



HAYWARD AREA RECREATION & PARK DISTRICT

Meeting Date: April 20, 2020

Agenda Item:4.2

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Approval of the Bidwell Park Concept Plan

Executive Summary:

The Board of Directors will consider approval of the Bidwell Park Concept Plan.

Financial Impact:

The Current Three-Year Capital Improvement Plan 2017-2020 (CIP No. 2-113A) includes \$250,000 for the development of a park master plan. The funding covers the cost of the development of the concept plan, environmental review, and completion of the final master plan.

Funding for implementation of the final master plan will be considered in preparation of the Five-Year Capital Improvement Plan 2020-2025.

Staff Recommendation:

By motion, approve of the Bidwell Park Concept Plan.

Description of Item:

Bidwell Park, located at 175 Fairway Street in South Hayward, is on 10.5-acre of the former Bidwell Elementary School. The site is currently comprised of three buildings, two playgrounds, paved courts, parking lot and grassy sport fields. On December 17, 2019, the District purchased the 5.3-acre northern portion of the site from the Hayward Unified School District (HUSD). HUSD continues to own the southern portion of the site. However, the District has exclusive use of the southern portion for recreational purposes and retains the the first right-of-refusal to purchase if HUSD decides to sell in the future.

From June to October 2019, the District conducted an extensive, community outreach process to develop park master plans for both Bidwell Park and El Rancho Verde Park. Three community workshops were held at the Mission Hills Golf Course Clubhouse. An additional workshop was held with the Treeview Little League on El Rancho Verde Park due to the League's participation in an All Star Game on the evening of the first workshop.

The preferred Bidwell Park concept plan, as shown on [Exhibit A](#), removes one building to increase space for outdoor recreation, and renovates the remaining two buildings for recreational programs, maintenance storage and restrooms accessible from the outside. The park concept plan includes recreational features that activate the park to attract all age groups, including expanding the children's playground, multi-use courts for pickleball and basketball, picnic tables, a kitchen garden, perimeter and interior walkways, dog parks, a multi-use lawn accommodating soccer, and diagonal parking along the bordering streets.

Upon the Board's approval of the concept plan, Staff will proceed with the CEQA review. The concept plan will be modified as necessary in response to the CEQA review to develop the final park master Plan. It is anticipated that Staff will present the CEQA determination and final Bidwell Park Master Plan to the Board for approval later this year.

ATTACHMENTS:

Description	Upload Date	Type
Exhibit A - Bidwell Park Concept Plan	2/13/2020	Exhibit