



## City of Pleasant Ridge

Members of the Recreation Commission and Residents: This shall serve as your official notification of the Regular Recreation Commission Meeting to be held on Wednesday, September 2, 2015, 7:00 P.M., at the **Pleasant Ridge Community Center**, 4 Ridge Road, Pleasant Ridge, Michigan 48069. The following items are on the agenda for your consideration:

### **REGULAR RECREATION COMMISSION MEETING**

City of Pleasant Ridge

1. Meeting Called to Order
2. Roll Call
3. Consideration of the following minutes:
  - a. Regular Recreation Commission Meeting held Wednesday, September 2, 2015
4. PUBLIC COMMENTS- items not on the agenda
5. Consideration of the report on the Gainsboro Park Design Development.
6. Consideration of the report of the project sub-committees:
  - a. Art Fair
  - b. Community Enrichment
  - c. Community Garden
  - d. Health, Wellness & Play
7. Other Business
8. Adjournment

**In the spirit of compliance with the Americans with Disabilities Act, individuals with a disability should feel free to contact the City at least seventy-two (72) hours in advance of the meeting, if requesting accommodations.**

RECREATION COMMISSION  
MEETING MINUTES  
July 22, 2015

1. Meeting was called to order at 7:05 p. m.

**Roll Call:** Jean Russell, Jacqueline Scully, Sue Terpack, Amanda Wahl, Scott Pietrzak.  
Shawnie Stamper

**Absent:** Chris Budnik, Kevin Kelly, Christine Matyas, Jason Krzysiak

2. **Consideration of the minutes of the Recreation Commission Meeting held, Wednesday, April 29, 2015**

Accepted with corrections

Motion:	Wahl	Second: Russell
	Yeas: 4	Nays: 0

3. **Public Comments-items not on the agenda:**

Pietrzak introduced the new Assistant Recreation Director, Shawnie Stamper. Stamper comes from years of experience with the Oak Park Recreation.

4. **Consideration of the report of the Gainsboro Park Design Discussion**

Pietrzak reviewed the proposed design for Gainboro Park by livingLAB. (See attached.)

The 5 days of living LAB in the park, with sessions for various groups, drew a large number of residents and gave the designers a good understanding of what is wanted and needed in the park.

**ACTION ITEM:**           August – Cost Estimates to Recreation Commission for priority list  
                                  September - Revisions by livingLAB  
                                  October – revised plans back to City Commission

5. **Consideration of the report of the project sub-committee:**

- a. **Art Fair:** Artist coming in.
- b. **Community Enrichment:** Pietrzak discussing some options for a Travel Series with a PR resident, Dave Smith.
- c. **Community Garden:** Going well. Gardeners are taking better care of their plots.
- d. **Health, Wellness & Play:** The PR Family Reunion, June 23, was well attended. The Ice Cream Social, July 17, at Gainboro Park was a great success. Over 250 people attended. livingLAB was there to kick off 5 days in the park  
.  
Upcoming events: End of Season Swim Party, August 29- rain date 30<sup>th</sup>, Box Castle Build, September 12.

6. **Other business: none**

**Adjournment:** Terpack                      Russell

## Key Drivers

1. Connectivity
  - Pathways
  - Visual
  - Uses
2. All Ages
3. All Seasons
4. Environmentally Sensitive/ Sustainable
5. Active & Passive Areas
6. Formal & Informal Spaces
7. Community Gathering/Social Spaces

## Vision Statement

**A connected, well-maintained, well-used, year round space for all to enjoy in a setting that encourages friendship, wellness, creativity, interactions, respect for the environment and learning.**

...and don't forget to SAVE THE TURTLE

## Prioritization Pit Stop Results

Approximately 60 people came to the prioritization pit stop. People used 10 \$100 play money bills and were asked to place them in ballot boxes to indicate what they would like to see most in the park. The results are tallied below.

Intergenerational heart of the park	124
Connecting paths	94
Gainsboro promenade	63
Courts	55
Adult fitness stations	52
Community garden	43
Informal lawn areas	42
Small scale play area	37
Improved athletic fields	29
DPW area	28

**Anything missing? Board Comments from Prioritization Pit Stop**

- Tables/area for seniors to sit, checkers, read, etc. (maybe by bball court?)
- Senior housing
- Curvey trails (slow down bike speeders)
- Sledding
- Targeted irrigation
- Shed at community garden
- Natural trail
- No picnic structure near house on Wellesley
- Viewing station
- Electric vehicle charging station





PROJECT: Gainsboro Park Improvements

LOCATION: Pleasant Ridge, Michigan

BASIS FOR ESTIMATE: ( X ) CONCEPTUAL ( ) PRELIMINARY ( ) FINAL

ESTIMATOR: livingLAB/AEW

DATE: 8/10/15

## Conceptual Budgetary Estimate of Construction Costs for Gainsboro Park Improvements

### Lower End Estimate

#### GAINSBORO PARK - Victory Park (south) to Dog Park (north)

	Work Item Description	Quantity	Unit	Unit Price	Total Cost
<b>MISCELLANEOUS REMOVALS AND SITE WORK</b>					
1	Conc. Sidewalk, Removal	600	syd	\$8.00	\$4,800.00
2	Drainage Structure, Removal	5	ea	\$275.00	\$1,375.00
3	Storm Sewer less than 24" dia., Removal	100	lf	\$18.00	\$1,800.00
4	Drainage Structure 4' dia. Manhole	2	ea	\$1,800.00	\$3,600.00
5	Drainage Structure 4' dia. Catch Basin	3	ea	\$1,800.00	\$5,400.00
6	Drainage Structure 2' dia. Inlet	3	ea	\$1,500.00	\$4,500.00
7	Storm Sewer, 12" C-76, CL-IV	200	lf	\$50.00	\$10,000.00
8	6" underdrain	250	lf	\$10.00	\$2,500.00
9	Concrete Curb and Gutter	100	lf	\$25.00	\$2,500.00
10	Mass grading	1	ls	\$10,000.00	\$10,000.00
11	Soil Erosion and Sedimentation Control	1	ls	\$2,000.00	\$2,000.00
12	Traffic Control and Maintenance	1	ls	\$1,500.00	\$1,500.00
13	Electrical Conduits & Wiring (for Lighting)	1	ls	\$3,500.00	\$3,500.00
				<b>Sub-Total</b>	<b>\$53,475.00</b>

<b>TENNIS/BASKETBALL COURTS &amp; PARKING AREA)</b>					
14	HMA Pavement, Removal	3600	syd	\$6.00	\$21,600.00
15	Conc. Curb and Gutter, Removal	250	lf	\$15.00	\$3,750.00
16	Conc. Pavement, 5" Nonreinf (Basketball Court)	450	sy	\$45.00	\$20,250.00
17	Aggregate Base, 4 inch, 21AA	500	sy	\$6.00	\$3,000.00
18	Tennis Court Reconstruction (includes agg base)	13000	sft	\$4.00	\$52,000.00
19	Tennis Court Fencing & Nets	460	lf	\$70.00	\$32,200.00
20	Basketball Posts/Backboards/Rims	2	ea	\$5,000.00	\$10,000.00
21	Conc. Pavement, 7" Nonreinf (Parking Lot)	1,300	sy	\$55.00	\$71,500.00
22	Aggregate Base, 4 inch, 21AA	1,400	sy	\$6.00	\$8,400.00
23	Landscaping - Raingarden (soil, plants, mulch)	2000	sft	\$13.00	\$26,000.00
				<b>Sub-Total</b>	<b>\$248,700.00</b>

WALKING PATHS					
24	Concrete Connection Path, 6 inch, 10' wide	17500	sft	\$6.00	\$105,000.00
25	Conc. Sidewalk, 4 inch	8060	sft	\$4.50	\$36,270.00
27	Street Scale Lighting (complete)	5	ea	\$4,500.00	\$22,500.00
28	Pedestrian Scale Lighting (bollards)	20	ea	\$800.00	\$16,000.00
				<b>Sub-Total</b>	<b>\$179,770.00</b>

PROMENADE					
29	Concrete Pavement, Removal	1000	syd	\$12.00	\$12,000.00
30	Concrete Curb and Gutter, Modified	500	lf	\$20.00	\$10,000.00
31	Decorative Pavers	2300	sft	\$12.00	\$27,600.00
32	Landscaping - Promenade	1	ls	\$28,500.00	\$28,500.00
				<b>Sub-Total</b>	<b>\$78,100.00</b>

PLAYGROUNDS & EXERCISE EQUIPMENT					
33	Playground, 5-12 yr. old, Complete	1	ls	\$150,000.00	\$150,000.00
36	Natural Play Area (grading, boulders, tunnels, etc.)	1	ls	\$25,000.00	\$25,000.00
				<b>Sub-Total</b>	<b>\$175,000.00</b>

GATHERING/SEATING AREA (HEART OF PARK)					
37	Pavilion structure (attached to shelter)	1	ls	\$60,000.00	\$60,000.00
39	Pergola Structure	1	ls	\$20,000.00	\$20,000.00
40	Crushed Granite Seating Area, 4 inch (under pergola)	80	syd	\$10.00	\$800.00
41	Retaining Wall	150	ff	\$40.00	\$6,000.00
44	Café Tables and Chairs	10	ea	\$400.00	\$4,000.00
				<b>Sub-Total</b>	<b>\$90,800.00</b>

BASEBALL DIAMOND					
47	Baseball Diamond - Float, Grade, and Resurface	1	ls	\$7,000.00	\$7,000.00
				<b>Sub-Total</b>	<b>\$7,000.00</b>

COMMUNITY GARDEN & DOG PARK					
51	Community Garden - Planting Boxes	24	ea	\$400.00	\$9,600.00
52	Community Garden - Crushed Stone Surf., 4 inch	600	syd	\$10.00	\$6,000.00
53	Community Garden - Fence	160	lf	\$50.00	\$8,000.00
54	Community Garden - Trees	12	ea	\$250.00	\$3,000.00
55	Dog Park, Fence	135	lf	\$50.00	\$6,750.00
56	Dog Park, Fence/Gate Relocation	1	ls	\$3,000.00	\$3,000.00
				<b>Sub-Total</b>	<b>\$36,350.00</b>

<b>MISCELLANEOUS LANDSCAPING &amp; IMPROVEMENTS</b>					
57	Sod Lawn (misc)	600	syd	\$6.00	\$3,600.00
1	Landscaping - DPW Facility	1	ls	\$10,000.00	\$10,000.00
61	Landscaping - Heart of Park	1	ls	\$10,500.00	\$10,500.00
62	Landscaping - North End	1	ls	\$14,000.00	\$14,000.00
				<b>Sub-Total</b>	<b>\$38,100.00</b>

<b>PARK AMENITIES</b>					
63	Bench	10	ea	\$1,200.00	\$12,000.00
65	Trash Receptacle/Recycling	8	ea	\$2,000.00	\$16,000.00
66	Bike Rack	8	ea	\$800.00	\$6,400.00
				<b>Sub-Total</b>	<b>\$34,400.00</b>

<b>TOTAL</b>	<b>\$941,695.00</b>
<b>15% Contingency</b>	<b>\$141,254.25</b>
<b>GRAND TOTAL</b>	<b>\$1,082,949.25</b>

**Notes:**

This estimate, quantities, and pricing is based off of conceptual plans and ideas that were developed during the Gainsboro Park Visioning Session and Public Engagement process. Costs for specific items, materials, and amenities may vary depending on final model/material selection, quantities, and further development of design ideas and concepts. This estimate is intended to be used by the City of Pleasant Ridge as a tool for prioritization and budgeting as the Gainsboro Park plan moves into the next phase (Design Development)



PROJECT: Gainsboro Park Improvements

LOCATION: Pleasant Ridge, Michigan

BASIS FOR ESTIMATE: ( X ) CONCEPTUAL ( ) PRELIMINARY ( ) FINAL

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DATE: 8/10/15

## Conceptual Budgetary Estimate of Construction Costs for Gainsboro Park Improvements

### Higher End Estimate

#### GAINSBORO PARK - Victory Park (south) to Dog Park (north)

	Work Item Description	Quantity	Unit	Unit Price	Total Cost
<b>MISCELLANEOUS REMOVALS AND SITE WORK</b>					
1	Conc. Sidewalk, Removal	600	syd	\$8.00	\$4,800.00
2	Drainage Structure, Removal	5	ea	\$275.00	\$1,375.00
3	Storm Sewer less than 24" dia., Removal	100	lf	\$18.00	\$1,800.00
4	Drainage Structure 4' dia. Manhole	2	ea	\$1,800.00	\$3,600.00
5	Drainage Structure 4' dia. Catch Basin	3	ea	\$1,800.00	\$5,400.00
6	Drainage Structure 2' dia. Inlet	3	ea	\$1,500.00	\$4,500.00
7	Storm Sewer, 12" C-76, CL-IV	200	lf	\$50.00	\$10,000.00
8	6" underdrain	250	lf	\$10.00	\$2,500.00
9	Concrete Curb and Gutter	100	lf	\$25.00	\$2,500.00
10	Mass grading	1	ls	\$20,000.00	\$20,000.00
11	Soil Erosion and Sedimentation Control	1	ls	\$2,000.00	\$2,000.00
12	Traffic Control and Maintenance	1	ls	\$1,500.00	\$1,500.00
13	Electrical Conduits & Wiring (for Lighting)	1	ls	\$3,500.00	\$3,500.00
				<b>Sub-Total</b>	<b>\$63,475.00</b>

<b>TENNIS/BASKETBALL COURTS &amp; PARKING AREA</b>					
14	HMA Pavement, Removal	3600	syd	\$6.00	\$21,600.00
15	Conc. Curb and Gutter, Removal	250	lf	\$15.00	\$3,750.00
16	Conc. Pavement, 5" Nonreinf (Basketball Court)	450	sy	\$45.00	\$20,250.00
17	Aggregate Base, 4 inch, 21AA	500	sy	\$6.00	\$3,000.00
18	Tennis Court Reconstruction (includes agg base)	13000	sft	\$5.00	\$65,000.00
19	Tennis Court Fencing & Nets	460	lf	\$70.00	\$32,200.00
20	Basketball Posts/Backboards/Rims	2	ea	\$5,000.00	\$10,000.00
21	Conc. Pavement, 7" Nonreinf (Parking Lot)	1,300	sy	\$55.00	\$71,500.00
22	Aggregate Base, 4 inch, 21AA	1,400	sy	\$6.00	\$8,400.00
23	Landscaping - Raingarden (soil, plants, mulch)	3300	sft	\$13.00	\$42,900.00
				<b>Sub-Total</b>	<b>\$278,600.00</b>

<b>WALKING PATHS</b>					
24	Concrete Connection Path, 6 inch, 10' wide	17500	sft	\$6.00	\$105,000.00
25	Conc. Sidewalk, 4 inch	8060	sft	\$4.50	\$36,270.00
26	Crushed Granite Path, 4 inch	350	syd	\$10.00	\$3,500.00
27	Street Scale Lighting (complete)	5	ea	\$4,500.00	\$22,500.00
28	Pedestrian Scale Lighting (bollards)	40	ea	\$800.00	\$32,000.00
				<b>Sub-Total</b>	<b>\$199,270.00</b>

<b>PROMENADE</b>					
29	Concrete Pavement, Removal	1000	syd	\$12.00	\$12,000.00
30	Concrete Curb and Gutter, Modified	500	lf	\$20.00	\$10,000.00
31	Decorative Pavers	2300	sft	\$12.00	\$27,600.00
32	Landscaping - Promenade	1	ls	\$57,000.00	\$57,000.00
				<b>Sub-Total</b>	<b>\$106,600.00</b>

<b>PLAYGROUNDS &amp; EXERCISE EQUIPMENT</b>					
33	Playground, 5-12 yr. old, Complete	1	ls	\$200,000.00	\$200,000.00
34	Playground, Flynn Field, Complete	1	ls	\$50,000.00	\$50,000.00
35	Adult Exercise Equipment	8	ea	\$2,500.00	\$20,000.00
36	Natural Play Area (grading, boulders, tunnels, etc.)	1	ls	\$25,000.00	\$25,000.00
				<b>Sub-Total</b>	<b>\$295,000.00</b>

<b>GATHERING/SEATING AREA (HEART OF PARK)</b>					
37	Pavilion structure (attached to shelter)	1	ls	\$60,000.00	\$60,000.00
38	Pavilion structure, small	1	ls	\$15,000.00	\$15,000.00
39	Pergola Structure	1	ls	\$20,000.00	\$20,000.00
40	Crushed Granite Seating Area, 4 inch (under pergola)	80	syd	\$10.00	\$800.00
41	Retaining Wall	150	ff	\$40.00	\$6,000.00
42	Targeted Irrigation (Heart of Park)	1	ls	\$15,000.00	\$15,000.00
43	Umbrella Tables w/Seating	4	ea	\$5,000.00	\$20,000.00
44	Café Tables and Chairs	10	ea	\$400.00	\$4,000.00
				<b>Sub-Total</b>	<b>\$140,800.00</b>

<b>BASEBALL DIAMOND</b>					
45	Baseball Fencing	250	lf	\$70.00	\$17,500.00
46	Baseball Benches	2	ea	\$2,000.00	\$4,000.00
47	Baseball Diamond - Float, Grade, and Resurface	1	ls	\$7,000.00	\$7,000.00
				<b>Sub-Total</b>	<b>\$28,500.00</b>

<b>BASEBALL DIAMOND - OPTIONAL TREATMENTS (NOT INCLUDED IN PRICE)</b>					
48	Baseball Diamond - Grass Infield (optional)	1	ls	\$11,500.00	\$11,500.00
49	Baseball Diamond - Artificial Turf Infield (optional)	1	ls	\$30,000.00	\$30,000.00
50	Baseball Diamond - All Sod Lawn (optional)	1	ls	\$13,500.00	\$13,500.00

<b>COMMUNITY GARDEN &amp; DOG PARK</b>					
51	Community Garden - Planting Boxes	24	ea	\$400.00	\$9,600.00
52	Community Garden - Crushed Stone Surf., 4 inch	600	syd	\$10.00	\$6,000.00
53	Community Garden - Fence	160	lf	\$50.00	\$8,000.00
54	Community Garden - Trees	12	ea	\$250.00	\$3,000.00
55	Dog Park, Fence	135	lf	\$50.00	\$6,750.00
56	Dog Park, Fence/Gate Relocation	1	ls	\$3,000.00	\$3,000.00
				<b>Sub-Total</b>	<b>\$36,350.00</b>

MISCELLANEOUS LANDSCAPING & IMPROVEMENTS					
57	Sod Lawn (misc)	600	syd	\$6.00	\$3,600.00
58	DPW Warehouse Painting	1	ls	\$12,000.00	\$12,000.00
59	Landscaping - DPW Facility	1	ls	\$12,100.00	\$12,100.00
60	Landscaping - Victory Park	1	ls	\$40,000.00	\$40,000.00
61	Landscaping - Heart of Park	1	ls	\$21,000.00	\$21,000.00
62	Landscaping - North End	1	ls	\$28,000.00	\$28,000.00
				<b>Sub-Total</b>	<b>\$116,700.00</b>

PARK AMENITIES					
63	Bench	20	ea	\$1,200.00	\$24,000.00
64	Picnic Tables	4	ea	\$4,000.00	\$16,000.00
65	Trash Receptacle/Recycling	8	ea	\$2,000.00	\$16,000.00
66	Bike Rack	8	ea	\$800.00	\$6,400.00
67	Drinking Fountain/Misting/Dog Bowl Station	2	ea	\$3,000.00	\$6,000.00
68	Dog Refuse Stations	5	ea	\$400.00	\$2,000.00
69	Misc. Art Locations (allowance)	5	ea	\$2,000.00	\$10,000.00
70	Water Feature (allowance)	1	ea	\$8,000.00	\$8,000.00
				<b>Sub-Total</b>	<b>\$88,400.00</b>

<b>TOTAL</b>	<b>\$1,353,695.00</b>
<b>15% Contingency</b>	<b>\$203,054.25</b>
<b>GRAND TOTAL</b>	<b>\$1,556,749.25</b>

Notes:

This estimate, quantities, and pricing is based off of conceptual plans and ideas that were developed during the Gainsboro Park Visioning Session and Public Engagement process. Costs for specific items, materials, and amenities may vary depending on final model/material selection, quantities, and further development of design ideas and concepts. This estimate is intended to be used by the City of Pleasant Ridge as a tool for prioritization and budgeting as the Gainsboro Park plan moves into the next phase (Design Development)

	Cost Estimate (High)	Cost Estimate (Low)	Phase One Allocation	Phase Two Allocation	Phase Two Priority	Priority Score	Priority Percent	Cost Percent
<b>Unavoidable Site Work</b>	<b>\$186,275</b>	<b>\$159,375</b>	<b>\$0</b>	<b>\$0</b>				<b>13.8%</b>
Site work	\$63,475	\$53,475						
Parking lot improvements	\$79,900	\$79,900						
Rain gardens	\$42,900	\$26,000						
<b>Heart of the Park</b>	<b>\$386,800</b>	<b>\$276,300</b>	<b>\$0</b>	<b>\$0</b>		<b>124</b>	<b>21.9%</b>	<b>28.6%</b>
5-12 Playground	\$200,000	\$150,000						
Natural play area	\$25,000	\$25,000						
Shelter pavilion	\$60,000	\$60,000						
Pergola	\$20,000	\$20,000						
Seating area surface & furnishings	\$30,800	\$10,800						
Small Pavilion	\$15,000							
Landscaping	\$21,000	\$10,500						
Irrigation	\$15,000							
<b>Connecting Paths</b>	<b>\$199,270</b>	<b>\$179,770</b>	<b>\$0</b>	<b>\$0</b>		<b>94</b>	<b>16.6%</b>	<b>14.8%</b>
Pathways	\$141,270	\$141,270						
Granite Path (flynn field)	\$3,500							
Bollard lighting	\$32,000	\$16,000						
Decorative entrance lighting	\$22,500	\$22,500						
<b>Gainsboro Promenade</b>	<b>\$106,600</b>	<b>\$78,100</b>	<b>\$0</b>	<b>\$0</b>		<b>63</b>	<b>11.1%</b>	<b>7.9%</b>
Promenade	\$22,000	\$22,000						
Pavers at entrances	\$27,600	\$27,600						
Landscaping/Rain Gardens	\$57,000	\$28,500						
<b>Sports Courts</b>	<b>\$155,800</b>	<b>\$142,800</b>	<b>\$0</b>	<b>\$0</b>		<b>55</b>	<b>9.7%</b>	<b>11.5%</b>
Remove existing	\$25,350	\$25,350						
Tennis Court Reconstruct/Resurface	\$97,200	\$84,200						
Basketball Court	\$23,250	\$23,250						
Basketball posts/backboards/rim	\$10,000	\$10,000						
<b>Adult Fitness Stations</b>	<b>\$20,000</b>	<b>\$20,000</b>				<b>52</b>	<b>9.2%</b>	<b>1.5%</b>
<b>Community Garden/Dog Park</b>	<b>\$36,350</b>	<b>\$36,350</b>	<b>\$0</b>	<b>\$0</b>		<b>43</b>	<b>7.6%</b>	<b>2.7%</b>
Dog park fence/gate relocation	\$9,750	\$9,750						
Community garden planting boxes	\$9,600	\$9,600						
Community garden stone surfacing	\$6,000	\$6,000						
Community garden fence	\$8,000	\$8,000						
Community garden trees	\$3,000	\$3,000						
<b>Informal Lawn Areas</b>	<b>\$40,000</b>	<b>\$14,000</b>	<b>\$0</b>	<b>\$0</b>		<b>42</b>	<b>7.4%</b>	<b>3.0%</b>
Landscaping	\$28,000	\$14,000						
Irrigation	\$12,000							
<b>Small Scale Play Area (Victory)</b>	<b>\$75,000</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>		<b>37</b>	<b>6.5%</b>	<b>5.6%</b>
Playground	\$50,000							
Landscaping	\$25,000							
<b>Improved Athletic Fields</b>	<b>\$28,500</b>	<b>\$7,000</b>	<b>\$0</b>	<b>\$0</b>		<b>29</b>	<b>5.1%</b>	<b>2.1%</b>
Baseball fencing	\$17,500							
Baseball benches	\$4,000							
Baseball diamond (resurface)	\$7,000	\$7,000						
<b>DPW Area</b>	<b>\$27,700</b>	<b>\$13,600</b>	<b>\$0</b>	<b>\$0</b>		<b>28</b>	<b>4.9%</b>	<b>2.1%</b>
Landscaping	\$12,100	\$10,000						
Sod	\$3,600	\$3,600						
Building Painting/living wall	\$12,000							
<b>Amenities</b>	<b>\$88,400</b>	<b>\$34,400</b>	<b>\$0</b>	<b>\$0</b>			<b>0.0%</b>	<b>6.5%</b>
Benches	\$24,000	\$12,000						
Picnic Tables	\$16,000							
Trash Receptacles/Recycling	\$16,000	\$16,000						
Bike racks	\$6,400	\$6,400						
Drinking fountains/misting stations	\$6,000							
Dog refuse bag stations	\$2,000							
Art Allowance	\$10,000							
Water feature	\$8,000							
Subtotal	\$1,350,695	\$961,695	\$0	\$0		567	100.0%	100.0%
15% Contingency	\$202,604	\$144,254	\$0	\$0				
<b>TOTAL</b>	<b>\$1,553,299</b>	<b>\$1,105,949</b>	<b>\$0</b>	<b>\$0</b>				

<- Can we go to one basketball court to reduce cost?

<- Can we go to one basketball court to reduce cost?

[illegible]

# AUGUST 11, 2015




# TONIGHT

- Summary of Process and Input To Date
- Review and Discuss Concept Plan and Cost Impacts
- Next Steps to Achieve Consensus Plan and Move Into Construction Documents

the city of pleasant ridge presents

# GAINSBORO PARK

public visioning  
creative collaboration  
community design



work with the design team right here in Gainsboro Park to develop a concept for the redevelopment of your park.

select activities, decide on the look, determine how your park will function!

drop into any of these activities as you are able.

**JULY 16-21**

developing a vision for your community park

THURSDAY the 16th  
Ice Cream Social &  
Vision Open House 6:30-8:30pm

SATURDAY the 18th  
Focused Meetings  
Active Senior Facilities 9am  
Young Family Activities 10am  
Gardens and Art 11am  
Walking Paths & Connections 12pm  
Drop-In Design Workshop 1-3pm

MONDAY the 20th  
Prioritization Pit Stop 4-6pm

TUESDAY the 21st  
Community Celebration 7-8:30pm

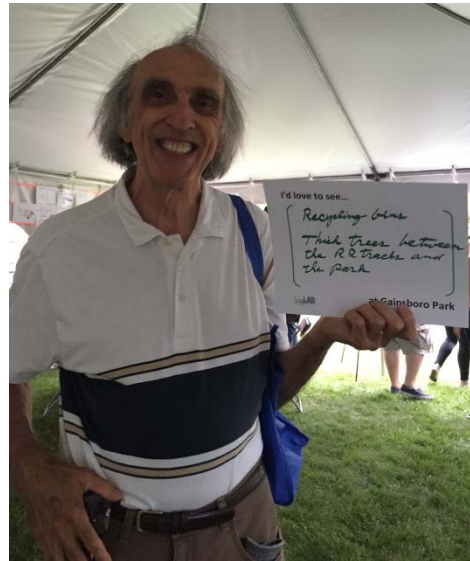
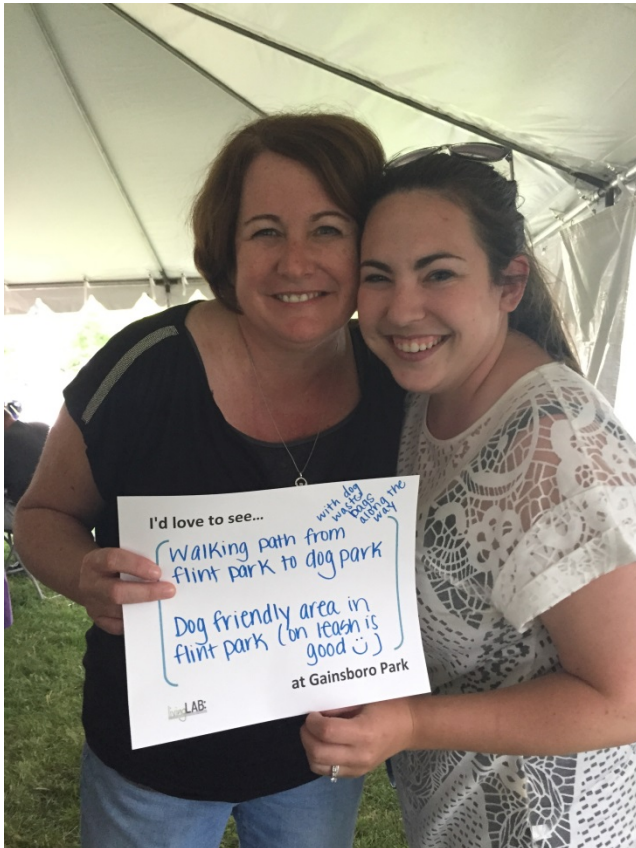
contact Jim Breuckman, Pleasant Ridge City Manager at 248.541.2901 or [citymanager@cityofpleasantridge.org](mailto:citymanager@cityofpleasantridge.org) for additional information or to coordinate barrier-free accommodations

# COMMUNITY DRIVEN DESIGN





## SUPPORTED BY RESIDENTS



# ICE CREAM SOCIAL VISIONING: IDEA QUILT



200+ Attendees



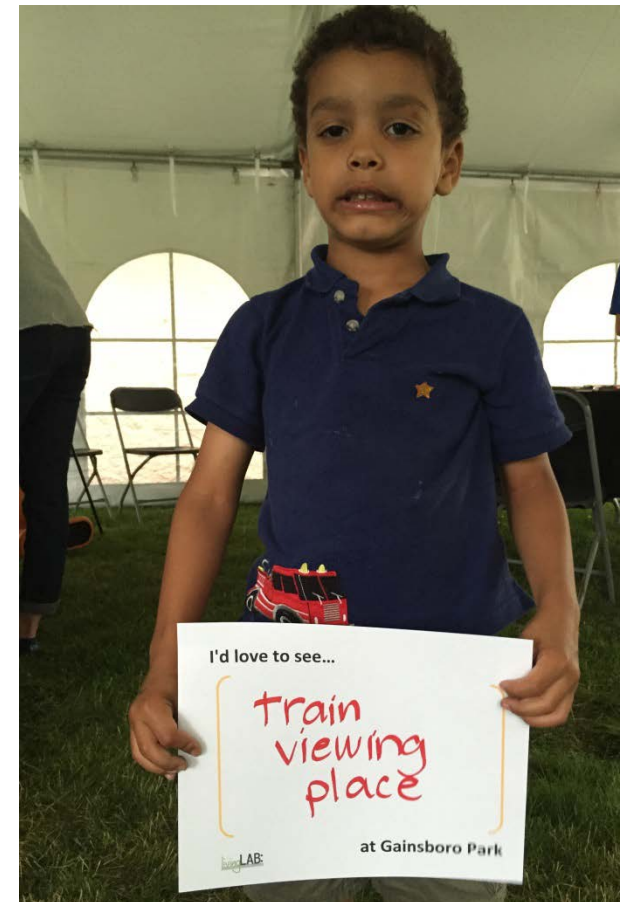
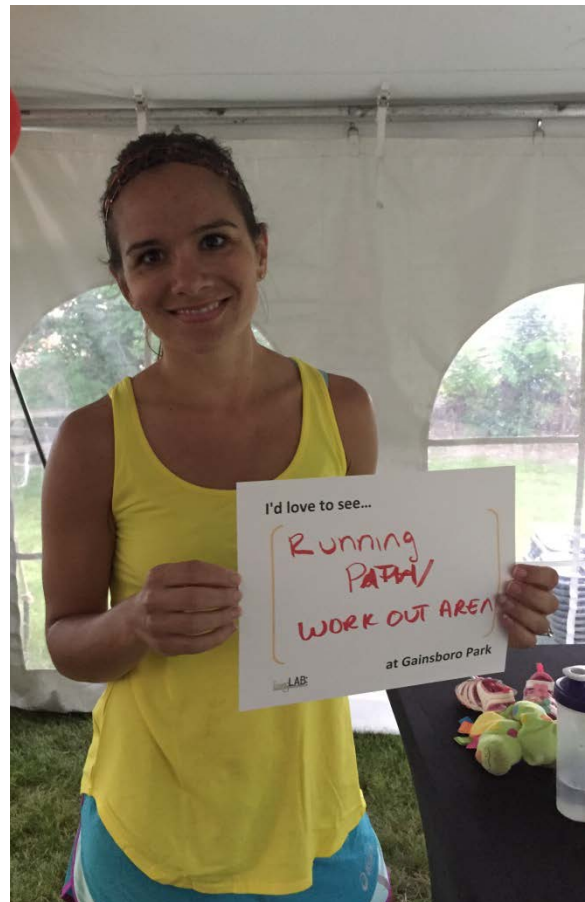
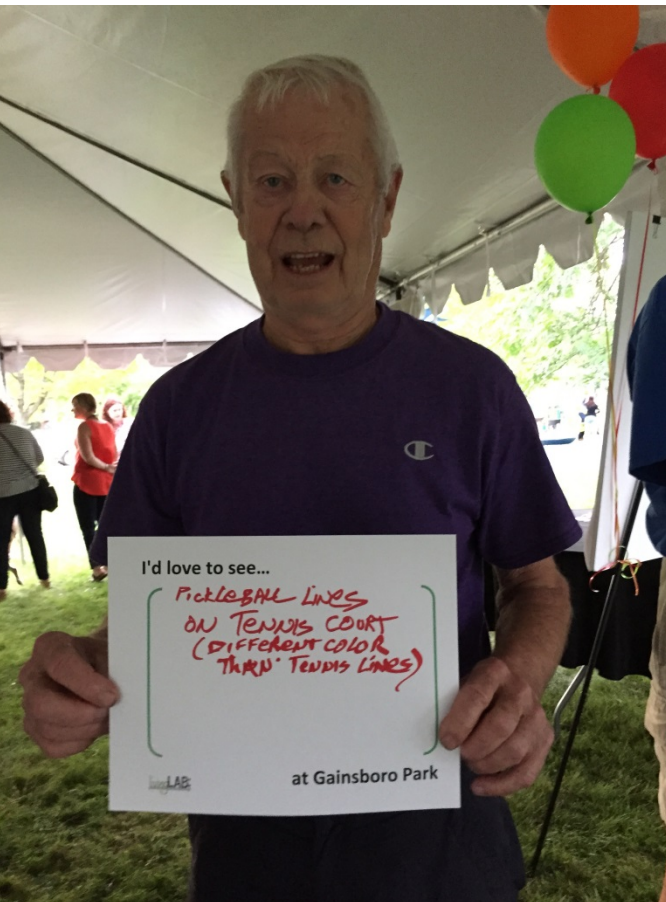




# ICE CREAM SOCIAL VISIONING: SITE WALK



# ICE CREAM SOCIAL VISIONING: I'D LIKE TO SEE...









# FOCUSED CONVERSATIONS


- Active Seniors
- Young Family Activities
- Gardens and Art
- Walking Paths and Connections

26+ Attendees

the city of pleasant ridge presents

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public visioning  
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## FOCUSED CONVERSATIONS: ACTIVE SENIORS

*"Agility trail and exercise stations for all ages"*

*"Tennis courts are in too bad of condition for real tennis players to play on."*

*"Need quiet, peaceful places to meet, gather, read a book, checkers"*

*"Hook path outside of the park to ensure connections are created to get to other destinations."*

## FOCUSED CONVERSATIONS: YOUNG FAMILIES

*"Lack of flow – many elements break up the park"*

*"Re-surface basketball and tennis courts."*

*"More seating, covered, shade"*

*"Like the large open spaces because yards are so small"*

## FOCUSED CONVERSATIONS: GARDENS & ART

*"Native plants throughout the park including a butterfly garden and educational panels to explain. Include bioswales and rain gardens with education. Include permeable pavers."*

*"Need a plan to maintain and take care of everything."*

*"Include public art within the park and throughout the city."*

*"Don't want the park to be paved over – need greenspace. Minimum intrusion."*

## FOCUSED CONVERSATIONS: CONNECTIONS

*"Need continuous path/walkway from one end to the other"*

*"In favor of an overall connected non-motorized system."*

*"Community garden needs to be moved"*

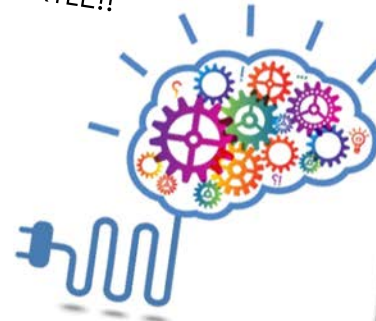
# A VISION DEVELOPS



## VISION STATEMENT

A connected, well-maintained, well-used, year round space for all to enjoy in a setting that encourages friendship, wellness, creativity, interactions, respect for the environment and learning.

...and don't forget to  
SAVE THE TURTLE!!



Developing a vision for your community park  
Contact Rickman, Pleasant Ridge City Manager at 248.541.2901 or [citymanager@cityofpleasantridge.org](mailto:citymanager@cityofpleasantridge.org) for additional information or to coordinate barrier-free accommodations



## DROP-IN DESIGN WORKSHOP

35+ Attendees

- Maintenance staff
- Equipment supplier
- City Commission
- Adjacent residents



# PRIORITIZATION PIT STOP

70+ Attendees





# PRIORITIZATION PIT STOP



# PRIORITIZATION PIT STOP



## PRIORITIZATION PIT STOP

Intergenerational heart of the park	124
Connecting paths	94
Gainsboro promenade	63
Courts	55
Adult fitness stations	52
Community garden	43
Informal lawn areas	42
Small scale play area	37
Improved athletic fields	29
DPW area	28





# ONLINE INPUT



July 20 • Edited

**Gainsboro Park Design** posted

...

## What are your priorities for the park?

#Livability, #Sustainability, #Parks in Pleasant Ridge, MI



- Small scale play area
- Connecting paths
- Promenade
- Heart of the Park

Pick your TOP 4

**Select up to 4 choices.**

- ☐ small scale play area: •nature based play to fit in with wooded area •new swings and play piece •drinking fountain

**7**

- ☐ dpw area: •screen outdoor storage •additional landscaping •paint/living wall •organized parking area •building use(s) for future city discussion

**3**

# COMMUNITY CELEBRATION

70+ Attendees





[illegible]

# COMMUNITY CELEBRATION





# COMMUNITY CELEBRATION





# COMMUNITY CELEBRATION



# GAINSBORO PARK





# CONCEPT PLAN: PARKWIDE ELEMENTS

## connecting paths

- connect neighborhoods to park and dog run
- walk, ride, run entire length of park
- accessible surface for all



# CONCEPT PLAN: PARKWIDE ELEMENTS



## a sustainable park

- native plantings
- habitat creation along rail
- rain gardens/bioswales
- recycling
- material selection
- maintenance
- dark sky LED lighting





# CONCEPT PLAN: PARKWIDE ELEMENTS



## amenities

- bike racks
- dog pick up stations
- drinking fountains
- targeted irrigation
- benches
- trash/recycling
- lighting



# CONCEPT PLAN: PARKWIDE ELEMENTS

## adult fitness stations

- clustered for socialization
- near play area for parent and grandparent use
- along walkway for cardio combo





# CONCEPT PLAN: FLYNN FIELD AREA



# CONCEPT PLAN: FLYNN FIELD AREA

## improved athletic fields

- team benches
- grass/turf infield
- shorter mow length during season





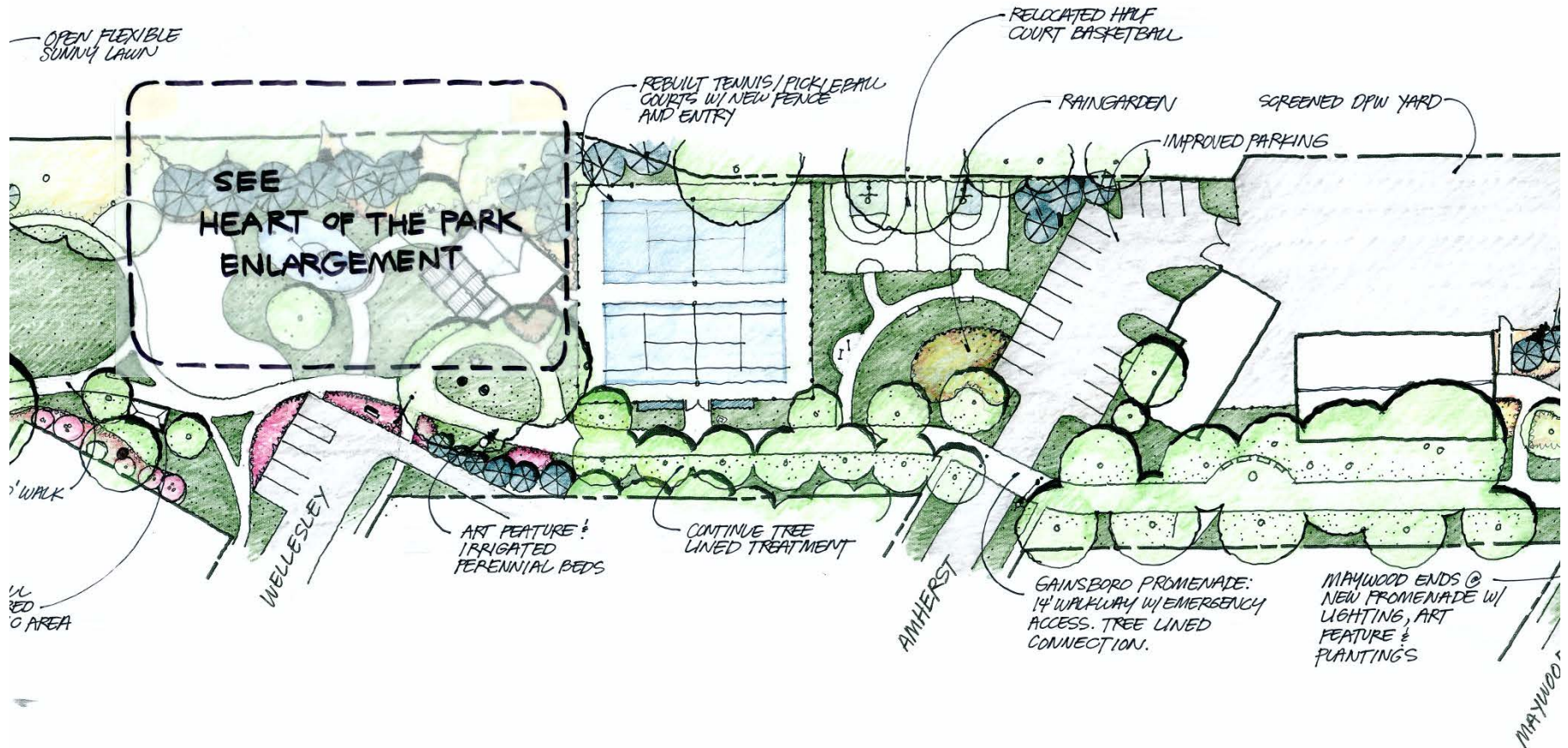
# CONCEPT PLAN: FLYNN FIELD AREA

## small scale play area

- nature based play to fit in with wooded area
- new swings and play piece
- drinking fountain



# CONCEPT PLAN: CENTRAL ZONE





# CONCEPT PLAN: CENTRAL ZONE



## courts

- new tennis courts with pickleball and backboard
- new half-court bball (2)
- memorial plaque along promenade



# CONCEPT PLAN: CENTRAL ZONE



## gainsboro promenade

- pedestrian promenade (14')
- limited vehicle access
- visual and physical connection
- bioswales





## CONCEPT PLAN: CENTRAL ZONE

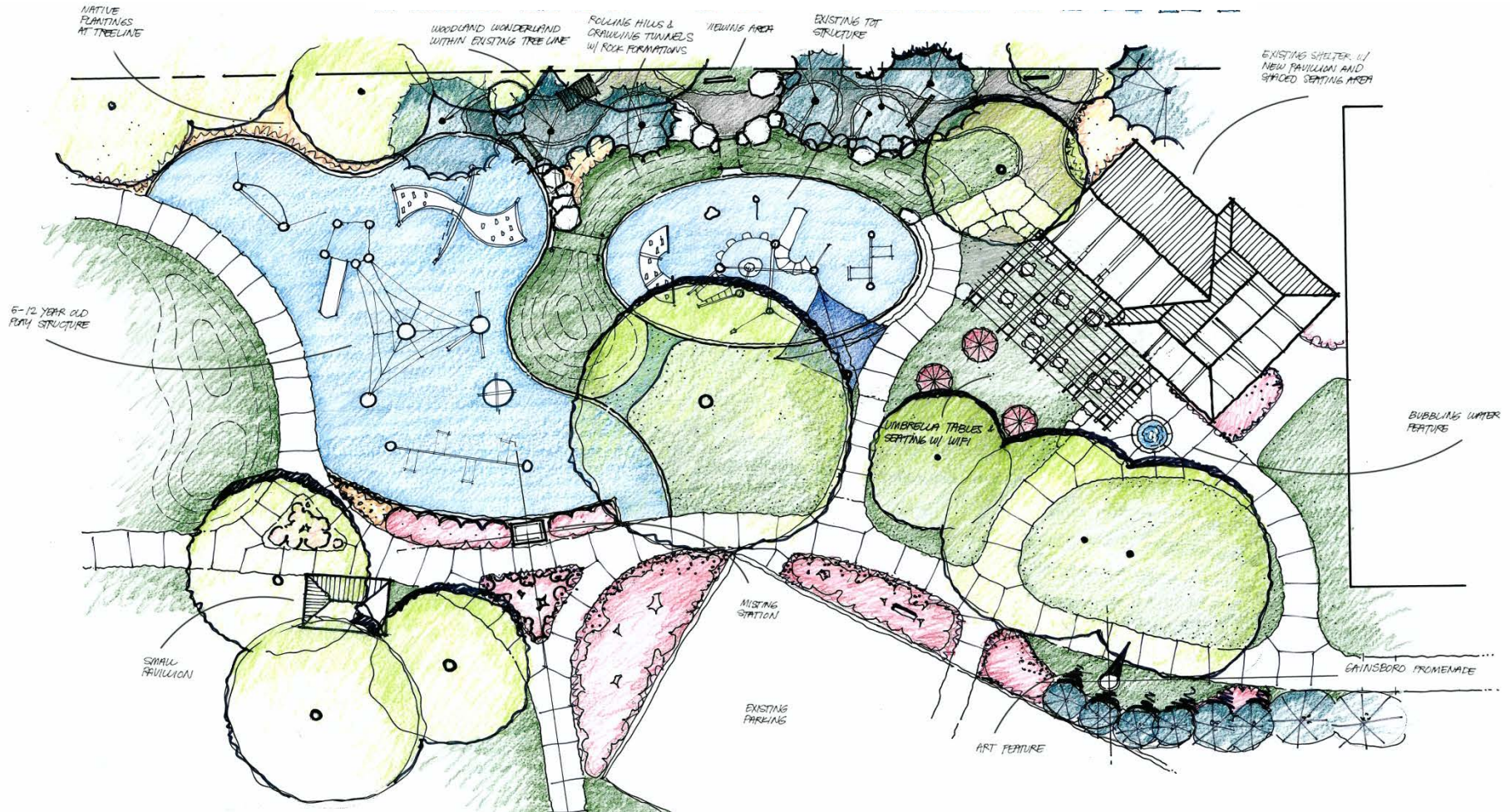


### dpw area

- screen outdoor storage
- additional landscaping
- paint/living wall
- organized parking area
- building use(s) for future city discussion



# CONCEPT PLAN: HEART OF THE PARK





# CONCEPT PLAN: HEART OF THE PARK

## intergenerational heart of the park

- meeting/gathering space
- play area for older kids
- nature play along rail
- tunnels, hills, swings

- hills for train viewing
- pavilion and picnicking
- seating
- shade
- wifi
- charging stations

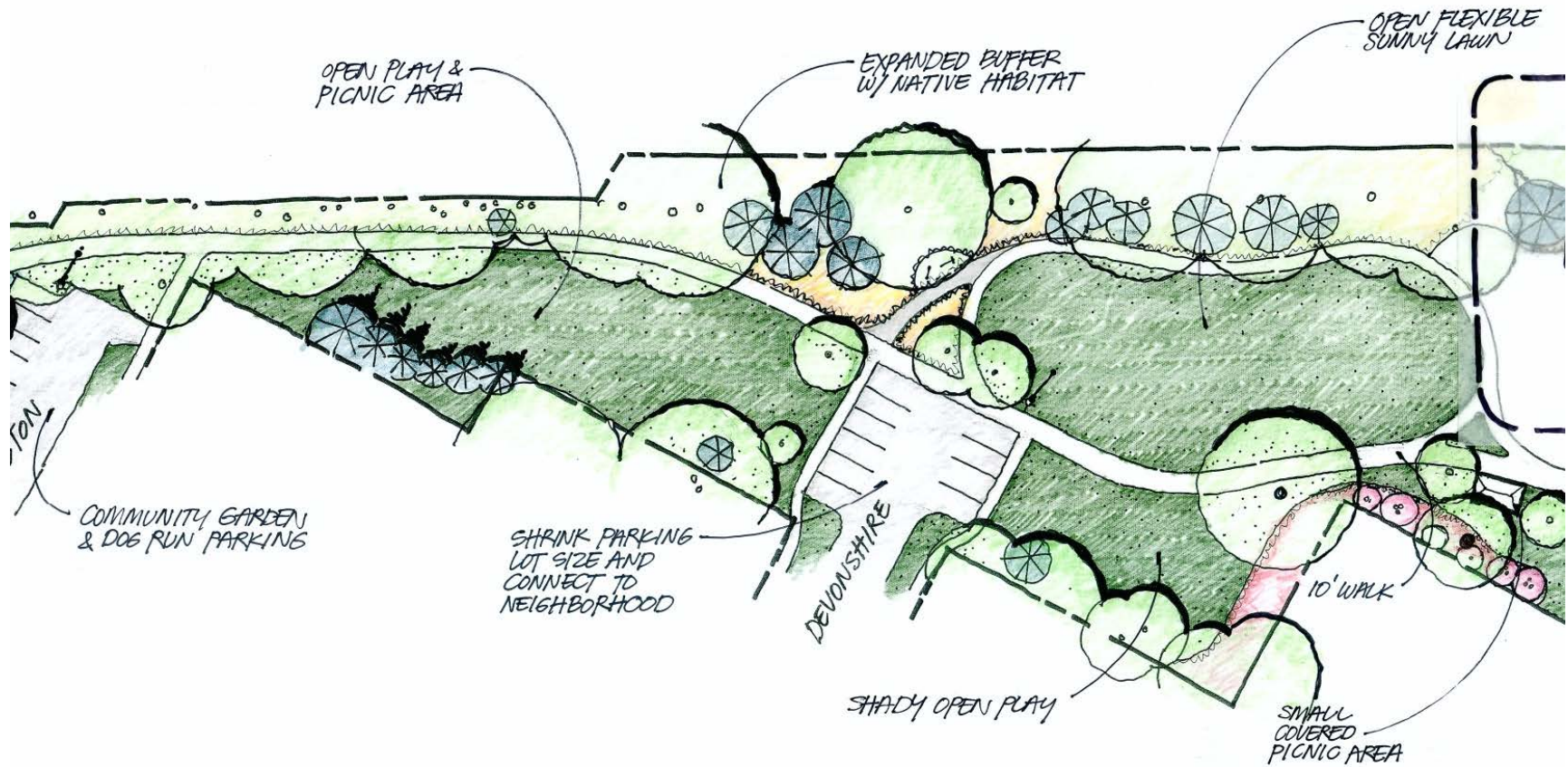


# CONCEPT PLAN: HEART OF THE PARK





# CONCEPT PLAN: OPEN SPACES



# CONCEPT PLAN: OPEN SPACES

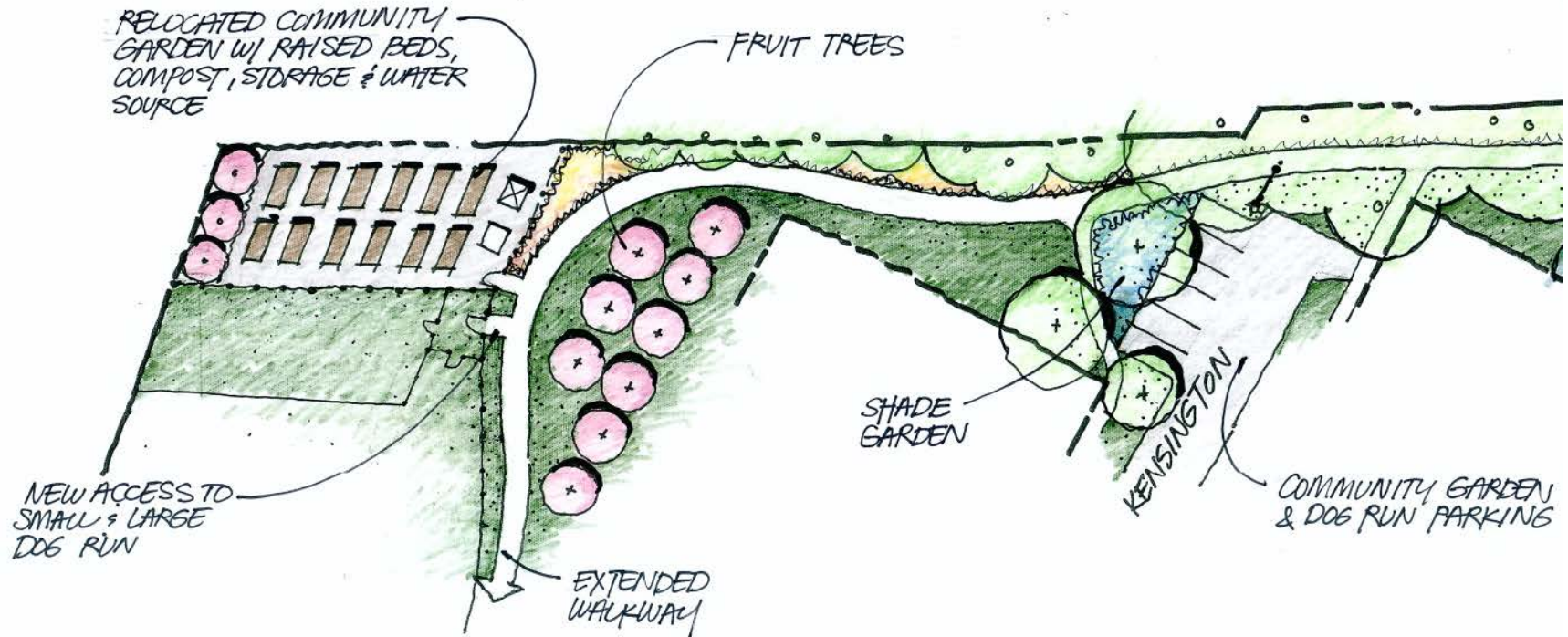
## informal lawn areas

- un-programmed space
- free play
- frisbee
- blanket picnics
- play catch





# CONCEPT PLAN: COMMUNITY GARDEN & DOG RUN



# CONCEPT PLAN: COMMUNITY GARDENS



## community garden

- re-locate to full sun
- raised beds
- room to expand
- fruit trees and shrubs
- water spigot
- shed and compost area





## COST IMPACT EXERCISE

- Based on Conceptual Plan
- Input from City Engineer
- Includes 15% contingencies
- Can vary greatly based on material selection, allowances for elements, and quantities
- Educated assumptions
- **A tool to use to discuss priorities, explore individual projects, level of impact, and funding mechanisms**

## RANGE OF CONCEPTUAL COSTS

Site Work	\$53,500	to	\$63,475
Tennis/Bball/Parking Area	\$248,700	to	\$278,600
Walking Paths	\$180,000	to	\$199,275
Promenade	\$78,000	to	\$106,600
Playgrounds/Exercise Equip.	\$175,000	to	\$295,000
Gathering/Seating Area	\$90,800	to	\$140,800
Baseball Diamond	\$7,000	to	\$28,500
Garden and Dog Run	\$36,350	to	\$36,350
Landscaping	\$38,000	to	\$116,700
Amenities	\$34,400	to	\$84,000
15% Contingency	\$141,260	to	\$202,455
<hr/>			
TOTAL	\$1,083,010	to	\$1,552,155

## NEXT STEPS IN YOUR PROCESS

**August 26 Recreation Commission Meeting:** Review concept drawing and cost estimates. Provide input on concept and recommendations on phasing

**September 8 City Commission Workshop:** City Commission reviews concept plan and cost estimates in light of Recreation Commission recommendations.

**October – November:** Revisions and Phasing studies as needed to achieve consensus.

**November 10 City Commission Meeting:**  
City adoption of final master plan.

**December:** Begin construction drawings and bid specifications.

**Spring 2016:** Begin construction

A detailed landscape architectural site plan for a park renovation project. The plan shows various zones including a central "HEART OF THE PARK ENLARGEMENT" area, parking lots, play areas, gardens, and walking paths. Numerous handwritten annotations provide specific design instructions such as "RELOCATED HALF COURT BASKETBALL", "IMPROVED PARKING", "SHRINK TREES LET SIZE AND CONNECT TO NEIGHBORHOOD", and "SEE HEART OF THE PARK ENLARGEMENT". The drawing uses color coding (green for vegetation, brown for earth/pavement) and includes symbols for trees, buildings, and infrastructure.

**AUGUST 11, 2015**