



*A place where families and businesses thrive.*

<i>CITY RECORDER USE ONLY:</i>	
AGENDA ITEM #:	_____
MEETING DATE:	07/13/2020
FINAL ACTION:	_____

**CITY COUNCIL STAFF REPORT**

**JOINT WORK SESSION  
PARKS AND RECREATION COMMISSION**

**TO:** *City Council*

**FROM:** *Jesse VanderZanden, City Manager*

**PROJECT TEAM:** *Tom Gamble, Director, Parks and Recreation*

**MEETING DATE:** *July 13, 2020*

**SUBJECT TITLE:** *Forest Grove Eastside Park Needs Study*

**ACTION REQUESTED:**

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Ordinance	Order	Resolution	Motion	X	Informational

*X all that apply*

**ISSUE STATEMENT:**

The City Council will conduct a Work Session with the Recreation Commission, PLACE Consultants, and Staff. The purpose of the Work Session is to discuss the results of the Forest Grove Eastside Park Needs Study and to discuss options and next steps.

**BACKGROUND:**

The Parks, Recreation and Open Space Master Plan was adopted by the City Council in November 2016 and is the foundational document for future park development within Forest Grove. The Master Plan identified a lack of public park facilities in Eastern Forest Grove, defined as the area east of Highway 47 to the city limits (see study area map included in the attachment).

The Needs Study is a follow up study to the Master Plan and a very preliminary study designed to better define park demand and to give potential locations for a park should the City decide to cite a park in Eastern Forest Grove. It also provides context in which to have this discussion by providing a high level overview of other parks and play areas proximal to Eastern Forest Grove.

**FISCAL IMPACT:**

None at this time. The results of the work session will inform options and next steps.

**STAFF RECOMMENDATION:**

This presentation is for informational purposes.

**ATTACHMENT(s):**

Forest Grove Eastside Park Needs Study.

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# FOREST GROVE EASTSIDE PARK NEEDS STUDY

JUNE 2020



One of the primary objectives of Forest Grove Parks & Recreation and Forest Grove City Council are for all residents to have safe and equitable access to parks and recreation open space.

Access for all: The City is inclusive in its efforts to provide culturally-responsive parks, facilities and programs throughout Forest Grove, as well as excellent customer service for residents of all ages, ethnicities, abilities and incomes.

Community livability: Through parks and recreation, the City promotes health, wellness, social cohesiveness, and community identity to enhance the quality of life in Forest Grove.

To that end, the 2016 Forest Grove Parks, Recreation and Open Space Master Plan illustrated the lack of any park or recreation space in the Eastside of Forest Grove. It became a priority for City Council to determine the actual need for a new Eastside park to be sure that all residents are being served.

PLACE was invited to work with Forest Grove Parks & Recreation to do an Eastside Park Needs Study. This report is focused on the Eastside residential area between Hwy 47 east to the city limit line with Cornelius, and south to include Fernhill Elementary School. These residents are hindered to easy access to green space by distance, lack of street continuity, and busy street crossings.

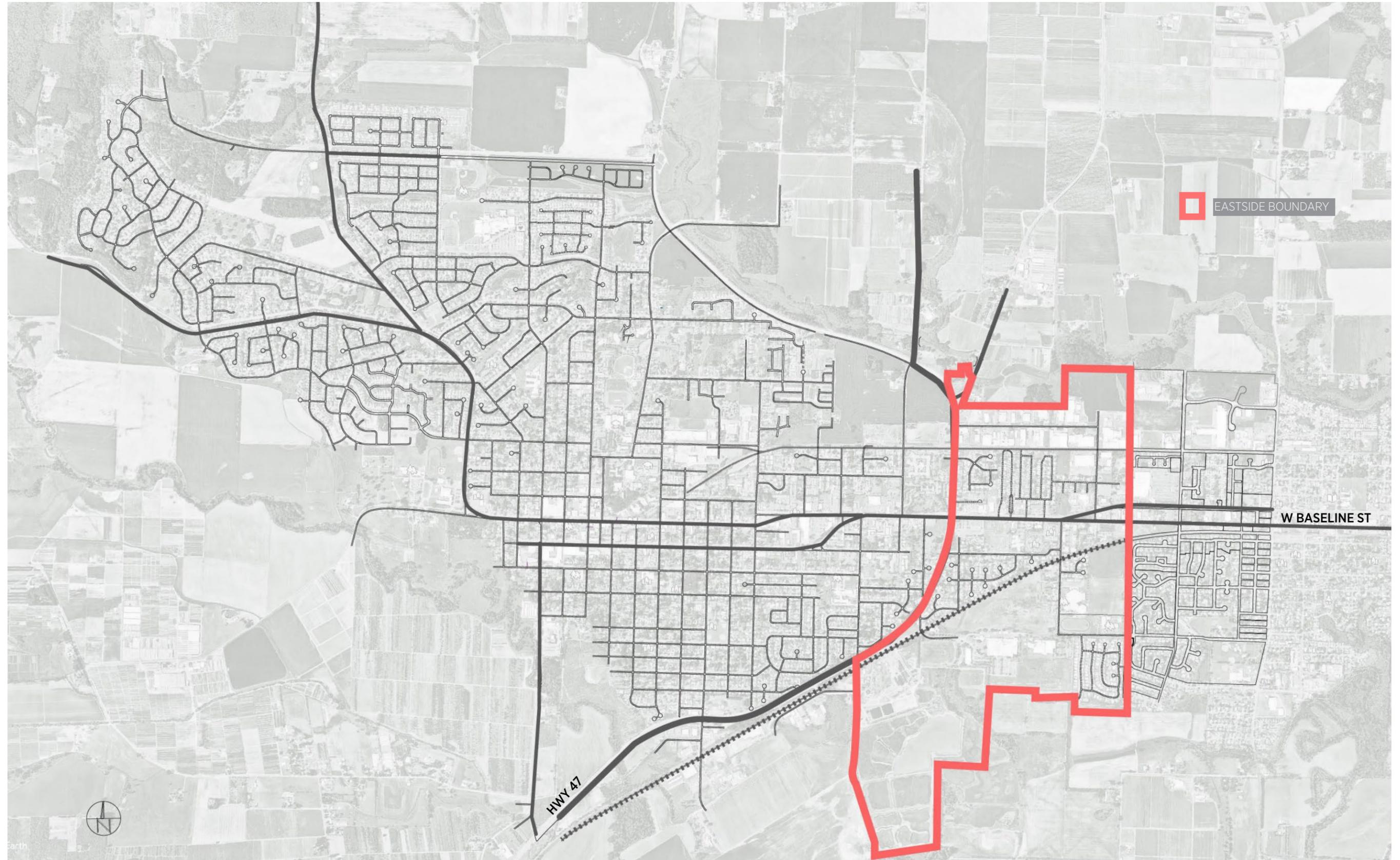
Inherent challenges in this part of the city are:

- Residents must cross busy roads, Hwy 47 or Hwy 8, to reach an existing park or school.
- Residents must walk around large private properties, such as apartment properties and the Rose Grove Mobile Home Park to reach a future park in their neighborhood. East/west circulation on public streets is limited to along Hwy 8.
- The abandoned railroad in future could become a Metro regional bike and walking path to make that east/west connection.

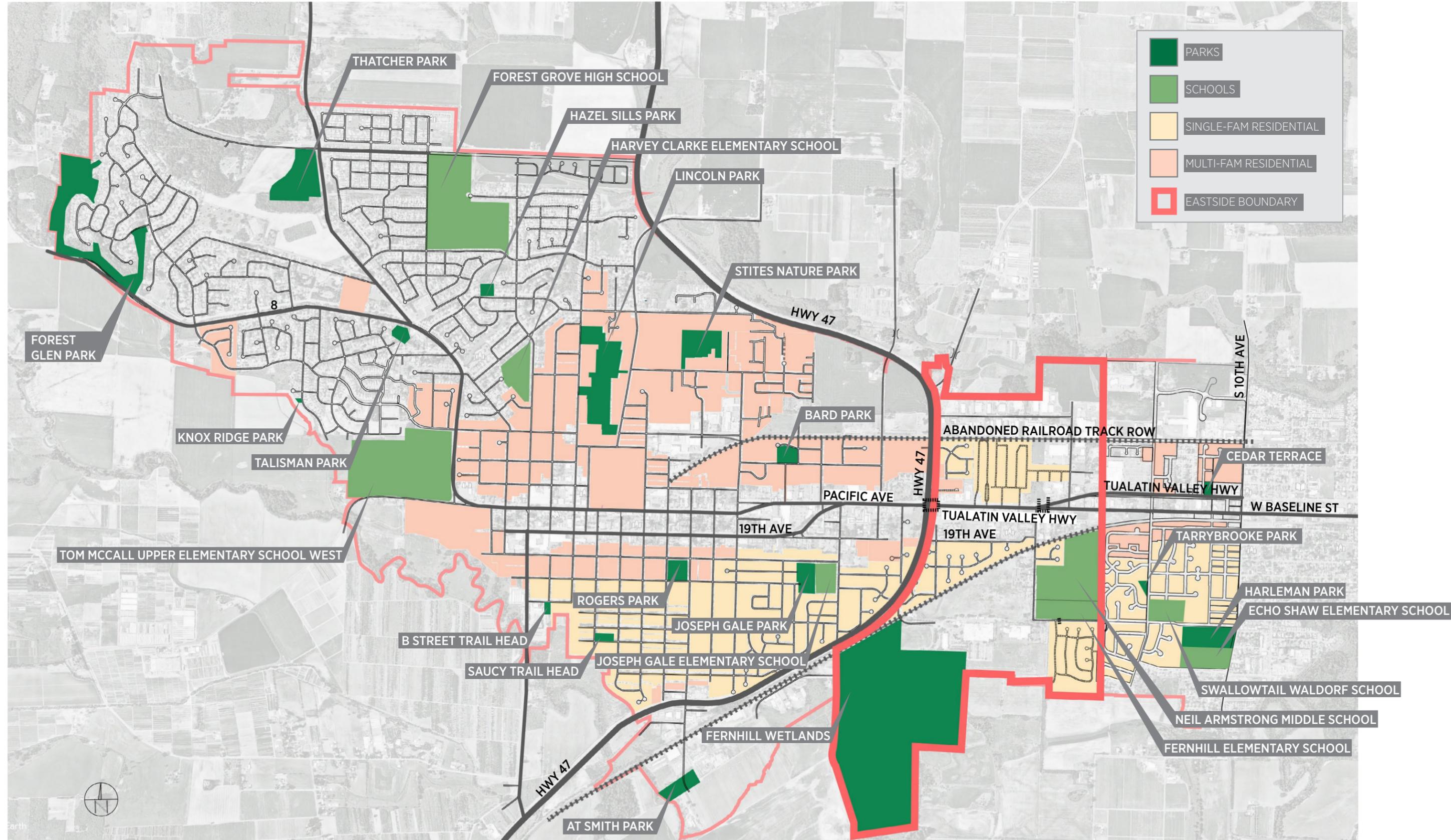
The study follows recommendations from numerous sources establishing 15 minutes as a maximum distance that residents can comfortably walk to reach a park or school green open space. This reduces dependence on cars and adds to the livability of a neighborhood.

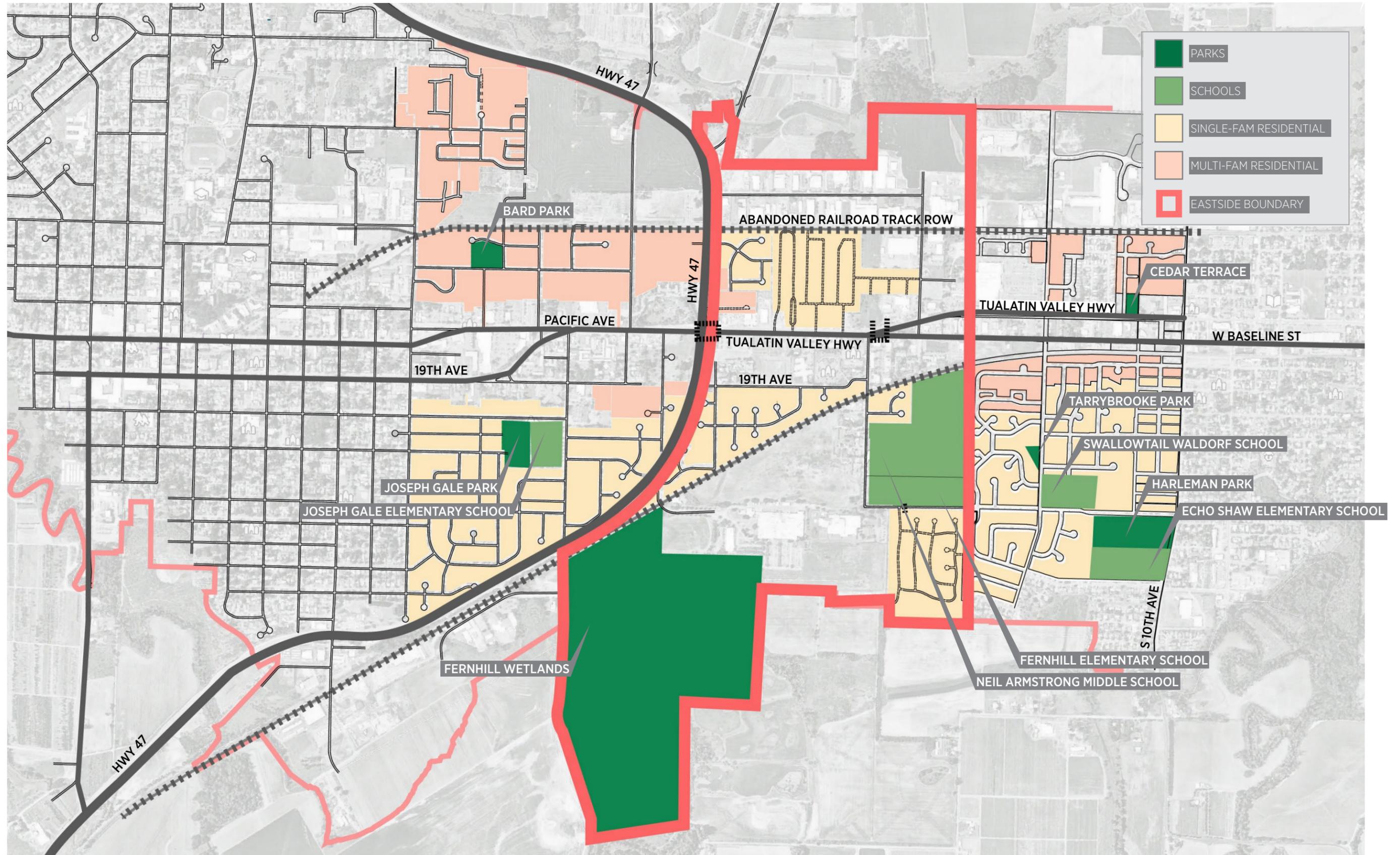
The study looks at possible new park sites and options for collaborative partnerships.

- CONTEXT MAP
- RESIDENTIAL + GREEN SPACE MAPS
- BARRIERS MAP
- WALKABILITY MAPS
- WALKABILITY + RESIDENTIAL MAPS
- PARK + SCHOOL PUBLIC AMENITIES
- WHO WILL BE SERVED
- POSSIBLE NEW PARK SITES
- RECOMMENDATIONS
- APPENDIX

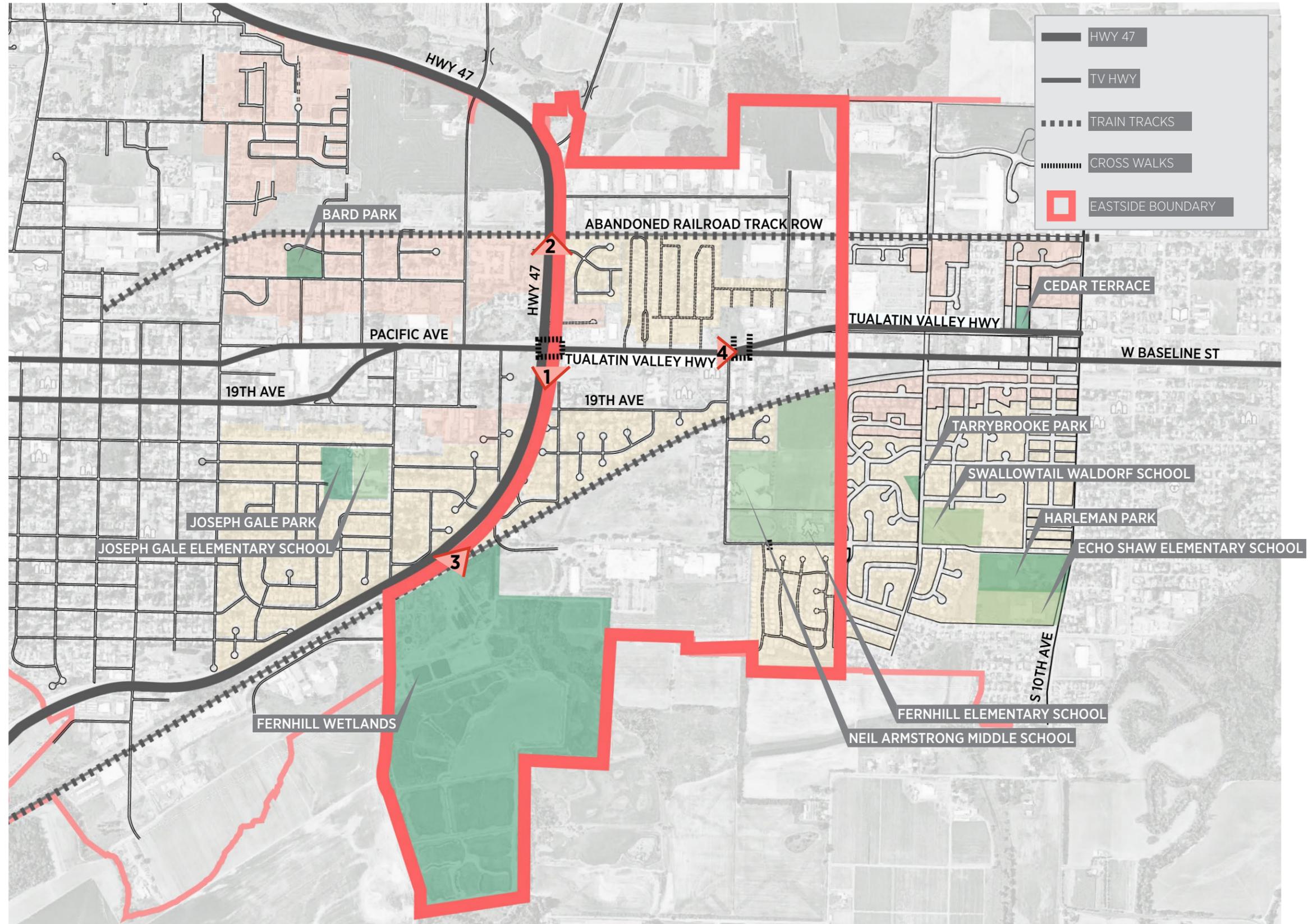


# RESIDENTIAL + GREEN SPACE

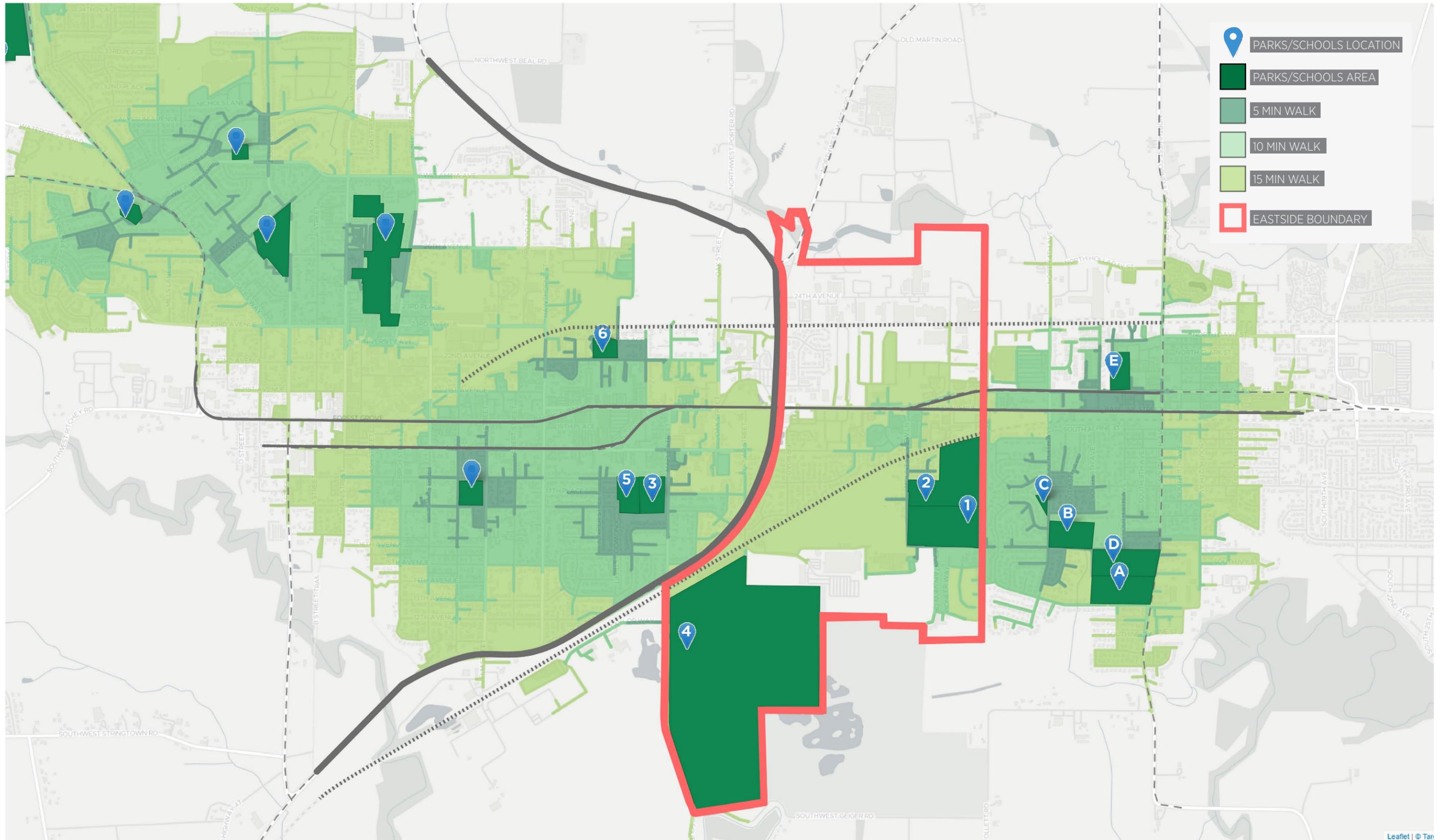




# BARRIERS MAP | EASTSIDE

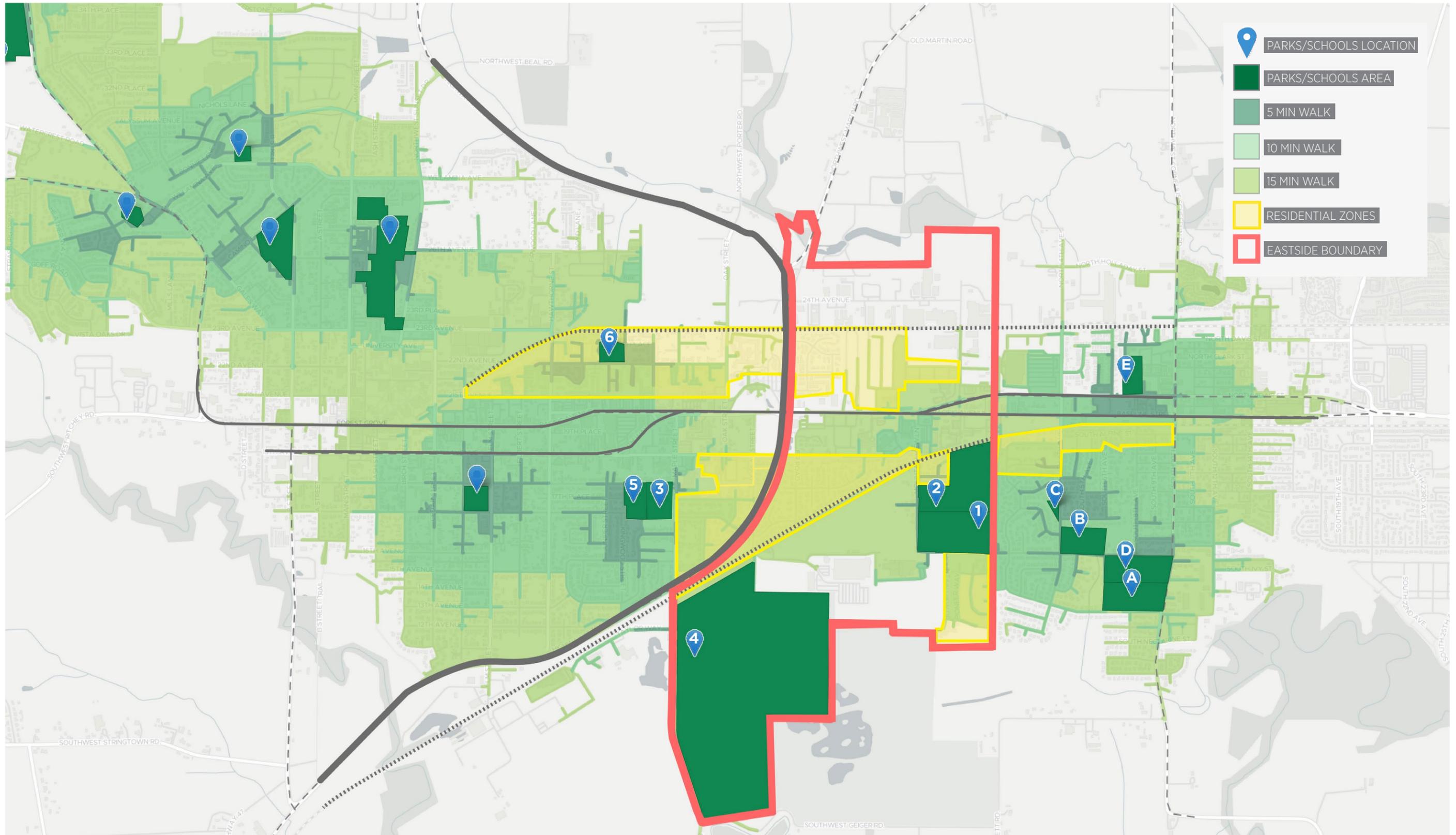


# WALKABILITY MAP





# WALKABILITY + RESIDENTIAL MAP



# PARK + SCHOOL PUBLIC AMENITIES



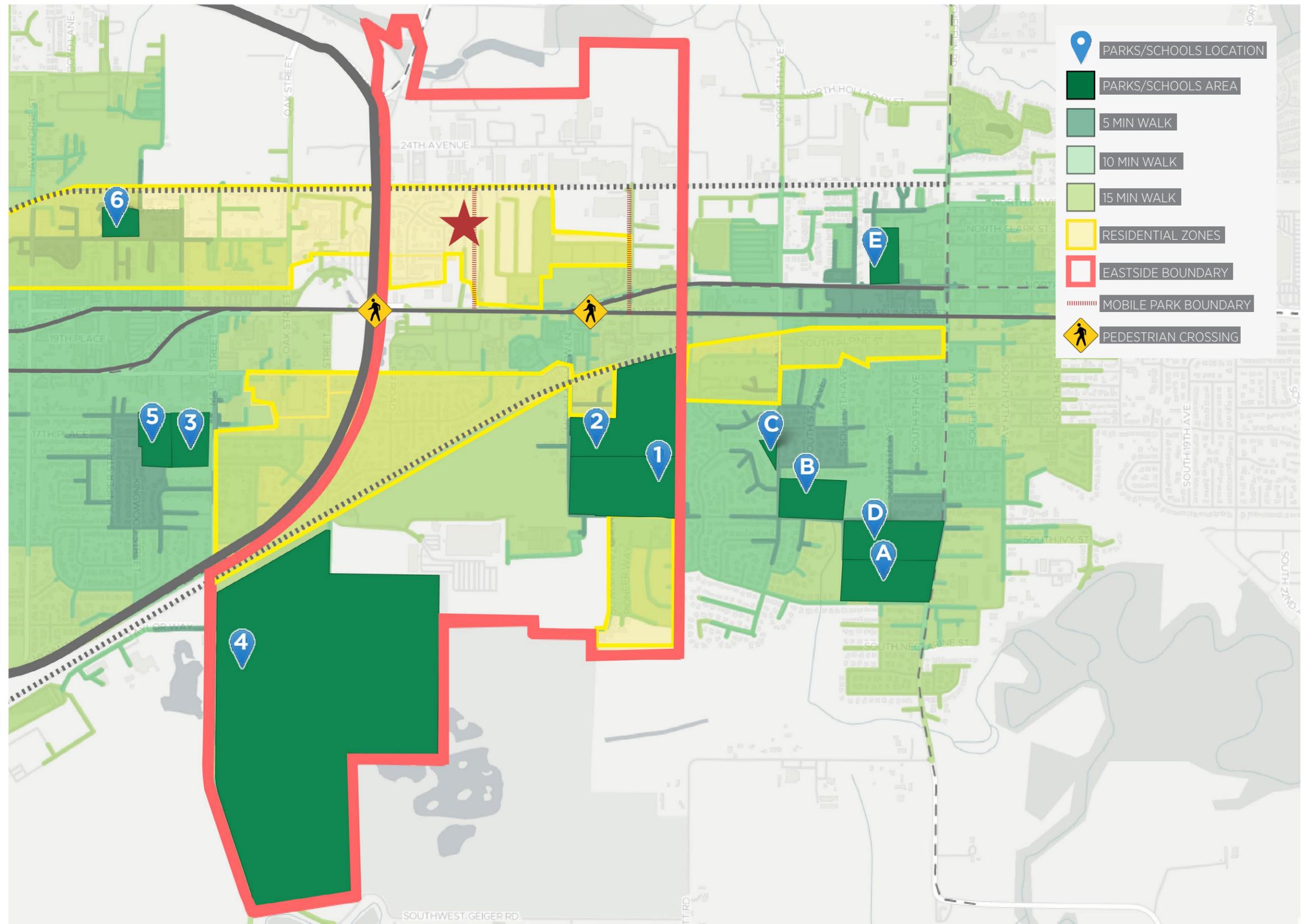
FOREST GROVE EASTSIDE PARK NEEDS STUDY  
JUNE 2020

FOREST GROVE	PARKS + SCHOOLS	AMENITIES		COMMENTS
		Available to community	NOT available to community	
1	FERNHILL ELEMENTARY SCHOOL		Fenced playground	
2	NEIL ARMSTRONG MIDDLE SCHOOL	Running track, Soccer fields, Basketball courts		Serves needs of adjacent Homestead retirement community; fields are heavily used; track is in poor condition
3	JOSEPH GALE ELEMENTARY SCHOOL	Baseball field	Fenced playground	New facilities, Used by youth sports
4	FERNILL WETLANDS	Walking trail, shelter restroom	Water treatment areas	Natural resource area; plans to build Nature playground and viewing platform; Difficult to access by walking or bike
5	JOSEPH GALE PARK	Baseball/softball fields, restroom, Playground, BBQs, Picnic tables		
6	BARD PARK	Playground, Basketball courts, Loop walking path, Picnic shelter, Seating, BBQs		
<b>CORNELIUS</b>				
A	ECHO SHAW ELEMENTARY SCHOOL			
B	SWALLOWTAIL WALDORF SCHOOL	Playground, Soccer fields, Four square		Playground is open to all
C	TERRYBROOKE PARK	Basketball court, Playground, Picnic tables		Small neighborhood park
D	HARLEMAN PARK	Baseball/softball field, Soccer/football field, 2 basketball courts, Tennis court, Horseshoe pits, 2 picnic shelters and seating, Playground, Stage for concerts		Largest park in Cornelius
E	CEDAR TERRACE	Playground, benches		New development of townhomes and multi-family
F	LAUREL WOODS PARK	Soccer field, Basketball courts, Picnic shelters and benches, Playground, Walking/biking trails		New development of 905 homes in SE Cornelius, currently under construction
G	BROOKS TERRACE			New Mixed Use development with small neighborhood park is being planned at 7th & Adair

# WALKABILITY + RESIDENTIAL MAP | EASTSIDE

The residential areas south of TV HWY has access to parks and schools within walking distance, but the residents north of TV HWY are not within walking distance to green space.

★ It is this residential area, north of TV HWY, that is in greatest need of access to park and recreational space.



# WHO WILL BE SERVED

The total population in this area is approximately 1,995 residents.\*

There are 52 single family homes in this area. (x3 per household = 156 residents)

There are 14 buildings and between approximately 28 and 56 apartments in the senior low income apartments at the Forest Villa Senior Apartments. (x 2 per apartment = 56-112 – average 84 residents)

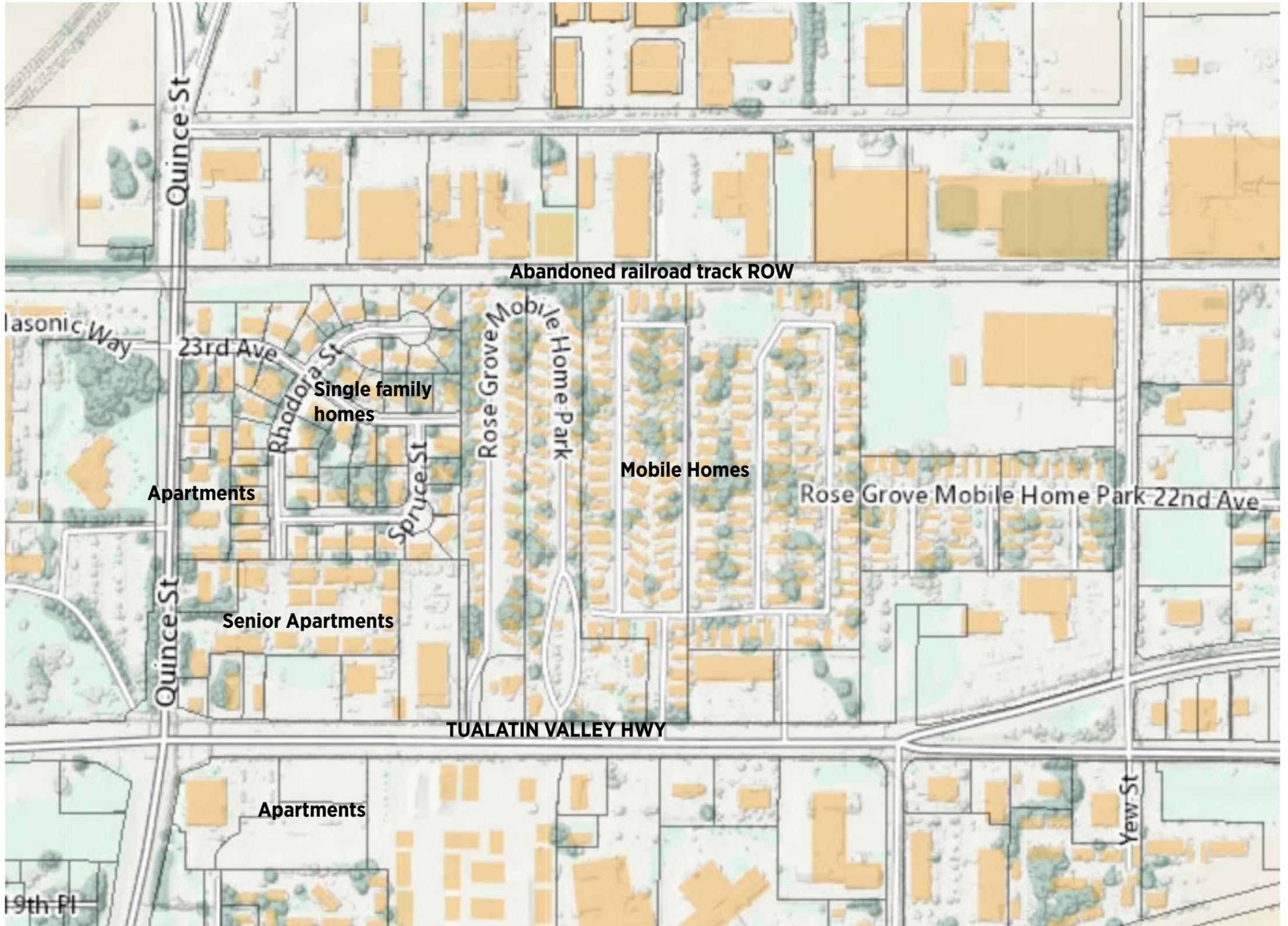
There are 28 apartments at Forest Manor. (x3 = 84 residents)

There are 329 mobile homes at Rose Grove Mobile Home Park. (329 x 3 = 987 residents)

There are 192 new apartments (x3) on Hwy 8 at Forest Place that house approximately 576 residents.

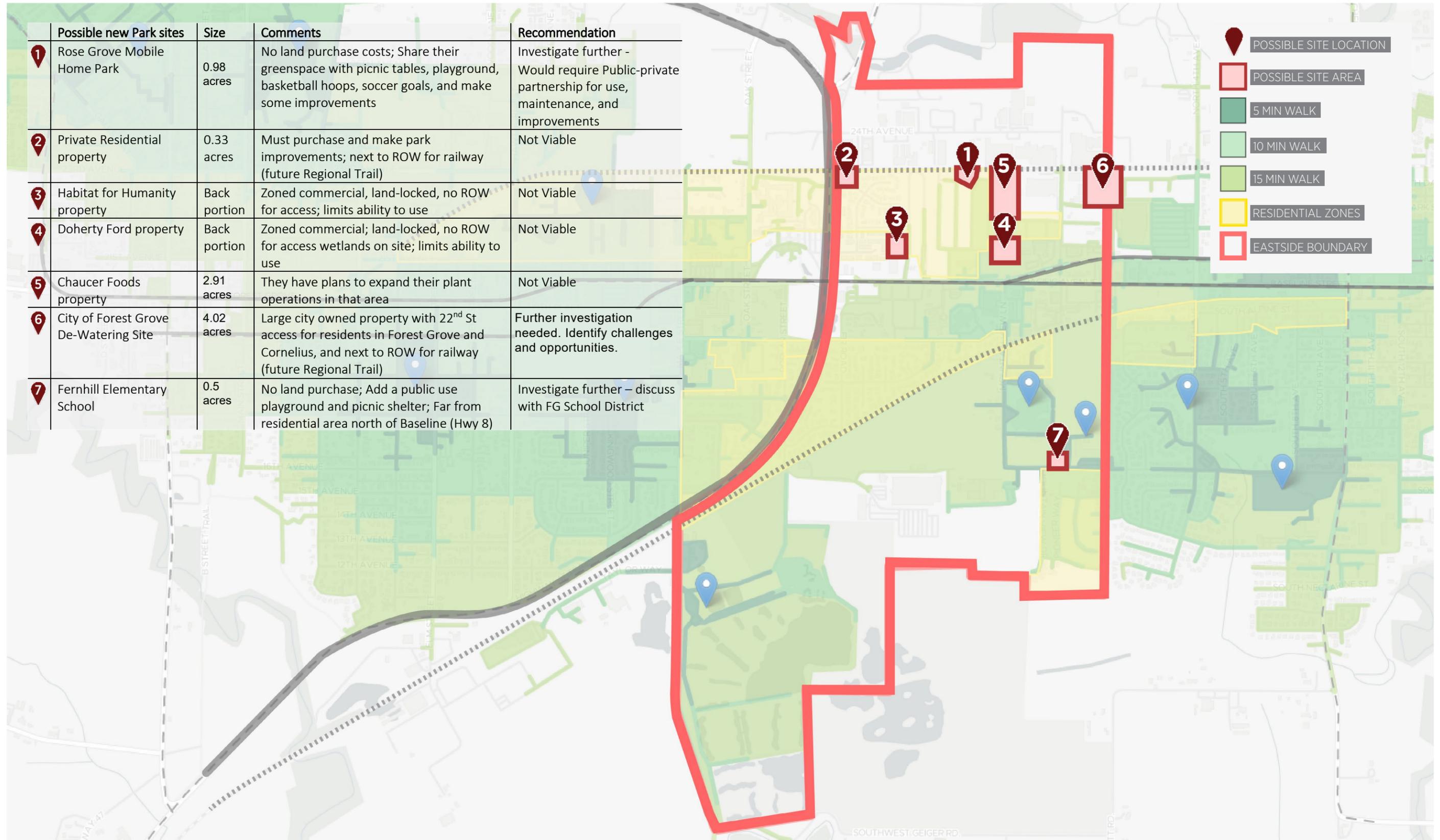
\*based on Census Bureau calculations for average number of people per household. We used x3 per household, and x2 for senior living.

The Villager Apartments have 36 apartments (x3) that house approximately 108 residents.

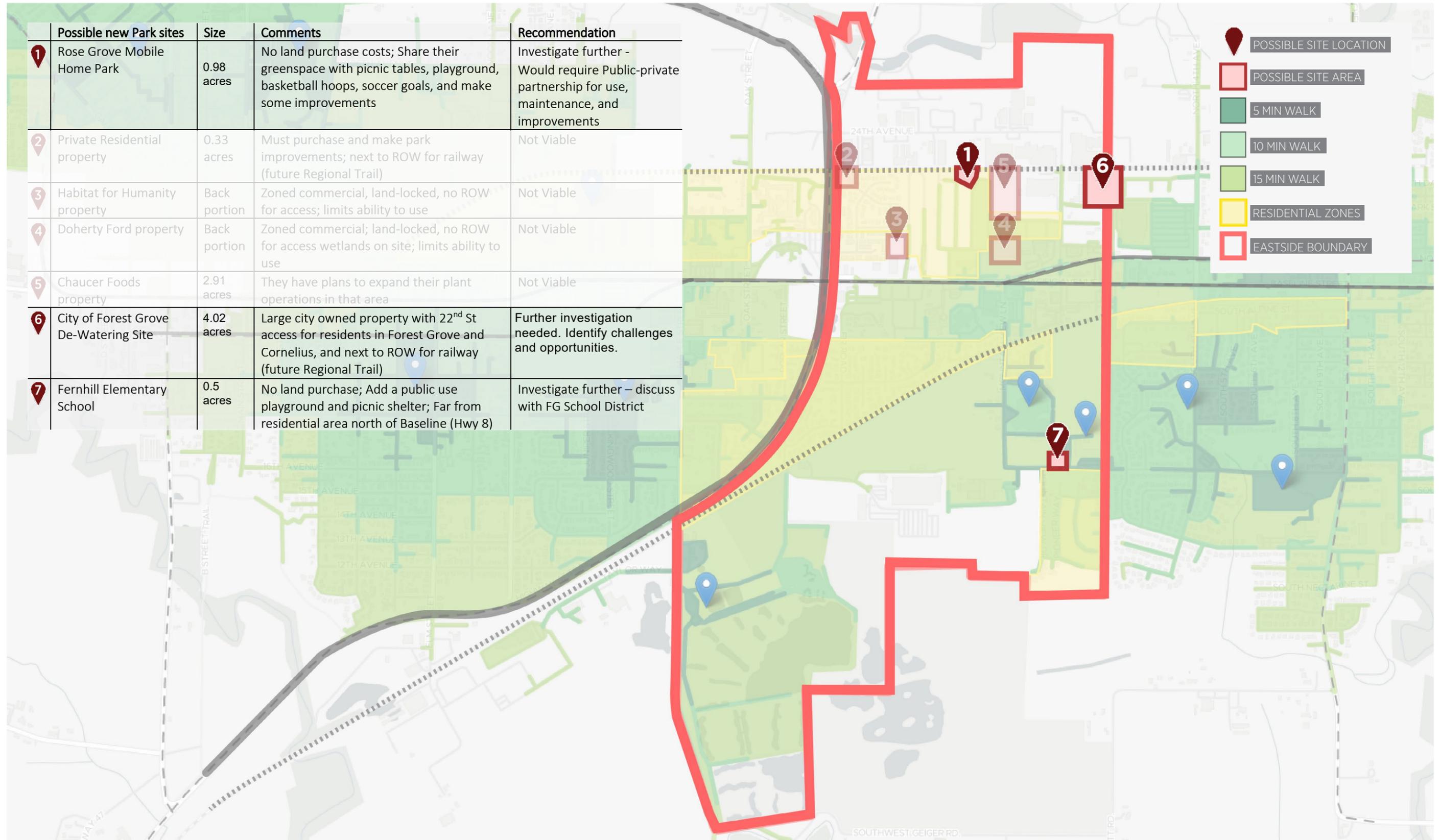


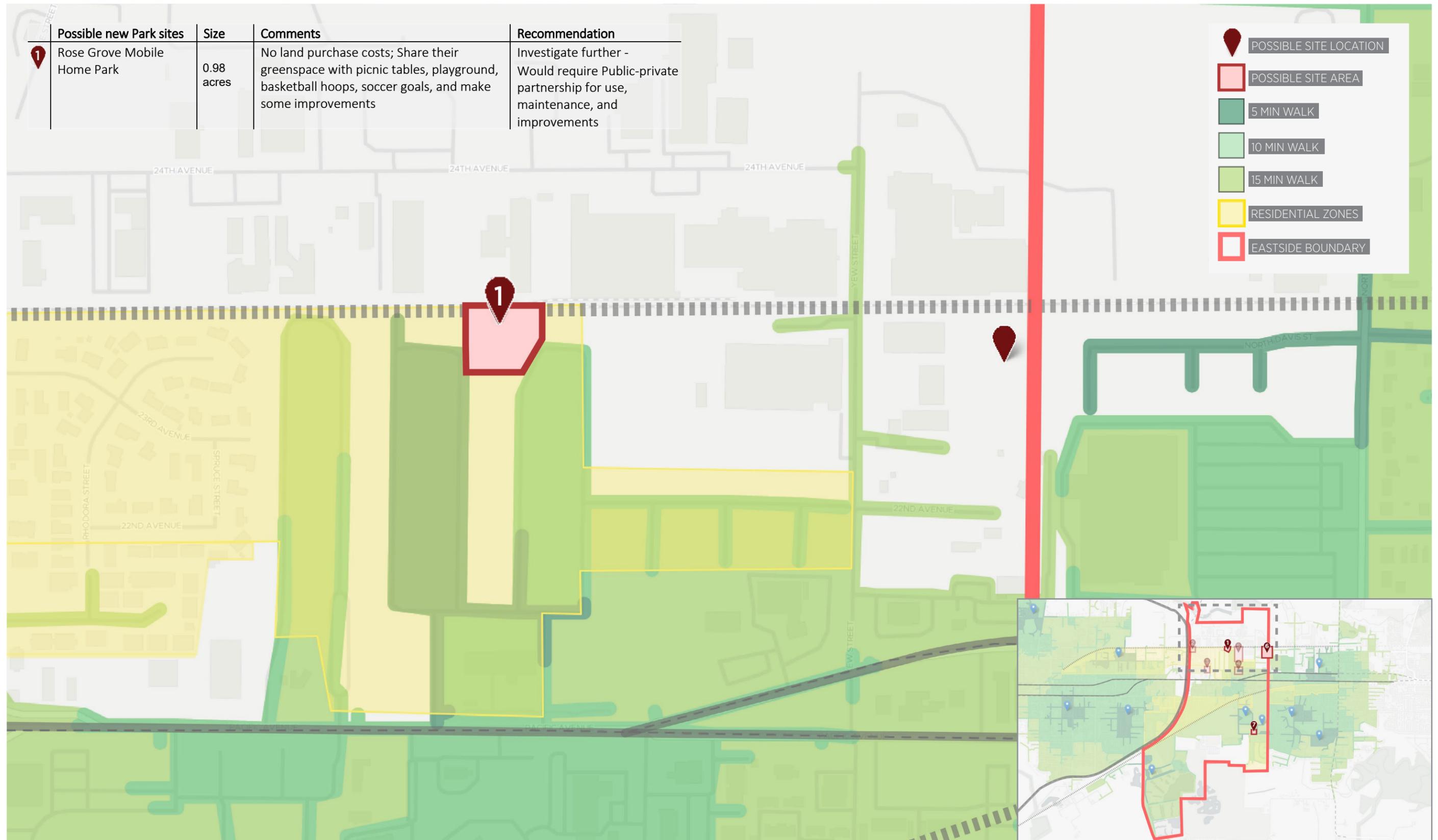
The Rose Grove Mobile Home has its own amenities, including a large community hall with full kitchen, generous greenspace with picnic tables, playground, basketball hoops, soccer goals, and community garden.

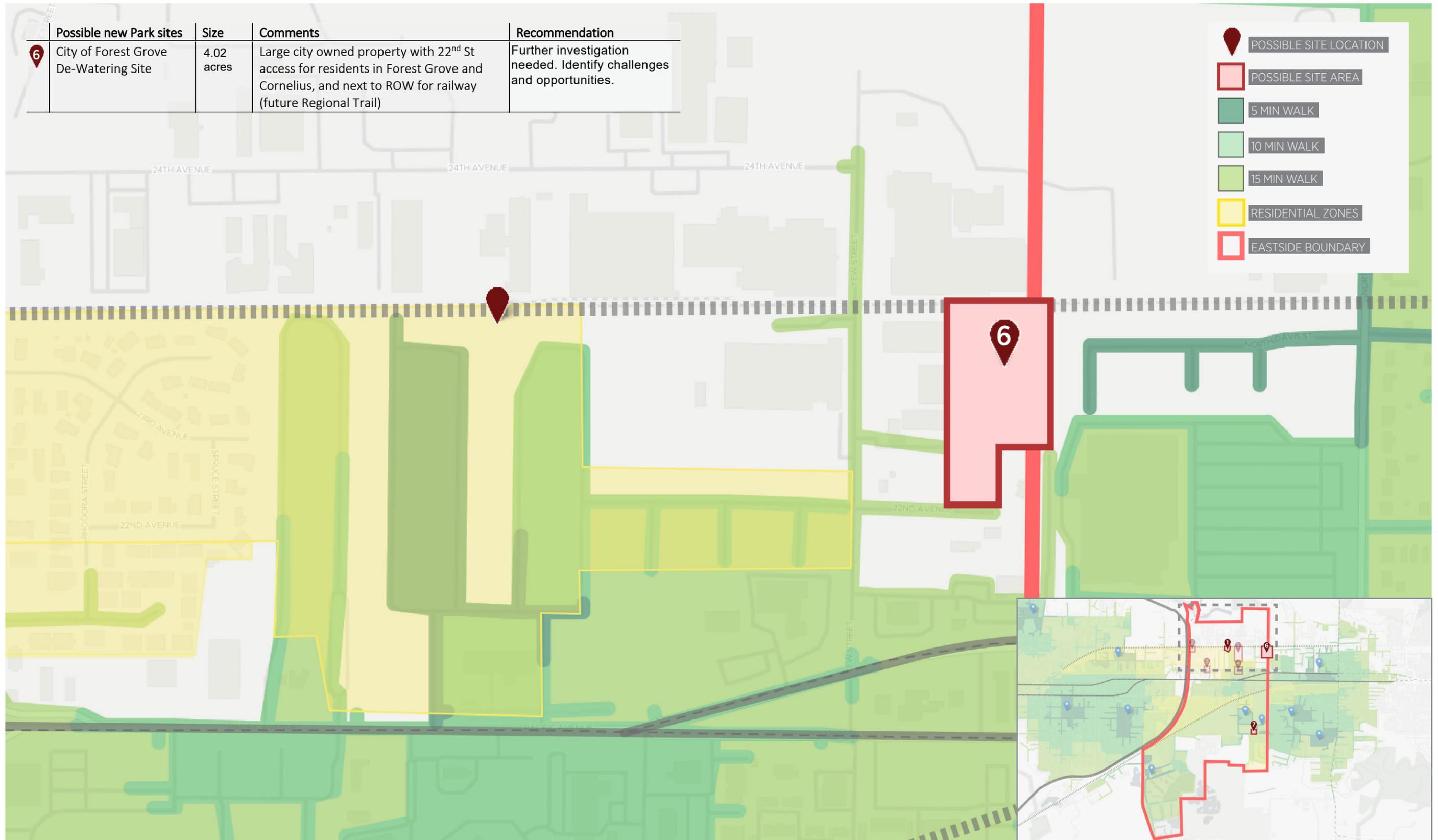
# POSSIBLE NEW PARK SITES

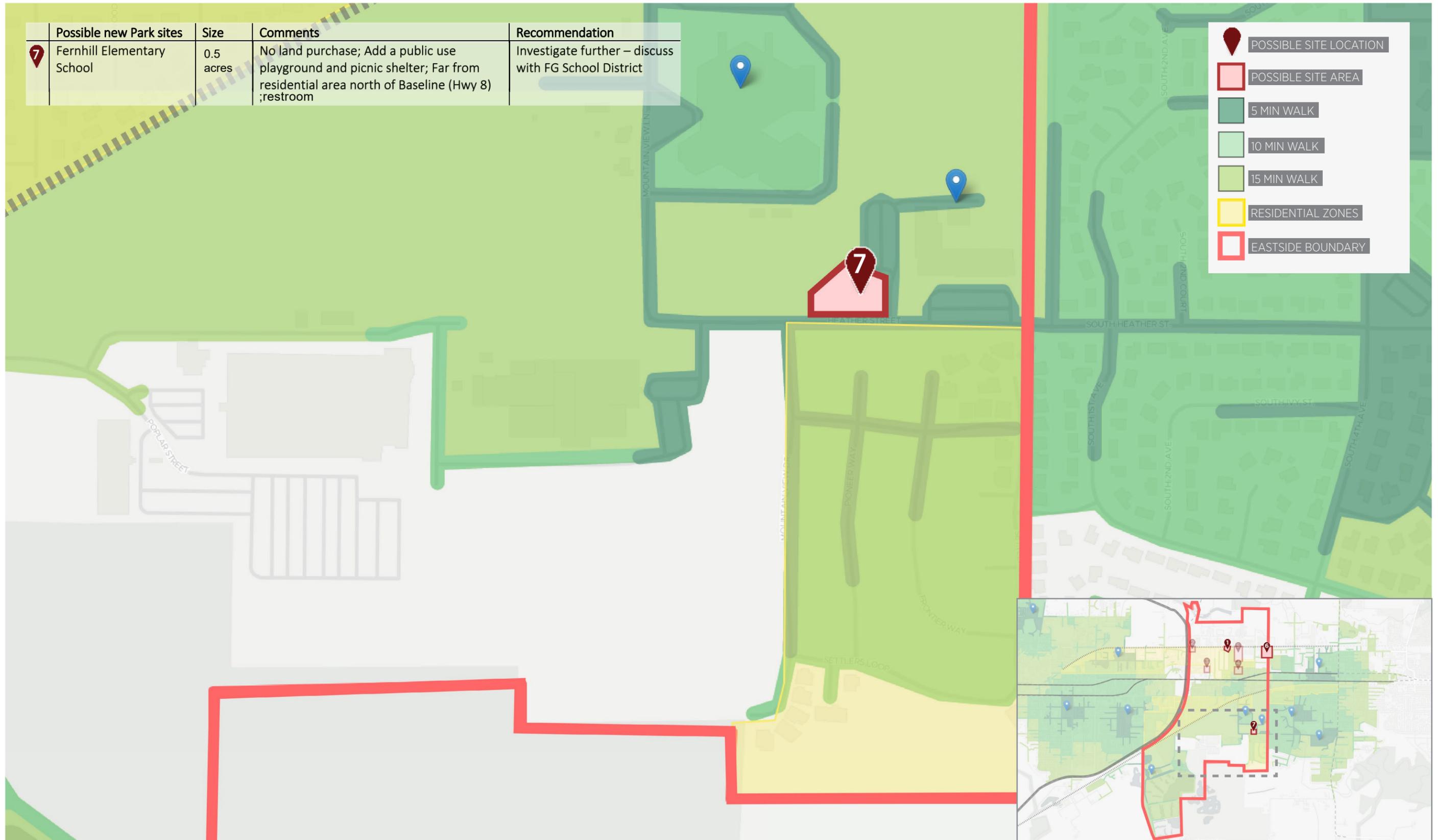


# POSSIBLE NEW PARK SITES









Forest Grove Parks & Rec Core Values

Meeting Notes with: Forest Grove School District, Clean Water

Services, + City of Cornelius

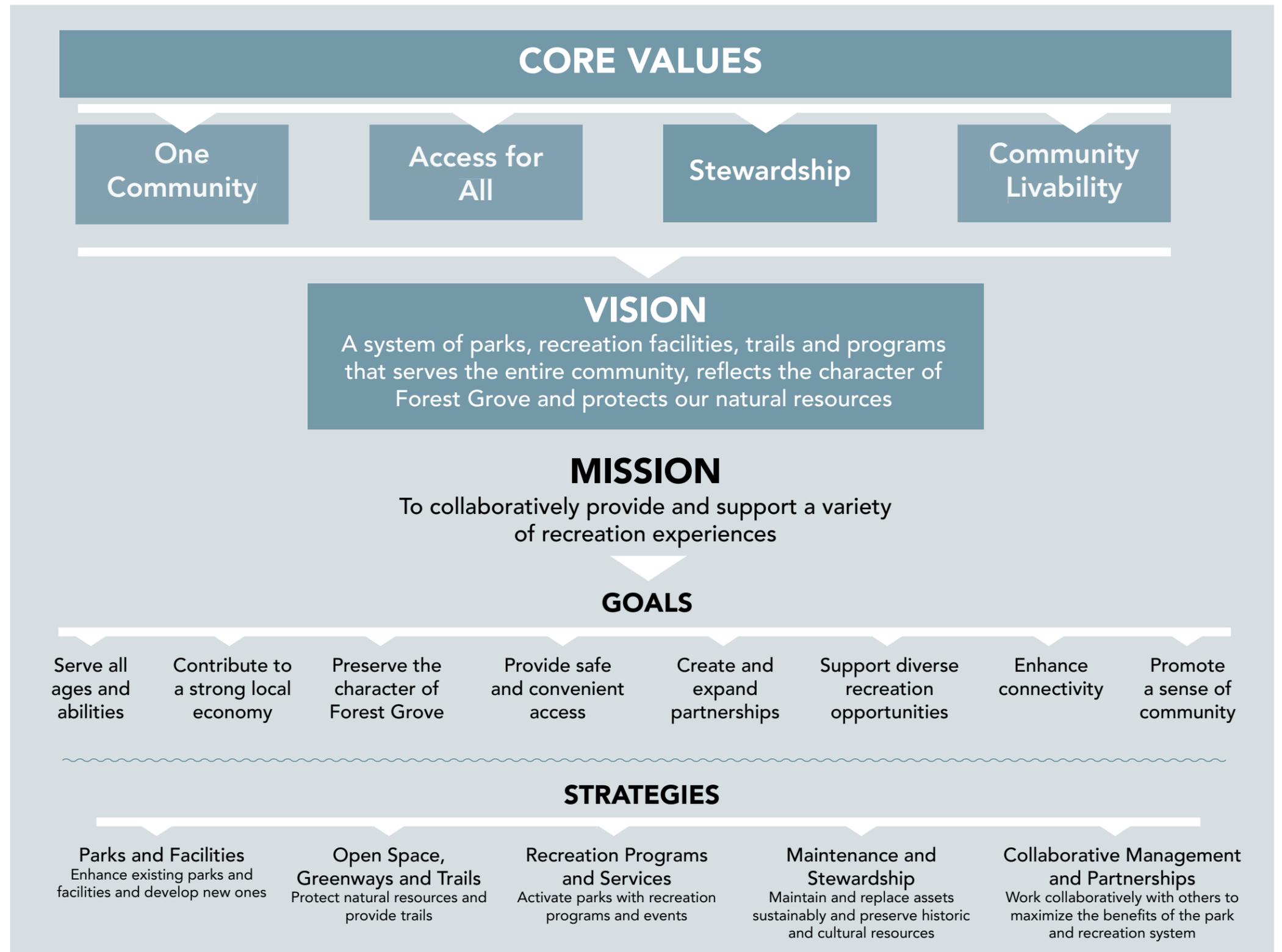
Metro's Council Creek Regional Trail Map through Forest Grove

Forest Grove Transportation System Plan

Census tracts & General Population and

Demographic Characteristics

**FIGURE 4.1: PLANNING FRAMEWORK**



PROJECT: Forest Grove East Side Park Needs Study  
SUBJECT: Virtual meeting  
DATE: 3/20/2020  
DISTRIBUTION: Tom Gamble, Charles Brucker, Jocelyn Bates  
ATTENDEES: Tom Gamble, Director of Parks and Recreation Forest Grove; Charlie Brucker, Jocelyn Bates, PLACE  
9:15-10am - Ilean Clute, Forest Grove School District  
11:15-noon - Shannon Huggins, CWS  
2:00-2:45pm - Rob Drake, Ryan Wells, City of Cornelius

Purpose of Study – Process and Desired Outcomes

### Forest Grove School District

1. What do you hope to achieve in this process?  
-Ensure we have good partnerships with the District and the City and maintain balance between budget/funding and serving the students in our district and the City.

2. What are the public amenities at each of your nearby schools, parks and public outdoor facilities?  
-Fernhill Elementary (built with 2000 Bond) has a fenced playground that is not open to the public.  
-Neil Armstrong Middle School (built in 1971) has a track, which is not in good condition, soccer fields, both of which get lots of use by community; and basketball courts.  
These two schools are considered one site by the school district.  
-Joseph Gale Elementary School is brand new and has a baseball field used by youth sports, and a locked down playground.

3. What do you see lacking, ie a shortage of services, scale, or access challenges for the public?  
Neil Armstrong school will need to be rebuilt, though not in near future. Lots of property but keep this in mind if planning any other new facilities.

4. What is the level of use at each of your facilities?  
See #2.

5. Is it adequate to serve the needs of the adjacent community? Do you plan any new facilities in the area?  
They do serve the adjacent Homestead retirement (over age 55) community. The fields are heavily used.

6. What are your growth projections?  
They did a demographic study 2-3 years ago which shows they are not meeting projections. They don't anticipate growth, and if so, it would be lower income with families. But, new development (905 lots, 10 acres) at Laurel Woods in Cornelius, will put pressure on this area. Echo Shaw kids might transfer to Fernhill.

Ilean will send us: Long Range Facility Plan; Enrollment growth and projections, and boundaries; building replacement schedules.

### Clean Water Services

1. What do you hope to achieve in this process?  
-Fernhill Wetlands is a water resource natural area and treatment facility. Parts are public friendly. They want to bring people close to nature but only so far. Some members of the public (appeared to be homeless) have been in the sewage water with their dogs, which is a public health issue. They are working with Washington County to resolve.

2. What are the public amenities at each of your nearby schools, parks and public outdoor facilities?

-They have plans to build a nature playground and viewing platform, near parking, shelter, bathrooms and nature path. They also have plans to expand research and treatment facilities, as part of their growth near TMM.

3. What do you see lacking, ie a shortage of services, scale, or access challenges for the public?  
-Fernhill is difficult to access as a pedestrian or cyclist.

4. What is the level of use at each of your facilities?  
-Varies – very busy at events and when good weather.

5. Is it adequate to serve the needs of the adjacent community? Do you plan any new facilities in the area? -See #2

6. What are your growth projections? -NA

Shannon will put us in touch with Jared (can answer other questions), Antonia (does walking tour), and Seth (manages volunteers).

Additional notes from Elysia O'Connor regarding CWS education programs:

- Forest Grove school district – k-5 classes have curriculum aligned with visits to Fernhill, students at the Community Alternative Learning Center (within walking distance) visit several times a year for education activities
- Pacific University, other college students – research, classes, demonstration areas (future)
- National Guard – uses trails for running
- Fernhill volunteer program – 30 active volunteers
- Community groups – tracking and birding classes, summer camps, home school groups, culturally-specific groups
- Families – with the addition of the nature play area and visitor station this will likely increase

Additional notes from Antonia Machado regarding the Paseos Verdes program:

Paseos Verdes connects underserved Latino communities with natural areas in Washington County through bilingual, guided nature walks. Fernhill is one of Paseos Verdes walk sites during the summer and participants also use the picnic shelter for a picnic lunch after the walk. Walks occur two to eight times each summer.

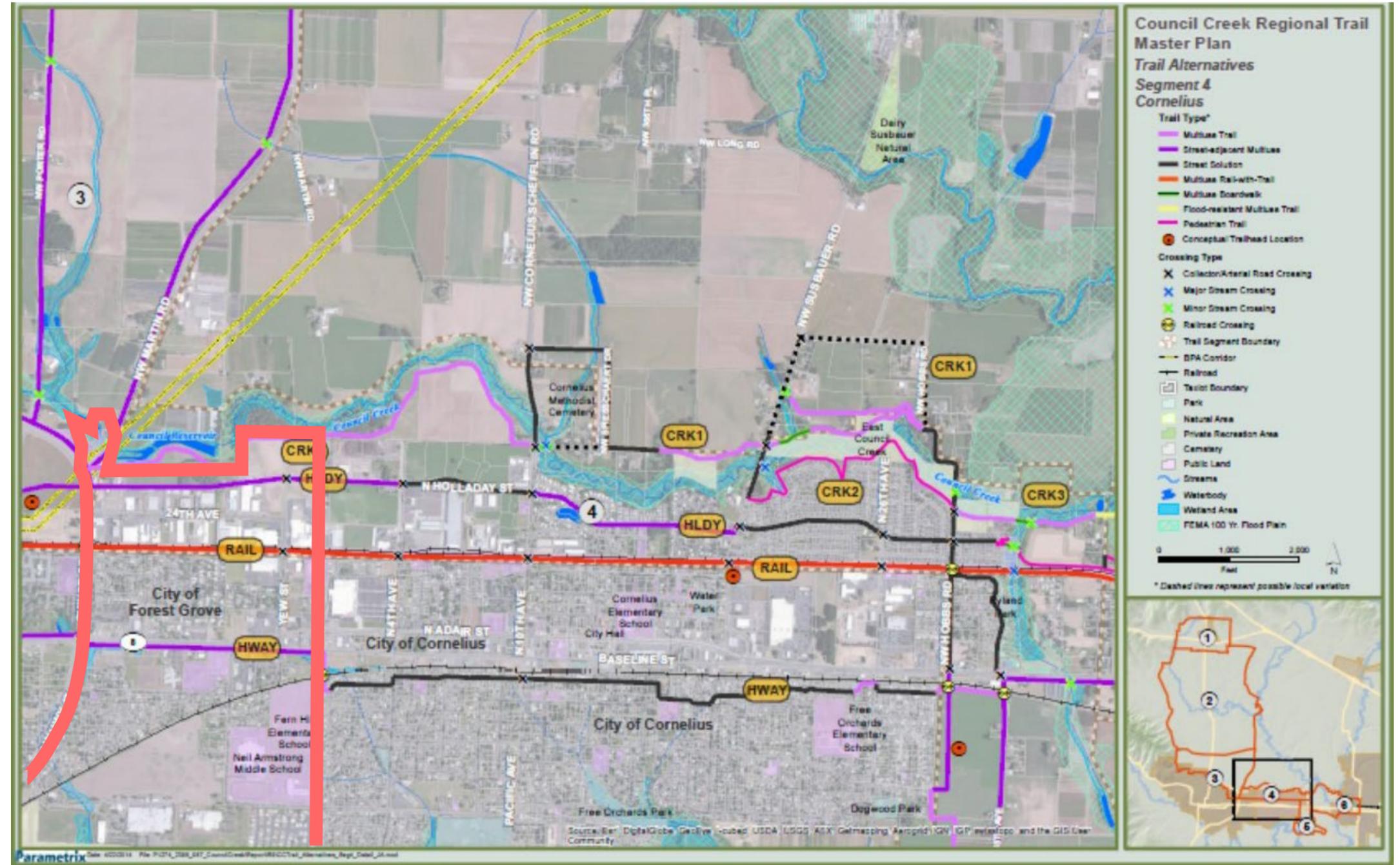
### City of Cornelius

1. What do you hope to achieve in this process?  
-Continue to have a seamless network of community facilities to serve everyone. Forest Grove and Cornelius partner in many things.

2. What are the public amenities at each of your nearby schools, parks and public outdoor facilities?  
-New development, Brooks Terrace, at 7th and Adair will be 12,000sf of mixed use with a small neighborhood park.  
-196 unit apartments to be built at Poplar at intersection of Hwy 47 and Pacific Hwy will be a new targeted use. (FG)  
-Harleman Park, 10 acres+ is their largest and most heavily used and adaptable park. It has baseball fields (sometimes converted to soccer fields), basketball courts, a walking trail, sports practice fields, 2 to be renovated tennis courts/pickleball (Fall 2020), 2 picnic shelters. Movies, concerts (stage) and community events take place here.  
-Swallowtail Waldorf School has an open playground that is heavily used by kids on weekends.  
-Tarrybrooke Park - <1/2 acre neighborhood park has playground, basketball court, grass and picnic tables. Great scale and model for a new park.

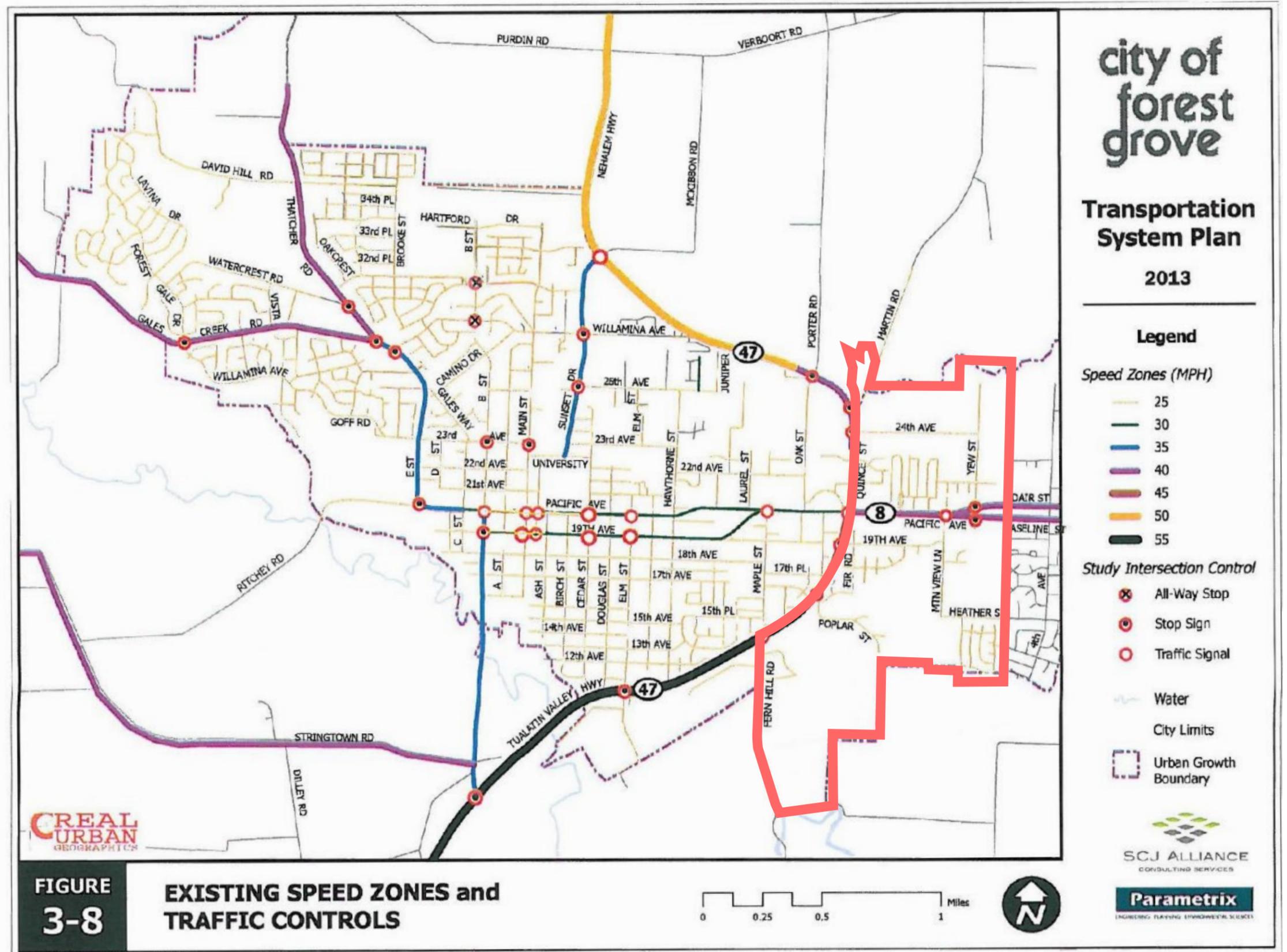
6. City of Cornelius is seeing a lot of growth and development. Only 2 1/3 square miles. 1200 mostly single family units being added, which is a 25-30% housing growth. Population growth from 12,500 to 15-16,000.

For our map updates, look at their 2018 Transportation Plan and their 2009 Parks Master Plan. There is a bike/pedestrian path from Heather to train tracks alongside Fernhill School, which is actually in City of Cornelius.

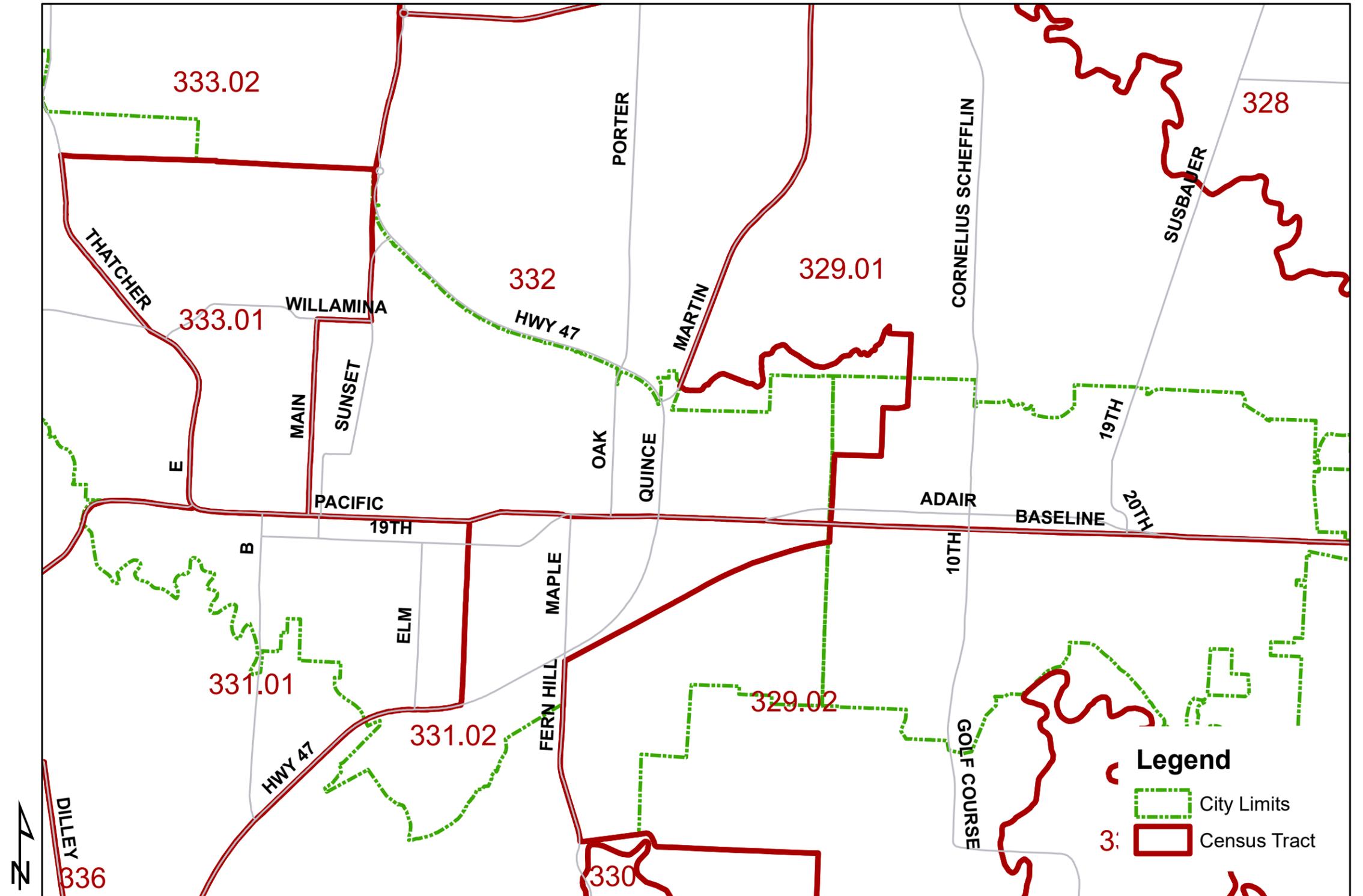


West-East trail route along rail corridor extended into Downtown Forest Grove is the preferred route for Metro’s Council Creek Regional Trail system.

The METRO Council Creek Regional Trail will be a multiuse pathway for pedestrians, bicyclists, and other nonmotorized travelers for both recreational and transportation purposes. The rail will extend almost 15 miles from the Banks-Vernonia Trail in Banks to the TriMet Blue Line MAX station in downtown Hillsboro. The regional trail will connect the cities of Banks, Forest Grove, Cornelius and Hillsboro, a large expanse of productive farmlands between Banks and Forest Grove, and some smaller areas of still unincorporated land within the urban growth boundary (UGB) between Forest Grove and Hillsboro. This regional trail will pass through rural, suburban, and urban areas—residential neighborhoods, farms, downtowns, commercial, and industrial; cross or follow state highways Oregon 6, Oregon 8, and Oregon 47; and numerous urban and rural roadways; and follow and cross an Oregon Department of Transportation (ODOT) owned rail line. Council Creek will connect to six other existing or planned regional trails and greenways, and to local trail systems.



# CENSUS TRACTS



## General Population and Demographic Characteristics

			Census Tracts			
	Forest Grove	Cornelius	332	331.02	329.01	329.02
Population 2010	21,083	11,869	6,452	3,277	5,598	7,568
Population 2017	23,554	12,423	6,978	3,514	6,240	7,667
Under Age 18 Population	25.9%	30.2%	26.5%	23.3%	26.5%	29.6%
Median HH Income (2017)	\$54,503	\$60,766	\$37,983	\$52,266	\$60,588	\$58,952
Poverty Status (2017)	14.0%	10.5%	23.4%	14.0%	14.3%	6.7%
Hispanic Origin (2017)	23.3%	28.2%	35.3%	30.3%	36.9%	55.7%
Speak Spanish at Home (2017)	17.2%	49.0%	30.2%	23.2%	89.1%	95.1%
Speak Only English at Home (2017)	76.5%	49.2%	64.6%	75.1%	10.3%	4.9%

Sources: US Census Bureau, American Community Survey (2013-2017), 2010 US Census