



BOARD MEETING AGENDA SUBMITTAL

TO: GCSB Board of Directors

FROM: Jennifer Flores, Administrative Services Manager

DATE: June 8, 2021

SUBJECT: Agenda Item 7C. Review, Discussion, and Acceptance of the Proposed Park Amenities Study and Plan Report Prepared by WRT Design with the Modifications as Recommended by the Park Committee

RECOMMENDED ACTION:

Staff recommends the following action:

I move to accept the Park Amenities Study and Plan Report as presented with the Modifications as Recommended by the Park Committee

BACKGROUND:

The District's Park Committee has been working together over the last few years to engage the community in the effort of updating and enhancing the District's Park Facilities to better meet the community's needs. The Board of Directors approved a Consulting Services Contract with WRT Design on October 13, 2020 in the amount of \$15,000, to perform a Park Amenities Study and Plan. WRT has delivered a draft plan based off the scope of work contained in the Request for Proposal, input from numerous meetings with staff, and onsite visits to the District.

The committee met on May 19, 2021 with staff and reviewed both the WRT Plan as well as staff's concept recommendations to be delivered to WRT for the production of a final product. The committee is in support of the final concepts presented by staff in addition to moving towards completing a final plan that encompasses these. The Board's acceptance of the plan with the District's proposed modifications will help with the next step of developing a Park Master Plan. This action will also allow the District to move into the actual design phase of a project in FY 21/22, as well as being prepared to submit a grant application in November.

ATTACHMENTS:

1. WRT Design Park Amenities Study
2. GCSB Final Plan Recommendations

GROVELAND

PARK AMENITIES STUDY & PLAN



GOALS

Over-arching goal:

Preliminary evaluation of location, suitability, traffic flow, efficiency, accessibility and overall design of existing park structures, facilities, amenities, and landscape. Preparation of site plans including necessary support facilities and amenity details for recommended Park improvements to meet District goals.

Consider incorporation of additional features that enhance/increase the usability, function and revenue generation potential of the park and its facilities such as safety and accessibility improvements, security, lighting, gazebos, BBQ/picnic areas, parking and infrastructure to support public movies, concerts, theater and similar events.

Expanded Goals for this Project:

- Increase park safety and functionality.
- Increase recreation and tourism opportunities.
- Serve the needs of the local community first – this will capture the interest of tourists and generate larger appeal.
- Groveland is a gateway to Yosemite but also a memorable experience. For visitors, enhance the amenities and advantages of a small-town destination as opposed to the crowds of the Yosemite Valley. Develop a complementary experience to Yosemite – Groveland acts as a steppingstone with its own attractions and appeal.
- Create an identity for town-facing Mary Laveroni Park, with greater nature access and exploration through rest of the GCSD property.

STRATEGIC PRIORITIES

Specific priorities listed in the Project Scope:

- Evaluation of the feasibility of developing an RV and tent campground
- Evaluation of the feasibility of a competitive mountain biking course
- Evaluation of the feasibility of a competitive disc golf course
- Reconfiguration of stage to hold community events such as concerts, plays, and movies.
- Reconfiguration of support facilities to create a venue to host and better support private events such as weddings, reunions, birthdays etc.
- Skate park recommendation (rebuild, remove, repurpose the area)
- Preparation of site plans including support facilities and amenity details for Phase One of the Hetch Hetchy Railroad Grade Trail and associated connections.

STRATEGIC PRIORITIES

Additional Strategic Priorities identified by the Project Team:

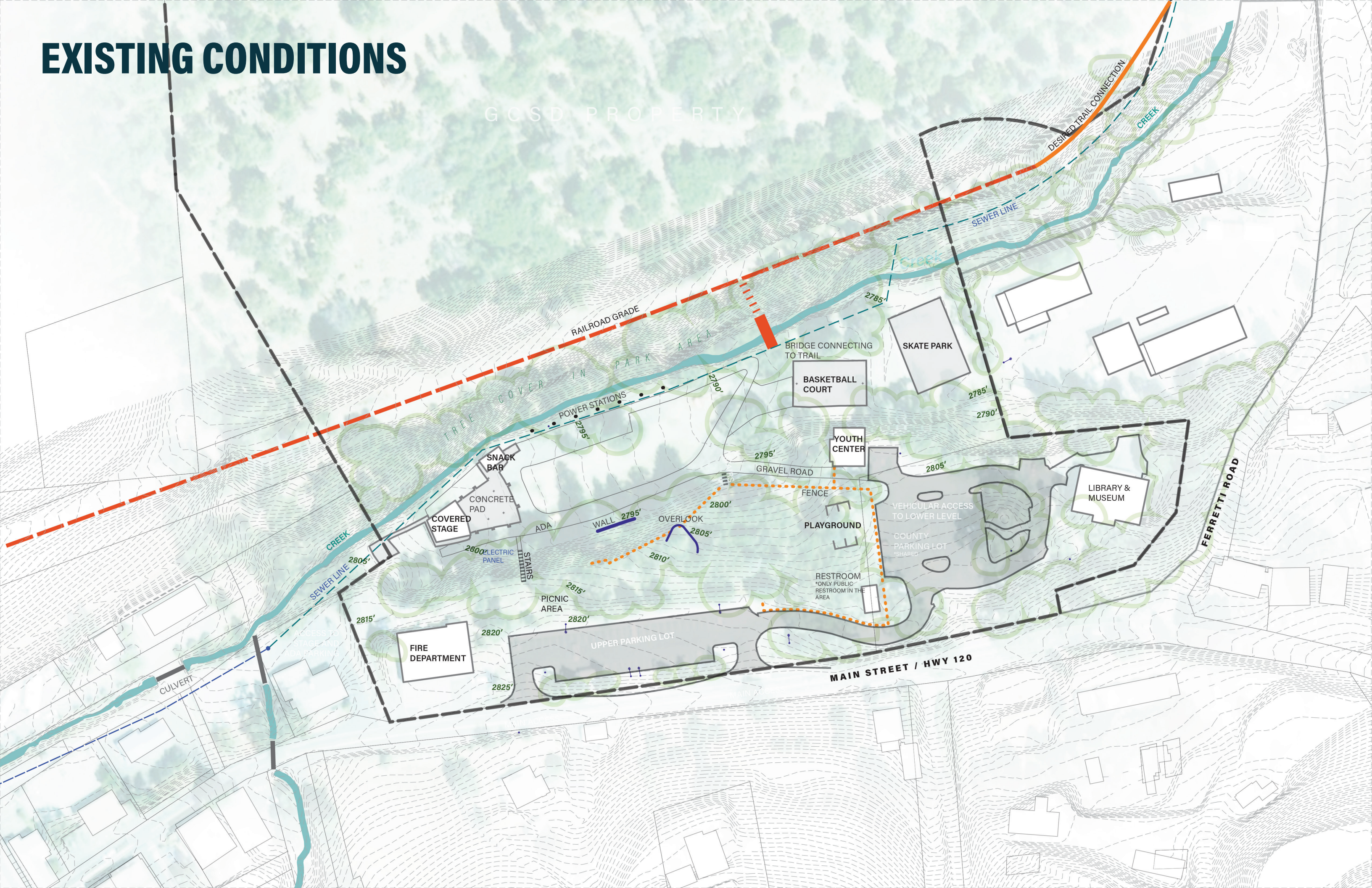
- Further develop Mary Laveroni Park as an enriched special place that reinforces the identity of Groveland – whether you're a resident walking your dog or a tourist seeking an authentic local attraction.
- Provide adequate space, circulation, and infrastructure to support a destination venue for events and community programmatic anchors – to reinforce Mary Laveroni Park as a community hub, and to enable the hosting of sought-after destination attractions/festivals.
- Leverage creek-side and adjacent GCSD parcel recreation opportunities for calm, play, adventure, exercise, nature immersion, and exploration – whether stretching your legs after a long drive or just going for a walk after work.
- Establish a vision for connections to regional trails and wider recreation network – position Groveland as the “setting-off point” in the center of a vast, inter-connected system of recreational destinations and attractions, drawing residents and tourists to boost the local economy.
- Carefully prepare Groveland for influx of year-round residents and plan for capacity increases while retaining character, reinforcing small-town appeal, and protecting natural resources.



MARY LAVERONI CONCEPT DEVELOPMENT

EXISTING CONDITIONS

GOSD PROPERTY



FIRST STEPS



Remove the fence (selectively).



Provide clear pathways and defined spaces.



Clean up utility installations.



Stabilize eroding steep slopes



Remove old foundations / abrupt grade changes.

1. HOW DO WE UNLOCK POTENTIAL FOR PROGRAMMATIC ENHANCEMENTS TO ADD TO THE IDENTITY AND EXPERIENCE OF MARY LAVERONI PARK?

Potential program themes:

Adventure Play + Climbing
Native Planting + California Landscape
Arts + Events

Key Considerations:

- Do we keep the skate park and basketball court in place, or do we relocate them? If relocated, how could we use that space?
- Can we use the hillside to create a distinctive and attractive feature?
- How could we leverage the creek corridor?



ADVENTURE PLAY + CLIMBING



NETS AND CLIMBERS



CREEKSIDE NATURE PLAY



CLIMBING TOWER



SWINGS

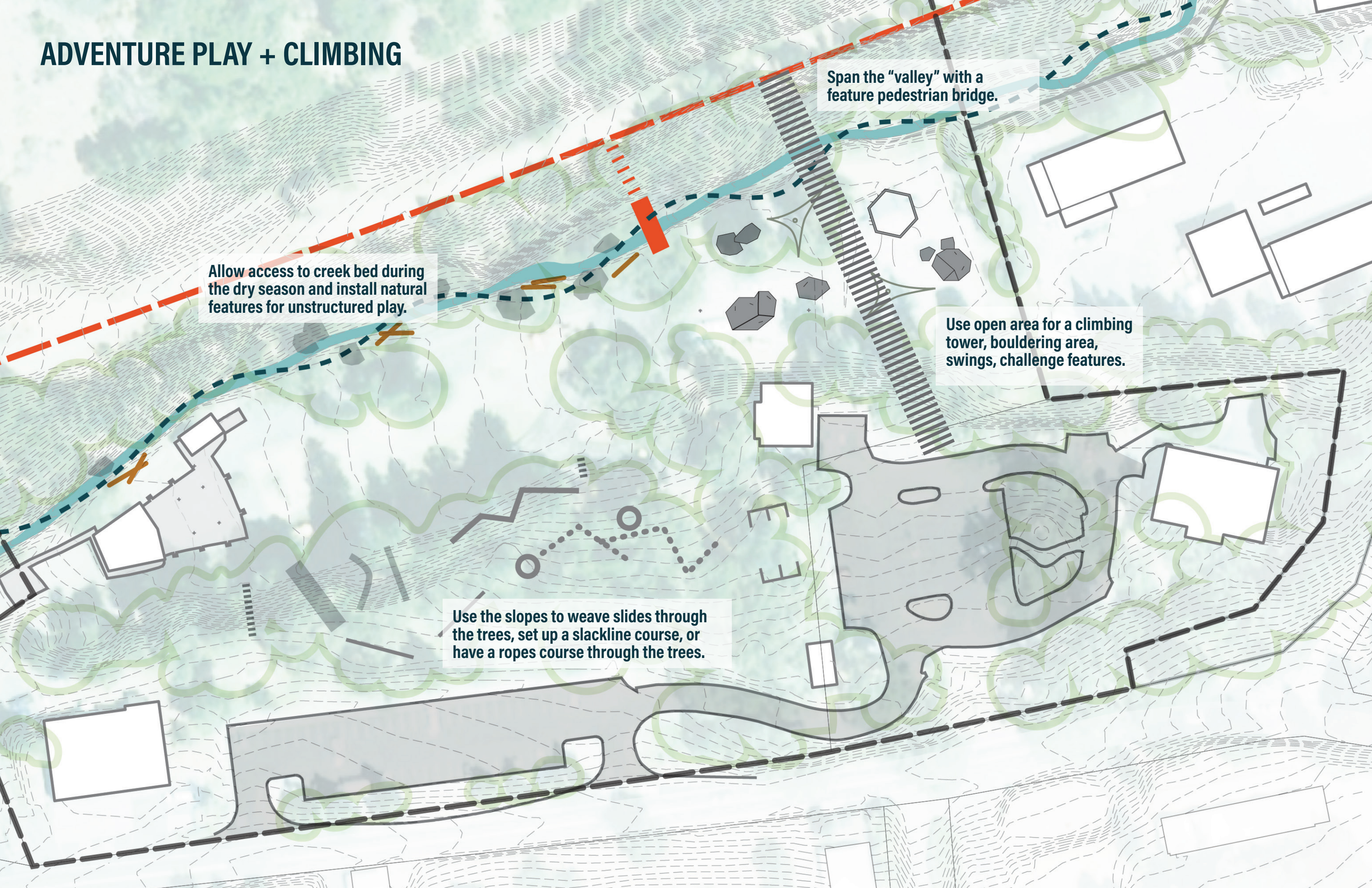


SLACKLINES



ROPES COURSE & TEAM BUILDING

ADVENTURE PLAY + CLIMBING



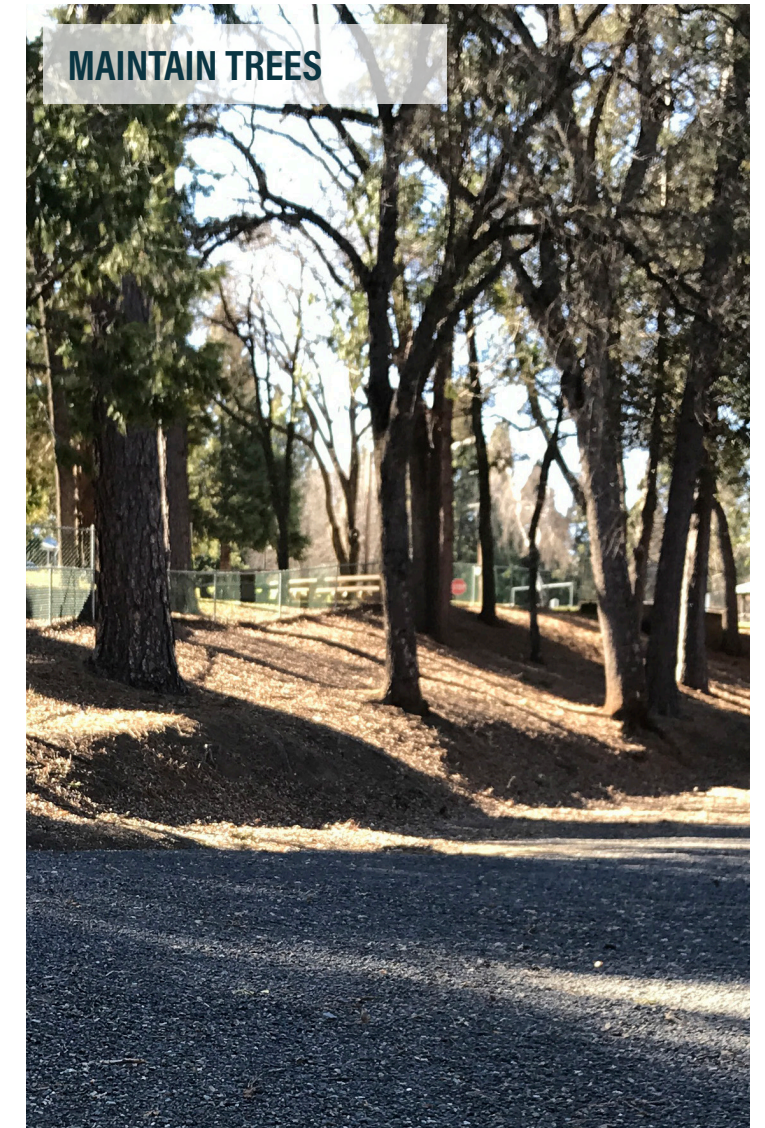
Allow access to creek bed during the dry season and install natural features for unstructured play.

Span the "valley" with a feature pedestrian bridge.

Use open area for a climbing tower, bouldering area, swings, challenge features.

Use the slopes to weave slides through the trees, set up a slackline course, or have a ropes course through the trees.

NATIVE PLANTING + CALIFORNIA LANDSCAPES



NATIVE PLANTING + CALIFORNIA LANDSCAPES

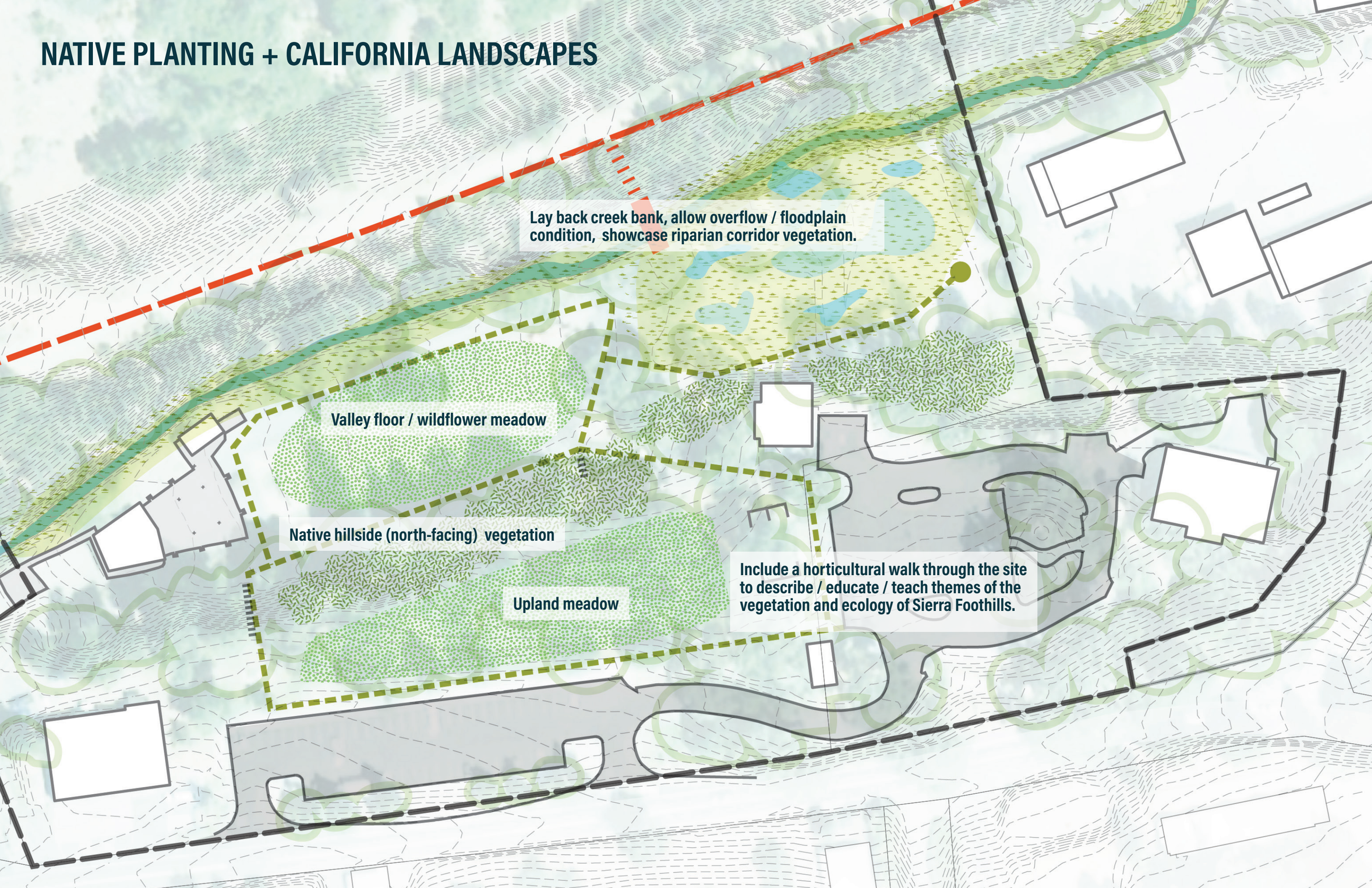
Lay back creek bank, allow overflow / floodplain condition, showcase riparian corridor vegetation.

Valley floor / wildflower meadow

Native hillside (north-facing) vegetation

Upland meadow

Include a horticultural walk through the site to describe / educate / teach themes of the vegetation and ecology of Sierra Foothills.



ARTS + EVENTS



OUTDOOR FAIR SPACE



OUTDOOR CLASSROOM & SPEAKER PLATFORM



HILLSIDE AMPHITHEATER



FLEXIBLE EVENT SPACE



EVENT RENTALS

ARTS + EVENTS



Increased flex space for booths and tents, tables and chairs, concessions, special events.

Outdoor classroom pods / decks.

Relocate stage to face hillside and upper park.

Use former stage area for back of house and maintenance drop offs, concession service/delivery, or expanded ADA parking.

Amphitheater seating on hillside.

Incorporate library and museum program into park, including book fairs, historical events, lecture series.

Renovated restrooms to accommodate large crowds.

Series of overlook points (box seats).

2. HOW COULD WE RETHINK THE VISITOR EXPERIENCE?

Key Considerations:

- How could we reimagine the bus area or add a pavilion?
- What will make it easy for travelers to rest and recharge?
- What elements could act as gateway, to create a sense of arrival - your vacation starts here.
- Is there a future potential to work with Caltrans on their adjacent property?
- Can overflow parking be moved to the Resilience Center?



VISITOR EXPERIENCE UPGRADES



BUS PAVILION

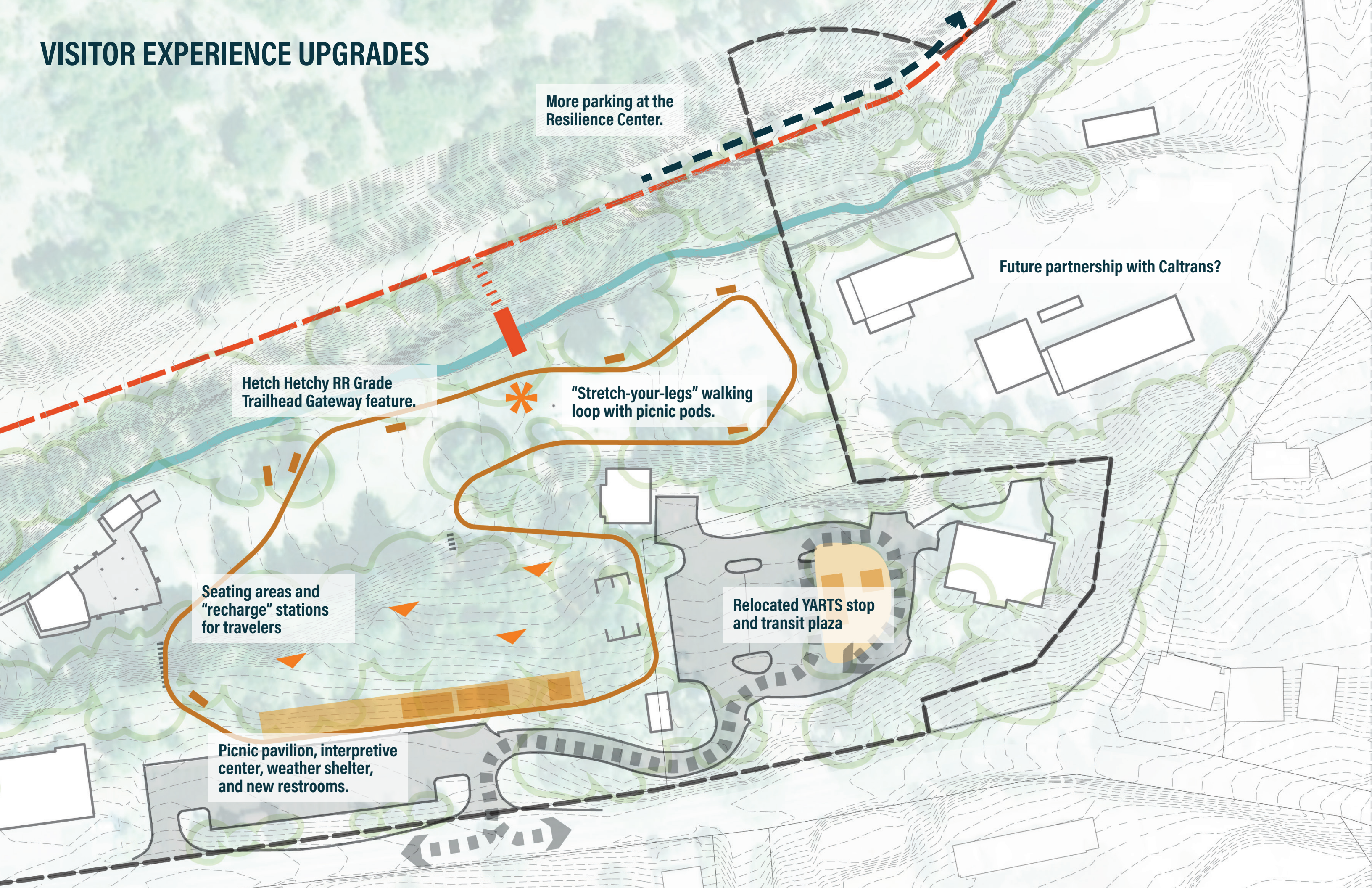


RANGER PROGRAMS



VISITOR CENTER

VISITOR EXPERIENCE UPGRADES



More parking at the Resilience Center.

Future partnership with Caltrans?

Hetch Hetchy RR Grade Trailhead Gateway feature.

"Stretch-your-legs" walking loop with picnic pods.

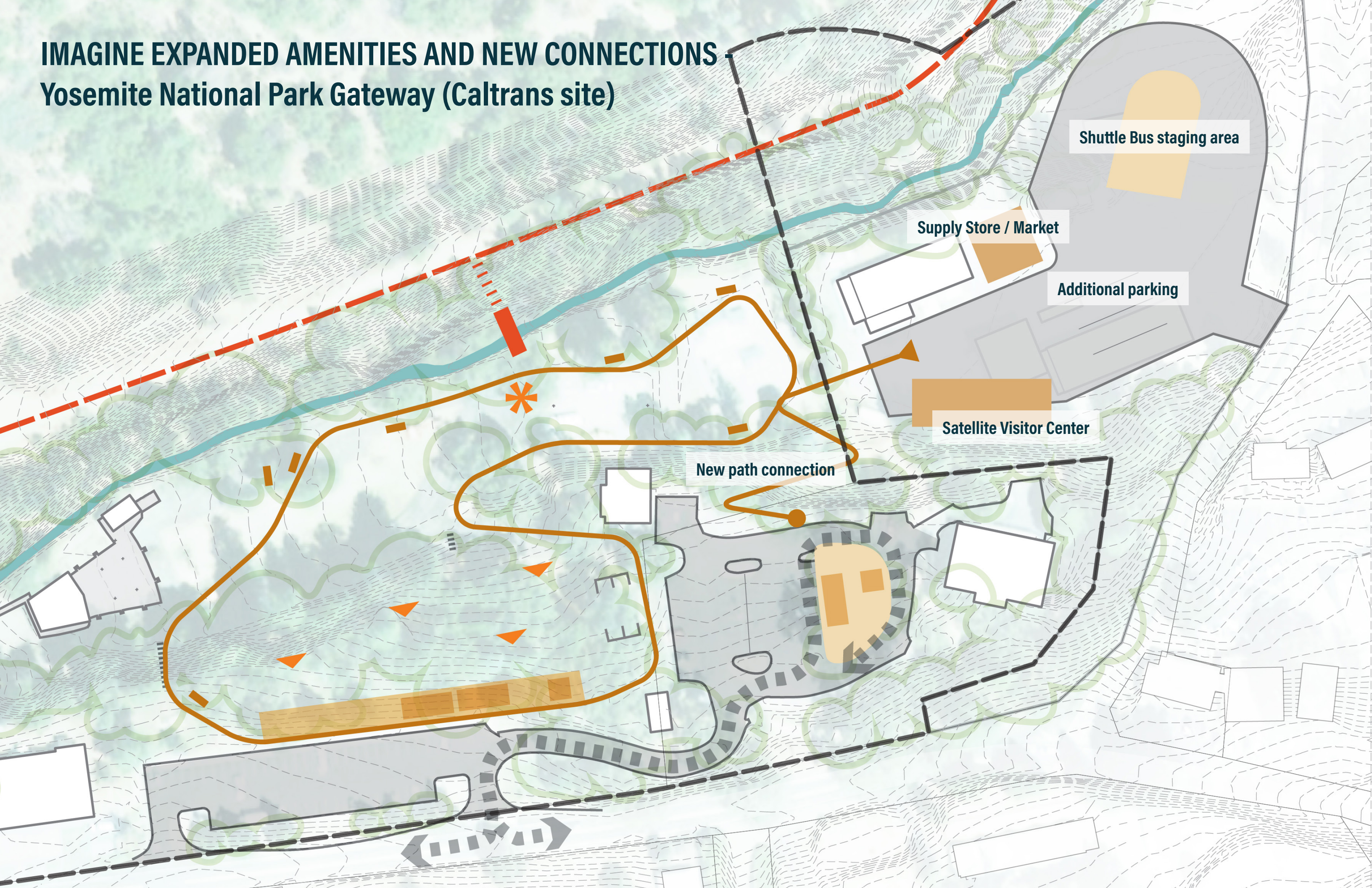
Seating areas and "recharge" stations for travelers

Relocated YARTS stop and transit plaza

Picnic pavilion, interpretive center, weather shelter, and new restrooms.

IMAGINE EXPANDED AMENITIES AND NEW CONNECTIONS

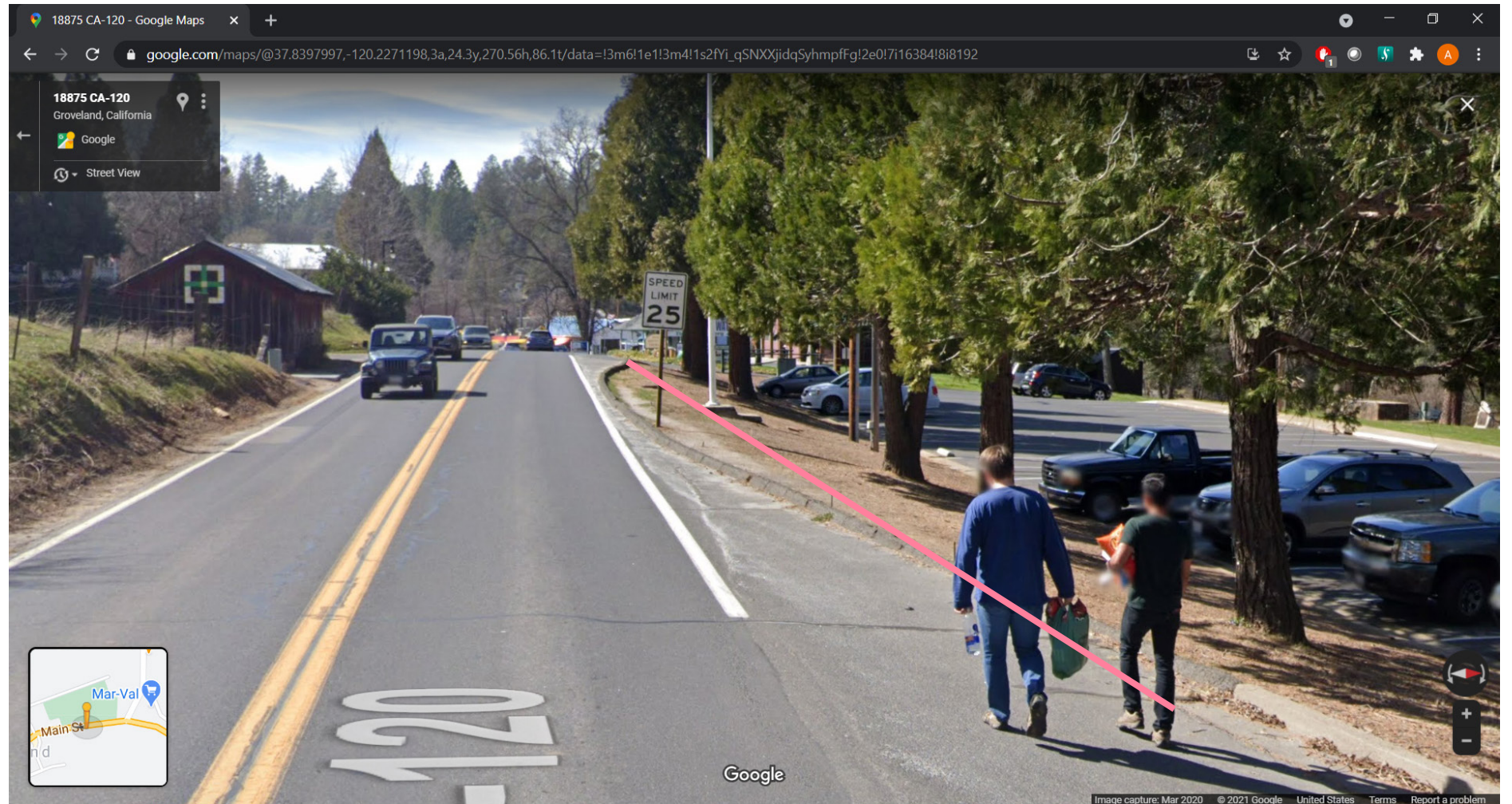
Yosemite National Park Gateway (Caltrans site)



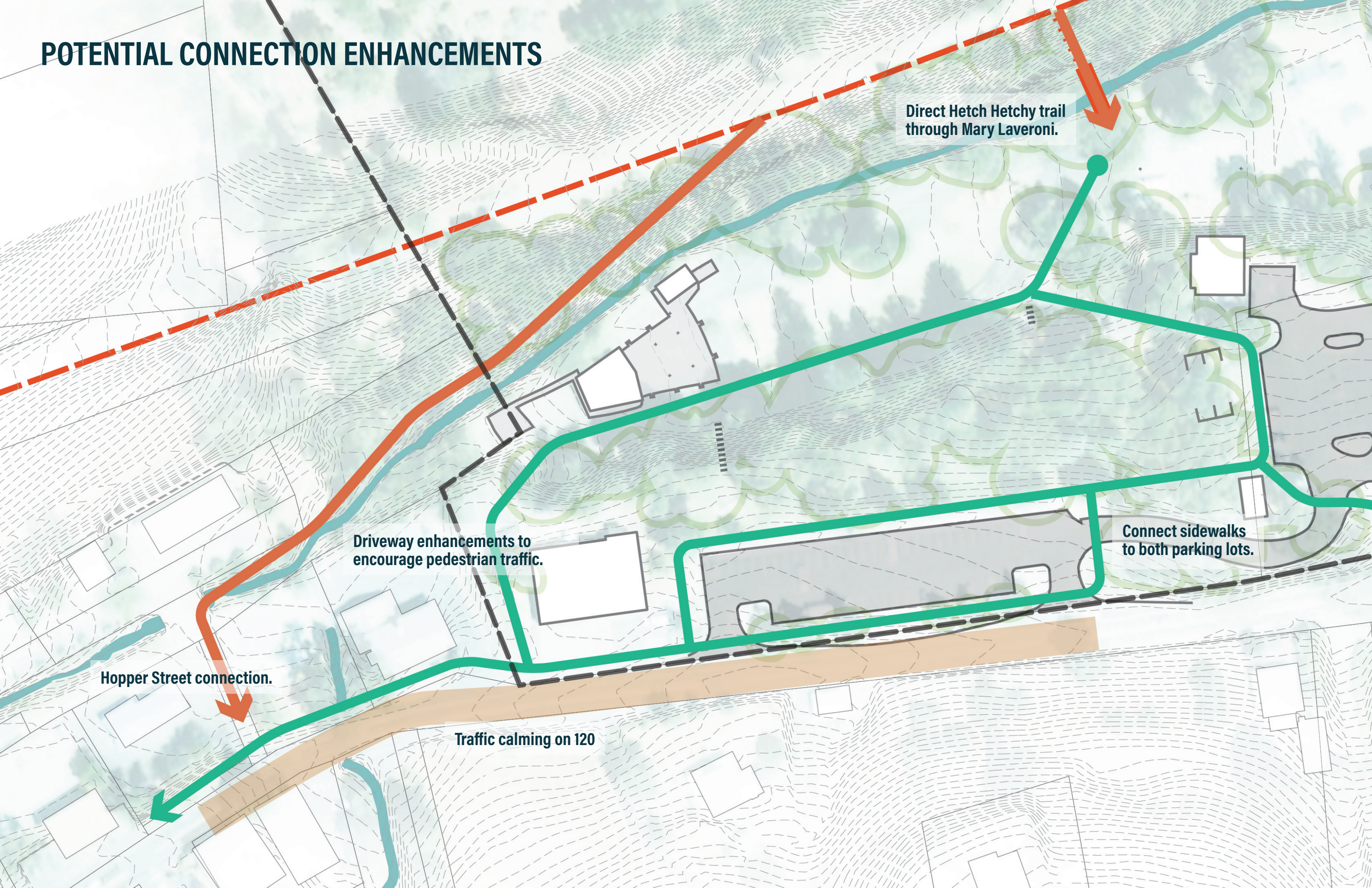
3. A STRONGER CONNECTION TO DOWNTOWN WOULD BE BENEFICIAL FOR MANY REASONS. HOW COULD WE CONSIDER BETTER CONNECTIONS FROM GCSD PARK PROPERTIES?

Key Considerations:

- How could we leverage the creek corridor and HH Railroad grade to create a new connection to downtown?
- What is the best way to connect along surface streets and sidewalks?
- What additional enhancements would strengthen these connections?



POTENTIAL CONNECTION ENHANCEMENTS



Direct Hetch Hetchy trail through Mary Laveroni.

Driveway enhancements to encourage pedestrian traffic.

Connect sidewalks to both parking lots.

Hopper Street connection.

Traffic calming on 120



GCSD PROPERTY DEVELOPMENT

FIRST STEPS



Allow visitor access throughout the site.



Create trail linkage between Mary Laveroni, Resilience Center, and Recreation Area.



Clearly define "NO-GO" zones at spray fields / reservoirs.



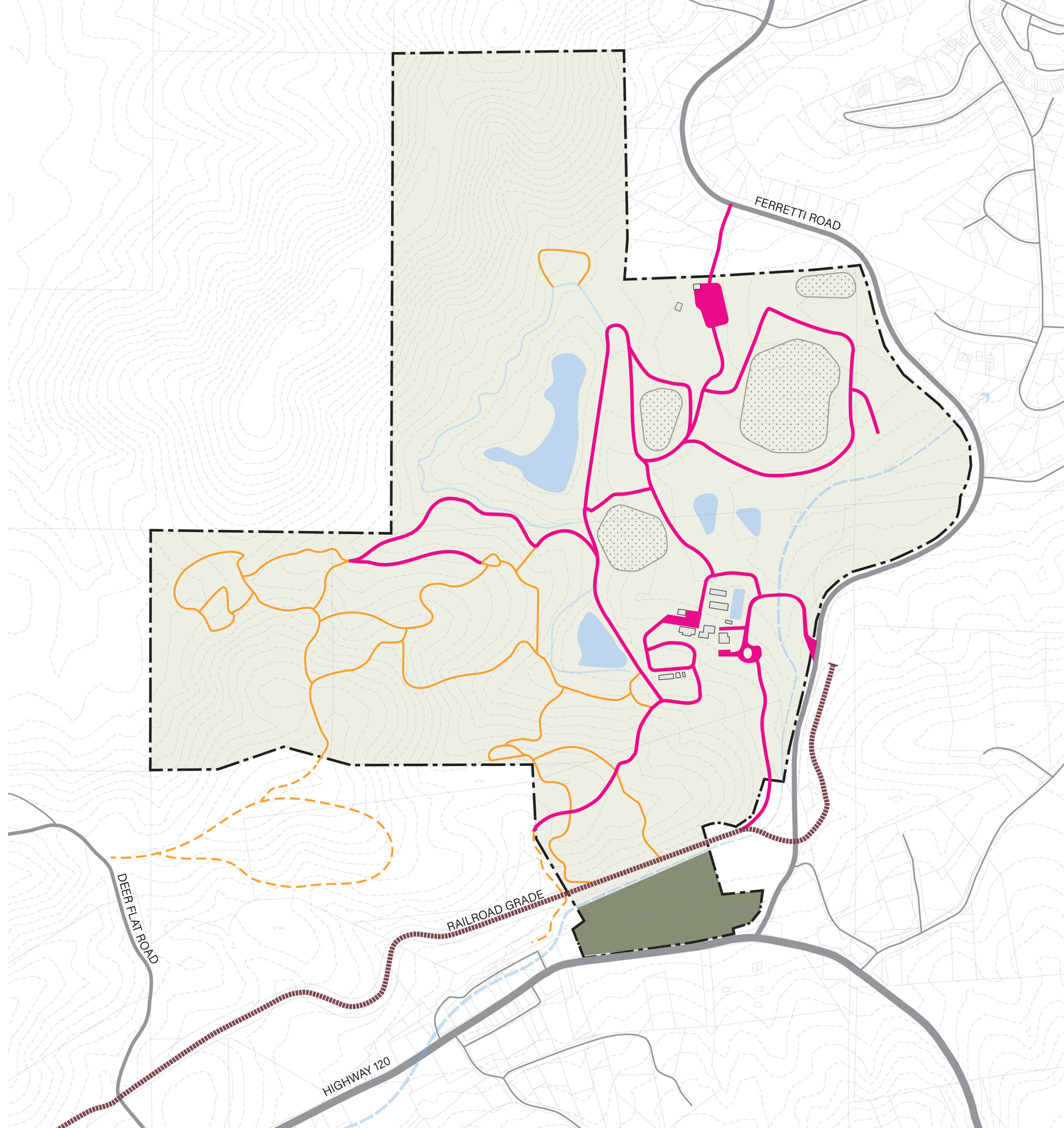
Clean up network of informal maintenance roads and trails.



Improved safety - remove debris or old and obsolete infrastructure.

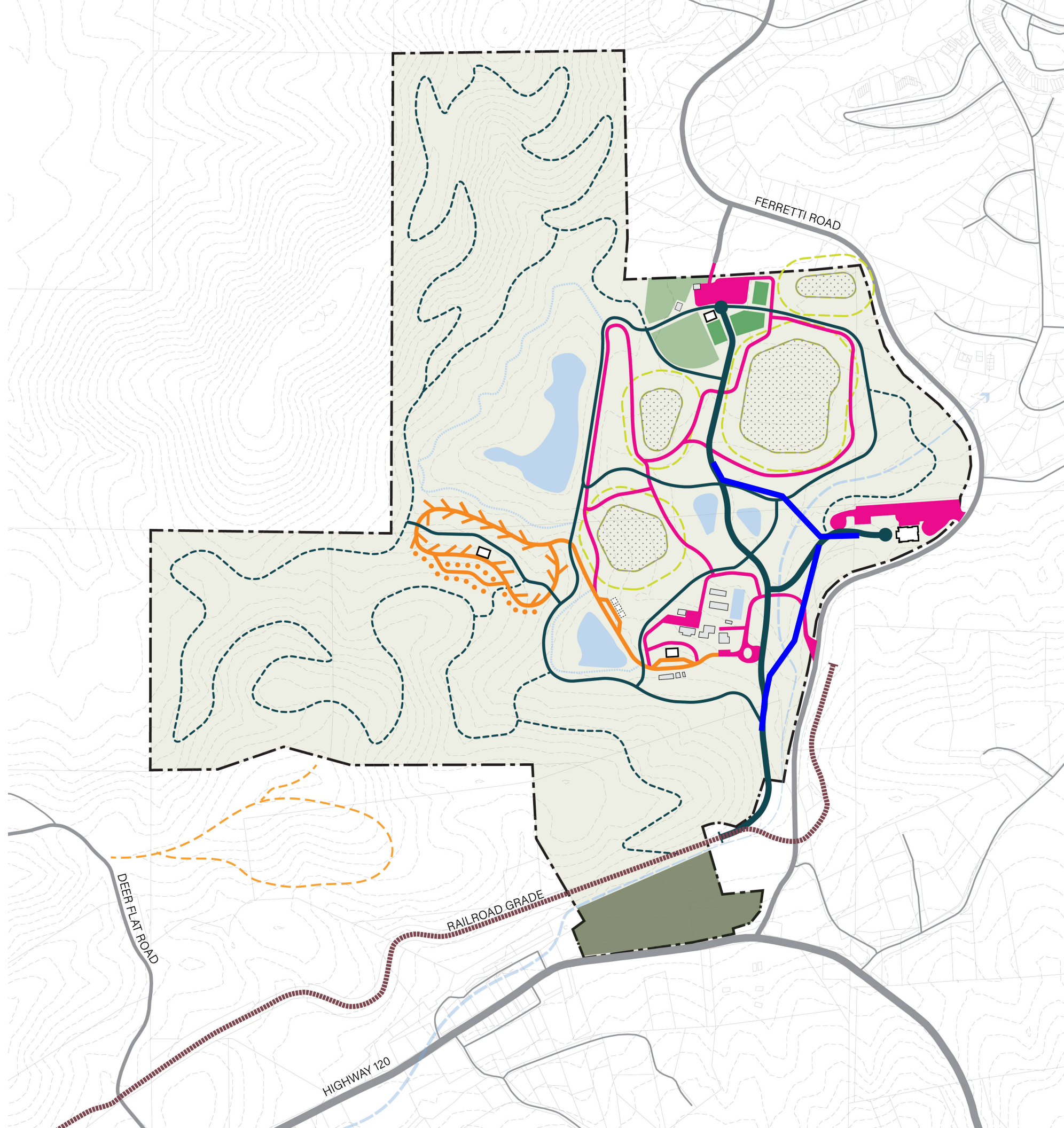
EXISTING CIRCULATION

- ROADS / PARKING
- EXISTING TRAILS
- DIVERSION FLUMES



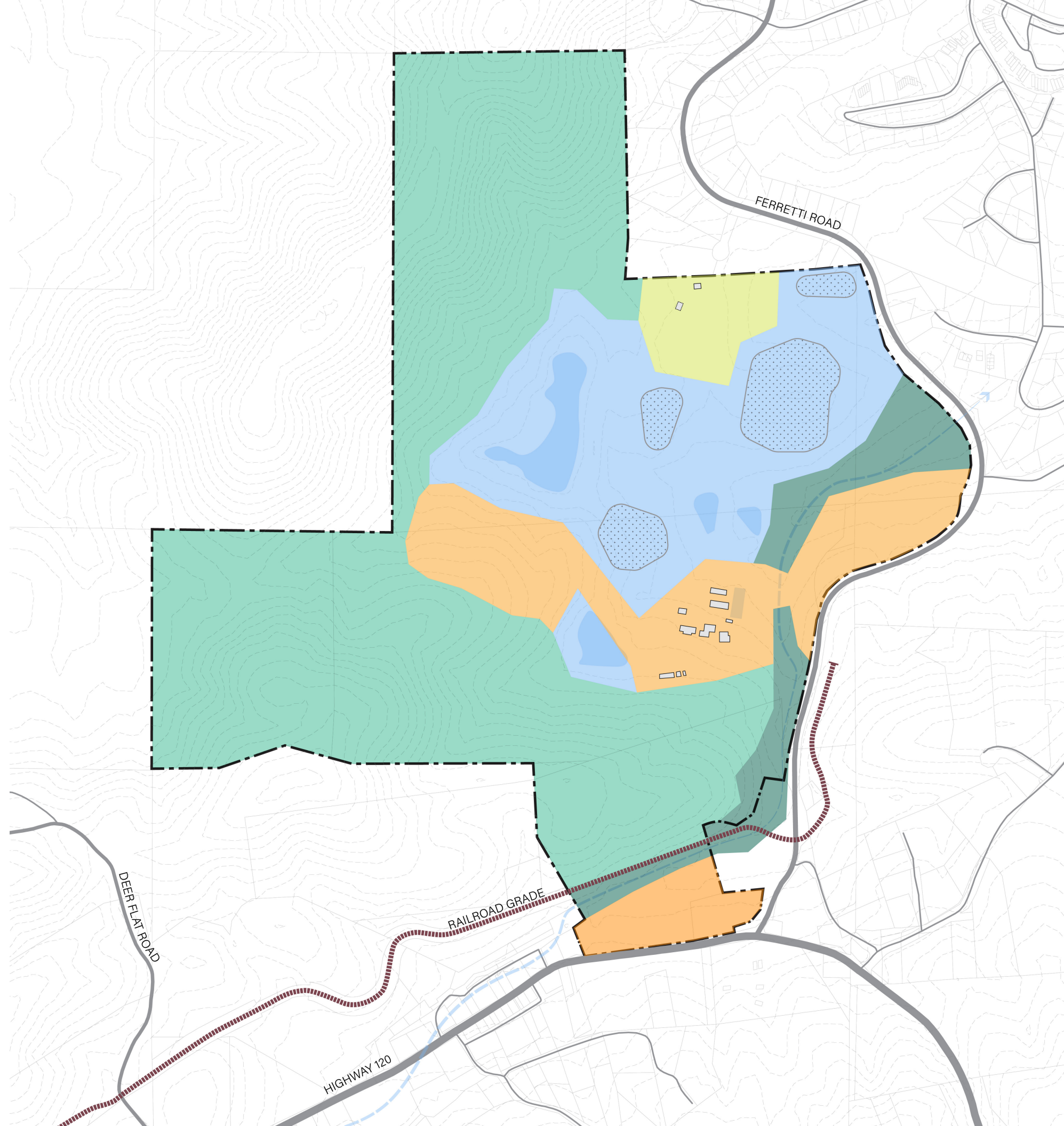
PROPOSED CIRCULATION

- PRIMARY
- SECONDARY
- TERTIARY
- ROADS / PARKING
- RV
- DIVERSION FLUMES



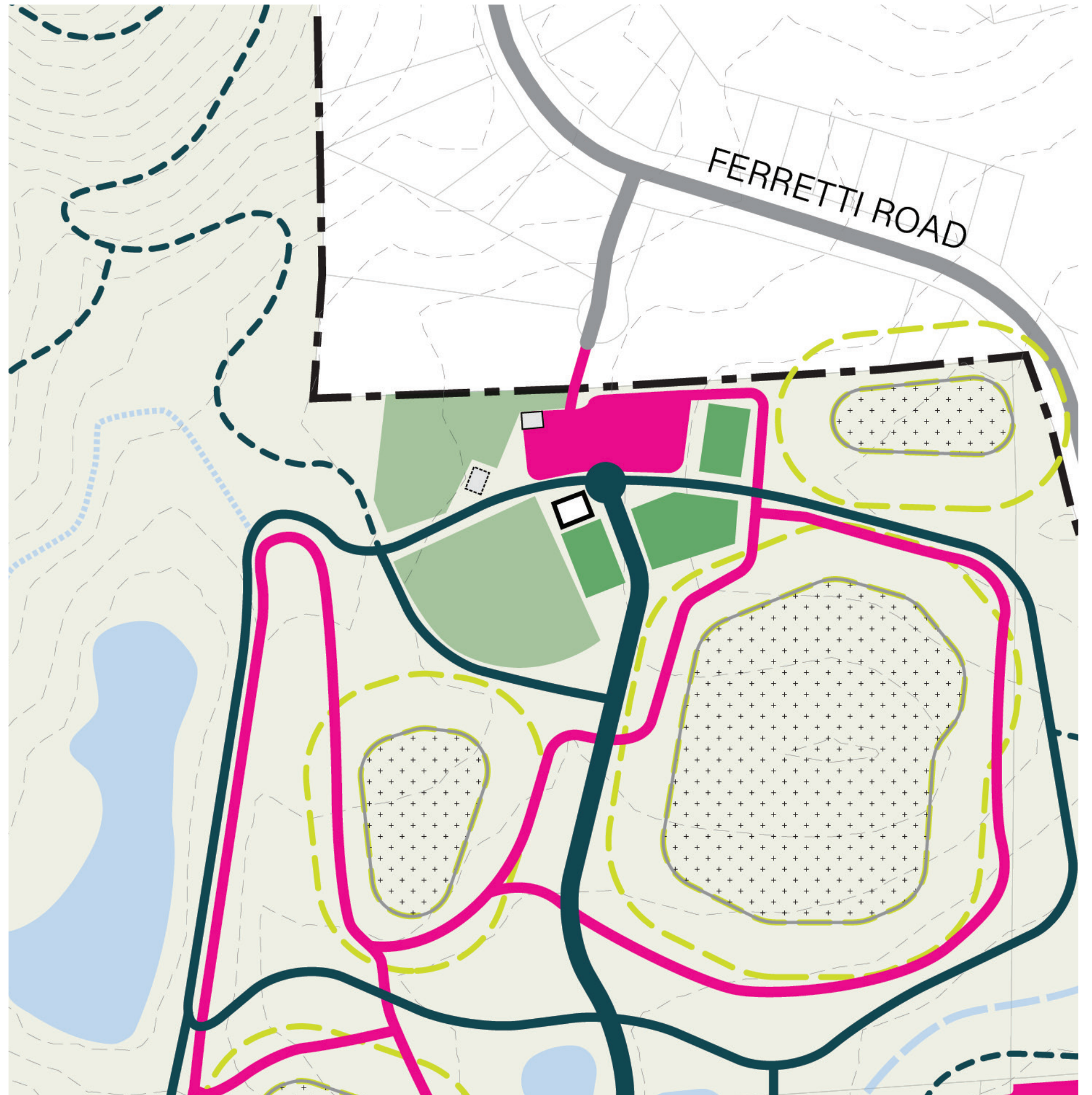
USAGE ZONES

-  THE PRESERVE
-  SPRAY FIELDS / RESERVOIRS
-  RECREATION AREA
-  OFFICE / RV / RESILIENCE CENTER
-  CREEK CORRIDOR



PROGRAM ZONE

- baseball field
- dog park
- trailhead/restrooms/concession/
event pavilion
- flex space for events
- pickleball
- basketball
- skatepark
- lawn sports
- picnic/bbq
- reoriented parking lot



MOUNTAIN BIKE COURSE?

Too short for mountain biking (typ 60km or more), but perfect for:

Cyclocross

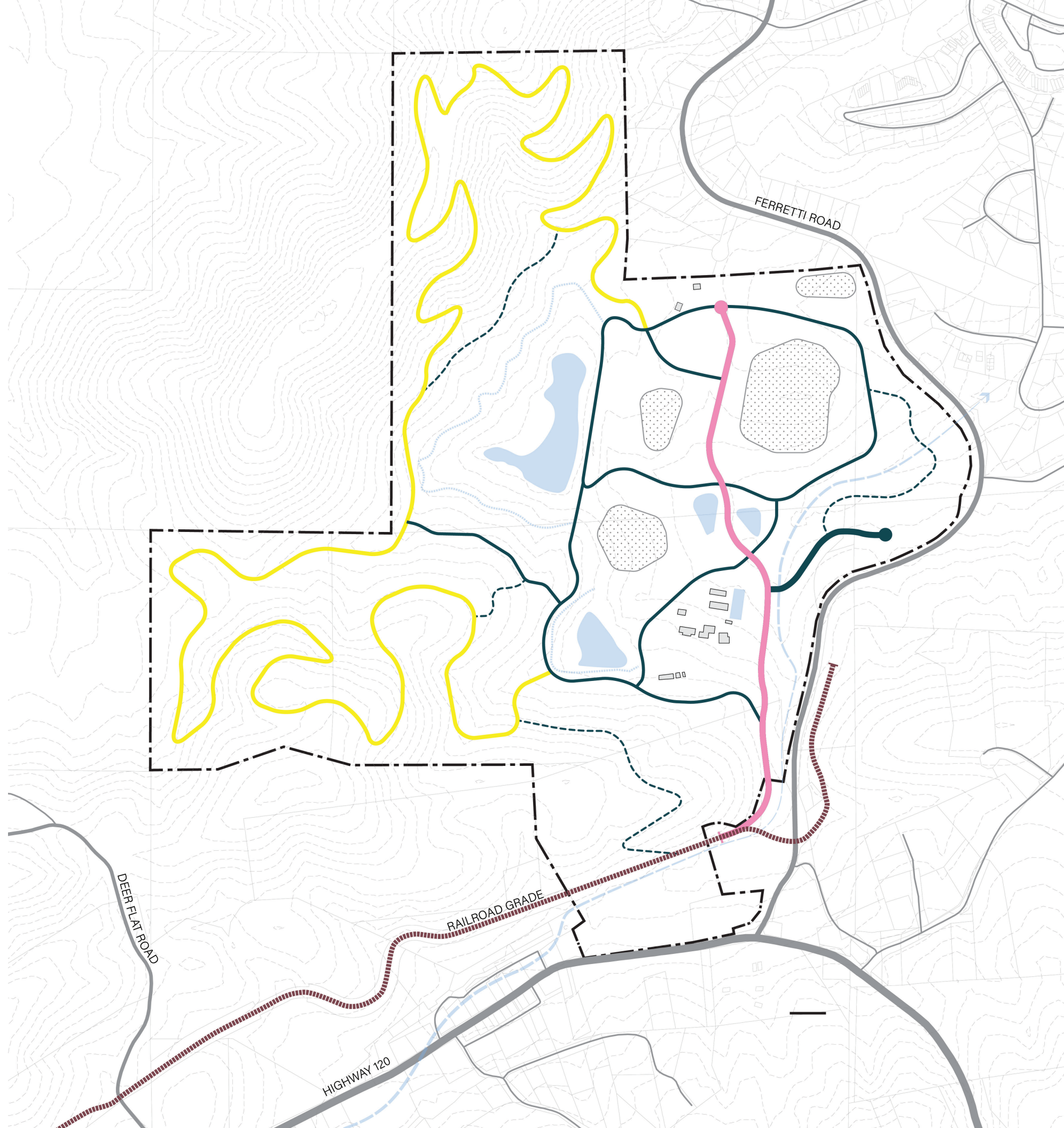
- typically on a 1k to 3k circuit
- need to consider event logistics
- camping on site

Trail runs

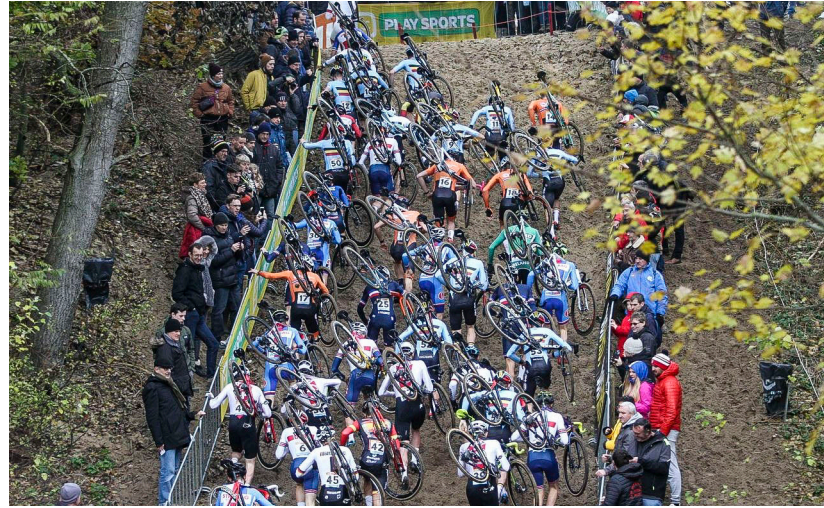
- 5k, 10k
- need to consider event logistics
- tie into longer HH Rail Trail

Pump track, bike skills course

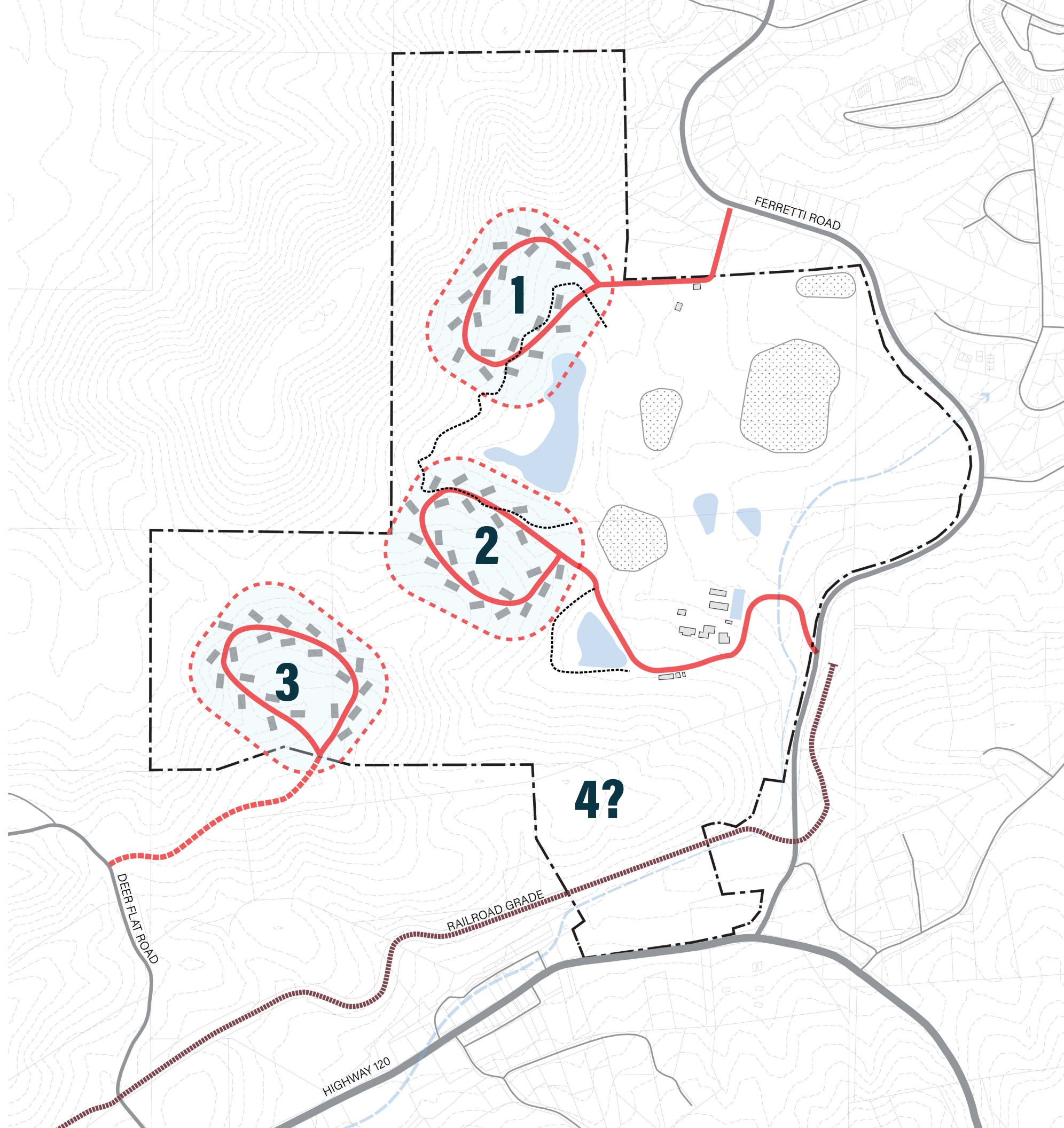
- introduce kids to the sport
- potential for competitions



CYCLOCROSS

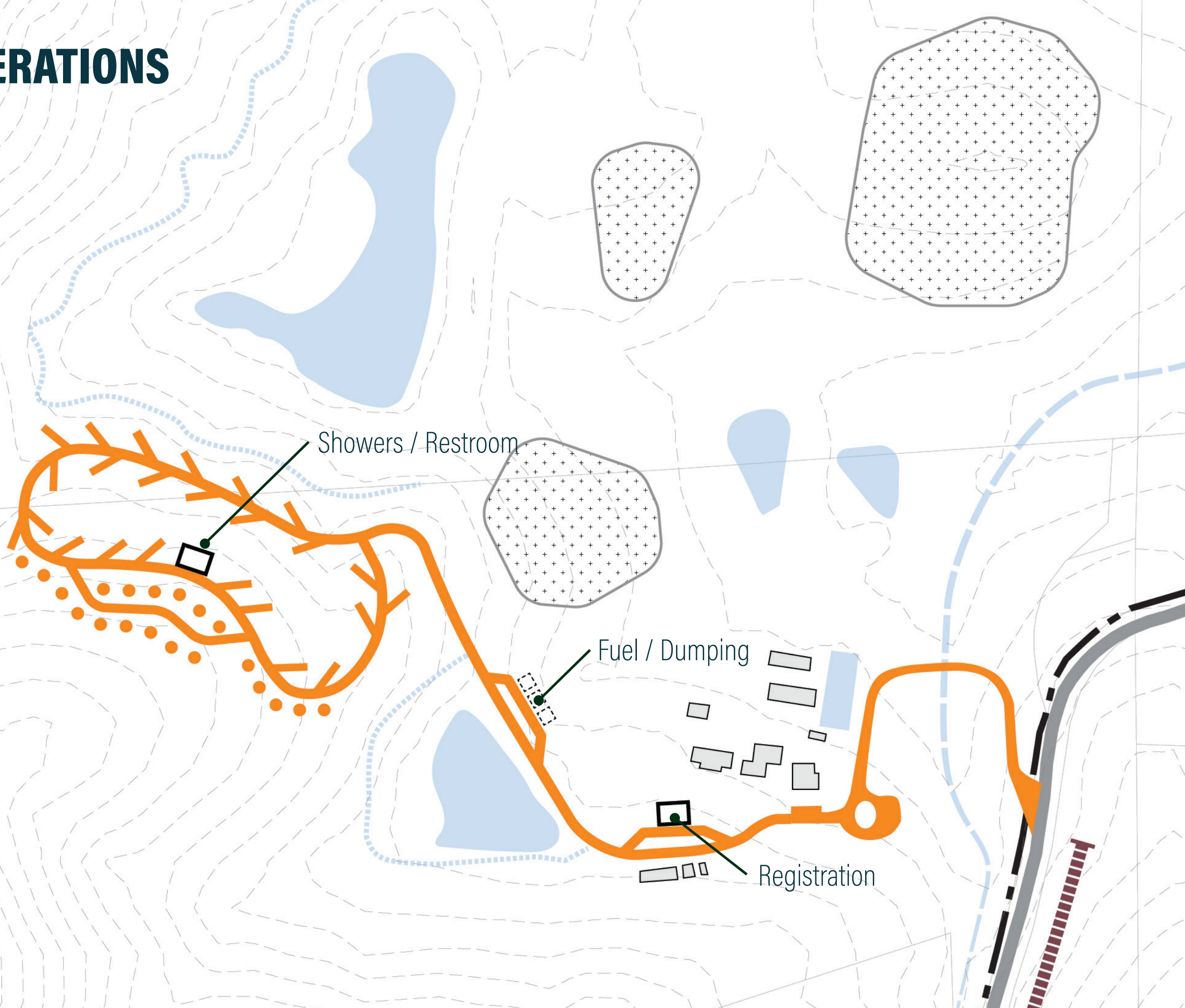


RV PARK CONSIDERATIONS



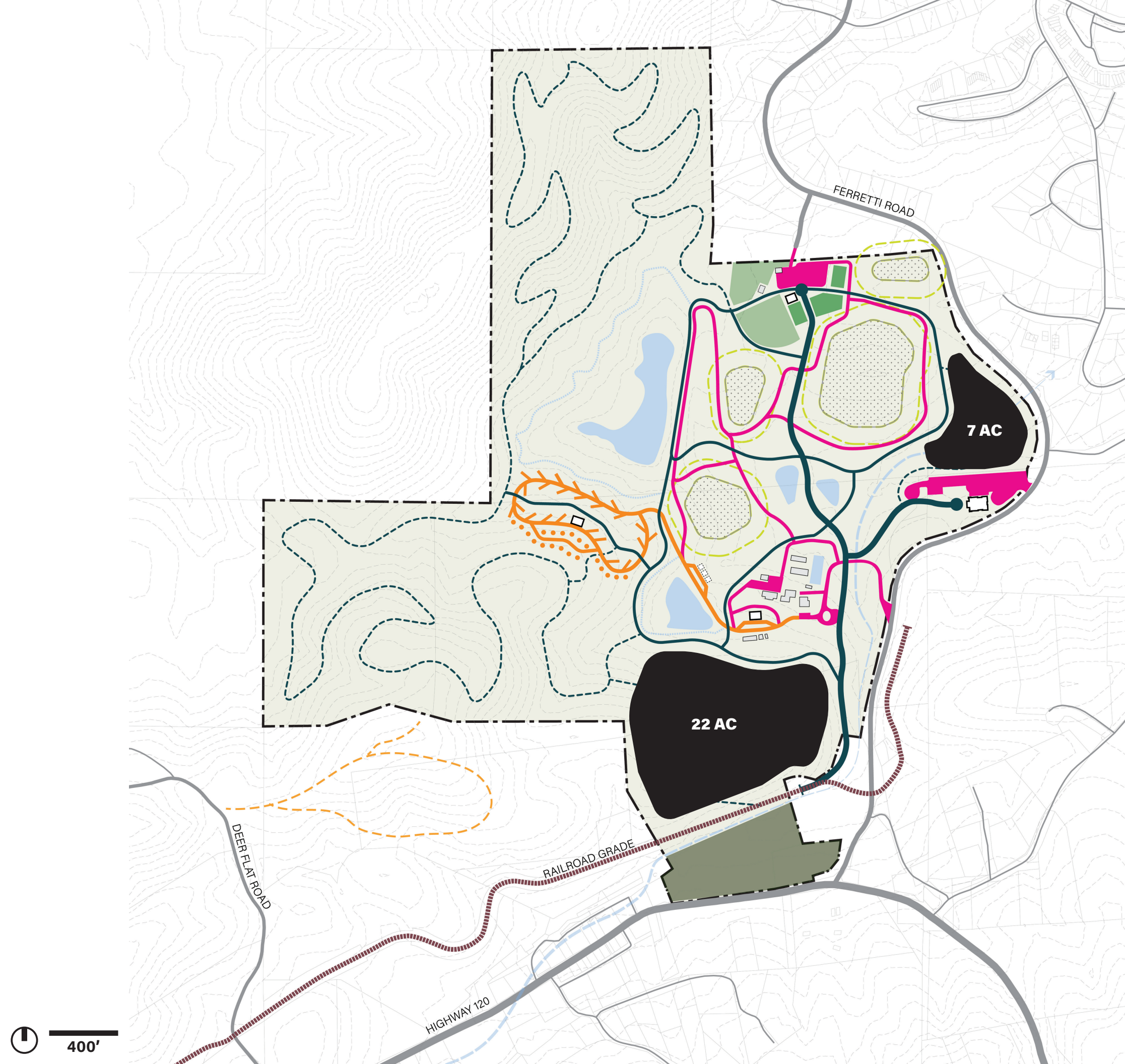
RV PARK CONSIDERATIONS

- Bikepacking
- Vanlife / Pop-tops
- Tent sites / car-camping
- 40' RV pads
- Grading questions



DISC GOLF

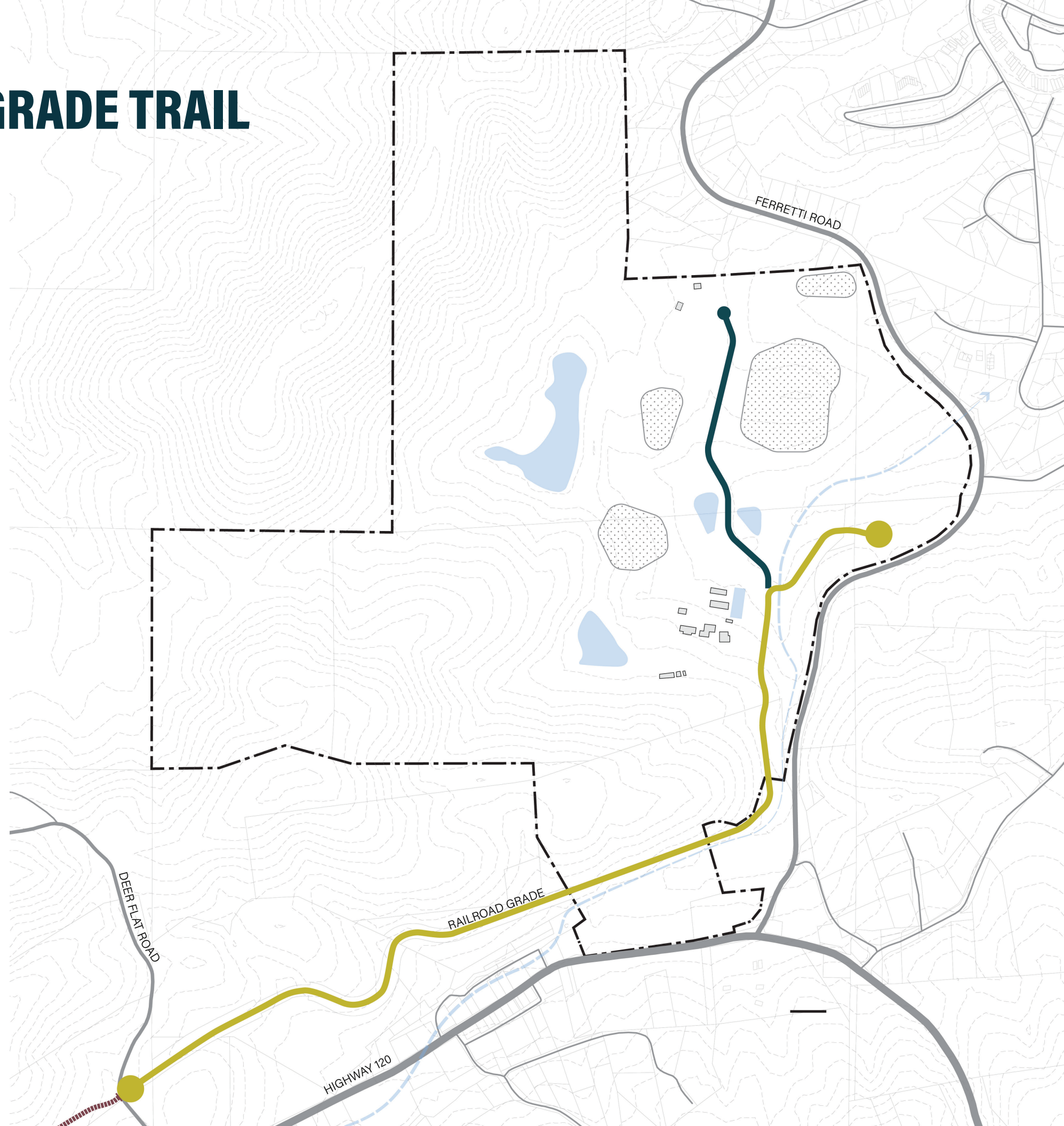
- limited space that is relatively flat and unconstrained
- potential conflicts with other uses
- significant degradation / erosion potential
- typical "pro" course is at least 25 acres
- needs parking



HETCH HETCHY RAILROAD GRADE TRAIL

— PHASE I: DEER FLAT ROAD TO RESILIENCE CENTER

- size should consider potential for vehicular evacuation route
- ties into primary spine to recreation area
- Phase II continues west toward Big Oak Flat
- equestrian considerations?
- Connections:
 - Resilience Center
 - Mary Laveroni Park
 - Downtown Groveland
 - Ballfieldand tied into regional trail systems (BLM, USFS)



Groveland
Community
Services
District



GCSD's Mary Laveroni Park

Park Amenities
Study & Plan



Project Goals

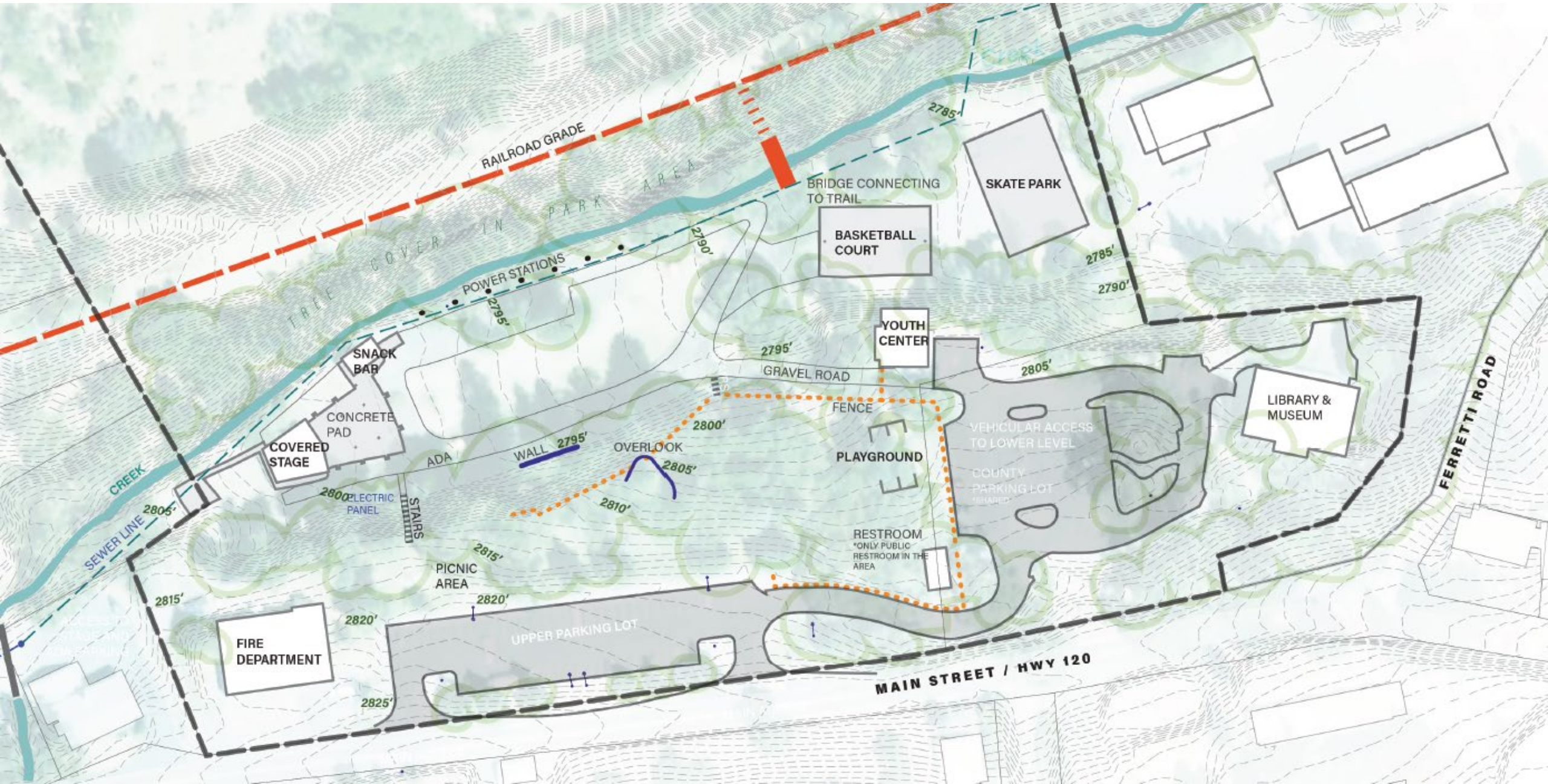


- Develop a complementary experience to Yosemite- Groveland is the "Gateway to Yosemite"
- Incorporating new features in the park that enhance and increase the usability, function and revenue generation potential of the park.
- Safety and accessibility improvements such as lighting, and improved pathways connecting park features
- Additional BBQ/picnic areas and infrastructure to support public movies, concerts, and similar events.
- Utilize native and drought tolerant plant life throughout the park

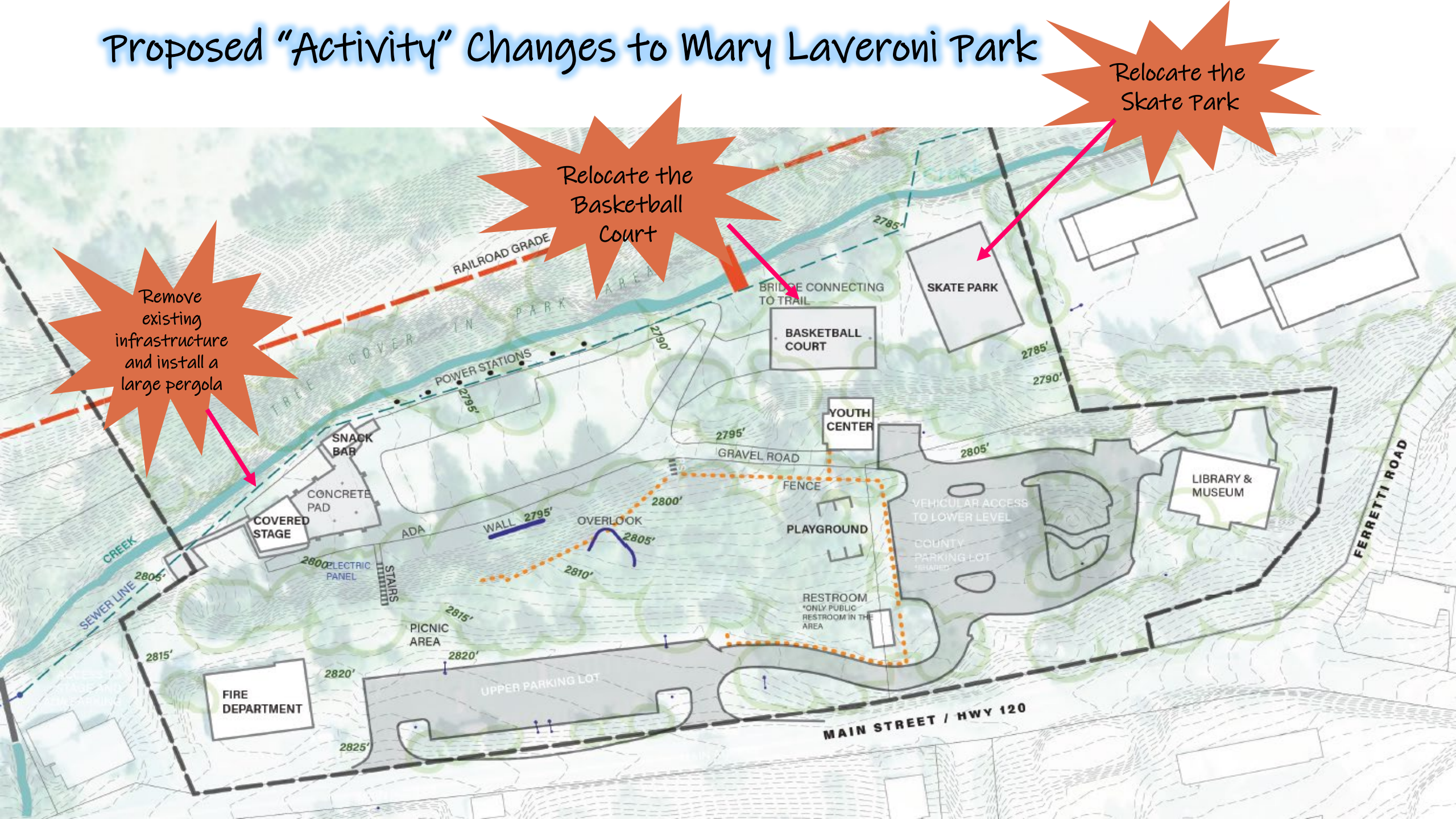
Project Priorities

- Develop Mary Laveroni Park as an enriched special place that reinforces the identity of Groveland- whether you're a resident or a tourist seeking an authentic local attraction
- Position Groveland as the "setting-off point" in the center of a vast, inter-connected system of recreational destinations and attractions, drawing residents and tourists to boost the local economy.
- Reinforce Mary Laveroni Park as a community hub, and to enable the hosting of sought-after destination attractions/festivals.
- Reconfiguration of support facilities to create a venue to host and better support private events such as weddings, reunions, birthdays, sporting events ect.
- Reconfiguration of stage to hold community events such as concerts, movies, and plays.

Current Map of Mary Laveroni Park



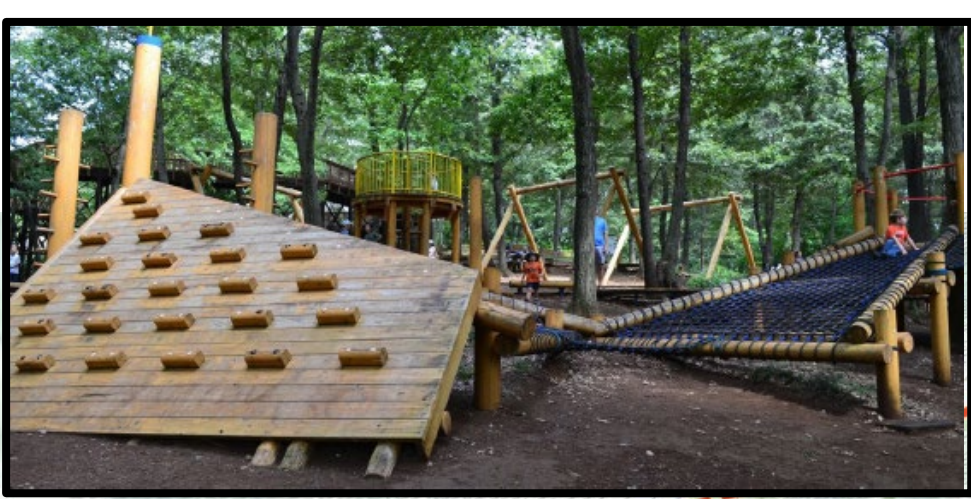
Proposed "Activity" Changes to Mary Laveroni Park



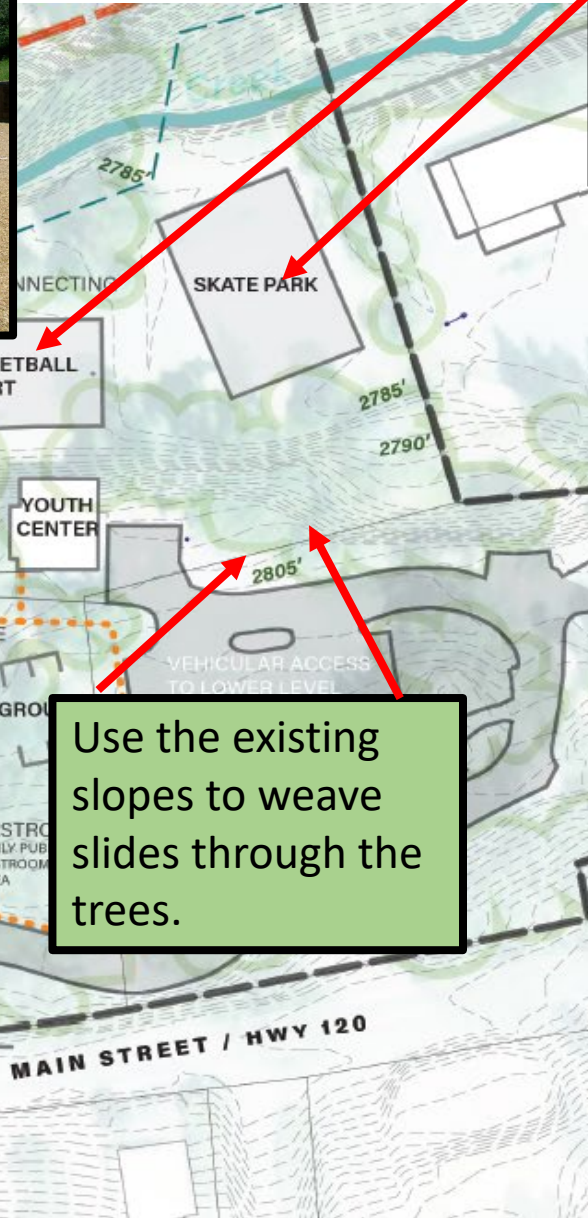
Remove existing infrastructure and install a large pergola

Relocate the Basketball Court

Relocate the Skate Park



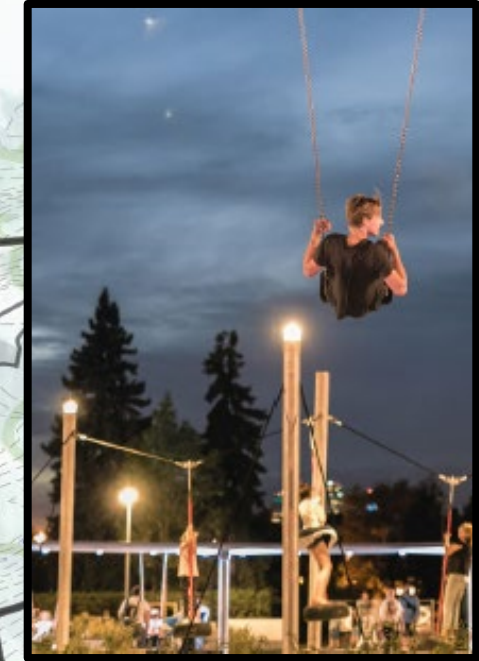
Adventure play, bouldering, swings, and climbing structures, in place of the existing skate park and basketball court.



Shaded bench areas throughout



Use the existing slopes to weave slides through the trees.



Incorporate a large pergola in the "Lower Park"

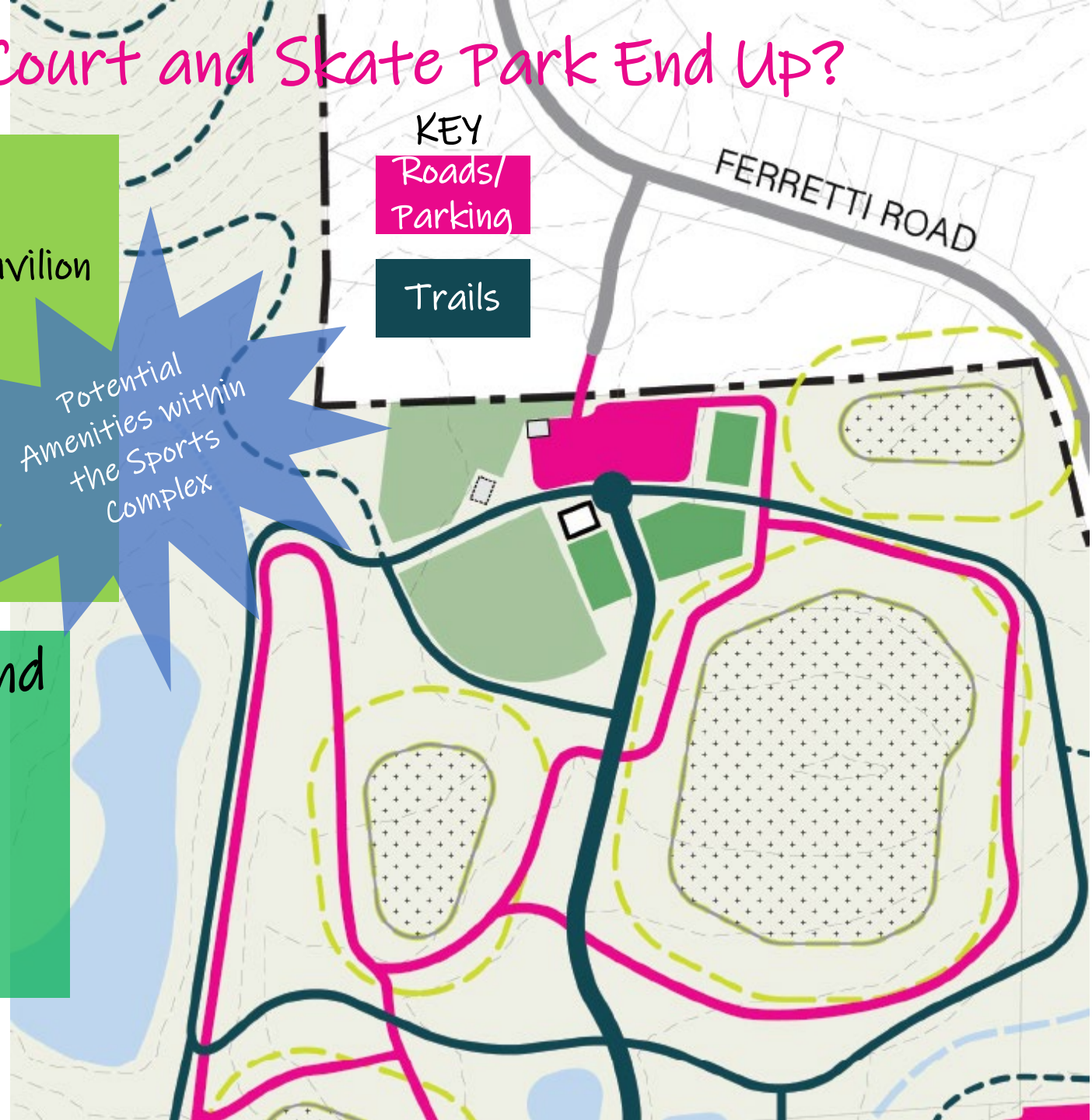


Where will the Basketball Court and Skate Park End Up?

- baseball field
- dog park
- trailhead/restrooms/concession/event pavilion
- flex space for events
- basketball
- skatepark
- lawn sports
- picnic/bbq
- reoriented parking lot

Potential Amenities within the Sports Complex

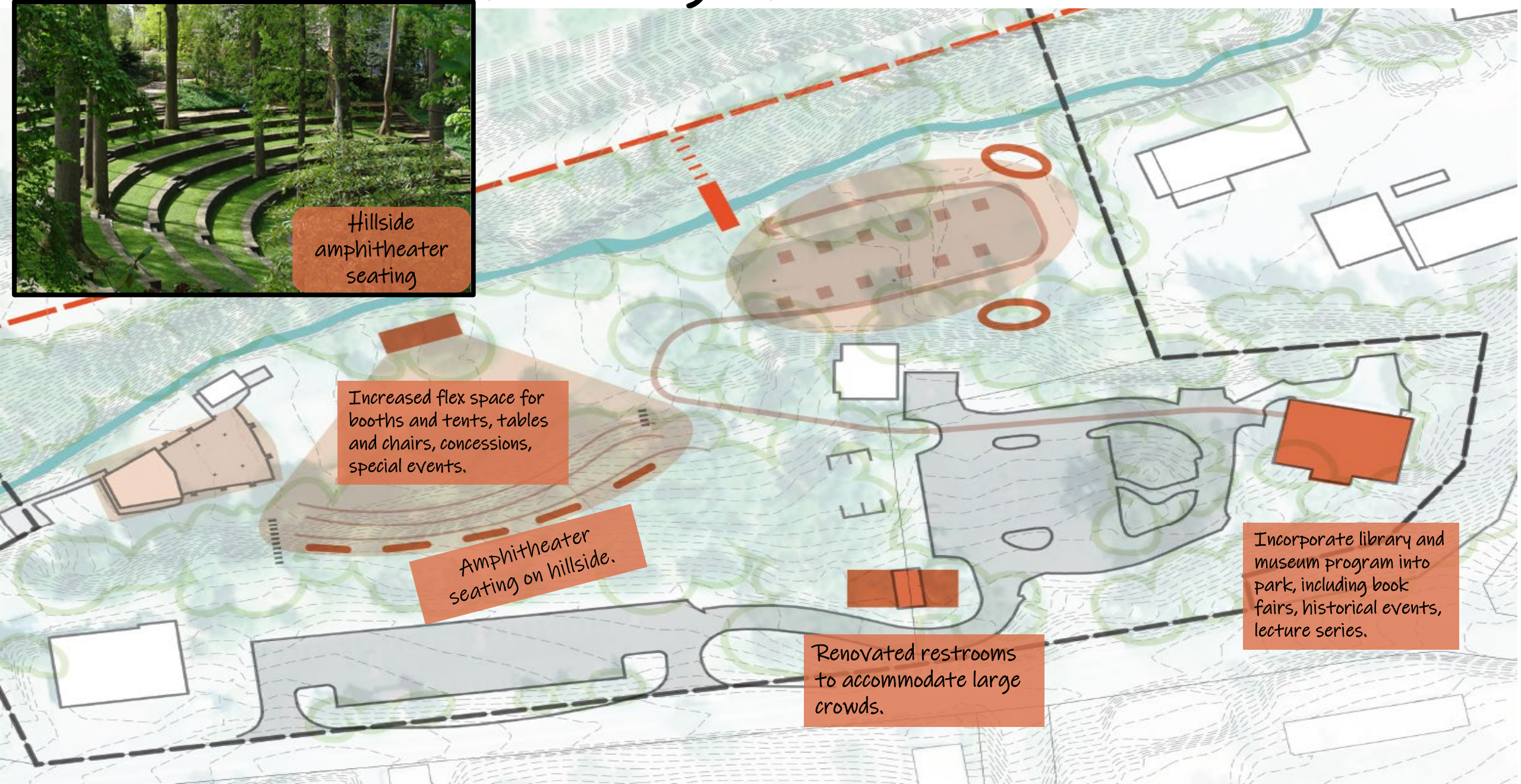
Relocate the Basketball Court and Skate Park, to the area around the current GCSD Baseball field (Flint Ct.). Creating a "GCSD Sports Complex"



Incorporating Space for Events



Hillside amphitheater seating



Increased flex space for booths and tents, tables and chairs, concessions, special events.

Amphitheater seating on hillside.

Renovated restrooms to accommodate large crowds.

Incorporate library and museum program into park, including book fairs, historical events, lecture series.

Visitor Experience Upgrades



"Stretch-your-legs" walking loop with picnic tables



Incorporate native and drought resistant plants into the walking loop

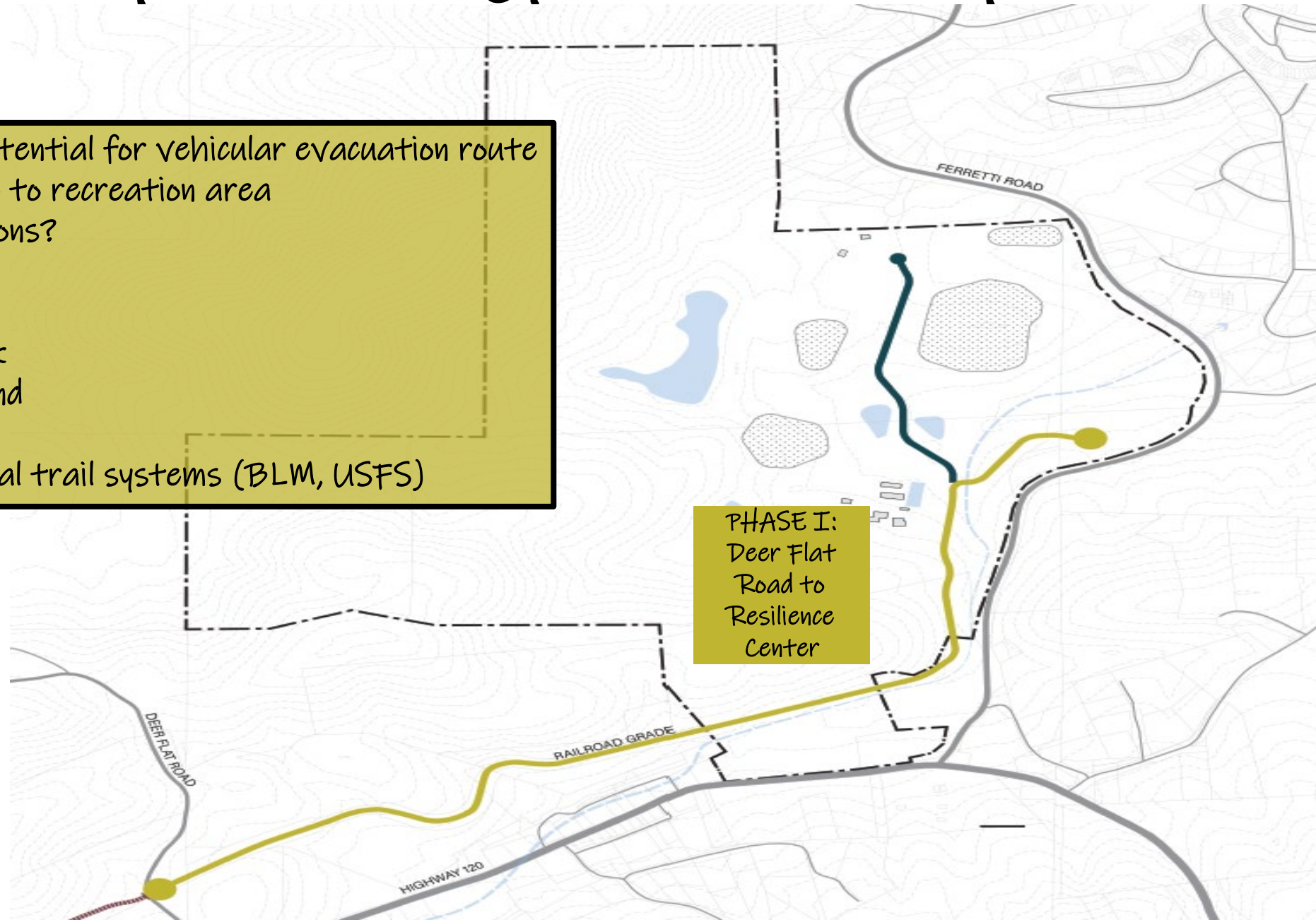


Additional picnic tables connected by pathways



Hetch Hetchy Railroad Grade Trail System

- size should consider potential for vehicular evacuation route
- ties into primary spine to recreation area
- equestrian considerations?
- Connections:
 - Resilience Center
 - Mary Laveroni Park
 - Downtown Groveland
 - Ballfield
 - and tied into regional trail systems (BLM, USFS)



Other Proposed Ideas Utilizing GCSD Property

Tertiary (dirt) trail system, for hiking

RV Park (Other Locations also being considered)

Paved trails connecting Mary Laveroni Park to the Resilience Center, Hetch Hetchy Railroad Grade Trails, and Proposed Sports Complex

