Acknowledgements

This Vision Plan would not have been possible without the willingness of people—often with little to agree upon other than a love for this park—to channel their convictions toward preserving and creating a place that will benefit generations to come. Driven by strong desires to protect this most valued community gem, their park, its grand trees, and the respite, comfort, and enjoyment that it provides, the Grant Park community came out in force to create a plan that is representative of their common goals.

Michelle Blackmon, executive director of the Grant Park Conservancy, applied for Park Visioning, enthusiastically proposing Visioning for the SE Quadrant as an uplifting and empowering next step that might heal the bruises incurred by the community during the planning and construction of the Gateway project.

Along with Michelle, David Mitchell served as co-chair of the steering committee for the Visioning process. David generously contributed time securing multiple historically significant meeting places, listening to community members, attending NPU and Atlanta BeltLine meetings, and providing the Visioning team with a bounty of resources including weekly music videos. David tirelessly challenged the group to stay true to the democratic process and to keep eyes firmly glued on the park’s future while honoring its past.

Each member of the steering committee went above and beyond to generously support the visioning process with time, nourishment and good humor. We thank Paula Frederick, David Dempsey and Rick Hudson for staving off hunger and thirst during our early-evening meetings. We thank David Moore, Niya Randall, Marie Mower, Alyssa Hallick, Fred Huff, Leigh Finlayson, Cary Burgess, and Jason Winston for tirelessly spreading the word about the visioning process, patiently listening, answering questions, collecting feedback, and guiding tours of the SE Quadrant. Each person lent their expertise and served honorably as a representative of the larger Grant Park community.

Zoo Atlanta provided meeting space for our initial meeting and contributed the perfect dropbox for our surveys. The Grant Park Coffeehouse happily hosted our little survey dropbox. Everyone appreciated the delicious fare from Rahel Belfield and the Grant Park Coffeehouse at public meetings.

We thank The Circus School for generously providing a dramatic venue for two of our four public meetings. The ring master, trapeze wires and juggling helped everyone feel properly equipped for discussion.

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We also appreciate the generosity of the Atlanta Preservation Center for opening its doors for steering committee meetings throughout the Visioning process. Within these walls seemed the best place to discuss 21st century plans for a park that was first imagined here approximately 150 years ago.

David Mitchell made sure the group was fully steeped in Atlanta’s rich history by arranging additional steering committee meetings at The Wren’s Nest in West End and the Glenn House in Inman Park. The latter, one of Edgewood Avenue’s Victorian grand dames, was in the midst of restoration at the time, what a treat to see it coming back to life. Thank you to The Wren’s Nest and the Rogers family for graciously welcoming us!

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– Andrew White, Teri Nye,
Nick Stephens and Jiaying Hu
Park Pride’s Visioning Team
“Don’t cut down any more trees.”

– community member
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Executive Summary

In December of 2017, Grant Park Conservancy Executive Director Michelle Blackmon applied to Park Pride’s Visioning Program on behalf of the Grant Park community. Park Pride awarded the grant from the pool of applicants as an important opportunity to bring attention to a neglected area of one of Atlanta’s most cherished parks. Over the course of seven months in 2018, the community worked with Park Pride to develop the Vision Plan contained in this document.

This document is a record of the outreach, engagement activities and decisions made throughout the park visioning process. It is intended to guide a phased approach to community-driven development of the park in the coming years. Although this plan is a tool for the community, and the non-profit Grant Park Conservancy, it does not have weight of law and should not be seen as a guarantee or promise. Each individual component proposed will need to be separately designed, vetted and legally permitted through the appropriate authorities.

As the oldest major park in the City of Atlanta, Grant Park has a long and varied history. Its complex land uses, as host to Zoo Atlanta and the Cyclorama (until 2015), have led to challenging planning and project management situations, in which the interests of the surrounding neighborhood have often been underrepresented. In 1997, the City of Atlanta Parks and Recreation Department completed a comprehensive plan which prompted the creation of the Grant Park Conservancy and has guided much of the organization’s work over the past 20 years. This visioning effort was intended to supplement that plan (which is increasingly outdated), providing a more focused and detailed approach to the southeast corner of the park, traditionally referred to as the Fort Walker area.

The Grant Park Conservancy has shown proven leadership in fundraising and implementing projects in the park, particularly in recent years. The improvements proposed in this plan will require new scales of funding, however, and the Conservancy is currently moving ahead with a major capital campaign. Fortunately, the surrounding community is experiencing increasing investment—as well as growing awareness of Grant Park’s role as a regional amenity—and the potential for partnerships with the private sector is great.

Of the proposed improvements, some, like the fountain, new paved trail network, and Fort Walker interpretative area, will require significant expenditures and further planning. Others, like new plantings and soft-surface trails, can be initiated in the near-term as volunteer projects, with only minimal financial investment. Since this vision plan’s completion, the community has demonstrated strong interest in shepherding the plan forward, a very encouraging sign.

This plan will be archived, along with all of Park Pride’s Vision Plans, at the Atlanta History Center’s Kenan Research Center.
HISTORIC SOUTHEAST QUADRANT

4

2018 Community Context diagram

The Historic Southeast Quadrant of Grant Park

THE ATLANTA AVENUE

C H E R O K E E A V E N U E

G E O R G I A A V E N U E

B E R N E S T

B O U L E V A R D

U N I T E D

A V E N U E

A T L A N T A A V E N U E

D E L M A R

A T L A N T A B E L T L I N E S O U T H S I D E T R A I L

B O U L E V A R D

The Atlanta Preservation Center is a non-profit historic preservation advocacy organization, housed in the 1856 L.P. Grant house.

The Grant Park Conservancy was established in 1998 to restore, renovate, beautify and maintain the park, which was suffering from growing use and declining maintenance. The current Master Plan (1999), based on the 1904 Olmsted Plan, calls for major renovations and improvements to the park over the next 20 years.

M.L. King Jr. Middle School, an International Baccalaureate candidate school, serves the majority of SE Atlanta neighborhoods. Enrollment: 711

Maynard Holbrook Jackson High School consists of a $20 million three-level complex designed to house 1,400 students, which underwent a major renovation during the 2013-2014 school year. Enrollment: 1205

The Atlanta BeltLine Southside Trail corridor is slated to open as an interim hiking trail in 2019. The 0.3-mile connection between the trail and Grant Park along Boulevard is expected to undergo major improvements within the next few years.

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The Grant Park Farmer’s Market is a popular public market held on Sunday mornings April – December.

The Grant Park Gateway is a 1,000 space 3-story parking deck currently under construction on a former surface parking lot.

Boulevard Crossing Park opened in 2011, the result of land acquisition by the Trust for Public Land, in partnership with the Atlanta BeltLine. The park was the first fully assembled new park along the BeltLine, and currently includes two multiuse playing fields.

Zoo Atlanta has been located in Grant Park since 1889 and continues to be a major city attraction.

Nicholas House is a nonprofit emergency shelter as well as scattered apartment sites for homeless families. It is the only shelter in Atlanta housing homeless families regardless of family composition.

Atlanta Neighborhood Charter Elementary School serves kindergarten through fifth grade students. Enrollment: 403

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Grant Park is the City of Atlanta’s oldest recreational greenspace and the fourth largest— with a history that closely reflects the growth, progress and politics of the city. Its 131.5 acres hold an inimitable place in Atlanta’s urban fabric. Although Grant Park and its neighborhood have faced changes and challenges over the last century and a half, the park has continuously been a major attraction, both on its own, and as the site of Zoo Atlanta, which occupies roughly 40 acres of the park.

Since 1997, Grant Park has been supported by a conservancy which helps to guide and manage its use. Today, the park serves many passive and active recreational purposes, both to the surrounding community of southeast Atlanta, and to the entire metro area. Balancing the park’s important historical attributes with new technological and social elements remains a constant effort. Looking ahead, the Grant Park Conservancy is poised to lead the park to new levels of accessibility, beauty, safety, and overall value as it continues to serve an ever-growing number of patrons.

**Context**

The neighborhood of Grant Park is currently home to approximately 9000 people. It is bisected east to west near its northern end by Interstate 20, and north to south by Boulevard SE. The Atlanta Beltline currently home to approximately 9000 people. It is bisected east to west near its northern end by Interstate 20, and north to south by Boulevard SE. The Atlanta Beltline

Grant Park’s history officially begins in 1882, when Lemuel P. Grant, an engineer and railroad magnate, donated 100 acres to the city stipulating that “the land should be used for park purposes for all Atlantans.”

Grant’s inclusive language has been lauded for its progressive stance and effort towards racial reconciliation in the post-Civil War era. More than two decades prior to his donation, in 1856, Grant had built a mansion for his family just a couple miles southeast of the city center, on the rolling, oak-covered hills where he owned several hundred acres. During the Civil War, Grant supported the Confederacy and oversaw the construction of earthen fortifications in the area. The remnants of one, a battery named Fort Walker, still remain in the southeast corner of the park, the only surviving piece of Civil War-infrastructure of its kind left in Atlanta.

The Grant mansion was spared during the destruction of the Civil War, and by the early 1880s the land around the mansion was becoming popular with locals as a rural, recreational getaway from the rapidly growing downtown. Grant donated the park’s initial 100 acres with the encouragement of his friend Sidney Root, who oversaw the early design for the park, including the construction of a few stone bridges. The park officially opened in May 1883, and Root was named the city’s first parks commissioner.

Around the same time that he donated the land, Grant began developing and selling parcels in the area. Many fine Victorian mansions, and later, Craftsman bungalows, were built on the streets surrounding the park and the Grant Park neighborhood rapidly attracted a diverse array of Atlanta’s middle and upper-class citizens, including a large Jewish population west of the park along Atlanta Avenue.

In the two decades following the park’s creation the surrounding neighborhood flourished, with new streetcar lines providing convenient service to the city center. The park also saw many changes, with 44 more acres added to the north side in 1890, as well as many new amenities, including a long slender lake popular for boating, a Victorian boathouse, a pavilion, and a concession building. In 1889, animals from a failed circus were donated to the city and the southern end of Grant Park was chosen as the site of a new zoo. In 1901, a round building was built along Cherokee Avenue to house the “Battle of Atlanta,” a massive 360-degree painting of the Civil War battle for the city.

Amidst the rapidly growing city and increasing usage of the park, the Olmsted Brothers landscape architecture firm was contracted in 1903 to create a comprehensive plan for the park. A year later, John C. Olmsted released initial plans intended to make the park more naturalistic, including reshaping and expanding Lake Abana, adding new vegetation (especially small trees, shrubs and groundcovers), and revising the existing circulation system to fully separate the carriageways from pedestrian use and provide a more extensive and refined pedestrian network. The expansion of the lake is the only known aspect of the plan that was carried out at this time, before a new administration interrupted the firm’s work.

During the following five years, the new park board proceeded to make many changes in the park against the pleas of the parks superintendent and the prior Olmsted recommendations. New entrances were added at Ormewood and Confederate avenues and at the southeast corner of South Boulevard (now Boulevard SE) and Atlanta Avenue. One of the most impactful changes was construction of a sewer line through the valley of the park which significantly dried up the six springs and brook, which had flowed into the lake.

When John C. Olmsted returned in 1909 to continue planning he was dismayed by the changes. However, he completed a planting plan, pedestrian circulation plan, and designs for a field house, ball field and tennis courts, which were released in 1911-12. Only the ball field and tennis courts were implemented. He also redesigned the formal garden near Berne Street but there is no record it was constructed. In 1916, the Atlanta City Council formally adopted the Olmsted firm’s master plan for the park which officially ended their involvement, with “little that [they] proposed for the park ever carried out.”1

1 continued on page 8
<table>
<thead>
<tr>
<th>Year</th>
<th>Event</th>
</tr>
</thead>
<tbody>
<tr>
<td>1860</td>
<td>The War Department assigned Captain Lemuel P. Grant of the Confederate Corps of Engineers the task of designing and building the defensive fortifications. Grant, by offering owners $25 a month, employed enough slaves to bring the work force to the level needed to tear down homes and barns, clear woods, move earth, and build the fortifications at a brisk pace. By April 1864 an elaborate earthwork cordon surrounded Atlanta, consisting of elevated artillery positions (“forts”) connected to each other and fortified by infantry trenches, rifle pits, and closely-packed, sharpened obstacles designed to deter enemy assaults.</td>
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<tr>
<td>1864</td>
<td>The landscape near Fort Walker at Atlanta's Line of Defenses, 1864, and right, detail a sketch of the battery designed by Atlanta Engineer L.P. Grant.</td>
</tr>
<tr>
<td>1883</td>
<td>In 1883, Lemuel Pratt Grant, donated 100 acres of his approximately 600-acre property to the City of Atlanta for a park. The 5E Quadrant, including Fort Walker, was 8.6 of these original 100 acres. Another 430 acres were subdivided to become Grant Park neighborhood. Root supervised the construction and early design of the park, which cost the City $5500.</td>
</tr>
<tr>
<td>1884</td>
<td>The Atlanta Municipal Zoo opened and became a regional attraction.</td>
</tr>
<tr>
<td>1889</td>
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In 1961, a 35-foot tower was built above Grant Park at Fort Walker. Designed by City of Atlanta architect Fred Shoup, the tower was built for $16,300 and opened to the public July 4, 1961.

In 1999, Grant Park Master Plan issued from the City of Atlanta with recommendations for Fort Walker.

Grant Park, Atlanta's engineer L.P. Grant.

Atlanta's population: 9,554 (1 in 5 was enslaved).

Atlanta's population: 21,789.

Atlanta's population: 497,000.

Atlanta's population: 420,000.

By 2015, the population of Grant Park has grown to 9,428 (about the size of the entire City of Atlanta in 1860).

1864, The landscape near Fort Walker at 1860 1870 1880 1890 1900 1910 1920 1930 1940

1860 Census

1870 Census

1880 Census

1890 Census

The War Department assigned Captain Lemuel P. Grant of the Confederate Corps of Engineers the task of designing and building the defensive line of Forts. The line of defenses was designed to deter enemy assaults. It consisted of infantry trenches, rifle pits, and closely-packed, sharpened obstacles of elevated artillery positions (“forts”) connected to each other and fronted by large earthen batteries. By April 1864 an elaborate earthwork cordon encircled Atlanta, consisting of slaves to bring the work force to the level needed to tear down homes and fortifications. Grant, by offering owners $25 a month, employed enough slaves to complete the task.

1916-17, Grant Park’s Milliege Triangle is restored at Cherokee Avenue

1917, Cyclorama is moved to the Atlanta History Center

In 1883, Sidney Root, a friend to L.P. Grant, became Atlanta’s first park commissioner and encouraged the construction and early design of the park neighborhood. Root supervised the development of 2,000 acres, which cost the City $3500. The City of Atlanta property to the approximately 100 acres of his property to the City of Atlanta. In 1884, he formed the Grant Grant, by offering owners $25 a month, employed enough slaves to complete the task.

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Context, continued from page 5

Despite the lack of implementation of the Olmsted plan, the park was a thriving place in the 1910s and ’20s. In 1921, a new marble Cyclorama building was constructed close to the Zoo entrance, establishing the park’s southern side as a tourist destination. Four granite entry gateways were added in the late 1920s, along with a circular gazebo with stone columns in the park’s center.

From 1930 to the early 1960s, changes to the park continued to occur without regard to the Olmsted plan or in keeping with the park’s early architectural character. Major changes included paving the roads and grading and expansion of the ball fields, the latter leading to steep slopes around the northern field. In the mid-1950s, the Boulevard parking lot was constructed to accommodate a significant eastward expansion of the zoo. In 1961, a 35-foot observation tower was constructed at Fort Walker at the request of Mayor William B. Hartsfield to provide panoramic views of the area. The tower was removed in the 1980s.

As the Civil Rights Movement began to bring change to the South in the 1960s, Grant Park, like much of Atlanta, suffered from a lack of progressive leadership. Lake Abana, and the large pool adjoining it, which had long operated as a “whites-only” facility was filled in, rather than be integrated. The Cherokee Parking lot was shortly added in its place, resulting in significant tree loss. The Grant Park neighborhood also declined at this time, as the northern field. In the mid-1950s, the Boulevard parking lot was constructed to accommodate a significant eastward expansion of the zoo. In 1961, a 35-foot observation tower was constructed at Fort Walker at the request of Mayor William B. Hartsfield to provide panoramic views of the area. The tower was removed in the 1980s.

Significant re-investment and revitalization of The Grant Park neighborhood continued through the 1990s. Two large new pavilions were added near the original gazebo. In 1997, the park hosted the Atlanta Jazz Festival, with over 100,000 attendees. Unfortunately, all this renewed activity was taking a toll on the park. In an effort to address the challenges of overuse, the city, in partnership with the neighborhood association, commenced with a new Master Plan for the park. It was at this time that the Grant Park Conservancy was also formed.

Over the last 20 years, the conservancy has led many efforts to beautify and improve the park. Major developments include new lights along the road in the northern section and the complete restoration of the Milledge Avenue fountain and its plaza area. The city parks department has also made significant changes, particularly since 2014, moving the “Battle of Atlanta” painting out of the park and ceding six acres of park land, including the Cyclorama building, for a zoo expansion.

Currently, a 1000-space parking deck known as the Gateway is under construction in the footprint of the former Boulevard surface lot. The deck created much controversy as it resulted in the removal of many mature trees.

Historic SE Quadrant (Fort Walker Area)

The Historic Southeast Quadrant—also known as the Fort Walker area—is the focus of this visioning plan. Twenty years before the site became a park, the Fort Walker area was a primarily north-south direction has been reshaped over time. Originally, it curved to the west along the park’s southern edge of Atlanta Avenue but now terminates at the stone columns entrance way at Boulevard and Atlanta Ave. On its northern side, the road formerly continued up to Berne Street, but was later merged into the Boulevard parking lot in the 1950s.

The elevation of the Fort Walker area (the highest point in the park at 1.050 feet) also provides a long-cherished viewpoint.

The historic value of the fort has been recognized throughout the park’s history, with its preservation a consistent goal of park plans. Its commemoration as a Confederate site has been a consistent, though inadequately represented, feature over the years. Beginning in the late 1800s, cannons were returned to the site of the fort along with a granite memorial to General W.H.T. Walker. In 1915, “The Texas,” a steam locomotive famous for its involvement in a dramatic Civil War race with “The General,” was moved to the Fort Walker area. It was relocated to the Cyclorama building in 1927. The cannons, popular over the years for photo shoots, were vandalized and ultimately removed in the 1970s. Currently, only a 1950s-era Georgia Historical Marker near the entrance columns provides historical information on the site.

The road which snakes through the area in a primarily north-south direction has been reshaped over time. Originally, it curved to the west along the park’s southern edge of Atlanta Avenue but now terminates at the stone columns entrance way at Boulevard and Atlanta Ave. On its northern side, the road formerly continued up to Berne Street, but was later merged into the Boulevard parking lot in the 1950s.

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of the Georgia state capitol building and downtown skyline. John C. Olmsted recommended the removal of large trees which would obstruct the view, and “he even suggested that a vista tower, masked by evergreen trees, be constructed to provide a panoramic view.”  

1. Beveridge, Charles E. (1999) The Olmsted Firm and L.P. Grant Park. In Grant Park Master Plan (p. 3). Published by City of Atlanta, Department of Parks and Recreation and Cultural Affairs
Existing Conditions

Canopy
The southeastern quadrant of Grant Park sits quietly just east of Zoo Atlanta and south of the Gateway parking facility—currently under construction. It is a narrow slice of park with rolling slopes shaded by mature hardwood trees. This mature canopy of oaks, maples, and hickories is one of Grant Park’s most valued and valuable features, and one that must be protected during any park improvements. Storms, construction and simple aging, however, take their toll on the trees. Continued attention to a canopy replacement schedule is essential.

SW Entrance
One of Grant Park’s grand entrances, complete with massive granite columns flanking the wide, paved pedestrian walkway (former carriage path) welcomes visitors from the southeastern side of the park. Although the vehicular traffic into the park is blocked by bollards, these are set back in a way that does not prevent vehicles from driving across the sidewalk as they turn onto Atlanta Avenue. This and the lack of a raised curb makes the pedestrian/vehicular intersection at Boulevard and Atlanta Avenue confusing and potentially dangerous.

Dabney’s Hill and Fort Walker
The highest point within the park lies within the southeast quadrant. Historically known as Dabney’s Hill, the point is 1040 feet above sea level (Atlanta’s highest point is in the Castleberry Hill neighborhood on Walker Street). The vantage point at Dabney’s Hill played a key role during the Civil War as part
of a fortified line of defenses. Battery “R,” later named “Fort Walker” in honor of slain Major General William H.T. Walker, is the last remnant of an earthen and walled system of fortifications built to protect Atlanta in 1863. The fortifications were designed by Colonel L. P. Grant on land he would later donate to the City for use as a park. Now, only the terraced embankments remain as a visible sign of the Battle of Atlanta. Many of Grant Park’s residents and visitors are unaware of the history of this oddly-shaped hillside. The embankments are currently kept in lawn and mown. There is a single monument with a canon and plaque; various loose paver stones are scattered on the site.

**Existing Parking Lot**
The south end of the existing surface parking lot off Boulevard is being used as a staging area during construction of the Gateway parking facility (see page 8-9). A settlement between residents and the City of Atlanta states that this end of the parking lot will be returned to greenspace. It is currently a sloping, three-tiered paved lot with grassed medians between parking rows. There are a number of trees along the street and within the medians that are significant to the canopy and overall integrity of the park (see tree plan, page 9), particularly a 32” white oak, a 21” red maple, a 17” sycamore, and a 16” red maple.

**Sidewalks**
Sidewalks along Boulevard and Atlanta Avenue are approximately 4’ wide and separated from the streets by either a 6” curb or narrow strip of grass. The sidewalks are obstructed in several places by infrastructure such as utility poles, signage, and traffic signal boxes. Crosswalks leading to the park across Boulevard and Atlanta Avenue are painted on the existing asphalt but not elevated. Speed is limited to 35 mph on Boulevard but the street is heavily traveled.

**Neighbors**
This part of Grant Park is surrounded by residential homes on the east and south sides. On the east side of Boulevard at Delmar Avenue, is Nicholas House, a shelter serving families in need.
Community Engagement

Park Pride’s mission is to engage communities to activate the power of parks. In service of this mission, two vision plans are offered free-of-charge to City of Atlanta parks every year through a competitive application process. The vision plan is a conceptual master plan and comprehensive report for the park, produced to professional landscape design standards. Park Pride visioning staff facilitates public engagement process for the community group awarded the visioning, and the community feedback collected informs and guides the creation of the vision plan. This plan can then be used by community groups to fundraise and advocate for desired improvements in the park. In some cases, the vision plan helps to create a completely new park.

In Spring of 2018, the Grant Park Conservancy was awarded a park visioning for the Fort Walker area of Grant Park, south of the Gateway parking deck project and east of Zoo Atlanta. The Grant Park Conservancy was interested in bringing attention to this section of the park, as it had seen very few of the suggested improvements from the 1999 Grant Park Master Plan, and the construction of the Gateway had resulted in the loss of numerous trees, which had distressed many neighbors. Additionally, the Conservancy was anticipating increased usage of this area of the park due to the construction of the Gateway as well as the impending construction of the BeltLine Southside trail.

Steering Committee

The Visioning Process was led by a volunteer steering committee of dedicated park users and neighbors, including Conservancy staff, Zoo staff, and representatives from Atlanta Public Schools, Historic Oakland Foundation Atlanta Neighborhood Charter School, Viridis Garden Design, Grant Park Neighborhood Association, Grant Park Parents Network, and Atlanta Preservation Center staff, assembled by general invitation extended to current park users. The Steering Committee achieved broad representation of skills and interests across the park. Members were all passionate about the importance of the Fort Walker area and its potential to bring the community together. Between March and October of 2018 the steering committee met monthly, guiding the process, reviewing community input, preparing materials and vetting results. They were charged with representing their constituencies and the voices of the broader communities surrounding the park.

Park visioning kicked off on March 19, 2018, with the first steering committee meeting, which was attended by 16 community members and leaders. The park visioning scope was discussed at this meeting, and a project schedule was developed, centered on four public meetings. Steering committee meetings were typically held at the Atlanta Preservation Center’s offices in the LP Grant home.
During the second Steering Committee meeting, a survey was created to collect data from the community on potential park improvements. The survey was posted online, and paper copies were distributed at local businesses, the park’s recreation center, and provided by the steering committee to anyone interested. Steering Committee member Jason Winston created and managed a Facebook group for the visioning process which shared the survey and updates throughout the process.

Survey

A survey, in both paper and digital formats, was used to capture public input. In all, 538 people responded to the Historic SE

2018 Park Visioning Schedule

PUBLIC MEETING 1
Big Ideas Meeting
Sunday, June 10, 9:30-11am
Fort Walker (611 Boulevard)
Both location will be at the
Civic School (STI Boulevard)

PUBLIC MEETING 2
Design Workshop
Wednesday, July 11, 7-8am
at the Civic School (STI Boulevard)

PUBLIC MEETING 3
Preliminary Plan Review
August 25/26, All Day
at Summer Shade Festival

PUBLIC MEETING 4
Final Plan Presentation
Saturday, Sept 22, 9-10am
at the Civic School (STI Boulevard)

Tear off and save this schedule!

Read the list below and select the TOP 3 challenges facing the Historic SE Quadrant of Grant Park.
(select ONLY THREE)

- Access
- Safety
- Lack of amenities
- Overuse
- Urban camping/homelessness
- Interpretation/education of Civil War history
- Historic preservation
- Loss of open space
- Loss of tree canopy
- Increased traffic

What programming (activities) would you like to see offered in the Historic SE Quadrant of Grant Park?
(check all that apply)

- I would like to see more public events like festivals, concerts, etc.
- I would like to see an improvement of natural features like trees & wildlife
- I would like to see more recreation & activities for children & families
- I would like to see more creative uses like performance, art, or sculpture
- I would like to see more historic interpretation/education
- I would like to see more opportunities for passive uses like walking, reading and sitting
- I would like to see more accommodation for people with disabilities
- I would like to see more opportunities for people with limited mobility

Would you be willing to donate money to help improve the Historic SE Quadrant of Grant Park?

- Yes
- No
- Not sure/Depends

Why do you visit the Historic SE Quadrant of Grant Park? (select all that apply)

- I go to walk my dog
- I go to relax/be in nature
- I go to learn about Civil War history
- I go to play/buy my kids to play
- I go to gather in this area
- I walk through on my way to somewhere else (write where you’re going)
- I enjoy the view of Atlanta’s skyline from the highest point in Grant Park
- I go to run, walk, or exercise in an outdoor space
- Other - Write in

Do you know that a Civil War fortification (Fort Walker) exists in the Historic SE Quadrant of Grant Park?

- Yes
- No

Do you have an idea for broad themes to explore in the interpretation/education of this site, including the Civil War site?

- Historical/Interpretative
- Play/Active
- Natural/Environment
- Creative/Artistic
- Other

Contact Information (This will be kept confidential)
Your Name _____________________________________________
Email __________________________________________________

Is it ok to contact you with updates about the Park Visioning process?

- Yes, you can e-mail me
- No, please leave me off distribution lists

This Park Visioning exercise is only focused on the Historic SE Quadrant of Grant Park (near the intersection of Boulevard and Atlanta Avenue). On a scale from 1 to 5, how familiar are you with the Historic SE Quadrant of Grant Park?

- Not at all
- Somewhat
- Familiar
- Very familiar

How often do you visit the Historic SE Quadrant of Grant Park? (select one)

- Daily
- Weekly
- Occasionally
- Only once or twice a year
- I’ve only ever been there once
- I’ve never been there

How far do you live from the Historic SE Quadrant of Grant Park? (select one)

- I live or work right next to that part of the park
- I live close enough that I can walk or bike to that part of the park
- I have to drive to that part of the park, but it takes less than 10 mins
- I have to drive to that part of the park, and it takes longer than 10 mins

The double-sided community survey that was distributed in paper format as well as online.
Quadrant of Grant Park survey, providing results that represented neighborhood interests and priorities.

Results (summarized below) strongly correlated with the Grant Park Conservancy’s initial beliefs, as respondents indicated that their primary concern in the area was the loss of tree canopy, followed by concern surrounding increased traffic. These concerns were carried over into goals, with the primary interest being to “Preserve and enhance tree canopy”. Other high-ranking goals included improving the passive recreation amenities (for walking, reading and sitting), improving the connection to the nearby BeltLine, and more preservation and interpretation of the area’s historic elements.
Public Meetings

A series of four public meetings form the basis of the Visioning Process, giving the community opportunity to provide input—from the initial ideas through to conceptual plans. Each public meeting is structured differently: the first public meeting is a brainstorming session where every idea is encouraged, from the smallest upgrade to the grandest dream. The second public meeting is organized as a design workshop. This is when ideas begin to take physical form. Participants are encouraged to draw and experiment with scale-shapes on base maps, while the visioning team offers realistic expectations about what is possible based on time and fiscal budgets. The second meeting concludes with a consensus on the general ideas and then the Visioning team hits the drawing boards to come up with two draft concepts. These concepts are first reviewed by the steering committee, then presented for community review at the third public meeting. Finally, armed with input from the community and Steering Committee, Park Pride’s Visioning Team develops a final conceptual Vision Plan. This plan is presented for review at the fourth public meeting. A list of projects are also ranked as a step-wise way of prioritizing the Vision Plan’s goals.

Public Meeting 1

The first public meeting was held in the Fort Walker area of Grant Park on Sunday, June 10. Community members were encouraged to share their experience with the southeast quadrant of the park, particularly in light of the ongoing construction of the Gateway, and to think about ways the Visioning Process could reinvigorate and strengthen the area’s connection to the rest of the park and the surrounding neighborhoods.

Many historical exhibits and maps were presented to provide context for how the area has evolved over the years, including various plans which were not implemented.

There were approximately 50 residents in attendance, and Steering Committee members led small group sessions in which initial ideas and dreams for the quadrant were collected.

Some key points emerged from the group sessions: the leading concern expressed was protection and improvement of the tree canopy. In addition to the desire for tree preservation and planting, many attendees expressed an overall desire to minimize programming in the area and maintain its pastoral, calm, and relaxing environment. Another primary issue was preservation and improvement of the Fort Walker historic grounds. There was broad consensus that more interpretive materials, including complete and accurate information about the effects of the war and fort on all nearby residents—including the enslaved people who constructed the fort—were desired. Finally, there was widespread agreement that ensuring safe and sensible pedestrian and bike movement through the area, from
the Boulevard entrance through to the rest of the park, was a necessary and vital component of any plan.

Public Meeting 2
Around 50 residents gathered at The Circus School, 575 Boulevard SE, for the second public meeting on Wednesday, July 11. Many maps, from close-ups of important intersections to the full quadrant and its surroundings, plus topographic models, were laid out on tables and participants were asked to write down, sketch, or somehow represent their designs, ideas and dreams for the area. Local TV news station WSB covered the meeting for a brief profile which aired in the following weeks.

Public Meeting 3
The annual Grant Park Summer Shade Festival is a 2-day celebration of music and arts in Grant Park hosted by the Grant Park Conservancy, held this year on August 25th and 26th. The Visioning team chose to take advantage of this popular community event by securing a booth and presenting the draft vision plans throughout the 2-day festival. The two plans were displayed along with other contextual materials and the results of the initial survey. Steering committee members filled shifts to answer questions and explain the process. Feedback forms were provided to anyone interested (Grant Park resident or not) allowing them to review and make comments on each design; 124 forms were returned. Public input was compiled and reviewed by the Steering Committee at the following meeting and the comments were used to shape the final conceptual plan.

Public Meeting 4
The final conceptual plan was presented on Saturday, September 22, 2018 at the fourth public meeting, held at The Circus School. Around 20 people attended to review and give feedback on the plan. Feedback forms provided a list of projects for participants to rank in order of priority for implementation. Key features of the final Vision Concept are detailed in the following section of this document.
Preliminary Plan — Concept 1

1. New Entrance to Zoo Atlanta (planned)
2. Drop-off circle (similar to Piedmont Park)
3. Lighting along multi-use trail
4. Native grass plantings along edges of earthworks
5. Stone seating circle
6. Gateway Project (under construction)
7. Replace parking with walkway and pastoral landscape
8. Interpretive plaza
9. Bas-relief concrete screening
10. Repave entrance, restore columns & protect with bollards
11. Remove existing parking lot entry, drive & plant trees
12. Repurpose parking with walkway and pastoral landscape

HISTORIC SOUTHEAST QUADRANT
PRELIMINARY PLAN—CONCEPT 1

2018 VISION PLAN
• PUBLIC CONCEPT REVIEW & COMMENT
Children’s Holocaust Memorial Project

Sunken plaza with water feature to soften noise

New Entrance to Zoo Atlanta (planned)

Native grasses planted to protect slopes of Fort Walker

Existing winding pedestrian path with lighting

Long benches along paved pedestrian/bikeway

Gateway Project (under construction)

Alternative walking path away from street

Native grasses planted to protect slopes of Fort Walker

Slate chip trail through woodland with benches

Evergreen tree planting to screen traffic

Existing entrance retained but with restricted access

Cobblestone separation between pedestrians and bikeway

Plantings around column bases

Preliminary Plan — Concept 2
Proposed Projects for the Historic SE Quadrant of Grant Park

- **Footpaths** supplement wider pedestrian ways
- **Stone seating ring** feature on woodland trail
- **Native plantings** around columns at southeastern entrance
Final Vision Plan

Key Features of the Final Vision Concept
The final Vision Plan proposes improvements to the park that will enhance pedestrian safety, providing places for passive enjoyment while restoring and enhancing growing conditions for the park’s present and future canopy trees. The Plan was divided into projects (see diagram on the previous page) that are described below. The full Vision Plan is also provided on the folded insert following this section.

The former parking lot
Starting from the north end of the project area—currently the south end of the Boulevard SE parking lot—this area will be the most transformed. Plans include removal of all existing pavement including the entrance road into the parking lot. Soil restoration—aeration and other measures to ameliorate compaction—will occur in areas previously paved. The former parking lot will be graded to soften and smooth the tiered terraces, while protecting the root systems of large, healthy existing trees (see trees indicated on plan). Removing the pavement of the parking lot and—importantly, removing the entrance lane off Boulevard—rather than covering the pavement with soil or leaving it as is, will allow for stormwater infiltration on the site, as well as increased natural organic content and nutrient availability in the soils. All of these factors contribute to more favorable growing conditions for trees and other plants in the park. The site will then be able to support new trees that can become the park’s canopy for future generations.

Fountain plaza and pedestrian paths
This former parking lot will become tree-shaded rolling hills traversed by pedestrian walkways. One of the most popular additions to the SE Quadrant among the community, is the fountain plaza. Sited on what is now pavement, the plaza forms a point of transition between the mature rolling hills of the SE Quadrant and the newly formed greenspace. The
fountain will provide a restful and relaxing gathering spot on the eastern side of Grant Park, quieting the sounds of nearby streets. From this spot, park-goers will also enjoy a panoramic view of the Atlanta skyline and find an easily identifiable meeting spot within the park. While steps and sloped walkways are necessary because of the site’s topography, efforts should be made to provide an ADA accessible path from the Gateway parking structure to the fountain and toward Fort Walker beyond.

**Improvements to the SE Quadrant**

The rolling slopes and grand canopy of the rest of the SE Quadrant will receive updates that will enhance safety and usability while highlighting one of the last remaining segments of the earthen line of defense that protected Atlanta during the Civil War.

**Lighting** in a historically appropriate style will be added along the length of the pedestrian road from Atlanta Avenue to the Gateway. Other similarly-styled furnishings will be added along this paved route, including benches and trash receptacles.

The lawn and tree canopy will remain largely unchanged with the exception of general maintenance and replacement of any damaged furnishings. Efforts will be made to restore the light fixtures that originally topped the park’s SE entrance columns.

The former carriageway will be supplemented by new, smaller footpaths, similar to the 1903 plan proposed by the Olmsted Brothers. One design principle that they considered essential was the separation of pedestrian and vehicular (carriages at that time) traffic. This led to a hierarchy of trails and wider carriageways curving through the park. Today, vehicular traffic is only allowed on the carriageways in special or emergency circumstances. A new footpath is also proposed starting from Atlanta Avenue and winding northward along the zoo fence. This shaded trail features prime habitat for songbirds and walkers seeking a quiet environment. Along the path, a stone seating circle in the tradition of a ‘council ring,’ could be a place to gather in this wooded area.

One of the areas in the SE Quadrant that was seen as underutilized by the community is the Atlanta Avenue road frontage and the fenceline separating the quadrant from the Atlanta Zoo. Currently the zoo is separated by a chainlink fence covered in either unmanaged vegetation or worn black construction fabric. Multiple community members requested attention to the neighborhood side of this fence during the Visioning process.

**Atlanta Ave, Boulevard SE entrance**

Improvements requested for Atlanta Avenue include widening the sidewalk along the street to 10 feet wide to provide greater separation between vehicular traffic and pedestrians.

Residents also requested the relocation of the bus stop, now located approximately 300 feet from the Boulevard SE/Atlanta Avenue corner, be moved further west on Atlanta Avenue to prevent traffic from stacking up at intersection. It is proposed that the stop be upgraded with a shelter.
and bench that would coincide with the new woodland footpath leading into the park. The trees in this area would be trimmed and underbrush removed to provide greater visibility on the path and at the bus stop.

The corner of Boulevard SE and Atlanta Avenue is in need of work to limit vehicular traffic and provide safe access to pedestrians. Currently there is no curb between the streets and the carriage road and the existing bollards are set back into the park. These prevent vehicular entry but do not prevent vehicles from driving over the curb as they round the corner from Boulevard SE onto Atlanta Avenue. A raised curb and bollards along the edge are proposed for pedestrian safety. If traffic continues to increase, a traffic study is recommended to determine if a pedestrian scramble intersection could be beneficial.

Additional beautification efforts are proposed at the SE entrance to Grant Park at Boulevard SE and Atlanta Avenue. Native perennial shrubs and perennial plantings around the column bases could minimize erosion and clay splash, plus add seasonal color to this major park entrance, to welcome residents as well as Atlanta BeltLine users in the near future.

**Fort Walker**

Historic Fort Walker has been through many cycles of improvements and neglect. It is currently cleared of all ornamentation except for a single monument topped with a cannon. There is one interpretive sign along the carriage road, and the terraced slopes are maintained as lawn with shrubs on the steeper slope along Boulevard. A chainlink fence separates the site from Boulevard atop a stone retaining wall. Paving stones formerly arranged in a cross-like shape are becoming buried under grass and accumulating soil. These stones were not part of the original battery. The Visioning process revealed that many visitors do not know the significance of Fort Walker or even of its existence. Interpretive/educational signage is proposed to explore the history of the site, who built it, and how it was named. Improvements are suggested to the paving and the entrance from the carriage road. Native grass plantings are suggested to protect the terraced slopes from foot traffic and erosion.
**2018 Vision Plan**

**Historic Southeastern Quadrant**
Grant Park

- **ADA compliant paved pathway through to fountain plaza**
- **Gateway Project (under construction)**
- **Indication of existing trees to be saved**
- **Indication of new trees to increase canopy**
- **Fountain plaza with seatwalls and views of skyline**
- **Plaza with educational signs describing the history of Fort Waker**
- **Raised curb and bollards to protect pedestrian walkway**
- **Plantings at columns, southeastern main entry**
- **Native grass plantings to protect slopes of Fort Walker**
- **System of soft-surface trails through woodland with benches**
- **Lighting and benches added to primary paved multi-use path**
- **Upgrades to fencing between Zoo Atlanta and park**
- **Daffodil Garden**
- **Stone seating ring feature on woodland trail**
- **Indication of existing trees to be saved**
- **Indication of new trees to increase canopy**
- **Historic Southeastern Quadrant**
- **Grant Park**
- **ATLANTA AVE**
- **ORMEWOOD**
- **2018 Vision Plan**

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**Vision Plan**

**Historic Southeastern Quadrant**
Grant Park
Intentionally Blank
The Steering Committee at Fort Walker
Projects & Budget

This vision plan for the Historic Southeast Quadrant of Grant Park is intended to guide community-based advocacy and development of the park in a phased approach. At the final community meeting, attendees ranked projects in order of priority (see table below) to guide fundraising efforts and order of implementation.

The budgets presented on the following pages are intended to provide a starting point for fundraising and advocacy efforts and were compiled without the benefit of detailed design, survey, geotechnical, and other site conditions, which may change significantly the cost of any project. Park Pride makes no guarantee or warranty as to their accuracy.

It is worth noting here that Park Pride provides matching grants for community-led park improvement projects, and should be considered as a potential source of funds for community initiatives in Grant Park.

Report of Priorities for the Historic SE Quadrant of Grant Park

<table>
<thead>
<tr>
<th>Item</th>
<th>Overall Rank</th>
<th>Rank Distribution</th>
<th>Score</th>
</tr>
</thead>
<tbody>
<tr>
<td>Convert surface parking to forested meadow with sidewalks and new and existing trees</td>
<td>1</td>
<td></td>
<td>274</td>
</tr>
<tr>
<td>Fountain plaza</td>
<td>2</td>
<td></td>
<td>206</td>
</tr>
<tr>
<td>Lighting and benches along existing paved pathway</td>
<td>3</td>
<td></td>
<td>173</td>
</tr>
<tr>
<td>Pavers at park entrance with curb and bullards</td>
<td>4</td>
<td></td>
<td>161</td>
</tr>
<tr>
<td>Daffodil garden</td>
<td>5</td>
<td></td>
<td>160</td>
</tr>
<tr>
<td>Plaza with educational signs at Fort Walker</td>
<td>6</td>
<td></td>
<td>159</td>
</tr>
<tr>
<td>Improved screening of Zoo Atlanta facilities</td>
<td>7</td>
<td></td>
<td>150</td>
</tr>
<tr>
<td>Native grass plantings on Ft. Walker slope</td>
<td>8</td>
<td></td>
<td>141</td>
</tr>
<tr>
<td>Soft surface trails with seating</td>
<td>9</td>
<td></td>
<td>132</td>
</tr>
<tr>
<td>Ten-foot sidewalk along Atlanta Ave with stairway connection into park</td>
<td>10</td>
<td></td>
<td>122</td>
</tr>
<tr>
<td>Improve MARTA bus stop on Atlanta Ave</td>
<td>11</td>
<td></td>
<td>76</td>
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</table>
**CONVERT SURFACE PARKING TO FORESTED MEADOW WITH SIDEWALKS AND NEW AND EXISTING TREES**

This estimate is based on the assumption that new parks cost about $750k per acre.

<table>
<thead>
<tr>
<th>Item</th>
<th>Unit</th>
<th>Qty</th>
<th>Cost/Unit</th>
<th>Extended Cost</th>
<th>Notes</th>
</tr>
</thead>
<tbody>
<tr>
<td>Selective demolition of asphalt parking, mass grading where possible,</td>
<td>AC</td>
<td>2</td>
<td>$750,000.00</td>
<td>$1,500,000</td>
<td>At the time of this writing, Winter Johnson Construction Group is mobilized onsite to construct the parking deck. It is advisable to pursue fundraising now so that they can construct the park as they wrap up deck construction. This will avoid a second contractor mobilization and save money.</td>
</tr>
<tr>
<td>lighting, concrete paving, stairs with handrails, tree planting,</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>benches, bicycle racks, and new sod</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Design &amp; Engineering</td>
<td>Percent</td>
<td>15%</td>
<td>$225,000.00</td>
<td>$225,000</td>
<td>Expect to pay between 10-15% of projected project costs</td>
</tr>
<tr>
<td>Contingency (15%)</td>
<td>Percent</td>
<td>15%</td>
<td>$225,000.00</td>
<td>$225,000</td>
<td></td>
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<tr>
<td><strong>TOTAL</strong></td>
<td></td>
<td></td>
<td></td>
<td><strong>$2.0 MILLION</strong></td>
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**FOUNTAIN PLAZA**

This is an additional cost to the parking lot conversion.

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<tr>
<th>Item</th>
<th>Unit</th>
<th>Qty</th>
<th>Cost/Unit</th>
<th>Extended Cost</th>
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</tr>
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<tr>
<td>20' diameter fountain</td>
<td>ALLOW</td>
<td>1</td>
<td>$25,000.00</td>
<td>$25,000</td>
<td></td>
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<tr>
<td>Water service</td>
<td>ALLOW</td>
<td>1</td>
<td>$10,000.00</td>
<td>$10,000</td>
<td></td>
</tr>
<tr>
<td>Pavestone Plaza</td>
<td>SF</td>
<td>2500</td>
<td>$54.00</td>
<td>$135,000</td>
<td>Assume granite cobblestones 4&quot;x8&quot;x4&quot;</td>
</tr>
<tr>
<td>Mortared Stone Seat/Retaining Walls</td>
<td>SF</td>
<td>210</td>
<td>$111.00</td>
<td>$23,310</td>
<td>Including excavation, concrete footing and stone 3' below grade. Price is exposed face area</td>
</tr>
<tr>
<td>Design &amp; Engineering</td>
<td>Percent</td>
<td>15%</td>
<td>$28,996.50</td>
<td>$28,997</td>
<td>Expect to pay between 10-15% of projected project costs</td>
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<td>Contingency (15%)</td>
<td>Percent</td>
<td>15%</td>
<td>$28,996.50</td>
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<tr>
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<td><strong>$251,303</strong></td>
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### IMPROVEMENTS TO EXISTING CARRIAGEWAY ONLY

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<tr>
<th>Item</th>
<th>Unit</th>
<th>Qty</th>
<th>Cost/Unit</th>
<th>Extended Cost</th>
<th>Notes</th>
</tr>
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<tbody>
<tr>
<td>Benches</td>
<td>EA</td>
<td>10</td>
<td>$3,600.00</td>
<td>$36,000</td>
<td>Delivered &amp; installed with concrete pads</td>
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<tr>
<td>Electrical service/wiring</td>
<td>ALLOW</td>
<td>1</td>
<td>$200,000.00</td>
<td>$200,000</td>
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<tr>
<td>Pedestrian lights</td>
<td>EA</td>
<td>17</td>
<td>$5,000.00</td>
<td>$85,000</td>
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<td>Design &amp; Engineering</td>
<td>Percent</td>
<td>15%</td>
<td>$48,150.00</td>
<td>$48,150</td>
<td>Est. 10-15% of projected project costs</td>
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<tr>
<td>Contingency (15%)</td>
<td>Percent</td>
<td>15%</td>
<td>$48,150.00</td>
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<tr>
<td>TOTAL</td>
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<td></td>
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<td><strong>$417,300</strong></td>
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### SE CORNER PARK ENTRANCE IMPROVEMENTS

<table>
<thead>
<tr>
<th>Item</th>
<th>Unit</th>
<th>Qty</th>
<th>Cost/Unit</th>
<th>Extended Cost</th>
<th>Notes</th>
</tr>
</thead>
<tbody>
<tr>
<td>Restore stone columns</td>
<td>ALLOW</td>
<td>1</td>
<td>$10,000.00</td>
<td>$10,000</td>
<td>Stabilize/restore masonry</td>
</tr>
<tr>
<td>Add lighting to top of stone columns</td>
<td>ALLOW</td>
<td>1</td>
<td>$20,000.00</td>
<td>$20,000</td>
<td>Recommend getting estimates from electricians - requires custom design</td>
</tr>
<tr>
<td>6” granite curbing on a radius</td>
<td>LF</td>
<td>60</td>
<td>$45.00</td>
<td>$2,700</td>
<td></td>
</tr>
<tr>
<td>Demolish asphalt, grading, site prep</td>
<td>ALLOW</td>
<td>1</td>
<td>$10,000.00</td>
<td>$10,000</td>
<td></td>
</tr>
<tr>
<td>Pavestone Plaza</td>
<td>SF</td>
<td>1450</td>
<td>$54.00</td>
<td>$78,300</td>
<td>Assume granite cobblestones 4”x 8”x 4”</td>
</tr>
<tr>
<td>Landscaping</td>
<td>ALLOW</td>
<td>1</td>
<td>$5,000.00</td>
<td>$5,000</td>
<td></td>
</tr>
<tr>
<td>Design &amp; Engineering</td>
<td>Percent</td>
<td>15%</td>
<td>$18,900.00</td>
<td>$18,900</td>
<td>Est. 10-15% of projected project costs</td>
</tr>
<tr>
<td>Contingency (15%)</td>
<td>Percent</td>
<td>15%</td>
<td>$18,900.00</td>
<td>$18,900</td>
<td></td>
</tr>
<tr>
<td>TOTAL</td>
<td></td>
<td></td>
<td></td>
<td><strong>$163,800</strong></td>
<td></td>
</tr>
</tbody>
</table>

### DAFFODIL GARDEN (Lower cost with volunteer labor and donated bulbs)

<table>
<thead>
<tr>
<th>Item</th>
<th>Unit</th>
<th>Qty</th>
<th>Cost/Unit</th>
<th>Extended Cost</th>
<th>Notes</th>
</tr>
</thead>
<tbody>
<tr>
<td>Daffodil bulbs</td>
<td>EA</td>
<td>5000</td>
<td>$0.50</td>
<td>$2,500</td>
<td></td>
</tr>
<tr>
<td>TOTAL</td>
<td></td>
<td></td>
<td></td>
<td><strong>$2,500</strong></td>
<td></td>
</tr>
</tbody>
</table>
## FORT WALKER, PLAZA AND SIGNAGE

<table>
<thead>
<tr>
<th>Item</th>
<th>Unit</th>
<th>Qty</th>
<th>Cost/Unit</th>
<th>Extended Cost</th>
<th>Notes</th>
</tr>
</thead>
<tbody>
<tr>
<td>Demolish asphalt, grading, site prep</td>
<td>ALLOW</td>
<td>1</td>
<td>$10,000.00</td>
<td>$10,000</td>
<td></td>
</tr>
<tr>
<td>Pavestone Plaza</td>
<td>SF</td>
<td>2000</td>
<td>$54.00</td>
<td>$108,000</td>
<td>Assume granite cobblestones 4&quot;x8&quot;x4&quot;</td>
</tr>
<tr>
<td>Permanent stone and concrete base for interpretive materials</td>
<td>SF</td>
<td>210</td>
<td>$125.00</td>
<td>$26,250</td>
<td>Envisioned stone wall with inclined concrete cap on which to affix interpretive panels</td>
</tr>
<tr>
<td>Interpretive panels</td>
<td>EA</td>
<td>7</td>
<td>$3,500.00</td>
<td>$24,500</td>
<td>Assume high-quality etched steel panels</td>
</tr>
<tr>
<td>Development of interpretive materials</td>
<td>ALLOW</td>
<td>1</td>
<td>$25,000.00</td>
<td>$25,000</td>
<td>Engage qualified historian to develop content</td>
</tr>
<tr>
<td>Design &amp; Engineering</td>
<td>Percent</td>
<td>15%</td>
<td>$25,312.50</td>
<td>$25,313</td>
<td>Est. 10-15% of projected project costs</td>
</tr>
<tr>
<td>Contingency (15%)</td>
<td>Percent</td>
<td>15%</td>
<td>$25,312.50</td>
<td>$25,313</td>
<td></td>
</tr>
<tr>
<td><strong>TOTAL</strong></td>
<td></td>
<td></td>
<td></td>
<td><strong>$244,375</strong></td>
<td></td>
</tr>
</tbody>
</table>

## NATIVE GRASS PLANTINGS ON FT. WALKER SLOPE  
(Requires ongoing maintenance - seek plant donations)

<table>
<thead>
<tr>
<th>Item</th>
<th>Unit</th>
<th>Qty</th>
<th>Cost/Unit</th>
<th>Extended Cost</th>
<th>Notes</th>
</tr>
</thead>
<tbody>
<tr>
<td>Native ornamental grasses</td>
<td>EA</td>
<td>1500</td>
<td>$15.00</td>
<td>$22,500</td>
<td>Appx. 3,000 sf planted area, plants 18” apart</td>
</tr>
<tr>
<td>Maintenance/weeding</td>
<td>YR</td>
<td>1</td>
<td>$5,000.00</td>
<td>$5,000</td>
<td>Annual costs to maintain planted area</td>
</tr>
<tr>
<td><strong>TOTAL</strong></td>
<td></td>
<td></td>
<td></td>
<td><strong>$27,500</strong></td>
<td></td>
</tr>
</tbody>
</table>

## SOFT SURFACE TRAILS WITH SEATING  
(Assume 36” earth trail prof. installed, sloped to drain)

<table>
<thead>
<tr>
<th>Item</th>
<th>Unit</th>
<th>Qty</th>
<th>Cost/Unit</th>
<th>Extended Cost</th>
<th>Notes</th>
</tr>
</thead>
<tbody>
<tr>
<td>Trail construction</td>
<td>LF</td>
<td>1000</td>
<td>$5.50</td>
<td>$5,500</td>
<td></td>
</tr>
<tr>
<td>Crib steps where needed</td>
<td>ALLOW</td>
<td>1</td>
<td>$5,000.00</td>
<td>$5,000</td>
<td>Assume RR ties and/or stone set into grade</td>
</tr>
<tr>
<td>Council ring</td>
<td>ALLOW</td>
<td>1</td>
<td>$15,000.00</td>
<td>$15,000</td>
<td>Formal stone seating area adjacent to trail</td>
</tr>
<tr>
<td>Design &amp; Engineering</td>
<td>Percent</td>
<td>15%</td>
<td>$3,825.00</td>
<td>$3,825</td>
<td>Est. 10-15% of projected project costs</td>
</tr>
<tr>
<td>Contingency (15%)</td>
<td>Percent</td>
<td>15%</td>
<td>$3,825.00</td>
<td>$3,825</td>
<td></td>
</tr>
<tr>
<td><strong>TOTAL</strong></td>
<td></td>
<td></td>
<td></td>
<td><strong>$33,150</strong></td>
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</tbody>
</table>
### Sidewalk Expansion Along Atlanta Ave with Stairway Connection into Park

<table>
<thead>
<tr>
<th>Item</th>
<th>Unit</th>
<th>Qty</th>
<th>Cost/Unit</th>
<th>Extended Cost</th>
<th>Notes</th>
</tr>
</thead>
<tbody>
<tr>
<td>Demolition of existing sidewalk</td>
<td>ALLOW</td>
<td>1</td>
<td>$5,000.00</td>
<td>$5,000</td>
<td></td>
</tr>
<tr>
<td>New 10' sidewalk</td>
<td>SF</td>
<td>2800</td>
<td>$10.00</td>
<td>$28,000</td>
<td></td>
</tr>
<tr>
<td>Concrete stairway with cheek walls</td>
<td>ALLOW</td>
<td>1</td>
<td>$25,000.00</td>
<td>$25,000</td>
<td></td>
</tr>
<tr>
<td>Design &amp; Engineering</td>
<td>Percent</td>
<td>15%</td>
<td>$8,700.00</td>
<td>$8,700</td>
<td>Est. 10-15% of projected project costs</td>
</tr>
<tr>
<td>Contingency (15%)</td>
<td>Percent</td>
<td>15%</td>
<td>$8,700.00</td>
<td>$8,700</td>
<td></td>
</tr>
<tr>
<td><strong>TOTAL</strong></td>
<td></td>
<td></td>
<td></td>
<td><strong>$75,400</strong></td>
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</tr>
</tbody>
</table>

### Improved MARTA Bus Stop

<table>
<thead>
<tr>
<th>Item</th>
<th>Unit</th>
<th>Qty</th>
<th>Cost/Unit</th>
<th>Extended Cost</th>
<th>Notes</th>
</tr>
</thead>
<tbody>
<tr>
<td>New bus shelter</td>
<td>EA</td>
<td>1</td>
<td>$15,000.00</td>
<td>$15,000</td>
<td></td>
</tr>
<tr>
<td>Paved waiting area</td>
<td>SF</td>
<td>150</td>
<td>$54.00</td>
<td>$8,100</td>
<td>Assume granite cobblestones 4&quot;x8&quot;x4&quot;</td>
</tr>
<tr>
<td>Design &amp; Engineering</td>
<td>Percent</td>
<td>15%</td>
<td>$3,465.00</td>
<td>$3,465</td>
<td>Est. 10-15% of projected project costs</td>
</tr>
<tr>
<td>Contingency (15%)</td>
<td>Percent</td>
<td>15%</td>
<td>$3,465.00</td>
<td>$3,465</td>
<td></td>
</tr>
<tr>
<td><strong>TOTAL</strong></td>
<td></td>
<td></td>
<td></td>
<td><strong>$30,030</strong></td>
<td></td>
</tr>
</tbody>
</table>

### Improved Screening of Zoo Atlanta Facilities

Costs vary widely depending on type of aesthetic intervention

| Item                                      | -      | -   | -         | -             | Recommend engage Zoo Atlanta to pay for    |
|-------------------------------------------|--------|-----|-----------|---------------| this improvement                           |
| Screening                                 | -      | -   | -         | -             |                                            |
| **TOTAL**                                 |        |     |           | $-             |                                            |