



Gladstone Citywide Parks Master Plan

September 2017

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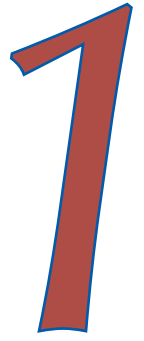
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PLAN OVERVIEW

A vibrant place for people to live, work & play!



PURPOSE OF THE PLAN

The City of Gladstone began development of its first citywide parks master plan in late 2016 to provide a logical blueprint for the management and growth of the City's park system. As a ten-year guide and strategic plan for enhancing park and recreation amenities for the community, the citywide Parks Master Plan establishes a path forward for enabling and enhancing high quality, community-driven parks, trails, open spaces and recreational opportunities.

This citywide Parks Master Plan was developed with the input and direction of local residents and stakeholders. The process included public meetings and a community survey as baseline data to stage the plan.

The Plan outlines recommendations for the improvement and growth of City recreation facilities, amenities and parks to address the specific needs of the community. This Plan clarifies program objectives and goals, as well as sets a long-range vision for the City's park system with clear action items and implementation strategies for the next 5 to 10 years.

The Plan considers the park and recreation needs of residents across the city. It inventories and evaluates the existing parks, assesses the needs for acquisition, site development and operations, and includes capital project phasing. The Plan is intended to be updated periodically to remain current with local interests and maintain eligibility for state-based grants.

STATEWIDE PLANNING GOAL 8 RECREATION PLANNING

Oregon's Statewide Planning Goal 8 states:

"The requirements for meeting such needs, now and in the future, shall be planned for by governmental agencies having responsibility for recreation areas, facilities and opportunities: (1) in coordination with private enterprise; (2) in appropriate proportions; and (3) in such quantity, quality and locations as is consistent with the availability of the resources to meet such requirements. State and federal agency recreation plans shall be coordinated with local and regional recreational needs and plans."

The City of Gladstone has included these elements into this Plan.

City residents are proud of Gladstone for its small town character and for what has been accomplished in the park system with modest resources, but they are also interested in certain facility

improvements. This Plan documents those desires and provides a framework for addressing capital development and funding in the near-term.

GUIDED BY VALUES

Gladstone's City Council adopted its most recent Strategic Plan in 2016, and it reinforced the mission, values and priorities for the City's future.

City Vision

Gladstone - a vibrant place for people to live, work and play

City Mission

Continually Improving - Quality Customer Service

Core Values

- Safe Community
- Healthy Economy
- Quality Services
- Accountable Leadership
- Citizen Engagement

Additionally, City Council outlined five core goals to fulfill its mission, of which three relate directly to the provision of park and recreation services by the City. These strategic goals are as follows:

- Enhance the livability in Gladstone
- Address critical civic building needs

- Ensure a highly qualified workforce
- Maintain the long-term health and vibrancy (stability) of the City of Gladstone
- Ensure financial stewardship and long-term municipal financial stability

These citywide goals provided a foundation for the policies and recommendations within this Plan.

PLANNING PROCESS

The citywide Parks Master Plan is a reflection of the community's interests and needs for parks, recreational facilities and trails. The planning process was aimed to encourage and enable public engagement in the choices, priorities and future direction of the City's parks and park system. The Plan project team conducted a variety of public outreach activities to solicit feedback and comments, in concert with a review of the recreation system inventory, level of service review and the current and future needs assessment.

Current community interests surfaced through a series of public outreach efforts that included a mail survey, open house meetings, stakeholder discussions, online engagement, website content and Park and Recreation Board meetings. An assessment of the park inventory became the basis for determining the current performance of the system. An overarching needs analysis was conducted for recreation amenities, parks and trails to assess current demands and forecast future demand accounting

for population growth. To guide the implementation of the goals of the Plan, a capital facilities plan was developed with a set of strategies that identified costs and potential funding sources. Together, this process is represented in this planning document, which will be reviewed by the public, Park and Recreation Board and City Council members. Once adopted, the Plan directs park and recreation service delivery for the next 5 to 10 years.

BENEFITS OF PARKS, RECREATION & OPEN SPACE

A number of organizations and non-profits have documented the overall health and wellness benefits provided by parks, open space and trails. The Trust for Public Land published a report in 2005 called *The Benefits of Parks: Why America Needs More City Parks and Open Space*. This report makes the following observations about the health, economic, environmental and social benefits of parks and open space:

- Physical activity makes people healthier.
- Physical activity increases with access to parks.
- Contact with the natural world improves physical and physiological health.
- Value is added to community and economic development sustainability.

- Benefits of tourism are enhanced.
- Trees are effective in improving air quality and assisting with stormwater control.
- Recreational opportunities for all ages are provided.

Approximately one in four Clackamas County residents are overweight or obese, a rate that exceeds national health targets but is low compared to counties nationwide. Parks, open space, trails and recreational facilities provide opportunities for residents to be physically active and to experience nature.

Physical Activity Benefits

Residents in communities with increased access to parks, recreation, natural areas and trails have more opportunities for physical activity, both through recreation and active transportation. By participating in physical activity, residents can reduce their risk of being or becoming overweight or obese, decrease their likelihood of suffering from chronic diseases, such as heart disease, and improve their levels of stress and anxiety.

Nearby access to parks has been shown to increase levels of physical activity. According to studies cited in a 2010 report by the National Park and Recreation Association, the majority of people of all ages who visit parks are physically active during their visit. Also, the Centers for Disease Control and Prevention (CDC) reports that greater access to parks leads to 25% more people exercising three or more days per week. Park location and access also matters. According to a study in Los

Angeles, people who live within 1 mile of a park are four times more likely to visit the park one or more times per week, compared to those who live farther away.

Social and Community Benefits

Park and recreation facilities provide opportunities to engage with family, friends, and neighbors, thereby increasing social capital and community cohesion, which can improve residents' mental health and overall well-being. Access to parks and recreational facilities has also been linked to reductions in crime, particularly juvenile delinquency.

Economic Benefits

Parks and recreation facilities can bring positive economic impacts through increased property values, increased attractiveness for businesses and workers (quality of life), and through direct increases in employment opportunities.

CONTENTS OF THE PLAN

The remainder of the Parks Master Plan is organized as follows:

- Chapter 2: Community Profile – provides an overview of Gladstone and its demographics.
- Chapter 3: Community Engagement – highlights the methods used to engage the Gladstone community in the development of the Plan.
- Chapter 4: Inventory & Classifications – describes the existing parks and recreation system in the City.
- Chapters 5: Needs Assessment – discusses survey results and recreation trend data and provides context to the identification of potential system enhancements.
- Chapter 6: Goals & Objectives – provides a policy framework for the parks and recreation system grouped by major functional area.
- Chapter 7: Capital Planning – details a 10-year program for addressing park and recreation facility enhancement or expansion projects.
- Chapter 8: Action Strategies – describes a range of strategies to consider in the implementation of the Plan.
- Appendices: Provides technical or supporting information to the planning effort.



COMMUNITY PROFILE

2

Understanding the Composition of Gladstone



SETTING

The City of Gladstone is situated along the banks of the Willamette and Clackamas Rivers in the southern portion of the Portland metropolitan area. The City covers approximately 2.4 square miles along Interstate 205 and Oregon 99E. Gladstone is located near the cities of West Linn, Milwaukie, Johnson City and Oregon City. Gladstone residents have easy access to the employment and cultural centers of the Portland region, as well as the natural beauty and recreational amenities of Clackamas County and the Mount Hood National Forest. Residents also enjoy nearly 140 acres of parkland within the city, including developed parks, natural areas and trail corridors.

HISTORY

Native American people, including the Clackamas and Kalapuya tribes, originally inhabited the Gladstone area. Extended families lived in year-round villages, hunting, fishing and gathering food, and trading crafts and other goods. It is believed that members of the Clackamas

and other native peoples met at the “Pow Wow Tree”, a big-leaf maple that still stands on Clackamas Avenue in Gladstone. In the early 1800s, these native tribes were decimated by smallpox, cholera and other epidemics brought to the area by European explorers, traders and settlers. By the 1850s, many surviving Native Americans were moved to the Grande Ronde and other reservations across the Northwest, following treaties with the United States. Many area tribes are now members of the Confederated Tribes of the Grande Ronde.

Early white settlers arrived in the region as a result of donation land claims granted in the 1840s. The Cason and the Rinearson families were first homesteaders in the area that was

to become Gladstone. Cason later sold claim to 640 acres to Harvey Edward Cross, who founded the City of Gladstone. The city was incorporated in 1911.

Gladstone went on to become a major regional cultural destination. Visitors from Portland and throughout the region came to the city by railroad and streetcar to visit Chautauqua Park, auditoriums and fairgrounds (established in 1895 and one of the largest Chautauqua movement parks nationwide). The park, which closed in 1927, hosted the first Clackamas County Fair, musical events, speakers, and sporting events. Gladstone also hosted the first Oregon State Fair in 1861.

In the early-mid 1900s, Gladstone was

Gladstone's Pow Wow Tree

The Pow Wow Tree, a 240-year-old bigleaf maple tree, is a living piece of Gladstone’s natural history. The tree stands on West Clackamas Boulevard between Bellevue and Beatrice, having served as meeting place and source of civic pride for area residents for centuries.

It is believed that members of the Clackamas, Multnomah and other native peoples met at the Pow Wow Tree to trade, conduct tribal business and hold community celebrations. The tree would later serve as the location for the first Clackamas County Fair in 1860 and mark the entrance to the parade route for the first Oregon State Fair in 1861.

The City of Gladstone has celebrated the tree in numerous ways over the years, holding the Gladstone Pow-Wow Festival in 1937, commemorating it as part of the Gladstone City Seal in 1967, and dedicating it as a Bicentennial Tree in 1979. The now 70-foot tall tree was named an Oregon Heritage Tree in 2004 in honor of its place in Oregon’s history.

The Gladstone community has been working for decades to protect the health of the Pow Wow Tree, so it remains an important piece of living history and source of civic and community pride.



Photo Credit: OregonTravelExperience.com

home to workers at the lumber mills in Oregon City and West Linn, and their families. The City remains primarily a residential community, in part due to its location within easy commuting distance of Portland and other regional job-centers. However, it has grown into a full-service city, with a variety of local stores and restaurants, office and retail employment, pleasant residential neighborhoods and access to numerous outdoor recreational activities.

DEMOGRAPHICS

The City of Gladstone is a small city of about 12,000 residents. Gladstone is home to people of all ages, including youth, families and older adults. The community is largely white and of modest incomes. Most residents have high school degrees or higher and many work

in sales and office occupations. Though many households have incomes over \$100,000 per year, one in eight residents lives in poverty. Nearly one in ten youth in the city has a mental, physical or cognitive difficulty that interferes with daily life.

Population

The City of Gladstone was home to 11,505 residents in 2015, according to the Portland State University Center for Population Research. After decades of more rapid growth from 1950 to 1980, the city's population has remained relatively steady since 2000, growing by about 0.3% annually. Gladstone's population is expected to continue to grow at a very modest pace in the coming decades. Metro forecasts that Gladstone's population will reach 12,308 people by 2035, equivalent to a 0.1% annual growth rate.

Figure 1. Population Change - 1970 - 2035, City of Gladstone

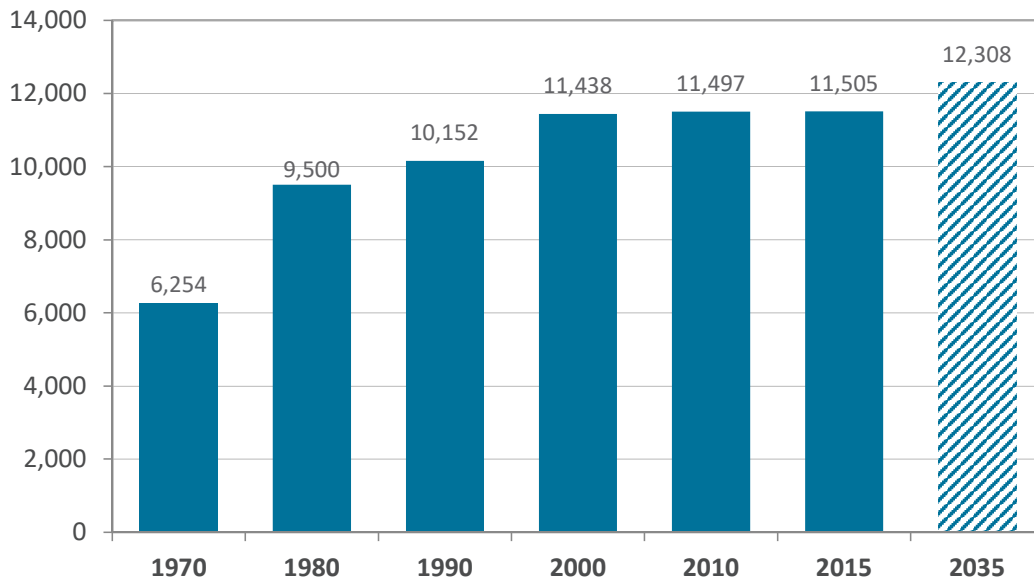


Figure 2. Population Characteristics: Gladstone, Clackamas County, Oregon

Demographics	Gladstone	Clackamas County	Oregon
Population Characteristics			
Population (2016)	11,660	404,980	4,076,350
Population (2010)	11,497	375,992	3,831,074
Population (2000)	11,438	338,391	3,421,399
Percent Change (2000-16)	2%	20%	19%
Persons w/ Disabilities (%)	14.5%	11.8%	14.4%
Household Characteristics (2011-15)			
Households	4,662	149,522	1,533,430
Percent with children	31.3%	29.1%	26.6%
Median HH Income	\$55,848	\$65,965	\$51,243
Average Household Size	2.49	2.59	2.51
Average Family Size	3.05	3.08	3.06
Owner Occupancy Rate	58.2%	68.2%	61.3%
Age Groups (2010)			
Median Age	39.2	40.6	38.4
Population < 5 years of age	5.7%	5.7%	6.2%
Population < 18 years of age	23.5%	23.7%	22.6%
Population 18 - 64 years of age	62.7%	62.7%	63.5%
Population > 65 years of age	13.8%	13.6%	13.9%

Age Group Distribution

The average Gladstone resident is 39.2 years old, a similar age to the average resident in Clackamas County (40.6) and Oregon (38.4). The age distribution of City residents is also very similar to that of County residents – approximately 24% of the population is under 18 years of age, 63% is 18 to 64 years, and 14% is over 65 years old. Gladstone’s population aged significantly since 2000, when the median age was 35.5.

Gladstone’s population is relatively evenly distributed across age groups

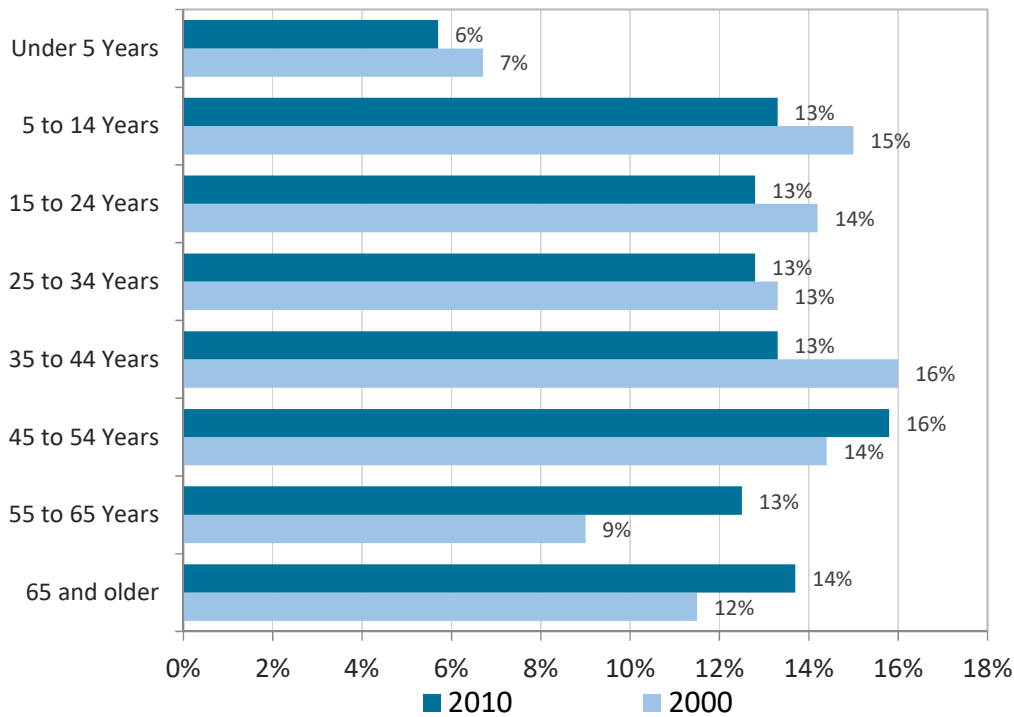
– all 10-year age groups between ages 5 and 65 represent between 13% and 16% of the total population, see Figure 3. The City’s largest “20-year” population group is comprised of 40 to 59 year-olds, representing 29.6% of the population in 2010. This is again similar to Clackamas County, where the largest group is also 40 to 59 year olds (30.6%).

The following breakdown is used to separate the population into age-sensitive user groups.

- Under 5 years: This group represents users of preschool and tot programs and facilities, and as trails and open space users, are often in strollers. These individuals are the future participants in youth activities.
- 5 to 14 years: This group represents current youth program participants.
- 15 to 24 years: This group represents teen/young adult program participants moving out of the youth programs and into adult programs. Members of this age group are often seasonal employment seekers.
- 25 to 34 years: This group represents involvement in adult programming with characteristics of beginning long-term relationships and establishing families.
- 35 to 54 years: This group represents users of a wide range of adult programming and park facilities. Their characteristics extend from having children using preschool and youth programs to becoming empty nesters.
- 55 years plus: This group represents users of older adult programming exhibiting the characteristics of approaching retirement or already retired and typically enjoying grandchildren. This group generally also ranges from very healthy, active seniors to more physically inactive seniors.

Figure 3 illustrates the age distribution characteristics of these cohorts and provides a comparison between the 2010 and 2000 Census data.

Figure 3. Age Group Distributions: 2000 & 2010 Census



Race & Ethnicity

In 2010, over 89% of Gladstone residents identified as White. In the same year, the City was 1.6% Asian and less than 1% African American, Native American, or Pacific Islander. Approximately 3.4% of residents identified as some other race and 3.6% as two or more races. Nearly 9% of residents identify as Hispanic or Latino. The city has become slightly more (+1.2%) racially and ethnically diverse since the 2000 Census.

According to the 2015 American Community Survey, approximately 10.4% of City residents over 5 years old speak a language other than English at home, compared to 15% across the state of Oregon. Approximately 95% of this group also speaks English very well.

Household Characteristics

In 2015, the average Gladstone household included 2.49 people, which was smaller than the average household in Clackamas County (2.59), Oregon (2.51) and the nation (2.51). Average household size has declined since 2000, when it was 2.66 people. The average family size¹ in the city is larger, at 3.05 people. Of the 4,662 households in the City, nearly one-third (31.3%) have children under 18.

¹ A household consists of one or more persons living in the same house, condominium or apartment. They may or may not be related. A family has two or more members who live in the same home and are related by birth, marriage or adoption. (US Census).

Income & Poverty

According to the 2015 American Community Survey, the median household income in Gladstone was \$55,848. This figure is about \$10,120 (18%) lower than the median household income for Clackamas County residents but \$4,605 (8%) higher than Oregon households.

At the lower end of the household income scale, nearly one in four (22.8%) City households earn less than \$25,000 annually, which is similar to households across Oregon (23.7%), but a higher percentage than within Clackamas County (16.2%). Approximately nineteen percent of Gladstone households earn over \$100,000 per year, a rate that is lower than County (29.4%), State (20%) and national (22%) figures.

According to 2015 American Community Survey, 11.6% of Gladstone residents are living below the poverty level. The poverty threshold was an income of \$24,250 for a family of four. The percentage of City residents in poverty is higher than rates in the County (9.5%). A review of subgroups shows that poverty affects 13% of children under 18 and 8% of those 65 and older. Rates of childhood poverty are markedly better in Gladstone than in Oregon generally, where 22% of children lived in poverty.

Employment & Education

The 2015 work force population (16 years and over) in Gladstone is 9,582 (78%). Of this population, two-thirds (66%) is in the labor force and 5.9% percent

is unemployed. Approximately one-third (34.2%) of the City's working age population is not in the workforce. This is on par with percentages in Clackamas County (35.4%) and Oregon (37.8%).

One in three Gladstone workers is employed in sales and office occupations (32.8%). Management, business, science and arts occupations are also significant sources of employment (25.7% of the workforce).

Gladstone residents have lower of education attainment as those in Clackamas County and across Oregon. According to the 2015 American Community Survey, 89% of City residents over 25 years of age have a high school degree or higher, on par with county (93%) and statewide (90%) figures. However, only about 20% of

City residents over age 25 had earned a Bachelor's degree or higher, as compared to 33% in Clackamas County and 31% statewide.

Persons with Disabilities

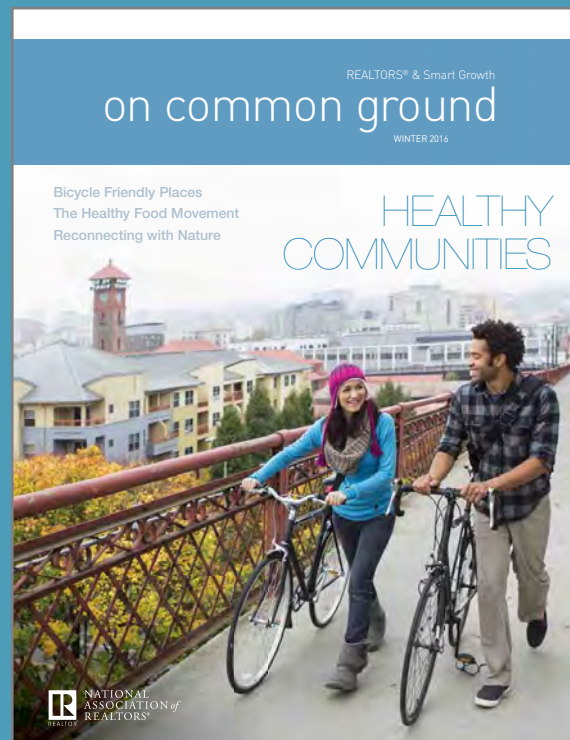
The 2015 American Community Survey reported 14.5% (1,692 persons) of Gladstone residents have a disability that interferes with life activities. This is higher than the county average (11.8%) but on par with the state average (14.4%). Of City youth under 18 with a disability (9.5%), the majority has cognitive difficulties. Among residents 65 and older, the percentage rises of people with disabilities rises to 39%, or 658 persons, which is five percent higher than rates found in the general senior population of Clackamas County (34%).

From the winter 2015 issue of the National Association of Realtors (NAR) magazine, the direct link between how communities are built and grow is tied to health and quality of life. More walkable and bike-able environments with better access to nature and parks have become essential for personal well-being and needs to be integrated into community planning. The NAR articles identify walkable communities as a prescription for better health.

Even the U.S. Surgeon General sounded a call to action challenging communities become more walkable to allow more Americans to increase their physical activity through walking. The Center for Disease Control and its Healthy Community Design Initiative focuses on walkability and the need to better integrate into transportation planning.

The NAR magazine issue also reported on the value of bicycle-friendly communities and the direct tie to healthy and sustainable living. Access to healthy, locally-grown food choices is reported with the value of community gardens and urban food hubs for healthy diets, as well as connection to community engagement.

Realtors have long been aware that housing near a good system of parks and trails will hold strong appeal to buyers. The winter NAR issue illustrates the recognition that community design for healthy living goes beyond the single house location. People want choices, and these healthy community design traits of walking, biking, trails and parks all play an important role in housing prices, sales and re-sales.



Health Status

Information on the health of Gladstone residents is not readily available. However, Clackamas County residents rank as some of the healthiest residents in Oregon. According to these rankings, Clackamas County ranks well compared to all Oregon counties for both health outcomes, including length and quality of life (2nd of 36 counties) and health factors, such as health behaviors, clinical care, social and economic factors, and the physical environment (3rd).

However, more than one in four (26%) Clackamas County adults are overweight or obese, similar to rates across Oregon. Approximately 15% of County adults age 20 and older report getting no leisure-time physical activity – slightly fewer than the statewide rate (16%). The County does perform relatively well in terms of offering places to participate in physical activity, including parks and public or private community centers, gyms or other recreational facilities. In Clackamas County, 92% of residents have access to adequate physical activity opportunities, which is higher than the 88% average for all Oregon residents.

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COMMUNITY ENGAGEMENT

3

Engaging & Listening to the Community



Community engagement and feedback played an important role in establishing a clear planning framework that reflects current community priorities. Most residents care deeply about the future of Gladstone's parks, recreation and trail system and appreciated the opportunity to offer feedback in the development of this Plan. A variety of public outreach methods were used, including:

- A mail and online community survey
- Two community meetings
- 6 stakeholder discussions
- Website content
- City newsletter
- mySidewalk online engagement platform
- Park and Recreation Board sessions
- Joint session with Planning Commission & City Council

Throughout this planning process, the public provided information and expressed opinions about their needs and priorities for parks, trails and recreation facilities and programs in Gladstone. This feedback played a crucial role in updating policy statements and prioritizing the capital facilities project list contained within this Plan.

COMMUNITY SURVEY

The development of this Plan included the administration of a community survey between February and March 2017. The purpose of the survey was to gather input to help determine park, trail, open space and recreation priorities of the community. In collaboration with staff, the project team designed a 18-question survey to assess residents' recreational needs, preferences and priorities. This allowed the survey to be tailored to issues of strategic importance to effectively plan the future of the parks and recreation system.

The survey was designed to obtain results from households throughout the City and was administered as a mixed-mode mail and online survey. The survey was mailed to a random sample of 2,000 households in Gladstone on February 3, 2017. An online version of the survey was posted to the Gladstone's website on the same day. Reminder postcards were mailed to the 2,000 households two weeks later. Information about the survey was provided on the City's website home page and on the Park and Recreation Department's subpage. It was promoted in the City's monthly newsletter as well. The survey was also promoted during a public open house meeting held on March 9, 2017. The survey was closed in mid-March, and 554 responses were recorded. Since the survey was open to the general public and respondents were not selected solely through statistical sampling methods, the results are not necessarily representative of all Gladstone residents.

Major survey findings are noted below, and a more detailed discussion of results can be found in the Needs Assessment (Chapter 5). The survey instrument and a summary of the response data from the survey is provided in Appendix A.

Major Findings

Gladstone residents generally are satisfied with parks, trails and recreation opportunities in the City, but many indicated an interest in additional or expanded services and facilities.

- 96% felt that Gladstone's parks and recreation services are essential or important to the City's quality of life.
- 79% said that they are very satisfied or somewhat satisfied with the overall value they receive from Gladstone parks.
- There is strong park usage in Gladstone. 74% of respondents replied that they, or member of their household, visited a park or recreation facility at least once per month in the past year. More than one-in-three visited at least once a week.
- The most popular parks were Meldrum Bar Park (73% of respondents), Max Patterson Memorial Park (70%), and Cross Park (50%) - over half of residents have visited at least one of these parks in the past year.
- A large majority of residents (at least 75%) rated the condition as of all other City parks and recreation facilities as either "excellent" or "good".
- Strong majorities of respondents supported upgrading existing, as well as developing new walking and biking trails, upgrading existing neighborhood parks, improving

access to the rivers; upgrading large regional parks, and upgrading picnic shelters and playgrounds.

- More than six in ten respondents felt the City should provide more special events and teen activities.
- The survey asked about a general willingness to pay additional fees or taxes to support the improvement and development of parks, trails and recreation facilities. Nearly three quarters of respondents (74%) were willing to pay at least \$4 per month to fund improved recreational opportunities, with a slight majority (53%) willing to pay \$6 or more.

PUBLIC MEETINGS

The project team aimed to get feedback from local residents at two events during the course of the project. Two public meetings were held at Gladstone City Hall. Newsletter articles, social media and email announcements were used to publicize the events and encourage participation. Summary responses from each of the meetings are provided in Appendix B.

Community Open House Meeting #1 (March 9, 2017)

Community members were invited to an open house on Thursday, March 9, 2017 from 6:00 - 8:00 p.m. at Gladstone City Hall. As the first of two public sessions for the Plan, the project team prepared informational displays covering three major themes for parks and recreation. These display stations included Recreation Opportunities,

Trails & Linkages, and Parks & Outdoor Recreation. Attendees were encouraged to talk with staff, record their comments and complete a written comment card. City staff and project team staff engaged with approximately 25 participants to explore current issues, needs and interests related to park, trail and recreation opportunities and needs.

Community Open House Meeting #2 (May 17, 2017)

The second public session began with a 30-minute presentation to highlight an overview of the Plan, summary findings from the recent community survey and offer information about comparable cities and relative budget and staff allocations. Attendees were encouraged to discuss their ideas for park improvements during small group table discussions, and they also offered ideas about future funding considerations. Approximately 20 people participated at the meeting. Informational displays included a project summary and survey results.

PARK & RECREATION BOARD MEETINGS

The Park and Recreation Board provided feedback on the Plan during two regularly scheduled public sessions. Early in the project, the Board heard an overview of the project scope and timeline, and they offered comments regarding current issues and challenges. The Board also received a project update and overview of the draft Plan that included an

overview of the planning process, key themes and draft recommendations for parks, recreation and trail opportunities.

STAKEHOLDER DISCUSSIONS

Interviews with external stakeholders were conducted to more broadly assess the opportunities for facility enhancements, partnerships and coordination. Stakeholders were identified by City staff based on their past coordination with the City and their involvement or interest in the future of Gladstone's park, recreation or trail facilities. The stakeholder meetings were held between April and May 2017, and the following organizations and local businesses provided insight to the Plan:

- Gladstone School District
- Gladstone Junior Baseball Association
- Northwest Steel Headers
- Falling Springs, LLC
- Oak Grove Learning Tree Daycare
- SOLV (Stop Oregon Litter and Vandalism)

Stakeholder comments were often specific to the particular perspective or interest of the stakeholder group. Overall, comments were favorable with regard to existing City programs and opportunities, in addition to the improvements to Gladstone parks. Stakeholders recognized the limited financial capacity of the City and were quick to offer suggestions for potential partnerships or other means to accomplish specific projects, such as the following.

- Gladstone's riverfront needs a master plan to unify the public areas and provide adequate infrastructure to support current and future uses. The parks' river access provides a regional draw but the infrastructure is not there to support the use.
- The Gladstone School District would be open to participating on a joint development agreement with the City to help provide an all-weather field for more continuous ball field use.
- Regular communications between the Parks Commission and volunteer coordinator groups, such as SOLVE and Dig in, should occur to share information about projects and to give recognition and acknowledgement of the students and volunteers making efforts to improve Gladstone's environmental resources.

Specific recommendations are reflected in the Needs Assessment chapter, and stakeholder discussion summaries are provided in Appendix C.

OTHER ENGAGEMENT METHODS

In addition to the direct outreach opportunities noted above, the Gladstone community was informed about the planning process through a variety of media. The following methods were used to inform residents about the project, as well as opportunities to participate and offer comments.

- City monthly newsletter
- City website
- mySidewalk online platform

A project webpage was posted on the City's website to provide background information, meeting announcements and project materials such as meeting notes, displays and summary reports. The page was updated periodically to keep residents informed of progress and alerted to opportunities for involvement during the process.

In addition, the project team utilized the mySidewalk platform (mysidewalk.com) as an integrated, on-going online community discussion. The tool allowed for integration with the traditional public meetings, and it enabled residents to submit ideas, offer feedback and answer questions about key issues and topics. The mySidewalk site was also linked to the City's website.

Figure 4. Sample screenshots from the mySidewalk online tool

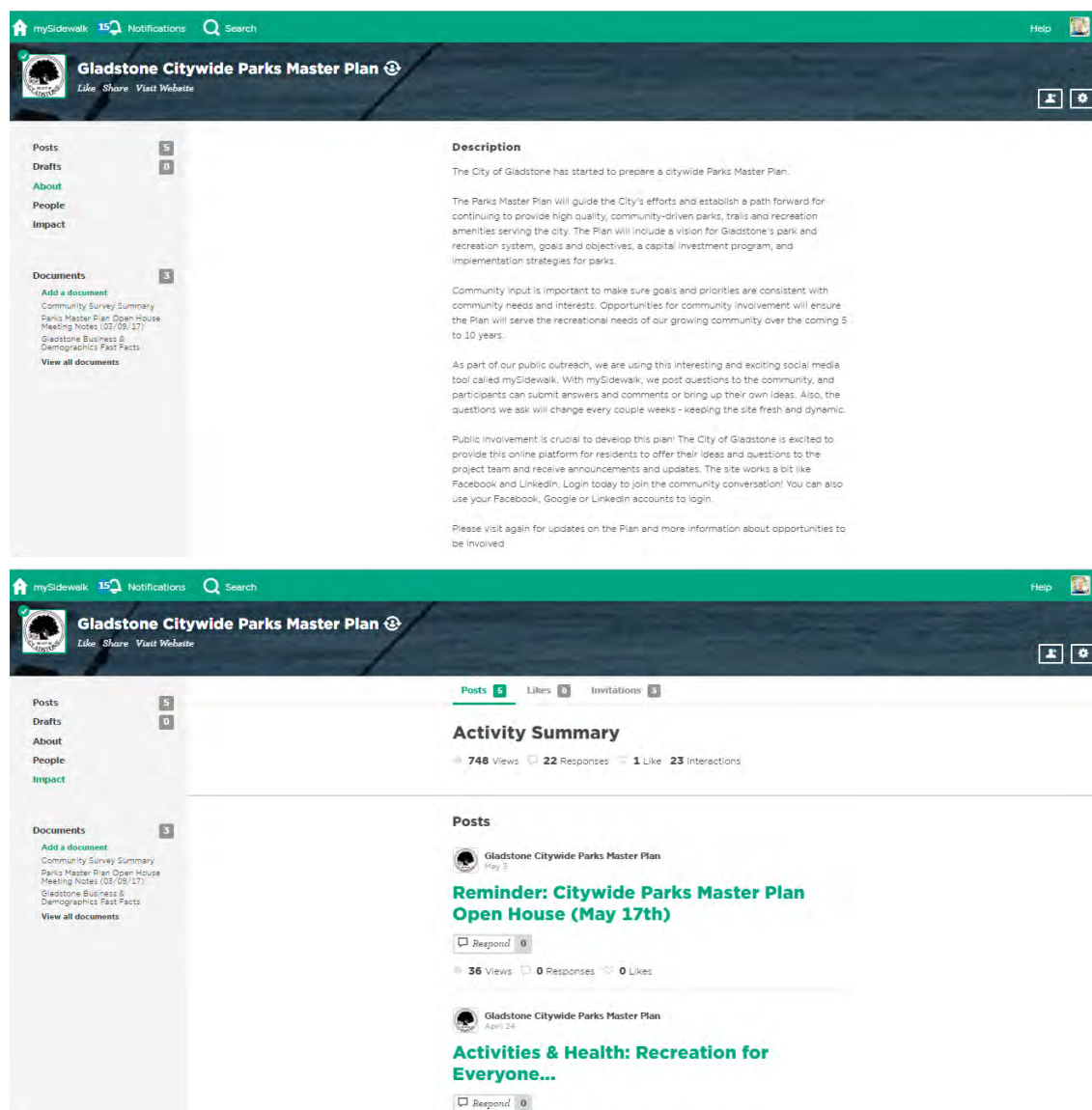




Photo credit: John M Vincent, The Oregonian

PARK INVENTORY & CLASSIFICATIONS

4

Parks, Open Spaces & Great Outdoor Places



PARK CLASSIFICATIONS

Parkland is classified to assist in planning for the community's recreational needs. The Gladstone park system is composed of a hierarchy of various park types, each offering recreation and/or natural area opportunities. Separately, each park type may serve only one function, but collectively the system will serve the full range of community needs. Classifying parkland by function allows the City to evaluate its needs and plan for an efficient, cost effective and usable park system that minimizes conflicts between park users and adjacent uses.

The classification characteristics are meant as general guidelines addressing the intended size and use of each park type. The following five classifications are recommended for Gladstone and are defined as follows:

- Community Parks
- Neighborhood & Pocket Parks
- Open Space Lands / Natural Areas
- Special Use Areas
- Trails

Community Parks

Community parks are large sites developed for organized play, contain a wide array of facilities and, as a result, appeal to a more diverse group of users. Community parks are generally 10 to 60 acres in size and serve residents within a 2-mile drive, walk or bike ride from the site. In areas without neighborhood parks, community parks can also serve as local neighborhood parks.

In general, community park facilities are designed for organized or intensive recreational activities and sports, although passive components such as pathways, picnic areas and natural areas are highly encouraged and complementary to active use facilities. Developed community parks typically include amenities such as sport courts (e.g., basketball, tennis), covered activity areas, soccer and/or baseball fields and bike and pedestrian trails. Since community parks serve a larger geographic area and offer more facilities than neighborhood parks, parking and restroom facilities should be provided. Often community parks contain specialized facilities such as boat launches, riverfront, historic structures or access to other significant natural landscape features. Gladstone's community parks include Dahl Beach, Meldrum Bar Park and Max Patterson Memorial Park.

Neighborhood & Pocket Parks

Neighborhood parks generally are considered the basic unit of traditional park systems. They are small parks

designed for unstructured, non-organized play and limited active and passive recreation. They may range from 0.5 to 5 acres in size, depending on a variety of factors including neighborhood need, physical location and opportunity. To accommodate a typically desired amount of recreational amenities and open areas a minimum size of 1.5 acres is recommended, if possible.

Neighborhood parks are intended to serve residential areas within close proximity (up to ½-mile walking or biking distance) of the park and should be geographically distributed throughout the community. Access to neighborhood parks is mostly pedestrian, and park sites should be located such that people living within the service area can reach the park safely and conveniently. Park siting and design should ensure pedestrians do not have to cross a major arterial street or other significant natural or man-made barrier to get to the site, unless safe crossings are provided. Neighborhood parks should be located along road frontages to improve visual access and community awareness of the parks. Connecting and frontage streets should include sidewalks or other safe pedestrian access. Additionally, street plans should encourage maximum connectivity and public access to park sites.

Developed neighborhood parks typically include amenities such as pedestrian paths, picnic tables, benches, play equipment, a multi-use open field for informal play, sport courts or multi-purpose paved areas and landscaping. Restrooms are typically not provided due to high construction and maintenance

costs. When neighborhood parks contain amenities that result in longer visits, such as tennis courts and picnic shelters, restrooms could be an asset to provide services that are conducive to extended playing times. Parking is also not usually provided; however, on-street, ADA-accessible parking stall(s) may be beneficial. Gladstone's neighborhood parks include Dierickx Park, Gladstone Nature Park and Nick Shannon Memorial Park.

Pocket parks are small parks that provide limited opportunities for active play and passive recreation. They are generally less than 0.5 acres in size and provide modest recreational amenity to residents within a ¼-mile walking distance. Due to their small size, the acquisition and development of new pocket parks should be limited, with preference toward larger facilities. This Plan recommends against pursuing additional pocket parks due to their higher per-acre maintenance costs, unless no other options exist in specific target acquisition areas to fill noted service gaps. Robin Hood Park is the City's only pocket park.

Open Space / Natural Areas

Open spaces are undeveloped lands primarily left in a natural state with recreation use as a secondary objective. These lands are usually owned or managed by a governmental agency, which may or may not accommodate public access. This type of land often includes wetlands, steep hillsides, preserved wildlife habitat or other similar spaces. In some cases, environmentally sensitive areas are considered open

space and can include wildlife habitats, stream and creek corridors, or unique and/or endangered plant species. Open space lands may accommodate trail corridors and provide for low-impact or passive activities, such as walking or nature observation. No standards currently exist or are proposed for open space lands. Potential acquisition of open space land is typically evaluated for its significant merits beyond outdoor recreation value.

Special Use Facilities

Special use facilities include single-purpose recreational areas or stand-alone sites designed to support a specific, specialized use. This classification includes stand-alone sport field complexes, community centers, community gardens or sites occupied by buildings.

Trails

Trails are non-motorized recreation and transportation corridors generally separated from roadways. Trails can be developed to accommodate a single use or shared uses, such as pedestrians and bicyclists. Recreation trail alignments aim to emphasize a strong relationship with the natural environment and may not provide the most direct route from a practical transportation viewpoint. Trails may be developed in conjunction with various recreational activities, such as jogging, cycling and nature observation.

The trail should be sufficiently wide to accommodate the intended type

of trail user(s), preserve the features through which the trail is traversing and buffer adjacent land use activities. Surfaces will vary with location and use. Provisions for parking, consistent signage and interpretive markers also may be included in trail development. In order to provide an appealing, safe, accessible, economical and diverse trail system, trail standards and classifications should be developed and may be based on the following.

- **Regional Trail:** Paved, shared-use, long-distance linear trail corridors for the exclusive use of pedestrians, bicycles and other approved trail users. Regional trails are typically 10'-14' wide with a 2' wide gravel shoulder on both sides and usually connect communities across more than one jurisdiction. The Abernathy Lane Trail is the sole regional trail within Gladstone city limits.
- **Park Trail or Community Trail:** Paved, shared-use trails typically found within community parks or linking park facilities. Community trails are typically 6'-10' wide. The trail at Cross Park is an example of a community trail.
- **Bike Routes:** Typically associated with the transportation system, these linear paths are heavily used within urban areas and should be included in trail planning efforts in coordination with the Transportation System Plan.

FACILITY INVENTORY

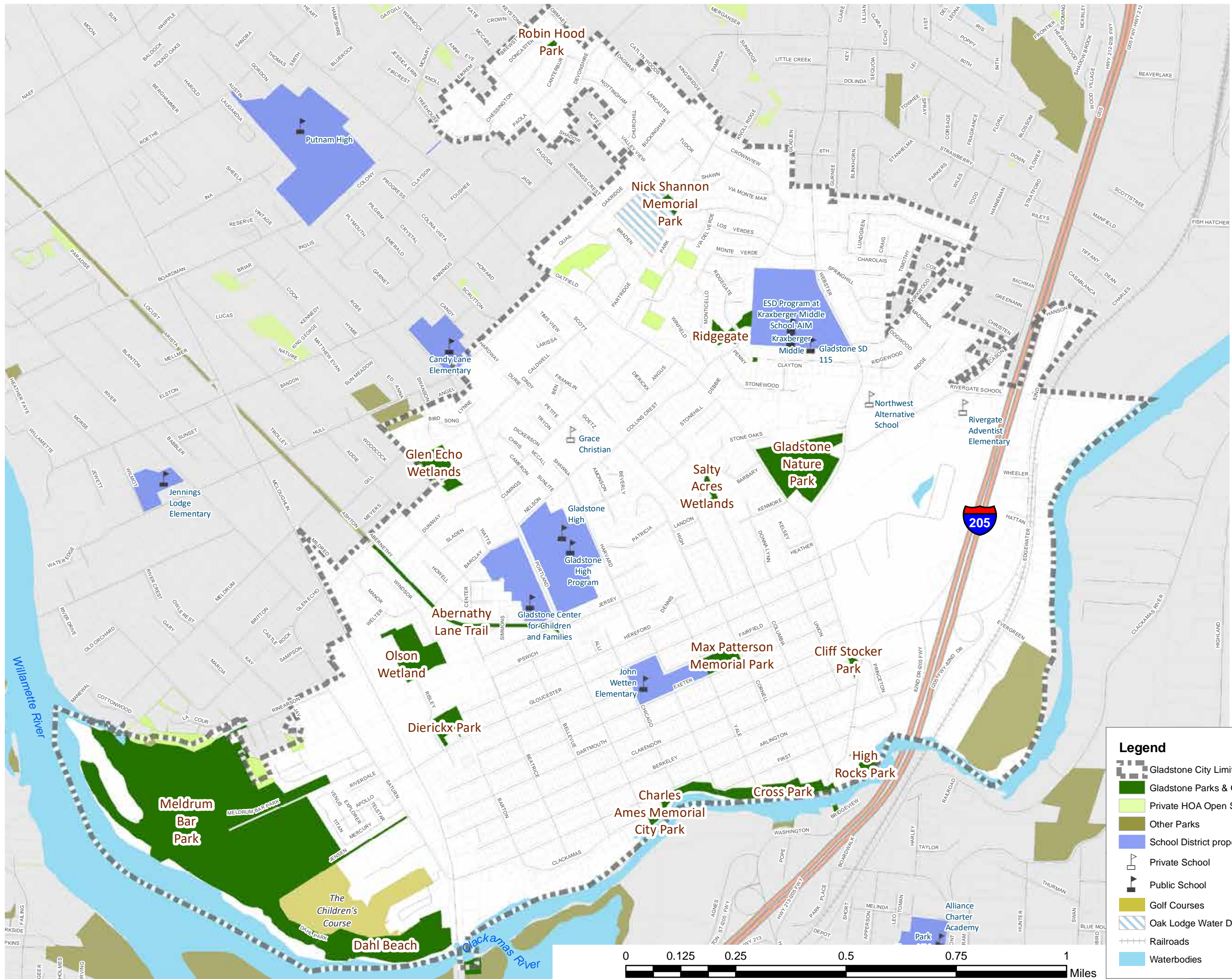
The park and open space inventory identifies the recreational assets within Gladstone. The City owns and maintains approximately 139 acres of developed and undeveloped park and open space lands.

Figure 5. Existing Inventory: Park & Open Space Lands

Park Type / Name	Status	Acreage
Community Parks		
Dahl Beach	Partially Developed	12.31
Max Patterson Memorial Park	Developed	1.97
Meldrum Bar Park	Developed	87.40
Neighborhood Parks		
Dierickx Park	Developed	2.17
Gladstone Nature Park	Partially Developed	11.41
Nick Shannon Memorial Park	Developed	0.60
Pocket Parks		
Robin Hood Park	Developed	0.32
Open Space / Natural Areas		
Charles Ames Memorial City Park	Developed	2.06
Cross Park	Developed	4.87
Glen Echo Wetlands	Undeveloped	3.42
Olson Wetlands	Undeveloped	5.69
Ridgegate Open Space	Undeveloped	1.87
Salty Acres Wetlands	Undeveloped	0.61
Special Facilities		
Cliff Stocker Park	Developed	0.42
High Rocks Park	Undeveloped	1.55
Trails		
Abernathy Lane Trail	Paved Trail	2.42
TOTAL		139.09

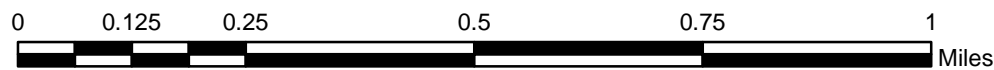
The following maps show the location of existing parks, trails and open spaces within the City.

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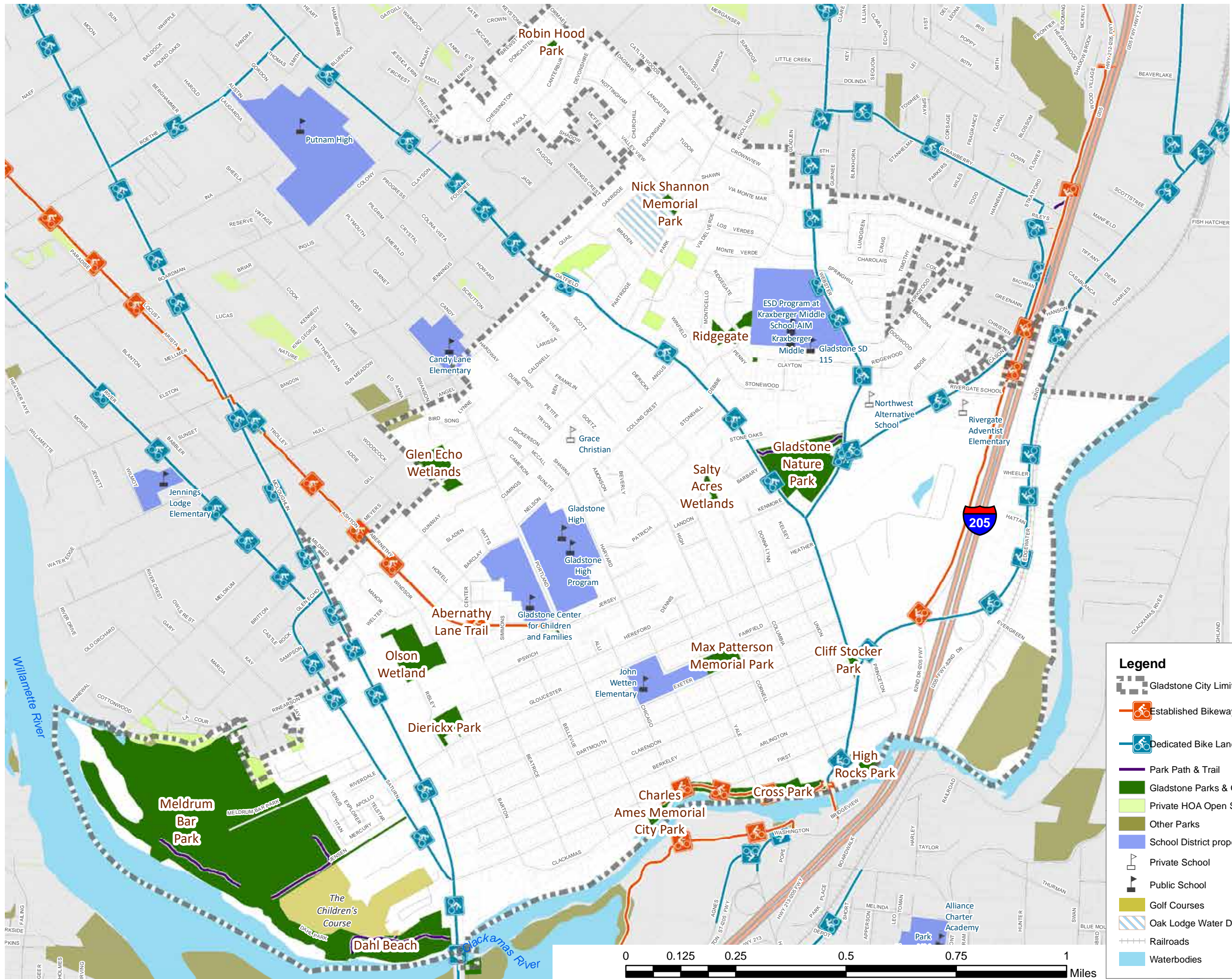
Legend

- Gladstone City Limits
- Gladstone Parks & Open Space
- Private HOA Open Spaces
- Other Parks
- School District property
- Private School
- Public School
- Golf Courses
- Oak Lodge Water District
- Railroads
- Waterbodies



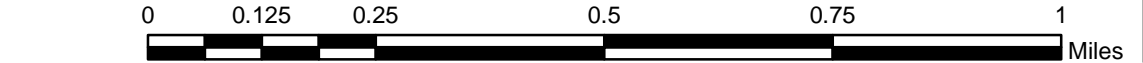
Map 1: Existing Parks & Open Space

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Legend

- Gladstone City Limits
- Established Bikeway
- Dedicated Bike Lane
- Park Path & Trail
- Gladstone Parks & Open Space
- Private HOA Open Spaces
- Other Parks
- School District property
- Private School
- Public School
- Golf Courses
- Oak Lodge Water District
- Railroads
- Waterbodies



Map 2: Existing Trails & Bikeways

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Dahl Beach

Location: Dahl Park Rd. south of Jensen Rd.

Community Park

12.31 acres

Amenities

- Beach
- 2 Shelters
- Picnic tables (2 ADA under picnic shelter)
- Benches
- Asphalt path
- Nature trail with overlooks
- Parking
- Portable toilets
- Trash receptacles
- Dog waste station
- Utility building / pump house
- Dumpster

Design Opportunities

- Parking lot and fishing area is used heavily for its easier access, but it is not ADA accessible.
- It is difficult to distinguish where Dahl Park ends and Meldrum Bar begins. There should either be reinforced identity of each of the two parks or they should be treated as one park.
- Wayfinding and interpretive sign program would be an improvement.
- Opportunities for interpretive / educational enhancement.

Management Considerations

- Restoration and bank stabilization plantings were recently installed along shoreline (wattles, coir fabric, live stakes).
- Restoration plantings were recently installed along the asphalt path.
- Areas of bank restoration needed. There is approximately an 8' tidal influence on the site causing erosion problems.
- Tree maintenance needed along the asphalt path, especially Cottonwood tree hazard maintenance.
- Invasive species removal (ivy, blackberry, etc).
- Relocate "Orchard" Trail to the west.
- Establish a fee and reservation system for picnic shelter rental.



Max Patterson Memorial Park

Location: E. Exeter St. west of Cornell Ave.

Community Park

1.97 acres

Amenities

- Play structure (age 2-5)
- Play structure (age 5-12)
- Swings / tire swing
- Tennis court with practice wall
- 2 Shelters with picnic tables
- 11 Picnic tables
- 10 Benches
- BBQ grills
- Entry sign
- Open lawn
- Bike rack
- Spray park recirculating pump and water treatment / maintenance building
- Asphalt paths (~ 5' wide)
- Parking (No ADA designated spaces)
- Restroom (closed for winter)
- Drinking fountain (HiLo & Dog)
- Trash receptacles
- Dog waste station
- Lighting (flood lights)
- Oak trees

Design Opportunities

- There are not accessible routes to any of the site amenities, except for the spray park from the parking area at the NE corner of the park.
- Restroom and maintenance building have security fences around them. It would be an improvement if the fences could be removed which would eliminate visible storage areas and make the park more inviting.
- Sign and stripe an ADA accessible stall at the NE corner of the park near spray park entrance.

Management Considerations

- The park is highly utilized year-round. The most significant need is to have accessible routes throughout the park.
- Convert the spray park from a recirculating system to a waste water system to reduce liability and staff demands.
- Playground surface needs maintenance to fill in depressions and reduce compaction.
- Paint the picnic shelters; Install additional picnic tables
- Re-surface tennis court and improve to add accessible routes to the courts. Re-stripe for multi-sport play for tennis, pickleball and basketball. Install basketball hoops. Replace practice wall and fencing. Consider installing storage facility for pickleball nets and supplies.
- Establish a fee and reservation system for picnic shelter rental.



Meldrum Bar Park

Location: Meldrum Bar Park Rd.

Amenities

- Playground (Swings, Slide, Teeter Totter, Bars)
- Baseball fields
- Soccer fields
- Bleachers
- Asphalt Paths
- Meldrum Bar Park Native Habitat Nature Trail
- Picnic tables
- Benches
- RC track
- BMX course
- Community garden

Design Opportunities

- Provide accessible routes to amenities throughout the park.

Management Considerations

- Playground surface needs maintenance to fill depressions and reduce compaction.
- Install play structure for small children (age 2-5).
- Repair or replace damage site furnishings (e.g., picnic tables) and install additional furnishings, as appropriate.
- Regrade baseball infield to improve drainage.
- The staging area is used as the primary staging area for the City. It's used for leaf composting, crushed asphalt and concrete backfill. This area could use some screening from view..
- There are major erosion problems occurring between Meldrum Bar Park and Dahl Beach. These two parks may need to be separated due to erosion of the road that connects them.
- Conduct Cottonwood tree hazard maintenance.
- Establish a fee and reservation system for picnic shelter rental.
- Evaluate and consider a fee and reservation system for sport field usage to improve cost recovery.
- Evaluate and consider the installation of RV parking (signage, hook-ups, etc.) and reservation/fee system.
- Establish a maintenance and use agreement with local user groups for the RC track and BMX course, and establish an agreement with the Children's Course regarding parking usage.

Community Park

87.4 acres

- Open lawn
- Fishing
- Jet ski / boat launch
- Entry sign
- Parking
- Restroom
- Portable toilets near baseball field
- Trash receptacles
- Dog waste station
- Drinking fountain
- Staging area for storage (compost, crushed rock, etc)



Dierickx Memorial Park

Location: SE Risley Ave. north of W Gloucester St.

Neighborhood Park

2.17 acres

Amenities

- 2 Softball / Baseball fields with dugout
- 2 Bleachers
- Concessions / Press box
- Scoreboard
- Playground (age 2-5)
- 2 Picnic tables
- Entry sign
- Restroom (managed & operated by baseball association)
- Seasonal portable toilets
- Drinking fountain
- Trash receptacles
- Flag pole
- Maintenance building

Design Opportunities

- Tables are ADA compliant models, but they are not located on an accessible route.
- Dugouts are not ADA compliant. This could be fixed on the main field with modifications to dugout furnishings to accommodate for companion spaces.
- Playground is not on an accessible route, and there is no accessible route to the play equipment. Some of the play elements are ADA compliant, but not enough of them for the composite structure to be deemed ADA compliant.
- Concession building needs an ADA-compliant serving counter.

Management Considerations

- Overall organization and distribution of the park amenities is good, but accessible routes to amenities are missing.
- Playground surface needs maintenance to fill in depressions and reduce compaction.
- Regrade baseball infield to improve drainage.
- Evaluate and consider a fee and reservation system for sport field usage.



Gladstone Nature Park

Location: Between Webster Rd. and Oatfield Rd.

Neighborhood Park

11.41 acres

Amenities

- Asphalt trail (8' wide)
- 1 Bench
- 1 Picnic table
- Free library book cabinet
- Dog waste station
- Soft surfaced trails
- Mowed rough lawn
- Small gravel parking lot
- Signs

Design Opportunities

- Conduct a site master plan to guide park redevelopment.
- Consider acquiring the adjacent to residence to the south to expand the park and provide access to potable water.
- Install buffer plantings along edges.
- Install more site furnishings (benches, tables, drinking fountain) and consider nature play area. Seek a balance between adding park amenities for site to serve as neighborhood park and maintaining the site as a nature park.
- ADA accessibility needed at west end of the trail.
- Install secondary ADA trail system.
- Formalize and add parking, including at least one ADA stall.
- Install wayfinding and entry signage.
- Add a permanent ADA-compliant restroom facility.

Management Considerations

- This park may have been previously used as a fill site. There are several locations where there are large mature oaks with deep tree wells that range in size. Prior to additional site work or in the event the oaks begin to decline, consider scraping back the fill soil from the base of the trees to restore the natural, pre-fill soil levels.
- No access to large portion of the site.
- Invasive species removal (ivy, blackberry, ailanthus, etc).



Nick Shannon Memorial Park

Location: SE Valley View Rd. at Valley View Dr.

Neighborhood Park

0.60 acres

Amenities

- Entry Sign
- Playground (Swings, Slide, Teeter Totter, Bars, Merry Go Round)
- 2 Picnic tables (1 is ADA compliant, but not on a fully accessible route)
- 3 Benches
- Open lawn
- Interpretive sign
- Trash receptacles
- Forested area

Design Opportunities

- There are not accessible routes to any of the site amenities, including the playground. There are no accessible components in the playground.

Management Considerations

- Invasive species removal (ivy, blackberry, etc).
- Playground surface is currently a mix of pea gravel and dirt. Replace pea gravel with a safety surface that is ADA accessible.
- Replace playground equipment (slide and swing are okay).
- Remove tree that has been topped, located under powerline near street.



NOTE: This park abuts property owned and managed by the Oak Lodge Water District. While the entire frontage along Valley View Road appears available for public use, only the southern portion (left-hand side if facing park entry) is owned by the City of Gladstone as a city park.



Robin Hood Park

Location: Dancafter Drive

Pocket Park

0.32 acres

Amenities

- Play structure (age 2-5)
- Half basketball court
- 1 Bench
- Small lawn area
- Rules / entry sign
- 4' Chain link fence with slats around perimeter

Design Opportunities

- The playground has accessible components, but not an access route or ramp. There are no at-grade activities.
- Need edging around playground.
- There are not accessible routes into the park or to any of the site amenities.

Management Considerations

- Ivy is growing along the perimeter fencing and in the corners that needs to be removed.
- Coordinate with adjacent landowners for vegetation management and fence repairs along property line.
- Need edging around playground.
- Restripe basketball court.
- Lawn has weeds and bare patches. Remove/kill weeds and reseed bare spots.





Chief Charles Ames Memorial City Park

Open Space

Location: E Clackamas Blvd. along the Clackamas River

2.06 acres

Amenities

- Small open lawn
- 3 Benches
- Asphalt path
- 2 Entry signs
- Trailhead for Trolley Trail
- Trail map sign
- 3 Picnic tables (1 is ADA compliant but not fully accessible route)
- Trash receptacles
- Drinking fountain with pet bowl at west end of park in cul-de-sac area.
- Dog waste station

Design Opportunities

- Furnishings generally not in ADA compliance. There is currently one ADA picnic table, but it does not have adequate maneuvering space.

Management Considerations

- Tree maintenance needed along edge between path and river.
- Invasive species removal, same location (ivy, blackberry, etc).
- Most furnishings are new and up-to-date (not including some of the trash receptacles). [Note: Custom trash receptacles found throughout the City's parks are not ADA compliant.]





Cross Park

Location: 82nd Drive along the Clackamas River

Open Space

4.87 acres

Amenities

- Picnic tables (non-ADA compliant)
- Benches
- Trailhead
- Asphalt path
- Concrete path (6' wide)
- Asphalt trail along river
- Small open lawn
- 2 Entry signs
- Rules sign
- Parking
- Restroom (non-accessible route)
- Bike rack
- Drinking fountain
- Lighting (partial)
- Trash receptacles (non-ADA compliant)
- Dog waste station
- Utility building / pump house
- Retaining walls

Design Opportunities

- Furnishings are generally not in ADA compliance. There is currently one ADA parking stall and an ADA ramp down to the river trail.
- Restroom and maintenance building have security fences around them. It would be an improvement if the fences were removed; this would eliminate visible storage areas and make the park more inviting.

Management Considerations

- Most of the landscape is currently being maintained, not including the area along the trail adjacent to the river.
- There is a combination of new and old furnishings. Some of the benches and tables need to be repaired or replaced - mainly along the river trail.
- Rock/debris stabilization is needed near the river to prevent erosion and safety concerns.
- There is a set of old stairs that lead to existing vegetation with no pathway. Stairs should be removed or a pathway should be developed.
- Retaining wall is failing in some locations and needs repair.
- Tree maintenance needed.
- Restoration plantings were recently installed.
- Areas of bank restoration needed.
- Invasive species removal (ivy, blackberry, etc).



Glen Echo Wetlands

Open Space

Location: 5800 block of SE Glen Echo Ave.

3.42 acres

Amenities

- Undeveloped wetland

Design Opportunities

- Opportunity for an ADA accessible nature/interpretive trail, boardwalk and viewing areas.
- Consider acquiring adjacent residential property to provide upland area to serve as local neighborhood park.

Management Considerations

- Invasive weed removal; there are large quantities of reed canary grass, blackberry and ivy that need to be removed.
- Conduct wetland determination and/or delineation prior to any site development causing land disturbances.





Olson Wetland

Open Space

Location: Between SE Risley Ave. and Manor Dr.

5.69 acres

Amenities

- None noted

Design Opportunities

- Consider acquiring adjacent residential property.
- With improved site access, there is an opportunity for an ADA accessible nature/interpretive trail, boardwalk and viewing areas.
- Consider installing picnic area.

Management Considerations

- Invasive species removal (ivy, blackberry, etc).
- Conduct wetland determination and/or delineation prior to any site development causing land disturbances.





Ridgegate

Open Space

Location: 7100 block of Ridgegate Dr.

1.87 acres

Amenities

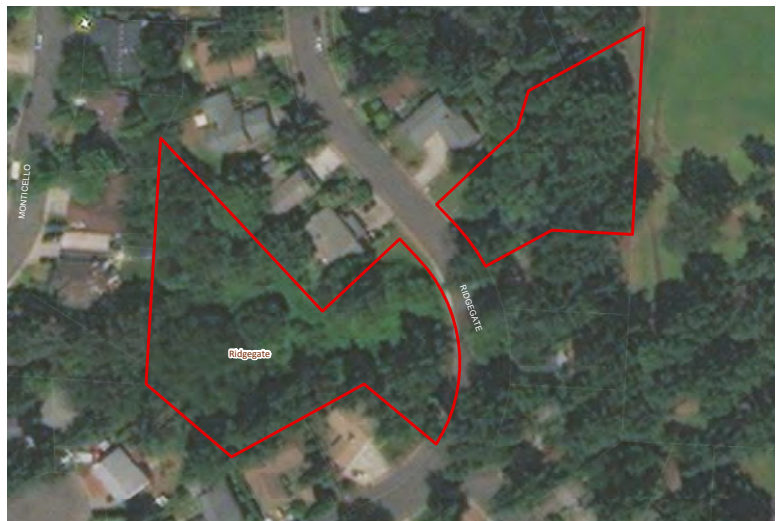
- Undeveloped natural forested areas

Design Opportunities

- Consider designing and developing the eastern portion of this property (adjacent to school) as a pocket park to serve the immediate neighborhood.

Management Considerations

- Invasive species removal (ivy, blackberry, etc).
- Most of the existing vegetation will need to be cleared, except some of the trees.





Salty Acres Wetlands

Open Space

Location: 1300 block of Cornell Ave.

0.61 acres

Amenities

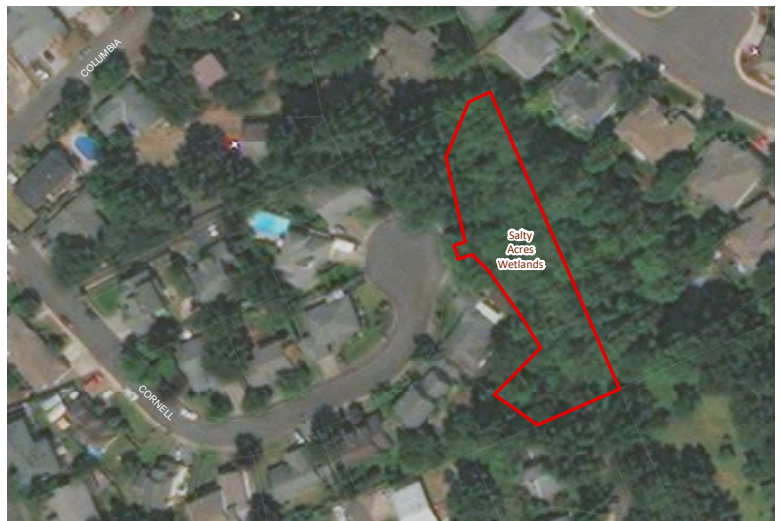
- Undeveloped wetland with 4' high chain link fence along perimeter.

Design Opportunities

- Potential interpretive trail / boardwalk.

Management Considerations

- Invasive species removal (reed canary grass, blackberry, etc).





Cliff Stocker Park

Location: E. Clarendon St. east of Union Ave.

Special Use / Gateway

0.42 acres

Amenities

- City of Gladstone welcome sign
- Flag pole
- Memorial plaque
- Formal plantings
- Concrete walkway

Design Opportunities

- None noted

Management Considerations

- This is a pass-through public space with very limited amenities. Due to its proximity to heavy traffic, it is not recommended that many resources be used to upgrade the park.





High Rocks Park

Special Use

Location: SE of 82nd Drive along the Clackamas River

1.55 acres

Amenities

- Swimming
- Fishing
- Restroom
- Drinking fountain
- Trash receptacles

Design Opportunities

- Improve site access and consider installing an accessible route.
- Increase visibility into the site for security and safety.
- Provide more family-friendly amenities.
- Increase controlled access.

Management Considerations

- Restroom upkeep.
- Trash service.
- Site access improvements.
- Invasive species removal (ivy, blackberry, etc).





Abernathy Lane Trail

Trail

Location: Along SE Abernathy Lane between Portland Ave. and Glen Echo Ave.

2.42 acres

Amenities

- Asphalt path (7' wide)
- Puderbaugh Memorial at Portland Avenue Trailhead

Design Opportunities

- Install additional buffering along fences.
- Needs ADA compliant street crossings.
- Potential for improved bus stops.

Management Considerations

- Planter strip between trail and road contains weeds. Remove the planter strip and pave the path to the street edge to widen trail and reduce maintenance obligations.

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NEEDS ASSESSMENT

Exploring Community Interests & Opportunities

5



Gladstone's city parks provide the local community with a variety of active and passive recreational amenities. These are places where people can spend time with friends and family, exercise and play, learn and explore, and engage as a community. Through its facilities, the City actively supports the mental, physical and emotional health of local residents and aims to ensure its park and recreation system meets the needs of the whole community.

This chapter assesses Gladstone's needs for park and recreation facilities, based on the community's interests, input and priorities. It also includes specific recommendations for the improvement of Gladstone's park and recreation system, which form the foundation of the ten-year capital improvement plan. The community interests and recommendations presented here are based on public input – including survey results, stakeholder discussions, and public meetings – as well as information gathered through site inventories and state and national recreation trends.

RECREATION TRENDS

The following summaries from recognized park and recreation resources provide background on national, state and local trends that may reflect potential recreational activities and facilities for future consideration in Gladstone's park system. Examining current recreation trends can help inform potential park and recreation improvements and opportunities that may enhance the community and create a more vibrant parks system as it moves into the future.

National Perspectives

National Recreation and Parks Association (NRPA)

In 2013, the National Recreation and Parks Association (NRPA) issued its first report using PRORAGIS, a geographic information system, to establish industry trends. The 2013 report gathered data from 383 park and recreation agencies across the country and compared changes over the last three years. According to the report, park and recreation agencies typically provide management of park and open space lands and operate recreational facilities and programs. Within these areas of responsibility, some growth occurred from 2010 to 2012 among the agencies participating in the survey, including conducting major special events, maintaining public jurisdiction areas and administering community gardens.

The NRPA report indicated that public park and recreation service providers

continue to suffer from reduced funding levels. Agencies receiving higher funding levels generally experienced greater reductions, while smaller agencies (in smaller communities) were more stable over the last three years. Recreation programming experienced a significant drop in attendance from 2010 to 2011. While a slight rebound had begun in 2012, the NRPA 2013 report indicates that program offerings have declined in every major category since 2010.

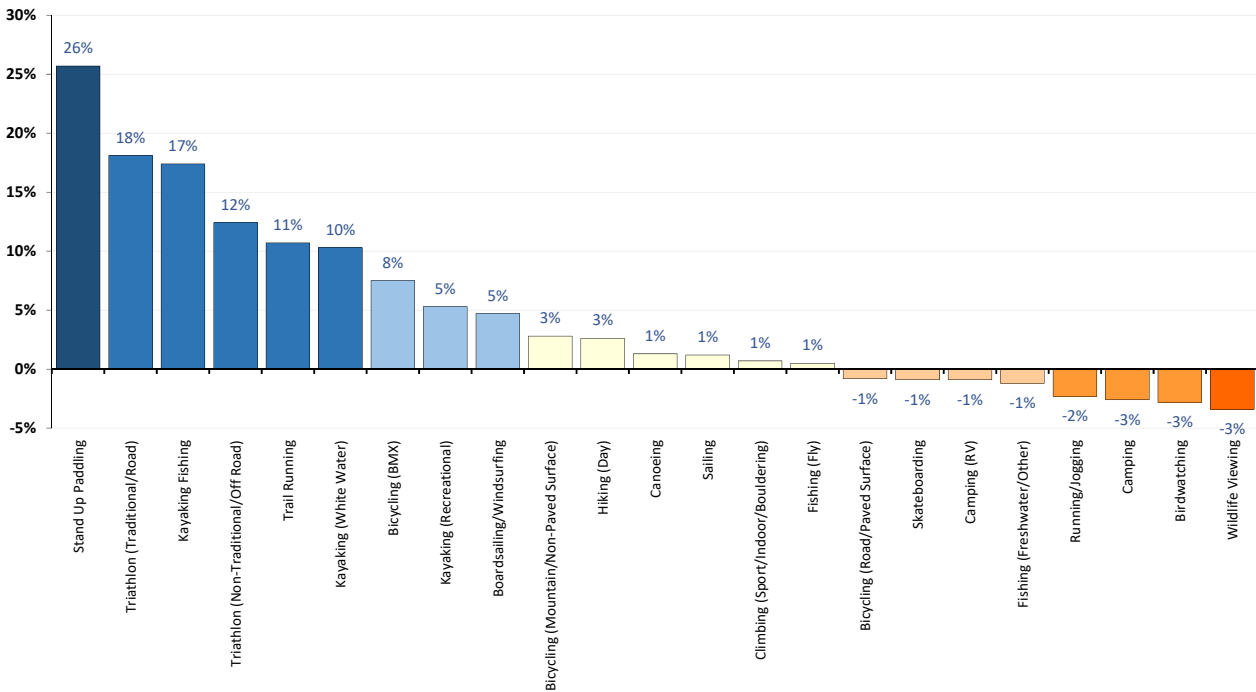
2016 Outdoor Participation Report

According to *2016 Outdoor Participation Report*, published by the Outdoor Foundation in Boulder, Colorado, more than 142 million Americans (48.4%) participated in an outdoor activity at least once in 2015. These outdoor participants went on a total of 11.7 billion outdoor outings. Participation in outdoor recreation, team sports and indoor fitness activities vary by an individual's age. Recent trend highlights include the following:

- Twenty percent of outdoor enthusiasts participated in outdoor activities at least twice per week.
- Running was the most popular outdoor activity for all ethnic groups.
- Running, including jogging and trail running, was the most popular activity among Americans when measured by number of participants and by number of total annual outings.
- Walking for fitness is the most popular crossover activity.
- The biggest motivator for outdoor participation was getting exercise.

■ Young adults, ages 18 to 24, experienced a five-percentage point increase, the biggest boost in participation among the age groups..

Figure 6. 3-Year Change in Outdoor Recreation Participation of Youth (6-24) (2016 Outdoor Foundation)



2016 Sports, Fitness, and Leisure Activities Topline Participation Report

Prepared by a partnership of the Sports and Fitness Industry Association (SFIA) and the Physical Activity Council (PAC), this 2016 participation report establishes levels of activity and identifies key trends in sports, fitness, and recreation in the US. Overall there was a slight increase in measures of activity from 2014 to 2015 with fluctuations in sports showing an increase in team, water, winter, and fitness sports while individual sports declined slightly. A slight decrease in inactivity in the last year from 28.3% of

Americans (age six and older) in 2014 to 27.7%. Inactivity rates remained higher in low income households: 28.4% of households with combined incomes under \$25,000 and 28.1% of households in the \$25,000-\$49,999 income range. These levels of inactivity have been increasing slight over the last five years.

In terms of interest, the trend shows that more Americans are interested in getting outside and being in natural settings. Most adult age groups focus on fitness activities while team sports are more attractive to youths. Participants

in the surveys conducted for this report shared that having someone else participating in any fitness activity was a strong motivator. A shortage of available time and current health issues were cited as the biggest obstacles to more participation in active lifestyles.

Another revealing trend was the effect of PE during school years based on physical activities during school and post-school years. Participation in physical exercise during grade school and high school influenced degree of engagement in team sports, outdoor recreation and fitness activities both during school years and after age 18. For those who did not have

PE, only 15% participated in team sports and outdoor recreation during school years. Eighty percent of adults ages 18+ who had PE in school were active, compared to 61% of adults who didn't have PE in school.

Trust for Public Lands: Health Benefits

The Trust for Public Land published a report in 2005 called *The Benefits of Parks: Why America Needs More City Parks and Open Space*. This report makes the following observations on the health, economic, environmental, and social benefits of parks and open space.

Parks for Health

Parks are an important destination for people engaging in outdoor physical activity. Physical activity is one of the most important behaviors that reduces chronic diseases and improves health incomes for all age groups. Numerous studies have demonstrated that public parks contribute to health even beyond physical activity. The NRPA report *Quantifying the Contribution of Public Parks to Physical Activity and Health* outlines several variables for parks' role in improving both community and individual health. An important variable for promoting community health is the provision of parks which are accessible through safe walking routes and contain elements that create an attractive destination.



- Physical activity makes people healthier.
- Physical activity increases with access to parks.
- Contact with the natural world improves physical and physiological health.
- Residential and commercial property values increase.
- Value is added to community and economic development sustainability.
- Benefits of tourism are enhanced.
- Trees are effective in improving air quality and act as natural air conditioners.
- Trees assist with storm water control and erosion.
- Crime and juvenile delinquency are reduced.
- Recreational opportunities for all ages are provided.
- Stable neighborhoods and strong communities are created.

National Survey on Recreation and the Environment

The National Survey on Recreation and the Environment (NSRE) is a comprehensive survey that has been collecting data and producing reports about the recreation activities, environmental attitudes and natural resource values of Americans since the 1980s. The NSRE core focus is on outdoor activity participation and personal demographics. The most recent 2012 NSRE reports the total number of people participating in outdoor activities between 2000 and 2007 grew by 4.4% while the number of days of participation increased by approximately 25 percent.

Walking for pleasure grew by 14% and continues to lead as the top favorite outdoor activity.

Nature-based activities, those associated with wildlife and natural settings, showed a discernible growth in the number of people (an increase in 3.1% participation rate) and the number of days of participation. American's participation in nature-based outdoor recreation is increasing with viewing, photographing, or otherwise observing nature clearly measured as the fastest growing type of nature-based recreation activity.

State & Regional Perspectives

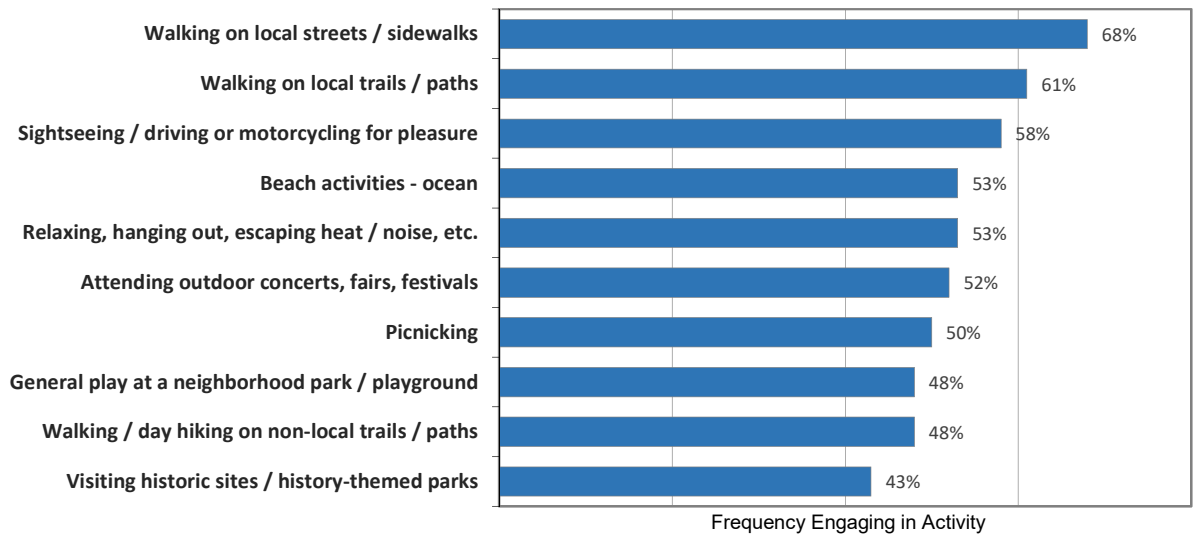
Oregon State Outdoor Recreation Trends

The 2013-2017 Oregon Statewide Comprehensive Outdoor Recreation Plan (SCORP) is Oregon's five-year policy plan for outdoor recreation and provides guidance for the Land and Water Conservation Fund (LWCF) program and for other Oregon Parks and Recreation (OPRD)-administered grant programs.

The SCORP included a listing of outdoor activities by participant and frequency, as shown below in Figure 7. Overall, 92% of Oregonians participated in at least one outdoor recreation activity in Oregon during the year of the study. Close-to-home activities occur more often for Oregon residents since these activities can occur on a daily basis with limited travel time. Besides walking, bicycling and jogging on local streets/sidewalks; top outdoor activities include walking

on local trails/paths, dog walking, and bicycling on paved trails. It should be noted that a high degree of consistency exists between local interests and statewide results.

Figure 7. Participation Rates of Top Ten Activities for Oregon Residents (2013 SCORP)



The participation rates confirm that outdoor recreation is an integral part of life in Oregon’s communities and a pervasive value in the Pacific Northwest. Research indicates that nature and outdoor recreation have a significant positive impact on human health, both physical and mental health. Oregon’s economy also benefits directly and indirectly from outdoor recreation through consumer spending, tax revenue, and jobs.

In addition to the extent that outdoor recreation is an integral part of daily life for a large portion of the state population, the measure of frequency that outdoor recreation participants engage in their activity (shown in user occasions) indicates how close-to-home activities

can occur on nearly a daily basis. The top ten activities based on total user occasions for Oregonians were led by walking on local streets/sidewalks with 386 million user occasions and walking on local trails/paths (121 million user occasions).

In preparation for the 2013-2017 Oregon Statewide Comprehensive Outdoor Recreation Plan (SCORP), the Oregon Parks and Recreation Department (OPRD) contracted with Oregon State University (OSU) to conduct a statewide survey of Oregon residents regarding their 2011 outdoor recreation participation in Oregon, as well as their opinions about parks and recreation management. The surveys were conducted by county with results reported for each county. This

Oregon Resident Outdoor Recreation Demand Analysis was summarized with key findings for Clackamas County. The user occasions (number of times people engage in an activity) and percent of the population that participates in an activity are presented in Figure 8.

Figure 8. Top Ten Activities in Clackamas County, 2011

Activity	Participation (%)
Walking on local streets/sidewalks	58.0%
Walking on local trails/paths	56.3%
Sightseeing/driving or motorcycling for pleasure	52.9%
Beach activities - ocean	51.4%
Attending outdoor concerts, fairs, festivals	49.0%
Picnicking	46.1%
Walking/day hiking on non-local trails/paths	45.0%
Relaxing, hanging, out, escaping heat/noise, etc.	44.9%
Visiting historic sites/history-themed parks	42.0%
General play at a neighborhood park/playground	39.2%

Survey participants were also asked about their opinions on priorities for the future in and near their community by rating several items for investment by park agencies using a 5-point Likert scale (1=lowest priority need to 5= highest priority need). Figure 9 lists those priority items in descending order by mean priority. The top priority for Clackamas County residents are soft surface walking trails, access to waterways, picnic areas for small groups and playgrounds with natural materials (nature play areas).

Figure 9. Priorities for Future Investment by Park Agencies, Clackamas County

Item	Mean
Dirt/other soft surface walking trails and paths	3.8
Public access sites to waterways	3.5
Picnic areas and shelters for small visitor groups	3.4
Children's playgrounds / play areas made with natural materials	3.3
Off-street bicycle trails and pathways	3.2
Nature and wildlife viewing areas	3.2
Paved/hard surface walking trails and paths	3.1
Off-leash dog areas	3
Picnic areas and shelters for large visitor groups	2.9
Designated paddling routes for canoes, kayaks, rafts, driftboats	2.9
Children's playgrounds/play areas built with manufactured materials	2.8
Community gardens	2.8
Multi-use fields for soccer, football, lacrosse, etc.	2.8
Baseball/softball fields	2.6
Off-highway vehicle trails/areas	2.6
Basketball courts	2.4
Outdoor tennis courts	2.2

Clackamas County residents that participated in outdoor recreation activities were asked their opinions related to the benefits provided by park and recreation agencies. When asked to rate each benefit type, participants indicated that improving physical health, preserving open space and community desirability were the most valued benefits of parks and recreation services.

Figure 10. Value for Benefits of Park and Recreation Services, Clackamas County

Benefit	Value*
Improve physical health and fitness	4.4
Preserve open space and the environment	4.4
Make your community a more desirable place to live	4.2
Improve mental health and reduce stress	4.1
Help reduce crime	3.9
Preserve historical features in your community	3.8
Enhance a sense of place and community	3.8
Increase property values in your community	3.6
Provide opportunities for social interaction	3.4
Help attract new residents and businesses	2.9
Promote tourism	2.9

*Mean value for 5-point Likert

The SCORP also outlined the most significant issues effecting the provision of outdoor recreation across the state. As part of the planning process, public recreation providers in the state were queried about the importance of a range of park system issues. The top statewide issues included the following:

- Provide adequate funds for routine and preventative maintenance and repair of facilities.
- Fund major rehabilitation of existing outdoor recreation facilities at the end of their useful life.
- Add more recreational trails and better trail connectivity between parks and communities
- Recognize and strengthen park and recreation's role in increasing physical activity in Oregon's population
- Recommend a standard set of sustainable park practices for outdoor recreation providers

A set of strategic actions addressing each issue was noted in the SCORP.

An assessment of recreational trends and public demand for outdoor recreational facilities, the Oregon SCORP provides guidelines for setting standards for a community's park system to ensure the provision of proposed level of service for the community. These guidelines were developed after a review of past National Park and Recreation Association (NRPA) standards, results from a statewide survey of Oregon's public park and recreation providers, and a benchmarking report completed by Leisure Vision for the Oregon Recreation and Park Association (ORPA). While these statewide site guidelines provide a useful framework for evaluating jurisdiction resources, it is recognized that individual jurisdictions will need to develop their own standards that reflect their unique conditions, resources and needs.

The level of service (LOS) defines what constitutes the desired provision for developed parklands. Standards provide a measure for evaluation of performance for park facilities and a target for future

acquisition and development based on population. The LOS standards are measures of the amount of public recreation (developed) lands available meeting the community’s basic needs and expectations. LOS site guidelines are primarily used to estimate the acreage needs for park and recreation jurisdictions with the addition of a trail standard measured in miles per 1,000 residents. In addition to LOS acreage quantity standards other factors such as location, amenities, condition and access may be considered in determining future service need.

The recommended total parkland acres site guideline for local park and

recreation jurisdictions in Oregon is 6.25 to 12.5 acres per 1,000 population, which represents a minimum acreage that should be exceeded when possible. According to the SCORP, in meeting the 6.25 to 10.5 acres per 1,000 population total parkland site guideline, park planners should consider each of the relevant park classification types. From the Oregon SCORP, the typical park classifications with their recommended level of service standards have been highlighted in the table below compared with the NRPA and the State of Oregon guidelines for recommended standards. Each of the parkland types has its own unique function and service radius within the jurisdiction.

Figure 11. Recommended Oregon LOS Site Guidelines (2013-2017 SCORP)

Parkland Type	Oregon Median Acres/1,000 LOS	Historic NRPA LOS Guidelines (acres/1,000)	Recommended LOS Guidelines (acres/1,000)
Pocket Park	0.16	0.25 - 0.50	0.25 - 0.50
Urban Plaza Park	0.11	None	0.1 - 0.2
Neighborhood Park	0.57	1.0 - 2.0	1.0 - 2.0
Community Park	2.1	5.0 - 8.0	2.0 - 6.0
Regional Park	9.18	5.0 - 10.0	5.0 - 10.0
Nature Park	2.33	None	2.0 - 6.0
Special Use Park	1.98	None	None
Trails, Pathways & Bikeways	-	None	0.5 - 1.5 miles*
Regional Sports Park	7.08	5.0 - 10.0	5.0 - 10.0
Linear Park	0.94	None	0.5 - 1.5
Destination Park	-	None	20.0 - 30.0
Total Acres of Parkland	6.9	6.25 - 10.5 developed	6.25 - 12.5

* trails LOS measured in miles per 1,000 population

The Oregon SCORP acknowledges that acreage alone does not assure a well-balanced park system. Parks should be planned and developed with a balance of facilities for each park site. Suggested quantities of specific facilities, from sports

fields to picnic tables, for populations within local jurisdictions are included in the SCORP guidelines for level of service standards.

LOCAL RECREATION TRENDS

Local recreation demands and needs were explored through a variety of public engagement to gather feedback on strengths and limitations of existing park and recreational resources available to Gladstone residents. Public open houses, a community-wide mailed survey and targeted stakeholder discussions have been combined to help indicate the local concerns and considerations for future park and recreation service provision.

Community Survey Findings

The community survey was conducted from February to March 2017 and gathered 554 completed surveys to assess residents' recreational needs, preferences and priorities. The majority of respondents (91%) feel that parks and recreation opportunities are important to the quality of life in Gladstone. More than three-quarters (79%) of survey respondents indicated that they were satisfied with the overall value they receive from parks and recreation in Gladstone.

The survey also explored the frequency of park and recreation facility use and which facilities were used more often. Nearly three quarters (74.1%) of respondents replied that they, or member of their household, visited a park or recreation facility at least once per month in the past year. Younger respondents were more likely to visit parks frequently - 82% of respondents between 20 and

34 years old visit at least once a month, as compared to 63% of respondents over the age of 65. The most popular parks were Meldrum Bar Park (73% of respondents), Max Patterson Memorial Park (70%), and Cross Park (50%) - over half of respondents have visited at least one of these parks in the past year. The City's other river parks - High Rocks Park and Dahl Beach Park, are also popular with respondents - 45% of respondents have used them in the past year. Generally, respondents who live near parks are most likely to report using them. However, some park and recreation facilities - Dahl Beach Park, Dierickx Field, High Rocks Park, Cross Park, and Max Patterson Memorial Park - attract visitors from across the city.

Slightly less than half of respondents (46%) feel there are "about the right number" of park and recreation opportunities in Gladstone. Younger respondents (under 34 years old) are significantly more likely to feel there are not enough park and recreation opportunities in the city than older respondents.

Survey respondents were presented with a list of potential improvements to Gladstone's parks and recreation system, including upgrades to existing facilities and development of new facilities. Over half of respondents were very or somewhat supportive of nearly all improvements listed. More than three-quarters of respondents supported upgrading existing and developing new walking and biking trails, upgrading existing neighborhood parks, improving access to the rivers; upgrading large regional parks, and upgrading picnic

shelters and playgrounds. Younger respondents – particularly those between 35 and 44 years of age - were generally more than twice as likely to support park and recreation improvements as

respondents over 55. Regarding priorities for expanding or improving recreational opportunities in Gladstone, trails were the highest priority among survey respondents.

Figure 12. Priorities for expanding or improving recreational opportunities

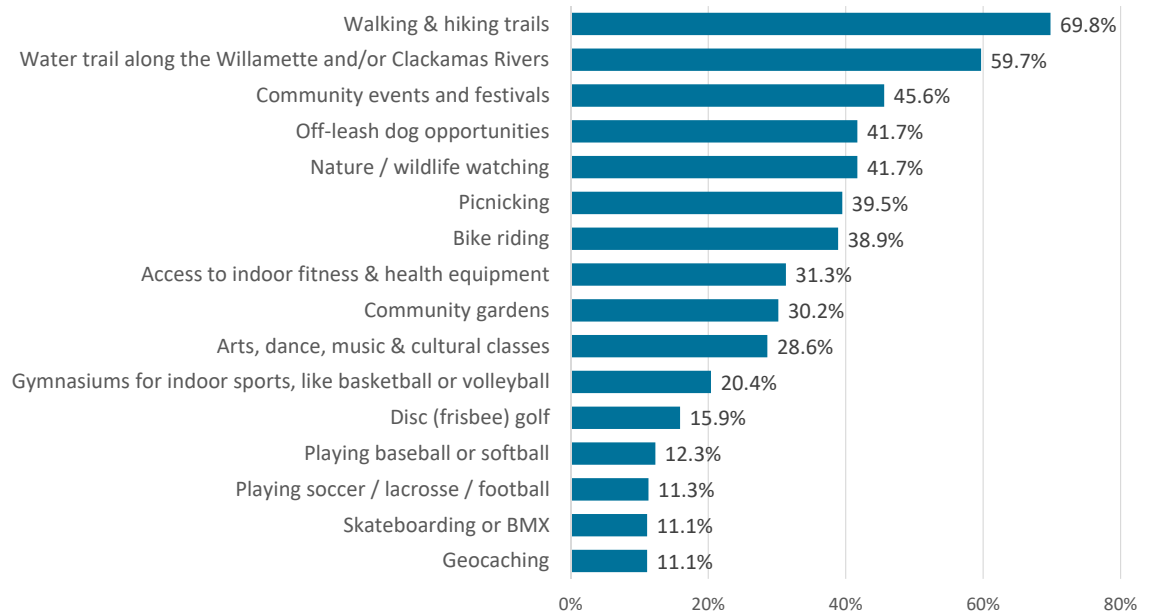
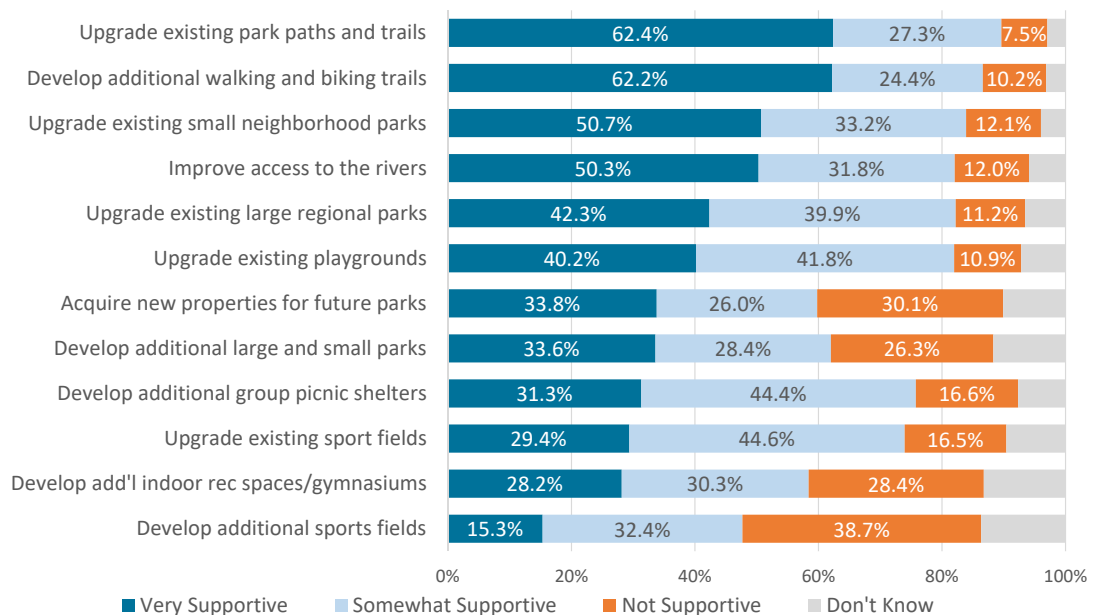


Figure 13. Priorities for expanding or improving recreational opportunities



When asked whether existing recreation programs and activities were adequate, more than six in ten respondents felt the City should provide more teen activities and special events, such as concerts, festivals, movies and community fun runs.

Open House Feedback

On March 9, 2017 an open house was conducted to present information about the park planning process and to encourage residents to share their thoughts and comments on guiding the future of Gladstone parks and recreation. Informational displays about the park system, existing and proposed trails, recreation programs and activities and potential future priorities and investments. Comments shared by attendees stressed the importance of multi-use paved trails.

Nature Park was raised as a future target for park improvements with comments suggesting additional parking, basic services (water, restrooms and trash cans). The addition of more picnic shelters and the ability to reserve their spaces for a fee was also recommended. The desire for the acquisition of land for future parks and greater waterfront access was also shared by attendees. Several comments focused on the demand for off-leash dog park areas and community garden spaces.

A second open house was conducted on May 17th to highlight the survey responses and gather feedback on potential improvements and priorities

for future park projects. Participants were asked to review a map of the Gladstone park system with proposed improvements that included repairs, upgrades or added amenities, acquisitions and trail connections. Preferences regarding the potential park project priorities were expressed by placing dots adjacent to identified tasks such as shelter roof repairs, resurfacing tennis courts, creating additional ADA access routes, adding nature play elements, trails connecting parks and acquiring land for a pocket park near Glen Echo wetlands. The highest expressed preference among mapped potential projects was extending the riverfront trail to connect parks. Repairs to existing amenities like resurfacing the tennis courts and replacing play equipment and safety surfacing ranked strongly among participants. The potential of adding nature plan elements to Nature Park was favorably expressed by many participants followed by more repair projects to ensure an ongoing level of care to park facilities and recreational amenities. Comments associated with potential improvement projects in each Gladstone park are listed in the table below.

Figure 14. Comments on Potential Park Improvement
Projects from May 2017 Open House

Park / Facility *	Potential Projects (listed in order of expressed priority)
Clackamas Riverfront	Riverfront trail to connect parks
Cross Park	Repair and upgrade river trail; Repair retaining wall Bank stabilization to prevent erosion and safety concerns Remove stairs or develop a pathway around
Dahl Park	Upgrade parking and fishing areas to ADA compliance Realign trail ("orchard trail") to the west Entrance fees for non-residents)
Max Patterson Memorial Park	Resurface tennis courts Create Multi-Use Courts (Pickle Ball) Add accessible routes to amenities for ADA compliance Upgrade Shelters
Meldrum Bar Park	Replace damaged picnic tables – with ADA compliant tables Repair/replace shelter roof Prepare updated site master plan Add accessible routes to amenities for ADA compliance Entrance fees and boat launch fees (for non-residents) Consider siting off-leash dog park Add play structure Add disc golf
Nick Shannon Memorial Park	Replace existing play equipment and fall safety surfacing
Nature Park	Add nature play elements Add amenities, such as picnic table and benches Design a secondary trail system Barrier between park and apartments Interpretive signs to identify native plants Trash cans Bench at viewing point Restrooms Doggy do bags Invasive species removal
Glen Echo Wetlands	Acquire adjacent land for pocket park

* Only parks that had comments added during the open house are listed.

Stakeholder Contributions

Specific individuals were identified as sources for perspectives on existing partnerships and programs that help coordinate parks and recreation opportunities in the community. These individuals, representing the Gladstone School District (GSD), Gladstone Junior Baseball Association (GJBA) and Falling Springs LLC (restoration professionals in charge of the project within Meldrum Bar Park), SOLVE, and Dig In Community were asked a series of questions about their relationship with City of Gladstone and its park system.

The first questions focused on the current relationship and conditions that warrant consideration. The stakeholders were asked what was working well followed by an inquiry on what, if anything, needed improvement. Responses from recreation-related stakeholders about the positive partnerships are listed in the first table below.

Figure 15 Stakeholder Comments on Working Relationship with City

Partnering Stakeholder Comments:

Current coordinating activities involve prep for sports fields (not mowing) to paint lines for various youth sports activities, mostly at Meldrum Bar Park fields. Gladstone School District (GSD) does field prep for soccer, baseball and softball. One GSD grounds guy does the work so coordination is straightforward. Relationship with city is good. On a friendly basis, no issues.

Parks are a critical need for junior baseball program. Their program is conducted primarily at Meldrum Bar Park and Dierickx Field. The Junior baseball organization helps with the added maintenance that is needed for field dressing (raking, clean-up, etc.) They don't do the mowing or lining of fields.

GJBA representative works with city staff to determine the shared schedule of fields between the baseball program and the separate softball program. He then takes the allotment for baseball and splits it with his baseball coaches. If coaches need to reschedule they go directly to Tammy to find other available field times.

City staff is "amazing" and they have a good relationship with the city. Field maintenance has always been good within the expectations of the program and their understanding of city budget limitations. The city makes improvements where feasible and is always responsive to any concerns expressed by association.

Communication has improved since Jim took over as Public Works director. Steve is Gladstone Parks lead contact person for Dig In and is easy to work with.

The partnership has been successful so far. Parks are always willing to assist and cooperate. Gladstone is open to partnering with SOLVE. The City provides pick up for collected refuse.

When asked about concerns or challenges in the Gladstone park system or across recreation programming for the community, these same stakeholders were able to raise potential areas for improvements.

Figure 16 Stakeholder Comments on Existing Challenges or Potential Improvements in Parks

Suggested Improvements

Need for improvement? Not sure. Things are working well. GSD does similar maintenance as the city on their fields but city has better equipment. GSD will sometimes borrow equipment from the city or help out with mowing should there be a need.

When soccer teams are scheduled to use outfields at same time as baseball practice that can cause some concerns. GJBA would like better communication to understand what's expected to avoid conflicts.

One field at Meldrum Bar Park (#4 field) does not drain well as is often unplayable well after wet weather. GJBA can't use it when it's too saturated.

If Gladstone could proactively request (SOLVE) volunteer help for clean-ups, ivy pulls, etc. the identification of projects and needs would help the partnership. Volunteers also love to do planting.

Regular communications with Parks Commission could occur to keep them in the loop on activities and to give recognition and acknowledgement of the students and volunteers making efforts to improve Gladstone's environmental resources. Dig In activities focus on "on the ground" projects but could use some city contact to enhance their activities.

The second series of questions looked to the future for needed projects or recommended enhancements to either the working partnerships or physical facilities. The most common suggestion across recreational stakeholders focused on the seasonal demand for field space and the challenging field conditions that arise in the Willamette Valley during that prime sports season. The development of more all-weather fields, using artificial turf, and the extension of playing time through field lighting are common future ideals. The school district seemed open for a partnership with the City and outside organizations to develop the combined resources to create additional all-weather sports fields (beyond the high school's field).

Stakeholders from organizations that mobilize volunteers (SOLVE and Dig In) suggested more regular communications between the City (represented through public works, Parks Commission and/or other City leadership). Organizations like SOLVE can work more efficiently if the City can solicit for their involvement by providing specific project ideas. Groups like SOLVE and Dig In benefit from direct interaction with park commissions to foster stronger relationships and highlight their work and community contribution. Interviews suggested that both the City and its volunteer partners gain from higher levels of community engagement.

Figure 17. Stakeholder Suggestions for Future Park Improvements

Future Considerations

Limitations due to wet weather can severely impact sports field use and seasonal schedules. GSD sometimes busses their kids to Madras to play on drier fields when local fields are saturated and unplayable. GSD has one artificial turf field at their high school that is used for football and soccer. GSD is giving consideration to an all-weather field for baseball and softball. GSD would be open to participating on a joint development agreement with the city to help provide that all-weather field for more continuous ball field use.

Sports activity is high and GSD wants to continue to work together with the city to provide for the sports field needs in the community. Lots of school-related activity happens on city's fields too. Keep the relationship going.

There are always places where some improvements would be beneficial. Infields get rock hard and can result in strong ball hops that injure young inexperienced players. Field renovation to break up infield soil and allow to resettle would be beneficial. Backstops have fencing that is curling up at the bottom allowing balls to roll under and affect play. Outfield grass can have mole holes and require coaches to inspect outfields before every game to avoid injuries.

An artificial turf infield (one or more) would be awesome for extending play during typical wet weather during ball season. Grass is okay for the outfield. Outfield fences would be a good improvement to help define the game (homeruns etc.). Also turf would allow for extended evening games for adult leagues that could generate revenues.

Replicate Dierickx field at Meldrum Bar Park for the best scenario of field conditions.

The partnership could be expanded if Gladstone reached out to SOLVE for additional involvement and project identification. SOLVE helps with volunteer recruitment and community engagement. SOLVE has lists of past two years of volunteer contacts and Portland Metro area specific emails contacts. If those contacts aren't enough to get community engaged, SOLVE can recruit from local churches, local schools, local scout groups and corporations and businesses.

SOLVE would ask "what does community engagement look like?" Does Gladstone want to engage their citizens in helping create and ensure a clean city? If more community engagement is valued by the City, SOLVE could create a deeper partnership.

Gladstone's riverfront is a spectacular natural resource as the confluence of two major PacNW rivers. Gladstone's riverfront needs a master plan to unify the public areas and provide adequate infrastructure to support current and future uses. The parks' river access provides a regional draw but the infrastructure is not there to support the use. Parking (like other infrastructure) needs to be improved and re-organized.

The Dig IN partnership and projects would create better synergy with more communication across levels of city government/leadership. Recognition by and involvement with the Parks Commission could help re-enforce value of student volunteer resources. If opportunities arise, proactive project identification could also enhance the partnership.

As a stakeholder representing the environmental integrity of Gladstone's largest park, Falling Springs LLC was interviewed to help understand the restoration project and the implications for the future of the site. Falling Springs, the restoration consultants, controls 33 acres within Meldrum Bar Park in the natural area of the confluence of

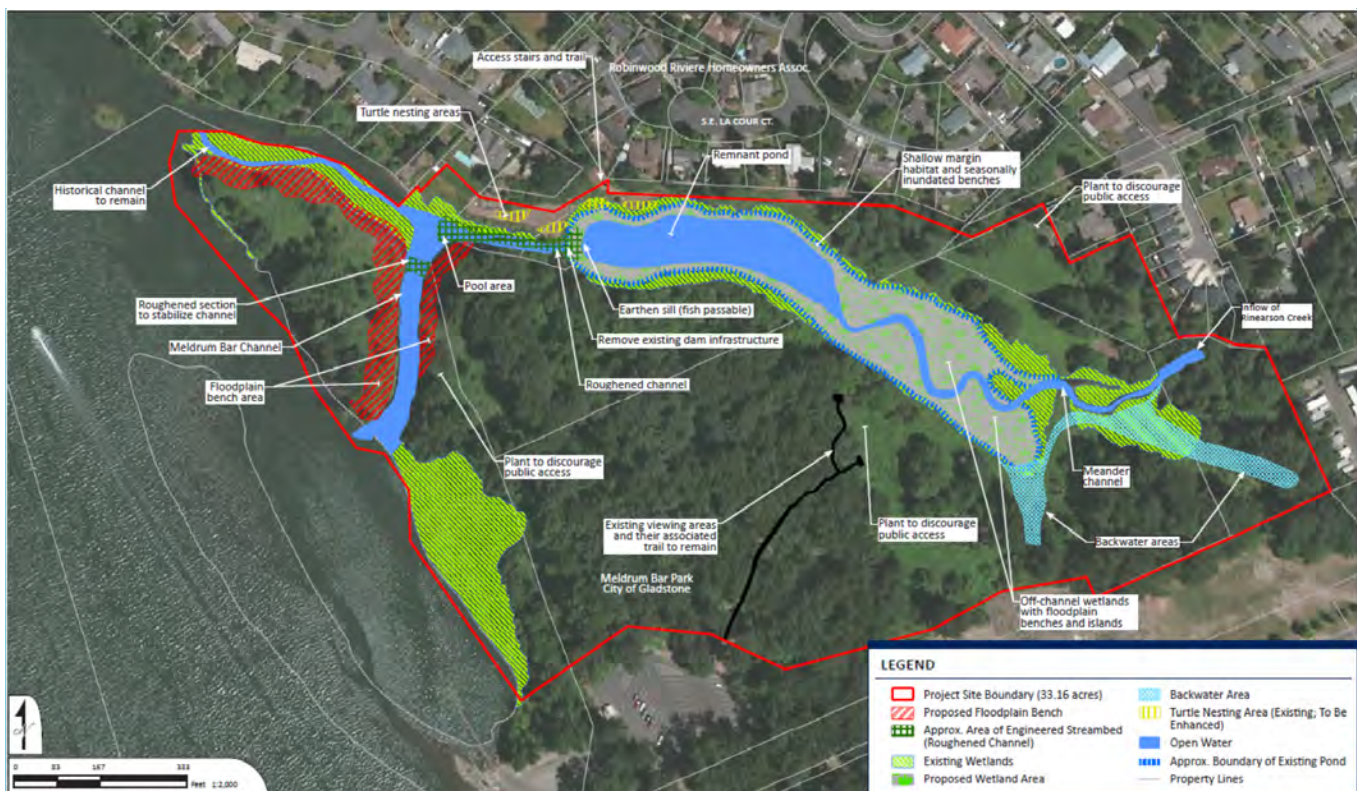
Rinearson Creek outfall. The restoration company has sole and exclusive right to any development of the area during the 10-year restoration and monitoring period. The 33-acre area is to be kept in a conserved state. Gladstone is still owner of the land but has no monitoring obligation. The city's role is to enforce any trespass issues or parking lot

maintenance concerns (fallen trees, etc.). Falling Springs and the city have regular monthly coordination meetings. Their relationship is good. Currently, Falling Springs has a bi-monthly presence on the site. Construction phase of restoration project is scheduled for this summer (2017). Restoration is to include re-establishing the creek's historic channel, removing invasive species, partial removal of existing dam and removal of pond. The existing trail would be improved as well as the viewing area. The

project would result in the improvement of habitat for target species including western painted turtle, pond turtle, bald eagle, beaver and salmon. The site could provide field educational value for environmental programs.

Site monitoring changes to local land trust or conservancy after 10-year period with Falling Springs. Communication will be important in the future between the city and the future designated land steward.

Figure 18. Proposed Restoration Plan for Rinearson Creek Outfall (Falling Springs LLC)



PARKS

Inventory

The City of Gladstone owns and manages 12 parks totaling 94.35 acres and five natural areas encompassing 44.75 acres. Parks vary greater in size and types of provided recreational opportunities. Natural areas are mostly wetland sites or underdeveloped natural areas with limited access.

The highlight of Gladstone’s park system focuses on riverfront(s) where water-based recreation and land-based recreation activities are combined to attract park users from across and outside the city.

The current park inventory with its readjusted park classifications and associated acreages is listed below.

Figure 19. Existing Parkland Inventory with Amended Classifications

Park Type / Name	Status	Acreage
Community Parks		
Dahl Beach	Partially Developed	12.31
Max Patterson Memorial Park	Developed	1.97
Meldrum Bar Park	Developed	54.24
Neighborhood Parks		
Dierickx Park	Developed	2.17
Gladstone Nature Park	Partially Developed	11.41
Nick Shannon Memorial Park	Developed	0.60
Pocket Parks		
Robin Hood Park	Developed	0.32
Open Space / Natural Areas		
Charles Ames Memorial City Park	Developed	2.06
Cross Park	Developed	4.87
Glen Echo Wetlands	Undeveloped	3.42
Meldrum Bar-Rinearson Creek	Protected Area	33.16
Olson Wetland	Undeveloped	5.69
Ridgegate	Undeveloped	1.87
Salty Acres Wetlands	Undeveloped	0.61
Special Facilities		
Cliff Stocker Park	Developed	0.42
High Rocks Park	Undeveloped	1.55
Trails		
Abernathy Lane Trail	Paved Trail	2.42
TOTAL		139.09

As a local jurisdiction, it is unusual to own and manage a regional park that serves as a destination for public use reaching well beyond that of the local community. Since parks are primarily supported through local funding, the target beneficiary is intended for the local residents. Due to its strategic location along the Willamette River, Meldrum Bar Park provides boat launch and riverfront access to fishing, boating, paddling, swimming, and general park recreation visitors from the Portland-Vancouver metropolitan region. While Meldrum Bar Park is a regional destination, for Gladstone residents the park serves as a community park and an open space/natural area. The 87.4-acre park provides significant natural areas and community park amenities. The park's northern area with the associated Rinearson Creek restoration should be designated as an open space. While the active sports fields, community gardens, and waterfront areas serve function of a community park. This split in acreage assignments for park classification of 54.24 for Meldrum Bar's community park and 33.16 acres as open space natural area for the Rinearson Creek project portion of Meldrum Bar Park more accurately represents the park type and function. The segmentation of acreage by classification within this park will also reduce the overall acreage noted within the Community Park classification, thereby not overstating Gladstone's community park acreage. Granting agencies often look at a jurisdiction's levels of service for different park types to assess local need for grant support.

The other adjustments in park classifications aim to simplify and more accurately reflect how the park

site is used and how it contributes to the provision of outdoor recreation and land conservation in Gladstone. These adjustments include Nature Park becoming a neighborhood park - even if only partially developed. Several sites with previous neighborhood park classifications, Charles Ames Memorial City Park, Cliff Stocker Park and Cross Park has been reassigned park classifications to better describe the type of site and its uses. Mini parks were renamed as "pocket park" as a more accurate descriptor. Gladstone's parkland inventory based on these shifted classifications are listed in the following table.

Figure 20. Existing Parkland Inventory by Type

Park Facility Name	Size	Existing Classification	Proposed Classification
Charles Ames Memorial City Park	2.06	Neighborhood	OS / Natural Area
Cliff Stocker Park	0.42	Neighborhood	Special Facility
Cross Park	4.87	Neighborhood	OS/ Natural Area
Dahl Beach	12.31	Regional	Community
Dierickx Park	2.17	Neighborhood	Neighborhood
Gladstone Nature Park	11.41	Open Space	Neighborhood
Glen Echo Wetlands	3.42	Open Space	OS / Natural Area
High Rocks Park	1.55	Special Use	Special Facility
Max Patterson Memorial Park	1.97	Community	Community
Meldrum Bar Park	87.40	Regional	Community & OS**
Nick Shannon Memorial Park	0.60	Mini Park	Neighborhood
Olson Wetland	5.69	Open Space	OS / Natural Area
Abernathy Lane Trail	2.42	Trail	Trail
Ridgegate	1.87	Open Space	OS / Natural Area
Robin Hood Park	0.32	Mini Park	Pocket
Salty Acres Wetlands	0.61	Open Space	OS / Natural Area
Total Acreage	139.09		
**split Meldrum Bar Park	33.16	Rinearson Creek OS	
	54.24	Community Park	

Acreage split represents the project area for Rinearson Creek restoration project.

Since a permanent conservation easement and stewardship plan will restrict any future recreational development on this portion of the park, it should be re-classified as a natural area/open space.

Conditions Assessment

During the professional assessment of existing facilities inventory and gathered from the community survey respondents and open house, several maintenance and facility considerations were identified as needed to ensure that park and outdoor recreation facilities were safe and attractive for Gladstone’s residents and visitors.

When asked to rate the general condition of parks and recreation facilities that they had visited, community survey

respondents were most critical of the condition of Nature Park and rated its condition as either ‘fair’ or ‘poor’, followed by Glen Echo Wetlands, Nick Shannon Memorial Park and High Rocks Park.

During October 2016, the existing conditions within parks and natural areas were assessed by the consultant landscape architect to identify issues and concerns and opportunities for future improvements. A general summary of the overall park system follows, based

on the inventory and assessment data collected. This summary is organized by broad categories with observations and recommendations.

ADA Accessibility

The most prevalent deficiencies observed throughout both the trails and parks is lack of accessibility and ADA compliance. There are many items that need to be considered when assessing accessibility such as barriers, accessible routes, parking, recreation opportunities, furnishings and installation to name a few. It is recommended that the City develop an ADA Compliance Checklist to identify and prioritize the deficiencies, and then develop a methodology for bringing the parks into compliance. Many cities have developed ADA Transition Plans which serve as a guide for this effort. In the interim, it is recommended that the most highly used parks be targeted for upgrades such as Max Patterson Memorial Park and Meldrum Bar Park.

Examples:

- Most of the playgrounds observed are lacking an accessible route to access them.
- Although some of the picnic tables are ADA compliant models, they lack an accessible route to them and adequate space to maneuver around them.
- Most of the benches observed are not ADA compliant models and they rarely have companion pull-out areas adjacent to them.
- There is no accessible route into High Rocks Park.

Landscape Areas and Maintenance

Most of the natural areas, including Cross Park, Gladstone Nature Trail and areas bordering Chief Charles Ames Memorial Park, suffer from overgrown invasive species and also need tree maintenance. Although there have been some concentrated areas where invasive species removal and restoration has occurred, there remains a large quantity that needs to occur.

Most of the developed park landscapes consist of predominately mown lawn and trees. The City has done a nice job of maintaining these sites. However, it is recognized the resources for maintaining the existing developed parks and trails are spread very thin. Therefore, one consideration should be to replace some of the existing lawn within the parks with low-maintenance shrubs and groundcover to reduce the long-term maintenance needs. This effort would also enhance the diversity of landscape in the parks.

Example:

- Cliff Stocker Park consists of a large amount of lawn that is not utilized for recreation. By replacing much of the lawn with sustainable shrubs and groundcover, the frequency of required maintenance would be substantially decreased.

Another consideration for reducing the City's maintenance efforts is to partner with the user groups, such as the Junior Baseball Organization, to maintain their baseball fields at Dierickx Park.

Site Furnishings

It is recommended that standards be developed for site furnishings including, benches, tables, trash receptacles, BBQ grills, drinking fountains and park entry signage. By doing so, the City will simplify maintenance, repair and replacement efforts which should result in reduced costs in the long run. When establishing standards, it is critical to consider furnishings that are ADA compliant.

Examples:

- The trash receptacles that have been built by the city and installed in many of the parks are durable, but they are not ADA compliant.
- Most benches in the City's park system are not ADA compliant due to the lack of armrests.

Safety

There are several improvements throughout the park system that would assist with increased safety. Among the improvements are:

- Increase visibility and eliminate hiding spots by removing dense invasive understory plantings adjacent to trails.
- Remove attractive nuisance hazards such as existing stairs at Cross Park which lead to nowhere, the dilapidated furnishings that could cause injury, repairing paved surfaces, and repair eroding banks near trails and pathway.
- Thinning understory plantings in the Nature Park to increase visibility and reduce homeless camping sites.
- Install detectable warning strips where pedestrian and vehicular routes intersect.

Playgrounds

There is a wide variety of play equipment found within the parks. Overall, the physical structures of the equipment is fairly new and meets some of the requirements for safety and ADA compliance. However, most of the playgrounds, regardless of the equipment are not ADA accessible and do not meet safety requirements due to several factors such as non-compliant safety surfacing and the lack of accessible routes to and into the playgrounds. In the case of Nick Shannon Memorial Park, the equipment is antiquated and doesn't meet ADA or safety compliance. It is recommended that a playground assessment be completed for each park which identifies and prioritizes safety and ADA compliance upgrades.

Sport Courts

Gladstone currently offers sport courts at only two of its parks. There is a half-court basketball court at Robin Hood Park and a tennis court at Max Patterson Memorial Park. The condition of the basketball court is good, but the court lines need to be restriped. The tennis court needs to be resurfaced to be playable. During the public outreach process, interest was voiced in converting the tennis court to a multi-sport court and stripe it for tennis, pickleball and basketball. The conversion of the tennis court would accommodate new users, and the renovation would also address and improve ADA accessibility to the court.

Since access to sport courts is limited citywide, the inclusion of basketball

(half or full court), volleyball and/or tennis courts should be considered in the planning and development of future neighborhood or community parks. Half-court basketball courts may also be appropriate for neighborhood or pocket parks, particularly in underserved areas or where there is expressed neighborhood interest.

Buildings and Structures

The structures observed within the park system consisted of predominately restrooms and storage buildings and shelters. A few exceptions are the Press Box / Concessions building at Dierickx Park and the mechanical building for the splash pad at Max Patterson Park. Although the planning project team did not have access to the buildings during the field visits, they appear to be pre-engineered and often pre-fabricated buildings. As such, it is assumed that they meet ADA standards. In some cases, there have been alterations to the buildings such as chain link fences around two or more sides of the structure. The fenced areas result in what appear to be storage areas, which are aesthetically unappealing. One recommendation is to find an alternate method and location for creating these storage areas and remove the fencing from the buildings.

Picnic and group shelters have been limited to Max Patterson Park and Meldrum Bar Park. In both locations, they appear to be sturdy construction consisting of metal posts and beams with standing seam metal roofs. However, one shelter in Meldrum Bar has suffered damage from what appears to a falling

tree and is in need of repair and/or partial replacement. The shelters in Max Patterson Park are somewhat dated architecturally, but are mainly in need of fresh paint.

The City should consider adding additional shelters into their system as funding allows. A prime candidate for a new shelter is the Gladstone Nature Park site.

Nature Parks and Undeveloped Areas

The undeveloped parks are overgrown and to a large extent encumbered with environmentally sensitive natural resources. The type of development that is determined for these sites should be carefully weighed against the permitting requirements and the opportunities and constraints of each site. For instance, Salty Acres Wetlands could be enhanced by removing invasive species and providing trails and boardwalks. However, it would not be conducive to development as a typical neighborhood park. The Olson Property, in contrast, has a blend of natural resources to enhance and upland areas that may better suit a traditional neighborhood park.

The recommendation for these properties is to prepare site specific assessments of the properties and complete a master plan for them that reflects their potential. By programming the parks around their existing opportunities and constraints rather than a predetermined program, the resulting development will be more easily achievable and economical.

Another observation to consider is to

redevelop the Gladstone Nature Park to serve as a neighborhood park. The adjacent multi-family development warrants the need for more amenities associated with a neighborhood park such as play equipment, shelters, etc.

Trails

Recommendations for improving the trails throughout the city consist of predominately of:

- Enhancing vegetation. The Abernathy Lane Trail could be enhanced by adding buffer plantings between the residential fenced areas and the trail.
- Expand on the trail network to interconnect trail systems and parks.

Meldrum Bar Park

Meldrum Bar is unique to the City's park system in that it is a community park that operates more like a regional park. It has an abundance of uses that have been both planned and those which have simply evolved over time. With that in mind, there should be consideration for preparing an updated site master plan for the site to determine the future and ultimate build-out and organization of the park. In doing so, there may be opportunities to identify revenue generating programs and facilities within the park. One example may be artificial turf athletic fields with lighting that could support tournaments. The tournaments could also help support the local business economy. It might also make sense to redevelop both Meldrum Bar and Dahl Beach as one overall park.

Tree Canopy

In addition to the site assessments conducted by the landscape architects on the project team, City staff identified concerns for their urban forest citing mature trees that are requiring more and more maintenance, especially cottonwoods near the river, as well as the need for establishing a methodology for replacing trees that die.

LEVEL OF SERVICE & STANDARDS

As a measure of adequate provision of parks and recreation, a level of service (LOS) review was conducted to further understand the distribution and acreage needs for parkland to assess how well the community can access and enjoy parks, recreation and open space. Traditionally, the application of numeric standards for the provision of parks has applied an acreage of parkland per thousand residents as a target measurement for adopted benchmark standards. Service standards are the adopted guidelines or benchmarks the City is trying to attain with their parks system; the level of service is a snapshot in time of how well the City is meeting its adopted standards. Since Gladstone does not have an adopted level of service standards for its park system, this evaluation can

illustrate how the City and its park system measures up to park systems across the country with comparable population sizes, population densities and parkland acreages. This assessment also provides the future direction for ensuring adequate provision of parks for the community based on current and potential future gaps in this community infrastructure.

Rather than applying the historic National Recreation and Park Association’s (NRPA) published park guidelines that primarily framed as parkland acres per capita, many communities are developing standards that are customized to their community and its unique, and often changing, park and recreation demands and local needs. The use and application of standards continues to evolve and develop diverse approaches. This Plan evaluates the City current park land level of service through a variety of characteristics and offers recommendations for the consideration of an adopted set of contemporary standards.

Parkland Acreage

The National Recreation and Park Association (NRPA) prepared a report in 2015 using their Park and Recreation Operating Ratio and Geographic Information System (PRORAGIS) database that reflects the current levels of service of park agencies across the country based on population density per square mile. The table below indicates the range of acres per 1,000 population from jurisdictions with less than 500 residents per square mile up to urban communities with over 2,500 persons per square mile. Based on its current estimated population of 11,741 residents, Gladstone’s population density was 4,892 persons per square mile for its 2.4 square miles land area. In reviewing the PRORAGIS data, Gladstone’s level of service would be above the median for urban communities with its 7.07 acres per 1,000 population.

Figure 21. Gladstone Population Density and Parkland Acreage per 1,000 Population

		Population Density per square mile			
	All Agencies	Less than 500	500 to 1,500	1,501 to 2,500	Over 2,500
Lower Quartile	4.5 ac/1000	4.8 ac/1000	6.3 ac/1000	7.5 ac/1000	3.3 ac/1000
Median	9.9 ac/1000	9.9 ac/1000	12.1 ac/1000	12.9 ac/1000	6.4 ac/1000
Upper Quartile	17.5 ac/1000	17.3 ac/1000	19.9 ac/1000	20.6 ac/1000	13.5 ac/1000

It should be noted that diverse approaches are used to classify park lands when applied to meeting a level of service standard. Since the PRORAGIS database relies on self-reporting by municipalities, some agencies only

include developed, active parks while others include natural lands with limited or no improvements, amenities or access. The comparative standards in the table below should be weighed with this variability in mind. Gladstone does not have an adopted parkland classification so all parks, including waterfront and memorial open spaces but excluding natural areas and wetlands were used in the park acreage total.

In 2015, The Trust for Public Land (TPL) generated a series of comparisons of urban communities across the country examining their different population sizes, population densities and parkland acreage ratios to those populations. While all the cities used in the comparisons were larger than Gladstone, the measurements can provide an additional benchmark for establishing an appropriate target for a parkland standard for the City. The TPL study examined a range of high to low density cities and compared their populations, overall land areas (extracting land areas dedicated to airports), population densities, parkland acres and then measured the parkland acreages to the population. Cumulatively, across the range of high, medium and low density cities in the TPL study the median parkland acreage provision was 13.14 park acres per 1,000 residents. While Gladstone is a much smaller city than any of the TPL listed cities, its parkland acres to population size compared only slightly lower at 11.8 acres per 1,000 residents. The Gladstone parkland comparison included all parklands in its inventory of 139.09 acres.

Figure 22. Urban Density / Parkland Acreage Comparison

	Acres/1,000
High-Density Cities	6.81
Medium-High-Density Cities	9.73
Medium-Low-Density Cities	13.66
Low-Density Cities	23.32
All Cities:	13.14

In addition to the TPL comparison, Gladstone’s current level of service (LOS) of 11.8 acres/1,000 is well within the recommended guideline from the Oregon SCORP (see Figure 11, page 60). The SCORP guidelines for total parkland ranged from 6.25-12.5 acres per thousand. When segregated by park type, Gladstone’s community and neighborhood park acreage was within the state recommended guidelines and only fell short for pocket park acreage. Recommended pocket park acreage is 0.25-0.50 acres/1,000 compared to Gladstone’s existing 0.1 acres/1,000 for its two pocket parks. While Gladstone currently has adequate park acreage based on existing recommended levels of service, the Oregon SCORP recognizes that acreage alone does not necessarily provide for the outdoor recreation needs of the community.

Considering the future growth of Gladstone to ensure adequate provision of parkland for the community suggests that park acreage should remain adequate for the estimated 2035 population. Comparing the existing level of service at 7.07 acres/1,000 for Gladstone’s core parks to the future 6.75 acres/1,000 for a 12,308 population reveals that the LOS will remain within the state’s guidelines.

Figure 23. Future Projected Level of Service (LOS) for Gladstone

# Facilities	Classification	Acreage	Current LOS (acres/1,000)	Future LOS (2035)
3	Community	68.52	5.8	5.6
2	Neighborhood	13.58	1.2	1.1
2	Pocket	0.92	0.1	0.1
Core Parks		83.02	7.07	6.75

Park Classification

As described in the park inventory section, the parklands within Gladstone have been assigned amended classifications based on existing park functions and uses. This reclassification more accurately reflects the actual type of park and thus helps more realistically measure the park standards and level of service.

The State of Oregon outdoor recreation plan provides recommended levels of service for local jurisdictions to provide to their communities when considering adequate public spaces for outdoor recreation. Park acreage guidelines are broken out based on park type and aggregated into a composite range for the community's total parkland. (See Figure 11 in State Trends above.)

When comparing Gladstone's park

acreage by type with the recommended LOS guidelines from the Oregon SCORP, the park system has adequate neighborhood and community park acreage levels of service. Gladstone's neighborhood parks provide 1.2 acres/1,000 and its community parks provide 5.8 acres/1,000 residents. Pocket parks at 0.1 acres/1,000 are below the recommended SCORP range for pocket parks at 0.25-0.5 acres/1,000 residents. The total 83.02 acres of core parks within Gladstone combines the neighborhood, community and pocket parks for a level of service of 7.07 acres/1,000, well within the recommended NRPA range of 6.25-10.5 acres for developed parks and the Oregon SCORP LOS range of 6.26-12.5 acres/1,000. Comparing the entire parkland acreage of 139.09 in Gladstone's inventory provides an even higher level of service of 11.8 acres/1,000, regardless of parkland classification.

Figure 24. Gladstone Park Acreage by Type

# Facilities	Classification	Acreage
3	Community	68.52
2	Neighborhood	14.18
2	Pocket	0.32
7	Open Space	51.68
2	Special Facility	1.97
1	Trail	2.42
Acreage Total		139.09
Core Parks		83.02

Comparable Cities Review

While all park systems, including specific adopted service standards, are intrinsically local and direct comparisons between jurisdictions is challenging, a review of similar cities can highlight critical differences and provide insight to support adjustments to the local park system. During the review of

Gladstone's park inventory, a comparable cities analysis was completed to gauge Gladstone against similar cities and to explore consideration of service standard modifications. The following factors were considered to identify comparable cities: population, population change, population density, median income, departmental budget per capita, staffing and geographic location in the Northwest.

Figure 25. Comparable Cities: Demographics

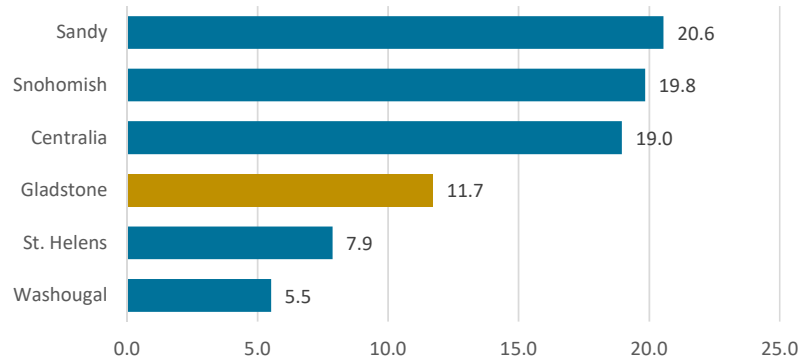
Jurisdiction	2010	2016	Pop. Change (2010-2016)	Pop. Density (people/sq.mi.)	Median Income	Total FTE	Park Acres
Centralia, WA	16,336	16,820	3.0%	2,270	\$40,532	4.35	318.9
Washougal, WA	14,095	15,560	10.4%	3,137	\$68,820	3.35	85.8
St. Helens, OR	13,023	13,120	0.7%	3,016	\$47,789	1.75	103.2
GLADSTONE	11,497	11,660	1.4%	4,702	\$58,950	1.65	136.6
Newport, OR	9,976	10,190	2.1%	1,148	\$39,575	4.65	NA
Sandy, OR	9,650	10,655	10.4%	4,051	\$64,291	2.28	219
Snohomish, WA	9,098	9,625	5.8%	3,819	\$59,999	3	191

Most of the comparable cities, except Sandy and Washougal, experienced flat or modest population growth over the past six years. Gladstone is in the mid-range of the noted median incomes and has the highest relative population density of the comparables.

Additionally, the current levels of service for parkland per 1,000 residents varied greatly within the selection of comparable

cities from a low of 5.5 acres/1000 in Washougal to a high of 20.6 acres/1000 in Sandy. Limited data exists to specifically compare subcategories (e.g., community parks, open space, trails) on an acres per person basis, and local variations exist in the ways in which the local service standard is defined.

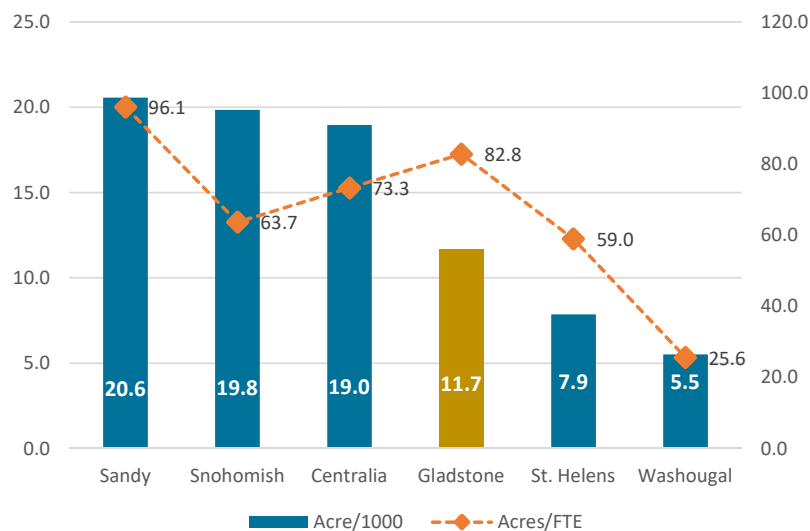
Figure 26. Comparable Cities: Parkland Acreage per 1,000 Population



Gladstone currently provides 11.8 acres of total parkland per 1,000 residents (7.07 acres per 1,000 of core parks) across the entire park system, which include the 87-acre Meldrum Bar Park. This figure is in the mid-range of the comparable cities for the average total acreage per 1,000 residents, but Gladstone's operations

and maintenance staff are taxed with caring for a higher number of acres per staff person than nearly all of the comparables. On an FTE per acre basis, Gladstone staff are maintaining nearly 83 acres per FTE, which is the second highest of the cohort and 24% above the average of the comparable cities.

Figure 27. Comparable Cities: Level of Service to Operations Staff Workload



While valuable insight is provided through a review of comparable cities, the proposed modifications to the City's service standards are more due to a

reflection upon Gladstone' unique park system, community needs and interests and the potential resources to support implementation.

Park Proximity & Distribution – Gap Analysis

In 2014, the Trust for Public Lands produced the *City Park Facts Report*, which defines park access as the ability to reach a publicly owned park within a half-mile walk on the road network, unobstructed by freeways, rivers, fences and other obstacles. This metric can be evaluated by using a geographic information system (GIS) and Census data to determine the percentage of households that are within walking distance from a park or the geographic area that is within walking distance of an existing park. Walking distance is most commonly defined as a half-mile or a ten-minute walk. Of the 100 largest cities in the U.S. that have explicit park distance goals, over 60% use a half mile measurement. Determining the 'walksheds' for a community's existing parks can reveal the gaps where residential areas have no public parks within reasonable walking distance. These gaps provide a measure of need to provide a more equitable distribution of park facilities. Identified gaps within the park system can become targets for future parkland acquisition.

The Gap Analysis prepared through GIS mapping identifies the locations and types of existing facilities and applies an overlay for ¼ mile walking distance (primary service area) for pocket and neighborhood parks and a ½ mile walking distance (secondary service area). Adding the walking distance to Gladstone's community parks completes the walkshed assessment for its core parks that provide outdoor recreation

(see Maps 3 - 5). Areas in white do not have a public park within reasonable walking distance of their home. The illustrated 'walkshed' for each existing Gladstone park demonstrates the areas within the community that do not have the desired proximity to a local park.

From this walkshed mapping, three primary target areas should be the focus of acquisition efforts to ensure adequate provision of outdoor recreation facilities and equity in distribution for Gladstone residents. See Map 6, Potential Parkland Acquisition Target Areas. New pocket or neighborhood parks are needed to improve overall distribution and equity and promote recreation within walking distance for all Gladstone residents. While the targeted acquisition areas do not identify a specific parcel(s) for consideration, the area represents a general location where a future local park would be desirable. These acquisition targets encompass a long-term vision for improving parkland distribution.

One of the targeted parkland gap areas contains the Glen Echo wetlands, an open space and natural area owned by Gladstone. If immediately adjacent and developable property could be acquired to take advantage of the open space connection that targeted site could provide a small neighborhood or pocket park to provide recreational value in the existing distribution gap. The other two gap areas should be examined for potential future acquisitions as opportunities arise.

In preparing the GIS mapping for the parkland gap analysis, Nature Park was implied to function as an undeveloped neighborhood park. Nature park's current level of development does not provide a reasonable range of recreational amenities. The recent addition of apartment buildings proximate to the park dictate a higher level of demand for outdoor park amenities. The gap analysis relies on Nature Park providing a neighborhood park level of service. Thus, expanding Nature Park's development provides the appropriate level of park provision without needing to acquire additional parkland in that area.

Additionally, the City should consider developing the eastern portion of the Ridgeway property adjacent to the middle school as a pocket park to fill the noted gap in that area. The City should also consider selling the portion to the west (on the opposite side of the street), since it is an isolated lot that may be a developable lot. If sold, funds from the sale could be directed toward the development of the eastern portion.

SPECIALIZED PARK AMENITIES

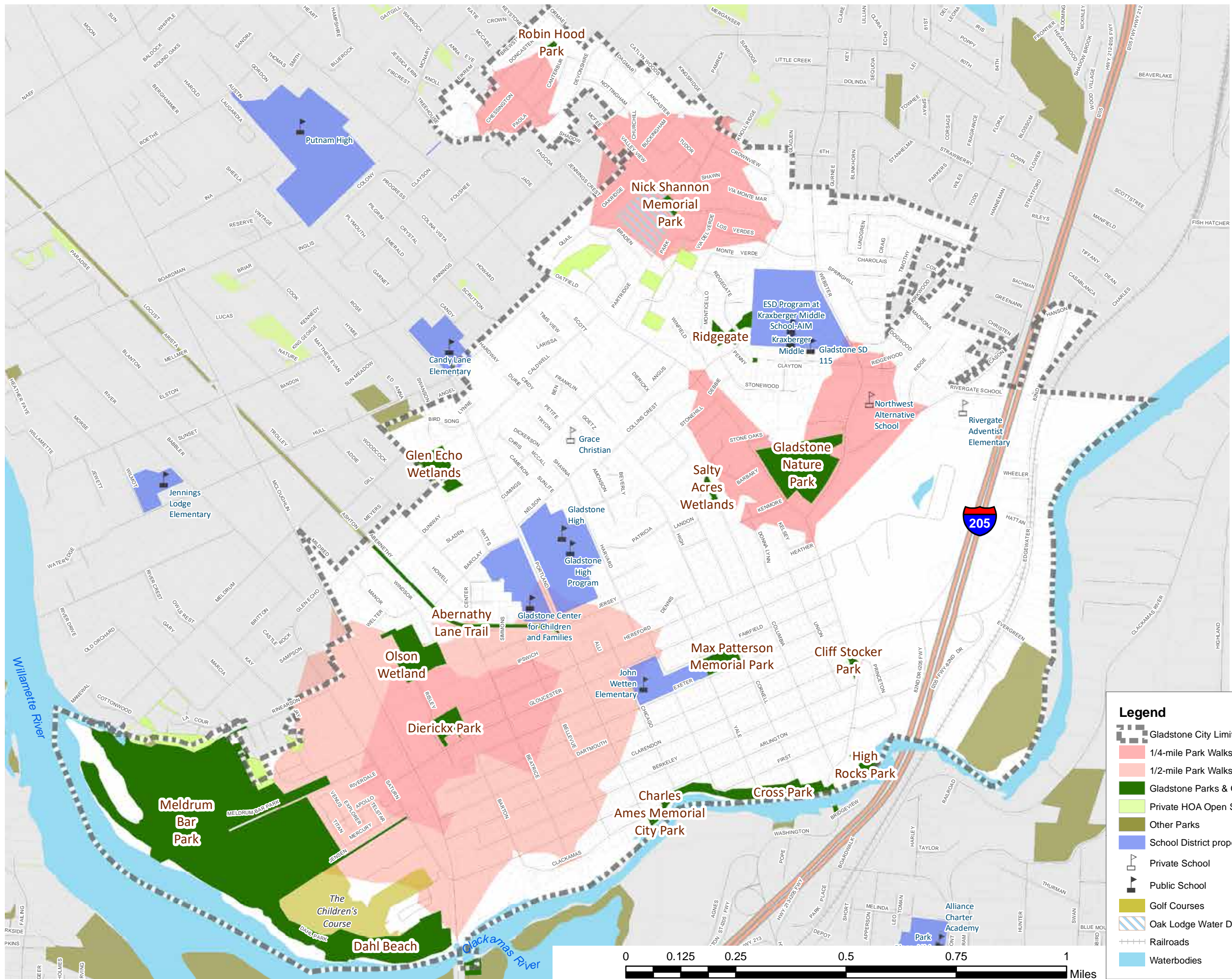
Off-Leash Dog Area

Walking with a dog is a very popular recreational activity, and off-leash areas have become desired amenities for dog owners living in urban environments who may otherwise have limited opportunities

to exercise their pets. The City of Gladstone currently does not have an official off-leash dog area, but recreational trends and community input indicate an existing need for an off-leash area. It is recommended that the City provide a minimum, 2-acre site for this use within the next five years.

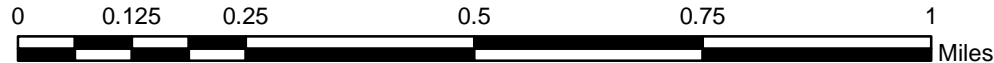
Appropriate sites should be safe, not isolated, and noise impacts on neighbors should be considered. Ideally, a dog park would be a component to a larger community park, where infrastructure (e.g. parking, restrooms and garbage collection) exists and supports multiple activities. One potential site for consideration is Meldrum Bar Park.

The City also should continue and enhance signage and the enforcement of leash laws in parks or natural areas where only on-leash activities are allowed. Additionally, the development of a dog park will require specific code revisions, the development of rules and policies and community support for self-policing for behavioral issues and waste pick-up. Communities throughout the Northwest have relied on grassroots or non-profit organizations for the on-going operations and maintenance of such facilities.



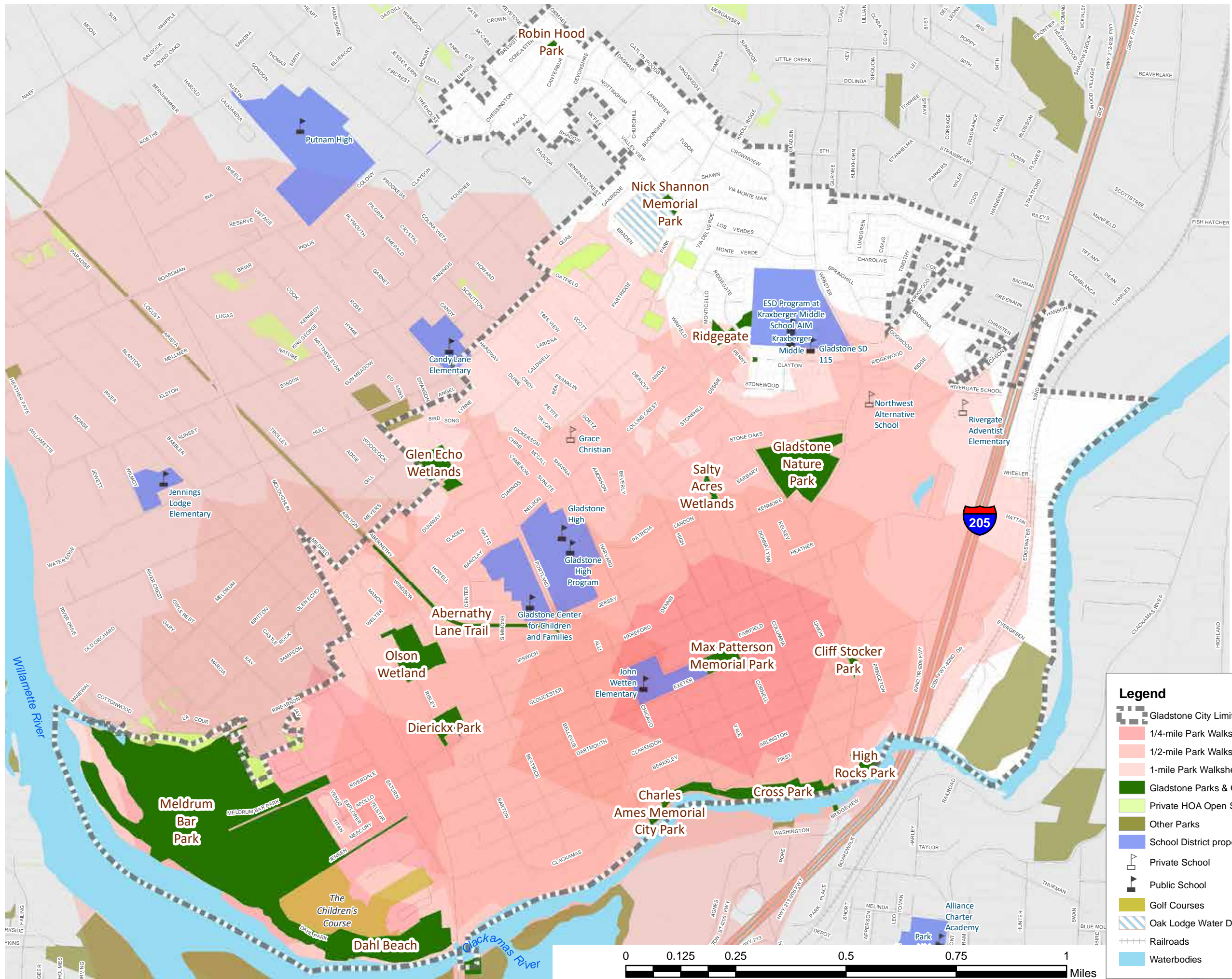
Legend

- Gladstone City Limits
- 1/4-mile Park Walkshed
- 1/2-mile Park Walkshed
- Gladstone Parks & Open Space
- Private HOA Open Spaces
- Other Parks
- School District property
- Private School
- Public School
- Golf Courses
- Oak Lodge Water District
- Railroads
- Waterbodies



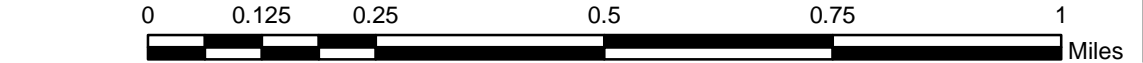
Map 3: Park Walkshed Map (Pocket & Neighborhood Parks)

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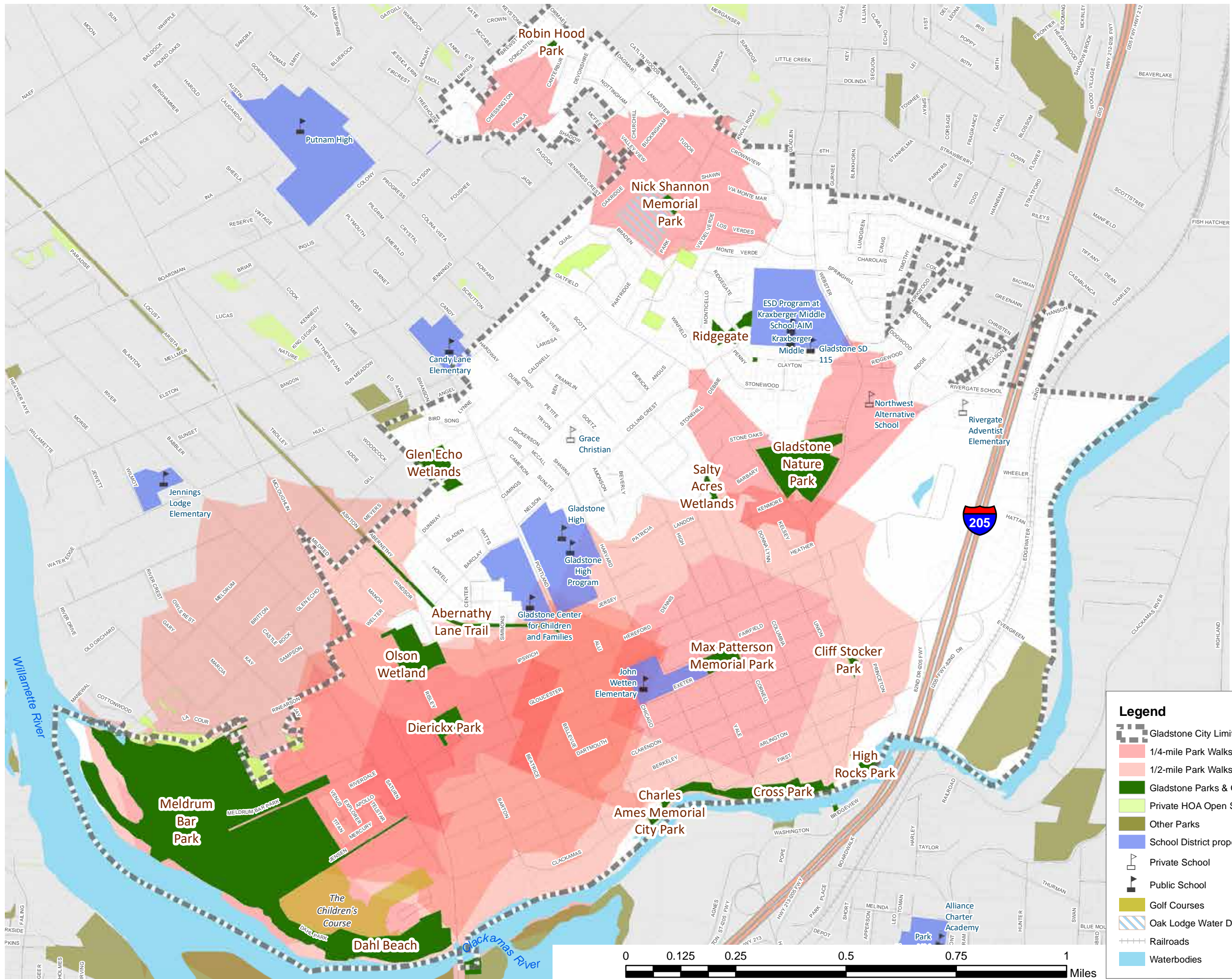
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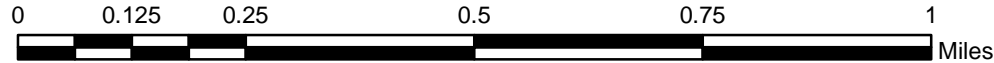
Map 4: Park Walkshed Map (Community Parks)

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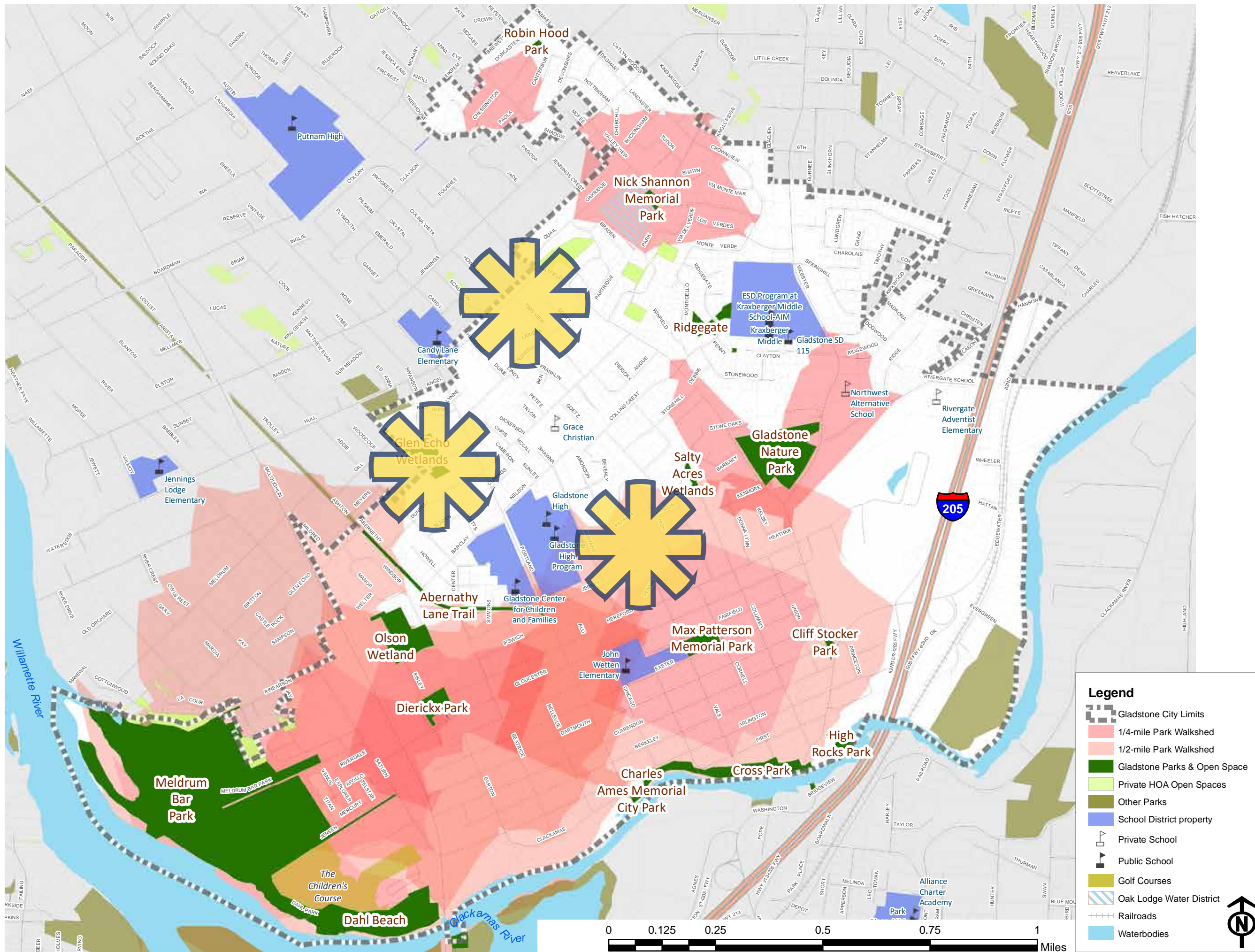
Legend

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- 1/4-mile Park Walkshed
- 1/2-mile Park Walkshed
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- Other Parks
- School District property
- Private School
- Public School
- Golf Courses
- Oak Lodge Water District
- Railroads
- Waterbodies



Map 5: Park Walkshed Map (1/4- & 1/2-mile for All Parks)

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Map 6: Potential Parkland Acquisition Target Areas

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TRAILS

The Gladstone Comprehensive Plan recommends support for the implementation of local and regional bikeways plans. The plan also asserts the importance of both the Willamette and Clackamas Rivers as focal points in the City's open space network. With its existing trails centered primarily along the riverfront, the plan implies a strong support for functional trail connections. In addition, the Clackamas County Comprehensive Plan for parks, open space and historic sites identified development needs for regional trail connections. Metro helps coordinate the regional trail system to encourage each jurisdiction within the Portland metropolitan region to develop their proposed trails and connect with adjacent communities to enhance the trail network. The Clackamas River Greenway and the Trolley Trail are two of the identified regional trails that help connect Gladstone.

On 2010, The Intertwine, fostered by an alliance of park providers and natural resource advocates, prepared the Portland-Vancouver Bi-State Trails Plan to recognize the interconnected metropolitan region and help promote the need to implement the vast network of proposed public trails. In 2012, the Intertwine through the support of Metro, published a set of trail signage guidelines for use across communities to help identify the trail system and the many wayfinding variables that impact a trail user.

The 2016-2025 statewide trails plan, entitled *Oregon Trails 2016: A Vision for the Future*, provides information and recommendations to guide federal, state, and local units of government, as well as the private sector, in making policy and planning decisions. The state trails plan identified the need for more trails connecting towns and public places. The plan also highlighted the need to provide connections between existing trails, close gaps and provide links to trails outside urban growth boundaries and provide access to parks and open space and other community destinations. The state trails plan also recognized the need for more trail signs to provide wayfinding for users that provide direction, distance and difficulty, as well as destinations and locational information.

Gladstone trails include a ½ mile section of the Trolley Trail (aka Abernathy Lane Trail) that connects Glen Echo to Portland Avenue and the downtown. The full, six-mile Trolley Trail connects neighborhoods, schools, parks, retirement communities and business districts between Milwaukie and Gladstone and completes a missing link in the Portland metropolitan regional trail system. This bike and pedestrian trail follows the historic streetcar right-of-way that ran in the area from 1893 until 1968. The City of Gladstone purchased the section of abandoned trolley right-of-way in 1988 to allow for Abernathy Lane widening and trail development. The City of Gladstone is currently developing its Portland Avenue and Downtown Revitalization Plan that should help connect the downtown core to the waterfront with better walkable environments.

Trails also provide access and walking routes within Gladstone's parks. Meldrum Bar Park contains approximately a ½ mile of paved bicycle/pedestrian paths connecting to riverfront and park amenities. Shorter trail segments exist within other City parks, including Cross Park, Charles Ames Memorial Park, Nature Park and Dahl Beach.

Through the site conditions assessment and public input the need for accessible routes to and within parks and connecting parks to residential areas was clearly identified. With a primary focus on riverfront trails and access to the riverfront, those associated trails and connections should hold the higher priority for implementation.

PROGRAMS & ACTIVITIES

The City of Gladstone directly offers very limited recreation programming for residents and focus on seniors and local youth (summer-time only).

Located at 1050 Portland Avenue, the Gladstone Senior Center offers a full range of activities and services meeting the needs and enhancing the lives of adults in the community. Gladstone's Senior Center offers a wide range of activities for local seniors, including chair exercise classes, yoga, tai chi and a number of social opportunities. The Center also offers transportation for grocery shopping and medical needs, noon-time meals, homebound meal program, social services, among others.

Trails for Walkable Communities

Parks are known to contribute to a healthier community by providing accessible outdoor recreation particularly through the walking trail within each park. But getting to the park can also offer a healthier choice integrated with the park destination and its amenities. In the NRPA publication *Safe Routes to Parks*, the elements of walkable, healthy community design are outlined as convenience, comfort, access & design, safety and the park itself. Sidewalks, bikeways and trails should provide an integrated alternative transportation system for residents to access parks and other destinations within their community. As further emphasis for the importance of a walkable community to promote public health, the Surgeon General has issued a *Call to Action* to “step it up” and promote more walking and build a more walkable world. A more connected network of trails, sidewalks, and bike lanes with links to public transit also provides economic values.



Additionally, the City offers a summer recreation program for children that begins the first full week of summer break through the fourth Friday of August. Activities run Monday to Friday, from 10:00 a.m. to 4:00 p.m. Daily activities include games, sports, crafts and special events for all ages.

Community School Programs

Gladstone Community School programs are provided through the Gladstone School District and offer a range of educational opportunities to all community members, both youths and adults. A summertime catalog of programs, activities and events is circulated through the school district to promote a variety of camps and programs offered at local schools or through third-party vendors. Summer camps include sports, cheer, dance, music, art and theater.

Youth Sport Organizations

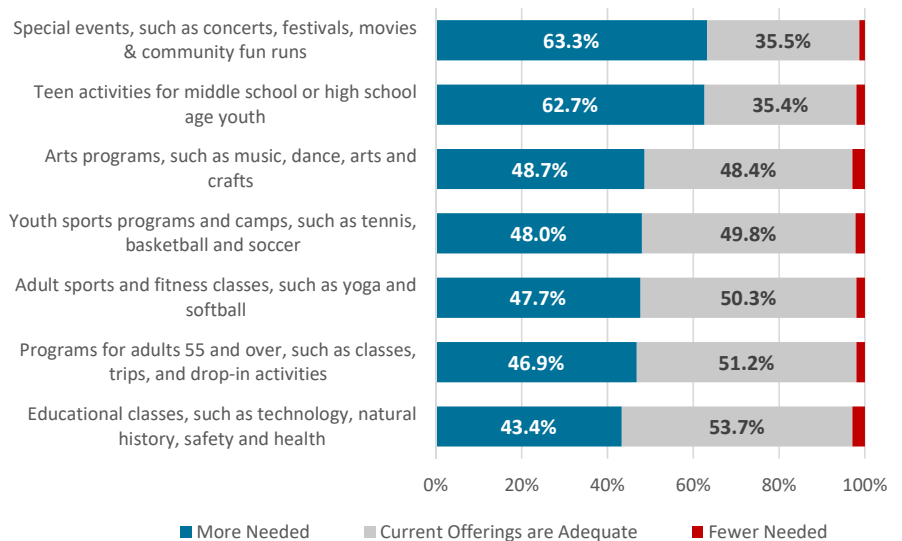
Many of the youth and sports programs in the Gladstone area are handled by outside organizations not affiliated with the City and include the following organizations.

- Gladstone Junior Baseball Association
- Gladstone Softball Association
- Gladstone Soccer Association
- Gladstone Youth Football
- Gladstone Youth Basketball
- Gladiator Wrestling Club

Community Feedback

More than six in ten respondents to the community survey felt the City should provide more special events and teen activities.

Figure 28. Sentiment Concerning Demand for Recreation Programs



As resources and staffing allow, the City should consider options to expand recreation program offerings for residents that builds upon existing relationships with the school district and local vendors. New programming could be volunteer run, as well as through individual entrepreneurs, with the goal of making it affordable and accessible to the population of Gladstone.



GOALS & OBJECTIVES

6

Framing the City's Direction for Parks & Recreation



The goals and objectives described in this chapter define the park and recreation services that Gladstone aims to provide. These goals and objectives were derived from input received throughout the planning process, from city staff and officials and community members.

Taken together, the goals and objectives provide a framework for the citywide Parks Master Plan. A goal is a general statement describing an outcome the City wishes to provide. Goals typically do not change over time unless community values shift. Objectives are more specific, measurable statements that describe a means to achieving the stated goals. Objectives may change over time. Recommendations are specific actions intended to implement and achieve the goals and objectives and are contained in subsequent chapters of the Plan.



ENGAGE & INFORM

Goal 1: Encourage and support public involvement in park and recreation issues.

- 1.1 Formalize and support the Park and Recreation Board as the forum for public discussion of parks and recreation issues.
- 1.2 Involve residents and stakeholders in park and recreation facility planning and design in order to solicit community input, facilitate project understanding and engender public support.
- 1.3 Prepare, publish and promote a park and trail facilities map for online and print distribution to highlight existing and proposed sites and routes.
- 1.4 Survey, review and publish local park and recreation preferences, needs and trends at least once every five years to stay current with community attitudes and interests.
- 1.5 Conduct periodic joint sessions between the Park and Recreation Board and other standing City boards, such as the Planning Commission, and with the City Council to improve coordination and discuss policy matters of mutual interest pertaining to recreational resources, opportunities and funding.
- 1.6 Pursue and support volunteer projects and programs that facilitate improvements to parks, open space and trails that meet the documented needs of the Gladstone community and/or are supported by regional partners.
- 1.7 Support and promote efforts to document and publicize Gladstone's local history and identity, to include interpretive displays and markers.



MAINTAIN & RETAIN

Goal 2. Provide a park system that is efficient to maintain, provides a high level of safety and aesthetic quality, and protects capital investments.

- 2.1 Care for and maintain all parks and facilities in a manner that keeps them in safe and attractive condition and to ensure long-lasting value of each park asset.
 - 2.1.1 Repair or remove damaged components immediately upon identification.
 - 2.1.2 Ensure for continued, safe children's recreation by regularly replacing safety play surfaces in playgrounds.
 - 2.1.3 Resurface aging sport courts to revitalize deteriorated conditions.
 - 2.1.4 Develop a program for regular repair and replacement of site furnishings (picnic tables, benches, etc.) to extend longevity and promote continued use.
 - 2.1.5 Keep striping and marking on sports courts fresh and clearly visible to ensure continued play.
 - 2.1.6 Enhance existing trail infrastructure to ensure continued safe and accessible use.
- 2.2 Provide sufficient financial and staff resources to maintain and grow the overall parks and recreation system to high standards.
- 2.3 Consider the establishment of a Parks Utility Fee to facilitate funding for ongoing park operations and maintenance.
- 2.4 Standardize park furniture (such as trash cans, tables, benches, fencing) to reduce inventory costs and improve appearance of, and maintenance consistency within, parks.



- 2.5 Standardize the use of graphics and signage to establish a consistent identity at all parks and facilities.
- 2.6 Design and install directional signage to developed parks and trails.
- 2.7 Continually evaluate facilities for ADA compliance and implement an action plan for annual ADA upgrades.
- 2.8 Develop an arboriculture maintenance program to ensure the proper care of trees as a capital resource/asset in parks and along trails; Address the hazards of large cottonwood trees; Implement a plan to reforest with a safer, more desirable native species.
- 2.9 Adopt the Oregon Department of Agriculture's noxious weed list and coordinate an invasive species removal program.
- 2.10 Maintain an inventory of assets and their condition; Update the inventory as assets are added, updated or removed from the system and periodically assess the condition of park and recreation facilities and infrastructure.
- 2.11 Re-evaluate and formalize agreements with non-profit or local user groups who utilize effectively dedicated city parkland for their own uses to ensure equity and the proper stewardship of public lands.



CONNECT & ENHANCE

Goal 3. Connect and enhance the City's parks and open spaces with trails, bikeways and pedestrian linkages.

- 3.1 Coordinate trail system planning and development with the City's Transportation Plan to provide a comprehensive pedestrian and bicycle network that provides access to key destinations and neighborhoods.
- 3.2 Coordinate with neighboring jurisdictions, NCPRD, Clackamas County and Metro to enable coordinated trail alignments that provide continuous walking and biking access between parks and other key destinations, especially along the Clackamas and Willamette Rivers.
- 3.3 Identify and develop more waterfront access to take advantage of the riverfronts as focal points to the City's open space.
- 3.4 Provide an east-west trail and/or pedestrian access to connect Dahl Beach Park to Charles Ames Memorial City Park.
- 3.5 Promote new connections with downtown revitalization efforts to stimulate new development through proximity to parks and trails.
- 3.6 Integrate the siting of proposed trail segments into the development review process; Require development projects along designated trail routes to be designed to accommodate planned trail segments.
- 3.7 Provide park and trailhead accommodations, as appropriate, to include parking, wayfinding signage, restrooms and other amenities.
- 3.8 Address deficiencies in compliance with ADA guidelines for barrier-free access for all park and trail users through creating accessible routes and adding ADA-compliant amenities; Design future parks and facilities to offer universal accessibility for residents of all physical capabilities, skill levels and age as appropriate.
- 3.9 Incorporate an environmental interpretation sign system for conveying values of natural areas in parks and along trails.



CREATE & RECREATE

Goal 4. Expand and upgrade parklands to enable continued enjoyment and a wider array of recreational uses.

- 4.1 Proactively seek parkland acquisitions identified within this Plan to secure suitable locations for new parks and open spaces to serve current and future residents.
- 4.2 Identify and prioritize lands for inclusion in the parks system based on factors such as contribution to level of service, connectivity or recreational opportunities for residents.
- 4.3 Examine existing parks for opportunities to add, change or redesign existing recreational amenities to ensure the most effective use of park space and provide diverse outdoor recreation opportunities.
- 4.4 Plan for and design the next phase of development for Gladstone Nature Park to enhance its value and provide more recreational opportunities.
- 4.5 Incorporate low impact design practices into the design, planning and rehabilitation of new and existing facilities; consider the use of native vegetation for landscaping to reduce maintenance requirements.
- 4.6 Develop a reservation and fee program to allocate the use of picnic shelters and other amenities that could help fund the addition of future amenities.
- 4.7 Partner for and promote special events to enhance community identity, community activity and environmental education.

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CAPITAL PLANNING



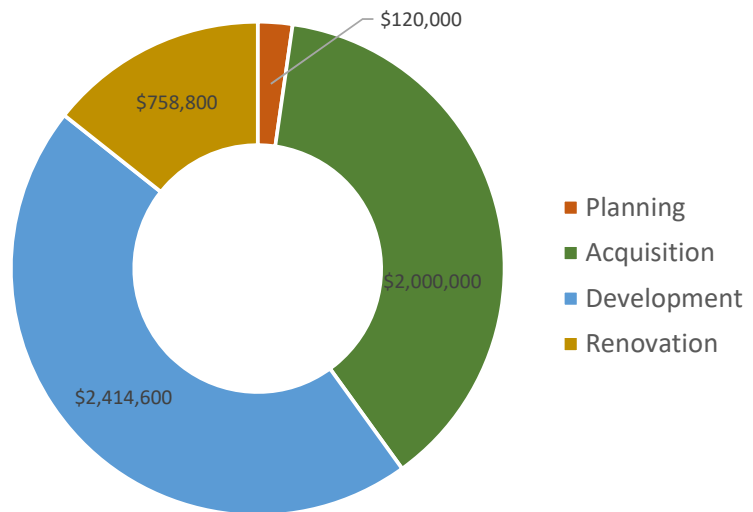
Focusing Resources for Strategic Priorities



The Capital Facilities Plan (CFP) puts into chronological order the project intent and strategic actions to guide the implementation of this Plan. It assigns proposed time frames and estimated costs for specific projects group by project type. A summary of proposed project categories and scopes is described below.

The projects were selected based on survey results and community feedback and work toward meeting the goal to better connect and create access to park and recreation facilities across Gladstone. The following table summarizes the aggregate capital estimates from the CFP by park types for the next ten years. A full CFP follows.

Figure 29 Capital Facilities Plan Expenditures Summary



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ID #	Class	Park Site	Project Description	Activity Code	Priority	Potential Funding Sources *	2018-20	2020-22	2022-24	2024-26	2026-28	2028+	Sum
COM	Meldrum Bar Park	Repair roadway connecting to Dahl Beach	R	1	GF		\$ 42,000						\$ 42,000
		Replace furnishings (i.e., picnic tables) with ADA-compliant models & install additional	R	1	GF, Priv, TBD		\$ 32,000						\$ 32,000
		Add accessible routes to amenities for ADA compliance	D	2	GF, Priv, TBD			\$ 4,000					\$ 4,000
		Replace existing play equipment and fall safety surfacing	R	2	GF, Priv, TBD			\$ 75,000					\$ 75,000
		Conduct site master plan to guide park redevelopment & ties to Dahl Beach	PL	2	GF, SDC				\$ 45,000				\$ 45,000
		Realign trail ("orchard trail") to the west toward boat launch	R	3	GF, Gr, Priv				\$ 15,000				\$ 15,000
		Design and install fenced off-leash dog area	D	3	SDC, Priv, Gr, GF					\$ 40,000			\$ 40,000
COM	Dahl Beach Park	Upgrade parking and fishing areas for ADA compliance	R	2	GF, Priv, TBD			\$ 115,000					\$ 115,000
		Stabilize bank to prevent erosion and safety concerns	R	2	GF, Gr, Priv			\$ 12,000					\$ 12,000
		Install wildlife viewing area and environmental interpretive signs	D	3	SDC, Gr, Priv				\$ 40,000				\$ 40,000
COM	Max Patterson Memorial Park	Level, resurface & restripe courts for multi-sport play (w/ hoops & replace practice wall)	R	1	GF, Gr, Priv		\$ 60,000						\$ 60,000
		Replace tennis court fence and gates	R	1	GF, Priv, TBD		\$ 22,000						\$ 22,000
		Provide ADA parking (sign & stripe) near spray park	R	2	GF, Priv, TBD		\$ 550						\$ 550
		Add accessible routes to amenities for ADA compliance	R	2	GF, Priv, TBD		\$ 18,250						\$ 18,250
		Convert the spray park from a recirculating system to a waste water system	R	1	GF, TBD		\$ 30,000						\$ 30,000
		Repaint picnic shelters	R	3	GF		\$ 6,000						\$ 6,000
		Replace damaged furnishings with ADA compliant models	R	1	GF, Priv, TBD		\$ 7,200						\$ 7,200
NH	Gladstone Nature Park	Acquire adjacent residential property on Webster	A	1	SDC, Gr, Priv, TBD		\$ 400,000	\$ 25,000					\$ 425,000
		Conduct site master plan to guide park redevelopment	PL	1	SDC, GF			\$ 25,000					\$ 25,000
		Add amenities, such as nature play, picnic table and benches	D	2	SDC, Gr, Priv				\$ 90,000				\$ 90,000
		Formalize and add parking, including at least one ADA stall	D	2	SDC, GF			\$ 23,500					\$ 23,500
		Install a secondary trail system	D	3	SDC, Gr, GF			\$ 30,000					\$ 30,000
		Install permanent restroom	D	2	SDC, Gr, Priv				\$ 150,000				\$ 150,000
NH	Ridgegate Open Space	Develop portion of Ridgegate adjacent to school as neighborhood park	D	3	SDC, Gr, Priv					\$ 725,000			\$ 725,000
NH	Dierickx Memorial Park	Add accessible routes to amenities for ADA compliance	D	2	GF, Priv, TBD		\$ 14,600						\$ 14,600
NH	Neighborhood Park Acquisition	Acquire ~1 acre of upland adjacent to Glen Echo Wetlands as parkland	A	1	SDC, Gr, Priv, TBD		\$ 10,000		\$ 375,000				\$ 385,000
NH	Neighborhood Park Acquisition	Acquire 1 - 1.5 acres near High St & Kenmore as future parkland	A	3	SDC, Gr, Priv, TBD					\$ 550,000			\$ 550,000
NH	Neighborhood Park Acquisition	Acquire 1 - 2 acres near Hull Ave (btwn Portland & Tims View) as future parkland	A	3	SDC, Gr, Priv, TBD						\$ 640,000		\$ 640,000
Pocket	Robin Hood Park	Install accessible route through park and to playground	R	2	GF, Priv, TBD				\$ 8,500				\$ 8,500
		Restripe basketball court	R	3	GF, Priv, TBD				\$ 900				\$ 900
Pocket	Nick Shannon Memorial Park	Replace existing play equipment and fall safety surfacing	R	1	GF, Priv, TBD		\$ 4,100						\$ 4,100
		Install ADA playground equipment	D	2	SDC, Gr			\$ 100,000					\$ 100,000
		Install a paved path system to provide access to park amenities	D	2	GF, SDC, Priv, TBD			\$ 10,000					\$ 10,000
OS	Olson Wetlands	Install nature/interpretive trail, boardwalk and viewing areas	D	2	GF, SDC, Priv, TBD			\$ 650,000					\$ 650,000
OS	Glen Echo Wetlands	Install nature/interpretive trail, boardwalk and viewing areas	D	2	GF, SDC, Priv, TBD			\$ 450,000					\$ 450,000
OS	Cross Park	Repair and upgrade trail; Repair retaining wall; Remove abandoned stairway	R	2	GF, Priv, TBD			\$ 5,700					\$ 5,700
		Stabilize bank to prevent erosion and safety concerns	R	2	GF, Gr		\$ 20,000						\$ 20,000
Trail	PTC / Abernathy Lane Trail	Improve street crossings for safety and ADA compliance	R	1	GF, Priv, TBD		\$ 14,600						\$ 14,600
Trail	Abernathy Lane Trail to Clackamas	Extend trail along Portland Avenue to trail at Charles Ames Memorial Park	D	2	SDC, Gr, Priv			\$ 31,000					\$ 31,000
Trail	Clackamas Waterfront	Conduct planning assessment for Highway 99E trail crossing	PL	2	GF, SDC, Gr			\$ 50,000					\$ 50,000
		Extend trail between Dahl Beach and Charles Ames Memorial Park	D	2	SDC, Gr, Priv			\$ 16,500					\$ 16,500
Systemwide	Wayfinding & Sign Program	Install coordinated park entry, directional and regulatory signage system	D	1	SDC, GF, Gr			\$ 25,000	\$ 15,000				\$ 40,000
Systemwide	Minor Repairs & Renovations		R	1	GF, Priv, TBD		\$ 30,000	\$ 30,000	\$ 30,000	\$ 30,000	\$ 20,000	\$ 20,000	\$ 160,000
Systemwide	ADA Compliance Upgrades	ADA-compliant benches, picnic tables, ramps, signs, accessways	R	2	GF, Priv, TBD		\$ 10,000	\$ 10,000	\$ 20,000	\$ 25,000	\$ 25,000	\$ 20,000	\$ 110,000
							\$ 721,300	\$ 784,200	\$ 968,500	\$ 779,400	\$ 1,360,000	\$ 680,000	\$ 5,293,400

Code * Potential Funding Sources

- GF** General Fund
- Priv** Private funds; Dedications; Donations
- Gr** Grants
- SDC** System Development Charges (not currently assessed by City of Gladstone)
- TBD** To Be Determined: Other funding sources needed for replacement, rehabilitation and general maintenance

Code Activity

- A** Acquisition
- D** Development
- R** Renovation / Repair
- PL** Planning / Design

Code Priority

- 1** High Priority
- 2**
- 3**

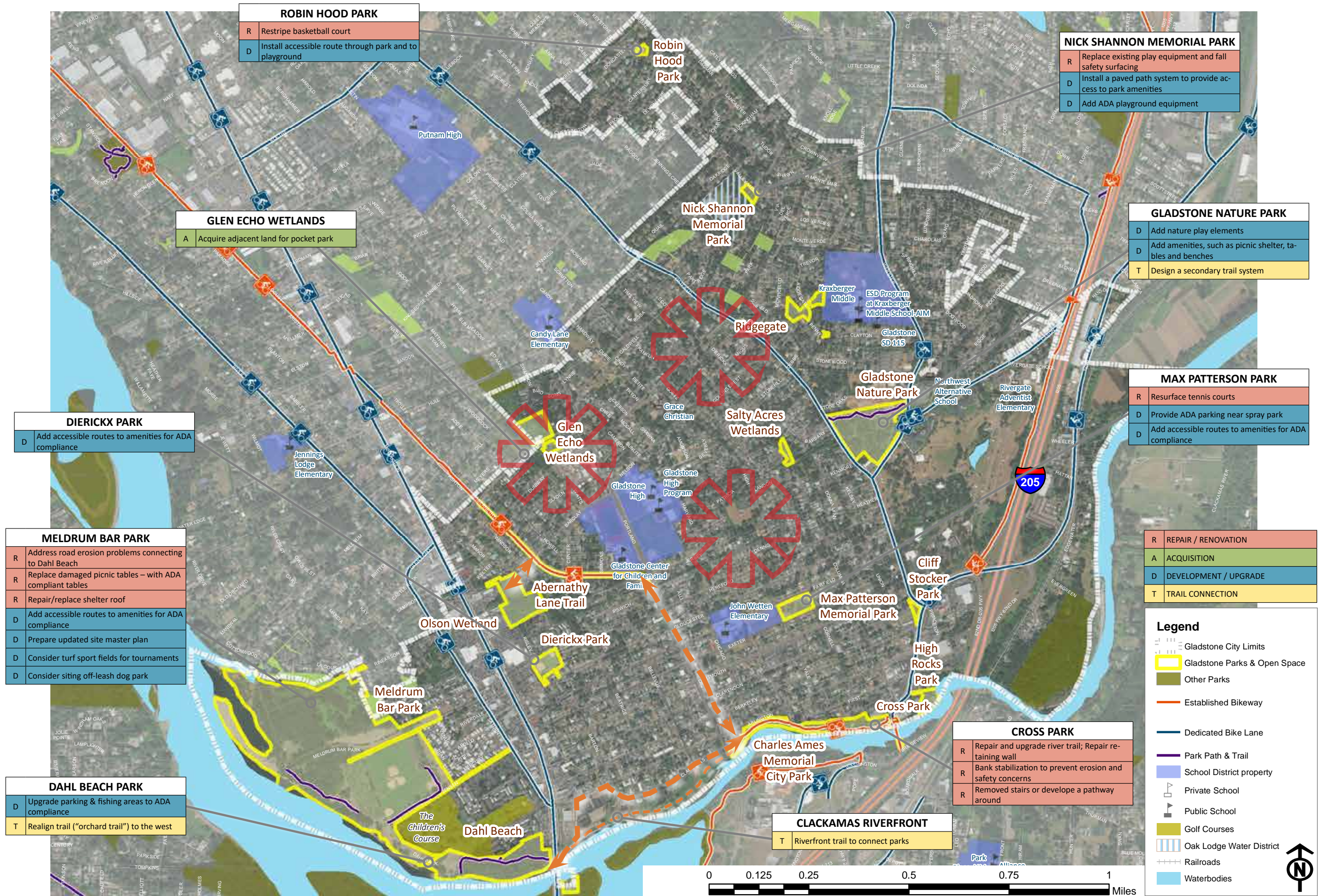
NOTES:

This CFP identifies planning-level cost estimates and does not assume the value of volunteer or other non-City contributions. Detailed costing may be necessary for projects noted.

This CFP is not an official budget and intended as a guiding document for City staff in the preparation of departmental budgets.

Funding sources noted represent those that may be viable given the specific project activities considered, and the order they are listed does not signify relevance.

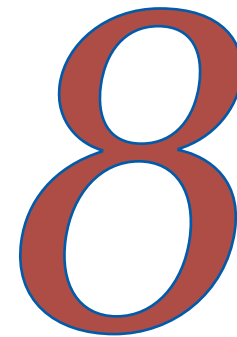
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Map 7: Proposed Capital Facility Projects



ACTION STRATEGIES



Tactics & Tools to Implement Projects



The goals and objectives that guided the identification of proposed projects for future park and recreation service delivery for Gladstone will require significant resources for successful implementation. The Capital Facilities Plan summarizes the estimated costs and proposed timing for individual projects.

During the development of this Plan, the assessment of current and future needs translated into additional system-wide strategies and CFP projects. The provision of park and recreation services will trigger the need for funding beyond current allocations and for additional operations and maintenance responsibilities.

Given that the operating and capital budget of the Public Works Department for the park system is limited, additional resources will be needed to leverage, supplement and support the implementation of proposed policies, programs and projects. The following highlights potential strategies to facilitate near-term direction on implementation of this Plan. Additionally, a review of potential implementation tools is attached as Appendix D and includes local financing, federal and state grant and conservation programs, acquisition methods and others.

ACTION STRATEGIES

PROJECT-LEVEL OPTIONS

Partner Coordination & Collaboration

Specific projects and goals identified in this Plan demand a high degree of coordination and collaboration with outside organizations and partners.

Continued coordination with the Gladstone School District will advance some projects in which resources can be leveraged to the benefit of the community. The City should maintain an open dialogue with the School District regarding the potential to support recreation programming for local youth and teens or outdoor-based programming that can provide service-learning opportunities for local youth (i.e., restoration or water quality projects) and serve the broader goals of both organizations.

Gladstone should explore partnership opportunities with regional health care providers and services, such as Providence and the Clackamas County Public Health Department, to promote wellness activities, healthy living and communications about the benefits of parks and recreation. For example, these groups could more directly cross-market services and help expand resident understanding of local wellness options, and they could sponsor a series of organized trail walks in Gladstone as a means to expand public awareness of local trail opportunities and encourage residents to stay fit.

The City also should consider promoting its history and identity as a regional crossroads through the cultivation of the Pow-Wow Tree. One idea could be to work with the local OSU Extension Service office to propagate cuttings or seedlings from the Pow-Wow Tree to give away at events or festivals to continue the lineage of this special tree and tell the story of the tree as an historic meeting place. A similar program is run for the Old Apple Tree in Vancouver, WA, which celebrates the oldest apple tree in the Northwest with ties to Fort Vancouver.

Developing or strengthening these types of partnerships will be essential for reaching the goals of the Plan and meeting the needs of the future park system. Partnerships may allow the City to share responsibilities for the financial, acquisition, development, planning and operational activities. Partnerships, like many relationships, require time to develop and establish the mutual values that keep the partners at the table, leverage all accumulated resources and lead to successful project or program implementation. City staff may need to grow to allow for the capacity to capture stronger partnerships.

Additionally, internal coordination among City staff involved with planning and development review functions can increase the potential of discrete actions in the review of development applications with consideration toward potential parkland acquisition areas, planned trail corridors and the need for easement or set-aside requests to more fully implement this Plan.

Volunteer & Community-based Action

Volunteers and community groups already contribute to the improvement of park and recreation services in Gladstone. Volunteer projects range from beach cleanups to wetland restoration projects. The City should maintain and update a revolving list of potential small works or volunteer-appropriate projects for the website, while also reaching out to the high schools via SOLVE to encourage student projects. While supporting organized groups and community-minded individuals continues to add value to the Gladstone parks system, volunteer coordination requires a substantial amount of staff time, and additional resources may be necessary to more fully take advantage of the community's willingness to support park and recreation efforts.

Grants & Appropriations

Several state and federal grant programs are available on a competitive basis, including Oregon State Parks, LWCF and FAST-Act. Pursuing grants is not a panacea for park system funding, since grants are both competitive and often require a significant percentage of local funds to match the request to the granting agency, which depending on the grant program can be as much as 50% of the total project budget. Gladstone should continue to leverage its local resources to the greatest extent by pursuing grants independently and in cooperation with other local partners.

Appropriations from state or federal sources, though rare, can supplement projects with partial funding. State and federal funding allocations are

particularly relevant on regional transportation projects, and the likelihood for appropriations could be increased if multiple partners are collaborating on projects.

Public-Private Partnerships

Public-private partnerships are increasingly necessary for local agencies to leverage their limited resources in providing park and recreation services to the community. Corporate sponsorships, health organization grants, conservation stewardship programs and non-profit organizations are just a few examples of partnerships where collaboration provides value to both partners. The City has existing partners and should continue to explore additional and expanded partnerships to help implement the recommendations in this Plan.

SYSTEM-WIDE OPTIONS

Although a variety of approaches exist to support individual projects or programs, the broader assessment of community needs suggests that additional, dedicated system-wide funding may be required to finance upgrades to and growth in the parks system. The inventory and assessment of the park system identified a backlog of deferred maintenance, park upgrades and ADA enhancements that must be addressed to ensure the provision of a safe, secure and accessible park system.

Local Funding - Bonds

According to the 2017-2019 Biennium Budget, Gladstone maintains reserve debt capacity, and bonded debt is

limited to 3% or less of total assessed value, as required by ORS 287.004. The selective use of general obligation bond capacity for park and recreation system enhancements should be discussed and considered in parallel with other needs for Citywide expenditures. Based on the community feedback conducted as part of this Plan, the development of additional waterfront access and a trail connection between Dahl Beach and Cross Park may warrant a review of financing alternatives and debt implications for such large capital projects, in addition to the consideration of polling voters regarding their potential support for such projects.

Parks Utility Fee

A parks utility fee is an ongoing fee (often billed monthly) that provides revenue for the needs of the park system. When charged by a city, such a fee can be an additional line item on an existing utility bill. The revenue earned can be used for both operational and capital needs, and it can be pledged to the debt service of revenue bonds. Establishment of a parks utility fee in Oregon requires compliance with legal requirements at both state and local levels. Several jurisdictions across Oregon have implemented and utilized a parks utility fee as supplemental funding to maintain and enhance their park systems. Gladstone should consider enacting a parks utility fee for the purpose of providing for the operation and maintenance of parks and facilities within the City and to ensure adequate resources are available for the sound and timely maintenance of existing recreation amenities. For reference, the survey conducted as part of this Plan showed local willingness to pay and support for parks, trails and recreation facilities.

Park & Recreation District

Another approach to financing park, recreation and trail needs is through the formation of a special district. Municipalities across Oregon have favored the creation of Park and Recreation Districts (PRD) to meet the recreational needs of residents, while also being sensitive to the set of demands placed on general purpose property tax funds. Bend and Willamalane are two examples of successful PRDs in Oregon. The Oregon Revised Statutes (Chapter 266) detail the formation and operation of such a district. Upon formation, the district would be managed by an elected board and have the authority to levy taxes, incur debt and issue revenue or general obligation bonds.

The City could also explore the potential of becoming part of the North Clackamas Parks and Recreation District (NCPRD), whose boundary lies immediately north and adjacent to Gladstone. Inclusion into NCPRD could be beneficial to the City in terms of park planning, development, and maintenance and operations, but city residents would be assessed a property tax to be part of NCPRD (currently \$0.54 per \$1,000 of assessed value for residential or commercial property) if they voted to annex into the District.

A feasibility study should be conducted to explore the potential, financial viability and voter support for a PRD – either a stand-alone district or inclusion into NCPRD. Such a study should examine the difference between local funding via a Parks Utility Fee and the property tax based PRD. In joining NCPRD, the City may lose some degree of autonomy for a similar or higher property tax assessed on Gladstone residents.

System Development Charges

Park System Development Charges (SDCs) are imposed on new development to meet the increased demand for parks resulting from the new growth. SDCs can only be used for the growth-related components of parkland acquisition, planning and/or park development. They cannot be used for operations and maintenance of parks and facilities or to rectify existing deficits in the park system. The City of Gladstone does not currently assess Parks SDCs, but the City municipal code accommodates the implementation of SDCs for parks.

Recognizing that Gladstone is substantially built out and is expected to grow only mostly from infill development, the implementation of a Parks SDC program may not be a viable option for the City. An improvement-based SDC program likely will not generate sufficient funds to be a benefit, given the ratio of existing deficits to growth-related demand and the administrative requirements of assessing and tracking funds on qualified projects. However, the City should assess the viability of a reimbursement-based SDC to recapture a portion of the capital costs associated with the development of the existing park system. Such an assessment should include a review of the projects from the CFP and an estimate of the percentage of SDC eligibility for each project.

Other Funding Tools

Appendix D identifies other implementation tools, such as grants and acquisition tactics, that the City could utilize to further the implementation of the projects noted in the CFP.

ENHANCING COMMUNICATIONS & OUTREACH

Many of the Plan recommendations will require the continued execution of effective communications and outreach. Promoting the City's park, recreation and trail system will require broader marketing and outreach that entails a combination of better signage, more public news coverage, enhanced wayfinding, enhanced user maps and information, expanded use of engaging social media, and intuitive website/online resources.

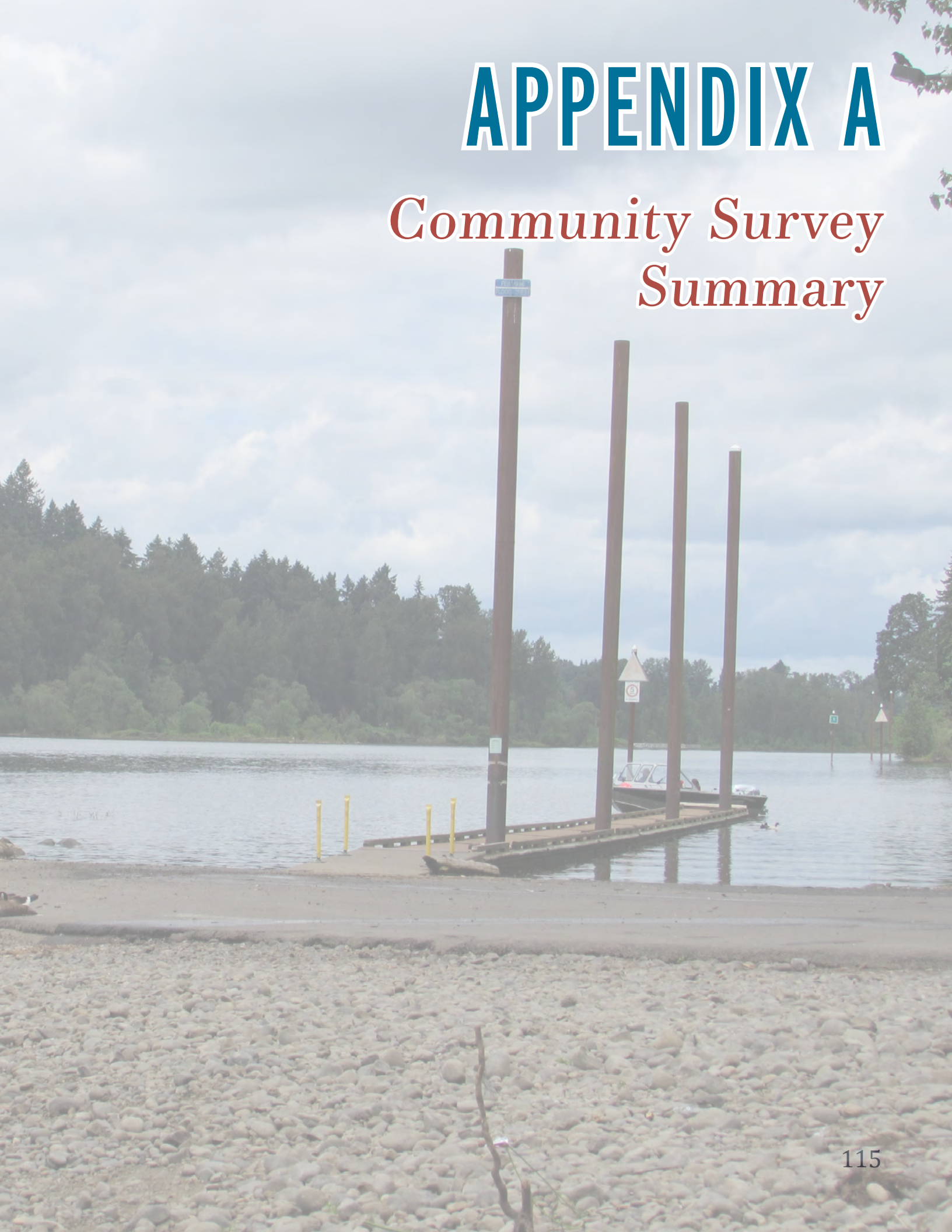
To enhance residents' awareness of Gladstone's park and recreation offerings, the City should:

- Frame its services around the goals of health, fitness, activity, nature and safety.
- Provide enhanced maps of parks and trails that are visually appealing and translatable to mobile devices.
- Provide wayfinding signage within the park and trail system to direct residents and visitors to the City's parks and facilities.
- Continue to improve the City's website and establish a social media presence to promote events, recreational and education programs, and volunteer activities.
- Continue to coordinate with web-based mapping applications, such as Google Maps, Uber mapping and others, to ensure park names and locations are shown correctly on these often used sites and improve access by users.

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APPENDIX A

Community Survey Summary





To: Jim Whynot, Gladstone Public Works Director
From: Steve Duh, Conservation Technix, Inc.
Date: March 31, 2017
Re: **City of Gladstone Parks Master Plan**
Community Survey Summary Results

Methodology

Conservation Technix is pleased to present the results of a survey of Gladstone’s general population that assesses residents’ recreational needs, preferences and priorities. In close collaboration with staff and Parks and Recreation Commissioners, Conservation Technix developed the 18-question survey that was estimated to take approximately five minutes to complete. A total of 554 completed surveys were recorded.

The survey was mailed to a random sample of 2,000 households in Gladstone on February 3, 2017. An online version of the survey was posted to the City of Gladstone’s website on the same day. Reminder postcards were mailed to the 2,000 households on February 21st. Information about the survey was provided on the City’s website home page and on the Park and Recreation Department’s subpage. It was promoted in the City’s monthly newsletter as well. The survey was also promoted during a public open house meeting held on March 9, 2017, that served as the first public meeting for the Parks and Recreation Master Plan, and attendees were encouraged to take the survey online with laptops provided at the meeting. The survey was closed on March 10th, and preliminary data were compiled and reviewed. In all, 370 responses were completed from the print version mail survey, and 184 responses were generated via the online link published on the City’s website.

This report includes findings on general community opinions. Since the survey was open to the general public and respondents were not selected solely through statistical sampling methods, the results are not necessarily representative of all Gladstone residents. Percentages in the report may not add up to 100% due to rounding.

DEMOGRAPHICS

The following table compares Gladstone’s demographics, based on the 2015 American Community Survey, to the respondents to the Gladstone Parks and Recreation Survey. The survey did not accommodate a controlled collection protocol, and response quotas by age or gender were not included.

Of the 554 residents who completed the survey, 31% were over 65 years old, 45% were between 45 and 65, 24% were between 20 and 45, and less than 1% were under 20 years old. Most (69%) have no children at home while the remainder had a single child (16%), two children (10%), or three or more children (5%). The majority of respondents (58%) live between Highway 99E and Oatfield Road, while most others (37%) live east of Oatfield Road. A small number of respondents live west of Highway 99E (3%) or outside the city (less than 1%).

In general, survey respondents were significantly more likely to be older adults as compared to Gladstone’s population in general.

Demographic group	US Census (2015) 11,741	Survey Respondents n = 554
Age		
Younger than 20	25.4%	0.6%
20 to 34	18.4%	7.5%
35 to 44	14.2%	16.3%
45 to 54	13.6%	17.1%
55 to 64	13.9%	27.6%
65 and older	14.6%	31.0%
Children Under 18 in Household		
No children	67.3%	68.9%
1 child	32.7% (all households	16.0%
2 children	with children under	10.4%
3 or more children	18 combined)	4.8%
Residency Location		
West of Highway 99E	n/a	3.5%
Between Hwy 99E & Oatfield Rd	n/a	58.7%
East of Oatfield Rd	n/a	36.7%
Don't live in Gladstone	n/a	0.8%

KEY FINDINGS

AWARENESS AND PERCEPTIONS

Community Value of Parks and Recreation

Eight in ten residents feel that parks and recreation opportunities are essential to the quality of life in Gladstone. An additional 14% believe that they are important to quality of life, but not really necessary. Approximately 3% believe parks and recreation are “a luxury that we don’t need”.

When you think about the things that contribute to the quality of life in Gladstone, would you say that public parks and recreation opportunities are... (Q2)

Response options	Response Percent	
Essential to the quality of life here	82%	96%
Important, but not really necessary	14%	
More of a luxury that we don’t need	3%	
Don’t know	1%	

Similarly, an overwhelming majority of respondents (91%) feel that Gladstone’s parks and recreation services are important to the community’s quality of life, regardless of their use of the services. Residents between ages 35 and 44 were more likely to feel that “members of my household use parks and recreation programs on a regular basis, and I believe that these facilities are important to quality of life.” than all other age groups. Residents 65 and older were less likely to agree with this statement than other groups.

Which one of the following statements comes closest to the way you feel about parks in Gladstone? (Q3)

Response options	Response Percent	
Members of my household use parks on a regular basis, and I believe that these facilities are important to quality of life.	55.8%	91%
Although members of my household do not use parks frequently, I believe that they are important to quality of life.	35.2%	
Parks do not currently play an important role in my life or the life of my immediate family members.	9.0%	

Satisfaction with Parks and Recreation

More than three-quarters (79%) of respondents indicated that they are very or somewhat satisfied with the overall value they receive from parks and recreation in Gladstone. Less than 15% of respondents are very or somewhat dissatisfied. Approximately 7% of respondents answered “Don’t know”, which is similar to the percentage of respondents who stated that parks do know currently play a role in their or their family’s life (*see Question 3 above*).

Please rate your satisfaction with the overall value your household receives from the City of Gladstone for parks and recreation opportunities. (Q5)

Satisfaction rating	Response Percent
Very Satisfied	27.6%
Somewhat Satisfied	51.4%
Somewhat Dissatisfied	11.8%
Very Dissatisfied	2.8%
Don't Know	6.5%

Information Sources

City residents obtain information about park and recreation facilities and programs from a variety of sources. The City's newsletter is a popular source of information and used by nearly 85% of survey respondents. Family and friends, social media and signs at parks are sources of information for approximately one-third of respondents. School fliers/newsletters and community event signs reach approximately one-quarter of respondents. The least popular sources of information include the newspaper, the city's website, internet/search engines, and conversations with City staff.

Notably, the City's newsletter and family/friends are popular sources of information for residents of all ages. Other sources of information are less popular, but may still provide information to certain segments of the population. For example, social media, the internet, and school fliers are more popular sources with younger residents – though residents of all ages gain information from these sources. Newspapers are used most by older respondents, including 16% of those between 55 and 64 years of age and 30% of those over 65.

From the following list, please check ALL the ways that your household has learned about Gladstone's parks, recreation programs and events during the past 12 months. (Q15)

Response options	Response Percent
City newsletter	85.0%
From family, friends and neighbors	48.8%
Signs at parks	37.3%
Social media	30.3%
Community event signs	27.0%
School fliers/newsletters	24.5%
Newspaper	17.8%
City website	16.2%
Internet/Search engine	14.7%
Conversations with City Staff	6.6%
Other	6.4%

PUBLIC USE OF PARK & RECREATION FACILITIES

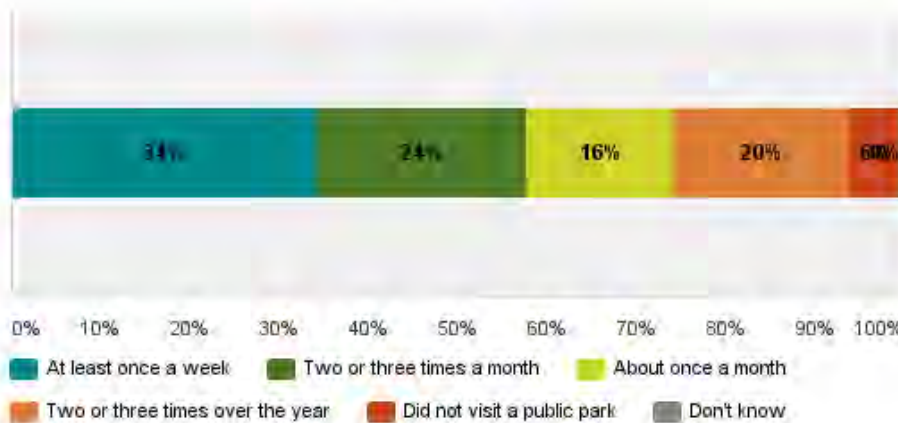
The City asked residents a number of questions about respondents use of parks and recreational facilities in Gladstone

Frequency of Park Use

Respondents were asked how often they, or members of their household, visited parks or recreation facilities over the past year. Nearly three quarters (74.1%) of respondents replied that they, or member of their household, visited a park or recreation facility at least once per month in the past year. More than one in three visited at least once a week (34%). Less than 6% of respondents did not visit a park or facility at all.

Younger respondents were more likely to visit parks frequently - 82% of respondents between 20 and 34 years old visit at least once a month, as compared to 63% of respondents over the age of 65. Residents of neighborhoods west of Highway 99E were more likely to be frequent park visitors than residents of other areas: 50% visit a park at least once a week, compared to 39% of residents east of between Highway 99E and Oatfield Road, and 26% of residents east of Oatfield Road.

How many times over the past year have you or members of your household visited a public park or recreation facility in Gladstone? (Q6)



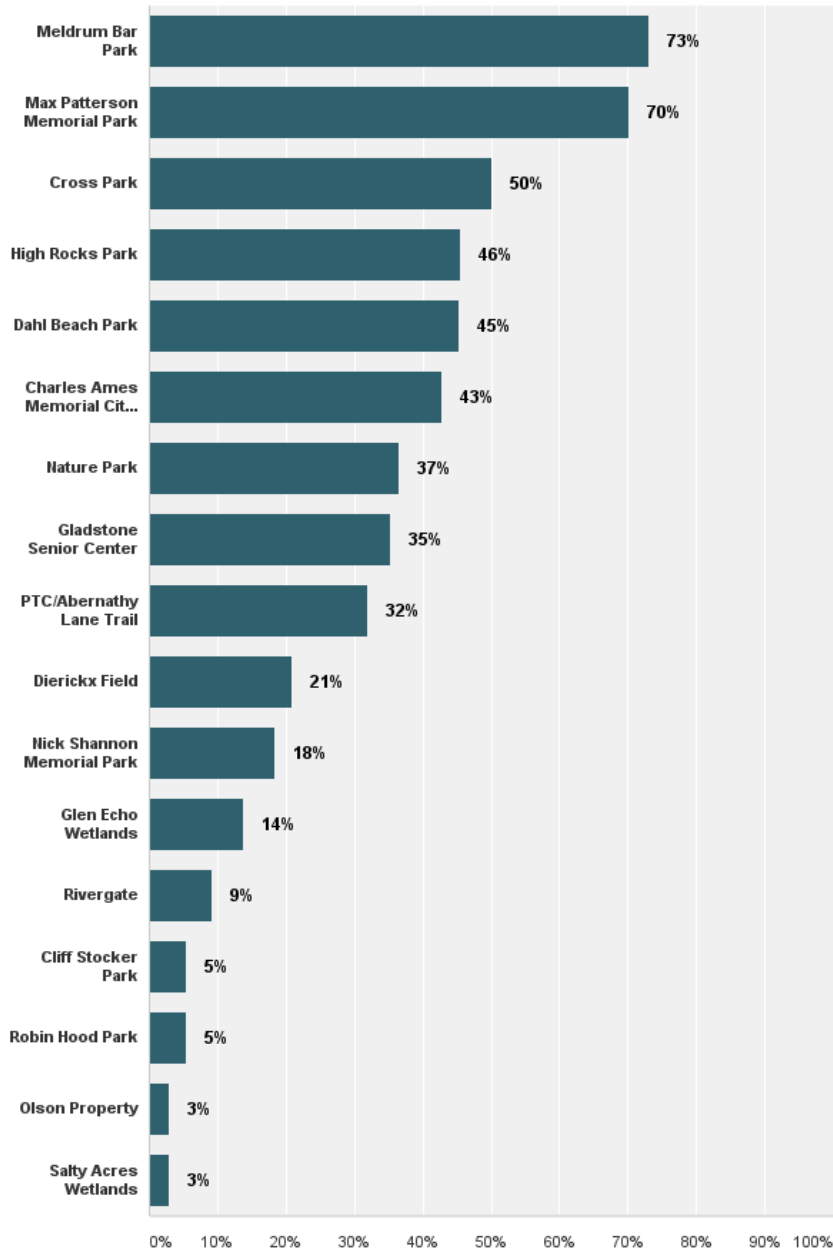
Park & Recreation Facility Use

The City asked residents which parks and recreation facilities they, or members of their household, have visited. Some City parks and recreation facilities were visited more than half of respondents while others were significantly less popular. The most popular parks were Meldrum Bar Park (73% of respondents), Max Patterson Memorial Park (70%), and Cross Park (50%) - over half of residents have visited at least one of these parks in the past year. The City’s other river parks - High Rocks Park and Dahl Beach Park, are also popular with residents – 45% of respondents have used them in the past year.

Five City parks - Rivergate, Cliff Stocker Park, Robin Hood Park, Salty Acres Wetlands, and the Olson Property - were visited by less than 10% of respondents, the lowest rate for City parks.

Generally, respondents who live near parks are most likely to report using them. However, some park and recreation facilities – Dahl Beach Park, Dierickx Field, High Rocks Park, Cross Park, and Max Patterson Memorial Park – attract visitors from across the city. Residents over the age of 65 were more likely to have visited the Gladstone Senior Center than younger residents.

From the following list, please check all the City of Gladstone parks and facilities you and members of your household have used or visited in the past 12 months. (Q7)



Reasons for Not Visiting More Frequently

Residents were asked why they do not use City of Gladstone parks or recreation facilities more often. Approximately one in five respondents cited being too busy, not knowing what is offered, or “none of the above” as their reason.

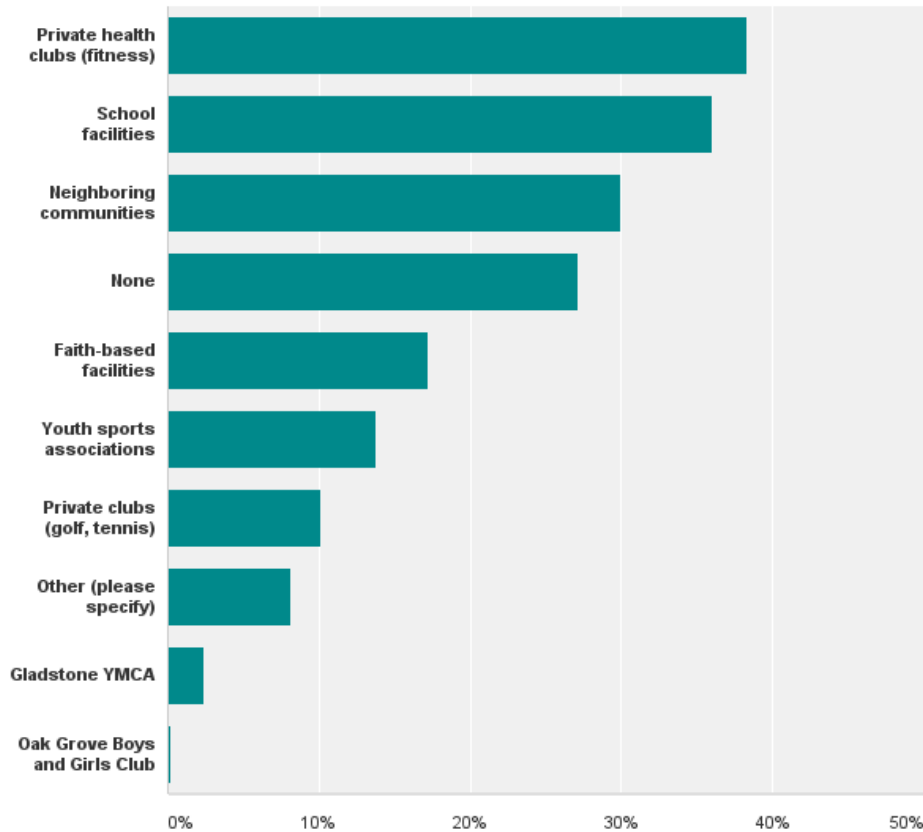
Please CHECK ALL the reasons why your household does not use City of Gladstone parks or recreation facilities more often. (Q10)

Response Choices	Response rate
None of the above	23.16%
Too busy to use parks and facilities	20.63%
I do not know what is offered	19.58%
Other (please specify)	18.95%
Facility or program is not offered	18.32%
Use parks or facilities provided by another city or organization (such as Oregon City, YMCA, private fitness clubs)	14.95%
Parks do not have the right equipment	14.53%
Do not feel safe in park or facility	13.05%
Parks and facilities are not well maintained	10.53%
No reservations available for picnic shelters	9.05%
Parks and facilities are too far from my home	7.37%

Use of Non-City Recreational Facilities

Non-City recreation facilities play an important role in meeting Gladstone residents’ needs. Over two-thirds of respondents use at least one facility provided by another public agency or private organization. For example, many survey respondents use private health clubs (38%), school facilities (36%), and parks or recreation facilities in neighboring communities (30%).

Have you or other members of your household used facilities from any of the following organizations for parks, recreation or program offerings during the past year? (Q13)

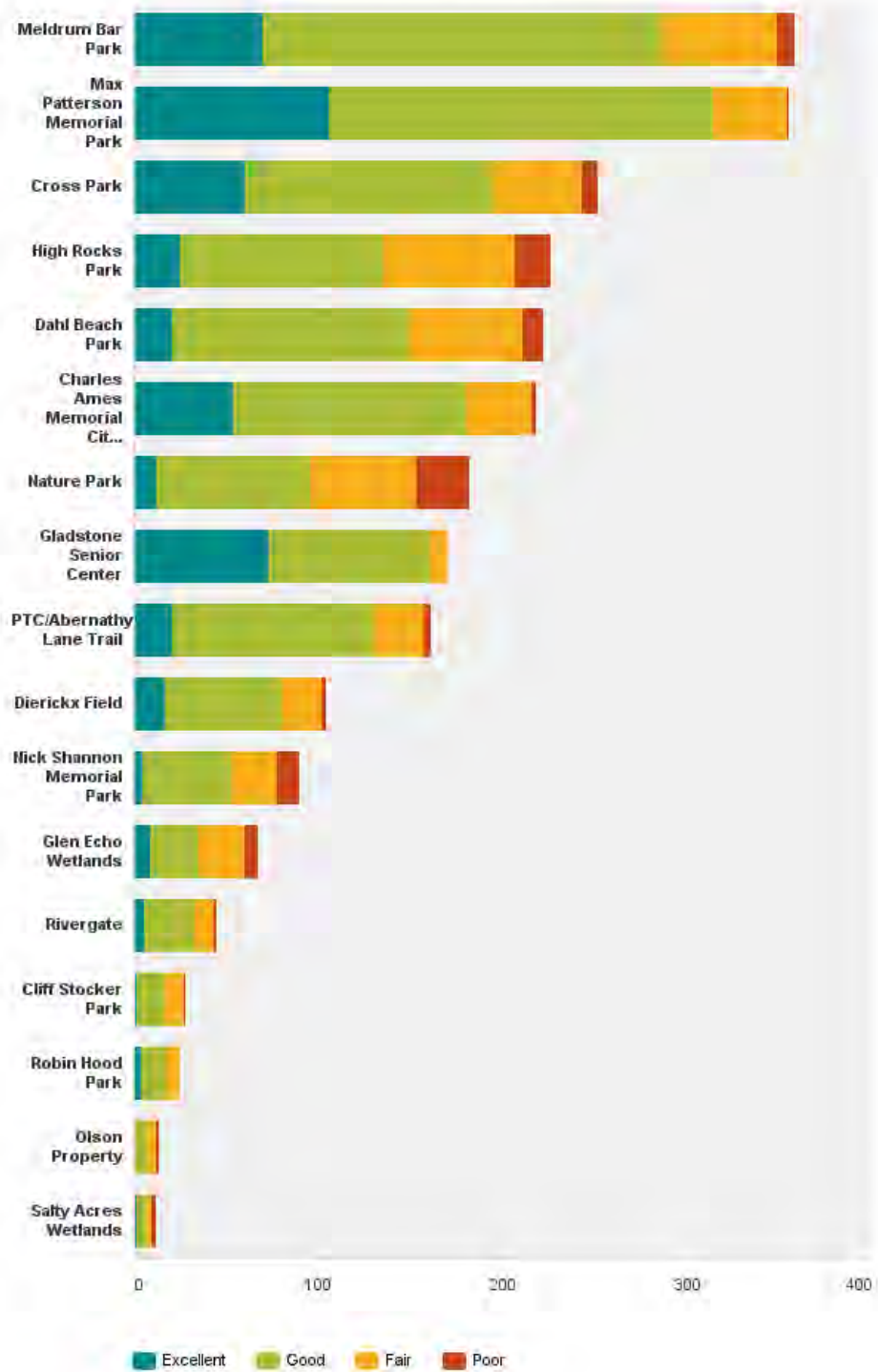


FACILITY PRIORITIES

Rating of Park Condition

Survey respondents were asked to rate the general condition of parks and recreation facilities that they had visited. Residents were most critical of the condition of Nature Park (48% of the 182 respondents who had visited the park rated its condition as either ‘fair’ or ‘poor’), Glen Echo Wetlands (47% of 67 visitors), Nick Shannon Memorial Park (41% of 90 visitors), and High Rocks Park (40% of 226 visitors). The Olson Property and Salty Acres Wetlands also had a high percentage of respondents rate their condition as either ‘fair’ or ‘poor’, but these parks had few visitors. The Gladstone Senior Center received the highest ratings for condition, with 43% of respondents who visited in the past year rating the condition as ‘excellent’.

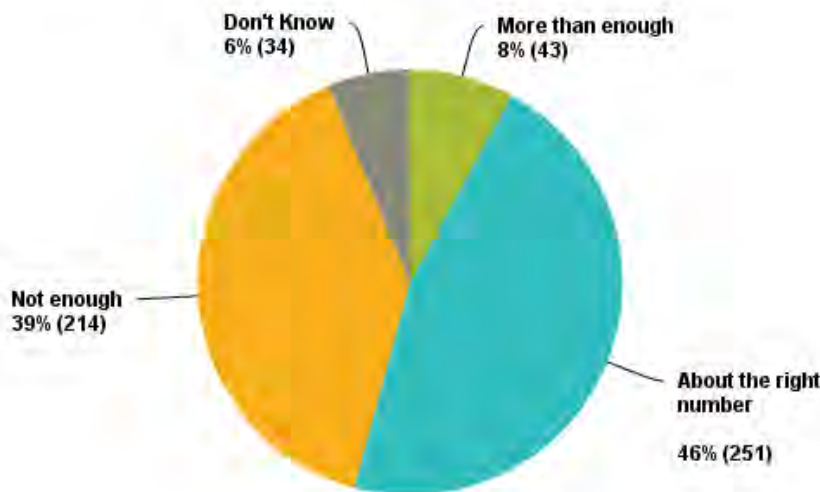
How would you rate the maintenance and upkeep of the parks and facilities you visited? (Q8)



Need for additional park and recreation opportunities

Slightly less than half of residents (54.4%) feel there are “about the right number” of park and recreation opportunities in Gladstone. Approximately 39% believe there are not enough opportunities, while 8% believe there are more than enough. Younger residents (under 34 years old) are significantly more likely to feel there are not enough park and recreation opportunities in the city than older residents. Residents answered this question similarly regardless of which part of the city they live in.

When it comes to meeting the needs of the community, would you say there are... (Q4)

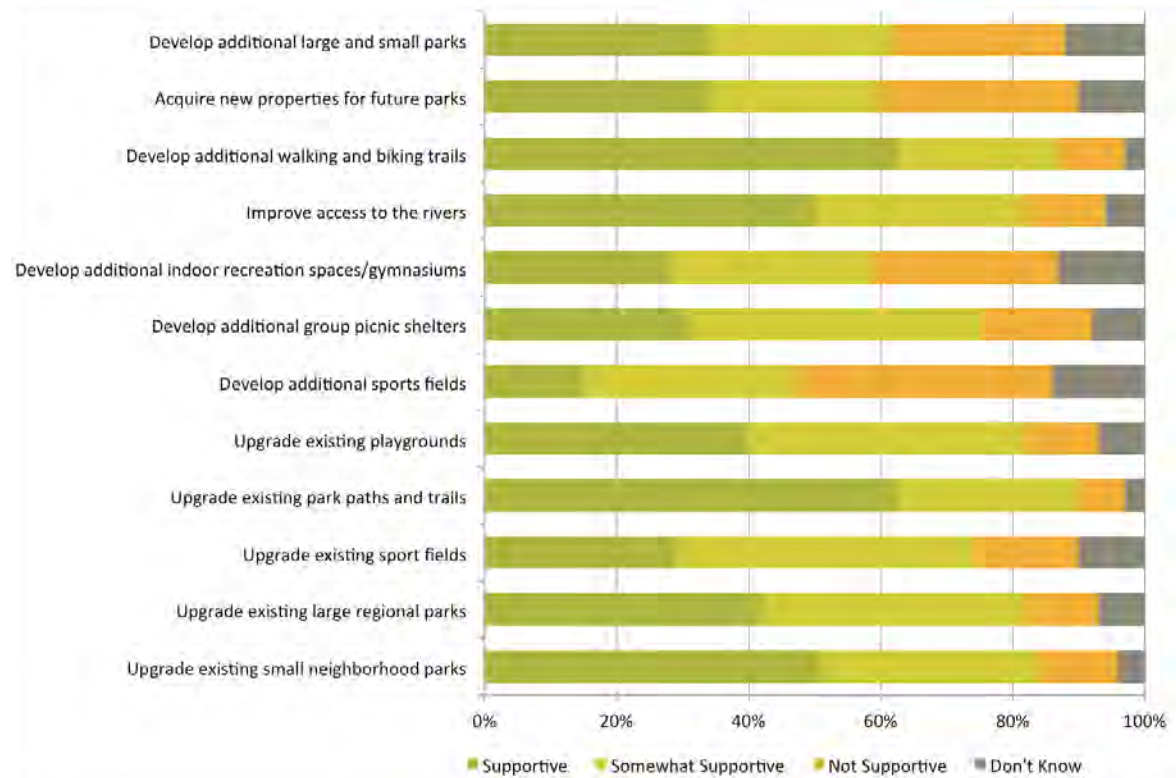


Park and Facility Improvement Priorities

Survey respondents were presented with a list of potential improvements to Gladstone’s parks and recreation system, including upgrades to existing facilities and development of new facilities. Over half of respondents were very or somewhat supportive of nearly all improvements listed. More than three-quarters of respondents supported upgrading existing and developing new walking and biking trails, upgrading existing neighborhood parks, improving access to the rivers; upgrading large regional parks, and upgrading picnic shelters and playgrounds. Between 50% and 74% respondents supported a variety of other park improvements including upgrading sports fields; developing small and large parks; acquiring properties for future parks; and developing new indoor recreation spaces. Of the responses to this question, fewer supported developing additional sports fields (48%).

Younger residents – particularly those between 35 and 44 years of age - were generally more than twice as likely to support park and recreation improvements than residents over 55. Residents who live between Highway 99E and Oatfield Road were most supportive of upgrading and creating new walking and biking trails.

The following are major actions that the City of Gladstone could take to UPGRADE and DEVELOP parks and recreation facilities. Please indicate whether you would be very supportive, somewhat supportive, not sure, or not supportive of each action by checking the box next to the action. (Q11)



A second question asked about resident priorities for expanding or improving recreational opportunities. Similarly, high percentages of respondents supported expanding or improving walking and hiking trails (70%) as well as a water trail along the river (60%). A plurality of respondents supported expanding community events and festivals, off-leash dog, and nature/wildlife watching opportunities. Less popular responses included playing baseball/softball, playing soccer/lacrosse/football, skateboarding and BMX, and geocaching - all with 11-12% support.

Are there types of recreational opportunities you think the city should expand or improve in Gladstone? (Q9)

Response options	Response Percent
Walking & hiking trails	70%
Water trail along the river	60%
Community events and festivals	46%
Off-leash dog opportunities	42%
Nature/wildlife watching	42%
Picnicking	39%
Bike riding	39%
Access to indoor fitness & health equipment	31%

Community gardens	30%
Arts, dance, music & cultural classes	29%
Gymnasiums for indoor sports	20%
Disc (frisbee) golf	16%
Playing baseball or softball	12%
Playing soccer/lacrosse/football	11%
Skateboarding or BMX	11%
Geocaching	11%

Willingness to pay to support park improvements

The City asked residents about their willingness to pay additional fees or taxes to support the improvement and development of parks, trails and recreation facilities. Nearly three quarters of residents (74%) were willing to pay at least \$4 per month to fund improved recreational opportunities, with a slight majority (53%) willing to pay \$6 or more. Nearly one in three respondents were willing to pay at least \$10 per month.

Approximately one in three respondents over 55 would prefer to spend less than \$4 per month to fund park and recreation improvements. This represents a higher percentage of respondents than in younger age groups.

The costs to improve and develop parks, trails and recreation facilities may need to be paid through additional fees paid by participants and/or taxes paid by the community. Knowing that, what is the maximum amount of additional money you would be willing to pay to develop and operate the types of parks, trails and recreation facilities that are most important to your household? (Q14)



RECREATION PROGRAM PRIORITIES

Recreational opportunities

Respondents were asked whether existing recreational programs and activities were adequate. Very few respondents (less than 3%) felt the City should reduce offerings of any of its recreational programs. More than six in ten respondents felt the City should provide more special events and teen activities. Respondents were relatively evenly split on whether they thought the City provided adequate offerings for each other type of program, or whether more are needed.

At the present, the City of Gladstone offers very limited recreation programming, but it is considering options to expand service. For each activity, please mark whether you think there should be more of this type of activity available, whether the current program offerings are adequate, or whether there should be less of this activity available. (Q12)

	More Offerings are Needed	Current Offerings are Adequate	Fewer Offerings are Needed
Special events, such as concerts, festivals, movies & community fun runs	63%	35%	1%
Teen activities for middle school or high school age youth	63%	35%	2%
Arts programs, such as music, dance, arts & crafts	49%	48%	3%
Youth sports programs and camps, such as tennis, basketball, soccer and dance	48%	50%	2%
Adult sports and fitness classes, such as pickleball and yoga	48%	50%	2%
Programs for adults 55 and over, such as classes, trips, and drop-in activities	47%	51%	2%
Educational classes, such as technology, natural history, safety & health	43%	54%	3%

A copy of the survey instrument follows.



City of Gladstone

Community Survey on Park & Recreation Preferences

Dear Gladstone Community Member:

The City of Gladstone is conducting a short survey to assess the recreational needs of community members to prepare its first citywide Parks Master Plan. The new Plan will establish a path forward for providing high quality, community-driven parks and recreation amenities throughout the city. The Plan will establish goals and recommend specific projects for the city's parks and recreational facilities for the next 5-10 years. Final review of the Plan tentatively is targeted for Summer 2017.

Your participation is crucial to the success of this project. The survey consists of 16 questions regarding current use of facilities, preferred activities, and support for future improvements. It takes on average about 5-6 minutes to complete, and residents of all ages are encouraged to participate.

Take the survey now online at www.ci.gladstone.or.us

Thank you in advance for participating!

1. **When you think about the things that contribute to the quality of life in Gladstone, would you say that public parks and recreation opportunities are... (check one option)**
 - Essential to the quality of life here
 - Important, but not really necessary
 - More of a luxury that we don't need
 - Don't Know

2. **Which one of the following three statements comes closest to the way you feel about parks and recreation in Gladstone?**
 - Members of my household use parks and recreation programs on a regular basis, and I believe that these facilities are important to quality of life.
 - Although members of my household do not use parks or recreation programs frequently, I believe that they are important to quality of life.
 - Parks and recreation programs do not currently play an important role in my life or the life of my immediate family members.

3. **When it comes to meeting the needs of the community, would you say there are...**
 - More than enough parks and recreation opportunities in Gladstone
 - About the right number
 - Not enough parks and recreation opportunities in Gladstone
 - Don't Know

4. **Please rate your satisfaction with the overall value your household receives from the City of Gladstone for parks and recreation opportunities.**
 - Very Satisfied
 - Somewhat Satisfied
 - Somewhat Dissatisfied
 - Very Dissatisfied
 - Don't Know

5. **How many times over the past year have you or members of your household visited a public park or recreation facility in Gladstone?**
 - At least once a week
 - Two or three times a month
 - About once a month
 - Two or three times over the year
 - Did not visit a public park
 - Don't know

Save a stamp! Take this survey online at the City's website:
<http://www.ci.gladstone.or.us>
 Or send it back in the self-addressed envelope provided.
Thank you in advance for participating!

6. Please indicate if YOU or any member of your HOUSEHOLD has used any of the following parks and recreation facilities listed below. If YES, please indicate how you would rate the condition of the park or recreation facility.

Site Name	Have you visited in the past year?		If YES, how would you rate the maintenance and upkeep of the Gladstone parks you have visited?			
	No	Yes	Excellent	Good	Fair	Poor
Charles Ames Memorial City Park	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Cliff Stocker Park	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Cross Park	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Dahl Beach Park	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Dierckx Field	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Glen Echo Wetlands	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Nature Park	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Olson Property	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Rivergate	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Salty Acres Wetlands	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
High Rocks Park	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Max Patterson Memorial Park	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Meldrum Bar Park	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Nick Shannon Memorial Park	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Robin Hood Park	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
PTC/Abernathy Lane Trail	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Gladstone Senior Center	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

7. Are there types of recreational opportunities you think the city should expand or improve in Gladstone?

- | | |
|---|--|
| <input type="checkbox"/> Walking & hiking trails | <input type="checkbox"/> Water trail along the Willamette and/or Clackamas Rivers |
| <input type="checkbox"/> Playing baseball or softball | <input type="checkbox"/> Gymnasiums for indoor sports, like basketball or volleyball |
| <input type="checkbox"/> Nature / wildlife watching | <input type="checkbox"/> Skateboarding or BMX |
| <input type="checkbox"/> Bike riding | <input type="checkbox"/> Community events and festivals |
| <input type="checkbox"/> Playing soccer / lacrosse / football | <input type="checkbox"/> Access to indoor fitness & health equipment |
| <input type="checkbox"/> Picnicking | <input type="checkbox"/> Arts, dance, music & cultural classes |
| <input type="checkbox"/> Off-leash dog opportunities | <input type="checkbox"/> Community gardens |
| <input type="checkbox"/> Disc (frisbee) golf | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Geocaching | |

8. Please CHECK ALL the reasons why your household does not use City of Gladstone parks or recreation facilities more often.

- | | |
|---|--|
| <input type="checkbox"/> Facility or program is not offered | <input type="checkbox"/> Too busy to use parks and facilities |
| <input type="checkbox"/> Parks and facilities do not have the right equipment | <input type="checkbox"/> Use parks or facilities provided by another city or organization (such as Oregon City, YMCA, private fitness clubs) |
| <input type="checkbox"/> Parks and facilities are not well maintained | <input type="checkbox"/> I do not know what is offered |
| <input type="checkbox"/> Do not feel safe in park or facility | <input type="checkbox"/> None |
| <input type="checkbox"/> Parks and facilities are too far from my home | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> No reservations available for picnic shelters | |

Community Survey on Parks & Recreation Preferences



9. The following are major actions that the City of Gladstone could take to UPGRADE and DEVELOP parks and recreation facilities. Please indicate whether you would be very supportive, somewhat supportive, not sure, or not supportive of each action by checking the box next to the action.

	Very Supportive	Somewhat Supportive	Not Supportive	Don't Know
Upgrade existing small neighborhood parks	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Upgrade existing large regional parks	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Upgrade existing sport fields	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Upgrade existing park paths and trails	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Upgrade existing playgrounds	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Develop additional sports fields	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Develop additional group picnic shelters	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Develop additional indoor recreation spaces/gymnasiums	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Improve access to the rivers	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Develop additional walking and biking trails	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Acquire new properties for future parks	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Develop additional large and small parks	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

10. At the present, the City of Gladstone offers very limited recreation programming, but it is considering options to expand service. For each activity, please mark whether you think there should be more of this type of activity available, whether the current program offerings are adequate, or whether there should be less of this activity available.

Type of Program / Activity	Do you think there should be more or less of this type of activity available?		
	More Needed	Current Offerings are Adequate	Fewer Needed
Youth sports programs and camps, such as tennis, basketball and soccer	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Adult sports and fitness classes, such as yoga and softball	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Arts programs, such as music, dance, arts and crafts	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Special events, such as concerts, festivals, movies & community fun runs	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Educational classes, such as technology, natural history, safety and health	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Teen activities for middle school or high school age youth	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Programs for adults 55 and over, such as classes, trips, and drop-in activities	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

11. Have you or other members of your household used facilities from any of the following organizations for parks, recreation or program offerings during the past year?

- | | |
|--|---|
| <input type="checkbox"/> Oak Grove Boys and Girls Club | <input type="checkbox"/> Private clubs (golf, tennis) |
| <input type="checkbox"/> Gladstone YMCA | <input type="checkbox"/> Private health clubs (fitness) |
| <input type="checkbox"/> School facilities | <input type="checkbox"/> Faith-based facilities |
| <input type="checkbox"/> Youth sports associations | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Neighboring communities | <input type="checkbox"/> None |

12. The costs to improve and develop parks, trails and recreation facilities may need to be paid through additional fees paid by participants and/or taxes paid by the community. Knowing that, what is the maximum amount you would be willing to pay to develop and operate the types of parks, trails and recreation facilities that are most important to your household?

- \$12-\$15 per month
- \$10-\$11 per month
- \$8-\$9 per month
- \$6-\$7 per month
- \$4-\$5 per month
- Less than \$4 per month

13. From the following list, please check ALL the ways that your household has learned about Gladstone's parks, recreation programs and events during the past 12 months.

- | | |
|---|--|
| <input type="checkbox"/> City newsletter | <input type="checkbox"/> Conversations with City staff |
| <input type="checkbox"/> City website | <input type="checkbox"/> School fliers/newsletters |
| <input type="checkbox"/> Social media | <input type="checkbox"/> Community event sign |
| <input type="checkbox"/> From family, friends and neighbors | <input type="checkbox"/> Signs at parks |
| <input type="checkbox"/> Internet/Search Engine | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Newspaper | |

These last questions help us understand whether we have a cross section of the community. It's important that you provide a response to each question. Please remember your answers are confidential.

14. How many children under age 18 live in your household?

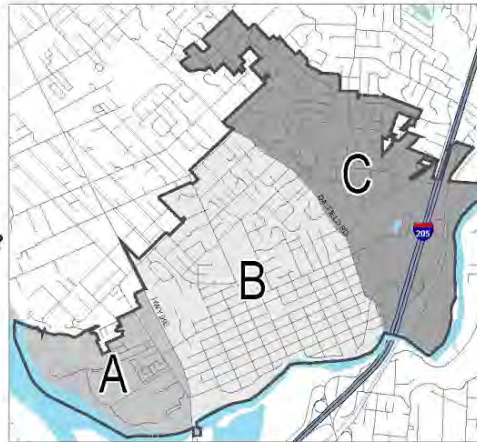
- | | |
|----------------------------|------------------------------------|
| <input type="checkbox"/> 0 | <input type="checkbox"/> 2 |
| <input type="checkbox"/> 1 | <input type="checkbox"/> 3 or more |

15. What is your age?

- | | |
|--|---------------------------------------|
| <input type="checkbox"/> Younger than 20 | <input type="checkbox"/> 45 to 54 |
| <input type="checkbox"/> 20 to 34 | <input type="checkbox"/> 55 to 64 |
| <input type="checkbox"/> 35 to 44 | <input type="checkbox"/> 65 and older |

16. Using the map, in which section of Gladstone do you live?

- (A) West of Highway 99E
- (B) Between Oatfield Road and Highway 99E
- (C) East of Oatfield Road
- Don't know
- Don't live in Gladstone



Thank you for taking the time to complete this survey!

Your input and insights will be used to help guide the development of the Gladstone Parks Master Plan.

Save a stamp! Take this survey online:

<http://www.ci.gladstone.or.us>

Check the City's website for more information about the citywide Parks Master Plan project.

The City of Gladstone is utilizing the services of a consultant team who specializes in park and recreation planning.

Please return your completed survey in the enclosed Return-Reply Envelope addressed to:
Conservation Technix Inc.
PO Box 12736
Portland, OR 97212

Save the Date!

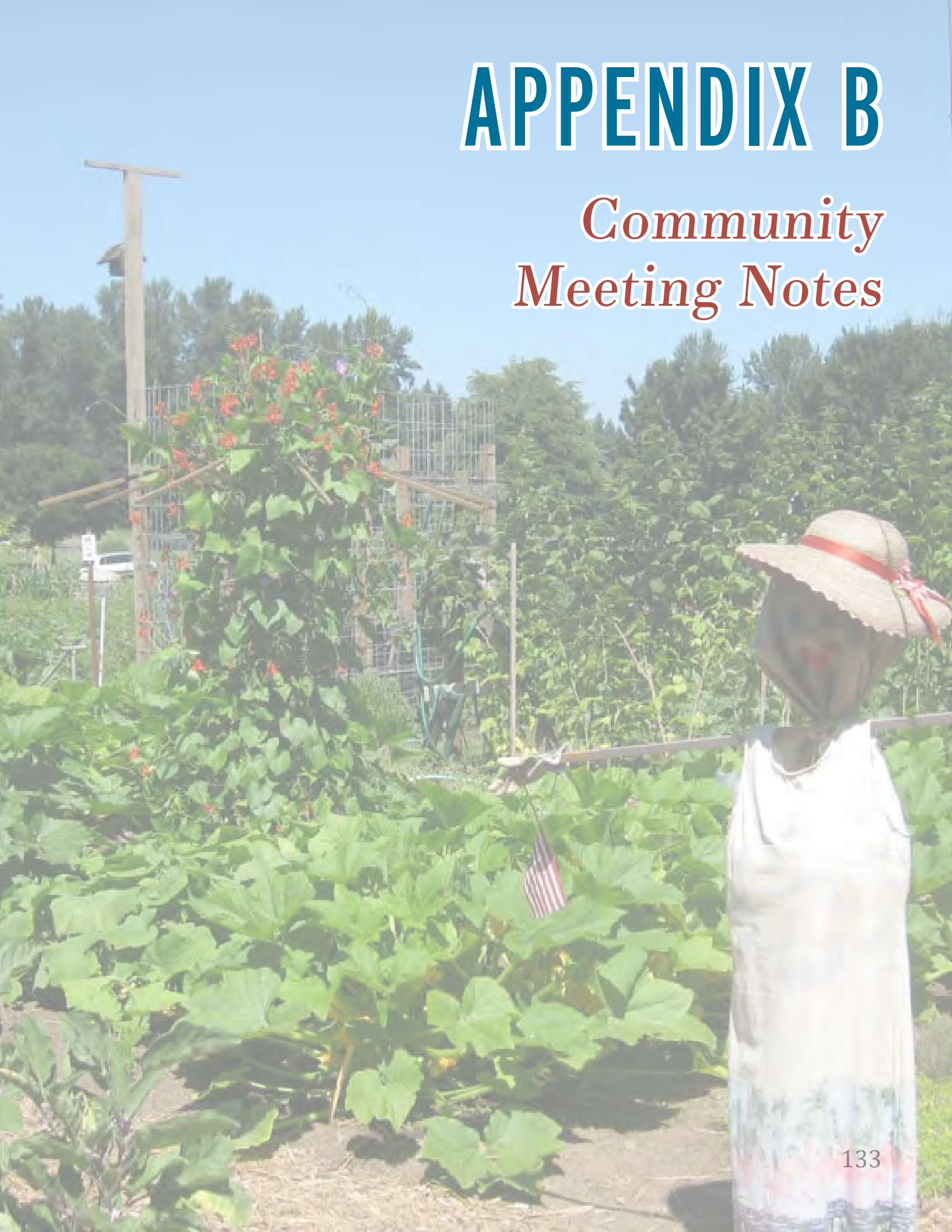
**Open House Meeting on
March 9, 2017**

An open house on March 9th at Gladstone City Hall will launch the public conversation on the parks plan.

Please drop in between the hours of 6:00 – 8:00 p.m. to share your ideas and visions for the future of Gladstone's park and recreation opportunities.

APPENDIX B

Community Meeting Notes





MEETING NOTES

PROJECT NUMBER: # 16-087PLN ISSUE DATE: March 15, 2017
 PROJECT NAME: Gladstone Citywide Parks Master Plan

RECORDED BY: Steve Duh
 TO: FILE
 PRESENT: Members of the public
 Staff from City of Gladstone
 Members of City Council and Parks & Recreation Board
 Project team members from Conservation Technix and MacKay Sposito

SUBJECT: Parks Master Plan: Open House Meeting Notes (March 9th)

Community members were invited to an open house on Thursday, March 9, 2017 from 6:00 - 8:00 p.m. at Gladstone City Hall. The project team prepared informational displays covering the major themes of the Parks Master Plan. These displays included Project Overview, Parks & Outdoor Recreation, Recreation Programs, Trails & Linkages, Parks & Trails Maps, and Investing in the Future. Attendees were encouraged to talk to project team members, record their comments, take the online survey and complete a written comment card.

City staff and project team staff engaged with participants to explore proposed recommendations and general needs and interests for park and recreation in Gladstone.

COMMENTS FROM DISPLAY STATIONS

The following represents a summary of the comments received during the evening meeting.

Written Comments from Flip Charts

- Dog parks – should be dedicated space; unfenced (look at Mary S Young Park and Oaks Park as examples); need parking to support dog parks (+1)
- There is a problem with people camping in Park
- Need basic services at all parks – water, restrooms, trash cans
- Community garden (+1)
- Need more parking at the Gladstone Nature Park – with safe walking access to the park; space for more parking near house at NE corner
- The lot to the south of the Nature Park is being divided. The City should buy this (add sewer/water access to park)
- Rentable picnic shelters
- Small RV park (similar to Oregon City)
- Outdoor amphitheater, concerts
- Institute a No Smoking in Parks program
- Start outdoor exercise programs for seniors (tai chi, yoga)
- Property by Meldrum & Rinearson – when acquired, what is there, size, planned use and development? Is there any access to Rinearson – haven't been able to find one other than through private property.

Parks Master Plan: Open House Meeting Notes (March 9th)

Gladstone Citywide Parks Master Plan

Project Number # 16-087PLN

Page 2

- Use more citizens and community ideas for less money

Investing For The Future (tally dot voting)

- 12 - Multi-Use, Paved Trails
- 8 - Nature park
- 8 - Picnic Shelters
- 7 - Land for Future Parks
- 6 - Waterfront Access
- 2 - Playgrounds
- 1 - Sport Fields
- 1 - Designated off-leash dog parks
- 1 - Community Markets (farmers, business, etc.)
- 0 - Sport Courts

Map Comments

- Acknowledge Pow Wow Tree history
- Acknowledge the watershed linkages between Glen Echo – Olson – Meldrum
- Considered options for shared use of church lands
- Add walkshed area around the Nature Park
- Look at the proximity of Kraxberger Middle School to Nature Park as opportunity for outdoor school activities, etc.
- Add pedestrian connection between Dahl Park and Charles Ames Memorial City Park
- Community garden near senior center (raised beds) and at Cliff Stocker Park
- Glen Echo Wetlands – good location for nature park/boardwalks; no parking available
- Add dog park to Meldrum Bar Park
- There is an existing trail north along Beatrice near Ipswich that isn't currently maintained. We want this connection.
- Waterfront access – docks, pedestrian

Trails & Linkages

- Glen Echo lacks sidewalks
- Missing links: Glen Echo sidewalks; Portland Avenue Pedestrian Bridge (finish loop)
- Desired destinations: Downtown (with redevelopment)
- Improvements to encourage usage: Flat, even surfaces; Portland Avenue Pedestrian Bridge

Parks Master Plan: Open House Meeting Notes (March 9th)
Gladstone Citywide Parks Master Plan
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Page 3

Comment Cards

Comment card 1

- Trolley trail bridge
- Nature Park – amphitheater
- More bathrooms
- Charge to use Meldrum Park
- More poison oak removal

Comment card 2

- Need a dog park! This is a big dog town.
- Need to preserve the Nature Park. It's awesome.

Comment card 3

- I would like to see the “Old Oberson Property” (Gladstone Nature Park) to be embraced by the City. With the onset of the Webster Ridge Apartments, it would be a great park asset, and a good outlet for the upper Gladstone population.

Comment card 4

- Desperately need designated off leash dog parks/areas
- Community garden

Every effort has been made to accurately record this meeting. If any errors or omissions are noted, please provide written response within five days of receipt.

-- End of Notes --

cc: Jim Whynot, Public Works Director
File

PROJECT NUMBER: # 16-087PLN ISSUE DATE: May 18, 2017
PROJECT NAME: Gladstone Citywide Parks Master Plan

RECORDED BY: Steve Duh
TO: FILE
PRESENT: Members of the public
Staff from City of Gladstone
Project team members from Conservation Technix and MacKay Sposito

SUBJECT: Parks Master Plan: Open House #2 Meeting Notes (May 17th)

Community members were invited to a second open house for the citywide Parks Master Plan on Wednesday, May 17, 2017 from 6:30 - 8:30 p.m. at Gladstone City Hall. The project team prepared informational displays and a presentation to share with attendees. The presentation offered an overview of the planning process and timeline, along with information about Gladstone's park system and a summary of recent survey results. Following the presentation, attendees were asked to work in small groups to discuss project ideas and prioritize park improvements by 'voting' with dots for their top priority projects. Attendees were encouraged to talk to project team members, record their comments and complete a written comment card. City staff and project team staff engaged with participants to explore proposed recommendations and general needs and interests for park and recreation in Gladstone.

PUBLIC COMMENTS

The following represents a summary of the comments received during the evening meeting.

Project Priorities by Park

Clackamas Riverfront

- 10-Riverfront trail to connect parks

Max Patterson Memorial Park

- 9-Resurface tennis courts
- 2-Add accessible routes to amenities for ADA compliance
- 3-Multi-Use Courts (Pickle Ball)
- 1-Upgrade Shelters

Meldrum Bar Park

- 3-Replace damaged picnic tables – with ADA compliant tables
- 2-Repair/replace shelter roof
- 1-Address road erosion problems connecting to Dahl Beach
- 1-Add accessible routes to amenities for ADA compliance
- 1-Prepare updated site master plan
- 1-Consider siting off-leash dog park

Parks Master Plan: Open House #2 Meeting Notes (May 17th)

Gladstone Citywide Parks Master Plan

Project Number # 16-087PLN

Page 2

- 1-Entrance fees and boat launch fees (Except for Gladstone residents)
- 1-Add disc golf
- 1-Add play structure

Nature Park

- 6-Add nature play elements (like West Moreland Park)
- 5-Add amenities, such as picnic table and benches
- 3-Design a secondary trail system (signs?)
- 2-Barrier between park and apartments
- 1-Interpretive signs to identify native plants
- 1-Trash cans
- 1-Dog waste dispensers
- 1-Invasive species removal
- 1-Bench viewing point
- 1-Restrooms

Cross Park

- 2-Repair and upgrade river trail; Repair retaining wall
- 1-Bank stabilization to prevent erosion and safety concerns
- 1-Removed stairs or develop a pathway around

Dahl Park

- 1-Upgrade parking and fishing areas to ADA compliance
- 1-Realign trail (“orchard trail”) to the west
- 1-Entrance Fees (Except for Gladstone residents)

Nick Shannon Memorial Park

- 4-Replace existing play equipment and fall safety surfacing

Glen Echo Wetlands

- 1-Acquire adjacent land for pocket park

Other Ideas

- 1-Purchase property next to wetlands along Abernathy for natural areas.

Comments about Park System Funding

The project team presented information about how Gladstone compares to other, similarly sized jurisdictions from the region. The presentation also included a summary and overview of commonly used park system funding tools to support the capital and operating needs of the city. The following chart was provided in the presentation for reference.

Parks Master Plan: Open House #2 Meeting Notes (May 17th)

Gladstone Citywide Parks Master Plan

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<u>Method</u>	<u>Description</u>	<u>Capital</u>	<u>Operating</u>
General Fund	Property taxes that support the general operations of city government	X	X
System Development Charges	Fees on new development to help offset the costs/impacts of growth	X	
General Obligation Bond	Voter-approved property tax for specific period of time	X	
Park Utility Fee	Utility fee assessed to businesses and households dedicated for park maintenance		X
User Charges / Parking Fees	Fee charged directly to person using a city service or facility	X	X

Following the presentation, attendees were encouraged to offer their thoughts and ideas about options for financing park improvements. Questions were asked about the feasibility of non-resident parking fees for Meldrum Bar Park and about implementing a Parks SDC. On the SDCs, Steve Duh remarked that SDCs are not likely a viable option given that Gladstone is very built out and that SDCs are designed to support the park improvement costs related to (and resulting from) new residential growth. Some participants voiced interest in a Park Utility Fee to support the City's ongoing maintenance needs to care for the properties it already manages.

Comment Cards

Comment card 1

- As an addition to the resurfacing the tennis court, add to the plan to make it a multi-use facility for tennis, basketball, pickleball, dodge ball and volleyball.. This would be the first and integral step in looking for outside funding sources.

Every effort has been made to accurately record this meeting. If any errors or omissions are noted, please provide written response within five days of receipt.

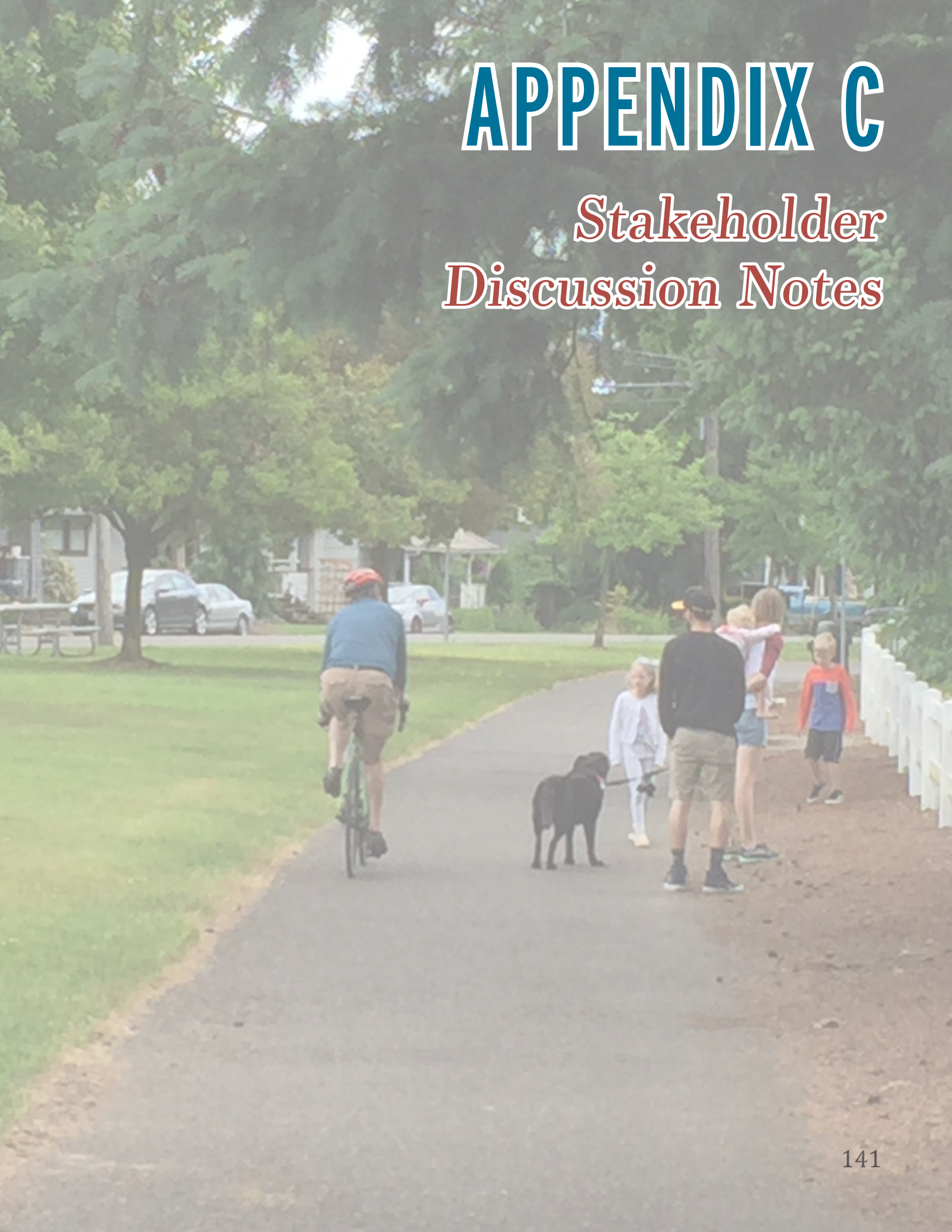
-- End of Notes --

cc: Jim Whynot, Public Works Director
File

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APPENDIX C

Stakeholder Discussion Notes





STAKEHOLDER DISCUSSION NOTES

Project Name:	Gladstone Parks Master Plan	Project No.:	Proj-# 16-087PLN
Location:	Phone Calls	Meeting Date:	April – early June, 2017
Notes by:	Jean Akers	Time:	varies
Stakeholders	Quintin Bauer, SOLVE Program Director Steve Kennett, Dig In Community Bobby Prout, Falling Springs consultant	Ryan Johnson, GSD Facilities Manager Travis Gonzoles, GJBA president	
Subject:	Partnerships with Gladstone Parks		

Stakeholder interviews were conducted with a series of individuals representing organizations that partner with Gladstone in some park-related activities. Stakeholders were identified by the City for involvement in the interviews and were conducted through phone conversations over a six-week period (April 26th-June 5th, 2017) to accommodate stakeholder availability and involvement.

A series of questions were posed to each individual after they offered a brief description their respective organization and its involvement with the city. Responses, summarized below the question list, generally followed the questions with some variation based on the discussion.

- *What’s working well? What has been successful?*
- *Does anything need improvement?*
- *How do you imagine the future (next 6 years or more)?*
- *Could you expand your partnership/relationship with the City of Gladstone in the provision of facilities, programming or funding?*
- *If anything, what limits your capacity for providing (additional?) services or contributing to the partnership/relationship?*
- *What could create better synergy (enhanced results) between your organization and Gladstone Parks?*

Gladstone School District

Current coordinating activities involve preparation for sports fields (not mowing) to paint lines for various youth sports activities, mostly at Meldrum Bar Park fields. Gladstone School District (GSD) does field prep for soccer, baseball and softball. One GSD grounds staffer conducts the work, so coordination is straightforward.

Discussion Notes (continued)

What's working well? Relationship with city is good. No issues. On a friendly basis.

Need for improvement? Things are working well. GSD does similar maintenance as the city on their fields but city has better equipment. GSD will sometimes borrow equipment from the city or help out with mowing should there be a need. (GSD field prep did make a mistake several years ago when the lining paint got mixed with weed killer and killed the grass on the field.)

Imagine future plans? Sports activity is high, and GSD wants to continue to work together with the city to provide for the sports field needs in the community. Lots of school-related activity happens on city's fields too. Keep the relationship going.

Capacity limitations? Limitations due to wet weather can severely impact sports field use and seasonal schedules. GSD sometimes busses their kids to Madras to play on drier fields when local fields are saturated and unplayable. GSD has one artificial turf field at their high school that is used for football and soccer.

What could create better synergy? GSD is giving consideration to an all-weather field for baseball and softball. GSD would be open to participating on a joint development agreement with the city to help provide that all-weather field for more continuous ball field use.

Gladstone Junior Baseball Association

Parks are a critical need for junior baseball program. Their program is conducted primarily at Meldrum Bar Park and Dierickx Field. The Junior Baseball Association helps with the added maintenance that is needed for field dressing (raking, clean-up, etc.) They don't do the mowing or lining of fields. Travis works with Tami at the city to determine the shared schedule of fields between the baseball program and the separate softball program. He then takes the allotment for baseball and splits it with his baseball coaches. If coaches need to reschedule, they go directly to Tami to find other available field times.

What's working well? Tami (city staff) is "amazing" and they have a good relationship with the city. Field maintenance has always been good within the expectations of the program and their understanding of city budget limitations. The city makes improvements where feasible and is always responsive to any concerns expressed by association.

Need for improvement? When soccer teams are scheduled to use outfields at same time as baseball practice, that can cause some concerns. They would like better communication to understand what's expected to avoid conflicts. One field at Meldrum Bar Park (#4 field) does not drain well and is often unplayable well after wet weather. They can't use it when it's too saturated.

Future Needs? There are always places where some improvements would be beneficial. Infields get rock hard and can result in strong ball hops that injure young inexperienced players. Field renovation to break up infield soil and allow to resettle would be beneficial. Backstops have fencing that is curling

Discussion Notes (continued)

up at the bottom allowing balls to roll under and affect play. Outfield grass can have mole holes and require coaches to inspect outfields before every game to avoid injuries.

An artificial turf infield (one or more) would be awesome for extending play during typical wet weather during ball season. Grass is okay for the outfield. Outfield fences would be a good improvement to help define the game (homeruns etc.). Also turf would allow for extended evening games for adult leagues that could generate revenues.

Replicate Dierickx field at Meldrum Bar Park for the best scenario of field conditions.

Falling Springs / Rinearson Creek Restoration

Falling Springs, LLC controls, via contract, 33 acres within Meldrum Bar Park in the natural area of the confluence of Rinearson Creek outfall. The restoration company has sole and exclusive right to any development of the area during the 10-year restoration and monitoring period. The 33-acre area is to be kept in a conserved state. Gladstone is still owner of the land but has no monitoring obligation. Their role is to enforce any trespass issues or parking lot maintenance concerns (fallen trees, etc.). Falling Springs and the city have regular monthly coordination meetings. Relationship is good. Currently, Falling Springs has a bi-monthly presence on the site. Construction phase of restoration project is scheduled for this summer (2017). Restoration is to include re-establishing the creek's historic channel, removing invasive species, partial removal of existing dam and removal of pond. The existing trail would be improved, as well as the viewing area. The project would result in the improvement of habitat for target species including western painted turtle, pond turtle, bald eagle, beaver and salmon. The site could provide field educational value for environmental programs.

Communication will be important in the future between the city and the future land steward (changes to local land trust or conservancy after 10-year period with Falling Springs).

SOLVE

SOLVE was actively involved with the restoration work at Dahl Beach but recently changed their programming (from 5+-year restoration project involvement) to focus on short-term clean-up projects. The original longer-term projects were transferred to the Dig In Community organization and the North Clackamas Urban Watersheds Council. SOLVE does clean-ups at High Rocks, Dahl Beach and Meldrum Bar Parks. SOLVE responds to businesses who request clean-up & community service projects. SOLVE also conducts three annual dates of services. SOLVE provides free gloves, litter bags and refuse removal. SOLVE coordinates with the land manager/owner, advertises the event, provides waivers and tracks results (number of volunteer hours and impact of work).

What's working well? The partnership has been successful so far. Parks are always willing to assist and cooperate. Gladstone is open to partnering with SOLVE. The City provides pick up for collected refuse.

Needs improvement? No.

Discussion Notes (continued)

Imagine the future 6+ years? If Gladstone could proactively request volunteer help for clean-ups, ivy pulls, etc., the identification of projects and needs would help the partnership. Volunteers also love to do planting.

Could partnership be expanded? Yes, especially if Gladstone reached out to SOLVE for additional involvement and project identification. SOLVE helps with volunteer recruitment and community engagement. SOLVE has lists of past two years of volunteer contacts and Portland Metro area specific emails contacts. If those contacts aren't enough to get community engaged, SOLVE can recruit from local churches, local schools, local scout groups and corporations and businesses.

Better synergy? SOLVE would ask "what does community engagement look like?" Does Gladstone want to engage their citizens in helping create and ensure a clean city? If more community engagement is valued by the City, SOLVE could create a deeper partnership.

Dig In Community

Dig In Community is a non-profit organization that was created when SOLVE changed their programming to short-term project timelines. Dig In works with students to conduct environmental restoration in their community, while learning through an environmental science curriculum and doing field work. The Dig In organization was based on SOLVE's original "Team Up" and "Green Team" programs. Green Team started in ~2005-6 with high school students studying environmental conditions along Rinearson Creek. They worked for 5-6 years doing restoration activities and SOLVE wrote the grant for getting a consultant on board for serious restoration work. They also worked along Dahl Park (beach) working with the North Clackamas Urban Watershed Council and Metro with students doing riparian plantings in 2012-13. The Dig In Community organization gets Gladstone high school (and, in 2018, middle school) students involved in their community and environmental restoration efforts. Students re-vegetated Dahl Park and made a big difference over many years of planting work.

What's working well? Communication has improved since Jim took over as Public Works Director. Steve is Gladstone Parks lead contact person and is easy to work with.

What needs improvement? City leadership has changed several times over the years of involvement. Regular communications with Parks Commission could occur to keep them in the loop on activities and to give recognition and acknowledgement of the students and volunteers making efforts to improve Gladstone's environmental resources. Dig In activities focus on "on the ground" projects but could use some city contact to enhance their activities.

Imagine the future 6+ years? Gladstone's riverfront is a spectacular natural resource as the confluence of two major Pacific Northwest rivers. Gladstone's riverfront access does not contain the typical public park infrastructure that supports the loads of people coming to the riverfront or the sports fields to play. Infrastructure is currently inadequate for the volume of people and for providing the typical range of park amenities: adequate restrooms, adequate parking, good signage, picnicking areas, signage, etc. The parks' river access provides a regional draw, but the infrastructure is not there to support the use. The two riverfront parks could have better parking designs with locations further

Discussion Notes (continued)

from the river and walking paths connecting to key locations and trail system. Parking (like other infrastructure) needs to be improved and re-organized.

Could partnership be expanded? Yes with more communications and building a relationship that develops trust and confidence. Ideally, more involvement with Jim Whynot (Public Works Director) or his designee would facilitate more communication.

Better synergy? Partnership and projects would create better synergy with more communication across levels of city government/leadership. Recognition by and involvement with the Parks Commission could help re-enforce value of student volunteer resources. If opportunities arise, proactive project identification could also enhance the partnership.

Dig In plans to focus on the Olsen Wetlands restoration over the next several years. They are seeking grants and other funding to support scientific assessment and restoration. Project sites like this one are curriculum-based and generally require obvious (wet) hydrology to support elements of the environmental curriculum.

-- End of Notes --

APPENDIX D

Funding & Implementation Tools



LOCAL FUNDING OPTIONS

The City of Gladstone possesses a range of local funding tools that could be accessed for the benefit of growing, developing and maintaining its parks and recreation system. The sources listed below represent likely potential sources, but some also may be dedicated for numerous other local purposes which limit applicability and usage. Therefore, discussions with city leadership is critical to assess the political landscape to modify or expand the use of existing city revenue sources in favor of parks and recreation programs.

General Obligation Bond

These are voter-approved bonds with the authority to levy an assessment on real and personal property. The money can only be used for capital construction and improvements, but not for maintenance. This property tax is levied for a specified period of time (usually 15-20 years). Passage requires a simple majority in November and May elections, unless during a special election, in which case a double majority (a majority of registered voters must vote and a majority of those voting must approve the measure) is required.

Park Utility Fee

A park utility fee provides dedicated funds to help offset the cost of park maintenance and could free up general fund dollars for other capital project uses. Most city residents pay water and sewer utility fees. Park utility fees apply the same concepts to city parks, and a fee is assessed to all businesses and households. The monthly fee would be paid upon connection to the water and sewer system. Gladstone does not assess a park utility fee.

System Development Charges

Gladstone currently does not assess a parks system development charge (SDC). SDCs are charged for new residential development to help finance the demand for park facilities created by the new growth.

Fuel Tax

Oregon gas taxes are collected as a fixed amount per gallon of gasoline purchased. The Oregon Highway Trust Fund collects fuel taxes, and a portion is paid to cities annually on a per-capita basis. By statute, revenues can be used for any road-related purpose, which may include sidewalk repairs, ADA upgrades, bike routes and other transportation-oriented park and trail enhancements.

FEDERAL AND STATE GRANTS AND CONSERVATION PROGRAMS

Rivers, Trails and Conservation Assistance Program

National Park Service

www.nps.gov/ncrc/programs/rtca/

The Rivers, Trails and Conservation Assistance Program, also known as the Rivers & Trails Program or RTCA, is a community resource administered by the National Park Service and federal government agencies so they can conserve rivers, preserve open space and develop trails and greenways. The RTCA program implements the natural resource conservation and outdoor recreation mission of NPS in communities across America.

Community Development Block Grants

U.S. Department of Housing and Urban Development

These funds are awarded to cities and urban counties for housing and community development projects. Clackamas County administers CDBG funds locally through a grant-based program. The major objectives for the CDBG program are to meet the needs of low and moderate income populations, eliminate and prevent the creation of slums and blight and meet other urgent community development needs.

National Urban and Community Forestry Advisory Council (NUCFAC) Grant

U.S. Forest Service

www.treelink.org/nucfac/

The National Urban and Community Advisory Council has overhauled their criteria for the US Forest Service's Urban and Community Forestry challenge cost share grant program for 2009. Grants will be solicited in two categories: innovation grants and best practices grants. As with the previous grant program, a 50% match is required from all successful applicants of non-federal funds, in-kind services and/or materials.

Urban and Community Forestry Small Projects and Scholarship Fund

Oregon Department of Forestry

The purpose of the Oregon Department of Forestry's Urban and Community Forestry Assistance Program's Small Projects and Scholarship Fund (UCF-SPSF) is to cover the small, yet sometimes prohibitive, administrative and material expenses directly related to community forestry projects encountered by smaller volunteer groups and cities across Oregon. Applications must be received by the end of each quarter for consideration.

North American Wetlands Conservation Act Grants Program

US Fish & Wildlife Service

www.fws.gov/birdhabitat/Grants/NAWCA/index.shtm

The North American Wetlands Conservation Act of 1989 provides matching grants to organizations and individuals who have developed partnerships to carry out wetland conservation projects in the United States, Canada, and Mexico for the benefit of wetlands-associated migratory birds and other wildlife. Both are Two competitive grants programs exist (Standard and a Small Grants Program) and require that grant requests be matched by partner contributions at no less than a 1-to-1 ratio. Funds from U.S. Federal sources may contribute towards a project, but are not eligible as match.

The Standard Grants Program supports projects in Canada, the United States, and Mexico that involve long-term protection, restoration, and/or enhancement of wetlands and associated uplands habitats. In Mexico, partners may also conduct projects involving technical training, environmental education and outreach, organizational infrastructure development, and sustainable-use studies.

The Small Grants Program operates only in the United States; it supports the same

type of projects and adheres to the same selection criteria and administrative guidelines as the U.S. Standard Grants Program. However, project activities are usually smaller in scope and involve fewer project dollars. Grant requests may not exceed \$75,000, and funding priority is given to grantees or partners new to the Act's Grants Program.

Local Government Grant

Oregon Parks and Recreation

www.oregon.gov/OPRD/GRANTS/pages/local.aspx

Local government agencies who are obligated by state law to provide public recreation facilities are eligible for OPR's Local Government Grants, and these are limited to public outdoor park and recreation areas and facilities. Eligible projects involve land acquisition, development and major rehabilitation projects that are consistent with the outdoor recreation goals and objectives contained in the Statewide Comprehensive Outdoor Recreation Plan.

Land and Water Conservation Fund (LWCF) Grant

Oregon Parks and Recreation

www.oregon.gov/OPRD/GRANTS/pages/lwcf.aspx

LWCF grants are available through OPR to either acquire land for public outdoor recreation or to develop basic outdoor recreation facilities. Projects must be consistent with the outdoor recreation goals and objectives stated in the Statewide Comprehensive Outdoor Recreation Plan and elements of local comprehensive land use plans and park master plans. A 50% match is required from all successful applicants of non-federal funds, in-kind services and/or materials.

Recreational Trails Program Grant

Oregon Parks and Recreation

www.oregon.gov/OPRD/GRANTS/pages/trails.aspx

Recreational Trails Grants are national grants administered by OPRD for recreational trail-related projects, such as hiking, running, bicycling, off-road motorcycling, and all-terrain vehicle riding. Yearly grants are awarded based on available federal funding. RTP funding is primarily for recreational trail projects, rather than utilitarian transportation-based projects. Funding is divided into 30% motorized trail use, 30% non-motorized trail use and 40% diverse trail use. A 20% minimum project match is required.

Bicycle & Pedestrian Program Grants

Oregon Department of Transportation

www.oregon.gov/ODOT/HWY/BIKEPED/pages/grants1.aspx

The Pedestrian and Bicycle Grant Program is a competitive grant program that provides approximately \$5 million dollars every two years to Oregon cities, counties and ODOT regional and district offices for design and construction of pedestrian and bicycle facilities. Proposed facilities must be within public rights-of-way. Grants are awarded by the Oregon Bicycle and Pedestrian Advisory Committee. Project types include sidewalk infill, ADA upgrades, street crossings, intersection improvements, minor widening for bike lanes.

Fixing America's Surface Transportation Act (FAST Act)

Oregon Department of Transportation

<https://www.transportation.gov/fastact>

The FAST Act, which replaced Moving Ahead for Progress in the 21st Century Act (MAP-21) in 2015, provides long-term funding certainty for surface transportation projects, meaning states and local governments can move forward with critical transportation projects with the confidence that they will have a Federal partner over the long term (at least five years). The law makes changes and reforms to many Federal transportation programs, including streamlining the approval processes for new transportation projects and providing new safety tools.

Wetland Grant Program

Oregon Department of State Lands

www.oregon.gov/DSL/pages/index.aspx

The Wetland Mitigation Revolving Fund was established to accept payments to compensate for small wetland impacts from permitted activities ("payment in lieu"). The goal of the program is to use these pooled funds for larger projects that provide more effective replacement of wetland resources. The Department of State Lands accepts wetland projects to be funded through the Payment in Lieu (PIL) program. Additionally, the Wetland Program staff work closely with cities in their local wetland planning efforts by providing both technical and planning assistance. Key elements of the program include state and local wetland inventory, wetland identification, delineation, and function assessments as well as wetland mitigation, public information and education.

Oregon Watershed Enhancement Board

www.oregon.gov/OWEB/GRANTS/pages/index.aspx

The Oregon Watershed Enhancement Board focuses on projects that approach natural resources management from a whole-watershed perspective. OWEB encourages projects that foster interagency cooperation, include other sources of funding, provide for local stakeholder involvement, include youth and volunteers and promote learning about watershed concepts. There are five general categories of projects eligible for OWEB funding: watershed management (restoration and acquisition), resource monitoring and assessment, watershed education and outreach, Watershed council support and technical assistance.

Nature in Neighborhoods Grants

Metro

Metro currently is not accepting applications for the Nature in Neighborhoods grants program. Grants paid for with money from the 2006 natural areas bond measure and the 2013 parks and natural areas levy have all been awarded.

OTHER METHODS & FUNDING SOURCES

Park & Recreation District

www.leg.state.or.us/ors/266.html

Many cities form a parks and recreation district to fulfill park development and management needs. The Oregon Revised Statutes, Chapter 266, details the formation and operation of such a district. Upon formation, the district would be managed by an elected board and have the authority to levy taxes, incur debt and issue revenue or general obligation bonds. The total tax levy authorized for a Park and Recreation District shall not exceed one-half of one percent (0.0050) of the real market value of all taxable property within the district.

Private Grants, Donations & Gifts

Many trusts and private foundations provide funding for park, recreation and open space projects. Grants from these sources are typically allocated through a competitive application process and vary dramatically in size based on the financial resources and funding criteria of the organization. Philanthropic giving is another

source of project funding. Efforts in this area may involve cash gifts and include donations through other mechanisms such as wills or insurance policies. Community fund raising efforts can also support park, recreation or open space facilities and projects.

Business Sponsorships/Donations

Business sponsorships for programs may be available throughout the year. In-kind contributions are often received, including food, door prizes and equipment/material.

Meyer Memorial Trust

The Meyer Memorial Trust seeks opportunities to make program-related investments in Oregon and Clark County, WA. General Purpose Grants support projects related to arts and humanities, education, health, social welfare, and a variety of other activities. Proposals may be submitted at any time under this program, and there is no limitation on the size or duration of these grants.

Interagency Agreements

State law provides for interagency cooperative efforts between units of government. Joint acquisition, development and/or use of park and open space facilities may be provided between parks, school districts, other municipalities and utility providers.

ACQUISITION TOOLS & METHODS

Direct Purchase Methods

Market Value Purchase

Through a written purchase and sale agreement, the city purchases land at the present market value based on an independent appraisal. Timing, payment of real estate taxes and other contingencies are negotiable.

Partial Value Purchase (or Bargain Sale)

In a bargain sale, the landowner agrees to sell for less than the property's fair market value. A landowner's decision to proceed with a bargain sale is unique and personal; landowners with a strong sense of civic pride, long community history or concerns

about capital gains are possible candidates for this approach. In addition to cash proceeds upon closing, the landowner may be entitled to a charitable income tax deduction based on the difference between the land's fair market value and its sale price.

Life Estates & Bequests

In the event a landowner wishes to remain on the property for a long period of time or until death, several variations on a sale agreement exist. In a life estate agreement, the landowner may continue to live on the land by donating a remainder interest and retaining a "reserved life estate." Specifically, the landowner donates or sells the property to the city, but reserves the right for the seller or any other named person to continue to live on and use the property. When the owner or other specified person dies or releases his/her life interest, full title and control over the property will be transferred to the city. By donating a remainder interest, the landowner may be eligible for a tax deduction when the gift is made. In a bequest, the landowner designates in a will or trust document that the property is to be transferred to the city upon death. While a life estate offers the city some degree of title control during the life of the landowner, a bequest does not. Unless the intent to bequest is disclosed to and known by the city in advance, no guarantees exist with regard to the condition of the property upon transfer or to any liabilities that may exist.

Option to Purchase Agreement

This is a binding contract between a landowner and the city that would only apply according to the conditions of the option and limits the seller's power to revoke an offer. Once in place and signed, the Option Agreement may be triggered at a future, specified date or upon the completion of designated conditions. Option Agreements can be made for any time duration and can include all of the language pertinent to closing a property sale.

Right of First Refusal

In this agreement, the landowner grants the city the first chance to purchase the property once the landowner wishes to sell. The agreement does not establish the sale price for the property, and the landowner is free to refuse to sell it for the price offered by the city. This is the weakest form of agreement between an owner and a prospective buyer.

Conservation Easements

Through a conservation easement, a landowner voluntarily agrees to sell or donate certain rights associated with his or her property – often the right to subdivide or develop – and a private organization or public agency agrees to hold the right to enforce the landowner's promise not to exercise those rights. In essence, the rights are forfeited and no longer exist. This is a legal agreement between the landowner and

the city (or private organization) that permanently limits uses of the land in order to conserve a portion of the property for public use or protection. Typically, this approach is used to provide trail corridors where only a small portion of the land is needed or for the strategic protection of natural resources and habitat. The landowner still owns the property, but the use of the land is restricted. Conservation easements may result in an income tax deduction and reduced property taxes and estate taxes. The preservation and protection of habitat or resources lands may best be coordinated with the local land trust or conservancy, since that organization will likely have staff resources, a systematic planning approach and access to non-governmental funds to facilitate aggressive or large scale transactions.

Landowner Incentive Measures

Density Bonuses

Density bonuses are a planning tool used to encourage a variety of public land use objectives, usually in urban areas. They offer the incentive of being able to develop at densities beyond current regulations in one area, in return for concessions in another. Density bonuses are applied to a single parcel or development. An example is allowing developers of multi-family units to build at higher densities if they provide a certain number of low-income units or public open space. For density bonuses to work, market forces must support densities at a higher level than current regulations.

Transfer of Development Rights

The transfer of development rights (TDR) is an incentive-based planning tool that allows land owners to trade the right to develop property to its fullest extent in one area for the right to develop beyond existing regulations in another area. Local governments may establish the specific areas in which development may be limited or restricted and the areas in which development beyond regulation may be allowed. Usually, but not always, the “sending” and “receiving” property are under common ownership. Some programs allow for different ownership, which, in effect, establishes a market for development rights to be bought and sold.

IRC 1031 Exchange

If the landowner owns business or investment property, an IRC Section 1031 Exchange can facilitate the exchange of like-kind property solely for business or investment purposes. No capital gain or loss is recognized under Internal Revenue Code Section 1031 (see www.irc.gov for more details).

Other Land Protection Options

Land Trusts & Conservancies

Land trusts are private non-profit organizations that acquire and protect special open spaces and are traditionally not associated with any government agency. The Columbia Land Trust is the local land trust serving the Gladstone area. Other national organizations with local representation include the Nature Conservancy, Trust for Public Land and the Wetlands Conservancy.



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