



Parks & Recreation
301 Rainier Blvd. S | P.O. Box 1307
Issaquah, WA 98027
425-837-3300
issaquahwa.gov

To: Andrews Landscape Architects, Inc.

From: Jennifer Fink, Park Planner

Subject: Central Park Pad #1 Artificial Turf Project – Project Narrative SDP Submittal

Date: August 22, 2016

Project Description

The Central Park Pad 1 project proposes the conversion of an existing grass athletic field into a synthetic turf fields. The Pad 1 synthetic turf field will accommodate two (2) full sized soccer/lacrosse fields and will also be striped and equipped for 90' baseball diamond, with alternate function as two mid-sized baseball fields. Maintaining open and accessible fields for the public and youth sports teams use was an early design criterion and is incorporated into the final design.

Additional project elements include LED field lighting, 12 ft. walking pathways, pedestrian path lighting, fencing, dugouts, backstops, drinking fountains and fencing. The field will be constructed with industry standard materials artificial turf materials. To protect vehicles and other park users, black vinyl coated fencing similar to that used on Pad #3 will be installed. Fencing height will vary depending upon field use and location. The proposed improvements also identify two gathering/plaza like spaces. One at the current round-about and the other central to the field open entry.

In response to public comments received throughout the design development, the Pad 1 project has expanded to include the following elements:

- Parking lot expansion (to accommodate increase use at Pad 1 and create safer off-street loading/unloading zone for park users),
- An additional picnic shelter, (to provide additional gathering sheltered space) and
- Widening of the Park Access Drive by two (2) feet for distance of approximately 700 lineal feet adjacent to Pad 1 (to improve on-street parking and traffic conditions).
- LED Lighting (to reduce glare and spill over lighting).

With the conversion of Pad 1 to synthetic turf, additional public comments were received requesting the undeveloped Pad 4 area of Central Park be converted into an open lawn/park space. In response to this

request, a schematic design for a natural grass lawn area with walking paths was created for the undeveloped and under-utilized Pad 4 area. A forested outdoor gathering space, restroom and parking are also part of the Pad 4 proposal. Collectively, the identified changes in the Central Park land use called for the need to amend to the 2003 Central Park Site Development Plan. New park features identified in the amended site development plan are:

- The above mentioned Pad 1 and Pad 4 improvements,
- The addition of a community building for future public meetings,
- A youth bike skills park, and
- Other park amenities which have not yet been constructed (i.e.: playgrounds, picnic shelters and parking lot lighting).

With the help of the City's Arts Commission, artwork has been integrated into the Central Park Site Development Plan and Pad 1 design. Art concepts were advertised for public comment, and shared at the June public meeting, however little response was received. The Arts Commission priority location for art at Pad 1 is along the vinyl fencing which protects Central Park Access Lane. Art in this location will provide a welcoming entrance to the park. Other potential locations for art are also identified throughout the Central Park Site Development Plan.

Project Site

The Central Park property, located in the Issaquah Highlands, came to the City of Issaquah in the 1980's as mitigation from the Montreux development located on Cougar Mountain. At 49.8 acres, Central Park is one of the City's two largest and most active sports complexes. The original site development plan for the Central Park was approved in May 2003.

Central Park's active areas are relatively flat due to years of soil disposal during the development of Issaquah Highlands. Native open space borders the south and west edges of the park. To the east and north are single family residences, however they are buffered from the active sports areas by a wetland with native forest and a storm water pond. Two educational institutions are located next to Central Park, Grand View Elementary School to the northwest and future site of Bellevue College to the west. North of the park is Park Drive, the main road through Issaquah Highlands.

Central Park is mainly accessed by vehicle from Park Drive, College and Heron Lane. The main route through Central Park is Central Park Lane. However, due to the Urban Village design there are through-block passages, sidewalks and bike routes including connections to Grand Ridge regional trails.

Project History and Community Involvement

Improvements to Central Park have been made incrementally since its acquisition. Two major bond issues have funded Central Park improvements. Projects included in these bond measures are approved by City Council prior to being put out to public vote.

The last major improvement to Central Park began in 2006, with the passing of a \$6.25 million dollar park bond. This bond passed with 76% voter approval and allocated \$1,124,000 for sport field improvements in city parks. In 2008 staff initiated the design process for the construction of two artificial turf fields and lighting at Pad 3. In August 2009, construction of the \$2.4 million Central Park Pad 3 project began. By January 2010, the City celebrated the official grand opening of the Central Park Pad 3 fields.

In 2013, a \$10 million dollar park bond was passed with a 77% voter approval. This bond allocated \$1,550,000 to help fund the field conversion and lighting project at Central Park. The Central Park Pad 1 project has also received support through grants from the State’s Recreation and Conservation Office (RCO), King County and other city funds. Current committed funding for the Pad #1 project is:

City of Issaquah Park Mitigation Fund	\$ 1,000,000
2013 Park Bond - City of Issaquah	\$ 1,550,000
RCO - WWRP Grant	\$ 500,000
RCO - Youth Athletic Facilities Grant	\$ 250,000
King County Youth Sports Grant	\$ 75,000
Community Partner	\$ 5,000

In summer 2015, the design process for the Pad #1 project began with the hiring of Andrews Landscape Architects to design the Pad 1 project. A Citizen Advisory Committee (CAC) was created to guide the field design. The 14 member CAC was assembled at Administration’s request, to guide the field design process and material selection including the use of split film turf and crumb rubber infill. CAC members included:

- Volunteer representatives from the leadership of various youth sports organizations that currently use City athletic fields:
 - Issaquah Football Club (soccer),
 - Issaquah Soccer Club,
 - Issaquah Youth Football,
 - Issaquah Lacrosse Club,
 - Issaquah High School Girls Lacrosse, and
 - Issaquah Little League,
- A member-at-large,
- Andrews Landscape Architects (The City’s consultant for the project), and
- City staff.

During the project design and development, there have been frequent opportunity for the public to comment on the proposed project. Comments have been received via email, social media and at the following public meetings:

10/1/15	CAC Meeting #1 - 5:30 p.m. – 7:30 p.m. in the Issaquah Trails House located at 110 SE Bush Street Issaquah, WA 98027.
---------	---

10/12/15	Public Input Meeting #1 - 5:30 p.m. – 7:30 p.m. in Tibbetts Creek Manor located at 750 17 th Avenue NW Issaquah, WA 98027.
10/14/15	CAC Meeting #2 – 5:30 p.m. – 7:30 p.m. in the Issaquah Trails House. CAC requested another follow-up meeting prior to public input meeting.
10/22/15	CAC Meeting #3 – 5:30 p.m. – 7:30 p.m. in the View Room, ICC.
10/27/15	Public Input Meeting #2 – 6:30 p.m. – 8:30 p.m. Blakely Hall, 2550 NE Park Drive.
10/29/15	CAC Meeting #4 – 5:30 p.m. – 7:30 p.m. in the Issaquah Trails House.
1/27/16	CAC Meeting #5 – 5:30 p.m. – 7:00 p.m. in the Issaquah Trails House.
3/28/16	Park Board — 7:00 p.m. - 9:00 p.m. Tibbett’s Creek Manor, 750 – 17 th Ave NW, Issaquah, WA 98027. Project Update and Pad 1 Design Approval Guest presenters, Dave Andrews, Andrews Landscape Architect and Donny Jones, Field Turf. [Action: Board member Book MOVED to approve the Central Park Pad #1 turf field project, as presented, including the field layout, proposed lights [LED], turf [slit film], in-fill [crumb rubber], fencing, street widening, and parking lot [pervious asphalt], Board member Frauenheim SECONDED, and MOTION carried 5-0.]
4/25/16	Park Board Meeting - Project update on Site Development Plan and Pad #4. [Action: Board member Rieger MOVED to approve the Central Park pad 1 as presented to include the picnic shelter, seating wall and other amenities not specifically identified in the March 28th, 2016 motion. Book SECONDED and MOTION carried, 7-0.]
5/22/16	Park Board Meeting - Project update on Site Development Plan and Pad #4.
6/22/16	Public Input Meeting – 6:00 p.m. – 8:00 p.m. Blakely Hall, 2550 NE Park Drive. Topics: Input sought on Pad #4 concept, presentation on SDP plan for permit application and traffic study results. Art concepts for the project were also shared and placed on-line.
6/27/16	Park Board Meeting– Site Development Plan Approval (Including Pad #4 concept). [Action: Board member Frauenheim MOVED to approve the Central Park Site Development Plan as presented. Board member Noble SECONDED, and MOTION carried 7-0.]
7/11/16	Arts Commission Meeting – Direction provided; fence priority for art at Pad #1.

The Park Board approved the Pad 1 design at the March 2016 and April 2016 meeting and supported the proposed Central Park Site Development Plan at the June 2016 meeting. The Arts Commission made recommendations for the inclusion of art at their July 2016 meeting.

Parking

A traffic impact analysis was performed as part of this design process. The traffic study also analyzed the proposed parking for Pad 1, Pad 4 and the community building.

The Pad 1 Field alone includes the expansion of the parking lot from 43 to 102 stalls at the north end of the site. The expanded parking lot also provides a larger drop off/pick up area to take some of this function off the Park Access Drive.

The traffic study identified the need for future improvements to the intersection of the Park Access Drive and Park Drive as well as the Park Access Drive and College Drive intersection. The traffic study findings reveal signal warrants at the Park Drive – Central Park Lane intersection are met once 75% of development traffic is generated. A compact round-about at the College Drive-Central Park Lane will be needed with the future construction of the community building. The Parks Department is working closely with the City's Public Works Engineering Department to address and fund these future intersection improvements.