Lynhaven Park

History and Character

Lynhaven Park is located at 5 East Reed Avenue in the Lynhaven neighborhood. There are no documented historic sites within the park.

The park is 0.25 acres and features a large playground and sitting area. The Lynhaven Civic Association has adopted the park. The playground features standard equipment and swings for children ages 5-12 years old. The playground is well used by children in the neighborhood.

In 2017, staff replaced a 10-foot chain link fence surrounding the park with a more appropriate for a playground 4-foot chain link fence.

Existing Conditions Map

Lynhaven Park

Which of the following existing park elements would you like to preserve, enhance, or transform?

Element	Park sign	
Number of responses	12	
Value	**Count**	**Percent**
Preserve it	10	83
Enhance it	2	17
Transform it	0	0

Element	Playground	
Number of responses	11	
Value	**Count**	**Percent**
Preserve it	2	18
Enhance it	4	36
Transform it	5	46

Element	Parking lot	
Number of responses	8	
Value	**Count**	**Percent**
Preserve it	8	100
Enhance it	0	0
Transform it	0	0

Element	Benches	
Number of responses	13	
Value	**Count**	**Percent**
Preserve it	5	38
Enhance it	7	54
Transform it	1	8

Element	Fence	
Number of responses	11	
Value	**Count**	**Percent**
Preserve it	9	82
Enhance it	2	18
Transform it	0	0

What is currently NOT in the park that you would like to see there?

1. This park is very busy and a great place for kids and families in the neighborhood, but people are trying to make the most of a spartan park. Improving it would be so wonderful for all of the young families in the area. Thank you!
2. Lynhaven's had a baby boom – there will be many 3-6+ year olds in the coming years so a place to play and interact will be much appreciated. Thank you!
3. This park serves a LOT of children. It would be nice for it to have the springy, asphalt ground that other parks in the area have rather than the mulch that kids eat and get hurt playing in.
4. It is a community gathering place and would like it to have covered areas and more seating
5. It would be great to be able to leave toys there for communal use. The City ruled this unsafe a couple years ago and took the communal toys away from all the City playgrounds, which was really sad for the kids. I'd rather the toys were there and there was a sign or something that said toys aren't inspected by the City so use at your own risk. Parents should be able to judge whether the toys are safe to play with. It was such a nice way to give kids more of a variety and for the community to enjoy toys that otherwise might have been through away.
6. Can we get a recycling bin?

Community Feedback

In Fall 2018, staff collected community feedback to understand how the park is used and how it could be improved in the future. The following information summarizes what we heard through an online survey and community workshop. Over 400 people responded to the survey in total, 14 of which were specific to Lynhaven Park. Staff used the collected information to develop the draft park plans.

In 10 years, I would like this Park to…

(Top 3 rankings shown, based on a weighted score)

1. *Be a safe place for children to explore*
2. *Be a place to create social connections with neighbors*
3. *Provide educational opportunities*

The image above is an example of a traffic garden. A traffic garden is a miniature roadway made up of small sized streets where children can learn and play. Traffic gardens are large enough for children to use bicycles and scooters, and provide an environment that is safe and away from cars.

Lynhaven Park

Which of the following existing proposed park elements do you love, like, or not like?

Recommendation	Trees	
Number of responses	15	
Value	**Count**	**Percent**
I love it!	13	87
I like it	1	7
I don't like it	1	7

Recommendation	Park welcome sign	
Number of responses	15	
Value	**Count**	**Percent**
I love it!	7	47
I like it	7	47
I don't like it	1	7

Recommendation	Stroller parking area	
Number of responses	15	
Value	**Count**	**Percent**
I love it!	3	20
I like it	11	73
I don't like it	1	7

Recommendation	Playground	
Number of responses	15	
Value	**Count**	**Percent**
I love it!	12	87
I like it	3	13
I don't like it	0	0

Recommendation	Surfacing	
Number of responses	14	
Value	**Count**	**Percent**
I love it!	6	43
I like it	4	29
I don't like it	4	29

Improvement Recommendations

1. **Plant trees around the park**
   Planting trees in the grass area outside of the fence along Reed Avenue and the alley will provide shade inside the playground without taking space from the playground area.
2. **Add a park welcome sign**
   Add a park welcome sign to meet the City's wayfinding standards and invite park users into the park.
3. **Install a stroller parking area**
   Convert the flat hardscape area near the entrance to the park along Wilson Avenue and designate as stroller parking area.
4. **Update existing playground and provide equipment for multiple age groups**
   The current playground is outdated standard playground equipment, mainly focused on ages 5-12. Community feedback indicated that there is a need for additional structures that interest multiple ages and promote more imaginative play.
5. **Create shaded social seating areas**
   Community feedback indicated a need for gathering space for parents to relax and socialize while their children play. This can include shade structures and tables.
6. **Convert an area of mulch away from the play features to blacktop**
   Community feedback indicated a need for variation in ground surface in the park that could be used for various activities, especially for older children. A blacktop surface could provide multiple uses. One potential use of this blacktop surface is a traffic garden, a painted miniature roadway with markings that demonstrate various roadway scenarios.

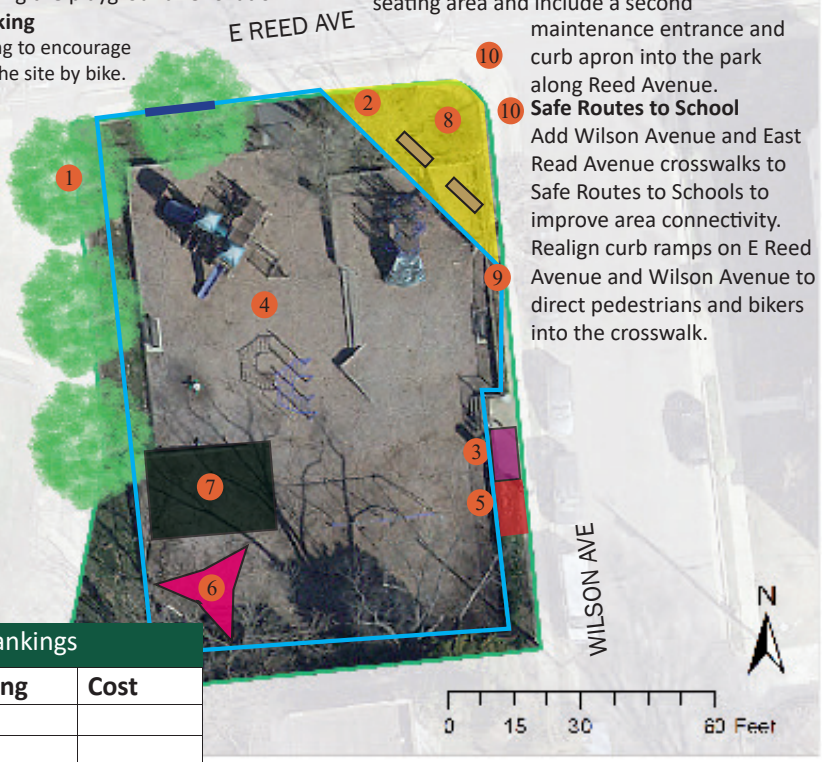
In the summer of 2019 RPCA staff collected community feedback on the draft recommendations for improving this pocket park. The following information summarizes what was heard through online surveys and community feedback (see appendix for full results). Over 700 responses were collected in total, 15 of which were specific to Lynhaven Park.

Based on information from the summer input phase, staff updated the plan to best represent current and future community needs. Lynhaven Park had some of the most dramatic changes after the draft plan was reviewed by internal staff, specifically for park maintenance and playground design. For example, the park has been reconfigured creating two maintenance entrance, providing staff easier access to the park. Another change made, is the addition of a seating area outside the playground allowing users of all ages access and use of the park. To improve the walkability and connectivity to the adjoining neighborhoods, the Wilson Avenue and East Reed Avenue crosswalks was added to the Department of Transportation & Environmental Services' Safe Routes to School list.

Lynhaven Park

Improvement Recommendations

1. **Plant trees around the park**
   Plant trees in the grass area outside of the fence along Reed Avenue and the alley to provide shade inside the playground without taking space from the playground area.
2. **Add a park welcome sign**
   Add a park welcome sign to meet the City's wayfinding standards and invite park users into the park.
3. **Install a stroller parking area**
   Convert the flat hardscape area near the entrance to the park along Wilson Avenue and designate as stroller parking area.
4. **Update existing playground and provide equipment for multiple age groups**
   The current playground is outdated standard playground equipment, mainly focused on ages 5-12. Community feedback indicated that there is a need for additional structures that interest multiple ages and promote more imaginative play. Include regrading, additional landscaping, and a shade structure over the playground during the playground renovation.
5. **Install bike parking**
   Install bike parking to encourage bikers to access the site by bike.
6. **Create shaded social seating areas**
   Community feedback indicated a need for gathering space for parents to relax and socialize while their children play. This can include shade structures and tables.
7. **Convert an area of mulch away from the play features to blacktop**
   Community feedback indicated a need for variation in ground surface in the park that could be used for various activities, especially for older children. A blacktop surface could provide multiple uses. One potential use of this blacktop surface is a traffic garden, a painted miniature roadway with markings that demonstrate various roadway scenarios.
8. **Create a plaza-like seating area**
   Community feedback indicated a need for seating outside the fenced playground. The plaza-like space creates a welcoming point for users to the park.
9. **Reconfigure fence**
   Redesign park fence to allow for plaza-like seating area and include a second maintenance entrance and curb apron into the park along Reed Avenue.
10. **Safe Routes to School**
    Add Wilson Avenue and East Read Avenue crosswalks to Safe Routes to Schools to improve area connectivity. Realign curb ramps on E Reed Avenue and Wilson Avenue to direct pedestrians and bikers into the crosswalk.



Recommendations and Rankings		
Recommendation	**Ranking**	**Cost**
Plant trees		
Park welcome sign		
Stroller parking area		
Playground		
Bike parking		
Shaded social seating		
Blacktop		
Plaza-like seating area		
Fence		
Safe Routes to School		

DRAFT - WILL BE UPDATED IN FEBRUARY 2020