



March 20, 2012

Dear Community Member:

As you know, many changes have already taken place at the property formerly known as North Jeffco Park, located at Ralston Road and Garrison Street. The Ralston Creek Drainage/Garrison Street Bridge project has been included in the City plans for years as a part of the City's commitment to remove, over time, properties from the FEMA designated 100 year floodplain. Approximately 90 homes will no longer be categorized as being within the designated floodplain because the reconfigured park will capture the anticipated 100-year flood flows within the park itself, instead of flooding into the adjoining neighborhood. The work planned for that area includes the replacement of the box culvert under Garrison Street with a bridge that will allow the Ralston Creek Regional Trail to travel under Garrison Street, the reconstruction of Garrison Street between Brooks Drive and Ralston Road, and the complete re-creation of the park.

Over recent months, in partnership with the City, the Apex Park and Recreation District (APRD) has ceased recreational programming at the site and relocated programs to new sites; they constructed two indoor turf fields in a facility known as the Apex Field House that serves lacrosse, indoor soccer, arena football, and other activities and makes them a part of a regional sports complex. APRD also remodeled the recreation building at W.82<sup>nd</sup> Avenue and Simms Street and relocated the gymnastics, cheer, dance, and ceramics programs to that location resulting in an upgrade of equipment and facilities.

This letter is intended to update you about pending changes to the park and impacts to the surrounding neighborhoods:

- Phase 2 of the tree removal and relocation has begun. The City identified 43 trees that will remain in place and has identified 40 others, including many memorial trees that will be relocated. Memorial trees will be moved to the south west corner of the site; other trees will be relocated to Wolff Park (formerly known as K-8 Park). Trees that are unlikely to survive being transplanted are being removed.
- All structures on the property will be removed. The exact schedule for removal is not yet finalized but the ceramics building, the former ice arena, the picnic pavilion, the tennis courts, and the remaining play equipment will be deconstructed. Items that have value in the market place will be recycled.
- Garrison Street between Ralston Road and Brooks Drive will be closed during a portion of the construction. Effective April 1, 2012 through February 2013, RTD busses that run along that section of Garrison Street will be routed along Brooks Drive to Carr Street to continue their routes along Ralston Road during the road closure. Bus stops located on the closed section of Garrison Street will be temporarily relocated north of Brooks Drive. If you have questions about bus schedules and bus stops, contact RTD at 303-299-6000 to reach customer service reps at the RTD Telephone Information Center or on the RTD website [http://www.rtd-denver.com/Bus\\_schedules](http://www.rtd-denver.com/Bus_schedules).
- Truckloads of dirt will be removed from the site; 18,000 cubic yards will be hauled to Wolff Park (located at Carr Street and Ralston Road) for construction that will take place over the summer 2012. An additional 100,000 cubic yards will be hauled from the site during construction. The main haul routes will use Ralston Road.

- There will be changes to traffic signals during the construction projects;
  - the pedestrian activated signal on Ralston Road, at Field Street will be permanently removed
  - timing of the signals at Ralston Road and Garrison Street and Ralston Road and Carr Street will be set to accommodate the trucks hauling dirt between Ralston/Central Park and Wolff Park
  - A temporary signal will be set up at Carr St. and Brooks Drive to effectively manage traffic through that intersection while Garrison Street is closed.
- Ralston/Central Park Construction will begin in April 2013; the completion date for the park is anticipated to be in October 2013
- During the channel work and park construction the section of the Ralston Creek Trail through Ralston/Central Park and Hoskinson Park will be closed; pedestrian trail users will be using the sidewalk on the north side of Brooks Drive between Holland Street and Carr Street
- Information regarding construction, status, and contacts will be available on the City's website and will be communicated through social networks. Questions can be directed to the Project Manager, Vicky Reier, 720-898-7509, [vicky-r@arvada.org](mailto:vicky-r@arvada.org), or may be submitted through *Ask Arvada* at <http://user.govoutreach.com/arvada/faq.php>.

The City acknowledges that major projects such as this have an impact on the adjacent neighborhoods. The City is asking for your support and understanding during the present impacts so that the neighborhoods and entire community can benefit in the future from the improvements.

Sincerely,

A handwritten signature in cursive script, appearing to read "Vicky", written in black ink.

Vicky Reier  
Assistant City Manager