

Central Park Prescription Plan 2013



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The process could not have been completed without those who attended meetings, gave feedback and are involved in making their neighborhood and Atlanta parks top notch. Park Pride would like to thank:

Catherine Chase, Chair of Friends of Central and Renaissance Park
Romando Davidson, City of Atlanta Athletics Director
Tim Hollis, President of Fourth Ward West
City of Atlanta Department of Parks and Recreation
YO! Boulevard Team
Council District 2 Leadership
Fourth Ward West Neighborhood Association
Friends of Central and Renaissance Park
Cosby Men of Excellence

Thank you to the above and all who took leadership roles and helped guide the development of this prescription plan.

A thank you goes to Coach Tony Hill at the Central Park Recreation Center. The process could have not gone smoothly without his enthusiasm for the park, and advice.

The Fourth Ward West community has made great strides in guiding the development and planning for their park. The care they have demonstrated will serve them well as the implementation of this plan evolves.

Thank you to Park Pride's interns Yuqiou Gu and Paige Elizabeth Dipiazza-Barlow for their dedication to the Central Park project and the Visioning Department.

Executive Summary

Central Park is located near to the heart of downtown Atlanta. The park has a user base, yet suffers from under utilization. In the summer of 2013, at the request of City of Atlanta Department of Parks and Recreation, Park Pride worked with a multitude of stakeholders to develop a strategy to activate Central Park into a better used neighborhood amenity.

The park is bordered by condominiums, single family homes, multi-family homes and a charter school. Neighbors of the park can be seen walking their dogs. The two lit fields draw participants of leagues in evenings and on weekends. The four basketball courts, one of the only parks that boasts that many, is reserved for tournaments throughout the year. And the park plays host to youth football teams, adult soccer and ultimate frisbee.

Yet the park has suffered from real and perceived public safety issues, erosion issues and under-utilization. The recreation center, an asset to the park, often appears to be closed. The surrounding neighbors' campuses have of their own amenities including playgrounds, private swimming pools, walking areas and other parks. Thus Central Park with the same amenities does not draw a large audience from the surrounding community.

Park Pride worked with interested community participants, the City of Atlanta Department Parks and Recreation, the sports leagues and various other groups to identify opportunities to solve these issues and to increase usage of the park.

Through the public engagement process, the Park Pride team learned that engaging more commuter leagues and introducing amenities for neighbors that do not exist in the surrounding area would activate the core. The final site plan (page 23) proposes constructing four sand volleyball courts, a new playground, splash-pad with a restroom facility, two emerging sports courts, perimeter walking track, fitness stations and a regulation size softball field. These amenities will attract a new base of leagues including: softball, volleyball, boot camps and emerging sports such as bike polo. At the same time the plan could attract the neighbors with the splash-pad, playground, walking track and pleasant areas for spectators.

This plan goes further and suggests programmatic prescriptions (page 29). Programming would help to diversify users, attract neighbors and draw users during slow hours in the park. Changing the recreation center open hours to evening and weekends would also help alleviate issues.

This prescription plan is neither a strict set of rules for development nor a construction document. It demonstrates concepts and serves as a guide to relationships between amenities size, shape and location. A plan of this nature could take decades to fully implement. A first phase plan (page 30) is also presented to help guide development.

The Fourth Ward West neighbors, surrounding community and organizations will lead the effort to implement this prescription plan. The wide spread support of this plan and enthusiasm to develop Central Park is the first step in its rejuvenation and success.

Cosby Spears

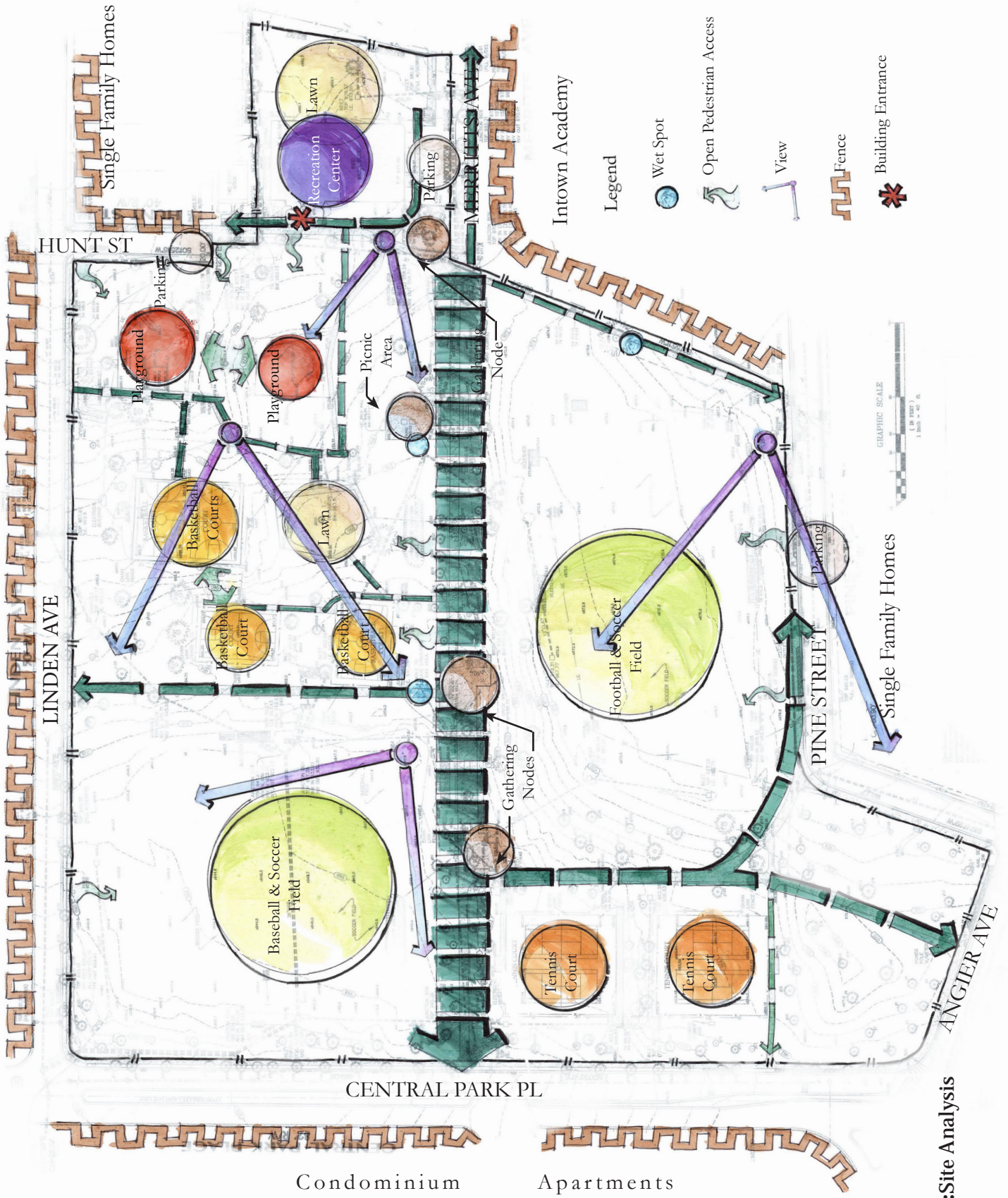


Figure 1: Site Analysis

Existing Conditions

Current Conditions

Central Park is 17 acres and is located in the Fourth Ward West neighborhood near the Atlanta Civic Center and downtown Atlanta. The park bridges many different communities. To the north, on Linden Street, overlooking the park is Cosby Spears, a senior living facility with a fenced parking lot and amenity rich campus. To the east, on Felton Street and Parkway Drive, is the Bedford Pines neighborhood which includes a large number of single family and multifamily dwellings including public housing. To the south, on Pine Street is a row of single family houses. And to the west, on Central Park Place, are large gated condominium complexes with no pedestrian or vehicular access to the park.

The park is separated from the diverse surrounding neighborhood. The site analysis (Figure 1) illustrates that each condominium complex, Intown Academy and Cosby Spears is fenced making the neighbors seem distant and unattached. Also the neighboring 'campuses' have their own amenities. The condominium campuses have tennis courts, walking areas and swimming pools. Both Intown Academy and Cosby Spears have their own playgrounds and grounds for residents and students. The single family homes in the Bedford Pine area have access to public pocket parks with playgrounds that are as close or closer to their homes. Many neighbors have amenities that satisfy their needs, which limits Central Park as a neighborhood destination.

Yet, the park has many amenities geared to sports activities including 4 basketball courts, a football field, a multi-use baseball open field, 4 tennis courts and a recreation center with an indoor gym. Thus the park is used by many different 'commuter' leagues taking advantage of the central location and rich sports amenities. Grady High School students, Go! Kickball, Red Bull Tournaments, basketball classes and tennis groups are among regular users.

Beyond the sports amenities there are also two sparse play areas. The play areas see little to no use due to the abundance of nearby playgrounds, which are newer and better equipped. There is a recreation center with office space, an inoperable fitness room and an indoor gymnasium. The center's architecture is uninviting with no windows and closed doors. Neighbors rarely know when the recreational center is open or what programming is available.

The baseball field also suffers from limited use. The field currently is not regulation size for high school or adult baseball or softball. And there are major drainage and erosion issues. The pedestrian pathway near the field, the main universally-accessible route for Cosby Spears residents, is often flooded and caked with mud making it impassible. There is also a pit near the backstop of the baseball field that holds stagnate water. All these issues make the baseball field unappealing.

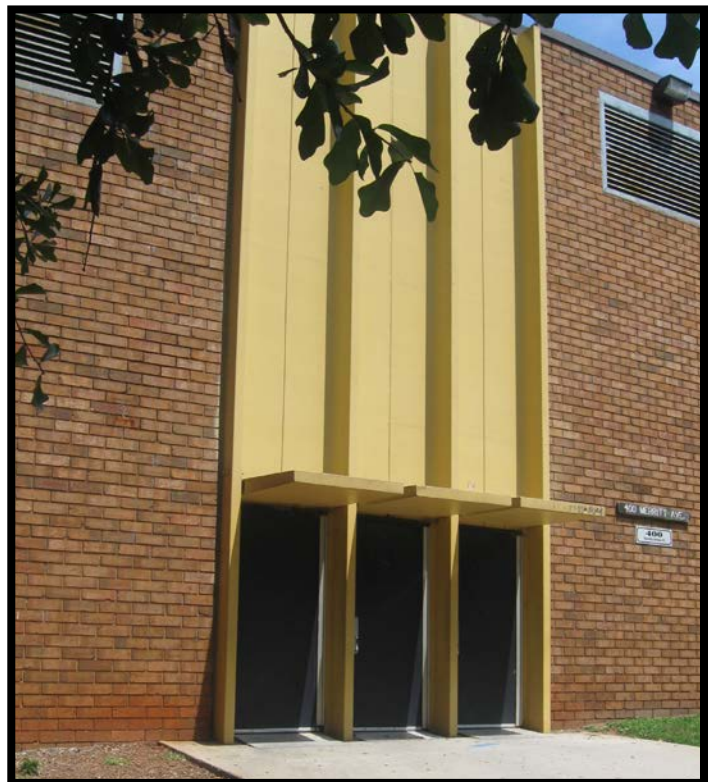
The park also suffers from real and perceived public safety issues. The neighboring campuses feel unattached and the park is empty at different hours of the day. The park's primary users are adult males, a common deterrent to attracting a broader population. Also, in 2012, a young man was shot in the park late at night, a fact that does not help the reputation of the park.

Despite current setbacks, Central Park's sports-rich offerings; central location; and its neighborhoods dedication suggest the potential of attracting a diverse audience of sports-oriented and neighborhood youth groups.

The main entrance of the Central Park Recreation Center is uninviting with no windows or posted hours. Gutters from the roof empty to the front entrance creating erosion issues. Study participants noted that it is difficult to identify the front door or to determine when and if the center is open.



The side entrance of the recreation center is an entry to the indoor gym. Merritts Avenue is a dead end street that serves as a parking lot for the recreation center. Because the side entrance fronts onto Merritts Avenue potential users are often confused about where to enter the building.





The Merritts Avenue parking lot and entrance area has a great tree canopy, yet the presence of the large dumpster makes the area less hospitable. This dead end street offers limited parking. Many neighbors on Pine Street and Linden Avenue struggle with people parking on their street blocking crosswalks and playing loud music.



The pedestrian access from the Bedford Pines neighborhood is a sidewalk along Merritts Avenue. Intown Academy's high fences parallel the sidewalk, making the walk less inviting.



The concrete pad once had a picnic pavilion. There are two remaining tables. The area, as shown in the usage surveys, had little to no use, but presents an opportunity to re-think this space.

This sunken bench is the only amenity in a large under-utilized mulched and sandy area. The space is flat and sunny presents an easy opportunity to introduce a new amenity that might attract users.



There are two play areas (Photo G and H). Neither are heavily used which presents an opportunity to group the equipment to make room for new amenities. This equipment is located in full sun which can be unpleasant in the summer.



Closer to Linden Ave, these play structures are located in a higher elevation, shaded area. The equipment is older and sparse. There is room to introduce new equipment.





Four newly surfaced basketball courts in Central Park offer great views of Midtown skyline. Currently, pedestrian access is limited between the four courts. Two of the courts are improperly oriented, making it a challenge to host games at or near sunset.



An abandoned play area is occupied by a shrub and remaining concrete boundaries. This centrally located grassy area is under utilized.



This portion of Merritts Avenue originally bisected Central Park. It was converted to a main pedestrian pathway through the park and currently suffers from drainage issues. The pathway is often covered with mud and debris.

The concrete sidewalk between basketball court and baseball field collects water. Sediment renders the sidewalk unusable. This sidewalk is one of the only universally accessible pathways in the park from Linden Avenue where Cosby Spears, the seniors high rise, is located.



The lower multi-use (baseball and soccer) field has a great view of the Midtown skyline. The infield of the baseball diamond and the sidewalk behind the batting cage face major drainage issues. The current baseball field is not regulation size for high school or adult baseball and softball. Also with no home run fence, balls can be hit into the street.



Pools of water gather by the baseball field bleachers. The concrete pad is being undercut by erosion due to poor drainage in this area of the park.





Brick walls block views and undermine the safety of park visitors. Park users and residents have expressed concerns about the walls and the negative activities that they foster, including public urination.



The upper, multi-use (football and soccer) field is adjacent to Intown Academy. The field is well used by both commuter leagues and Intown Academy students. But the field is not in top condition. Visioning participates also complained of field closings during re-seeding and wet days and wished the field was more durable.



The upper multi-use (football and soccer) field faces erosion problem on one corner under the score board.

Previous Studies and Findings

Crime Prevention Through Environmental Design

In 2006 a study was conducted by a group of law enforcement and planners using Crime Prevention through Environmental Design (CPTED) principles. The full study can be found in Appendix A. Some issues identified in Central Park were lack of safety and visibility to certain amenities, and erosion. The study made 10 basic design recommendations:

- Removal of the zigzag walls on the main spine (picture O)
- Re-grading and erosion control throughout the park
- Create a cul-de-sac on Merritt Ave for easier turning (picture G)
- Adding elements to make the recreational center more inviting
- Installing new lights along the main spine

The only recommendation of this plan that was implemented was the removal of the gazebo over the picnic area (picture E).

Urban Land Institute

In 2011, the Urban Land Institute conducted another study. The full study can be found in Appendix A. This study identified similar issues of design including lack of lighting, visibility and erosion issues. Suggestions to increase use in the park included:

- Building a dog park
- Increase parking utilizing on street opportunities
- Increase programming to attract users.

While none of these recommendations have come to fruition at Central Park, the Friends of Central and Renaissance Park, District 2 Leadership, Park Pride and the City of Atlanta Parks Department did fund and build a dog park in the nearby Renaissance Park during 2013.

Friends of Central and Renaissance Park

Also in 2011, The Friends of Central and Renaissance Park conducted a survey of neighbors and park users leveraging their listserve. The main surveyed user the sports courts in the park including tennis, soccer, kickball and basketball. The key concerns about the park seem to be personal safety regarding the homeless, loitering and drug deals especially in an area that is not far removed from Intown Academy at the southeast end of the park. The respondents were interested in a dog park, a walking path and a parcourse.

Stakeholder Feedback

ParkPride's team met with 15 different stakeholder groups to discuss Central Park. The stakeholders included the City of Atlanta Department of Parks and Recreation, recreation staff in Central Park, Friends of Central and Renaissance Park, Fourth Ward West Neighborhood Association, Atlanta Youth Tennis and Education Foundation, Operation P.E.A.C.E, Go Kickball, Grady High School's Director of Athletics, Virginia Highland Volleyball, residents of Cosby Spears, residents of the Bedford Pines neighborhood, residents on Linden Ave, residents on Parkway, and Intown Academy. Individual meeting summaries can be found in Appendix B.

A common theme discussed was increasing the positive usage of the park. Many observed that the park is an amazing but under-utilized asset. Neighbors were most concerned with public safety, erosion issues, and the uninviting recreation center. Engaging youth in the park was a common goal. Cosby Spears residents advocated for more universally accessible pathways. Sports leagues that currently play in the park would enjoy more durable fields and better lighting to extend their seasons.

Park Pride's team also engaged with potential new users of the park:

- Atlanta Youth Tennis and Education Foundation already works with the Department of Recreation and offered to hold youth tennis clinics at the park.
- Operation P.E.A.C.E., an organization that supports local youth, expressed interest in a splash pad especially due to the closure Martin Luther King Natatorium. Splash pads with attached playgrounds have proven to attract regional users.
- Triple Crown Volleyball and Virginia Highland Volleyball, two active sand volleyball organizations, would be thrilled to use more sand volleyball courts in Central Park. In the City of Atlanta there are only four courts (two in Piedmont Park and two in John Howell Park). Neither of the locations offer enough capacity for larger tournaments.
- The City of Atlanta Parks Department shared that they have limited regulation size softball fields near downtown Atlanta. Grady High School is a potential user.
- Emerging sports teams including bike polo and roller hockey currently play on under utilized tennis courts and basketball courts. Space dedicated to their sports in a centrally located neighborhood would be helpful.
- Neighbors expressed interest in boot camps, which can be assets to many parks especially for activating it in the early morning and late evenings. Amenities such as fitness stations were suggested to attract boot camps.



Adults at the YO! Boulevard Block party created their wish lists for Central Park while kids made use of Park Pride's park play library.

Wish List

A wish list was compiled from all stakeholders feedback about Central Park:

Park Amenities

Safety
Emergency blue light & phone
Handicap access
Fitness equipment
Playground
Repair sidewalks (esp. wet spots)
Property acquisition of candy factory
Remove brick walls
Picnic area
Drinking fountain
Community garden
Benches
Lighting

Restrooms
Doggie bag station
Move bleachers by baseball field on Central Park
Place to basketball courts
Trash receptacles
Barbeque grills
Water park/splash pad
Fountain
Signs (reminding people to keep the park clean)
Artificial turf field
Dog play area
Public art
Mural on front of rec center above doors

Sports

Athletic park
Volleyball
Sand volleyball (3 – 4 courts)
Ultimate frisbee
Kickball
Bocceball
Softball
Swimming pool
More fields and courts for tournaments
Mixed-use fields
Bigger baseball field

Fit trail
Running path
Roller skate path
Rugby
Badminton
Horseshoes
Passive areas for yoga
Field hockey
Lacrosse
Skateboard park
T-ball

Landscaping

Better visibility
Regrading

Soil erosion control
Better landscaping
Better signage

Programs

Easier park reservation system
Recreation Center programs
League sports
Activities for teenagers
Activities for handicap
Activities for seniors
Neighborhood watch

Classes for single mothers
Rackets and balls rental
Fitness programs
Bike programs
Movie screening/Movie nights
Cheerleading
Consistent hours at Rec Center
Tennis for children

Parking/Roads

Pedestrian Access from surrounding neighborhoods
Parking on Linden Ave. and Central Park Pl.
Connect Merritts Ave. and Hunt St.

Stop loud music from cars parked in front of houses
Remove shoes hanging on wires on Linden Ave.
Speed bumps on Linden Ave.

Preliminary Design Concepts

After the wish list was generated, Park Pride's team drew two preliminary designs that explored the large array of amenities suggested by participants. Preliminary Concept A and B are below. On August 8, 2013 Park Pride presented these concepts at the Fourth Ward West meeting. The concepts were also posted online in a blog format which generated more feedback.

The response to the sand volleyball courts, new playground and splash pad, rain garden, and gathering nodes was positive and supportive. Community participants were excited for proposed new amenities for youth.

Attendees agreed that acquiring the vacant and abandoned property along Linden Avenue for the park is the not the strongest use (proposed in preliminary concept B). Rather those properties would be better for mixed-use development housing with street level retail. Attendees were not



Figure 2:Preliminary Concept A

supportive of community garden (proposed in Preliminary Concept A) behind the recreation center. There are many community gardens throughout the neighborhood, so another one is not necessary. The third proposed tennis court (proposed in Preliminary Concept B) did not garner support.

Park Pride also met with City of Atlanta Parks Department staff. The staff was supportive of both concepts, but asked Park Pride to explore including a regulation size softball field.

Feedback was collected from early August through the end of the year. It was incorporated into the final site plan (page 23).



Figure 3: Preliminary Concept B

Usage Documentation

The Park Pride Visioning Team throughout the summer and fall of 2013 visited Central Park to document park usage. Over the course of six months, 32 usage surveys (Appendix C) were completed at a variety of times ranging from 8 am to 7 pm. Also all reservation records were compiled. Figure 4 is the form used to document park usage.

The usage survey echoed many of the stakeholders observations and helped to inform the future design. The findings included (Figures 2 and 3):

- The staggering majority of park users were adult males
- The biggest drop in activity was witnessed from 9:00am-11:00am, and 3:00pm-5:00pm
- Basketball, walking and field group activities are the most popular uses of Central Park

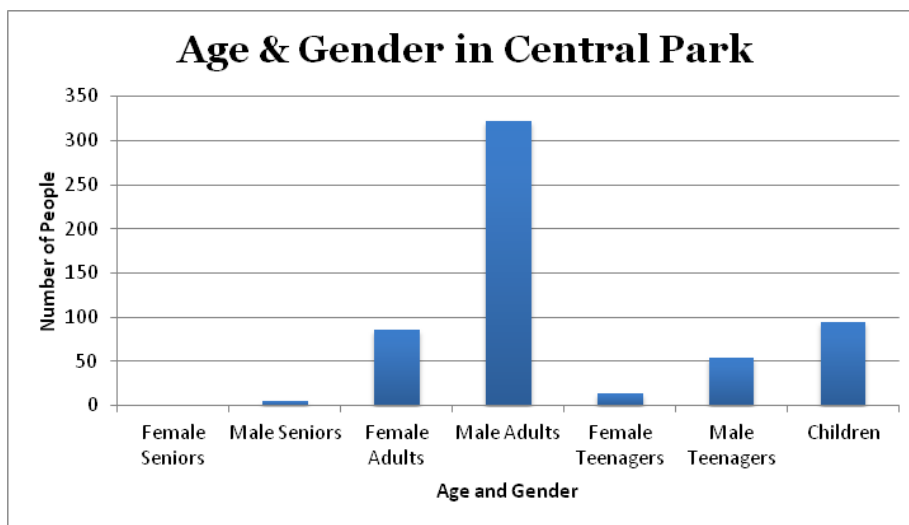


Figure 4: This chart depicts the age and gender of people whom frequent Central Park. The staggering majority of park-goers (<55%) were adult males.

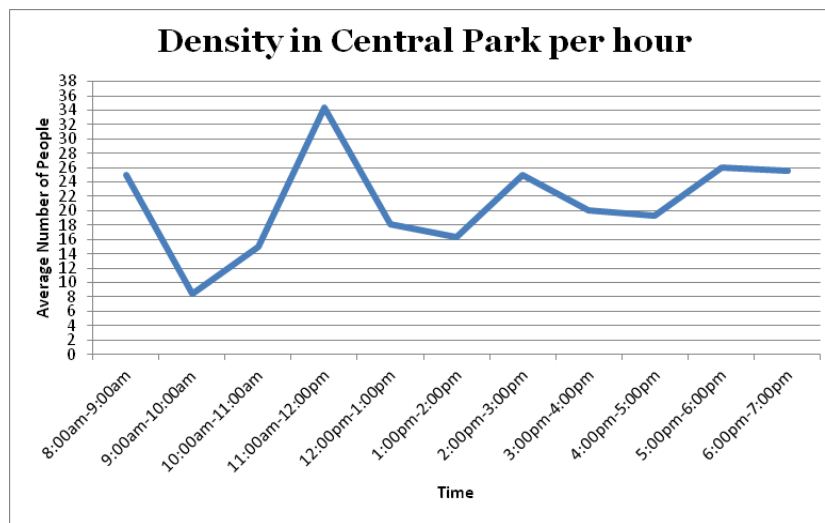


Figure 5: This chart illustrates the average number of people in Central Park per hour of the day. At the 11:00am-12:00pm range, Central Park had the highest density, with an average of 34 people. The biggest drop in activity was witnessed from 9:00am-11:00am.

Central Park Usage Documentation Form

Date: _____	Weather: _____
Start Time: _____	Finish Time: _____

Group	Age/ Gender								Stance				Activities										Notes								
	Female Seniors	Male Seniors	Female Adults	Male Adults	Female Teenagers	Male Teenagers	Children	Sit	Stand	Lean	Lie	Walking	Playground	Dog Walking	Basketball	Baseball	Tennis	Eat/ Picnic	Sleeping	Maintenance	Relaxation	Reading/ Drawing		People Watching	Sunbathing	Singing/ Music	Jogging	Group Activities	Loitering	Other (specify)	
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Figure 6: Sample Usage Documentation Form

Facilities Prescription

After compiling the initial public outreach and usage documentation, the Park Pride team created two design options (page 16). The design options for the park addressed the findings by introducing amenities that would attract a more diverse user base and attract users during the morning and early afternoon.

The two design options were presented both at the Fourth Ward West meeting and published on the Park Pride Central Park blog. Feedback was collected and can be found in Appendix B.

After the feedback was collected, a final site plan was drawn and reviewed by the community at the final public meeting on November 26, 2013.

The plan proposes various amenities to increase usership, while better supporting the growing and diverse community bordering the park.

The plan proposes (starting from east):

- Behind the Recreational Center, off of Merritts Avenue **26 new parking spaces** are proposed to alleviate parking issues on the surrounding streets.
- Widening Hunt Street, a dead end street, to accommodate **20 new parking spaces**.
- To attract children and families from the Bedford Pines area and the Cosby Spears towers and to activate the space in front of the recreational center, **a new playground, splash pad and restroom** are proposed.
- **Four sand volley courts** are proposed. Because there would be the most courts in one park in the City of Atlanta, they could attract many tournaments. Sand volleyball is becoming increasingly popular and these courts would keep the City of Atlanta Parks Department on pace with the city-wide demand.



Introducing new, playful outdoor play equipment and splash pad would go a long way in activating the park and engaging the families in the surrounding neighborhood.



The rarely used baseball field suffers from not only drainage issues, but also from design issues. The field is not regulation size for high school play and balls potentially could be hit into two major streets surrounding the park.

- **Four basketball courts** are proposed in new locations. Currently four courts exist and are well used, but they are not placed strategically, nor are they aligned north/south which is preferred for sports courts.
- **Two emerging sports courts** are proposed. The City of Atlanta Parks Department has had many requests for courts for newly popular sports including bike polo, roller hockey and hand ball. Creating two free sport courts in this centrally located park would attract new users and leagues on evenings and weekends.
- The areas around the baseball field and pathways currently suffers from flooding. Behind the baseball backstop a **rain garden** is proposed as one strategy to help accommodate the large volume of rainwater that the park sheds.
- The current baseball field is redesigned into a **regulation softball field** that would be reoriented away from the surrounding streets. There are few in the City of Atlanta and Grady High School is already interested in using it for their team practices. The outfield could still be utilized for community events like movie nights.
- The upper multi-use field is redesigned as a **artificial turf multi-sport field** that could accommodate football, soccer and rugby. All sports that the city's current inventory cannot sufficiently support
- The perimeter sidewalk could easily be converted with markers into a **2/3 mile perimeter walking track** for neighbors and boot camps looking to measure their progress along the path. Signage could encourage park goers to use the track for exercise.
- In the quiet and shady southeast corner, a grouping of **fitness stations** are proposed to accommodate individuals in the neighborhood and boot camps.



The perimeter sidewalk at Central Park could easily be converted to a 2/3 mile walking track by installing mile markers similar to the above found at Georgia Institute of Technology. Signage could map and explain the amenity while offering greater visibility to the opportunity. While the above is one option to mark the trail, other inexpensive options could be implemented such as a spray painted stencil.

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Proposed Site Plan

This is a conceptual rendering of the community plan for Central Park. This rendering is NOT a detailed construction document or final implementation plan. It will go through standard engineering evaluation and permitting processes with the appropriate governing agencies. It is not intended to be used for regulating hard use, building and watershed protection.



- Legend**
- A Existing Rec Center
 - B Playground
 - C Restroom
 - D Splash Pad
 - E Picnic Area w/ Grills
 - F Sand-Volley Ball Courts
 - G Emerging Sport Courts
 - H Basketball Courts
 - I Gathering Nodes with Seating
 - J Rain Garden
 - K Baseball Field
 - L Existing Tennis Courts
 - M Exercise Stations
 - N Multi-Sport Field
 - O Perimeter Walking-Track (2/3 Mile)
 - P Parking
 - Q Spectator Area
 - R Improved Pedestrian Crossing
 - S League Lockers
 - T Shade Structures

Central Park Prescription Plan

Date: November 26, 2013



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Project List

Key	Item	Cost	Description	Possible Funding Source
A	Existing Rec Center	\$100,000	Create a more inviting entrance by installing doors with windows and signage. Redesign the building's drainage away from front door.	City of Atlanta Department of Parks and Recreation; Park Pride Grants; Community Raised Funds
B	Playground	\$230,000	Install a large central playground will help to activate the front of the recreational center. Surveying the surrounding neighborhood play areas and install unique equipment that will attract a broad geographic user base. Include seat wall for parents to rest.	Community Development Block Grants; Park Pride Grants; Foundations; Corporations
C	Restroom	\$240,000	Construct a restroom facility to accompany the splash pad facility	City of Atlanta Department of Parks and Recreation; Park Pride Grants; Community Raised Funds
D	Splash Pad	\$600,000	Install splash pad similar to Perkerson Park, Centennial Olympic Park and Piedmont Park. These splash pads were preferred because they also serve as gathering plazas. Consider a paved surface with water jets and drains flush with grade.	City of Atlanta Department of Parks and Recreation; Park Pride Grants; Community Raised Funds
E	Picnic Area w/ Grills	\$30,000	Purchase and install new picnic tables and grills for shaded area near Linden Avenue. Mulch surface.	Love Your Block Grants; NPU Grants
F	Sand-Volley Ball Courts	\$300,000	Build four sand volleyball courts including an outdoor shower and hose bib. Major drainage work must be done to ensure the longevity of the courts. The net height should be adjustable to suit different groups. Grade area flat so all four courts are on the same level. Provide gathering space in center of courts. Light the courts for longer hours of use.	City of Atlanta Department of Parks and Recreation; Park Pride Grants; Community Raised Funds; Volleyball League Raised Funds
G	Emerging Sport Courts	\$250,000	Construct two emerging sports courts for groups who play bike polo, roller hockey, hand ball, etc. The courts should be concrete and lined to accommodate a variety of sports. They should also be placed in the iPARCs reservation system so that leagues can reserve for tournaments. Light the courts for longer hours of use.	City of Atlanta Department of Parks and Recreation; Park Pride Grants; Community Raised Funds; Emerging Sports Raised Funds

Key	Item	Cost	Description	Possible Funding Source
H	Basketball Courts	\$400,000	The four existing courts should be realigned and reoriented north to south. The realignment would require extensive grading and terracing of Central Park. The realignment will ensure longer hours of play, and better pedestrian circulation through the park. Resulting terraces will create desirable seating and viewing options. Light the courts for longer hours of use.	City of Atlanta Department of Parks and Recreation; Park Pride Grants; Community Raised Funds; Basketball Tournament Raised Funds
I	Gathering Nodes with Seating	\$200,000	Along the main spine pathway gathering nodes could be created renovated by lowering the existing brick walls and planting areas. Adding movable chairs and tables would invite users to socialize and make use of these underutilized areas. Better drainage would channel rainwater away from the pedestrian areas.	Love Your Block Grants; NPU Grants
J	Rain Garden	\$100,000	Currently the park suffers from drainage issues. Behind the baseball backstop there already existing a drainage pit. Utilizing the existing topography a rain garden could be installed to both beautiful the wet area and alleviate some of the drainage issues. Engineer and install bioswales and pipes to capture and direct rainwater into a pond from problematic areas.	Green Infrastructure Grants
K	Baseball Field	\$250,000	Construct a regulation softball field. The field should be oriented north-west/south-east and should include lighting for night games.	City of Atlanta Department of Parks and Recreation; Park Pride Grants; Community Raised Funds; Grady High School Raised Funds
L	Existing Tennis Courts	N/A	The existing tennis courts should remain as is. Minimal reconstruction of the brick retaining walls and benches and resurfacing of the courts should be done to keep the tennis courts in good condition.	Volunteer Labor
M	Exercise Stations	\$60,000	Install a group of exercise stations near Angier Place to activate the shady corner. The stations would be near to the perimeter walking track and could be used by boot camps and individual users. A rubber surface is recommended to minimize maintenance.	Children's Health Care of Atlanta; Park Pride Grants

Key	Item	Cost	Description	Possible Funding Source
N	Multi-Sport Field		The multi-sport field should be constructed with artificial turf to create a year round durable field. Lightening should be installed around the perimeter to allow for night games	National Football League Grants; Park Pride Grants
O	Perimeter Walking Track (2/3 Mile)		Install Signage and metal mile markers along the perimeter sidewalk. Minor improvements to cracked sidewalks. Temporary stenciled mile markers could be installed until funds are raised for permanent markers.	Children's Health Care of Atlanta; Park Pride Grants
P1	Parking	\$45,000	P1: Construct 26 spaces (behind recreational center) which requires minimal grading and tree recompense.	City of Atlanta Department of Parks and Recreation; Park Pride Grants
P2		\$55,000	P2: Construct 11 spaces (on Merritts Ave) and readdress drainage issues. The construction will require significant tree recompense.	City of Atlanta Department of Parks and Recreation; Park Pride Grants
P3		\$120,000	P3: Construct 20 spaces (on Hunt St) which requires significant tree recompense, grading and new drainage structures. Build new sidewalks.	City of Atlanta Department of Parks and Recreation; Park Pride Grants
Q	Spectator Area	\$45,000	Create an inviting area for spectators to watch the surrounding sports. Install bleachers and seating where appropriate. Address grading and drainage issues and direct water into nearby rain garden.	Park Pride Grants
R	Improved Pedestrian Crossing	\$12,000	Paint cross walks on Linden Avenue, Central Park Place, Pine Street and Angier Place. Provide ADA access on sidewalks.	City of Atlanta Public Works
S	League Lockers	\$50,000	Construct lockable cubicles for leagues to store athletic equipment along the exterior wall of the recreational center.	League Raised Fund
T	Shade Structures	\$35,000/ structure	Select from catalog. Include build in seating.	Park Pride Grants

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Programmatic Prescription

While the proposed design changes will help Central Park and the City of Atlanta Department Parks attract new users and improve the park experience, they alone realize the parks potential. Programming paired with new amenities will ensure the success of the park. While there is room for the City of Atlanta Department of Recreation programming to increase offerings, private sports leagues and engaged community organizations can be a great resource for programming Central Park.

The conversation about programming the park centered around sequencing use throughout the day. The usage surveys showed that there are major morning and afternoon lulls with most users being adult males. The Park Pride team suggests the schedule below based on available partners (league sports, community organizations, etc.) to engage a wider audience and activate the park during low usage.

A primary concern is the lack of information about the recreation center and its programming. The retired seniors community would like to see more programming during the middle of the day, which could increase usage in the park during the afternoon lull. Younger adults and sports groups expressed interest in using the gym after 5 pm, when they often find the gym closed. Changing the hours of the recreation center to accommodate evening and weekend use and introducing senior programming could alleviate these issues. Also replacing the front and side doors to include windows would make the center more inviting.

All the proposed sports amenities including the sand volleyball courts, the emerging sports courts, the perimeter walking track, the regulation size softball field, the fitness stations, and the artificial turfed multiuse sports field could attract private leagues and athletic clubs to play at Central Park. The Park Pride team engaged with different leagues, clubs, and boot camps to gauge interest in Central Park. Most groups were excited for the opportunity to play in a centrally located park. The volleyball groups and the emerging sports groups discussed how the current public facilities were not meeting their needs and having new, better and additional facilities would help them to grow their groups.

Daily User Sequence

6 am

Early Morning- Dog Walkers, Boot Camp, Running/Track Clubs

Late Morning- Summer Camp, Charter School, Retirees

12 pm

Lunch- Senior and Adult Programming, Picnicking

Late Afternoon- Tennis, Basketball

6pm

Evening- Tennis, Office Worker Sport Leagues, Spectators, Boot Camp

Late Evening- Dog Walkers, Sport Leagues on Lit Courts

Weekends and Evenings

League and Club Sports, Neighborhood Gatherings, Picnicking



The message on the Central Park Recreation Center's door echoes the issues raised by the community.

First Phase

The prescription plan is a long term vision for the park. The plan suggests extensive earthwork and terracing throughout the park to create better pedestrian circulation and amenity relationships. The project list starting on page 25 reflects the long term prescription plan budget.

Park Pride acknowledges that while the full prescription plan cannot be implemented right away, there are some cost effective projects that can be completed with minimal investment. Below is first phase plan that could be implemented within five years. The plan proposes that two emerging sports courts, the perimeter walking track, renovated play area and three to four sand volleyball courts be built first. All these amenities require little to no grading and would attract a large group of new users, while still engaging the neighboring communities.

Phase I Cost Estimates

Sand Volleyball Courts (3)	\$100,000
Premier Sand Volleyball Court (1)	\$30,000
Emerging Sports Courts (2)	\$45,000
Renovated Play Area	\$30,000
Perimeter Walking Track	\$5,000
Total	\$210,000



Figure 7: Central Park Phasing Plan

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Appendix

A- Previous Studies

B- Stakeholder Feedback

C- Usage Documentation

D- Preliminary Concept Drawings

E- Prescription Plan and Project List

F- First Phase Plan

