

CITY CLERK

2021 MAY 12 AM 10:18

Parks and Recreation Board
April 15, 2021 – 4:00 p.m.
City Hall Council Chambers, 1100 Frederick Avenue

	<u>Name</u>	<u>Members' Term Attendance</u> (mtgs attended-mtgs absent)	<u>End of Current Term of Office</u>
MEMBERS PRESENT:	Clark, Chris	(11-9)	02/11/24
	Heim, Michael	(14-6)	02/03/24
	Lanham, Annette	(9-1)	02/03/24
	Luedtke, Patti	(7-0)	08/31/25
	Nelson, Pam	(19-1)	02/03/24
	Nelson, Scott	(8-0)	07/27/25
MEMBERS ABSENT :	Brandt, Valerie	(22-26)	06/20/21
	Grace, Darrell	(24-11)	06/20/21
	Supple-Bish, Mary	(15-5)	02/03/24
STAFF PRESENT:	Bryan Carter, Interim City Manager Chuck Kempf, Director Parks, Recreation & Civic Facilities Jeffrey Atkins, Assistant Director Parks, Recreation & Civic Facilities Jessica Oshel, Special Events & Communications Coordinator		

Call to Order.

Chairman Chris Clark called the meeting to order at 4:05pm,

ITEM #2 - Approval of minutes

Approved

ITEM #3 – Updates:

- a. River Bluff Trails – The trails are underway and have made significant progress. Identified as the most important project in the most recent riverfront master plan. Tourism Commission recommended funding the project at their January 2020 meeting and followed up by the council approving the \$1.5 million funding in February 2020. And a future commitment for an additional trail for a pedestrian bridge from Wyeth Hill that would connect over highland avenue to new trail system. When they get closer the council will then have to approve funding. Design build project. Nomad Trails with Ideker have been adapting the trails as they go along. Staff had a site visit yesterday. Trail's color coded - beginner, intermediate, advanced, expert, and pro. Crushed rock trail easier, all others dirt, rock, etc. the topography of the land lends itself to creating challenging trails with obstacles. Up around the old WPA structures. A youth area is being developed for beginners that will be a loop system so parents can let children go. Late summer to fall will start work on the northern trails section. The future additions will require purchasing or leasing land.

- b. Horace Mann/John Lucas Park CIP – \$1,208,359 project – Portions of the building are leased out to Bartlett Center for their programs and Community Action Partnership. The project is for air conditioning gymnasium, stage area, and lobby (has never been air conditioned,) replace break room & kitchen slit system, automated building system, interior/exterior lighting, plumbing fixtures retrofitted, envelope sealing of building, gymnasium roof replacement, interior painting,

and wood gym floor replaced (which is later in the project to not damage during the other renovations.).

- c. Krug Park Renovations – Parks department proposed upgrades to Krug park for CIP projects: 1) sewer and water upgrades to the amphitheater (\$464,000) which has a break somewhere between the amphitheater and St. Joseph Avenue, and 2) children’s circus area (\$500,000) will renovate and try to bring back some of the areas taking into consideration ADA restrictions – these were already on the CIP project list. There has been proposal by a group of local group & several elected officials to renovate the amphitheater area for an events center. The council listed the upgrades to the amphitheater as a primary goal while they are in office. A work session was held on February 8 to determine interest with full council and public input, consultants were available to answer questions. Council decided to initiate a feasibility study. Since that time city staff and outside consultants have provided council information that is related to the feasibility and other questions that have come up about the future of the park, what our concerns are, what opportunities, and funding opportunities. At this moment we have entered into an agreement with a consulting firm to determine feasibility of the project. They will be in St. Joseph next week. after study complete, council will review and decide to move forward or not and a funding method. Funding methods are general obligation bonds, sales tax, revenue bonds – at least two of them require a vote.

ITEM #3 – Upcoming Events

- a. Show Me Your Roots – April 24 – 2-4pm – Hyde Park – Missouri Parks & Recreation Association encouraged park departments to plant 2 trees in conjunction with the Missouri Bicentennial. We will be planting 2 trees in Hyde Park and will have a mini festival.
- b. Memorial Day Scavenger Hunt – May 21-June 1, 2021 – scavenger hunt through the parks with a chance to win yard games.
- c. Park Passports – Memorial Day Weekend – Beginning of School in August – Summer long program for kids. Children sign up to become a card-carrying member. They are encouraged to visit all our playgrounds and will find the QR code to check-in. If they have visited the specified number of parks by the end of the summer, they will win prizes.

ITEM #4 –Open Discussion

Chris Clark – Krug Park timeline – answer: early May – goal is to get back in case they need to get a bond on the August election, that deadline is late May.

ITEM #5 –Public Comment

Chairman Chris Clark explained the role of the Park Advisory Board – no voting power or authority over the parks or city council. Our function is to provide guidance to park staff, as well as offer a potential recommendation to the city council. Due to the larger than normal audience tonight, public comments will be limited to 5 minutes each, which will allow everyone to have a chance to speak. Anyone with a comment is to come to the podium, state their name and address.

1. Terry Turnback, 1321 Faraon Street, St. Joseph, MO – Krug Park project – would like a copy of presentation (provided.) Consulting agreement has it already been voted on.
 - Bryan Carter: there is a timing challenge, the \$25,000 city manager can sign, the remaining \$25,000 amount of work is subject to council approval. Agreement (\$25,000) is for ASM Management. An agreement has been reached with Stone Planning feasibility, which could be added to the agenda for the next council meeting.
 - Terry Turnback – the \$25,000 is part of the \$275,000 that is being voted on?

- Bryan Carter – Yes that is. Code does authorize the city manager to sign for up to \$25,000 anything beyond that goes to council.
 - Terry Turnback – In your proposal you said some information already been given to council?
 - Chuck Kempf – I misspoke if that was heard, I did mention that we have provided information to council with any questions they might have.
2. Dennis Weiser, 4601 Lexington Court, St. Joseph, MO - experience with Krug Park goes back more than 75 years. My favorite photo is of my dad and I feeding ducks at the lagoon. I am not advising you to tell the council for no change or put back like 70 years ago. My opinion is that the park needs to be renovated, and revised. Nature center, greenhouse, flowers, grape arbors live oak trees, trails, keep the park a park. Other cities a nature center supported by citizens; same type of thing done here. An entertainment area to support 25,000 people many acres of blacktop to accommodate buses, tour groups, 18 wheelers, etc. that will have to be brought will completely change the nature of the park. Bad city policy. As a role of city advisors help them see that and understand that and include that in any plans when it comes to writing the contract, which I understand is geared towards an entertainment venue at Krug Park. I think it is bad public policy and thank you for your help, work, and volunteer hours. The public appreciates it.
- Bryan Carter – clarification – ASM has reduced number of people that could attend an event to 7 to 20 thousand. Still a large number, but it has been brought down a little bit.
3. Dana Black, 3520 N 5th St Terrace, St. Joseph, MO - behind Krug Park – I would like to know where to find an updated plan, everything I have looked at is not clear and confusing. Where would I get a clear re-route plan for exits out.
- Chuck Kempf - at this time no plan and can tell you I join into your confusion because I see the same things that you do. A lot of discussion and planning and different things conflicting. No real solid plans will have multiple options through a lot of documents.
 - Dana Black - April or early May is that when the public will see plans?
 - Bryan Carter – after feasibility study and the council has reviewed then put out to public. Agree with Chuck that there have been a lot of things going around about this for 10 to 12 years. We are beginning the process of copying all these files to give to the consultants for the feasibility study.
 - Dana Black – I have to agree with Mr. Weiser, I've lived behind Krug Park for 25 years and want knowledge of what is going on. Don't disagree that the park needs updates especially water, restrooms, etc. Beautiful renovation of the pond, but when I see what I know of the project it is catastrophic to our peace, like I said I have lived behind there for 25 years and to think that they are going to take trees and land because they think there is nothing there, that is our home and peace. Sorry getting emotional, but do not want a 25,000-30,000-person concert going on, I want peace in my back yard. I just want peace, and this would be catastrophic. Unfathomable to me that we would be able to get that many people in that area. Why when it was proposed, it was not in a more accessible area, like 36 highway, casino area somewhere other than a long-standing residential area. Just because there seems to be trees and open land there does not mean that there are not homes. I just want more information.
 - Bryan Carter – we have pushed the importance to ASM for public information. Unfortunately, can't share since it is still being developed. Clarification max of 30,000 people
 - Dana Black – this is just totally no for me. Absolutely no.

4. Dan Weiser – Is not the primary plan behind renovation to be revenue producing for the city. Is not the plan to bring in thousands of people to attend concert, wouldn't it bring in money for the city.

Bryan Carter – somewhat hard to say think it will depend upon what the feasibility study says. If it says it is a large revenue or a break even, it will change things then it would be city council to decide whether to move forward as revenue producing or entertainment opportunities.

- Dan Weiser – The purpose to attract a lot of people, with a lot of money spent and flowed through the producer & talent and city tourism facilities. I am trying to get what the driving force would be for the drastic changes to Krug Park bowl. Evidently you would need a large number of people coming to make it profitable, and worth a sizable bond or sales tax increase to make it happen. If city not doing to make a net profit, why is the city doing this.
- Chuck Kempf – the intention of this happening is what you mentioned with tax dollars generated through the hotel, motel, food and beverage. But I do know that there has been conversations, (no agreement reached) the intent would be money to flow back into the park department and benefit the parks system. February 8 work session this was brought up and other conversations. Whether the feasibility study will lay that out as a reality we will find out.
- Chris Clark – Seems like we have to wait until the feasibility study comes back to have some type of footing to decide.

5. Mike Heim – clarification newest member of the board, but my understanding from a parks & rec department is that our department knew that krug park needed some improvement just to be working - sewer & water. Nothing really proposed in using CIP money to make some huge thing we are talking about here. Is that true.

- Chuck Kempf – that is, we completed a strategic plan with a variety of people to know what the community would want. Brought anyone who wanted to participate put together 5 primary goals. The number one was to take care of what we have, since then city staff and park board have communicated what we think will accomplish this. We have put together a large list, way more than what a CIP program could pay for. We proposed a variety of different requests for krug park, and three of them were approved. There are way more for just improvements. You are correct the only one we put on was for the Amphitheater infrastructure, stonework, things like that. we didn't have on our list. Honestly, it was too big of a project for us to think about and just trying to get smaller amounts of money to get some things fixed.
- Mike Heim – That was my point. The parks department receives money that we can maintain what we have. Do some improvements here and there, but we do not know huge. This consulting project is driven by the council and not by the parks board. There may have been plan A, B, nothing taken a total and information hard to find. No information until the consultant process is taken care of. What it is going to boil down to is dollars, services, and who is going to pay for it. Park board is going to be told what they are going to do.
- Chuck Kempf – we may bring it back to the board for input after the study, but ultimately it is council for their approval.
- Mike Heim - Parks will have to maintain whatever is done, a lot or a little, maintain it with a budget that has no bearing at this time on this bond or funding issue to maybe raise funds. Just a point of clarification. A lot of questions.

6. Terry Turnback – Regard to the concert venue project – understand that ASM is shooting out somewhere between 7 and 20 thousand people. Article just came out today in KQ2 states looking

at late spring to late fall every weekend for events. Concerns if they do events throughout the entire spring, summer, and fall season, they are going to have to gate off the event area around the park and bowl to collect gate, which will exclude the people who live here. Only two entrances into and out of the park one at the front and one at the back. Not sure how this will affect public access to the park. Every single weekend when they are going to be setting up, etc. and break down, clean up afterwards. Every weekend greatly will impact the people that live here from utilizing the park, limited to weekdays. Impact on people who live here is going to be greatly affected for people to take their kids and enjoying playground, picnics, fishing, etc. You are not going to have people wondering around while they are setting up. Advise council this point needs to be made. We would be the ones having to fund this great venue, but we can't enjoy while concerts are going on. Not to just consider the amount of revenue, taxes, and tourism to be made, let us talk about the people who live near the park that will have to deal every weekend all season long, noise, trash, etc. This goes on for let's say in 20 years what's that going to do to property value and houses around being bombarded by noise, traffic, and crowds that come to these events. This needs to be taken into consideration. We have history with this park and love this park, we want this to be a family park. This development has the potential to reduce our ability to enjoy the park just to make a profit. Have reservations about that for the people who live here.

7. Marie Miller – 3600 N 5th Street Terrace, touch park property, question is St. Joseph Avenue going to start looking like the Belt Hwy, question of where I am going to eat, sleep, when I am driving into town to come to this event. If I am coming early, I want somewhere to shop, eat and a hotel room. St. Joseph Avenue has nothing. Except a Dairy queen, Fords, Burger King, Taco Bandito, no hotel, gas station, grocery store that is it. Is St. Joseph Avenue going to start looking like the Belt Hwy.
 - Chuck Kempf – there has been a lot of discussion about this topic and other traffic issues. Obviously, no answer, except that there will be more traffic.
 - Chris Clark – no way of knowing, if I were a developer coming into town see an amphitheater and my guess is that they would develop in the northeast part of town and probably put it there and shuttle them in. Infrastructure be it sewer and street it will go up. Real Estate developer would go somewhere else.
8. Chuck Kempf and Chris Clark thank everyone for their comments. Be cautious of the amount of information that will be out there. Feasibility study will be the only factual information.
9. Dan Weiser – Would like to urge the staff to recommend to council to have more meetings and discussion. No venue currently for this.

ITEM #6 - Adjourn

A motion to adjourn meeting, seconded. The meeting was adjourned at 5:03 pm.

Next meeting is scheduled for **Thursday, May 20, 2021, 4:00pm** at Parks, Recreation & Civic Facilities office, 1920 Grand Avenue.

Minutes respectfully submitted,
Lori Frederick, Executive Administrative Assistant