



# TRADITION Regional Park

**Special City Council Meeting**

**April 19, 2021**





# REQUEST:

Approval of Master Plan, Phase 1 and authorization to begin Construction Documents & Bidding



## Tradition Regional Park

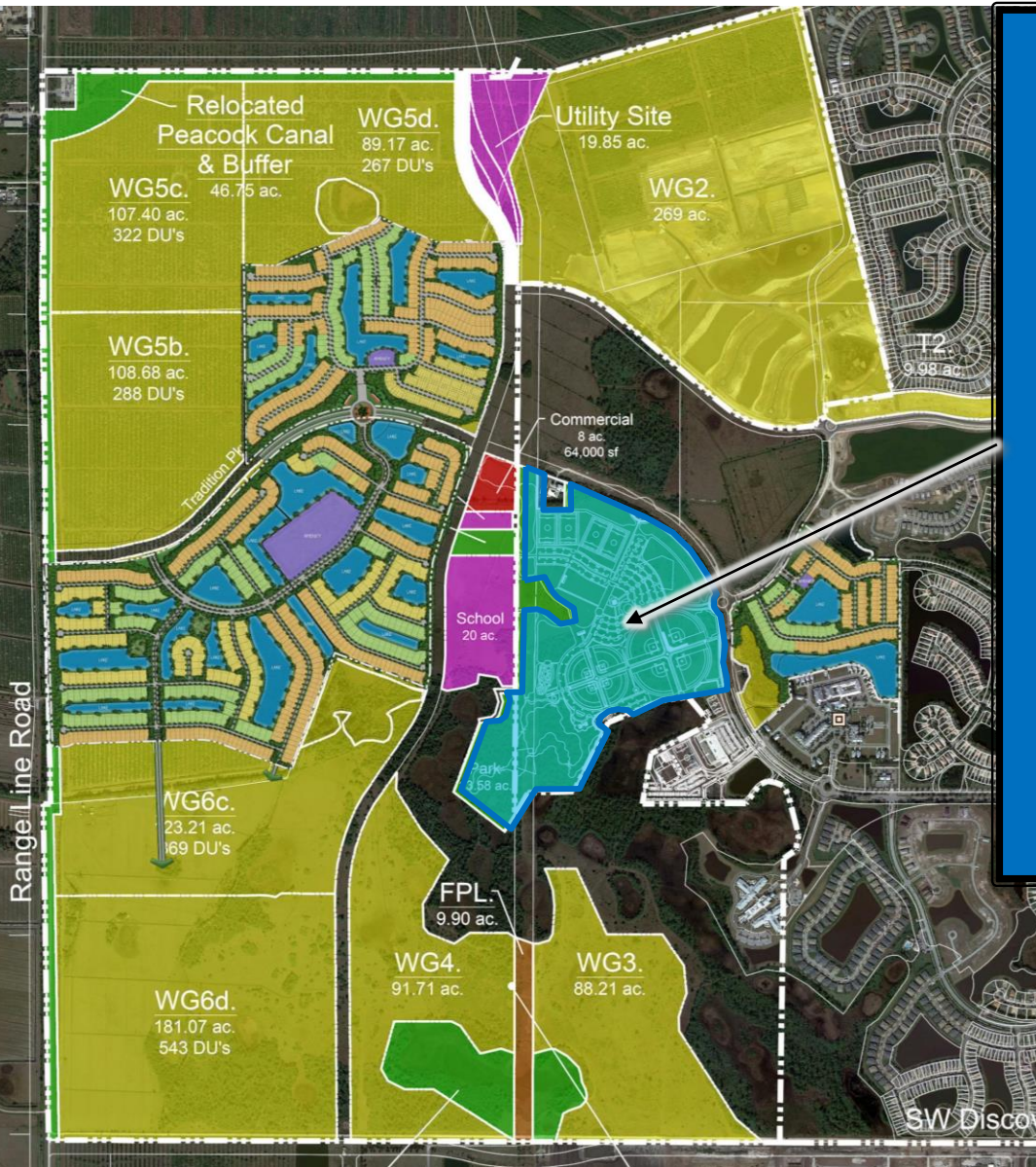
- ' 110 acre City Owned (2008) Park Site
- ' ¼ Mile from existing Tradition Parkway Terminus
- ' One of only (2) future regional parks



LOCATION MAP

# Why are we planning this park ?:

- ' Currently Planning Western Grove and an active/regional park would aid in meeting existing and future resident needs
- ' Implement Phase 1 of Park Plan with Tradition Parkway extension years BEFORE the City's is currently planning (2025-26)



WESTERN GROVE PLANNING

- **Stakeholder Sessions** - Completed
- **Neighborhood Meeting 1** - Completed
  - **Amend Master Plan** - Completed
  - **Resident Online Survey** - Completed
  - **Neighborhood Meeting 2** - Completed
- **Present to City Council** – Completed (December)
- **Request City Council Approval of Master Plan and Phase 1**  
(Today – April 19, 2021)
- **Begin Site Plan Review and Approval Process**
  - **Construction of Phase 1**  
(Summer 2021- Summer 2022)



1. Multi-purpose Fields



2. Bark Park



3. Food Truck/ Art Fest/ Event Space



4. Sports Court Area



5. Pump Park



6. Observation Tower and Nature Walk



7. Baseball/ Softball Complex



8. Kayak Trail



9. Adventure Playground



10. BMX Trail



11. Disc Golf



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# Master Plan



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# Master Plan



(DRAFT)

# Master Plan:

○ **\$33M** (Design & Construction)

## Tradition Park Maintenance Total Start Up Costs

- 17.075 FTE's for Maintenance Only, Annual Cost Starting FY 2023-2024- \$1,041,893.64
- Maintenance Operating Cost for FY 2023-24- \$390,450
- Capital Equipment Purchases for FY 2023-2024- \$815,000

## Tradition Park Community Center Total Start Up Costs (Excludes Fitness and Event Personnel)

- 14.8 FTE's for Community Center only, annual costs starting FY 2024-2025- \$863,897
- Community Center Operating cost for FY 2024-2025- \$395,130
- Community Center Capital Equipment/Office/Banquet Room Supply Purchases for FY 2024-2025- \$123,800



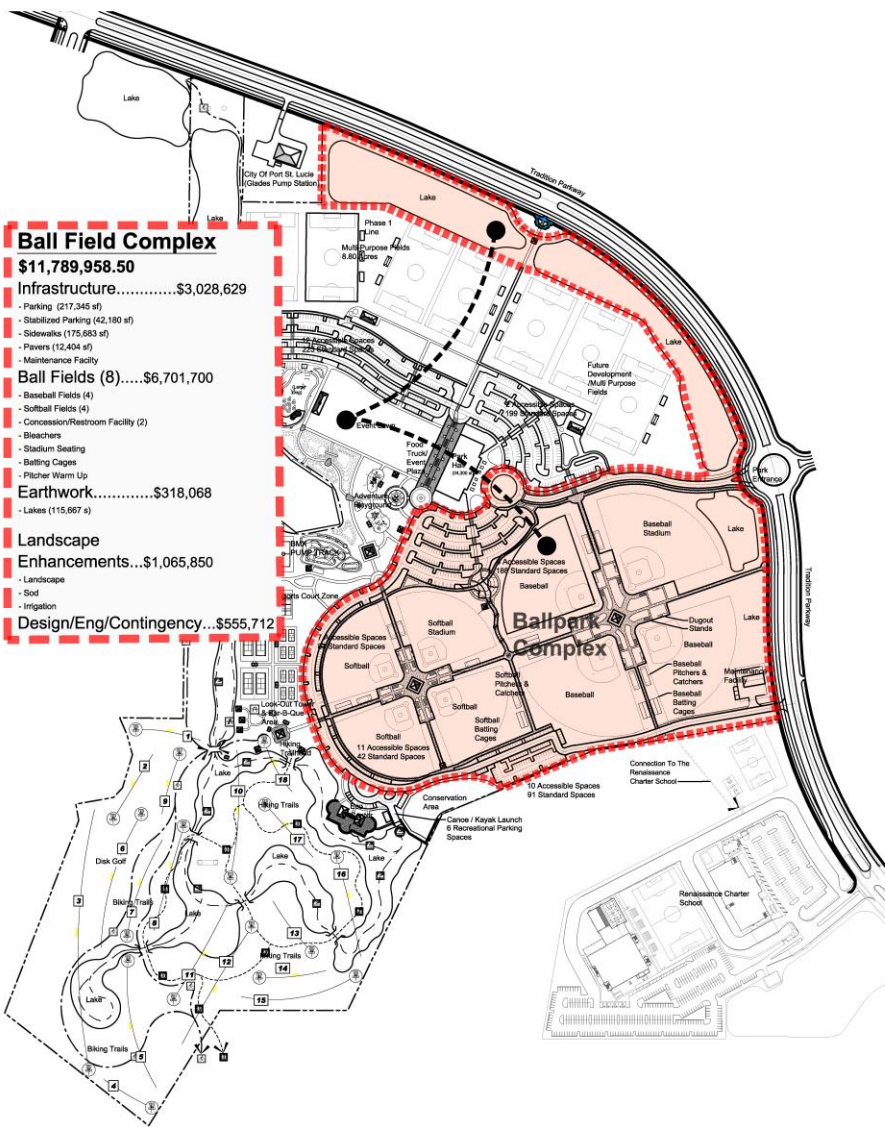
# Mattamy's Participation:

- \$2.1M (Park Impact Fee Credits)
  - Implemented (with Council Approval) the planning and design process
  - Phase 1 Construction Documents & Bidding
  - Phase 1 Construction



# \$12 M (Design & Construction)

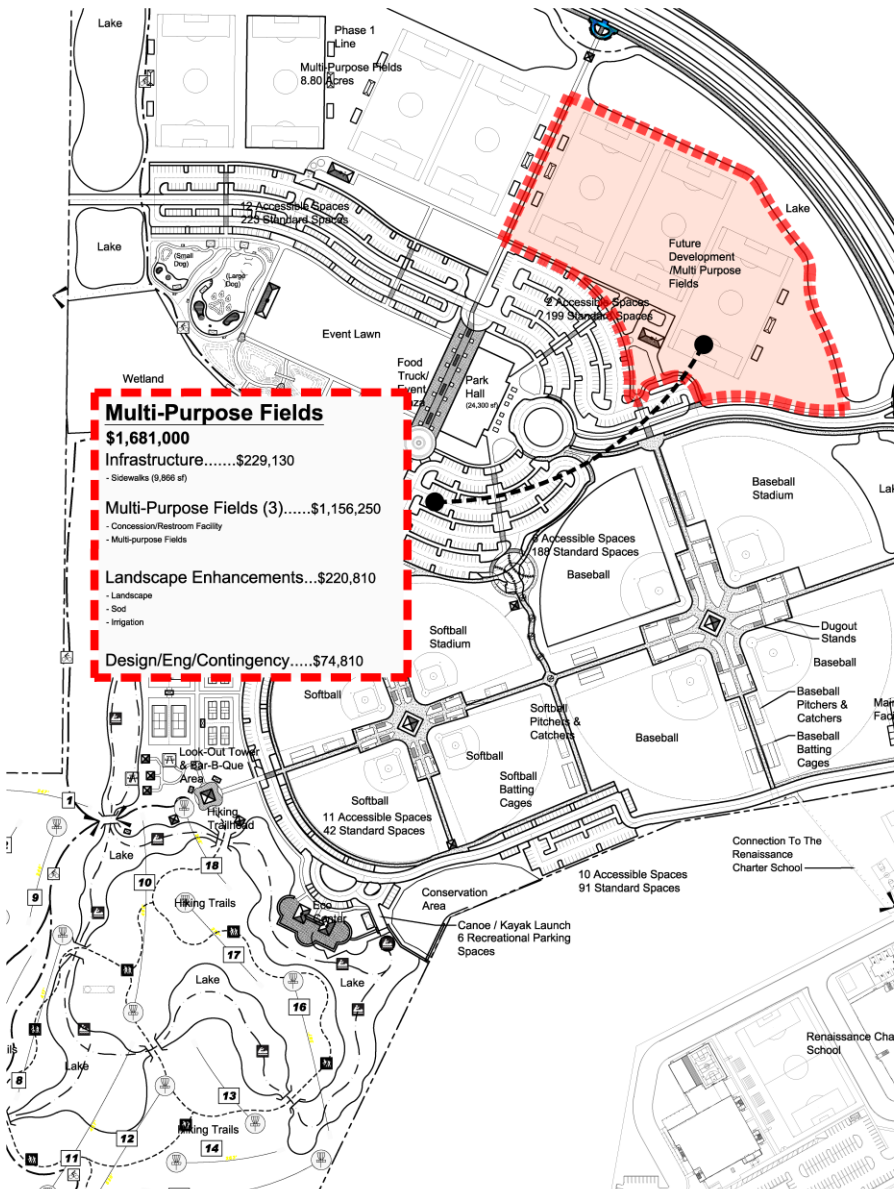
- Clearing, grading and lake system
- Ballfield Complex (baseball, softball, little league, lighted and traveling league tournament ready)
- Parking (350 spaces)
- Park Maintenance

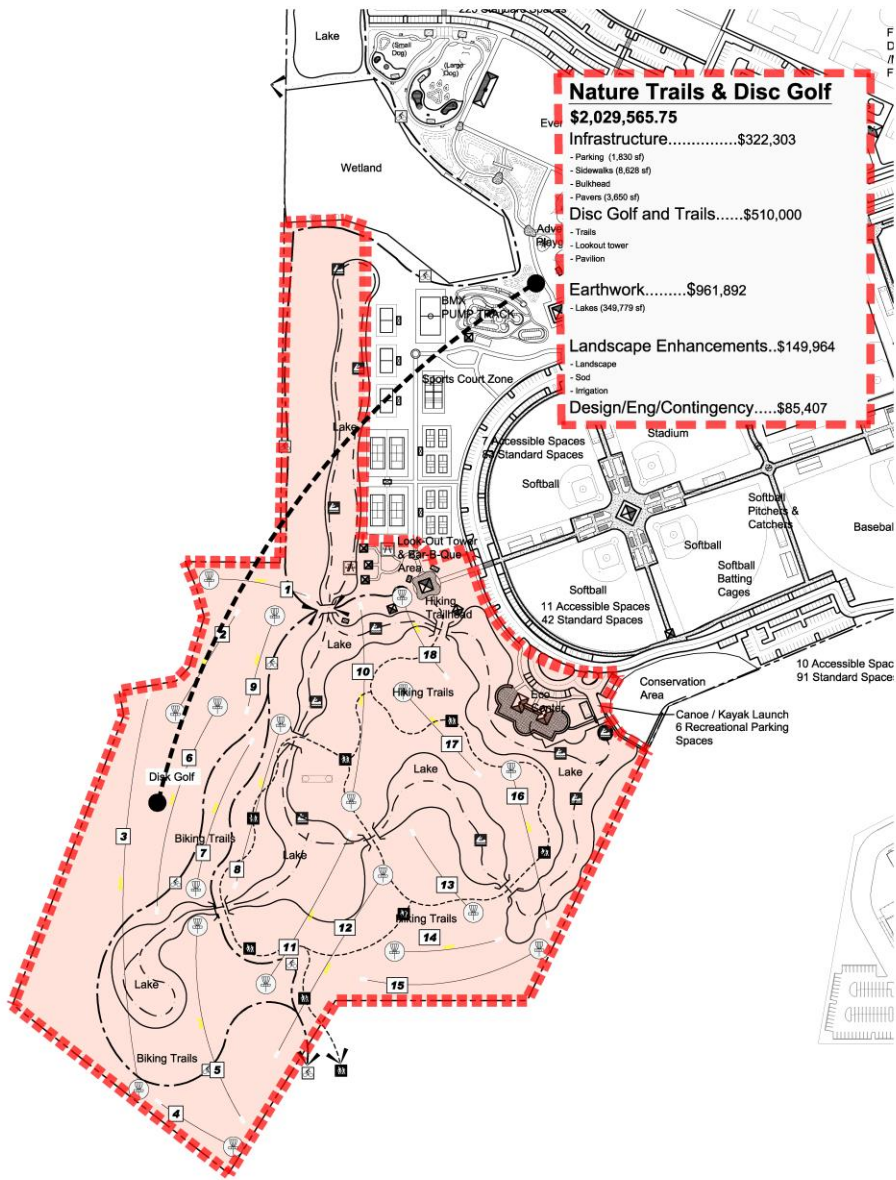


## Ballpark Complex & Initial Lakes

**\$1.7 M** (Design & Construction)

- (2-3) Potential Multi-Purpose Fields pending underlying soil quality and need for additional lake area
- Does not include adjacent parking (\$0.3M)





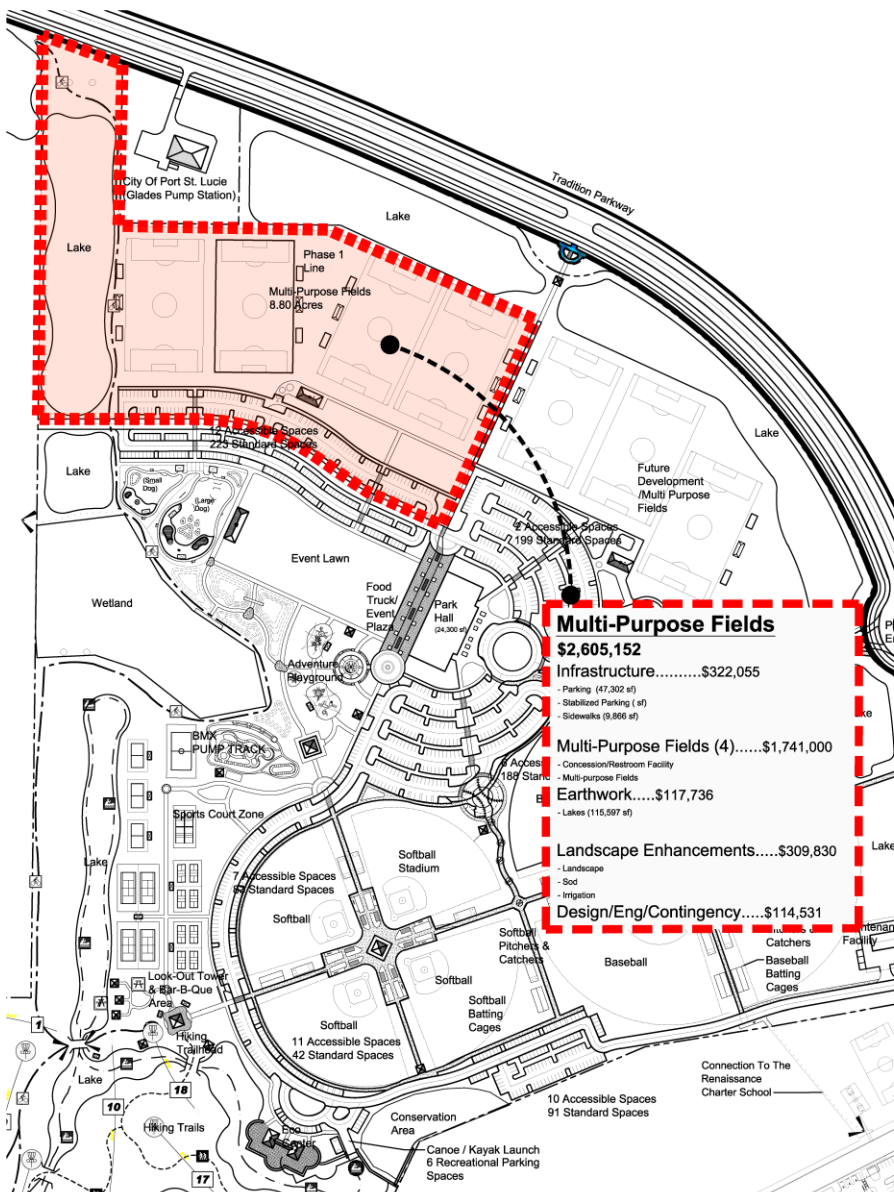
- \$2 M** (Design & Construction)
- Expanded lake system
  - Trail system (Hiking, Biking, Canoe/kayak)
  - (18) Disc Golf Course (competition length)
  - Tower with Picnic Areas
  - “Trail” or “Nature” Pavilion



**Trail System & Disc Golf**

**\$2.6 M** (Design & Construction)

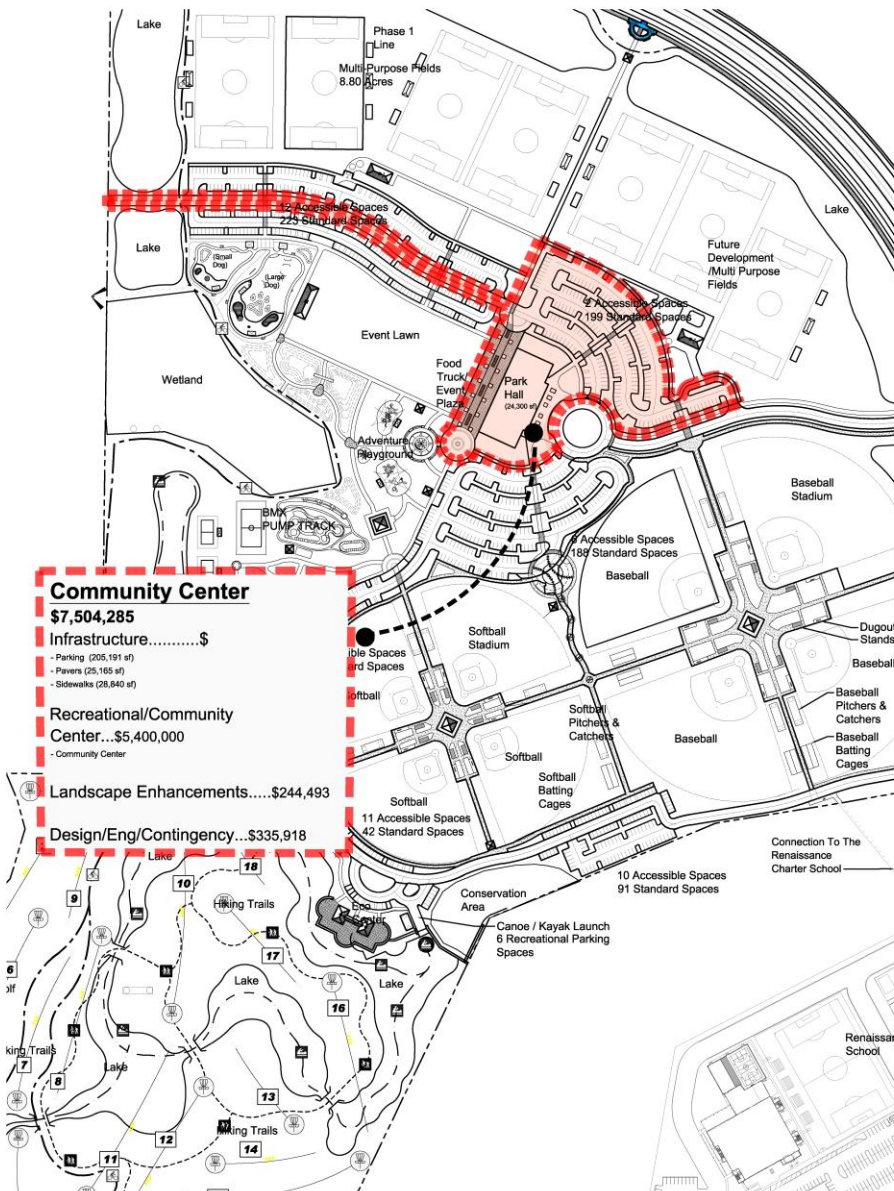
- (4) Multi-Purpose Fields, Concessions/ Restrooms
- Parking (120 spaces)
- Additional Lake System



**Multi-Purpose Fields (4)**

**\$7.5 M** (Design & Construction)

- “Park Hall” Community Center (24,000 sf 1 floor)
- Parking (200 spaces) (if not done with multi-purpose fields)
  - Access road to N/S ‘A’
- ‘Event Plaza’ – food truck/art space



**Community Center**

**\$7,504,285**

Infrastructure.....\$

- Parking (205,191 sf)
- Pavers (25,165 sf)
- Sidewalks (28,840 sf)

Recreational/Community Center...\$5,400,000

- Community Center

Landscape Enhancements....\$244,493

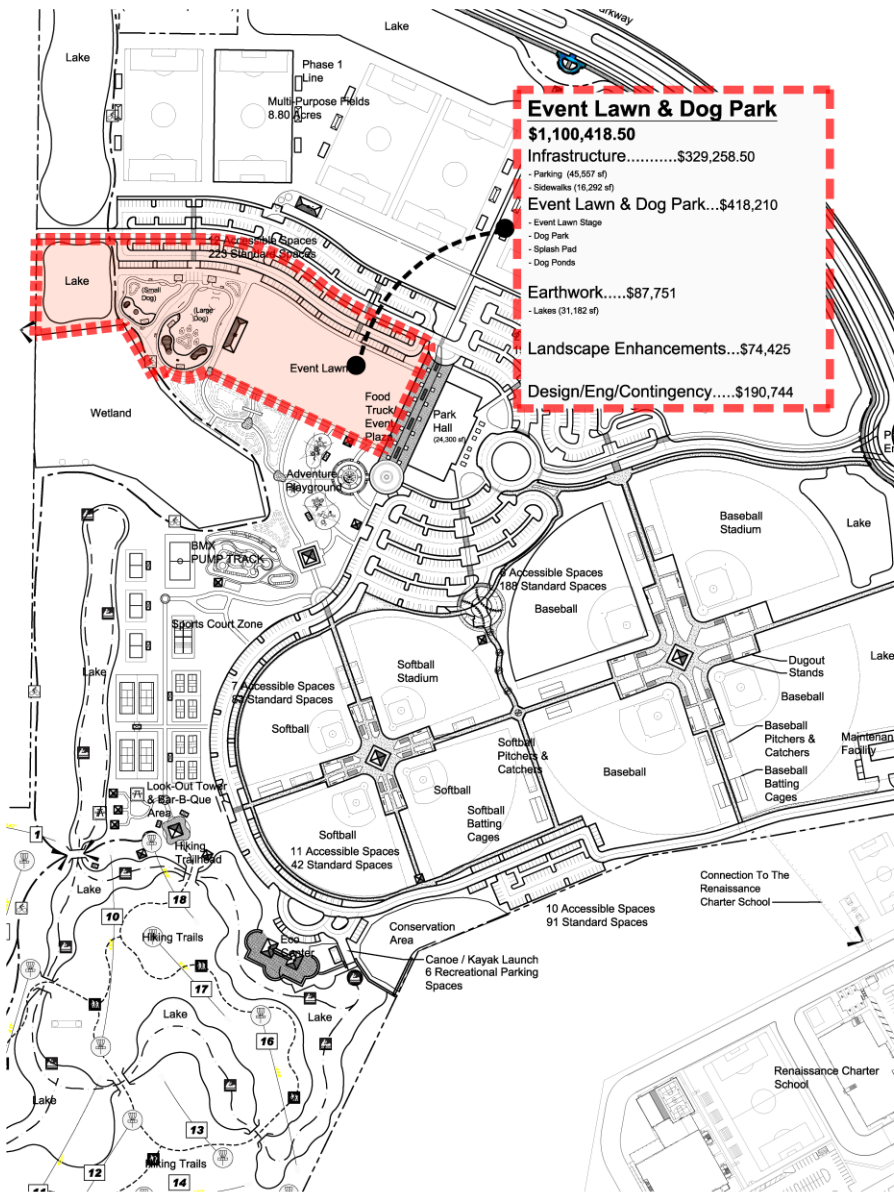
Design/Eng/Contingency...\$335,918



**‘Park Hall’ Community Center**

**\$1.1 M** (Design & Construction)

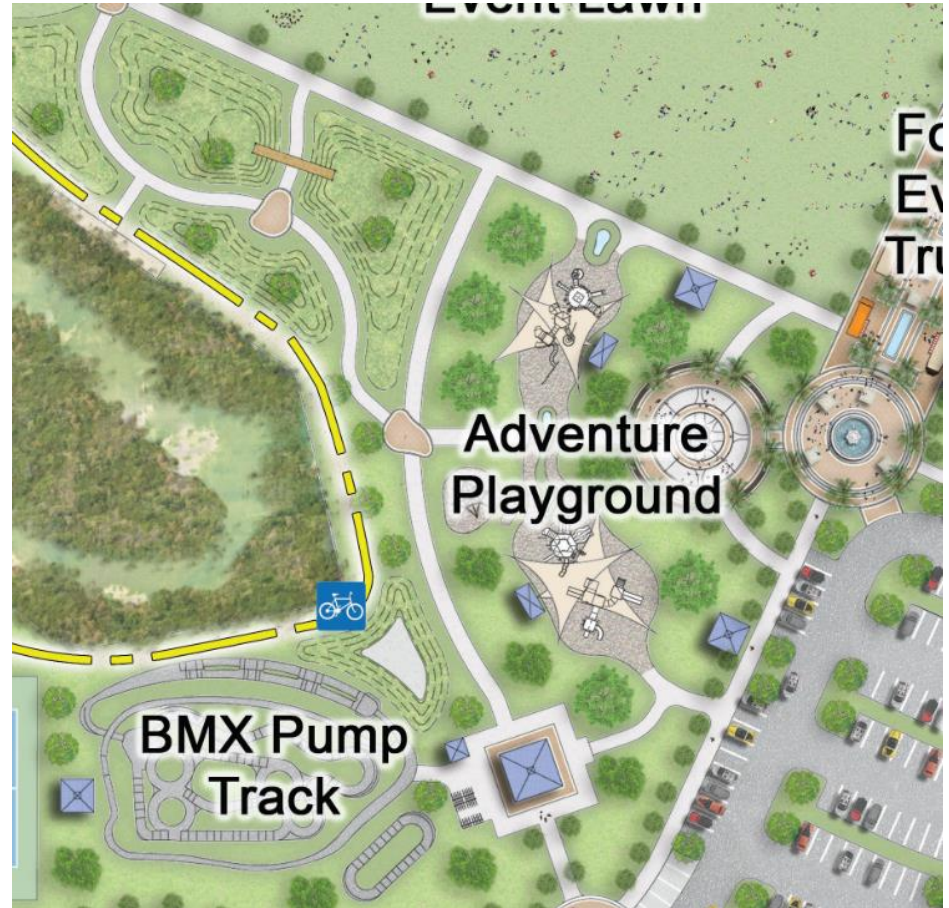
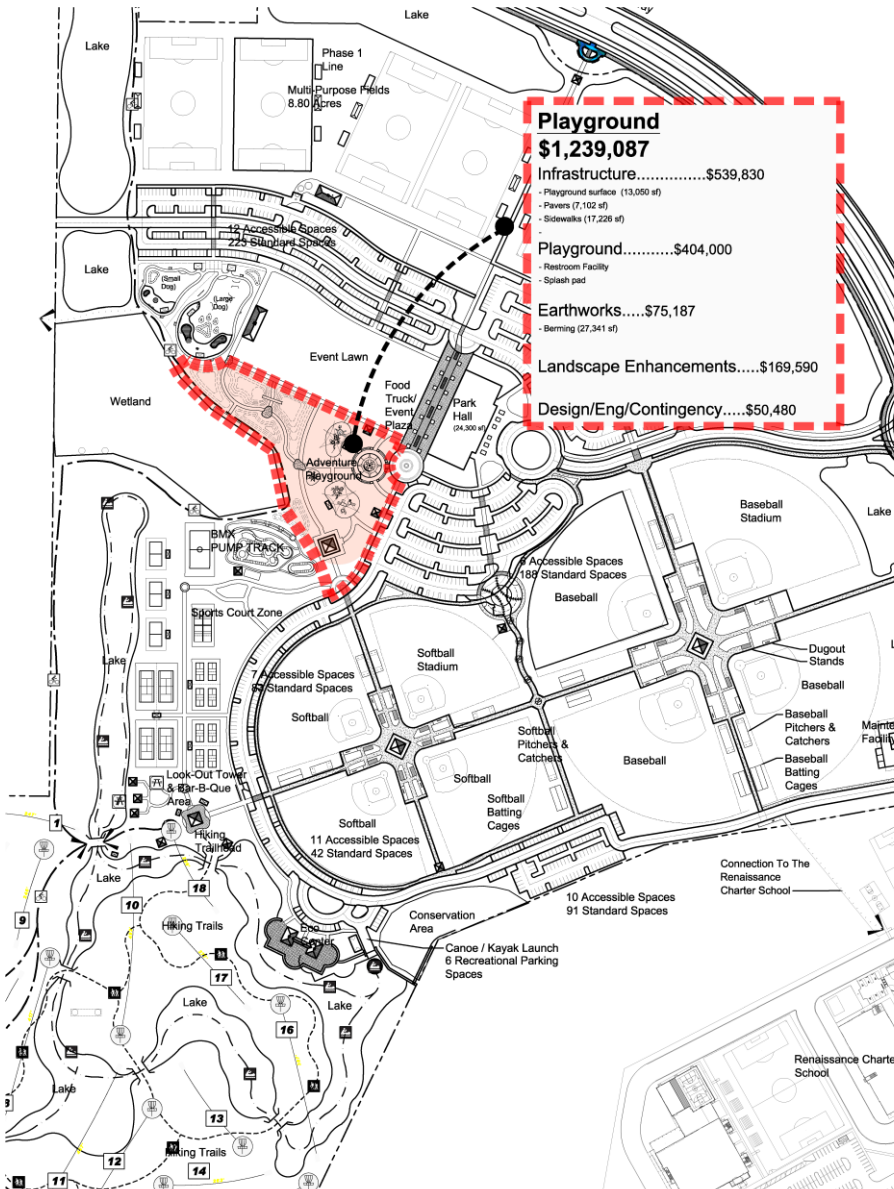
- 'Event Lawn' with stage/pavilion
- Bark Park
- Parking (120 spaces)



**Event Lawn & Bark Park**

\$1.2 M (Design & Construction)

- 'All Ages' Playground

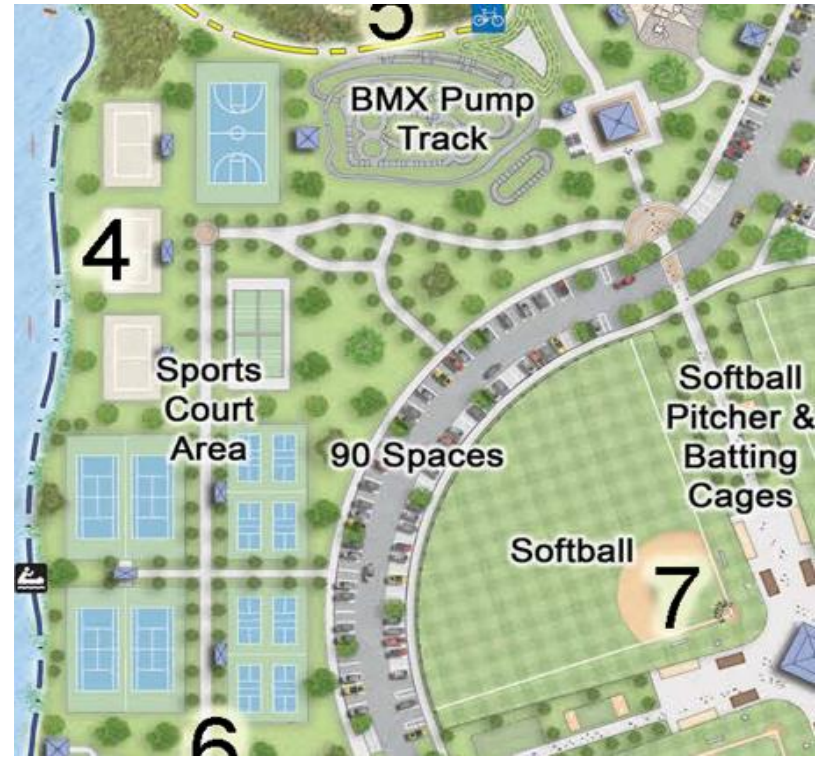
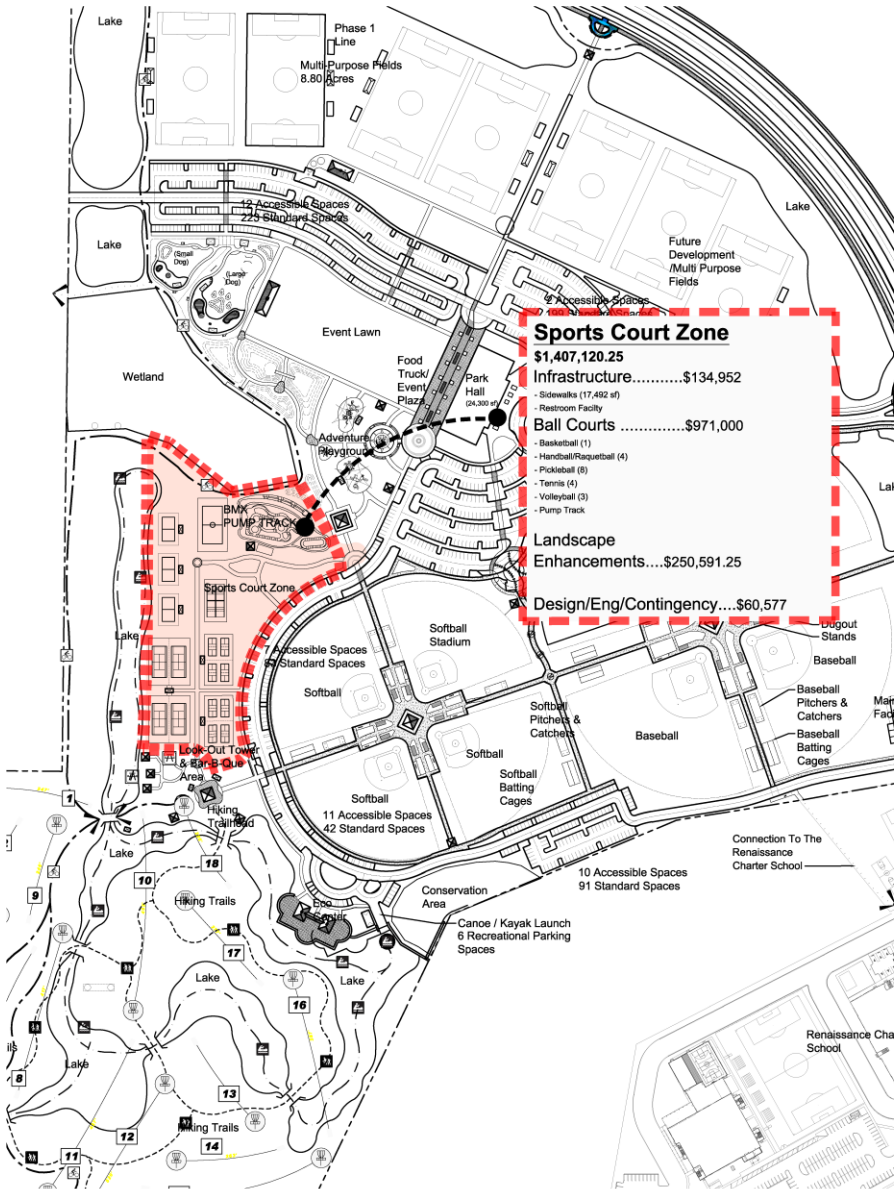


'All Ages' Playground



**\$1.4 M** (Design & Construction)

- (4) Tennis Courts
- (8) Pickelball Courts
- (3) Volleyball Courts
- (4) Racquet/ Handball Courts
- (1) Basketball Court



**Sports Court Zone**



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Thank you for your time and consideration of our requests



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