



AGENDA
City of Roeland Park, Kansas
Governing Body Meeting
City Hall, 4600 W 51st Street
October 21, 2024 6:00 PM

- Michael Poppa, Mayor
- Jan Faidley, Council Member, Ward 1
- Tom Madigan, Council Member, Ward 1
- Benjamin Dickens, Council Member, Ward 2
- Jennifer Hill, Council Member, Ward 2
- Emily Hage, Council Member, Ward 3
- Kate Raglow, Council Member, Ward 3
- Matthew Lero, Council Member, Ward 4
- Jeffrey Stocks, Council Member, Ward 4
- Keith Moody, City Administrator
- Jennifer Jones-Lacy, Asst. Admin.
- Kelley Nielsen, City Clerk
- John Morris, Police Chief
- Donnie Scharff, Public Works Director

Council Standing Committees

Admin
Lero
Faidley

Finance
Stocks
Dickens

Safety
Hage
Hill

Public Works
Raglow
Madigan

I. Approval of Minutes

- A. Governing Body Workshop Meeting Minutes September 16, 2024

II. Discussion Items

- A. Presentation on the Nall Park Master Plan (15 min)
- B. Review Tree Planting Program Information from Heartland Tree Alliance (10 min)
- C. Task Group Present Tree Fund Policy and Mitigation Fee Recommendation (10 min)
- D. Review Chapter 7 - Fire Code (10 min)

III. Non-Action Items

IV. Committee Minutes

- A. Ad-Hoc Historical Committee Meeting Minutes September 26, 2024

B. Diversity, Equity, and Inclusion Committee Meeting Minutes September 24, 2024

V. **Adjournment**

**Welcome to this meeting of the Committee of the Whole of Roeland Park.
Below are the Procedural Rules of the Committee**

The governing body encourages citizen participation in local governance processes. To that end, and in compliance with the Kansas Open meetings Act (KSA 45-215), you are invited to participate in this meeting. The following rules have been established to facilitate the transaction of business during the meeting. Please take a moment to review these rules before the meeting begins.

A. **Audience Decorum.** Members of the audience shall not engage in disorderly or boisterous conduct, including but not limited to; the utterance of loud, obnoxious, threatening, or abusive language; clapping; cheering; whistling; stomping; or any other acts that disrupt, impede, or otherwise render the orderly conduct of the Committee of the Whole meeting unfeasible. Any member(s) of the audience engaging in such conduct shall, at the discretion of the City Council President (Chair) or a majority of the Council Members, be declared out of order and shall be subject to reprimand and/or removal from that meeting. Please turn all cellular telephones and other noise-making devices off or to "silent mode" before the meeting begins.

B. **Public Comment Request to Speak Form.** The request form's purpose is to have a record for the City Clerk. Members of the public may address the Committee of the Whole during Public Comments and/or before consideration of any agenda item; however, no person shall address the Committee of the Whole without first being recognized by the Chair or Committee Chair. Any person wishing to speak at the beginning of an agenda topic, shall first complete a Request to Speak form and submit this form to the City Clerk before discussion begins on that topic.

C. **Purpose.** The purpose of addressing the Committee of the Whole is to communicate formally with the governing body with a question or comment regarding matters that are on the Committee's agenda.

D. **Speaker Decorum.** Each person addressing the Committee of the Whole, shall do so in an orderly, respectful, dignified manner and shall not engage in conduct or language that disturbs, or otherwise impedes the orderly conduct of the committee meeting. Any person, who so disrupts the meeting shall, at the discretion of the City Council President (Chair) or a majority of the Council Members, be declared out of order and shall be subject to reprimand and/or be subject to removal from that meeting.

E. **Time Limit.** In the interest of fairness to other persons wishing to speak and to other individuals or groups having business before the Committee of the Whole, each speaker shall limit comments to two minutes per agenda item. If a large number of people wish to speak, this time may be shortened by the Chair so that the number of persons wishing to speak may be accommodated within the time available.

F. **Speak Only Once Per Agenda Item.** Second opportunities for the public to speak on the same issue will not be permitted unless mandated by state or local law. No speaker will be allowed to yield part or all of his/her time to another, and no speaker will be credited with time requested but not used by another.

G. **Addressing the Committee of the Whole.** Comment and testimony are to be directed to the Chair. Dialogue between and inquiries from citizens and individual Committee Members, members of staff, or the seated audience is not permitted. Only one speaker shall have the floor at one time. Before addressing Committee speakers shall state their full name, address and/or resident/non-resident group affiliation, if any, before delivering any remarks.

H. **Agendas and minutes** can be accessed at www.roelandpark.org or by contacting the City Clerk

The governing body welcomes your participation and appreciates your cooperation. If you would like additional information about the Committee of the Whole or its proceedings, please contact the City Clerk at (913) 722.2600.

CITY OF ROELAND PARK, KANSAS
GOVERNING BODY WORKSHOP MINUTES
ROELAND PARK CITY HALL
4600 WEST 51ST STREET, ROELAND PARK, KS 66205
September 16, 2024, 6:00 P.M.

- Michael Poppa, Mayor
- Benjamin Dickens, Council Member
- Jan Faidley, Council Member
- Emily Hage, Council Member
- Jennifer Hill, Council Member

- Matthew Lero, Council Member
- Tom Madigan, Council Member
- Kate Raglow, Council Member
- Jeffrey Stocks, Council Member

- Keith Moody, City Administrator
- Jennifer Jones-Lacy, Asst. City Admin.
- Kelley Nielsen, City Clerk
- John Morris, Police Chief
- Donnie Scharff, Public Works Director

(Roeland Park Governing Body Workshop Meeting Called to Order at 7:11 p.m.)

I. MINUTES

A. Governing Body Workshop Meeting Minutes August 5, 2024

B. Governing Body Workshop Meeting Minutes September 3, 2024

After a brief discussion, the minutes were approved as presented with CMBR Faidley abstaining on the August 5th minutes.

II. DISCUSSION ITEMS

1. Tree Fund Mitigation Policy and Fee Task Group

CMBR Raglow said the recommendation is to appoint members of the Governing Body to a task group that will research the tree fund policy and report back to the Governing Body no later than at the October 21st Workshop. She recommended CMBR Stocks, CMBR Lero, and CMBR Faidley for this task group.

Mayor Poppa said they will only be talking about the tree fund policy. The group is to research tree fund policies and come back to the Council during Workshop to give a report and their recommendation on the tree fund policy. It should include what it covers, who can access the funds, and how does it relate to the plan. The mitigation portion is detailed in the ordinance and the fees will need to be adopted when they update the City's fee schedule.

CMBR Dickens confirmed that the group would be coming back to Workshop for discussion before it is to be voted on at a Council meeting.

CMBR Stocks asked if they could get the task force objectives formally to make the best use of their time. Mayor Poppa will provide that, but did ask the remaining Governing Body to let him know if they want something specific, and he will include that in the objectives.

CMBR Madigan asked if the Mayor would be on the task group. After brief discussion, it was agreed that either the Mayor or Council President would be in the group.

There was general discussion of when the other committees (DEI, Parks, Sustainability) meet so they can discuss this and get their feedback before the recommendation needs to be made.

There was agreement to move forward with the recommendations for task group members and the purpose of the group.

2. Review and Approve Community Center Phase 2 Plans

City Manager Moody introduced Archie Smith from Universal Construction and Aaron Schaefer from SFS who provided the presentation on the Phase 2 renovations for the Community Center. City Manager Moody said they have incorporated the budget information into the staff report and the cost estimates are within that allocated budget. They are gathering pricing for sprinkling, seeding, and sodding the central courtyard, and pricing for use of artificial turf in the area just to know the cost comparison with the idea they want to make the central courtyard more active. He added that it is a challenge to grow grass under a pin oak.

Mr. Schaefer reviewed the Phase 1 improvements that were completed earlier this year. He then outlined what would be included in Phase 2.

CMBR Faidley asked for a more detailed report on what features would be included in the kitchen. Mr. Schaefer said there would be a new electric range with limited cooking capabilities. There will be no grease hood. There will be a warming oven and refrigerators with an improved layout of the space in terms of functionality. The main new items will be the range and some finish improvements. The existing worktables will remain.

CMBR Stocks asked a question about the mechanicals as the kitchen is not temperature controlled. Mr. Schaefer said that currently there is no ductwork, but with the improvements there will be some exposed ductwork that will service the space.

City Manager Moody said the current unit will not work for the kitchen, but there will be a forced air unit that will service the area.

CMBR Hage asked about the wall that divides the fitness room. Mr. Schaefer said that will be going away to create a more open space, a designed based on feedback they received. CMBR Hage also asked if any of the outdoor work was planned for the child development space. Mr. Schaefer said that only the courtyard improvements are in Phase 2. Mayor Poppa said that the equipment has largely already been paid for by JCPRD. They have told JCPRD they would be happy to have them partner with Roeland Park on improving the space. They are not interested in that currently.

CMBR Faidley acknowledged that JCPRD has done quite a bit including artificial turf and shelters as well as some improvements to that play area.

CMBR Hage said she was glad to see some of those updates.

Mr. Schaefer continued with his presentation on the new finishes throughout the building.

CMBR Faidley asked what the plan is for the exercise equipment. Mr. Schaefer said there is a need to open the space to facilitate removal of the equipment. City Manager Moody said they will likely put it into storage units.

CMBR Madigan asked if they are making arrangements for the people that will not be able to exercise there during the improvements. City Manager Moody said they can put their memberships on hold during Phase 2. CMBR Madigan asked if they could make arrangements where they can go elsewhere. City Manager Moody said they do not have a facility they can partner with.

Mayor Poppa suggested they could possibly talk with Sylvester Powell Community Center. He said if they do not have a partner, then there is not much they can do. CMBR Madigan would like them to make the attempt, especially for those who participate in the Silver Sneakers program.

CMBR Hage said the City does not run the gym but is run by JCPRD. Mayor Poppa said they can have that conversation and maybe switch to a different facility.

Mayor Poppa asked if the projects in Phase 2 would happen concurrently. Mr. Smith said the phase work will run concurrently and flow from one area to the other. They will structure the work so that the demo crews can get into the areas with the most work and move on to the lesser affected areas. Once the abatement is complete, then they will create the opening for the removal of the gym equipment while the other demolition is going on.

CMBR Faidley asked about the timeline on plantings. Mr. Smith said they may need to adjust that until the fall planting season for success on the plants. If they do a turf option that would change that timeline, but he will coordinate with staff and the facility to make sure it is done during the least busy time.

CMBR Faidley asked about a sign at the south part of the lot and whether that would be there. She said currently there is a piece of art, but they talked about putting an element sign at the entrance. City Manager Moody said he remembered seeing that in a rendering. He said this would be the phase to do it if that is what they want to do.

CMBR Raglow received a thumbs up from the Governing Body for the design plans as presented.

III. COMMITTEE MINUTES

- 1. Ad-Hoc Historical Committee Meeting Minutes August 22, 2024**
- 2. Aquatics Center Advisory Committee Meeting Minutes August 13, 2024**
- 3. Arts Advisory Committee Meeting Minutes August 7, 2024**

IV. ADJOURN

CMBR Raglow adjourned the meeting.

(Roeland Park Workshop Adjourned at 7:43 p.m.)

Item Number: II. Discussion
Items



City of Roeland Park
Action Item Summary

Submitted By:

Anthony Marshall, Parks & Recreation Superintendent

Committee/Department: Parks & Recreation

Title: Presentation on the Nall Park Master Plan (15 min)

Item Type: Presentation

Recommendation:

Details:

Attached is the final draft of the updated Nall Park Master Plan. Lamp Rynearson will be in attendance to provide a presentation on the process followed to update the master plan as well as review the major components of the plan. The Parks and Trees Committee led this update effort and have recommended adoption of the attached plan.

Fiscal Impact	
Amount of Request:	
Budgeted item?	Budgeted Amount:
Line Item Code/Description:	

Additional Information

Diversity Equity & Inclusion Lens

What are the implications to intersectionality?

- Does this item benefit all racial groups?
- Does this item benefit Community for All Ages?
- Does this item exclude or disproportionately impact any social identities? If yes, what populations and why?
- What (if any) social determinants of health are impacted by this item?
- What (if any) are the unintended economic and environmental impacts of this item?
- How has the impacted community been involved?
- How will the program be communicated to all stakeholders?

ATTACHMENTS:

1. Nall Park Mast Plan Council Presentation 10-21-24
2. Nall Park Master Plan Update- Final Draft 9-26-24
3. 2007 Nall Park Master Plan- For Reference Only

NALL PARK PLAN UPDATE

ROELAND PARK CITY COUNCIL OCTOBER 21



NALL PARK PLANNING PROCESS

- Park & Tree Committee Framework Session-November 2023
- Park & Tree Committee Placemaking Evaluation- November & December 2023
- Concept Development/Design Alternatives-January-March 2024
- Public Workshops April 2024//Concert at “R” Park-July 2024
- Trail Coordination with Urban Trail Co, Prairie Sailor-August 2024
- Final Park Design Recommended for Approval by Parks and Tree Committee -September 11, 2024

PARK PLAN KEY PRINCIPLES

- Sustainability: Nall Park will be a model of ecological responsibility and sustainability
- Accessibility: Nall Park will be designed to accommodate individuals of all abilities
- Increased Awareness and Connection: Enhance awareness of Nall Park and connect it to the surrounding neighborhood and Community Center
- Increase Options for Kids: Ensure a wide range of age groups with new and innovative features
- Fun, Educational, Challenging: Nall Park will inspire curiosity and active participation

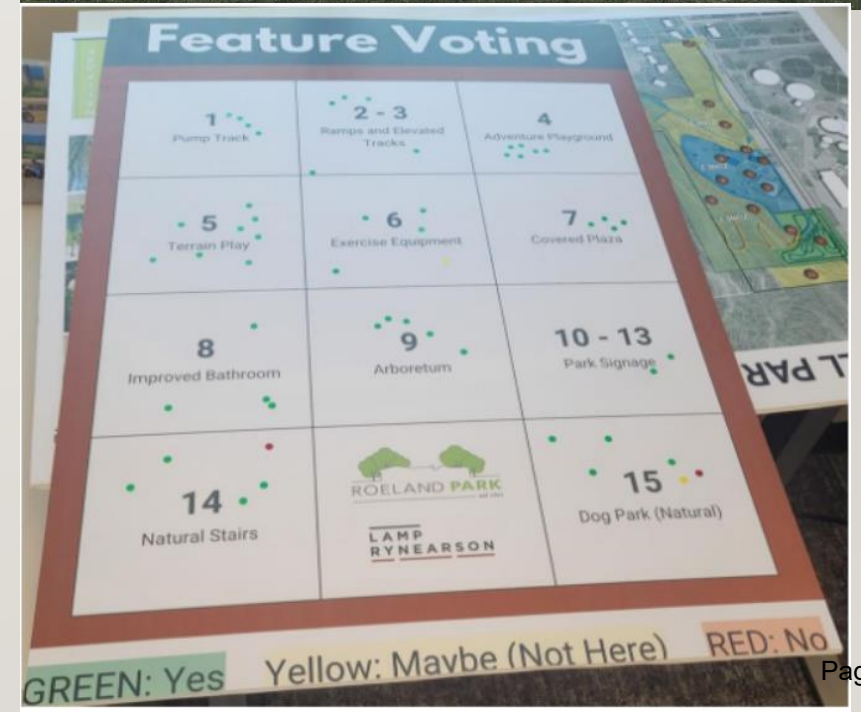
PUBLIC ENGAGEMENT

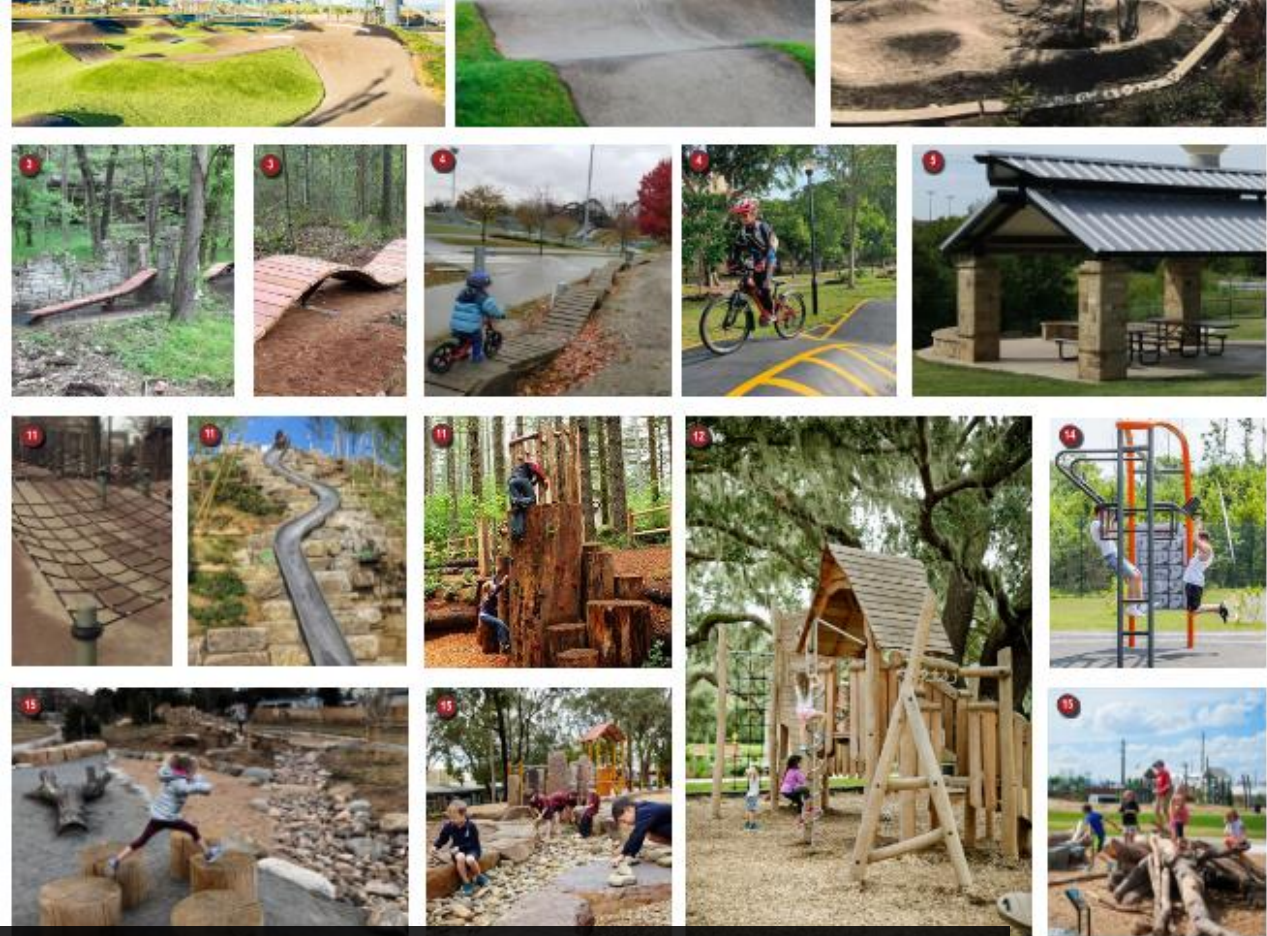
3 DESIGN WORKSHOPS

- 50 PARTICIPANTS

TABLE AT CONCERT AT R PARK

- 35 PARTICIPANTS





FINAL NALL PARK PLAN

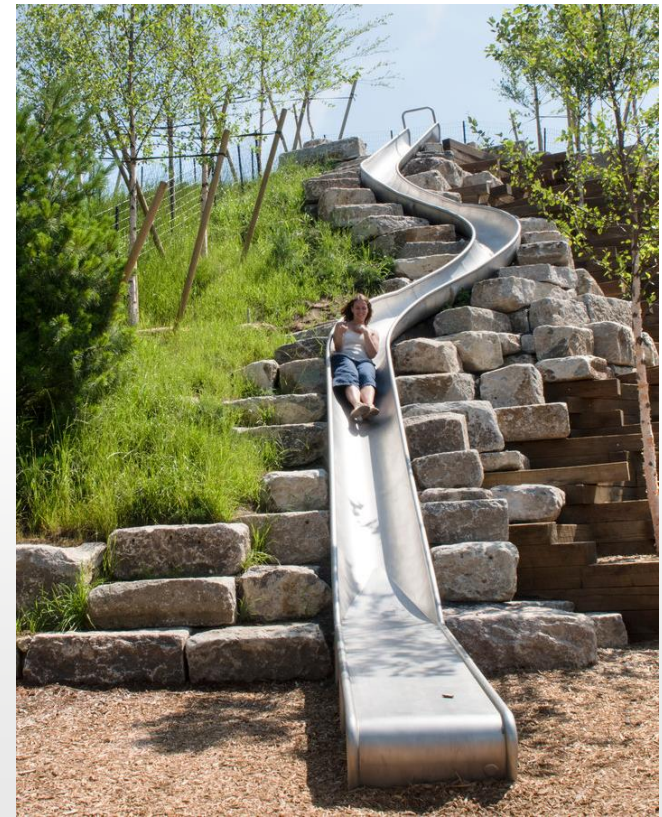


ZONE BY ZONE

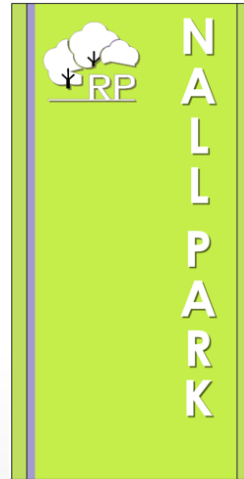
ZONE 1



ZONE 2



ZONE 3





IMPROVED MOUNTAIN BIKE TRAILS

NATIVE PRAIRIE VIEW
CORRIDOR TO NALL PARK

RAISED MOUNTAIN BIKE FEATURE
OVER PEDESTRIAN TRAIL

DIRECTIONAL SIGNAGE

ACCESSIBLE PEDESTRIAN
TRAIL TO NALL PARK

TRAIL MAP SIGNAGE

BEGINNER SKILLS COURSE

MOUNTAIN BIKE TRAILHEAD

SHADE CANOPY WITH BIKE REPAIR
STATION AND BIKE RACKS

ENHANCED PAVING

NALL PARK TRAILHEAD PLAZA (NEW "FRONT DOOR" TO PARK)

TO COMMUNITY CENTER



NALL PARK PLAN PHASING

IMPLEMENTATION PLAN

PHASE 1: Set the Scene

\$999,257.00

PHASE 2: Expand Access

\$1,237,126.55

PHASE 3: Arboretum

\$454,300.00

Design Fees

\$500,000.00

TOTAL COSTS

\$3,190,684.15

QUESTIONS?

Nall Park Master Plan

City of Roeland Park, KS
September 2024



Nall Park Master Plan
City of Roeland Park, KS



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Acknowledgments

City of Roeland Park

Anthony Marshall, Park and Recreation Superintendent

Parks and Tree Committee

Matthew Lero (Council)

Tom Madigan (Alt Council)

Russell McCorkle

Jaime Davis

Linda Thornbrugh

Sarah Martin (Chair)

Judy Hyde

Linda Heinen

Mallorie Hurlburt

Lamp Rynearson Staff

Dan Miller, P.E., Civil Design Group Lead

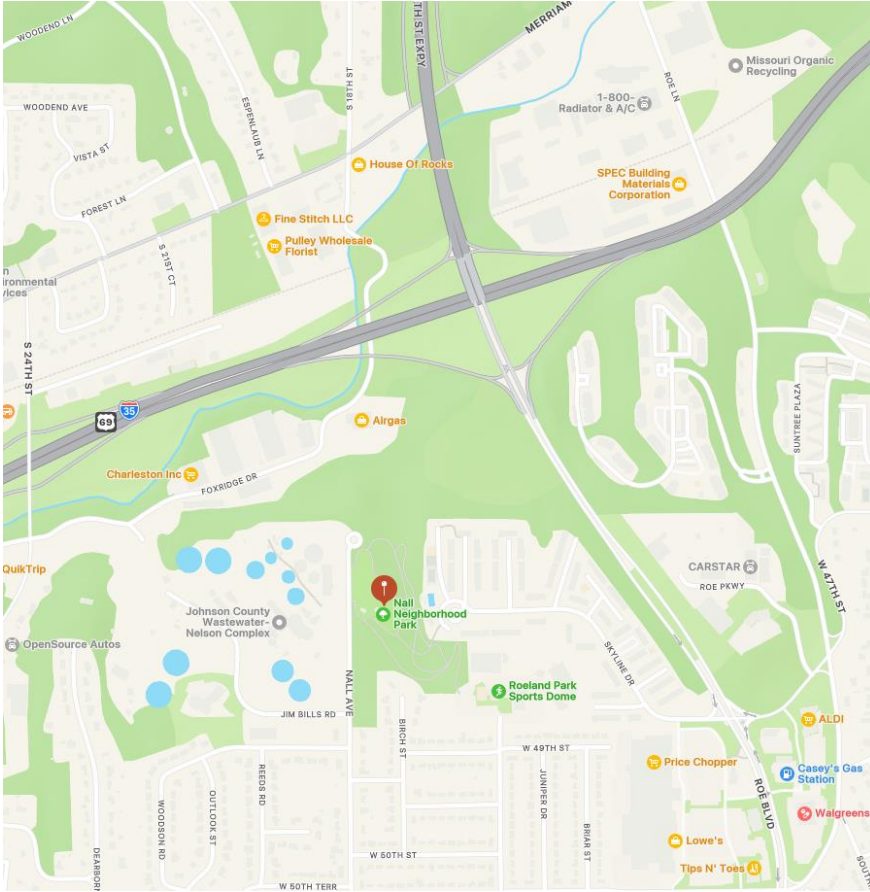
Greg Van Patten, P.E., Project Manager

Jacob Kophamer, PLA, Senior Landscape Architect

Jeff Spiehs, AICP, Senior Planner

Nall Park Background

Nall Park is located in the northwest corner of Roeland Park, Kansas. It is on the east side of Nall Avenue and sits just north of 48th Street. The park sits adjacent to neighborhood residential to the south, Nelson Wastewater Treatment Facility to the west, The Boulevard Apartments and the Roeland Park Community Center to the east and Kansas City, KS to the north.



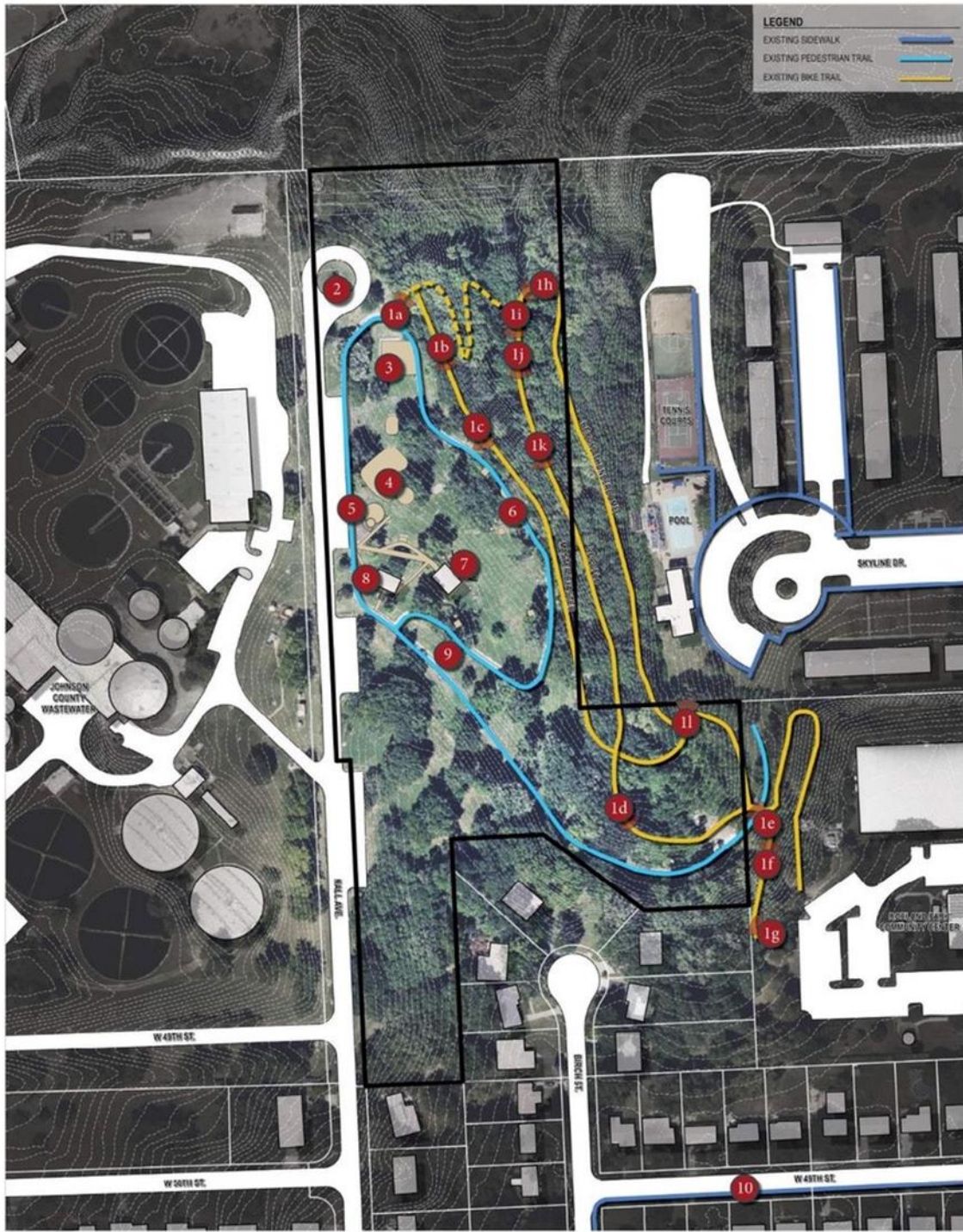
Nall Park opened in 1973 and was dedicated in honor of Charles L. Hoskins, a Roeland Park resident who was reported “Missing in Action” during the Vietnam War.

Existing Conditions

Nall Park is 13.6 acres and is accessed via Nall Avenue and a mix of natural surface and paved trails from the Roeland Park Community Center. Parking can be found along Nall Avenue once inside the park. Currently, the park features grills, a picnic shelter, “ga ga” ball court, play structures, restrooms, walking trails, and two mountain biking trails. The mountain biking trails are located in an easement on the adjacent Boulevard Apartments property.



Site Inventory



SITE INVENTORY



Site Inventory

- 1 A-L-Bike/Hike Trail
- 2- Circle Drive at Nall Ave
- 3-Ga-Ga Ball
- 4-Playground Equipment
- 5-Sidepath
- 6-Walking Trail and Pad
- 7-Pavilion
- 8-Restrooms
- 9-Picnic Area
- 10-Neighboring Sidewalk

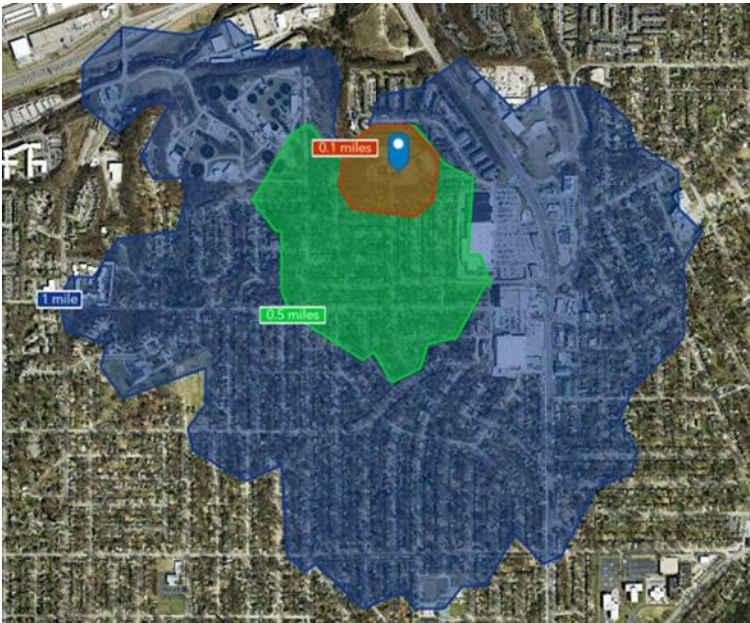


SITE INVENTORY

**LAMP
RYNEARSON**

Surrounding Neighborhood and Demographics

The image represents a 1 mile walk-shed from Nall Park.



Roeland Park Demographics

2020 Census Summary

Polygon 4
Area: 0.98 square miles



The 2020 Census data includes information on population and housing as well as detailed data on age, sex, race, Hispanic origin, household and family type, relationship to householder, group quarters population, housing occupancy, and tenure.

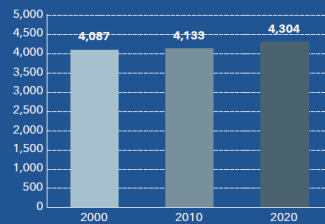
KEY FACTS

4,304 Total Population	2,137 Housing Units	4,413.7 Population Density	2.08 Average Household Size	2,069 Total Households	53.4 Diversity Index
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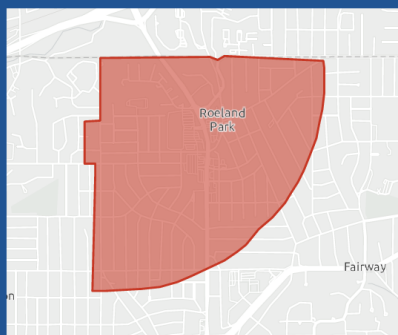
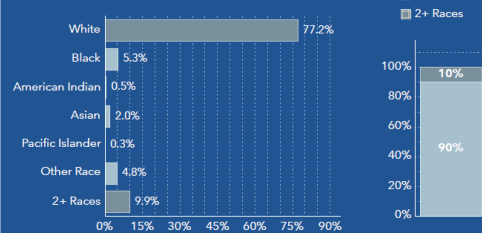
2010-2020 ANNUAL GROWTH RATE

0.41% Population	0.00% Group Quarters	0.58% Households

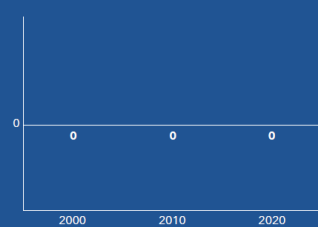
HOUSEHOLD POPULATION



TOTAL POPULATION BY RACE



GROUP QUARTERS



POPULATION BY AGE AND RACE	Less Than 18 Years	18 Years and Older
Total	776	3,528
1 Race	639	3,240
White	482	2,841
Black	67	162
American Indian/Alaska Native	7	14
Asian	12	76
Pacific Islander	10	1
Some Other Race	60	145
2 or More Races	137	288

Source: This infographic contains data provided by U.S. Census (2000, 2010, 2020). © 2024 Esri

Nall Park and Roeland Park Community Center



Nall Park



Park Planning Process

Park Committee Framework Session

In November of 2023, Lamp Rynearson kicked off the planning of Nall Park with the Roeland Park & Tree Committee with a design framework session.

The park's master plan has been carefully developed to create a vibrant, sustainable, and inclusive space that serves the community. The design framework centers around five key principles: Sustainability, Accessibility, Awareness and Connection, Options for Older Kids, and ensuring the park is Fun, Educational, and Challenging. Each principle has been integrated into the overall design to foster a welcoming environment for visitors of all ages while preserving the natural beauty and ecology of the park.

Sustainability

The park will be a model of ecological responsibility and sustainability. Key sustainable practices include:

- **Green Infrastructure:** Incorporating permeable surfaces, rain gardens, and bioswales to manage stormwater and reduce runoff.
- **Native Landscaping:** Using native and drought-tolerant plant species to minimize water usage and create habitats for local wildlife.
- **Energy Efficiency:** Integrating solar-powered lighting and energy-efficient park amenities to reduce carbon emissions and operational costs.
- **Waste Management:** Promoting recycling throughout the park with clearly labeled receptacles and educational signage to encourage sustainable practices among visitors.

Accessibility

The park will be fully accessible to individuals of all abilities, ensuring that everyone can enjoy its features. This includes:

- **Universal Design Principles:** Pathways, play structures, and seating areas will be designed to accommodate users of all physical abilities, including wheelchair-accessible routes and surfaces.
- **Inclusive Play Areas:** Playgrounds will feature sensory-rich equipment and tactile experiences, offering accessible and engaging play options for children with disabilities.
- **Transportation Access:** Clear signage and connections to the park, as well as ample parking for vehicles, including spaces reserved for people with disabilities, will make the park easy to access for all.
- **Internal Wayfinding:** Cohesive signage throughout the park to provide ease of connection to all amenities and educational opportunities.

Increased Awareness and Connection

The park will foster a deep sense of awareness and connection with nature and the community by:

- **Educational Signage:** Signage placed throughout the park will highlight local ecology, wildlife habitats, and sustainability efforts. This will increase awareness of environmental stewardship.
- **Community Programming:** The park could offer a range of educational and interactive programs such as nature walks, outdoor classrooms, and workshops on sustainability and conservation.
- **Gathering Spaces:** Community gathering areas, such as picnic shelters, outdoor meeting spots, and event spaces, will promote social connection and engagement among park-goers.

Increase Options for Older Kids

To ensure the park appeals to a wider range of age groups, particularly older kids, new and innovative features will be introduced, including:

- **Adventure Playgrounds:** Play spaces designed for older children with elements such as climbing walls, zip lines, and obstacle courses to provide physically challenging and stimulating activities.
- **Enhanced Mountain Bike Experience:** The park will expand the mountain bike trails by providing new beginner courses, pump tracks, skill building features, and fix it stations tailored to the interests and abilities of older children and teenagers.

Fun, Educational, and Challenging

The park will combine fun with educational opportunities and physical challenges to inspire curiosity and active participation. Features include:

- **Challenging Play Structures:** Age-appropriate climbing structures, balance courses, and rope climbs to challenge children physically while encouraging problem-solving and cooperative play.
- **Outdoor Classrooms:** Spaces for schools or groups to hold outdoor lessons where children can learn about the environment in a hands-on way while connecting with nature.

Committee Park Evaluation

Committee members were asked to walk through the park and evaluate the three zones. In each zone, the evaluation consisted of three sections. The committee composite scores are reflected on the following image

COMFORT & IMAGE	1 (POOR)	2	3	4 (GOOD)
Overall attractiveness			X	
Feeling of safety		X		
Cleanliness/quality of maintenance			X	
Comfort, places to sit				X

ACCESS & LINKAGES	1 (POOR)	2	3	4 (GOOD)
Visibility from a distance	X			
Ease of walking to this place	X			
Clarity of information/signage		X		

SOCIABILITY	1 (POOR)	2	3	4 (GOOD)
Ease of gathering here in a large group			X	
Opportunity for volunteer work				X
Sense of pride & ownership		X		
Presence of children & seniors			X	

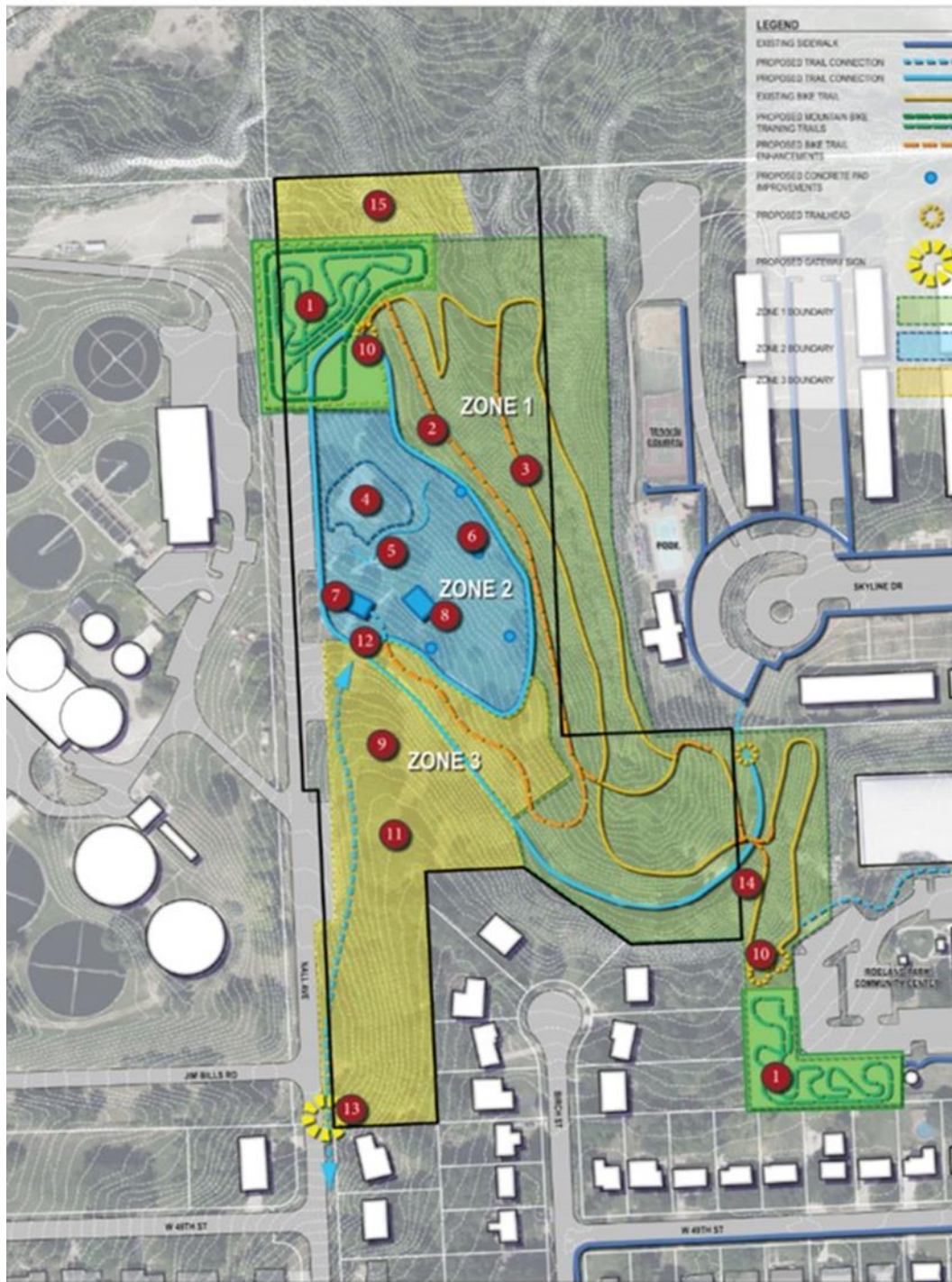
Results
 The evaluation results showed that the northern section of the park received the poorest ratings, as it lacked a feeling of safety, portions of the park lacked visibility from a distance, and there was a lack of signage throughout the park. Sections of the evaluation that scored favorably were comfort, places to sit, opportunities for volunteer work, and the presence of children and seniors.

Concept Development

Two design concepts were presented to the public and the Park and Tree Committee. Both concepts included many of the same features and zones.

Concept One includes a dog park on the north side using the Evergy easement.

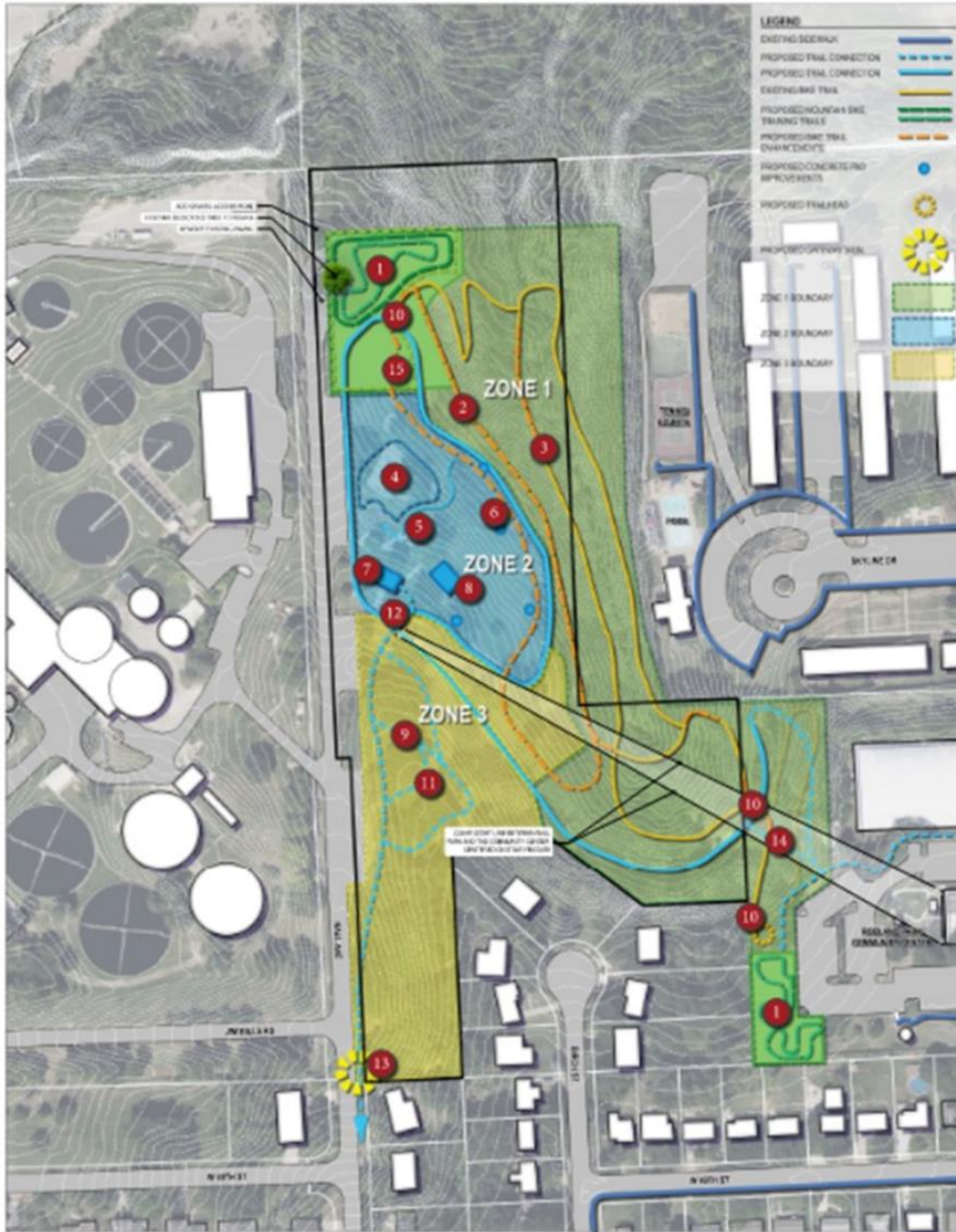
Concept One Site Proposed Improvements



- 1-Pump Track
- 2-Bike Trail
- 3-Bike Trail
- 4-Shelter
- 5-Play Structure
- 6-Exercise
- 7-Restrooms
- 8-Pavilion
- 9-Arboretum
- 10-Bike Skills Course
- 11-Arboretum
- 12-New Path
- 13-Grand Entrance Sign
- 14-Walking Path
- 15-Dog Park

Concept Two removes the dog park and builds a connection between the Roeland Park Community Center and the arboretum in Zone 3 and the walking trails of Zone 2.

Concept Two Proposed Site Improvements



- 1-Pump Track
- 2-Bike Trail
- 3-Bike Trail
- 4-Shelter
- 5-Play Structure
- 6-Exercise
- 7-Restrooms
- 8-Pavilion
- 9-Arboretum
- 10-Bike Skills Course
- 11-Arboretum
- 12-New Path
- 13-Grand Entrance Sign
- 14-Walking Path

Both concepts were presented to the public during design workshops and shared with members of Roeland Park City Council.

Community Engagement Design Workshops



**NALL PARK
WORKSHOP**

Your input is invaluable as we seek to enhance and improve our much loved outdoor spaces.

**WORKSHOP 1
APRIL 24**
Nall Park Pavilion
3:00 PM - 7:30 PM

**WORKSHOP 2
APRIL 25**
Nall Park Pavilion
11:00 AM - 1:00 PM

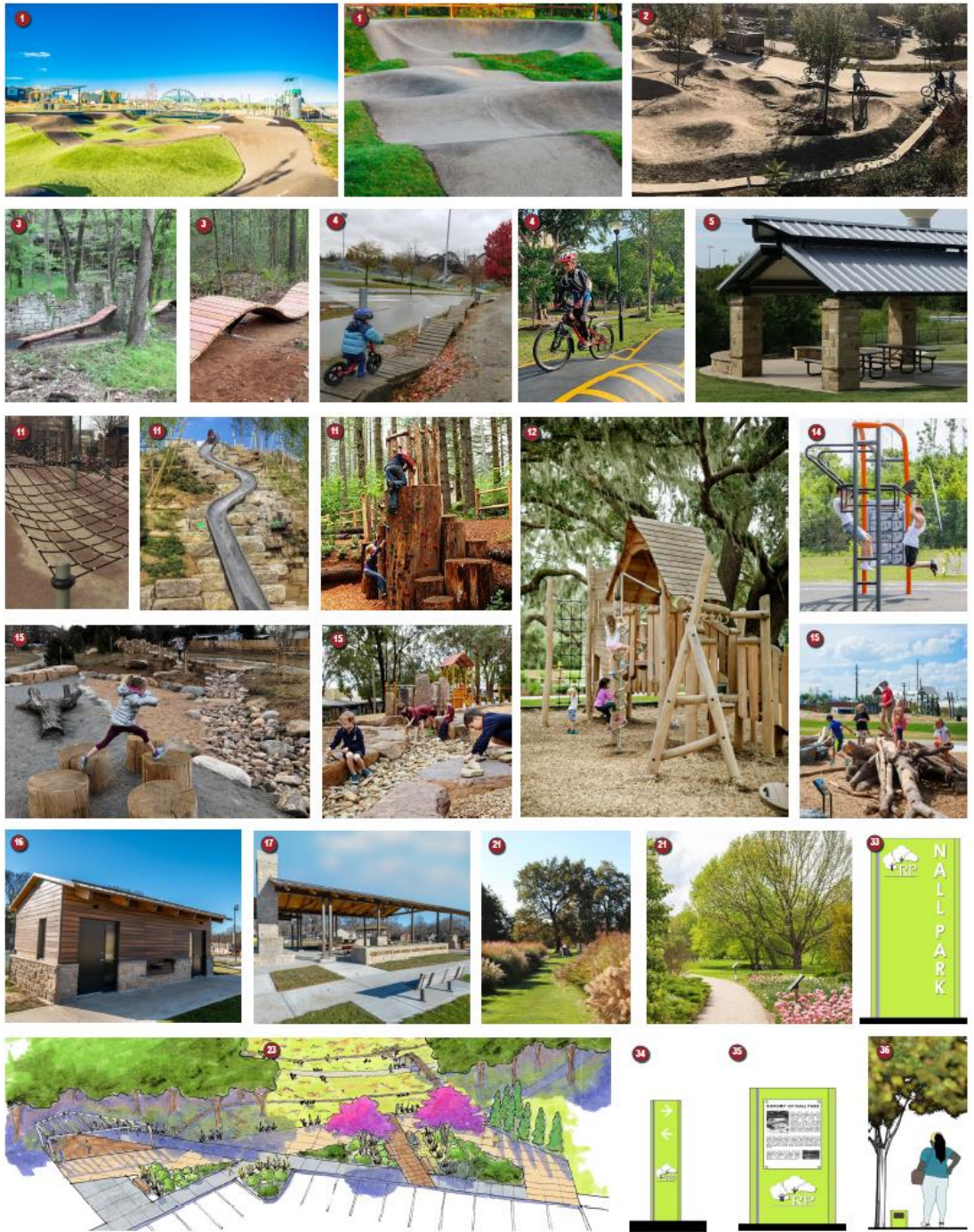
**WORKSHOP 3
APRIL 25**
Nall Park Pavilion
5:00 PM - 7:00 PM

ROELAND PARK
est. 1951

The poster features a background image of a park pavilion. In the top right corner, there is a logo for Roeland Park, Kansas, established in 1951, which includes two stylized green trees. Below the main title, there is a green box containing the text 'Your input is invaluable as we seek to enhance and improve our much loved outdoor spaces.' A central green box lists the details for three workshops. At the bottom of the poster, a photograph shows three people at a workshop: a man in a wheelchair, a woman standing and pointing at a display board, and another man sitting on a bench.

In April of 2023 over two days, three workshops were held to gather public feedback on the park design and amenities they would like to see in Nall Park.

Proposed Site Improvements



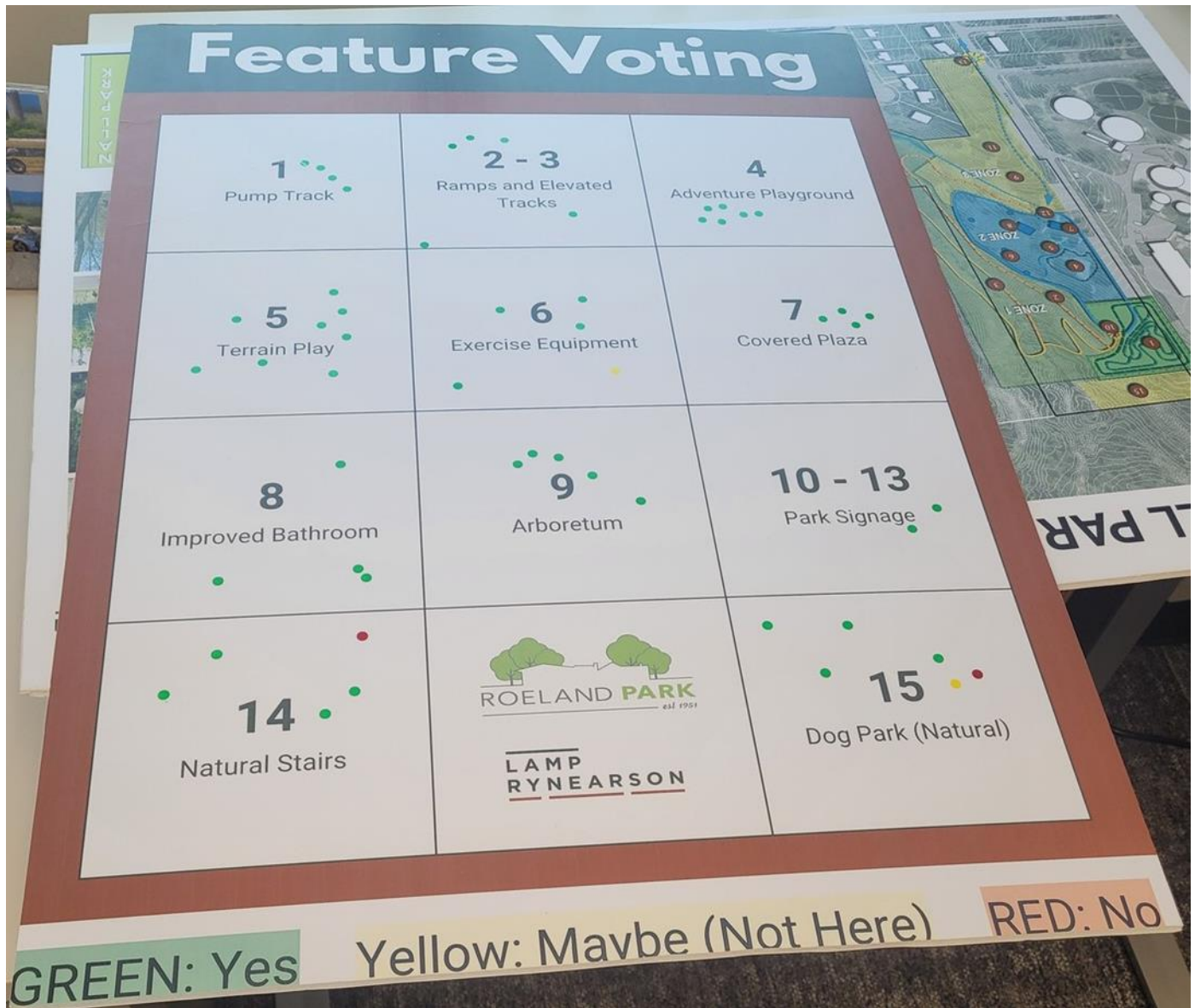
PROPOSED SITE IMPROVEMENTS



The adventure play, arboretum, hill slides, and new signage received the most positive feedback. The community expressed interest in improving sidewalks, trails, and creating connection to the community center. The design team consistently heard feedback from the public that they wanted to see more features for older children such as improved mountain bike trails, adventure play, and a pavilion with programming for older children. Nall Park would be the only park in Roeland Park that would have features specifically for older children.

Around 30 people attended the workshops. During the workshops that were held outdoors, it was observed that the park had 6 runners and walkers, 6 people relaxing or picnicking, 21 dog walkers, 5 children playing and 6 participants in a youth fitness program.

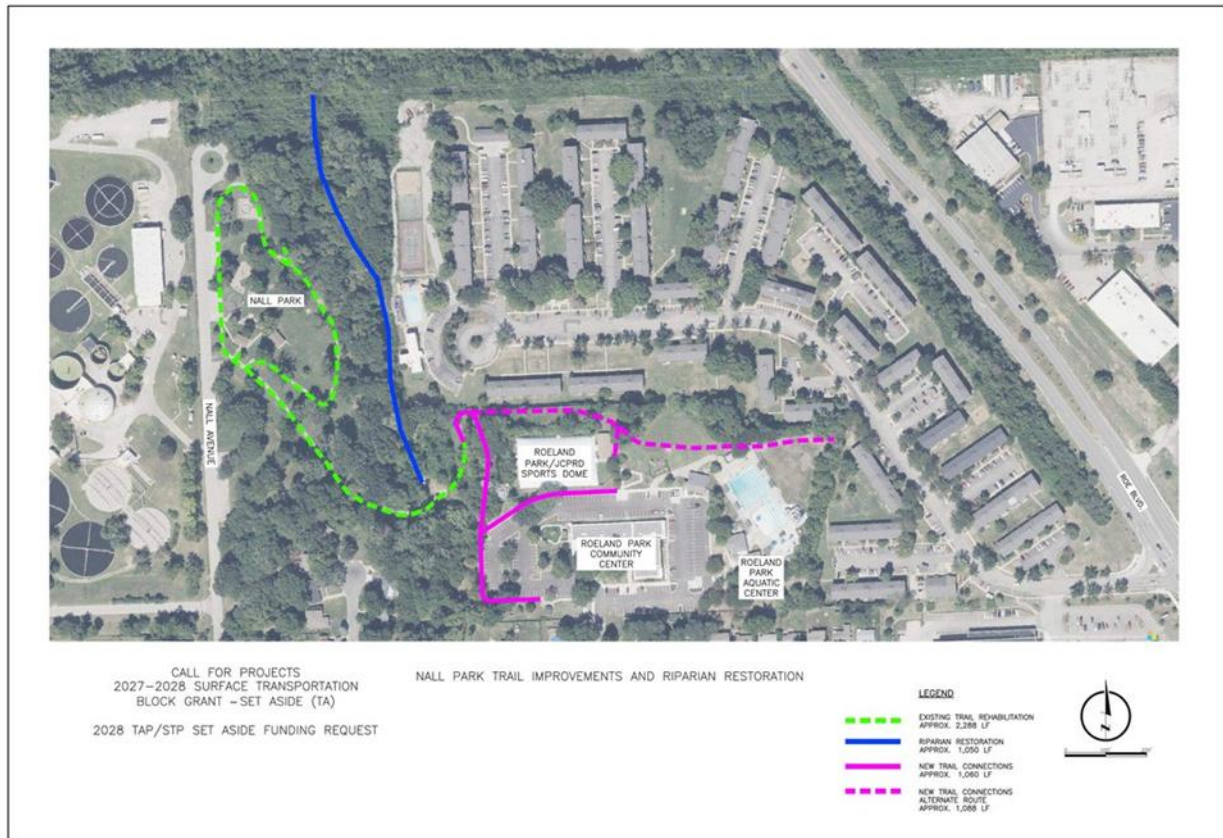
In late July at "R" Park, the design team had a booth to survey attendees of the "Concert at the Park" series. Participants were asked to mark which park features of the Nall Park Plan they liked, didn't like, or had no preference. In total, 50 people voted that they liked the features, 1 voted no to the dog park and natural stairs and 2 voted maybe to the dog park.



Trail Coordination

The final item in the planning phase was to coordinate trail improvements. The City of Roeland Park is currently applying for a Surface Transportation Block Grant through the Mid-American Regional Council and working with Prairie Sailor Company on trails that connect the park to the community center.

Nall Park Trail Improvements and Riparian Restoration Exhibit



Final Park Design

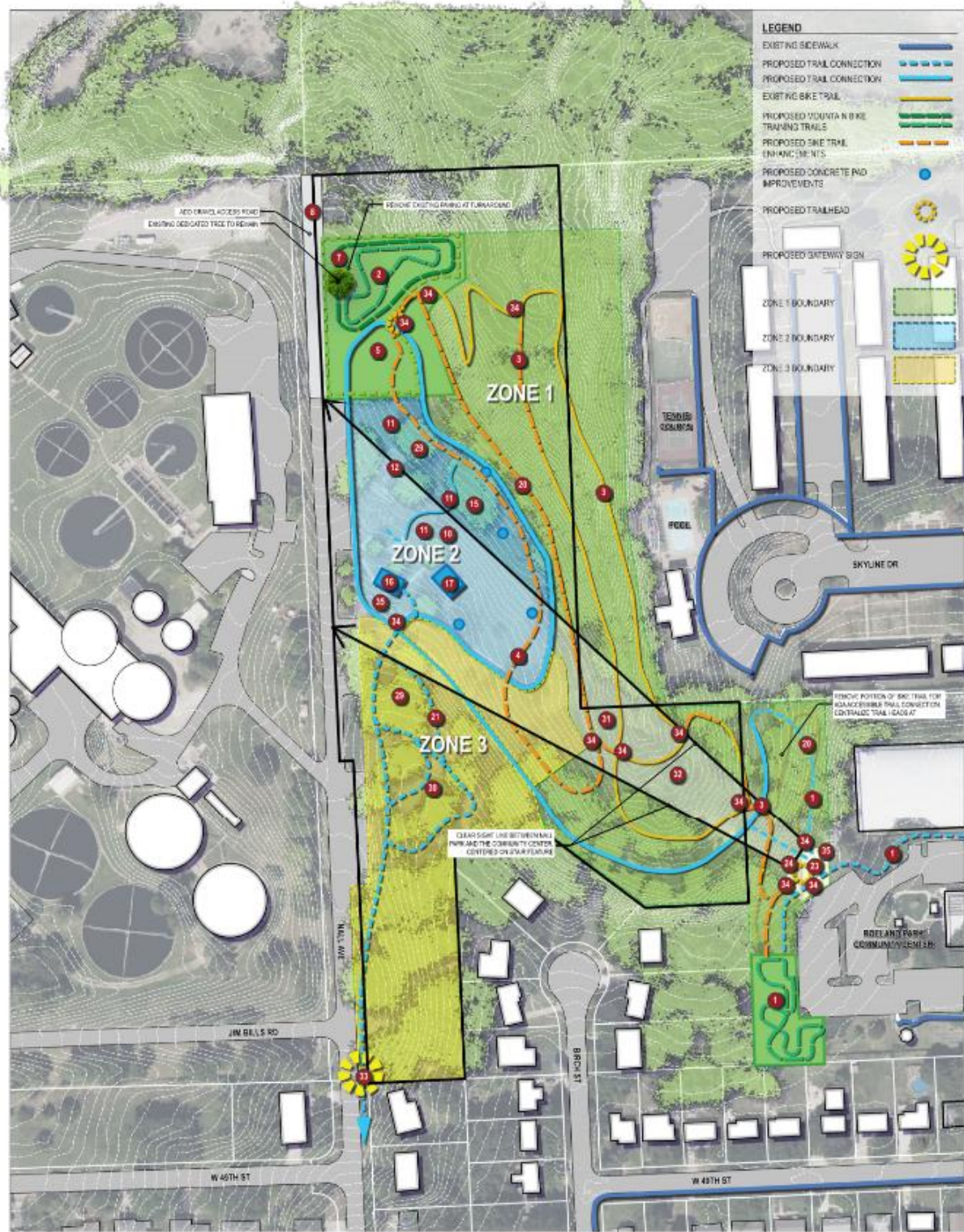
The Nall Park Master Plan creates a dynamic, multi-faceted space that promotes adventure, education, and community development through nature-based and recreational activities. With a focus on blending active play, environmental learning, and community programming the park will serve as a hub for both local residents and visitors seeking outdoor experiences that challenge, educate, and inspire.

The park design accomplishes the goals set during the Design Framework session with the Park and Tree Committee.

- Sustainability
- Accessibility
- Increase Awareness and Connection
- Increase options for older children
- Fun, Educational, Challenging

Through green infrastructure, enhanced trails, trailhead plaza, grand staircase, and the arboretum, Nall Park will become a destination park for all ages, residents of Roeland Park, and residents of the Kansas City metropolitan area.

Proposed Site Improvements Exhibit



PROPOSED SITE IMPROVEMENTS



Proposed Site Improvements Exhibit



- 1-Pump Track
- 2-Skills Track
- 3-4 Skills Track
- 5-Shelter
- 11-Hillside Climb, Slide
- 12-Play Structure
- 15-Natural Play Structures
- 16-Updated Restrooms
- 17-Pavilion
- 21-Arboretum
- 23-Trailhead Plaza
- 33-Park Signage
- 34-Wayfinding
- 35-Educational Signage

PROPOSED SITE IMPROVEMENTS

LAMP RYNEARSON

Zone 1: Active Recreation and Community Connection



This zone is designed to foster active recreation, community engagement, and seamless connectivity between the park and the adjacent community center. The area features a pump track, pavilion, enhanced mountain bike trails, and the Nall Park Trailhead Plaza, while also addressing the need for accessibility and effective circulation across a challenging landscape.

Pump Track

At the heart of this zone is two different bike features. A dynamic pump track designed for riders of all ages and skill levels. This purpose-built track will feature a series of rollers, banked turns, and jumps, allowing cyclists to navigate the course using body momentum rather than pedaling. This pump track will be located in the northwest section of the park. The second feature is the skill-building course. The skill-building course will be intended for beginner riders and will be located near the trailhead plaza. Its high visibility will attract users of the community center due to its proximity.

- **Encourage Active Recreation:** Providing a fun, engaging space for cyclists and BMX enthusiasts to hone their skills and promote a healthy, active lifestyle.
- **Foster Inclusivity:** Accommodating both beginners and experienced riders, the track will be designed with multiple difficulty levels to ensure accessibility for all.
- **Minimize Environmental Impact:** The pump track will be constructed using eco-friendly materials and will integrate seamlessly into the natural landscape, ensuring minimal disruption to the surrounding environment.

Pavilion

A pavilion will serve as a multipurpose space for community gatherings, events, and rest for park visitors. The pavilion will be designed to offer:

- **Flexible Use:** The pavilion will host a variety of activities, from mountain bike events to social events to educational programs and outdoor classes.
- **Shelter and Amenities:** The pavilion will provide shade, seating, and weather protection. It will also include nearby bike racks, water fountains, and restrooms, supporting visitors' comfort and convenience.
- **Community Hub:** This pavilion will act as a focal point within the zone, bringing people together and offering a prime location for informal meetups, events, or organized group activities.

Improved Mountain Bike Trails

Enhancements to the mountain bike trails will improve the overall biking experience by offering:

- **Diverse Terrain:** Trails will be designed to provide a variety of challenges, including technical features for experienced riders and smoother paths for those seeking a less intense ride.
- **Sustainable Design:** Trail improvements will focus on erosion control and sustainable trail building techniques to preserve the natural environment while ensuring long-term durability.
- **Expanded Network:** The trails will be part of a connected network that integrates with the pump track, providing a cohesive experience for mountain bikers as they explore the park's rugged terrain.

Nall Park Plaza Exhibit

The plaza will serve as a welcoming entry point and gathering area for visitors before they embark on biking, hiking, or recreational activities. Features include:

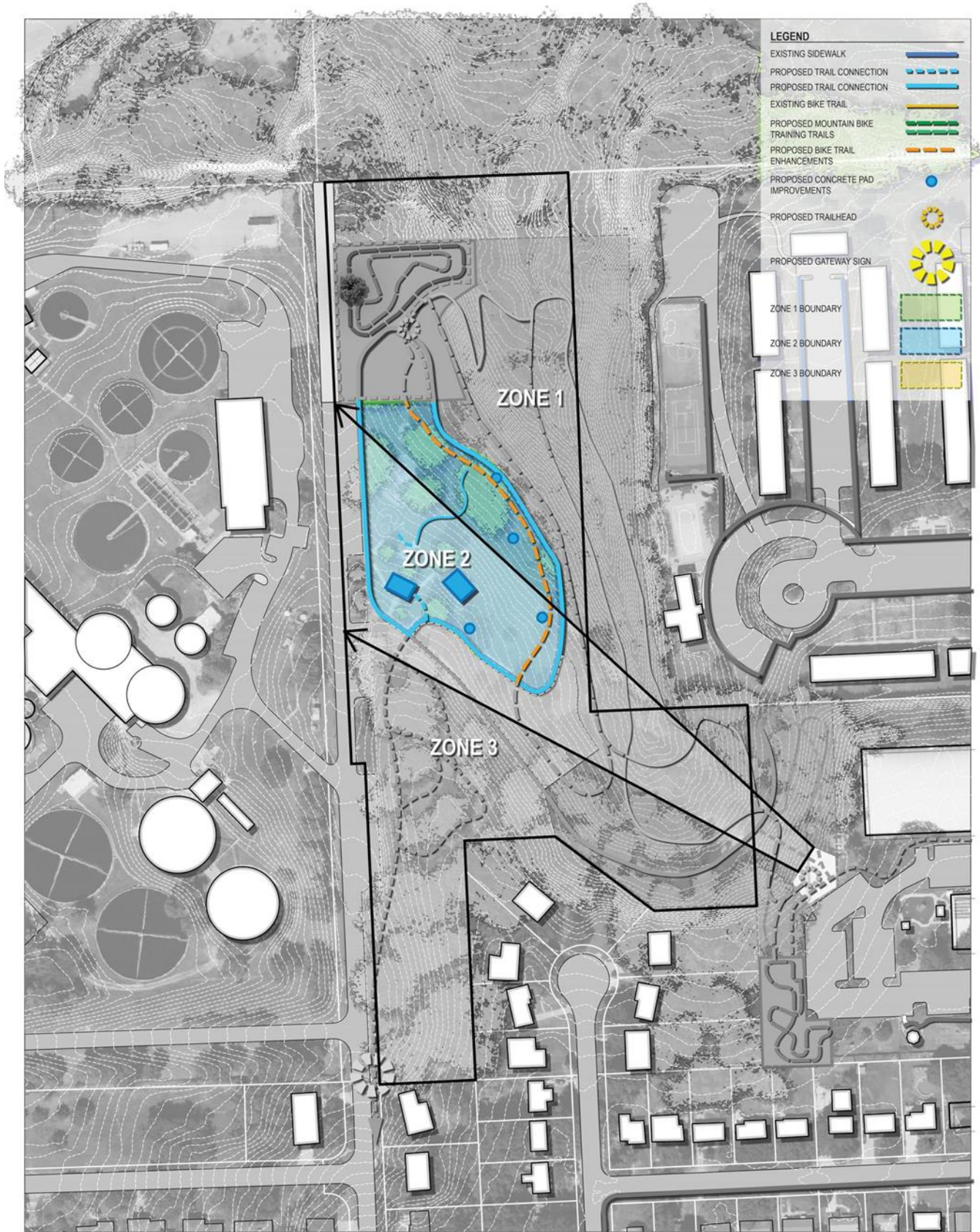
- **Wayfinding and Information:** Clear signage, maps, and seating areas will be provided, helping visitors navigate the park's network of trails and learn about available amenities.
- **Bike-Friendly Amenities:** Bike repair stations and ample bike parking will cater to cyclists, making the trailhead plaza a hub for those participating in biking activities.
- **Plaza Design:** The plaza will feature attractive landscaping, seating, and gathering areas, providing a space for visitors to relax and socialize before or after their outdoor adventures.

Connection to Community Center

This zone will create a critical link between the community center and the park, enhancing accessibility and encouraging greater use of park facilities by residents and visitors. Key features include:

- **Visibility and Awareness:** With the addition of the Nall Park Plaza, increased user visibility of the park will occur. Currently, it is difficult for visitors of the Roeland Park Community Center to be aware that Nall Park is within walking distance. A staircase was considered to serve as a connection to the park. However, the staircase's maintenance and safety concerns would counter the park plan's goals and therefore would not be proposed. The Nall Park Plaza will invite visitors to the new paved trails and connect the park to the community center.
- **Paved trails:** Paved trails will be constructed to ensure that visitors of all abilities can easily traverse the hill. These trails will feature slopes, durable surfaces, and appropriate rest areas.

Zone 2: Adventure Nature Park & Active Play Area



At the heart of this zone is the Adventure Nature Park, a dynamic play area that blends natural elements with adventure-based activities. This space encourages imaginative play, physical challenge, and exploration by integrating natural materials and rugged terrain. The park will feature:

- **Nature-Inspired Play Structures:** Elements such as logs, boulders, tree stumps, and climbing nets will be used to create a natural, interactive landscape that fosters creativity and adventurous play.
- **Ecological Integration:** The design will preserve and enhance the surrounding natural environment, allowing children and families to interact with nature while learning about local wildlife and ecosystems.
- **Varied Terrain:** Slopes, climbing walls, and balance beams made from natural materials will offer different levels of challenge, accommodating children of all abilities and encouraging cooperative play.

Embankment Slide

A key feature of the Adventure Nature Park will be the embankment slide, a thrilling and unique attraction that integrates seamlessly into the hillside. The slide will provide:

- **Exciting Play Experience:** The embankment slide will offer a safe but exhilarating downhill ride, encouraging children to climb and explore the hillside before experiencing the fun descent.
- **Natural Design:** Built into the natural slope of the hill, the slide will blend with the landscape, minimizing environmental disruption while offering a visually appealing feature that invites exploration.
- **Durable and Safe Construction:** Constructed with safety in mind, the embankment slide will use durable, environmentally friendly materials that withstand weather conditions and heavy use, while adhering to all safety regulations.

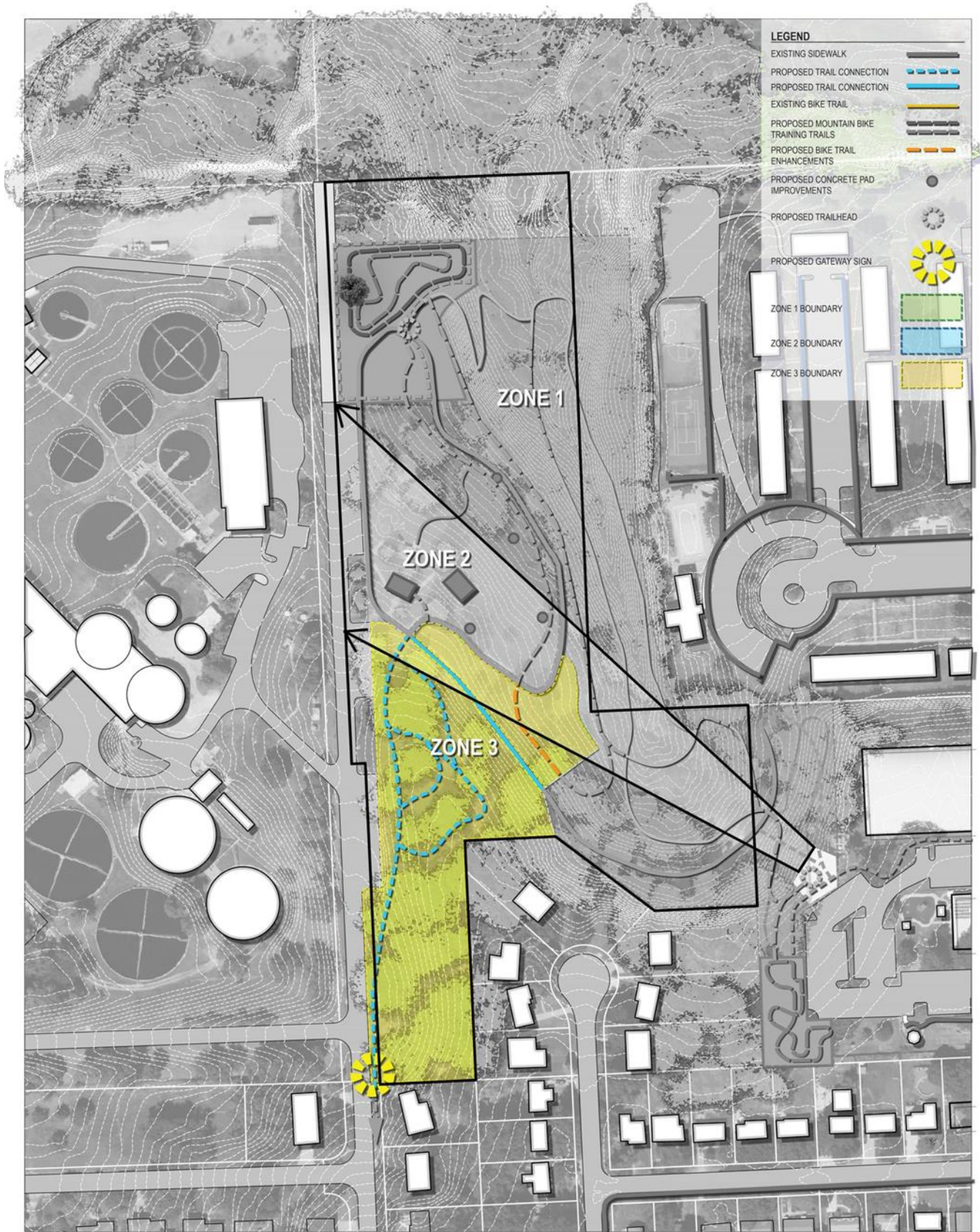
Hillside Rope Climb

Adjacent to the embankment slide will be a hillside rope climb, offering a challenging and engaging way for children to scale the hill. This feature will:

- **Promote Physical Fitness:** The rope climb will develop strength, coordination, and balance as children pull themselves up the hill, offering a physically engaging and adventurous activity.
- **Multi-Level Challenge:** Different sections of the rope climb will vary in difficulty, making it accessible to a wide range of ages and abilities while encouraging confidence and problem-solving.
- **Integration with the Landscape:** Like the embankment slide, the rope climb will be carefully integrated into the natural slope of the hill, creating an organic play feature that complements the surrounding environment.

Benches and rest areas will also be placed nearby for recovery and relaxation.

Zone 3: Arboretum and Educational Nature Trails



Arboretum

At the core of this zone is the arboretum, a curated collection of trees and plants designed to educate and inspire visitors. The arboretum will:

- **Diverse Plant Collection:** Feature a wide variety of native and non-invasive species, offering an immersive experience that highlights the region's biodiversity and seasonal changes.
- **Educational and Conservation Focus:** Serve as an educational resource, teaching visitors about tree species, their roles in ecosystems, and the importance of conservation efforts to preserve these natural resources.
- **Serene Atmosphere:** Designed to promote relaxation and mindfulness, the arboretum will include peaceful walking paths, shaded seating areas, and scenic views, making it an ideal space for quiet reflection and connection with nature.

Nature Trails

The zone will feature a network of nature trails that wind through the arboretum and surrounding landscape, offering visitors opportunities to explore and engage with nature. These trails will:

- **Accessible Pathways:** Paved trails will be constructed to ensure visitors can access the nature features throughout the park and arboretum.
- **Immersive Experience:** Meander through different ecological zones within the arboretum, offering varying experiences from dense woodlands to open meadows, encouraging visitors to explore the park's diverse habitats.
- **Sustainable Design:** Trails will be constructed using environmentally friendly materials, with attention to minimizing erosion, runoff, and environmental disturbance while maintaining the natural integrity of the landscape.

Educational Signage

Strategically placed educational signage throughout the arboretum and along the nature trails will provide visitors with informative and engaging content. These signs will:

- **Highlight Plant and Wildlife:** Offer detailed information about the trees, plants, and wildlife found within the arboretum, including species identification, historical uses, and their ecological importance.
- **Focus on Environmental Themes:** Educate visitors about larger environmental topics such as biodiversity, climate change, conservation, and the importance of native plants and habitats.
- **Interactive Elements:** Some signage may include QR codes or other interactive features that allow visitors to access additional multimedia content, such as videos, audio guides, or digital field guides.

Wayfinding Signage

Clear and effective wayfinding signage will be placed throughout the zone to help visitors navigate the arboretum and trail system. The signage will:

- **Ease of Navigation:** Include directional markers, distance indicators, and maps, guiding visitors through the zone and connecting them to other areas of the park.
- **Consistent Design:** Maintain a cohesive and aesthetically pleasing design that complements the natural setting while ensuring clarity and visibility for all visitors.
- **Multilingual and Accessible:** Include multilingual options and use of universally recognized symbols, ensuring the information is accessible to a diverse audience, including non-English speakers and individuals with visual impairments.

Grand Entrance Signs

Grand entrance signs will mark the main access points to the arboretum and surrounding trails, creating a welcoming and memorable first impression for visitors. These signs will:

- **Prominent and Inviting:** Reflect the park's natural beauty and ecological focus, using natural materials like wood and stone to integrate seamlessly into the landscape.
- **Informative:** Include the arboretum's name, key park information, and possibly a map of the trails and features, setting the tone for the educational and serene experience visitors can expect.
- **Cultural and Ecological Reflection:** Incorporate elements that highlight the area's cultural or ecological significance of the area, whether through design motifs or brief historical or environmental facts.

Implementation Plan

Project Phasing Cost Estimate

PROPOSED IMPROVEMENT	CONSTRUCTION COST
PHASE 1 SET THE SCENE	\$999,257.60
PHASE 2 EXPAND ACCESS	\$1,237,126.55
PHASE 3 ARBORETUM	\$454,300.00
DESIGN FEES ENGINEERING DESIGN FEES, TESTING, AND CONSTRUCTION ADMINISTRATION	\$500,000.00
TOTAL CONSTRUCTION COST	\$3,190,684.15







* Trail features and pump tracks specified by American Ramp Company. Play equipment and shelter specified by Crouch Recreation. Estimates based on 2024 pricing.
 ** All landscape beds and native seed to have an irrigation system designed and installed.

Nall Park - Overview of Costs

Roeland Park, KS



PHASE 1 - SET THE SCENE

	ITEM DESCRIPTION	ITEM QUANTITY	UNIT	ITEM COST
9	ADA ADVENTURE PARK SIDEWALK	3,000	SF	\$18,000.00
10	BOULDER RETAINING WALLS	250	LF	\$62,500.00
				
11 a	DOUBLE SWING	1	EA	\$14,000.00
				
11 b	EMBANKMENT SLIDE	2	EA	\$35,000.00
				
11 c	CAROUSEL WITH SEATS	1	EA	\$14,000.00
				
11 d	DOUBLE ZIPLINE	1	EA	\$36,000.00
				
11 e	HILLSIDE ROPE CLIMB	1	EA	\$3,000.00
				





* Trail features and pump tracks specified by American Ramp Company. Play equipment and shelter specified by Crouch Recreation. Estimates based on 2024 pricing.
 **All landscape beds and native seed to have an irrigation system designed and installed.

Nall Park - Phase 1 Cost Estimate

Roeland Park, KS



PHASE 1 - SET THE SCENE

	ITEM DESCRIPTION	ITEM QUANTITY	UNIT	ITEM COST
11 f	HILLSIDE NET CLIMB 	1	EA	\$5,000.00
11 g	BOULDER AND TREE STUMP CLIMBING WALL 	1	EA	\$15,000.00
12	LARGE PLAYGROUND FEATURE 	1	EA	\$300,000.00
13	ENGINEERED WOOD FIBER PLAY SURFACE	650	CY	\$15,600.00
15	CONSTRUCT NATURE PARK FEATURES (STREAM BED, LOG CLIMBERS, FOREST AREA, BOULDERS, NATURE CONSTRUCTION ZONE, ETC.) 	1	LS	\$75,000.00
16	RENOVATE EXISTING BATHROOM	1	LS	\$35,000.00
17	UPDATE EXISTING SHELTER	1	LS	\$15,000.00
18	PLANT BED WITH HARDWOOD MULCH	5,000	SF	\$7,500.00
19	DECIDUOUS TREE	15	EA	\$9,000.00
20	CONCRETE TRAIL AT COMMUNITY CENTER	6,100	SF	\$36,816.00
31	CLEARING AND GRUBBING IN SIGHT LINE BETWEEN PARK AND COMMUNITY CENTER	1	LS	\$20,000.00
32	NATIVE SEED IN CLEARING	2	AC	\$30,000.00

* Trail features and pump tracks specified by American Ramp Company. Play equipment and shelter specified by Crouch Recreation. Estimates based on 2024 pricing.




**All landscape beds and native seed to have an irrigation system designed and installed.

Nall Park - Phase 1 Cost Estimate

Roeland Park, KS



PHASE 1 - SET THE SCENE

	ITEM DESCRIPTION	ITEM QUANTITY	UNIT	ITEM COST
33	PRIMARY ENTRY SIGN 	1	EA	\$15,000.00
34	WAYFINDING SIGNAGE 	10	EA	\$25,000.00
35	INFORMATIONAL SIGNAGE 	2	EA	\$7,000.00
	EARTHWORK	1	LS	\$100,000.00
	10% CONTINGENCY			\$90,841.60
ESTIMATED CONSTRUCTION COSTS				\$999,257.60

* Trail features and pump tracks specified by American Ramp Company. Play equipment and shelter specified by Crouch Recreation. Estimates based on 2024 pricing.









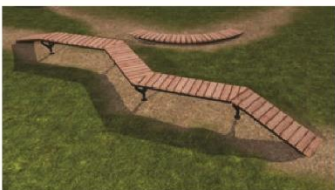
** All landscape beds and native seed to have an irrigation system designed and installed.

Nall Park - Phase 1 Cost Estimate

Roeland Park, KS



PHASE 2 - EXPAND ACCESS

	ITEM DESCRIPTION	ITEM QUANTITY	UNIT	ITEM COST
1	BEGINNER SKILLS COURSE	1	EA	\$200,000.00
	  			
2	PUMP TRACK B - ADVANCED COURSE	1	EA	\$600,000.00
	 			
3 a	MOUNTAIN BIKE TRAIL FEATURE - SNAKE	1	EA	\$8,700.00
				
3 b	MOUNTAIN BIKE TRAIL FEATURE - A-FRAME	1	EA	\$1,500.00
				
3 c	MOUNTAIN BIKE TRAIL FEATURE - ROLLER	1	EA	\$3,000.00
				
3 d	MOUNTAIN BIKE TRAIL FEATURE - ZIG ZAG	1	EA	\$10,000.00
				

* Trail features and pump tracks specified by American Ramp Company. Play equipment and shelter specified by Crouch Recreation. Estimates based on 2024 pricing.

**All landscape beds and native seed to have an irrigation system designed and installed.

Nall Park - Phase 2 Cost Estimate

Roeland Park, KS



PHASE 2 - EXPAND ACCESS

	ITEM DESCRIPTION	ITEM QUANTITY	UNIT	ITEM COST
4	CONCRETE UNDULATING BEGINNER BIKE TRAIL 	6,600	SF	\$66,000.00
5	24'X34' SHELTER 	1	EA	\$50,000.00
6	TURF SEED	1	EA	\$1,500.00
7	REMOVE PAVEMENT	611	SY	\$3,360.00
8	GRAVEL ACCESS ROAD	80	TN	\$2,400.00
23	ENHANCED PARK ENTRY PLAZA AT COMMUNITY CENTER <i>enhanced concrete, shade structure, stone benches, bike repair station, bike racks, Landscape Beds</i> 	1	LS	\$90,700.00
24	BLOCK RETAINING WALL 	250	LF	\$62,500.00
	EARTHWORK	1	LS	\$25,000.00
	10% CONTINGENCY			\$112,466.05
ESTIMATED CONSTRUCTION COSTS				
\$1,237,126.55				

* Trail features and pump tracks specified by American Ramp Company. Play equipment and shelter specified by Crouch Recreation. Estimates based on 2024 pricing.





** All landscape beds and native seed to have an irrigation system designed and installed.

Nall Park - Phase 2 Cost Estimate

Roeland Park, KS



PHASE 3 - ARBORETUM

	ITEM DESCRIPTION	ITEM QUANTITY	UNIT	ITEM COST
21	CONCRETE TRAILS AT ARBORETUM 	30,000	SF	\$180,000.00
25	PARK BENCHES 	6	EA	\$16,500.00
26	TRASH RECEPTACLES 	6	EA	\$21,000.00
27	DECIDUOUS TREES	30	EA	\$18,000.00
28	EVERGREEN TREES	10	EA	\$6,000.00
29	PRUNE EXISTING TREES	80	HR	\$4,000.00
30	WILDFLOWERS AND NATIVE PLANTING GARDEN IN ARBORETUM	100,000	SF	\$125,000.00
36	ARBORETUM SIGNAGE 	35	EA	\$17,500.00
	EARTHWORK	1	LS	\$25,000.00
	10% CONTINGENCY			\$41,300.00
ESTIMATED CONSTRUCTION COSTS				\$454,300.00

* Trail features and pump tracks specified by American Ramp Company. Play equipment and shelter specified by Crouch Recreation. Estimates based on 2024 pricing.
 ** All landscape beds and native seed to have an irrigation system designed and installed.

Nall Park - Phase 3 Cost Estimate

Roeland Park, KS





MEMORANDUM

Date: August 15, 2007
To: City of Roeland Park, Kansas
From: Patti Banks Associates
Re: Nall Park Master Plan

CHAPTER 1: INTRODUCTION

The Master Plan for Nall Park builds around a “nature” concept. When discussed with the Parks Committee and the public during the Nall Park Walking Trail project and with the Steering Committee and public during the master plan process, a majority of those in attendance expressed their desire that nature be the primary focus. This included not only the preservation of existing natural elements such as plants and animals but also the quiet and peacefulness perceived when in and among nature.

PURPOSE

The Nall Park Master Plan provides a vision and design to guide the development, phasing and funding of the park over the next 20 years. The Plan fits Nall Park into the framework of regional trail connections and the natural environment. It attempts to link the park to other communities to the south and east and to the Johnson County Turkey Creek Streamway Trail to the north and west. It will also attempt to preserve and/or enhance natural features and processes. The Steering Committee’s guidance molded the plan and helped move it successfully through the adoption process.

LOCATION

Nall Park is a 10.9 acre park located in Roeland Park, Kansas. It consists primarily of Oak savanna and woodland on moderate to steep slopes. Refer to the Natural Resource Inventory in the appendix. The park does not have a segregated park entrance but is accessed from Nall Avenue at its’ northern terminus. The park property is bounded by Johnson County Wastewater and Nall Avenue on the west, I-35 on the north, the Boulevard Apartments and the Roeland Park Community Center on the east, and residential on the south.

PLAN DIRECTION

A Steering Committee, appointed by the City, made up of representatives of the Roeland Park Parks Committee guided the Nall Park Master Plan Project Team in the development of the Plan. Patti Banks Associates lead the Project Team.

PROCESS

The 3-month planning process began with the kick-off meeting in May of 2007 and concluded with the Roeland Park City Council approval of the Plan in August 2007. A table of the major elements of the process follows:

Nall Park Master Plan Schedule	
Activity	Date
Project kick-off meeting at City Council	May 7, 2007
Inventory and data collection	
Steering committee mtg. / Workshop #1 "Walk-in-the-Park"	June 9, 2007
Develop 2 draft concepts	
Steering committee mtg. / Workshop #2	July 5, 2007
Develop draft master plan and memorandum	
Steering committee mtg. / Workshop #3	July 31, 2007
Develop draft plan revisions	
Present to City Council	Insert date, 2007
Develop and submit final master plan and memorandum	Insert date, 2007

Issues Raised During Planning Process: Even though there were multiple Steering Committee and public meetings over the 3-month Nall Park planning process, there was little controversy. This is because the key issue in park design—what would be the essential nature of the park—was resolved early in the Master Planning process. The vision for the park as a nature park, as opposed to highly active recreation area, evolved out of the environmental issues related to the site. Surrounding residential areas, public facilities and concerned citizens all had a stake in improved storm-water and environmental management that was compatible only with creative low intensity development. The Steering Committee recognized this and effectively “steered” the project in the right direction at the outset.

All of those participating in the process agreed on the less intense Master Plan alternative that had heavy emphasis on protecting existing tree cover and vegetation, restoring habitat and educating the public. Comments at meetings tended to relate to priorities, as discussed in Chapter 4, to maintenance and security, and to keeping the Parks’ low intensity. The last chapter of this document particularly relates to management and maintenance of the park and should address some of these concerns.

The two program elements that raised the most concern and discussion were the dog off-leash area and the connection to the Boulevard Apartments. Concerns related to the off-leash area included size, noise, smell and wear and tear on the site. Concerns related to the Boulevard Apartments included noise and safety. In both cases, however, it was determined that the program elements had overall support and thus were included in the Master Plan. Please see Appendices B, C and D for comments received at Workshops #1, #2 and #3.

Natural Resource Inventory: PBA believes that natural resource identification and preservation is an important role of public open space. The natural resource inventory, in addition to the inventory of existing facilities, is instrumental to arriving at an environmentally responsible plan. The inventory

serves as the framework around which the parks and open space plan is built. Existing resources are identified and open space corridors linking resources emerge through the process. These become priority areas for future park and open space development. In addition, protection of these resources allow for the natural treatment of stormwater within watersheds resulting in double duty of facilities, always an admirable result when appealing to the taxpayer.

REMAINDER OF REPORT

The remainder of this report is in four chapters:

- The planning context for the Nall Park Master Plan including related plans and the Natural Resources Inventory;
- The Master Plan recommendations with a review of the two primary alternatives considered, and the recommended Master Plan and cost estimates;
- Implementation approaches including project prioritization, construction resources, and potential volunteer projects; and finally
- Recommendations regarding land management, operations and maintenance.

CHAPTER 2: PLANNING CONTEXT

REGIONAL CONTEXT

As identified during the Walking Trail project, Nall Park can build on a framework of trails, parks, and regional planning. Not only a jewel in the rough and centrally located in the Kansas City metropolitan area, the park can offer a unique stop for not only residents of Roeland Park and surrounding communities but for users of the regional trails system. Depending on their route, people from far and wide could one day end up passing and stopping at Nall Park.

NATURAL RESOURCES INVENTORY

Another part of the planning framework that provides structure for the Nall Park Master Plan is the Natural Resources Inventory. Refer to the appendix for the full inventory.

TRANSPORTATION CONTEXT

Vehicular Access: Although arterial (18th Street Expressway, Johnson Drive) and even more traffic intensive streets (Interstate-35) will border Nall Park, vehicular access will be limited to Nall Avenue and Jim Bill Rod. Nall Avenue dead-ends at the north end of the park prior to I-35. This, coupled with the design of the park with less intensive natural resources and educational uses, will mean fewer automobiles.

Walkability: Transportation choices may be increased by providing for direct, continuous, safe, pleasant, and secure pedestrian options throughout the City, including Nall Park. Pedestrian access should be improved along Nall Avenue to connect the park to the surrounding neighborhoods, schools and other public facilities. Connections to the Community Center are also encouraged and desired by the Steering Committee and public. Potential pedestrian access is limited to the north and directly to the west at the Johnson County Wastewater plant.

Key Nall Park Walkability Factors: The most important factors in assuring the future walkability of the Nall Park vicinity are:

- The design or redesign of Nall Avenue to include a sidewalk on the east side, at the minimum, buffered from traffic;
- The provision for safe pedestrian crossings across Nall Avenue from the west and potentially
- Securing pedestrian connections to adjacent neighborhoods

CHAPTER 3: MASTER PLAN RECOMMENDATIONS

The completed Nall Park will preserve and restore a portion of Roeland Park to a state where the prime users are native wildlife and birds with access to native vegetation in various habitats. The Park design will also help to provide natural stormwater management, connections for pedestrians, and mostly passive recreation. Humans will experience the park as observers and learners, although the park will provide some low intensity recreational uses such as the walking trail, small playground components, dog off-leash area and an open lawn area for lawn games. This chapter describes the final phases of the master planning process: review of alternatives, selection of preferred option, and the Master Plan. Out of this process came certain Principles for Design that guided the final design.

PARK VISION

During Steering Committee #1 the Project Team conducted a “headline” exercise to determine the visions and expectations of the Steering Committee for the project and the final outcome. The group was asked to write a newspaper or magazine headline introducing the post Master Plan Nall Park to the public. Below are some of their headlines. The entire list can be found in the appendix.

“Nall Park Makes Roeland Park an Even More Inviting Area in Which to Live.”

“Roeland Park Embraces Wildlife at Nall Park.”

“Roeland Park Reveals its Hidden Treasure!”

“Off-leash Dog Park Opens in Northeast Johnson County in Roeland Park.”

“Roeland Park’s Newly Redesigned Nall Park Offers Quiet Green Space in Northeast Johnson County Core.”

KEY QUALITIES TO SUCCESSFUL PUBLIC PLACES

While creating the master plan, the project team used the following guide to begin to transform Nall Park into a successful public place.

Access:

- Make the place easy to get to.
- Connected neighborhoods and nearby destinations.
- Maintain visibility into and through the place.
- Maintain access to, and circulation through, the place.

- Make the place walkable and convenient.
- Locate amenities for patron convenience.

Comfort and Image:

- Generate the perception of a safe and clean place.
- Infuse character, charm, walkability, cleanliness, safety, culture.
- Provide places to sit, rest, and relax.

Uses and Activities:

- Activities and uses are the building blocks of the place.
- Aim for variety, uniqueness, and sustainability.

Sociability:

- Provide ways for people to meet and greet their neighbors.
- Boost their affiliation with the neighborhood or community.
- Belonging instills pride of ownership and care-taking.
- Set up places to sit and enjoy conversations.

GOALS

- Include a clear system of park signage including monument signs, information kiosks, trail signs, distance markers and interpretive signage. Monument signage is needed at each end of the park on Nall Avenue.
- Reduce parking at Nall Avenue. Overflow parking can be found at the Community Center site.
- Make the park more of a nature preserve than a sports venue. Design the park to be more passive than active.
- Improve the link to the Community Center.
- Reduce parking at the Community Center and add raingardens.
- Program more events in the park (i.e. Roefest dogwalk, art show, etc.).
- Be environmentally responsible with materials. Use recycled products.
- Enhance the overall park condition.
 - Make the restrooms and fountains operational.
 - Improve amenities.
 - Renovate the bathroom and shelter.
 - Improve maintenance and upkeep.
 - Trim, thin and/or clear tree cover to improve the health of the trees and understory vegetation.
- Improve the sense of park safety.
 - Add lighting to park if feasible.
 - Add play surfacing to playground.
 - Replace play equipment.
 - Add blue light safety stations.
- Add park program and amenities to the existing site. The following received the top votes during the dot polling at Steering Committee / Public Workshop #1.
 - Trail connection to Community Center (12 votes)
 - Trail connection from dead-end walking trail back to loop trail (9 votes)

- Drinking fountain / spigot / basin for animals (8 votes)
- Dog off-leash area (7 votes)
- Operational restroom (6 votes)
- Raingardens throughout to treat stormwater (5 votes)
- Martin houses / bat houses for bird watching and to control insects (5 votes)
- Updated play equipment (4 votes)
- Horseshoe court (4 votes)
- Improved security (4 votes)
- Overlook (4 votes)
- Memorial to fallen soldier (3 votes)
- Wildflower meadows (2 votes)
- Interpretives of plants and animals (2 votes)
- Renovated picnic shelter (1 vote)
- Sculpture and/or sculpture gardens (1 vote)
- Rose garden / other gardens (1 vote)
- Signage / information kiosks (1 vote)
- Sidewalk on Nall (1 vote)

Others:

- Native plants providing food and cover for wildlife and birds.
- Regional trail connection to the north.
- Connect to the Boulevard Apartments.
- Wetland area for food and cover. Include small park bridge.
- Add bocce and horseshoe courts.
- Add "NO OUTLET" sign on Nall Avenue south of park.

PRINCIPLES FOR DESIGN

- Master plan for the park with health, safety, and welfare of the park user in mind.
- Design with ecological sensitivity and retain vegetative cover to provide shelter for birds and wildlife, restore and maintain the woodland, and create learning opportunities for the community.
 - Minimize and control erosion. Use the existing topography to provide views of recreation and natural areas while minimizing the erosion potential of the soils, especially within the dog off-leash area and other areas with steep topography.
 - Protect existing trees where possible, including selective thinning to enhance the ecosystem and improve the understory vegetation.
 - Restore the woodland by eliminating invasive species such as honeysuckle and euonymus.
 - Identify opportunities to create, incorporate, and promote use of native plantings.
- Provide connections to adjacent neighborhoods, roadways and other public facilities.
- Provide passive and active uses for park users.
- Improve the overall appearance and safety of the park.

ALTERNATIVE CONCEPTS CONSIDERED

During June and July 2007, the Project Team presented two alternative concepts to the Steering Committee and the general public. The favorite in the Steering Committee / Workshop #2 meeting was Option A, the less intensive, more natural alternative. However, program elements from Concept B were also desired and incorporated into the plan. Comments from each meeting and workshop helped refine the concepts to become the final Master Plan.

Features Common to Both Concepts: Both concepts preserved the major natural features of the land and proposed the following:

- Park entry signage at the north and south
- Regional trail connections and plaza w/ signage, bike rack, water fountain, etc. at the focal area of the site, near the parking
- Do not disturb newly constructed walking trail
- Renovate existing restroom and shelter
- Install raingardens at CC parking lot and north of the Nall Avenue cul-de-sac
- Restore memorial to fallen soldier

Concept A "Nature" description (see figure below):

- No dog off-leash area
- Festival space at cul-de-sac
- Reduce parking – overflow parking at CC
- Play components separate
- Recycle wall and concrete pad to construct performance stage
- Restore woodland
- Park bridge – BMP plantings (native grasses and wildflowers)
- Primitive trail to CC
- No connection to Boulevard Apts.
- Primitive connection from dead-end to loop
- Stay on park property
- Interpretive elements for plants and animals



Concept B “Human Nature” description (see figure below):

- No dog off-leash area
- Dog off-leash area on south 2 acres
- BMP's and raingardens at cul-de-sac
- Consolidate parking
- Play structure
- Overlook or perch into woodland, including performance area
- Primitive trails in woodland, including woodland room with theater
- Wetland / retention pond
- Accessible path to CC
- Paved connection to Boulevard Apts.
- Access Boulevard Apartment property for trails
- Paved connection from dead-end to loop

DRAFT



MAPPING SESSION

Following the presentation of Concepts A and B, the Steering Committee and public had the opportunity to participate in a dot polling exercise to help the project team better understand their preferences towards aesthetics, quality, and look and feel. To review the complete results of this poll, see Appendix C. The polling exercise was preceded by a mapping session in which the two concepts were evaluated and the following feedback was provided to the project team. For an entire listing of comments see Appendix C.

1) Concept A

- a) The park is not right for festivals or events due to odor issues. Perhaps use another City space.
- b) The parking, restroom, shelter, and play area are a good focal point for the regional trail connection and plaza.
- c) People prefer primitive trail connection from dead-end trail back to loop.
- d) People prefer the primitive trail connection to the CC. Preservation of existing trees is important.
- e) There are varying opinions concerning the dog off-leash. Is it too small or too harsh for the terrain? Most do not prefer the off-leash area.
- f) People prefer the park bridge over the boardwalk.
- g) People prefer a dry rain garden/BMP over a retention pond.
- h) Separate play elements preferred.

2) Concept B

- a) Dog off-leash area: watering station would be good. Rotation of acreage makes sense. It will help bring people to park. Steep slopes will lead to erosion and runoff. Odor is a concern.
- b) Public access is important, including a connection to the Boulevard Apartments. Discuss dedication of the apartment property to the City for use as parkland and trails.
- c) The overlook is desirable. There could be great views from this area and it would improve safety.
- d) One group preferred a small retention pond over a BMP, but express desire to control mosquitos. The other group preferred a BMP over a small retention pond. The pond would be more high maintenance. Is the boardwalk appropriate? Couldn't this money be used elsewhere?
- e) Having a connection from the park to the Community Center is more important than an accessible connection. Stairs could be considered as a more direct route as opposed to switchback trails.
- f) People like the woodland room theater.

DRAFT MASTER PLAN

The 3rd Workshop for the Nall Park Master Plan took place on July 31, 2007 at the Nall Park shelter. The agenda this evening included a review of what we heard during Workshop #2 in early July, an overview and discussion of the Draft Master Plan, and a voting exercise for "What Comes First" in the implementation process.

The Draft Master Plan below is the result of feedback received during Workshop #2 and consists of program elements from each of the previous Concepts A and B, above.

For complete results of the Draft Master Plan discussion at Workshop #3, please refer to Appendix D.

DRAFT



MASTER PLAN CONCEPT SELECTED

The final Master Plan, shown below, is the result of the master plan and public involvement process for Nall Park including the discussions and exercises of Workshops #1, #2 and #3. On **insert date**, the Roeland Park City Council approved this Plan.

INSERT FINAL MASTER PLAN HERE FOLLOWING CITY COUNCIL APPROVAL

Key Concept - Nature

The Nall Park Master Plan builds around the concept of nature. The primary occupants of the park will be native wildlife, birds, insects and plants. People will come next in line. Careful management of the park means that the site will become more of an asset—clearer, cleaner and healthier with better water quality and increased safety. Nearby neighbors, school children, and nature lovers will visit the park. They will take away solitude and contentment but not leave behind much evidence of their visits.

Design Comments: The nature park concept for Nall Park drove the design and planning of facilities and attractions. The following are descriptions of the resulting Master Plan after studying the existing terrain, vegetation, stormwater issues and amenities.

ENTRIES

South: The Plan makes the primary entry welcoming and accommodating for visitors with park signage on Nall Avenue and two parking lots offering 32 parking spaces (including two handicap spaces).

North: Entering the park from the north via the regional trail will give park users a unique perspective. Park signage matching the Nall Avenue signage would be included.

East: Coming from the east, via the Community Center, visitors will experience the park first from an overlook then will navigate down and into the park site.

West: From the west and through Mission visitors will come upon the park site from Jim Bills Road.

Design comments: Visitors currently do not feel an “arrival” at the park until they reach the restroom and large parking area. By creating an entry portal with signage and plantings further south at Nall Avenue visitors will now be welcomed much earlier and the park will also have a larger impression.

SIGNAGE

Monument signage: Monument signage is to be located at the southern park extremity on Nall Avenue and on the north property line as seen from the regional trail. These signs could be made of natural elements such as wood and native stone or from concrete and metals. The sign may include the name of the Park and text or logos to signify City ownership.

Information kiosks or signs: These signs are to be placed near the main parking lot at the regional trail plaza and at the Community Center entry to the park site. Information may include park maps, trail information, City postings, etc.

Trail signage: These signs may include trail maps, trail etiquette, and distance markings. Current users of the walking trail expressed that distance markings would help them to determine how far they had walked or run.

Interpretive signage: Interpretive signs can be placed throughout the site to educate and inform park users of plants, animals, natural resources, etc. Using text and/or graphics, this signage can teach the importance of restoring native habitats, the migrating patterns of songbirds, or how to build a butterfly garden.

Design Comments: It will be important to design and compare all park signage components as a family of materials, colors and graphics to create cohesive and attractive signs that compliment the park theme "nature." Planting materials may also be used to compliment the signage and further develop them.

PARKING

The main parking area near the restroom facility has not been affected by the master plan; however, the parking lots to the south have been reconfigured or removed to create one lot near the new dog off-leash area. This lot will offer 7 parking spaces, 1 handicap space and stair access to the off-leash entry gate. The removal of the smaller lot will add acreage to the overall park area and will simplify patrol of the park.

JOHNSON COUNTY WASTEWATER ACCESS

Access to the sanitary sewer easement has been provided from Nall Avenue to the paved walking trail. This access will be paved in concrete due to the frequency with which the easement is accessed and to minimize land disturbance. It would be difficult to successfully grow planting materials.

CIRCULATION

Walking Trail: The existing walking trail that was constructed in 2006 and 2007 is proposed to be modified only where new trails tie in.

Primitive or Nature Trails: Nature trails will be surfaced with wood-chip mulch and are less costly than concrete or asphalt. They are also narrower than a shared-use bike trail, look and feel more natural, are a softer surface to walk on and will act as a method of erosion control.

Stair access: As a more direct option for connecting the walking trail to the Community Center, stairs can be constructed up the slope. These steps can be constructed of concrete or with timbers.

Asphalt paving: Asphalt paving will be used in several areas to create a durable, smooth pedestrian surface. These surfaces include the 10' wide regional trail connections, access to the park overlook, and the connection to the Boulevard Apartments from the existing dead-end walking trail.

Concrete paving: Although more expensive than asphalt paving, concrete will be used in several areas to create a durable, smooth, more refined pedestrian surface. These surfaces include the regional trail plaza, the walks to the shelter and restrooms, access to the dog off-leash area, and the walks at the Community Center. The walks at the Community Center will be important in connecting the indoor areas to the park below.

REGIONAL TRAIL PLAZA

This plaza will be designed around the existing raingarden and will be graded to drain into this garden. It is intended that the raingarden be incorporated into the overall design of the plaza and could be an interpretive opportunity. The plaza will be paved with either

concrete, colored concrete or pavers. This area will also include a bike rack, information or trail signage and a water fountain for park or trail users.

RESTROOM AND SHELTER

The existing restrooms and shelters would receive a face-lift. This may include the use of new materials such as roofing and timbers, lighting, electrical, paint, fixtures.

DOG OFF-LEASH

The dog off-leash area is currently proposed to be an alternate park amenity for the southern 2 acres of the site adjacent to Nall Avenue. The Steering Committee and public have also requested that another City property be studied for this amenity. In response to public and steering committee comments, it is proposed that the total acreage could be divided into two separate off-leash areas and only one would be operational at a time. Rotating in this manner may limit the over-usage of one area while the other is being used.

Site amenities include a containment area for leashing and unleashing, benches and a watering station for both pets and their owners. With the challenge of rotating two off-leash areas and to save costs, the master plan calls for a containment area and watering station located to serve either off-leash area, whichever is operational. Benches will be placed throughout each off-leash area for rest and relaxation. Due to the topography and tree cover, a loop trail or walking path is not planned.

The following is a list of the benefits and challenges of building an off-leash dog area in Nall Park:

Benefits

- 1) Provides for another user group and amenity for the community
- 2) Provides a clean, safe environment for exercising dogs
- 3) Additional park users may increase park safety
- 4) Tree massings provide shade for users

Challenges

- 1) Steep terrain
- 2) Paws will damage groundcover and encourage erosion and run-off – groundcover is already in poor condition under tree canopy
- 3) Noise increase for residents to the east
- 4) Odor may increase if users are not responsible for cleaning up after their pets
- 5) Size – at less than two total acres, each off-leash area when divided will become less than an acre. Along with steep topography and number of trees, the minimal size will limit the activities that can be performed.
- 6) Further reduces park acreage left undisturbed and natural. This area is currently an oak savanna ecosystem needing maintenance.
- 7) There will be annual costs associated with maintaining the area.

To assist in the decision making process of whether or not to construct a dog off-leash area, the City may wish to determine if one is needed. The City can gather statistics on the dogs and people in their community such as:

How many dogs would use a dog park?
What are the demographics of the people in your city?
Who currently uses City parks and who doesn't?
Downplay the "dog factor" and emphasize people issues.

PARK OVERLOOK

The Park Overlook will offer a performance, presentation and gathering area as well as an elevated deck projecting out and into the woodland. This deck will be ideal for bird watching and soaking up nature. The main structure may be a pergola so that performances can be viewed from 360 degrees. It is anticipated that the pergola and deck be constructed of timbers, metals and recycled products for low maintenance requirements.

LAWN GAMES AREA

This area will be re-graded to be a flat turf area. It may be used for horseshoe and bocce courts as well as additional lawn seating for the Park Overlook performance space.

PLAY AREA

Although not of high priority to the Steering Committee or public, the play area will remain similar to what it is today. Rather than create one or two large play areas with play structures, individual play components will be installed to take advantage of existing component footprints, topography and tree cover. The play components will consist of safe, natural and/or sculptural pieces as well as adventure equipment in further developing the nature theme.

COMMUNITY CENTER OVERLOOK

The Community Center Overlook will consist of an elevated platform from the steep slopes below. The overlook will be accessed from the paved walks leading to and from the Community Center and will provide views to the walking trail and BMP / raingarden area below. In order to create this view, selective thinning of existing trees will need to take place. By creating this Overlook and view to the area below, park safety and aesthetics will be increased.

SITE AMENITIES

Park amenities throughout the site, such as benches, bicycle racks, trash receptacles, and shelters will make the visitor experience more convenient, relaxing and social. These amenities will be fabricated using recycled and low maintenance materials where possible. At the Woodland Theater the seating and stage could be built from fallen logs or stumps. The tree canopy can be utilized for overhead cover.

If desired, updated and new lighting can be used to improve park safety and usability. Lighting can consist of low maintenance and low energy fixtures placed at the park sign,

parking lots, restrooms, shelter, regional trail plaza and Community Center Overlook. Lighting for other amenities may be considered such as the walking trail or lawn games area.

WOODLAND RESTORATION

Although costly, removing the invasive species of honeysuckle and euonymus from the wooded ravine would be critical to creating a healthy woodland ecosystem. Currently the invasives have taken over the ravine and shade out more desirable plant species.

A large portion of the woodland ravine is own by the Boulevard Apartments. Whether or not this area is restored or if trails within the woodland connect to the Boulevard Apartment will be determined in the future. Decisions will need to be made regarding acquisition or dedication of this property.

WOODLAND THEATER

The Woodland Theater will be located on a flat landing near the bottom of the woodland ravine. The theater will be constructed mostly of natural materials found on site such as logs and stone. It will consist of a performance area and seating catering to wildlife, plant and natural resource presentations for school children, boy and girls scout troops, and nature lovers.

BMP'S AND RAINGARDENS

BMP's and raingardens will be key to storm-water and water quality management and are a priority of this Master Plan. They will capture and filter storm-water, increase on-site infiltration, reduce run-off and provide water to plants and animals. They are currently proposed through-out the site. Please refer to Concept C.

The BMP/raingarden below the Community Center Overlook will not only capture a large amount of run-off from southern residences and the Community Center parking lots but will also act as an amenity to the park. This feature may consist of a pond, wetland or raingarden with wetland plantings, native grasses, tree cover and other vegetation, a park bridge, nature trails, interpretives and bird watching habitat. If a small retention pond is feasible, it may also include a solar powered fountain to circulate the water for aeration and to reduce stagnation.

For purposes of stormwater BMP planning, the catchments contributing to the Nall Park Master Plan and the area below the Community Center were delineated, as shown below. Using the shortcut method as described in the APWA 5600 stormwater BMP manual the volume of runoff was estimated for each catchment. For the larger 27 acre catchment an estimated area of 0.85 acres at 3 feet deep are needed to store the runoff volume generated from the water quality storm event (1.4" of rainfall). For the smaller 9 acre catchment an estimated 0.25 acres at 3 feet deep are need to store the runoff volume generated from the water quality storm event. The volumes estimated for the two catchments could be stored with a single facility, several facilities, site specific BMP's, or a combination of the above.



CHAPTER 4: IMPLEMENTATION

This chapter is concerned with what it takes to actually build the Park—potential funding sources, what happens first, and how volunteers can help build and maintain the park. The final chapters will introduce phasing and costs for constructing the Nall Park Master Plan improvements.

PROJECT PRIORITIES

The Plan recommends priorities based on 1) City funding, 2) results of the “What Comes First?” rating at the July 31, 2007 Workshop #3, and 3) requirements for efficiencies in construction.

POTENTIAL FUNDING OPPORTUNITIES

At the present time it is assumed that all future Master Plan improvements will be funded by the City of Roeland Park, Kansas. On August 6, 2007 the City Council adopted the 2008 budget which proposed \$100,000 for enhancements to Nall Park. These funds will need to include design and engineering, equipment, labor and materials and will implement the top priorities as described below and as determined by the City. With the exception of year 2008, future City funding is unknown at this time.

Funding sources may also include Johnson County, Kansas, Johnson County Parks & Recreation, in-kind and cash donations, small grant funds, fund raisers and volunteer activities. In particular, grant monies may be available through the Mid-America Regional Council (MARC), the Department of Natural Resources, and/or the Kansas Department of Health and Environment for water quality improvements such as the BMP / wetland water feature at the back of the park.

COMMUNITY PRIORITIES

At Workshop #1, attendees rated dozens of individual park elements from most important to least. The following is a list of plan elements in order of the meeting attendees' priority.

- 1) Trail connection to Community Center
- 2) Trail connection from dead-end walking trail back to loop trail
- 3) Drinking fountain / spigot / basin for animals
- 4) Dog off-leash area
- 5) Operational restroom
- 6) Raingardens throughout to treat stormwater
- 7) Martin houses / bat houses for bird watching and to control insects
- 8) Updated play equipment
- 9) Horseshoe court
- 10) Improved security
- 11) Overlook
- 12) Memorial to fallen soldier
- 13) Wildflower meadows
- 14) Interpretives of plants and animals
- 15) Renovated picnic shelter
- 16) Sculpture and/or sculpture gardens
- 17) Rose garden / other gardens
- 18) Signage / information kiosks

19) Sidewalk on Nall

Others:

- o Native plants providing food and cover for wildlife and birds.
- o Regional trail connection to the north.
- o Connect to the Boulevard Apartments.
- o Wetland area for food and cover. Include small park bridge.
- o Add bocce and horseshoe courts.
- o Add "NO OUTLET" sign on Nall Avenue south of park.

The "What Comes First?" exercise from Workshop #3 was intended to capture the priorities of the Steering Committee and the public for the phasing and budgeting of future improvements at Nall Park. The first priority elements for those attending Workshop #3 were:

- 1) Access to the Community Center.
- 2) Dog off-leash area.
- 3) Retention pond/BMP area feature.

Those elements receiving the most votes overall, regardless of ranking, included:

- 1) Dog off-leash area.
- 2) Access to the Community Center and the overlook at the Community Center.
- 3) Retention pond/BMP area feature.

For the complete results of the "What Comes First?" exercise please see Appendix D.

PRIORITIES FOR EFFICIENCY

The community listed the trail connection to the Community Center and a trail connection from the existing dead-end walking trail back to the loop trail as the highest priorities at Workshop #1. However, as shown above from Workshop #3, access to the Community Center and the dog off-leash area were ranked highest. Funds allocated for park improvements in 2008 should first be reserved for these two amenities. Implementation of other enhancements may apply to future funds, construction efficiencies, or volunteer projects.

Construction Efficiencies

The construction process itself offers several opportunities to make park funds go further than they normally may, especially when improvements may not be completed in tandem. First, there may be enhancements that, although of differing priorities, are located close together and can be improved at the same time. This may reduce mobilization costs and disturbance of the site at different times. Second, depending on the construction processes, pairing improvements requiring the same equipment, materials and expertise may reduce mobilization and labor costs. And third, the contractor is a great resource in looking at alternative methods and materials to efficiently complete the job.

Volunteer Projects

Volunteer projects can make a difference in the implementation of the Nall Park Master Plan. Volunteer projects that can help construct and maintain Nall Park follow. They are in order by level

of difficulty and general location. All projects, with the exception of picking up trash in the park, would require some supervision and training.

General [The following ratings are from 1-5; 1 is a low level of difficulty and 5 requires a higher level of skills and tools].

- 1 - Overall clean-up of park
- 1 - Maintenance of raingardens
- 2- Installing plant materials
- 2 - Building bird feeders / houses
- 3 - Hauling and spreading woodchips for nature trails
- 3 - Building gardens
- 3 - Laying out woodchip trails
- 3 - Constructing bird-watching areas
- 4 - Construction of a raingarden
- 4 - Construction of Woodland Theater, building seating, tree clearing
- 5- Thinning out invasive or undesirable species
- 5 - Trail building
- 5 - Reforesting, preventing habitat fragmentation

CHAPTER 6: OPINION OF COSTS

The following table provides costs corresponding to the preceding text. The estimate includes design and construction costs and is for budgeting purposes only.

Nail Park Master Plan

Opinion of Probable Costs

August 15, 2007

Item	Quantity	Unit	Unit Price	Cost
Phase 1: Access to Community Center				
1 Start-up and mobilization	1	LS	\$ 5,000.00	\$ 5,000.00
2 Erosion and sediment control, clearing and grubbing, earthwork	1	LS	\$ 15,000.00	\$ 15,000.00
3 Nature trail to overlook, wood mulch	1	LS	\$ 1,500.00	\$ 1,500.00
4 Steps (railroad tie) with handrail	1	LS	\$ 7,500.00	\$ 7,500.00
5 Concrete walks at Community Center	450	SY	\$ 36.00	\$ 16,200.00
6 BMPs / raingardens at Community Center	1	LS	\$ 15,000.00	\$ 15,000.00
7			Sub-total	\$ 60,200.00
Phase 2: Dog Off-leash Area				
10 Start-up and mobilization	1	LS	\$ 9,500.00	\$ 9,500.00
11 Removal of existing structures, maintenance of traffic, erosion and sediment control, clearing and grubbing, earthwork, water service	1	LS	\$ 25,000.00	\$ 25,000.00
12 Fencing, 6 foot cedar	1700	LF	\$ 24.00	\$ 40,800.00
13 Containment area	1	Each	\$ 2,500.00	\$ 2,500.00
14 Stair access and pavement	1	LS	\$ 10,000.00	\$ 10,000.00
15 Watering station - ADA w/ pet fountain	1	Each	\$ 5,500.00	\$ 5,500.00
16 Benches	6	Each	\$ 1,200.00	\$ 7,200.00
17 Litter receptacles	3	Each	\$ 1,200.00	\$ 3,600.00
18 Parking Lot				
19 Asphalt	167	SY	\$ 42	\$ 7,014.00
20 Precast concrete curbstops	1	Each	\$ 100	\$ 100.00
21 Striping	1	LS	\$ 1,500	\$ 1,500.00
22 Retaining walls	460	SFF	\$ 50	\$ 23,000.00
23 Signage	1	LS	\$ 1,500	\$ 1,500.00
24			Sub-total	\$ 137,214.00
25			Total Phase 1	\$ 197,414.00
Phase 2: BMP / Raingarden Site Feature				
28 Start-up and mobilization	1	LS	\$ 14,000.00	\$ 14,000.00
29 Temporary construction entry, removal of existing structures, erosion and sediment control, clearing and grubbing, earthwork	1	LS	\$ 25,000.00	\$ 25,000.00
30 BMP / Raingarden	1	LS	\$ 80,000.00	\$ 80,000.00
31 Includes solar fountain and plantings				
32 Park bridge	1	LS	\$ 35,000.00	\$ 35,000.00
33 Nature trail, includes footbridges	1	LS	\$ 25,000.00	\$ 25,000.00
34 Concrete trail, 5 foot width, ADA access to bridge	210	SY	\$ 36.00	\$ 7,560.00
35			Sub-total	\$ 186,560.00
Phase 3: Overlook at Community Center				
38 Start-up and mobilization	1	LS	\$ 7,600.00	\$ 7,600.00
39 Temporary construction entry, erosion and sediment control, clearing and grubbing, earthwork, electrical service	1	LS	\$ 20,000.00	\$ 20,000.00
40 Overlook	1	LS	\$ 75,000.00	\$ 75,000.00
41			Sub-total	\$ 102,600.00
Monument Signage				
44 Start-up and mobilization	1	LS	\$ 3,200	\$ 3,200.00
45 Electrical	1	LS	\$ 5,000	\$ 5,000.00
46 Nail, at south end of park	1	LS	\$ 15,000	\$ 15,000.00
47 Nail, at north end of park	1	LS	\$ 15,000	\$ 15,000.00
48 Landscaping	1	LS	\$ 5,000	\$ 5,000.00
49			Sub-total	\$ 43,200.00
50			Total Phase 3	\$ 145,800.00
Phase 4: Restroom and Shelter Area				
53 Start-up and mobilization	1	LS	\$ 14,500.00	\$ 14,500.00
54 Removal of existing structures, maintenance of traffic, erosion and sediment control, clearing and grubbing, earthwork, infrastructure and utilities	1	LS	\$ 25,000.00	\$ 25,000.00
55 Regional trail plaza	1	LS	\$ 18,000.00	\$ 18,000.00
56 Includes pavement, bike rack, benches, signage, water fountain, trash receptacle				
57 Renovation of restroom	1	LS	\$ 30,000.00	\$ 30,000.00
58 Renovation of shelter	1	LS	\$ 15,000.00	\$ 15,000.00
59 Concrete walk access to restroom and shelter	180	SY	\$ 36.00	\$ 6,480.00
60 Play components, 6 separates	1	LS	\$ 80,000.00	\$ 80,000.00
61 Includes mulch play surfacing				
62 Landscaping	1	LS	\$ 5,000.00	\$ 5,000.00
63			Sub-total	\$ 193,980.00
Phase 5: Woodland Theater and Trails				
66 Start-up and mobilization	1	LS	\$ 9,200.00	\$ 9,200.00
67 Temporary construction entry, clearing and grubbing	1	LS	\$ 5,000.00	\$ 5,000.00
68 Woodland theater, informal	1	LS	\$ 25,000.00	\$ 25,000.00
69 Nature trail, wood mulch	1	LS	\$ 10,000.00	\$ 10,000.00
70 Woodland restoration, remove invasives	1	LS	\$ 75,000.00	\$ 75,000.00
71			Sub-total	\$ 124,200.00
Regional Trail Connection South				
74 Start-up and mobilization	1	LS	\$ 2,200.00	\$ 2,200.00
75 Maintenance of traffic, erosion and sediment control, clearing and grubbing, earthwork	1	LS	\$ 12,000.00	\$ 12,000.00
76 10' Wide asphalt	800	SY	\$ 18.00	\$ 14,400.00
77			Sub-total	\$ 28,600.00
78			Total Phase 5	\$ 152,800.00
Phase 6: Park Overlook				
80 Start-up and mobilization	1	LS	\$ 8,500.00	\$ 8,500.00
81 Temporary construction entry, erosion and sediment control, clearing and grubbing, electrical service	1	LS	\$ 15,000.00	\$ 15,000.00
82 Overlook	1	LS	\$ 90,000.00	\$ 90,000.00
83			Sub-total	\$ 113,500.00
Paved Access to Boulevard Apts. (asphalt)				
86 Start-up and mobilization	1	LS	\$ 1,000.00	\$ 1,000.00
87 Removal of existing structures, erosion and	1	LS	\$ 10,000.00	\$ 10,000.00
88 Asphalt trail, 8 foot width	72	SY	\$ 18.00	\$ 1,296.00
89			Sub-total	\$ 12,296.00
Regional Trail Connection North				
92 Start-up and mobilization	1	LS	\$ 1,500.00	\$ 1,500.00
93 Maintenance of traffic, erosion and sediment	1	LS	\$ 12,000.00	\$ 12,000.00
94 10' Wide asphalt	173	SY	\$ 18.00	\$ 3,114.00
95			Sub-total	\$ 16,614.00
96			Total Phase 6	\$ 142,410.00
Phase 7: General Improvements				
99 Start-up and mobilization	1	LS	\$ 11,500	\$ 11,500.00
100 Removal of existing structures, maintenance of traffic, erosion and sediment control, clearing and grubbing, earthwork, water service	1	LS	\$ 17,000	\$ 17,000.00
101 Johnson County WW access	34	SY	\$ 36.00	\$ 1,224.00
102 BMPs / raingardens at cul-de-sac	1	LS	\$ 15,000.00	\$ 15,000.00
103 Oak savanna restoration	1	LS	\$ 25,000.00	\$ 25,000.00
104 Lawn games area	1	LS	\$ 35,000.00	\$ 35,000.00
105 Includes turf, retaining wall, 3 paved courts				
106 General park landscaping	1	LS	\$ 50,000.00	\$ 50,000.00
107 Includes native grasses and wildflowers, raingardens				
108			Sub-total	\$ 154,724.00
109			Total Phase 7	\$ 154,724.00
110				
Total				\$ 1,173,688.00
20% Contingency				\$ 234,737.60
Grand Total				\$ 1,408,425.60
Design / Engineering (8%)				\$ 112,674.05
PROJECT TOTAL				\$ 1,521,099.65

Notes:

1. The above Opinion of Probable Costs is based on the Master Plan for budgeting purposes only. It is in no way intended as a guarantee of construction costs.
2. The above Opinion of Probable Costs does not include right-of-way or land acquisition costs.

APPENDIX A - NATURAL RESOURCE INVENTORY

The following are notes and recommendations from the natural resource inventory conducted at Nall Park on Monday June 4, 2007.

The two things you notice first when you enter the park are the incredible number of trees, especially oaks, and the steepness of the topography. Both of these features contribute greatly to the type and condition of understory vegetation, the erosion and bare soil problems, and the overall usability of the park for recreational activities. The park has the general appearance of an oak savanna that is succeeding into oak-hickory woodland.

The park can generally be divided into three vegetatively distinct areas: the central park with oaks and mowed turf grass; the southeast park with a large patch of cool season grasses (fescue, brome, and orchard grass) and a variety of wildflowers (wild petunia, snakeroot, and fleabane daisy); and the stream corridor along the east side of the park. The stream corridor consists of a mix of trees (oak, hickory, basswood, sycamore, cottonwood, hackberry, and elm); shrubs and vines (dogwood, gooseberry, redbud, Virginia creeper, green briar, and poison ivy); and woodland wildflowers (wild ginger, jack-in-the-pulpit, wingstem, and stinging nettle). There are three exotic, invasive species of plants present within the stream corridor: shrub or amur honeysuckle, euonymus (winter creeper), and multiflora rose. The honeysuckle is most prevalent in the southeast and stream corridor and so dense in some areas; it has successfully shaded out almost all other understory vegetation.

Within the central park area there is a playground, paved walking trail, large picnic shelter, restroom facilities, and a rain garden. Other park amenities include benches, picnic tables, and charcoal grills.

Recommendations

- Given the steep topography and the numerous oak trees present, consider thinning out some of the trees to allow sunlight to reach the understory, then revegetate the understory with native grasses and wildflowers common to oak savannas (short grass prairie plants). The native grasses and wildflowers will help stabilize the soils on these slopes and would reduce the long term maintenance of these areas within the park.
- Many of the trees within the park need to be pruned up to remove hazardous limbs and improve the health and appearance of the trees. Dead trees should be removed. Most of the trees in the southeast area are dead or dying and covered with Virginia creeper and/or poison ivy vines. These trees should be removed as they are a potential hazard.
- Any trees planted in the park should be native to the area given the emphasis of the area on oaks and other native Kansas trees.
- In areas where shade is prevalent, shade tolerant grasses and wildflowers should be planted to provide stable ground cover.
- An extensive, long term effort will be needed to manage the exotic, invasive plants. Honeysuckle should be removed on the southeast end of the park. Removal of honeysuckle and euonymus from the stream corridor will require more time and effort which should be gauged against other needs and priorities for the park.

APPENDIX B - STEERING COMMITTEE / WORKSHOP MEETING #1

STEERING COMMITTEE

VISION EXERCISE

"Roeland Park's First Annual Outdoor Art Fair in Nall Park is a Complete Success."

"Nall Park Makes Roeland Park an Even More Inviting Area in Which to Live."

"Roeland Park Embraces Wildlife at Nall Park."

"Nature Prevails in Nall Park!"

"Roeland Park Opens Nall Park – Community Center Connecting Trail. City Officials Hope to Link to Streamway Trails."

"The Natural Diversity of a Restored Nall Park Welcomes all Residents of Northeast Johnson County."

"Hidden Treasure Rediscovered! Nall Park!" / "Nature's Treasure Free to All!" / Peaceful, Serene, Natural Setting within Sight of Downtown Skyline." / "Roeland Park Reveals its Hidden Treasure!"

"Walk with the Animals." / "Walk with Nature." / "Get Primitive in the City." / "Wild Kingdom in the City."

"Roeland Park Enjoys High-use Hidden Jewel."

"Nall Park Created for the Future Citizens of Roeland Park with Respect for those of the Past."

"Nall Park: Termination for Walking Trail."

"Off-leash Dog Park Opens in Northeast Johnson County in Roeland Park."

"Roeland Park's Newly Redesigned Nall Park Offers Quiet Green Space in Northeast Johnson County Core."

"User-friendly Park Allows Access to Quiet Nature Space."

"A Healthy Fun Place for the Whole Family."

PARK PROGRAM BRAINSTORMING SESSION / COMMENTS

- a) Odor (Wastewater plant)
- b) Cul-de-sac storm drainage
- c) Safety / visibility
- d) Bike connection from Community Center
- e) Number of dead trees
- f) Missing dedication sign

- g) Naming of park
- h) Animal control
- i) Restrooms locked
- j) Improve security, visibility, and public use
- k) Overlook / perch
- l) Trail connection from dead-end to loop
- m) Memorial
- n) Regional trail connection from loop to north
- o) Bat houses
- p) Sidewalk connection along Nail
- q) Drinking fountain, spigot, pet station
- r) Community Center
- 1. Capture drainage from parking lot
- 2. Trail connection to park
- 3. Open views to park below

PUBLIC MEETING / WORKSHOP

REPORT OUT AND DISCUSSION FROM WALK-IN-THE-PARK

- a) Likes / dislikes / comments
 - 1. Less of a playground or sports venue and more of a nature preserve.
 - 2. Improve link to Community Center.
 - 3. Reduce parking at CC and add raingardens.
 - 4. More events in park (i.e. Roefest dogwalk, art show, etc.).
 - 5. Environmental responsibility with materials. Recycled products.
 - 6. Grills are under-used.
 - 7. Reduce activity in park. Activities can be in new park.
 - 8. Is cul-de-sac necessary for fire trucks?
 - 9. People prefer natural stonework.
 - 10. Move concrete tubes from play area to dog park.
 - 11. Move existing fence back to original location near culvert pipes.
- b) Park condition
 - 1. Restrooms and fountains need to be operational.
 - 2. Improve amenities.
 - 3. Replace or renovate bathroom. How is it structurally / functionally.
 - 4. Volunteer work for maintenance.
 - 5. Trim, thin or clear tree cover. Tree removal is ok.
 - 6. Play equipment is outdated.
 - 7. Overall maintenance issues.

DOT EXERCISE

Prior to concluding the Walk-in-the-Park, each person attending was given three (3) colored dots in which to place on their preferred park program element or activity listed on a piece of paper. The following are the results of their voting.

- 1) Shelter
- 2) Pavilion / pergola

- 3) Bandstand
- 4) Restroom (6 votes)
- 5) Picnic shelter (1 vote)
- 6) Play equipment (4 votes)
- 7) Primitive hiking trail
- 8) Wetland
- 9) Raingarden (5 votes)
- 10) Fountain
- 11) Interactive fountain
- 12) Sprayground
- 13) Sculpture / sculpture garden (1 vote)
- 14) Wildflower meadow (2 votes)
- 15) Open play lawn
- 16) Rose garden / other gardens (1 vote)
- 17) Frisbee golf
- 18) Horseshoe court (4 votes)
- 19) Bocce court
- 20) Archery range
- 21) Dog off-leash area (7 votes)
- 22) Parking
- 23) Signage / information kiosk (1 vote)
- 24) Interpretives (2 votes)
- 25) Overlook (4 votes)
- 26) Trail connection from dead-end back to loop trail (9 votes)
- 27) Trail connection north from loop, at Nall
- 28) Memorial (3 votes)
- 29) Martin houses / bat houses (5 votes)
- 30) Trail connection to Community Center and Pergola (12 votes)
- 31) Sidewalk on Nall (1 vote)
- 32) Drinking fountain / spigot / basin for animals (8 votes)
- 33) Security (4 votes)

APPENDIX C - STEERING COMMITTEE / WORKSHOP MEETING #2

DRAFT CONCEPTS OVERVIEW

- 1) Similarities
 - a) Park entry signage
 - b) Regional trail connections and plaza w/ signage, bike rack, water fountain, etc.
 - c) Do not disturb newly constructed trail
 - d) Renovate existing restroom and shelter
 - e) Raingardens at CC parking lot and cul-de-sac
 - f) Memorial to fallen soldier

- 2) Concept #1 "Nature" description
 - a) No dog off-leash area
 - b) Festival space at cul-de-sac
 - c) Reduce parking – overflow parking at CC
 - d) Play components separate
 - e) Recycle wall and concrete pad to construct performance stage
 - f) Restore woodland
 - g) Park bridge – BMP plantings (native grasses and wildflowers)
 - h) Primitive trail to CC
 - i) No connection to Boulevard Apts.
 - j) Primitive connection from dead-end to loop
 - k) Stay on park property
 - l) Interpretive elements for plants and animals

- 3) Concept #2 "Human Nature" description
 - a) No dog off-leash area
 - b) Dog off-leash area on south 2 acres
 - c) BMP's and raingardens at cul-de-sac
 - d) Consolidate parking
 - e) Play structure
 - f) Overlook or perch into woodland, including performance area
 - g) Primitive trails in woodland, including woodland room with theater
 - h) Wetland / retention pond
 - i) Accessible path to CC
 - j) Paved connection to Boulevard Apts.
 - k) Access Boulevard Apartment property for trails
 - l) Paved connection from dead-end to loop

DOT EXERCISE

Following review of the draft concepts each person attending was given sixteen (16) colored dots in which to place on various images. These images were hung on the walls and included items such as materials, architecture, landscaping, play equipment and art. By doing so the project team hoped to capture their preferences towards aesthetics, quality, and look and feel. The following are the results of their voting.

- 1) Shelters / pavilions / gazebos

- a) Open shelters with stone and unpainted timbers (8 votes)
- b) Gazebos and pavilions (1 vote)
- 2) Play equipment
 - a) Adventure equipment, made from timbers (6 votes)
 - b) Modern equipment, non-traditional (1 votes)
 - c) Play structure (14 votes)
 - d) Natural or sculptural elements, rock forms (10 votes)
- 3) Dog off-leash area
 - a) Entry enclosure for leashing (3 votes)
 - b) Water station (3 votes)
 - c) Agility or trials area (2 votes)
 - d) Trails, seating, lawn (2 votes)
 - e) All of the above (1 votes)
- 4) BMP's / Raingardens
 - a) On-street / parking BMP's (1 votes)
 - b) On-site detention / retention with wildflowers and grasses (6 votes)
- 5) Theaters / performance areas
 - a) Outdoor amphitheaters (2 votes)
 - b) Outdoor performance area with tensile canopy (1 votes)
 - c) Primitive outdoor theater in woods (7 votes)
- 6) Boardwalks
 - a) Curvilinear timber boardwalk (4 votes)
 - b) Timber boardwalk w/o railing (2 votes)
 - c) Timber boardwalk w/ railing (2 votes)
- 7) Trails / paths
 - a) Mowed paths (1 votes)
 - b) Woodchip paths (7 votes)
 - c) Narrow asphalt paths (2 votes)
- 8) Accessible ramps w/ stairs
 - a) Concrete pavement w/ retaining walls, stair access and railings (1 votes)
- 9) Overlooks / rest areas
 - a) Structure with canopy (6 votes)
 - b) Overlook w/o canopy (0 votes)
- 10) Public art
 - a) Modern art (2 votes)
 - b) Nature based art (7votes)
- 11) Festivals
 - a) Colorful event space for music, food, art, etc. (4 votes)
- 12) Lawn games
 - a) Bocce and horseshoe court (5 votes)

13) Signage

- a) Stone monument sign (3 votes)
- b) Stone monument sign w/ black letters (1 votes)
- c) Steel type monument sign with landscaping (1 votes)
- d) Stone pillars, timber fencing boundaries (5 votes)
- e) Interpretive panels, signs, markers (5 votes)
- f) Trail signage (1 votes)

14) Gardens

- a) Rose gardens, perennial gardens (6 votes)

15) Landscaping

- a) Native grasses and wildflowers (3 votes)
- b) Oak savanna (5 votes)

16) Bridges

- a) Cor-ten steel bridge (2 votes)
- b) Timber bridge (5 votes)

MAPPING SESSION

1) Concept A

- i) Access control along north property boundary.
- j) Improve park safety.
- k) Park not right for festivals, perhaps use Carpenter Park. How much of this area belongs to Mission? The materials should tie into the theme.
- l) People like the regional trail plaza.
- m) People prefer the regional trail close to Nail.
- n) The parking, restroom, shelter, and play area are a good focal point for the regional trail connection.
- o) People prefer primitive trail connection from dead-end trail back to loop.
- p) People prefer the primitive trail connection to the CC. Preservation of existing trees is important.
- q) Some varying opinions concerning the dog off-leash. Is some better than none? Most do NOT want the off-leash area.
- r) People prefer the park bridge over the boardwalk.
- s) People prefer a dry raingarden/BMP over a retention pond.
- t) Lighting would be desirable if not for the expense.
- u) Separate play elements preferred.
- v) Opening up ravine to use would improve safety.
- w) Federal grant for restroom. What can we do?
- x) Would public art be a vandalism issue? What about accessibility and lighting?

2) Concept B

- g) Are gates needed at the park entry?
- h) Dog off-leash area: watering station would be good. Rotation of acreage makes sense. It will help bring people to park. Steep slopes will lead to erosion and run-off. Odor is a concern.

- i) There may be better regional trail connections to the north further down the slope in the woodland.
- j) Public access is important. Will it be difficult to work out an agreement with the Boulevard Apartments? Would this be too connected? Too public? **Discuss dedication of the apartment property to the City for use as parkland and trails with the Boulevard Apartment owners.**
- k) Opening up back of park would be good for security purposes.
- l) The overlook is desirable. There could be great views from this area. Improves safety.
- m) One group preferred a small retention pond over a BMP, but express desire to control mosquitos. The other group preferred a BMP over a small retention pond. Wouldn't the pond be high maintenance? Is the boardwalk appropriate? Couldn't this money be used elsewhere?
- n) One group mentioned that accessibility to the CC from the park is important. The other group expressed that it is not as important as simply having the connection. Perhaps the existing connection could be improved. Stairs could be considered as a more direct route as opposed to switchback trails.
- o) Overall desire for variety, low-maintenance planning, and informative signage.
- p) Entry signage is a good idea.
- q) A regional trail plaza is a good idea. Should it be closer to parking, restrooms and shelter?
- r) The play equipment is a lower priority.
- s) Do not redesign cul-de-sac for programmable space. Why have festivals and events if you cannot treat the Joco Wastewater odor issue?
- t) The park better lends itself to passive uses.
- u) People prefer the lawn game area over the amphitheater.
- v) People like the woodland room theater.
- w) Access the Boulevard Apts.

APPENDIX D - STEERING COMMITTEE / WORKSHOP MEETING #3

DRAFT MASTER PLAN DISCUSSION

- 1) There was a concern with the sidewalk along Nall Avenue to 49th Street. It was mentioned prior to the meeting that this was Mission's property. This will need to be verified and resolved prior to implementation.
- 2) To construct the overlook at the Community Center, tree thinning and/or removal may be required. There was the desire that removal be kept to a minimum. The root systems are holding the soil at these steep slopes. Selective thinning is preferred.
- 3) Visibility into the park is very important. Tree thinning would be acceptable.
- 4) Various concerns were raised about the dog off-leash area such as:
 - a) How often the two areas would need to be rotated?
 - b) Can the number of dogs be limited?
 - c) How can the area be maintained? Ideas ranged from "adopt a dog park" to creating memberships.
 - d) Are there other feasible locations for the off-leash area? Within the park options include the lawn games area, the entire park, or the area near the walking trail dead-end.
 - e) Could a mobile off-leash area be considered? The area would be relocated when the current area is worn.
 - f) Could the off-leash area be installed and if it is determined to be negatively impacting the site then removed?
 - g) Is there a better location within Roeland Park or near-by for a dog park?
- 5) It is important that the BMP / Raingarden feature is attractive, especially if visible from the overlook at the Community Center. The public does not want a "dry pond." The feature would be sized and designed based upon hydraulic studies of the site, particularly the stormwater run-off from the Community Center parking lots and the Birch Street cul-de-sac.

"WHAT COMES FIRST?" EXERCISE

Following the presentation and discussion of the Draft Master Plan, the attendees completed a "What Comes First?" exercise. In this exercise they were asked to look at a number of park program elements and vote, from 1 to 3, for their favorites. The results have been quantified below and represent priorities for future phasing and funding.

First Priority

- 1 Monument signage, Nall landscaping, parking
- 0 Sidewalk / regional trail connection to 49th Street
- 2 Restroom and shelter area - renovation, accessibility, playground safety, regional trail plaza
- 7 Access to Community Center
- 0 Access to Boulevard Apts.
- 3 Retention pond / BMP area – trail, pond, landscaping
- 0 Woodland theater and trails
- 6 Dog off-leash area
- 2 Community Center Overlook

- 0 Park Overlook
- 0 Regional trail north
- 0 Other

Second Priority

- 3 Monument signage, Nail landscaping, parking
- 2 Sidewalk / regional trail connection to 49th Street
- 2 Restroom and shelter area - renovation, accessibility, playground safety, regional trail plaza
- 1 Access to Community Center
- 0 Access to Boulevard Apts.
- 2 Retention pond / BMP area – trail, pond, landscaping
- 3 Woodland theater and trails
- 4 Dog off-leash area
- 4 Community Center Overlook
- 0 Park Overlook
- 0 Regional trail north
- 0 Other

Third Priority

- 3 Monument signage, Nail landscaping, parking
- 2 Sidewalk / regional trail connection to 49th Street
- 1 Restroom and shelter area - renovation, accessibility, playground safety, regional trail plaza
- 1 Access to Community Center
- 0 Access to Boulevard Apts.
- 3 Retention pond / BMP area – trail, pond, landscaping
- 2 Woodland theater and trails
- 4 Dog off-leash area
- 3 Community Center Overlook
- 4 Park Overlook
- 0 Regional trail north
- 0 Other

Additionally, there were a number of single votes cast for "Other." They are listed here:

- a) Path to close the loop.
- b) Nature park.
- c) Loop trail.
- d) Incorporate rain garden establishment with landscaping class through Parks & Recreation. These are becoming more popular.

Item Number: II. Discussion
Items



City of Roeland Park
Action Item Summary

Submitted By:

Keith Moody

Committee/Department: Administration

Title: Review Tree Planting Program Information from Heartland Tree Alliance (10 min)

Item Type: Presentation

Recommendation:

*Presentation will be uploaded when available.

The Council has expressed interest in programs to encourage the replacement of trees. Heartland Tree Alliance has partnered with Merriam and Mission on tree planting programs. Cathy Justice of HTA will be in attendance and provide a brief introduction to Heartland Tree Alliance and how their partnerships have worked in these other communities.

Details:

Attached is the presentation that Cathy Justice will review with the Council. Also attached are the agreements Heartland Tree Alliance has executed with Merriam and Mission. The program approach taken by Mission may be better suited to Roeland Park. Implementation of a similar program would have minimal fiscal and staff time impact. Action to enter into a similar agreement with HTA yet this year would provide ample time for the City to promote and implement a program in 2025, with the intent of a tree pick up event in the fall of 2025 (planting season). The City would be able to employ its permit software as a way to track and transact tree sales (cost, payment, buyer name, address, species, size). This information would be necessary to complete the tree pick up event coordinated by HTA. Based upon tree cost information provided by Mission, coordinating such a program should provide residents a significant discount on the price of a tree compared to what they would otherwise pay at a nursery/retailer. HTA has literature that can be shared on proper planting and may also be willing to provide quick tree planting and care workshops the day of the tree pick up event (can be included in the scope of services of the agreement). They can also aid in identifying what trees to offer each year. Nursery stock will influence this list and can also influence the sizes available.

Fiscal Impact	
Amount of Request: To Be Determined	
Budgeted item? Not specifically. \$46,000	Budgeted Amount: \$0.00

is included in the 2025 budget for tree maintenance	
Line Item Code/Description: 5266-106 Public Works Dept- Tree Maintenance Line Item	

Additional Information

Diversity Equity & Inclusion Lens

What are the implications to intersectionality?

- Does this item benefit all racial groups?
- Does this item benefit Community for All Ages?
- Does this item exclude or disproportionately impact any social identities? If yes, what populations and why?
- What (if any) social determinants of health are impacted by this item?
- What (if any) are the unintended economic and environmental impacts of this item?
- How has the impacted community been involved?
- How will the program be communicated to all stakeholders?

ATTACHMENTS:

1. Heartland Tree Alliance Presentation 10-21-24
2. Mission Tree Grant Program Agreement with Heartland Tree Alliance 9-3-24
3. Merriam Tree Grant Program Agreement with Heartland Tree Alliance 1-22-24

Heartland Tree Alliance

Stronger communities through healthy trees



Cathy Justice, Program Manager
Heartland Tree Alliance

The Origins of Heartland Tree Alliance

- After the devastating ice storm of 2002, stakeholders convened and created a program for urban trees.
- In 2004 the all volunteer board came under **Bridging The Gap** as a program and hired our first staff.



Program Areas & Partners

Tree Planting

Young Tree Maintenance

Education & Job Training

Advocacy





Tree Planting

- Public Tree Planting
- Private Tree Planting
- Tree Give aways





Tree Pruning



Education

- Tree Keepers
- Pruning for Beginners
- Tree Corps
- Trees are Terrific



Mission Tree Drive

Mission Parks & Recreation collected donations to receive a tree, or the tree could be donated to the parks department.

Mission Tree Drive

Serviceberry

Amelanchier arborea

- 🌿 Height: 40 feet
- 🌿 White flowers
- 🌿 Reddish berries



Stronger Communities Through Healthy Trees





Heartland Tree Alliance
Cathy Justice | cathy.justice@bridgingthegap.org



Heartland Tree Alliance – City of Mission Kansas, Sustainability Tree Drive

Heartland Tree Alliance (HTA), a program of Bridging The Gap (BTG), proposes a contracted partnership with the City of Mission Kansas.

For this contract, HTA proposes to:

1. Assist Mission Parks and Recreation in selecting species of trees suitable as yard trees in Mission, KS. This consultation will be done by a BTG arborist.
2. Procure and deliver trees for the City of Mission Sustainability Tree Drive. This order will include the following:
 - a. Twenty-five, 3-gallon container sized trees consisting of three to four different species.
 - b. Twenty-five, 5–7-gallon container sized trees consisting of three to four different species.
 - c. All fifty trees will be delivered to the Sylvester Powell, Jr. Community Center, 6200 Martway St, Mission, KS 66202 on the date of distribution to Mission, KS residents.
3. Lead a tree distribution event at the Sylvester Powell, Jr. Community Center.
 - a. The event will be held from 9:00 AM to noon on a date to be determined.
 - b. Provide at least two people to lead the tree distribution event. At least one person will be a BTG staff member.
 - c. Twenty-five, 3-gallon container sized trees will be distributed to Mission, KS residents at no cost to the resident.
 - d. Twenty-five, 5–7-gallon container sized trees will be distributed to Mission, KS residents who have participated in a donation drive and provide proof of eligibility.
 - e. BTG staff will provide instruction materials on proper planting for residents to take home.

For this contract, Mission Parks and Recreation will:

1. Provide promotion and social media announcements to solicit donations and inform Mission, KS residents about the program and tree distribution event.
2. Collect necessary payments and donations for the 5–7-gallon container sized trees.
3. Provide at least one employee at the time of the tree distribution event to receive payments or donations for 5–7-gallon container sized trees at the time of distribution.
4. Provide BTG a list of residents who are eligible to receive 5–7-gallon container sized trees during the distribution event.

5. Take possession of any trees which have not been claimed or distributed by noon on the date of the distribution event.

Cost of Project: \$4,100 billed at completion of the project.



Item Information Form

Subject/Agenda Item: Consider approval of an agreement between Bridging the Gap and City of Merriam for the 2024 Residential Tree Grant Program

Submitted By: Celia Kumke, Public Works Director

Meeting Date: January 22, 2024

Project Background/Description:

The City Council approved \$100,000 in the 2024 budget for a Residential Tree Grant program. This grant program was originally approved in 2023 in the amount of \$50,000 and was increased for 2024 based on interest and participation by Merriam residents. Eight-five (85) trees were planted on private property throughout the City in 2023 and up to one hundred and sixty-five (165) trees are budgeted to be planted in 2024. This grant will provide one free tree to selected homeowners. Improving the urban forest will help reduce carbon and add beautification throughout the city's neighborhoods. For the second year of the program, the City is partnering with Heartland Tree Alliance (HTA) to help administer this program. Their program is customizable to fit our needs and will allow homeowners to have a tree planted in their front yard to help maximize energy-saving benefits.

HTA is a division of Bridging the Gap which is a non-profit organization that helps support sustainable communities in the Kansas City area. HTA oversees the application process and promotes the program through various means of communication with the public. Upon selection, HTA will work with the homeowner to find a suitable species and planting location. Planting locations will be limited to front yards only. After volunteers have completed the planting, the homeowner will be issued watering and maintenance instructions to ensure the health of the newly planted tree. A limited one-year warranty will also be included.

Up to one hundred and sixty-five (165) trees are budgeted to be planted throughout the two planting seasons (March – May and September – December). Only one tree will be allowed per household per year. Once the application limit has been fulfilled, applicants will be placed on a waiting list. HTA will provide continuing education to the participants of the program including tree care tips and watering reminders. A year-end report will be submitted to staff highlighting the benefits the program will provide over the next 20 years.

City Council Goals and Objectives:

1.0 Enhance Community Identity and Connections

1.1 Facilitate better communication between the city and its citizens.

1.3 Encourage participation in sustainability initiatives including economic, environmental, and social sustainability.

2.0 Provide Exceptional Service Delivery

2.3 Investigate and develop pilot programs to explore new ways to deliver services.

3.0 Improve Physical Conditions and Property Values

3.3 Partner with neighborhoods to improve maintenance of common areas.

Financial Impact:

Amount of Request/Contract: \$100,000

Amount Budgeted: \$100,000

Funding Source/Account #: 001-1510-419-8517 Residential Tree Program

Recommended Motion:

Approve an agreement between Bridging the Gap and the City of Merriam for the 2024 Residential Tree Grant program.

Supporting Documents:

[Tree Grant Agreement](#)

**YARD TREE PLANTING PROGRAM AGREEMENT
BETWEEN
BRIDGING THE GAP, INC
AND
CITY OF MERRIAM KANSAS**

Parties and Contacts:

Joe Wheelock
Bridging The Gap
1427 W 9th St, #201
Kansas City, MO 64101

Randy Fine
City of Merriam Kansas
6901 Knox St
Merriam, KS 66203

Agreement Period: February 1, 2024 to December 31, 2024

Bridging The Gap (BTG) agrees to:

- 1) Provide professional consultation by a certified arborist in planning meetings with the City of Merriam pertaining to this initiative.
- 2) Promotion of the program and importance of urban tree canopy
 - a) Create a social media campaign to be shared with BTG network and City of Merriam
 - b) Create written release to be used for e-news, press release, etc
- 3) Create and oversee the application process.
 - a) Create a landing page on the BTG website to organize the application process, frequently asked questions and wait list.
 - b) Communicate with applicants about the planting process and maintenance requirements for the new tree.
 - c) Work with applicant to select a suitable planting location and species either by phone, video call or in-person.
 - d) Schedule the planting
- 4) Plant, up to 165, 1-inch caliper (15-20 gallon) containerized trees to include:
 - a) Selection of suitable species to offer with approval from City of Merriam
 - b) Call utilities / Dig Rite prior to planting
 - c) Create google map of planting sites for approval by City of Merriam or representative
 - d) Procure trees, mulch, and watering device for day of planting
 - e) Plant utilizing a combination of in-house staff or volunteers
 - f) Stake trees only if necessary
 - g) Water trees day of planting and provide watering instructions to applicant

- 5) Provide a limited 1-year guarantee:
 - a) Trees will be guaranteed for one (1) growing season from time of planting
 - b) Guarantee will not cover loss if the cause can be attributed to improper care, vandalism, severe weather, or unintended injury by property owner (damage from string trimmer/lawn mower)
 - c) Applicant can make a request for replacement to be reviewed and approved by BTG and City of Merriam
 - d) If replacement is approved, tree will be planted within the next viable planting season (March-May or September-December)
 - e) Quarterly visual inspection by BTG staff to provide feedback and support to the property owner
- 6) Continued education for participants of the program:
 - a) Up to nine (9) educational e-news will be sent to participants with tips on tree care, tree selection, watering reminders, etc
 - b) Continued email/phone/in-person support for questions and concerns about newly planted tree
- 7) Final reporting to include an i-tree report highlighting the benefits (carbon sequestration, stormwater abatement, etc) the program will provide over the next 20 years.

Payment Process: Bridging The Gap will send an invoice to the assigned contact person after each planting season for half (\$50,000) of the total annual amount (\$100,000) Payment will be due 30 days from the receipt of invoice.

BRIDGING THE GAP, INC.

By:  Date: Jan. 11 '24
 Kristin Riott, Executive Director

CITY OF MERRIAM KANSAS

By: _____ Date: _____

Item Number: II. Discussion
Items



City of Roeland Park
Action Item Summary

Submitted By:

Committee/Department: Administration

Title: Task Group Present Tree Fund Policy and Mitigation Fee Recommendation (10 min)

Item Type: Action Item

Recommendation:

Mature Tree Preservation Policy:

- Mitigation Fee Amount
 - The previous three-tree calculation was extremely confusing. I suggest a set dollar amount per DBH not being replaced, up to \$500.
 - We recommend \$500 flat fee per tree. Khal confirmed this fee seems reasonable and as a flat fee it is easier to enforce. Our intent is that it would be less expensive to plant a tree than to replace a tree.

RP Tree Fund Policies & Procedures; please define and/or clarify:

- program purpose
 - To preserve and expand the tree canopy through encouraging proper tree maintenance, replacement of any removed trees and the addition of new trees at reduced cost.
- benefits to our community
 - Trees beautify our community and sequester carbon to reduce the city's carbon footprint over time. Shade trees reduce cooling costs born by homeowners/businesses as the climate continues to warm. Trees benefit human health and provide habitat for birds and insect species necessary to a healthy ecosystem.
- when, how, and at what level the city will fund the initial balance
 - \$25,000 divided in two "buckets"
 - \$10,000 no income requirements, 50% match (reimbursement based) to be used for trimming and new trees.
 - \$15,000 income eligibility requirements matching the Neighbors Helping Neighbors and Tax Rebate Program. No match.
- application and award processes
 - eligibility standards
 - Use Neighbors Helping Neighbors and Tax Rebate Program eligibility requirements
 - necessary documentation
 - Recommend similar form to Tax Rebate Program, single page document that is easy to navigate and for staff to review.
 - Invoice for reimbursement
 - other participation requirements if any, i.e., dollar matching, planting replacement tree(s), etc.

- Recommend using the Contain the Rain tree list (Contain the Rain).
 - \$15,000 income eligibility based, no match.
 - \$10,000 no eligibility requirements; 50% match, reimbursement.
- approved use of grant awards
 - Maintenance, replacement trees, new trees. In addition, currently residents can request help through Neighbors Helping Neighbors. Need to consider how to administer Neighbors Helping Neighbors vs the Tree Fund.
- anticipated outcomes/goals
 - Increased tree planting and care of existing mature trees to benefit the entire community.

Details:

Fiscal Impact	
Amount of Request:	
Budgeted item?	Budgeted Amount:
Line Item Code/Description:	

Additional Information

Diversity Equity & Inclusion Lens

What are the implications to intersectionality?

- Does this item benefit all racial groups?
- Does this item benefit Community for All Ages?
- Does this item exclude or disproportionately impact any social identities? If yes, what populations and why?
- What (if any) social determinants of health are impacted by this item?
- What (if any) are the unintended economic and environmental impacts of this item?
- How has the impacted community been involved?
- How will the program be communicated to all stakeholders?

ATTACHMENTS:

1. Mature Tree Preservation Policy

Mature Tree Preservation Policy:

- Mitigation Fee Amount
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- anticipated outcomes/goals
 - Increased tree planting and care of existing mature trees to benefit the entire community.

Item Number: II. Discussion
Items



City of Roeland Park
Action Item Summary

Submitted By:

Wade Holtkamp, Building Inspector

Committee/Department: Administration

Title: Review Chapter 7 - Fire Code (10 min)

Item Type: Action Item

Recommendation:

To review recommended changes to Chapter 7 - Fire Code of the Municipal Code.

Details:

Attached you will find recommended changes to the Fire Code, as suggested by Fire Marshall Todd Kirkoff and staff with Consolidated Fire District No. 2. We asked CFD2 staff to review our existing code and they provided several suggestions to update our code to modern standards and clarify some of the language. Staff will review these suggested changes with Council at the meeting.

Fiscal Impact	
Amount of Request:	
Budgeted item?	Budgeted Amount:
Line Item Code/Description:	

Additional Information

Diversity Equity & Inclusion Lens

What are the implications to intersectionality?

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- What (if any) social determinants of health are impacted by this item?
- What (if any) are the unintended economic and environmental impacts of this item?
- How has the impacted community been involved?

- How will the program be communicated to all stakeholders?

ATTACHMENTS:

1. CHAPTER_VII.____FIRE-redline

CHAPTER VII. FIRE

ARTICLE 1. FIRE PREVENTION

Sec. 7-101. Reserved.

Sec. 7-102. Fire Hydrants.

- (a) No fences, obstructions, shrubs, hedges, trees, or vegetation of any kind or nature, except grass, shall be allowed or permitted to grow or exist within a radius of three feet of any existing fire hydrants or any which may hereafter be installed.
- (b) The grass which shall be allowed to grow near fire hydrants as provided in subsection (a) shall at no time exceed a height of six inches.
- (c) Prior to prosecution of this section the City shall give violators 24 hours to comply with this section by notifying such violators of impending prosecution.
- (d) Any person violating this section shall upon conviction be punished by a fine of ~~not more than up to~~ \$750~~499.00~~ or confinement in the county jail for a period not exceeding 30 days, or both such fine and imprisonment. Each day a violation occurs following notice as herein provided shall constitute a separate offense.

(Ord. No. 412, § 2; Code 1977, §§ 5-501—5-503)

ARTICLE 2. FIRE HAZARDS

Sec. 7-201. Fire Hazards.

~~Any situation, condition, activity, object, or substance that contributes to the outbreak or spread of fire within the City is classified as a fire hazard. It is unlawful for any individual, firm, or corporation to create or allow such conditions within the City or on any premises under their control, except as permitted by the laws of the City or the State of Kansas.~~

~~Any situation, condition, activity, object or substance conducive to the outbreak or spreading of fire in the City is declared to be a fire hazard. It shall be unlawful for any person, firm or corporation to cause or create any such condition or situation within the City or to permit or suffer to on any premises under his, her or their control any activity, object or substance conducive to or likely to cause the outbreak of fire except as may otherwise be provided by the laws of the City or the State of Kansas.~~

(Code 1977, § 5-102)

Sec. 7-202. Prohibited Burning.

All outside burning within the City is hereby prohibited. No person, firm, corporation or association of persons shall burn, cause or allow the outside burning of any type, kind or nature at any time within the City; provided, however, outside cooking of food in proper grills or ovens, or outside use of fire pits or chimeneas, ~~shall not be prohibited-Is permitted.~~ This shall comply with the International Fire Code, 201~~28~~²⁸ Edition, incorporated by reference in this Code, Section 4-901.

(Ord. No. 769, § 1; Code 2007; Ord. No. 997, § 1, 8-3-2020)

Sec. 7-203. Burning of Combustible Material.

No person shall burn any combustible matter of any kind on any paved street within the City. ~~Furthermore, the City exercises its authority to prohibit the burning of combustible materials entirely, ensuring the protection and integrity of our streets and neighborhoods.~~

~~Furthermore, the City exercises its authority to prohibit the burning of combustible materials entirely, ensuring the protection and integrity of our streets and neighborhoods.~~

~~No person shall throw or place any coal oil or any substance likely to injure any paved street upon any street within the City.~~

(Code 1977, § 5-106; Code 2003, § 7-204)

ARTICLE 3. EXPLOSIVES

Sec. 7-301. Unlawful to Possess or Manufacture Bombs.

It shall be unlawful at any time for any person, partnership, company, corporation or association to have in their possession or under their control or supervision; or to make, manufacture, offer for sale, and sell or distribute, whether the same be with or without consideration, any type of gasoline or other flammable explosive or incendiary bombs, including all such devices commonly known as a Molotov cocktail within the City limits nothing contained in this section shall be in lieu of any civil damages.

(Code 1977, §§ 5-201, 5-203—5-204)

Sec. 7-302. Unlawful to Possess Material Harmful to the Body of Any Person.

It shall be unlawful for any person to use, throw, possess on their person, transport other than in the regular course of trade, any acid, caustic or other burning material or substance which causes or could cause damage or injury to any personal property or cause damage or injury to any part of the body of any person. Nothing contained in this section shall be in lieu of any civil damages. ;~~hnd~~; (Code 1977, §§ 5-202—5-204)

Sec. 7-303. Storage of Explosives Prohibited.

It shall be unlawful to store or keep any dynamite, nitroglycerine, giant powder, or other explosives in any storeroom, ~~ware-room~~warehouse, building or on any premises within the City limits.

Residential uses. Persons shall not keep or store, nor shall any permit be issued to keep or store, any explosives at any place of habitation, or within 100 feet (30m, 480 mm) thereof.

(Code 1977, §§ 5-301—5-302)

Sec. 7-304. Blasting; Permit.

~~No person shall do or cause to be done, any blasting within the City limits, without first obtaining from the City Clerk a permit, which shall be issued only on condition that the City Clerk is satisfied that the applicant is, in every particular, safe, careful and suitable person to use, and skilled in the use of, the explosive desired to be used. No permit shall under any circumstances be issued to anyone until the applicant has entered into a good sufficient bond with at least two securities, in the sum of not less than \$100.00 nor more than \$100,000.00 as the Clerk may require, and approved by the Clerk, conditioned that such person shall carefully and prudently use such explosive. The bond shall run to the City for the benefit of the City and anyone damaged in person or property by the negligent use of such explosives. The permit shall run for a time certain not exceeding 12 months. The bond shall be filed with the City Clerk.~~

~~(Code 1977, § 5-303)~~

Sec. 7-305. Same; Application; Location.

Any person desiring to blast within the City limits, shall prior to commencing such blasting file with the City Clerk a written application for a permit. The application shall describe the location or place the blasting is to be performed; the purpose for which the work is intended; the dimensions, length, breadth, depth thereof; the time when the blasting is to be commenced; and, the time required to complete the blasting.

(Code 1977, §§ 5-304, 5-305)

ARTICLE 4. FIREWORKS

Sec. 7-401. Definition.

The term "fireworks" shall mean and include, unless otherwise hereinafter excluded, any combustible or explosive composition, or any substance or combination of substances, or article prepared for the purpose of producing a visible or audible effect by combustion, explosion, deflagration or detonation and shall include blank cartridges, toy pistols, toy cannons, toy canes, or toy guns in which explosives are used, the type of balloons which require fire underneath to propel the same, firecrackers, torpedoes, skyrockets, Roman candles, sparklers or other devices of like construction and any devices containing any explosive or flammable compound, or any tablets or other device containing any explosive substance. The term "fireworks" shall not include snapper-poppers or champagne bottles. Further, the term "fireworks" shall not include any toy pistols, toy canes, toy guns or other devices in which are used paper caps manufactured in accordance with the United States Interstate Commerce Commission regulations for packing and shipping of toy paper caps, nor any pistol paper caps manufactured as provided therein, and such other substances or combination of substances, or devices, which the Governing Body may by resolution specifically exclude from the definition of "fireworks" as defined herein.

(Ord. No. 732, § 1; Code 2007)

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(Supp. No. 16, Update 3)

Sec. 7-402. Sale and Use of Fireworks Prohibited.

- (a) Except as hereinafter provided, it shall be unlawful for any person, firm, co-partnership or corporation to offer for sale, expose for sale, sell at retail any fireworks other than devices which use paper caps manufactured in accordance with the United States Commerce Commission regulations for packing and shipping of toy paper caps, or any pistol paper caps manufactured as provided therein, in the City.
- (b) Except as hereinafter provided it shall be unlawful for any person, firm, co-partnership or corporation to possess, use, discharge or explode any fireworks within the City unless specifically authorized by the Governing Body.

(Ord. No. 732, § 2; Code 2007; Ord. No. 1017, § 1, 11-1-2021)

Editor's note(s)—Ord. No. 1017, § 1, adopted Nov. 1, 2021, amended the title of § 7-402 to read as herein set out. The former § 7-402 title pertained to use of fireworks prohibited.

Sec. 7-403. Exceptions.

The use of the following fireworks are ~~allowed and~~ permitted in the City on the date herein specified and may be possessed throughout the year:

- (a) Novelty Snake - a device in the form of a pressed pellet of chemical composition that upon burning produces a snake-like ash that expands in length as the pellet burns. Chemical composition weight in finished device two grams.
- (b) Snapper - a paper or plastic wrapped device that contains silver fulminate coated on small bits of sand or gravel. When dropped the device activates, producing a noise effect. Chemical composition weight in finished device 0.001 grams.
- (c) Novelty Wire Sparkler or Novelty Dipped Stick - a device that consists of a metal wire or wood dowel coated with a chemical composition that produces a shower of sparks, a colored flame and/or a crackling effect. Chemical composition weight in finished device 25 grams.
- (d) Novelty Smoke Device - a device that produces only smoke. Chemical composition weight in finished device five grams.
- (e) Fountain, Cone - a device that produces a shower of any combination of colored sparks, color flame, crackle, smoke, and/or micro star effects. Chemical composition weight in finished device 50 grams. Cone fountains with a whistle and/or report are not included in this amendment.

No fireworks may be used or discharged within 100 feet of a gas station or an LP gas storage facility.

(Ord. No. 732, § 3; Code 2007; Ord. No. 1017, § 2, 11-1-2021)

Sec. 7-404. Days on Which Excepted Fireworks May Be Used.

The fireworks permitted by this chapter shall be allowed only on July 4th between the hours of 12:00 p.m. (noon) and 10:00 p.m. Approvals for fireworks on other days of the year that are significant to cultural or religious holidays may be granted by City staff upon request and approval.

(Ord. No. 732, § 4; Code 2007; Ord. No. 1017, § 3, 11-1-2021)

Sec. 7-405. Throwing Fireworks From Vehicle Prohibited.

No fireworks shall be thrown from an automobile or other moving vehicle.

(Ord. No. 732, § 5; Code 2007)

Sec. 7-406. Permit for Public Display by Pyrotechnic Expert.

Fireworks may be possessed, used, exploded or discharged by licensed pyrotechnic experts in a public exhibition or display of fireworks, provided the person desiring to possess, use, explode or discharge such articles of fireworks shall possess a permit (or a copy thereof) issued by the City Clerk.

(Ord. No. 732, § 6; Code 2007)

Sec. 7-407. Contents of Application.

An applicant for a permit for a public exhibition or display of fireworks shall file with the City Clerk a written application, in triplicate, duly subscribed and sworn to by the applicant. Such application shall set forth the following:

- (a) The name of the person, association, organization or corporation sponsoring the display, together with the names of the persons to be in charge of the firing or discharging of the display;
- (b) The date and time of day at which the display is to be held;
- (c) The exact location planned for the display;
- (d) A description setting forth the age, experience, residence and physical characteristics of the persons who are to do the actual firing and discharging of the fireworks;
- (e) The number and kinds of fireworks to be discharged;
- (f) The manner and place of the storage of such fireworks between the date of purchase and the date of display;
- (g) A diagram or sketch of the grounds on which the display is to be held, showing the point at which the fireworks are to be discharged, the location of all buildings, streets, and other lines of communication, the lines behind which the public will be restrained, and the location of all nearby trees, telegraph or telephone lines or other overhead obstructions.
- (h) The State of Kansas pyrotechnic license number of the person in charge of the public display.

(Ord. No. 732, § 7; Code 2007)

Sec. 7-408. Investigation and Approval by the Chief of Police; Fee.

An application for a permit for a public exhibition or display of fireworks shall be filed with the City Clerk at least 30 days before the date set for the display. A copy of such application shall be sent at once to the Chief of Police, or his or her designee, who shall make or cause to be made an investigation of the site of the proposed display and investigate the competence and skill of the person in charge of the firing and discharge of the fireworks. If satisfied that the display will be conducted lawfully and in accordance with this article, ~~he or she~~they shall so advise the City Clerk. No permit shall be issued unless the approval in writing, signed by the Chief of Police, or ~~his or her~~their designee, is filed with the City Clerk. The applicant for a permit shall, at the time of filing

application pay to the City Clerk a fee of \$100.00, which sum shall be refunded in the event the application for such permit is denied.

(Ord. No. 732, § 8; Code 2007)

Sec. 7-409. Permit for Public Display by Pyrotechnic Expert; Bond or Insurance Policy Required.

Before a permit shall be issued for a public exhibition or display of fireworks, the applicant shall file with the City Clerk both a bond or a policy of liability insurance and a written indemnification of the City.

- (a) A bond of the applicant with a solvent and responsible surety company, authorized to do business in the state, as surety thereon, or a policy or certificate of liability insurance acceptable to the City Clerk and approved as to form by the City Attorney, conditioned that the applicant will pay all final judgments recovered against such application up to and including the sum of \$1,000,000.00 for injury to or death of any one person, and up to and including \$2,000,000.00 for injury to or death of more than one person, by reason of the carelessness or negligence of the applicant or persons in charge of the discharge of such fireworks; and \$1,000,000 for damage to the property reason of the careless or negligence of the applicant or persons in charge of the discharge of the fireworks.
- (b) The applicant shall execute a written indemnification of the City in a form approved by the City Attorney under which the applicant agrees to indemnify, defend and hold harmless the City from any and all loss to the extent that such loss is caused or incurred by, on account of, or as a result of the negligence or other actionable fault of the applicant, its employees, agents subcontractors and suppliers or any other party for whom the applicant is responsible.

(Ord. No. 743, § 9; Code 2014)

Sec. 7-410. Conduct of Public Display.

- (a) A public display of fireworks shall be permitted only when the actual point at which the fireworks are to be fired is at least 200 feet from the nearest permanent building, public street, or 50 feet from the nearest aboveground telephone or telegraph line, tree, or other overhead obstruction.
- (b) The audience at a public display of fireworks shall be restrained behind lines at least 150 feet from the point at which the fireworks are discharged, and only person in active charge of the display or responsible for safety and security shall be allowed inside these lines.
- (c) All fireworks that fire a projectile shall be so set up that the projectile will go into the air as nearly as possible at an angle of not more than 15 degrees from vertical and directed away from the spectators.

[\(d\) The pyrotechnical professional needs to comply with NFPA 1123: Code for Fireworks Displays, and NFPA 1126: Standard for the Use of Pyrotechnics Before a Live Audience.](#)

(Ord. No. 732, § 10; Code 2007)

Sec. 7-411. Operators at Public Display.

- (a) The persons in actual charge of the firing of fireworks in a public display shall be licensed pyrotechnic experts.
- (b) There shall be at all times at least two operators of the display constantly on duty during the discharge.

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(Ord. No. 732, § 11; Code 2007)

Sec. 7-412. Extinguishers at Public Display.

At a public display of fireworks, at least two approved class 2A, 10BC-type fire extinguishers shall be kept at as widely separated points as possible within the actual area in which the discharging is taking place.

(Ord. No. 732, § 12; Code 2007)

Sec. 7-413. Enforcement of Provisions.

The Chief of Police is charged with the duty of enforcing all the provisions, terms and regulations of this article.

(Ord. No. 732, § 13; Code 2007)

Sec. 7-414. Penalty.

Any person violating the provisions of this article shall, upon conviction thereof, be fined not less than \$100.00 nor more than \$500.00 for each and every offense.

(Ord. No. 732, § 14; Code 2007; Ord. No. 1017, § 4, 11-1-2021)

ARTICLE 6. FLAMMABLE AND COMBUSTIBLE LIQUIDS

Sec. 7-601. Definitions.

As used in this chapter:

- (a) *Flammable liquids* means any liquid having a flash point below 140°F and having a vapor pressure not exceeding 40 pounds per square inch (absolute) at 100°F.
- (b) *Fuel tank* means any tank which conforms to generally accepted engineering standards for attachment to or incorporation into the motor vehicle, motor board, or aircraft for the purpose of continuously and directly supplying it with fuel in the course of its normal operation. This specifically prohibits any container which is attached or incorporated solely for the purpose of storing flammable liquids.
- (c) *Person* includes individuals, firms, copartnerships, corporations and associations.
- (d) *Storage* means articles that are stored, kept or accumulated for some future use and drawn upon as needed.

(Code 1986)

Sec. 7-602. Codes.

The Flammable and Combustible Liquids Code No. 30-~~1978-2018~~ prepared and published by the National Fire Protection Association and the Recommended Practice on Underground Leakage of Flammable and Combustible Liquids No. 329-~~1978-2015~~ prepared and published by the National Fire Protection Association, are incorporated by reference thereto and the provisions of the codes are made applicable to the City as though fully set forth in

(Supp. No. 16, Update 3)

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this chapter. The codes are referred to in this chapter as NFPA No. 30-~~1978-2018~~ and NFPA 329-~~1978-2019~~ respectively. ~~Three copies of the Codes shall be kept on file with the City Clerk.~~

(Code 1986)

Sec. 7-603. Miscellaneous.

The transportation storage, and use of flammable liquids and gases, not specifically referred to in this chapter, shall comply with the requirements of the standards set forth in the International Fire Code (IFC) 2018.

(Code 2014)

Sec. 7-604. Storage of Flammable Liquids Prohibited.

No flammable liquid, as defined in section 7-601 shall be stored on any person's property in an aggregate amount in excess of five gallons in the City in any container or containers, including but not limited to stationary tanks above or below the ground, inside or outside of any building or storage garage; provided, however, that the following organizations and purposes shall be exempt from the provisions of this section:

- (a) Fire districts, water district, school districts, sewer districts, cities country clubs, or any holder of a valid and current special use permit authorizing the storage of flammable liquids; or
- (b) The storage or use of flammable liquids in the fuel tank of a motor vehicle, aircraft, or motorboat; or
- (c) The storage of paint, oils, varnishes or similar mixtures when such liquids are stored for painting or maintenance of the property where stored, provided, however, the storage shall not exceed a period of 30 days.

(Code 1986)

Sec. 7-605. Records and Testing.

- (a) Accurate inventory control records for the purpose of detecting system leakage shall be maintained by the person or company in control of the premises for each underground storage facility in accordance with NFPA No. 30-~~1978-2018~~, Chapter VII, paragraph 7114 and NFPA No. 329-~~1978-2015~~. The person or company in control of the premises shall promptly report any abnormal loss of content to the official designated by the governing board for this purpose. The person or company shall make these inventory control records available for checking by that official upon request.
- (b) All pressure piping and remote pumping installations shall be subjected to pressure tests for at least 30 minutes at the maximum operating pressure of the system at intervals no greater than two years. The date of the pressure test, the pressure to which the system was tested, the duration, and results thereof shall be recorded and maintained until the date of the next test and shall be available for inspection by the Building Official or his or her duly authorized representative upon request.

~~(c) All underground flammable liquid storage tanks which have been buried for 10 years or more shall be tested prior to January 1, 1986, for tightness to the standards set forth in NFPA No. 329-1978. The test shall be conducted using a tank tester model 1000 of the Kent-Moore Service Tool-Division or one equal standard approved by the official designated above. In the event that such Kent-Moore test or its equivalent is required on any buried storage tank prior to the expiration of the ten years, a later test will not be required without cause until the expiration of five years from the date of the test or the expiration of the tenth year, such Kent-Moore tests shall be repeated on all such tanks at intervals no greater than five years without cause. The date of the tests, model, the type of test, the name of the operator of the equipment and the~~

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(Supp. No. 16, Update 3)

~~duration and results thereof shall be recorded and maintained until the date of the next test and shall be available for inspection by the official designated above or his or her duly authorized representative upon request.~~

(Code 1986)

Sec. 7-606. Testing for Cause.

- (a) An official designated by the governing board to enforce the provisions of this chapter may require a Kent-Moore test or its equivalent for any such system when ~~he or she~~ finds any of the following conditions exist:
- (1) That inventory control records are improperly kept so that it cannot be determined whether a storage of products exists;
 - (2) Inventory control records indicate a shortage of product;
 - (3) Visual detection of leakage;
 - (4) Detection of persistent odor of flammable liquids in neighborhood.
- (b) The conditions of subsection (a) shall not be the only conditions for requiring such tests to be made and the official designated above may require such tests when ~~he or she~~ has other reasonable grounds to believe that a system may be leaking.

(Code 1986)

5703.6.3 Testing. Unless tested in accordance with the applicable section of ASME B31.9, piping, before being covered, enclosed or placed in use, shall be hydrostatically tested to 150 percent of the maximum anticipated pressure of the system, or pneumatically tested to 110 percent of the maximum anticipated pressure of the system, but not less than 5 pounds per square inch gauge (psig) (34.47 kPa) at the highest point of the system. This test shall be maintained for a sufficient time period to complete visual inspection of joints and connections. For not less than 10 minutes, there shall be no leakage or permanent distortion. Care shall be exercised to ensure that these pressures are not applied to vented storage tanks. Such storage tanks shall be tested independently from the piping.

Sec. 7-607. Facility Inspections.

Inspection of each facility as required by the Building Code shall be made by the Building Official ~~of his or her~~ their duly authorized representative at intervals not to exceed three months. Such inspection shall be with respect to the operation, equipment, housekeeping, and general safety conditions of the facility and shall include, but not be limited to, the removal of dispenser panels and access covers for visual leakage checks.

(Code 1986)

Sec. 7-608. Tanks Out of Service.

- (a) Underground tanks which are not in active service shall be treated as temporarily out of service by taking the following steps:

(Supp. No. 16, Update 3)

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- (1) Secure the fill line cap, gauge opening cap, and pump suction or discharge line, if disconnected, against tampering and product leakage;
 - (2) Assure that the vent line is open;
 - (3) Notify the Building Official that the tank is out of service temporarily.
- (b) An underground tank shall not be left in temporarily out-of-service condition as provided in this section for a period in excess of six months without specific approval of the Building Official.

(Code 1986)

Out of service for one year. Underground tanks that have been out of service for a period of one year shall be removed from the ground in accordance with Section 5704.2.14 or abandoned in place in accordance with Section 5704.2.13.1.4.

Sec. 7-609. Abandoned Tanks.

Underground tanks which are not in active service and which do not comply with section 7-608 shall be removed in accordance with Appendix C-4 and C-5 of NFPA No. 30-~~1978~~2018. Tanks shall not be abandoned in place.

(Code 1986)

Out of service for one year. Aboveground tanks that have been out of service for a period of one year shall be removed in accordance with Section 5704.2. 14.

Sec. 7-610. Drainage and waste disposal.

Flammable liquids unloading and dispensing operations shall be conducted in such a manner as to prevent flammable liquids from entering public sewers and drainage systems or natural waterways. If spillage should occur which is likely to result in entry of flammable liquids, the person in control of the operation of premises shall immediately notify the fire district and initiate other remedial steps appropriate for the situation. Crank case drainage and flammable and combustible liquids shall not be dumped into sewers but shall be stored in tanks or tight drums of any building until removed from the premises.

(Code 1986)

ARTICLE 7. SMOKE DETECTORS

Sec. 7-701. Smoke Detectors Required.

In addition to any requirements imposed under the International Fire Code or the Life Safety Code, smoke detectors shall be provided and properly installed in all single family dwellings, two-family dwellings, apartment and multi-family dwellings, and in any other dwelling in which a room used for sleeping is located.

(Ord. No. 490, § 1; Code 2013)

Automatic smoke detection system. An automatic smoke detection system that activates the occupant notification system in accordance with Section 907.5 shall be installed throughout resident housing areas, including sleeping units and contiguous day rooms, group activity spaces and other common spaces normally open to residents.

Sec. 7-702. Same, Location.

- (a) In dwelling units where all rooms used for sleeping purposes are located on one level, a detector shall be mounted on the ceiling or wall at a point centrally located in a corridor or other area giving access to rooms used for sleeping purposes unless the manufacturer's instructions provide otherwise, then in accordance with those instructions.
- (b) In dwelling units where sleeping rooms are located on more than one level, a detector shall be located on the ceiling at a point centrally located in the corridor or other area giving access to the sleeping room on the lower level and where sleeping rooms are on the upper level, the detector shall be placed near the center of the ceiling directly above the stairway serving such upper level, unless the manufacturer's instructions provide otherwise, then in accordance with those instructions.
- (c) All detectors shall be located in accordance with approved manufacturer's instructions. When actuated, the detectors shall provide an alarm in the dwelling unit or sleeping room.

(Ord. No. 490, § 1)

Sec. 7-703. Same; Duties.

- (a) It shall be the duty of the owner of every building regulated by this section to provide an approved operable fire warning system.
- (b) It shall be the duty of the owner of every apartment and multi-family dwelling structure and every vacant dwelling unit within every partially occupied dwelling and apartment building regulated by this article to maintain the fire warning system.
- (c) It shall be the duty of the occupant of every dwelling unit within every dwelling and apartment building regulated by this article to maintain the smoke detectors within his or her dwelling unit provided as part of the building's fire warning system.

(Ord. No. 490, § 1)

Sec. 7-704. ~~Same; Sprinkler Systems~~Reserved for future use.

~~Any building containing an operable automatic sprinkler system complying with the requirements of the Building Code and Fire Code is exempt from the provisions of this article. Reserved for future use.~~

~~(Ord. No. 490, § 1)~~

Sec. 7-705. Same; Violation.

Failure to comply with any provision of this article shall constitute a violation thereof. Each and every day during which any violation of any of the provisions of this article is committed, continued or permitted shall be a separate offense. No order or notice shall be required before the City may bring an action to enforce the provisions of this article.

(Ord. No. 490, § 1)

Item Number: IV.
Committee Minutes



City of Roeland Park
Action Item Summary

Submitted By:

Committee/Department: Administration

Title: Ad-Hoc Historical Committee Meeting Minutes September 26, 2024

Item Type: Action Item

Recommendation:

Details:

Fiscal Impact	
Amount of Request:	
Budgeted item?	Budgeted Amount:
Line Item Code/Description:	

Additional Information

Diversity Equity & Inclusion Lens

What are the implications to intersectionality?

- Does this item benefit all racial groups?
- Does this item benefit Community for All Ages?
- Does this item exclude or disproportionately impact any social identities? If yes, what populations and why?
- What (if any) social determinants of health are impacted by this item?
- What (if any) are the unintended economic and environmental impacts of this item?
- How has the impacted community been involved?
- How will the program be communicated to all stakeholders?

ATTACHMENTS:

1. Ad-Hoc Historical Committee Meeting Minutes September 26, 2024

AD HOC HISTORICAL COMMITTEE

Minutes September 26, 2024 at City Hall, Roeland Park, KS

6:09 p.m. meeting called to order by Chair Madigan

Roll Call: Tom Madigan, Jenn Hill, Liz Vogel, Anna Jacobson, Chief Morris, Jim Grebe.

Minutes of the August meeting was approved.

Unfinished Business

Land Acknowledgement Sign: Discussion regarding Anna's two drafts of a Land Acknowledgement sign which would be appropriate for a 24X36 sign. Anna will draft a third version and this will be sent via email to the committee for approval. The next step will be to contact those in Lawrence and Roeland Park who objected to the committee's proposal two years ago when presented to the Council.

Oral histories: Anna gave committee an update and hopes to do several more interviews before year-end.

New Business: Liz reported that a descendant of the Roe family, Sunshine Danson, had recently posted on Facebook. She does not live in the area. The committee might, via Facetime or Zoom, contact her for an oral history or any information about the Roe ancestors.

Adjournment at 7:10 p.m.

Submitted with respect,
Jim Grebe



September 24, 2024 RP DEI Committee Agenda

Members Present: Emily, Carrie, Jeff, Roginia, Haile, Harold

Other Present:

Members Absent: Jennifer

- Follow up from last month's business - Emily motions, Harold seconds
 - Approve [August minutes](#)
- [City/Council Updates and Follow-up](#)- read August sections. Time for questions.-
September notes left on the 2024 running feedback doc.
 - How do we make sure businesses are aware of the Crown Act?
- Council September Updates and update process
 - Johnson County DEI Committee Update (Haile) - presentation on 11/7 to commission about the committee's work; anti-racism resolution is on hold until Dec/first of year
- Reappointment: Please email Kelley Nielson at knielsen@roelandpark.org to be reappointed for 2025. - Check your email, you have until the end of the year to reappoint.

Goal 2: Open lines of communication with each section of Roeland Park's community:

- Reminder to add items to the [Comms Google Doc](#) - Crown Act celebration

Goal 1: Assess city council initiatives with an equity lens

- [City Code Chapter 7 \(Fire Code- Fireworks only\)](#)- feedback added to running doc
- Property Tax Rebate & Neighbors Helping Neighbors Grant Eligibility: [Background info](#)- feedback added to running doc
- [Week without Driving](#): (Sept 30-Oct 6th)- ask committee & community members to share how they participated in this week- share quotes & pictures back in next round of comms (Roeland Park city facebook)
- [Council DEI Rubric survey results](#)
 - Rubric for council/staff- encourage use for council/staff so DEI Committee doesn't have to review more dense material; workshop rubric/questions with council feedback
 - Worksheet for feedback from DEI to council/staff- limit to 2-3 questions total; incorporate into new agenda software
- Collaboration with other committees
 - Art- 1st Wednesday 6:00pm
 - Sustainability- 1st Thursday 6:15pm - Harold
 - Aquatics Center- 2nd Tuesday 6:00pm- Roginia

- Parks- 2nd Wednesday 6:00pm- **Emily**
- Historical- 4th Thursday 6:00pm-
- [Welcoming America](#)- certification process- **hold until next meeting**

Committee Feedback/Mid-Year Check-In

- General feedback
- Recruitment

Upcoming Events:

- [Reconciliation Services Hike](#): October 5th 10:00am
- RP DEI Training: October 9 and 10th 10:00-12:00. Email Kelley Nielson to participate.
- [Prairie Village Voting Town Hall](#) October 10th 6:00pm
- UCS Racial Equity Roundtable: [How Social Identities Influence Your Biases](#) on October 23, 1-3pm
- UCS Racial Equity Roundtable: [How to Create a Culture of Inclusion](#) on November 19, 1-3pm
- Welcoming Cities Lunch & Learn- Jennifer

Next Steps

- **All:**
 - Share October comms topic in shared doc
 - Reach out to your visiting committee about joining their next meeting
- Jennifer- share emails of other committee leaders (art, sustainability, aquatics, parks, historical) with RP DEI committee members who are joining those meetings
- Emily- create RP DEI 1-pager for Trunk or Treat
- Carrie:
 - Provide talking points for visiting other committee meetings
 - Attend Trunk or Treat for committee on 10/26
- Roginia- attend Trunk or Treat for committee on 10/26

Next Meeting: October 29, 2024

Future Items

- Access to Banking
- ADU as rentals
- Collaboration with PV and Mission DEI Committee

Racial Equity Guiding Questions

- **Disproportionate Impact:**
 - Has input from people most affected been sought?
 - Is it possible some groups would be more negatively affected than others?

- Is it possible that some groups benefit more than others?
- Is that necessary and/or in line with goals? If not, could this be minimized?
- **Equity in language:**
 - Does the policy/practice make normative/stereotypical assumptions?
 - What types of words are used to describe individuals/groups identified in the policy/practice?
 - Is there language that includes or excludes communities that have been historically minoritized? (Ex. “She/He” > “They”)
- **How will this action affect/serve people and places that are:**
 - Low-income (consider: renters, shift work schedules, limited transportation)
 - Communities of color
 - Limited-English speaking
 - People of varying abilities (mobility, vision/hearing impairment)
 - People with marginalized faith traditions

Committee Feedback

<p><u>City Code Chapter 7, Article 4</u></p> <ul style="list-style-type: none"> ● Cultural/religious celebrations that use fireworks- could people apply for a permit to use them on a day other than the 4th? (e.g. Diwali)
<p><u>Property Tax Rebates Eligibility</u></p> <ul style="list-style-type: none"> ● Neighbors Helping Neighbors <ul style="list-style-type: none"> ○ Add call out for vendors in city comms - “preferred vendor” of the city ○ Handyman vs general contractors & the need for permits ○ Biggest obstacle is finding people to do the work at these price points for these projects ● Property Tax Rebates <ul style="list-style-type: none"> ○ Is it an awareness issue? Is the application accessible (language, electronic, etc.)? Is it an eligibility issue? ○ Raise the income requirements. ○ Decrease barriers to ease of use (translating application) ○ Continue to communicate these services (e.g. we’ve only used 17k of the 30k budgeted!) & message the positive impact of these programs. Consider messaging through Neighbors for a Better Roeland Park. ○ DEI Committee to consider tables with info on these programs. <p>Add “hardship clause” (e.g. loss of spouse, surgery, hard time, etc.) or open ended question for people to expand on what they’re going through at this time to use these grants</p>
<p><u>DEI Rubric for Council</u></p> <ul style="list-style-type: none"> ● Limit to 2-3 questions ● Add into new agenda software & training on it ● Answer questions BEFORE meeting