

City of Plainwell

Community Recreation Plan

2016—2021



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In Accordance with:
Michigan Department of Natural Resource Guide-
lines for Development of Community Park, Rec-
reation, Open Spaces and Greenway Plans

The Island City

Five-Year Recreation Plan 2016-2021

For the
City of Plainwell
Allegan County, Michigan

Plainwell City Council

Richard Brooks, Mayor

Todd Overhuel, Mayor Pro-Tem

Brad Keeler, Council Member

Roger Keeney, Council Member

Lori Steele, Council Member

Downtown Economic Development Manager:

Denise Siegel

City of Plainwell Parks and Trees Committee

Marcus Taylor, Chairman

Sharron Schaafsma, Vice Chairman

Marsha Keeler, Board Member

Bunny LaDuke, Board Member

Sandy Lamorandier, DPW Designee

Justin Burchett, Board Member

Todd Overhuel, Board Member/Council Representative

A. Community Description

- Location

The City of Plainwell is located in the southeastern portion of Allegan County, Michigan, 35 miles south of Grand Rapids and 15 miles north of Kalamazoo, easily accessible via US-131. The City of Otsego, which is comparable in size to Plainwell, is immediately to the west of US-131. State Route M-89 (Allegan & Bridge Streets) runs east-west through this 2.2- square mile city. Main Street is the primary access route running north-south; out city is the intersection of Main St. and M 89. The city is almost entirely surrounded by the waters of the Kalamazoo River and its local tributary – the Mill Race. This “Island City” as it is commonly referred to, provides numerous recreational opportunities for the community.

- History

The City of Plainwell was incorporated as a village in 1869 and as a city in 1934. Approximately 4,500 residents call Plainwell home. The Mill Race was dug in 1856 in a natural depression of land along the Kalamazoo River. The race encouraged many new businesses and settlers to relocate to Plainwell. These new businesses included a grist mill built by Mr. Henry J. Cushman in 1858. The first saw mill was built by Mr. Brigham then G.B. Force and O.D. Dunham established a rake factory. In 1860, they also opened a planing factory. Soon thereafter, three steel bridges were erected to cross the Mill Race at Allegan (M-89), Bridge and Main Street. In 1886, a group of local businessmen met and soon thereafter, in 1890, the Michigan Paper Company opened on the site of the Lyons and Page Mill which was built in 1872 as a manufacturer of newsprint. In 2006 the City of Plainwell purchased the former paper mill and by 2014 City Hall relocated to a portion of the now historic mill.

- Social Characteristics

The following is a summary, of the social characteristics of the City of Plainwell from the 2000 Census, including, community population, employment trends, number and location of households, and population distribution.

a. Community Population

Population	Year
2,767	1960
3,195	1970
3,751	1980
4,057	1990
3,933	2000
3,643	2010
4,000	2020 (Projected)*

*Projected Populations Source – Vision for Tomorrow Plan

b. Employment Trends

Employment status	# of person	% of total
Population 16 & Under	2,874	100
Labor Force	1,931	67.2
Civilian labor Force	1,931	67.2
Employed	1,802	62.7
Unemployed	129	4.5
% if civilian labor force		6.7
Armed Forces	0	0
Not in Labor Force	943	32.8

Employment Occupation (16 & over)	# of Persons	% of Total
Management, Professional, & related	409	22.7
Service	299	16.6
Sales & Office	480	26.6
Farm, fishing & forestry	12	0.7
Construction, extraction & maintenance	171	9.5
Material moving	431	23.9

c. Number and Location of Households

The majority of households are located in the immediate area surrounding the Central Business District. A Concentration of families with young children is located near Thurl Cook Park.

Housing Units	# of Houses	% of Total
Total Housing Units	1,593	
Occupied housing units	1,506	94.5
Owner occupied	1,045	69.4
Renter occupied	461	30.6
Vacant housing units	87	5.5

d. Population Trends

The population has slightly increased (2% or + 81 people). Age distribution has changed between the 2000 and 2010 census. It indicates the significant decrease in the City's senior population (65+) as well as a population increase in teenagers to young adults (15-24) and children below the age of 5 showed a decrease. The population of youth adults between the ages of 25-44 decreased, while the population of middle aged (45-64) increased.

e. Population Distribution

Population Distribution (Age) – 2010

Total Population	Persons	% of Total
Under 5	255	7
10 to 14	239	6.6
15-19	267	7.3
20 to 24	238	6.5
25 to 34 years	452	12.44
35 to 44 years	462	12.7
45 to 54 years	593	16.3
55 to 65 years	401	11.0
65 to 74 years	234	6.4
75 years and over	247	6.7
Median age	36.2	
18 years & over	2737	75.1
65 years & over	481	13.2

Population Distribution (Gender) 2010

Male total	1,730	46.7
18 & older	1,252	34.3
Female Total	1,913	52.0
18 & older	1,485	40.8

Population Distribution (Race) 2010

Race	# of Persons	% of Total
One race	3,883	98.7
White	3,651	95.9
Black or African American	39	1.0
American Indian & Alaska Native	18	.4
Asian	16	.4
Native Hawaiian & other Pacific	2	.5
Some other race	22	.6
Two or more races	56	1.4
Hispanic or Latino (of any race)	86	2.2

Population Distribution (Income Level) - 2013

Less than 10,000	12.8%
10,000 to 19,999	9.4 %
20,000 to 30,000	11.9%
\$30,000 to \$40,000	11.2%
\$40,000 to \$50,000	9.3%
\$50,000 to 60,000	11.8%
60,000- 75,000	12.0%
\$75,000 to \$100,000	11.4%
>\$100,000	7.8%
Median Household Income in 2013	\$45,092
Median Family Income in 2013	\$49,601

f. Population with Unique Needs

The distribution of Plainwell's elderly and disabled is fairly even throughout the city. Barrier-free design laws require that all public spaces be accessible per the Americans with Disabilities Act (ADA). The guidelines must be closely followed to provide access for all. This law will require an assessment of the accessibility of each park to the disabled user and the access route to them. Based on the Census data provided regarding the number of residents with special needs, accessibility is a high priority.

Disability Status

Population	# of Persons	% of Total
5 to 20 years	925	100
With a disability	145	15.7
21 to 64 years	1,928	100
With a disability	326	16.9
Percentage employed		78.5
65 years & over	511	100
With a disability	267	52.3

- **Physical Characteristics**

- a. Land Use Patterns**

The City of Plainwell has a downtown Central Business District as its core with primarily single family residential housing in typical residential patterns proximal to the downtown. Medium and high density residential housing exists at a limited rate. Most of the industrial uses are located along the city's eastern boundary. The institutional land uses are dispersed throughout the city with the hospital and sewage treatment plant to the west near US-131, the schools to the south and the library just east of the downtown. Additional Commercial use consisting of primarily strip development is occurring along Allegan Street, to the west toward Otsego and south towards Kalamazoo. Recreational land use is abundant and exists throughout the city and will be discussed in detail. Agricultural land use is predominately located outside the City Limits.

- b. Topography**

The City of Plainwell's topography ranges from level to slightly hilly with most of the grade differences occurring along the Mill Race and Kalamazoo River. The elevation varies approximately 25 feet within the City limits. The predominant elevation above mean sea level is 730 feet. At the eastern limit of the city, near the City's water tower the elevation is approximately 740 feet above mean sea level. A topographic map of the City is found in Appendix A.

- c. Water, Fish, and Wildlife Resources**

The City of Plainwell is fortunate to be almost entirely surrounded by the waters of the Kalamazoo River and its local tributary – the Mill Race which provides both an aesthetic beauty as well as recreational opportunities. The Kalamazoo River provides habitat for many fish and river reptiles including salamander, turtles etc. Sport fishing is the predominant recreational activity. A fishing platform is located near the confluence of the Mill Race and Kalamazoo River at the base of the dam. Darrow Park – a linear roadside park along the bank of the Kalamazoo River is also heavily used for fishing access. Fish typical of river habitat are found here including flathead and channel catfish, largemouth, smallmouth and rock bass, freshwater drum, bluegill, perch and in the spring and fall when the waters are cooler, steelhead and salmon. Since the river is currently undergoing extensive clean-up for PCB removal, most often fishing is for sport only as it is not recommended to be consumed. Portions of the Kalamazoo River, most notably in Plainwell, have undergone extensive clean-up for PCB removal. Currently most fishing is for sport only as it is not recommended to be consumed. However, the City is working with various stakeholders to fully restore the river.



d. Soils and Vegetation

The soils in the area consist of the following:

- 2- Glendora loamy sand
- 6- Adrian muck
- 11B- Oshtemo-Chelsea complex (0-6% slope)
- 12B- Ockley loam (1-6% slope)
- 18- Pits
- 19A- Brady sandy loam (0-3% slope)
- 27B- Meatea loamy fine sand (0-6% slope)
- 39- Granby loamy sand
- 44B- Chelsea loamy fine sand (1-6% slope)
- 49A- Tedrow fine sand (0-4% slope)
- 50- Aquents and Histosols, ponded
- 51A-Thetford fine sand (0-4% slope)
- 62- Sloan silt loam
- 66- Udipsamments, nearly level to gently sloping
- 72B- Urban land-Oakville complex (0-6% slope)
- 75B- Marlette-Capac loams (1-6% slope)
- W- Water

The majority of the region is 44B and 72B as can be seen on the map in Appendix A, Map 4. 72B is a mixture of urban land and Oakville. The urban land is covered with streets, concrete and buildings. Oakville is an excessively drained soil formed in sandy eolian deposits, usually on outwash plains and moraines. The Chelsea loamy fine sand soil is typically found in cultivated areas, woods or in pastures. The native vegetation is oak-hickory and the soil is excessively drained. The remaining area is an assortment of mixed hardwood woodlands, wetlands, herbaceous fields and cultivated areas.

e. Transportation Systems

US 131 runs north-south along the western edge of Plainwell and provides direct access to nearby cities including Kalamazoo and Grand Rapids. M-89 (Allegan Street) is the main arterial connection from the highway exit to the Central Business District. The downtown is located along Main Street which runs both north and south into the Township of Gun Plain. Bridge Street and M-89 (Allegan Street) merge at a traffic light at the intersection of Main Street. Bridge Street then continues east to the city boundary and to the Township of Gun Plain. Other transportation systems include the Penn Central Railroad and Allegan County bus system with two routes near the eastern boundary of the city. One route runs north to south and the other northwest to southeast. Street layout is influenced by various factors, however the blocks located to the south of Bridge Street and east and west of Main Street are aligned in a typical grid pattern of residential streets. Layout of the remaining streets is influenced by the Kalamazoo River and Mill Race which requires many of the routes to terminate. The railroad and other industrial uses also influence the street system within the city's 2.2-square mile limit.

f. Climate

The climate is typical of many southwestern Michigan towns. Plainwell is warm during the summer when temperatures average in the 70's and very cold during the winter with temperatures in the 20's. The warmest month of the year is July with an average temperature of 84 degrees and January is usually the coldest month with temperatures as low as 17 degrees. Temperatures typically range from 62°-84° in July and from 17°-32° in January. Precipitation averages 37.41 inches on an annual basis. Rainfall is evenly distributed throughout the year, however, September is the wettest month with an average rainfall of 4.1 inches.

g. Environmental Issues

The City of Plainwell has two regulated industrial sites including a former paper mill adjacent to the Central Business District and a disposal company site near Thurl Cook Park on the city's northeast side, called the A1 property. The former paper mill site is scheduled for clean up in the summer of 2016. The A-1 property has been remediated and the city is awaiting transfer of a portion of the property to the city. These sites are scheduled to undergo clean-up. The clean-up will follow requirements as specified by the Michigan Department of Environmental Quality. As previously mentioned, PCB's have been detected within the Kalamazoo River. The US Environmental Protection Agency and state partner Michigan Department of Environmental Quality oversaw the dredging of the Kalamazoo River to remove PCB – polychlorinated biphenyls in 2008. Plainwell has been established as the test location for further clean-up along the Kalamazoo River. A sizeable clean-up effort within the City has been completed and the focus is now turned downriver from Plainwell.

A map showing the National Wetland Inventory (US Fish and Wildlife Service) is shown in Appendix A. The map shows that there are only three nationally inventoried wetlands present in the City. These wetlands are located near the Kalamazoo River, to the west of Main Street and consist of the following types:

R2UBH-Riverine, Lower Perennial, Unconsolidated Bottom, Permanently Flooded; This system contains all wetlands in natural or artificial channels periodically or continuously containing flowing water. The other two wetlands identified are:

PSS1F –Palustrine, Scrub-Scrub, and Broad leaved Deciduous, and Semi permanently flooded and PSS1Cd-Palustrine, Scrub-Scrub, Broad leaved Deciduous, Seasonally Flooded, Partially drained/Ditched. These two systems are part of the palustrine which includes all nontidal wetlands dominated by trees, shrubs, emergents, mosses or lichens.

h. Zoning

Plainwell consists of mostly Low and Medium Density Residential zones, Commercial zones, Industrial and Open Space zones. See Zoning Map on the next page.

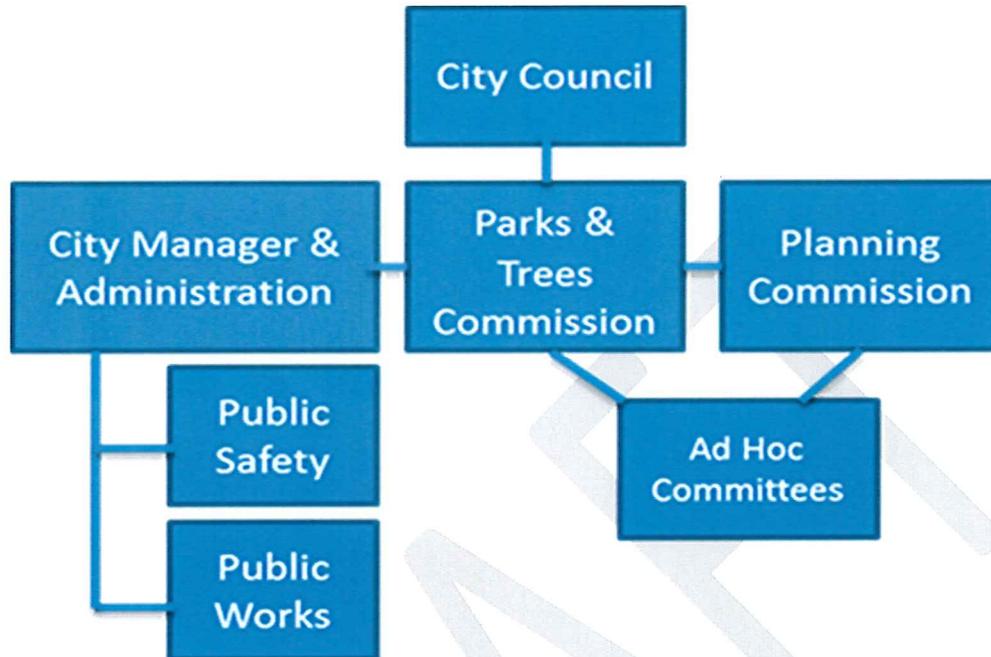
i. City Improvements

In 1999, the City used DNR Trust Fund Dollars and implemented an ADA accessible expansion of the Riverwalk trail to provide connectivity from Fannie Pell Park to Sherwood Park. Additional accessibility issues regarding crossing the existing railroad tracks near Sherwood Park need to be addressed to complete this ADA complaint connectivity. In 2012 the City received a MDOT enhancement Grant as part of the M89 reconstruction project. Improvements included ADA accessible ramps within the Central Business District.

B. City Administrative Structure

- **Current Funding Sources** Currently, the City does not have an outside funding source for park improvements.
- **Annual and Projected Budgets**
The City does not have a fund specifically budgeted for recreational purposes. The general fund covers annual operation and maintenance costs of the parks and streets. All monies used for recreational facilities are channeled through the General Fund to the Parks Department. Allocation of monies for park improvements is further discussed in the sections to follow.

- Staff Description and Organizational Chart



- **Role of Council and Staff**

The City Council is the sole authority for appropriating funds for the expansion and maintenance of the park system. The Parks Department is within the Department of Public Works and the Superintendent under the direction of the City Manager is responsible for the maintenance and improvement of the recreational facilities. The Parks and Trees Committee are involved in the review of park related items and make recommendations to the City Council. The Parks and Trees Committee make recommendations related to City owned public facilities. The City Manager acts as a liaison between the committees and the Council. Once the Council approves a recommendation, funds are distributed and the program/project is implemented. The Department of Public Safety provides security and law enforcement for all the City Parks including security checks. Recreational facilities located on school property are maintained and operated by school personnel.

The City Council meets every 2ND and 4th Monday of the month at 7:00pm in the City Hall Council Chambers to discuss and approve various City related issues.

- **Relationships with Other Agencies**

Being only 2.8 miles from the City of Otsego, the City has a close relationship with its neighbor and the Townships of Gun Plain and Otsego. Other nearby agencies includes the City of Kalamazoo, City of Allegan, Otsego/Plainwell Area Chamber of Commerce, Ransom District Library, Plainwell Public Schools and Plainwell Arts Council.

Parks and Recreation Policies & Procedures

The City has policies and procedures in place appropriate for its population and staff size. Most of the park maintenance is done on a volunteer basis by members of the Parks and Trees Committee.

C. Planning Process

- **Discussion of the Plan Development Process**

Based on the 2008 – 2013 Recreation Plan an update to this plan was needed. The first step in the process was to create a survey that would help serve the changing needs of community today and was distributed through our website and social media. With information from the survey a draft copy was put together for the Parks and Tree’s Committee. An open meeting was held by the Parks and Trees Committee to edit and accept the draft copy of the Plan. All this information was compiled by City staff and became the foundation for the 2016-2021 Recreation Plan. Based on all the information obtained, the Parks and Trees Committee were able to create a recreation plan that accurately reflected the needs and desires of the community.



The City with the assistance of the consultant held information meetings. Updated information gathered from these sources has been included in the Action Plan section of this Park and Recreation Plan.

Relative to future development and expansion, the survey results for the top five requested improvement/expansions are as follows:

SURVEY PRIORITY LIST

1. Expansion of the Riverwalk Park
2. Non-Motorized trails
3. Restrooms
4. Playgrounds
5. Dog Park

D. Recreation Inventory

Public Properties/Facilities

The City of Plainwell has 7 public parks ranging in size from a small roadside pull-offs of less than an acre to over 29 acres. Overall park space encompasses 85 acres of land and 7.3% of the City's land use. Based on the DNR Publication entitled – *A Recommended Classification System for Local and Regional Recreation Open Space and Trails*, the majority of parks should be classified as mini-park to Neighborhood Park, however, the location of many of these parks and the activities provided, serves the needs of the Community as well as the surrounding townships. Based on the general description of usage, we have modified the classification to better describe these parks. Each Park will be discussed in detail in the following section. The discussion should reinforce the classification upgrade based on use as opposed to location or size criteria only. For an overall map of all of the existing parks, please refer to the maps located in the Appendix A. An on-site assessment of each park was conducted on 1/22/16 to compile a detailed inventory of existing conditions and observations. Each Park was photographed and all park related items were inventoried. Access to and from the park and site accessibility was also reviewed. The inventory for each park will be discussed as follows:

○ Hicks Park

Hicks Park is the oldest park within the city dating back to 1903. It was obtained in a trade between the City of Plainwell and John Eesley. The Park was named after Joseph Hicks, Plainwell's first Mayor. This beautifully landscaped, 1 acre, park is located in the Central Business District immediately adjacent to the Mill Race and Riverwalk. The park contains accessible walkways with passive seating, picnic tables, grills, a children's play area and a pedestrian/dog fountain installed in the Soule Fountain. This heavily shaded park contains numerous, mature deciduous trees. The park is located along the main access route into the city and sets the tone for the city image. The historic Soule fountain is positioned at the eastern tip of the park which is replicated in the city's logo. This fountain was originally built in 1907 and willed to the city by a local banker, George Soule....

The fountain was destroyed in a car collision in 1953 and a replica was built by the Jaycees in the 1970's. The city continues to maintain and preserve this historical replica.

This park is the focus of the City's annual flower festival, Tree Lighting Ceremony and many other community gatherings and functions. The historic benches and hitching posts blend in with the newer site amenities and remind the users of the historic importance.



Hicks Park is natural in appearance with the Mill Race tributary of the Kalamazoo River bordering the park. The interface of the park with M-89 is of concern as the passive nature of the park and the movement of traffic on this main access route is not congruent. The proximity of the existing playground close to M-89 is also of concern for safety reasons. It is for this reason that the City maintains a natural barrier of planting and landscaping along M89. Additionally as part of the MDOT M89 project W. Bridge St. was redesigned to eliminate through traffic and create a plaza connecting the Central business district and the Park. It has been suggested that this park remain in a more passive state.



The Riverwalk trail begins in this park and provides an accessible pedestrian route and linkage to other city parcels. With the addition of the Riverwalk trail which passes underneath M-89, vehicular /pedestrian conflicts have been eliminated. This Riverwalk Park will be further discussed later.

The existing asphalt path aligned with benches is narrow, but does provide widened areas for wheelchair turn arounds. The park does not contain parking, but immediately to the north is a city owned lot with accessible parking. This parking lot can be reached via the Riverwalk trail. The area is well maintained with an abundance of landscaped beds and lawn.



New signage properly conveys the City image and character of this park.

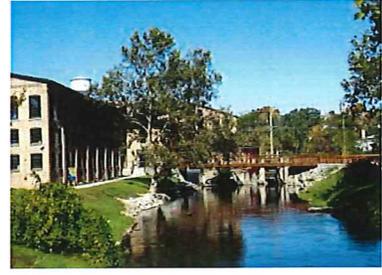
In terms of the accessibility assessment this park is ranked 3 as the children's play equipment does not have an accessible route to play surface.

To clarify this ranking was determined; please refer to the following description: The DNR Guidelines for the Development of Community Park, Recreation, Open Space, and Greenway Plans requires an accessibility assessment of each park to people with disabilities. This assessment must consider accessibility of the facilities as well as the access routes to them. The following ranking system has been developed:

- 1 = none of the facilities/park areas meet accessibility guidelines
- 2 = some of the facilities/park areas meet accessibility guidelines
- 3 = most of the facilities/park areas meet accessibility guidelines
- 4 = the entire park meets accessibility guidelines
- 5 = the entire park was developed/renovated using the principals of universal design

○ **Fannie Pell Park**

This 1-acre beautifully landscaped park is located at the convergence of the Mill Race and Kalamazoo River. The park is at the northern end of the Central Business District on Main Street and serves the entire community and nearby townships. The former paper mill site is to the immediate west of the Mill Race and park. This 36 acre mill site is a potential development parcel to expand public space within the downtown. In 2014 City Hall was relocated to the location immediately to the west of the Mill Race in the former paper mill. To accomplish the creation of public space at this location a new ADA heated pedestrian bridge was installed. The pedestrian bridge serves a dual purpose of providing access to city hall, as well as, connecting to the future expansion of the Riverwalk Park. A public restroom/mechanical room and canoe/kayak livery was built on the SW corner of the park. Included in this project was replacement of the sidewalk on N. Main and overlook, additionally adding a new art sculpture and the demolition of a mill accessory building for an additional 25 parking spaces. Fannie Pell Park is beautifully landscaped and contains a gazebo which is the scenic location of many ceremonies.



A Riverwalk trail is located along the water's edge and provides pedestrian connectivity and accessibility from Fannie Pell to other city owned parks including Hicks and Sherwood as will be further discussed.

The park provides opportunities for non-motorized watercraft activities. The adjacent City owned parking facility provides ample parking for this activity as well as additional parking for the downtown. In terms of an accessibility ranking, this park would receive a 5 as per the above mentioned issues.

O Riverwalk Park

Riverwalk Park is a scenic linear park which parallels the Mill Race and Kalamazoo River. This .62 mile park provides access from Hicks Park to Sherwood Park via a combination of wood boardwalks and concrete walkways that form a trail system. This system passes under two bridges and provides an almost entirely accessible route without vehicular conflicts. The park services the community as well as neighboring communities and townships.



The park contains a floating wood platform located in the Kalamazoo River near the dam. This platform is used for fishing and canoe/kayak transport. The location of the platform in relation to the parking lot and slope differential make it a less desirable location for kayak removal. Some users are exiting further upstream along the river in Sherwood Park. The ramp leading to this platform does not contain railings. Railings are desirable for access but provide an obstacle for canoe and kayak transport.



The ramp leading from the water to the land is fixed and the slope varies based on water level. The ramp still requires the user to carry the watercraft up the bank to the nearby city owned parking lot, but the distance is much shorter.

Riverwalk Park also contains a band shell built in the 1990's with DNR Trust Funds. The wood structure is very attractive in appearance but is unfortunately located on a restricted site that limits the venue size.



The Band shell is bounded on the west by the Central Business District and parking. A fence and landscape buffer has been placed to block the view of the parking lot. Immediately behind the band shell is the Kalamazoo River which provides a scenic backdrop, but restricts the available space. The space is bounded to the south by the terminus of N. Anderson Street. Immediately to the east of the band shell is office/retail and parking.

Because of the limited space, the Riverwalk trail passes behind the band shell which is not an optimal location during venues. The trail then continues behind the office/retail businesses along the "backdoor" where views are less attractive. This section of the trail was installed in 2007 with city funds and is fully accessible for all users. The trail then meets the existing trestle bridge to cross the Kalamazoo River. The bridge provides scenic views.

The bridge surface is an open grate type steel and difficult to walk on for pets and small children.



In 2006, the Riverwalk Trail was extended from the Trestle Bridge to Sherwood Park. Unfortunately, the crossing at the railroad tracks is not accessible. The trail parallels the bank of the Kalamazoo River.

The bank of the river is more natural in appearance with some scrub growth including poison ivy and trees. As previously mentioned some kayakers are exiting at this location since the bank is less steep and ease of transport of kayak to nearby parking. The trail terminates at the walkway at the south end of Sherwood Park near the Bridge Street Bridge.

In terms of an accessibility ranking, this park would receive a 3. For the most part the Riverwalk trail is accessible. See map in Appendix A.

○ **Sherwood Park**

Sherwood Park is a 3 acre park located along the east bank of the Kalamazoo River. The adjacent land uses are very compatible with this community park. These land uses include an ice cream shop to the north, the Public Library to the south of Bridge Street and a neighborhood to the east. The park seems to be a favorite of many city residents – “a place to bring the kids to play and sit while enjoying ice cream from the nearby shop”. The park contains a play area with an accessible play structure and also a tire swing, track rider, seesaw and merry go round. The playground has a seating area with tables, benches and a drinking fountain and is fenced on the river side. A Veterans Memorial is located in this park as well.

The parking lot is located just east of the play area and has adequate parking for the number of users that would drive to this park. The parking lot contains some cracking. The parking space striping is faded but, the handicapped space is signed. Also near the playground is an ADA port-a-john. The port-a-john does not have an accessible surface as it is located in a lawn area. Efforts should be made to upgrade the restroom facilities. The park also contains a volleyball area (sand) and 2- half basketball courts as well as a full court that is lit for night use. A Skating Rink is installed over the basketball court during favorable weather. The lighting is on a timer that turns off when the park closes at 10:00 pm. The concrete surface of these courts is in good condition. There are also additional accessible picnic tables near the basketball courts. Overall, this park is in excellent condition and is well maintained. The park areas are linked via an accessible route. In terms of an accessibility ranking, this park would receive a 3 as the majority of the park is accessible. With a few minor modifications, this park could be fully accessible.



○ Thurl Cook Park

Thurl Cook Park is located just a few blocks to the northeast of Sherwood Park but does not have a direct pedestrian route connecting it to the other three parks. This lack of connectivity may be a reason why several respondents to the survey were not sure where this park was located. Another reason could be that the park is located in an area that is bounded to the west by an elevated railroad track that provides a barrier to the park from the adjacent neighborhood. There is a sizeable residential neighborhood to the northwest and Consumers Energy property is to the southwest.

This park is approximately 2 acres in size and would currently be considered more of a neighborhood park. The southern end of the park is rural in appearance with gravel drives and parking areas. The primary access route from the south is from Oak Street

There is an existing restroom and adjacent concrete walkway. The concrete walk is in poor condition and the façade of the restroom is in need of repair. The restroom is only open during events and has had an ongoing problem with vandalism. The interior of the facility is not up to current ADA compliance. The area also contains a picnic pavilion with tables and trash receptacles.

The pavilion is in need of a new roof. The pavilion does not have an accessible route or accessible parking. A softball backstop is located to the east of the pavilion and south of the restroom. The softball field is lawn area only and does not have adequate space for game use.

The park also contains an asphalt basketball court that is in good condition. To the immediate west divided by a narrow asphalt path are 3 tennis courts. The courts contain large cracks that have been sealed, but the condition of the courts has limited their usage. The orientation of the courts is not true north-south due to the existing topography of the park and location adjacent to the park boundary and railroad.

The northern portion of the park is located uphill from the southern (previously discussed). This topographic difference provides an ideal location for sledding.

The sled hill is naturally defined by the bowl shape of the land. Narrow asphalt paths are located along the sides of this bowl and provide a link from the upper to the lower portions of the park. The asphalt paths are in poor condition.

The northern portion of the park above the sled hill is heavily wooded with mature deciduous trees. A playground was installed in this area in 1997 with city funds. The playground has a swing, a rock climber; a four way sea-saw and two spring animals. The older existing slide has a wood platform and is built into the hillside. The play area surfacing is loose material and the equipment is not accessible. The area does contain other site amenities including benches and trash receptacles. This play equipment is appropriately located near the residential portion of the park. There is a small parking area off Glenview Circle.

The parking lot does not have striping or an accessible route. There is a wood split rail fence to define the edge of the park from the adjacent residential neighborhood. In terms of an accessibility ranking, this park would receive a 1 as per the above mentioned issues.

An approximately 17 acre parcel of land to the northeast of the Consumers Energy Property may be available to the City of Plainwell for potential additional park space to be added to Thurl Cook Park. The land is currently used by neighborhood kids for BMX bike riding and has worn trails throughout. This parcel will be further discussed in the action plan portion of this report.

○ **Darrow Park**

This passive .37 acre park is located along the west bank of the Kalamazoo River south of Bridge Street and 6 blocks to the southwest of Sherwood Park. The adjacent land use is primarily residential. Gilkey Elementary School is immediately to the south. The river defines the east edge of the park and Hicks Street bounds the west, the park boundary to the north is a residence and to the south is the school.

Darrow Park has on street parking and lacks connectivity to other City owned parcels. The park is more of a “roadside” pull-off with limited picnic facilities and mature deciduous trees. This park provides a pleasant setting for a lunch break.

Darrow Park is also used for fishing access to the river, but the bank is not easily traversed to the water’s edge.

Gilkey Elementary School has an accessible play structure which is used by the neighborhood children and a nature trail along the bank of the river. This trail is available for use by city residents.



- **Kenyon Park**

Kenyon Park is a 31.5 acre site located in the northeast portion of the City in an industrial park area. This regional park serves the recreational needs of the City of Plainwell and its neighboring cities and townships. Numerous sports teams utilize this facility.

The park is accessible by vehicle only as it is not proximal to residential areas or other city parcels. The park is primarily lawn area with a flower bed surrounding the park sign. The park is very well maintained.

The park has three softball fields with skinned infields, with bleachers for spectators. The fields are in good condition and very well maintained. The main route into the park is an asphalt drive. Mature deciduous trees align the edge of the road and provide an aesthetic visual barrier to the adjacent industrial land use to the west. There is a gravel parking area to the south of the softball fields and additional gravel parking areas have been added adjacent to the asphalt drive. These gravel parking areas do not provide accessible parking or provide an accessible path to other park amenities.

One soccer field is located to the north of the softball fields and no additional parking exists within this area. The facility is also used for rocket football practices in the fall.

A picnic pavilion is situated to the east of the main asphalt drive in the southern portion of the park. In 2015 the Rotary Club upgraded the pavilion and added playground equipment. The concrete surface does seem to have some drainage issues. The pavilion has several picnic tables and the pavilion can be reserved for use by contacting City Hall. This facility is not linked to other amenities by an accessible path.



A restroom facility is located just north of the pavilion. This restroom is very similar in appearance to the facility at Thurl Cook Park. The façade appears dated. The interior of the restroom does not meet current accessibility guidelines and there is no accessible route connecting it to other park amenities.

The city's water tower is located at the northern end of the athletic fields. The remainder of the park to the north is undeveloped and used primarily by the park department for soil stockpiling

Facilities listed below are considered to be within the Plainwell area and easily reached within one hour or less.

- **State of Michigan Recreation Facilities**

Fort Custer, Battle Creek

Camping, bike trails hiking, fishing and swimming.

Allegan State Game Area, Allegan County

Camping, hiking trails and horseback riding (44,151 Acres)

Yankee Springs State Game Area, Yankee Springs, Barry County

Camping, hiking trails and horseback riding (4,972 Acres)

Kal-Haven Trail, Kalamazoo County

Trail for walking, horseback riding and cross country skiing.

- **Allegan County Recreation Facilities**

Gun Lake Park, Shelbyville

Lake access, restrooms and picnic facilities (5 Acres)

Little John Lake Park (Grant Park) Allegan

Picnic facilities, swimming, ball diamonds, and restrooms (113 Acres)

Silver Creek Park, Hamilton Swimming, ball diamonds, horseback riding, camping, picnic facilities and restrooms (320 Acres)

Dumont Lake Park, Allegan

Swimming, play equipment, picnic facilities and restrooms (10 Acres)

- **School Properties/Facilities**

The Public Schools within the Plainwell Community Schools School District include the following:

Gilkey Elementary School, 707 S. Woodhams Street

Starr Elementary School, 601 School Drive

Plainwell Middle School, 720 Brigham Street

Plainwell High School, 684 Starr Road

Renaissance High School, 422 Acorn Street

The above mentioned facilities have tennis courts, athletic fields, play equipment, meeting rooms and a nature trail.

- **City Owned Facilities**

Community Center, 798 E Bridge St,

Rental space, exercise programs, social events for seniors

- **Private Properties/Facilities**

Timber Ridge Ski Lodge, Gobles

Downhill skiing.

Bittersweet Ski Area, Otsego Township

Downhill skiing

Walnut Woods Golf Course, Gobles

Golf, Cross country skiing

Crestview Golf Course, Cooper

Golf, Cross country skiing

Lynx Golf Course, Otsego Township

Shagbark Golf Course, Gun Plain Township Golf

Praireewood Golf Club, Otsego Township Golf

Lake Doster Golf Club, Gun Plain Township, Golf, Cross country skiing

Cheshire Hills Country Club, Cheshire Township Golf

Orchard Hills and Hidden Valley Country Clubs,

Shelbyville/Bradley Golf

Eagle Creek Golf Club, Allegan Golf

Kalamazoo Nature Center, Cooper Township, Hiking, interpretive center

AYSO Soccer Fields, Gun Plain Township, Soccer fields

Flying Horseshoe Ranch, Yankee Springs, Horseback riding

Mountain biking, hiking, soccer, baseball, fishing, and many other recreational opportunities are available at Dr. T.K. Lawless County Park located approximately 2.5 miles east of the Village.

Goals and Objectives

- 1) Define the city's role in providing recreational facilities and outdoor spaces;
- 2) Conduct a comprehensive survey of city resident recreation attitudes and preferences;
- 3) Identify recreation deficiencies throughout the city;
- 4) Formalize the city's overall long- range goals for parks and recreation, which includes incorporating the river and mill site into these plans.
- 5) Address the conversion of grant assisted property in Plainwell's recreation park and incorporate a formalized plan for how the "substitution land will achieve recreation purposes;
- 6) To establish short-term objectives for park improvements and programming and to "maintain what we have"
- 7) To identify a financial strategy for funding the city's park system

Status Report of Grant-Assisted

Parks and Recreation Facilities 1985 Land and Water Conservation Fund

Project Grant No. 26-01414 subsidized

50% of a \$53,000 project to complete the first phase of a recreational development area. The project resulted in the successful conversion of once agricultural land to the development of a 27.9722 acre recreation park known as Kenyon Park. The park features 3 softball fields with six

five-row bleachers, grading seeding and mulching of the perimeter area, installation of fencing and backstops and construction of driveways and parking areas and payment of engineering fees were additional projects accomplished as a 1997 Land and Water Conservation Fund Project Grant No. TF97-040 in the amount of \$321,000 funded the construction of the Riverwalk and Band shell. Status: closed.

2005 Allegan County Community Foundation the repair of the fishing platform in the Kalamazoo River located on the north side of Fannie Pell Park and the installation of the floating non-motorized watercraft platform on the Mill Race along the Riverwalk west of Fannie Pell Park. The total amount funded was \$11,056.27. Result of this fund. Status: closed.

Michigan CDBG Program

Project Grant No. MSC 2091136-CDI

This funding of \$638,941.00, resulted in the successful completion of the improvements to Fannie Pell Park, that included parking improvements, demolition of city-owned storage building, installation of the pedestrian bridge and non-motorized trail alignment and expansion. The grant was for \$638,941. Result of the fund. Status: closed.

Plainwell Arts Council provided a private donation of \$10,000 for the Renaissance Sculpture placed in Fannie Pell Par and an additional \$3,000 for the Iron Archer statue placed in the plaza by Hicks Park. (Need verification from Noreen)

E. Action Program

● Action Program

Action Plan recommendations are derived based on the wants and needs of the community as well as current code requirements. As previously mentioned, based on the public survey the top five list of prioritized recreation improvements areas are as follows:

SURVEY PRIORITY LIST

1. Expansion of Riverwalk Park
2. Non-Motorized paths
3. Restrooms
4. Playgrounds
5. Dog Park

Per public input meetings, each park has been discussed in detail. Potential improvement recommendations and sketches are described as follows: Restrooms, update playground equipment, BMX trails created on property in Thurl Cook Park, connecting Riverwalk Trail down to 131/Otsego Township, Dog Park, development of non-motorized paths, lighting and more.

○ Hicks Park

As previously mentioned, Hicks Park is a beautifully landscaped, well maintained park that sets the tone of the city image. All of the existing amenities are in good condition so the improvements for this park will be primarily based on accessibility and park identity. All improvements should be made according to the City's pre-determined priorities. Please refer to

the Action Plan Sketch for Hicks Park on the following page. It is recommended that the historic features of this park including the fountain, benches, hitching posts and mature trees be preserved. A historic type marker with information regarding the park history should be added. Accessible parking spaces should be added as close to the park entrance as possible and an accessible route to the site amenities should be installed. New benches by the playground area, swings and consider a restroom of some type. Erosion control needed at various locations on the Mill Race. As per all City Parks, it is recommended that uniform informational/directional signage be installed that properly conveys the City image and provides wayfinding components.



○ **Fannie Pell Park**

Fannie Pell Park is adjacent to an abandoned Paper Mill Site which is a potential future development site to expand public space within the downtown. Improvements to Fannie Pell Park, other than basic repair and maintenance, and accessibility should be studied as part of the future development site. This park will act as the “Gateway” to the downtown. It is essential that the relationship between these parcels be interwoven and connectivity and accessibility are the highest priority. Please refer to the Action Plan Sketch for Fannie Pell on the following page.

Additional recommendations could be considered as part of the Paper Mill study. These items include repair of one (other bridge has been replaced) pedestrian bridge surfaces and railings to provide accessible crossings over the Mill Race once the site is developed. A parks building that has been used as a Kayak Outpost Facility, continue to explore other recreational uses for this building. Other considerations should include burial and or relocation of the existing overhead electrical lines where feasible to enhance the view. Also, enhancement of the existing landscaping to soften view of parked cars along Main Street.



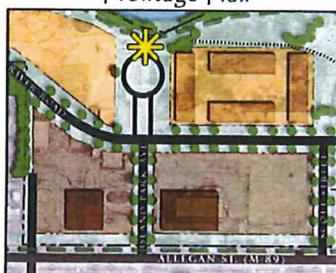
○ **Paper Mill Site**

As previously mentioned, the Paper Mill is a 36 acre development site adjacent to the Central Business District. The site includes plans for the creation of a new park, expansion of the Riverwalk Park, additional parking within the downtown, and connection to other non-motorized trails into other municipalities. A Farmers' Market is housed on the site and suggestions for a Market Pavilion have been made, along M89, in a gravel vacant lot. The existing Mill Race trestle bridge provides an accessible pedestrian route across the tributary and provides a direct linkage to Fannie Pell Park, the Riverwalk Park and the Central Business District. Although design of the Paper Mill site is ongoing, it was decided to include this parcel in the Park and Recreation Plan as development of this parcel is anticipated to occur prior to the expiration of this document.



Alternative Allegan Frontage Plan

Mill Steering Committee Concept Plan



LEGEND

Commercial (Retail)	Future City Hall
Attached Residential Units (Owner Occupied)	Mixed Use (Residential/Commercial/Office/Special Event Space)
Open Space	Mixed Use (Civic/Commercial)
Significant Riverwalk Plaza	Parking
Primary Pedestrian Circulation	Primary Block Access Point

PROGRAMMATIC NOTE:
 *The addition of a Public Safety building on the mill property is under consideration



PLAINWELL PAPER MILL
 100 ALLEGAN STREET
 PLAINWELL, MI 49080

JJR
 LANDSCAPE ARCHITECTURE
 PLANNING
 DESIGN
 CONSTRUCTION ADMINISTRATION
 October 2007



- **Riverwalk Park**

As previously mentioned this linear park parallels the Mill Race and Kalamazoo River and provides access from Hicks Park to Sherwood via a combination of wood boardwalks and concrete walkways that form a trail system. Please refer to the Action Plan sketch for this park on the following page

The Riverwalk Park should be extended along the river, through the former paper mill site and to the adjacent municipalities. A foundation crack in the spillway wall will need to be fixed as part of this expansion. It is desired that this linear park trail be expanded to Ransom District Library and existing parks, but also into the surrounding municipalities.

The existing wood boardwalk and railing sections of the path require ongoing maintenance and can be slippery under wet conditions. It is recommended that efforts to install hand railings on the sloped sections of the wood boardwalk be continued. The long term maintenance of the wood should be considered when future replacement is needed – composite/low maintenance decking and railings should be researched as well as additional amenities including benches, trash receptacles and dog waste bags etc.

There are areas within the Riverwalk Park that is experiencing erosion control problems. City staff has remedied some of those areas but efforts should be continued.

The park also contains non-motorized watercraft platform on the Mill Race. Access to this platform is difficult due to the slope differential and this platform may function better in another location where the slope is not so severe. The floating fishing platform is also used for non-motorized watercraft and used for fishing. The condition of the existing platform may warrant replacement with a composite low maintenance decking should be researched.

The band shell area is not adequate in size for large music venues, and a better location for this use is proposed for the Paper Mill Site. This area, however, could provide an alternative use for non- motorized recreational access. Additional parking for this type of use would need to be considered and the possibility of entering a lease agreement with the adjacent office/retail or car dealership should be explored. Other improvements for Riverwalk Park should include replacement of the Kalamazoo River and Mill Race Trestle bridge surface and other enhancements that could include, landscaping, lighting, and a cover. The public input has been to create a fitness circuit on a portion of the trail.

This park should receive directional and informational signage at various locations to provide wayfinding to other city amenities.



○ **Sherwood Park**

As previously stated, this park is linked to nearby city parks via the Riverwalk Park. The majority of this park is fully accessible with picnic tables, an accessible play structure and accessible route to the majority of park amenities. Please refer to the Action Plan Map in Appendix A.

The parking lot should be re-sealed and re-striped and proper ADA symbols and signage be installed. Based on the location of this park, activities provided and high user numbers, it is our recommendation that as funds are available, a new restroom be installed near the same location as the port-a-john, as well as an ADA pathway to the restroom.

Many are using this park as an exit point for their canoe or kayak. They currently exit along the bank and it is our opinion that a more appropriate location for a watercraft access point should be considered in this park. The reason this park is being utilized is because of the easy access from the parking lot to and from the river. The river bank is less steep than the bank along the Mill Race.



○ **Thurl Cook Park**

This park suffers from a lack of connectivity and visibility. Currently the park is being used for reunions, weddings, parties, and sledding in the winter. Please refer to Action Plan Map on the following page.

The entrance area should be enhanced to separate the pedestrian traffic and vehicular traffic. Thurl Cook Park should also provide pedestrian connectivity to Sherwood Park and the Riverwalk Park. The Penn Central Railroad Track underpass, located on the west side of the park could be explored for pedestrian access.

In order to increase the number of users to this park the existing amenities should be improved and new facilities added to make this park more of a destination. The existing restrooms should be renovated and the interior upgraded to meet current ADA and code compliance. Accessible parking spaces and an accessible route should be installed near the restroom and pavilion. The pavilion needs a new roof. The loop drive should be re-routed to eliminate vehicular conflicts and provide the accessible parking. The existing parking lot should also be paved.

This park is the only city-owned facility with tennis courts, but they cannot be used due to

the current condition of the surface. Plainwell High School has excellent tennis courts which could accommodate the needs of the residents. The courts should be removed or converted for another use.



The narrow asphalt path which connects the northern portion of the park to the southern should be replaced with an accessible route. As funds are available, additional accessible play equipment and surfacing should be added to the play area. The small parking area at the north end of the park near the residential area should be re-stripped for ADA and an accessible route should be added.

Additional facilities or amenities the community would like to see added include: bathroom improvements, play equipment for older kids, walking trails, bike/Hike trails, a skate park, dog park, tennis, and more police surveillance.

To make the park more accessible and inviting to the community, it has been suggested that we install surveillance cameras and better lighting along with increased more police visibility. By increasing the amount of activity, and providing a more visible entrance with traffic control, it should deter some of the current problems

Former A-1 Property - At this time the City is in the process of acquiring a portion of the former A-1 property. Citizens indicated that this property could be used in conjunction with a non-motorized path, such as the Interurban trail or for a dog park or other amenities. All amenities would need to meet current accessibility requirements. This parcel has been included in the Park and Recreation Plan as improvements may occur while this plan is effect.



O Darrow Park

This passive roadside park is the least used park based on survey results. The park is along the bank of the Kalamazoo River, but with limited amenities and a sloped bank making it difficult to access the river for fishing, the park is more of a scenic spot to eat lunch.

This park lacks connectivity to other city parks and is on a side street in a residential area which leads people to ask "where is it"? Although this park is small in size, it's location along the edge of the river makes it a valuable asset to the public. The improvements made to this park should focus on access to the river, improved amenities, such as grills, picnic table, and trash receptacles. Please refer to the Action Plan Map in Appendix A.

To increase the awareness of the location of this park, wayfinding signage should be located on Bridge Street and an assessable route should connect Darrow to other City parcels including the library, Riverwalk Path and Sherwood Park. This linkage along with informational signage will help increase awareness and usage of this park.

Per the public input meetings, it has been suggested that an accessible fishing platform and enhanced river access be provided for non-motorized watercraft.

The Gilkey School playground and the Mory Ismond Environmental lab to the south are used by residents. The viability of continuing the Riverwalk Park to tie into this nature trail should be pursued. If the extension of the Riverwalk continues to the Ransom District Library, the Darrow Park could easily be connected to the Riverwalk via existing walkways by adding a short extension of the walkway to Darrow.

O Kenyon Park

This park is located in an industrial park at the northeastern edge of the city limit and is accessible only by vehicle as it is not proximal to other city parcels or neighborhoods. It is our opinion that this park should remain a recreation facility. The park is in excellent condition and well maintained so the recommendations will be made based on accessibility. Please refer to the Action Plan Map in Appendix A.

ADA parking and an accessible route should be installed near the restroom and pavilion. The interior of the restroom should be up-graded to meet current ADA and all code compliances. Accessible parking and an access route should be installed as close to each softball field as possible. Wheelchair seating should be installed adjacent to the bleacher behind the backstop at each field. The field without parking nearby should have an accessible route leading to a wheelchair seating area. The additional park space to the north of the softball field is currently used for soccer/football. As trends change, there may be more of a demand for soccer, football or lacrosse and less use for softball. As user groups change, their needs should be studied and further improvements made. Currently there is not parking proximal to these facilities.

During the fall approximately 270 youth participate in Rocket Football utilizing every available space within this park. The city currently owns additional space to the north of the water tower. This space could be utilized to provide additional recreational space or seek conversion.

○ **Non-Motorized Trail**

Several focus groups and residents input have indicated broad support for the creation of a non-motorized trail connecting the City to surrounding communities. While no route has been selected, the Consumers right-of-way (Interurban) should be explored as an option. See the Action Plan Map in Appendix A.

Proposed Park Amenities Chart

Amenities	Parks					Thurl Cook	Darrow	Kenyon
	Hicks	Fannie Pell	Paper Mill Site	Riverwalk Park	Sherwood			
ADA Accessibility	✓	✓	✓	✓	✓	✓	✓	✓
Non-Motorized Path improvements	✓			✓	✓	✓	✓	✓
Dog Park						✓		
Playground Improvemets	✓				✓	✓		
Non-Motorized Platforms Improvements/new				✓	✓		✓	
Pedestrian Bridge improvements			✓	✓				
Restroom renovations/new	✓				✓	✓		✓
Fishing Platform new/renovations		✓			✓		✓	
Park Identity	✓			✓		✓	✓	
Pedistrian access route			✓	✓		✓		
Parking Improvements						✓		✓
Dog park						✓		
Riverwalk Expansion			✓	✓		✓	✓	
Farmers' Market			✓					

PROPOSED BUDGET - PHASING

Phase I: 1-2 years
 Phase II: 2-3 years
 Phase III: 3-5 years

Hicks Park							
Site Elements	Qt.	Unit	Unit Price	Total Cost	Phase I	Phase II	Phase III
Remove and replace narrow walkway, include bench pad	1	Allow	\$10,000	\$10,000	\$10,000		
Remove & Relocate steep walk<5% (6' wide) Landscape Barrier to M89	700	SF	\$85	\$12,125	\$2,125	\$10,000	
Playground (Access Route/Edge Restraint/Surfacing)	1	Allow	\$10,000	\$10,000	\$10,000		
Benches,/Trash Rec/Bike Rack/swings	1	Allow	\$15,000	\$15,000			\$15,000
Hicks Park Total:				\$47,125	\$22,125	\$10,000	\$15,000

Fannie Pell Park							
Site Elements	Qt.	Unit	Unit Price	Total Cost	Phase I	Phase II	Phase III
Parking lot repairs/replacement/access route to Gazebo	1	Allow	\$45,000	\$45,000	\$3,000		\$42,000
Bury/relocate - Electric Lines (study).	1	Allow	\$15,000	\$15,000			\$15,000
Fannie Pell Park Total:				\$60,000	\$3,000	\$0	\$57,000

Riverwalk Park							
Site Elements	Qt.	Unit	Unit Price	Total Cost	Phase I	Phase II	Phase III
Erosion issues along Hicks Park, City Hall, Sherwood				\$175,000			\$175,000
Crack in W Mill Race dam wall				\$85,000			\$85,000
New Hand railings for Sloped Boardwalk	350	LFT	\$50	\$17,500	\$17,500		
Accessible Route to Watercraft Platform	1	Allow	\$10,000	\$10,000	\$10,000		
New Fishing Platform/Railings/Accessible Route, landscaping and amenities	1	Allow	\$75,000	\$75,000			\$75,000
Bridge Resurface/New Railings	1	Allow	\$85,000	\$85,000			\$85,000
Extend Trail to Thurl Cook (5' wide)	5225	SF	\$5	\$26,125			\$26,125
Extend accessible route under Bridge to Library	1	Allow	\$25,000	\$25,000			\$25,000
Directional/Informational Signage	8	EA	\$2,500	\$20,000		\$20,000	
Screen "Backdoor" of Businesses (Fence/Landscape)	300	LFT	\$50	\$15,000		\$15,000	
Bandshell Alternative Uses-Restroom	1	Allow	\$40,000	\$40,000			\$40,000
Add benches, trash bins, doggie waste bag	1	Allow	\$15,000	\$15,000			\$15,000
Mill/Kalamazoo River Trestle Bridge Improv.	2	Allow	\$35,000	\$70,000		\$35,000	\$35,000
			Riverwalk Total:	\$658,625	\$27,500	\$70,000	\$561,125

Sherwood Park							
Site Elements	Qt.	Unit	Unit Price	Total Cost	Phase I	Phase II	Phase III
New Restroom w/ ADA access	1	Allow	\$12,000	\$12,000	\$12,000		
Playground Improvements/Surfacing, Etc.	1	Allow	\$20,000	\$20,000		\$20,000	
Pedestrian walkway enhancements/extended accessible walk from riverwalk to parking	2100	SF	\$10	\$10,500	\$10,500		
Designate/install watercraft landing	1	Allow	\$5,000	\$5,000			\$5,000
			Sherwood Park Total:	\$47,500	\$22,500	\$20,000	\$86,000

Thurl Cook Park							
Site Elements	Qt.	Unit	Unit Price	Total Cost	Phase I	Phase II	Phase III
*Accessible Play structure/New Surfacing	1	Allow	\$75,000	\$75,000		\$75,000	
Tennis Court Remove Concrete/Repair Base/Resurface	1	Allow	\$35,000	\$35,000			\$35,000
Accessible Route (5' wide)	8300	SF	\$5	\$41,500	\$41,500		
**Restroom Improvements - ADA & Exterior	1	Allow	\$25,000	\$25,000	\$25,000		
Remove Existing Dirt Drive/Restore to Lawn	1	Allow	\$12,000	\$12,000	\$12,000		
New Paved ADA Parking Area & Drives	14,600	SF	\$4	\$51,100		\$51,100	
Pave existing parking Lot	16,700	SF	\$3	\$50,100		\$50,100	
Pave, curb and modify new entrance	1	Allow	\$35,000	\$35,000			\$35,000
Misc. Drainage Improvements	1	Allow	\$15,000	\$15,000			\$15,000
Security enhancements/Signage/camera's	8	EA	\$1,500	\$12,000	3,000	\$3,000	\$6,000
New Dog Park - Phase I - (seek more input)	1	Allow	\$50,000	\$50,000			\$50,000
POTENTIAL ADDITIONAL PARK SPACE - Former A-1 Property							
Non-motorized trail (10' wide)	30,600	SF	\$4	\$107,100			\$107,100
Benches,/Trash Rec/Bike Rack/ Drinking Fountain	1	Allow	\$15,000	\$15,000			\$15,000
Thurl Cook Park Total:				\$523,800	\$81,500	\$179,200	\$263,100

Darrow Park							
Site Elements	Qt.	Unit	Unit Price	Total Cost	Phase I	Phase II	Phase III
Watercraft/pedestrian platform	1	Allow	\$23,000	\$23,000		\$23,000	
Benches,/Trash Rec/Bike Rack	1	Allow	\$15,000	\$15,000			\$15,000
Darrow Park Total:				\$38,000	\$0	\$23,000	\$15,000

Kenyon Park							
Site Elements	Qt.	Unit	Unit Price	Total Cost	Phase I	Phase II	Phase III
Brush/Clearing - 8 Acres /underdeveloped	1	HR	\$50	\$10,000			\$10,000
New baseball fencing, landscaping	3	1	\$12,000	\$36,000	\$12,000	\$12,000	\$12,000
New Paved ADA Parking Area & Drives	14,600	SF	\$4	\$51,100	\$51,100		
Installation of concrete path to fields	3625	SF	\$6	\$21,750		\$21,750	
Benches,/Trash Rec/Bike Rack	1	Allow	\$15,000	\$15,000			\$15,000
Kenyon Park Total:				\$133,850	\$63,100	\$33,750	\$37,000

Funding Sources

The City of Plainwell has received grants for funding various park improvement projects as previously discussed in this report. The City plans to apply for similar grants in the future to fund additional projects as listed in the Action Plan portion of this document. To follow is a list of grants that the City anticipates applying for to fund the above mentioned improvements.

Allegan County Community Foundation

- j. Waterfront related riverfront access.

Michigan Department of Natural Resources

- o Recreational Improvement Fund
- o Natural Resources Trust Fund
- o Land and Water Conservation Fund

Michigan Economic Development Corporation

- o Community Development Block Grants (ADA Improvements)

State Historic Preservation Office

- k. Michigan Rehabilitation Tax Credit Program

Brownfield Redevelopment Incentive Programs

APPENDIX A - MAPS

DRAFT



Adjacent land uses includes the Central Business District, Riverwalk Park, Residential and the Mill Race along the Northwest side.

Park contains accessible walkways with passive seating areas along edge of walkways that connect to Riverwalk Park.

1-acre park in the heart of the downtown area. Park is well maintained and "sets the tone" for City image.

Maintain natural barrier between park and street.

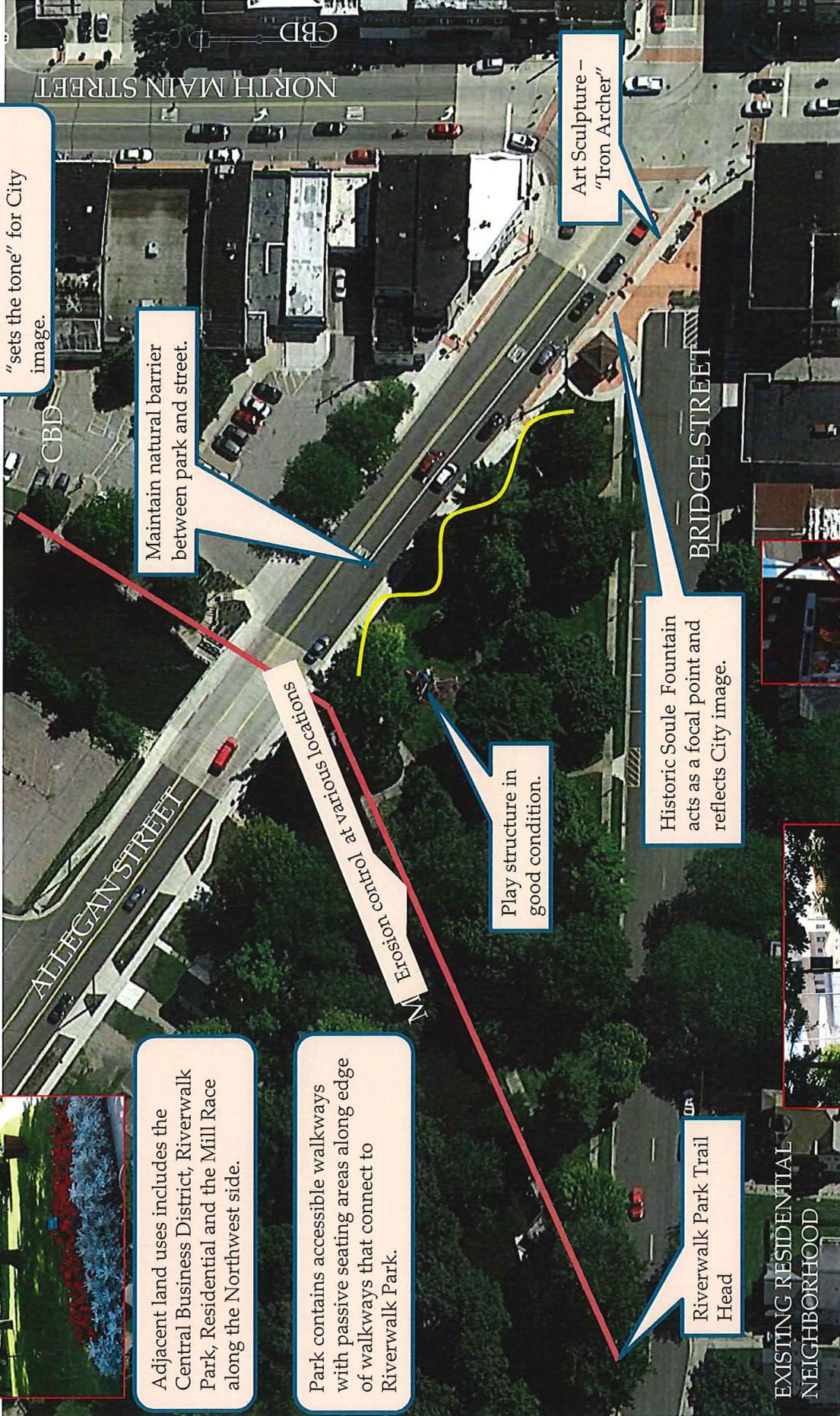
Enforce control at various locations

Play structure in good condition.

Historic Soule Fountain acts as a focal point and reflects City image.

Art Sculpture - "Iron Archer"

Riverwalk Park Trail Head

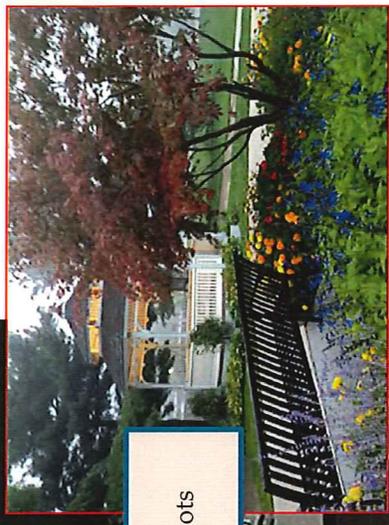


HICKS PARK

NORTH

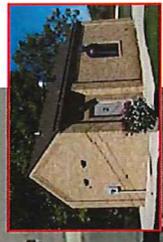


Riverwalk Park continues to Sherwood Park



1 acre, beautifully landscaped park is located at the convergence of the Mill Race and Kalamazoo River. Adjacent land uses included City Hall, Riverwalk Park, Mill Race - Trestle Bridge and the Central Business District.

2011 construction project expanded parking by 25 spots with ADA improvements.



Public bathrooms and kayak livery have recently been constructed.



Citizens indicated that the expansion of Riverwalk Park to, not only the mill site, but to adjacent municipality is an important goal.

Non-Motorized water craft access in moderate condition, upgrades are needed.

Overhead power lines are unsightly and should be buried or relocated.

City Hall



"Renaissance Race" T.J. Aitken

Erosion control needed at various locations

Mill Race - Trestle Bridge needs repair to accommodate ADA pedestrian access to mill site, Riverwalk Park expansion, CBD and other City parcels.

NORTH MAIN STREET



FANNIE PELL PARK

Riverwalk Park should be extended along the mill property and to Otsego Township/City. See Mill Concept Plan

Foundation cracks in spillway wall will need to be fixed as part of the Riverwalk expansion.

Non-motorized watercraft access

Erosion control needed at various locations

Existing Band Shell is in good condition. Site is too confined for large venue usage. Area is accessible.

Riverwalk Park should be extended over the Mill Race Trestle Bridge to the mill property. The bridge needs enhancements.

Pedestrian path is predominately ADA accessible with minimal areas in excess of 5% slope. Underpasses do not meet minimum clearances due to existing site restraints.

Scenic linear park (approx. .62 miles) paralleling Mill Race and Kalamazoo River. Park provides vehicular-free connectivity from Hicks Park to Fannie Pell Park to Sherwood Park.

RIVERWALK PARK

↔ = Expansion
— = Existing

Kalamazoo River Trestle Bridge needs upgrades and enhancements. This connection is vital because it links Sherwood Park with the Central Business District.

Riverwalk Park should be extended to Ransom District Library.



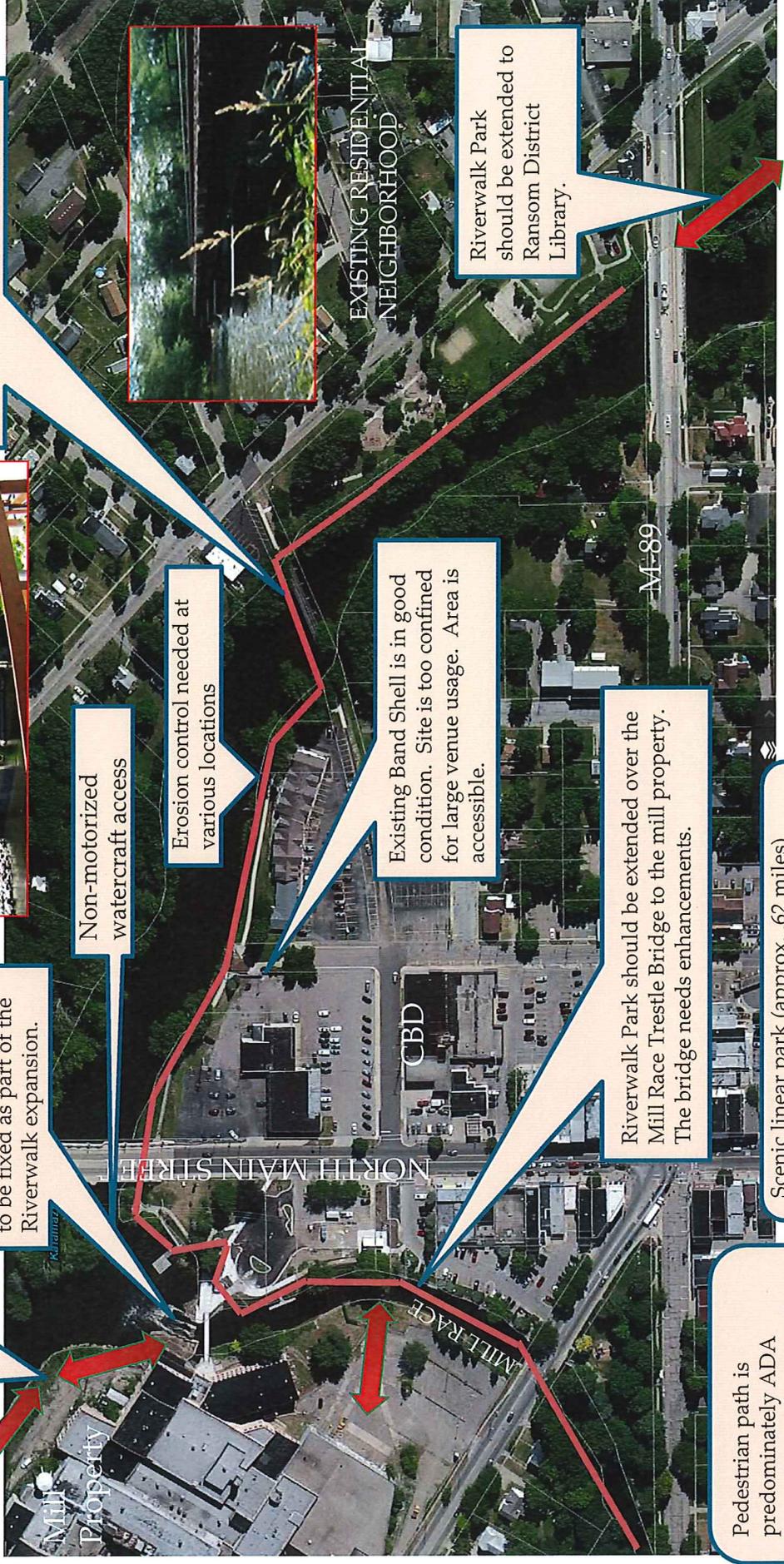
EXISTING RESIDENTIAL NEIGHBORHOOD

MI-89

CBD

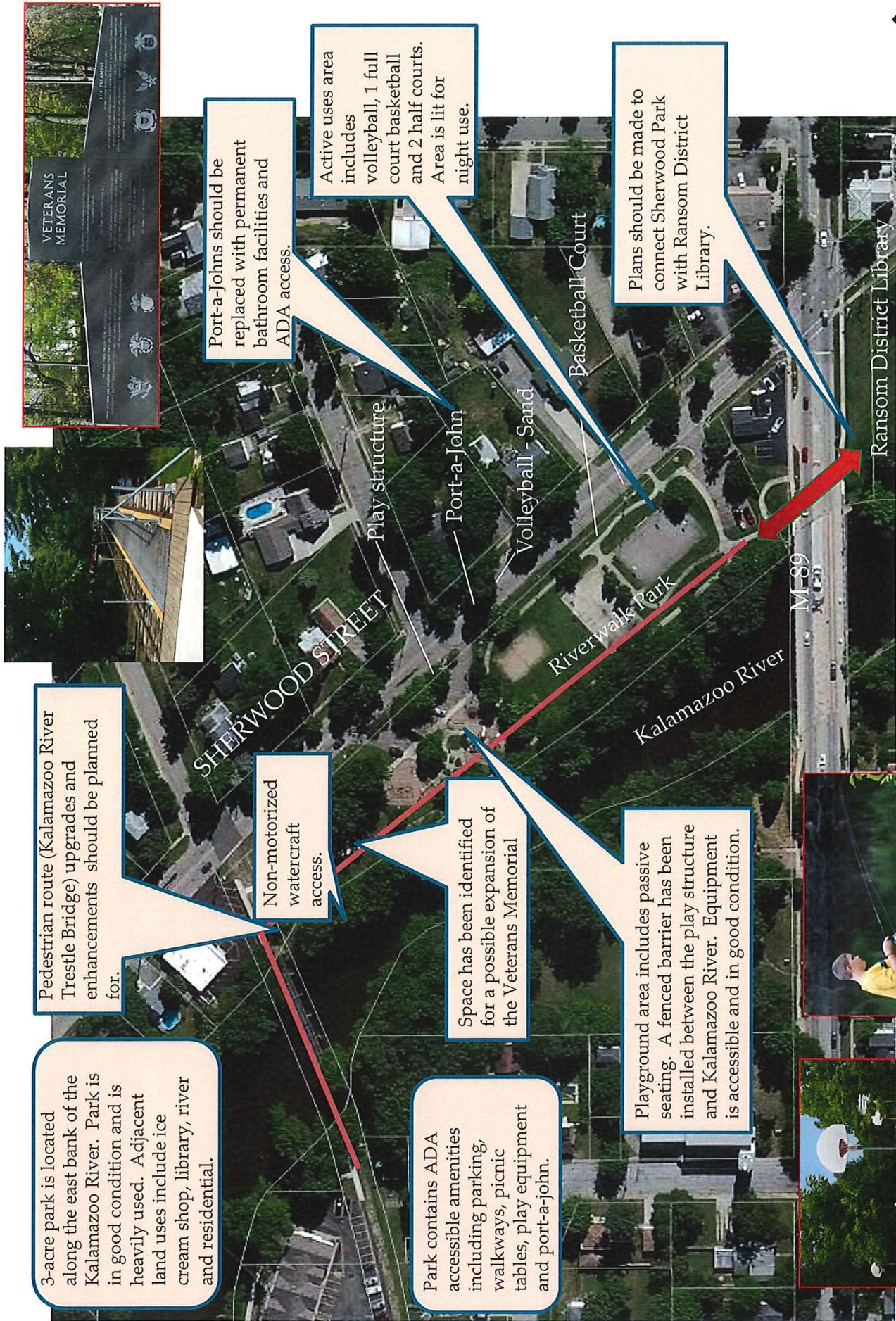
NORTH MAIN STREET

MILL RACE





SHERWOOD PARK



3-acre park is located along the east bank of the Kalamazoo River. Park is in good condition and is heavily used. Adjacent land uses include ice cream shop, library, river and residential.

Pedestrian route (Kalamazoo River Trestle Bridge) upgrades and enhancements should be planned for.

Non-motorized watercraft access.

Park contains ADA accessible amenities including parking, walkways, picnic tables, play equipment and port-a-john.

Space has been identified for a possible expansion of the Veterans Memorial

Playground area includes passive seating. A fenced barrier has been installed between the play structure and Kalamazoo River. Equipment is accessible and in good condition.

Port-a-Johns should be replaced with permanent bathroom facilities and ADA access.

Active uses area includes volleyball, 1 full court basketball and 2 half courts. Area is lit for night use.

Plans should be made to connect Sherwood Park with Ransom District Library.





FORMER
A-1 PROPERTY
11.4 Acres

connect

At the time of this report, the City is in the process of acquiring a portion of the former A-1 property. Citizen survey indicates that this property could be used in conjunction with a non-motorized path.

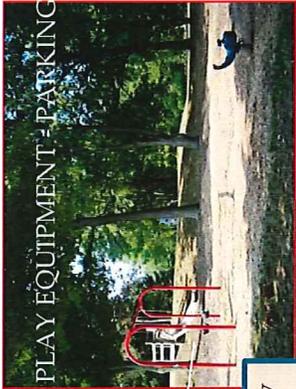
Several focus groups have indicated a need for a new non-motorized trail that would link Plainwell with surrounding municipalities

connect

Pave parking lot; upgrade amenities and enhance pedestrian access.



THURL COOK PARK



PLAY EQUIPMENT - PARKING



"UPPER" THURL COOK PARK

Citizen surveys indicate the need for additional play equipment and amenities.

ADA accessibility restroom

TENNIS COURTS IN POOR SHAPE, SHOULD BE REMOVED OR CONVERTED

PAVILLION IN GOOD CONDITION

5- acre park adjacent to northeastern city neighborhood. Walking distance to Sherwood Park. Connectivity to other City owned parcels is limited.

Southern end of park is more rural in appearance with gravel drives and park shelter playground area is appropriately located near residential portion of park.



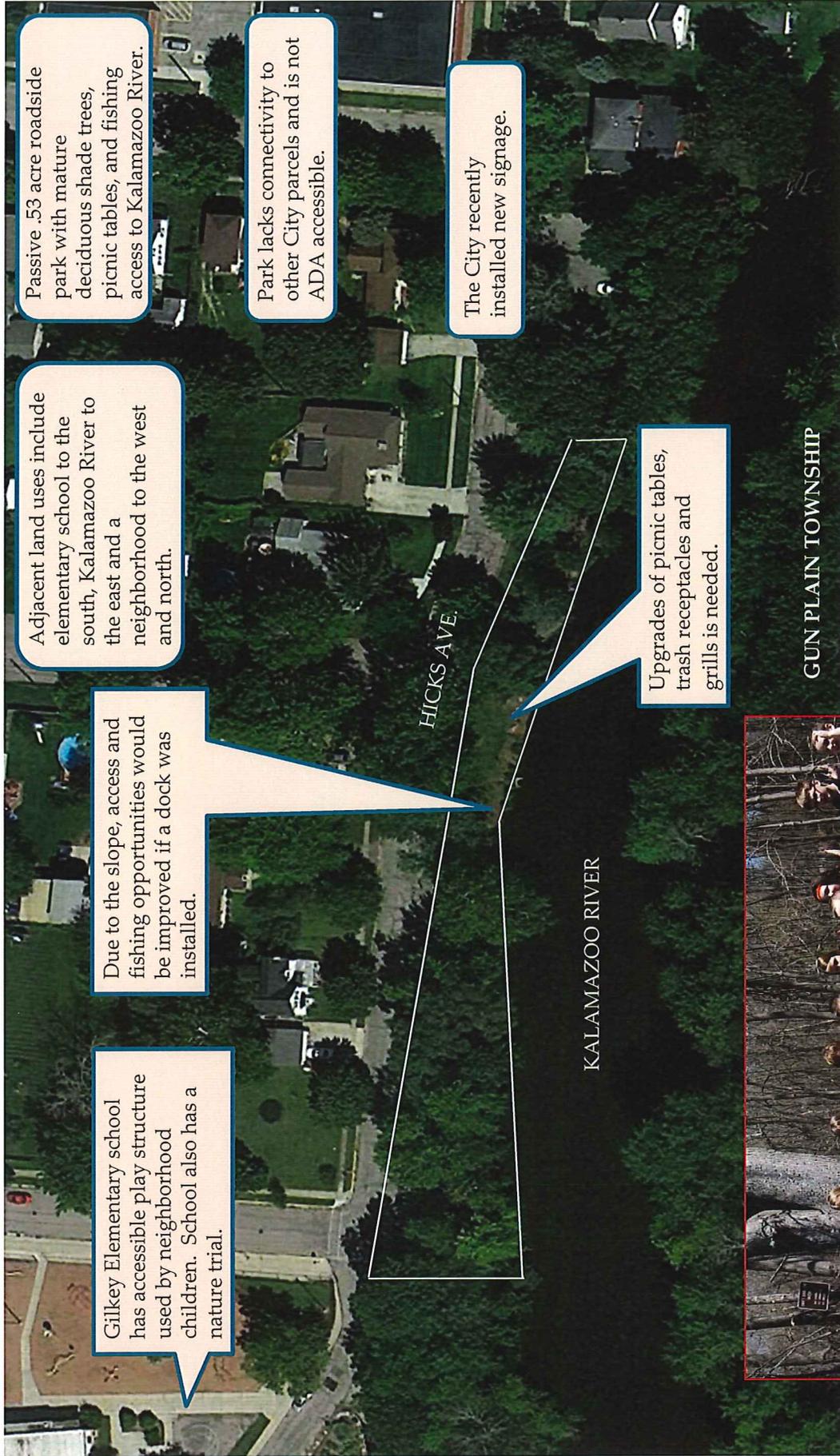
Industrial business.

BROAD STREET

OAK STREET

Raised railroad track conflicts with pedestrian traffic.





Passive .53 acre roadside park with mature deciduous shade trees, picnic tables, and fishing access to Kalamazoo River.

Park lacks connectivity to other City parcels and is not ADA accessible.

The City recently installed new signage.

Adjacent land uses include elementary school to the south, Kalamazoo River to the east and a neighborhood to the west and north.

Due to the slope, access and fishing opportunities would be improved if a dock was installed.

Gilkey Elementary school has accessible play structure used by neighborhood children. School also has a nature trail.

Upgrades of picnic tables, trash receptacles and grills is needed.

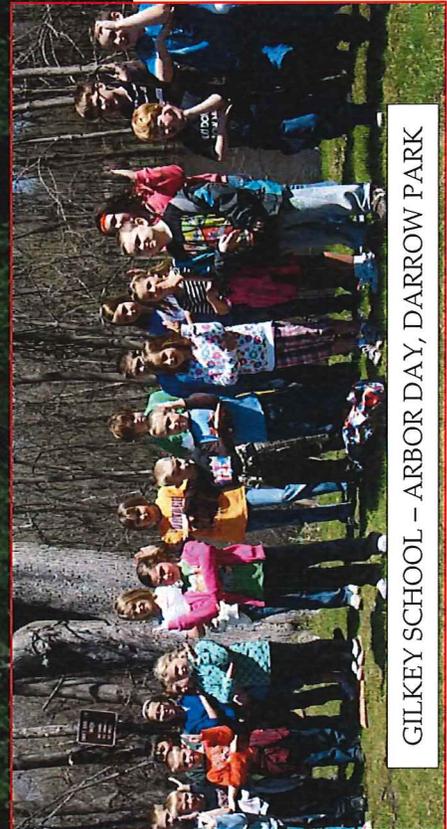
HICKS AVE.

KALAMAZOO RIVER

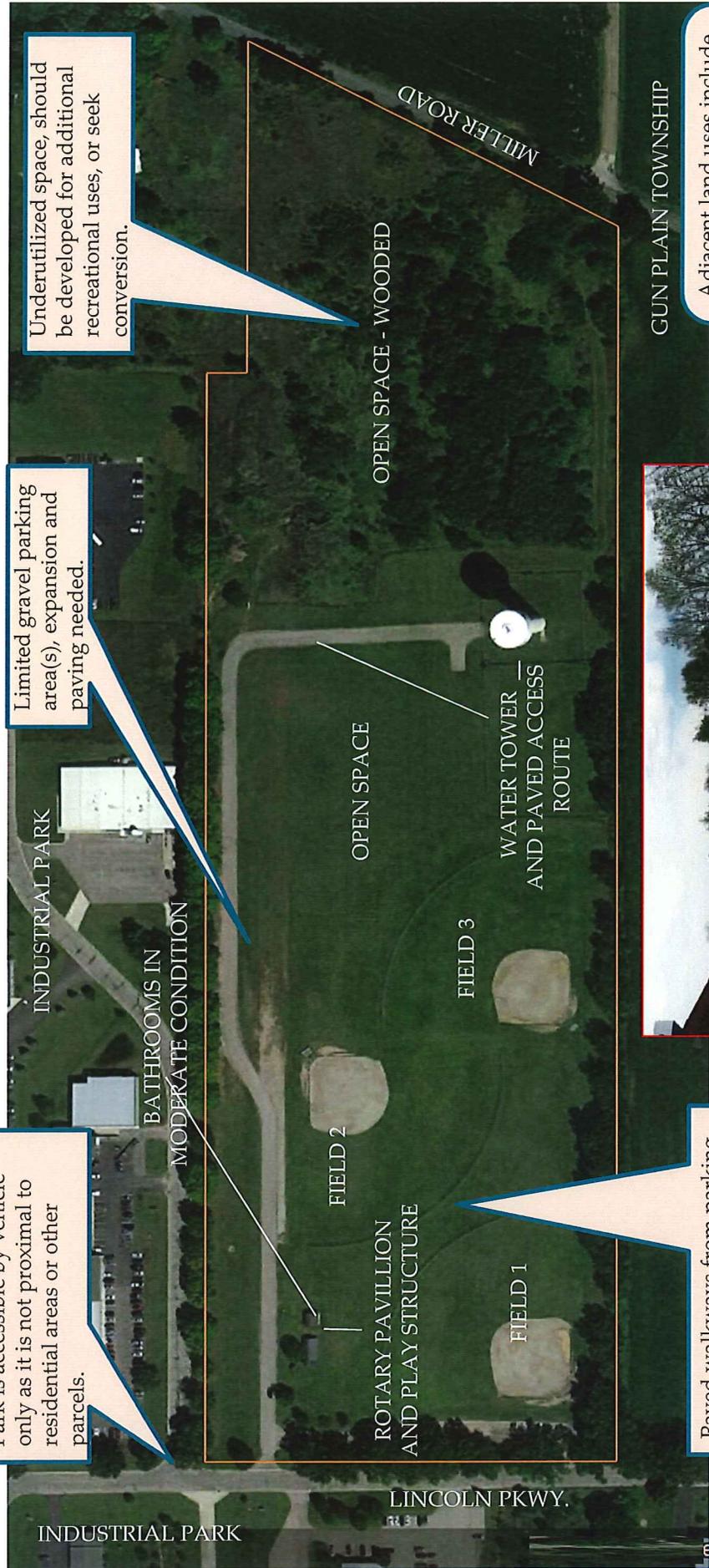
GUN PLAIN TOWNSHIP



DARROW PARK



GILKEY SCHOOL - ARBOR DAY, DARROW PARK



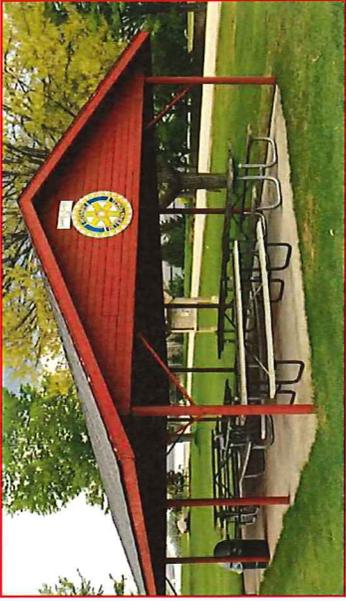
Park is accessible by vehicle only as it is not proximal to residential areas or other parcels.

Limited gravel parking area(s), expansion and paving needed.

Underutilized space, should be developed for additional recreational uses, or seek conversion.

Paved walkways from parking area should be installed to provide better pedestrian access to all the fields.

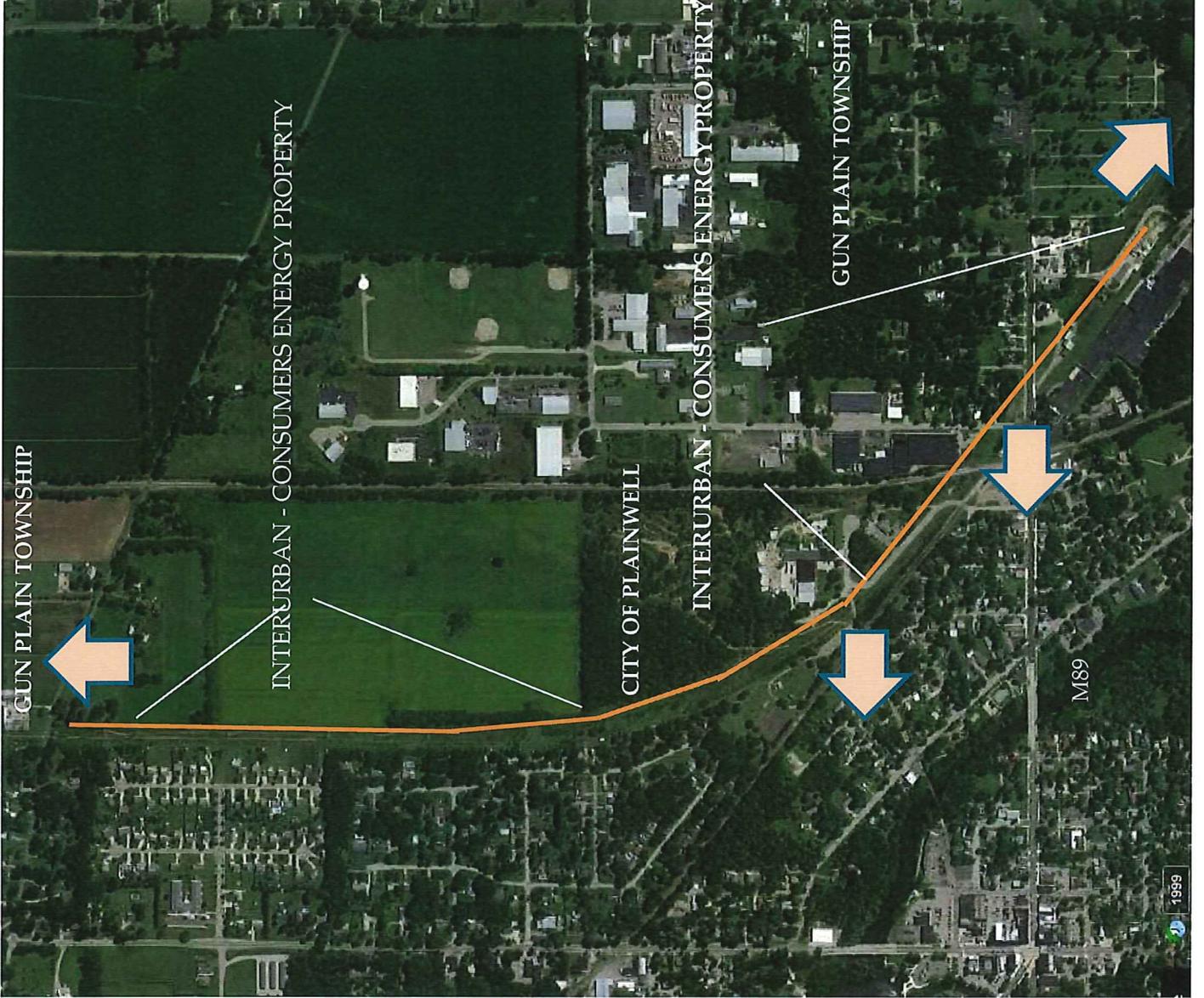
Adjacent land uses include the industrial businesses to the south and west. Miller Road to the north and Gun Plain Township property to the east.



31.5 acre recreational park located in the industrial park provides recreational opportunities for Plainwell, Otsego, Allegan and beyond.



KENYON PARK



Several focus groups and resident input have indicated broad support for the creation of a non-motorized trail connecting the City to surrounding communities. While no route has been selected, the Consumers right-of-way (Interurban) should be explored as an option.

NON-MOTORIZED TRAIL



Appendix B – Executive Summary

DRAFT

City of Plainwell
Five-Year Parks and Recreation Plan
Executive Summary
2016



Prepared By

Denise Siegel
Economic Development Manager
The City of Plainwell

February 25, 2016

Introduction

This report contains information about how people living in and around Plainwell feel about the city parks and recreation facilities. The purpose of the survey was intended to gauge public opinion to help define the city's role in fulfilling the recreational needs of city residents, identify areas for improvement in the city's current park system, as well as to prioritize the long-range use of the city's resources for recreational purposes.

The survey was available to all residents and business community members of Plainwell through various methods: the website, direct emails to subscribers to Plainwell's newsletter (800 on mailing list), and available at City Hall.

Survey Methodology

Purpose

This survey was conducted to serve the following purposes: 1) to obtain information about people's recreational preferences; 2) to assess the frequency that people use city parks; 3) to understand more about the facilities and amenities which people would like to see expanded in the parks and 4) to identify where areas of improvement exist within the city's parks and recreation system.

Participation and Distribution

Plainwell consists of seven parks and surveys were distributed through a web-based software program which accomplished the need to garner a diverse range of perspectives of people who reside throughout the city.

A total of 100 surveys were returned.

The survey was kept as concise as possible and included 10 questions, six of which were open-ended affording and encouraging honest and candid responses.

Survey Results

Survey Question One: Confidential (street addresses) withheld from this report.

City	54%	54
Surrounding townships	37%	37
Other	9 %	9
Total		100

Survey Question Two: What do you like most about our Parks?

Frequent Answers:

- Proximity of Parks
- Love the Riverwalk
- That most of them are near the water
- Their beauty, plants flowers, near the water, well maintained

- The easy access to all the parks via the River walk
- Availability/variety of the parks, play equipment, several to choose from

Survey Question Three: What do you like least about the Parks?

Frequent Comments:

- Porta potties – would like to see restroom facilities
- Size of parks is too small
- They are too busy sometimes
- Outdated playground equipment
- Minimum maintained, poorly kept up
- More picnic tables, benches and trash receptacles

Survey Question Four: Please rank the top 3 facilities you would like to see expanded or created.

Frequent Comments:

1. Riverwalk trail connecting into surrounding municipalities
2. Non-Motorized trail connecting with the Kalamazoo River Valley Trail
3. Dog Park

Survey Question Five: What additional facilities or amenities would you like see in our parks?

Frequent Comments:

- I don't think there is anything to improve on
- Restrooms
- Easier access to kayaks and portaging
- Dog Park
- Farmers Market pavilion by the Mill
- Cover the Trestle Bridges, lights along the Riverwalk
- Walking/running/biking trail with markers/ course for physical activities
- Picnic shelters
- Swings
- Shuffle board
- Plant vegetative buffers along the water whenever possible

Survey Question Six: In your opinion, are there areas in the park system that needs improvement?

Yes	32.43%	24
NO	16.22%	12
Don't Know	28.38%	21

Frequent Comments:

- Staying on top of updating playground equipment and ADA accessibility
- Security camera's in Cook Park
- Light walkway
- Bike Trails

Survey Question Seven: Which parks do you frequent the most and why?

- Hicks Park
- Sherwood Park
- Riverwalk Park

Frequent comments:

Close to house
Love to walk the Riverwalk
Playground equipment
Beauty

Survey Question Eight: How often do you visit our parks within the year?

5- 10 times	29.73%	22
11 to 20 times	22.97%	17
Over 20 times	43.24%	32
Never	4.05 %	3

If never why? Health reasons

Survey Question Nine: One of the goals of the existing Recreation Plan is to preserve and enhance recreation opportunities centering on the Kalamazoo River. Do you agree with this goal, why or why not? There were 69 responses

Yes they agree 69% 69

Frequent Comments:

- River is vital to our economy
- Residents are learning to enjoy what we have in our unique Island City
- River offers recreational opportunities
- Take advantage of the natural resource

Survey Question Ten: If the City received a grant, how would you like to the funds spent?

Frequent Comments:

- Expand the river walk behind the mill and to the Library
- Clean up the Paper mill site
- Non-Motorized trail connecting to municipalities
- Farmers' Market pavilion
- Cover the trestle bridges and light the river walk

Recommendations

The following recommendations are based upon the survey results.

- Expand the river walk behind the Mill and into surrounding municipalities
- Develop a plan for expansion of a non- motorized trail
- Update and build new restroom facilities that are ADA accessible
- Maintain and update playground equipment

City of Plainwell
Five Year Parks and Recreation Plan
Questionnaire

The City of Plainwell is presently updating the 5 Year Parks and Recreation Plan for the community. You can help determine the future of city parks by filling out this survey. Take a moment to fill out the survey. Your thoughts and comments are appreciated.

1. Where do you live?

2. What do you like you most about the Parks?

3. What do you like least about the Parks?

4. Please rank the following 3 facilities that you would like to see expanded or created in the City of Plainwell?
 - a) Non-Motorized Trails
 - b) River Walk Park expansion
 - c) Dog Park

5. What other additional facilities or amenities would you like to see the parks?

6. In your opinion, are there areas in the park system that need improvement?
 - a) Yes
 - b) No
 - c) Don't Know
 - d) Comments:

7. Which Parks do you frequent the most and why?

8. How often do you visit the parks?
 - a. 5-10 times
 - b. 11-20 times
 - c. Over 20 times
 - d. If you don't visit our parks please share why?

9. One of our goals the Recreation Plan is to preserve and enhance recreation opportunities centering around the Kalamazoo River. Do you agree with this goal, why or why not?

10. If the City received a park grant, how would you like to see those funds spent?

City of Plainwell



"The Island City"

Rick Brooks, Mayor
Todd Overhuel, Mayor Pro-Tem
Lori Steele, Council Member
Brad Keeler Council Member
Roger Keeney, Council Member

Department of Administration Services
211 N. Main Street
Plainwell, Michigan 49080
Phone: 269-685-6821
Fax: 269-685-7282
Web Page Address: www.plainwell.org

AGENDA

Parks & Trees Commission Special Meeting

City Hall

Tuesday January 26, 2016

5:00 PM

The Parks and Trees Commission will hold a meeting for consideration of Park and Recreation Draft Plan approval and any other related matters.

City of Plainwell



"The Island City"

Rick Brooks, Mayor
Todd Overhuel, Mayor Pro-Tem
Lori Steele, Council Member
Brad Keeler, Council Member
Roger Keeney, Council Member

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***Public Hearing
Friday February 26th 2016
Plainwell City Hall 5:00PM***

This is a notice of public hearing to consider for adoption the City of Plainwell's 5-year recreation plan. The public is invited to review the plan in advance of the meeting by downloading it from the City Website at www.plainwell.org or by obtaining a copy at City Hall, 211 N. Main St., Plainwell, Michigan 49080.

All interested parties will be given the opportunity to express their views on the proposed Recreation plan prior to action being taken by the City Council. Written comments or questions may be directed to Noreen Farmer, City Clerk at 211 N Main St, Plainwell City Hall 685-6821.

AFFIDAVIT OF PUBLICATION

State of Michigan
County of Allegan

Lyndsey Banks, being duly sworn says she is one of the principal clerks of the Union Enterprise, a weekly newspaper published and circulated in said county. The annexed is a printed copy of a notice which was published in said newspaper on the following date(s), to wit:

January 25 A.D. 2016


Lyndsey Banks

Subscribed and sworn to before me this
25th day of January A.D. 2016


Julie Hotchkiss
Notary Public, Allegan County, Michigan.
Acting In Allegan County, Michigan

My commission expires 03/15/2017

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The Allegan County News - The Union Enterprise
The Commercial Record
P.O. Box 189, Allegan, MI 49010 - (269) 673-5534 --
Fax (269) 673-5535

Public Notice

The City of Plainwell will be hosting an open house event as part of the City's upcoming Master Plan update and Recreation Plan update. Residents, business owners, and interested members of the community are invited to engage in one-on-one discussions with City officials and consultants. This event will allow an opportunity for public comment on various topic areas facing the City such as redevelopment, transportation, housing, and land use. Interactive map stations will be set up to allow visitors to comment on which areas of the city are of greatest interest. Details of the event are as follows:

Location: Plainwell City Hall, 211 N. Main Street
Date: Thursday, January 28th, 2016
Time: 6pm – 8pm
Light refreshments will be provided.
For more information, please contact Denise Siegel, 269-685-6821 or dsiegel@plainwell.org

City of Plainwell February Events & Updates



Valentine's Day is fast approaching don't forget to shop downtown Plainwell for your sweetheart! You will find the perfect gift at one of our many shops!

Master Plan / Recreation Plan updates

Take a moment and fill our survey regarding updates to our Master Plan. Your opinion matters! [Master Plan Survey](#)

The [Recreation Plan](#) update is available for public review and comment. A public hearing will be held on Friday, Feb. 26 at 5 p.m. to adopt the 2016-2021 Plan.

Saturday, Feb. 20 - Hicks Park



Starr Elementary Annual Winter Carnival

Sat. Jan 30 from 11 a.m. - 3 p.m. held at the school. Open to the Public - fundraiser for the 5th grade school field trip. Dance performances, magician, music, face painting and all types of carnival games. Don't miss out! Contact Sarah Nicholas for more information bialks@yahoo.com

Ladies Day at the Rabbit - Sat. Feb. 6

February Ladies Day Vendors are gearing up for a great SALE. Mark your calendars Saturday February 6 10-3:00 Drawings at the top of every hour!!! check out [the Calico Rabbit](#).

In This Issue

- [Master/Recreation Plans](#)
- [Snow Shoeing Winter event](#)
- [Starr Carnival](#)
- [Ladies Day at the Rabbit](#)
- [Plainwell Art Hop](#)

Art Hop 2016

Mark your calendars for the Plainwell Art Hop Friday, March 11, 2016. recruiting artists now! if you are interested email dsiegel@plainwell.org

Join Our Mailing List

Contact Us

City of Plainwell
contactus@plainwell.org
269-685-6821

City of Plainwell
211 N. Main St.
Plainwell, MI 49080
(269) 685-6821
plainwell.org

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Recreation Master Plan Update - Survey 2016



Please take a moment and fill out this survey for our Parks and Recreation Master Plan Update. Your opinion and comments matter to us! thank you so much

[Click here to take the survey.](#)

Sincerely,

City of Plainwell
269 -685-6821

City of Plainwell
211 N. Main St.
Plainwell, MI 49080
(269) 685-6821
plainwell.org

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