

Where is Eastside Park?

The location of the site enhances the park and the public's access to the park. Eastside Park is located on the eastern portion of Greenville's outer limits. The development of a community park in this area will reduce the travel time for residents to access public recreation facilities. Eastside Park is enhanced by its adjacent land uses including the River Hills subdivision to the west and commercial development to the south. Access to the park will be enhanced by providing links to existing neighborhoods and businesses located outside the park.

Introduction

The City of Greenville is located in the eastern region of North Carolina, approximately 85 miles east of Raleigh, the capital city of North Carolina. Greenville is home to East Carolina University, University Health Systems and many other industries and businesses that have stimulated growth and development of the City, making it the economic hub of eastern North Carolina.

Greenville covers approximately 35 square miles with a growing population of over 84,000. The City's population has nearly doubled since the 1990 Census when the population was 44,972. Greenville's increasing growth is causing development to expand outside the City's Limits. The landscape on the outskirts of the City is more rural in character while the City's core is more urban in character. As more people relocate to Greenville, the demand is increasing for recreational facilities and land to develop them. The availability of land will become limited as growth driven development takes place to provide homes and services for the residents.

The City of Greenville owns an undeveloped 120-acre tract of land located in the eastern part of the City between the Tar River and Highway NC-33. During the planning process for this master plan, the consultant conducted an environmental site analysis and concluded that there are approximately 50-acres of this 120-acre property that provide the opportunity for the City to develop a recreational park for its residents. A significant portion of the property is located within the Tar River's floodway and will be conserved in its current natural state as forested wetland. The project described herein is the Eastside Park Master Plan.

Need

The City of Greenville has recently evaluated the community's current and future needs for additional recreational opportunities. The development of this Master Plan is a progressive step in the implementation of recommendations described in the City of Greenville Comprehensive Recreation & Parks Master Plan, adopted by the City on November 6, 2008 (updated from the 2000 version). The site described herein as "Eastside Park" is the "city-owned property located on 10th Street-Extension / Highway NC-33" mentioned within the City's Comprehensive Plan.

The property identified for development as Eastside Park is an ideal site for a community park based on its size, location, and natural resource areas. A community park is defined by the National Recreation and Park Association (NRPA) as a 50-100 acre site that focuses on meeting the recreational needs of several neighborhoods or larger sections of the community, in addition to preserving unique landscapes and open spaces. Community parks may include areas suited for intense recreational facilities, such as athletic

Project Narrative

fields, and areas of natural quality for passive outdoor recreation, such as walking or picnicking.

Currently, the City of Greenville owns and maintains five (5) community parks: H. Boyd Lee, Elm Street, Evans, Greenfield Terrace, and Matthew Lewis Park at West Meadowbrook.

Goals

The Eastside Park Master Plan will be used by the City of Greenville to develop the site into a community park. A goal of the Eastside Park Master Plan is to preserve the site’s existing natural resources while providing the community a combination of passive and active recreational facilities. The site is large enough to accommodate the facilities proposed in this plan. At project completion, Eastside Park will provide over 10 types of new recreational facilities. The City of Greenville has a full-time Recreation and Parks Department that will manage the project site to provide programming and to ensure adequate operation and maintenance.

Public Recreational Facilities Proposed for Eastside Park

- Environmental Education Center
- Outdoor Classroom
- Multiple Purpose Field
- Off-Leash Dog Park
- Picnic Pavilion
- Picnic Shelters
- Extreme Sports Park (BMX & Skate)
- Sand Volleyball Courts
- Discovery Playground (including a Splash Park & Natural Play Areas)
- Playground (for ages 2-5 and 6-12)
- Walking Trails



Pond at Eastside Park

Natural resource areas located on the property will be set aside for preservation of significant natural resources, remnant landscapes, scenic vistas or open space. Other types of natural resources found at Eastside Park include woodlands, wetlands, streams, and the Tar River.

Community Park Vision

The City has an opportunity to preserve the site as public open space while providing a balance of both active and passive recreational facilities.

Eastside Park Master Plan Initiatives

- Open Space
- Recreation
- Education
- Healthy Living
- Natural Resources
- Access
- Infrastructure
- Implementation

Planning Approach

The planning approach used for Master Plan development involved four phases: 1) Site Analysis, 2) Needs Assessment, 3) Plan Development, 4) Plan Refinement and Approval.

The first phase involved an inventory and analysis of the proposed park site and adjacent land uses. This initial step provided the consultant and the City with information necessary to determine which areas of the property could be improved for recreational facilities.

The second phase included the review of the City’s existing recreational needs. A public workshop was conducted to receive public input on the community’s desires for the Eastside Park site. The public input was recorded and analyzed to develop conceptual plan designs for Eastside Park. Based upon the findings of Phase I and the first public workshop, six (6) preliminary draft conceptual design plans were developed and presented to the community in a public workshop forum.

The third phase involved the development of specific recommendations for facilities based upon Phase I and 2. Three (3) draft conceptual design site plans for Eastside Park were created. Each plan presented various layouts for the park including one or more equivalent recreational facilities and support amenities. A third public workshop was conducted to present these concepts to the community. The input from the community facilitated the design of a final draft conceptual plan.

During the fourth phase, a final draft conceptual plan was presented for comment to the City of Greenville’s Recreation and Parks Commission on February 9, 2011. The plan was well received and supported by the Commission. The consultant refined the site plan and supporting planning document to present for approval by the Commission on April 13, 2011.

The final Eastside Park Master Plan was presented for approval and adoption to Greenville’s City Council on June 9, 2011.

Costs

Implementation of a recreation park is a significant undertaking. The costs to prepare a site for development as a recreation park can require an expenditure of similar magnitude as the recreational facilities and amenities. Such costs are impacted by utilities, stormwater management, grading, parking facilities, lighting etc. Overall potential costs are driven by various factors including choice of materials, preferences for accessories/amenities, desired level of use intended for the facilities, magnitude of aesthetic features incorporated into the plan, etc. A preliminary opinion of probable cost at full development of Eastside Park is \$13,618,500. An implementation strategy is included in this Plan.

Implementation Strategy

The Eastside Park Master Plan provides the framework to guide the development of the City’s newest community park. Adoption of this plan is the first step in an implementation process to successfully improve the recreational opportunities and quality of life for Greenville’s citizens.

An implementation schedule is established to provide a timetable for action to carry out the entirety of the Plan. The Eastside Park Master Plan implementation schedule includes five (5) phases for park development.

- Phase I: Dog Park, Storage Facility & All Trails from Dog Park south to Highway NC-33
- Phase II: Environmental Education Center, Discovery Play & Associated Trails
- Phase III: Mutli-Purpose Field, Sand Volleyball Courts, Picnic Pavilion, & Associated Trails
- Phase IV: Extreme Sports Park
- Phase V: Outdoor Classroom, Picnic Shelters, & Associated Trails

Project Narrative

The remainder of the Eastside Park Master Plan consists of the following sections:

- **Site Analysis** This section provides a preliminary environmental review of the park site including a site description, existing land use & structures, utilities, wetlands, topography, soils, floodplains, archaeological or historic sites, and public access. The information described will help determine the proposed park's impact on the environment. Minimal adverse impacts to the environment are anticipated as a result of the proposed development.
- **Public Engagement** This section describes the process implemented for the visioning and site planning within a comprehensive public participation and outreach strategy.
- **Recreational Needs** This section describes the unmet recreational needs of the community and the desired opportunities at Eastside Park.
- **Project Description** All project components are described in this section. Precedent images are provided for visualization and are not intended to reflect the actual planned project.
- **Site Plans & Illustrations** This section contains an overall illustrative site plan for Eastside Park.
- **Physical Improvement Needs** The physical improvements needed to develop the site into a community park are described in this section.
- **Review & Permitting** This section discusses the agency permits and approvals that may be necessary to implement this Master Plan.
- **Preliminary Opinion of Probable Costs** A detailed breakdown of the preliminary opinion of probable costs is provided in this section.
- **Implementation** This section outlines the active, ongoing commitment to implementation that is needed to realize the completion of Eastside Park. There are five (5) phases proposed for the park's development.
- **Funding Resources** This section provides various funding opportunities to assist in the implementation of recommendations provided within this master plan.
- **Appendices** Several appendices accompany this document. The Appendices consist of background reports and technical documents that offer additional information described in this Master Plan.



Site Analysis Map
See Appendix B for an enlarged copy

Site Analysis

SECTION OUTLINE:

- Site Description
- Existing Land Use & Structures
- Streams & Riparian Buffers
- Wetlands
- Topography
- Soils
- Floodplains
- Archaeological or Historic Sites
- Utilities
- Public Access

Site Analysis

Site Description

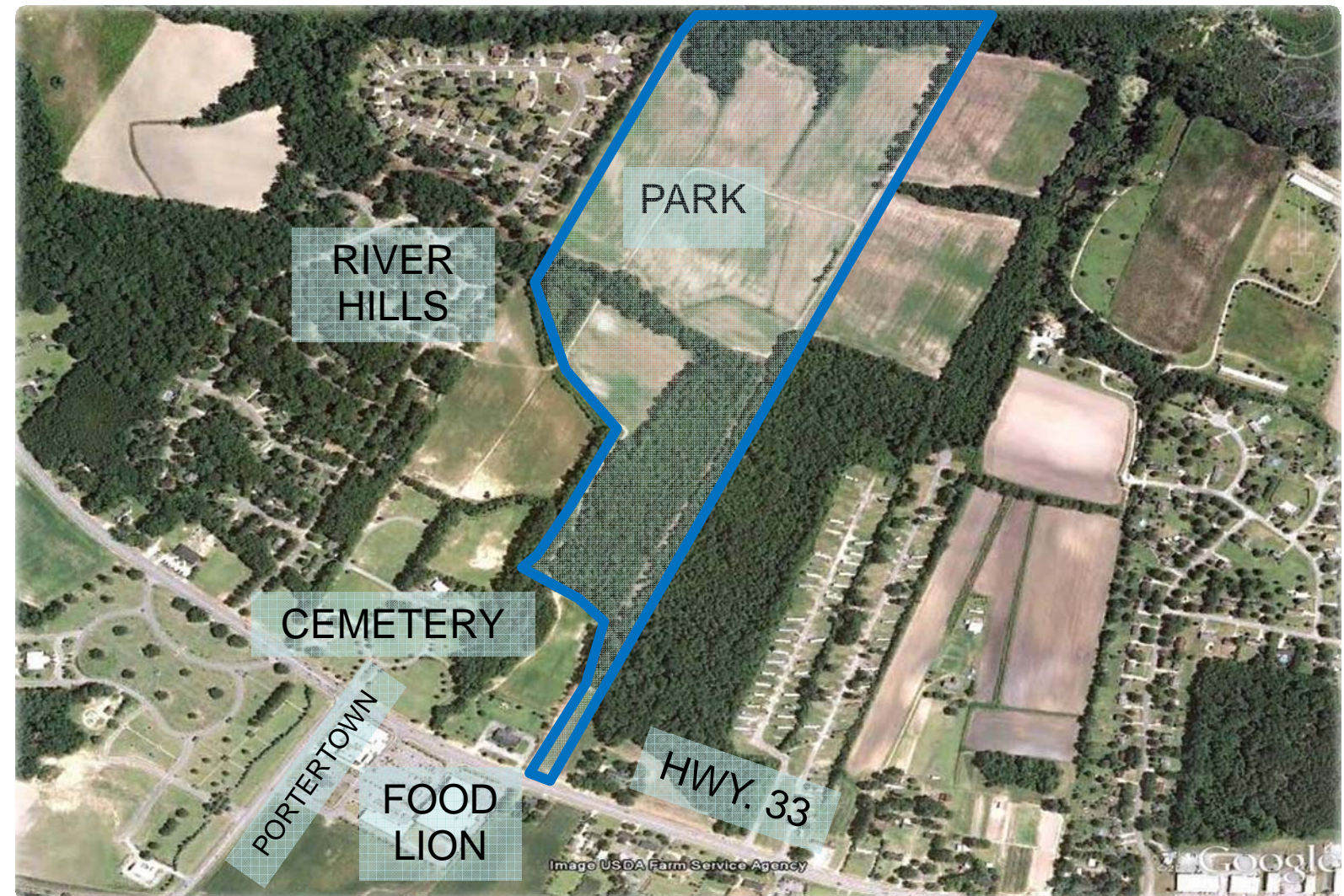
The City of Greenville owns an undeveloped tract of land located on the eastern side of the City. The site is located adjacent to the River Hills Sub-division, between 10th Street / Highway NC-33 and the Tar River, directly north of the existing Homestead Cemetery.

The sites northern boundary is formed by the Tar River. The site is approximately 1,100 feet wide at its widest point and has an approximately 6,200-foot eastern boundary extending from Hwy NC-33 to the Tar River. The western boundary, adjacent to River Hills, extends approximately 3,400 linear feet from the Tar River to an existing pond. The western boundary then extends along an existing drainage feature towards Hwy NC-33 to the south.

Currently, the site is undeveloped and was recommended for development as a community park in the 2004 City of Greenville Recreation & Parks Master Plan.

The undeveloped site has two (2) agricultural fields totaling approximately fifty (50) acres of cleared open land. The larger field is approximately 40 acres with the smallest being approximately 3.5 acres. The site has approximately 70 acres of wooded areas with the largest portion being nearly 50 acres extending to the north from the large field towards the Tar River. The site also has an approximately 1-acre pond located within a wooded area near the western boundary adjacent to River Hills.

A narrow portion of the site is located adjacent to 10th Street / Highway NC -33 which will serve as the proposed park's primary entry/exit. The property to the west of the proposed park is the River Hills subdivision, which consists of single-family dwellings. The parcel to the east is a large undeveloped tract of pine forest and agricultural fields.



Base Image Courtesy of Google Maps

Existing Land Use & Structures

The subject parcel is zoned Residential-Agricultural (RA-20) according to the City of Greenville Zoning Map. The property's agricultural fields have been used for production as recent as the 2010 growing season.

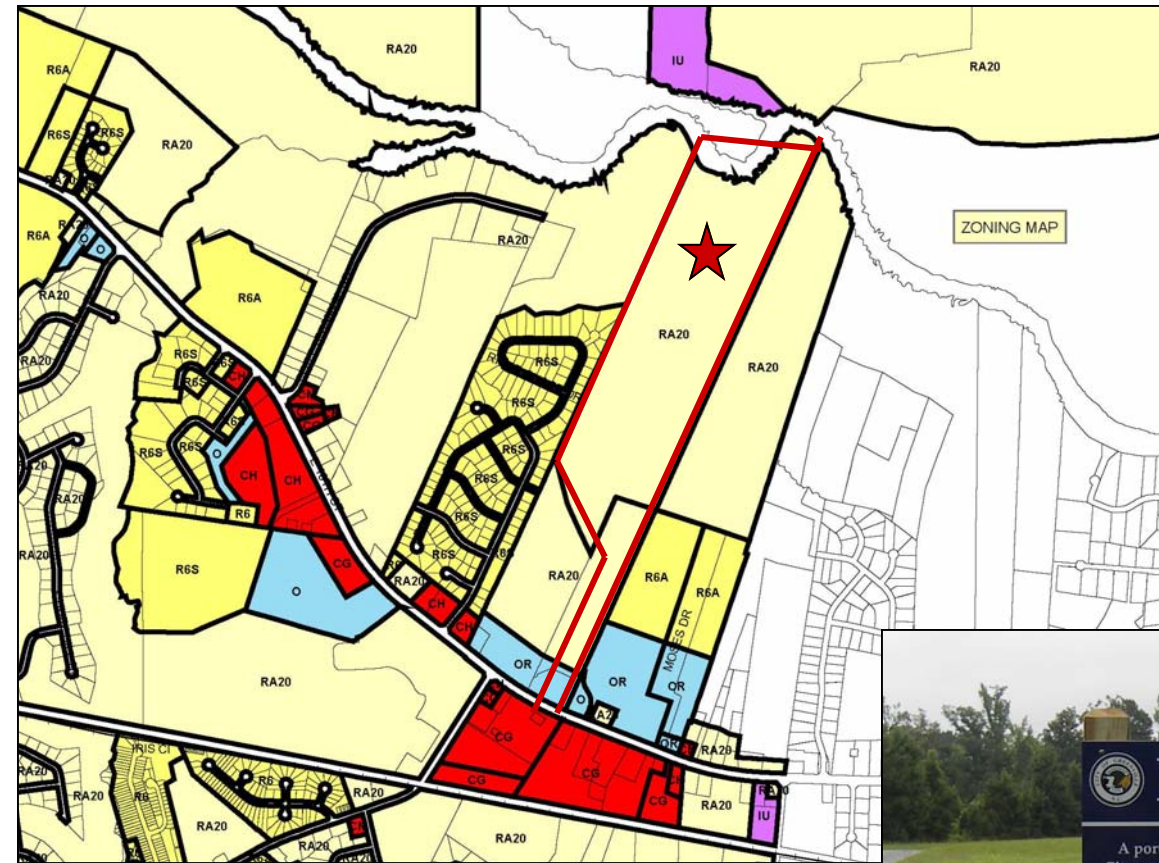
There is approximately 4,700 linear feet of dirt field paths/trails providing access to the property. These paths and trails may be used for hiking at this time.

There are no buildings of any type (commercial, residential, industrial) on the property.

Currently located on the property is an existing sanitary sewer pumping station operated by Greenville Utilities Commission.



Eastside Park's Agricultural Fields (current use)



Zoning of Properties in the General Area of Eastside Park
Except of City of Greenville, North Carolina's Zoning Map



Existing Signage at Future Park Site

Streams and Riparian Buffers

A **STREAM** is a body of concentrated flowing water in a natural low area or natural channel on the land surface (Reference: [15A NCAC 02B .0233\(2\)](#)). There are three stream types: ephemeral, intermittent, and perennial.

- **Ephemeral streams** are features that only carry stormwater in direct response to precipitation. They may have a well defined channel and they typically lack the biological, hydrological, and physical characteristics commonly associated with intermittent or continuous conveyances of water. These features are typically not regulated by the North Carolina Division of Water Quality (NC DWQ) or the U.S. Army Corps of Engineers.
- **Intermittent streams** have a well-defined channel that contains water for only part of the year (typically during winter and spring). The flow may be heavily supplemented by stormwater. When dry, they typically lack the biological and hydrological characteristics commonly associated with continuous conveyances of water. These features are regulated by NC DWQ and typically regulated by the U.S. Army Corps of Engineers.
- **Perennial streams** have a well-defined channel that contains water year round during a year with normal rainfall. Groundwater is the primary source of water, but they also carry stormwater. They exhibit the typical biological, hydrological, and physical characteristics commonly associated with the continuous conveyance of water. These features are regulated by NC DWQ and typically regulated by the U.S. Army Corps of Engineers.

A **RIPARIAN BUFFER** is the vegetated area adjacent to a body of surface water, such as a stream, lake or pond. In the Tar-Pamlico River Basin the buffer applies to intermittent streams, perennial streams, lakes, ponds, estuaries and modified natural streams that are depicted on the most recent printed version of the soil survey map prepared by the Natural Resources Conservation Service or the most recent printed version of the 1:24,000 scale quadrangle topographic map prepared by the U.S. Geologic Survey.

The subject property has been evaluated by the NCDENR – Division of Water Quality and stream determinations have been made on the surface water features present on site. Surface water features subject to the Tar-Pamlico River Basin Riparian Area Protection Rules and their respective buffered areas are illustrated on the Master Plan layout. **Documentation of the correspondence with NC DWQ is located in Appendix B.**

The riparian buffer must remain undisturbed, regardless of property size or type of land use. Within each set of buffer rules, there is a “Table of Uses” for specific activities (see Appendix B for Tar-Pamlico River Basin “Table of Uses”). The following are explanations of the listed types of activity categories:

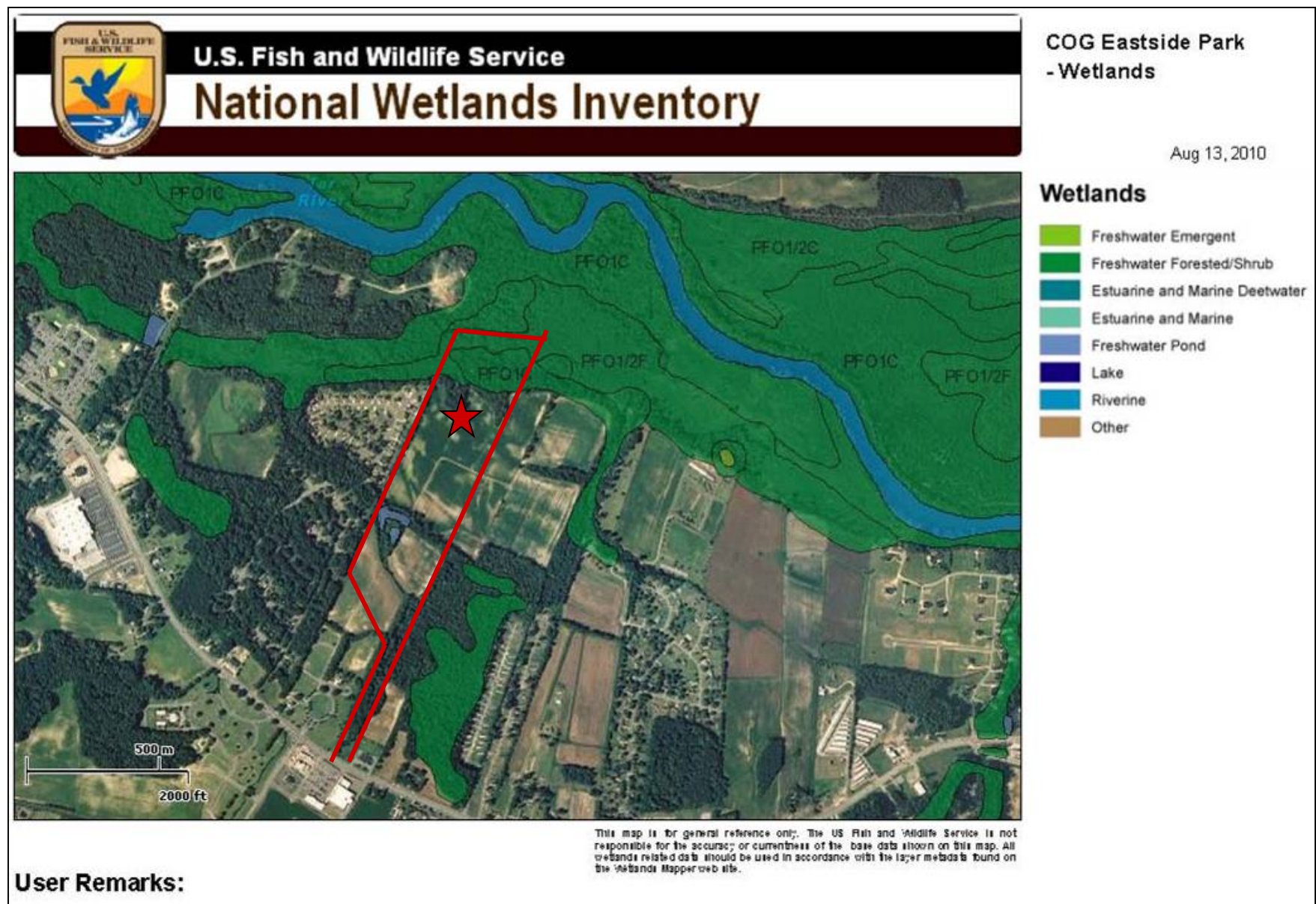
- **Exempt** uses are allowed in the riparian buffer without approval from the Division of Water Quality (DWQ).
- **(Potentially) allowable** uses may occur in the buffer after written authorization from DWQ (some of these impacts may require mitigation for the impacts).
- **Prohibited** uses are not allowed in the buffer unless a variance is granted from the N.C. Environmental Management Commission.

Activities not listed in the Table of Uses are prohibited.

A buffer authorization, or a “no practical alternatives” determination, is required for any use that is designated as “(potentially) allowable” or “(potentially) allowable with mitigation” within the applicable “Table of Uses”.



Stream Channel & Buffer at Eastside Park



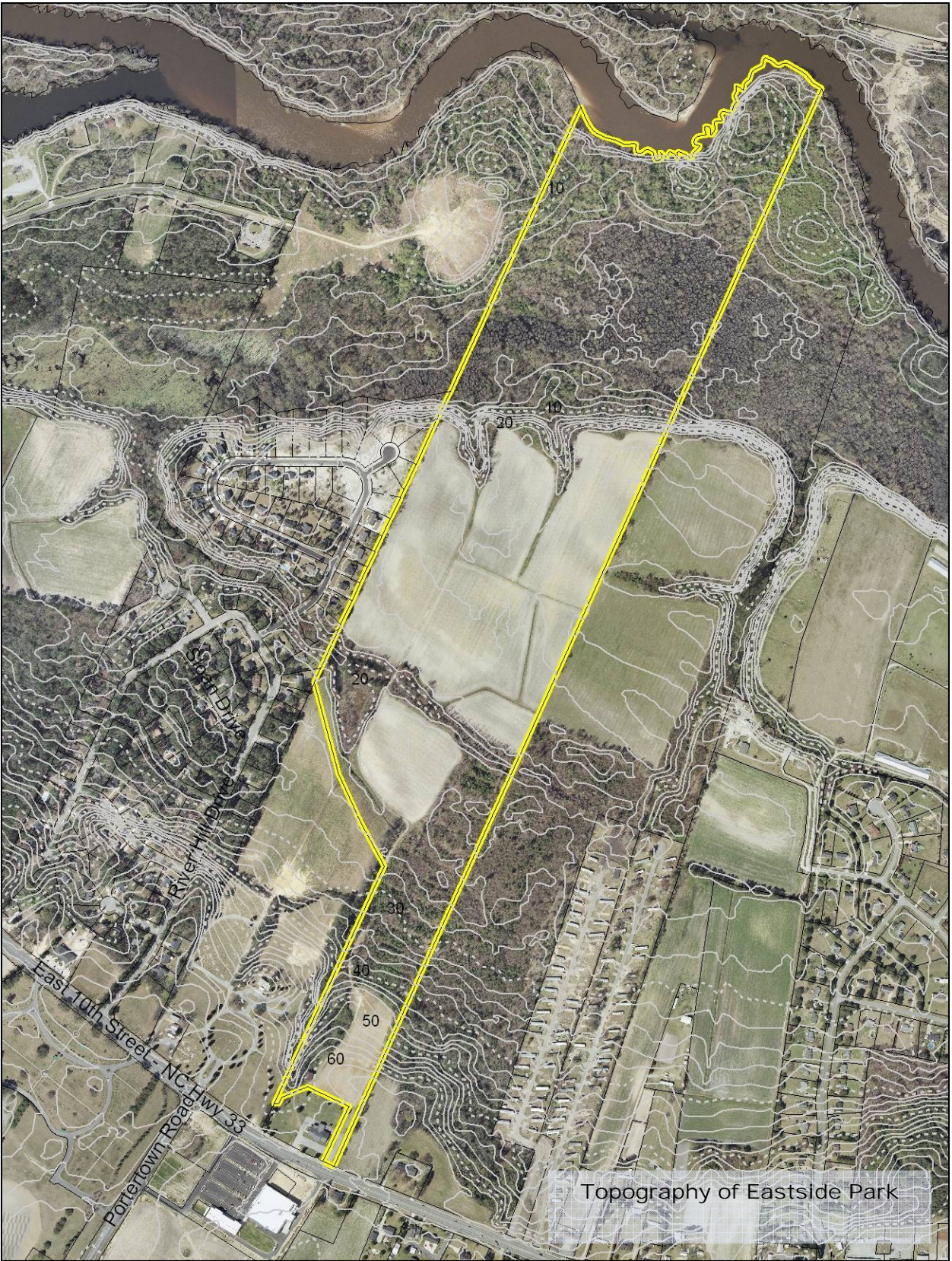
Wetlands on Park Site

Wetlands

According to the USGS National Wetlands Inventory Mapping System, there are significant areas of wetlands located in the 50-acre wooded area between the agricultural field and the Tar River. There are also some wetland areas located adjacent to the drainage features as well as the area around the existing pond.

Topography

The Eastside Park site has elevations ranging from approximately sixty-five feet (65') to ten feet (10') above mean sea level (MSL). The property has a gradual slope with the exception of a steep bluff located at the northern end of the existing large agricultural field. The southern portion of the property drains to the west while the northern half of the large field drains towards the Tar River into the wetlands located to the north.



Soils

The USDA – NRCS Soil Survey for Pitt County illustrates the soil types present on the park site as the following:

- Alaga loamy sand (AgB), 0 – 6 percent slopes
- Altavista sandy loam (AlB) 0 – 4 percent slopes
- Bibb complex (Bb)
- Craven fine sandy loam (CrA) 0 – 1 percent slopes
- Lenoir fine sandy loam (LnA) 0 – 3 percent slopes
- Lynchburg fine sandy loam (Ly)
- Olustee loamy sand (Oe)
- Pactolus loamy sand (Pa)
- Rains fine sandy loam (Ra)
- Wagram loamy sand (WaB) 0 – 6 percent slopes
- Wagram loamy sand (WaC) 6 – 10 percent slopes

The agricultural field is comprised of a mixture of Alaga loamy sand (AgB), Altavista sandy loam (AlB), Craven fine sandy loam (CrA), Lenoir fine sandy loam (LnA), Pactolus loamy sand (Pa), and Wagram loamy sand (WaB) soils.

The wooded area between the agricultural fields and the Tar River contains Wagram loamy sand (WaC), Bibb complex (Bb), and Olustee loamy sand (Oe).

The wooded area on the southern portion of the property contains Altavista sandy loam (AlB) and Lynchburg fine sandy loam (Ly).

The soil associations generally located in the areas proposed for more intense land development are primarily sandy loam characterized by a seasonal high water table at depths of at least 2.5 feet below the surface. There are no anticipated significant limitations imposed by these soils for the proposed recreational development based on the use of typical site development design techniques and constructed improvements.

See Appendix B for a table describing soils suitability.



See Appendix B for additional Soils information

Site Analysis

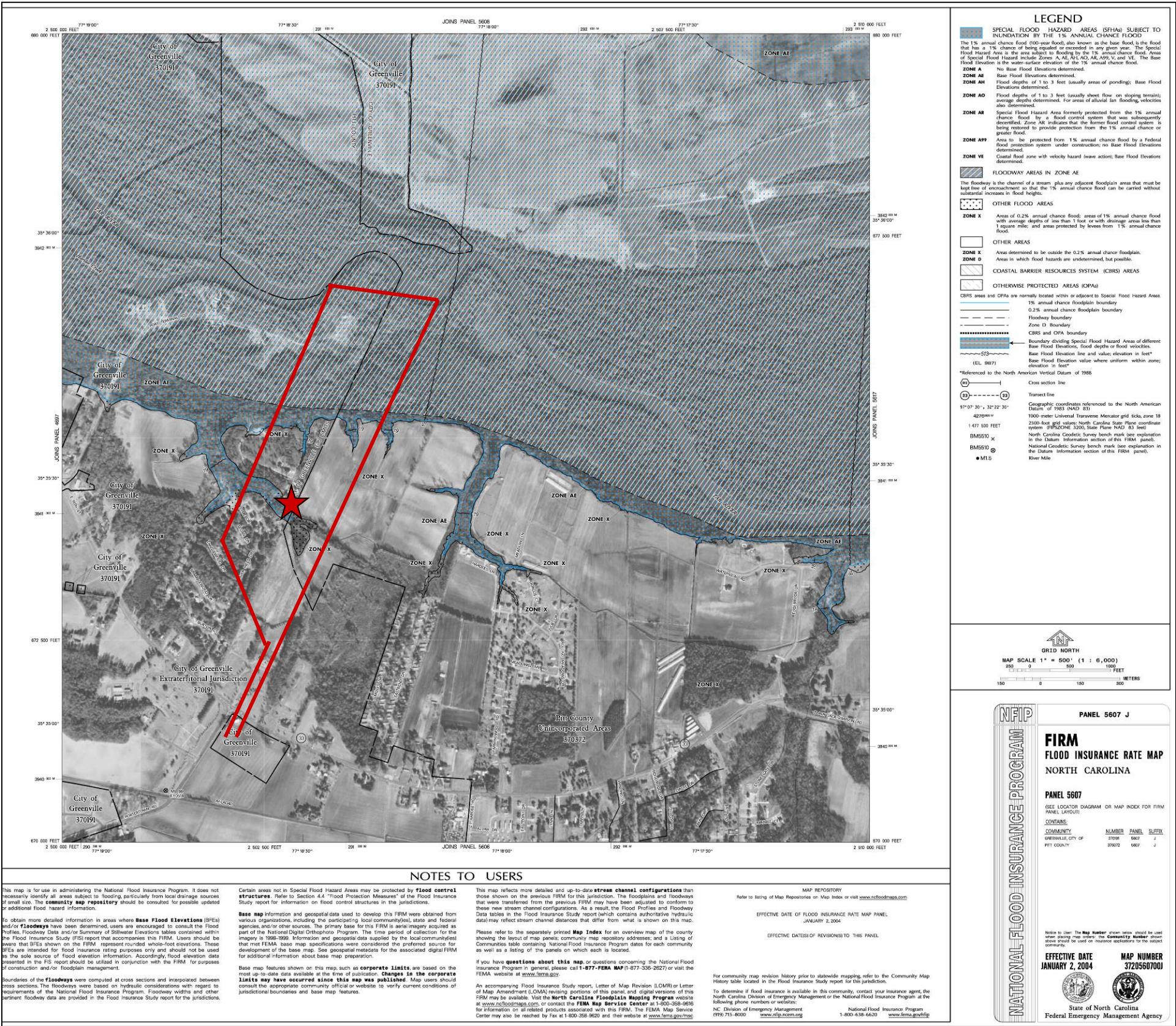
Floodplains

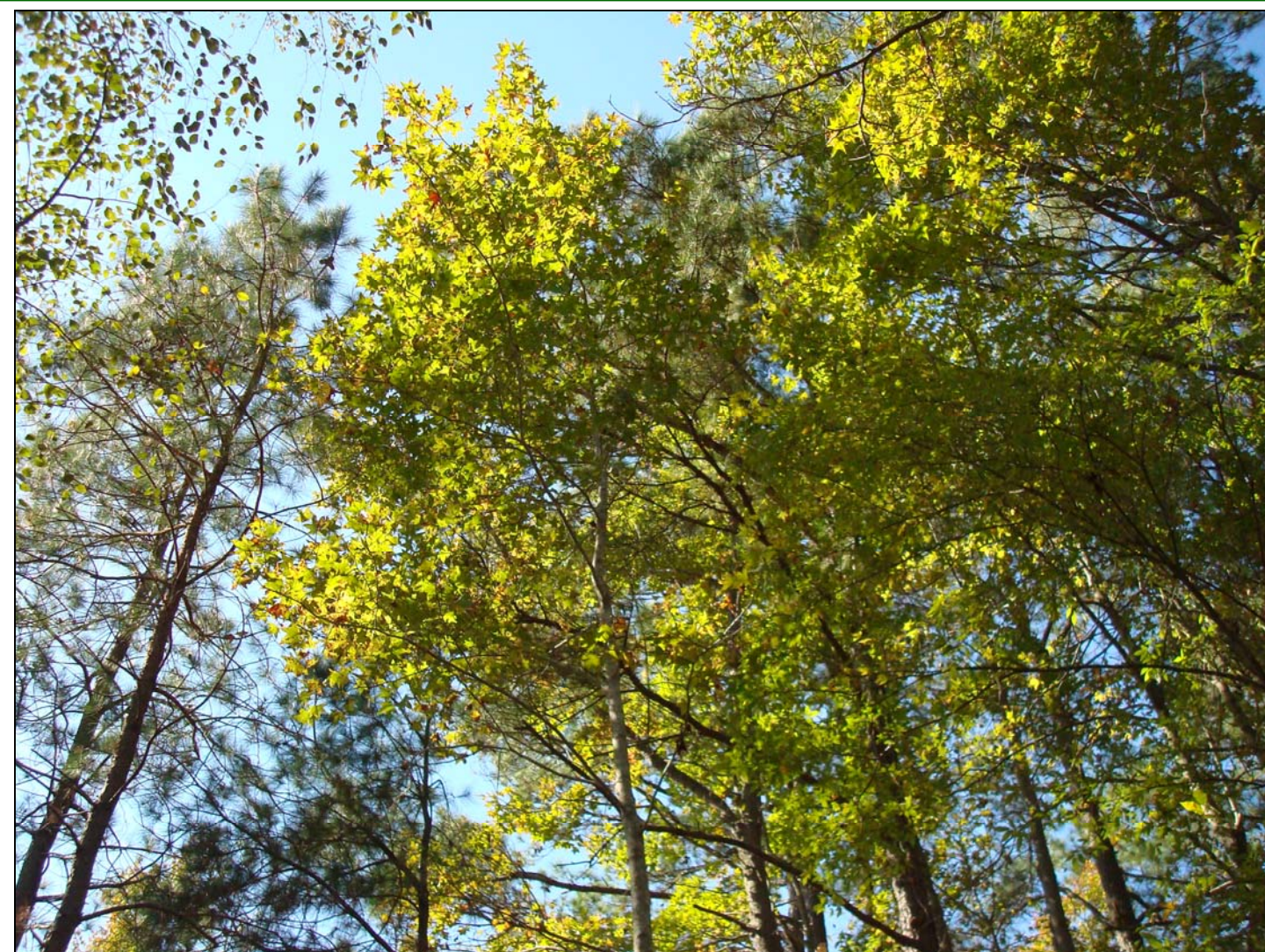
The FEMA Flood Insurance Rate Map (FIRM) Number 3720560700J shows the subject property having portions being located within Special Flood Hazard Areas (SFHA).

According to the FIRM, the designated Floodway is located on the property within and essentially consuming the 50-acre wooded area between the agricultural field and the Tar River.

The Floodway extends from the Tar River towards the agricultural field to approximately the toe of the bluff.

The 100-year and 500-year floodplain extends up the bluff and into the drainage features at the northern end of the agricultural field which drain to the wooded area. The 100-year floodplain at the subject property is at approximately elevation 19 feet.





Archaeological or Historic Sites

A scoping request has not been submitted to the NC State Historic Preservation Office (SHPO) regarding the development of the subject site for a recreation facility. Based on preliminary review of available databases, there are no known archaeological or historic sites of significance on the subject property that may be affected by the proposed development of the site for recreational uses.

Site Analysis



Utility Easement



Greenville Utilities Commission Pumping Station

Utilities

Greenville Utilities Commission (GUC) has located a wastewater collection system pumping station in the southeastern corner of the large agricultural field. The pump station site is approximately 75 feet by 75 feet. A 50-foot wide utility easement containing wastewater gravity and forcemain lines extends approximately 1,100 feet across the property in an east-west orientation along the southern edge of the field from the pump station to River Hills subdivision. Electrical service is provided to the pump station by way of underground GUC lines located on the adjacent property to the east within a ten-foot electrical utility easement extending from NC Hwy 33 along the park property's eastern boundary to the pump station.

There are currently no drinking water supply improvements on site. Eastern Pines Water Corporation has water distribution lines located within River Hills and along Hwy NC 33.

Public Access

The proposed Eastside Park site has been leased by the City of Greenville to be used for agricultural purposes. The proposed park will be owned and operated by the City of Greenville. The park will be open to the general public during set daytime and night-time hours for leisure, programmed and coordinated activities. Highway NC-33 will provide primary vehicular access to the site. A secondary access serving primarily as pedestrian access will be provided at the east-end of Sloan Drive in the River Hills neighborhood. This secondary access will be available to vehicular use in cases of emergency.



Future Pedstrian Access and Secondary Emergency Vehicular Access



Future Primary Vehicular Access Corridor from Highway NC-33

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Eastside Park Master Plan
A CITY OF GREENVILLE RECREATION & PARKS DESIGN PROJECT

Project Information may be found at
www.eastsidepark.com



Become a fan today!

Eastside Park Master Plan



This plan is being developed by **Rivers & Associates, Inc.**
and is funded by the City of Greenville



Public Workshop #2



Public Workshop #1

Public Engagement

SECTION OUTLINE:

- General
- Project Website
- Project Facebook Page
- Public Workshop # 1
- Public Workshop # 2
- Public Workshop # 3
- Recreation & Parks Commission
- City Council

Public Engagement in General

The City of Greenville has taken numerous steps towards engaging the public in the development of the Eastside Park Master Plan. Public workshops were held throughout the planning process for public input directly related to this community park. Additionally, a Steering Committee was established to guide the development of the plan based on the public's desires and input. A project website and Facebook social networking web page were developed and maintained throughout the planning process to provide announcements, project information, public input opportunities, and workshop presentations.

Public Engagement

Eastside Park Master Plan



- Home
- Location
- Public Input & Events
- Meeting Information
- Photo Gallery
- Contact Us
- Park Design Concepts
- Eastside Park Master Plan on Facebook


Eastside Park Master Plan

Welcome to the Eastside Park Master Plan project website! Check back often for updates, project status, meeting dates, and more.

Become a fan of the Eastside Park Master Plan on [Facebook!](#)



Eastside Park Master Plan





For more information about the design of Eastside Park, please contact the City of Greenville Recreation & Parks Department at (252) 329-4539.

Eastside Park Master Plan



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Public Input & Events

Public Workshops

Three public workshops were held during the development of the Eastside Park Master Plan at St. Paul's Pentecostal Holiness Church (Fellowship Hall), located at 3251 E. 10th Street, Greenville, NC. For directions to the workshop location, scroll down to the end of this page.

If you would like to stay involved, or in case you missed a public workshop, your opportunities for public comment about the Eastside Park Master Plan may be shared during Recreation & Parks Commission meetings. See below for more info.

Recreation & Parks Commission Meetings

Your comments about the Eastside Park Master Plan may be shared at the City of Greenville Recreation & Parks Commission Meetings on February 9, March 9 and April 13, 2011. Recreation & Parks Commission meetings begin at 5:30 p.m. in Council Chambers, Third Floor of City Hall, located at 200 W. 5th Street.

If you are unable to attend these meetings, comments may be submitted by email to Mark Gillespie, Parks Superintendent mgillespie@greenvillenc.com.


Please join us for the City of Greenville Recreation & Parks Commission meeting on Wednesday, **April 13, 2011 at 5:30 p.m.** at City Hall. The Final Eastside Park Master Plan will be presented for approval.

The Final Preliminary Design Concept was developed based on public input and feedback received about the three park design concepts (G, H, & I) that were presented during Public Workshop #3.



For more information about the design of Eastside Park, please contact the City of Greenville Recreation & Parks Department at (252) 329-4539.

Eastside Park Master Plan



- Home
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Meeting Presentations & Results

Document Library

Name	Description
Results_Public_Workshop_1	Results_Public_Workshop_1
Pub_Wkshp_1_110910	Powerpoint Presentation
Public_Workshop_#2	Powerpoint Presentation
Recreation & Parks Commission February 9, 2011	Powerpoint Presentation

The images shown below were presented during the second Public Workshop, labeled A - F.





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Eastside Park Master Plan




- Home
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Location of Eastside Park

The city-owned property referred to as "Eastside Park" is approximately 119 acres located between E. 10th Street (NC-33) and the Tar River. It is adjacent to the city's cemetery and the River Hills subdivision. A large portion of the property is available for park development. The result of the Eastside Park Master Plan project will provide the City of Greenville with a planning document that will guide the development of the property.





For more information about the design of Eastside Park, please contact the City of Greenville Recreation & Parks Department at (252) 329-4539.

www.EastsidePark.com

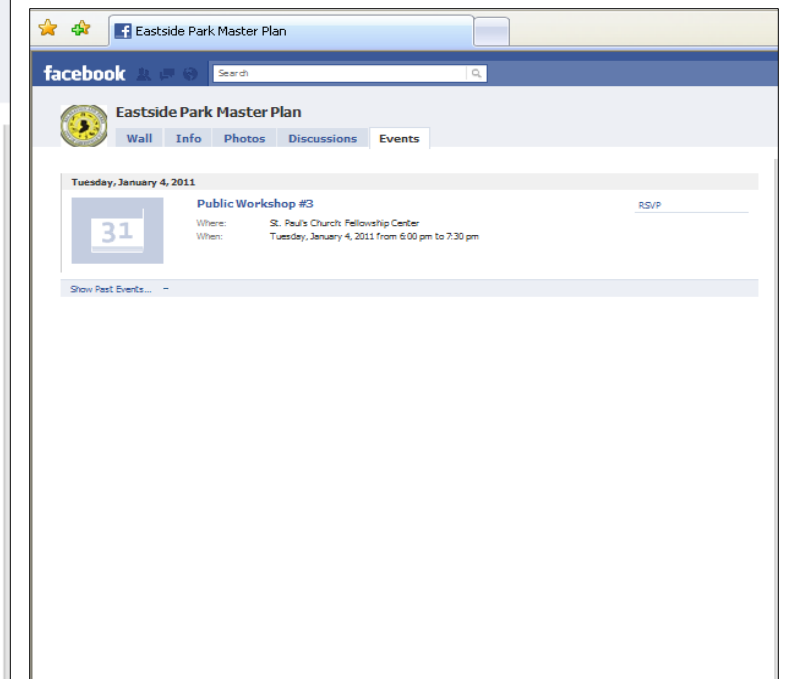
Project Website
www.EastsidePark.com

A project website (www.eastsidepark.com) was developed and maintained during the planning process. Pages of the website provided visitors with information regarding public input opportunities, meeting presentations, a photo gallery of the existing conditions of the park, all preliminary park design concepts, and a contact page.

18



Eastside Park Master Plan



Project Facebook Page

A Facebook social networking webpage was developed and maintained throughout the park's master planning process. The "Wall" page was utilized for project announcements for meetings, photos, and reminders. The "Info" page included a description of the project and a link to its website www.EastsidePark.com. Many photo albums were posted to include images from public workshops, provide imaging of preliminary concepts and precedent images from other community parks. Under the "Events" page, meeting dates, times and locations were announced to encourage attendance and public comment. Throughout the planning process, the Eastside Park Master Plan facebook page had 41 monthly active users and approximately 20 visits per week.

Public Engagement

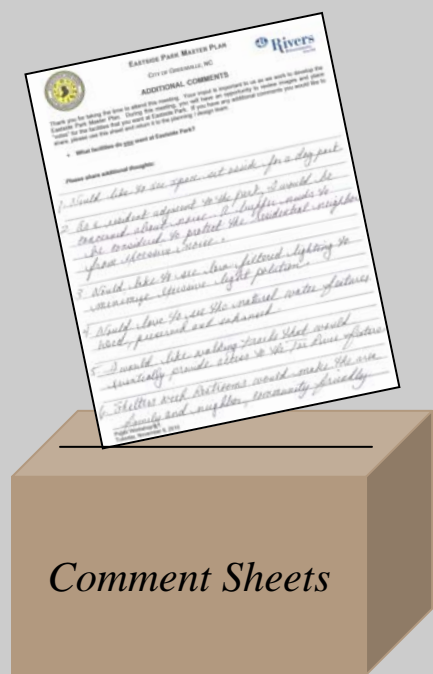
Public Workshop #1

Public Workshop #1 was held on November 9, 2010 to introduce the Eastside Park Master Plan project to the community. The consultant provided a brief presentation of the project background and existing conditions of the park site.

After the presentation, workshop participants were provided a limited number of stickers to express their desired recreational facility opportunities. Visual aids of over thirty recreational facilities were displayed so that attendees could select opportunities desired for Eastside Park. The responses were analyzed by the consultant to aid in the development of preliminary concepts for the next workshop. Results of the public workshop provided the City, Steering Committee, and the Consultant with information regarding recreation preferences. Overall, there was a strong support for open space and trails.

Participants were encouraged to stay involved in the project by attending the next Public Workshop, visiting the project website and Facebook pages, discussing the project with others, or contacting the City's Recreation & Parks Department.

Comments provided by the Public Workshop participants are included in Appendix A.



Public Workshop #1



Eastside Park Master Plan

A CITY OF GREENVILLE RECREATION & PARKS DESIGN PROJECT



WHAT:
Eastside Park Master Plan Public Workshop #1

WHEN:
Tuesday, November 9, 2010
6:00 - 7:30 PM

WHERE:
St. Paul's Pentecostal Holiness Church
3251 E. 10th Street
Greenville

GOALS FOR THIS PUBLIC WORKSHOP ARE:

- WE NEED TO KNOW WHAT FACILITIES YOU WANT AT EASTSIDE PARK
- EXPLAIN THE PROJECT DESIGN PROCESS



This plan is being developed by professional consultants and is funded by the City of Greenville

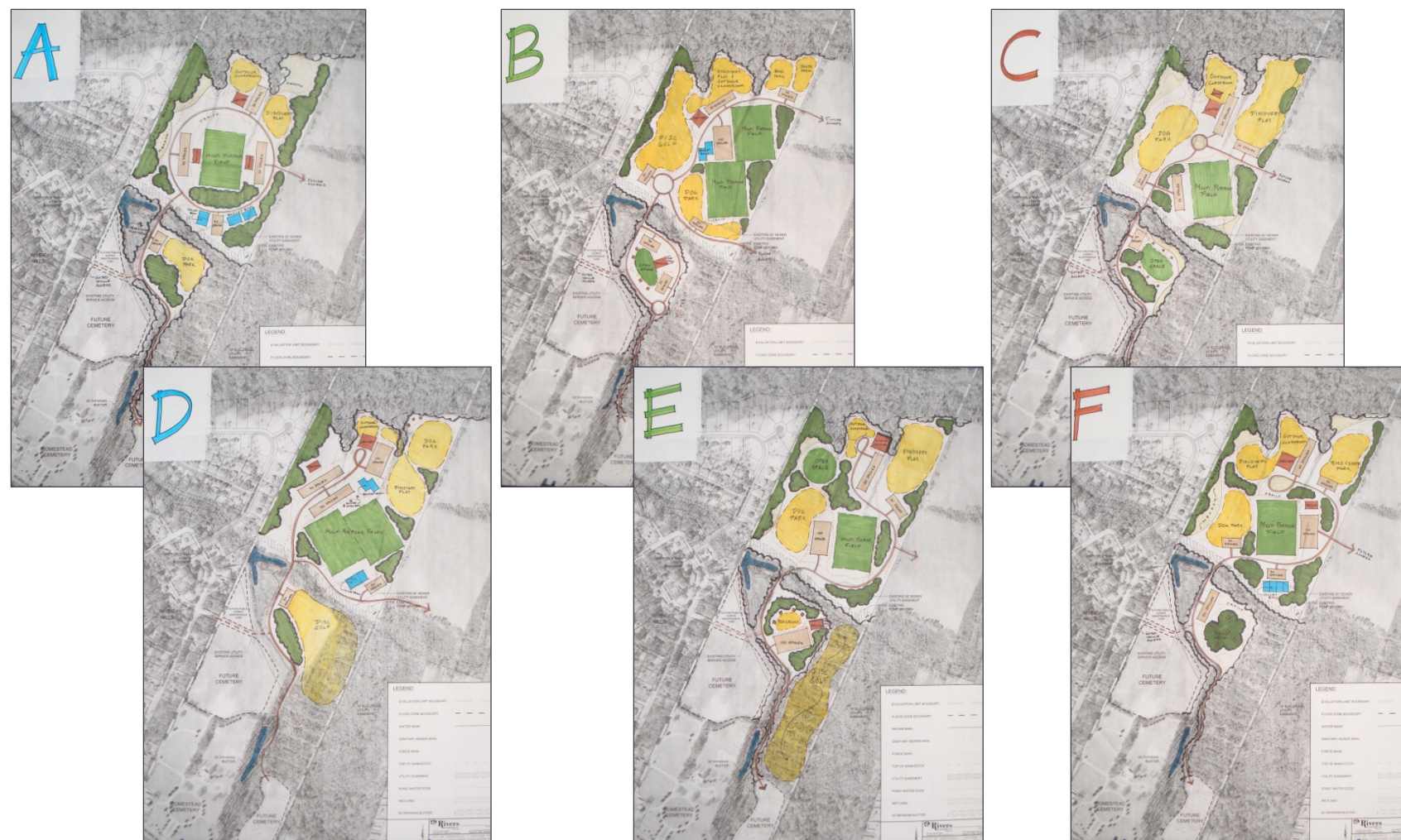




Public Workshop # 2

Public Workshop #2

On December 7, 2010, **Public Workshop #2** was conducted to present six (6) preliminary design concepts of Eastside Park. Each design concept contained a variety of recreational facilities and programming opportunities based upon the results of the first public workshop, a steering committee meeting, and input from stakeholders and city staff. Images of the preliminary design concepts are labeled A – F. Attendees were requested to provide comment as to “likes” and “dislikes” for each preliminary design concept.



Preliminary Design Concepts A through F were Displayed for Comments During Public Workshop #2



Public Workshop #2 Comment Period

Public Engagement

Public Workshop #3

Public Workshop #3 was held on January 4, 2011 to present three (3) design concepts. Images of the three design concepts are labeled G, H, & I. The design of each concept was fashioned from earlier concepts and based upon comments received from the community during the second public workshop, the steering committee and input from city staff.

Upon presentation of the three options, there was strong support for “Concept I” because the general locations of the recreational facilities were more favorable.

The consultant applied the feedback received during the planning process to develop a Final Preliminary Design Concept. The final concept was developed from the comments and input received from Public Workshop #3, the Steering Committee and input from city staff. The facilities proposed for the final design of Eastside Park are a result of the master planning process.

See Appendix A for a listing of all comments received during this meeting.

One or more of the following recreation facilities and support amenities are displayed on Concepts G, H, & I:

Recreation Facilities

- Discovery Play
- Trails
- Multiple Purpose Field
- Dog Park
- Playground
- Sand Volleyball Court
- Extreme Sports Facilities (BMX & Skateboard)
- Outdoor Classroom/Amphitheater
- Environmental Education Center
- Open Space
- Picnic Shelters
- Picnic Pavilion

Support Amenities

- Access Roads
- Parking Lots
- Sidewalks
- Landscaping
- Site Lighting & Utilities
- Signage
- Stormwater Management



Preliminary Design Concepts (G, H, I) Presented for Comment During Public Workshop #3



See Appendix A for a complete copy of this presentation

Recreation & Parks Commission

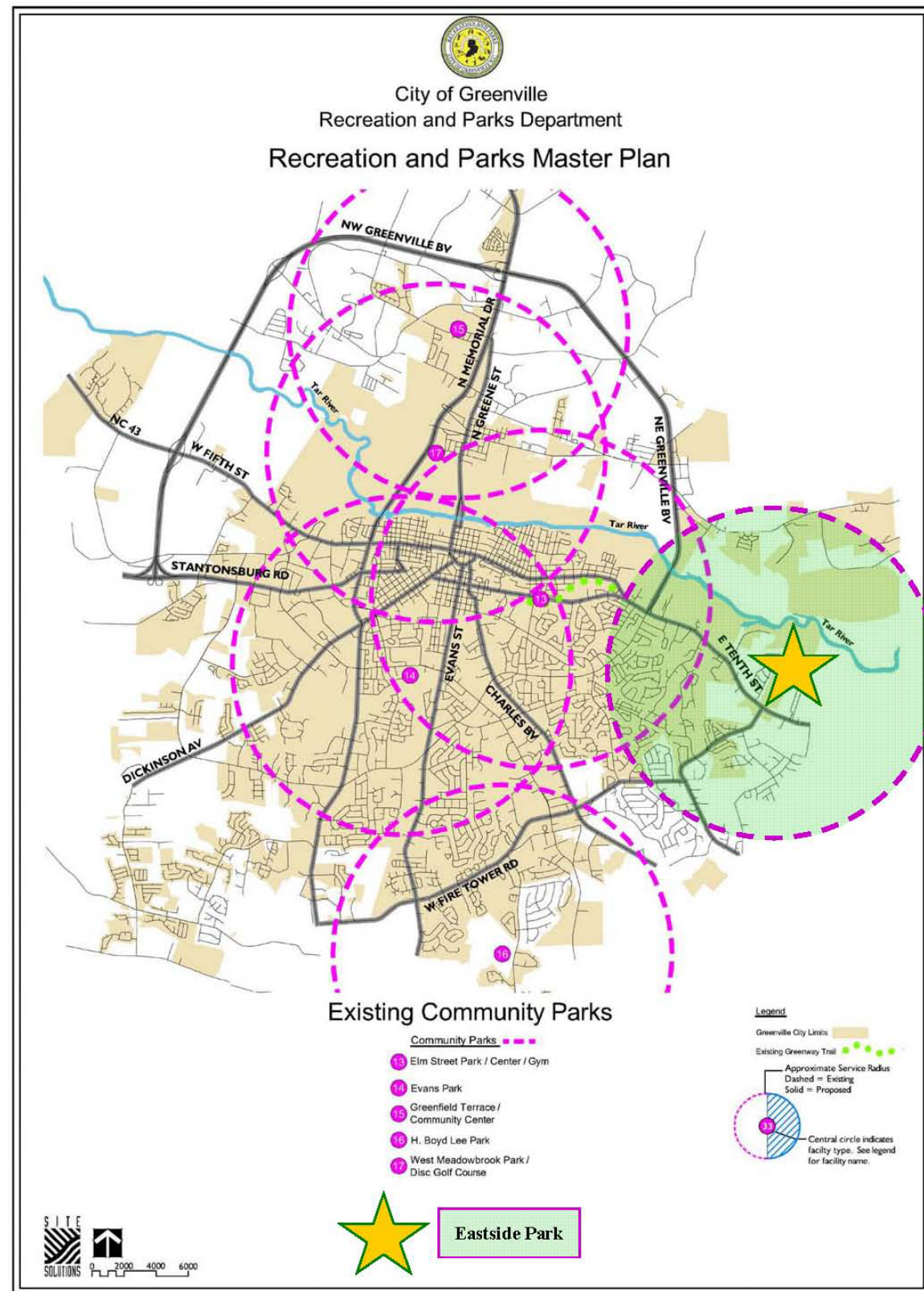
City of Greenville Recreation & Parks Commission

Throughout the planning process, the community was provided the opportunity to share their thoughts about Eastside Park during the regularly scheduled City of Greenville Recreation & Parks Commission meetings. These meetings occurred on February 9th, March 9th, and April 13th of 2011. Although a formal Eastside Park presentation was not scheduled for the March 9th meeting, attendees could provide input to the Commission during the public comment period.

The Final Preliminary Design Concept was presented to the City of Greenville Recreation & Parks Commission on Wednesday, February 9, 2011 at 5:30 p.m. in Council Chambers of City Hall.

The Eastside Park Master Plan was presented to the City of Greenville Recreation & Parks Commission on Wednesday, April 13, 2011 at 5:30 p.m. in Council Chambers of City Hall. The Commission unanimously recommended that City Council approve and adopt the Eastside Park Master Plan.

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Base Image Courtesy of City of Greenville Comprehensive Recreation and Parks Master Plan 2008

Recreational Needs

SECTION OUTLINE:

- Existing Facilities
- Recreational Needs

Recreational Needs

Existing Facilities

Currently, there are several parks in Greenville offering a variety of recreational facilities. These parks are generally located in the central core of the city, primarily due to earlier land development in those areas. As the City of Greenville continues to grow, development is spreading towards the east along Route NC-33. Neighborhoods are being developed further from parks, creating the need for recreation facilities in the eastern perimeter of Greenville where there currently are none.

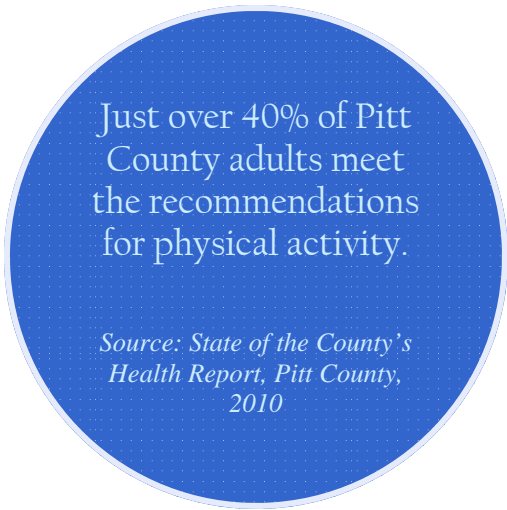
The site for Eastside Park is classified as a Community Park. Currently, the City of Greenville owns and maintains five (5) community parks: H. Boyd Lee, Elm Street, Evans, Greenfield Terrace, and Matthew Lewis Park at West Meadowbrook.

Greenville’s population has nearly doubled since the 1990 Census. The population growth over the past 20-years has accelerated the need for additional recreational facilities to meet the existing demand. The City’s 2008 Recreation and Parks Master Plan calls for the development of two (2) additional community parks by 2020. Throughout the public input process, there was strong support for a community park at the “City’s property on Highway NC-33”. Since the City already owned the site, development as a community park was recommended in the 2008 Plan under a listing of “Major Renovation to Existing Facilities.

GREENVILLE’S CURRENT COMMUNITY PARKS
H. Boyd Lee Park <ul style="list-style-type: none">Gymnasium / Recreation Center (aprox. 16,500 S.F)Two (2) Meeting RoomsThree (3) Softball Fields (Lighted)Picnic ShelterPlaygroundWalking Trail / Cross-Country CourseWalking Trails with Exercise StationsCricket Pitch
Elm Street Park <ul style="list-style-type: none">Gymnasium / Recreation Center (14,500 S.F.)Community Center (4,800 S.F.)Youth Baseball FieldField of DreamsSix (6) Tennis Courts (Lighted)Four (4) Picnic SheltersTwo (2) Playgrounds / Common Ground PlaygroundLawn GamesTrailsRestroom / Concession Building
Evans Park <ul style="list-style-type: none">Two (2) Softball Fields (Lighted)12 Tennis Courts (Lighted)Archery RangeRestroom Building
Greenfield Terrace Park <ul style="list-style-type: none">Community CenterBasketball CourtPlaygroundPicnic ShelterMulti-Purpose Field
Matthew Lewis Park at West Meadowbrook <ul style="list-style-type: none">Soccer FieldYouth Baseball FieldSoftball Field (Lighted)PlaygroundPicnic ShelterRestroomDisc Golf Course

Recreational Needs

Greenville’s population is consistently growing; therefore, the need for recreation increases. The City needs to provide recreational opportunities to improve and promote healthy lifestyles. Greenville’s public health is managed by the Pitt County Health Department. According to the 2010 State of the County’s Health Report for Pitt County, about one in three Pitt County children ages 2-18 is overweight or obese and 62.2% of Pitt County adults reported they were overweight or obese. According to the Report, a major goal for the Pitt County is to increase the opportunities for physical activity within the County, which includes the City of Greenville.



According to comments and input received during the Eastside Park Master Plan’s public workshops, the current recreational needs of city residents are not being met. Participants in the public workshops expressed the desire for more “open space” for recreation in nature and natural areas. During the first public workshop, attendees had the opportunity to identify which recreation activity they would participate in if provided. The results of this preference survey are provided.

The development of Eastside Park will provide an environment for recreational use by Greenville’s citizens. As proposed, the community park will provide spaces that support contact with nature, as well as passive and structured programming opportunities. It is anticipated that this facility will provide citizens an opportunity to spend time outdoors, which leads to an increase in physical activity, healthy development, and overall well-being.

Table: Results of Preference Survey Conducted During Public Workshop #1

Results of Programming Opportunities

Trails	64
Open / Natural Areas	63
BMX park	29
Kids Discovery Playground	28
Birding Blinds	27
Dog Park	27
Picnic Shelter (Small)	27
Outdoor Classroom	26
Recreation Center	20
Soccer Field	20
Skateboard Park	18
Frisbee / Disc Golf	15
Ball Fields	14
Boot Camp Trail	14
Wireless Access	14
Tricycle Track	13

Amphitheater / Performance	12
Volleyball	11
Miniature Golf	10
Civic Art	9
Community Garden	9
Football Field	7
Skating Rink	7
Basketball	6
Large Pavilion (150+ capacity)	6
Open Fitness Class Area	6
Game Tables	3
Bocce	2
Rainwater Design	2
Shuffleboard	2
Horseshoes	1
Surrey / Bicycle Rental	0
Ultimate Frisbee	0

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Project Description

SECTION OUTLINE:

- Site Plans & Illustration
- Proposed Facilities & Amenities
- Utilities & Earthwork
- Access Roads & Parking
- Site Lighting



EASTSIDE PARK

CITY OF GREENVILLE, NORTH CAROLINA

DRAFT CONCEPTUAL MASTER PLAN
FEBRUARY 9, 2011

Prepared for:
Recreation and Parks Department
City of Greenville, NC

Prepared by:
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ENGINEERS, PLANNERS, SURVEYORS & LANDSCAPE ARCHITECTS



Project Description

The City of Greenville acquired this property to be developed as a community park, which will provide a park facility on the eastern side of Greenville where none currently exists. The purpose and design of this park will provide space for leisure activities, improve access to recreational opportunities, minimize travel time for families, and encourage healthier lifestyles. Public use will be encouraged with a diverse offering of recreational facilities to serve all ages and interests.

The Eastside Park Master Plan includes the following proposed activities that are further described in this section:

- Environmental Education Center
- Multi-Purpose Field
- Off-Leash Dog Park
- Playground
- Picnic Pavilion
- Picnic Shelters
- Extreme Sports Park
- Sand Volleyball Courts
- Kids Discovery Playground
- Outdoor Classroom / Amphitheater
- Trails

The following infrastructure will accompany park development:

- Hardscape, Vegetation, & Park Amenities
- Utilities & Earthwork
- Access Road & Parking Improvements
- Site Lighting
- Maintenance & Storage Facility

Project Description

Environmental Education Center

A center for multiple purposes and environmental education is proposed for this community park. The center is intended to be a two-story structure having no more than 10,000 square feet of conditioned space with accommodations to facilitate observation of nature adjacent to the Tar River floodplain and wetlands.



Courtesy of www.aces.edu/



*White Deer Park in Garner, North Carolina
Courtesy of City of Greenville Recreation & Parks Department*

Multiple Purpose Field

A new turf surfaced multi-purpose field is proposed for the park. Its layout is intended to measure 300 feet by 400 feet. A field of this size will accommodate a multitude of adult and youth sports such as soccer, lacrosse, and football as well as accommodating youth softball/baseball practicing or simply free play. Amenities shall include provisions for an irrigation system, field lighting, portable nets/goals, benches, etc.



Godwin-Coppage Park
Williamston, NC

Project Description

Dog Park

Approximately 1.5 to 2 acres of the park site will be fenced to provide an off-leash dog park and social gathering areas for pet owners. The dog park will provide separate areas for large and small dogs as well as watering stations. Dog park amenities will be provided for pet owners including playground, benches, restrooms, shade shelters, pooper stations, waste receptacles, etc.

Courtesy of spartanburgspark.com



Courtesy of nashville.gov/parks



Courtesy of www.landscapeonline.com



Courtesy of landscapestructures.com



Courtesy of Reedy Creek Nature Center
Charlotte, NC

Playground (for ages 2 - 5 and 6-12)

Two (2) Playgrounds will be provided at Eastside Park. There will be one located near the Dog Park and another located adjacent to the large Picnic Pavilion. The playgrounds are designed for young children (ages 2 - 5 and 6-12).



Courtesy of www.landscapeonline.com

Project Description

Picnic Pavilion & Restroom

A picnic pavilion measuring approximately 50 feet by 100 feet is proposed. The facility will provide a covered shelter on a concrete slab with rest rooms, picnic tables, adjacent grills, and other support amenities for gatherings/events. All facilities will be ADA-compliant and convenient to other recreational facilities.



Courtesy of www.poliqon.com/products



Courtesy of www.poliqon.com/products



Courtesy of www.poliqn.com/products

Picnic Shelters

A picnic shelter measuring 15 feet by 35 feet may accommodate approximately three to six picnic tables. Eight such (8) picnic shelters are proposed throughout the park. These facilities will provide a covered shelter on a concrete slab with picnic tables and adjacent grills for small gatherings/events. All facilities will be ADA-compliant and convenient to other recreational facilities.



Courtesy of www.poliqn.com/products

Project Description

Extreme Sports Park

An in-ground concrete arena to accommodate both BMX biking and Skateboarding uses is proposed for Eastside Park. These recreational uses will be located adjacent to each other to create an “extreme sports park” complex. Amenities will include drop inlets, ramps, bars, walls, shade shelter, etc.



Courtesy of www.skatepark.org



Courtesy of www.skatepark.org

Sand Volleyball Courts

Two (2) sand volleyball courts with nets and lines are proposed for the park.



Courtesy of City of Greenville Recreation & Parks Department

Project Description

Outdoor Classroom / Amphitheater

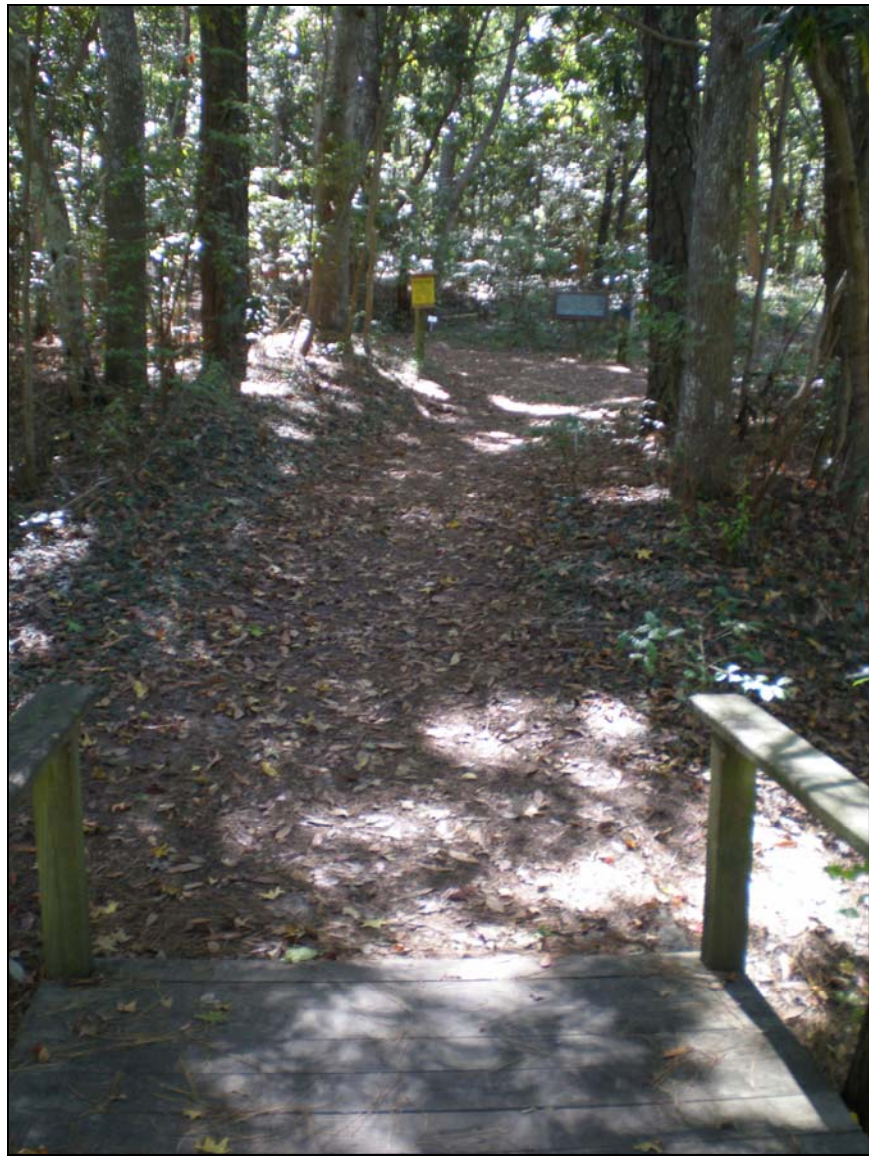
This community park site provides an excellent environment for an outdoor classroom or amphitheater. The location of this proposed facility is in the vicinity of the proposed Environmental Education Center and the existing natural wooded area of the site.



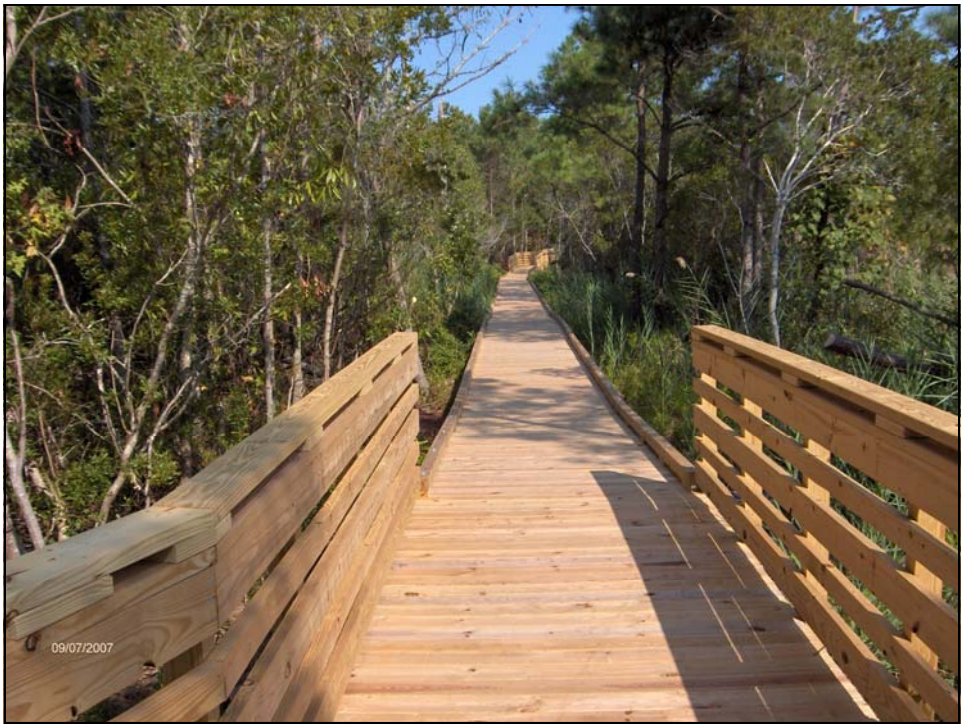
Courtesy of www.sweetarrowlakepark.com



Courtesy of www.coffeecreekwc.org



Nags Head Woods Ecological Preserve Trail
Kill Devil Hills, NC



Sandy Run Park
Kitty Hawk, NC



Multiple Use Trail
Kill Devil Hills, NC

Trails

Recreational trails are proposed connecting people to facilities while offering opportunities for activities, such as walking, hiking, jogging or bicycling. The trails proposed throughout the park will have a continuous length of approximately 2.0 miles constructed of diverse surfaces such as asphalt, wooden boardwalk, or concrete as well as natural earthen surface. All trails will have a width of at least 5 feet to accommodate ADA requirements and up to 10 feet to achieve comfortable two-way passage and multiple use (i.e. pedestrian and bikes).

Project Description

Kids Discovery Playground

Pictured on pages 40 & 41

Approximately two to three acres of the park site will be dedicated to the development of a Kids Discovery Playground. The playground is proposed to include a Splash Playground and Natural Play Areas incorporating components as simple as rocks, stumps, logs, vegetation, soil, etc. for children ages 2-5 and 6-12.



White Deer Park in Garner, North Carolina
Courtesy of City of Greenville Recreation & Parks Department



Courtesy of www.landscapeonline.com



Courtesy of www.tripbase.com

Courtesy of www.dcla.net



Natural Play Areas

Images on this Page are Provided
Courtesy of Reedy Creek Nature Center
Charlotte, North Carolina

Project Description

Hardscape, Vegetation, and Park Support Amenities

Sidewalks totaling more than 9,000 LF (minimum 10 feet width) are proposed from all parking lots to and throughout the various facilities including pedestrian plazas at certain facility locations.

Vegetation in various areas of the park will include shade and ornamental trees, shrubs, and groundcover. Native species are encouraged for their hardiness and ability to thrive in the area. Planting beds should be mulched to retain soil moisture and inhibit volunteer vegetation. Grass areas beyond the athletic field will be seeded.

In non-programmed areas throughout the park no-mow zones / meadows should be established to provide visual interest, create habitat, and decrease regular maintenance requirements. These areas should be planted with a variety of drought tolerant native perennial flowers and grasses that will provide seasonal interest, color and height. These areas should be mowed one time per year.

Planned park support amenities include items that will make the park more functional. Such amenities include:

- Signage
- Fencing
- Drinking water fountains
- Benches
- Grills
- Picnic tables
- Refuse receptacles
- Bicycle parking racks
- Flag pole
- Irrigation
- Maintenance & Storage Facility



Courtesy of Landscape Architecture Magazine



*White Deer Park, Garner, NC
Courtesy of City of Greenville Recreation & Parks Department*

Site Preparation

Driveway cuts onto Highway NC-33 (to be coordinated and permitted by NCDOT)
Topsoil stripping and site grading
Surface drainage / stormwater management
Extension of water and sewer service (on-site and off-site)
Extension of electrical service (on-site and off-site)
Site lighting
Access drive and parking areas
Solid waste containment
Hardscapes/landscaping/vegetation
Maintenance & Storage facility

Athletic Fields & Courts

Athletic Fields/Courts
One (1) multi-purpose field with lights and irrigation
Two (2) sand volleyball courts

Site Amenities

Environmental Education Center
Dog Park
One (1) picnic pavilion with restroom facilities (covered pavilion, picnic tables, grills)
Small picnic shelters with picnic tables
Extreme Sports Park (BMX and Skate)
Kids Discovery Playground with Splash Park, Natural Play (for ages 2-5 and 6-12+)
Swimming facility: Splash Park
Two (2) Playgrounds (for ages 2-5, 6-12)
One (1) Outdoor Classroom/Amphitheater
Trail & sidewalks
Designated Open Space/Areas with landscaping, benches, and walkways intended for recreation activities such as sunbathing, relaxing with family and friends, kiting, Frisbee, informal picnics and games.
Miscellaneous site accessories

Utilities & Earthwork

The physical improvements needed for the development of Eastside Park can be assessed from three aspects: Site Preparation, Athletic Fields/Courts, and Site Amenities.

All components are illustrated in the schematic master plan prepared for Eastside Park. The schematic plan represents a refinement of three sketch layouts/options selected by City of Greenville residents at the public workshop held on January 4, 2011.

Project Description

Access Road & Parking Improvements

The primary access to the community park will be from Hwy NC-33. The project will involve the installation of driveway cuts as well as potentially a right-turn lane off NC-33. A right-turn lane is intended to slow turning-vehicle speeds and improve safety while maintaining the capacity of the roadway. The primary access to the park will be located on the east side of the park property having a width of 60 feet. The City should consider discussions with adjacent property owners about the potential for shared driveways.

A pedestrian access will be provided to the adjacent River Hills subdivision at the end of Sloan Drive. This access will also be improved for vehicular access on a restricted basis. A gate or other type of removable structure will be used to limit this access to emergencies or as needed by the City.

Roads will be constructed within the property to provide access to the park's facilities. The roads will include lighting and roadside signage to direct multi-modal transportation through the site.

Parking areas will be located throughout the park for approximately 275 total improved spaces at full project completion. All parking areas will be lighted.





Courtesy of www.lumca.com

Site Lighting

Lighting within the park is categorized as either related to recreational purposes, convenience related or safety related. Convenience lighting is associated with certain facilities such as various buildings, shelters, etc. and is a function of those uses. Recreational lighting is addressed as a component of the proposed multi-purpose field and associated as a function of the extreme sports park. Site lighting as referenced herein is therefore related to the safety of the users as they progress throughout the park property. Including in site lighting is street level lighting along entrance drives and within parking areas as well as pedestrian level lighting in certain strategic areas.

Due to the extremely long entrance drive into the park facility and based upon the notion that nighttime park accessibility will not be a daily or routine occurrence, street lighting along the entrance drive is suggested only at a level which provides motorists with a “sense of place” as they traverse through the park. Planned street lighting reflects a lighting pattern that will result in bright area with intermittent dark areas.

Planned illumination within the various parking areas provide lighting levels to accommodate users as they vacate or return to their vehicles creating a safe feel as well as convenience. Some pedestrian areas may require lighting to accommodate the planned function of certain park facilities. As well, it will be desirable to provide area lighting for some of the park amenities.

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Review

Attaining proper permits for the development of this site will take place in accordance with requirements of the City of Greenville, the North Carolina Department of Environment & Natural Resources (NCDENR), the North Carolina Department of Transportation (NCDOT) and the US Army Corps of Engineers (US ACOE).

Under NCDENR provisions, the following permits will need to be acquired before any site development can be implemented: water extension, sewer extension, erosion & sediment control, and a stormwater management plan. Under NCDOT regulations, utility encroachment and a drive permit will also be required before any site development can occur.

- NCDOT - R/W encroachment, driveway permit
- NCDENR - Division of Land Quality - Sedimentation/Erosion Control Plan Approval
- NCDENR - DWQ - Tar/Pam Riparian Buffer Authorization
- NCDENR - DWQ - 401 Water Quality Certification
- USACOE - 404 Wetlands Permit
- NCDENR - DWQ - Stormwater Permit
- NCDENR - DWQ - Sewer Extension
- NCDENR - DEH - Water Extension

Local Approvals may include:

- Greenville Community Development Department (land use, setbacks, parking, etc.)
- Greenville Engineering and Inspections Division of the Public Works Dept. (building code, storm drainage, erosion control, flood hazard, floodplain “No-Rise” certificate, and driveway permits.)
- Greenville Utilities Commission (water, sewer, electric, and gas)
- Eastern Pines Water Corporation (water)

Review & Permitting

SECTION OUTLINE:

- Review
- Permitting

Review & Permitting

PERMITTING

404 PERMITTING

Section 404 of the Clean Water Act requires US Army Corps of Engineers approval prior to discharging dredged or fill material into the waters of the United States. Waters of the United States include essentially all surface waters, including all navigable waters and tributaries, all interstate waters and their tributaries, all impoundments of these waters, all wetlands adjacent to these waters, and certain isolated wetlands.

The term "wetlands" means those areas that are inundated or saturated by surface or ground water at a frequency and duration sufficient to support, and that under normal circumstances do support, a prevalence of vegetation typically adapted for life in saturated soil conditions.

Typical activities requiring Section 404 permits include:

- Discharging fill or dredged material in waters of the U.S., including wetlands.
- Site development fill for residential, commercial, or recreational developments.
- Construction of revetments, groins, breakwaters, levees, dams, dikes, and weirs.
- Placement of riprap and road fills.

401 PERMITTING

A 401 Water Quality Certification (WQC) is required for any federally permitted activity that may result in a discharge to waters of the U.S. Typically, if the USACE determines that a 404 Permit or Section 10 Permit is required due to the proposed project involving impacts to wetlands or waters, then a 401 WQC is also required.

Examples of activities that may require permits include:

- Any disturbance to the bed (bottom) or banks (sides) of a stream.
- Any disturbance to a wetland.
- The damming of a stream channel to create a pond or lake.
- Placement of any material within a stream, wetland or open water, including material that is necessary for construction, culvert installation, causeways, road fills, dams, dikes or artificial islands, property protection, reclamation devices and fill for pipes or utility lines.
- Temporary impacts including dewatering of dredged material prior to final disposal and temporary fill for access roads, cofferdams, storage and work areas.

The USACE makes the determination of which type of permit is required. Once the USACE determines which type of permit is applicable, there will be a corresponding water quality certification.

BUFFERS

A buffer authorization, or a “no practical alternatives” determination, is required for any activity that is located within a subject feature’s riparian buffer and designated as “(potentially) allowable” or “(potentially) allowable with mitigation” within the applicable Tar-Pamlico River Basin Riparian Area Protection Rules “Table of Uses”.

The Pre-Construction Notification (PCN) Form and supplemental information is used to request a permit, certification, or buffer authorization from the U.S. Army Corps of Engineers or N.C. Division of Water Quality. For large projects that require individual permits due to impact area, a different application form must be used.

There are no costs associated with the review of a DWQ Buffer Authorization or a USACOE 404 Permit. The cost associated with a 401 WQC is as follows: Impacts less than one acre of wetlands/waters and less than 150 feet of streams (intermittent or perennial) will be considered a “Minor” application. Impacts greater than or equal to one acre of wetlands/waters and/or greater than or equal to 150 feet of streams (intermittent or perennial) will be considered under a “Major” application.

Preliminary Opinion of Probable Costs

The cost to prepare a site for development as a community recreation park can require an expenditure of similar magnitude as the recreational facilities and site amenities. Such costs are impacted by utilities, stormwater management, grading, parking facilities, lighting, etc. Overall potential costs are driven by various factors including choice of materials, preferences for accessories/amenities, desired level of use intended for the facilities and magnitude of aesthetic features incorporated into the plan, as well as inflation factors associated with phasing plans.

A detailed breakdown of the preliminary opinion of probable cost is provided in this section. The cost opinion is based on a preliminary design criteria and/or “allowances” for similar facilities. Costs are based upon pricing for similar facilities experienced during 2009/2010.

CITY OF GREENVILLE, NORTH CAROLINA EASTSIDE PARK			
MASTER PLAN PRELIMINARY OPINION OF PROBABLE COST FEBRUARY, 2011			
		MASTER PLAN ESTIMATE	
SITE DEVELOPMENT			
Contractor Mobilization (3%)	\$	342,000	
Clearing & Grubbing	\$	15,000	
Topsoil Stripping (excluding athletic fields)	\$	116,000	
Site Grading (excluding athletic fields, courts, facilities & dog park)	\$	231,000	
Entrance Drives (incl speed bumps & pavement markings)	\$	310,000	
Right Turn Lane Off NC 33	\$	250,000	
Street & Area Lighting	\$	13,000	
Paved Parking Areas (275 spaces, striped w/ bumpers)	\$	275,000	
Parking Area Lighting (275 spaces)	\$	165,000	
8" Concrete Sidewalks (10' W)	\$	4,000	
8" Concrete Sidewalks (20' W)	\$	83,000	
6" Concrete Sidewalks (20' W)	\$	100,000	
6" Concrete Sidewalks (25' W)	\$	25,000	
6" Concrete Plazas	\$	36,000	
4" Concrete Sidewalks (10' W)	\$	244,000	
Solid Waste Containment Pad & Enclosure	\$	36,000	
On-Site Drainage Allowance	\$	620,000	
6" Water Service Through Site & On-Site Hydrants	\$	286,000	
On-Site Sewer Allowance	\$	105,000	
Electric Service Entrance Allowance (3 phase u/g)	\$	150,000	
On-Site Electrical Conductors/Panelboards	\$	940,000	
Park Roadside Signage Allowance (1 each)	\$	20,000	
Miscellaneous Park Signage Allowance	\$	10,000	
Landscaping Allowance	\$	500,000	
Site Irrigation System Allowance	\$	80,000	
Seeding / Mulching Unimproved Areas	\$	25,000	
Erosion Control & Stormwater Management Allowance	\$	60,000	
Subtotal	\$	5,041,000	\$ 5,041,000
SITE AMENITIES			
Discovery Play Allowance	\$	500,000	
Playground Allowance (2 Playgrounds)	\$	250,000	
Playground Perimeter Aesthetic Fencing Allowance (1,600 LF)	\$	19,000	
Restroom Facilities (40' x 40') (Dog Park)	\$	256,000	
Picnic Shelter (15' x 35') (8 each)	\$	240,000	
Picnic Shelter (50' x 100') w/ Restroom Facilities (Multi-purpose field area)	\$	370,000	
Paved Walking Trails (10 ft. width, 1.5 mile total length)	\$	240,000	
Walking Trail Boardwalk / Bridge (10 ft. width, 2,100 ft total length)	\$	630,000	
Storage Facility Allowance (2,400 sf)	\$	240,000	
Environmental Education & Multiple Purpose Center Allowance (2 Story) (100 x 100 roof area, 10,000 sf conditioned floor area)	\$	2,600,000	
Amphitheater Allowance (tensile fabric canopy)	\$	250,000	
Flagpoles (1 each @ 40 ft)	\$	10,000	
Entrance Gates and Bollards	\$	15,000	
Site Accessories Allowance	\$	150,000	
Subtotal	\$	5,270,000	\$ 5,270,000
PLAYFIELD (300 x 400)			
Topsoil Stripping	\$	21,000	
Grading (average cut & fill)	\$	84,000	
Turf Sodding	\$	60,000	
Field Lighting	\$	150,000	
Irrigation System	\$	40,000	
Accessories Allowance (goals, benches)	\$	30,000	
Subtotal	\$	385,000	\$ 385,000
Table Continued on Next Page			

Table Continued from Previous Page				
SAND VOLLEYBALL COURTS				
Grading	\$	2,000		
Offsite Sand (from borrow)	\$	6,000		
Nets and Lines Allowance	\$	5,000		
Seeding / Mulching Unimproved Areas	\$	1,000		
Signage Allowance	\$	1,000		
Subtotal	\$	15,000	\$	15,000
BMX / SKATEBOARD PARK (Extreme Sports Park)				
Grading	\$	63,000		
Drainage System	\$	33,000		
Shaped Concrete Pad Allowance	\$	333,000		
Interior Fixtures Allowance (ramps, bars, walls, etc)	\$	100,000		
Seeding / Mulching Unimproved Areas	\$	3,000		
Signage Allowance	\$	2,000		
Subtotal	\$	534,000	\$	534,000
OFF-LEASH DOG PARK				
Grading	\$	21,000		
Wood Chip Surface	\$	90,000		
Fence (6 ft)	\$	27,000		
Seeding / Mulching Unimproved Areas	\$	3,000		
Watering Station Allowance	\$	10,000		
Accessories Allowance (pooper stations, waste receptacles, benches, etc.)	\$	10,000		
Subtotal	\$	161,000	\$	161,000
Estimated Construction Sub-Total				
	\$		\$	11,406,000
Plus, Subsidiary Project Development Costs				
Contingency (10% of construction)	\$	1,140,000		
Topographic Survey	\$	24,000		
Design & Construction Administration Services	\$	916,000		
Environmental Permitting Services	\$	30,500		
Geotechnical Evaluation Allowance	\$	20,500		
Construction Inspection (one day per week for 12 months)	\$	61,000		
Regulatory / Administrative Permits & Fees	\$	20,500		
Total Preliminary Opinion of Probable Costs				
	\$		\$	13,618,500

A preliminary opinion of probable cost at full development of Eastside Park is \$13,618,500. An implementation strategy is included in this Plan.

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Phasing Plan

Implementation of a community recreation park is a significant undertaking. Typically, implementation occurs over a multi-year period due to financial constraints. It is recommended that the City of Greenville establish a five-phase plan and associated timetable incorporating site preparation, recreational facilities and site amenities.

Overall site layout, grading and utility designs should be completed prior to implementation such that future phases will be adapted to the overall site plan, on-site utility service, drainage and stormwater management requirements. Off-site improvements to utilities will need to be incorporated in the initial development phase, as well as some degree of on-site utilities, site accessibility, public restroom facilities, etc.

In all phases, site development infrastructure will be included as required to support future phases to the extent possible and feasible so as to mitigate future retrofitting costs. The phasing plan will be as follows:

Phase I: Dog Park, Maintenance/Storage Facility, All trails from Dog Park south to NC-33, Driveway on NC-33, Access Road to Phase I facilities.

Phase II: Environmental Education Center, Discovery Play, Associated trails

Phase III: Multi-Purpose Field, Volleyball Courts, Associated Pavilion & Trails

Phase IV: Extreme Sports Park

Phase V: Amphitheater / Associated Trails and Shelters

Preliminary cost opinions have been developed for all phases. As the exact timeline for implementation of phases is unknown, the collective sum of cost opinions associated with the phasing plan is reflective of the total cost opinion as if the park is completely developed at once (i.e. no consideration for future costs due to inflation).

Implementation

SECTION OUTLINE:

- Phase I
- Phase II
- Phase III
- Phase IV
- Phase V

PHASE I:

Dog Park

Maintenance/Storage Facility


All trails from Dog Park south to NC-33

Associated Amenities

Associated Sitework



General Area of Site Plan for Phase I Improvements

CITY OF GREENVILLE, NORTH CAROLINA EASTSIDE PARK			
Dog Park / Storage Facility / All trails from Dog Park to south to NC 33			
PRELIMINARY OPINION OF PROBABLE COST			
FEBRUARY, 2011			
PHASE 1			
MASTER PLAN ESTIMATE			
SITE DEVELOPMENT			
Contractor Mobilization (3%)	\$	104,000	
Clearing & Grubbing	\$	7,000	
Topsoil Stripping (excluding athletic fields)	\$	40,000	
Site Grading (excluding athletic fields, courts, facilities & dog park)	\$	77,000	
Entrance Drives (incl speed bumps & pavement markings)	\$	158,700	
Right Turn Lane Off NC 33	\$	250,000	
Street & Area Lighting	\$	7,000	
Paved Parking Areas (40 spaces, striped w/ bumpers)	\$	40,000	
Parking Area Lighting (40 spaces)	\$	24,000	
8" Concrete Sidewalks (10' W)	\$	4,000	
8" Concrete Sidewalks (20' W)	\$	83,000	
4" Concrete Sidewalks (10' W)	\$	51,300	
Solid Waste Containment Pad & Enclosure	\$	12,000	
On-Site Drainage Allowance	\$	198,000	
6" Water Service Through Site & On-Site Hydrants	\$	209,000	
On-Site Sewer Allowance	\$	20,000	
Electric Service Entrance Allowance (3 phase u/g)	\$	75,000	
On-Site Electrical Conductors/Panelboards	\$	301,000	
Park Roadside Signage Allowance (1 each)	\$	20,000	
Miscellaneous Park Signage Allowance	\$	4,000	
Landscaping Allowance	\$	160,000	
Site Irrigation System Allowance	\$	7,000	
Seeding / Mulching Unimproved Areas	\$	5,000	
Erosion Control & Stormwater Management Allowance	\$	19,000	
Subtotal	\$	1,875,800	\$ 1,875,800
SITE AMENITIES			
Playground Allowance (1 Playgrounds)	\$	125,000	
Playground Perimeter Aesthetic Fencing Allowance (1,600 LF)	\$	19,000	
Restroom Facilities (40' x 40') (Dog Park)	\$	256,000	
Picnic Shelter (15' x 35') (2 each)	\$	60,000	
Paved Walking Trails (10 ft. width, 5,400 lf total length)	\$	173,000	
Walking Trail Boardwalk / Bridge (10 ft. width, 1,700 ft total length)	\$	510,000	
Storage Facility Allowance (2,400 sf)	\$	240,000	
Entrance Gates and Bollards	\$	15,000	
Site Accessories Allowance	\$	48,000	
Subtotal	\$	1,446,000	\$ 1,446,000
OFF-LEASH DOG PARK			
Grading	\$	21,000	
Wood Chip Surface	\$	90,000	
Fence (6 ft)	\$	27,000	
Seeding / Mulching Unimproved Areas	\$	3,000	
Watering Station Allowance	\$	10,000	
Accessories Allowance (pooper stations, waste receptacles, benches, etc.)	\$	10,000	
Subtotal	\$	161,000	\$ 161,000
Estimated Construction Sub-Total	\$	3,482,800	
Plus, Subsidiary Project Development Costs			
Contingency (10% of construction)	\$	348,000	
Topographic Survey	\$	24,000	
Design & Construction Administration Services	\$	280,000	
Environmental Permitting Services	\$	10,000	
Geotechnical Evaluation Allowance	\$	7,000	
Construction Inspection (one day per week for 8 months)	\$	20,000	
Regulatory / Administrative Permits & Fees	\$	7,000	
Total Preliminary Opinion of Probable Costs	\$	4,178,800	

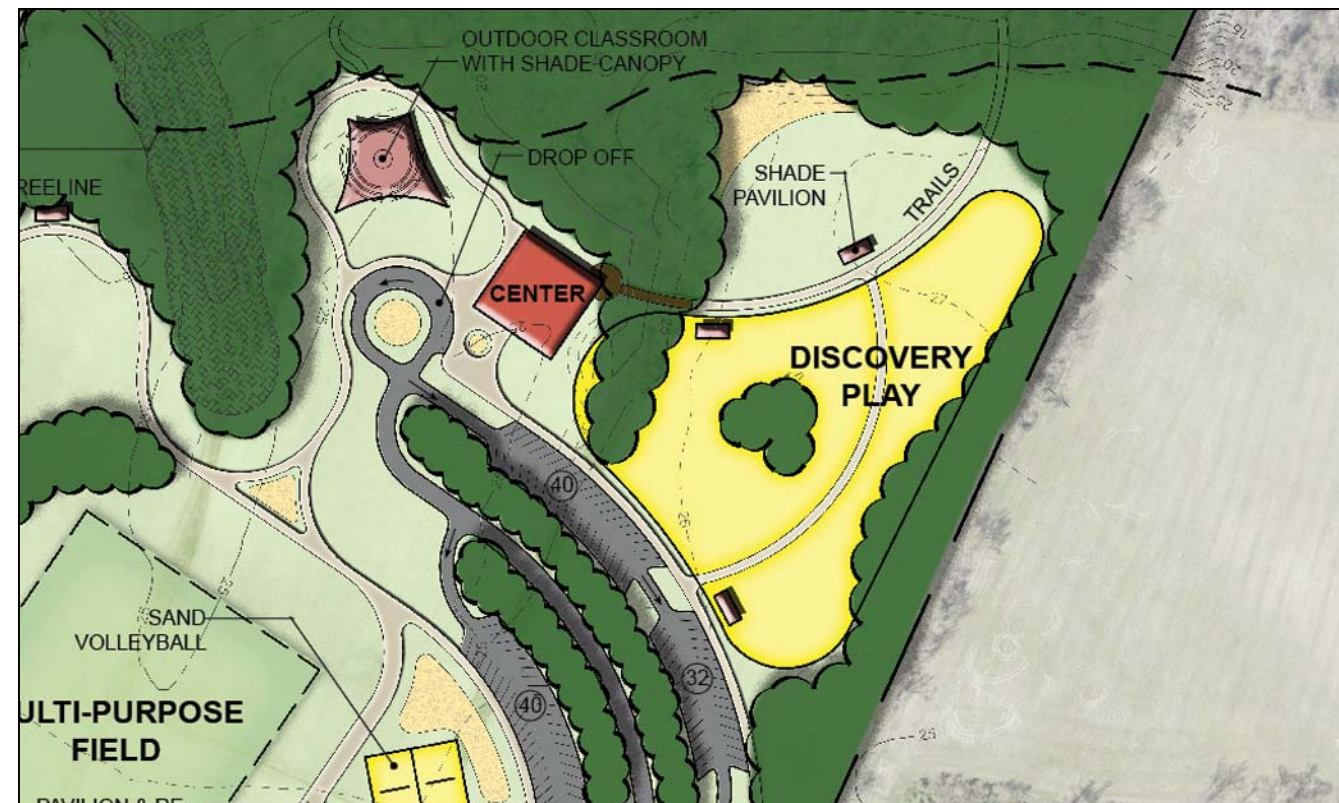
PHASE II:

Environmental Education Center

Discovery Playground

Associated Trails & Amenities

Associated Sitework



General Area of Site Plan for Phase II Improvements

CITY OF GREENVILLE, NORTH CAROLINA
EASTSIDE PARK



PHASE 2

Environmental Education Center / Discovery Play / Associated Trails

PRELIMINARY OPINION OF PROBABLE COST

FEBRUARY, 2011

MASTER PLAN ESTIMATE	
SITE DEVELOPMENT	
Contractor Mobilization (3%)	\$ 121,000
Clearing & Grubbing	\$ 5,000
Topsoil Stripping (excluding athletic fields)	\$ 28,000
Site Grading (excluding athletic fields, courts, facilities & dog park)	\$ 57,000
Entrance Drives (incl speed bumps & pavement markings)	\$ 135,000
Street & Area Lighting	\$ 6,000
Paved Parking Areas (72 spaces, striped w/ bumpers)	\$ 72,000
Parking Area Lighting (72 spaces)	\$ 43,200
6" Concrete Plazas	\$ 18,000
4" Concrete Sidewalks (10' W)	\$ 87,000
Solid Waste Containment Pad & Enclosure	\$ 12,000
On-Site Drainage Allowance	\$ 155,000
6" Water Service Through Site & On-Site Hydrants	\$ 9,500
On-Site Sewer Allowance	\$ 25,500
Electric Service Entrance Allowance (3 phase u/g)	\$ 75,000
On-Site Electrical Conductors/Panelboards	\$ 235,000
Miscellaneous Park Signage Allowance	\$ 2,000
Landscaping Allowance	\$ 125,000
Site Irrigation System Allowance	\$ 23,000
Seeding / Mulching Unimproved Areas	\$ 6,000
Erosion Control & Stormwater Management Allowance	\$ 15,000
Subtotal	\$ 1,254,700 \$ 1,254,700
SITE AMENITIES	
Discovery Play Allowance	\$ 500,000
Picnic Shelter (15' x 35') (3 each)	\$ 90,000
Walking Trail Boardwalk / Bridge (10 ft. width, 200 ft total length)	\$ 60,000
Environmental Education & Multit-purpose Center Allowance (2 Story) (100 x 100 roof area, 10,000 sf conditioned floor area)	\$ 2,600,000
Site Accessories Allowance	\$ 37,500
Subtotal	\$ 2,787,500 \$ 2,787,500
Estimated Construction Sub-Total	\$ 4,042,200
Plus, Subsidiary Project Development Costs	
Contingency (10% of construction)	\$ 404,000
Design & Construction Administration Services	\$ 324,000
Environmental Permitting Services	\$ 7,500
Geotechnical Evaluation Allowance	\$ 5,000
Construction Inspection (one day per week for 6 months)	\$ 15,000
Regulatory / Administrative Permits & Fees	\$ 5,000
Total Preliminary Opinion of Probable Costs	\$ 4,802,700

PHASE III:

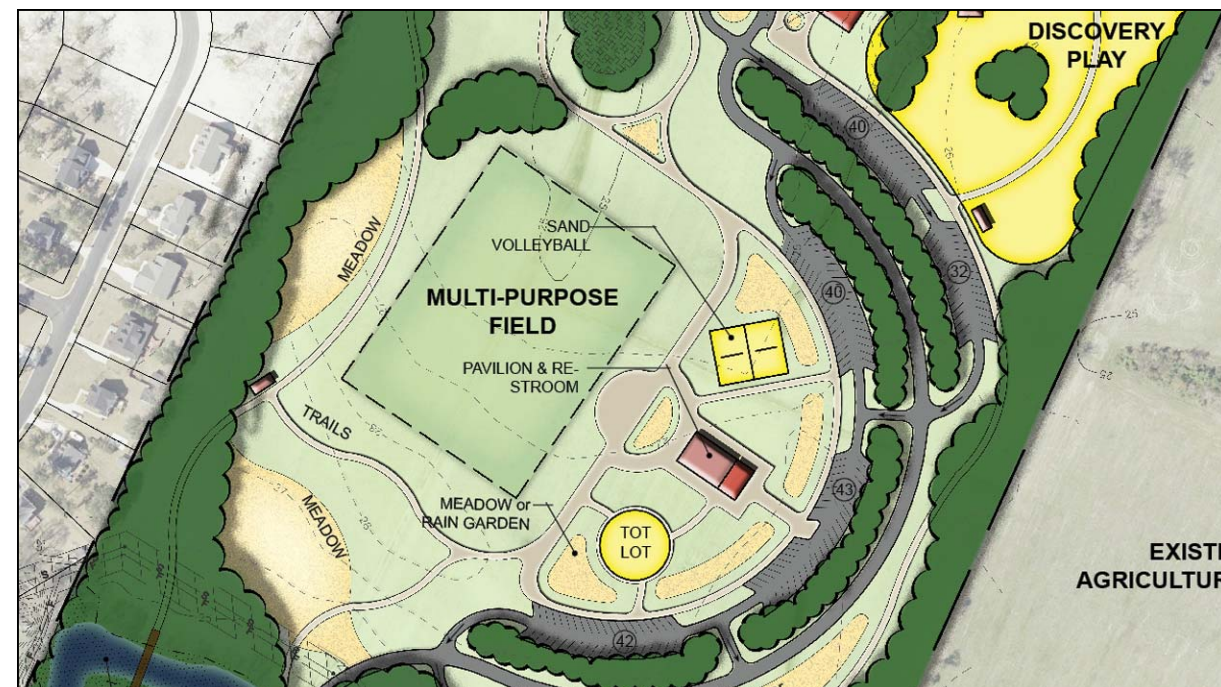
Multi-Purpose Field

Picnic Pavilion

Sand Volleyball Courts

Associated Trails & Amenities

Associated Sitework



General Area of Site Plan for Phase III Improvements

CITY OF GREENVILLE, NORTH CAROLINA
EASTSIDE PARK
PHASE 3
Multi-Purpose Field / Associated Pavilion & Trails
PRELIMINARY OPINION OF PROBABLE COST
FEBRUARY, 2011



MASTER PLAN ESTIMATE	
SITE DEVELOPMENT	
Contractor Mobilization (3%)	\$ 67,000
Clearing & Grubbing	\$ 2,500
Topsoil Stripping (excluding athletic fields)	\$ 28,000
Site Grading (excluding athletic fields, courts, facilities & dog park)	\$ 57,000
Entrance Drives (incl speed bumps & pavement markings)	\$ 9,000
Paved Parking Areas (125 spaces, striped w/ bumpers)	\$ 125,000
Parking Area Lighting (125 spaces)	\$ 75,000
6" Concrete Sidewalks (20' W)	\$ 100,000
6" Concrete Sidewalks (25' W)	\$ 25,000
6" Concrete Plazas	\$ 18,000
4" Concrete Sidewalks (10' W)	\$ 80,000
Solid Waste Containment Pad & Enclosure	\$ 12,000
On-Site Drainage Allowance	\$ 155,000
6" Water Service Through Site & On-Site Hydrants	\$ 54,000
On-Site Sewer Allowance	\$ 45,000
On-Site Electrical Conductors/Panelboards	\$ 235,000
Miscellaneous Park Signage Allowance	\$ 2,000
Landscaping Allowance	\$ 125,000
Site Irrigation System Allowance	\$ 30,000
Seeding / Mulching Unimproved Areas	\$ 7,500
Erosion Control & Stormwater Management Allowance	\$ 15,000
Subtotal	\$ 1,267,000 \$ 1,267,000
SITE AMENITIES	
PLAYFIELD (300 x 400)	
Playground Allowance (1 Playgrounds)	\$ 125,000
Picnic Shelter (50' x 100') w/ Restroom Facilities (Multi-purpose field area)	\$ 370,000
Walking Trail Boardwalk / Bridge (10 ft. width, 100 ft total length)	\$ 30,000
Flagpoles (1 each @ 40 ft)	\$ 10,000
Site Accessories Allowance	\$ 37,500
Subtotal	\$ 572,500 \$ 572,500
TOPSOIL STRIPPING	
Topsoil Stripping	\$ 21,000
Grading (average cut & fill)	\$ 84,000
Turf Sodding	\$ 60,000
Field Lighting	\$ 150,000
Irrigation System	\$ 40,000
Accessories Allowance (goals, benches)	\$ 30,000
Subtotal	\$ 385,000 \$ 385,000
SAND VOLLEYBALL COURTS	
Grading	\$ 2,000
Offsite Sand (from borrow)	\$ 6,000
Nets and Lines Allowance	\$ 5,000
Seeding / Mulching Unimproved Areas	\$ 1,000
Signage Allowance	\$ 1,000
Subtotal	\$ 15,000 \$ 15,000
ESTIMATED CONSTRUCTION SUB-TOTAL	
Estimated Construction Sub-Total	\$ 2,239,500
PLUS, SUBSIDIARY PROJECT DEVELOPMENT COSTS	
Contingency (10% of construction)	\$ 224,000
Design & Construction Administration Services	\$ 180,000
Environmental Permitting Services	\$ 7,500
Geotechnical Evaluation Allowance	\$ 5,000
Construction Inspection (one day per week for 6 months)	\$ 15,000
Regulatory / Administrative Permits & Fees	\$ 5,000
Total Preliminary Opinion of Probable Costs	\$ 2,676,000

PHASE IV:


Extreme Sports Park

Associated Amenities

Associated Sitework



General Area of Site Plan for Phase IV Improvements

CITY OF GREENVILLE, NORTH CAROLINA EASTSIDE PARK PHASE 4 Extreme Sports Park PRELIMINARY OPINION OF PROBABLE COST FEBRUARY, 2011					
				MASTER PLAN ESTIMATE	
SITE DEVELOPMENT					
Contractor Mobilization (3%)		\$	29,000		
Topsoil Stripping (excluding athletic fields)		\$	12,000		
Site Grading (excluding athletic fields, courts, facilities & dog park)		\$	23,000		
Entrance Drives (incl speed bumps & pavement markings)		\$	3,000		
Paved Parking Areas (38 spaces, striped w/ bumpers)		\$	38,000		
Parking Area Lighting (38 spaces)		\$	22,800		
4" Concrete Sidewalks (10' W)		\$	3,700		
On-Site Drainage Allowance		\$	62,000		
6" Water Service Through Site & On-Site Hydrants		\$	13,500		
On-Site Sewer Allowance		\$	15,000		
On-Site Electrical Conductors/Panelboards		\$	94,000		
Miscellaneous Park Signage Allowance		\$	1,000		
Landscaping Allowance		\$	50,000		
Seeding / Mulching Unimproved Areas		\$	2,500		
Erosion Control & Stormwater Management Allowance		\$	6,000		
Subtotal		\$	375,500	\$	375,500
SITE AMENITIES					
Picnic Shelter (15' x 35') (1 each)		\$	30,000		
Site Accessories Allowance		\$	15,000		
Subtotal		\$	45,000	\$	45,000
BMX / SKATEBOARD PARK (Extreme Sports Park)					
Grading		\$	63,000		
Drainage System		\$	33,000		
Shaped Concrete Pad Allowance		\$	333,000		
Interior Fixtures Allowance (ramps, bars, walls, etc)		\$	100,000		
Seeding / Mulching Unimproved Areas		\$	3,000		
Signage Allowance		\$	2,000		
Subtotal		\$	534,000	\$	534,000
Estimated Construction Sub-Total				\$	954,500
Plus, Subsidiary Project Development Costs					
Contingency (10% of construction)		\$	95,400		
Design & Construction Administration Services		\$	77,000		
Environmental Permitting Services		\$	3,000		
Geotechnical Evaluation Allowance		\$	2,000		
Construction Inspection (one day per week for 3 months)		\$	6,000		
Regulatory / Administrative Permits & Fees		\$	2,000		
Total Preliminary Opinion of Probable Costs		\$	1,139,500		

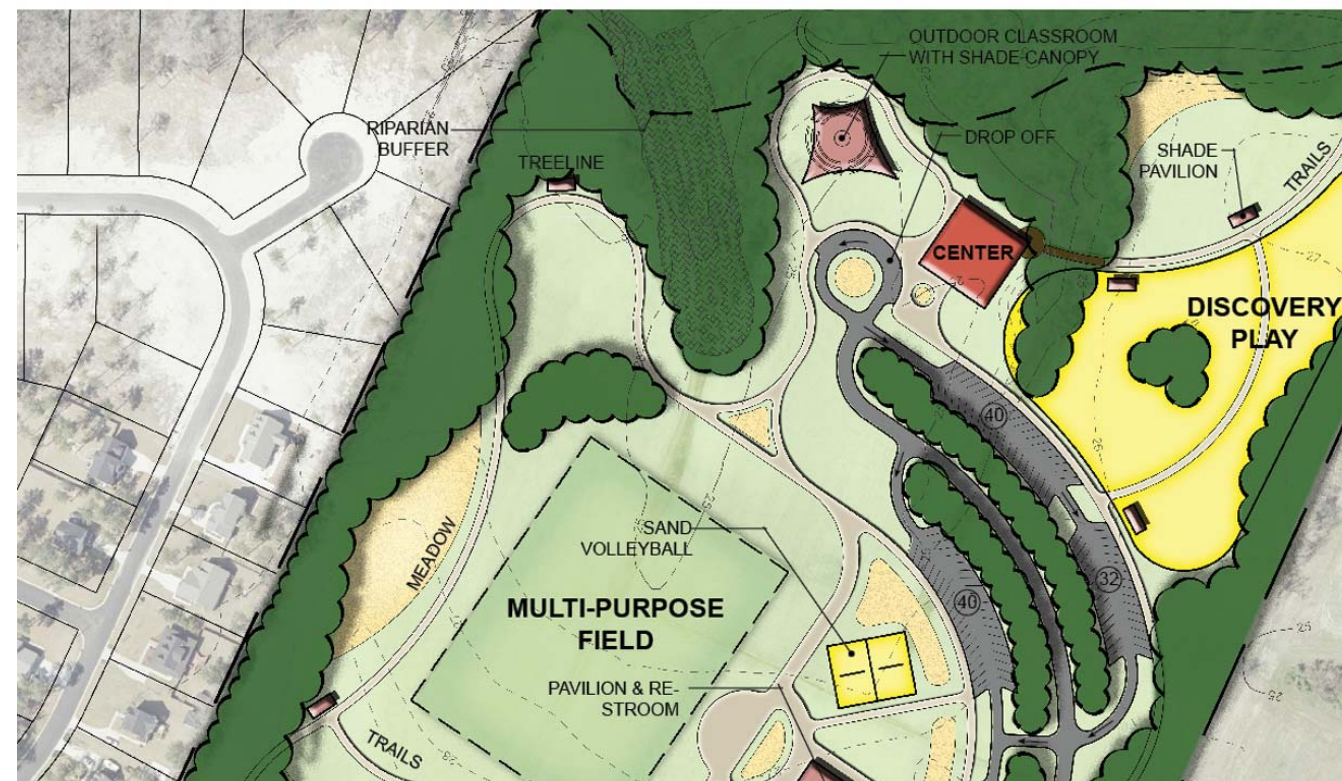
PHASE V:

Outdoor Classroom


Picnic Shelters

Associated Trails & Amenities

Associated Sitework



General Area of Site Plan for Phase V Improvements

CITY OF GREENVILLE, NORTH CAROLINA EASTSIDE PARK			 Since 1918	
PHASE 5 Amphitheater / Associated Trails and Shelters PRELIMINARY OPINION OF PROBABLE COST FEBRUARY, 2011				
SITE DEVELOPMENT			MASTER PLAN ESTIMATE	
Contractor Mobilization (3%)			\$	21,000
Clearing & Grubbing			\$	500
Topsoil Stripping (excluding athletic fields)			\$	8,000
Site Grading (excluding athletic fields, courts, facilities & dog park)			\$	17,000
Entrance Drives (incl speed bumps & pavement markings)			\$	4,500
4" Concrete Sidewalks (10' W)			\$	22,000
On-Site Drainage Allowance			\$	50,000
On-Site Electrical Conductors/Panelboards			\$	75,000
Miscellaneous Park Signage Allowance			\$	1,000
Landscaping Allowance			\$	40,000
Site Irrigation System Allowance			\$	20,000
Seeding / Mulching Unimproved Areas			\$	4,000
Erosion Control & Stormwater Management Allowance			\$	5,000
Subtotal			\$	268,000
			\$	268,000
SITE AMENITIES				
Picnic Shelter (15' x 35') (2 each)			\$	60,000
Paved Walking Trails (10 ft. width, 2,100 lf total length)			\$	67,000
Walking Trail Boardwalk / Bridge (10 ft. width, 100 ft total length)			\$	30,000
Amphitheater Allowance (tensile fabric canopy)			\$	250,000
Site Accessories Allowance			\$	12,000
Subtotal			\$	419,000
			\$	419,000
Estimated Construction Sub-Total			\$	687,000
Plus, Subsidiary Project Development Costs				
Contingency (10% of construction)			\$	69,000
Design & Construction Administration Services			\$	55,000
Environmental Permitting Services			\$	2,500
Geotechnical Evaluation Allowance			\$	1,500
Construction Inspection (one day per week for 2 months)			\$	5,000
Regulatory / Administrative Permits & Fees			\$	1,500
Total Preliminary Opinion of Probable Costs			\$	821,500

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Funding Sources

Various funding sources are available for implementation of facilities, amenities or items. Funding appropriations for these resources may vary each year. The eligibility of items and program requirements of each will need to be investigated by the applicant to determine a funding program that best fits the purpose of the intended project.

Local Sources. Several types of potential local funding sources are available for the City of Greenville. Local funds should be used for projects as a local match to the extent practically, thus optimizing funds. Local funding sources tend to be flexible and include general revenue expenditures as well as proceeds from bond programs. Some local funding sources are included in this section.

Public Sources. Some public sources are included in this section.

Private Sources. Some private sources are included in this section.

Other Sources. Some other public and private sources, that may not be as viable, are included in this section.

Funding Opportunities & Resources

SECTION OUTLINE:

- Local Sources
- Public Sources
- Private Sources
- Other Sources

Funding

Local Sources

Revenue Plan

The City should consider establishing a revenue plan to incorporate available funding resources in the community, prioritize them and put each option into a funding strategy.

Annual Improvement Program

A Capital Improvement Program (CIP) allows for multi-year financial planning of community improvements or needs. The City should allocate a specified amount each fiscal year in the CIP for the systematic evaluation and implementation of recommended projects within the master plan.

General Obligation Bonds

A general obligation bond (GOB) is a bond that is legally backed by the full faith and credit of the issuing government. The local government that issues the bond pledges to raise its property taxes, or use any other sources of revenue, to generate sufficient funds to guarantee the debt service payments on the bond. A GOB pledge is considered more robust than a revenue pledge, and thus is likely to carry a lower interest rate than a revenue bond.

Impact Fee or Payment “in-lieu of” Dedication

If it is determined that adequate bicycle, pedestrian, and/or recreation provisions cannot be provided on a property under development review, Greenville could utilize the use of a “fee in-lieu of” as a funding source to implement needed facilities. Mitigation may be based on impacts on population increase caused by the development, property values, or percentage of development fees. Currently, this funding program is not established by the City. Mandatory dedication of facilities would ensure that as new development occurs, adequate provisions will be provided.

Property Tax

Property taxes generally support a significant portion of a municipality’s activities. However, the revenues from property taxes can also be used to pay debt service on general obligation bonds issued to finance various infrastructure improvements as well as land/building acquisitions. Because of sensitivity to tax rates, use of property taxes to fund infrastructure could limit the municipality’s ability to raise funds for other activities. Property taxes can provide a steady stream of financing while broadly distributing the tax burden.

General Tax Revenues

The City should consider implementing general tax revenues for general operations and maintenance of existing parks and recreation facilities. Recreation is a public service that should be included as part of the regular budget. Tax revenues may cover park services as a whole. Park facilities (fields, courts, access areas) may be covered by a combination of both general tax revenues and user fees.

Park Foundation - Section 501 (c) (3) Charitable Organizations

Creation of a 501(c)(3) Park Foundation may assist the City in acquiring land, developing facilities, sponsoring programs and buying equipment for the recreation and parks department. Park foundations may include funding strategies such as foundation membership, individual gifts, grants from other recognized and national foundations, long-term endowments, and land trust for future acquisitions.

Public Sources

Land and Water Conservation Fund (LWCF)

The Land and Water Conservation Fund provide grants for communities to build a variety of park and recreation facilities including trails and greenways. In North Carolina, the federally granted money is allocated through the State Division of Park and Recreation. There is a fifty percent (50%) local match. Annual appropriations to the LWCF have ranged from millions to zero dollars. This program is currently active, but funding is limited based on annual appropriations.



North Carolina Parks and Recreation Trust Fund (PARTF) Grant Program

The PARTF program provides local governments with dollar-for-dollar matching grants to acquire land and renovate or develop recreational projects for the public, including multi-use trails. The maximum amount an applicant is eligible for is \$500,000. In 2010, PARTF funding sources have been limited based on the state’s budget.



North Carolina Adopt-A-Trail Program

North Carolina Adopt-A-Trail Program provides communities with grant monies up to \$5,000 for construction, maintenance, facilities, signage, brochures, and maps.



Watershed Protection and Flood Prevention Grants for Small Watersheds

Watershed Protection and Flood Prevention Grants for Small Watersheds provides funding to state and local agencies or nonprofit organizations to create and maintain watershed improvements of less than 250,000 acres. Financial and technical assistance are available and a fifty percent (50%) local match is required for public recreation projects.

NC Arts Council

The North Carolina Arts Council provides various grants to K-12 schools, school systems, non-profit arts or community organizations, or partnerships to provide arts in education programs for underserved youth.

Private Sources

W .K. Kellogg Foundation

The W. K Kellogg Foundation’s mission is to “support” children, families, and communities as they strengthen and create conditions that propel vulnerable children to achieve success as individuals and as contributors to the larger community and society.” The Foundation provides various grants for youth development and education, as long as the projects are innovative and meet the Foundation’s mission.

The Robert Wood Johnson Foundation

The Robert Wood Johnson Foundation is dedicated to enhancing the health and health care of every American. Grants are prioritized into four goal areas, one of which is the promotion of healthy communities and lifestyles. Projects would include multi-use trails and sidewalks.

Active Living by Design (ALbD)

Active Living by Design is a program sponsored by the Robert Wood Johnson Foundation. The program seeks to bring together the health care and transportation communities to create an environment that encourages residents to pursue active forms of transportation such as walking and bicycling. Grants are awarded each year to a selected number of communities with a local match requirement. These monies can be used to create plans, change land use policies, institute education policies, and develop pilot projects.

Blue Cross Blue Shield Fit Together Grants

The FitCommunity Program is a designation and grant program to recognize and reward municipality and county efforts to promote physical activ-



ity, healthy eating and tobacco-free programs, policies, environments and lifestyles. A municipality or county is eligible for grant money once it has received a FitCommunity designation. This program awards up to nine partnerships with up to \$30,000 annually for a two-year period.

Wal-Mart Foundation

Local community and environmental activities and educational programs for children that are put on by charitable organizations may be funded through the Wal-Mart Foundation. Organizations must work with the local store manager to discuss application.

Bikes Belong Grants

The Bikes Belong Grant Program strives to put more people on bicycles more often by funding important and influential projects and build momentum for bicycling in communities. Local governments may apply for a Bikes Belong Grant; however, Bikes Belong encourages local governments applying for grants to partner with a local bike advocacy group. Grant funds may be used for bike paths, lanes, and routes including rail-trails. Bikes Belong awards up to \$10,000 in funds for about 20 projects per year. Grant applications are reviewed on a quarterly basis and priority is given to applicants that have not received Bikes Belong funding in the past. Additionally, Bikes Belong will not consider grant requests in which it is listed as the sole funder; however, it will consider being the initial funder.

Local Fundraisers

Volunteers from within the community can aid in implementing this Plan by conducting fundraisers or by donating labor for repairs, new construction, landscaping, and maintenance. Community volunteers can be drawn from civic groups, scouting groups, and outdoor clubs. Volunteers can adopt trails, park, or portions of them to keep clean and beautify through the years, saving the community money over time.

Corporate Sponsorships

This revenue-funding source allows corporations to invest in the development or enhancement of new or existing facilities in park systems. Sponsorships are also highly used for programs and events.

Healthy Kids, Healthy Communities

As part of the Robert Wood Johnson Foundation, Healthy Kids, Healthy Communities is a national program, whose “primary goal is to implement healthy eating and active living policy- and environmental-change initiatives that can support healthier communities for children and families across the United States.” This national program “places special emphasis on reaching children at highest risk for obesity on the basis of race/ethnicity, income and/or geographic location.”

Funding

Z. Smith Reynolds Foundation

The Z. Smith Reynolds Foundation (ZSR) is dedicated to improving the quality of life of the people of North Carolina by making grants available to charitable, tax-exempt, 501(c)(3) organizations and government entities. The ZSR Foundation focuses its funding on five focus areas including Community Economic Development, Environment, Social Justice & Equity, Strengthening Democracy, and Pre-Collegiate Education. There are two grant application processes provided by the ZSR Foundation: Small Grants (requests up to \$35,000 for up to two-years) and Strategic Grants (requests for more than \$35,000 per year). There are two grant applications available for each application process: a general operating support application and a project support application. There are two grant cycles each year with on-line applications due in February and August.

Mildred Sheffield Wells Charitable Trust

The Mildred Sheffield Wells Charitable Trust was originated by former philanthropic Greenville resident Mildred Wells. This grant program is dedicated to providing opportunities for education and education-related services and programs.

James J. & Mamie Richardson Perkins Charitable Trust Fund

Mr. Perkins had extensive farming interests in the County.

West Memorial Fund

The West Memorial Fund was created in memory of former Greenville mayor and businessman and his wife, S. Eugene and Vivian West.

Other Sources

The following funding sources may not be as viable as those previously mentioned in the Funding section of this Plan.

General Foundations

Direct contribution of funds from General Foundations within the state or nation. See text Grant Seeking in North Carolina available through North Carolina Center of Public Policy Research, P.O. Box 430, Raleigh, NC 27602. Foundations fund both development and construction of facilities. There are several types of foundations that exist such as general purpose (few restrictions), special program (special activities) and corporate (few limitations, local sources, partnership). Visit websites www.fdncenter.org and

www.nonprofit.gov General foundations may only be able to fund a small component of the park such as adaptive uses and wayfinding signage.

Transportation Bonds

Transportation bonds have been instrumental in strategic implementation of local roadways, transit, and non-motorized travel throughout North Carolina. Voters in communities have regularly approved the use of these bonds in order to improve their transportation system. Transportation bonds may assist the City in providing access to the park site from NC-33.

The Recreational Trails Program

This program has thirty percent (30%) of its funds set aside for motorized trail projects, thirty percent (30%) for non-motorized trail uses, and the remainder can be spent on either. These funds can be used to cover the costs of construction, maintenance of equipment, real estate, educational programs, state administration, and assessment of trail conditions. The maximum amount an applicant can receive is \$75,000 and there is a twenty percent (20%) local match requirement. In 2010, \$2,629,545 funds were requested and \$1,545,343 were awarded. This program is funded through US DOT and is available to governmental agencies and non-profit organizations for grants for trail construction and maintenance projects, for trail side facilities and land acquisition projects.



North Carolina's Clean Water Management Trust Fund (CWMTF)

CWMTF provides grants to local governments, state agencies, and conservation nonprofits to help finance projects that specifically address water pollution problems. CWMTF funds may be used to establish a network of riparian buffers and greenways for environmental, educational, and recreational benefits. Grants are designed to fund projects that enhance surface water quality, but indirectly can also bring parks and recreation, including multi-modal transportation opportunities closer to people.

Transportation Enhancement Activities (TEAs)

North Carolina earmarks ten percent (10%) of their annual STP funds for Transportation Enhancement Activities (TEAs). Transportation enhancements are transportation-related activities that are designed to strengthen the cultural, aesthetic, and environmental aspects of transportation systems. TEA provides for the implementation of non-roadway capacity improvement projects including pedestrian facilities, landscaping, and similar aesthetic improvements. Various forms of pedestrian facilities such as sidewalks, pedestrian tunnels and bridges, and crossing improvements are eligible for funding. Conversion of abandoned railway corridors to multi-use paths can also be funded with these monies.

The Trust for Public Land

The Trust for Public Land (TPL) is the only national nonprofit working exclusively to protect land to enhance the health and quality of life in American communities. TPL works with landowners, government agencies, and community groups to create urban parks, playgrounds, and greenways on new or existing park sites as well as to conserve land for watershed protection. The TPL does not award grants, however it may help its partners locate and/or apply for a grant to help protect land as parks and open space.

Conservation Tax Credit

The Conservation Tax Credit program benefits landowners who donate property for conservation purposes by easements or sale. These landowners are eligible for the North Carolina Conservation Tax Credit. The goal of the program is to provide incentive to protect water supply watersheds, manage stormwater, retain forests and working farms, and to allow for ecological communities through the formation of trails and wildlife corridors.



NC Department of Commerce

The North Carolina Department of Commerce provides Community Development Block Grants (CDBG) for communities. Communities meeting the necessary Low-Moderate Income (LMI) levels (70% overall benefits) can apply with prior approval for innovative grants for community centers, parks, and other selected activities.

NC Health and Wellness Trust Fund

The NC Health and Wellness Trust Fund (HWTF) was created by the General Assembly to receive 25% of the state’s tobacco settlement funds. HWTF funds programs and initiatives that include research, education, prevention and treatment of health problems in North Carolina, and to increase the capacity of communities to respond to the public’s health needs. HWTF funds programs in obesity prevention, tobacco use prevention and cessation, eliminating health disparities, and prescription assistance.

Small Grants

Small grants of \$250-\$2,000 are offered for planning, design, and development of greenways through a partnership between the Conservation Fund’s American Greenways Program, Eastman Kodak Corporation, and the National Geographic Society. These grants can be used for off-road multi-use trails.

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