



# AGENDA

## Parks and Recreation Commission #2-2012

Richland City Hall ~ 505 Swift Boulevard ~ Council Chambers

Thursday, February 9, 2012

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**Commission Members** Chair Fyall, Vice-Chair Gutierrez, Commission Members Doran, Valentino, Maya, Johnson, Katipamula

**Liaisons:** Council Liaison Kent, Alternate Council Liaison Lemley

**Regular Meeting 7:00 pm**

**Welcome and Roll Call**

**Pledge of Allegiance**

**Approval of Agenda**

**Approval of January Minutes**

**Recreation Report**

**Presentations:**

**Public Hearing**

**Comments:**

1. Public Comments
2. Council Liaison

**Unfinished Business**

**New Business:**

1. WE Johnson Park Master Plan (Dave Bryant)
2. Disc Golf, James Lawless Park (Phil Pinard)
3. Yokes Fresh Market Sign Placement (Dave Bryant)
4. Howard Amon Park Master Plan Amendment (Dave Bryant)

**Commission Comments**

**Adjournment**

***The Next Parks and Recreation Commission Meeting is Thursday, March 8, 2012***

THIS MEETING IS BROADCAST LIVE ON CITYVIEW CHANNEL 13 AND ON [WWW.CI.RICHLAND.WA.US/CITYVIEW](http://WWW.CI.RICHLAND.WA.US/CITYVIEW)

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## **MINUTES**

**Richland Parks and Recreation Commission Meeting #1-2012**

**Richland City Hall – 505 Swift Boulevard – Council Chambers**

**Thursday, January 12, 2012 ~ 7:00 pm**

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### **CALL TO ORDER:**

Chair Fyall called the meeting to order at 7:00 pm and led the Pledge of Allegiance.

### **ATTENDANCE:**

Chair Fyall, Vice-Chair Gutierrez, Commission Members Maya, Valentino, Johnson and Katipamula were present. Commissioner Doran was absent. Parks and Recreation Director Strong, Senior Park Planner Dave Bryant and Parks and Facilities Manager Werner were also present.

### **APPROVAL OF THE AGENDA:**

**VICE CHAIR GUTIERREZ MOVED AND COMMISSIONER JOHNSON SECONDED THE MOTION TO APPROVE THE AGENDA. THE MOTION CARRIED 6-0.**

### **APPROVAL OF THE MINUTES:**

**COMMISSIONER VALENTINO MOVED AND COMMISSIONER JOHNSON SECONDED THE MOTION TO APPROVE THE DECEMBER MEETING MINUTES. THE MOTION CARRIED 6-0.**

### **RECREATION REPORT:**

Tim Werner reported on the Winter Wonderland First Night Celebrations. He shared that both celebrations were well attended, family-oriented events.

### **PRESENTATIONS:**

#### **1. Claybell Master Plan**

Senior Park Planner Dave Bryant presented the Claybell Master Plan and indicated that the City of Richland applied for Land and Water Conservation Fund (LWCF) grant in the amount of \$500,000 to assist in the funding of a \$1.2 million expansion of Claybell Park. The grant application ranked third out of 12 projects throughout the state. He further described that if awarded the grant, the improvements would consist of the construction of 10- acres of multi-purpose sports fields, 12' wide paved pathway ½ mile in length, new restroom, four tennis courts and new parking lot. He added that if the funding was not received that the restrooms and parking lot would still be built. Mr. Bryant also noted that the original master plan did not show the extension of Bellerive Drive through Claybell Park

so therefore, the location of the sports fields would be adjusted to accommodate the construction of Bellerive Drive through the park.

## **PUBLIC HEARING:**

None

## **COMMENTS:**

### **1. Public Comments:**

Stephanie Hartwig, Richland Arts Commission Chair, introduced herself and explained that in the past there was discussion about the submittal of a joint resolution with the Parks and Recreation Commission, to the Public Facilities District, for consideration of a Performing Arts Center and Aquatic Center. It was the desire of the Arts Commission to move forward with the joint resolution. She further explained that the Arts Commission would pursue the Performing Arts Center resolution and Parks and Recreation Commission would pursue the Aquatic Center Resolution coupled with a joint cover letter. It was their intent to present to City Council by the end of February.

### **2. Council Liaison:**

Council Member Sandra Kent welcomed the students in attendance. Ms. Kent reported at the last City Council meeting that Terry Christensen and Brad Anderson were sworn-in as Council Members, discussion of utility rates increase and interviews for the Public Facilities District vacancies had been scheduled.

## **UNFINISHED BUSINESS:**

None

## **NEW BUSINESS:**

### **1. Establishment of a Designated Revenue Fund within the Park Reserve Fund for Fees Collected from the ORV Park Lease with HRMC, Inc.**

Senior Park Planner Dave Bryant presented to the Parks and Recreation Commissioners the request to establish a designated revenue fund within the Park Reserve Fund for future improvements to the ORV Park from fees collected. Mr. Bryant further explained that approximately \$9,500 have been collected to date. Staff is requesting that \$9,430 be allocated to off-set the costs of the scoring tower at the ORV Park. **VICE-CHAIR GUTIERREZ MOVED AND COMMISSIONER JACKIE VALENTINO SECONDED THE MOTION THAT THE PARKS AND RECREATION COMMISSION RECOMMEND: 1) CITY COUNCIL ESTABLISH A DESIGNATED REVENUE FUND WITHIN THE PARK RESERVE FUND FOR FEES COLLECTED FROM THE ORV PARK LEASE WITH HRMC, INC., 2) AUTHORIZE THAT SUCH FUNDS ARE AVAILABLE FOR ORV PARK GRANT MATCHES AND/OR PARK IMPROVEMENTS, AND 3) THAT \$9,430 OF THE EXISTING REVENUE GENERATED FROM THE ORV PARK LEASE BE UTILIZED TO**

## **OFFSET COSTS OF THE CONSTRUCTION OF THE SCORING TOWER. THE MOTION CARRIED 6-0.**

Vice-Chair Gutierrez suggested that HRMC, Inc. provide an update to the Commission of completed and future projects.

Chair Fyall asked Dave Bryant to describe how the funds in the Park Reserve Fund are generated. Mr. Bryant explained that when a home/lot is sold a dollar amount is generated into the fund. The City of Richland has five Park Reserve Districts.

Mr. Bryant shared that the Columbia Center Rotary was installing 16 boulders and plaques on the bike/pedestrian trail between Howard Amon and Leslie Groves Parks. The boulders are more commonly known as Pompey's Lessons and provide a history lesson.

## **2. 2012 COMMISSION GOALS**

Chair Fyall suggested scheduling a workshop to discuss the following and it was determined to meet on February 23:

- a. Finalizing Goals,
- b. Review Commission Handbook,
- c. Process for Creating Master Plans, and
- d. Liaison Assignments.

Council Member Kent suggested presenting annual report to City Council.

## **PARKS AND RECREATION COMMISSION COMMENTS:**

- **Commissioner Fyall:** Reported that the West Richland Parks Comprehensive Plan will be completed in the next couple months; clean-up at Tapteal Greenway Bateman Island is scheduled for February 4, and the Annual Volunteer Appreciation is scheduled for January 26.
- **Commissioner Gutierrez:** Reported that she and her family attended the Winter Wonderland activities and appreciated the new name badges.

## **ADJOURNMENT:**

The meeting was adjourned at 7:42pm.

Reviewed by: Phil Pinard, Capital Projects Manager

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Approved by: Adam Fyall, Richland Parks and Recreation Chair



**TO: Parks and Recreation Commission**

**FROM: Dave Bryant, Senior Park Planner**

**DATE: February 9, 2012**

**SUBJECT: WE JOHNSON PARK MASTER PLAN**

**RECOMMENDATION**

The Parks and Recreation Commission forward a recommendation to City Council to approve the WE Johnson Park Master Plan.

**MOTION FOR CONSIDERATION**

I move that the Parks and Recreation Commission recommend City Council approve the WE Johnson Park Master Plan as identified in Attachment 1.

**FISCAL IMPACT**

There is no fiscal impact associated with the approval of the master plan. Implementation of the master plan amenities will require that funds be allocated toward park improvements

**BACKGROUND**

WE Johnson Park is a 236 acre park adjacent to the Yakima River located south of Van Giesen. Approximately 48 acres of the park is a former landfill. The park lies within the flood plain of the Yakima River and is prone to annual flooding.

In 1982 The WE Johnson Park Master Plan Summary Report was prepared by Wilsey & Ham. The key elements of this plan included equestrian activities, archery, nature/hiking trails, car-top boat launching and fishing

The Rivershore Master Plan prepared in 1999 included WE Johnson Park within its boundaries and identified the following improvements: riding ring, paddock, stables, horse trailer parking, event campground, parking, equestrian cross country course, archery range, archery field course, interpretive trails, and a pedestrian/bicycle trail along the old canal route

Currently the southwestern portion of the park is zoned Natural Open Space which provides for limited park development. The northwest portion of the park adjacent to Hall Road is the former landfill area.

The City leases a portion of the park to the Colyak Bowhunters for club hosted activities and archery tournaments. The park is also used extensively for passive recreation such as equestrian, walking, running, cycling and bird watching.

A public meeting was held on May 19, 2011, to receive public input for WE Johnson Park. Approximately 35 people attended the meeting including representatives from the Colyak Bowhunters, Richland Riders Club, Tapteal Greenway Association and individuals representing the disk golf sport.

Staff utilized the information collected and developed four alternative master plans ranging from limited improvements to maximizing the northern area with sports fields, archery and equestrian amenities.

On November 16, 2011, another public meeting was held and the master plan alternatives discussed. Nearly 100 people attended the meeting. The general consensus was to leave the park as a passive recreation area with continued archery and equestrian use.

Staff also met with individuals representing the Richland Riders Club, adjacent property owners, Tapteal Greenway, Purple Sage Riders, Back Country Horsemen, Colyak Bowhunters and the Lower Columbia Basin Audubon Society to identify specific amenities that would enhance park use

## **ANALYSIS**

Based upon comments received staff has attached the preferred master plan. This plan designates the southern portion of the park (south of the existing gravel parking lot) as Natural Open Space. Amenities that will be included in the park will be expanded parking for archery tournaments, parking for vehicles with horse trailers, restrooms, controlling access into the park, a hard surface trail through the park, an improved equestrian gate at the south end, a berm at the north end of the archery target range, leveling out the old landfill surface area, a water trail rest stop and a cross country equestrian course.

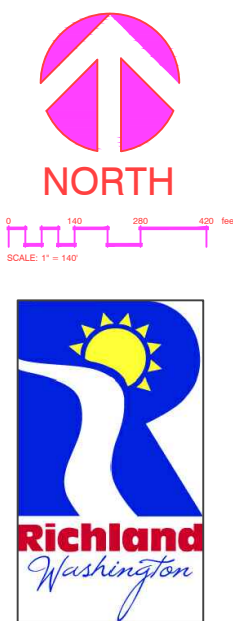
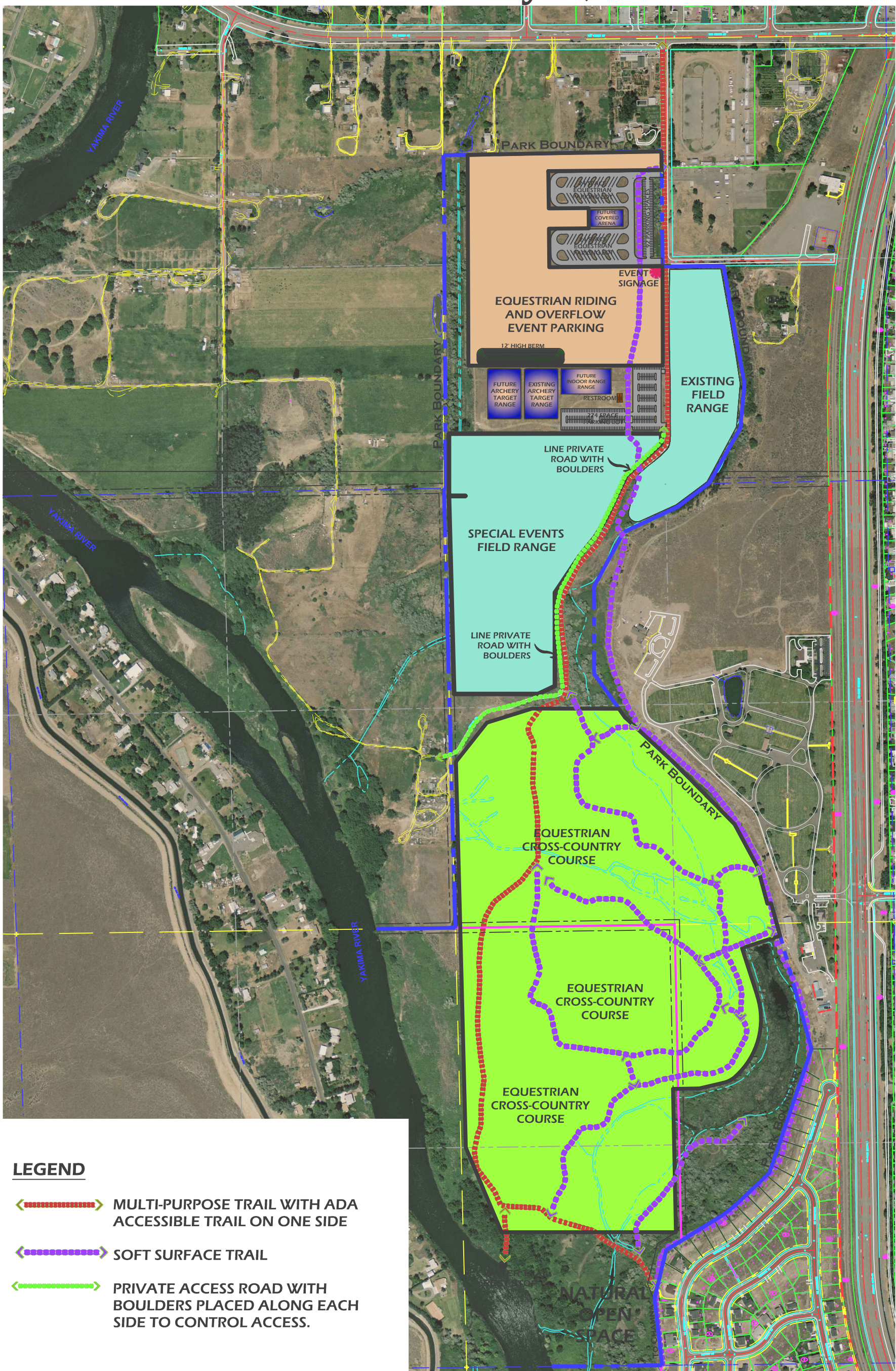
This plan is consistent with the previous plans in that it provides for continued equestrian, archery and other passive recreational uses.

Attachment



# W.E. Johnson Park Master Plan

## February 9, 2012





**TO: Parks and Recreation Commission**

**FROM: Phil Pinard, Planning and Construction Manager**

**DATE: February 9, 2012**

**SUBJECT: JAMES LAWLESS PARK MASTER PLAN**

**RECOMMENDATION**

The Parks and Recreation Commission forward a recommendation to City Council to approve the James Lawless Park Master Plan.

**MOTION FOR CONSIDERATION**

I move that the Parks and Recreation Commission recommend City Council approve the James Lawless Park Master Plan identified in Attachment 1.

**FISCAL IMPACT**

There is no fiscal impact associated with the approval of the master plan. Implementation of the master plan may require that funds be allocated toward park improvements. The Columbia River Disc Golf Club would also provide funding and volunteers to construct the Disc golf course.

**BACKGROUND**

James Lawless Park is 34 acres and is located between Thayer Drive and Wellhouse Loop Road. The 2006-2012 Parks, Trails and Open Space Master Plan identifies the park as a "Lineal Park." The park is currently undeveloped. The area south of Lawless Drive bordered by the I-182 on and off ramps has been designated as an off leash dog park. A dirt road running north and south through the park is used by the school district for cross country events and practice. A master plan has not been adopted for the park.

During the WE Johnson Park public meeting staff was approached regarding a Disc golf location in WE Johnson Park. Based on public comments the Disc golf proponents decided to seek other locations for a disc golf facility. Staff suggested the group investigate James Lawless Park to determine if it would be a suitable location for disc golf.

Staff has met with representatives of the Columbia River Disc Golf Club on two occasions to review their plans and provide assistance with the development of the master plan for James Lawless Park.

Notice of the proposed action was mailed to adjacent property owners on February 1, 2012.

## **ANALYSIS**

Modern disc golf is a sport that started in the 1960's. According to Wikipedia there were more than 3,000 courses in 2010 and the number of courses doubles between 2000 and 2008. There are two courses in the Tri-Cities area, one in Columbia Park and the other in Twin Rivers Park.

The Columbia River Disc Golf Club has investigated James Lawless Park and determined that it is a viable location for a disc golf course.

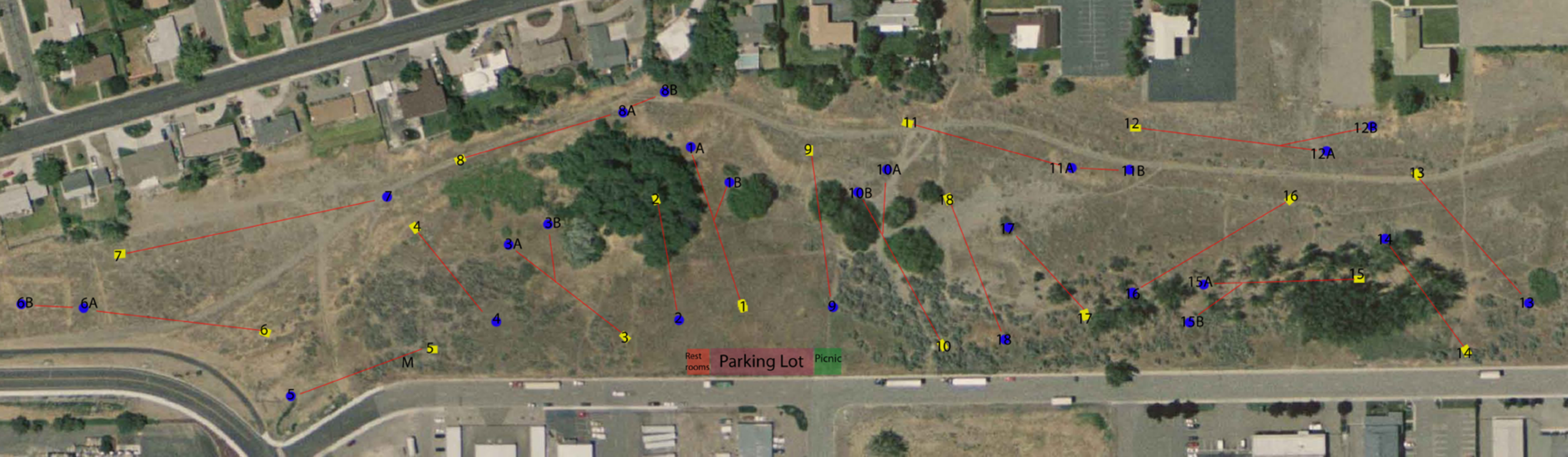
James Lawless Park is currently underutilized and providing disc golf will increase public use of this park resource.

Staff supports the development of a disc golf course at James Lawless Park. Disc golf is a growing sport and providing a location in Richland will provide recreational opportunity for those wishing to enjoy the sport.

Disc golf will preserve the natural habitat as the course can be created around trees, significant ground cover and natural land formations.

Attachment





Rest  
rooms

Parking Lot

Picnic



**TO: Parks and Recreation Commission**

**FROM: Dave Bryant, Senior Park Planner**

**DATE: February 9, 2012**

**SUBJECT: YOKES FRESH MARKET SIGN PLACEMENT**

**RECOMMENDATION**

The Parks and Recreation Commission forward a recommendation to City Council to approve a lease for the placement and maintenance of a Retail Sign for Yokes Fresh Market in the Keene Road Trail Corridor.

**MOTION FOR CONSIDERATION**

I move that the Parks and Recreation Commission recommend City Council approve the lease for placement and maintenance of a new Retail Sign for Yokes Fresh Market in the Keene Road Trail Corridor as designated on Attachment 1.

**FISCAL IMPACT**

There is no fiscal impact associated with the approval of the master plan. The property developer will be responsible for all improvements and maintenance as shown in Attachment 1.

**BACKGROUND**

For the past several months, Glen Englehard, has been meeting with the City regarding the development of his property adjacent to the west side of Badger Mt. Park. The property is zoned Neighborhood Retail Business.

Mr. Englehard has submitted landscaping plans for the Keene Road Trail Park adjacent to his property in accordance with the approved Keene Road Trail Corridor Landscaping Master Plan. Mr. Englehard is also requesting that a retail sign be located within the Keene Road Trail Corridor land and that landscaping plan include the incorporation of grassed storm drainage swales for the occasional runoff from his parking lot.

The park land adjacent to Mr. Englehard's property along Keene Road contains the bike trail and street trees planted during the recent Keene Road Widening project. The park area between the trail and Englehard's property is brushy with mostly Russian Olive trees, which will be removed by the developer as part of this project.

## **ANALYSIS**

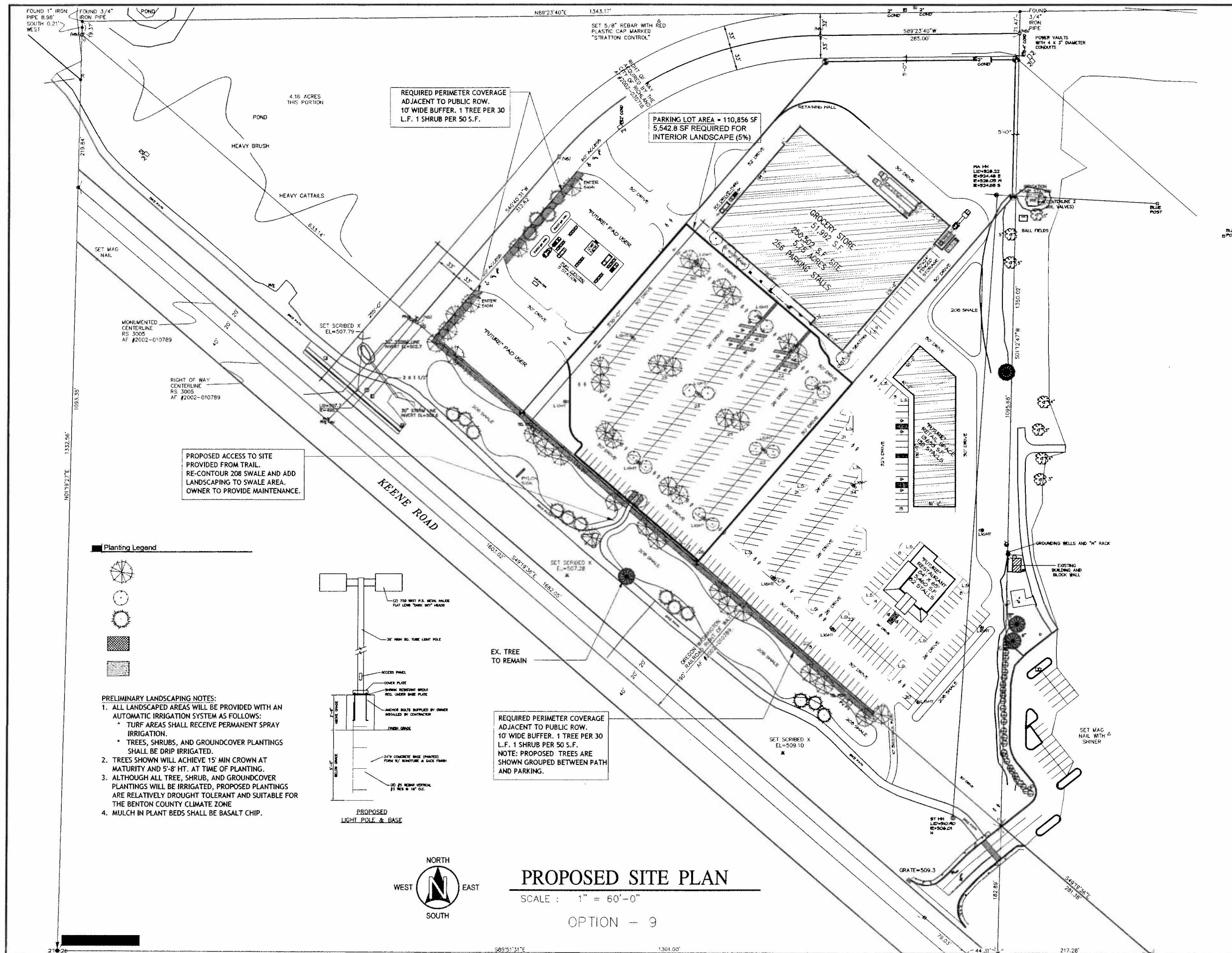
The landscaping plan meets the intent of the Tier Four landscaping option contained within the Keene Road Trail Corridor Landscape Master Plan. The Tier Four option allows for “the installation of bluegrass type turf that normally requires mowing on a weekly basis along with the installation of trees. Trees shall be planted at 100 foot spacing or may be planted in clusters that equal the minimum number of trees required at 100 foot spacing. In the Tier Four option, the developer may install planter areas of shrubbery ground covers and/or flowers.”

Similar to Queensgate Village the City has allowed large retail signs to be installed within the park land with one sign per development has been the policy for sign placement.

Locating the storm water swales within the park land will provide uses that are consistent with the other storm drainage swales along the entire corridor.

Attachments





**UNRA**  
STORES INC

P.O. BOX 3365  
N. 7511 FREYA  
SPOKANE, WA 99220-3365  
509 467-2620

**YOKE'S**  
KEENE ROAD  
RICHLAND, WA

**REVISIONS**

12/12/2011
1/11/2012
1/17/2012
1/19/2012

**SITE PLAN**

DRAWN BYRON PAVAO  
SCALE: 1/60"=1'-0"  
DATE: 10/4/2011  
FILE: SITE-OPT-9

**SHEET #**





END VIEW

ELEVATION



**TO: Parks and Recreation Commission**

**FROM: Dave Bryant, Senior Park Planner**

**DATE: February 9, 2012**

**SUBJECT: HOWARD AMON PARK MASTER PLAN REVISION**

**RECOMMENDATION**

The Parks and Recreation Commission forward a recommendation to City Council to approve the revisions to the Howard Amon Park Master Plan

**MOTION FOR CONSIDERATION**

I move that the Parks and Recreation Commission recommend City Council approve the revisions to the Howard Amon Park Master Plan as designated on Attachment 1.

**FISCAL IMPACT**

There is no fiscal impact associated with the approval of the master plan. There is \$475,000 allocated in the 2012 Capital Facilities Plan for improvements to the Howard Amon Park tennis courts and Amon Park Drive.

**BACKGROUND**

The tennis courts in Howard Amon Park were constructed in the 1940's and reconstructed in 1976.

In 2001 a master plan was adopted for Howard Amon Park which involved moving the tennis courts to the south and providing a perennial display garden between the tennis courts and Lee Blvd. The purpose of the garden is to provide a "formal and colorful exclamation entry to draw pedestrians down to the park from the parkway and serve as an intermediate stop for pedestrians."

In addressing the tennis courts the master plans states, "The tennis courts have been shifted 60' to the south away from the Lee Blvd. park entry. This allows unobstructed views from the entry to the river. It also creates an opportunity to renovate the tennis courts, remove the asphalt area between them and consolidate them to the south and slightly to the east. Ideally, the tennis courts should eventually be shifted 12' to the east in order to convert Amon Park Drive from an ally into a parkway with a separated walk extending from Lee Blvd. to the Community Center. The existing access road has no provision for pedestrian traffic. The tennis courts are to receive new all-weather surfacing, fencing and lighting."

In 2010, Council approved an amendment to the Howard Amon Park Master Plan to include a replica of the circa 1930's arch that was located at the northeast corner of the park. The arch now stands at the southeast corner of the intersection of Lee Blvd. and Amon Park Drive. A landscaping area with flowers, shrubs and trees replaced an existing turf area.

In December of 2011, Council approved the 2012 Capital facilities Plan which included \$475, 000 for the reconstruction of the Howard Amon Park tennis courts and Amon Park Drive.

## **ANALYSIS**

For the past several years the tennis courts have been repaired in a "band-aid" fashion and are now to the point where a total reconstruction of the courts is necessary.

Completing the reconstruction of the tennis courts and Amon Park Drive will comply with the master plan objectives of providing safer vehicle and pedestrian access to the Community Center, shifting the courts to the south and rebuilding the courts.

The additional parking will replace 13 existing parking stalls that currently have to back out onto Amon Park Drive. To provide additional parking and to increase safety the parking area has been expanded to include 35 parking stalls. The configuration of the parking lot will not require that vehicles back out onto Amon Park Drive. The parking lot may also be used for a staging area and provide vehicle access to the park for events such as Art in the Park.

With the construction of the replica of the arch this has become the entry which draws pedestrians to the park. The existing landscaping area does include a perennial flower bed but not to the extent indicated in the master plan. The courts have been shifted to the south but not to the extent as indicated in the master plan. A grass area has been proposed between the tennis courts and the arch landscaping area. This grass area will require significantly less maintenance than the perennial garden area proposed in the master plan.

In summary the project:

- 1) Meets the intent of the master plan to relocate and reconstruct the tennis courts, fencing and lighting.
- 2) Provides a safer street for vehicles and pedestrians.
- 3) Provides additional parking.
- 4) Reduces maintenance costs associated with the tennis courts and proposed perennial garden area.
- 5) Will complete the essential portions of the master plan while staying within budget.

Attachment

# Proposed Revisions

