Hucks Road Community Park

Public Meeting

February 24, 2016
6:00pm

ColeJenest & Stone

Mecklenburg County Park and Recreation
The Natural Place To Be...
A CLOSER LOOK...

CLARK'S CREEK NATURE PRESERVE (98.4 ACRES)

HUCKS ROAD COMMUNITY PARK (32.4 ACRES)
WHAT IS A COMMUNITY PARK?

Community Park

- Community Parks ideally shall be a minimum of **20-100 acres** in size and shall **serve a more localized service area** within a geographic area of the county.

- Each citizen living within the **county shall have access** to a community park by driving no more than 15 minutes.

- Community Parks shall also serve a population standard of three (3) acres/1000 persons.

- Amenities within these parks will be **both active and passive in nature** but will not be developed to the extent of regional parks.

- Both active and passive type amenities similar to regional parks will be permissible but not to the quantity, size and tournament quality standards of regional parks.

- 100 ft. buffers shall be maintained around the entire perimeter of these parks.
SITE ANALYSIS

CLARKS CREEK NATURE PRESERVE

OPPORTUNITY A: Proximity to Clarks Creek Nature Preserve
OPPORTUNITY B: Relative flat area for active uses (basketball court, sprayground, skateboards, playground, parks, play meadows, etc.)
OPPORTUNITY C: Potential for multiple pedestrian and vehicular access points from Hucks Road
OPPORTUNITY D: High visibility (+1804.12 LF frontage along Hucks Road)
OPPORTUNITY E: Connections to existing utilities

CONSTRAINT A: Existing drainage issues

PARCEL A (PIN 0271497)

HUCKS LANDING NEIGHBORHOOD

PARCEL B (PIN 02714318)

CROFT COMMUNITY SCHOOL

LEGEND

- FIRE HYDRANT
- ACCESS POINTS
- PROPERTY LINE
- 100' SEPARATION
- EXISTING TREE LINE
- WATER LINE
- SANITARY SEWER LINE
- SITE PHOTO VIEW
- EXISTING SPOT ELEVATION
- EXISTING SWALE
- VEHICULAR TRAFFIC ACCESS (BROOKCLAY ROAD) WITH DITCH ON EACH SIDE

CONSTRAINT B: Topography of Parcel B could limit program elements
CONSTRAINT C: Parcels A and B divided heavily by wooded area and topography
OPPORTUNITY F: Proximity to Croft Community School offers potential for educational use and joint partnerships
OPPORTUNITY G: Potential for future park expansion
OPPORTUNITY H: Existing street curb offering potential for pedestrian access to park from neighborhood
OPPORTUNITY I: Connections to existing utilities

SITE SUMMARY

ACREAGE: TOTAL 23.83 ACRES
PARCEL A: 21.83 ACRES, PARCEL B: 2 ACRES
OWNER: PARCEL A: MC NICHOLS COUNTY  
PARCEL B: CHARLOTTE-MECKLENBURG BOARD OF EDUCATION

- 3.4 acres of 100' buffer
- 12.56 acres existing tree line
- 7.95 acres outside buffer
- 2.43 acres open space

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OPPORTUNITIES

1. PROXIMITY TO CLARK’S CREEK NATURE PRESERVE

2. RELATIVELY FLAT AREA FOR ACTIVE USES (e.g. BASKETBALL COURT, SPRAYGROUND, SKATEPARK, PLAYGROUND, RESTROOMS, PLAY MEADOW)

3. AVAILABLE WOODED AREA (±16.25 ACRES TOTAL) FOR PASSIVE USES (e.g. TRAIL SYSTEM, SHELTERS, DISC GOLF)

4. FOUR EXISTING STREET STUBS OFFERING POTENTIAL FOR PEDESTRIAN ACCESS TO PARK FROM ADJACENT NEIGHBORHOOD

CONSTRAINTS

1. EXISTING DRAINAGE ISSUES

2. LOCATION OF PROGRAM ELEMENTS LIMITED BY 100’ BUFFERS IN AREAS
OPPORTUNITIES AND CONSTRAINTS

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POTENTIAL PARK ELEMENTS

PARK ELEMENTS:

- Shelter
- Trails
- Lawn/Meadow
- Playground
- Sprayground
- Basketball
- Skate Park
- Community Garden
- Disc Golf
- Restrooms
- Grill Areas
PLAYGROUND
BASKETBALL
SKATE PARK
THANK YOU FOR COMING!

Any Questions?

Mecklenburg County Park and Recreation Contacts:

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