



On Wednesday, June 19, 2019, we presented two (2) concepts for public input and feedback (concept A & B). We asked the meeting attendees to indicate which concept they preferred by placing a colored sticker dot on the board of their choice. Both concept boards had an equal amount of “like” stickers and the results were not conclusive based upon the vote stickers alone. There were several comments asking for a “hybrid” of the two concepts presented. We also encouraged participants to provide either verbal comments or written comments in the form of sticky notes placed on the concept boards. Based on the sticky note comments below and additional comments received at the meeting, we are recommending the following next steps.

Consider an implementation and funding strategy for *Concept A, with the following revisions;

- Remove community garden from concept plan due to concerns for deer / wildlife in the Park.
- Remove nature path/native prairie area
- Add full-size tennis court w/ striping for pickleball
- Add a separate dedicated basketball court. Public input indicated that most did not want this item shared with the tennis / pickleball court
- Note “potential future splash pad location” adjacent to proposed 24’ park shelter
- Add an enclosed fenced area for a dog run / dog park

*An updated version of Concept A is provided with this memo for your reference.

Tabulation of stick note comments for each concept (as written without correction)

Concept A

1. "I like this proposal better but add the climbing equipment where the nature path is. NO DOGS ALLOWED"
2. "LOVE pollinator garden & community garden" | "Would be great to have a couple pieces of adult fitness equip. like a stepper"
3. "Eliminate - garden - many other possible uses for the space" | "Nature prairie - good idea - less maintenance, add in zip or other uses in area" | "Make court area large enough to handle uses"
4. "Compost - Smell? No" | "10x10 Gardens? Fences?" | "Secure - Theft - Recreation - Restrooms - Not Porta Potty"
5. "Like sledding" | "utilize berm for seating maybe events" | "large court" | "fencing by playground" | "no garden"
6. "Nature path take out and use for bb court and additional climbing material" | "Keep tennis court"
7. "Forget the compost bin" | "Keep the picnic table and shelter"

Concept B

1. "Shelter close to road?" | "Handicap swing"
2. "Dog park"

Comments with Application to both Concepts A & B

1. "Thank you! I like all the new and fresh ideas."
2. "Bushes no matter what!"
3. "access on more than one side so you don't have to cross one to use the other" - courts
4. "Parking area?" | "Bathroom"
5. "I would LOVE to see an accessible bathroom for year around use"
6. "An ice rink needs to be considered. Not everyone can drive across town. Accessibility."
7. "splash pad!!" :)
8. "Just pickleball & tennis, no basketball"
9. The garden idea doesn't make sense. The space should be utilized for something more practical for the entire community."
10. "Prefer to keep tennis courts - Add pickleball court lines."
11. We use the tennis courts throughout the year. Would really like to keep the tennis courts, it is used for all ages and incorporate pickleball into the court. Horizon Park in Bismarck is setup great, think we could have a similar setup here."
12. "make a full-size regulation tennis court"
13. "Make court as large as you can for future uses. Tennis v. Bball v. Pickleball - Have somewhat different seasons work out a schedule"
14. "Vote: Hybrid option that includes innovative planning for a splash pad or ice rink."



15. "No one plays tennis or basketball" | "Like gathering for neighborhood fun nights."
16. Toddler user equipment in 2-5 play area" | "pathways :)" | "Water play area." | Like winding path" | "Like #2 greenspace/shelter" | "No garden lots"
17. "Would like to see a splash pad, even if scaled down with just jets. have seen this in Arlington, VA."
18. Combination of the 2 park options (6 vote stickers on this note)
19. Innovation is key! There should be consideration for a splash pad.
20. "full size (or close to) bb court on top where currently is." | "more older kids/teens activities"
21. "Potential Add on's - splash pad! - skating rink"

22. "multiple picnic shelters, horseshoe pit" | "Take out garden and put another shelter (to hold 6-8 tables) andn horseshoe pits."
23. "full size tennis courts with pickleball court lines." | "multiple shelters" | "horseshoe pits" | "community gardens will be wasted space - most condos have yards"
24. "garden concept is ok but fencing is necessary or it is a deer feeding station" | "Put membrane down and flood it to keep hockey fans happy" | "dog run"

Recommended Phasing / Bid Alternate Considerations:



We recommend the Park Board consider the project bid scenario as follows;

Base Bid: Park Redevelopment as Shown on the Final Master Plan, excluding the following alternates;

- Add Alternate 1: Add Basketball Court and Accessible Sidewalk from Tennis Court
- Add Alternate 2: Remove and Replace City Sidewalk along Lohstreter Rd. (Discuss with City regarding schedule or special assessment)
- Add Alternate 3: Add Park Site Furnishings – Benches, Picnic Tables, Trash Receptacles (Depending on bid prices, Mandan Parks may elect to furnish and install these after the project is complete).



Rough Order Magnitude Cost Opinion

Bid Items:	Budget Range
<i>Base Bid:</i>	<i>\$575,000 – \$690,000</i>
<i>Add Alternate 1:</i>	<i>\$80,000 - \$95,000</i>
<i>Add Alternate 2:</i>	<i>\$20,000 – \$25,000</i>
<i>Add Alternate 3:</i>	<i>\$30,000 - \$35,000</i>
<i>Professional Services (Design and Construction Administration):</i>	<i>*\$85,000 - *\$115,000</i>
<i>*Depending on Alternates Selected for Design and Construction</i>	

Base Bid + Alternates 1, 2, & 3 with Professional Services: \$790,000 – \$960,000

In providing estimates of probable construction cost, the Client understands that the Consultant has no control over the cost or availability of labor, equipment, or materials, or over market conditions or the Contractor's method of pricing and that the Consultant's estimates of probable construction costs are made based on the Consultant's professional judgment and experience. The Consultant makes no warranty, express or implied, that the bids or the negotiated cost of the Work will not vary from the Consultant's estimate of probable construction cost. The Client assumes all liability if using this Probable Construction Cost for determining project feasibility or securing project funding/financing.

EXAMPLES



OPEN LAWN



FENCED DOG RUN



NATURE-INSPIRED PLAY



SLEDDING HILL



TENNIS / PICKLEBALL COURT



EARTHEN BERM



NATIVE FIELDSTONE BOULDER RETAINING WALL



POLLINATOR GARDEN

MASTER PLAN - KEY

- THE FOLLOWING PARK FEATURES & AMENITIES
- 1 OPEN LAWN
 - 2 SLEDDING HILL / TUMPLAND
 - 3 EARTHEN BERM
 - 4 TENNIS COURT
 - 5 PICKLEBALL COURT
 - 6 BASKETBALL COURT
 - 7 FOUR SQUARE AND HOPSCOTCH COURTS ON COLORED CONCRETE SLAB (POTENTIAL FUTURE SPA AND FAC LOCATION)
 - 8 40 YEAR OLD PLAY EQUIPMENT
 - 9 5-12 YEAR OLD PLAY EQUIPMENT
 - 10 24 ISLAND PARK SHELTER
 - 11 12 SQUARE PARK SHELTER
 - 12 FENCED DOG RUN
 - 13 NATIVE FIELDSTONE BOULDER RETAINING WALL
 - 14 CRODING TREES (TO BE MAINTAINED IF FEASIBLE)
 - 15 POLLINATOR GARDEN
 - 16 SHRUB / PERENNIAL BED
 - 17 STAIRCASE
 - 18 PORTA PLETCH
 - 19 ACCESSIBLE CONCRETE SIDEWALK
 - 20 PEDESTRIAN CROSSWALK WITH LEDITS RAMPED AND SIGNAGE
 - 21 BENCH - TYPICAL
 - 22 picnic TABLE - TYPICAL
 - 23 RELOCATED PARK SIGN
 - 24 VEGETATION BUFFER



H.A. KAUTZMANN PARK

MANDAN, NORTH DAKOTA

