

To: Park Authority Date: March 18, 2026

From: Amber Lane Period: 02/2026

Updates are bolded in red.

MAJOR CAPITAL PROJECTS:

Major capital projects involve large-scale investments that create, expand, or replace major infrastructure, facilities, or park amenities. These projects typically require design and engineering, span multiple years, and are included in the Town's Capital Improvement Plan

WHITE LICK CREEK STABILIZATION

The White Lick Creek Stabilization Project addresses chronic streambank erosion that has been threatening parkland, trail corridors, and adjacent infrastructure. The primary objectives are asset protection, water quality improvement, and ecological enhancement.

This project incorporates a multi-layered stabilization strategy, including:

- Installation of vegetative buffer zones to improve bank integrity and filter runoff
- Rock armoring in high-velocity areas to prevent further bank failure
- Streambank grading and stabilization techniques to reduce sediment transport
- Wetland restoration elements to improve habitat function and stormwater resilience

Collectively, these improvements increase the creek's structural stability during high-flow events, reduce long-term maintenance costs, and strengthen environmental performance within the park system.

PROJECT STATUS UPDATE

- Substantial completion achieved. Most construction work is complete.
- Punch list phase underway. Staff and contractors are addressing final corrective items.
- Seasonal plantings pending. Additional native plant installations in the restored wetland and select stabilization areas will occur once temperatures are consistently suitable for establishment.
- **Spring planting list has been updated and confirmed by Town staff.**



LINCOLNWOOD PARK – BASELINE IMPROVEMENTS

The Lincolnwood Park Baseline Improvements initiative focuses on stabilizing and preparing the site for future capital development identified in the master planning process. This phase prioritizes risk mitigation, infrastructure function, and resource protection.

Scope of work includes:

- Repairing failed drainage tiles to restore proper stormwater conveyance
- Filling sinkholes and addressing subsurface voids to eliminate safety hazards
- Mowing and bush-hogging overgrown areas to improve site visibility and accessibility
- Stabilizing hillside erosion to prevent further land degradation
- Developing an invasive species removal strategy for the drainage corridor

These efforts establish site control, improve public safety, and protect environmental assets while positioning the park for phased development.

PROJECT STATUS UPDATE

- Drainage repairs complete – Stormwater infrastructure is functioning as intended.
- Sinkholes filled – Immediate safety concerns have been mitigated.
- Parking improvements scheduled for spring – Surface and access upgrades planned as weather permits.
- Trail design moving forward – Staff are re-engaging with design consultants to advance the trails component of the park.
- **Staff had first meeting with design consultants for the trail. Waiting on design fee proposal.**

B&O TRAIL ASPHALT REPAIRS

This maintenance project addresses pavement deterioration along the **B&O Trail** corridor between Raceway Road and Ronald Reagan Parkway. The objective is to extend pavement life, improve user safety, and prevent further structural failure.

Scope of work includes:

- Crack filling to prevent water infiltration
- Seal coating to protect the asphalt surface and extend lifecycle performance
- Pavement striping restoration
- Removal and replacement of **12 heaved sections** caused by root intrusion and age-related pavement fatigue

For the failed sections, crews cut and remove the damaged asphalt, extract underlying roots, and replace the pavement to restore structural integrity.

Work sequencing:

1. Mill and replace failed sections
2. Crack sealing
3. Final seal coat application

Temporary closures or detours may be required during active work to ensure public safety.

PROJECT STATUS UPDATE

- All twelve damaged sections have been milled and replaced.
- Coordinating with the contractor to finalize scheduling for crack sealing and seal coating.
- **Still waiting on consistent temperatures to finalize dates with contractor.**

STEPHENS PARK PICKLEBALL RESURFACING

The Pickleball Court Resurfacing Project is a preventative maintenance initiative designed to restore playing surfaces, improve player safety, and extend the lifespan of the courts.

Over time, surface wear, minor cracking, and weather exposure can impact play quality and create potential trip hazards. This project includes:

- Cleaning and surface preparation
- Crack repair and patching of distressed areas
- Application of new acrylic color coating system
- Restriping of court lines to regulation standards

Resurfacing will improve traction, ball response consistency, and overall aesthetics while protecting the asphalt base from moisture infiltration and further deterioration.

This investment ensures the courts remain safe, high-performing, and ready to meet growing community demand for pickle ball programming and open play.

PROJECT STATUS UPDATE

- Contract has been signed. Work will be scheduled in coordination with the contractor and upcoming seasonal conditions.
- **Still working with contractor and consistent temperatures to book. If work cannot happen before Memorial Day, we will schedule for after Labor Day.**

MINOR CAPITAL PROJECTS

Minor capital projects include smaller-scale improvements that maintain or extend the life of existing assets. These projects are generally completed within a single budget year and funded through the department's annual capital budget.

ARBUCKLE ACRES PARK RESTROOM UPGRADES

The Arbutle Park restroom upgrades focus on durability, hygiene, and reducing long-term maintenance. This improvement project modernizes high-use facilities with materials better suited for heavy public traffic and vandal resistance.

Scope of improvements includes:

- Replacing existing porcelain fixtures with stainless steel fixtures to improve durability and reduce breakage
- Installing new restroom partitions to enhance privacy and overall appearance
- Applying a new floor seal coat to protect surfaces, improve clean-ability, and extend the flooring's lifespan

These upgrades will improve user experience, reduce long-term maintenance costs, and ensure the facilities remain functional and presentable for park visitors.

PROJECT STATUS UPDATE

- Interior surfaces have been primed and painted
- Trim repairs have been completed
- New partitions installed
- **Floor seal coat complete.**
- **Stainless steel fixtures installed.**
- **Waiting for consistent temperatures to paint exterior door.**
- **Waiting for the de-winterization for the contractor to do a leak test.**



ARBUCKLE ACRES PARK MINI SHELTER REHAB

The Arbuckle Acres Park Mini Shelter Rehabilitation project focuses on extending the lifespan, improving visual consistency, and reducing long-term maintenance needs of the park's smaller shelter structures.

Improvements include:

- Roof replacement – Converting existing shingle roofs to hunter green metal roofing. This upgrade improves durability, weather resistance, and lifecycle performance while aligning aesthetically with the larger shelters and park structures.
- Bench and table rehabilitation – Existing wood benches and tables have been repaired, structurally reinforced where needed, and freshly painted to restore appearance and functionality.

These upgrades enhance the overall look and cohesion of the park while ensuring the mini shelters remain safe, attractive, and ready for continued public use.

PROJECT STATUS UPDATE

- Metal roof installation complete
- Majority of wood rehabilitation complete
- Final painting scheduled for spring, when temperatures allow for proper application and curing.
- **Still waiting on consistent weather for painting.**



B&O TRAIL DECKING REPLACEMENT

The project replaces deteriorated wood planks on all pedestrian bridges along the B&O Trail between Raceway Road and Green Street. This work enhances safety, eliminates tripping hazards, extends bridge lifespan, and reduces long-term maintenance needs.

PROJECT STATUS UPDATE

- Contract has been signed for materials.
- Materials have been ordered.
- **Team is sourcing a vendor for the installation.**

B&O TRAIL FORESTRY MOWING

The B&O Trail Forestry Mowing Project focuses on vegetation management along the trail corridor between Hornaday and Green Street. The primary goal is to control invasive species while preserving desirable trees and native vegetation.

Key components of the project:

- Forestry mowing to remove invasive shrubs and understory growth
- Selective retention of trees to maintain canopy cover and habitat value
- Herbicide applications planned to prevent regrowth of invasive species and support long-term corridor health

This work helps maintain trail accessibility, improves ecological conditions, and reduces future maintenance needs.

PROJECT UPDATE

- Forestry mowing is wrapping up this week
- Herbicide treatments will follow to prevent resprouting and ensure long-term vegetation management success.
- **Complete**