City of Apple Valley

MEMO

Community Development

TO: Bruce Nordquist

FROM: Kathy Bodmer, Planner

DATE: June 30, 2017

SUBJECT: Weekly Notes Item - Bigos Kelley Park Phase III Project Neighborhood Meeting

Bigos Management held a neighborhood meeting on June 29, 2017, at the Gabella at Parkside Apartment building to discuss their upcoming Phase III project south of Kelley Park. Approximately 20 residents attended, who appeared to be mostly from the Orchard Pointe Townhomes development east of Kelley Park. The following is a brief summary of the questions and issues raised.

1. Concern raised about speed limit on Foliage Ave - can be reduced from 45 mph?

2. Residents request that a traffic study be conducted to ensure safety of not only of vehicles, but also pedestrians.

3. Additional parking is needed for the summer season, especially Music in Kelley Park. Staff stated that master planning is underway and final locations are yet to be determined by the Parks & Recreation Department.

4. Requested that the project provide space for pets for the residents. A dog run is planned.

5. Three dimensional renderings of buildings are needed to provide an idea of massing and scale compared to surrounding streets. KWA will provide.

6. Orchard Pointe Townhomes requested use of the live/work space to conduct their monthly neighborhood meetings. This is a detail is to be worked out directly with Bigos.

7. Ensure nice landscaping.

8. Residents responded favorably to the redesign of the building on Block 10 from five stories to three stories.

9. KWA prepared a drawing highlighting view corridors demonstrating that views of Kelley Park will not be impeded.

10. A resident of Gabella asked whether the band shell could be redesigned to help mitigate some of the sound during Friday night Music in Kelley Park.

11. Porta-Potties at Kelley Park are unsightly. A request was made to either improve and expand the toilet building or to place the potties inside of a wooden structure.

12. There is no stop sign for the Foliage Ave Medical Building. Requested that the City review.

13. Construction phasing would be Lot 10 to begin/finish construction first with Block 9 providing staging. This is seen as the best for construction staging and build-out of Galante building.