

# City of Pembroke Pines City-Wide Parks and Recreation Master Plan

**Public Workshop – The Charles F. Dodge City Center**

February 7<sup>th</sup>, 2023



- Landscape Architecture
- Planning
- Architecture
- Civil Engineering
- Construction Services
- Interior Design
- Public Involvement





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## THE PLANNING TEAM

- **Bermello Ajamil & Partners, Inc.**
- **Ballard King & Associates**
- **ETC Institute**
- **FCS Group**
- **The Bosch Group**

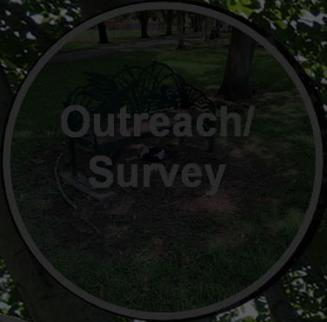


**BALLARD \* KING**  
 & ASSOCIATES LTD

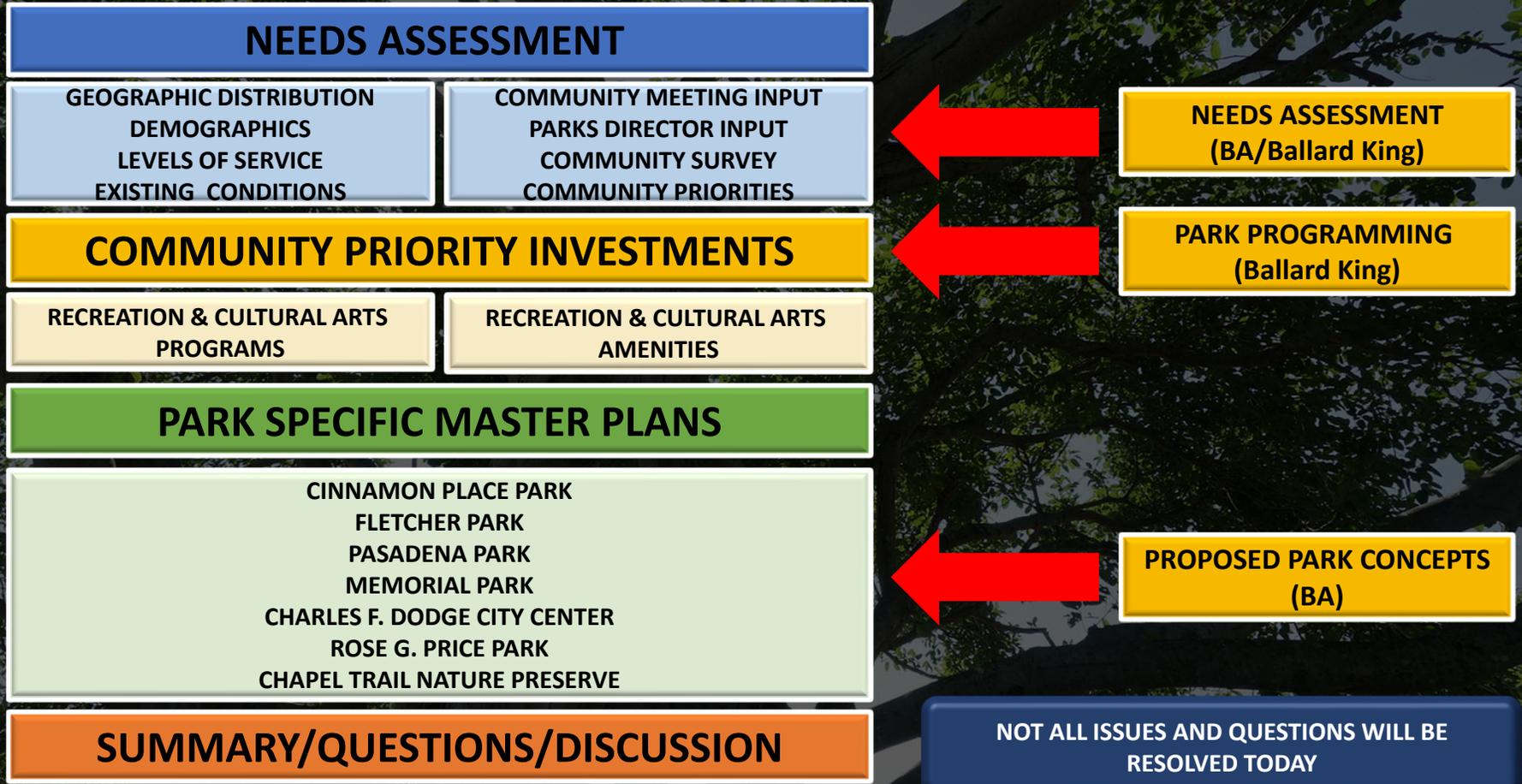


# CITY OF PEMBROKE PINES PARKS AND RECREATION MASTER PLAN





# WORKSHOP ORGANIZATION



# PARKS AND RECREATION MASTER PLAN

1

COMMUNITY  
WORKSHOPS

2

COMMUNITY  
INTEREST AND  
OPINION SURVEY

3

RECREATION &  
CULTURAL ARTS  
STAFF INPUT

4

CONSULTANT'S  
ANALYSIS/  
RECOMMENDATIONS



# COMMUNITY WORKSHOPS

# COMMUNITY INPUT



# COMMUNITY INPUT

- Emphasize new park programs for different ages
- Include more water recreation opportunities, like splash pads, not just pools
- Introduce exciting playground equipment
- Expand walking/jogging path network
- Provide pocket parks for small children and elderly population
- Develop a signature park for the City



A large, stylized white number '2' is positioned on the left side of the image. It has a thick, rounded, and slightly irregular appearance, resembling a hand-drawn or calligraphic style. The background is a dark, low-angle photograph of tree branches and leaves, creating a dense, textured pattern.A vertical white line is positioned to the right of the number '2'. It is slightly irregular and has a thin, brush-like appearance, extending from the top of the '2' down to the bottom of the text block.

**COMMUNITY  
INTEREST AND  
OPINION SURVEY**

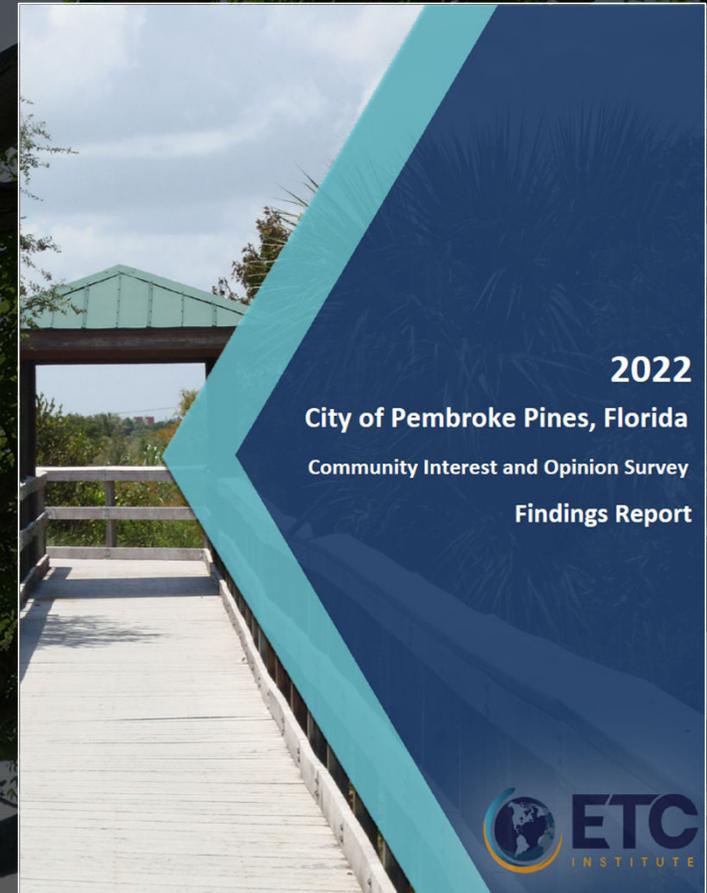
# SURVEY OVERVIEW

## Statistically valid community survey

- Performed by ETC Institute

## Random sample of households

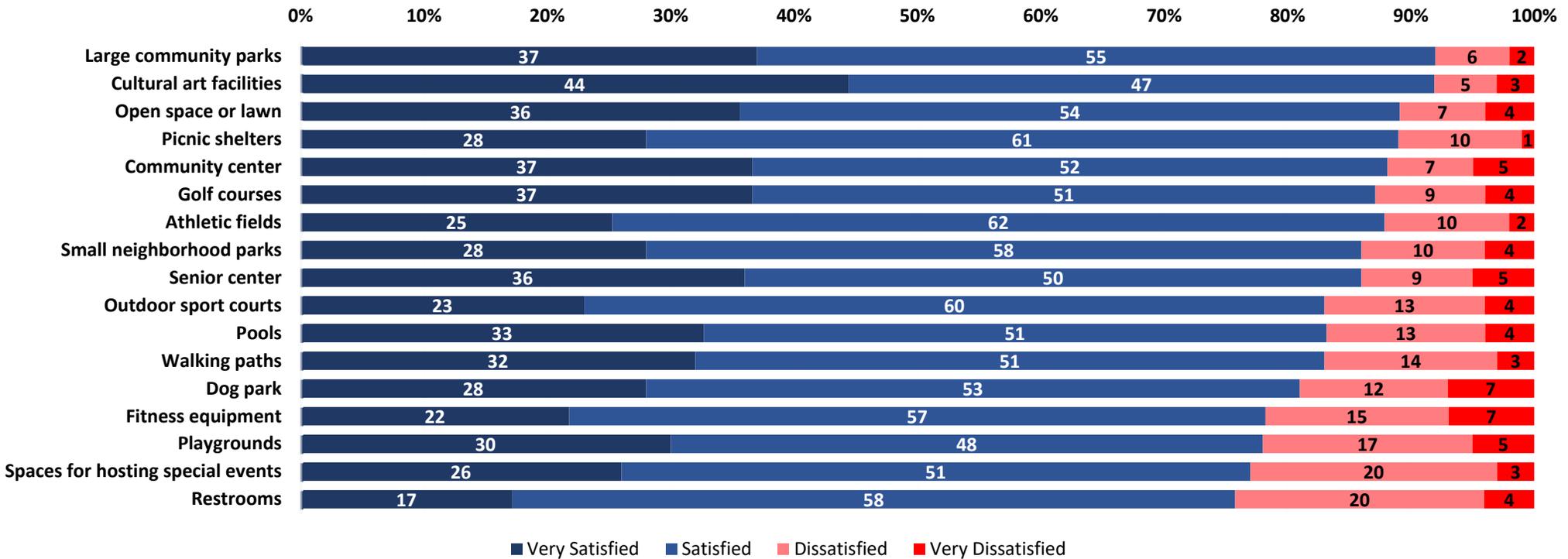
- 2,000 surveys mailed at random
- Limited to City of Pembroke Pines- residents only
- **Received over 409 survey responses (Goal 400)**
- **Confidence Level = 95%**



# LEVEL OF SATISFACTION W/ FACILITIES & AMENITIES

## Q1. Level of Satisfaction with Facilities and Amenities

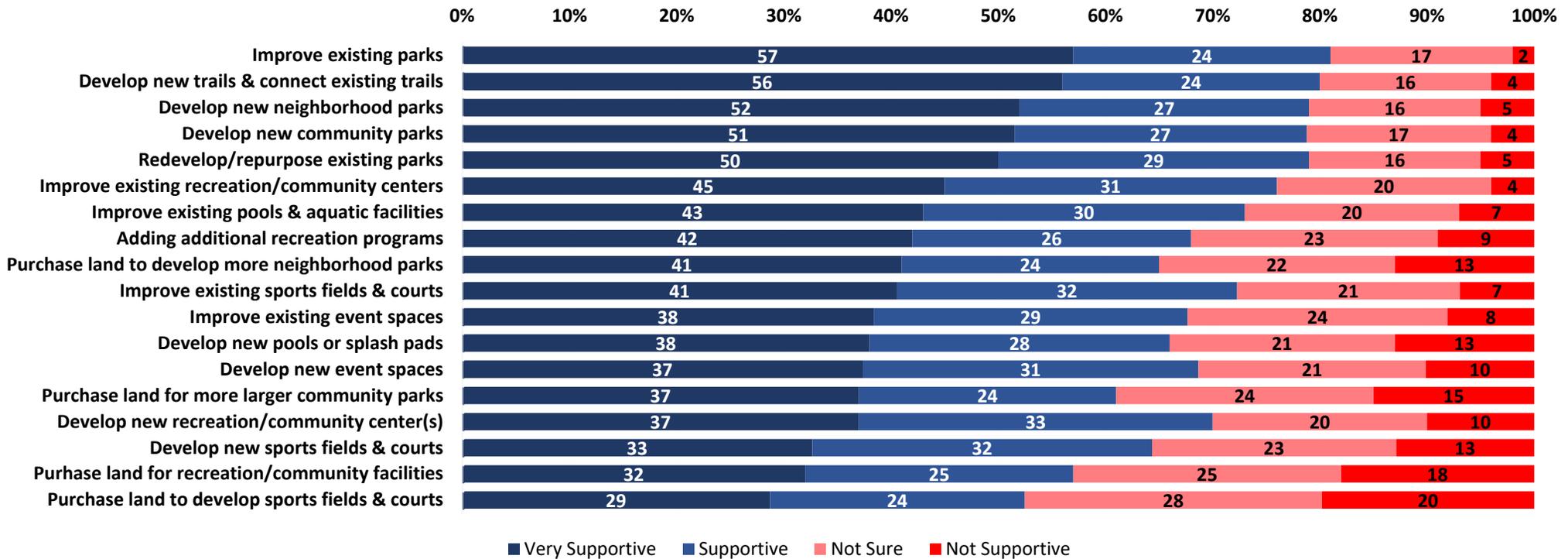
(by percentage of respondents who responded "yes" to Q1 (excluding "not provided"))



# LEVEL OF SUPPORT FOR ACTIONS TO IMPROVE PARKS & REC

## Q2. Level of Support for Potential Improvements

(by percentage of respondents)



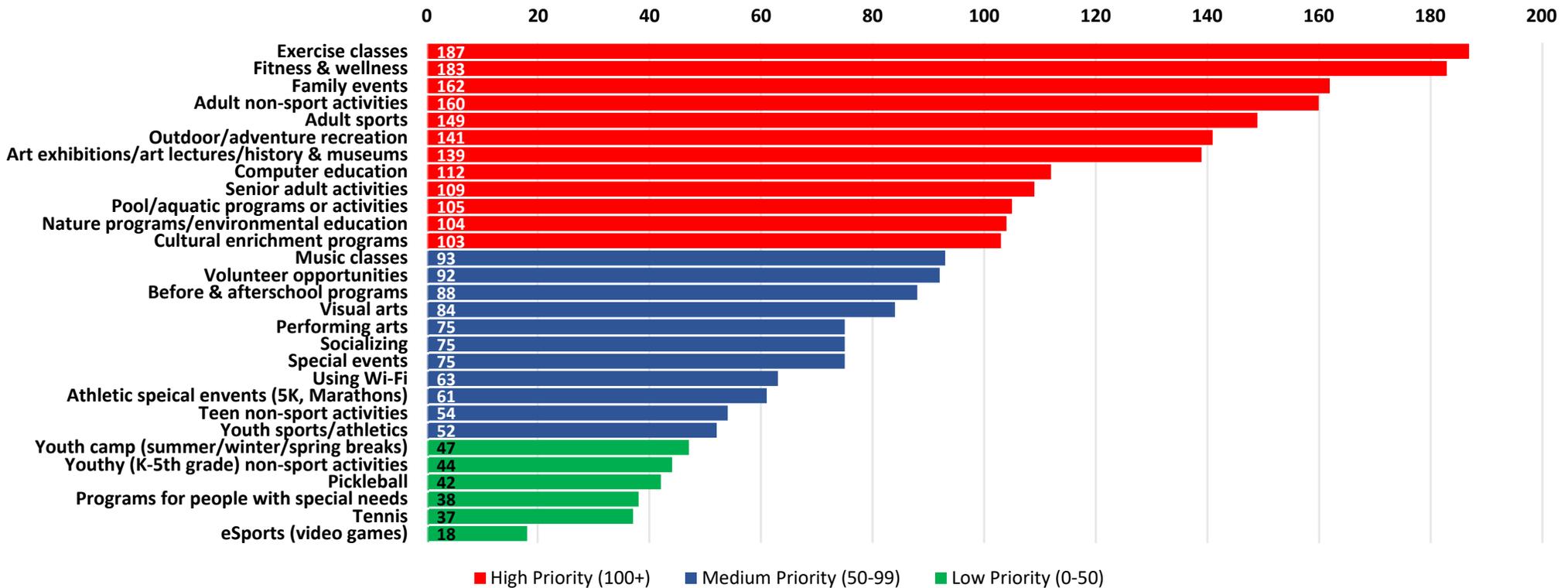
# PRIORITY INVESTMENT RATING (PIR)

- **Objective tool for evaluating the priority that should be placed on recreation and park investments**
  - **Rates the importance that residents place on:**
    - Amenities/facilities
    - Recreation programs
  - **How many residents have unmet needs**



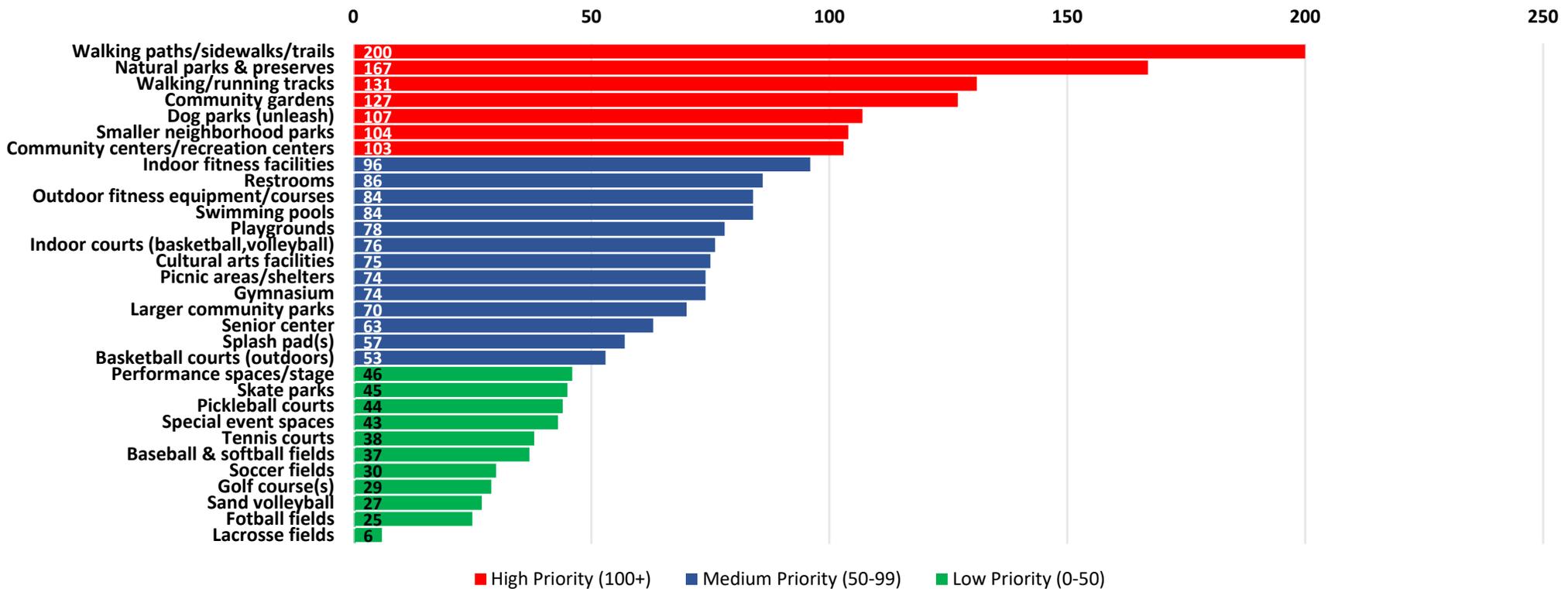
# PRIORITIES FOR INVESTMENT FOR RECREATION PROGRAMS

## Top Priorities for Investment for Recreation Programs Based on PIR



# PRIORITIES FOR INVESTMENT FOR FACILITY/AMENITIES

## Top Priorities for Investment for Facility/Amenity Based on PIR



# COMMUNITY OPINION SURVEY SUMMARY

- Respondents are generally satisfied with facilities and amenities
- However, there is substantial support for MORE!
  - Walking paths/sidewalks (PIR = 200)
  - Natural parks and preserves (PIR = 167)
  - Smaller neighborhood parks (PIR = 104)
  - Community centers/recreation centers (PIR = 103)
- And they are willing to support a referendum!



# HOW RESPONDENTS WOULD VOTE IN A REFERENDUM

## Q18. How Respondents Would Vote in a Referendum

by percentage of respondents (excluding "not provided")



**Up to 93%**  
Would vote favorably!



3



**RECREATION &  
CULTURAL ARTS  
DEPARTMENT  
INPUT**

# SUMMARY OF EFFORTS

- **Visited and assessed every park with the Recreation & Cultural Arts Dept. Director**

- Numerous meetings with Director
- Director meetings with staff

- **One-on-One meetings with Elected Officials**

- **Salient Comments Community Workshop No. 1**

- **East District**

- More aquatics/splash pads
- Aging park facilities need update
- Activate linear park
- Additional passive recreation areas
- New basketball facilities

- **Central District**

- More pocket parks
- Improved Wi-Fi accessibility
- Outdoor wellness, like yoga
- Increased walking paths
- New seating/benches

- **West District**

- Re-establish football program
- Increased swimming times at pools
- Programming for children
- Modernized playgrounds
- Better running tracks
- Increased shade
- Splashpads





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**CONSULTANT'S  
ANALYSIS/  
RECOMMENDATIONS**

# PARKS AND RECREATION MASTER PLAN



# RECREATION PROGRAMMING

- **Current Assessment**
  - Recreation and Cultural Arts
  - Community Services (Senior Programs)
- **Community Needs**
- **Future Recommendations**



# CURRENT ASSESSMENT

- **Recreation**
- **Cultural Arts**
- **Community Services**
  - (Senior Programs)
- **Contract Providers**  
(YMCA/Youth Sports Organizations)

Program Areas	Recreation	Cultural Arts	Community Services	Contract
Sports (youth and adult)	Blue	White	White	Green
Fitness/Wellness	White	White	Yellow	Green
Cultural Arts	Blue	Red	Yellow	Green
Aquatics	Blue	White	Yellow	Green
Youth (camps)	White	White	White	White
Education	White	White	Yellow	White
General	White	White	Yellow	White
Special Needs	White	White	Yellow	Green
Special Events	Blue	Red	Yellow	White
Outdoor Recreation (organized)	White	White	White	White
Seniors	Blue	White	Yellow	White
Teens	White	White	White	White
Self-Directed (open-use)	Blue	Red	Yellow	Green
Social Services	White	White	Yellow	White

# CURRENT ASSESSMENT: MAGNITUDE OF PROGRAMS OFFERED

Program Areas	High	Moderate	Low
Sports (youth and adult)	●		
Fitness/Wellness		●	
Cultural Arts	●		
Aquatics	●		
Youth (camps)			●
Education			●
General Interest		●	
Special Needs			●
Special Events	●		
Outdoor Recreation (organized)			●
Seniors	●		
Teens			●
Self-Directed (open-use)	●		
Social Services		●	

# CURRENT ASSESSMENT: PROGRAMS OFFERED BY AGE

Program Category	Preschool	Youth	Teen	Adults	Senior
Sports (youth and adult)		●	●		
Fitness				●	●
Cultural Arts	●	●	●	●	●
Aquatics	●	●	●	●	●
Education				●	●
General Interest				●	●
Special Needs		●	●		●
Special Events	●	●	●	●	●
Outdoor Recreation (organized)					
Self-Directed (open-use)	●	●	●	●	●
Social Services					●

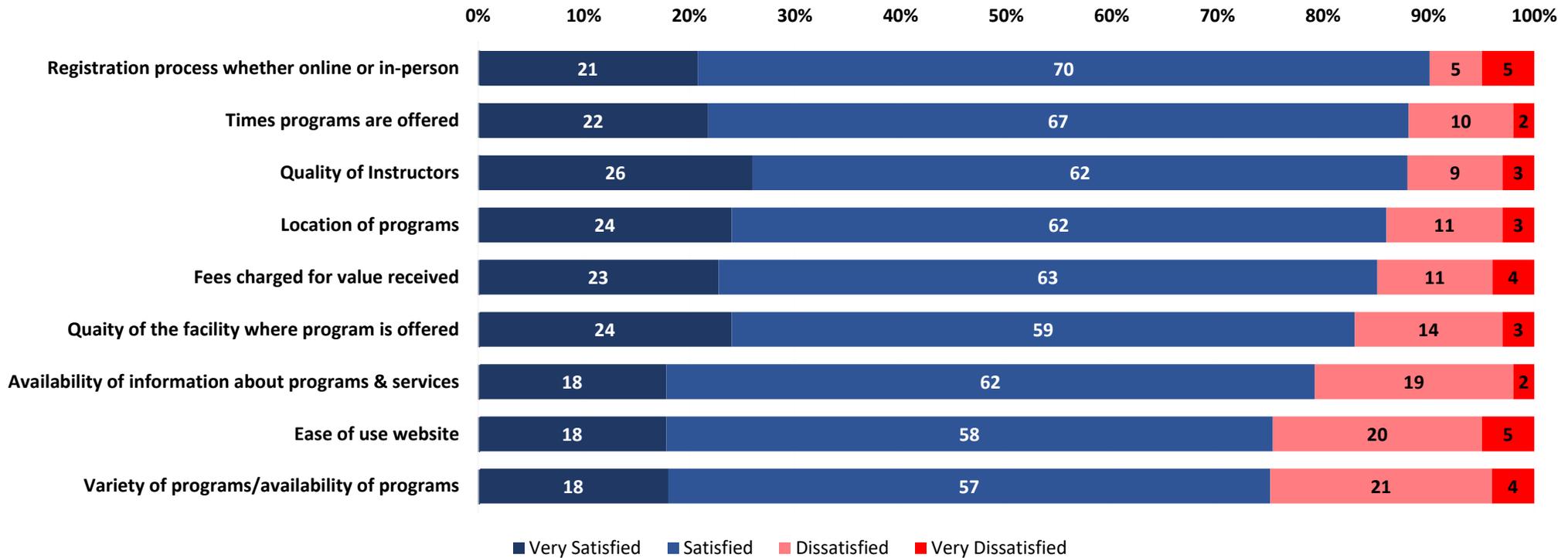
# CURRENT ASSESSMENT

- **Program Strengths**
  - Cultural arts
  - Senior Services
  - Aquatics
  - Special Events
  - Youth sports – offered by others
- **Program Weaknesses**
  - General programs
  - Outdoor recreation
  - Special needs
  - Adult sports
  - Youth (non-sports)
  - Teens



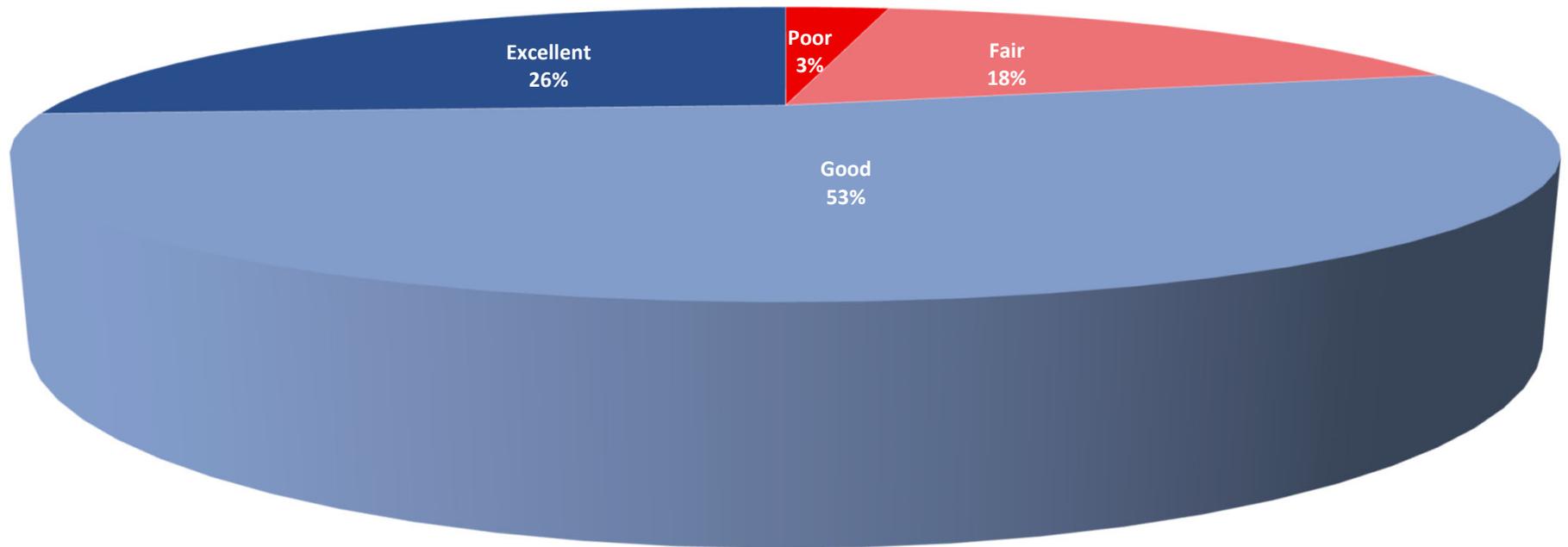
## Q8c. Level of Satisfaction with Program Services

(by percentage of respondents (excluding "N/A"))



### Q8c. Level of Satisfaction with Program Services

by percentage of respondents (excluding "N/A")



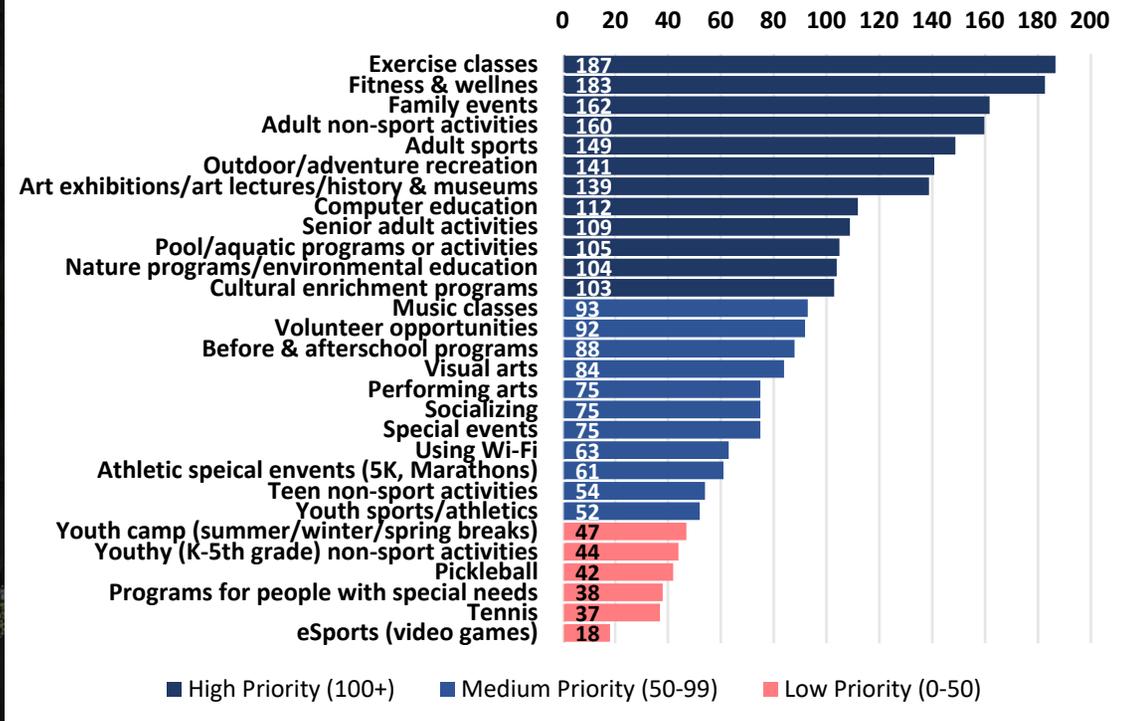
■ Poor ■ Fair ■ Good ■ Excellent

# COMMUNITY NEEDS

## • Survey Findings – Highest Priority

- Exercise Classes
- Fitness & Wellness
- Family Events
- Adult Non-Sports
- Adult Sports
- Outdoor Recreation
- Art Exhibitions/Lectures

### Top Priorities for Investment for Recreation Programs Based on PIR



## FUTURE RECOMMENDATIONS

### Build on the existing approach to providing services

- **City's role will continue to be focused on :**
  - Cultural Arts
  - Seniors
  - Special Events
  - Aquatics
- **Continue to rely on key partners and contract providers for:**
  - Youth Sports
  - Fitness/Wellness
  - Special Needs



## FUTURE RECOMMENDATIONS

### City adds programming for:

- Outdoor/Environmental Recreation

### Focus on finding additional providers for:

- Fitness/Wellness
- Adult Sports
- General Programs

### Emphasize programs for:

- Families
- Youth (non-sports)
- Teens
- Adults (non-sports)



# FUTURE RECOMMENDATIONS

## Challenges for City to overcome:

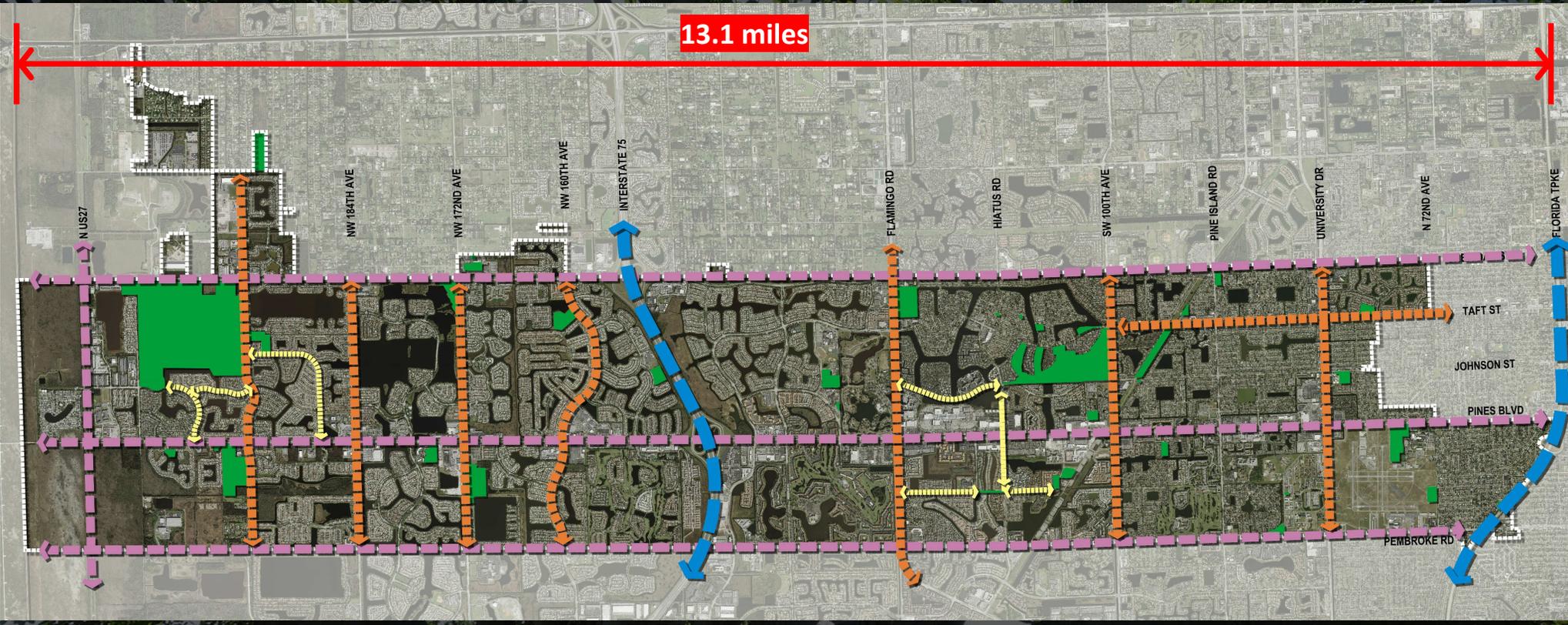
- Limited staff
- Lack of facilities
  - Indoor recreation
  - Athletic fields (to support adults)
  - Fitness/wellness
  - Outdoor recreation
- Need for additional funding

## Develop the following to support program growth:

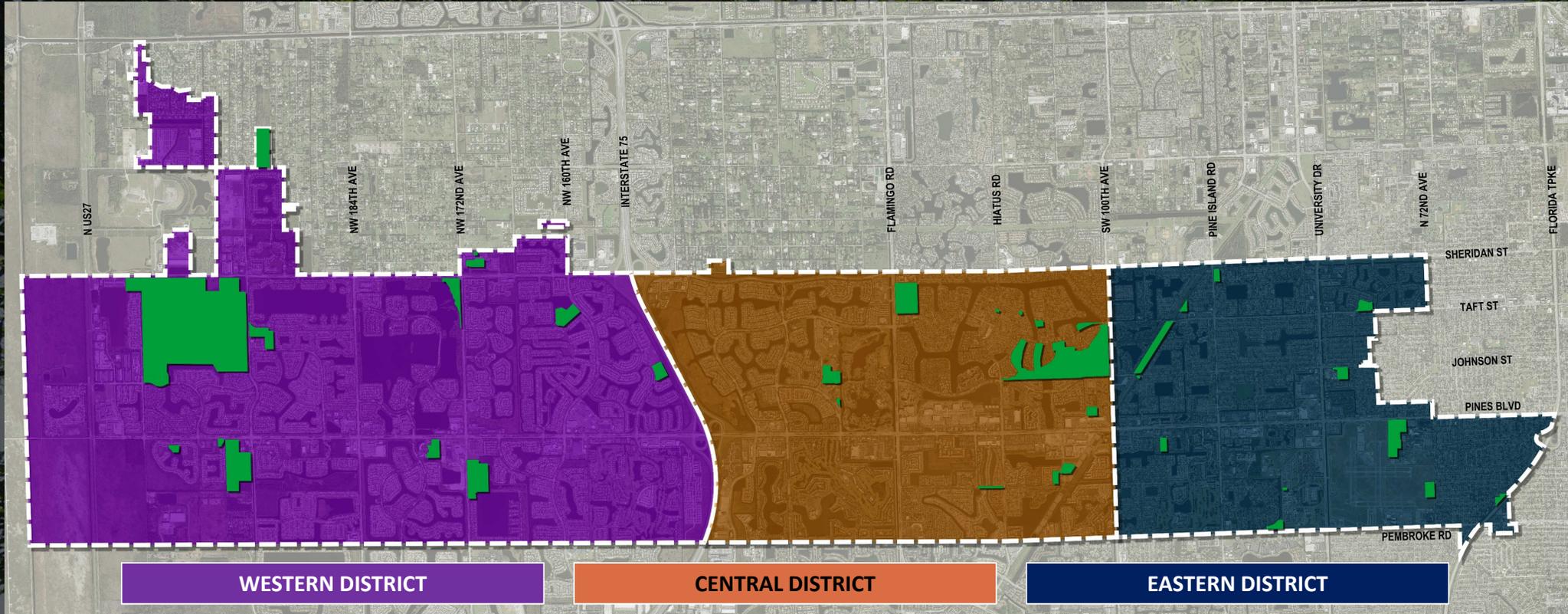
- Establish a program plan
- Develop additional partnerships
- Increase the resources that are available



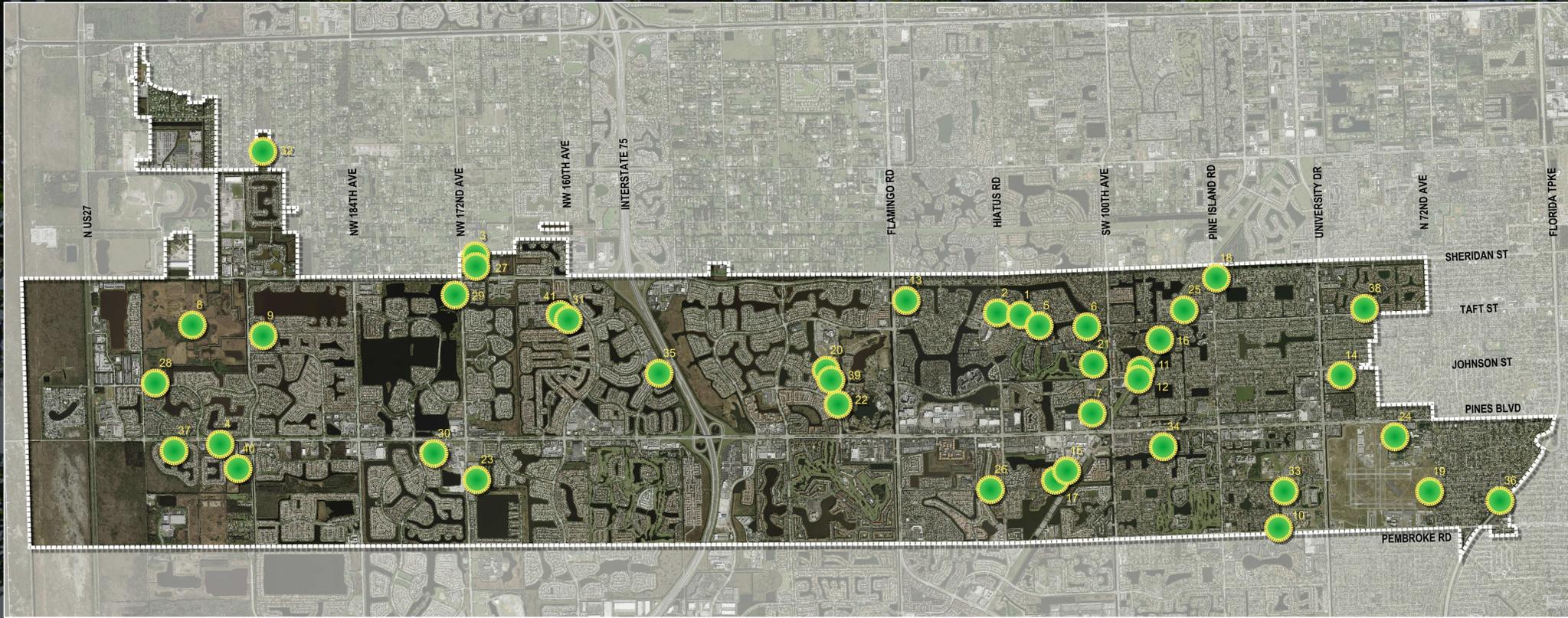
# URBAN FORM OF THE CITY



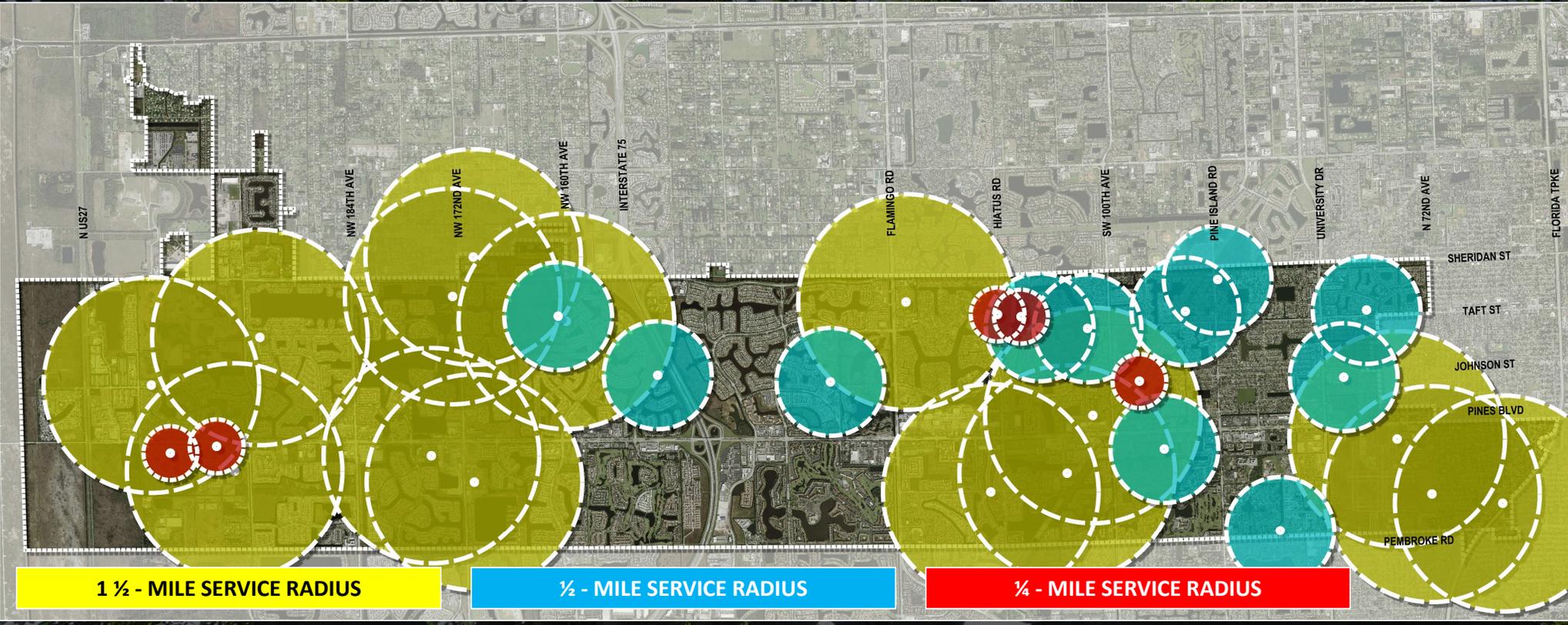
# GEOGRAPHIC DISTRIBUTION OF PARKS



# PARK DISTRIBUTION ACROSS THE CITY



# PARK SERVICE AREAS ACROSS THE CITY



1 1/2 - MILE SERVICE RADIUS

1/2 - MILE SERVICE RADIUS

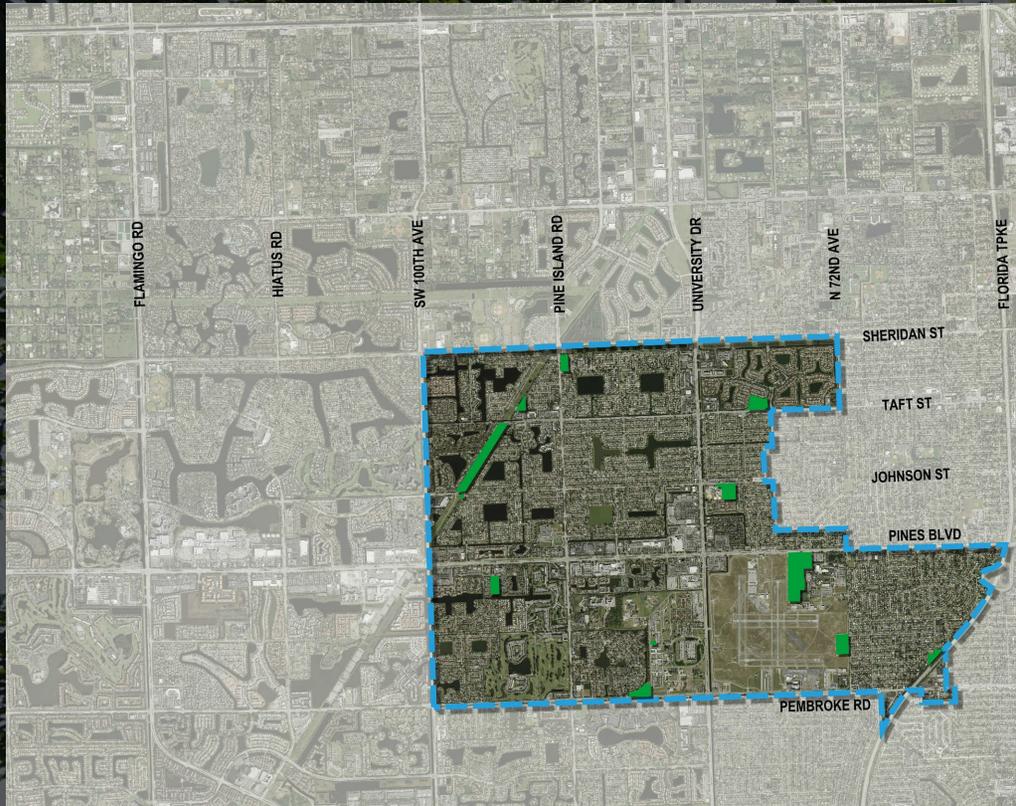
1/4 - MILE SERVICE RADIUS

## GENERAL IMPROVEMENTS TO PARKS (CITY-WIDE)



- All parks within the system should receive general improvements, such as:
  - Modernized playgrounds
  - Updated furnishings
  - Improved landscaping and shade
  - Updated paving/jogging and network of pedestrian paths
  - Wayfinding/signage
  - Improved parking lots, surfaces and landscaping

# EAST SECTOR - OBSERVATIONS

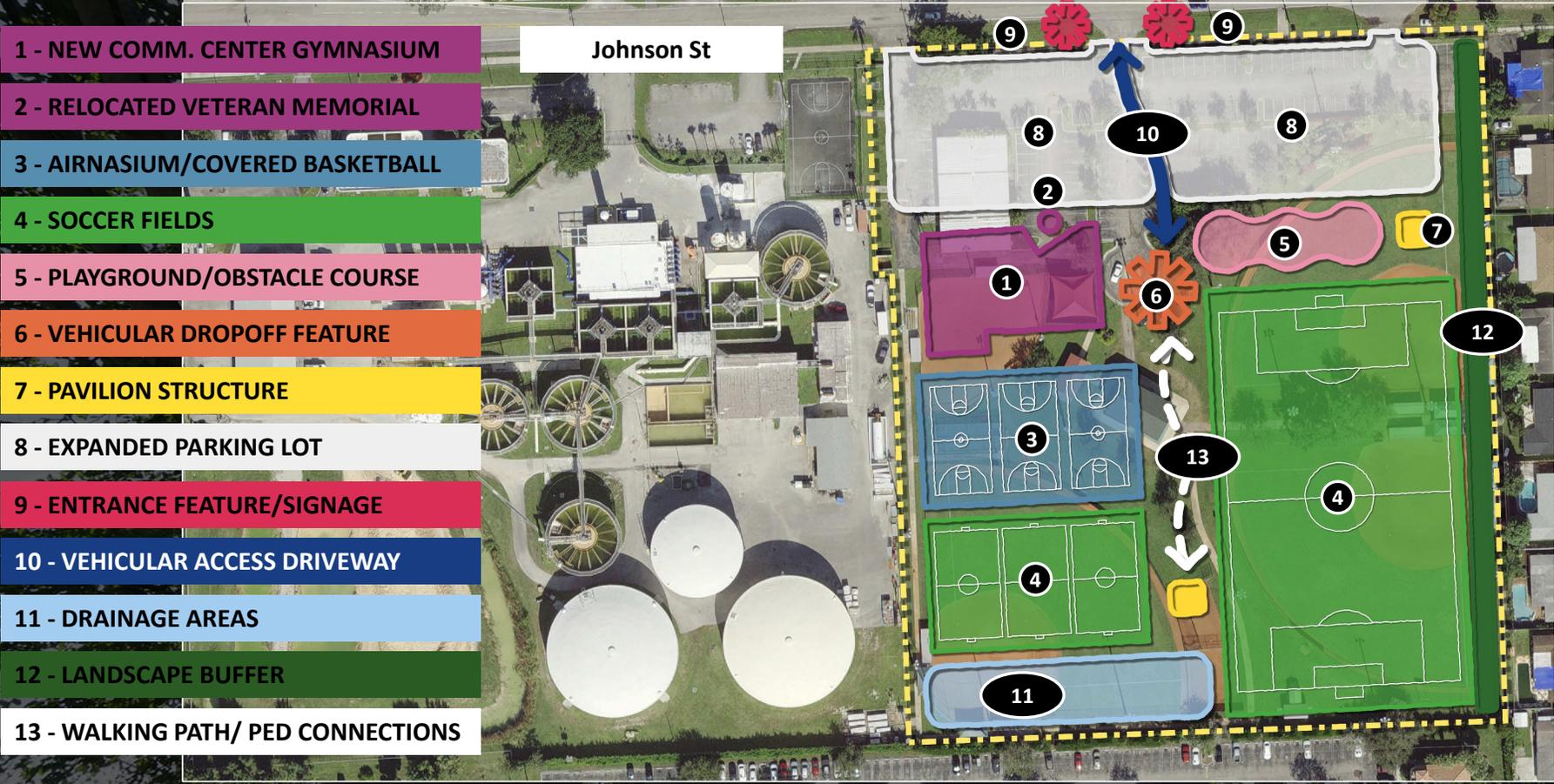


- **East Sector is the most densely populated area of the City**
  - Housing density 2.5 X higher in the East than West
  - East District - surrounded by higher-density municipalities
- **Currently, no indoor basketball court serving the East Sector**
- **Vast majority of soccer fields concentrated in the West**
  - Lack of synthetic turf fields within East Sector (City overall)

# FLETCHER PARK (EAST)



# FLETCHER PARK (EAST)



# PASADENA PARK (EAST) – EXISTING SITE



Douglas Road

NW 22nd St

# PASADENA PARK (EAST) – PROPOSED CONCEPT

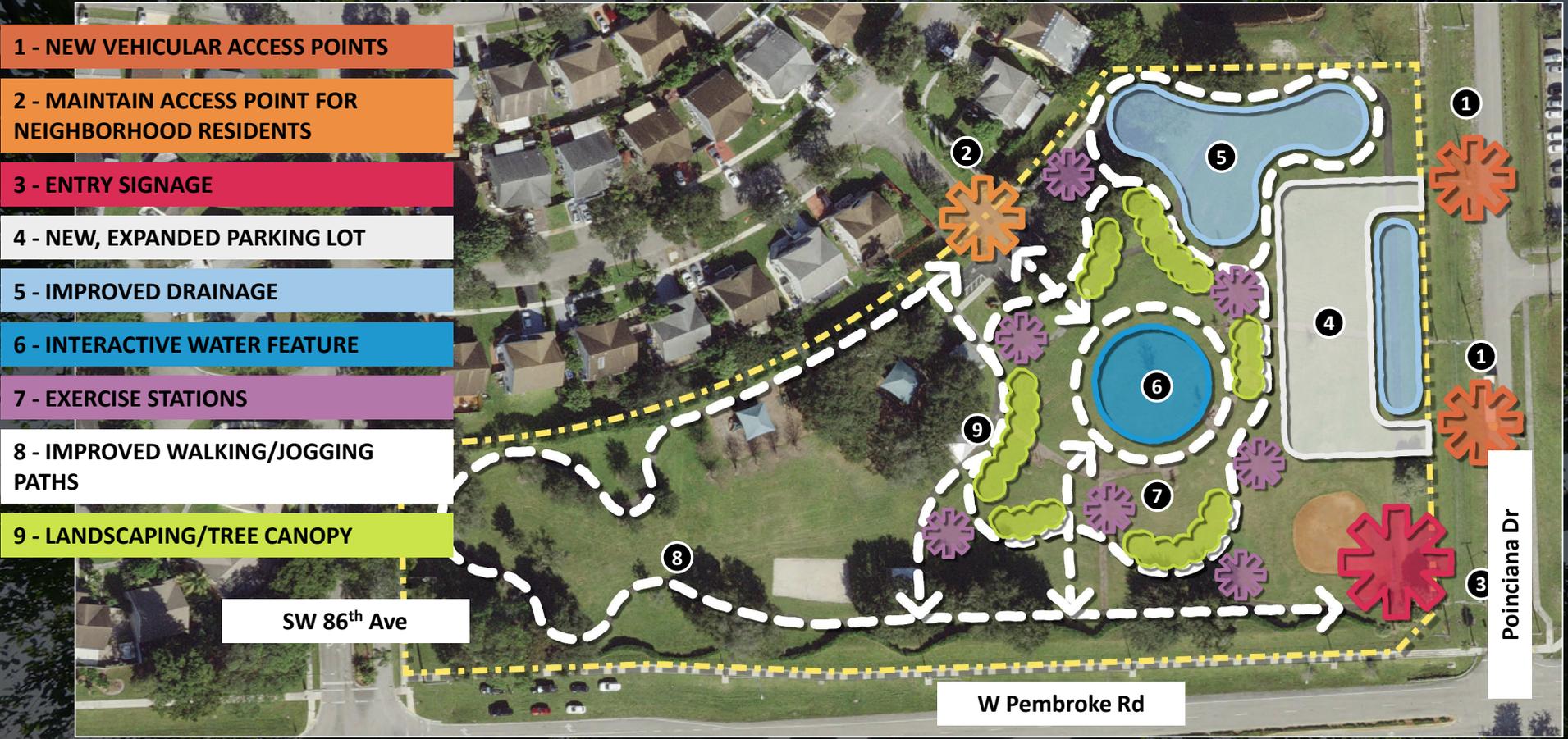
- 1 - COMMUNITY FACILITY
- 2 - CONCESSIONS/FIELD STORAGE
- 3 - BLEACHERS
- 4 - PLAYGROUND
- 5 - FLEX-USE OPEN SPACE FIELD
- 6 - REGULATION FOOTBALL FIELD
- 7 - VEHICULAR ENTRANCE
- 8 - PEDESTRIAN ACCESS POINTS
- 9 - ENTRANCE SIGNAGE
- 10 - NEW PARKING LOT



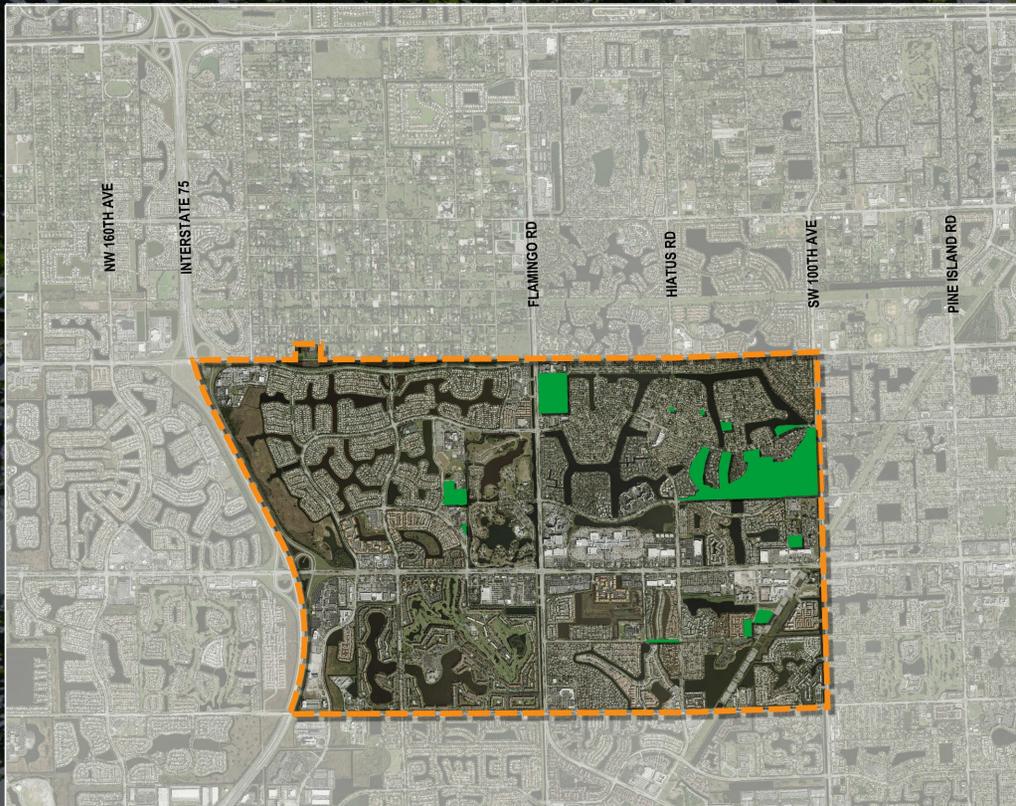
# CINNAMON PLACE PARK (EAST)



# CINNAMON PLACE PARK (EAST)

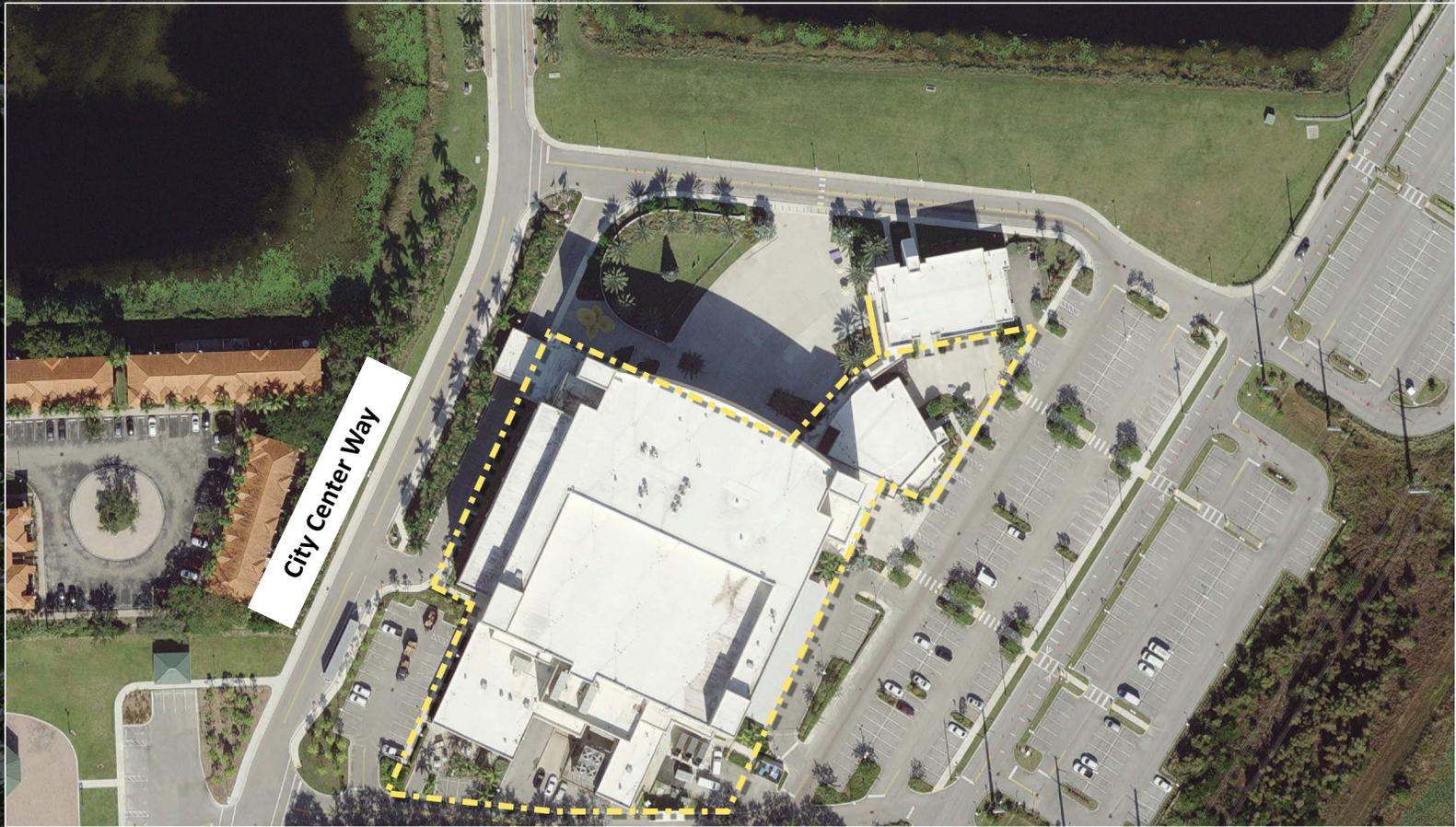


# CENTRAL SECTOR - OBSERVATIONS



- **Central Sector is highlighted as the civic/cultural heart of the City**
- **Charles F. Dodge City Center and Plaza**
  - Plaza hosts special community events
  - Currently, there is a disconnect between the plaza and vacant land area to the north
- **Memorial Park**
  - Considered under-programmed for substantial land area
  - Prominence is understated, given significant meaning

# CHARLES F. DODGE CITY CENTER (CENTRAL) – EXISTING SITE



# CHARLES F. DODGE CITY CENTER (CENTRAL) – PROPOSED CONCEPT

1 - NEW ROAD CONFIGURATION

2 - NEW DROPOFF CONFIGURATION

3 - GATEWAY FEATURE/SIGNAGE

4 - REDESIGNED CIVIC PLAZA

5 - FLEXIBLE EXTENSION PLAZA AREA

6 - PROGRAMMED LANDSCAPE SPACE

7 - RECONFIGURED DROPOFF OPEN SPACE

8 - LANDSCAPING/TREE CANOPY



City Center Way

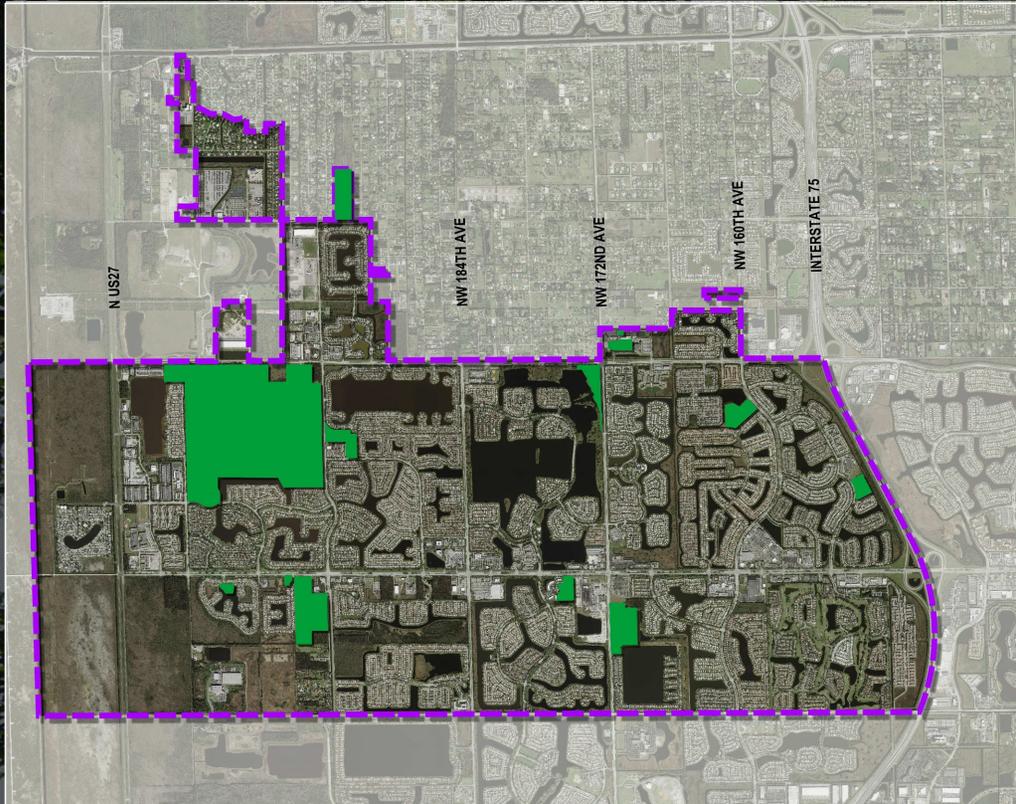
# MEMORIAL PARK (CENTRAL) – EXISTING SITE



# MEMORIAL PARK (CENTRAL) – PROPOSED CONCEPT



# WEST SECTOR - OBSERVATIONS



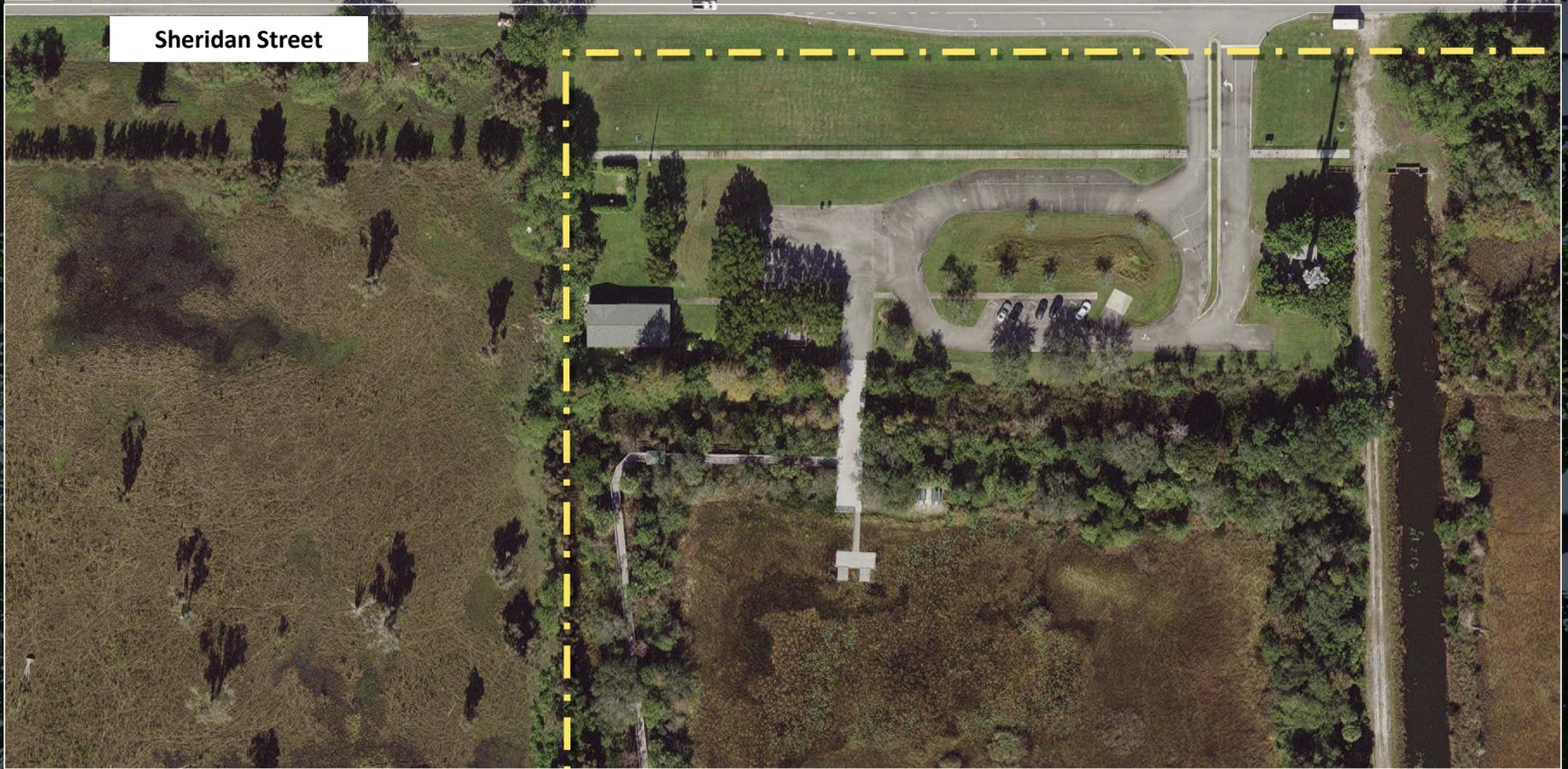
## Chapel Trail Nature Preserve (460 acres)

- 2<sup>nd</sup> largest natural preserve in S. Florida (Anne Kolb, first) (5 in Broward County)
- Underutilized natural asset that may:
  - Meet need for community facility (west)
  - Provide educational opportunities
  - Generate revenue for City
- Ranks highly in PIR

## Rose G. Price Park

- Support expansion of special needs population recreation and programming
- Address demand for emerging recreation uses (pickleball)

# CHAPEL TRAIL NATURE PRESERVE (WEST) – EXISTING SITE



# CHAPEL TRAIL NATURE PRESERVE (WEST) – PROPOSED CONCEPT



# ROSE G. PRICE PARK (WEST) – EXISTING SITE







# **SMALLER NEIGHBORHOOD PARKS**

# POCKET PARKS

## Identified Top Priority (Community Opinion Survey)

- Rating of 104 (Top 10)

## Identified in Community Workshop Meetings

### Passive Parks

- No sports activities, only small tot-lot at the most

### Meets immediate neighborhood needs

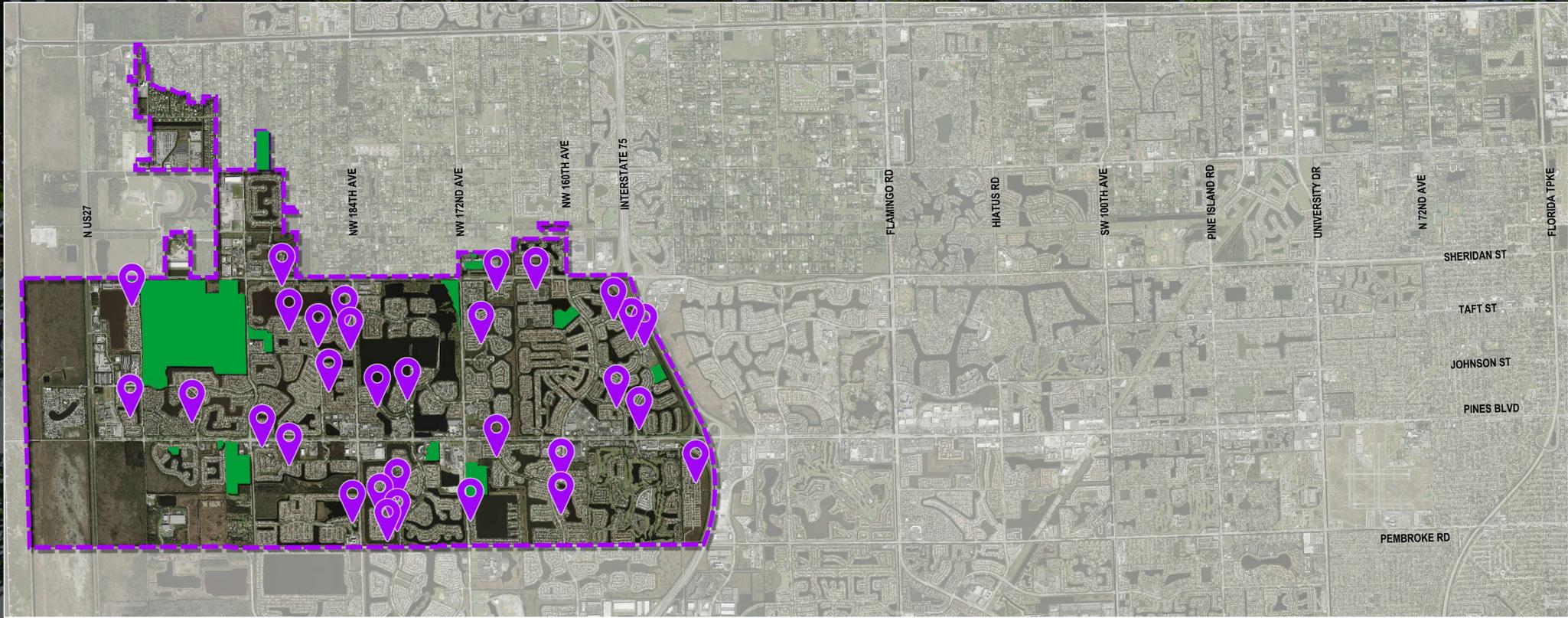
- Provide greenspace for the nearby residents
- Not located on heavily trafficked streets
- No on-site parking
  - Intended for pedestrian and bicycle access
- Follow Crime Prevention Through Environmental Design (CPTED) guidelines



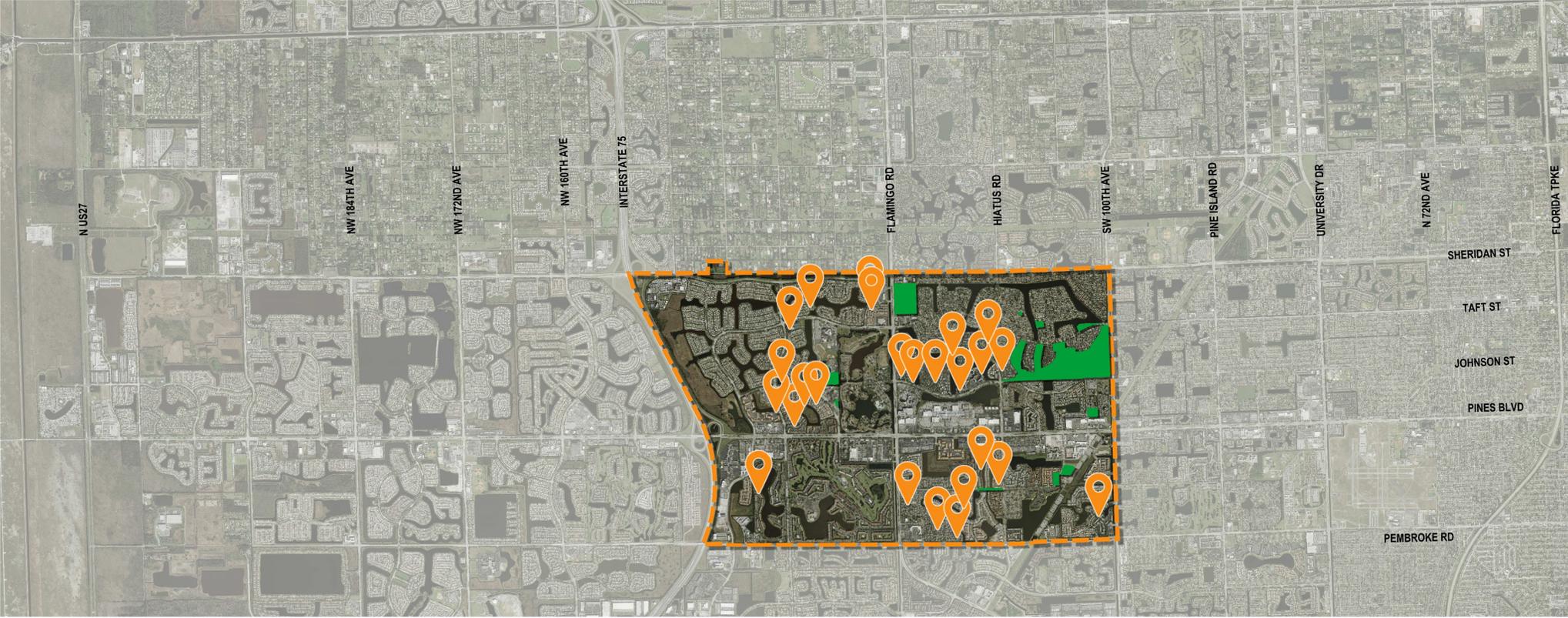
# POCKET PARKS



# POCKET PARKS: WEST DISTRICT (PRIVATE HOA)



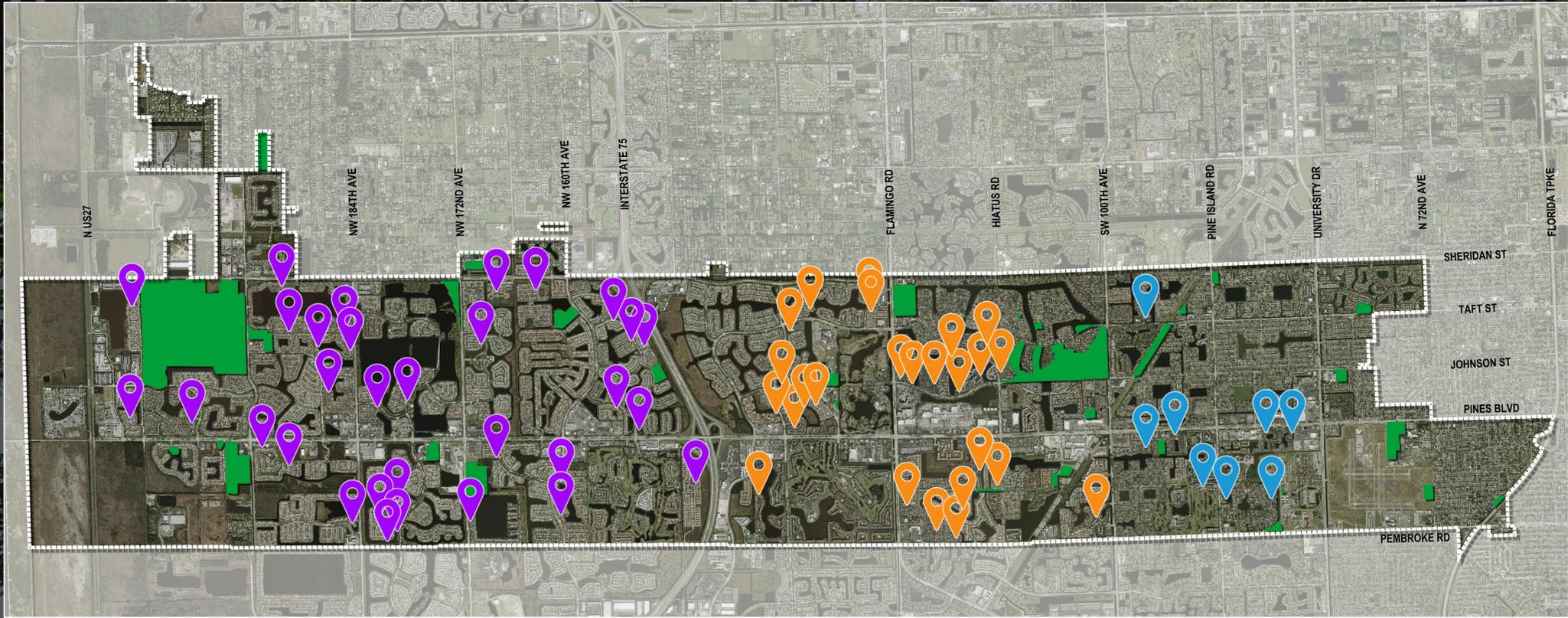
# POCKET PARKS: CENTRAL DISTRICT (PRIVATE HOA)



# POCKET PARKS: EAST DISTRICT (PRIVATE HOA)



# POCKET PARKS: PRIVATE HOAs VS LONG TERM PROPERTY ACQUISITION





# NEXT STEPS

# NEXT STEPS

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## Evaluate/Incorporate 2<sup>nd</sup> Community Workshop Comments

### Implementation Plan

- Development Costs
- Operations and Maintenance (selected parks)
- Funding Plan

### Draft Master Plan (Report)

### Presentation to Council (Draft)

### Final Presentation to Council

- Adoption



**THANK YOU!**