



City of Blaine Anoka County, Minnesota

Blaine City Hall
10801 Town Sq Dr NE
Blaine MN 55449

Legislation Text

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ITEM: **5** *Jim Kappelhoff*

PLANNING FOR LEGACY CREEK PARK

Majestic Financial, the new owners of the development known as Legacy Creek is approved for a new single family plat that was originally platted with Legacy Creek in 2007. The development is located north of 125th Avenue and east of Harpers St. It is adjacent to the Savanna Grove 2nd Addition development. The approved plat known as Legacy Creek 2nd Addition has 25 single family lots. Outlot A (1.68 acres) is part of this development and is deeded to the city for a park.

The city park in this area has been in the CIP since 2004 and was proposed to be completed in 2007. The attached concept plan was developed in 2007 for the park consisting of a half basketball court, shelter, playground, and landscaping. However, the developer at the time discontinued construction and eventually dropped the project. Savanna Grove Park is located adjacent to the proposed Legacy Creek Park and current residents of both Legacy Creek and Savanna Grove neighborhoods are expressing the need for the 1.68 acre park to be constructed. Savanna Grove Park serves as a passive park and Legacy Creek Park is planned as an active park. They will be connected by a trail that currently traverses through Savanna Grove Park. The parks closest with similar amenities are Lakeside Commons and Eastside. Both are difficult for pedestrian access due to crossing 125th Avenue.

Legacy Creek Park is considered a priority project for 2012 in CIP and is budgeted at \$175,000. Therefore, staff is presenting to the Park Board the following proposed options to begin the process of developing this park.

Option 1

This option will involve the neighborhood residents from beginning to end of the development of the park. This option also will take the longest.

- March: Conduct a Neighborhood Park Survey. The survey is attached for the Park Boards review. Survey results presented to the Park Board.
- April: Conduct a Neighborhood Meeting. Staff will have concept plans prepared based on results from the neighborhood park survey and mail out the concepts to the neighborhood residents.
- May: Conduct a Second Neighborhood Meeting. This meeting will determine the best choice of concept plans by the residents. The preferred park plan is recommended to the Park Board.
- June: Bid advertisement for park construction published.
- July: Contractor with lowest bid recommend by the Park Board and approved by City Council.
- August: Park construction begins and estimated to be completed in September.

Option 2

This option will involve neighborhood residents but with a proposed park concept already in place. They will have the opportunity to ask questions, make comments or suggest changes and additions. They could also advise eliminating the plan. This option shortens the park development process.

- March: Conduct a Neighborhood Meeting. Staff will present the park concept plan from SRF Consultants that was developed in 2007. At this meeting, neighborhood residents will be able to ask questions, make comments, suggest changes or eliminate the park plan.
- April: A proposed park plan will be recommended to the Park Board based on comments and changes at the neighborhood meeting.
- May: Bid advertisement for park construction published.
- June: Contractor with lowest bid recommend by the Park Board and approved by City Council.
- July: Park construction begins and estimated to be completed in August.

Discussion and direction to staff on what option to pursue for the development of Legacy Creek Park.