

Park Plan
For
Alborn's Future Park Area

Park Plan Summary

The Alborn Township Supervisors, at their April Board Meeting, started the process of developing a Park Plan for the area between the New Fire Hall and the Western property line.

This Park Plan is the first step in the process to support the installation of a new playground.

Also included in the Park Plan is the development of a new driveway for the current parking area and the moving of the Township mail box. While the new driveway and moving the mailbox seems unrelated, these two items support the overall improvements to the Community Center area.

Background

When the Fire Hall expansion was undertaken, the Township's original playground was razed to make way for the expansion. The only item of the original playground that was saved was the pavilion.

The pavilion was moved to a temporary area on sloped ground. This caused the pavilion to lean and become dangerously close to fall over. In 2019, the pavilion was moved to its new permanent location, just outside of the baseball field area.

During the move, the Eastern side of the park area was landscaped and several issues were addressed, mainly the telephone line over the rock.

Plan Goals

The over-all goal of the Alborn Town Board, is to prepare the Park areas for the installation of a new playground.

The goal of this Park Plan document is to start a conversation regarding the changes necessary to accomplish the installation of a new playground in the Park area.

This document, while identifying several construction details and associated costs, is not meant to be a scope of work document. A resulting scope of work document will start after our resident's involvement and input to the plan.

Plan Tasks

To accomplish the goals as outlined above, there are number of areas that need to be addressed:

1. How to including our residents in the park's design. One option is to have public meetings to gathering input.
2. Discussion regarding hiring a landscaping designer to assist with the design of Park area.

3. Discussion regarding the construction of a parking area on the Western portion of the property. This parking area would provide easier access to the playground.
4. Discussion regarding the location of the new playground area along with the plans for the new playground. These areas are identified in the attached drawing. There is a separate Playground Planning group that is addressing the Playground fundraising and installation. This group is being led by Tarah Vitek.
5. Moving the Township's mailbox from the private driveway to the South side of Highway 7. This item was requested by our local mail carrier.
6. Addition of a new driveway to our current parking lot. This new driveway will provide better access to the Handicapped parking area. Currently, the Handicapped parking area could be blocked during a Fire Department call out.
7. House Keeping tasks. Before any work on the above items is undertaken, it would be prudent to insure there is adequate area for a sewer expansion if necessary.

Risks to the Plan

At this point there are two major risks to this plan.

The first is public support for the new Park area and associated costs.

The second is tax payer money. The Township Board has worked very hard to holding the current levy steady at \$90,000 per year. With no increases planned, the question is will there be enough money to complete the plan during 2021. One alternative will be to spread the project over two years.

Detailed Progress:

Inform and Gather (Thanks Dave)

Inform the residents of Albion Township

What about a mailing to residents requesting they attend a meeting?

Gather Information

What about a Saturday morning meet-and-greet the public?

Design Park Area:

Design / Landscaping assistance

Hire a landscaper to consult on layout and design of parking area

Gather costs

Parking Lot:

Removing the trees in parking lot area

Find a contractor to remove trees

4/8 and 4/13 - Called and left message with Peter Woods

4/14 – met with Peter Woods

4/13 – met with Tim Anvid

Gather costs

The cost to remove the trees is approximately \$3500

Remove stumps and bring in fill to finalize parking area

Find contractor to remove stumps and bring in fill to finalize parking area

4/9 – met with Ben V.

4/13 – received costs from Ben V.

Gather costs

The cost for stump removal and parking lot construction is approximately \$22,700

Privacy fence or additional trees between properties

4/13 - Talked with Jeff Berlin regarding options for privacy between the properties and asked Jeff to attend the next board meeting to make his desires known.

Find contractor

Gather costs

Playground:

Bring in fill to prepare area for playground install

This has yet to be defined

Move Mailbox:

Purchase and install new mailbox post/mount

4/1 – new mailbox post was purchased

Need to install

Develop New Driveway:

Meet with county and develop a new driveway plan

4/13 – met with Gordy and Tim. Plan is to move pedestal and file on-line form for new driveway. This driveway will be in line with parking lot on East side of Community Center

Need to contact Frontier to move pedestal

Find contractor to do work

Gather costs

House Keeping Tasks

Sewer Expansion (Thanks Brady and Dave)

Hire septic system designer to insure there is room for septic expansion or replacement.

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