

Brentwood Park Master Plan & Improvements

Existing Conditions Analysis

Public Meeting #1

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Project Background

Prioritization

PARKS, RECREATION, CULTURAL RESOURCES SYSTEM PLAN

- Adopted May 2014
- Publicly identified system priorities
 - Maintain existing parks and reinvigorate existing facilities
 - Greenway and sidewalk connectivity to neighborhoods
 - Improve athletic fields and playgrounds
- Capital Improvement analysis of park sites, infrastructure, facilities and greenways
- Brentwood Park determined to be a

Priority Project



Funding

2014 PARKS BOND






- Voted on November 2014
- Parks and Facilities Improvement Projects (14 Total Projects)
- \$2 million for Master Plan update and Project Implementation



Site Context



LEGEND:

-  FIRE STATION
-  EMS STATION
-  SCHOOL
-  GREENWAY
-  OPEN SPACE
-  STREAM
-  FLOODPLAIN
-  WATER



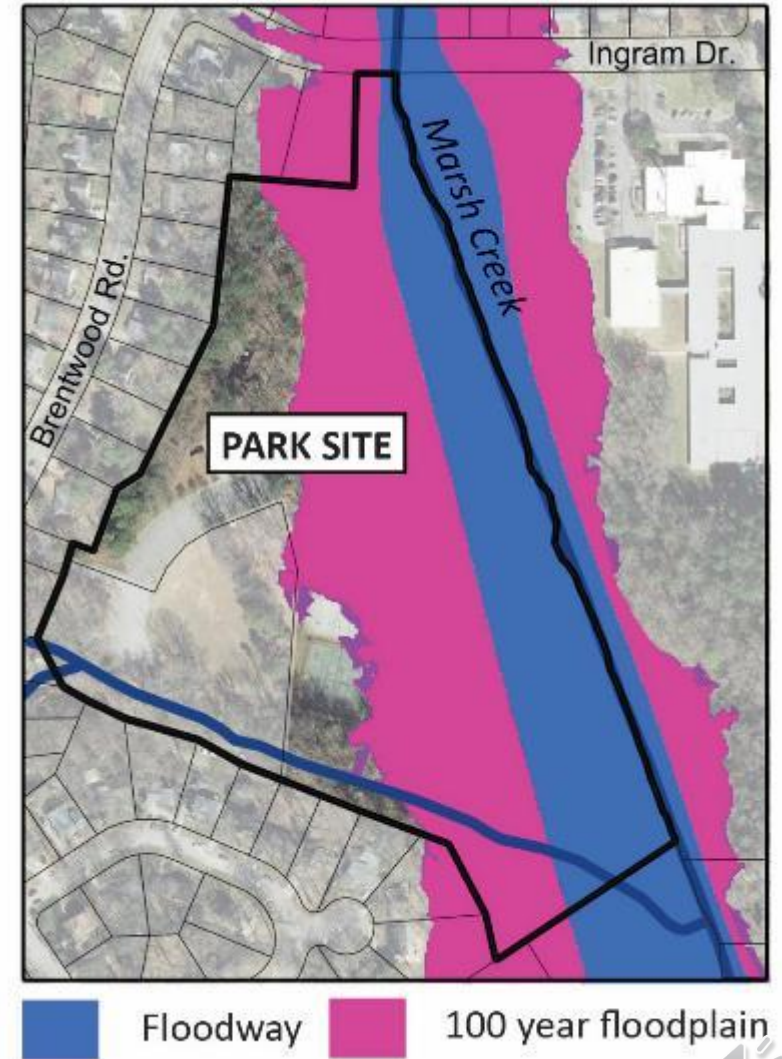
Site Conditions

- Existing 19.5 acre City of Raleigh Park
- An additional 6.71 acre dedicated greenway parcel is located to the south, with proposed greenway
- Within Brentwood Neighborhood and Atlantic CAC
- Adjacent to Brentwood Elementary School
- Vehicular access at Vinson Drive off of Brentwood Road
- Pedestrian access at Ingram Drive and Glenraven Dr.
- Marsh Creek Greenway and other trails (.75 mile), 2 existing pedestrian bridges
- Neighborhood Center, restroom, picnic shelter, parking, ball field, multipurpose field, playground, tennis courts and basketball



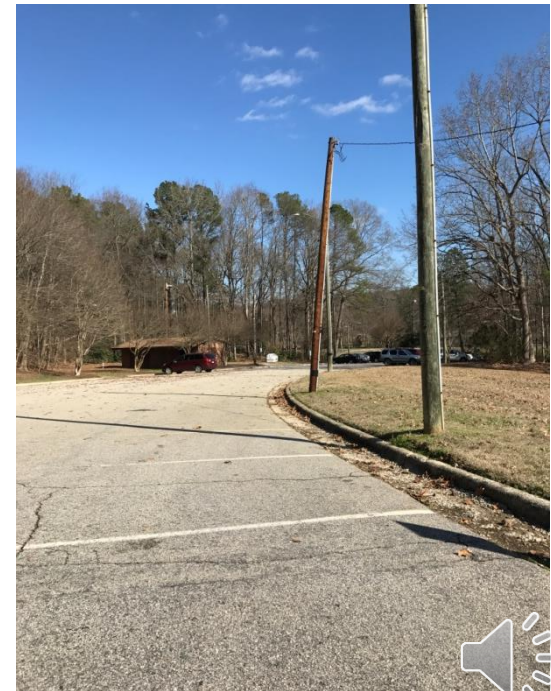
Site Conditions - Environmental

- Hydrology
 - Two jurisdictional streams on the site, two jurisdictional wetlands - all subject to the Clean Water Act
 - Both are subject to the Neuse River Riparian Buffer Rule
 - Marsh Creek is a FEMA regulated stream
- Topography/elevation - steep areas along the edge of the floodway
- Diverse plant and animal communities
 - Upland Forest
 - Bottomland Hardwood Forest
 - Riverine Swamp Forest
- Flooding, stream buffers and bad soils will be site constraints to development



Site Conditions – Existing structures/infrastructure

- Neighborhood Center
- Restroom building
- Picnic shelter
- Parking lot
- Two pedestrian bridges
- Storm drainage, sewer
- Lighting



Site Conditions – Existing Recreational Facilities

Tennis Courts (2) – good condition

Ball field – good condition

Basketball Courts (4) – good condition

Open play area – good condition

Marsh Creek Greenway and other site trails
(total .75 mile) – good/fair condition

Multipurpose Field – fair condition

Playground – poor condition



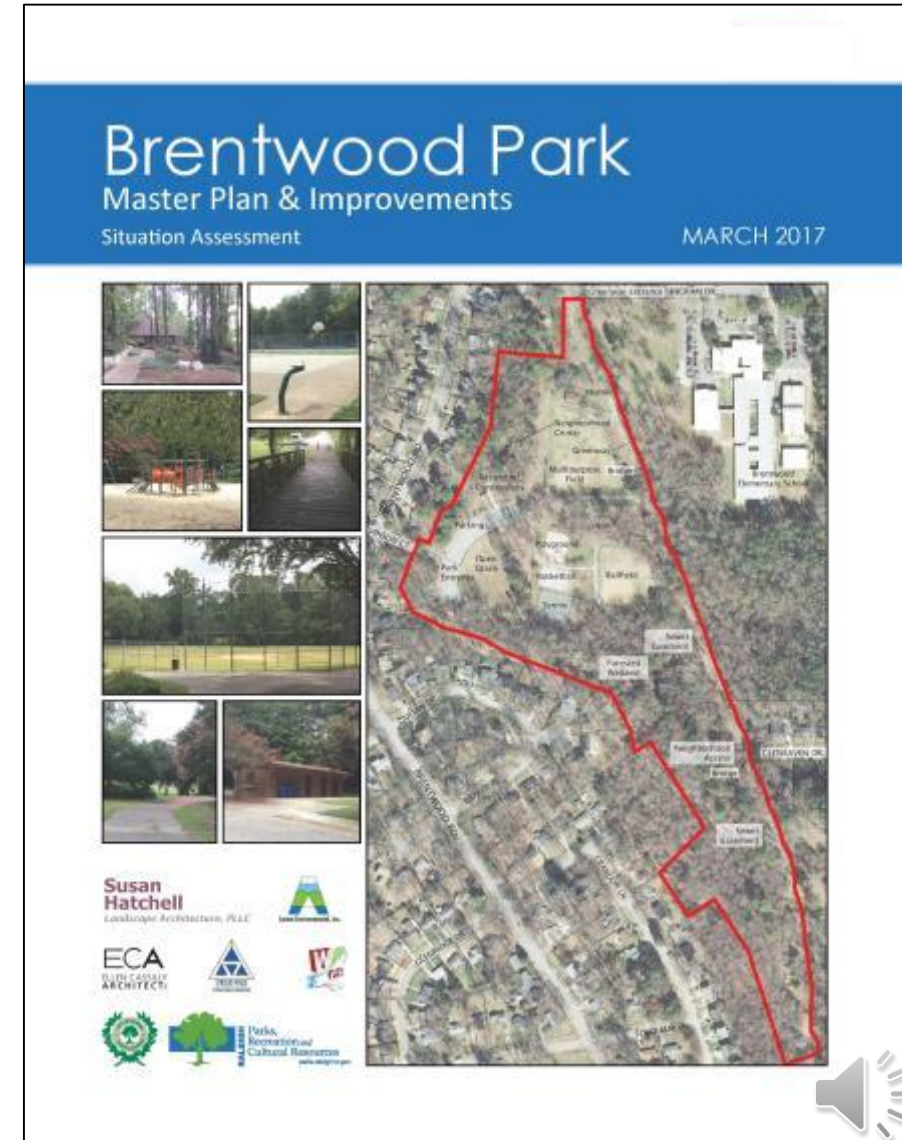
Situation Assessment

Community Outreach to Date:

- 84 surveys completed
- Two presentation at Atlantic CAC
- Project website (City of Raleigh)
- Presented to Parks Board, City Council

Future Outreach:

- Direct mailings to owners of adjacent properties
- Public Workshops
- CPC Meetings



Community Survey Results

Parks, Recreation and Cultural Resources Needed

- Fitness & Wellness (13.41%)
- Aquatics (10.98%)
- Family (9.76%)
- Senior Adult (8.54%)
- Nature (7.32%)



Community Survey Results

Amenities to be Provided at the Park

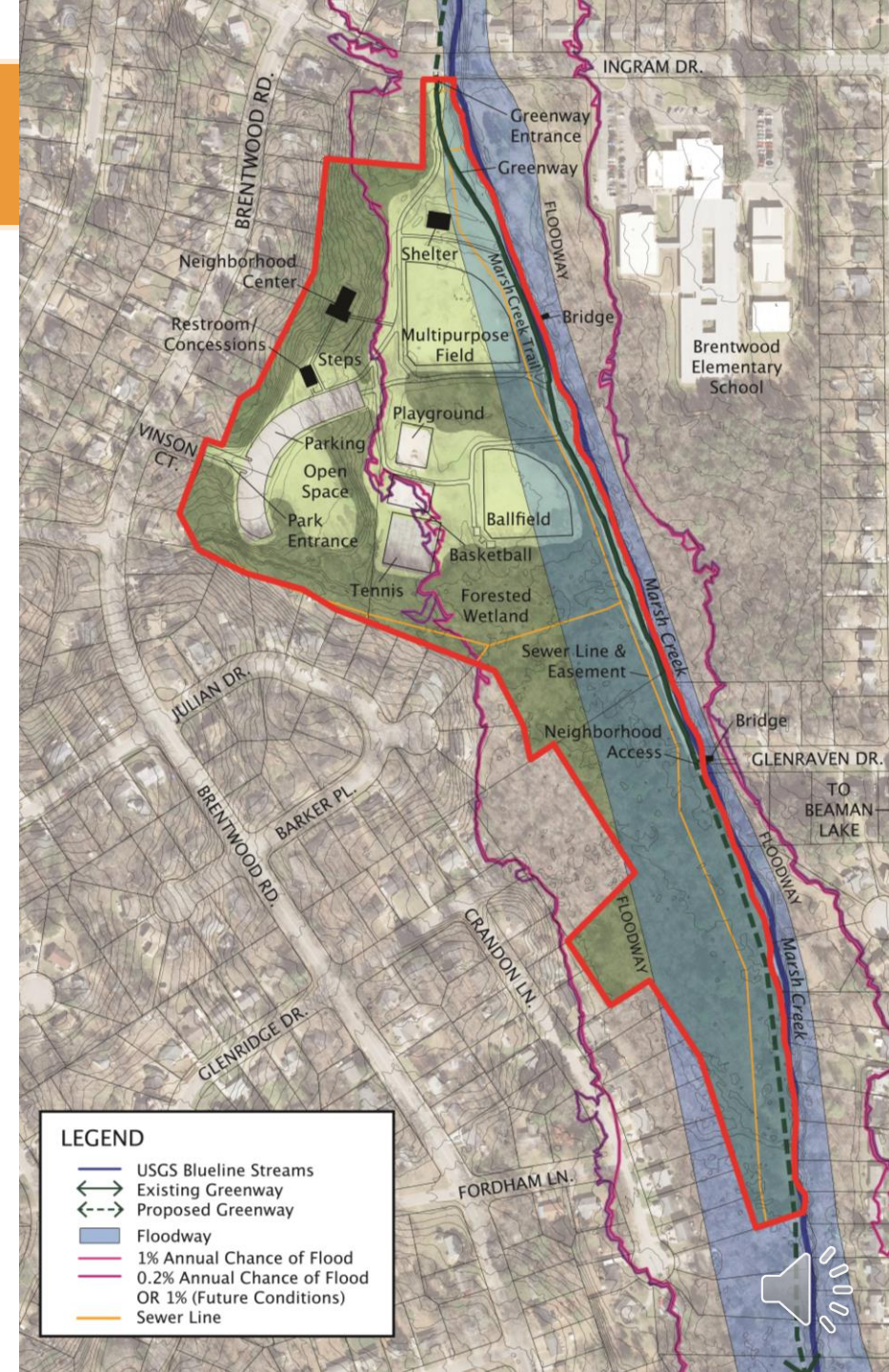
- Walkway/Trails (60.71%)
- Greenway Access/Connection (46.43%)
- Playgrounds (40.48%)
- Restrooms (39.29%)
- Dog Parks (26.19%)
- Community Gardens (26.19%)



Homework

The best and worst of Brentwood Park!

We asked you to share images of the best and worst of Brentwood and here is what you came up with!



Best of Brentwood – Site Access/Greenway



“Location, walking distance from all Brentwood homes.”

“Gorgeous trees and walking path, which a lot of people use.”



“Like this entrance to the park”



Best/Worst of Brentwood – Active Athletics



“A lot of kids and adults use the courts.

The soccer and ball fields are used quite a bit too, but I've only seen the tennis court in use once in my 14 years in Brentwood.”

“I did not take pictures of all the athletic fields and courts but they are important to park”



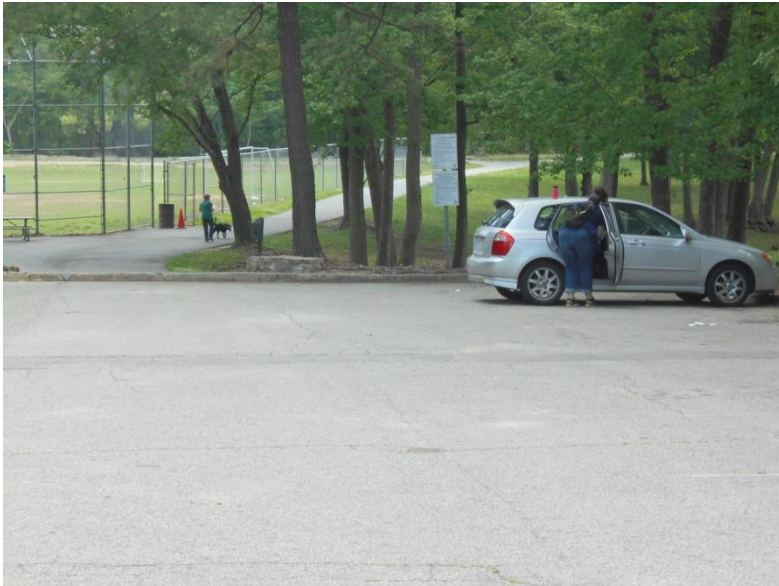
“Young adult play at basket ball court located between young children's playground and rarely used tennis courts. Rough play and language have been reported.”



Best of Brentwood – Structures/Infrastructure



“The picnic shelter brings people into the park for picnics.”



“Plenty of convenient parking.”

“Picnic shelter with adjacent play area, hosts many group activities during the warmer months.”



Worst of Brentwood – Structures/Infrastructure

“I believe if it (the community center) were renovated, a lot more people would rent it. The kitchen is awful. And the bathrooms could be a lot nicer. Also new furniture would help. It really needs a lot of TLC!”



“Community Center is hidden from the park.”



“It looks scary all boarded up”



“Bathrooms are closed and inoperable half the year”



“The rolling barn door shutters covering every window have done their job, not a broken window in almost 40 years. Now lets get rid of them.”



Best of Brentwood – Plantings and Site



“This rock garden is colorful and unique to the park.”



“I also enjoyed the stone wall entrance to the park”

“Love the flowers that Tammy Reed plants and cares for. She is amazing!”



“And this garden spot”



Best/Worst of Brentwood – Marsh Creek



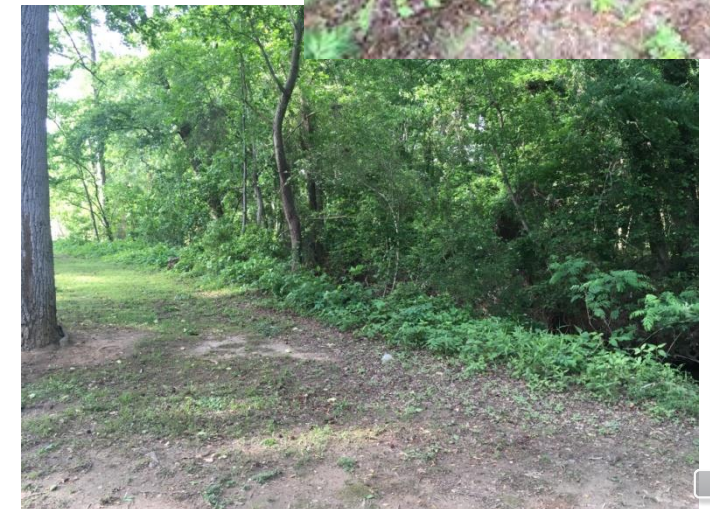
“Marsh Creek, though prone to flooding it can become a sight and sound feature of the Park.”

“Trash in the creek”

“It really needs to be cleaned up.”



“Our park is bordered by a creek but the water feature is not highlighted and has over grown vegetation. ”



Worst of Brentwood – Site



“Area has received almost no use since demolition of the former privately owned neighborhood swimming pool and club house following acquisition by the City.”



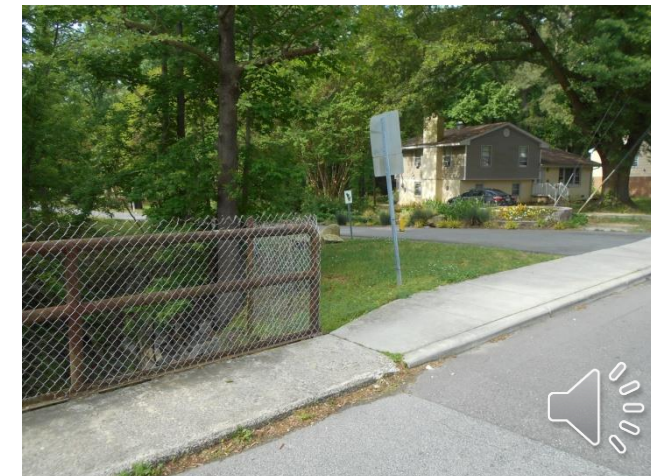
“potential new location for the playground where the public pool used to be”

Broken pavement



“poorly maintained tables and benches”

“Attractive well maintained flowering plant main pedestrian entrance diminished by adjacent rusty/chain link fence Ingram Drive bridge railing.”



Worst of Brentwood - Playground



“Playground is out dated and I would prefer an alternative playground floor than sand.”



“The playground equipment is unsafe and needs to be demolished immediately. There are numerous safety hazards with exposed sharp edges.”



“The playground really needs an overhaul. “

“The playground could use some improvements. It is not accessible. Additional equipment would be awesome “



RALEIGH PARKS & RECREATION



BRENTWOOD PARK

3315























IN PARKS & RECREATION



RENTWOOD PARK

3217





































