



# HEALTHY PARKS, HEALTHY NEIGHBORHOODS

Citywide Park Renovation & Improvement



*As Adopted by Park Board - October 12, 2023*

# Land Acknowledgment

We acknowledge that we are on the unceded land of the Spokane people. And that these lands were once the major trading center for the Spokanes as they shared this place and welcomed other area tribes through their relations, history, trade, and ceremony. We also want to acknowledge that the land holds the spirit of the place, through its knowledge, culture, and all the original peoples Since Time Immemorial. As we take a moment to consider the impacts of colonization may we also acknowledge the strengths and resiliency of the Spokanes and their relatives. As we work together making decisions that benefit all, may we do so as one heart, one mind, and one spirit. We are grateful to be on the shared lands of the Spokane people and ask for the support of their ancestors and all relations. We ask that you recognize these injustices that forever changed the lives of the Spokane people and all their relatives. We agree to work together to stop all acts of continued injustices towards Native Americans and all our relatives. It is time for reconciliation. We must act upon the truths and take actions that will create restorative justice for all people.

Adopted by Spokane City Council on the 22nd day of March, 2021 via Resolution 2021-0019

# Acknowledgments

Thank you to the citizens of Spokane who in 2021 & 2022 provided the input and direction that directly informed this citywide park improvement levy. The issues, opportunities and desires identified by citizens in the '2022 parks and natural lands master plan' provide the background and basis for all aspects of this proposed park investment.

Thank you also to the members of the 'Citywide Neighborhood Park Investment Executive Committee', which directed the formation of this specific citywide park improvement levy. Over the course of 4 months in the spring & summer following the approval of the park master plan, these individuals defined the specific program scope, program elements, funding source and funding duration for a citywide neighborhood park investment. At its final meeting in August of 2023, the executive committee recommended this investment to the City of Spokane Park Board consideration and adoption.

## Executive Committee

### City Council Members

Betsy Wilkerson, District 2  
Jonathan Bingle, District 1

### City Administration

Brian Coddington, Director of Communications and Marketing

### Spokane Park Board

Bob Anderson, President  
Gerry Sperling, Vice President  
Jennifer Ogden, Member  
Kevin Brownlee, Member

### Subject Matter Experts

Gavin Cooley, City of Spokane Chief Financial Officer (Retired)  
Rick Romero, City of Spokane Public Works Director (Retired)

### City Parks Staff (Voting Members)

Garrett Jones, Interim City Administrator  
Al Vorderbrueggen, Director of Operations

### City Parks Staff (Non-voting Members)

Berry Ellison, Park Program Manager  
Carl Strong, Assistant Director of Operations  
Fianna Dickson, Communication Manager  
Nick Hamad, Park Planning and Development Manager

# Executive Summary

## What Should We Do Next

In 2020, with the 2014 Riverfront Park Renovation bond project nearing completion, Spokane Parks began a new project to assess the entirety of the City's park system. At its core, this project intended to answer one question, "What should we do next?" For the next 2 years, park staff and consultants listened to the community and formed a master plan directly from this input. This 'Parks and Natural Lands Master Plan' outlined a vision to 'Preserve and Play' by both preserving and restoring current park lands and assets while also updating the park amenities and adding new parks in neighborhoods which lack access.

So, when we asked "What should we do next?", what did we hear? Simply put, "Invest in our neighborhoods".

Renovate parks which are aging. Replace old and broken playgrounds. Renovate and replace old restrooms - clean them more often and ensure they stay open. Enhance day to day park maintenance. Upgrade sprinklers to improve water efficiency and eliminate daytime watering. Add new parks on city land within neighborhoods which don't have parks nearby. Enhance security in parks which don't always feel safe. Acquire and preserve natural lands. Improve trailheads to provide better access to those lands. And update parks to provide the modern amenities residents want - like pickleball, pump tracks, disc golf, splash pads, and others. Invest in us, where we live every day, because Healthy Parks make for Healthy Neighborhoods.

## Is it Really Needed? And why Neighborhoods?

Since 1999, Spokane residents have approved (3) park bond investments. In 1999, the community invested in 3 new parks and repaired a portion of the deferred park maintenance citywide. In 2007 the community chose to invest in new outdoor pools, splash pads and sports complexes. In 2014 the community invested in Riverfront Park. These previous investments have built excellent special use facilities in which we can be proud and which are the envy of many nearby communities.

However, during these same 24 years, the percentage of city funds allocated to parks has steadily decreased from 2.6% in 2000 to 2.3% of all city expenses in 2022. That reduction totaled approximately \$2,600,000 in 2022, and is roughly 10% of the entire Parks Division budget. As a result, nearly half of the city's neighborhood parks have not received any capital investment in over 20 years. These parks have aged and many are in need of significant repair to ensure they can continue to serve current and future generations. It has become increasingly clear that regular, ongoing capital repair and maintenance is needed for neighborhood parks to continue. Capital bonds alone provide temporary fixes, but do not allow for the hiring of staff and therefore do not improve the long term daily maintenance within parks. But there is a practical solution to update aging parks while also improving daily maintenance.

## Neighborhood Park Levy

A park improvement levy, if approved by voters, allows not only for capital repair and construction but also the hiring of additional maintenance / safety staff as well as the purchase of needed maintenance equipment and vehicles. This approach can improve the condition of our parks for the long term. The following document outlines a citywide park improvement levy based directly on the adopted park master plan and tailored by an executive committee consisting of representatives from City Council, the Mayor's Administration, the Park Board, retired city financial and public work management, and city park staff. This program exists specifically to improve the quality of, access to, and amenities within parks citywide. Park staff asked, "what should we do next?" The Spokane community answered, "Invest in our neighborhoods". If approved, this citywide park improvement levy provides the means and methods for Spokane City Parks to deliver the first-tier park system improvements desired by the Spokane community.

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# How to use this document

This is an interactive document, intended to be viewed both digitally and printed.

There are four program categories as part of this document, each with various project summaries called **cut sheets**. The cut sheets provide details on specific projects within the overall program. Cut sheets span broadly within the Parks and Recreation realm, meaning users from various backgrounds will likely be interested in just one or a few specific cut sheets.

As a digital copy, users can navigate through the document by using the clickable Contents page. By clicking on specific cut sheets or chapter titles, users will be linked to the page they click on. By clicking the central footer 'Healthy Parks, Healthy Neighborhoods' users will be linked back to the Contents Page for easy navigation.

As a printed copy, users can 'cut out' an individual cut sheet. This provides users with the flexibility to take one sheet (or a few) with them as talking points in a meeting for example, rather than carrying around the full document.

We hope this document provides you with the tools to engage in meaningful discussions that will help shape healthy parks, and healthy neighborhoods in Spokane.

- the healthy parks, healthy neighborhoods team

# **CHAPTER 1**

## Program Overview

# Program Overview

## General Overview

This Program was developed to improve the access to, condition of, and infrastructure / amenities within the City's Park system over a period of 20 years. To ensure responsible use to taxpayer funding and consistency with high priority community desires, the program draws directly from the 'First Priority Tier' recommendations of the adopted '2022 Park and Natural Lands Master Plan', with little exception.

- Approximately 81% of program investment is dedicated to the renovation, physical improvement, and daily maintenance enhancement of aging neighborhood parks, trailheads and natural lands community wide and the addition of a new park safety / visitor experience initiative.
- Approximately 12% of program investment is dedicated to the acquisition and development of new neighborhood parks within rapidly developing portions of the city as well as the acquisition of natural land and the improvement of trails and trailheads.
- Approximately 7% of program investment is dedicated to the project planning, construction management, and administration of the capital program and levy compliance.

The four major program categories are outlined in general detail below:

## Renovate & Replace Aging Parks, Trailheads, and Amenities

- Renovate park lands and assets citywide by conducting (3) major park renovations, replacing all playgrounds with significant deferred maintenance citywide, replacing approximately 50% of all park restrooms citywide and performing minor repairs to remaining restrooms, replacing all (14) racquet sport courts citywide, renovating (2)-(3) trailheads, adding (4)-(6) new artificial,

all-weather surface fields, developing (1) new paved park access trail, renovating the boulder beach water access point, and creating an ongoing annual minor park repair & security improvement fund.

## Enhance Park User Experience

- Improve general park maintenance, functionality, and cleanliness by hiring +/- (14) new park maintenance FTE staff, including (12) added maintenance staff dedicated to maintenance of the City's neighborhood parks, pools and sports complexes and (2) added maintenance staff dedicated to the city's park natural lands. Replace and augment antiquated maintenance equipment and vehicles to improve maintenance quality & efficiency.
- Expand park safety initiatives to neighborhood parks by hiring an additional (4) Park Ranger staff dedicated to the City's parks outside of Riverfront Park & provide vehicles and equipment as required.

## Acquire & Develop New Neighborhood Parks and Natural Lands

- Develop (3) new neighborhood parks within rapidly developing portions of the City, acquire land for park development in (1) high need location, create a 'Natural Lands Acquisition and Management Plan' to prioritize future natural land acquisition and management, and create an ongoing, annual fund for the acquisition of priority natural lands.

## Administration & Project Management

- Hire (6) project management, accounting, planning and design staff to manage implementation of capital improvements and associated activities, retain legal and audit consulting services to ensure levy compliance.



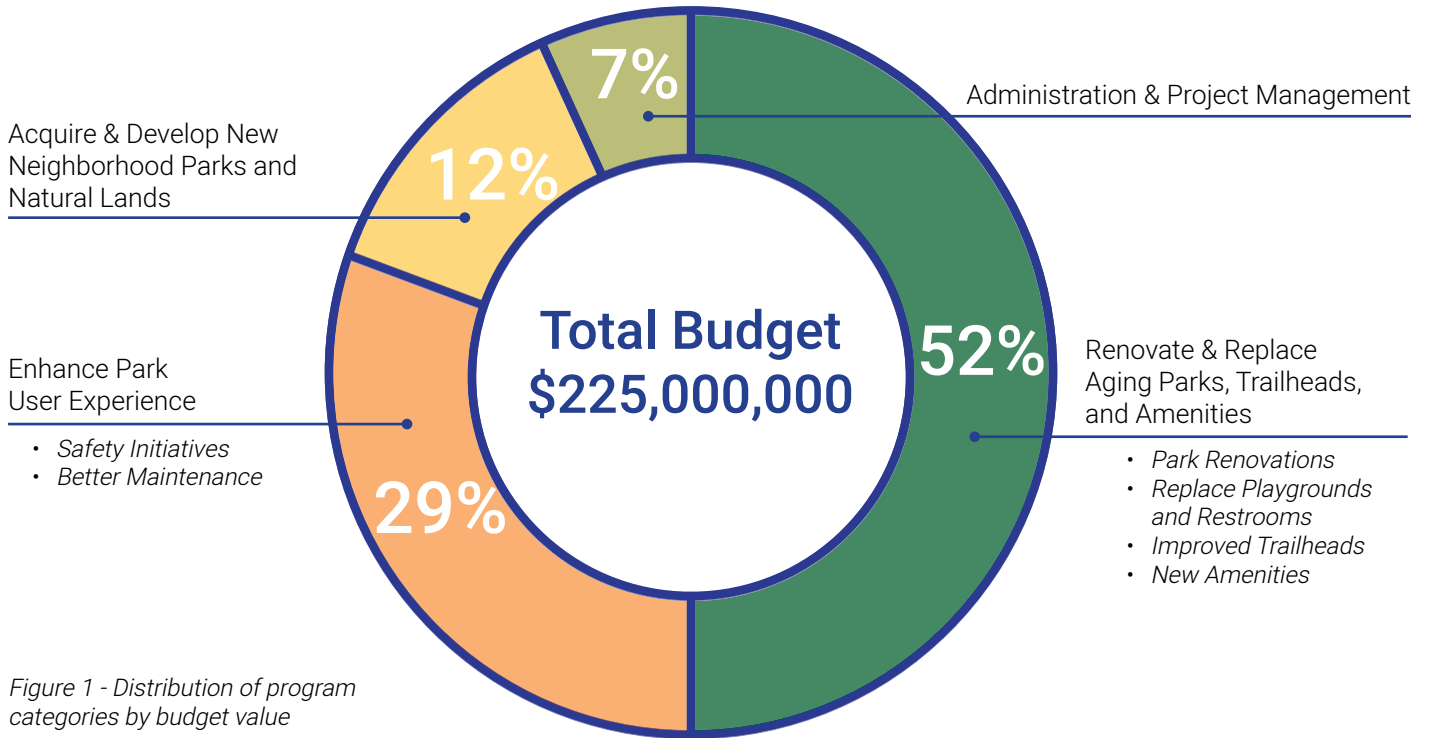


Figure 1 - Distribution of program categories by budget value



Figure 2 - Hierarchy of capital improvements based on overall budget allocation

# Financial Overview

Recommended funding source for proposed park operational and capital improvements is a single-year Levy Lid lift assessing \$0.29/1,000 of assessed property value. If passed, this assessment increases overall city levy assessment just less than 5% totaling approximately \$10.12 per month for the median homeowner in the City of Spokane. The levy lid lift is planned for a duration of 20 years and is estimated to generate approximately \$225,000,000 over that time. Levy value & duration was determined by majority vote of the Citywide Neighborhood Park Executive Committee and Park Board adoption of the levy measure is planned in October 2023.

## Statement of Assumptions

1. City General Fund contribution to City Parks and Recreation will remain as outlined in current City Charter and will not be reduced as an overall percentage of City spending. Any reduction in the contribution from City General Fund to Parks & Recreation will directly reduce the intended impact of this program.
2. By intent, all modeling uses escalation rates for both wages and project cost inflation that are slightly above historical actuals. This conservative approach is designed to not only ensure commitments can be met, but to account for and offset for both direct (i.e. increased water usage) and indirect overhead costs (i.e. interfund allocations for city service departments) that are difficult to forecast and/or trace back to individual projects.
3. All operational and administrative staffing costs were projected using 2023 wage and overhead rates. Operational and administrative staffing costs include 4% compounding annual cost escalation, from 2024 until 2044.
4. All estimated capital project costs were projected using 2023 pricing information. Projects include 3.5% compounding annual cost escalation from 2024 until the anticipated time of project construction.
5. Annual construction cost increase of 3.5% was based on 20-year historical average inflation as obtained from the 'Engineering News-Record Construction Cost Index History' from 2002-2022.
6. All major park renovation and new park construction capital project costs anticipate additional State and/or Federal grants totaling 20% of overall project cost.
7. Capital project costs represent total cost to implement projects, and include allowances for design & engineering services, permitting, construction administration, and Washington State Retail Sales Tax at a rate of 9%.
8. Project scheduling and implementation shall be reviewed annually by park staff with annual project implementation to be determined by park planning and development manager, park operations director, and park director.



# CHAPTER 2

## Enhance Park User Experience



# PARK SAFETY INITIATIVES / VISITOR EXPERIENCE

## Enhance Park User Experience

Scope of Work: **Park Rangers**  
Location: **Citywide**

### Master Plan Goal, Objective, and Strategy

Master Plan Priority Tier: First  
Master Plan Goal: Goal J. Co-existence  
Master Plan Objective: Objective 2. Park Design for Positive Interactions

### Project Description

Approximately 2/3 of Spokane residents surveyed as a part of the 2022 parks and natural lands master plan believe “The City needs to do more to make parks and programs welcoming and accessible”. Many residents throughout public engagement commented about not feeling welcome or safe in parks due to trash, drug use, and encampments. Public spaces are inherently contested space as they are shared by all types of people. This initiative was formed to support co-existence within parks by addressing conflict between park users through adding staff trained on trauma-informed approaches for interacting with users of park spaces.

This initiative will receive a dedicated percentage of levy funds allocated to improvement park safety and improve visitor experience. These additional funds will support hiring additional staff, purchasing and maintaining specialty equipment and vehicles as outlined below:

- Hire additional park ranger staff dedicated to expanding the park ranger program outside of Riverfront Park to provide a physical presence within neighborhood parks where there is high risk of conflict between park users or the park space is contested and unwelcoming. Add approximately (4) FTE, (1) park ranger supervisor, and (3) full time park rangers. It is anticipated that the park rangers will move from park to park in response to the greatest need for their presence. Specific positions will be determined by park ranger supervisor in coordination with the park director.
- Allocate \$40k in annual funding dedicated to purchase & maintain park ranger vehicles and specialty equipment.

### Key Park Safety Improvements

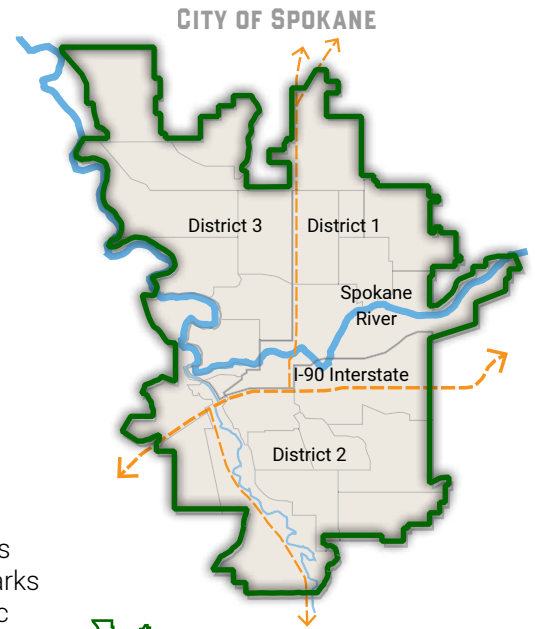
Park Ranger Staff Expansion



Park Ranger Vehicles



Welcoming to the Public



Park Safety Initiatives distributed citywide based on physical need

### Park Rangers Today



# PARK MAINTENANCE & OPERATIONS

## Enhance Park User Experience

Scope of Work: **Maintenance & Operations**  
 Location: **Citywide + Outside City Limits**

### Master Plan Goal, Objective, and Strategy

*Master Plan Priority Tier:* First

*Master Plan Goals & Objectives:*

Goal A. Serving the Under-resourced  
 Objective 3. Focus on Neighborhood and Community Parks.  
 Goal K. Maintain & Care  
 Objective 1. Replace Aged Facilities.

Goal C. Preserve Our Wild  
 Objective 5. Enhance Our Natural Lands With Projects To Restore Ecologies And Build Resilience To Natural Disasters.

### Project Description

'Improving daily maintenance and management of existing parks' was viewed as important or essential by 2/3 of residents surveyed as a part of the 2022 parks and natural lands master plan. Over the past 20 years, the percentage of city funds spent on parks has consistently decreased, declining by 0.3% during that time (totaling \$2.6m in 2021 alone). 6 in 10 residents also felt the city should seek additional funding to maintain its existing offerings. To better meet community expectations for park maintenance and management, additional funds must be dedicated for that purpose.

To improve park operations and maintenance citywide, it is intended that the current park fund contribution to park maintenance and operations remains without being reduced while being augmented with a dedicated percentage of levy funds allocated for park maintenance and operations enhancements. These additional funds will support hiring additional staff, purchasing and maintaining equipment and vehicles as outlined below:

- Hire additional park maintenance staff to maintain developed park grounds, facilities, pools and splash pads citywide. Add approximately (12) FTE, (10) dedicated to maintaining park facilities and grounds citywide and (2) dedicated to maintaining recreation facilities. Specific positions may include (1) foreperson, (1) program specialist, (2) irrigation specialist, (1)

### Key Maintenance & Operations Features

Cleaner Parks



Maintenance Vehicles & Equipment



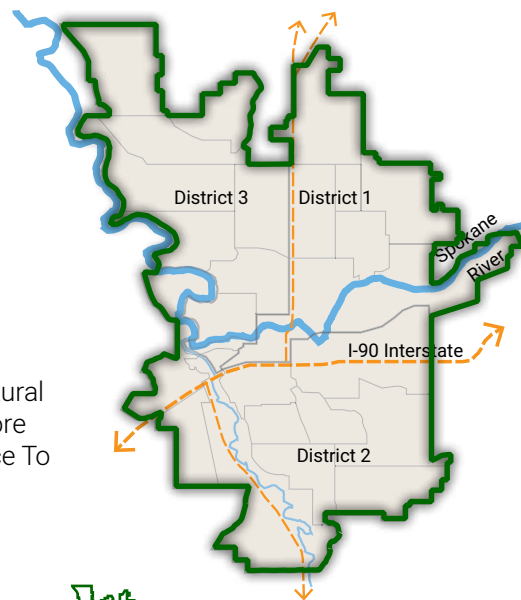
Park Operations Staff Enhancements



Citywide Maintenance Enhancements



CITY OF SPOKANE



Maintenance distributed citywide based on physical need

equipment operator, (1) gardener, (1) tree worker, (3) laborers, (2) park caretakers, and temp seasonal staff (budget dependent). Specific positions will be determined by park operations director in coordination with park director.

- Hire additional staff dedicated to maintenance of park natural lands. Add approximately (2) FTE, including (1) program specialist / trails coordinator, and (1) caretaker. Specific positions will be determined by assistant director of natural resources in coordination with park operations director.
- Allocate \$300k annual funding to replace depreciated fleet of park maintenance equipment. Purchase and maintenance equipment used to maintain parks and natural lands (trip-plex mowers, heavy equipment, small power equipment, specialty tools, etc.)
- Allocate \$200k annual funding to replace depreciated fleet of park vehicles and purchase / lease new vehicles for added employees. Funding dedicated to purchase / lease of light trucks, heavy trucks, and crew vehicles. (1/2-ton & 3/4-ton pickups, Kodiaks, etc.)

*NOTE: Park staffing and equipment needs are dynamic in nature. Actual positions hired and actual equipment / vehicles purchased shall be evaluated continually by park operations management. Staff and equipment purchased shall nonetheless be dedicated to the maintenance and operation of parks citywide.*

# CHAPTER 3

Renovate & Replace  
Aging Parks, Trailheads,  
and Amenities

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# PLAYGROUND IMPROVEMENTS

## Renovate & Replace Aging Parks, Trailheads, and Amenities

Scope of Work: **Design and Construction**  
 Location: **Citywide** - based on physical need

### Project Profiles

Quantity	Project Type
10	Larger (Community) Park Playground Replacements
+/- 22	Smaller (Neighborhood) Park Playground Replacements

### Master Plan Goal, Objective, and Strategy

Master Plan Priority Tier: First  
 Master Plan Goal: Goal K. Maintain and Care  
 Master Plan Objective: Objective 1. Replace Aged Facilities

### Project Description

'Playgrounds' were identified by citizens during the 2022 park and natural lands master plan as the highest priority asset to upgrade within existing parks. A detailed condition rating of all city park playgrounds found nearly 60% of all city park playgrounds have aged beyond their design life, contain major damage, or are no longer functional and require complete replacement to restore proper functionality. Community input received also indicates that caregivers and residents desire more accessible playgrounds than currently offered.

This project will replace all park playgrounds which are rated with a physical condition of 3.0 or higher. This includes replacement of approximately (32) playgrounds citywide, including all (10) large (community) park playgrounds within the city and approximately (22) smaller playgrounds within neighborhood parks citywide. All playground replacements will include dedicated play equipment for both the 2-5 and 5-12 age groups, inclusive play features, and enhanced ADA pathways to the playgrounds from the surrounding park. Large (community) playgrounds will include additional play features and new rubberized play surfacing instead of wood fiber surfacing to further enhance accessibility and quality. Replacement locations & priorities will be determined annually by physical condition.

### Key Playground Improvements

Site Furnishings



Rubberized surfacing



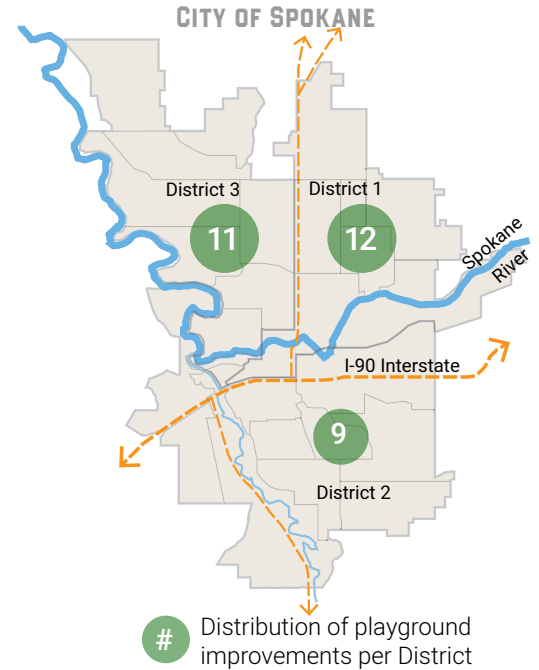
Inclusive play features



ADA accessible equipment



Full playground replacement



### Playground Physical Condition Rating

All larger (community) parks listed below receive major playground replacement **regardless of rating**.

*A.M. Cannon Park, Audubon Park, Comstock Park, Mission Park, Shadle Park, Sky Prairie Park, Thornton Murphy Park, and Underhill Park.*

All smaller (neighborhood) park playgrounds **rated 3.0 to 5.0** receive complete playground replacement.

All smaller (neighborhood) park playgrounds **rated 1.0 to 3.0** receive enhanced maintenance repair.

#### How we rate your park:

- 1.0 = newly constructed or renovated, highly functional
- 2.0 = regular maintenance needed
- 3.0 = minor facility damage, aging facility
- 4.0 = major facility damage, near failure
- 5.0 = complete replacement requirement

*\*rating criteria as per 2022 parks and natural lands master plan*

# RESTROOM IMPROVEMENTS

## Renovate & Replace Aging Parks, Trailheads, and Amenities

Scope of Work: **Design and Construction**  
 Location: **Citywide** - based on physical need

### Project Profiles

Quantity	Project Type
+/- 40	Citywide Restroom Replacements
+/- 45	Citywide Restroom Enhancements

### Master Plan Goal, Objective, and Strategy

Master Plan Priority Tier: First  
 Master Plan Goal: Goal A. Serving the Under-resourced  
 Master Plan Objective: Objective 3. Focus on Neighborhood and Community Parks

### Project Description

The 2022 park and natural lands master plan identified restrooms as the highest priority asset to upgrade and add within city parks. Lack of consistent restroom access & quality were considered a problem by 7 in 10 residents. The large majority of all park restrooms do not meet current ADA accessibility requirements & building code regulations, are easily vandalized or damaged, are difficult to repair once damaged, and are in need of significant repair or replacement to reduce future maintenance burden and meet community expectation.

This project will replace approximately 50% of all park restrooms citywide, totaling approximately (40) individual restrooms buildings. Replacement restrooms will meet modern building code regulation and ADA access requirements and will include enhance ADA pathways to the restrooms from the surrounding park.

The remaining 50% of city restrooms will receive minor upgrades, including fixture replacements, paint, and other minor repairs as required to ensure functionality. Replacement & repair locations & priorities will be determined annually by physical condition.

### Key Restroom Improvements

Family access



Winterization



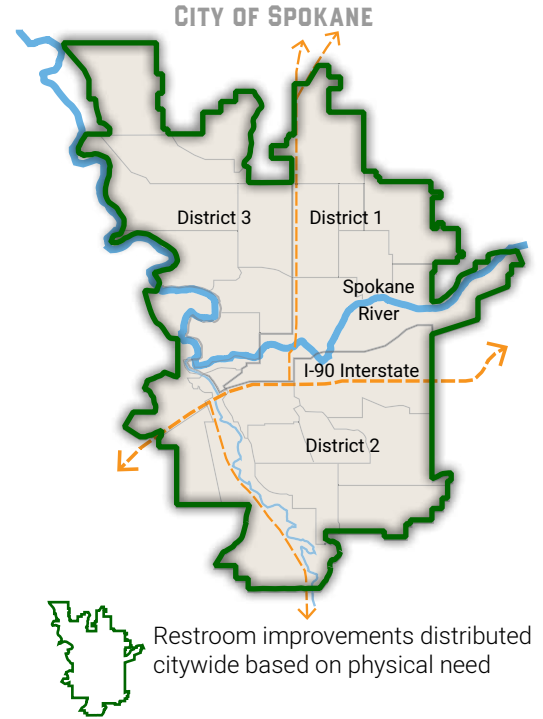
ADA accessibility



Full restroom replacement



More reliable



### Restroom Physical Condition Rating

All citywide restrooms **rated 4.0 to 5.0** receive full facility replacement

All citywide restrooms **rated 2.0 and above** receive enhancements

#### How we rate your park:

- 1.0 = newly constructed or renovated, highly functional
- 2.0 = regular maintenance needed
- 3.0 = minor facility damage, aging facility
- 4.0 = major facility damage, near failure
- 5.0 = complete replacement requirement

*\*rating criteria as per 2022 parks and natural lands master plan*

# IRRIGATION IMPROVEMENTS

## Renovate & Replace Aging Parks, Trailheads, and Amenities

Scope of Work: **Design and Construction**  
 Location: **Citywide** - based on physical need  
 Renovation Size: **Up to 175 acres**

### Master Plan Goal, Objective, and Strategy

*Master Plan Priority Tier* - First

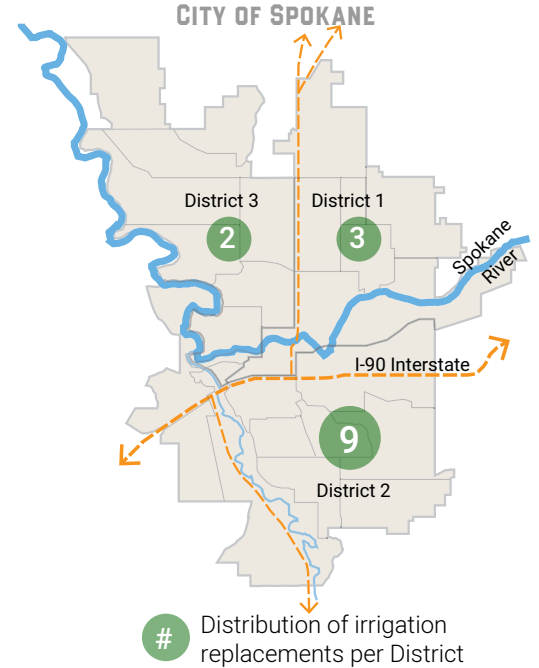
#### Master Plan Goals & Objectives

- Goal F. Improve Water Use Efficiency
  - Objective 1. Reduce Water Needs
  - Objective 2. Improve City-Wide Water Management Practices
  
- Goal K. Maintain and Care
  - Objective 1. Replace Aged Facilities

### Project Description

City of Spokane Parks is the largest single municipal user of city water, consuming approximately 4% of all water pumped citywide to irrigate park lands throughout the community. Numerous park irrigation systems are antiquated and require 'manual operation', ie. maintenance staff must physically 'plug-in' each sprinkler daily to operate the systems. These systems are inefficient, beyond their design lives, labor intensive, and expensive to operate. Additionally, in the 1970's and 1980's, numerous 'manual' systems were retrofitted with 'hydraulic control systems', which rely on highly unreliable components which are no longer manufactured and require replacement to ensure continued operation.

This project replaces approximately 175 acres of antiquated irrigation systems within approximately (13) parks, replaces all 'manual' irrigation systems and several of the most unreliable 'hydraulic' irrigation systems. New irrigation systems will be fully automated, high-efficiency, and include water saving accessories and sensors to further increase watering efficiency. Once complete, irrigation system upgrades significantly reduce labor resources required to complete basic watering, increase watering efficiency, and eliminate the regular need for daytime watering within parks. Landscape conversions from turfgrass to more drought tolerant meadow landscape will be considered for implementation with irrigation upgrades on a case-by-case, site-by-site basis.



### Key Irrigation Improvements

Replace manual & hydraulic systems



Replace antiquated vaults & plumbing



Install modern, efficient systems



Reduced water use



Labor reduction



Increased level of service



# AMENITIES IMPROVEMENTS

## Renovate & Replace Aging Parks, Trailheads, and Amenities

Scope of Work: **Design and Construction**  
 Location: **Citywide**

### Project Profiles

Quantity	Project Type
14	Renovated Sport Courts
1	Add Skate Park / Pump Track
1	Add Disc Golf Course
4-6	All Weather Surface Fields

### Master Plan Goal, Objective, and Strategy

*Master Plan Priority Tier* - First

#### Master Plan Goals & Objectives

Goal A. Serving the Under-resourced  
 Objective 3. Focus on neighborhood and community parks

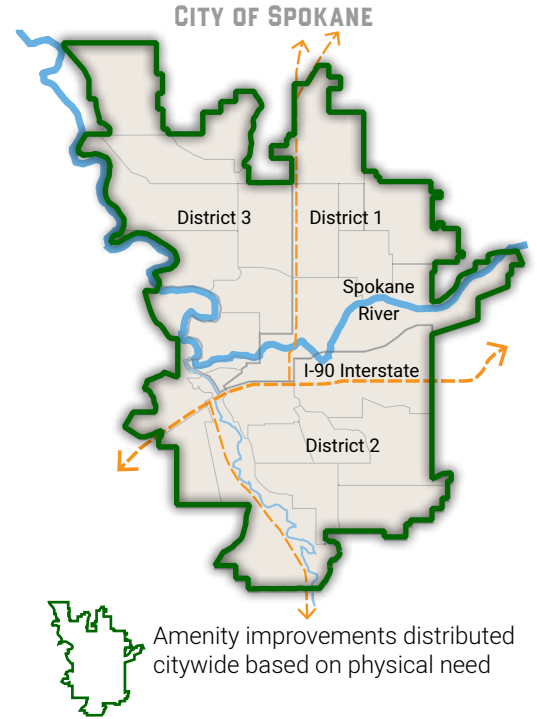
Goal B. Inland Northwest Living  
 Objective 1. Offerings reflect and respond to local recreation and park use trends

### Project Description

Community survey conducted during the 2022 park and natural lands master plan identified several community desires for park amenity improvements – better racquet sport courts, including dedicated courts for pickleball, pump tracks / BMX facilities, disc golf courses, dog parks, and picnic areas were the most requested amenities citywide.

In response to these community desires, this project will:

- Replace all (14) existing racquet sport courts citywide, adding dedicated courts for pickleball as well as tennis.
- Add (4)-(6) new artificial turf, all weather surface multi-use sports fields, (2)-(4) located at former Joe Albi Stadium site adjacent Dwight Merkel Sports Complex, and (2) located at Southeast Sports Complex.
- Construct (1) new disc golf course, at a location to be determined.
- Design (1) new pump track, and seek state grant / partner funding for construction of, preferably in District 1.
- Replace and add site furnishings & picnic tables throughout the city to improve picnic area amenities within parks.



### Key Amenity Improvements



All Weather Surface Field



Disc Golf Course



Picnic Table



Sport Courts



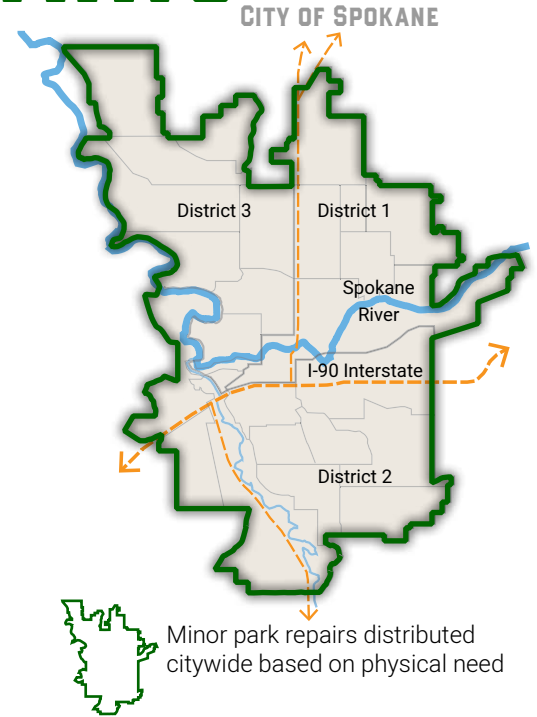
# MINOR PARK REPAIRS

*Renovate & Replace Aging Parks, Trailheads, and Amenities*

Scope of Work: **Continuous Maintenance**  
 Location: **Citywide** - based on physical need

## Master Plan Goal, Objective, and Strategy

Master Plan Priority Tier: First  
 Master Plan Goals: Goal K. Maintain and Care  
 Goal L. Funding Futures  
 Master Plan Objective: Objective 1. Pursue Additional Funding Sources



## Project Description

Over the course of several bond projects, Spokane City Parks has effectively focused investment into targeted 'special use facilities' & amenities. As these large 'one-time' investments have occurred, the Parks Division has not been able to dedicate ongoing funds for regular capital to properly maintain various park assets. Regular minor repair of these park assets throughout the city have therefore been consistently deferred for several decades. Despite this deferral, many minor park amenities and infrastructure still require repair and have not been included within a larger project in this program. It is intended that this fund shall be used to 'fill the gaps' to improve the general condition of minor park assets citywide, and not be utilized to augment the budget of larger projects identified within this program.

This project funding will be dedicated for minor park repairs on an ongoing, annual basis for the upkeep, repair, and minor component replacement of park facilities. These minor repairs may include repair and replacement of playground components, park building & gazebo roofs & windows, parking lots (sealing, striping, repair, etc), park walkways & sidewalks, mechanical systems (boilers/hvac), pool & splash pad components (pumps/pool buildings/slides/pool decks), sewer and water utility lines, lighting systems, and other miscellaneous park features which may not warrant a dedicated project. Specific minor projects will be determined by physical need on an annual basis by the park operations director in coordination with the park planning manager and support staff.

## Key Minor Park Repairs

Playgrounds



Roofs



Parking Lots



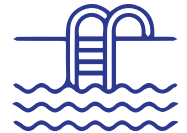
Sidewalks



Boiler / HVAC



Pools



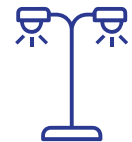
Utilities



Vandalism



Lighting



# TRAILHEAD & TRAIL IMPROVEMENTS

## Renovate & Replace Aging Parks, Trailheads, and Amenities

Scope of Work: **Design and Construction**  
 Locations: **District 2 - Cliff-Cannon and Comstock Neighborhoods**  
**Outside City Limits - Beacon Hill, Palisades, and Fish Creek**

### Project Profiles

Renovation - Palisades Park South Trailhead  
 Development - Palisades Park North Trailhead  
 Development - Cliff Drive / Edwidge Woldson Park Access Trail  
 Development - Beacon Hill Trailheads

### Master Plan Goal, Objective, and Strategy

#### Master Plan Priority Tiers

First (Palisades North / South Trailhead Projects)  
 Third (Cliff Dr / Edwidge Woldson Access Trail Project)

#### Master Plan Goals & Objectives

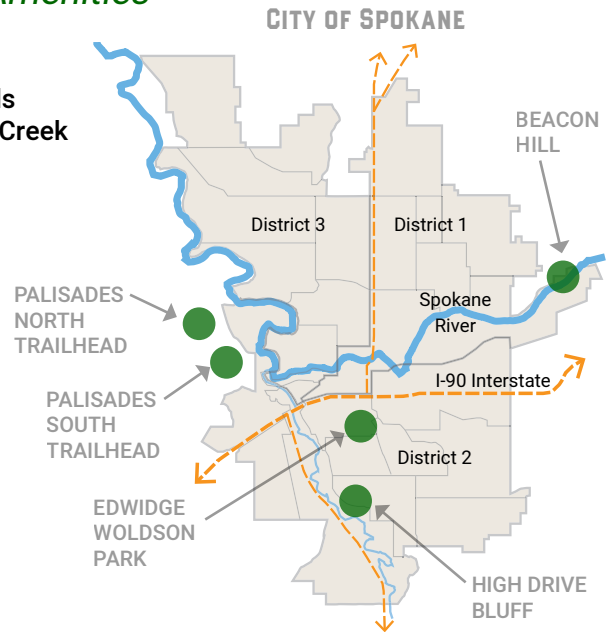
Goal C. Preserve Our Wild  
 Objective 1. Initiate Framework For Natural Land Acquisition Decision Making  
 Objective 5. Enhance Our Natural Lands With Projects To Restore Ecologies  
 And Build Resilience To Natural Disasters

### Project Description

'Trailheads' & 'Trails' were identified by citizens during the 2022 park and natural lands master plan as a top tier community desire. Community input received indicates preference for renovation of existing trailheads prior to the construction of new trailheads, with Districts (1) & (3) expressing stronger preference for trailhead improvements than District (2). Community input also expressed preference for both paved and unpaved trails citywide.

In response to community desire, this project replace and improve trailheads and construct new trail as outlined below:

- Replace the existing trailhead at Palisades Park, near district 3 and develop an additional trailhead to access the newly acquired Rimrock to Riverside portion of Palisades Park.
- Provide supplemental accessory improvements to the newly renovated Beacon Hill trailheads currently being improved near district 1.
- Improve new 'Class 1' paved access trail from Cliff Drive through Edwidge Woldson Park to 7th avenue in district 2 to provide an ADA accessible trail connection to expand walkable park and school access and provide a safer alternative to the 'Tiger Trail'.
- Improve trailhead and trail access to the High Drive Bluff at appropriate location(s), which may include 'Rocket Gulch', or other locations as determined through collaboration with the Friends of the Bluff.
- Allocate a portion of the funding required to complete the Fish Lake Trail Gap @ 'U.P. Junction'. It is not intended that this project fund implementation in its entirety, but rather serve as matching funds for use in partnership with other agencies and grants to complete the connection.



### Trailhead Physical Condition Rating

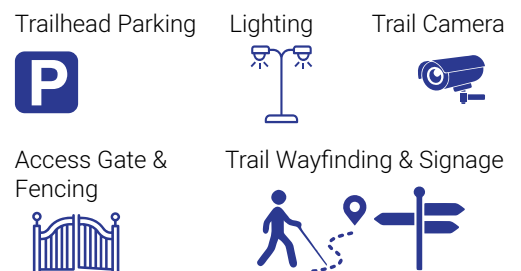
4.0	Palisades Park South Trailhead
N/A	Palisades Park North Trailhead
4.0	Cliff Dr / Edwidge Woldson Park Access Trail
N/A	Beacon Hill Trailheads
2.3	High Drive Bluff

#### How we rate your park:

- 1.0 = newly constructed or renovated, highly functional
- 2.0 = regular maintenance needed
- 3.0 = minor facility damage, aging facility
- 4.0 = major facility damage, near failure
- 5.0 = complete replacement requirement

*\*rating criteria as per 2022 parks and natural lands master plan*

### Key Amenity Improvements



# MINNEHAHA PARK

## Renovate & Replace Aging Parks, Trailheads, and Amenities

### Project Profile

Project Type: **Major Park Renovation**  
 Scope of Work: **Design and Construction**  
 Location: **District 1 - Minnehaha Neighborhood**  
 Renovation Area: **Up to 10 acres**  
 Park Type & Age: **Community Park, Established 1909**

### Master Plan Goal, Objective, and Strategy

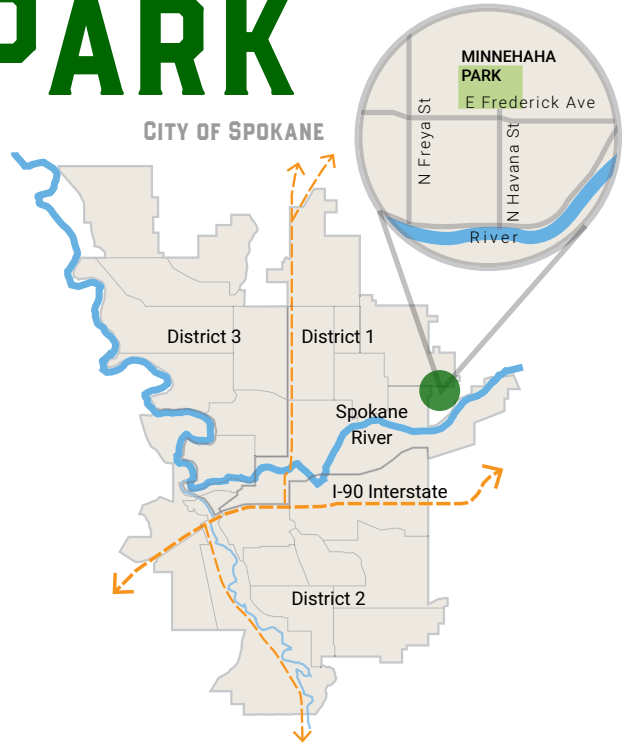
Master Plan Priority Tier: **First**  
 Master Plan Goal: **Goal K. Maintain and Care**  
 Master Plan Objective: **Objective 1. Replace Aged Facilities**

### Project Description

Minnehaha Park is the City's only large (community) park east of Freya and serves residents east of the new North-South Freeway (NSC) who have been adversely impacted by its construction. The park is currently in poor to failing condition, lacks recent investment, is located within the highest social and environmental park equity priority zone, and requires substantial redevelopment to restore its functionality. It is one of three parks identified specifically within the 2022 park and natural lands master plan for major replacement. An initial park renovation concept plan has already been generated with the community.

The planned project will include design, public outreach, and construction phases. Proposed improvements include renovation of up to 10 acres of park area, a large (community) playground, restroom upgrades, splash pad, paved off-street parking lot, neighborhood dog park, paved pathways, ADA improvements, irrigation system, multi-purpose field, connection to existing soft surface trails, landscape restoration, and if budget allows, either a pump-track or a sport court complex (depending on community preference).

### Existing Park Photos



### Park Physical Condition Rating

**4.2 - Major Facility Damage**

#### How we rate your park:

- 1.0 = newly constructed or renovated, highly functional
- 2.0 = regular maintenance needed
- 3.0 = minor facility damage, aging facility
- 4.0 = major facility damage, near failure
- 5.0 = complete replacement requirement

*\*rating criteria as per 2022 parks and natural lands master plan*

### Key Proposed Improvements

- Sport Court Renovation / Pump Track .....
- Dog Park .....
- Splash Pad .....
- Playground Replacement .....
- Multi-use Field .....

# GRANT PARK

*Renovate & Replace Aging Parks,  
Trailheads, and Amenities*

## Project Profile

Project Type: **Major Park Renovation**  
 Scope of Work: **Design and Construction**  
 Location: **District 2 - East Central Neighborhood**  
 Renovation Area: **Up to 9 acres**  
 Park Type & Age: **Neighborhood Park, Established 1908**

## Master Plan Goal, Objective, and Strategy

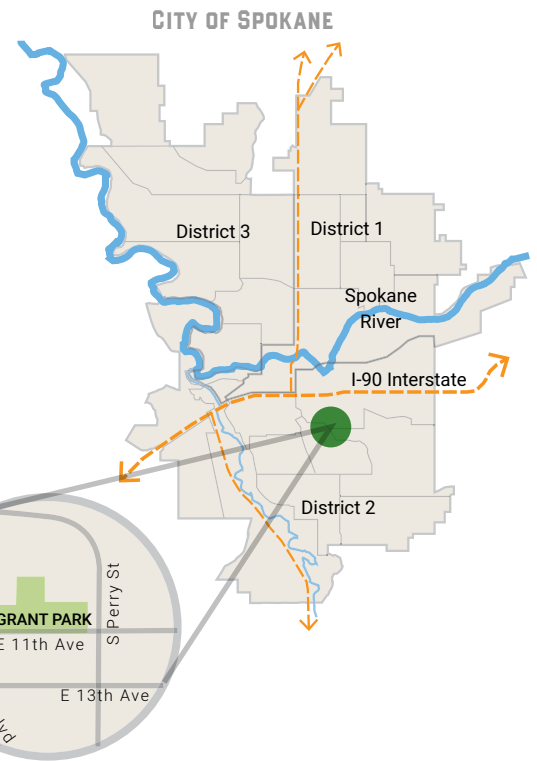
Master Plan Priority Tier: First  
 Master Plan Goal: Goal K. Maintain and Care  
 Master Plan Objective: Objective 1. Replace Aged Facilities

## Project Description

Grant Park, located immediately adjacent the bustling South Perry business district, is currently in poor to failing condition, lacks recent investment, and is located within the highest social and environmental park equity priority zone. Park infrastructure and amenities require complete replacement to restore proper functionality.

The planned project will include design, public outreach, and construction phases. Proposed improvements include renovation of up to 9 acres of park area, full replacement of the east parking lot and upgrades to the west parking lot, a new farmer's market courtyard space with support utilities, playground, splash pad, sport courts, paved pathways, ADA improvements, irrigation, and park landscape restoration.

## Existing Park Photos



## Park Physical Condition Rating






**4.0 - Major Facility Damage**

### How we rate your park:

- 1.0 = newly constructed or renovated, highly functional
- 2.0 = regular maintenance needed
- 3.0 = minor facility damage, aging facility
- 4.0 = major facility damage, near failure
- 5.0 = complete replacement requirement

*\*rating criteria as per 2022 parks and natural lands master plan*

## Key Proposed Improvements

- Sport Court Renovation 
- Community Garden 
- Playground Replacement 
- Ballfields 
- Restroom Renovation 

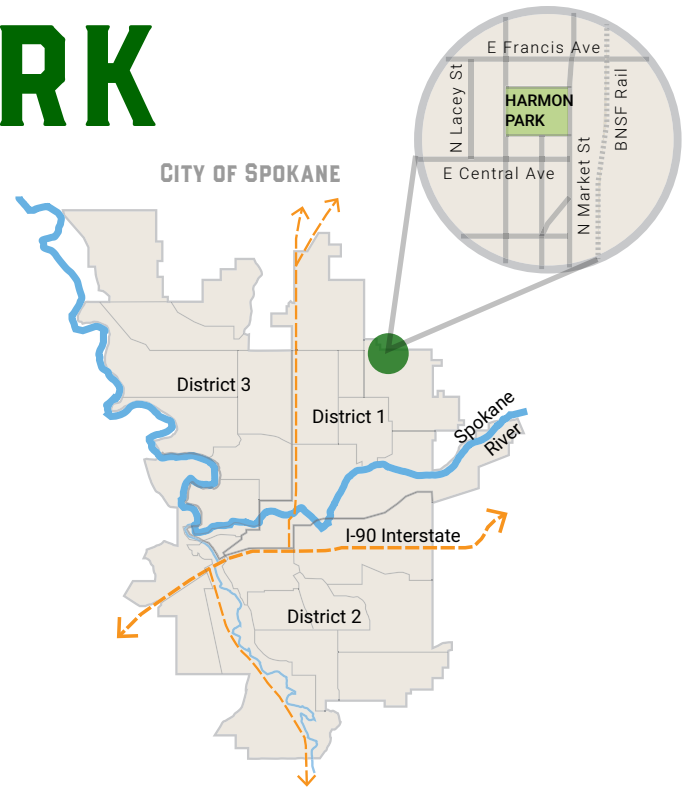


# HARMON PARK

*Renovate & Replace Aging Parks, Trailheads, and Amenities*

## Project Profile

Project Type: **Major Park Renovation**  
 Scope of Work: **Design and Construction**  
 Location: **District 1 - Hillyard Neighborhood**  
 Renovation Area: **Up to 10 acres**  
 Park Type & Age: **Neighborhood Park, Established 1933**



## Master Plan Goal, Objective, and Strategy

Master Plan Priority Tier: First  
 Master Plan Goal: Goal K. Maintain and Care  
 Master Plan Objective: Objective 1. Replace Aged Facilities

## Project Description

Harmon-Shipley Park, located near Francis and Market in northeast Spokane, functions as a large community gathering location and is currently in poor to failing condition, lacks recent investment, and is located within the highest social and environmental park equity priority zone. The majority of the park's infrastructure and amenities require complete replacement to restore proper functionality.

The planned project will include design, public outreach, and construction phases. Proposed improvements include renovation of up to 10 acres of park area, a new large (community) playground, restroom, sport courts, paved pathways, ADA improvements, utility hookups for events, irrigation, multi-purpose field space, park landscape restoration and if funding permits, a new splash pad.

## Park Physical Condition Rating

**3.8** - Aging Facility, many components have major facility damage

### How we rate your park:






- 1.0 = newly constructed or renovated, highly functional
- 2.0 = regular maintenance needed
- 3.0 = minor facility damage, aging facility
- 4.0 = major facility damage, near failure
- 5.0 = complete replacement requirement

*\*rating criteria as per 2022 parks and natural lands master plan*

## Existing Park Photos



## Key Proposed Improvements

- Sport Court Renovation ..... 
- Irrigation Replacement ..... 
- Playground Replacement ..... 
- Multi-purpose Field Space ..... 
- Restroom Renovation ..... 

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# CHAPTER 4

Acquire & Develop New  
Neighborhood Parks  
and Natural Lands



# SOUTHEAST LAND ACQUISITION

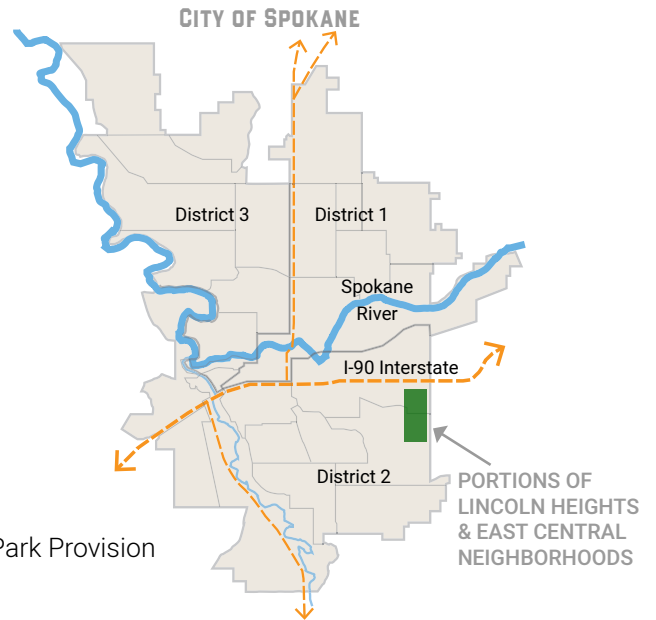
## Acquire & Develop New Neighborhood Parks and Natural Lands

### Project Profile

Project Type: **New Pocket Park**  
 Scope of Work: **Land Acquisition**  
 Locations: **District 2 - Lincoln Heights & East Central Neighborhoods**  
 Proposed Park Size: **1 - 2 acres**

### Master Plan Goal, Objective, and Strategy

Master Plan Priority Tier: **Second**  
 Master Plan Goal: **Goal A. Serving the Under-resourced**  
 Master Plan Objective: **Objective 1. Address Geographic Gaps In Park Provision**



### Project Description

Spokane’s East Central & Lincoln Heights neighborhoods are located within medium and high social and environmental park equity priority zones and are home to several developed parks within the western neighborhood reaches. While residents West of Ray Street enjoy easy access to these facilities, residents living east of Freya & Ray Streets face a significant barrier crossing this high-capacity roadway to access existing park lands. As a result, more than 2,600 neighborhood households lack walkable access to a park, and the 2022 park and natural lands master plan identified acquiring land to improve park access for residents as a priority need for this area.

The planned project will include land acquisition only. Target land acquisition should be approximately 1-2 acres in size and may be either undeveloped or developed. Land acquired should be east of Freya Street between Hartson and 21st Street, with walkable access to as many homes as possible. Land acquired will be held in its acquired state until future park development funding is secured in the future.

### Attributes of Desired Property

- Undeveloped Land .....
- Walkable Destination .....
- Centrally Located .....
- Proximity to Public Transit .....

# RIVER ACCESS IMPROVEMENTS

## Acquire & Develop New Neighborhood Parks and Natural Lands

### Project Profile

Project Type: **Water Access Improvements**  
 Scope of Work: **Design and Construction**  
 Locations: **District 1 - Boulder Beach**  
**District 3 - Three Islands Park**

### Master Plan Goal, Objective, and Strategy

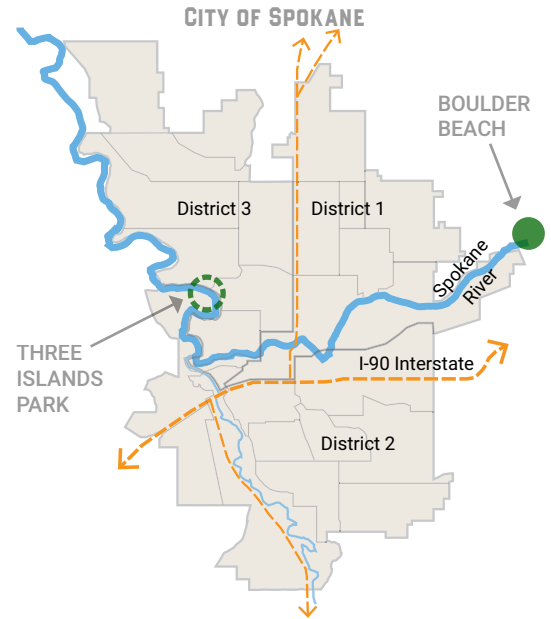
Master Plan Priority Tier: First  
 Master Plan Goal: Goal E. Care for and Activate the Spokane River  
 Master Plan Objective: Objective 1. Develop additional universally accessible water access points

### Project Description

According to survey & market analysis from the 2022 park and natural lands master plan, 'fishing' / 'freshwater access' is one of the top five local activities by number of participants. As a result, increasing opportunities to access the Spokane river was identified as a tier 1 community priority. Particularly, the plan recommends 'developing additional universally accessible water access points for fishing access, including non-motorized boat launch, SUP & kayaking with adequate parking'. Access points should incorporate ADA design best practices for developing water access points.

The planned project will include:

- Design and construction phases for water access improvements a boulder beach near District 1 to expand ADA access and provide additional parking on the north side of Upriver Drive.
- Design only for a new ADA accessible non-motorized boat access point on the 'Three Islands' property within District 3 near the west end of the TJ Meenach bridge. Design will conceptualize a new paved parking lot / trailhead, ADA accessible trail, non-motorized boat access ramp, and potential swimming area. Construction funding for this property will need to be secured via grants and partnerships in the future to implement these improvements.



### Key Proposed Amenities

- Improved Trailheads
- Expand Parking
- Add ADA Parking

### ADA Accessible Watercraft Access



### Street View Today



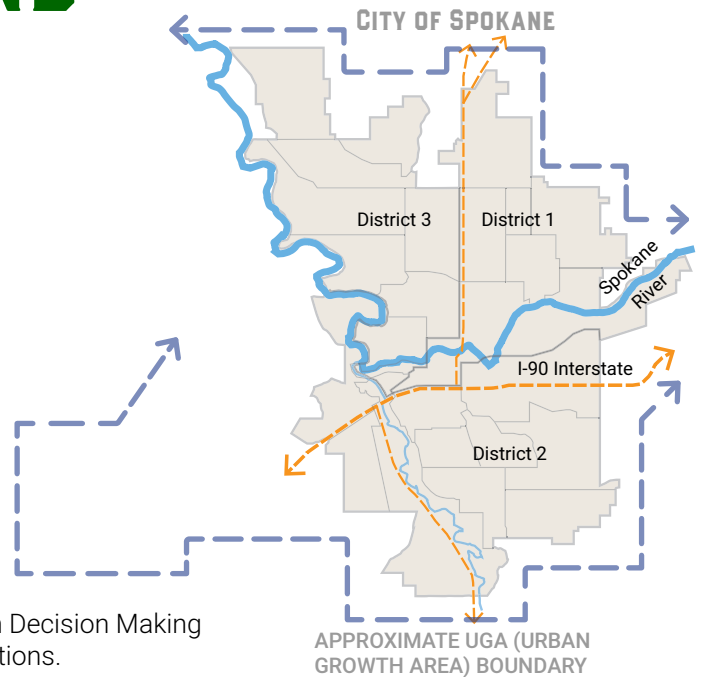
### Precedent Imagery (CONCEPT ONLY)



# NATURAL LANDS MANAGEMENT PLAN & ACQUISITION FUND

## Acquire & Develop New Neighborhood Parks and Natural Lands

Scope of Work: **Planning & Land Acquisition**  
 Location: **Citywide + Outside City Limits**



### Master Plan Goal, Objective, and Strategy

Master Plan Priority Tier: Second

#### Master Plan Goals & Objectives

Goal C. Preserve Our Wild

- Objective 1. Initiate Framework For Natural Land Acquisition Decision Making
- Objective 2. Further Regional Partnerships For Land Acquisitions.
- Objective 3. Initiate Interdisciplinary Partnerships For Land Management.

### Project Description

According to community survey during the 2022 park and natural lands master plan, 93% of Spokane residents desire to protect wildlife habitat, conserve native plants, sensitive landscape and forests and preserve areas with beautiful or unique natural habitat. Despite rapid development of natural land within and immediately adjacent the City of Spokane, City Parks does not have a comprehensive strategy for the acquisition and maintenance of park natural lands, nor does it allocate dedicated funding to acquiring additional natural lands for preservation.

In response to community affinity for natural land, this program element will:

- Fund creation of a citywide 'Natural Lands Acquisition and Management Plan'. The plan shall include significant community input from subject matter experts, partner agencies (Spokane County, WDFW, etc.), citizen scientists, and community members.
- Create a dedicated fund for acquisition of priority natural lands identified within the acquisition and management plan, allocating approximately \$125,000 annually plus yearly escalation for property acquisition.

### Key Planning Approaches

Assess City Owned Land and Potential Future Acquisitions



Establish Funding



Reduce Fuel Consumption



Restoration & Conservation



Land Maintenance & Management



Preserve Local Identity

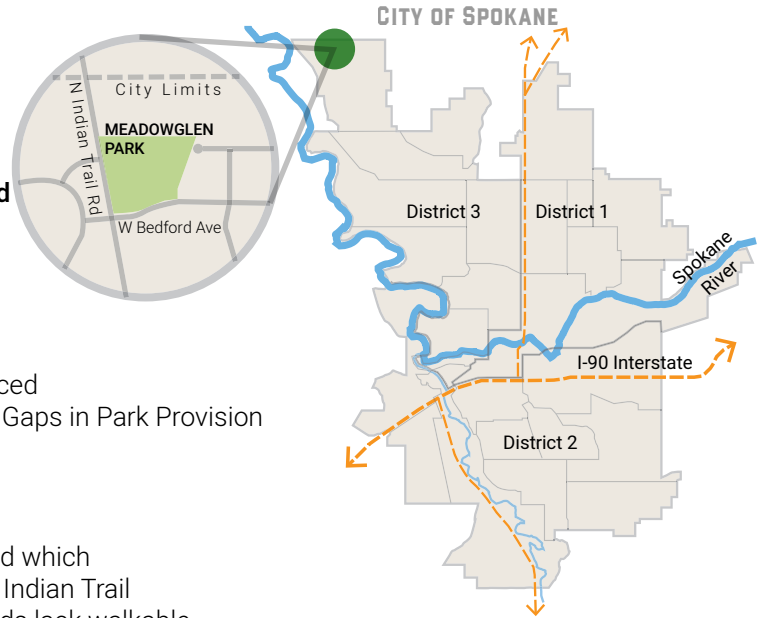


# MEADOWGLEN PARK

## Acquire & Develop New Neighborhood Parks and Natural Lands

### Project Profile

Project Type: **New Neighborhood Park**  
 Scope of Work: **Design and Construction**  
 Location: **District 3 - North Indian Trail Neighborhood**  
 Park Size: **Up to 14 acres**



### Master Plan Goal, Objective, and Strategy








Master Plan Priority Tier: First  
 Master Plan Goal: Goal A. Serving the Under-resourced  
 Master Plan Objective: Objective 1. Address Geographic Gaps in Park Provision

### Project Description

Meadowglen Park consists of +/-30 acres of city owned land which sits undeveloped within Spokane's rapidly developing North Indian Trail Neighborhood. More than 2,800 of neighborhood households lack walkable access to a park, making the neighborhood's 'park walkability' score the worst in the city. Developing Meadowglen Park significantly improves park access for residents within this neighborhood by creating walkable access to a developed park for over 650 households. It is one of three parks identified specifically within the 2022 park and natural lands master plan for major replacement and has been a primary desire for the neighborhood for over two decades. An initial park renovation concept plan has already been generated with the community.

The planned project will include design, public outreach, and construction phases. Proposed improvement includes new development of up to 14 acres of park area and preservation of at least 16 acres of property as natural land. Proposed improvements include a new neighborhood playground, restroom and associated utilities, pavilion / gazebo structure, paved off-street parking lot, sport court, paved pathways, ADA improvements, irrigation system, multi-purpose turf field, connection to existing soft surface trails, and landscape improvements. It is envisioned that this project will consciously limit the amount of turfgrass and include large portions of 'meadow landscape'. Should funding permit, neighborhood dog park and/or splash pad may also be included.

### Key Proposed Amenities

- Covered Picnic Area 
- Restroom 
- Playground 
- Sport Court 
- Native Meadow Grassland 
- Multi-use Trails 
- STA Transit Stop 

### Street View Today



### Conceptual Master Plan Imagery





# SHILOH HILLS PARK

## Acquire & Develop New Neighborhood Parks and Natural Lands

### Project Profile

Project Type: **New Neighborhood Park**  
 Scope of Work: **Design and Construction**  
 Location: **District 1 - Shiloh Hills Neighborhood**  
 Land Acquisition Size: **5 - 10 acres**

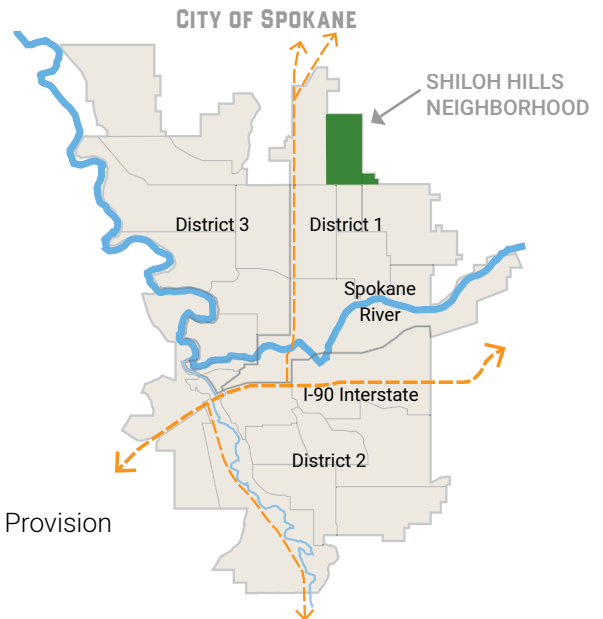
### Master Plan Goal, Objective, and Strategy

Master Plan Priority Tier: First  
 Master Plan Goal: Goal A. Serving the Under-resourced  
 Master Plan Objective: Objective 1. Address Geographic Gaps In Park Provision







### Project Description

The Shiloh Hills neighborhood, located in Northeast Spokane, is home to a large number of apartment homes, is highly socially vulnerable, is located within the highest social and environmental park equity priority zone, and more than 1,820 of neighborhood households lack walkable access to a park. In particular, residents east of Nevada Street have no walkable access to a park. Acquisition and development of a park in this vicinity is one of three priority 'new park development' projects identified specifically within the 2022 park and natural lands master plan and is listed as a 'very high priority'.

The planned project will include land acquisition, planning, design, public outreach, and construction phases. The priority for land acquisition is undeveloped property located north of Francis Street, East of Nevada Street, with walkable access to as many apartment homes as possible. Target land acquisition size is between 5-10 acres in size. Proposed improvements include a new neighborhood playground, restroom, sport court, paved pathways, ADA improvements, irrigation system, multi-purpose turf field, and landscape improvements. Should funding permit a splash pad may also be included.



### Key Proposed Amenities

- Sport Court 
- Covered Picnic Area 
- Restroom 
- Multi-use lawn 
- Playground 
- STA Transit Stop 

### Precedent Imagery (FOR CONCEPT REVIEW ONLY)



# QUALCHAN HILLS PARK

## Acquire & Develop New Neighborhood Parks and Natural Lands

### Project Profile

Project Type: **New Community Park**  
 Scope of Work: **Design and Construction**  
 Location: **District 2 - Latah/Hangman Neighborhood**  
 Proposed Park Size: **Up to 15 acres**

### Master Plan Goal, Objective, and Strategy

Master Plan Priority Tier: **First**  
 Master Plan Goal: **Goal A. Serving the Under-resourced**  
 Master Plan Objective: **Objective 3. Address Geographic Gaps in Park Provision**

### Project Description

Qualchan Hills Park consists of +/-16 acres of city owned land which sits undeveloped within Spokane's rapidly developing Latah Hangman Neighborhood. More than 2,100 neighborhood households lack walkable access to a park, making the neighborhood's 'park walkability' score the second worst in the city. Despite rapid residential planned-unit-development which includes privately maintained parks for nearby residents, no developed public park land exists east of Highway 195. Developing Qualchan Hills Park significantly improves park access for residents within this neighborhood by creating public park access for PUD & non-PUD residents alike. It is one of three parks identified specifically within the 2022 park and natural lands master plan for new park development. The property sits adjacent to school district lands – making a joint development of a school & park a possibility.

The planned project will include design, public outreach, and construction phases. Proposed improvements include new development of up to 10 acres of park area, including a new large (community) playground, restroom and associated utilities, pavilion / gazebo structure, splash pad, paved off-street parking lot, sport court, paved pathways, ADA improvements, irrigation system, multi-purpose turf field and landscape improvements, and if desired by the community, a potential neighborhood dog park. It is envisioned that this project will consciously limit the amount of turfgrass and include large portions of 'meadow landscape' and will plant an 'enhanced buffer landscape' along Hangman Creek.

### Key Proposed Amenities

Sport Court



Enhanced Shoreline Buffer



Restrooms



Multi-use Lawn



Playground



STA Transit Stop



### Street View Today



### Precedent Imagery (CONCEPT ONLY)



# CHAPTER 5

## Administration & Project Management



# ADMINISTRATION & PROJECT MANAGEMENT

## Administration & Project Management

Scope of Work: **Project Administration, Management & Support**

### Master Plan Goal, Objective, and Strategy

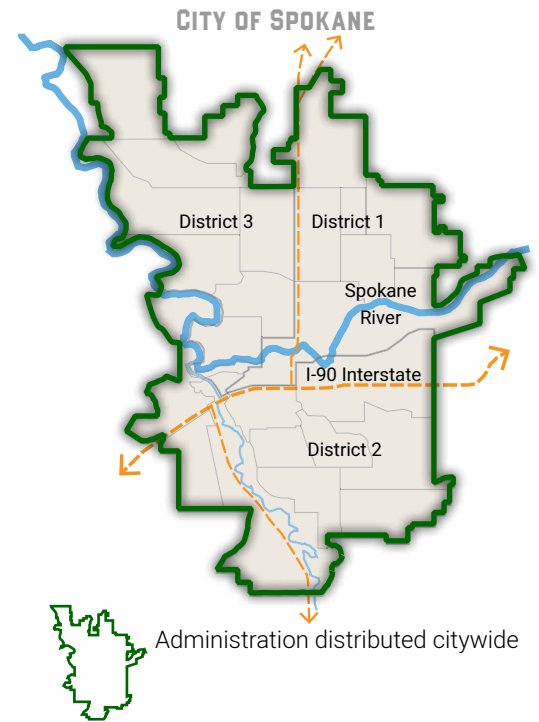
Master Plan Priority Tier: N/A  
Master Plan Goal: N/A  
Master Plan Objective: N/A

### Project Description

Approximately 63% of all levy program funding is allocated to capital improvement, physical repair, and land acquisition within the city's park system. Successful implementation of the proposed capital improvements required detailed planning, public engagement, scheduling, management, design, bidding and construction administration, as well as accounting, audit and legal consultation. In lieu of retaining expensive project management consulting services, this program element expands the park planning group, which oversees and implements park capital projects and associated planning work. Hiring additional 'in-house' engagement, project management, and accounting staff enhances familiarity with the park system, reduces overall cost of administration, and retains only a limited amount of specialty professional services.

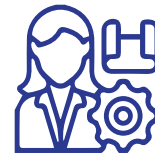
These funds will support hiring additional staff and providing the miscellaneous office equipment and supplies required by these staff as outlined below:

- Hire additional program management to implement, oversee and support implementation of the proposed capital program. Add approximately (6) FTE within the park administration division. Specific positions may include (1) project managers, (1) landscape architect or planner, (1) capital project accountant, (2) park planning technicians, and (1) clerk 2. Specific positions will be determined by park planning and development manager in coordination with the park director.
- Create allowance for legal and audit consulting services to ensure levy funds are appropriately allocated and administered.



### Key Administrative Soft Costs

Project Management



Office Staff



Public Engagement



Compliance



*NOTE: Any funds not utilized for Administration & Project Management shall be utilized to fund additional capital improvements.*

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# **CHAPTER 6**

## Implementation & Next Steps

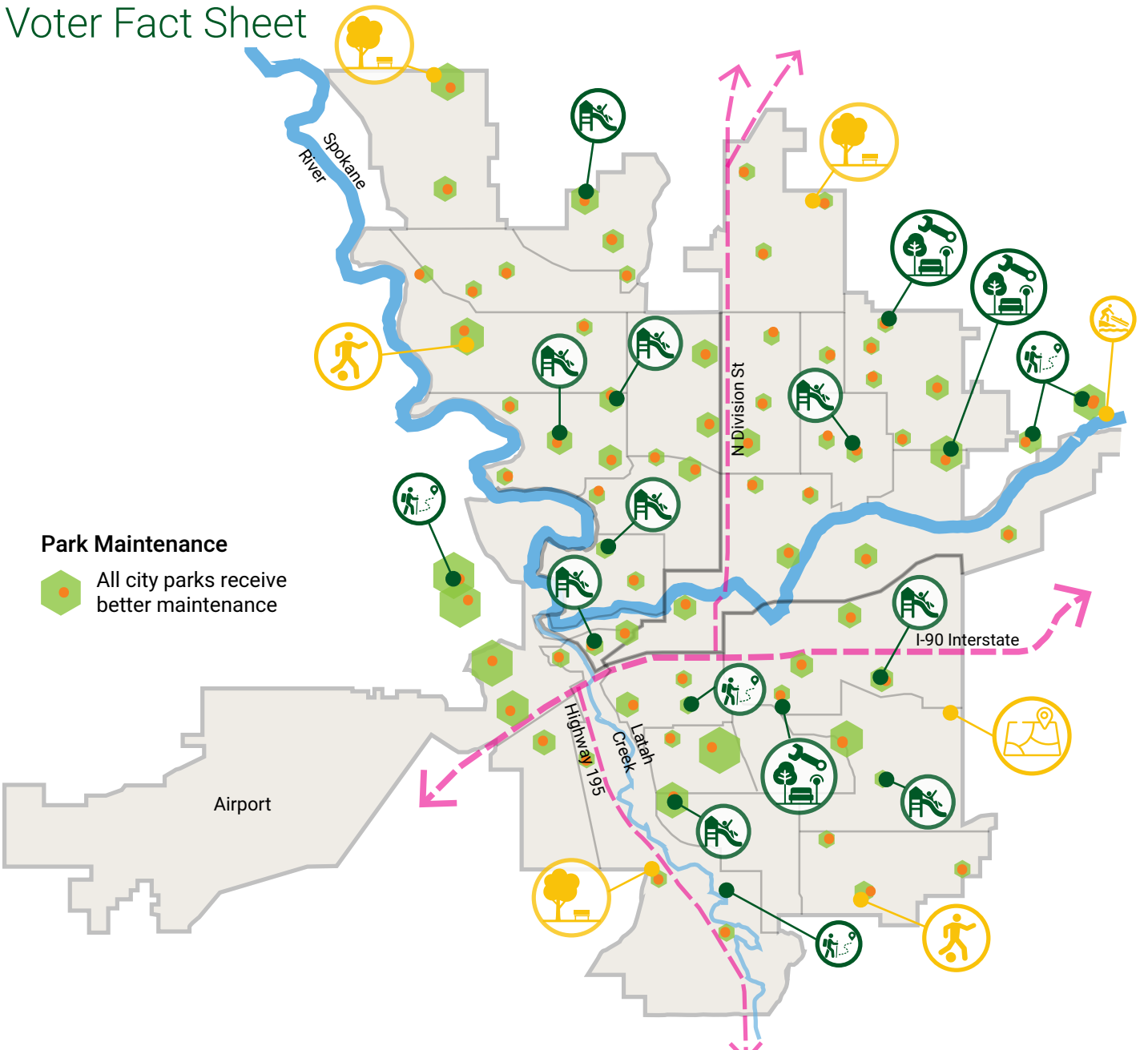
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*Figure 3 (opposite) - City of Spokane map illustrating a snapshot of the major park improvements to successfully building healthy neighborhoods, and healthy parks.*




# HEALTHY NEIGHBORHOODS, HEALTHY PARKS


## Voter Fact Sheet







### Park Maintenance

 All city parks receive better maintenance

### Renovate & Replace Aging Parks, Trailheads, and Amenities

-  Major Park Renovation
-  Trails & Trailhead Improvements
-  New Large Community Playground

### Acquire & Develop New Parks and Natural Lands

-  New Neighborhood Park
-  Land Acquisition
-  ADA Trailhead & River Access Improvements
-  All-Season Field

# THANK YOU



*As Adopted by Park Board - October 12, 2023*