

Kentwood Parks and Recreation Department

New Covenant Park – Amenity and Program Analysis





IMPROVED PARK ENTRANCE
- Including Boulevard Street with Landscaping and unique Architectural Features

PICKLEBALL COURTS
- 12 Courts with Shade Shelter, Seating Areas, Restroom Building, and Parking

RESTROOMS/ CONCESSIONS BUILDING

FOOD TRUCK PLAZA
-Space for 4 Trucks with electrical hook ups

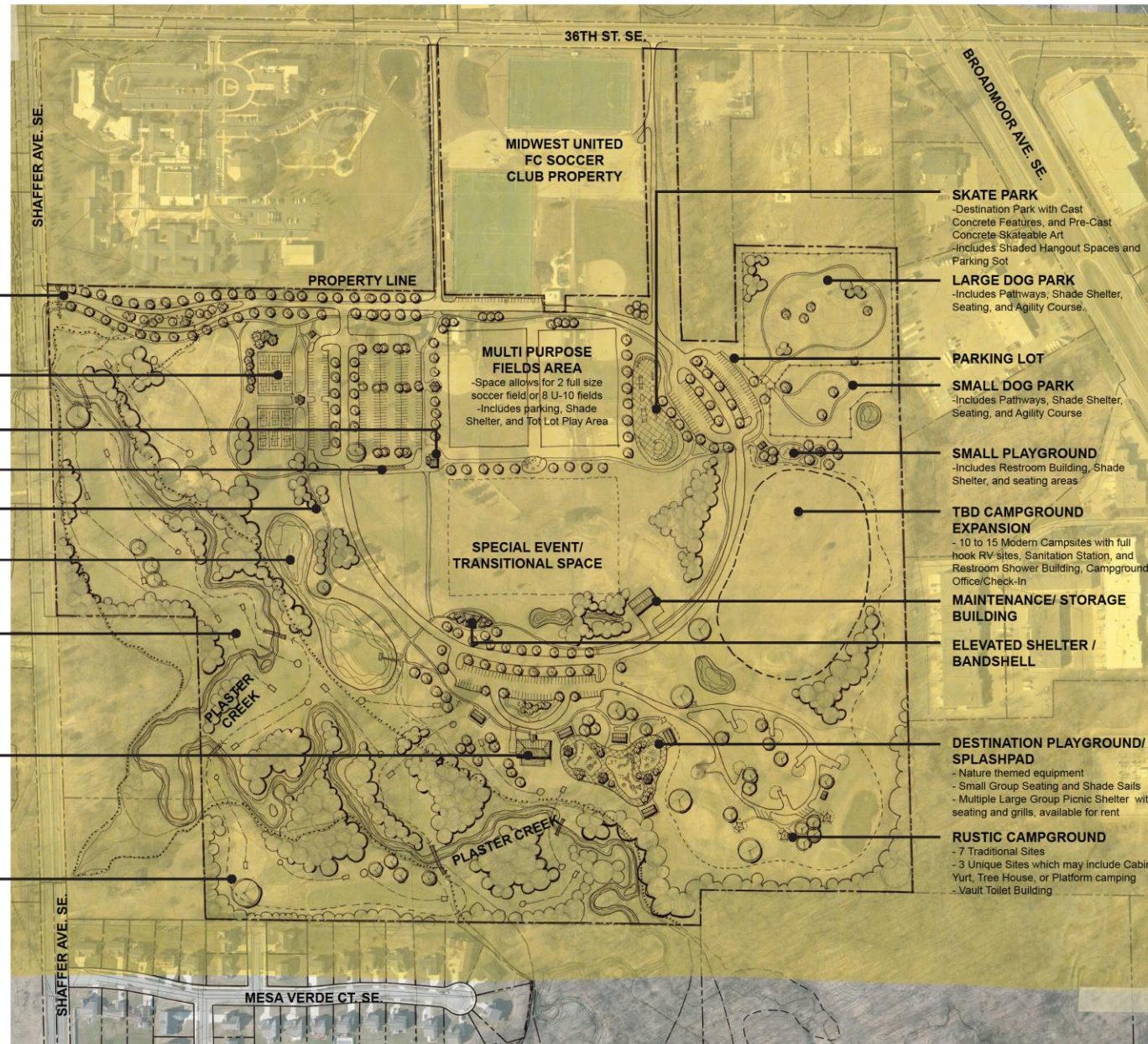
PAVED TRAILS
-Includes rest areas with picnic tables and benches

POND
- Adventure Sports such as Kayaking, Stand up paddle boarding, fishing, or water play

DISC GOLF AND TRAIL
- 18 Hole Disc Golf course over approximately 40 acres
- Course to be laid out to allow for 9 holes to be played with Start and End near Nature Center
- Hole locations shown are diagrammatic and not intend to be final design

NATURE CENTER
- Includes Restrooms, Retail Space and Equipment Rental Space, and Room Rental, Deck, and Rustic Campground Check-In
-Parking lot, Bus Drop Off, and Service Entrance

NATURE TRAILS
- Hiking and Mountain Biking Trails to be Intermixed around Disc Golf Holes



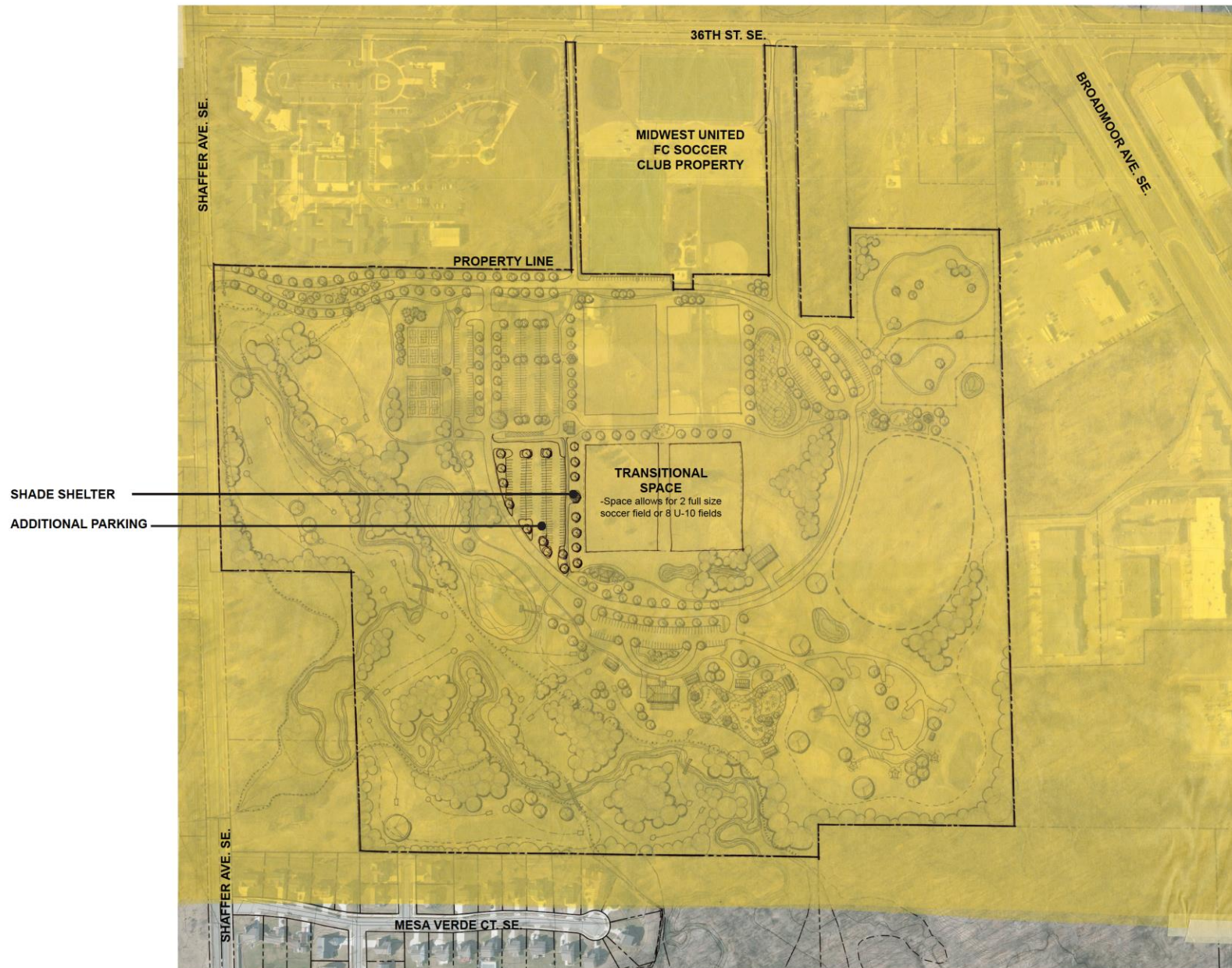
BASE CONCEPTUAL PLAN
COVENANT PARK
CITY OF KENTWOOD, MICHIGAN



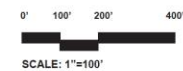
0' 100' 200' 400'
SCALE: 1"=100'

DATE
09.13.2021
PROJECT NO.
2088





CONCEPTUAL PLAN - OPPORTUNITY TWO
COVENANT PARK
CITY OF KENTWOOD, MICHIGAN



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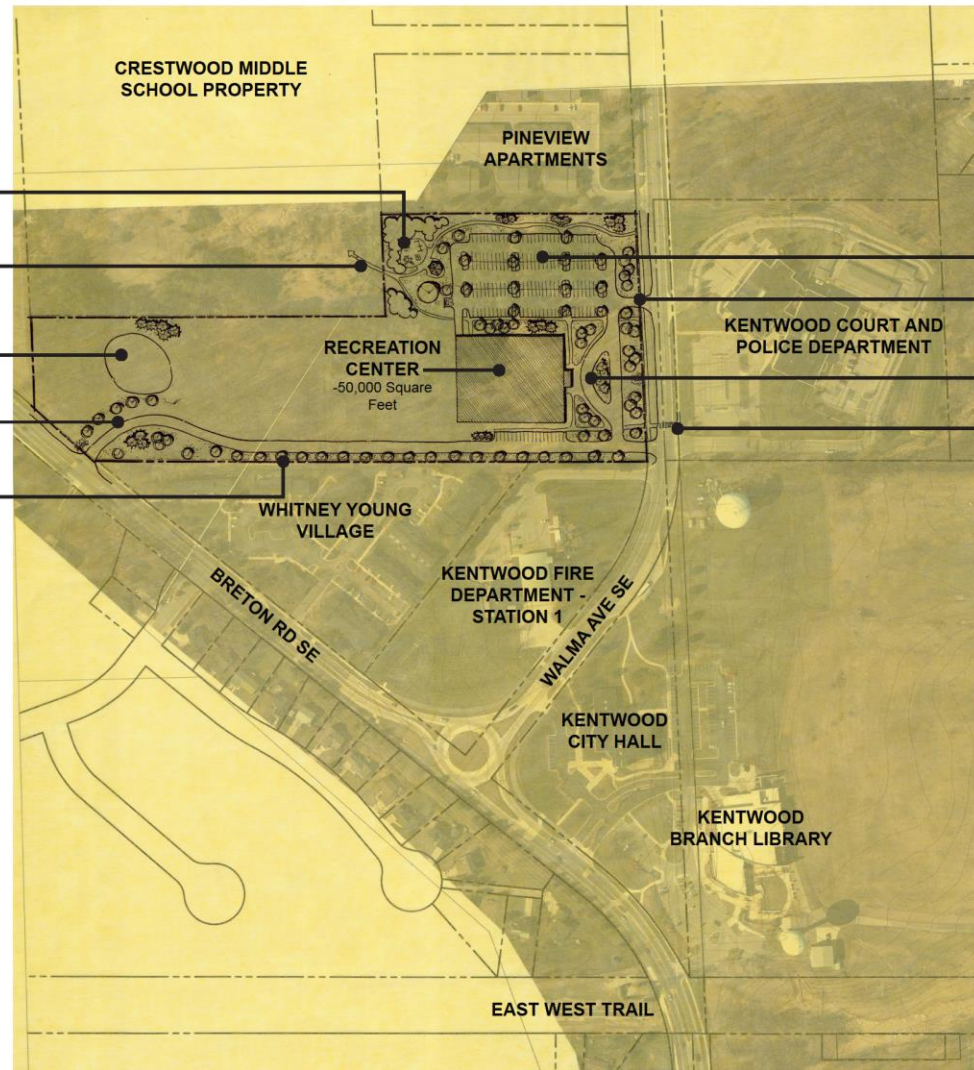
TOT LOT AND SHADE SHELTER

POSSIBLE TRAIL CONNECTION
- Connecting Recreation Center to Middle School
and Pat Patterson Athletic Field

DETENTION POND

ENTRANCE DRIVE
-With Signage

PLANTED BUFFER



PARKING LOT

ENTRANCE DRIVE

KENTWOOD COURT AND
POLICE DEPARTMENT

ENTRANCE DROP OFF

CROSSWALK
- Pedestrian connection between
Recreation Center and City Hall Property

BASE CONCEPTUAL PLAN
WALMA PROPERTY
CITY OF KENTWOOD, MICHIGAN



0' 100' 200' 400'
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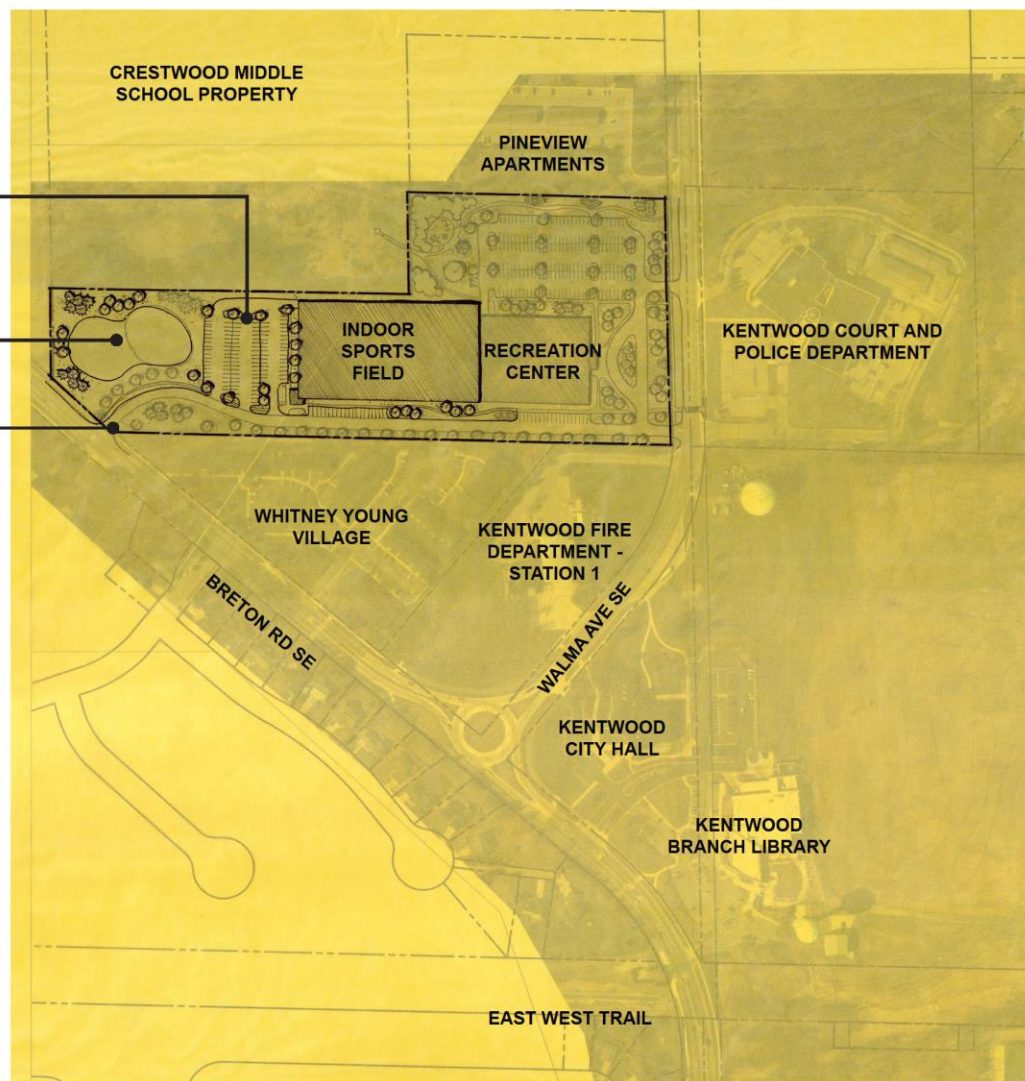


ADDITIONAL PARKING

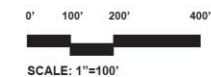
DETENTION POND

ENTRANCE DRIVE

-With Signage



CONCEPTUAL PLAN - OPPORTUNITY TWO
WALMA PROPERTY
CITY OF KENTWOOD, MICHIGAN



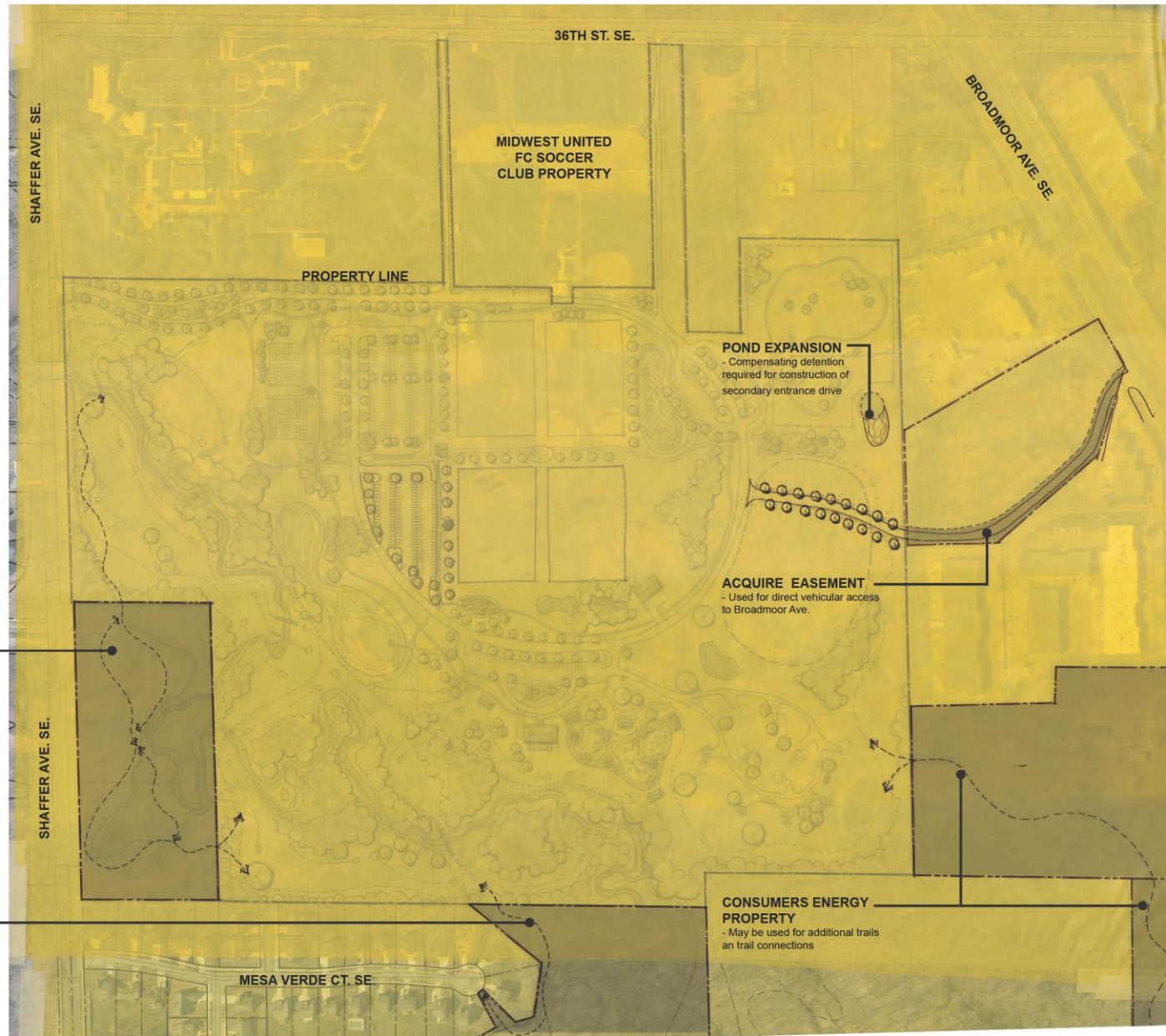
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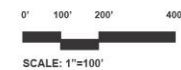


ACQUIRE ADDITIONAL
- Space may be used for trails or additional space for Disc Golf

ADJACENT CITY OWNED PROPERTY
- Space may be used for trails and direct connection to adjacent neighborhood



CONCEPTUAL PLAN - OPPORTUNITY THREE
COVENANT PARK
CITY OF KENTWOOD, MICHIGAN



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Preliminary Design Provides these Experiences - Age Group Appropriate

New Covenant Park: Kentwood Parks and Recreation

Citizen Survey Ranking	Programs	● Program is appropriate for age groups										
		YOUTH				ADULT				SENIOR		
		2-5	6-8	9-12	13-15	16-18	19-30	31-45	46-60	61-70	71-75	77 +
✓	Walking / Trails	●	●	●	●	●	●	●	●	●	●	
✓	Special Events	●	●	●	●	●	●	●	●	●	●	●
	Adult Programs for 50 Years and Older								○	○	○	○
✓	Nature Programs / Environmental Ed.	●	●	●	●	●	●	●	●	●	●	●
	Water Fitness Programs					○	○	○	○	○	○	○
	Adult Continuing Education Programs					○	○	○	○	○	○	○
✓	Programs With Your Pet(s)		●	●	●	●	●	●	●	●	●	●
	Adult Art / Dance / Performing Arts					○	○	○	○	○	○	○
	Travel Programs									○	○	○
✓	Youth Sport Programs	●	●	●	●	●	●					
	Youth Learn To Swim Programs	○	○	○	○							
	Programs for Teens				○	○	○					
✓	Adult Sports Programs						●	●	●	●	●	●
	Before and After School Programs		○	○								
	Pre-School Programs	○										
	Youth Fitness and Wellness	○	○	○	○							
✓	Disc Golf		●	●	●	●	●	●	●	●	●	●
✓	Youth Summer Camp Programs	●	●	●								
✓	Birthday Parties	●	●	●	●	●	●	●	●	●	●	●
✓	Pickleball Lessons / Leagues		●	●	●	●	●	●	●	●	●	●
	Tennis Lessons / Leagues		○	○	○	○	○	○	○	○	○	○
	Sport Programs for People with Disabilities		○	○	○	○	○	○	○	○	○	○
	Youth Art, Dance, and Performing Arts	○	○	○	○	○						

Assumptions

- 17 out of 31 Experiences are provided in this preliminary design
- 8 out of 10 of the most important Amenities are in the parks
- 10 out of 23 Program Opportunities can be provided on site

The Revenue Goal to offset operational costs is 50%

Revenue Sources for the Site

- Special Events – High
- Campground – High
- Adventure Sports Lessons / Camps – High
- Permits for Soccer use - Medium Revenue
- Disc Golf Tournaments - Medium Revenue
- Pickleball Tournaments – Medium Revenue
- Food Truck Permits – Low
- Nature Programs – Low
- Dog Park Permits – Low
- Picnic Shelters – Low

Cost per Area to Develop

- Sports Fields – High
- Nature Center – High
- Dog Parks – Medium
- Campground – Medium
- Event Lawn – Medium
- Park Lands / Parking Lots / Restrooms – Medium
- Pickleball Courts – Low
- Walking Trails – Low
- Disc Golf Course – Low
- Pond - Low

Staffing Cost will be high

- The park will need 4 full time staff to manage the park (as well as 2 seasonal and 2 volunteer hourly staff members)
- Salary and Benefits for full time staff
- Many amenities in the park to maintain

