

SECTION 7: Recommendations

This section provides a summary of the Plan's recommendations relating to the expansion and development of the County's parks, facility, and greenway systems. These recommendations have been described in detail throughout this report and are a culmination of the input received through a variety of sources including public consultation, input from the Recreation Authority, past plans and reports, the Consultants' research and experience, and the expertise and local knowledge of County staff.

7.1 REVIEW OF INVENTORY/ANALYSIS SUMMARY

Table 7-1 contains a summary of the inventory of major facilities within Gwinnett County, including those provided by the County, local cities, and federal government. To provide a point of reference, a map illustrating the County park system has been inserted at the end of this section (see **Map 7-1**).

Table 7-1: Inventory of County, City, and Federal Parks and Facilities in Gwinnett County by RPA

| | A | B | C | D | E | COUNTY |
|------------------------------------|---------|---------|---------|---------|---------|----------------|
| Population (2007 Estimates) | 165,996 | 124,260 | 180,050 | 166,778 | 139,263 | 776,347 |
| Acreage: | 2,064 | 452 | 875 | 6,055 | 2,502 | 11,948 |
| Indoor Facilities: | | | | | | |
| Indoor Lane Pools | 1 | 1 | 1 | 1 | 0 | 4 |
| Indoor Leisure Pools | 0 | 0 | 1 | 1 | 0 | 2 |
| Community Centers | 3 | 1 | 0 | 2 | 0 | 6 |
| Activity Buildings | 3 | 2 | 0 | 2 | 1 | 8 |
| Gymnasiums | 2 | 2 | 0 | 3 | 1 | 8 |
| Senior Centers | 1 | 0 | 1 | 0 | 2 | 4 |
| Outdoor Facilities: | | | | | | |
| Baseball/ Softball Fields | 40 | 16 | 20 | 33 | 25 | 134 |
| Soccer Fields | 23 | 3 | 4 | 8 | 6 | 44 |
| Football Fields | 5 | 3 | 3 | 5 | 3 | 19 |
| Playground Areas | 42 | 9 | 12 | 18 | 16 | 97 |
| Outdoor Lane Pools | 2 | 1 | 1 | 2 | 2 | 8 |
| Outdoor Leisure Pools | 2 | 1 | 1 | 1 | 1 | 6 |
| Tennis Courts | 26 | 14 | 13 | 26 | 8 | 87 |
| Basketball Courts | 9.5 | 3 | 5 | 7.5 | 3 | 28 |
| Skate Parks | 1 | 1 | 1 | 1 | 1 | 5 |
| Roller Hockey Rinks | 1 | 0 | 0 | 0 | 0 | 1 |
| Dog Parks | 1 | 1 | 1 | 0 | 1 | 4 |

Note: inventory does not include facilities provided by not-for-profit agencies, private enterprise, schools, residential complexes, private fitness clubs, and similarly restricted facilities.

Gwinnett County has made great strides in recent years in terms of both parkland acquisition and recreation facility development. Rapid population growth and the heightened expectations of park system users, however, create the need to build upon past accomplishments by continuing to expand the number and range of leisure facilities and services.

With an increasingly complex park system, it is no longer appropriate to merely say that each recreation service area require one community park. Ethnic diversity, an aging population, and the emergence of new recreation activities requires a new approach and greater flexibility in planning for the future. In this light, this Capital Improvement Plan has adopted a methodology that examines park and facility needs from two perspectives: supply and distribution. Major categories of facility types – ranging from community centers to skate parks – were assessed using this two-pronged approach. Recommended provision standards were established to guide the provision analysis, while GIS mapping was created to provide direction for the distribution analysis.

Table 7-2 provides a "snapshot" of the current park and facility needs and priorities within each Recreation Planning Area (RPA). Applying inventory and population data within each RPA to the recommended provision standard for each facility type (see Table 6-6), parkland and facilities that did not meet the standards were identified. Included in this analysis were County facilities, as well as recreation areas provided by local cities, and the federal government. RPAs B, C, and E are the most deficient in terms of overall park and recreation infrastructure, although it bears noting that all RPAs have additional park and/or facility requirements, especially considering anticipated levels of population growth.



Table 7-2: Application of Park and Recreation Facility Provision Standards by Planning Area

| RPA | <u>Above</u> County-Wide Provision Standard | <u>Below</u> County-Wide Provision Standard |
|-----|---|---|
| A | Active Parkland Greenways Outdoor Aquatic Facilities Community Centers Activity Buildings Seniors Recreation Centers Ball Diamonds Soccer Fields Football Fields Playgrounds Tennis Courts Basketball Courts Picnic Pavilions | Passive Parkland Indoor Aquatic Facilities Gymnasiums Sand Volleyball Courts Skate Parks |
| B | Community Centers Activity Buildings Gymnasiums Tennis Courts Skate Parks | Active Parkland Passive Parkland Greenways Outdoor Aquatic Facilities Seniors Recreation Centers Ball Diamonds Soccer Fields Football Fields Playgrounds Basketball Courts Sand Volleyball Courts Picnic Pavilions |

Table 7-2: Application of Park and Recreation Facility Provision Standards by Planning Area

| RPA | <u>Above</u> County-Wide Provision Standard | <u>Below</u> County-Wide Provision Standard |
|------------|--|--|
| C | Indoor Aquatic Facilities Seniors Recreation Centers | Active Parkland Passive Parkland Greenways Outdoor Aquatic Facilities Community Centers Activity Buildings Gymnasiums Ball Diamonds Soccer Fields Football Fields Playgrounds Tennis Courts Basketball Courts Sand Volleyball Courts Skate Parks Picnic Pavilions |
| D | Active Parkland Passive Parkland Greenways Indoor Aquatic Facilities Outdoor Aquatic Facilities Community Centers Activity Buildings Gymnasiums Ball Diamonds Football Fields Tennis Courts Basketball Courts Sand Volleyball Courts Picnic Pavilions | Seniors Recreation Centers Soccer Fields Playgrounds Skate Parks |
| E | Passive Parkland Outdoor Aquatic Facilities Ball Diamonds Skate Parks | Active Parkland Greenways Indoor Aquatic Facilities Community Centers Activity Buildings Seniors Recreation Centers Gymnasiums Soccer Fields Football Fields Playgrounds Tennis Courts Basketball Courts Sand Volleyball Courts Picnic Pavilions |

Table 7-2 provides a useful guide to establishing capital project priorities throughout the County and can be used as a point of departure for the rest of the analysis. With this Capital Improvement Plan having a planning horizon of 4 years, coupled with the rapid growth of the County, it is very important to understand that there will be a need for all types of facilities throughout the County in the coming years.

Furthermore, this Capital Improvement Plan is guided by a set of goals established by the Recreation Authority. Several of the goals recommend that the County adopt a balanced approach to acquisition and development (both geographically and in terms of the range of facilities) and that the County strive to meet the needs of all residents. Equity in park and facility provision is a dominant theme of this Plan.

7.2 PARKLAND ACQUISITION RECOMMENDATIONS

The following are the recommendations related to the acquisition of parkland:

- The County currently owns and/or leases approximately 8,971 acres of parkland at 73 sites. It is recommended that Gwinnett County continue to support and work with other parkland providers in order to increase the overall supply and to ensure that parks are being acquired in the areas where they are most needed. Given the need for additional parkland in all areas, and especially RPAs A, B, and C, the County should work to expand existing parks through both the acquisition of adjacent parcels and new landholdings.
- When acquiring parkland, it is recommended that the County have regard to the gap areas identified on Map 6-1 in this Plan.
- Acquire one Community Park Site and initiate phase 1 development in each RPA C and D to serve the two new school clusters to be established in 2013/14.
- Acquire land to mitigate shortages in areas with inadequate parkland supplies. This can be accommodated through new land assembly or expansion of existing parks. Areas with lower than average parkland supplies include RPAs A, B, and C (all of which are not meeting the targets set for structured and unstructured parkland). Additional parkland will also be needed to serve RPAs D and E toward the end of the planning period. Specifically, the County should endeavor to:
 - acquire up to 50 acres of structured and/or unstructured parkland (Community Parks, Passive Community Parks, Special Purpose Neighborhood Parks) in RPA A toward resolving the priority geographic gap area and achieving the following goals: 1 splash pad, 6 basketball courts.
 - acquire up to 100 acres of Open Space parkland in RPA A for expansion of nature, multi-use, equestrian, and/or mountain biking trails, as well as playground/pavilion complexes and similar amenities.
 - acquire up to 100 acres of structured and/or unstructured parkland (Community Parks, Passive Community Parks, Special Purpose Neighborhood Parks) in RPA B toward achieving the following goals: 4 informal play fields, 1 splash pad, 6 basketball courts, 14 playgrounds.
 - acquire up to 100 acres of Open Space parkland in RPA B for expansion of nature, multi-use, equestrian, and/or mountain biking trails, as well as playground/pavilion complexes and similar amenities.
 - acquire up to 250 acres of structured and/or unstructured parkland (Community Parks, Passive Community Parks, Special Purpose Neighborhood Parks) in RPA C toward resolving the priority geographic gap area and achieving the following

goals: 12 soccer fields, 1 splash pad, 8 tennis courts, 8 basketball courts, 24 playgrounds.

- acquire up to 200 acres of Open Space parkland in RPA C for expansion of nature, multi-use, equestrian, and/or mountain biking trails, as well as playground/pavilion complexes and similar amenities.
- acquire up to 150 acres of structured and/or unstructured parkland (Community Parks, Passive Community Parks, Special Purpose Neighborhood Parks) in RPA D toward resolving the 3-4 priority geographic gap areas and achieving the following goals: 1 outdoor family aquatics complex, 8 basketball courts, 13 playgrounds.
- acquire up to 100 acres of structured and/or unstructured parkland (Community Parks, Passive Community Parks, Special Purpose Neighborhood Parks) in RPA E toward resolving the 1-2 priority geographic gap areas and achieving the following goals: 8 soccer fields, 6 tennis courts, 8 basketball courts, 6 playgrounds.

7.3 GREENWAY DEVELOPMENT RECOMMENDATIONS

The development of a greenway system in Gwinnett County is the number one goal of this Plan. There is also a need to update the County's 2002 Open Space and Greenway Master Plan. In the interim, recommendations have been set made for the allocation of significant funds toward the establishment of a County-wide greenway system (up to a total of approximately \$110 million depending on the amount of SPLOST funds available). The appropriation of funds amongst the recreation planning areas and the timing of implementation will depend heavily upon the opportunities for acquisition and development. The following are the specific capital recommendations related to greenways.



Recreation Planning Area "A" – Greenway Recommendations

- Chattahoochee Greenway Section 2 COE's (CRNRA Suwanee Creek Unit to CRNRA Abbotts Bridge Park) - Acquisition to Construction (4.26 miles)
- Singleton Creek Greenway (McDaniel Farm Park to Gwinnett Arena) - Acquisition to Construction (2.47 miles)
- Suwanee Creek Greenway 1 (Suwanee Creek Park to Peachtree Industrial Boulevard) - Acquisition to Construction (1.12 miles)
- Suwanee Creek Greenway 2 (PIB to Chattahoochee River) - Acquisition to Construction (1.31 miles)
- Ivy Creek Greenway Phase 1 Section 3 (Completion of route from I-985 underpass to Environment and Heritage Center; Subsections 4/5 and 6) - Construction (<2.53 miles)

Recreation Planning Area "B" - Greenway Recommendations

- Camp Creek Greenway (Hwy 29 Park Site to Singleton Road Activity Bldg.) - Acquisition to Construction (1.71 miles)
- Yellow River/Vecoma Greenway (Vecoma Park Site to Riverbend Park Site) - Acquisition to Construction (1.30 miles)

Recreation Planning Area "C" - Greenway Recommendations

- Club Drive Greenway (Sweetwater MS to Club Drive Park) - Acquisition to Construction (1.12 miles)
- Lawrenceville Greenway (Lawrenceville Future Park Site to Ronald Reagan Parkway Greenway) - Acquisition to Construction (4.00 miles)
- Ronald Reagan Parkway Greenway (Bethesda Park to Ronald Reagan Park) - Engineering/Design, Construction (1.83 miles)

Recreation Planning Area "D" - Greenway Recommendations

- Alcovy River Greenway Section 2 (Freemans Mill Park to Rock House Road) - Acquisition to Construction (2.54 miles)
- Chattahoochee Greenway Section 1 (COE's Bowman Unit to Settles Bridge Park) - Acquisition to Construction (5.00 miles)
- Harbins/Palm Section 1 (Harbins Park at Indian Shoals Road Parking Lot to Phillips Property Boundary) - Engineering/Design, Construction (1.46 miles)
- Harbins/Palm Section 2 (Phillips Property Boundary to Palm Creek Park Boundary) - Additional Acquisition, Engineering/Design, Construction (1.12 miles)
- Harbins/Tribble Greenway Section 1 (Harbins Park Phase 1 Path to Harbins/Edwards Boundary) - Construction (1.54 miles)
- Harbins/Tribble Greenway Section 2 - Construction (2.28 miles)
- Ivy Creek Greenway Phase 1 Section 5 Road-side Path Alternative + Trailhead (Buford Drive at Mall of Georgia Blvd to Mall of Georgia Drive at Woodward Crossing Road) - Engineering/Design, Construction (1.23 miles)
- Ivy Creek Greenway Phase 2 Section 1 (Gravel Springs Road to Bogan Park) - Engineering/Design, Construction (3.30 miles)
- Ivy Creek Phases 1 & 2 - balance of land acquisition (P1/S5 - 1.23 miles; P2/S1 - 3.30 miles)
- Little Mulberry River Greenway (Little Mulberry park to Mount Moriah Road) - Acquisition to Construction (1.55 miles)
- Rabbit Hill Greenway (Rabbit Hill Park to Dacula Park) - Acquisition to Construction (1.80 miles)
- Richland Creek Greenway (Chattahoochee Greenway to Sycamore Road) - Acquisition to Construction (2.67 miles)

Recreation Planning Area "E" - Greenway Recommendations

- Centerville Hwy/Yellow River Greenway (Centerville Hwy Tract to Yellow River) - Additional Acquisition, Engineering/Design, Construction (2.33 miles)



7.4 FACILITY DEVELOPMENT RECOMMENDATIONS

Requirements for significant recreation facilities within the County are well documented in Section 6. In an effort to summarize these recommendations, and to present them in a format that is different from that used elsewhere in this report, the capital facility-related recommendations are listed on a park-by-park basis below. If a park is not listed, there are no recommended changes to it.

The facility development recommendations are listed below by park and have not been placed in order of priority. The priority and capital cost of each recommendation is provided in Section 7.5.

Alexander Park

- Phase II: Vehicular drive on east side, and one-way entrance/exit on Hwy 124; Soccer Complex (two adult fields, concession/restroom building, parking); Teen Recreation Area (skate park, two half-court basketball courts, sand volleyball, plaza and shelter, all lighted with parking); Pavilion/playground complex with parking and restroom building and Dog Park
- Boardwalk along Pugh Creek (on the southern border of park); Multiple lake and streamside docks, shelters and other passive use amenities; Architectural Pavilion and Contemplation area

Bay Creek Park

- Community Center/Gym; Group Picnic Area (Pavilion/playground, restrooms, parking) and Completion of the Multi-Purpose and Nature Trail Systems
- Rollerblade Hockey Rink (covered if built)
- Indoor competition pool and outdoor family aquatics complex in the Grayson area (possibly Bay Creek Park or Vines Gardens)

Beaver Ruin Park Site

- Park development as per Master Plan to be prepared in 2007/08

Bethesda Park

- Community Center with Gymnasium; Second half of the Multi-Purpose Trail system and interior sidewalk system

Bogan Park

- Replace the 10 planned tennis courts with other recreation facilities needed in this area (such as a dog park, additional picnic facilities, etc.)
- Redevelop the teen zone
- Nature trail link (connecting the paved trail system)

Centerville Park Site

- Prepare Master Plan

Club Drive Park

- Skate park recreation area (including pre-teen play area, shelter, and parking) and completion of multi-use pathway and two nature trails
- Fishing Dock/Lake overlook on the west side of Rolling Ridge Drive and the contemplation area on west side of park
- Park lighting

Collins Hill Park

- Dog park
- Update Master Plan

Dacula Park

- Remove the outdoor lane pool at Dacula Park (pending the development of an outdoor family aquatics complex at Mountain View Park Site)
- Gymnasium
- Playground/Shelter at western edge of park

DeShong Park

- Large pavilion on east side of park; Dog Park; Second half of the multi-purpose trail system
- Playground/Shelter/Restroom/parking on west side; Entire nature trail system and the Disc Golf course

Doc Moore Branch Park Site

- Prepare Master Plan

Duncan Creek Park

- Soccer Complex (4 fields, concession/restroom building, tot lot, parking and vehicular access drive); Multi-Purpose Trail system and soft surface trail network (mulch pathway, boardwalks and shelter)
- Tennis Complex (6 courts, restrooms) and Picnic and Seniors area (shelters, horseshoe pits, bocce courts) and parking

Elisha Winn House (Gwinnett Historical Society)

- Funding for future capital items, such as architectural evaluation, site master plan, repairs and capital maintenance, and/or building and site improvements

Freeman's Mill Park

- Mill area (restore interior, restore and interpret the mill building's works and the mill pond, construction of a demonstration mill)
- Orientation Plaza; Interpretive building; Restoration of mill pond dam and Dam and River Overlook decks (boardwalk, interpretive panels)

George Pierce Park

- Gymnasium
- Trailhead playground/shelter/restroom building near adult softball fields
- New network of trails (natural surface and paved) on south side near to soccer complex and existing playground/picnic shelters

Graves Park

- Splashground; Skate Park and nature/historical/interpretive trails and kiosk

Gwinnett History Museum/Female Seminary

- Various building and site development components (free-standing Kitchen Building; Service Building with restrooms, furniture storage room and catering kitchen; Well house; small Barn; Corncrib; large Arbor, landscaped Events Lawn, pedestrian paving, buffer plantings)

Harbins Community Park Site

- Phase 1 construction (to be determined by Master Plan in 2008) - consider the development of a Soccer complex, Ball complex, Football complex, Teen facilities, Playground/Pavilion complex

Harbins Park

- Dog Park; Lawn Court area; Half of the Meadow; Teen Area (basketball, volleyball, skate park); Two shelters; Half of the Multi-purpose trail system and Historical/Archeological Interpretive Signage throughout park
- Extension of the Equestrian and Mountain Biking trails
- Half of the hiking trail (including pedestrian bridge over the Alcovy River and entire loop south of the Alcovy River)

Highway 29/Lilburn Community Park Site & Lion's Club Park

- Complete phase 2 of construction of these parks (amenities to be determined through Master Plan and phase 1 construction in 2008)

Holcomb Bridge Park

- Two Nature trail loops and two pedestrian bridges with two river overlook decks

Jones Bridge Park

- Update Master Plan - eliminate the activity building to allow for the development of a multi-use trail loop and maintenance building/yard

Lanier Community Park Site

- Prepare Master Plan - consider the development of a Ball complex (small), Football complex, Teen facilities, Playground/Pavilion complex

Lee Tract Park Site

- Prepare Master Plan

Lenora Park

- Complete eastside of park: Soccer complex (4 fields), Tennis Courts (4), Walking trail and pavilion/playground/restroom complex
- Teen recreation area (Roller sports facility and rink, basketball courts, restroom facilities); Volleyball courts (2)
- Community center
- West side Pavilion/playground/restroom complex
- 7th ball diamond

Little Mulberry Park

- Pavilion/playground/restroom complex; Disc Golf course; dog park; Completion of paved trail system connecting new elements
- Completion of Equestrian/Walking Trail (West Loop); Wildflower Garden and Completion of Woodland Foot Trail (West & South Loops)
- Lakefront Activity Area (Fishing piers, boardwalk, outdoor classroom, 2 small shelters, lakeshore concession/shelter building)
- Native American Memorial Site
- Caretakers Residence

McDaniel Farm Park

- East Entry drive and facilities (large pavilion, parking lot, playground, restroom building, wildlife Pond, open lawn turf area)
- Completion of the Multi-Purpose Trail System and Nature Trail System
- Woodland reforestation program (on eastern abandoned agricultural fields)
- Restroom building in stream valley; two rustic shelters and two outdoor classrooms

Mountain View Park Site

- Prepare Master Plan in tandem with changes to Rabbit Hill Park - consider the development of a Ball complex, Outdoor family aquatics complex, Football complex, Teen facilities, Playground/Pavilion complex, and potentially a Seniors Recreation Center

Palm Creek Park Site

- Phase 1 construction (to be determined by Master Plan in 2008)

Peachtree Ridge Park

- Remaining Teen Facilities (free skate facility, shelter/plaza & volleyball courts)
- Tennis Courts (6) and Seniors Courts Area (2 bocce courts, 2 horseshoe pits, shelter with checkers tables)
- Outdoor Family Aquatics Center and Dog Park
- Completion of Multi-Purpose Trail System and the Nature Trail system (Escarpment Section, Fern Valley Section, Wetland Section with boardwalk and Lake Luella views) and Picnic Meadow below dam
- Second vehicular entrance to park with overpass bridge for Multi-Purpose Trail
- Lake Overlook shelter and Fishing Dock

Rabbit Hill Park

- Soccer complex expansion (in conjunction with the development of the new Mountain View Community Park Site)
- Tennis courts (4); covered roller sports rink
- Seniors Courts Area (shelter bocce courts and horseshoe pits)

Rhodes Jordan Park

- Park development as per Master Plan to be prepared in 2007/08 (possibly 2-3 soccer fields, teen facilities, dog park, seniors courts, park perimeter trail loop, picnic complex improvements)

Riverbend Park Site / Vecoma Tract

- Prepare joint Master Plan for both parcels

Rock Springs Park

- Soccer Complex (3 fields, concession/restroom building and parking); Plaza Area (irrigated lawn play area, extensive trellis, circular performance area with integrated seating); Seniors Courts Area (bocce and horseshoe courts, picnic tables, restrooms) and Playground/shelter complex
- Activity Building/Gym and parking
- Teen Area (Skate park, plaza and shelter)
- Multi-purpose trail sub-loop; Great Lawn enhancements; Open Meadow (3 acres with shelter) and Nature Trail system

Settles Bridge Park

- Parking Lot and connecting vehicular access; Splashground and Lawn Courts (including shelter and restroom facility)
- Westside Meadow area and perimeter Multi-Purpose Trail; Suspension bridge connector (pedestrian/bicycle)
- Nature Trail System with pedestrian bridges (linking County and State owned parkland); Nature Trail System in North section plus river overlook deck

Shorty Howell Park

- Volleyball courts and badminton courts

South Gwinnett Park

- Park redevelopment (including removal of three baseball fields, development of maintenance and pedestrian path, maintenance building, plaza area, playground area, stormwater management pond, concession area, sidewalk system, and expansion to existing building)

Sweet Water Park

- Teen Skate Area and Bocce courts
- Continuation of the Multi-purpose trail loop (eastern section); Pedestrian/Bike bridges over the stream (2); and nature trail connector and the creek side picnic area.

Tribble Mill Park

- Park development as per Master Plan to be prepared in 2008 (completion of multi-purpose trail system, "Medlock" style pavilion; parking and amenities to Chandler Lake, development of 60 acres of newly acquired land)

Vines Gardens

- Prepare Master Plan
- Indoor competition pool and outdoor family aquatics complex in the Grayson area (possibly Bay Creek Park or Vines Gardens)

West Gwinnett Park & Aquatic Center

- Pavilion/Playground complex; 3rd multi-purpose field with restroom building and tennis courts, add viewing area at "bowl" field.

Yellow River Park

- Pasture Restoration and additional woodland restoration of abandoned trails
- Amenity area east of the Yellow River (shelter/playground, lawn area, restroom building, park drive and parking lot) and the Pedestrian Trail System with two river outlook decks

Yellow River Post Office

- Prepare Master Plan

7.5 LONG RANGE CAPITAL IMPROVEMENT PLAN

To meet the goals of this Plan and to provide specific direction to future capital spending, priorities for land acquisition and facility development have been established.

How Priorities were Established

In order to identify priority recommendations, a list of capital projects substantiated by the Plan's background research and public consultation program – and also containing unfunded from the County's numerous park master plans – was prepared. Each project on this list was then divided into one of eleven categories:

| | |
|------------|---|
| Table 7-3 | Greenway Acquisition and Development |
| Table 7-4 | Acquisition of Open Space Park Sites |
| Table 7-5 | Acquisition of Unstructured and Structured Park Sites |
| Table 7-6 | Development of Initial Phase of Open Space Park Sites |
| Table 7-7 | Development of Initial Phase of Unstructured Park Sites |
| Table 7-8 | Development of Initial Phase of Structured Park Sites |
| Table 7-9 | Completion of Existing Open Space Park Sites |
| Table 7-10 | Completion of Existing Unstructured Parks |
| Table 7-11 | Completion of Existing Structured Parks |
| Table 7-12 | Historical/Cultural Assets |
| Table 7-13 | Park Rehabilitation |

The capital project tables were then distributed to several key County staff and each Recreation Authority member in order for them to rank each recommendation using a scale of 1 to 5, where "1" means that they feel the project is a very low priority and where "5" represents a very high priority. The average scores were presented to the Recreation Authority and the final order of priority was refined through a group workshop. Prioritization between tables was outside the scope of this analysis.

Given the dynamic nature of the County and its citizens, it is possible that priorities for spending will change over the next four or five years. In order to meet the most critical needs of the dynamic and changing population, staff and political officials may need to modify the priorities of capital projects over time.

Tables 7-3 to 7-13 list every capital parks and recreation facility project recommended by this Plan, along with their estimated capital and operating cost implications. Table 7-14 presents a summary of the cost implications of the proposed projects.

Capital Cost Estimates

Cost estimates for each capital project were prepared by the County's Parks and Recreation Division using figures published in park master plans and actual costs for recently bid projects. Capital costs for land and greenway acquisition are represented in estimated 2009 dollars, while all construction costs are shown in estimated 2010 dollars.

It is also important to note that the actual list of projects to be implemented is entirely dependent upon the extension of the SPLOST by voters and the amount of the SPLOST allocated to the County parks system. As presently proposed, the entire capital program is approximately \$556 million with approximately \$4.63 million in annual operating costs. This figure is more than what

is anticipated to be available for parks and recreation through the SPLOST extension, however, because there is justification for each recommendation, it is important for each one to be identified and prioritized. Also of note, because the future capital budget is unknown, the lists of project have not been divided into tiers or groupings, rather a running total column illustrates the estimated cost of implementing each project in succession.

Operating Cost Estimates

Operating cost estimates for each capital project were prepared by the County's Parks and Recreation Division. These estimates provide a general indication of expected operating costs on an annual basis; actual costs will likely vary on a park-by-park due to several factors related to programming, staff deployment, local park conditions, usage, etc. Operating costs are represented in estimated 2010 dollars.



Table 7-3: Greenway Acquisition and Development

| Priority | RPA | Project(s) | Capital Cost Estimates | | Operating Cost Estimates | |
|----------|-----|---|------------------------|------------------|--------------------------|------------------|
| | | | Project Cost | Cumulative Total | Annual Cost | Cumulative Total |
| 1 | ALL | Update Greenway Master Plan | \$129,780 | \$129,780 | \$0 | \$0 |
| 2 | ALL | Acquisition of high-priority / threatened greenway routes | \$1,500,000 | \$1,629,780 | \$0 | \$0 |
| 3 | D | Ivy Creek Phases 1 & 2 - balance of land acquisition (P1/S5 - 1.23 miles; P2/S1 - 3.30 miles) | \$2,757,825 | \$4,387,605 | \$0 | \$0 |
| 4 | A/D | Ivy Creek Greenway Phase 1 Section 3 (Completion of route from I-985 underpass to Environment and Heritage Center; Subsections 5 and 6) - Construction (<2.53 miles) | \$2,811,900 | \$7,199,505 | \$7,747 | \$7,747 |
| 5 | C | Ronald Reagan Parkway Greenway (Bethesda Park to Ronald Reagan Park) - Engineering/Design, Construction (1.83 miles) | \$3,672,897 | \$10,872,402 | \$11,163 | \$18,911 |
| 6 | D | Ivy Creek Greenway Phase 1 Section 5 Road-side Path Alternative + Trailhead (Buford Drive at Mall of Georgia Blvd to Mall of Georgia Drive at Woodward Crossing Road) - Engineering/Design, Construction (1.23 miles) | \$3,024,702 | \$13,897,105 | \$7,503 | \$26,414 |
| 7 | D | Harbins/Tribble Greenway Section 1 (Harbins Park Phase 1 Path to Harbins/Edwards Boundary) - Construction (1.54 miles) | \$2,997,918 | \$16,895,023 | \$9,394 | \$35,808 |
| 8 | D | Harbins/Tribble Greenway Section 2 - Construction (2.28 miles) | \$6,013,140 | \$22,908,163 | \$13,908 | \$49,716 |
| 9 | B | Camp Creek Greenway (Hwy 29 Park Site to Singleton Road Activity Bldg.) - Acquisition to Construction (1.71 miles) | \$3,883,667 | \$26,791,829 | \$10,431 | \$60,148 |
| 10 | C | Club Drive Greenway (Sweetwater MS to Club Drive Park) - Acquisition to Construction (1.12 miles) | \$2,543,688 | \$29,335,517 | \$6,832 | \$66,980 |
| 11 | A | Singleton Creek Greenway (McDaniel Farm Park to Gwinnett Arena) - Acquisition to Construction (2.47 miles) | \$5,609,741 | \$34,945,258 | \$15,067 | \$82,047 |
| 12 | C | Lawrenceville Greenway (Lawrenceville Future Park Site to Ronald Reagan Parkway Greenway) - Acquisition to Construction (4.00 miles) | \$9,084,600 | \$44,029,858 | \$24,401 | \$106,448 |
| 13 | A | Suwanee Creek Greenway Extension 1 (Suwanee Creek Park to Peachtree Industrial Boulevard) - Acquisition to Construction (1.12 miles) | \$2,543,688 | \$46,573,546 | \$6,832 | \$113,280 |
| 14 | D | Rabbit Hill Greenway (Rabbit Hill Park to Dacula Park) - Acquisition to Construction (1.80 miles) | \$4,088,070 | \$50,661,616 | \$10,980 | \$124,261 |
| 15 | E | Centerville Hwy/Yellow River Greenway (Centerville Hwy Tract to Yellow River) - Additional Acquisition, Engineering/Design, Construction (2.33 miles) | \$6,225,082 | \$56,886,697 | \$13,603 | \$137,864 |
| 16 | D | Ivy Creek Greenway Phase 2 (Gravel Springs Road to Bogan Park) - Engineering/Design, Construction (3.30 miles) | \$7,301,322 | \$64,188,019 | \$20,131 | \$157,995 |
| 17 | A | Suwanee Creek Greenway Extension 2 (PIB to Chattahoochee River) - Acquisition to Construction (1.31 miles) | \$2,975,207 | \$67,163,226 | \$7,991 | \$165,986 |
| 18 | D | Harbins/Palm Section 1 (Harbins Park at Indian Shoals Road Parking Lot to Phillips Property Boundary) - Engineering/Design, Construction (1.46 miles) | \$2,957,484 | \$70,120,710 | \$8,906 | \$174,892 |
| 19 | B/E | Yellow River/Veoma Greenway (Veoma Park Site to Riverbend Park Site) - Acquisition to Construction (1.30 miles) | \$2,952,495 | \$73,073,205 | \$7,930 | \$182,822 |
| 20 | D | Alcovy River Greenway Section 2 (Freemans Mill Park to Rock House Road) - Acquisition to Construction (2.54 miles) | \$5,768,721 | \$78,841,926 | \$15,494 | \$198,317 |
| 21 | D | Harbins/Palm Section 2 (Phillips Property Boundary to Palm Creek Park Boundary) - Additional Acquisition, Engineering/Design, Construction (1.12 miles) | \$2,050,961 | \$80,892,887 | \$6,832 | \$205,149 |
| 22 | D | Little Mulberry River Greenway (Little Mulberry park to Mount Moriah Road) - Acquisition to Construction (1.55 miles) | \$3,520,283 | \$84,413,169 | \$9,455 | \$214,604 |
| 23 | D | Chattahoochee Greenway Section 1 (COE's Bowman Unit to Settles Bridge Park) - Acquisition to Construction (5.00 miles) | \$11,355,750 | \$95,768,919 | \$30,501 | \$245,105 |
| 24 | A | Chattahoochee Greenway Section 2 COE's (CRNRA Suwanee Creek Unit to CRNRA Abbotts Bridge Park) - Acquisition to Construction (4.26 miles) | \$9,675,099 | \$105,444,018 | \$25,987 | \$271,092 |
| 25 | D | Richland Creek Greenway (Chattahoochee Greenway to Sycamore Road) - Acquisition to Construction (2.67 miles) | \$6,063,971 | \$111,507,989 | \$16,287 | \$287,379 |

Capital/operating cost estimates are shown in 2010\$; land acquisition costs are shown in 2009\$. Cost figures provided by the Gwinnett County Parks & Recreation Division.

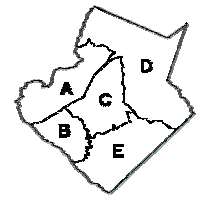


Table 7-4: Acquisition of Open Space Park Sites

| Priority | RPA | Project(s) | Land Acquisition Estimates (2009\$) | |
|----------|-----|--|-------------------------------------|------------------|
| | | | Project Cost | Cumulative Total |
| 1 | C | Acquire up to 100 acres of Open Space parkland in RPA C for expansion of nature, multi-use, equestrian, and/or mountain biking trails, as well as playground/pavilion complexes and similar amenities. | \$10,815,000 | \$10,815,000 |
| 2 | B | Acquire up to 100 acres of Open Space parkland in RPA B for expansion of nature, multi-use, equestrian, and/or mountain biking trails, as well as playground/pavilion complexes and similar amenities. | \$10,815,000 | \$21,630,000 |
| 3 | A | Acquire up to 100 acres of Open Space parkland in RPA A for expansion of nature, multi-use, equestrian, and/or mountain biking trails, as well as playground/pavilion complexes and similar amenities. | \$16,222,500 | \$37,852,500 |
| 4 | C | Acquire up to an additional 100 acres of Open Space parkland in RPA C for expansion of nature, multi-use, equestrian, and/or mountain biking trails, as well as playground/pavilion complexes and similar amenities. | \$10,815,000 | \$48,667,500 |

Capital/operating cost estimates are shown in 2010\$; land acquisition costs are shown in 2009\$. Cost figures provided by the Gwinnett County Parks & Recreation Division.

Table 7-5: Acquisition of Unstructured and Structured Park Sites

| Priority | RPA | Project(s) | Land Acquisition Estimates (2009\$) | |
|----------|-----|---|-------------------------------------|------------------|
| | | | Project Cost | Cumulative Total |
| 1 | C | Acquire up to 150 acres of structured and/or unstructured parkland (Community Parks, Passive Community Parks, Special Purpose Neighborhood Parks) in RPA C toward resolving the priority geographic gap area and achieving the following goals: 12 soccer fields, 1 splash pad, 8 tennis courts, 8 basketball courts, 24 playgrounds. Some/all of this land will serve a new school cluster. | \$20,278,200 | \$20,278,200 |
| 2 | B | Acquire up to 100 acres of structured and/or unstructured parkland (Community Parks, Passive Community Parks, Special Purpose Neighborhood Parks) in RPA B toward achieving the following goals: 4 informal play fields, 1 splash pad, 6 basketball courts, 14 playgrounds. | \$41,637,800 | \$61,916,000 |
| 3 | D | Acquire up to 150 acres of structured and/or unstructured parkland (Community Parks, Passive Community Parks, Special Purpose Neighborhood Parks) in RPA D toward resolving the 3-4 priority geographic gap areas and achieving the following goals: 1 outdoor family aquatics complex, 8 basketball courts, 13 playgrounds, 1 senior recreation center. Some/all of this land will serve a new school cluster. | \$20,278,200 | \$82,194,200 |
| 4 | E | Acquire up to 100 acres of structured and/or unstructured parkland (Community Parks, Passive Community Parks, Special Purpose Neighborhood Parks) in RPA E toward resolving the 1-2 priority geographic gap areas and achieving the following goals: 8 soccer fields, 6 tennis courts, 8 basketball courts, 6 playgrounds. | \$9,192,800 | \$91,387,000 |
| 5 | A | Acquire up to 50 acres of structured and/or unstructured parkland (Community Parks, Passive Community Parks, Special Purpose Neighborhood Parks) in RPA A toward resolving the priority geographic gap area and achieving the following goals: 1 splash pad, 6 basketball courts. | \$9,463,150 | \$100,850,150 |
| 6 | C | Acquire up to an additional 100 acres of structured and/or unstructured parkland (Community Parks, Passive Community Parks, Special Purpose Neighborhood Parks) in RPA C toward resolving the priority geographic gap area and achieving the following goals: 12 soccer fields, 1 splash pad, 8 tennis courts, 8 basketball courts, 24 playgrounds. Some/all of this land will serve a new school cluster. | \$13,518,800 | \$114,368,950 |

Capital/operating cost estimates are shown in 2010\$; land acquisition costs are shown in 2009\$. Cost figures provided by the Gwinnett County Parks & Recreation Division.

Table 7-6: Development of Initial Phase of Open Space Park Sites

| Priority | RPA | Park | Project(s) | Capital Cost Estimates | | Operating Cost Estimates | |
|----------|-----|----------------------------|--|------------------------|------------------|--------------------------|------------------|
| | | | | Project Cost | Cumulative Total | Annual Cost | Cumulative Total |
| 1 | E | Vines Gardens | Prepare Master Plan | \$4,412,520 | \$4,412,520 | \$21,218 | \$21,218 |
| 2 | D | Palm Creek Park Site | Phase 1 construction (to be determined by Master Plan in 2008) | \$5,295,024 | \$9,707,544 | \$168,418 | \$189,636 |
| 3 | E | Centerville Park Site | Prepare Master Plan | \$4,412,520 | \$14,120,064 | \$117,760 | \$307,396 |
| 4 | E | Doc Moore Branch Park Site | Prepare Master Plan | \$5,295,024 | \$19,415,088 | \$168,418 | \$475,814 |

Capital/operating cost estimates are shown in 2010\$; land acquisition costs are shown in 2009\$. Cost figures provided by the Gwinnett County Parks & Recreation Division.

Table 7-7: Development of Initial Phase of Unstructured Park Sites

| Priority | RPA | Park | Project(s) | Capital Cost Estimates | | Operating Cost Estimates | |
|----------|-----|------------------------------------|---|------------------------|------------------|--------------------------|------------------|
| | | | | Project Cost | Cumulative Total | Annual Cost | Cumulative Total |
| 1 | B | Lee Tract Park Site | Prepare Master Plan | \$4,412,520 | \$4,412,520 | \$117,760 | \$117,760 |
| 2 | B/E | Riverbend Park Site / Vecoma Tract | Prepare joint Master Plan for both parcels | \$8,825,040 | \$13,237,560 | \$235,520 | \$353,280 |
| 3 | A | Beaver Ruin Park Site | Park development as per Master Plan to be prepared in 2007/08 | \$6,513,720 | \$19,751,280 | \$117,760 | \$471,040 |

Capital/operating cost estimates are shown in 2010\$; land acquisition costs are shown in 2009\$. Cost figures provided by the Gwinnett County Parks & Recreation Division.

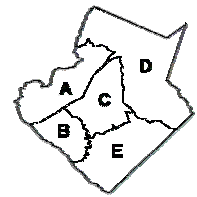


Table 7-8: Development of Initial Phase of Structured Park Sites

| Priority | RPA | Park | Project(s) | Capital Cost Estimates | | Operating Cost Estimates | |
|----------|-----|-----------------------------|---|------------------------|------------------|--------------------------|------------------|
| | | | | Project Cost | Cumulative Total | Annual Cost | Cumulative Total |
| 1 | D | Harbins Community Park Site | Phase 1 construction (to be determined by Master Plan in 2008) - consider the development of a Soccer complex, Ball complex, Football complex, Teen facilities, Playground/Pavilion complex | \$13,447,680 | \$13,447,680 | \$212,180 | \$212,180 |
| 2 | D | Mountain View Park Site | Prepare Master Plan in tandem with changes to Rabbit Hill Park - consider the development of a Ball complex, Outdoor family aquatics complex, Football complex, Teen facilities, Playground/Pavilion complex, and potentially a Seniors Recreation Center | \$13,447,680 | \$26,895,360 | \$212,180 | \$424,360 |
| 3 | D | Lanier Community Park Site | Prepare Master Plan - consider the development of a Ball complex (small), Football complex, Teen facilities, Playground/Pavilion complex | \$13,447,680 | \$40,343,040 | \$212,180 | \$636,540 |
| 4 | C | Acquisition | Initiate phase 1 development of Community Park yet to be acquired to serve the new school cluster to be established in 2013/14 in RPA C | \$5,578,045 | \$45,921,085 | \$9,972 | \$646,512 |
| 5 | D | Acquisition | Initiate phase 1 development of Community Park yet to be acquired to serve the new school cluster to be established in 2013/14 in RPA D | \$5,578,045 | \$51,499,130 | \$9,972 | \$656,485 |

Capital/operating cost estimates are shown in 2010\$; land acquisition costs are shown in 2009\$. Cost figures provided by the Gwinnett County Parks & Recreation Division.

Table 7-9: Completion of Existing Open Space Parks

| Priority | RPA | Park | Project(s) | Capital Cost Estimates | | Operating Cost Estimates | |
|----------|-----|----------------------|---|------------------------|------------------|--------------------------|------------------|
| | | | | Project Cost | Cumulative Total | Annual Cost | Cumulative Total |
| 1 | D | Little Mulberry Park | Pavilion/playground/restroom complex; Disc Golf course; dog park; Completion of paved trail system connecting new elements | \$2,311,320 | \$2,311,320 | \$22,279 | \$22,279 |
| 2 | A | McDaniel Farm Park | East Entry drive and facilities (large pavilion, parking lot, playground, restroom building, wildlife Pond, open lawn turf area) | \$2,206,260 | \$4,517,580 | \$9,548 | \$31,827 |
| 3 | E | Tribble Mill Park | Park development as per Master Plan to be prepared in 2008 (completion of multi-purpose trail system, "Medlock" style pavilion; parking and amenities to Chandler Lake, development of 60 acres of newly acquired land) | \$2,626,500 | \$7,144,080 | \$21,218 | \$53,045 |
| 4 | D | Settles Bridge Park | Parking Lot and connecting vehicular access; Splashground and Lawn Courts (including shelter and restroom facility) | \$1,416,237 | \$8,560,317 | \$11,192 | \$64,237 |
| 5 | D | Harbins Park | Dog Park; Lawn Court area; Half of the Meadow; Teen Area (basketball, volleyball, skate park); Two shelters; Half of the Multi-purpose trail system and Historical/Archeological Interpretive Signage throughout park | \$4,202,400 | \$12,762,717 | \$29,122 | \$93,359 |
| 6 | D | Little Mulberry Park | Completion of Equestrian/Walking Trail (West Loop); Wildflower Garden and Completion of Woodland Foot Trail (West & South Loops) | \$2,626,500 | \$15,389,217 | \$1,061 | \$94,420 |
| 7 | A | McDaniel Farm Park | Completion of the Multi-Purpose Trail System and Nature Trail System | \$1,365,780 | \$16,754,997 | \$6,631 | \$101,051 |
| 8 | D | Harbins Park | Extension of the Equestrian and Mountain Biking trails | \$189,108 | \$16,944,105 | \$3,183 | \$104,233 |
| 9 | A | Holcomb Bridge Park | Two Nature trail loops and two pedestrian bridges with two river overlook decks | \$533,705 | \$17,477,810 | \$1,061 | \$105,294 |
| 10 | D | Settles Bridge Park | Westside Meadow area and perimeter Multi-Purpose Trail; Suspension bridge connector (pedestrian/bicycle) | \$1,605,339 | \$19,083,149 | \$21,218 | \$126,512 |
| 11 | D | Settles Bridge Park | Nature Trail System with pedestrian bridges (linking County and State owned parkland); Nature Trail System in North section plus river overlook deck | \$1,167,322 | \$20,250,470 | \$4,244 | \$130,756 |
| 12 | E | Yellow River Park | Pasture Restoration and additional woodland restoration of abandoned trails | \$52,530 | \$20,303,000 | \$1,061 | \$131,817 |
| 13 | E | Yellow River Park | Amenity area east of the Yellow River (shelter/playground, lawn area, restroom building, park drive and parking lot) and the Pedestrian Trail System with two river outlook decks | \$1,575,900 | \$21,878,900 | \$5,835 | \$137,652 |
| 14 | D | Harbins Park | Half of the hiking trail (including pedestrian bridge over the Alcovy River and entire loop south of the Alcovy River) | \$1,867,967 | \$23,746,867 | \$3,183 | \$140,834 |
| 15 | D | Little Mulberry Park | Lakefront Activity Area (Fishing piers, boardwalk, outdoor classroom, 2 small shelters, lakeshore concession/shelter building) | \$2,626,500 | \$26,373,367 | \$1,591 | \$142,426 |
| 16 | A | McDaniel Farm Park | Woodland reforestation program (on eastern abandoned agricultural fields) | \$357,204 | \$26,730,571 | \$212 | \$142,638 |
| 17 | D | Little Mulberry Park | Native American Memorial Site | \$157,590 | \$26,888,161 | \$5,305 | \$147,943 |
| 18 | A | McDaniel Farm Park | Restroom building in stream valley; two rustic shelters and two outdoor classrooms | \$336,192 | \$27,224,353 | \$3,183 | \$151,125 |
| 19 | D | Little Mulberry Park | Caretakers Residence | \$262,650 | \$27,487,003 | \$1,061 | \$152,186 |

Capital/operating cost estimates are shown in 2010\$; land acquisition costs are shown in 2009\$. Cost figures provided by the Gwinnett County Parks & Recreation Division.

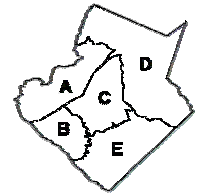


Table 7-10: Completion of Existing Unstructured Parks

| Priority | RPA | Park | Project(s) | Capital Cost Estimates | | Operating Cost Estimates | |
|----------|-----|-------------------------------------|--|------------------------|------------------|--------------------------|------------------|
| | | | | Project Cost | Cumulative Total | Annual Cost | Cumulative Total |
| 1 | B | Graves Park | Splashground; Skate Park and nature/historical/interpretive trails and kiosk | \$1,050,600 | \$1,050,600 | \$14,322 | \$14,322 |
| 2 | C | Club Drive Park | Skate park recreation area (including pre-teen play area, shelter, and parking) and completion of multi-use pathway and two nature trails | \$2,878,455 | \$3,929,055 | \$6,365 | \$20,688 |
| 3 | A | West Gwinnett Park & Aquatic Center | Pavilion/Playground complex; 3rd multi-purpose field with restroom building and tennis courts, add viewing area at "bowl" field. | \$1,439,322 | \$5,368,377 | \$30,023 | \$50,711 |
| 4 | C | Sweet Water Park | Teen Skate Area and Bocce courts | \$367,710 | \$5,736,087 | \$3,713 | \$54,424 |
| 5 | C | Sweet Water Park | Continuation of the Multi-purpose trail loop (eastern section); Pedestrian/Bike bridges over the stream(2); and nature trail connector and the creek side picnic area. | \$327,787 | \$6,063,874 | \$3,713 | \$58,137 |
| 6 | C | Club Drive Park | Fishing Dock/Lake overlook on the west side of Rolling Ridge Drive and the contemplation area on west side of park | \$210,120 | \$6,273,994 | \$1,061 | \$59,198 |
| 7 | E | DeShong Park | Large pavilion on east side of park; Dog Park; Second half of the multi-purpose trail system | \$693,396 | \$6,967,390 | \$1,061 | \$60,259 |
| 8 | E | DeShong Park | Playground/Shelter/Restroom/parking on west side; Entire nature trail system and the Disc Golf course | \$1,155,660 | \$8,123,050 | \$18,566 | \$78,825 |
| 9 | C | Club Drive Park | Park lighting | \$178,791 | \$8,301,841 | \$4,774 | \$83,599 |

Capital/operating cost estimates are shown in 2010\$; land acquisition costs are shown in 2009\$. Cost figures provided by the Gwinnett County Parks & Recreation Division.

Table 7-11: Completion of Existing Structured Parks

| Priority | RPA | Park | Project(s) | Capital Cost Estimates | | Operating Cost Estimates | |
|----------|-----|---|--|------------------------|------------------|--------------------------|------------------|
| | | | | Project Cost | Cumulative Total | Annual Cost | Cumulative Total |
| 1 | E | South Gwinnett Park | Park redevelopment (including removal of three baseball fields, development of maintenance and pedestrian path, maintenance building, plaza area, playground area, stormwater management pond, concession area, sidewalk system, and expansion to existing building) | \$4,944,148 | \$4,944,148 | \$2,122 | \$2,122 |
| 2 | B | Highway 29/Lilburn Community Park Site & Lion's Club Park | Complete phase 2 of construction of these parks (amenities to be determined through Master Plan and phase 1 construction in 2008) | \$9,245,280 | \$14,189,428 | \$159,135 | \$161,257 |
| 3 | D | Rhodes Jordan Park | Park development as per Master Plan to be prepared in 2007/08 (possibly 2-3 soccer fields, teen facilities, dog park, seniors courts, park perimeter trail loop, picnic complex improvements) | \$8,404,800 | \$22,594,228 | \$111,395 | \$272,651 |
| 4 | C | Alexander Park | Phase II: Vehicular drive on east side, and one-way entrance/exit on Hwy 124; Soccer Complex (two adult fields, concession/restroom building, parking); Teen Recreation Area (skate park, two half-court basketball courts, sand volleyball, plaza and shelter, all lighted with parking); Pavilion/playground complex with parking and restroom building and Dog Park | \$10,703,095 | \$33,297,322 | \$214,037 | \$486,688 |
| 5 | E | Bay Creek Park/Vines Gardens* | Indoor competition pool and outdoor family aquatics complex in the Grayson area | \$17,374,298 | \$50,671,620 | \$334,184 | \$820,871 |
| 6 | D | Duncan Creek Park | Soccer Complex (4 fields, concession/restroom building, tot lot, parking and vehicular access drive); Multi-Purpose Trail system and soft surface trail network (mulch pathway, boardwalks and shelter) | \$5,988,420 | \$56,660,040 | \$169,744 | \$990,615 |
| 7 | C | Rock Springs Park | Soccer Complex (3 fields, concession/restroom building and parking); Plaza Area (irrigated lawn play area, extensive trellis, circular performance area with integrated seating); Seniors Courts Area (bocce and horseshoe courts, picnic tables, restrooms) and Playground/shelter complex | \$8,020,280 | \$64,680,320 | \$95,481 | \$1,086,096 |
| 8 | A | George Pierce Park | Gymnasium | \$1,260,720 | \$65,941,040 | \$31,827 | \$1,117,923 |
| 9 | D | Dacula Park | Gymnasium | \$3,143,921 | \$69,084,961 | \$128,369 | \$1,246,292 |
| 10 | C | Bethesda Park | Community Center with Gymnasium; Second half of the Multi-Purpose Trail system and interior sidewalk system | \$5,615,457 | \$74,700,418 | \$165,500 | \$1,411,793 |
| 11 | D | Rabbit Hill Park | Tennis courts (4); covered roller sports rink | \$1,786,020 | \$76,486,438 | \$98,664 | \$1,510,456 |
| 12 | D | Bogan Park* | Replace the 10 planned tennis courts with other recreation facilities needed in this area (such as a dog park, additional picnic facilities, etc.) | \$1,313,250 | \$77,799,688 | \$0 | \$1,510,456 |
| 13 | C | Rock Springs Park | Activity Building/Gym and parking | \$3,361,920 | \$81,161,608 | \$100,786 | \$1,611,242 |
| 14 | C | Collins Hill Park* | Dog park | \$353,002 | \$81,514,609 | \$11,670 | \$1,622,912 |

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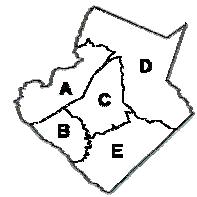


Table 7-11: Completion of Existing Structured Parks (continued)

| Priority | RPA | Park | Project(s) | Capital Cost Estimates | | Operating Cost Estimates | |
|----------|-----|----------------------|--|------------------------|------------------|--------------------------|------------------|
| | | | | Project Cost | Cumulative Total | Annual Cost | Cumulative Total |
| 15 | D | Rabbit Hill Park* | Soccer complex expansion (in conjunction with the development of the new Mountain View Community Park | \$1,575,900 | \$83,090,509 | \$47,741 | \$1,670,652 |
| 16 | E | Lenora Park | Complete eastside of park: Soccer complex (4 fields), Tennis Courts (4), Walking trail and pavilion/playground/restroom complex | \$5,904,372 | \$88,994,881 | \$165,500 | \$1,836,153 |
| 17 | E | Bay Creek Park | Community Center/Gym; Group Picnic Area (Pavilion/playground, restrooms, parking) and Completion of the Multi-Purpose and Nature Trail Systems | \$12,989,679 | \$101,984,561 | \$174,306 | \$2,010,459 |
| 18 | A | Shorty Howell Park | Volleyball courts and badminton courts* | \$26,265 | \$102,010,826 | \$318 | \$2,010,777 |
| 19 | A | Jones Bridge Park | Update Master Plan - eliminate the activity building to allow for the development of a multi-use trail loop and maintenance building/yard | \$1,575,900 | \$103,586,726 | \$3,183 | \$2,013,960 |
| 20 | E | Lenora Park | Teen recreation area (Roller sports facility and rink, basketball courts, restroom facilities); Volleyball courts (2) | \$1,654,695 | \$105,241,421 | \$20,422 | \$2,034,382 |
| 21 | E | Lenora Park | Community center | \$2,626,500 | \$107,867,921 | \$72,141 | \$2,106,523 |
| 22 | A | Peachtree Ridge Park | Remaining Teen Facilities (free skate facility, shelter/plaza & volleyball courts) | \$1,339,515 | \$109,207,436 | \$11,670 | \$2,118,193 |
| 23 | A | Peachtree Ridge Park | Tennis Courts (6) and Seniors Courts Area (2 bocce courts, 2 horseshoe pits, shelter with checkers tables) | \$840,480 | \$110,047,916 | \$127,308 | \$2,245,501 |
| 24 | C | Rock Springs Park | Teen Area (Skate park, plaza and shelter) | \$1,213,443 | \$111,261,359 | \$11,405 | \$2,256,906 |
| 25 | A | Peachtree Ridge Park | Outdoor Family Aquatics Center and Dog Park | \$3,772,705 | \$115,034,063 | \$0 | \$2,256,906 |
| 26 | D | Rabbit Hill Park | Seniors Courts Area (shelter bocce courts and horseshoe pits) | \$262,650 | \$115,296,713 | \$530 | \$2,257,436 |
| 27 | D | Duncan Creek Park | Tennis Complex (6 courts, restrooms) and Picnic and Seniors area (shelters, horseshoe pits, bocce courts) and parking | \$1,232,354 | \$116,529,067 | \$74,263 | \$2,331,699 |
| 28 | E | Lenora Park | West side Pavilion/playground/restroom complex | \$1,434,069 | \$117,963,136 | \$8,805 | \$2,340,505 |
| 29 | C | Rock Springs Park | Multi-purpose trail sub-loop; Great Lawn enhancements; Open Meadow (3 acres with shelter) and Nature Trail system | \$630,360 | \$118,593,496 | \$31,827 | \$2,372,332 |
| 30 | D | Dacula Park | Playground/Shelter at western edge of park | \$232,183 | \$118,825,679 | \$424 | \$2,372,756 |
| 31 | A | Peachtree Ridge Park | Completion of Multi-Purpose Trail System and the Nature Trail system (Escarpment Section, Fern Valley Section, Wetland Section with boardwalk and Lake Luella views) and Picnic Meadow below dam | \$1,654,695 | \$120,480,374 | \$3,713 | \$2,376,469 |
| 32 | D | Bogan Park* | Redevelop the teen zone | \$330,939 | \$120,811,313 | \$6,631 | \$2,383,100 |
| 33 | E | Bay Creek Park | Rollerblade Hockey Rink (covered if built) | \$1,575,900 | \$122,387,213 | \$11,670 | \$2,394,770 |
| 34 | C | Alexander Park | Boardwalk along Pugh Creek (on the southern border of park); Multiple lake and streamside docks, shelters and other passive use amenities; Architectural Pavilion and Contemplation area | \$2,423,458 | \$124,810,671 | \$13,792 | \$2,408,561 |
| 35 | D | Bogan Park | Nature trail link (connecting the paved trail system) | \$84,048 | \$124,894,719 | \$2,122 | \$2,410,683 |
| 36 | A | Peachtree Ridge Park | Second vehicular entrance to park with overpass bridge for Multi-Purpose Trail | \$236,385 | \$125,131,104 | \$3,183 | \$2,413,866 |
| 37 | D | Dacula Park* | Remove the outdoor lane pool at Dacula Park (pending the development of an outdoor family aquatics complex at Mountain View Park Site) | \$0 | \$125,131,104 | \$0 | \$2,413,866 |
| 38 | E | Lenora Park | 7th ball diamond | \$438,100 | \$125,569,204 | \$18,035 | \$2,431,901 |
| 39 | A | George Pierce Park | Trailhead playground/shelter/restroom building near adult softball fields | \$60 | \$125,569,264 | \$3,819 | \$2,435,720 |
| 40 | A | Peachtree Ridge Park | Lake Overlook shelter and Fishing Dock | \$334,091 | \$125,903,355 | \$690 | \$2,436,410 |
| 41 | C | Collins Hill Park | Update Master Plan | \$1,575,900 | \$127,479,255 | \$26,523 | \$2,462,932 |
| 42 | A | George Pierce Park | New network of trails (natural surface and paved) on south side near to soccer complex and existing playground/picnic shelters | \$740,673 | \$128,219,928 | \$1,061 | \$2,463,993 |

* project not identified in park-specific master plan

Capital/operating cost estimates are shown in 2010\$; land acquisition costs are shown in 2009\$. Cost figures provided by the Gwinnett County Parks & Recreation Division.

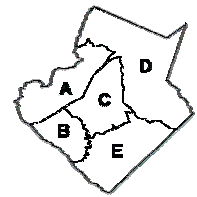


Table 7-12: Historical/Cultural Assets

| Priority | RPA | Park | Project(s) | Capital Cost Estimates | | Operating Cost Estimates | |
|----------|-----|---|---|------------------------|------------------|--------------------------|------------------|
| | | | | Project Cost | Cumulative Total | Annual Cost | Cumulative Total |
| 1 | C | Gwinnett History Museum/Female Seminary | Various building and site development components (free-standing Kitchen Building; Service Building with restrooms, furniture storage room and catering kitchen; Well house; small Barn; Corncrib; large Arbor, landscaped Events Lawn, pedestrian paving, buffer plantings) | \$2,206,260 | \$2,206,260 | \$15,914 | \$15,914 |
| 2 | D | Freeman's Mill Park | Mill area (restore interior, restore and interpret the mill building's works and the mill pond, construction of a demonstration mill) | \$2,626,500 | \$4,832,760 | \$12,731 | \$28,644 |
| 3 | C | Yellow River Post Office | Prepare Master Plan | \$2,266,932 | \$7,099,692 | \$12,731 | \$41,375 |
| 4 | D | Freeman's Mill Park | Orientation Plaza; Interpretive building; Restoration of mill pond dam and Dam and River Overlook decks (boardwalk, interpretive panels) | \$1,407,804 | \$8,507,496 | \$212 | \$41,587 |
| 5 | D | Elisha Winn House (Gwinnett Historical Society)* | Funding for future capital items, such as architectural evaluation, site master plan, repairs and capital maintenance, and/or building and site improvements | \$262,650 | \$8,770,146 | \$0 | \$41,587 |

* project not identified in park-specific master plan

Capital/operating cost estimates are shown in 2010\$; land acquisition costs are shown in 2009\$. Cost figures provided by the Gwinnett County Parks & Recreation Division.

Table 7-13: Park Rehabilitation

| Priority | RPA | Park | Project(s) | Capital Cost Estimates | | Operating Cost Estimates | |
|----------|-----|-----------------|---|------------------------|------------------|--------------------------|------------------|
| | | | | Project Cost | Cumulative Total | Annual Cost | Cumulative Total |
| 1 | ALL | Various* | HVAC replacement, park repainting, swimming pool shell maintenance, play equipment replacement, hardscape replacement, irrigation system (reuse, pump stations, etc.), park road and parking resurfacing, outdoor court resurfacing and fence replacement, etc. | \$18,200,000 | \$18,200,000 | \$0 | \$0 |

* project not identified in park-specific master plan

Capital/operating cost estimates are shown in 2010\$; land acquisition costs are shown in 2009\$. Cost figures provided by the Gwinnett County Parks & Recreation Division.

Table 7-14: Summary - All Proposed Projects

| Table | Category | Capital Cost Estimates (2010\$) / Acquisition (2009\$) | % of Total Capital | Annual Operating Cost Estimates (2010\$) | % of Total Operating |
|--------------|---|--|--------------------|--|----------------------|
| 7-3 | Greenway Acquisition and Development | \$111,507,989 | 20% | \$287,379 | 6% |
| 7-4 | Acquisition of Open Space Park Sites | \$48,667,500 | 9% | \$0 | 0% |
| 7-5 | Acquisition of Unstructured and Structured Park Sites | \$114,368,950 | 21% | \$0 | 0% |
| 7-6 | Development of Initial Phase of Open Space Park Sites | \$19,415,088 | 3% | \$475,814 | 10% |
| 7-7 | Development of Initial Phase of Unstructured Park Sites | \$19,751,280 | 4% | \$471,040 | 10% |
| 7-8 | Development of Initial Phase of Structured Park Sites | \$51,499,130 | 9% | \$656,485 | 14% |
| 7-9 | Completion of Existing Open Space Parks | \$27,487,003 | 5% | \$152,186 | 3% |
| 7-10 | Completion of Existing Unstructured Parks | \$8,301,841 | 1% | \$83,599 | 2% |
| 7-11 | Completion of Existing Structured Parks | \$128,219,928 | 23% | \$2,463,993 | 53% |
| 7-12 | Historical/Cultural Assets | \$8,770,146 | 2% | \$41,587 | 1% |
| 7-13 | Park Rehabilitation | \$18,200,000 | 3% | \$0 | 0% |
| Total | | \$556,188,855 | 100% | \$4,632,083 | 100% |

Capital/operating cost estimates are shown in 2010\$; land acquisition costs are shown in 2009\$. Cost figures provided by the Gwinnett County Parks & Recreation Division.



**GWINNETT COUNTY,
GEORGIA**

Parks & Recreation Capital Improvement Plan (2007 Update)

Map 7-1
Gwinnett County Parks



Feature Legend

-  Recreation Planning Area
 County Parks

NOTE: This Map does not include those County-owned parcels classified as "Linear" or "Other"