

# Millersville Park- Stakeholders Meeting #1

Millersville Elementary School Cafeteria

1601 Millersville Rd, Millersville, MD 21108

Saturday, March 4, 2023

10 am to 2pm

# Introductions



# Agenda

## Part I: Background

- Introductions - Erica Matthews, DRP
- Roles of Stakeholder - Erica Matthews, DRP
- Goals - Erica Matthews, DRP
- Project Background - Erica Matthews, DRP
- Athletic Use - Erica Matthews, DRP
- Traffic - Randy Hughes, WBCM
- Aquifer Study - Randy Hughes, WBCM

## Part II: Park Design

- Park Elements - Bruce Bruchey, DRP and Vincent Moulden, CECS
- Options - Randy Hughes, WBCM
- What do you think? - Bruce Bruchey/Randy Hughes
- Recap requested Park Elements - DRP/WBCM
- Next Steps - Erica Matthews, DRP
- Close

# Role of a Stakeholders Groups

- Provide input during the decision making process
- Provide insight and knowledge
- Be a champion for the project
- Collaboration, seeking solutions, and compromise
- Consideration is given for the greater good
- Compile feedback from the community and present it to the group for consideration
- Working towards a common goal
- Synergy- the parts as a whole should result in a greater outcome than the individual parts



# Project Goal/Description

**FY 2023 P567100-** This project is for the design and construction of a park that would include Bermuda and natural turf multiple-purpose fields, irrigation, field lighting, concession stand, bathrooms, utilities, stormwater management, trails, road improvements, and other park-related amenities.

# Goals for Today

1. To have a better understanding of the park's background
2. To leave today with a number of fields and key community park elements
3. Have a path moving forward

# Project and Site Background

- Purchased the initial 33.129 acres in 2008 with POS funding
- Former farm - County leased the site for farming use until Dec 2016
- 2016-2021- Tennis Center Project
- FY 23 ( July 2022) CIP Budget revised to reflect sports fields community park use
- Summer/Fall 2022 Program Open Space Funding will be used for construction as well. Application was updated from a tennis complex to fields and community park use to align with the FY23 budget
- Purchased 2.109 acre neighboring parcel to provide better access into the park

# Key Project Information

**Project Name:** Millersville Park Development  
(CIP#567100)

**Address:** 1580 and 1588 Millersville Road,  
Millersville, MD 21108

**Grading Permit Number:** Has not been applied for

**Zoning:** RLD – Residential Low Density

**Water and Sewer Type:** Private water and septic

**Impacted Schools:** Not applicable- no new students will result from this effort.

**Number of Proposed Lots:** 2 (same as existing)

**Type of Proposed Product:** Active Open Space

**Approximate Road Configuration:**

New park entrance road at approximate location of existing gravel driveway

Minor road improvements on Millersville Road





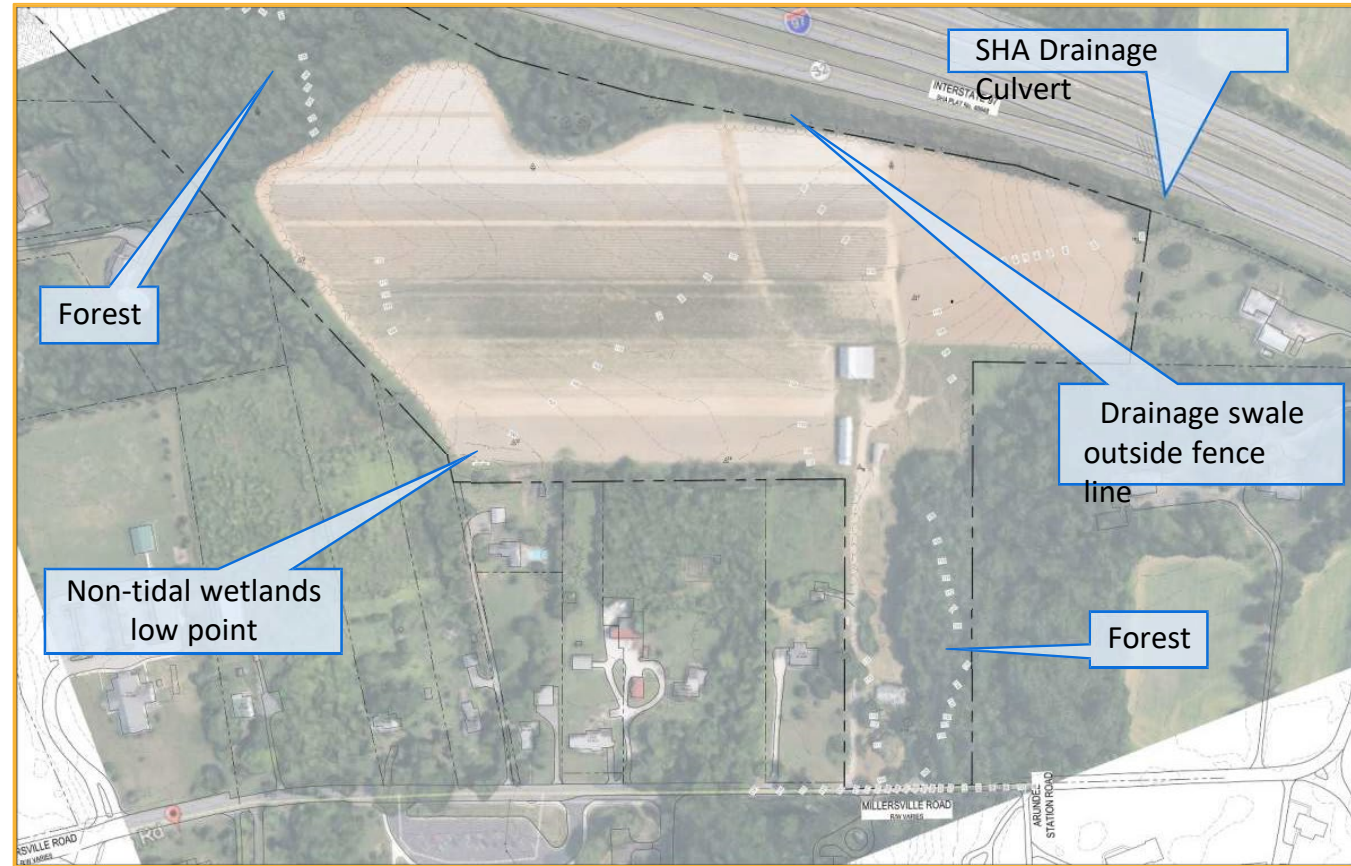
# Key Project Information

- Approximate Location of Environmental Features On-Site: Existing wetland
- Impacts of Proposed Development on Environmental Features: Will be minimized.
- Conceptual Stormwater Management: On-site proposed facilities. Will be highlighted later in this presentation.
- Forest Conservation: Existing forest area on-site. Will comply with new regulations per Anne Arundel County Bill 68-19.

# Project Location



# Project Site – Existing Conditions



# Questions



# Athletic Seasons- Park Use

<u>Months</u>	<u>Season</u>	<u>Sports</u>	<b>Football</b>	<b>Baseball</b>	<b>Soccer</b>	<b>Lacrosse</b>
August - November	Fall sports		yes	no	yes	yes
November 30th to March 1	No Activities on grass fields	Open Play	no	no	no	no
March 15- June 15th	Spring sports		no	yes	yes	yes
June 15th - August 15th	Summer	Summer Camps/Open Play	no	yes	no	no
	# of participants per team		25		10 to 15	10 to 15

# Athletic Seasons- Park Use

	Permitted Hours	Use
<b>Spring Sports</b>		
Monday to Friday	before 5pm	No team sports
	5pm -10pm	practice
Saturday and Sunday	8 am - 10pm	games
<b>Fall Sports</b>		
Monday to Friday	before 5pm	no team use
	5pm -10pm	practice
Saturday and Sunday	8 am - 10pm	games
<b>General Park Hours</b>	Sunrise to Sunset	Entire Park unless a field is reserved
<b>Summer Camps / Tournaments</b>	8am to 5pm	Would be permitted use

# Traffic

## OVERALL ROAD INFRASTRUCTURE

- Coordination with DPW and SHA on planned improvements through this corridor.
- New Study took into account more regional traffic generators (Renaissance Festival, Churches) as well as summer and fall analyses.
- Background development volumes are substantially more than the Park development volumes

## PARK DEVELOPMENT

- Park development will mitigate to achieve no-build operations

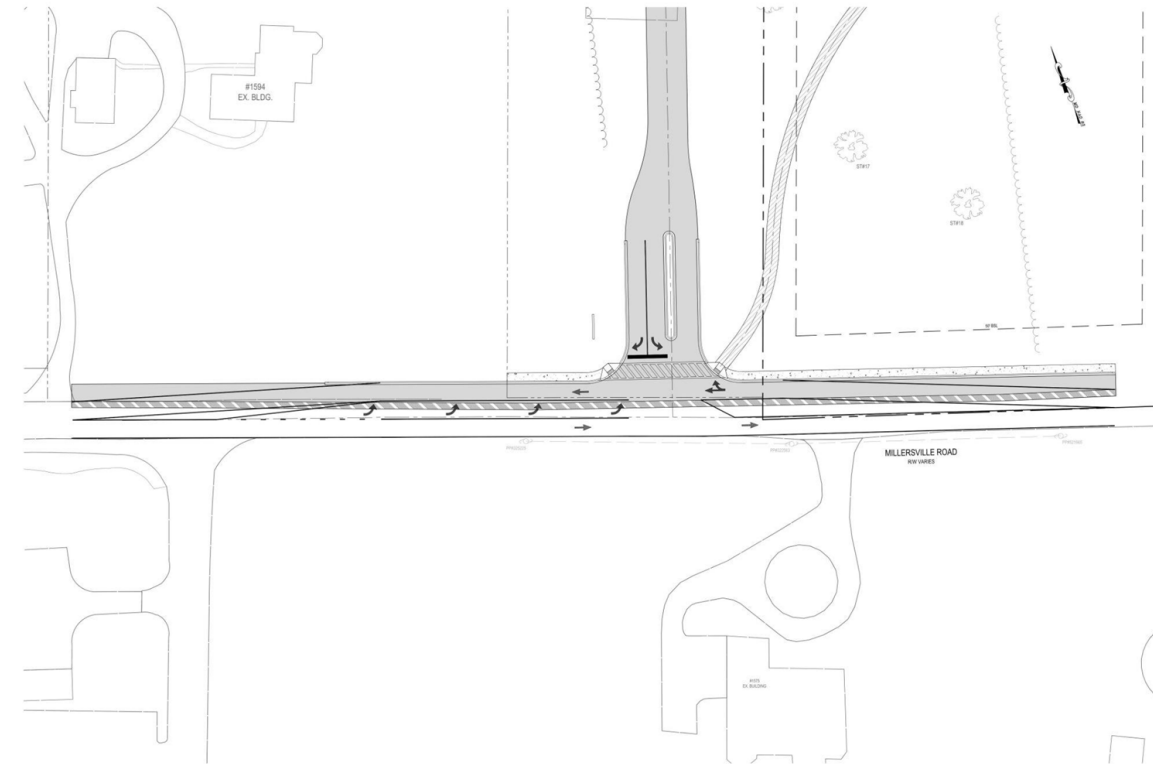


# Traffic

Frontage improvements at site entrance will be included with park development in accordance with County Guidelines

Level of Service (LOS) maintained at acceptable levels at County intersections

Minor improvements at MD 3 intersections to be coordinated with SHA

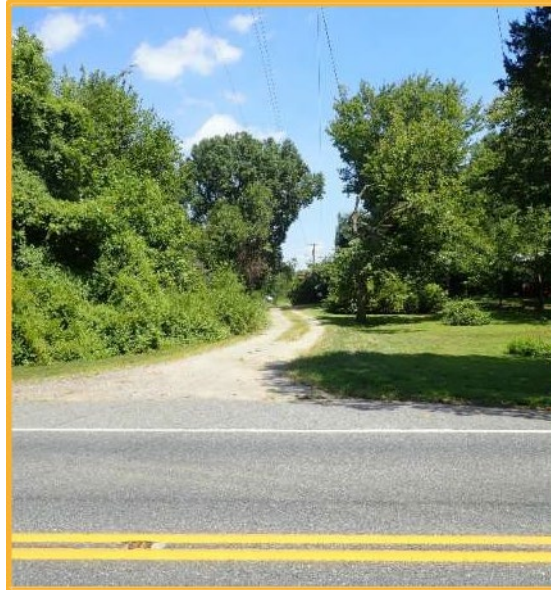




# Traffic – Millersville Rd Entrance Location



Eastbound approaching new park entrance



Existing gravel drive; new park entrance will be to the east



Eastbound beyond the new park entrance



# Proposed Mitigation for Park Development



# Questions



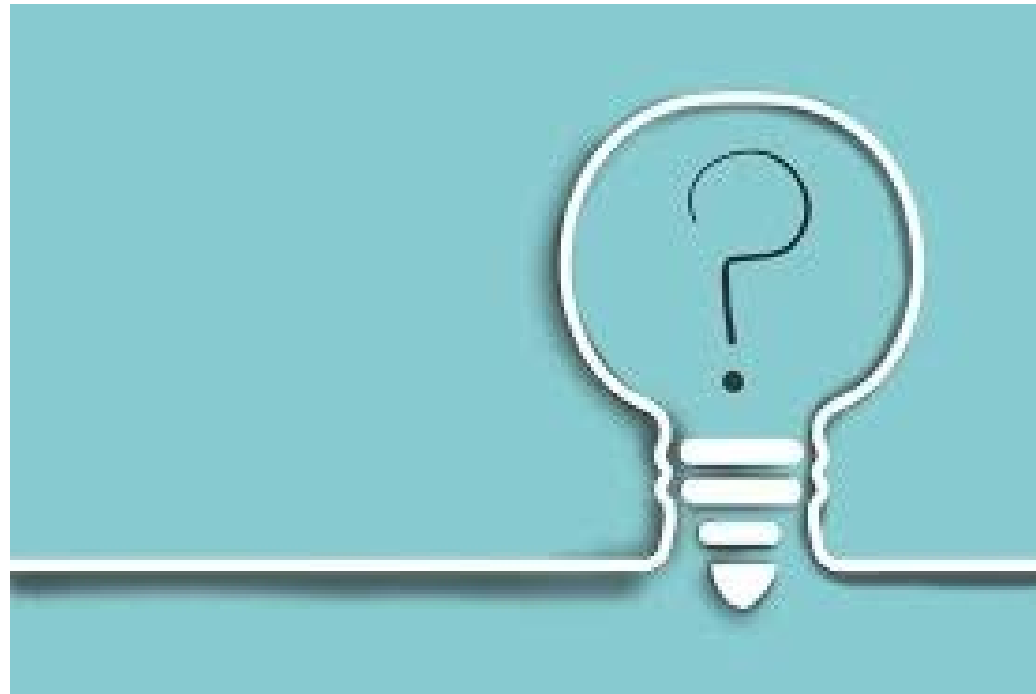


# Impacts on the Aquifer

- Original Study
- Findings
- Fertilization



# Questions





# Park Design

# Park Design Community Park elements

Gardens, Meadows, Landscaping

Trails- paved and natural

Playground

Small dog park

Gazebo, pavilions

Courts - Pickleball, tennis, basketball

Adult Fitness Equipment

Fencing

Parking





# Park Design Playground Options

3,000 SQFT -COMMUNITY PARK  
PLAYGROUND



5,000 SQ FT-MULTI-EQUIPMENT AND  
AGE



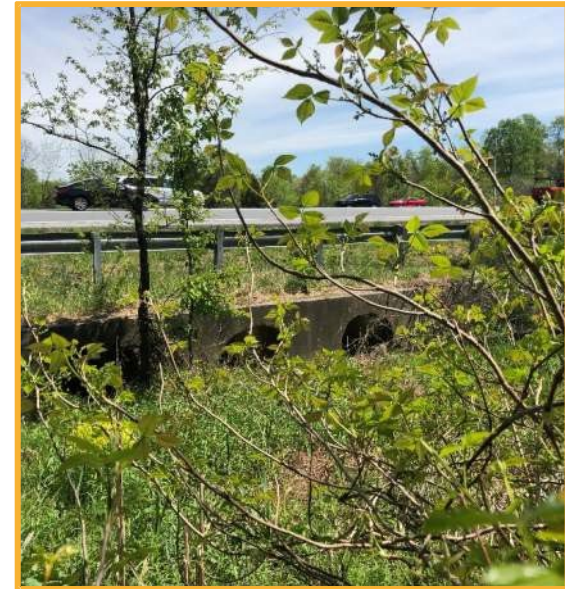
# Park Design- Possible SWM Features



Example stormwater quantity management facility



Example micro-scale ESD / water quality facility



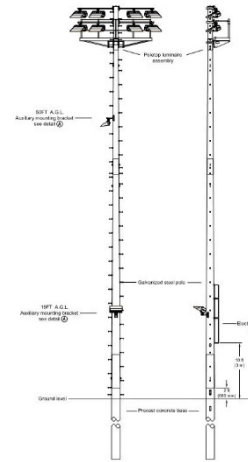
Existing culvert under I-97 beyond NE property corner. Primary site discharge point. No change to 10-year peak flow in proposed conditions.



# Park Design- Field Improvements



225'x360' Irrigated natural grass field



Sports field lighting



Ball netting



Scoreboard



Bleachers

# Park Design Field Lighting

## Technical specifications

- No Spill Technology
- Remote controlled/programmable
- LED Lighting

## Sunsets per Season

Winter- (Nov- March) – none

Spring (March- June) 9-10pm Sunset: 6-8:30pm

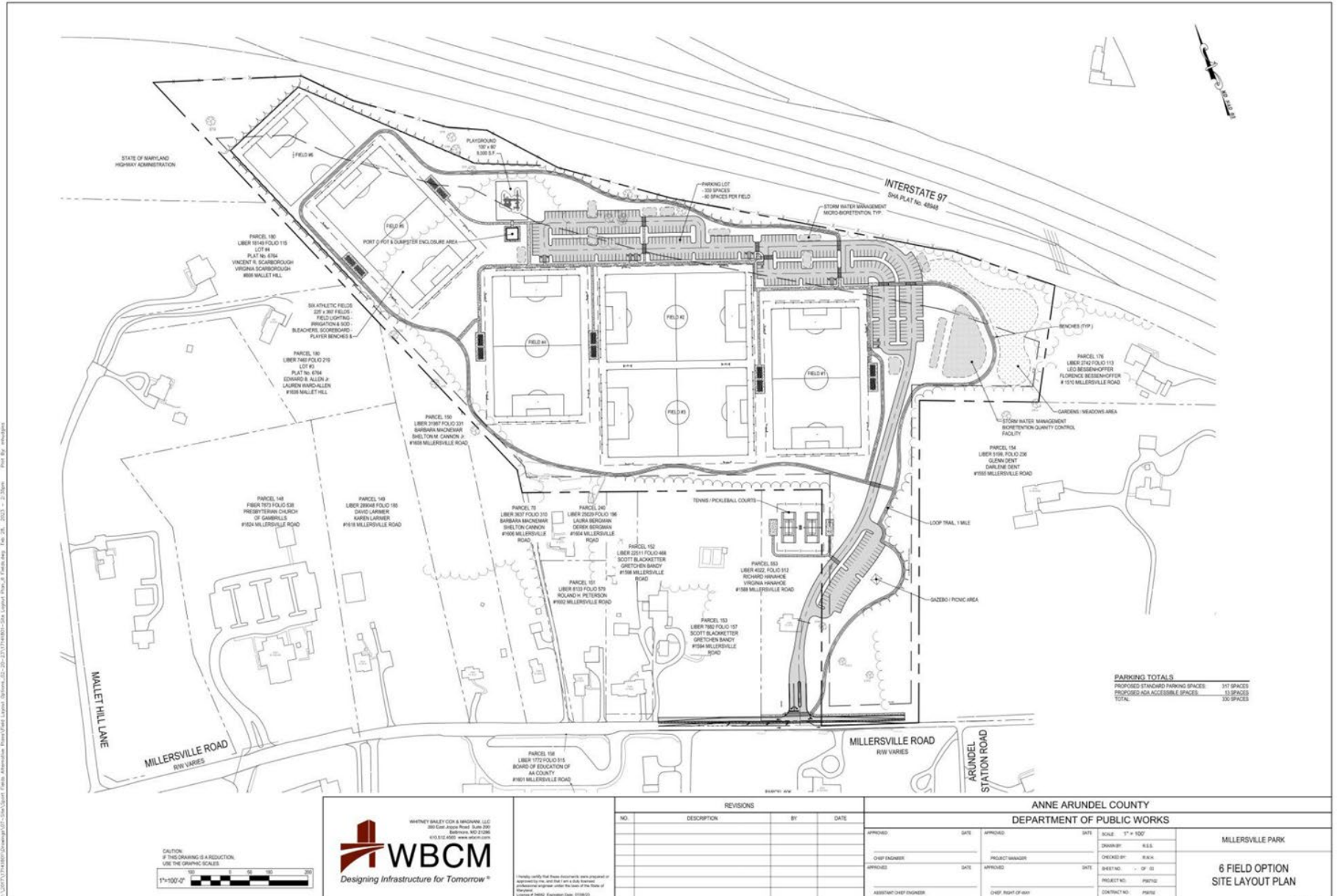
Summer (June- Aug) 9-10pm Sunset: 8:30-9:30pm

Fall (Aug- Oct) 9-10pm Sunset: 9:30pm  
reduces to 7pm in October



# Options for Discussion

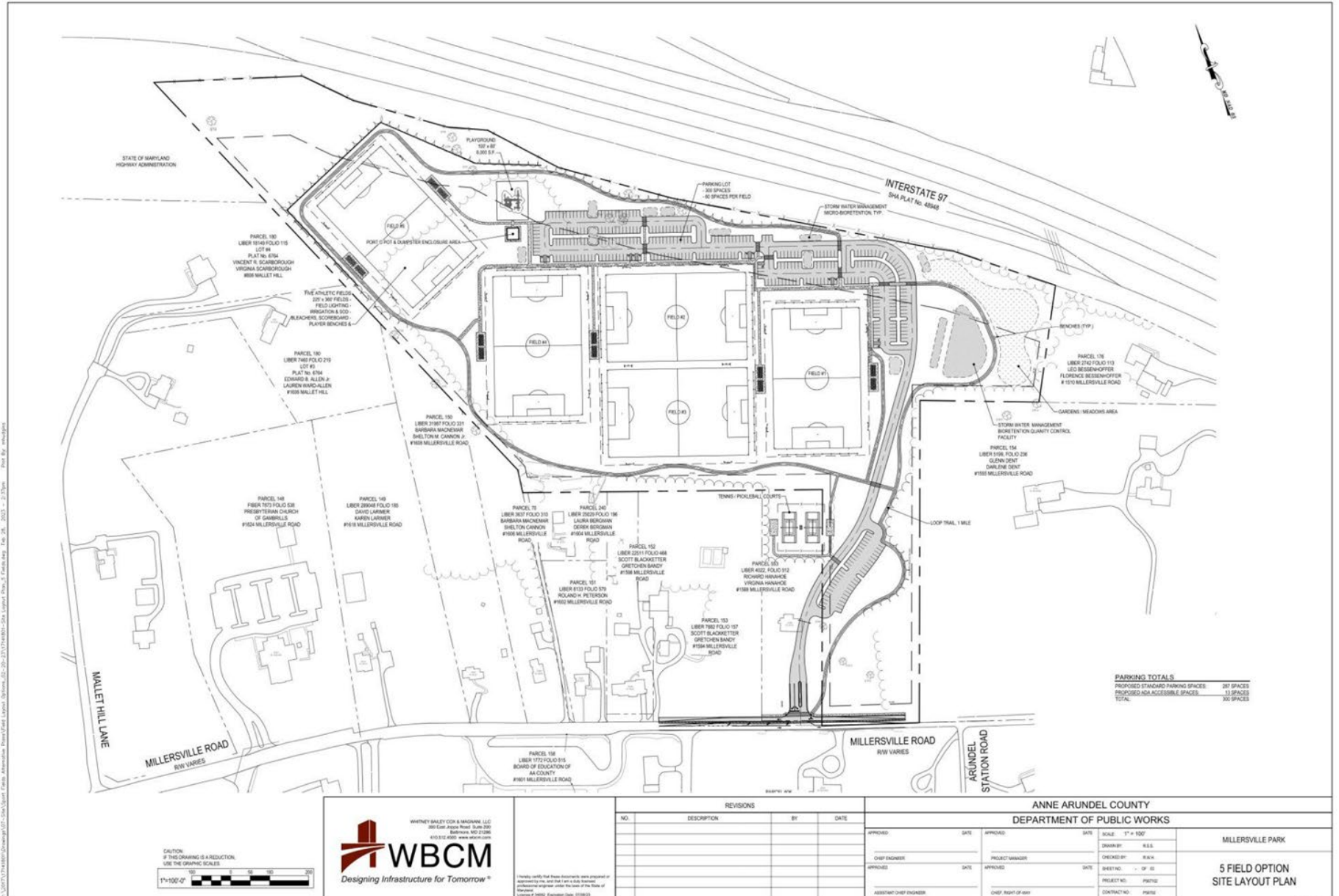
## 6 FIELD OPTION





# Options for Discussion

## 5 FIELD OPTION





**WBCM**  
Designing Infrastructure for Tomorrow™

REVISIONS			
NO.	DESCRIPTION	BY	DATE

**ANNE ARUNDEL COUNTY**  
**DEPARTMENT OF PUBLIC WORKS**

APPROVED:	DATE:	APPROVED:	DATE:
CHIEF ENGINEER		PROJECT MANAGER	
APPROVED:	DATE:	APPROVED:	DATE:
ASSISTANT CHIEF ENGINEER		CHIEF RIGHT OF WAY	

SCALE: 1" = 100'

DESIGN BY: E.S.S.

CHECKED BY: S.K.K.

DRAWN BY: D.P. (S)

PROJECT NO.: 190710

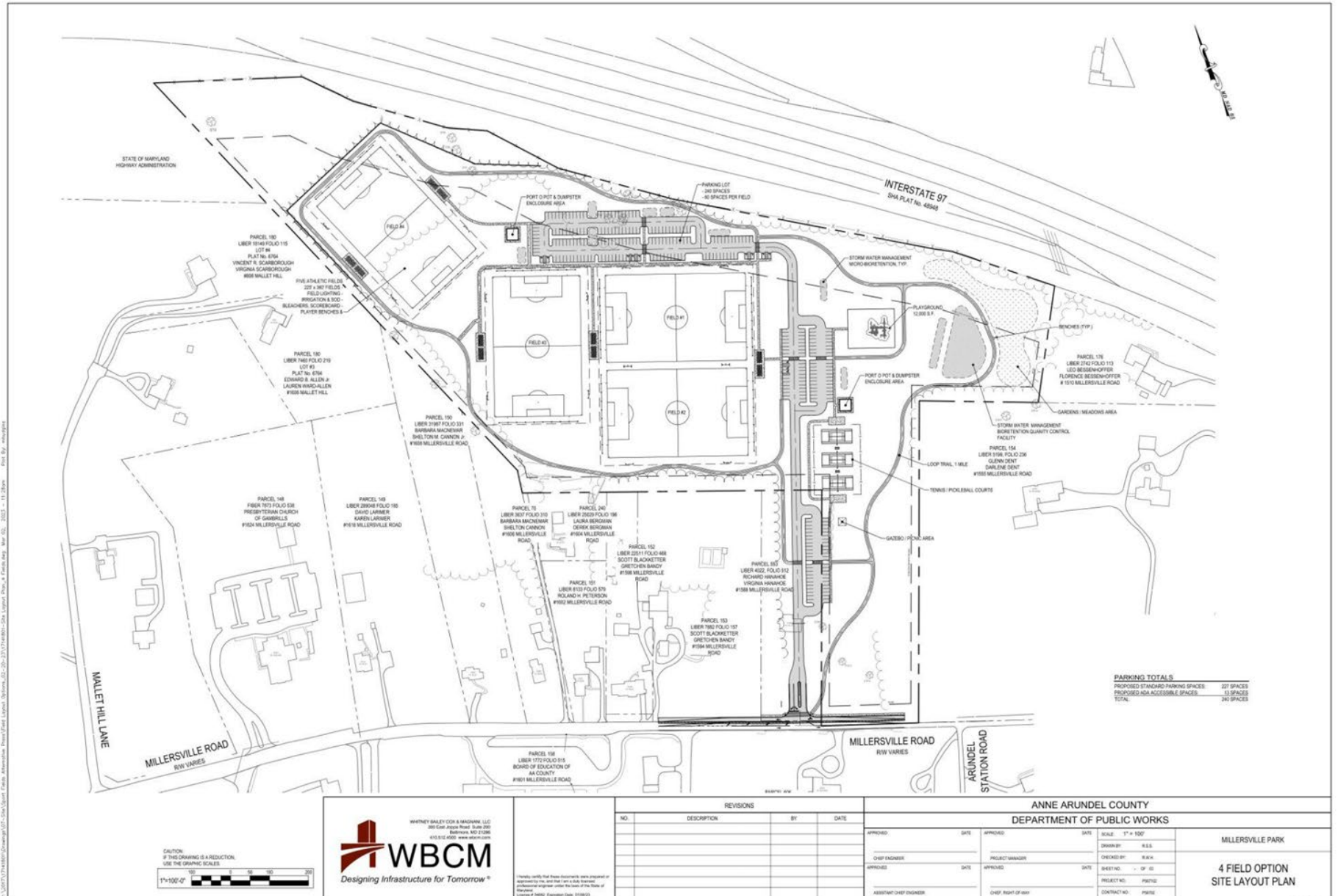
CONTRACT NO.: 1906

**MILLERSVILLE PARK**

**5 FIELD OPTION**  
**SITE LAYOUT PLAN**

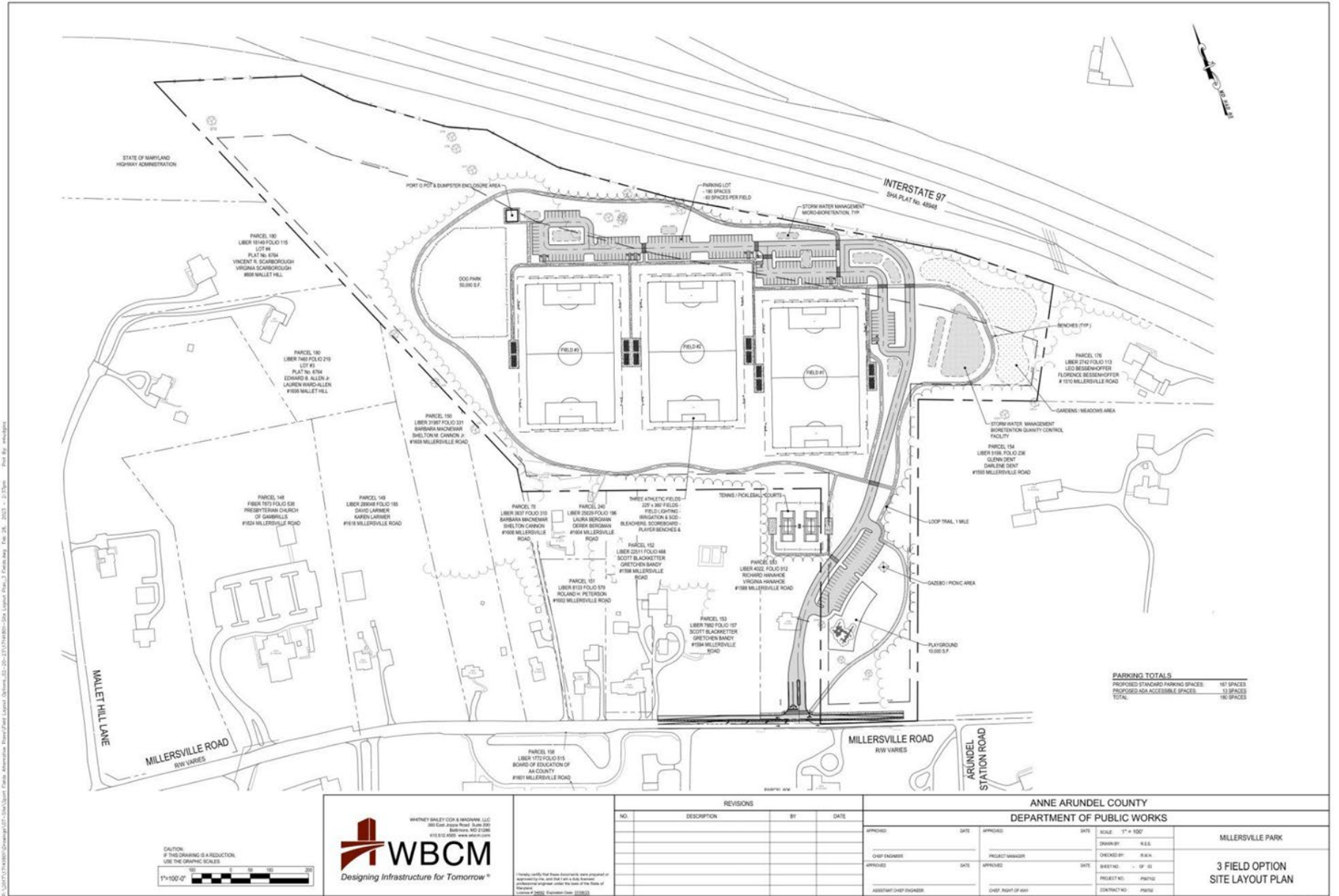
# Options for Discussion

## 4 FIELD OPTION



# Options for Discussion

## 3 FIELD OPTION





# Park Elements Discussion



# Where does this leave us?



# Next Steps Stakeholder Process

1. WBCM will prepare another concept for the group to review
2. Verify the list of outstanding questions that the County needs to respond to prior the next meeting
3. 2nd stakeholder meeting- zoom/in person TBD – April- May  
The revised single concept and answers will be emailed to the members in advance of the meeting. 1 month review project Please be prepared to discuss for the single concept.  
Comments compiled
4. 3rd stakeholder meeting- zoom – June- July  
Revised concept and answers will be emailed to the members in advance of the meeting.  
Please be prepared to discuss so the concept can be finalized  
Final concept email to the group

# Next Steps Public Process

Consultant begins design based on selected concept. July/August

Larger Public Meeting- In person – July/August

## *Notification – Based on Current Process*

The County will notify the neighbors within 300 ft of the parks boundary in accordance with OPZ guidelines

The County asks that stakeholders publicize the meeting in their newsletters and social media

DRP will post it on our website, social media and weekly newsletter

We will ask that the CE's office and members of County Council to put in their respective newsletter

## *Format*

Similar to this meeting Background, Stakeholder process, present concept, Comments

County will prepare meeting minutes

# Next Steps- Permit to Construction

- Consultant to refine concept based on feedback and apply for permits. Updates posted on County website , email notifications to the stakeholders
- Bid and Award
- Pre Construction Public meeting
- Construction



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