

City of St. Albert Parks and Open Space Standards and Guidelines Evaluation Tool

Adopted November 2018

This document developed in partnership with McElhanney Consulting Services



McElhanney

Evaluation

The planning and design of Parks and Open Space system will be evaluated objectively and consistently against the Principles and Criteria presented in Section 3. This principles-based evaluation will foster a collaborative planning process that encourages the City and the development community to undertake excellent park and open space planning and design.

6.1 Evaluation Tools

Park and open space content provided in an Area Structure Plan (ASP), Park Master Plan or individual park design will be assessed through the appropriate evaluation tool. The tool is an objective and consistent means of assessing how well a proposed park system meets the standards and guidelines. Since different levels of details on Municipal Reserve is needed for ASP review and Park Master Plans, separate evaluation tools have been developed.

The following categories are used to assess each criterion:

- **Meets Expectations:** Plan meets expectations for that criteria and does not require any revisions.
- **Needs improvement:** Plan does not meet the expectation for that criteria and needs revisions.
- **Not applicable:** Due to specific circumstances the criteria are not applicable for this plan or the criteria cannot be met. Example is:

Criteria: Flexibility and adaptability may not be appropriate for a conservation park.

Figure 1. Pre- ASP Meeting or ASP Evaluation Tool

Step 1. The following is provided in ASP submission as AutoCAD, PDF and Paper:

- Park Classification identified for each MR parcel
- Municipal Reserve parcel size
- Width of connector
- Trail connections within ASP and connection to adjacent neighbourhood
- Percentage of street frontage
- Street classification
- 400 m access to parks

Step 2. Applicant completes the comments section and provides a short explanation of how the plan meets the specific criteria and submits as part of the ASP submission.

Step 3. City reviews and provides comments through the ASP review process

Figure 2. Park Master Plan Evaluation Tool

Step 1. Applicant completes the comments section and provides a short explanation of how the plan meets the specific criteria and submits to the Director, Recreation and Parks Department.

Step 2. City reviews and provides comments.

Figure 1: Pre-ASP Meeting or ASP Evaluation Tool

Step 1. The following is provided in ASP submission as AutoCAD, PDF and Paper:

- Street classification
- 400 m access to parks
- Municipal Reserve parcel size
- Width of connector
- Percentage of street frontage
- Park Classification identified for each MR parcel
- Trail connections within ASP and connection to adjacent neighbourhood

Step 2. Applicant completes the comments section and provides a short explanation of how the plan meets the specific criteria and submits as part of the ASP submission.

Step 3. City reviews and provides comments through the ASP review process

Name of ASP: Jensen Lakes Phase 2				
CRITERIA	EVALUATION QUESTIONS	COMMENTS	CITY ADMINISTRATION ONLY	
			QUALIFICATION	COMMENTS
PRINCIPLE 1: QUALITY OF LIFE				
Community Needs and Trends	<p>Has information been provided on how the Parks and Open Space system responds to market research; city policies and known city needs?</p> <p>Do parks and open spaces adequately address the market research, city policies and known city needs?</p>	<p>10% MR is provided and distributed around the neighbourhood. A variety of park sizes and types provide opportunities for active and passive park uses.</p> <p>The overall area of MR is 21.33 ha.</p>	<input type="checkbox"/> Meets expectations <input type="checkbox"/> Needs improvement <input type="checkbox"/> Not applicable	

<p>Social Interaction</p>	<p>Are parks and open spaces sited in a location where they will be appropriate focal point in the neighborhood?</p> <p><i>Example: Urban square located within high use area.</i></p>	<p>Linear parks are well-used throughout the day by dog walkers, children, stroller pushers, cyclists and pedestrians. They provide safe and efficient connections and at 20m wide they are a usable greenspace.</p> <p>Park spaces generally have exposure to collector roads, allowing for good viewpoints and increased safety.</p>	<p><input type="checkbox"/> Meets expectations <input type="checkbox"/> Needs improvement <input type="checkbox"/> Not applicable</p>	
<p>Safety</p>	<p>Are parks and open spaces adequately incorporating Crime Prevention Through Environmental Design principles?</p> <p><i>Example: Minimum width of connectors is met. Street frontage being met.</i></p> <p>MR parcels adjacent to SWMF pose a safety risk and are discouraged.</p>	<p>The proposed park spaces allow adequate surveillance from roadways and backyards. Walkways are strategically situated to provide escape routes.</p> <p>Most non-linear parks meet the 30% road frontage requirement, however where the 30% is not met it is demonstrated that there is sufficient access and visibility.</p> <p>MR parcels adjacent to SWMF are for connectivity and not meant for playground or recreational activities.</p>	<p><input type="checkbox"/> Meets expectations <input type="checkbox"/> Needs improvement <input type="checkbox"/> Not applicable</p>	
<p>PRINCIPLE 2: CONNECTIVITY & INTEGRATION</p>				
<p>Access</p>	<p>From their home, every resident will be within a 5 minute or 400-metre unobstructed (high traffic road, rail line, fence or other barriers) walk on the active transportation network to a park or open space.</p>	<p>All housing is within 400m of a public park or open space and are connected by trails or sidewalks.</p>	<p><input type="checkbox"/> Meets expectations <input type="checkbox"/> Needs improvement <input type="checkbox"/> Not applicable</p>	

<p>Active Transportation Integration</p>	<p>Is each park and open space fully integrated with the public and active transportation network?</p> <p><i>Example: Do any trails lead to dead ends or are there any gaps in system.</i></p> <p>How does it connect to adjacent neighbourhood?</p>	<p>All trails and greenways connect the public to desirable neighbourhood locations such as the Private Lake or the commercial corridor along St. Albert Trail. There are no dead-ends.</p> <p>Crossings at Jensen Lakes Blvd. and Hogan Rd. as well as Dennison Dr. and Villeneuve Rd. will be at roundabouts and in accordance with detailed design for those intersections.</p>	<p><input type="checkbox"/> Meets expectations</p> <p><input type="checkbox"/> Needs improvement</p> <p><input type="checkbox"/> Not applicable</p>	
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<p>Compatibility</p>	<p>Are parks and open spaces adequately sited and designed to maximize compatibility with adjacent non-park land uses?</p> <p>Are the proposed parks and open space amenities compatible with each other or will they lead to potential conflict between uses within each park?</p> <p><i>Examples of potential compatibility:</i></p> <ul style="list-style-type: none"> • <i>Urban square adjacent to high density area.</i> • <i>Outdoor Fitness equipment adjacent to a playground</i> • <i>Integration of existing tree stands or natural features</i> <p><i>Examples of potential conflicts:</i></p> <ul style="list-style-type: none"> • <i>Lit outdoor sports field adjacent to residential area</i> • <i>Off-leash dog area on an active transportation trail</i> • <i>Sledding hill that leads to a SWMF</i> 	<p>Parks will integrate well into the residential portions of the neighbourhood. Many parks will have homes backing on to them creating good visibility. Parks close to denser areas within the neighbourhood allow more people to have access to these sites.</p> <p>The parks within the neighbourhood should not cause any conflicts with other uses.</p> <p>There is a park intended as an urban square at the entrance to the commercial area with the potential transit station in the north. The park is well connected to other open spaces and neighbourhood focal points through the linear park system.</p> <p>Programming for the parks will be considered through a parks master plan for the neighbourhood developed by the developer and the City.</p>	<p><input type="checkbox"/> Meets expectations</p> <p><input type="checkbox"/> Needs improvement</p> <p><input type="checkbox"/> Not applicable</p>	
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<p>Inviting</p>	<p>Are all parks and open spaces fronting on the street with unobstructed visibility? Are all parks and open spaces clearly welcoming to the public and not just to surrounding residents? <i>Example: Parks should have obvious gateways that provide a visually appealing first impression, so all feel welcome to enter.</i></p>	<p>Parks and open spaces are placed strategically to attract the most users. Viewpoints occur at roadway intersections and areas of high visibility and adequate exposure through street frontage is provided.</p>	<p><input type="checkbox"/> Meets expectations <input type="checkbox"/> Needs improvement <input type="checkbox"/> Not applicable</p>	
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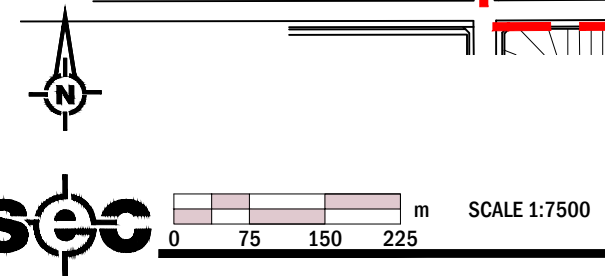
PRINCIPLE 3: DIVERSITY & INCLUSION

<p>Diversity</p>	<p>Is there a diversity of park classifications in the ASP? Is there a community park as part of the school site? Is an urban square appropriate in the ASP?</p>	<p>The ASP provides a good variety of park sizes throughout the neighbourhood. These varying sizes allow for different activities to occur. There is one school site that will accommodate 2 different schools, multiple large neighbourhood park sites and connector greenways to allow pedestrians to move throughout the neighbourhood.</p>	<p><input type="checkbox"/> Meets expectations <input type="checkbox"/> Needs improvement <input type="checkbox"/> Not applicable</p>	
<p>Functionality</p>	<p>Is the configuration of the park conducive to the siting the appropriate amenities? <i>Example: Does the shape limit options for amenities?</i></p>	<p>Park sites are sized to accommodate a variety of amenities. The shapes of the parks are easy to plan and provide great opportunities for amenities.</p>	<p><input type="checkbox"/> Meets expectations <input type="checkbox"/> Needs improvement <input type="checkbox"/> Not applicable</p>	

PRINCIPLE 4: SUSTAINABILITY & CONSERVATION

Conservation	Are parks and open spaces planned, designed, and operated to protect and conserve the City's natural areas and wildlife habitat?	Natural wetlands have been compensated through the Water Act with Alberta Environment prior to disturbance.	<input type="checkbox"/> Meets expectations <input type="checkbox"/> Needs improvement <input type="checkbox"/> Not applicable	
Landscape Connectivity	Does the network of parks and open spaces create and/or maintain landscape connectivity to surrounding regional corridors, parks, open spaces, environmentally significant areas, or protected areas?	N/A Jensen Lakes has no connection to the Red Willow Trail System or other natural areas. Walkway connections are provided to the major surrounding roadways.	<input type="checkbox"/> Meets expectations <input type="checkbox"/> Needs improvement <input type="checkbox"/> Not applicable	

	Completed By:	Reviewed By:
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	Date: April 22, 2020	Date



MR FRONTAGE
JENSEN LAKES NEIGHBOURHOOD

APR 9, 2020