Carroll Knolls Local Park Renovation Project

Community Meeting #3 - June 4, 2019
Capitol-View Homewood Park Activity Building
7:00-9:00 PM
Welcome / Team Introductions

- M-NCPDC (Montgomery Parks)
  - Park Development Division
  - Park Planning & Stewardship Division
  - Park Management Staff - Southern Region
  - Park Police
Tonight’s Meeting

PART 1:

- Summary of project to date, including community feedback
- The Recommended Concept Plan

PART 2:

- Discuss your input on the Recommended Concept Design
Project Schedule

- **Fall 2017** – Project Kick-off: Assess existing site conditions, opportunities, and preliminary park program.

- **December 5, 2017** – Community Meeting #1 to gather input and preferences for the park.

- **Winter/Spring 2018** – Develop multiple park renovation concept design alternatives based on input from the Community and Park Staff.

- **June 5, 2018** – Community Meeting #2, review concept design alternatives and obtain input from the community.
Project Schedule

- **Fall 2018 to Spring 2019** – Develop preferred park renovation concept based on community input, and hire consultant to begin preliminary permit and design development process.

- **June 4, 2019** – Community Meeting #3, review Recommended Concept Plan and obtain input from the community.

- **Fall 2019** – Planning Board Meeting
Community Meetings Summary
Existing Park Conditions

AERIAL VIEW OF PARK TODAY
Existing Park Conditions

- Woods
- Footpath
- Picnic Area
- Existing Park Conditions

Could fit approximately 50 parking spaces

6' High Fence

EXISTING PARK AMENITIES
EXISTING DRAINAGE AND UTILITY RIGHTS-OF-WAY
A review of Community Meeting #1 – “Questions to help generate discussion…”

• If you could **add one** new amenity to the park, what would it be?

• What existing features of the park should **be preserved** as the park is renovated?

• What existing features of the park should **change** as the park is renovated?

• Name a park that you have visited that reflects your vision for Carroll Knolls Park?
General Comments:

- A “Walk-to” Park for the neighborhood is preferred.

- The future renovation of Carroll Knolls Local Park should complement and model the variety of amenities at Evans Parkway Park.

- Since Georgia Avenue limits safe pedestrian connection to Evans Parkway Park, some amenities at Carroll Knolls should be duplicated.
Desired NEW Park Amenities:

- **Playground**, including play elements that are different from what is provided at Evans Parkway NP. Specific equipment and materials were requested:
  - Climbing net structures, slides, see saw, balance beam, spinning chair, swings, wood chip surfacing (Engineered Wood Fiber)

- **Enclosed multi-game court** (basketball, etc.) scaled for smaller children (*Evans Parkway Park has two half basketball courts*).
Desired NEW Park Amenities (continued):

- Other activities for older kids or teens – permanent pump track or skateboarding elements.
- Activities for adults – fitness equipment, quiet gathering areas.
- Picnic Areas with Shelter and Grills
- Natural play elements
Desired NEW Park Amenities (continued):

- **Natural surface trail** loop connection and/or boardwalks through wooded area.
- **Hard surface pathway** connections through the park
- **Environmental enhancements** to the wooded areas, including invasive plant removals, rain gardens, drainage improvements, educational elements, bat and bird houses, and seating areas.
Desired NEW Park Amenities (continued):

- **Dog park**, including agility equipment. *Some voiced concerns with idea of a dog park being so close to a major roadway.*

- **Community Garden** - Montgomery Parks Community Garden Coordinator stated that there is public interest in the Wheaton vicinity for community gardens. (*Participants were open to considering the idea depending on the amount of space that would be required.*)

- **Seating** – a variety of seating, should consider different or unique types.
Desired NEW Park Amenities (continued):

- **Artwork** – community-generated or commissioned by a local artist.
- **Labyrinth** – in the lawn next to the wooded area
- **Porta-john bathroom**
Existing Park Features to be preserved:

- **Wooded Area** – should be retained and enhanced. Limited visibility is a good quality and provides animal habitat opportunities.

- **Fencing** should remain along Georgia Avenue. It could be made higher and include a vegetative buffer to provide additional screening and separation between the park and the road.

- **Passive open green lawn** area for unprogrammed uses.
Community Meeting #1 - Summary

- **Existing Park Features that should be changed:**
  
  - **Parking Lot is too large** – space could be utilized better. Number of spaces should be reduced to only what is needed, since outside users loiter in the parking lot.
  
  - **Reduce mosquitoes** by improving the drainage, mitigating and reducing areas of standing water.
Carroll Knolls is designated as a “Local Park”:

- Discussed difference between a Neighborhood Park and a Local Park.
- Local Parks serve a broader geographic area and include facilities such as permitted athletic fields.
Proposed Concept Plans (Meeting #2)
CONCEPT 1 – Meeting #2
CONCEPT 1:

- Permitted Rectangular Field (Active Open Space)
- Playground
- Picnic Shelter
- Fitness Area
- Passive Open Space
- Parking Lot
- Pathways
- Stormwater Management
Active Teen Area
Fitness-Game Area
Playground
Picnic Shelter
Active Open Space
Passive Open Space
Parking Lot
Pathways
Stormwater Management
CONCEPT 3:

- Community Garden
- Playground
- Picnic Shelter
- Paved Play Area (with fence)
- Active Open Space
- Passive Open Space
- Parking Lot
- Pathways
- Stormwater Management
Discussion / Feedback (Meeting #2)

- Red Dot-Green Dot Exercise  ●●

- Each person has five (5) Red Dot stickers and five (5) Green Dot stickers.

  ● = “Prefer”

  ● = “Do Not Prefer”

- Place a red or green dot on the PLANS or IMAGES or SPECIFIC AMENITIES displayed.

- Feel free to write comments or notes on the plans.
Concept 3 Feedback (Meeting #2)
Park Amenities Feedback (Meeting #2)

Cornhole Lawn Game

Movable Lawn Chairs

Swinging Hammock

Labyrinth

Chaise Lawn Chairs

‘PASSIVE’ RECREATION ELEMENTS

CARROLL KNOLLS LOCAL PARK RENOVATION

PARK AMENITY IDEAS

M-NCPPC MONTGOMERY PARKS

6/5/2018
Park Amenities Feedback (Meeting #2)

- Yalp ‘Memo’ Interactive Play Posts
- Table Tennis
- Blacktop Games
- Chess/Checkers Games
- ‘Thrive’ Fitness Station

PAVED PLAY & FITNESS

PARK AMENITY IDEAS
Park Amenities Feedback (Meeting #2)

- 'Yalp Sutu' - Interactive Soccer Wall
- Concrete Pumptrack
- Skateboarding Elements
- ACTIVE TEEN ELEMENTS

CARROLL KNOLLS LOCAL PARK RENOVATION
M-NCPPC MONTGOMERY PARKS

PARK AMENITY IDEAS

6/5/2018
Overall: Good balance of amenities.

Attendees mostly responded that “teen activities” would be the preferred amenity to draw countywide use to the park (to comply with Local Park designation), rather than a permitted athletic field or community gardens.

Strong support for the fitness station, labyrinth, table tennis, and concrete pump-track.

Prefer non-digital/non-electronic amenities.
**PREFERRED CONCEPT (2):**

- Move playground away from Georgia Ave and closer to existing shade.
- Move Active Teen Area to former playground location, further from townhomes.
- Reduce parking lot size below 30 spaces.
Extended Community Review of June 5th Concept Plans
Open Town Hall page was open from July 25 to August 31, 2018.

- Staff received 57 separate votes/comments.

Carroll Knolls Local Park Facility Plan Review

Montgomery Parks is seeking public input on the proposed concept designs for the Carroll Knolls Local Park Facility Plan Project.

As of September 4, 2018, 10:35 AM, this forum had:
- Attendees: 172
- Registered Positions: 57
- Hours of Public Comment: 2.9

This topic started on July 25, 2018, 12:30 PM.

- Prefer Option One: 10
- Prefer Option Two: 31
- Prefer Option Three: 15
- No preference: 1

Total: 57

*Open Town Hall is not a certified voting system or ballot box. As with any public comment process, participation in Open Town Hall is voluntary. The positions in this record are not necessarily representative of the whole population, nor do they reflect the opinions of any government agency or elected officials.*
Open Town Hall – Public Forum

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- Preference for Option Two (Concept Plan 2)
- 31 votes
Recommended Concept Plan
Which “Active Teen Element” do we recommend?

- Based on community input at prior meetings, the pumptrack seemed to receive the most support.

- Less desire for digital/electronic amenities, such as the ‘Sutu’ Soccer Wall.

- Not much support for traditional skateboarding elements.
Developing the Recommended Concept

Researching pumptracks, we learned:

- There are modular pumptracks and pumptracks that are more integrated with the site’s topography.
“Integrated” pumptrack in Switzerland
Developing the Recommended Concept

Researching pumptracks, we learned:

- Accommodates multiple levels of ability

“Beginners” pumptrack in Canada
Allow for multi-use, different types of wheels – bike, scooter, skateboard, etc.
Developing the Recommended Concept

Researching pumptracks, we learned:

- Serves all ages, not just teenagers.
Developing the Recommended Concept

Researching pumptracks, we learned:

- Pumptracks come in different shapes and sizes – can be a park/destination in themselves or integrated among other amenities in a neighborhood park setting.

- In the southern area of Montgomery County, including this area, we’ve received requests and interest from citizens.

- Pumptracks are low maintenance.
WOODED AREA IMPROVEMENTS
(Separate Project)
RECOMMENDED CONCEPT

- Playground (Ages 2-12)
- Pumptrack (Beginner + Multi-use Track)
- Parking lot
- Active Open Space
- Passive Open Space
- Picnic Shelter with tables (#1)
- Bicycle Parking (#2)
- Drinking Fountain (#3)
- Porta-john (w/ fence enclosure, #4)
- Pathways, width varies
- Loop Path (#8)
- Flexible lawn chairs (#7)
- Stormwater Management Facilities
- New Shade Trees
- Seating/Benches (not shown on plan)
Playground (Ages 2-12)
Pumptrack (Beginner + Multi-use Track)
Parking lot
Active Open Space
Passive Open Space
Picnic Shelter with tables (#1)
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Porta-john (w/ fence enclosure, #4)
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Loop Path (#8)
Flexible lawn chairs (#7)
Stormwater Management Facilities
New Shade Trees
Seating/Benches (not shown on plan)
*Pumptrack is designed for one-way travel, with adjacent platforms available for refuge.
Wooded Area Improvements
WOODED AREA IMPROVEMENTS
(Separate Project)
We’ve identified the following opportunities for improvement:

1. This low-lying area has standing water and large trees – a natural surface trail is not feasible in this portion of the wooded area.

Carroll Knolls: Wooded Area Improvements
We’ve identified the following opportunities for improvement:

1. Could benefit from invasive vine removal and selective native plantings.

Carroll Knolls: Wooded Area Improvements
We’ve identified the following opportunities for improvement:

2. Re-build existing ‘people’s-choice’ trails to meet Parks Department natural surface trail standards.
We’ve identified the following opportunities for improvement:

2. Re-align natural surface trail to avoid low-lying areas or build small elevated boardwalk, if needed.
We’ve identified the following opportunities for improvement:

3 Slow down water runoff from adjacent roadway. Will require coordination with MCDOT and DEP to install any Stormwater Management improvements.
We’ve identified the following opportunities for improvement:

4. Fix and prevent future erosion by building a stabilized channel with rock sills and pools.
We’ve identified the following opportunities for improvement:

5. Stabilize and enhance area at existing large storm drain inlet.
We’ve identified the following opportunities for improvement:

6 Improve habitat of existing environmental features at key low-lying areas.
We’ve identified the following opportunities for improvement:

1. Remove non-native invasive groundcover and vines throughout wooded area as part of improvements.
Project Budget
Project Budget

- $1,500,000 is available to construct the project.

- Current cost estimate is slightly high, so we may need to reduce some amenities.

- Additional enhancements to the park could be added if outside sources of funding become available.
Next Steps

- Open Town Hall – will post the June 4th plan for additional comments.

- Refine design and apply for preliminary permits.

- Planning Board meeting in Fall 2019.

- If approved, the project will be funded in the Park Refresher program, based on available funding.
Next Steps

CIP Public Forum – June 13, 2019 at 7:00PM

Tell us what you would like to see in the Parks!

You can sign up to speak in person or submit comments to the department directly.

- Written comments by June 11, 2019, may be submitted to the Montgomery County Planning Board, Casey Anderson, Chair, 8787 Georgia Avenue, Silver Spring, Maryland, 20910 or by email to mcp-chair@mncppc-mc.org

- To speak at the public forum, residents must call 301-495-2534 by 4 p.m. on Tuesday, June 11, 2019. NOTE: The forum is limited to 35 speakers.
THANK YOU ALL FOR COMING!

Fill out contact information so that we can send you future project status updates.

Project Manager Contact:

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301-495-2572
Discussion / Feedback