Donations, Bonds, Partnerships, LIDs, Sponsorships, Other
3	Greenways and Open Space Acquisition — Acquire approximately 4 acres of greenways and open space in McKay Creek and tributary corridors, and for linkages	2005-2010	\$560,000	64%	\$356,123	36%	\$203,877	SDC, Grants, Donations, Bonds, Partnerships, LIDs, Sponsorships, Other
4	Trails and Pathways Development — Develop approximately 2,000 linear feet of trails and pathways in McKay Creek and tributary corridors, and for linkages	2005-2010	\$196,000	59%	\$115,969	41%	\$80,031	SDC, Grants, Donations, Bonds, Partnerships, LIDs, Sponsorships, Other
5	Greenways and Open Spaces Acquisition — Acquire approximately 4 acres of greenways and open space in McKay Creek and tributary corridors, and for linkages	2005-2010	\$560,000	64%	\$356,123	36%	\$203,877	SDC, Grants, Donations, Bonds, Partnerships, LIDs, Sponsorships, Other
6	Mini-Park Development — Develop approximately 1 acre for a Mini-Park (i.e., tables, play equipment, landscaping, etc.) in the Southeast portion of the City (East of NW Glencoe Road)	2005-2010	\$170,000	56%	\$95,200	44%	\$74,800	SDC, Grants, Donations, Bonds, Partnerships, LIDs, Sponsorships, Other
7	Greenways and Open Space Acquisition — Acquire approximately	2005-	\$630,000	64%	\$400,638	36%	\$229,362	SDC, Grants, Donations,

	4.5 acres of greenways and open space in the East expansion area	2010							Bonds, Partnerships, LIDs, Sponsorships, Other
--	--	------	--	--	--	--	--	--	--

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APPENDIX (Cont.)

City of North Plains Parks, Recreation and Open Space Facilities Projects 2005 – 2021

<u>Project Number</u>	<u>Project</u>	<u>Years</u>	<u>Total Project Cost</u>	<u>% Growth Needed</u>	<u>SDC-Eligible Portion of Total Cost</u>	<u>% Other Need</u>	<u>Other Portion of Total Cost</u>
8	Community/Neighborhood Park Development — Develop approximately 9.7 acres of Community/Neighborhood Parks (i.e., tables, play equipment, recreation fields, landscaping, etc.), in the North and East expansion areas	2011-2021	\$1,649,000	100%	\$1,649,000	0%	
9	Trails and Pathways Development — Develop approximately 2,000 linear feet of trails and pathways in McKay Creek and tributary corridors, and for linkages	2011-2021	\$196,000	59%	\$115,969	41%	\$
10	Trails and Pathways Development — Develop approximately 2,000 linear feet of trails and pathways in McKay Creek and tributary corridors, and for linkages	2011-2021	\$196,000	59%	\$115,969	41%	\$
11	Greenways and Open Space Acquisition — Acquire approximately 4.42 acres of greenways and open space in McKay Creek and tributary corridors, and for linkages	2011-2021	\$618,800	64%	\$393,516	36%	\$2
12	Trails and Pathways Development — Develop approximately 1,915 linear feet of trails and pathways in McKay Creek and tributary corridors, and for linkages	2011-2021	\$187,670	59%	\$111,040	41%	\$
	SUBTOTALS	2005-2010	\$4,791,000	81.07%	\$3,884,053	18.93%	\$9
	SUBTOTALS	2011-2021	\$2,847,470	83.78%	\$2,385,493	16.22%	\$4
	TOTALS		\$7,638,470	82.08%	\$6,269,545	17.92%	\$1,3
	Mini-Parks		\$420,000	54.81%	\$230,200	45.19%	\$1
	Community/Neighborhood Parks		\$4,074,000	100.00%	\$4,074,000	0.00%	
	Greenways/Open Space		\$2,368,800	63.59%	\$1,506,400	36.41%	\$8
	Trails/Pathways		\$775,670	59.17%	\$458,945	40.83%	\$3
	TOTALS		\$7,638,470	82.08%	\$6,269,545	17.92%	\$1,3

APPENDIX

Approved Capital Improvement Plan

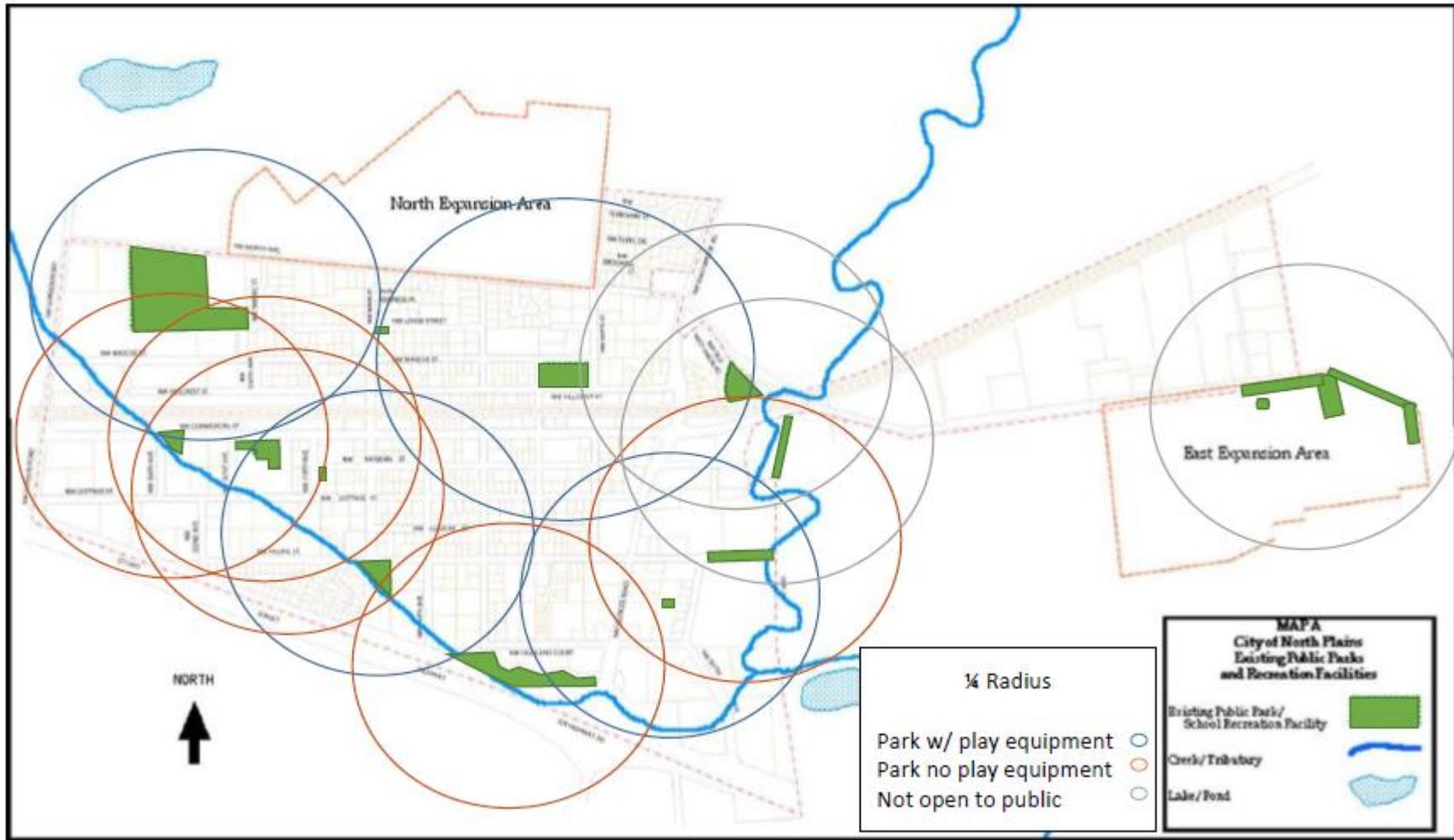
<u>Category</u>	<u>Project Description</u>	<u>2014/15</u>	<u>2015/16</u>	<u>2016/17</u>	<u>2017/18</u>	<u>2018/19</u>	<u>2019/20</u>	<u>2020/21</u>
<u>Mini Parks</u>	<u>Mini Park Projects</u>	<u>Skate Park</u>	-	-	<u>Commercial Street</u>	-	-	-
-	-	<u>25,000</u>	<u>0</u>	<u>0</u>	<u>40,000</u>	<u>0</u>	<u>0</u>	<u>0</u>
<u>Community, School, Neighborhood parks</u>	<u>Neighborhood Park Projects</u>	<u>Repairs Jessie Mays</u>	-	<u>Acquire approx 9 acres for community park in north and/or east expansion area</u>	-	-	-	-
-	-	<u>60,000</u>	<u>0</u>	<u>2,570,000</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>
<u>Greenways and Open Space</u>	<u>Greenway and Open Space Projects</u>	-	-	-	-	<u>Acquire 4 acres of greenways and open space in Mckay Creek corridor</u>	-	<u>Acquire 4 acres of greenways and open space in Mckay Creek corridor</u>
-	-	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>593,000</u>	<u>0</u>	<u>593,000</u>
<u>Trails and Pathways</u>	<u>Trails and Pathways Development</u>	-	<u>Gallaway Trail</u>	-	<u>2000 ft Mckay trail</u>	-	<u>2000 ft Mckay trail</u>	-
-	-	<u>0</u>	<u>200,000</u>	<u>0</u>	<u>212,000</u>	<u>0</u>	<u>212,000</u>	<u>0</u>
<u>TOTAL</u>	-	<u>0</u>	<u>200,000</u>	<u>2,570,000</u>	<u>252,000</u>	<u>593,000</u>	<u>212,000</u>	<u>593,000</u>

UR Eligible - - 200,000 2,570,000 252,000 593,000 212,000 593,000

Approved Capital Improvement Program

<u>Category</u>	<u>Project Description</u>	<u>2021/22</u>	<u>2022/23</u>	<u>2023/24</u>	<u>2024/25</u>	<u>2025/26</u>	<u>2026/27</u>	<u>2027/28</u>	<u>2028/29</u>	<u>2029/30</u>	<u>2030/31</u>
<u>Mini Parks</u>	<u>Mini Park Projects</u>	-	-	-	-	-	<u>Develop 1 acre park in southeast portion of city</u>	-	-	-	-
-	-	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>180,000</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>
<u>Community, School, Neighborhood parks</u>	<u>Neighborhood Park Projects</u>	-	-	-	-	-	-	-	-	-	-
-	-	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>
<u>Greenways and Open Space</u>	<u>Greenway and Open Space Projects</u>	-	-	-	-	-	<u>Acquire 4.5 acres of greenways and open space in east expansion area</u>	-	<u>Acquire 4 acres of greenways and open space in Mckay Creek corridor</u>	-	-
-	-	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>668,000</u>	<u>0</u>	<u>656,000</u>	<u>0</u>	<u>0</u>
<u>Trails and Pathways</u>	<u>Trails and Pathways Development</u>	<u>2000 ft Mckay trail</u>	-	-	-	-	-	-	-	-	-
-	-	<u>212,000</u>	<u>0</u>	-	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>
<u>TOTAL</u>	-	<u>212,000</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>848,000</u>	<u>0</u>	<u>656,000</u>	<u>0</u>	<u>0</u>
<u>UR Eligible</u>	-	-	-	-	-	-	-	-	<u>656,000</u>	-	-

Service within ¼ mile of Mini/Neighborhood parks



Service Area of Community Parks

Community Park Map July 2014

