

# A New Community Park

## Eastgate Area Properties Master Plan

Parks & Community Services Board  
September 10, 2009



THE  
PORTICO  
GROUP



# Presentation

- Background
- Master Plan Process
- Park Development Preferences
  - ❖ Master Plan Alternatives
  - ❖ Park System Needs & Opportunities
  - ❖ Community, Park Board & Council Feedback
- Park Alternatives (3)
- Comment Cards & Questions

# Eastgate Area Properties

## Purchased Area

- 1983 2.47 ac
- 2003 14.55 ac
- 2004 10.53 ac

Total = 27.55 ac

**\$ 6.3 Million**



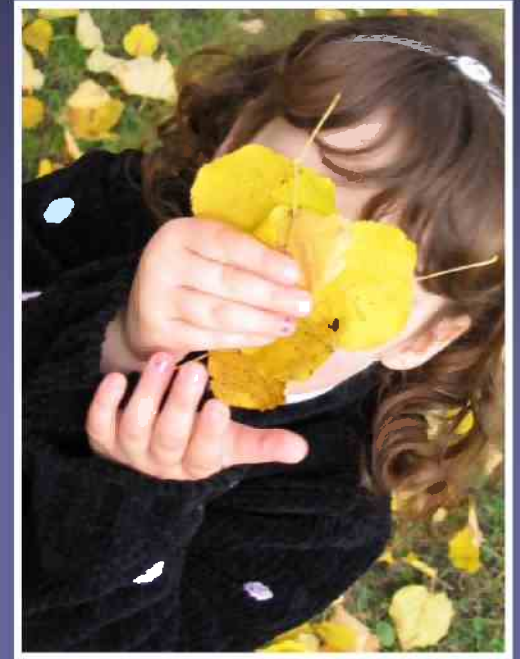
# Why Purchased?

- Community Park
- Unique Property Opportunities
  - ❖ Last large property capable of supporting a range of park facilities *including Sport fields*
  - ❖ Convenient Access (1-90 / 160<sup>th</sup>)
  - ❖ Buffer Neighborhood
  - ❖ Complementary Land Uses



# Why Master Plan?

- Shared Long-Range Vision
- Long-Term Development Plan
- Phased Implementation
- Planning Level Cost Estimates



# Master Plan Input to-date

- 4 Community Workshops (380)
- Workshop Exercises (435)
- Neighborhood Meeting (40)
- Petition (242)
- Emails & Phone (400+)
- 4 Surveys (1,120)
- Park Board
- Council

2,600 +



# Initial Preferences

*Through 1<sup>st</sup> Workshop, on-line survey and emails:*

- Walking on Trails
- Athletic Fields / Little League Complex
- Off-Leash Dog Area
- Aquatic Facility
- Playground & Picnicking
- Observe Nature & Wildlife
- Leave it Alone / Save the Meadow

# Design Alternatives (Workshop #2)



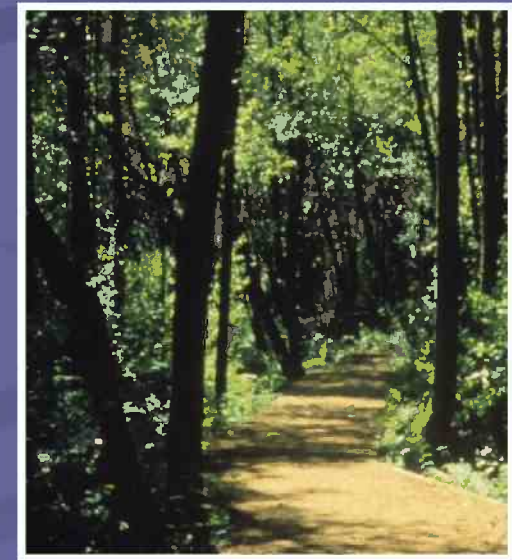


# Response to Five Alternatives

- Single Purpose Alternatives (C & E)
  - ❖ Polarized views (love/hate)
- Multiple Use Options (B & D)
  - ❖ Generated fewest objections
- Avoid Active Uses in Natural Areas
- Divergence & Support
  - ❖ Sportfields (LL Complex)
  - ❖ Off-Leash Dog Area
  - ❖ Aquatic / Indoor Recreation Facility
  - ❖ Meadow Preservation

# Areas of Community Agreement . . .

- Picnic facilities
- Children's play areas
- Enhance trails & connections
- Limit vehicle access to 160<sup>th</sup>
- Utilize existing parking if possible
- Maintain residential buffers
- Provide restroom / park furnishings
- Environmentally responsible



# A Systems Approach

- Community Park . . . . *citywide service area*
- System Needs & Potential Uses
  - ❖ Sportfields
  - ❖ Off-Leash Dog Areas
  - ❖ Indoor Recreation Facility
  - ❖ Meadow Preservation & Environmental Stewardship

# Bellevue Sportfields



## Citywide Challenges

- Field Shortage (LL & Soccer)
- Traffic, noise, lights
- Site Capacity

## Advocates' Issues

- Poor Quality
- Economic Benefit
- No Field Complex

(e.g. Redmond, Kirkland, Issaquah)

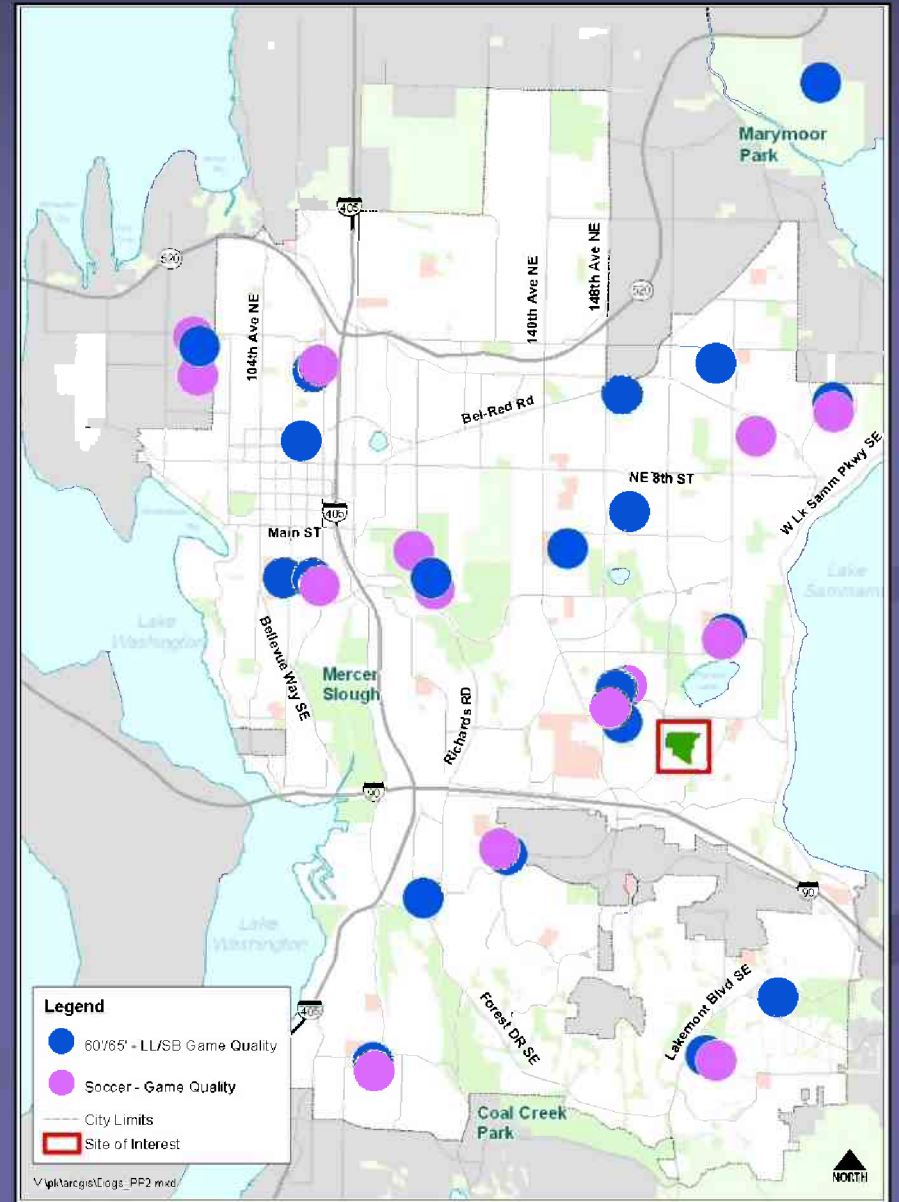


# Bellevue Sportfields

## Development Practice

- Geographically dispersed
- Maximize resources
  - ❖ School partnership
  - ❖ Multi-use
  - ❖ Synthetic surface
  - ❖ Lights

- Little League
- Soccer



# Off-Leash Dog Area (OLA)



## Citywide Challenges

- Dogs welcome on-leash in parks
- Dogs OL #1 violation in parks
- Mature park system limits location
- OLA Study - ongoing

## Advocates' Issues

- Historical neighborhood use
- Dog owners not well served
- Robinswood OLA inadequate

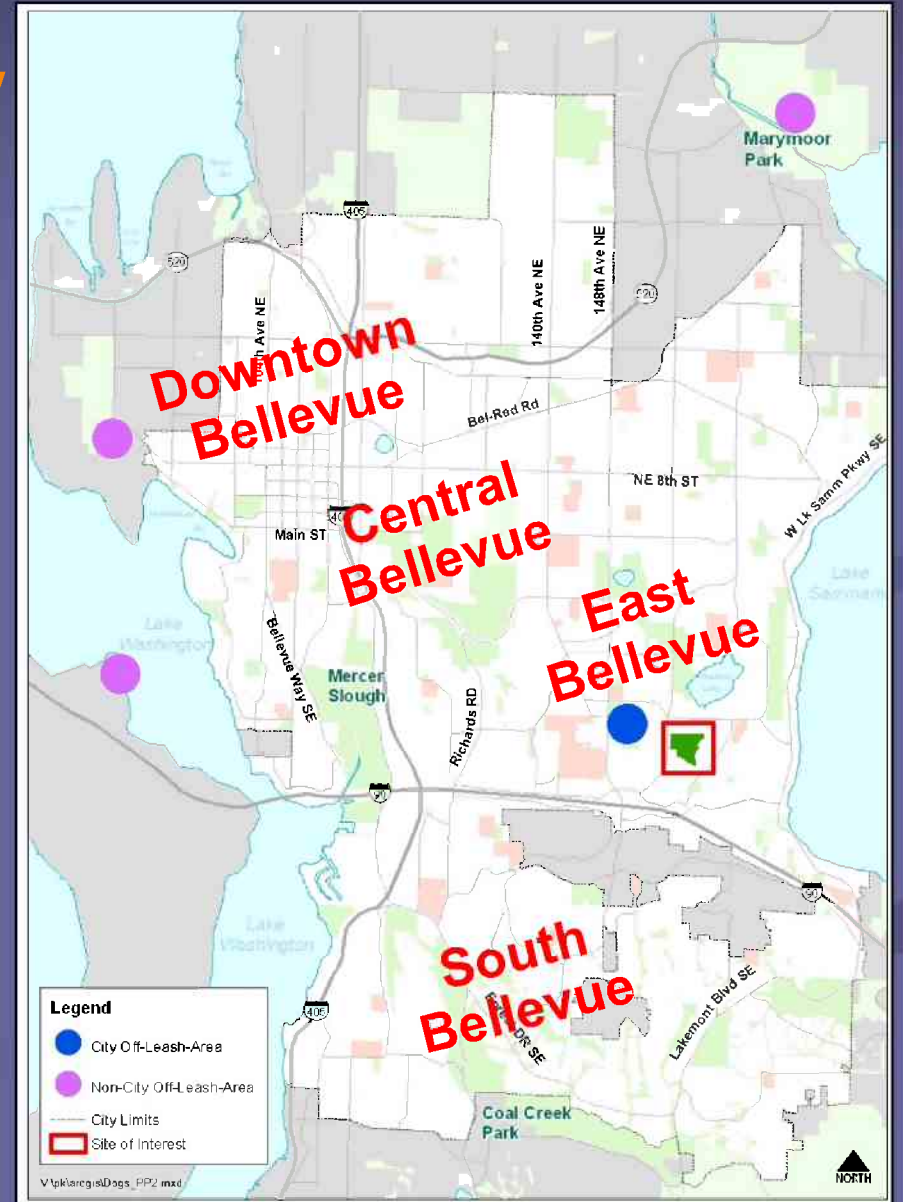


# Off-Leash Dog Area (OLA)

## Draft Off-Leash Area Study

- Geographically dispersed
- 2-4 Additional OLAs
- Expand & Improve Robinswood
- Site & Design criteria

- Bellevue (Robinswood)
- Nearby



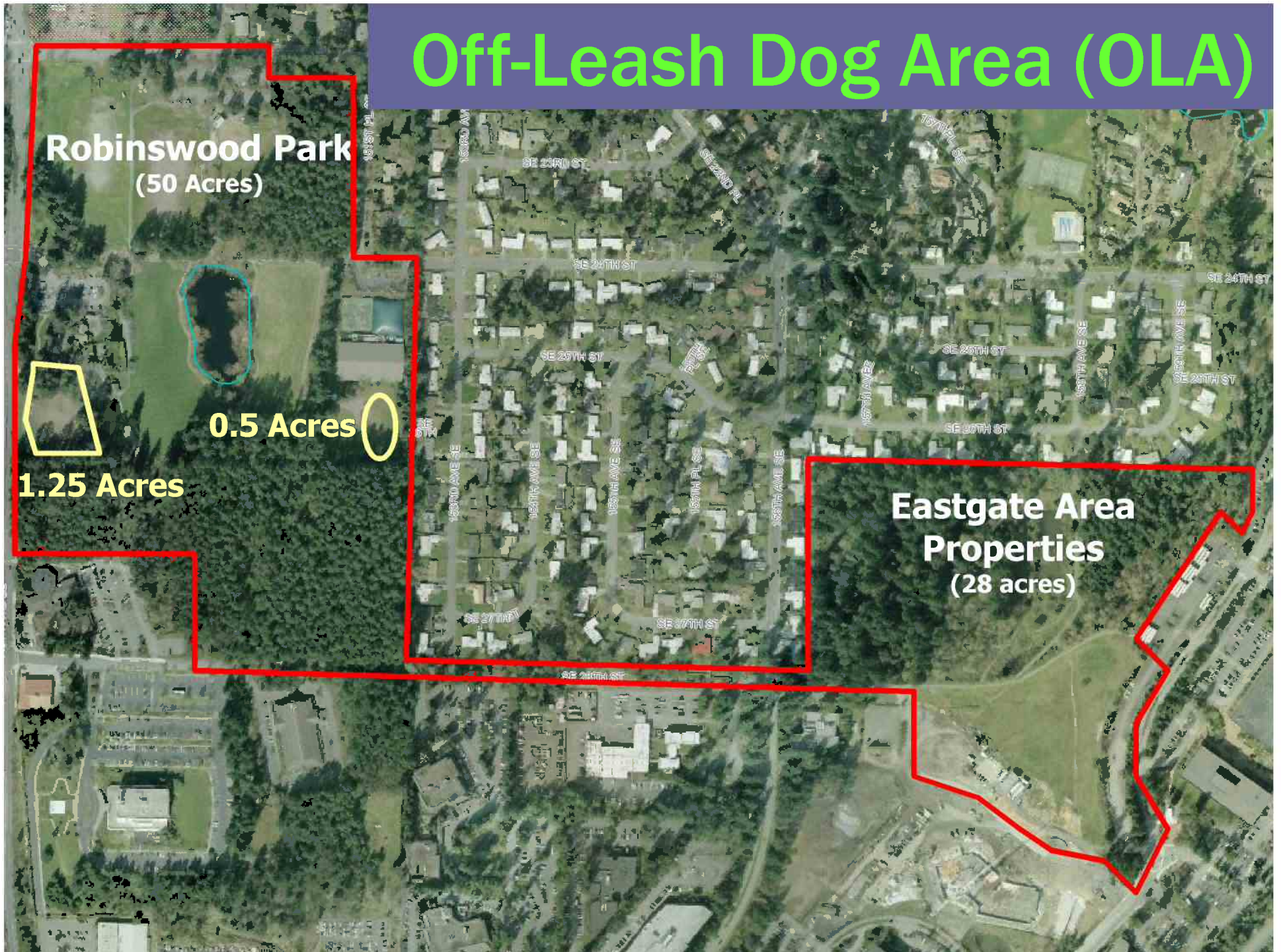
# Off-Leash Dog Area (OLA)

**Robinswood Park**  
(50 Acres)

**0.5 Acres**

**1.25 Acres**

**Eastgate Area  
Properties**  
(28 acres)



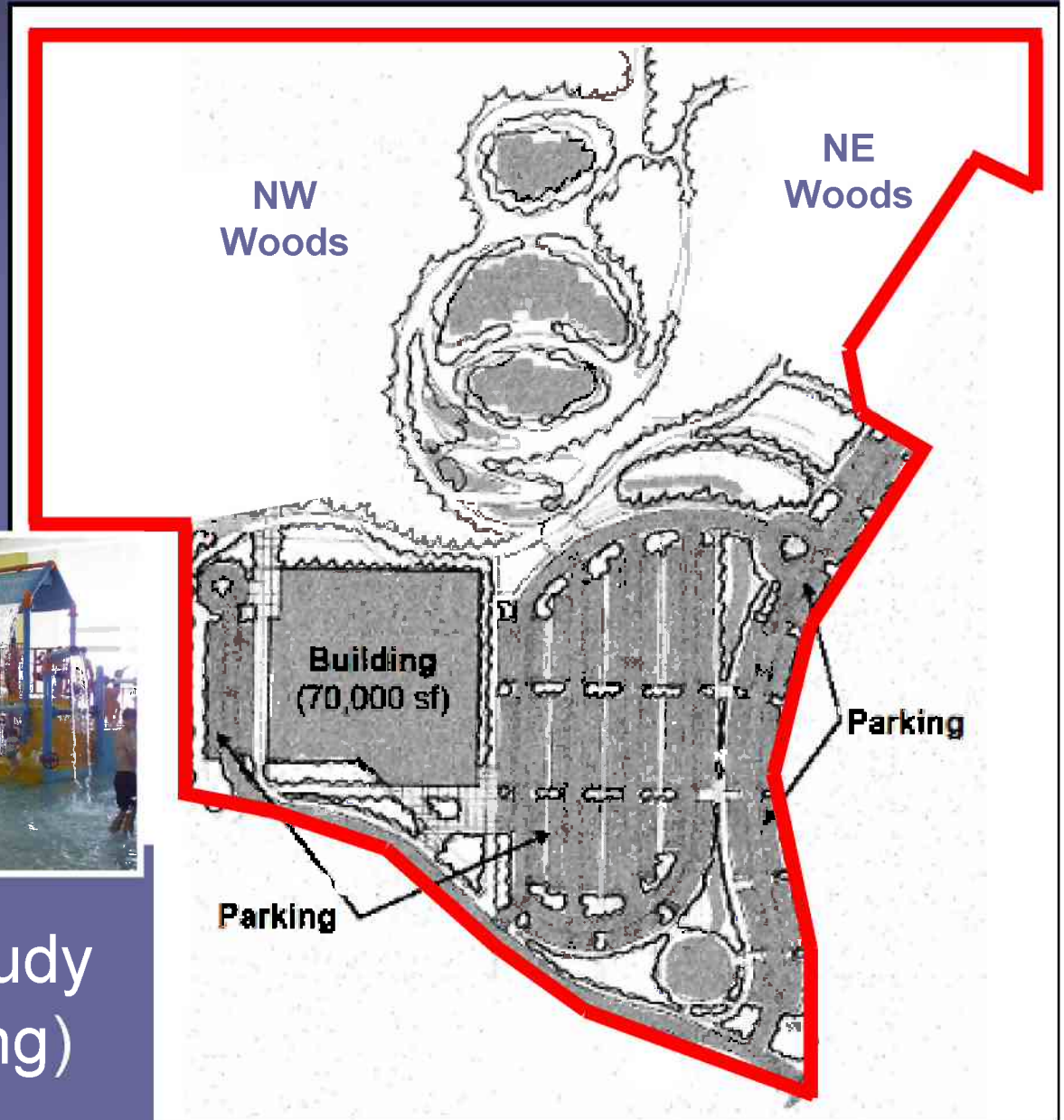


# Indoor Recreation Building Opportunities



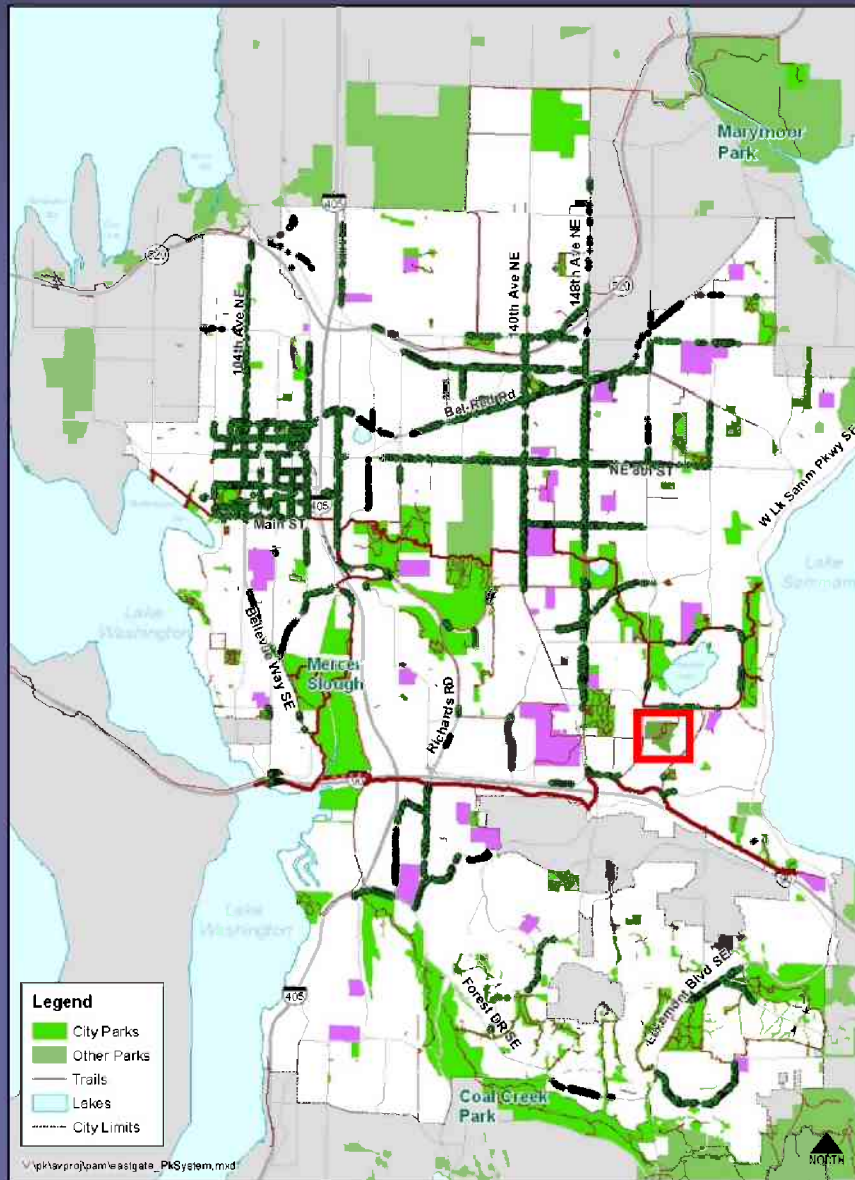
- Aquatic Facility
- Indoor Sports
- Public/Private Partnerships

# Indoor Recreation Building Opportunities



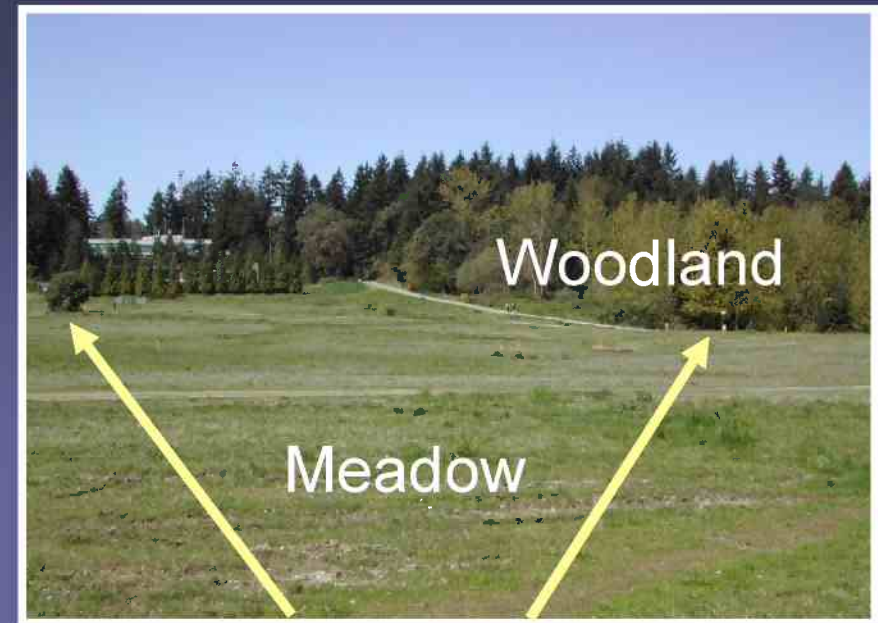
- Aquatic Facility Study (70 sf / 400 parking)

# Environmental Stewardship & Preservation



- 37% of Bellevue is under tree canopy (9% lost in last 10 years)
- ¼ of Bellevue's tree canopy is in Bellevue's Park & Open Space System
- 80% (2000/2500 ac) of Bellevue's Park & Open Space is natural

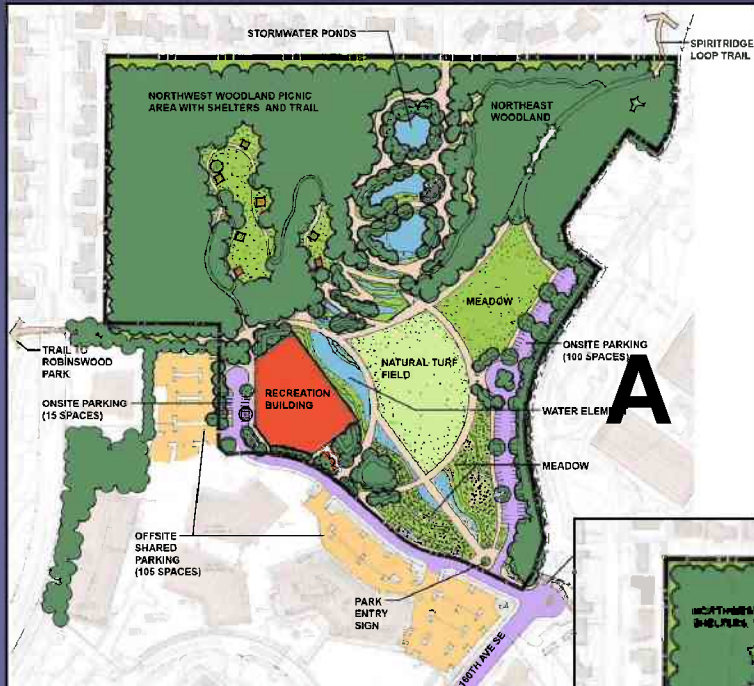
# Preservation



## Advocates' Issues

- 10 acres minimum as meadow
- 4.5 acres maximum for multi-use recreation
- 13 acres left naturally wooded and preserved specifically for the neighborhood use

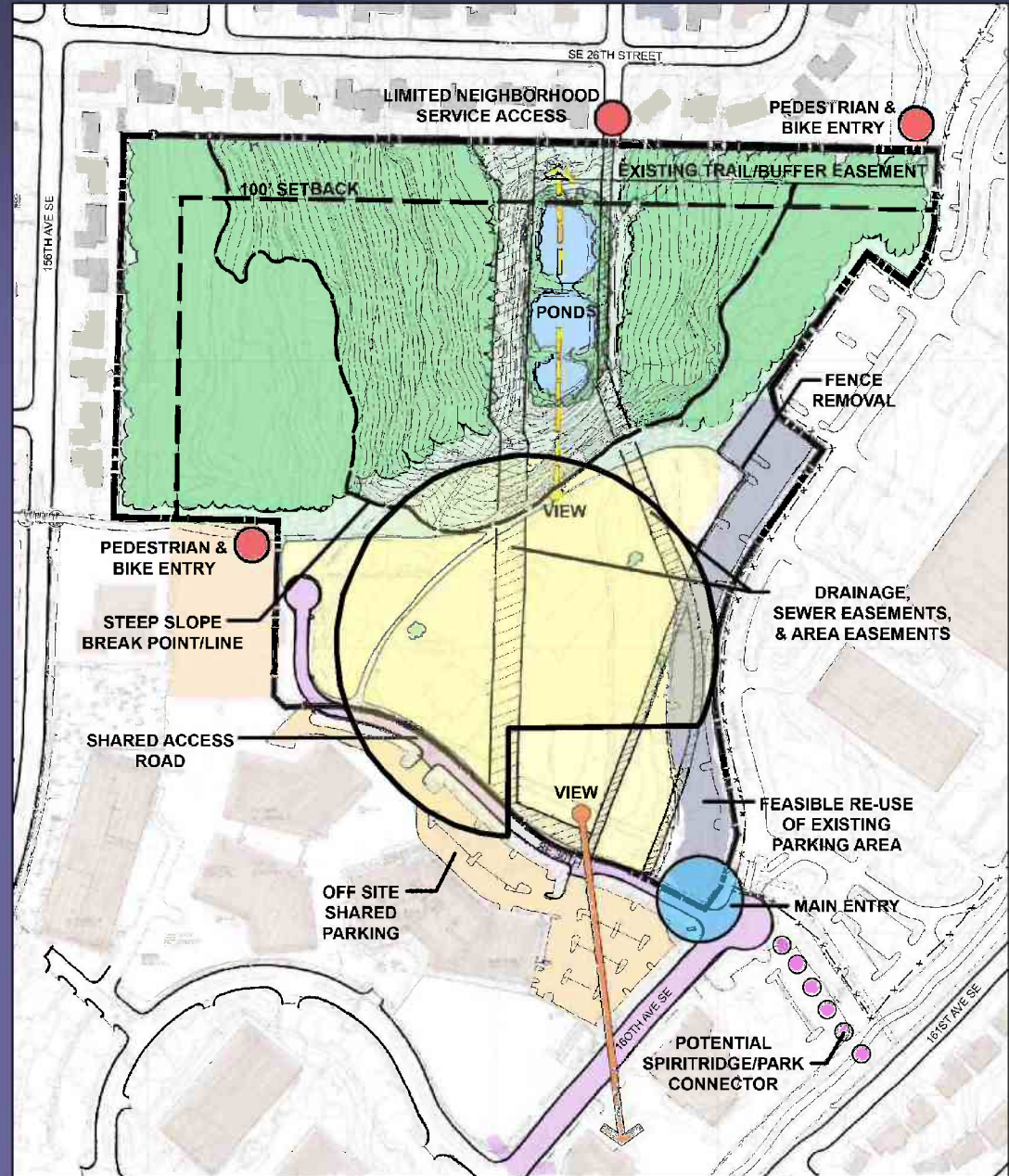
# Design Alternatives (Workshop #3)



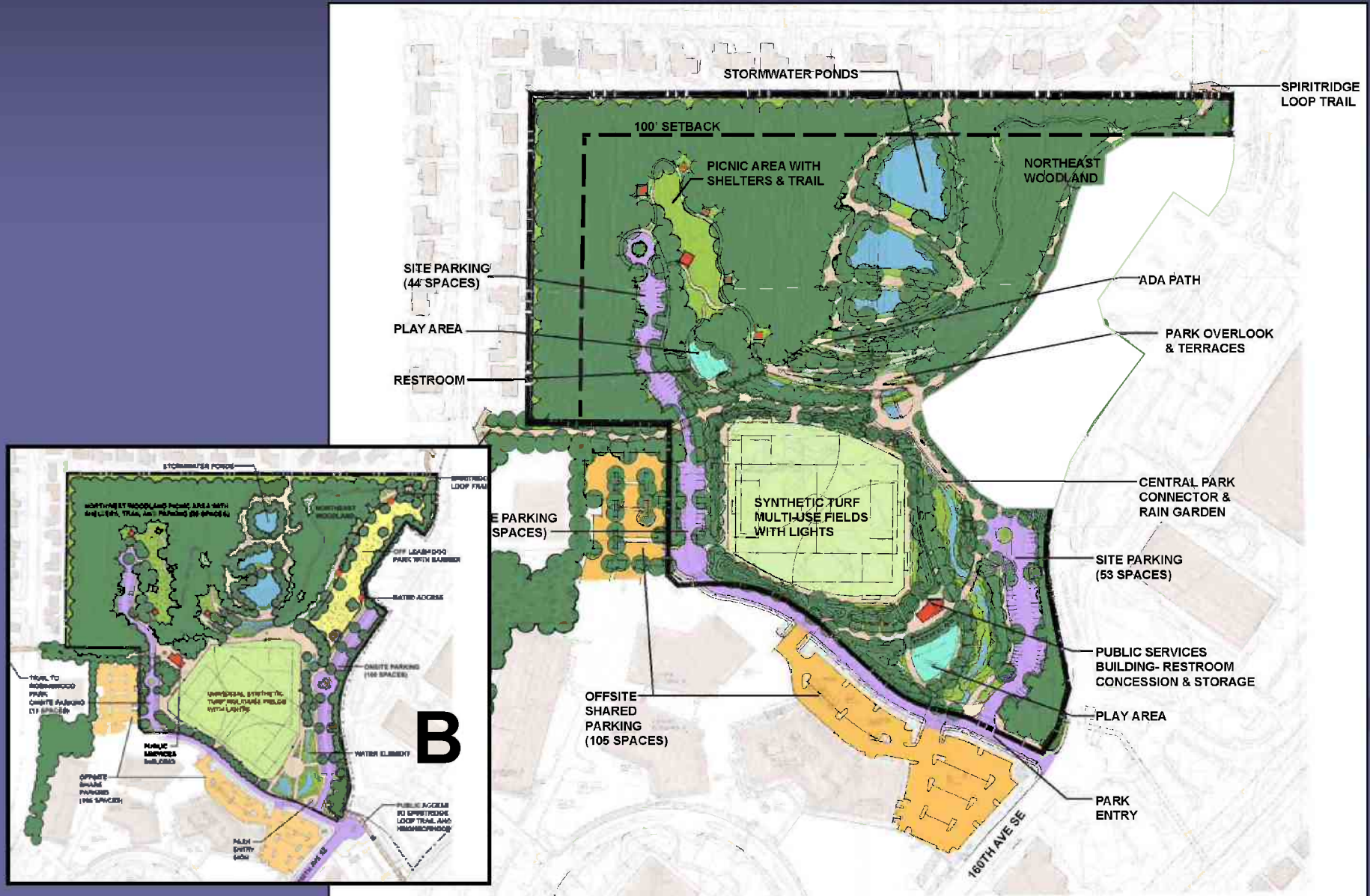
# Response to Three Alternatives

- Workshop & Survey
  - ❖ Alternative B most preferred (78%) w/modifications
  - ❖ Alternative A least preferred (76%)
- Park Board
  - ❖ Supported Alternative B with building
  - ❖ No major aquatic facility
  - ❖ Review off-Leash study
- Council
  - ❖ Athletic fields highest priority
  - ❖ Support off-leash, no consensus on location
  - ❖ Master Plan to inform off-leash on/off site

# Framework



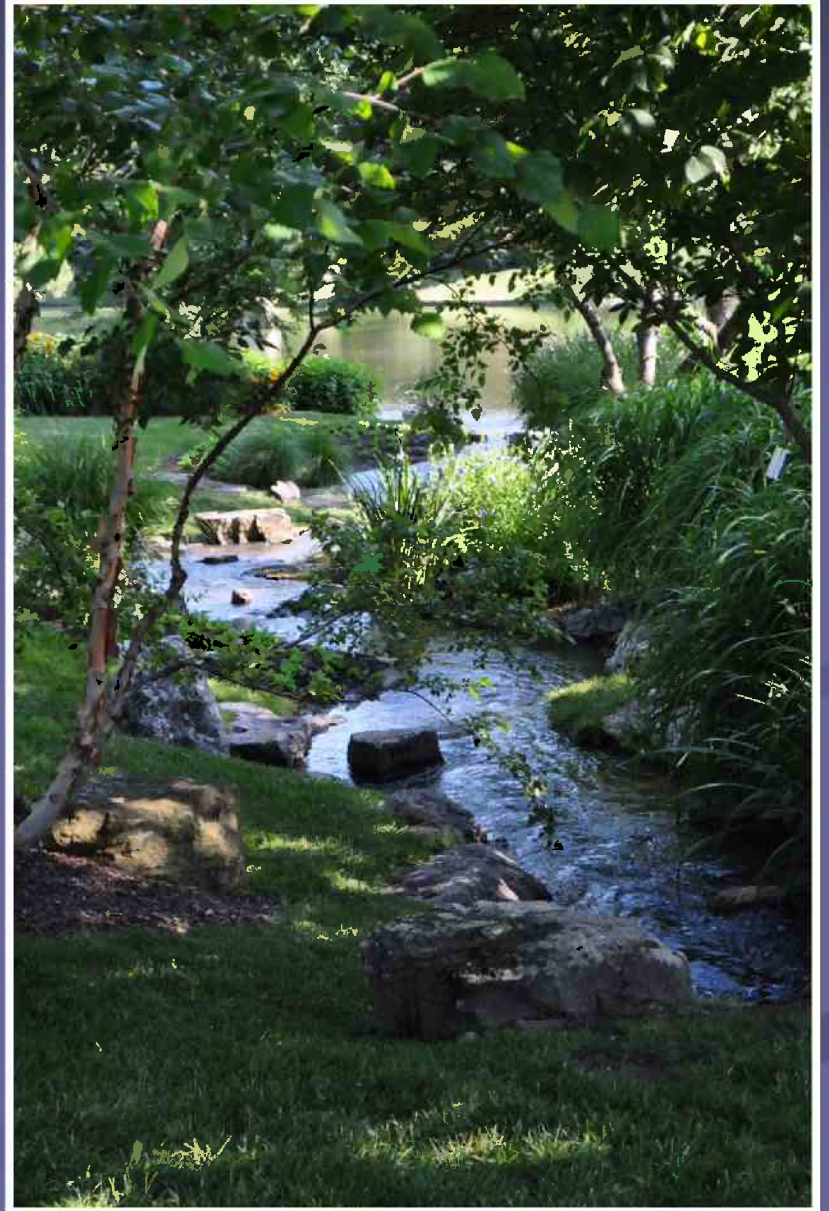
# Design Response (Meeting #4)

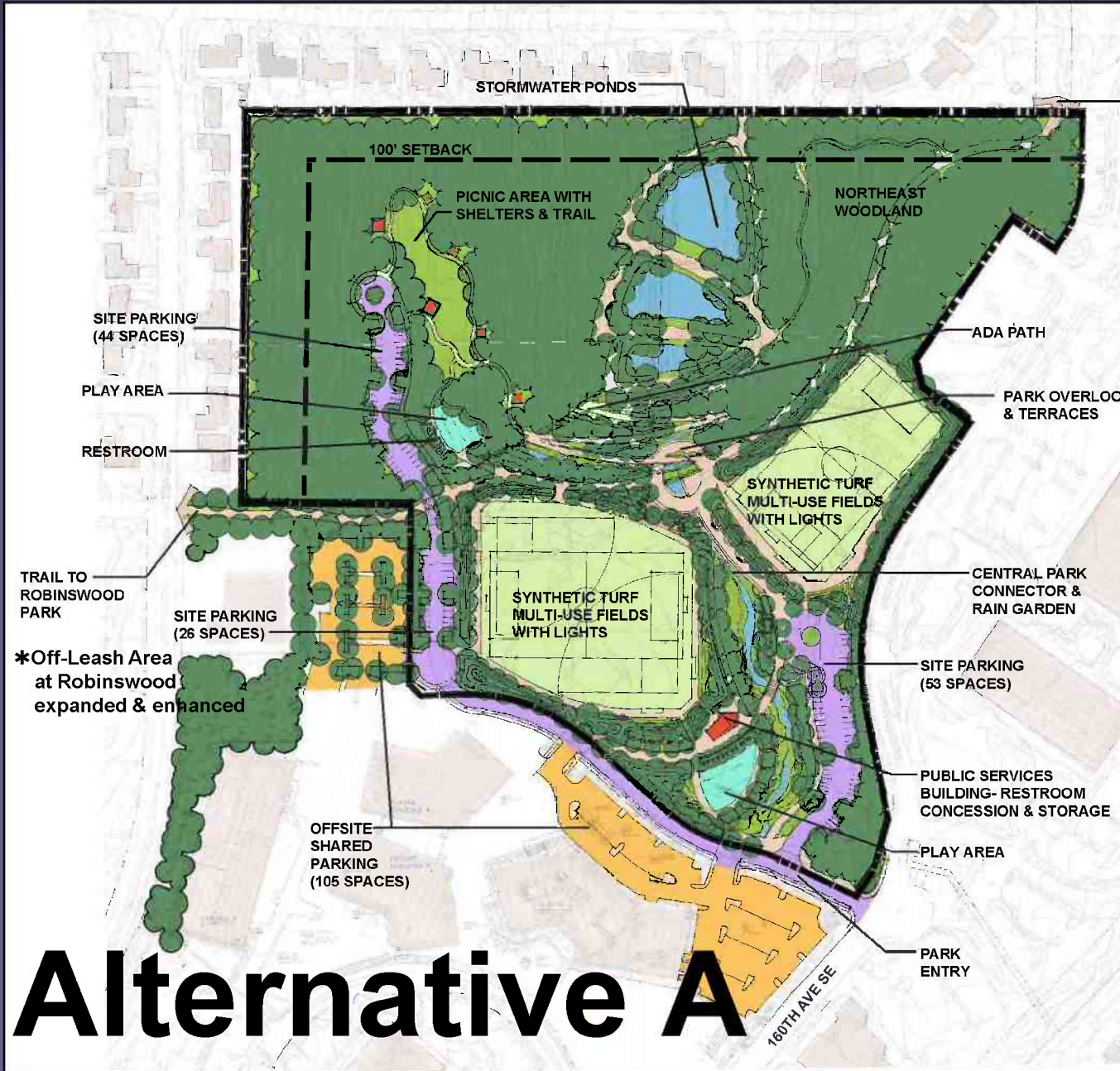


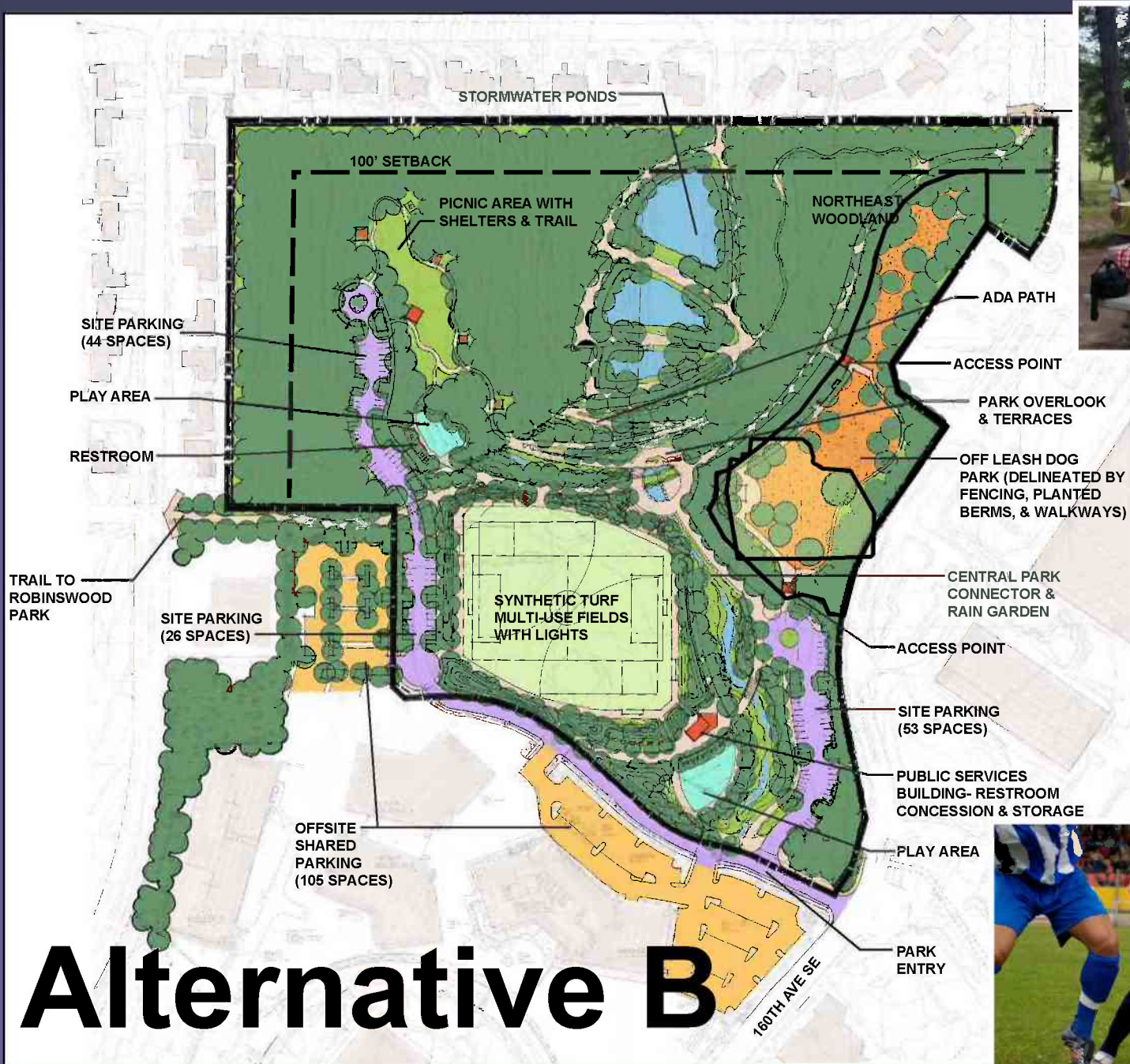












# Alternative B



# Community Feedback

- Community Meeting #4 (40)
  - ❖ Comment Cards - 36 w/no clear preference
- Emails (10)
  - ❖ Supported Alternative A & B
- Web Survey #4 (605)
  - ❖ Supported A & B

# Park Name

- Airfield Meadow Community Park
- Bellegate Community Park
- Eastgate Meadows Community Park
- Meadowlands Community Park
- Phantom Ridge Community Park
- Phantom Woods Community Park
- Spirit Ponds Community Park
- Spirit Run Community Park



# Next Steps

After Tonight's Meeting:

- Park Board recommendation (Oct)
- City Council review (Nov)
- Environmental Review
- City Council Adoption (1<sup>st</sup> Q 2010)
- Design/Permit
- Construction (phase 1)

