

MEETING #3
Design Advisory Committee
May 1, 2012
5:30-7:30pm
Saint Paul Parks and Recreation

AGENDA



- Welcome & Update
- Meeting Goal
- Review Survey Results
- Project Approach:
Phased Buildout and Goals for each Phase
- Discussion

MEETING 1 & 2: RE - CAP

Project Background:

Project Origin:

- A park is called for at this location in the **Flagstaff Park Precinct Plan**, adopted by the Saint Paul City Council as part of the Comprehensive Plan in 2006.
- Redevelopment of the area surrounding this park includes The Plaza condominium (200 units) on the west, Rossner (129 units) building on the east, and City Walk (228 units) on the south.
- Perfield and Lunda construction are scheduled to begin on the north side of the park in the Spring of 2012.
- The Pedro family donated the property in the northeast corner of the park site, for use as a portion of this park. Demolition of the Pedro building occurred in 2011.





PEDRO PARK
design advisory committee

Context- Downtown Saint Paul Parks:



- Wacouta Commons - 1.07 acres
- Pedro Park Site Study- 2.5 acres
- Mears Park - 2.1 acres
- Downtown Children's Play Area - 18 acres
- Hamm Plaza - 13 acres
- Ecolab Plaza - 45 acres
- Landmark Plaza - 81 acres
- Rice Park - 1.62 acres

PEDRO PARK
design advisory committee

Pedro Park Boundary Discussion:

5th Street Re-alignment



Proposed Plan:

Description: 5th Street is realigned as suggested by the Flagstaff Park Precinct Plan.

Pros:

- A more direct pedestrian way to Center
- Removes a part of the downtown public loop
- Creates a development pocket at the corner of 5th Street and Minnesota

Cons:

- Costly approach that Public Works does not favor
- Requires demolition and relocation of Union Center building and bus stop
- City will
- Resurgency for street within the park site in 2012

Current Plan:

Description: The current configuration of 5th Street is at an angle east/northeast in the MPD parking area.

Pros:

- The existing open side is maintained
- Plans will require minor demolition or relocation of the Union Center building and Metro Center
- Does not incur costs for new infrastructure

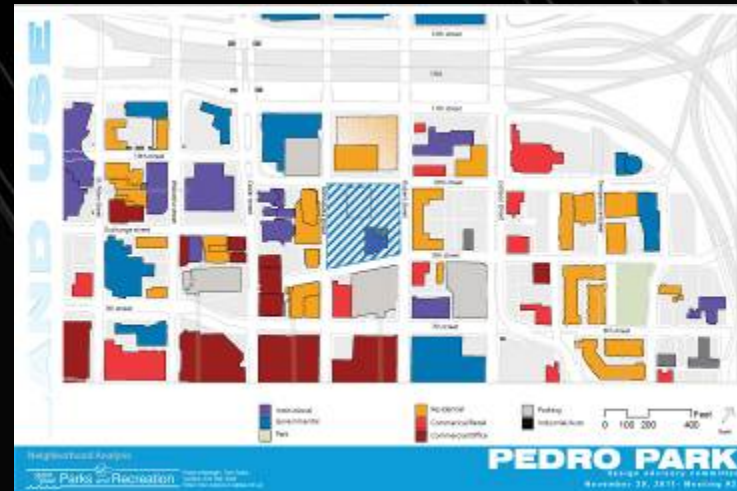
Cons:

- Plans will runy through the space from the Flagstaff Park Precinct Plan supporting the street alignment
- Pedestrian connection from the park site to Center is less direct

PEDRO PARK
design advisory committee

Meeting 1: Background and Site boundary discussion

MEETING 1 & 2: RE - CAP



Meeting 2: Review of existing conditions related to population and context, and discussion of placemaking goals.

MEETING 3 GOAL

Review on-line survey results, establish design goals, determine preferred activities, and outline a phased approach to the park construction.



Project Goal:

This project will develop a master plan and cost estimate for the phased development of critical parcels for a new downtown park within the block bounded by 10th, Robert, 9th and Minnesota Streets.

SURVEY RESULTS: who took the survey?

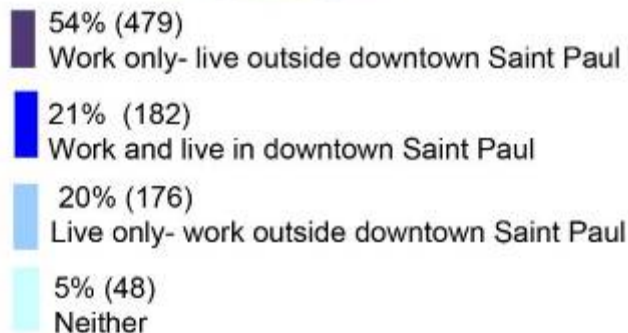
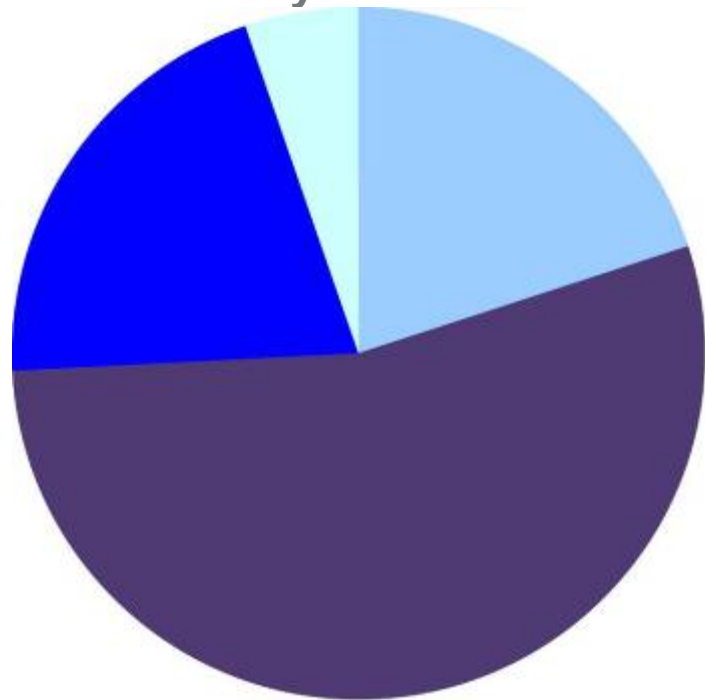
•How was survey distributed?

- Email to task force members
- Email to Building Managers to send to building residents
- Email sent by St. Paul Chamber of Commerce to downtown St. Paul area
- Email sent by BOMA
- Facebook update and Twitter feed from Parks & Recreation
- Hardcopy surveys mailed and dropped off (29 completed)
- Postcards – mailed to residents
- Postcards at neighborhood businesses to distribute

•883 individuals took the survey

SURVEY RESULTS: who took the survey?

Question 1: Do you work or live in downtown St. Paul?

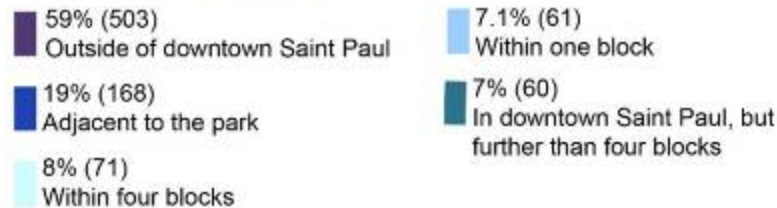
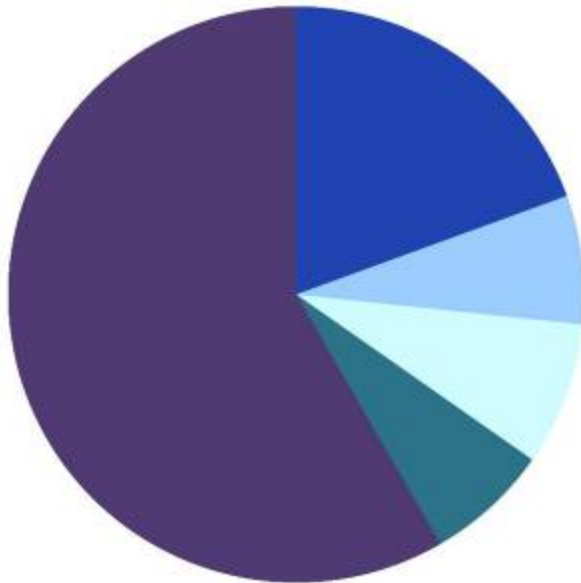


The majority of survey participants (479) were non-residents who work in downtown St. Paul.

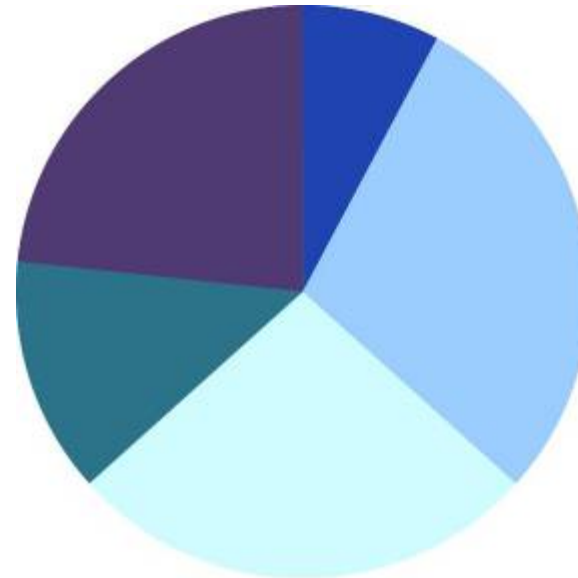
Residents (358) were also well-represented in the survey, nearly half of whom also work in downtown St. Paul

SURVEY RESULTS: who took the survey?

Question 2: Approximately how far do you LIVE from the Pedro Park site?



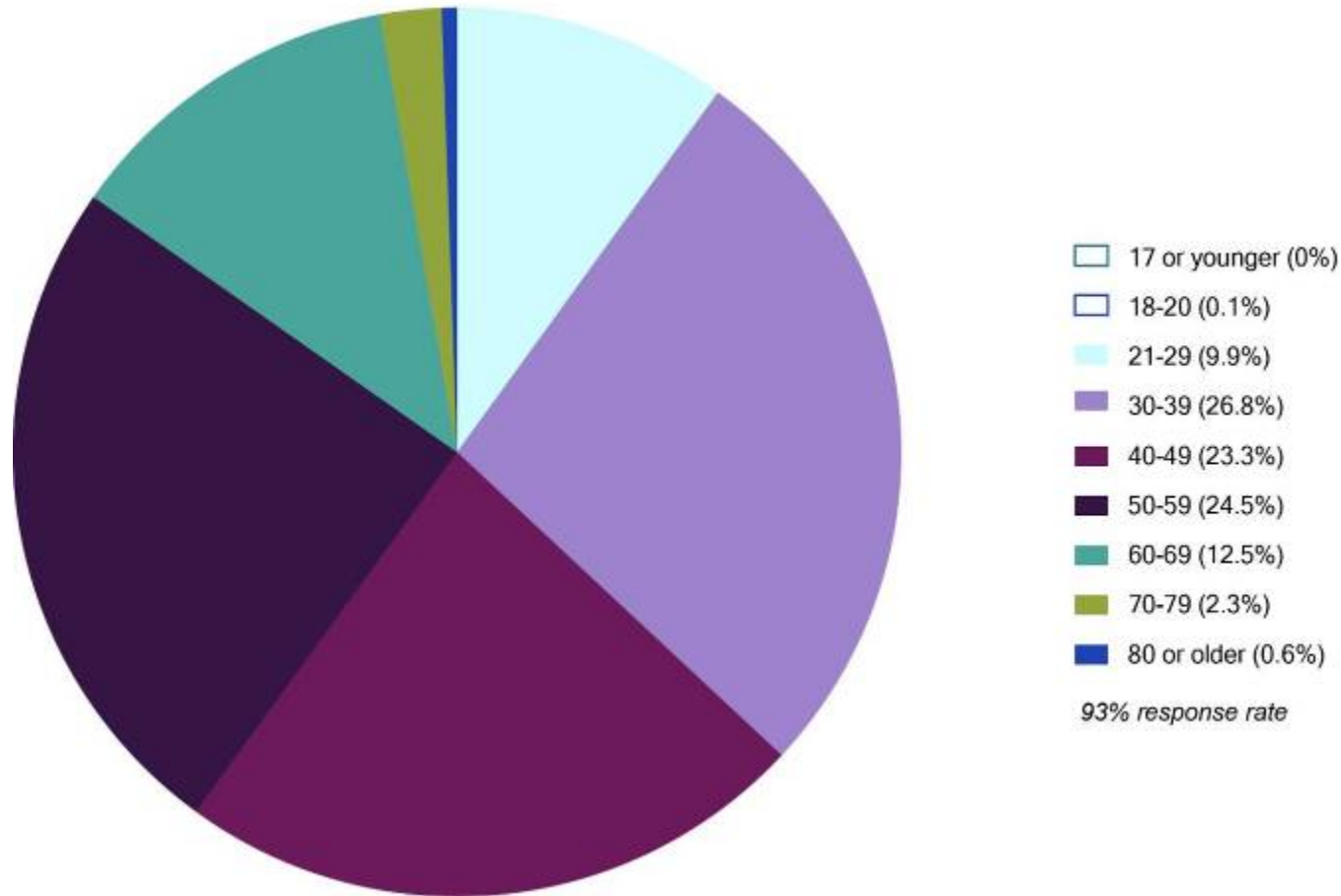
Question 3: Approximately how far do you WORK from the Pedro Park site?



The majority of survey participants work or live within four blocks of the park site

SURVEY RESULTS: who took the survey?

Question 11: Which category best represents your age group?



The age categories of 30-39, 40-49, and 50-59 were best represented in the survey

SURVEY RESULTS: preferred style - question

Question 4: In your opinion, what is the style of the park that you would like to see based on the images and the descriptions?



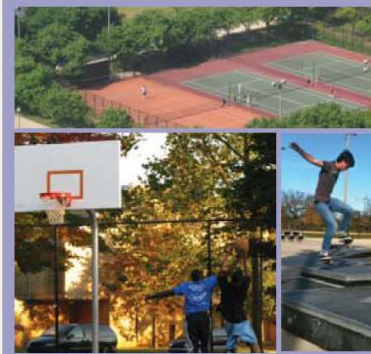
TRADITIONAL



CONTEMPORARY



NATURAL



RECREATIONAL

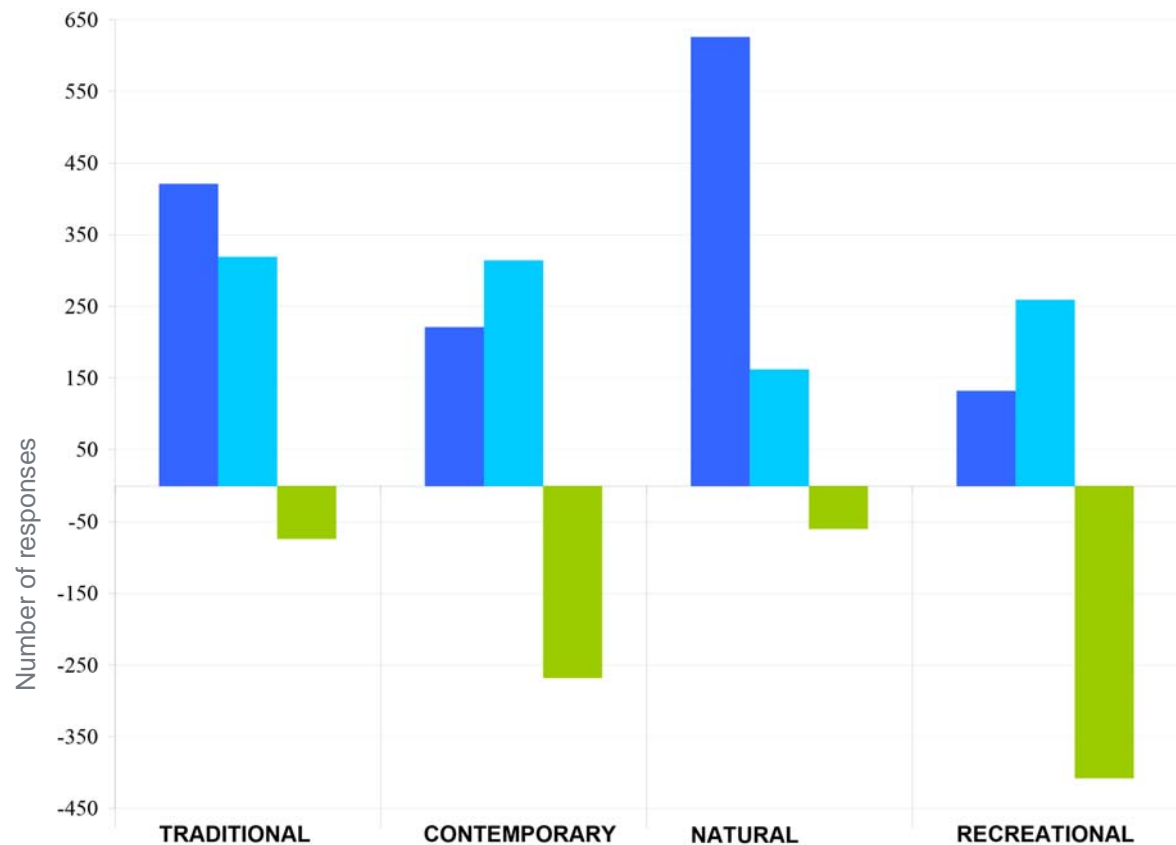
1. **Traditional –**
Like Rice Park (symmetrical, historic elements, planting design is linear and formal)
2. **Contemporary –**
Like Landmark Plaza (geometric, simple unadorned materials, vegetation is controlled and contained)
3. **Natural –**
Like the stream in Mears Park (organic, circular, natural materials informally placed, vegetation replicates a natural setting)
4. **Recreational –**
(an emphasis on fields and courts to accommodate active recreation)

SURVEY RESULTS: preferred style-responses

Question 4: In your opinion, what is the style of the park that you would like to see based on the images and the descriptions?

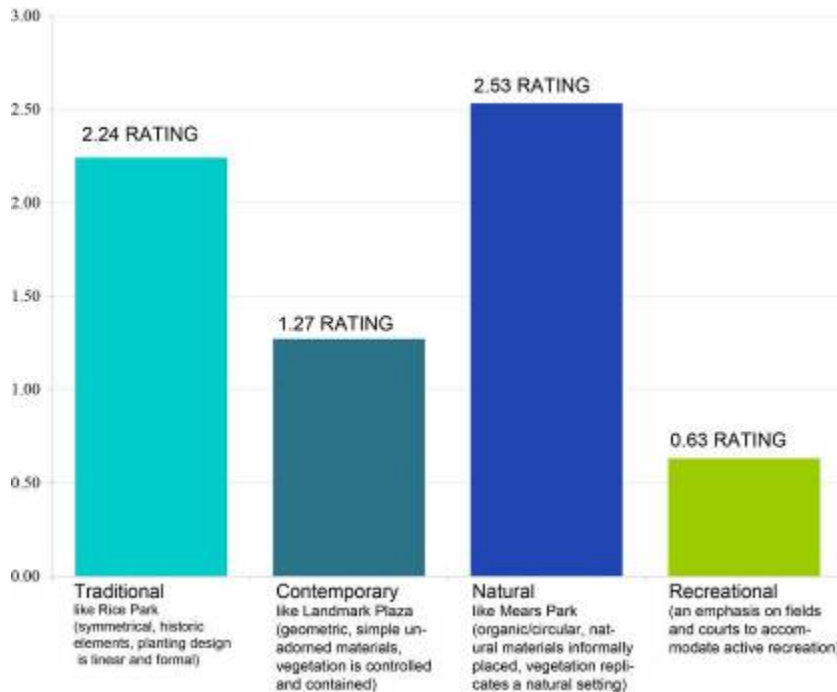
Overall, most people thought a “Natural” style is most appropriate.

- APPROPRIATE
- MODERATELY APPROPRIATE
- NOT APPROPRIATE



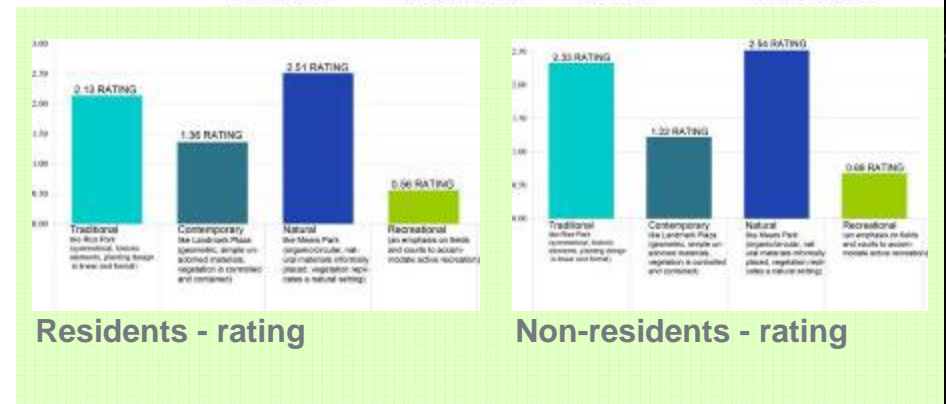
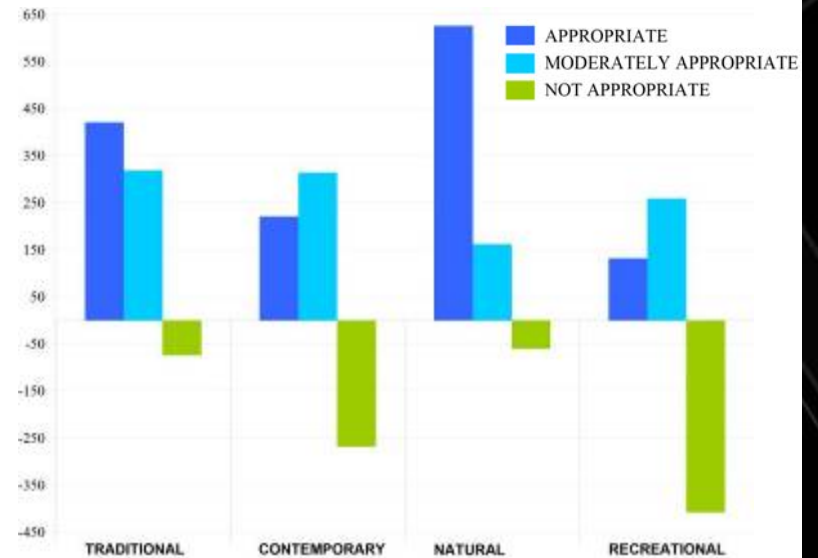
SURVEY RESULTS: preferred style-responses

Question 4: What is the style of park that you would like to see ?



Rating Responses

(Appropriate = 3, Moderately appropriate = 2, Not appropriate = -1)

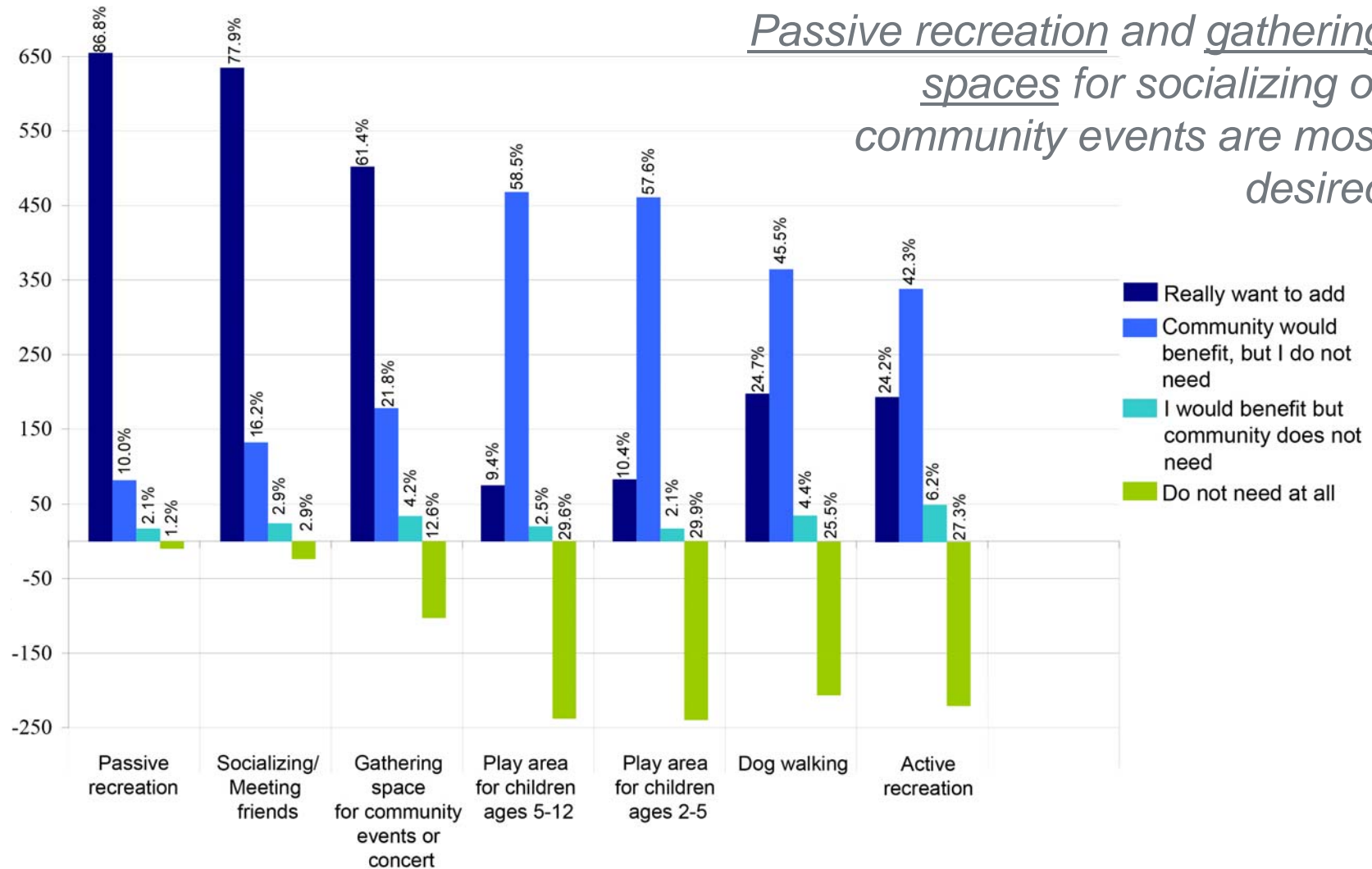


+ 64 comments

SURVEY RESULTS: preferred activities

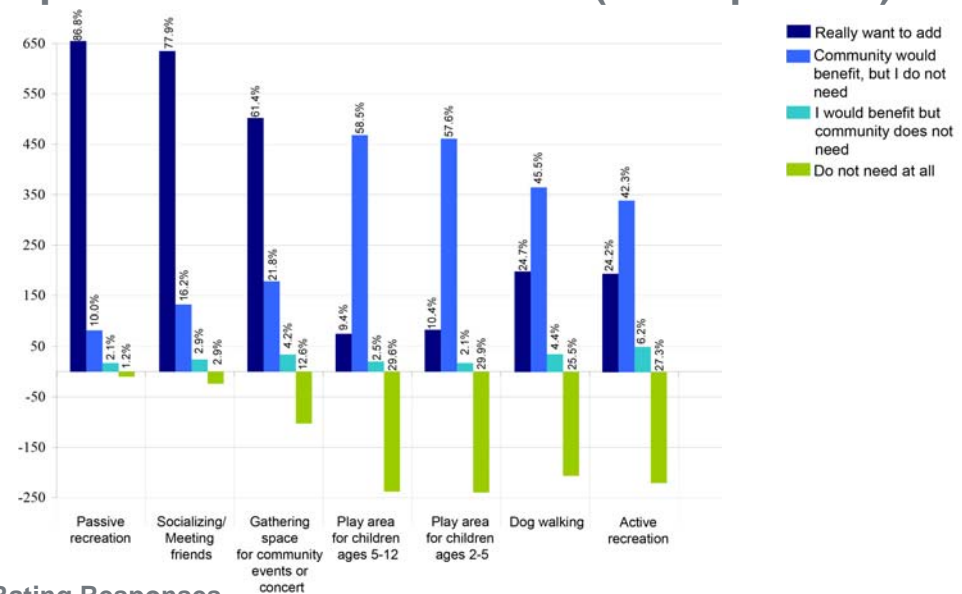
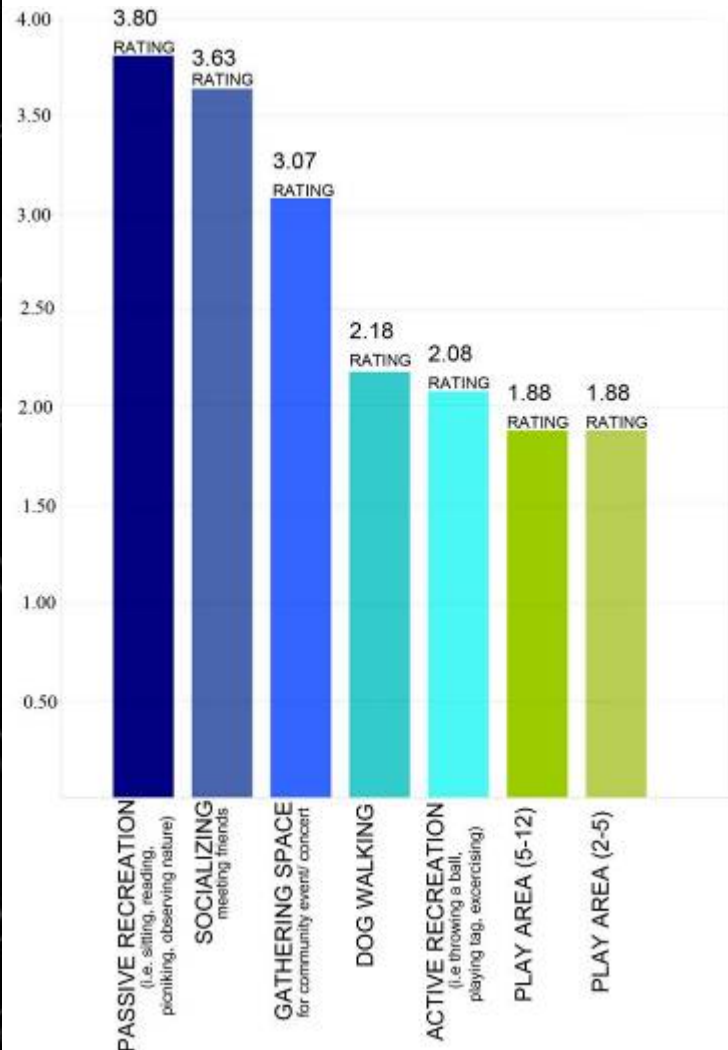
Question 5: What are the activities that you would like to see ?

Passive recreation and gathering spaces for socializing or community events are most desired



SURVEY RESULTS: preferred activities

Question 5: What are the activities the park should accommodate (all responses)?



Rating Responses

(Really want to add= 4, Community would benefit, but I do not need= 3, I would benefit, but community does not need= 2, Do not need at all= -1)

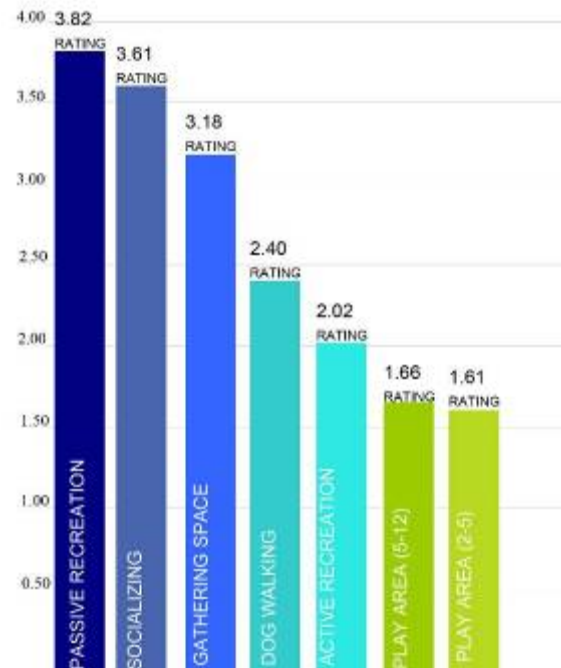
Survey participants recognized that the community would benefit from play areas, dog walking, and active recreation.

+ 57 comments

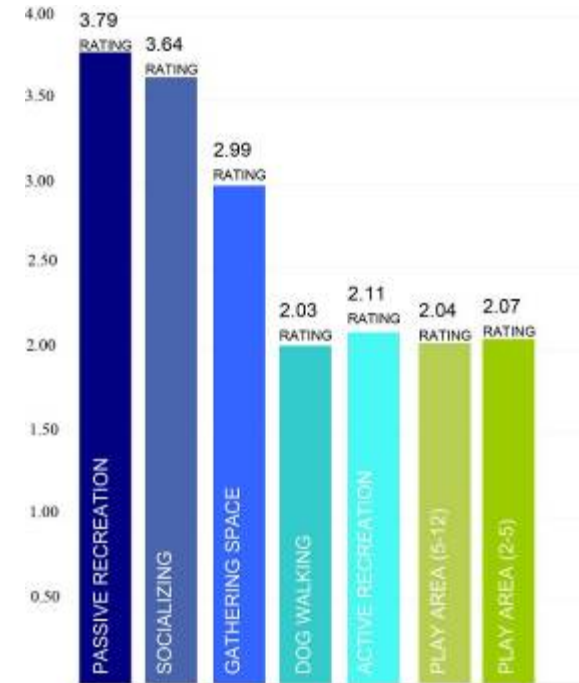
SURVEY RESULTS: preferred activities

Question 5: What are the activities the park should accommodate?

Overall, preferences for the top three activities followed the same trend between residents and non-residents by preferring passive recreation, socializing, and gathering space. There is a slight difference in the rating of dog walking, recreation and play areas.



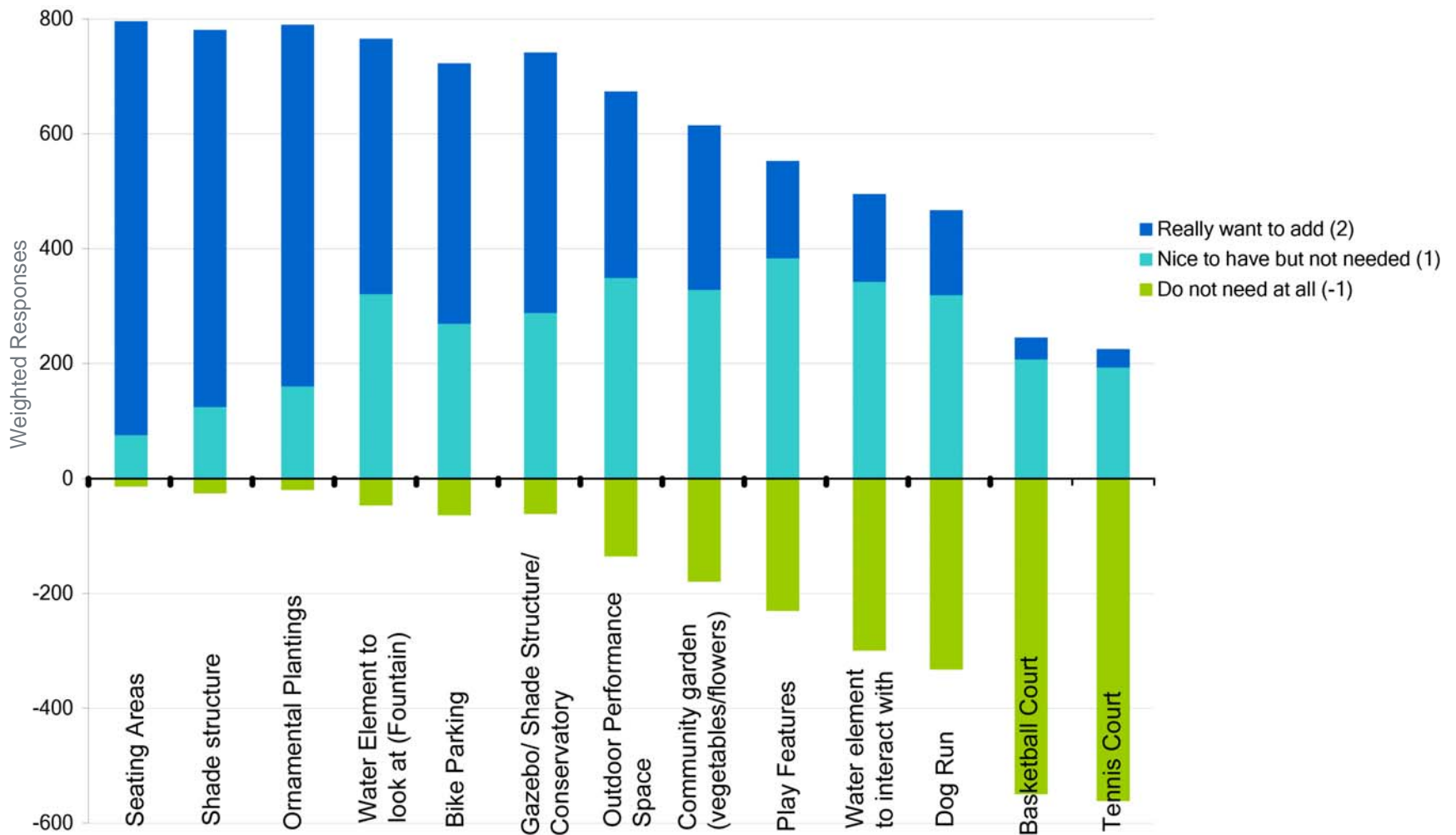
Residents - rating



Non-residents - rating

SURVEY RESULTS: preferred elements

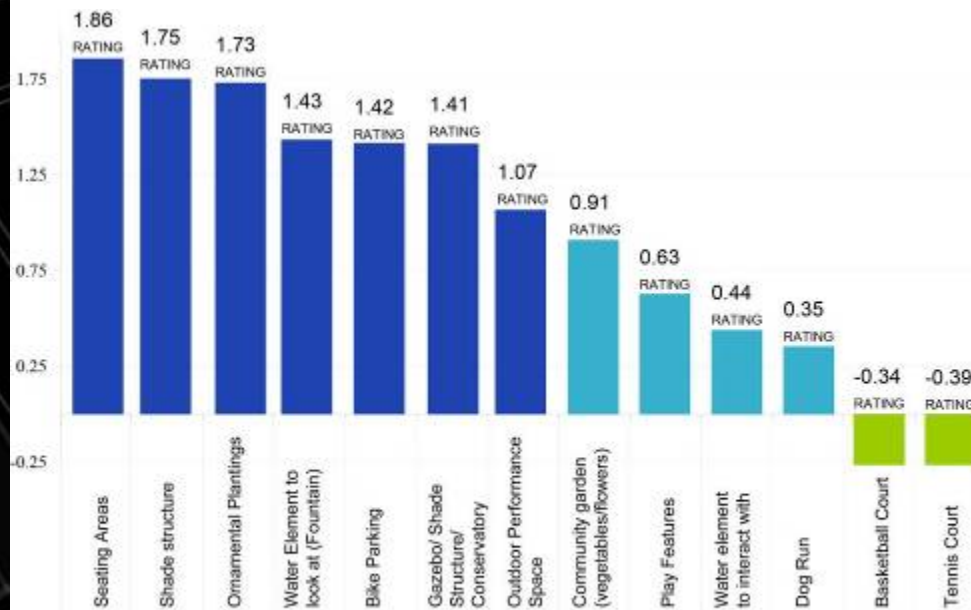
Question 6: What are the elements that the park should accommodate ?



SURVEY RESULTS: preferred elements

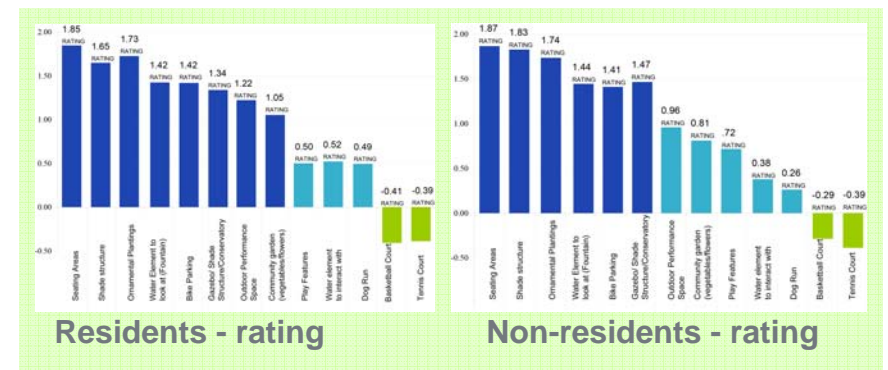
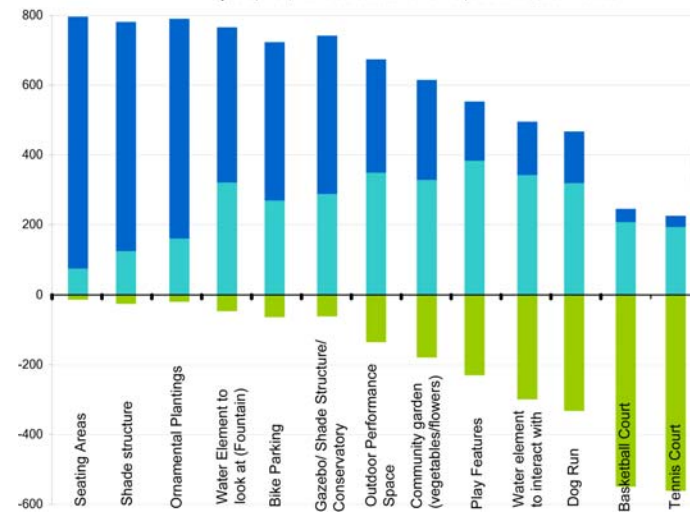
Question 6: What are the elements that the park should accommodate ?

Seating areas, a shade structure, ornamental plantings & water features are preferred elements for the park.



Rating Responses

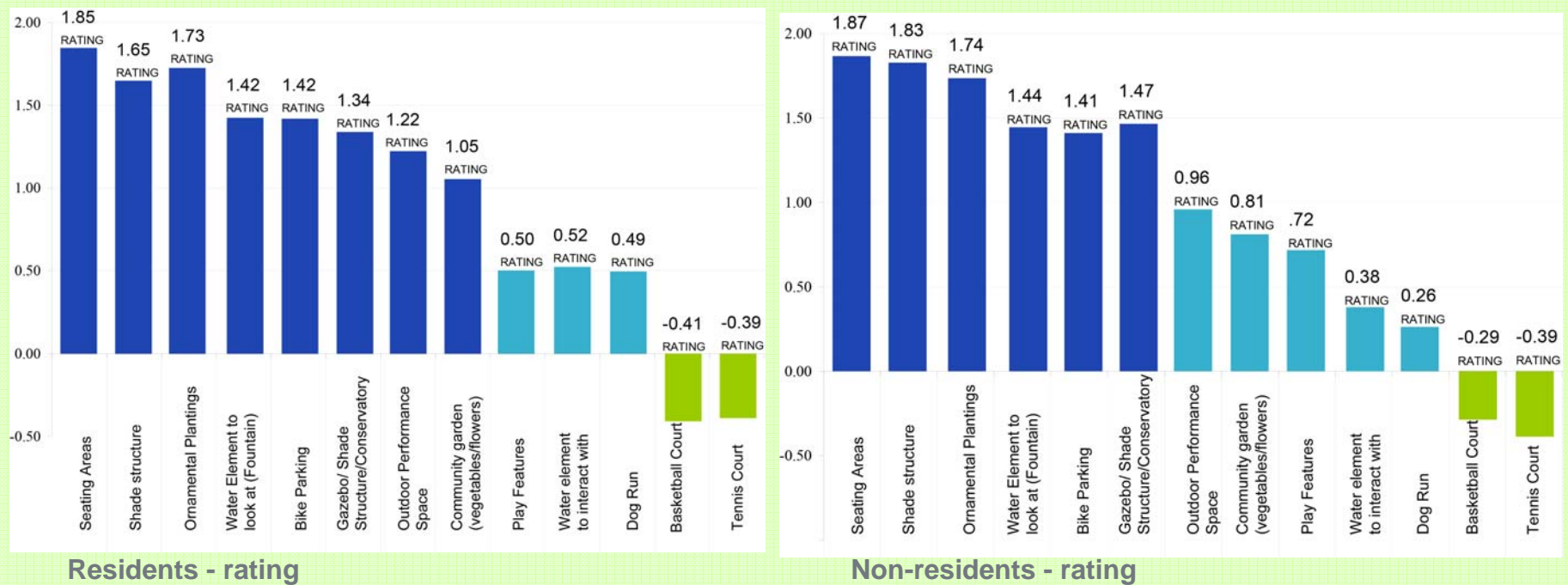
(Really want to add= 2, Nice to have but not needed= 1, Do not need at all= -1)



+ 40 comments

SURVEY RESULTS: preferred elements

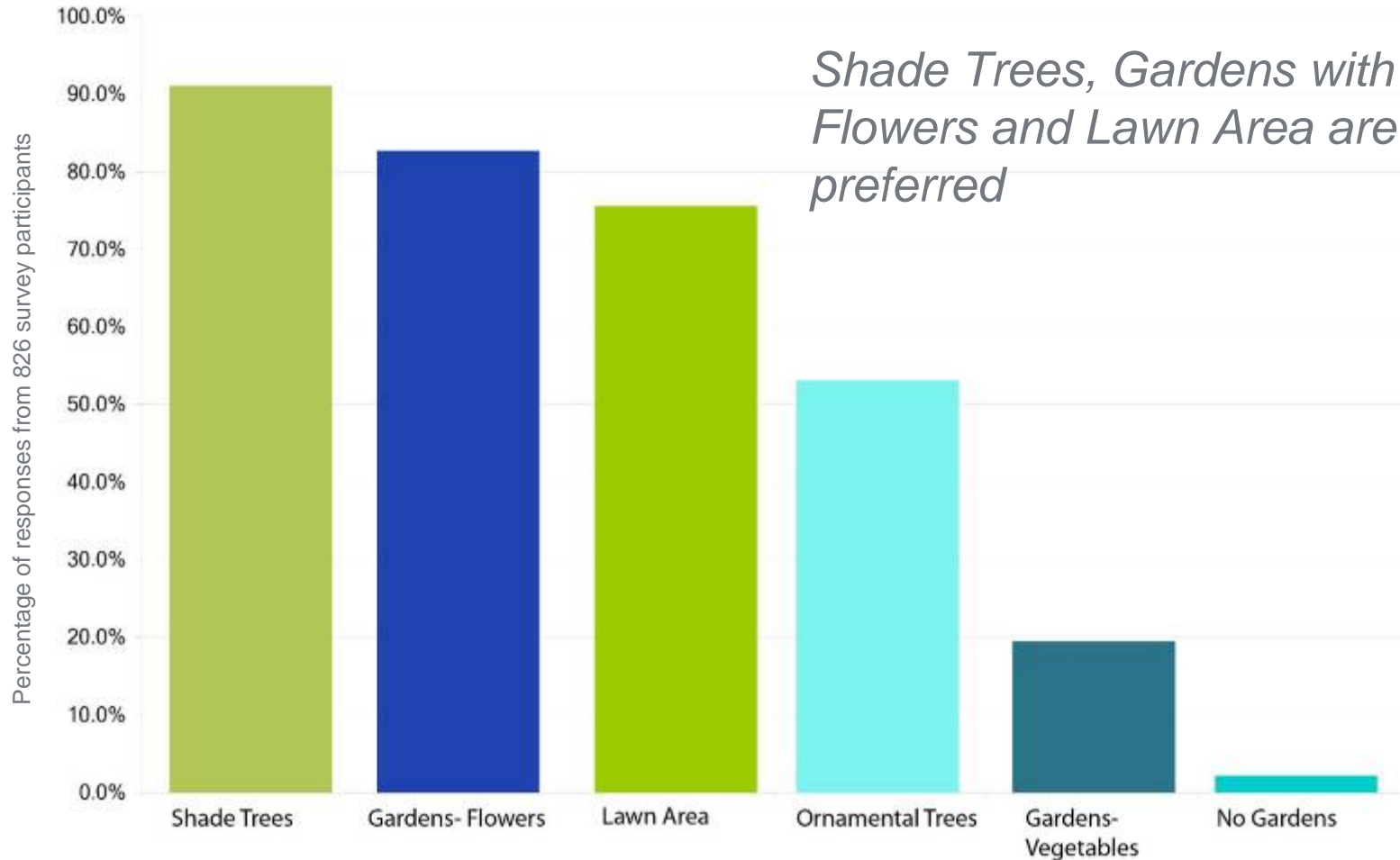
Question 6: What are the elements that the park should accommodate ?



The trend in preferences were similar, though residents rated performance space, gardening and inclusion of a dog run higher than non-residents.

SURVEY RESULTS: preferred type of plantings

Question 7: What are the types of plantings do you prefer ?

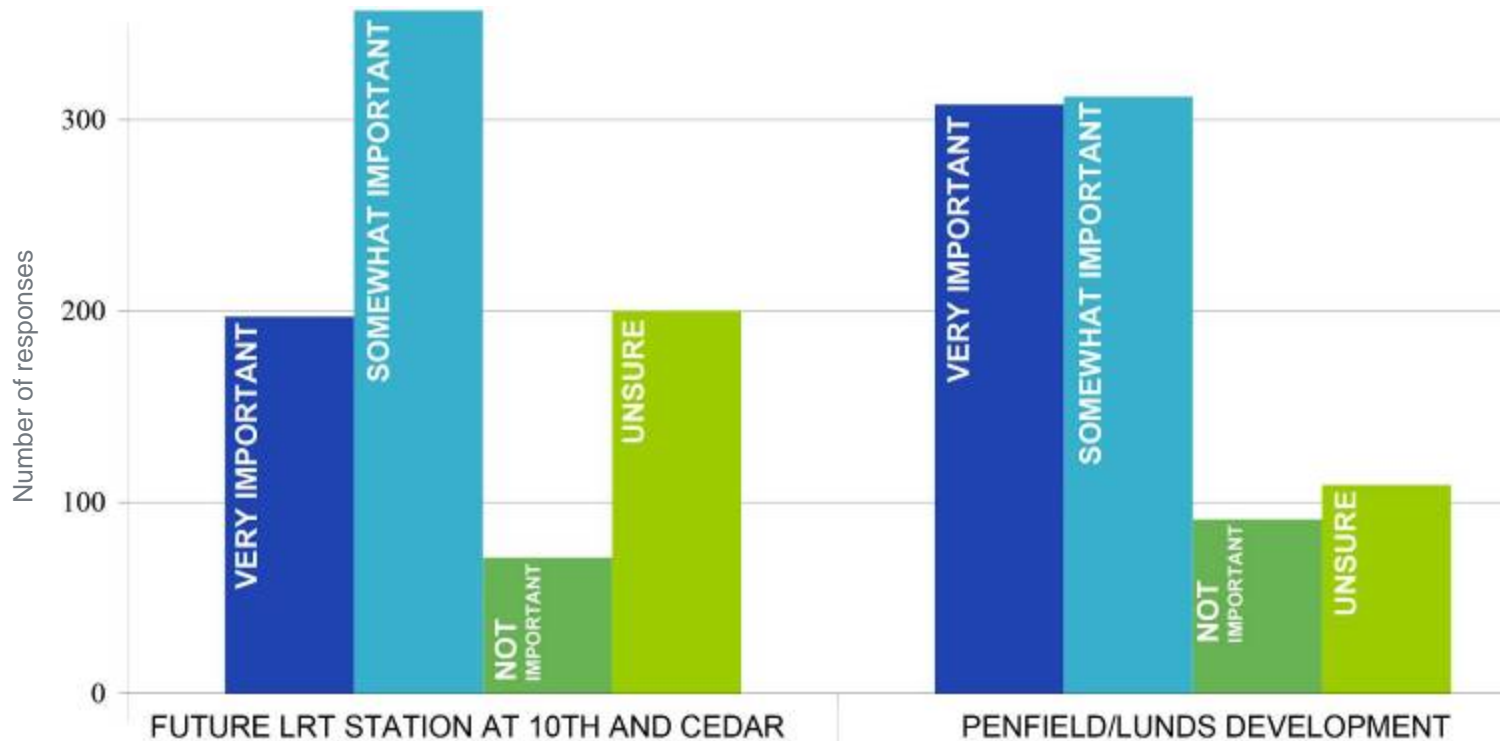


Shade Trees, Gardens with Flowers and Lawn Area are most preferred

+ 42 comments

SURVEY RESULTS: future development

Question 8: Does the proximity of the future development of the LRT station at 10th and Cedar and the Penfield/Lunds development influence the design of the park?

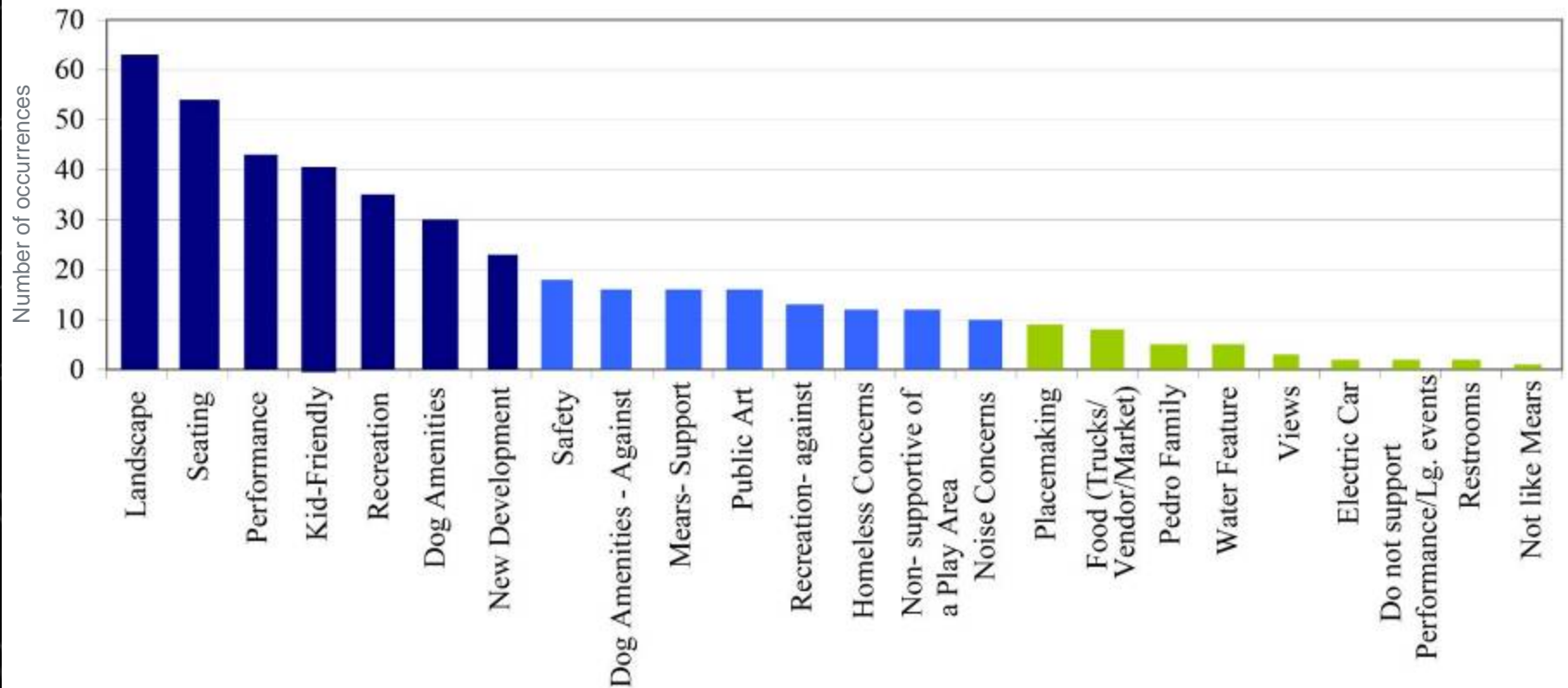


Both developments will bring potential park users to the neighborhood and will be considered in the park design.

+ 54 comments

SURVEY RESULTS: comments

Categories of comments, suggestions, other input from all questions on the following categories.



Most comments related to the style of landscaping, the desire for seating, performance space, and to create a kid – friendly park.

+ 556 comments from all questions

SURVEY RESULTS: comments

Survey Summary:

- The survey response reached a significant number of residential and working community members who represent potential users of the Pedro Park site.*
- The preferred style of the park is a ‘natural’ style defined as organic/circular form, natural materials, and vegetation replicating a natural setting. A ‘traditional’ style is also valued.*
- The preferred activities and elements lend itself to a “Passive Park” to accommodate gathering spaces, seating for individuals or small groups in a family friendly setting.*
- Attractions to the park might also include ornamental plantings, a performance area, a shade structure or gazebo, a dog area, and a water fountain.*



Where do we go from here?

Current Site Conditions: Land Ownership

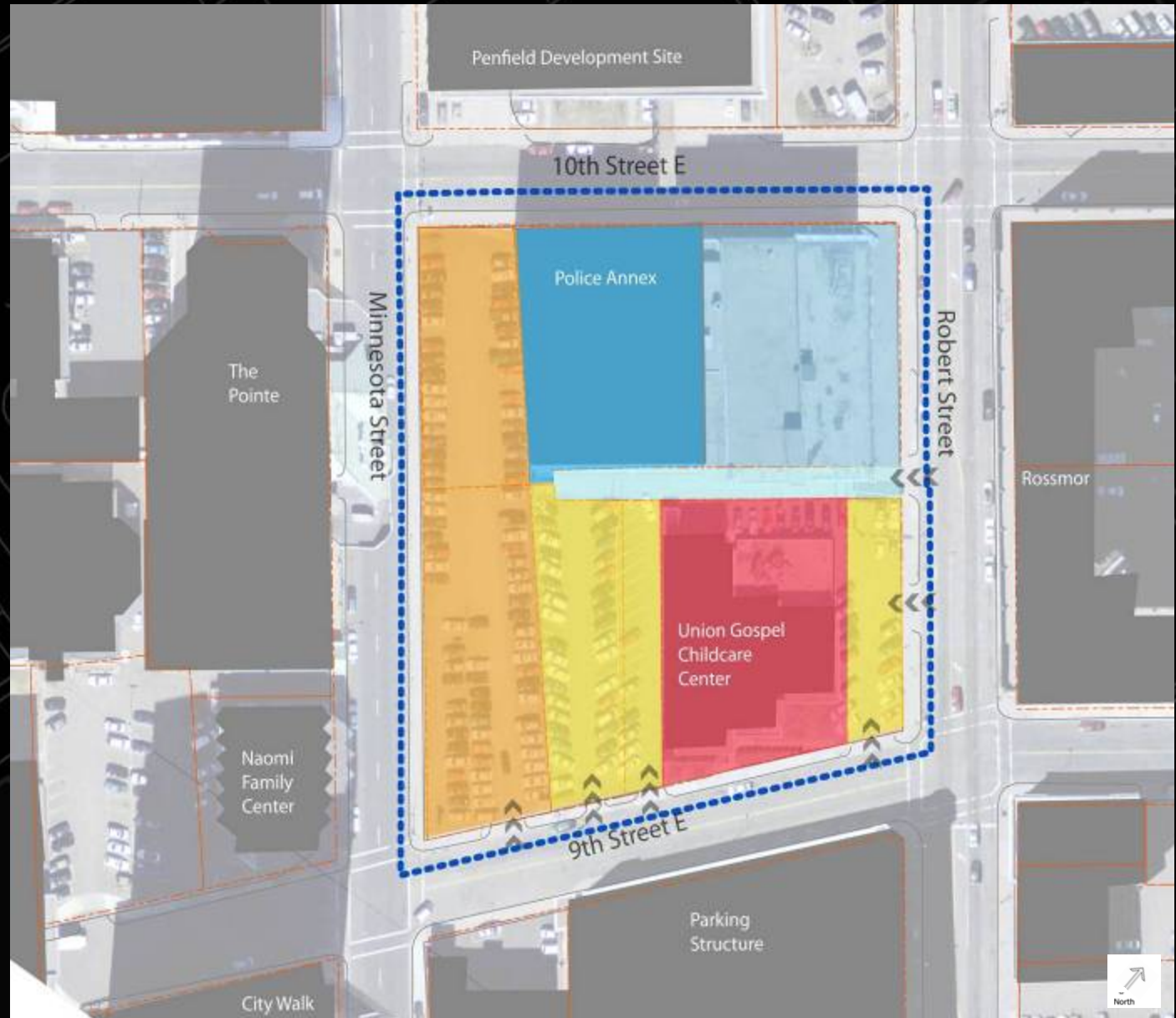
-THE BLOCK IS DIVIDED INTO SEVEN PARCELS OWNED BY THREE DIFFERENT ENTITIES IN ADDITION TO THE CITY

-THE PEDRO FAMILY DONATED THE PARCEL IN THE NORTHERN CORNER OF THE SITE

-THE DONATED PARCEL WILL BE USED FOR CONSTRUCTION STAGING FOR THE PENFIELD/LUNDS DEVELOPMENT SITE UNTIL FALL 2014 (APPROX.)

-THE CITY IS CONSIDERING WHERE THE POLICE OPERATIONS BUILDING MIGHT BE RELOCATED

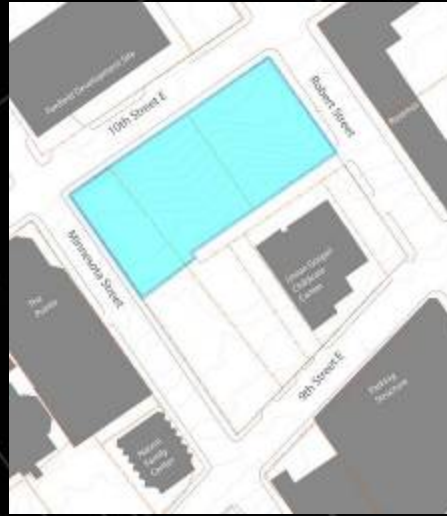
-FUNDING FOR FUTURE LAND ACQUISITION HAS NOT BEEN SECURED



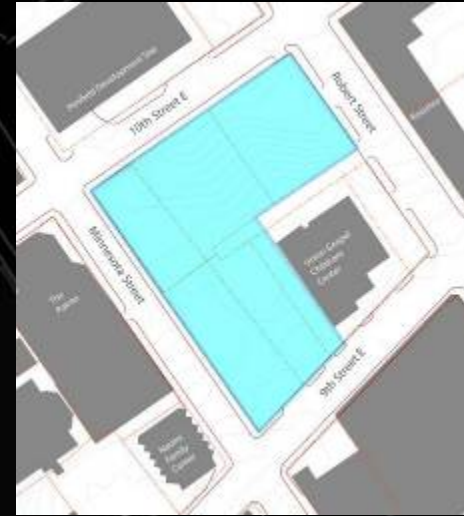
Size and Scale of Pedro Park (per review at 1st Task Force meeting):



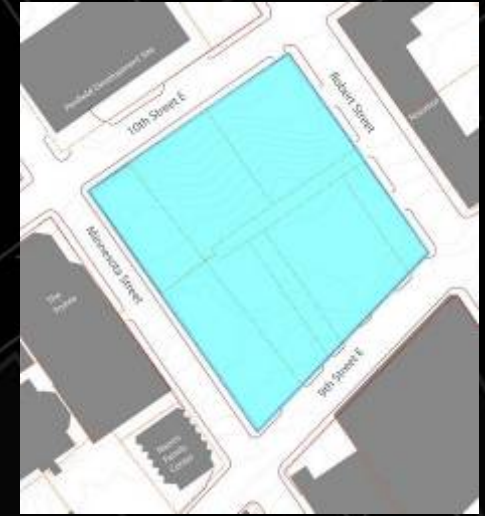
Option A: City Parcels



Option B: Half Block



Option C: L-Shaped

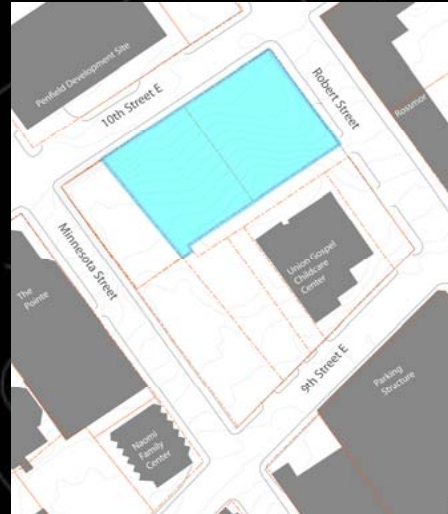


Option D: Full Block

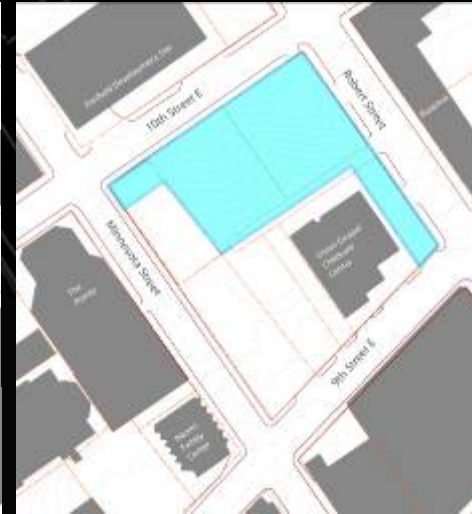
Proposed buildout of Pedro Park:



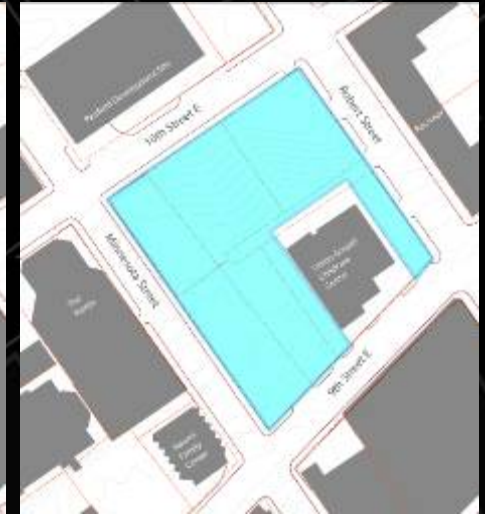
Temporary: Pocket Park



Short Term: City Parcels

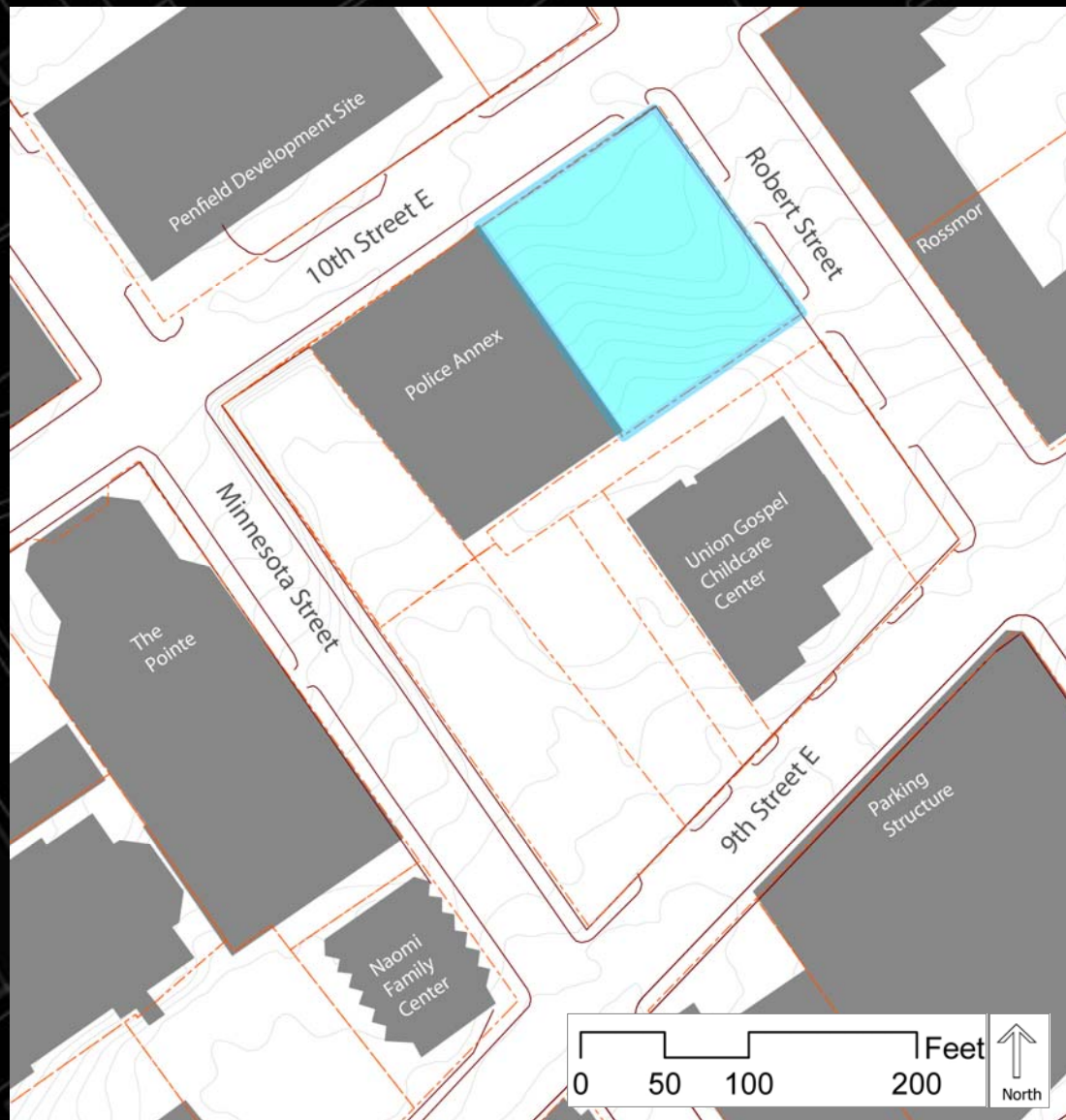


Mid Term: Extension



Long Term: U-shaped

Buildout: Phase 1



Temporary: Pocket Park

Details: .45 acres

GOALS FOR PHASE 1:

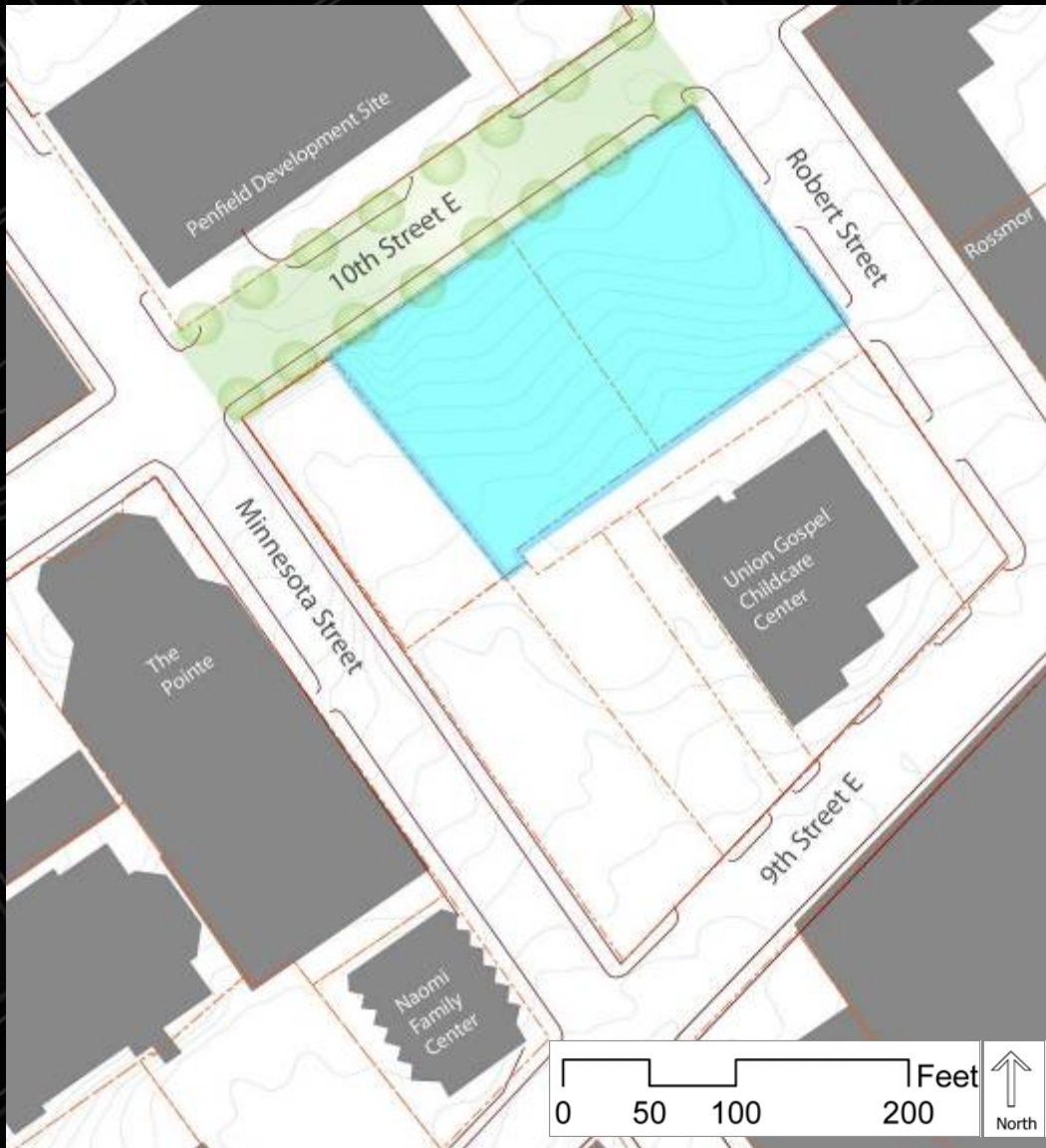
-Create a useable area for the neighborhood.

- > Remove Fence
- > Fill site to sidewalk grade
- > Incorporate seating and tables
- > Add greenery: lawn, trees, planters
- > Include space for temporary art installation
- > Designate a small dog area

-Construct a community space that is a relatively low-cost investment yet will set the stage for creating a community gathering area.

-Complete in coordination with Penfield/Lunds opening.

Buildout: Phase 2



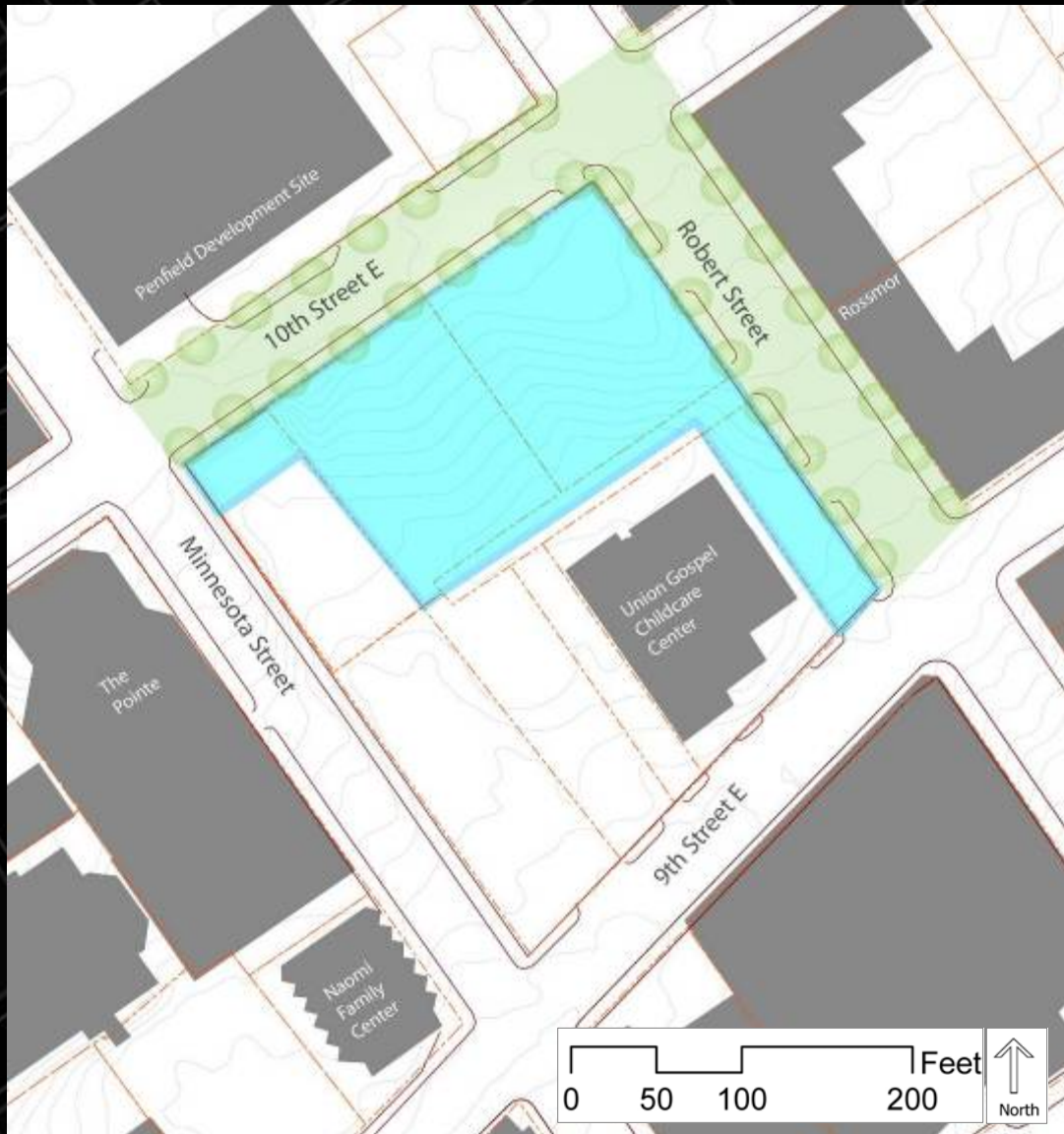
Short Term: City Parcels

Details: .85 acres

GOALS FOR PHASE 2:

- Expand “pocket park” on City owned land to create a community gathering area with permanent tables and seating for small gatherings.
- Include a multiuse element such as a gazebo or shade structure for gatherings and performance.
- Add plantings and streetscape on 10th street that relates to the Penfield site.

Buildout: Phase 3



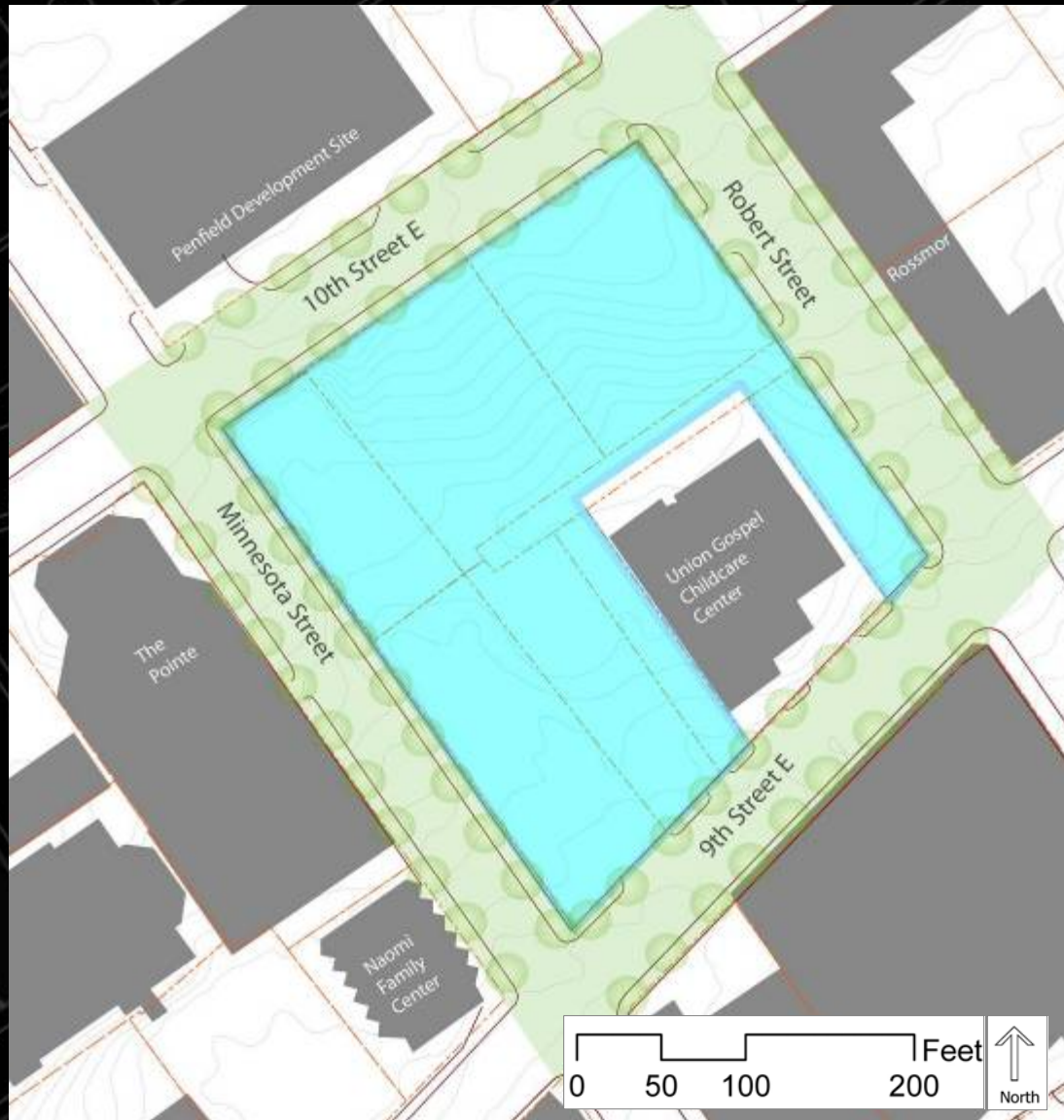
Mid-Term: City Parcels with Extension

Details: 1 acre

GOALS FOR PHASE 3:

- Accommodate pedestrian movement through the park to connect from the Park walk (9th and Robert) to 10th and Cedar (LRT station)
 - > Bridge over parking area to address grade change
 - > Extend park so it has a continuous front along Robert St
- Eliminate major grade change at 10th and Minnesota corner to allow better flow through the site.
- Consider alley vacation to create a transition towards the Union Gospel Childcare Center
- Add streetscape plantings along Robert St

Buildout: Phase 4



Long-term: U-Shape

Details: 2.0 acres

GOALS FOR PHASE 4:

- Add fill at 10th and Minnesota so that site is level with sidewalk elevation
- Design a family – friendly greenspace with artful elements that encourage play, community interaction, and accommodates small performances
- Add seating, a water element, native plant gardens, with a ‘natural aesthetic’, and designated dog area
- Create important pedestrian connections
- Find alternative parking options for Childcare Center and Naomi.
- Improve streetscape plantings along Minnesota and 9th street

Discussion

1. Survey results: Comments, questions, reactions, clarifications
2. Moving forward: Response to phasing approach goals and objectives

Moving Forward....

Next Meeting: Mid or Late Summer 2012
Review of conceptual plans for park design

