AGENDA

FLOWER MOUND PARKS, ARTS & LIBRARY SERVICES (PALS) BOARD

REGULAR MEETING

JUNE 2, 2016

FLOWER MOUND TOWN HALL
2121 CROSS TIMBERS ROAD
FLOWER MOUND, TEXAS

6:30 P.M.

****

AN AGENDA INFORMATION PACKET IS AVAILABLE FOR PUBLIC INSPECTION ONLINE AT WWW.FLOWER-MOUND.COM/AGENDA/AGENDA.PHP

****

All pagers and cell phones must be turned off in the Council Chambers.

A. CALL REGULAR MEETING TO ORDER

B. INVOCATION

C. PLEDGE OF ALLEGIANCE TO THE AMERICAN FLAG AND TO THE TEXAS FLAG

"Honor the Texas flag; I pledge allegiance to thee, Texas, one state under God, one and indivisible."

D. PRESENTATIONS

- As prescribed in the Youth Sports Facility Agreement, a report will be given by the YMCA, of the association's operations in regards to youth basketball and volleyball.

E. PUBLIC PARTICIPATION

Please fill out an "Appearance Before PALS Board" form in order to address the Board, and turn the form in prior to Public Participation to Administrative Secretary Jade Olson. Speakers are normally limited to three minutes. Time limits can be adjusted by the Chair to accommodate more or fewer speakers.

The purpose of this item is to allow the public an opportunity to address the PALS Board on issues that are not the subject of a public hearing. Any item requiring a Public Hearing will allow the public to speak at the time that item appears on this agenda as indicated as a "Public Hearing". PALS Board members may not deliberate and may only cite facts or current policy in response to public comments. Issues regarding daily operational or administrative matters should first be dealt with at the administrative level by calling the Parks and Recreation Division at 972.874.6300 during business hours.

F. DIRECTOR'S REPORT

- Update and status report related to Parks and Recreation issues.

G. CONSENT AGENDA – Consent Items

This agenda consists of non-controversial or "housekeeping" items required by law. Items may be removed from the Consent Agenda by any Board member by making such request prior to a motion and vote on the Consent Agenda.

1. Consider approval of minutes from a regular meeting of the PALS Board held on May 5, 2016.

H. REGULAR ITEMS

2. Consider approval of a request from the Humane Tomorrow to hold Fido Fest 2016 at Westchester Park.

3. Consider approval of a request from Dallas Athletes, Inc. to hold a sanctioned triathlon event at the Community Activity Center and Gerault Park on Sunday, April 16, 2017.

4. Consider recommending to Town Council a Park Development Fee Credit for extensions to the required Parks & Trails Master Plan 8' wide Hike and Bike Trail System located within the Canyon Falls Residential Development generally located north and west of Canyon Falls Drive.

I. RECESS REGULAR MEETING

J. COORDINATION OF CALENDARS AND FUTURE AGENDAS/MEETINGS

- The next regular meeting of the PALS Board is scheduled for July 7, 2016.

K. ADJOURN REGULAR MEETING

I do hereby certify that the Notice of Meeting was posted on the bulletin board in Town Hall of the Town of Flower Mound, Texas, a place convenient and readily accessible to the general public at all times and said Notice was posted on the following date and time: May 27, 2016 at 3:30 p.m. at least 72 hours prior to the scheduled time of said meeting.

Jade Olson

Jade Olson, Administrative Secretary

The Flower Mound Town Hall and Council Chambers are wheelchair accessible. Requests for accommodations or interpretative services must be made at least 48 hours prior to this meeting by contacting Jade Olson, Administrative Secretary at (972) 874-6425.

Parks, Arts & Library Services (PALS) Board
AGENDA ITEM NO: 1

DATE: June 2, 2016

FROM: Jade Olson, Administrative Secretary

ITEM: **Consider approval of minutes from a Regular Meeting of the Parks, Arts and Library Services (PALS) Board held on May 5, 2016.**

I. SUMMARY:

The PALS Board held a Regular Meeting on May 5, 2016.

II. BACKGROUND INFORMATION:

N/A

III. FISCAL IMPACT:

N/A

IV. LEGAL REVIEW:

N/A

V. ATTACHMENTS:

1. Draft minutes from the May 5, 2016, Regular Meeting of the PALS Board.

VI. RECOMMENDED MOTION OR ACTION:

Move to approve the minutes from a Regular Meeting of the PALS Board held on May 5, 2016.

THE TOWN OF FLOWER MOUND PARKS, ARTS AND LIBRARY SERVICES (PALS) BOARD REGULAR MEETING HELD ON THE 5TH DAY OF MAY, 2016, IN THE FLOWER MOUND TOWN HALL, LOCATED AT 2121 CROSS TIMBERS ROAD IN THE TOWN OF FLOWER MOUND, COUNTY OF DENTON, TEXAS AT 6:30 P.M.

The PALS Board met in a regular session with the following members present:

Debbie Simon	Place 2
Teresa Thomason	Place 3
Denis Toth	Place 4
Warner Watkins	Place 5
Ann Handren	Place 6
Denise Johnson	Place 7 – Vice Chair

The following Board member was not in attendance:

Gloria Jones	Place 1 – Chair

The following members of Town Staff were in attendance:

Chuck Jennings	Director of Parks and Recreation
Clayton Litton	Parks Superintendent
John Habern	Parks, Trails and Landscape Specialist
Mark Long	Athletics Supervisor
Cordette Brown	Administrative Secretary
Jade Olson	Administrative Secretary

A. CALL REGULAR MEETING TO ORDER – 6:30 P.M.

B. INVOCATION – Russ McNamer

C. PLEDGE OF ALLEGIANCE TO THE AMERICAN FLAG AND THE TEXAS FLAG

D. PRESENTATIONS

E. PUBLIC PARTICIPATION

Eighteen (18) people (for) supported the awarding of the Youth Football Contract to the Flower Mound Youth Football Association (FMYFA).

One (1) person spoke against and he represented the Lewisville League that was competing for the Contract.

F. DIRECTOR'S REPORT

Chuck Jennings, Director of Parks and Recreation reported the following:

- **The Parks and Trails Master Plan** is moving along nicely. Two citizen input meetings are planned for next week. Residents may attend either the public meeting on Monday, May 9 at the Flower Mound Senior Center, 2701 West Windsor Dr. or on Tuesday, May 10 at the Community Activity Center, 1200 Gerault Road. Both

meetings start at 6 p.m. The Town looks forward to receiving great input from our residents regarding recreational programming and future park needs. The statistical survey is being mailed out to randomly selected residents this Friday. Once complete, the survey will be open to the general public for additional feedback. Information about the Master Plan can be found under the Town's Parks and Recreation website.

- **Heritage Park Phase 2B** - Construction is well under way with some weather delays. The contractor is working on the pond waterfall boulder placement and pouring sections of the parking lot. Project should be completed by July.
- **The Hound Mound** received approx. 1 1.2 acres of new grass sod last week in section A. The large dogs were moved to section C which was not opened until now and has a great stand of grass. A drinking fountain for the dogs is currently being added and should be operational in a week or two. Due to citizen requests the Department will be adding two port-a-lets at the dog park. These units will be cladded with a fence like the ones at Glenwick and Leonard Johns.
- **Twin Coves Park Renovation Project** has been delayed by rising lake levels but the contractor has completed a large part of the demo and the water line. 49 dead trees had to be removed due to the extended flooding last spring and winter.
- **Concerts in the Park** start tomorrow. This year's concerts will be held every Friday in May and will feature a variety of family-friendly, live music, FREE of charge! All concerts are held at The Heritage Park of Flower Mound and begin at 7 p.m. Please note that due to construction at Heritage Park overflow parking for the event is at the Community Activity Center, 1200 Gerault Road. The first band is the Cover Down Band and will feature top 40 dance cover music. Check out the special event webpage for a complete listing.
- **The next TOFM Special Event is Kidfish** this Saturday at Rheudasil Park from 9 a.m. to noon. The pond will be stocked with 500 lbs. of catfish. The event is free and open to youth 16 & under. Prizes will be given and lots of fun will be had!
- **Memorial Day Observance** - "A Day to Remember" Monday, May 30th, 2016 at 10:00 a.m. The Town invites the community to join together in observance to remember all fallen soldiers of war. The program will feature key note speakers from the military and local community leaders. The Town is also asking residents to submit a picture and bio of a fallen hero which will be added to a special Wall of Honor, and recognized during the event. The Honor Wall will be displayed during the event and displayed inside Town Hall for two weeks. To submit a fallen American hero to be featured on the Honor Wall, please complete the online form or submit a paper copy of the recognition form along with a picture and 200-word summary about the soldier's life and death and email it to HonorWall@flower-mound.com by the deadline of Friday, May 20, 2016. For more information, please call the Parks and Recreation Division at 972.874.6300.
- **The Outdoor Water Park** is currently being replastered in preparation for the new season. The outdoor water park will open Friday, May 21 to the public. Entry to the outdoor water park is included with all memberships and day passes. The outdoor water park will open daily for the summer season on Thursday, June 2 and the park will be open until Labor Day, September 5.
- **Spring Adult Leagues** are coming to an end in the next few weeks. We are behind due to several rainouts, but should be done before Memorial Day. Summer adult registration is currently being accepted

- **Summer Track Program** which takes place at Marcus has reached its capacity with over 150 registered participants.
- **Seniors In Motion** Classic Car Show will take place this Saturday from noon to 3 p.m. There will be great cars competing for awards, door prizes and food trucks will be onsite.
- **The Annual Memorial Day Party** will be held on May 27 and the SIM Program is trying to raise over 1,500 canned food items for CCA. They will be collecting all month long leading up to the event.

G. CONSENT AGENDA

1. Consider approval of minutes from a regular meeting of the PALS Board held on April 7, 2016.

Board Deliberation

Board member Teresa Thomason move to approve the minutes of a regular meeting of the PALS Board held on April 7, 2016. Board member Warner Watkins seconds the motion.

VOTE ON THE MOTION

AYES: Simon, Thomason, Toth, Watkins, Handren

H. REGULAR ITEM

2. Consider recommending approval for Town Manager consideration a Youth Football Contract with the Flower Mound Youth Football Association (FMYFA) from August 1, 2016 through July 31, 2017, with up to four one-year renewals.

Staff Presentation
Mark Long – Athletics Supervisor

FMYFA Representative - Jeff York

Board Deliberation

Board member Debbie Simon move to approve for Town Manager consideration a Youth Football Contract with the Flower Mound Youth Football Association (FMYFA) from August 1, 2016 through July 31, 2017, with up to four one-year renewals. Board member Denis Toth seconds the motion.

VOTE ON THE MOTION

AYES: Handren, Watkins, Toth

NAYS: Thomason, Simon

3. Consider recommending to Town Council approval of Kierstin Eaddy Memorial Park.

Staff Presentation
John Habern – Parks, Trails and Landscape Specialist

Developer's Representative – Chris Hipps, Vice President/Development

Board Deliberation

Board member Teresa Thomason move to recommend approval to Town Council of Kierstin Eaddy Memorial Park. The park incorporates approximately 1.85 acres of private land of which .94 acres is not in the flood plain. Board member Warner Watkins seconds the motion.

VOTE ON THE MOTION

AYES: Simon, Thomason, Toth, Watkins, Handren

4. Consider approval of a recommendation of parks projects to be funded by the Community Development Corporation in fiscal year 2016-2017 using 4B sales tax revenue.

Staff Presentation

Chuck Jennings – Director of Parks and Recreation

Board Deliberation

Board member Warner Watkins move to approve the list of recommended park projects to be funded by the Community Development Corporation in fiscal year 2016-2017 using 4B sales tax revenue. Board member Ann Handren seconds the motion.

VOTE ON THE MOTION

AYES: Handren, Watkins, Toth, Thomason, Simon

I. COORDINATION OF CALENDARS AND FUTURE AGENDAS/MEETINGS

- The next PALS Board Meeting is scheduled for June 2, 2016.

J. ADJOURNMENT

Board Member Teresa Thomason made a motion to adjourn the meeting. Board member Debbie Simon seconds the motion.

Vice Chair Denise Johnson adjourned the Regular Meeting at 8:11 p.m.

TOWN OF FLOWER MOUND, TEXAS

Denise Johnson, VICE CHAIRPERSON

ATTEST:

Jade Olson, ADMINISTRATIVE SECRETARY

Parks, Arts and Library Services (PALS) Board
AGENDA ITEM NO. 2

DATE: June 2, 2016

FROM: Chuck Jennings, Parks and Recreation Director

ITEM: **Consider approval of a request from Humane Tomorrow to hold Fido Fest 2016 at Westchester Park.**

Background Information: Humane Tomorrow formerly known as the Flower Mound Humane Society is requesting permission from the PALS Board to hold Fido Fest 2016 on Saturday, October 1, 2016, at Westchester Park.

Fido Fest will be a full day of activities and games for dogs and their owners. Event objectives include:

- Raise awareness about the problems of homeless dogs and cats and how it affects our community today.
- Fundraising to cover the needs for rescued dogs and cats brought into our program, such as medical treatment and food.
- Create a venue where dog owners can enjoy a day with their canine companions.

Fido Fest '07, '08, '09, '11, '12, '13, '14 & '15 were held at Westchester Park and all the events were an overwhelming success for the organizers. The PALS Board unanimously approved the previous events. Fido Fest 2015 was approved by the PALS Board on June 4, 2015.

The Humane Tomorrow is a non-profit 501(c)3, all volunteer organization. They have been serving the Flower Mound community since 1997.

Fiscal Impact: N/A

Legal Issues: According to Chapter 54 of the Town's Code of Ordinances, the PALS Board has the sole authority to approve the charging of fees or to solicit donations or contributions for any activity on park property. Article II titled Park Regulations states:

Sec. 54-72. Enumeration of prohibited acts

(e) *Fees charges or solicitation of donations.* It shall be unlawful for any person to charge fees or solicit donations or contributions for any activity; to sell or offer for sale any food, drinks, confections, merchandise or commercial services; to conduct any commercial business activities of any kind; and/or to post, place or erect on any public park or recreation facility any advertising, notice, billboard, paper or other advertising device without the written consent and approval of the Town's park board; provided, however, that the prohibitions contained in this subsection shall not apply to town officials, employees or agents performing authorized activities or providing notice of official town meetings or functions.

Parks, Arts and Library Services (PALS) Board
AGENDA ITEM NO. 2

A Certificate of Liability Insurance from Humane Tomorrow listing the Town as additional insured will be required if the PALS Board approves this request.

Attachments:
1. Request letter and proposed schedule from Stacy Smith, Humane Tomorrow
2. Tentative Event Schedule

Recommendation: Move to approve a request from Humane Tomorrow to hold Fido Fest 2016 at Westchester Park.

HUMANE TOMORROW

Respect • Responsibility • Compassion

May 25, 2016

Chuck Jennings
Flower Mound Parks and Recreation

Dear Mr. Jennings,

Humane Tomorrow (formerly Humane Society of Flower Mound) would like permission to hold "Fido Fest 2016" on Saturday, October 1, 2016 at Westchester Park in Flower Mound.

Since 1997, Humane Tomorrow has given hope to thousands of homeless, abused, and unwanted animals in Flower Mound and the surrounding communities by providing spay/neuter programs, adoption opportunities, and education to the public about animal welfare. As an all-volunteer, 501c3 organization, we rely heavily on contributions and support from individuals, companies, organizations, and grants.

There will be three main areas of activity at the event: a main DJ area (no physical stage set up), a demonstration area for Frisbee dogs, K9 Officer, Search-and-Rescue demonstrations, etc., and a booth/concessions area where local businesses will set up tents and booths to interact with the community.

The dog walk will take place on the existing trails and sidewalks and at no time will it impede traffic. "Pooper scoopers" will be on hand both on the walk and at the event to ensure clean-up and make sure the park is in the same condition that it was prior to the event.

All registered participants in the event are expected to provide proof of rabies vaccination and keep their dogs on leash at all times. The exception to this would be dogs involved in the demonstrations who are used to performing off-leash in public.

If you have questions, please feel free to contact me at 817-692-6627 or email fidofest@humanetomorrow.org.

Sincerely,

Stacy Smith
Vice President
Humane Tomorrow

Fido Fest 2016 - Tentative Event Day Schedule

We are planning for Fido Fest to be a day of activities and games for dogs and their owners. The day will begin with a 1 mile dog walk through the trails and surrounding neighborhoods of Westchester Park. After the dog walk, we will have activities, games and contests for owners to participate in with their pets such as “dog races” and costume contests. We will also have demonstrations of activities that dogs and their owners can get involved in together such as agility, Frisbee and obedience, as well as visits from professional working dogs.

The day’s events will be largely educational. We will be inviting Flower Mound Animal Services to conduct on-site pet registration, to encourage local citizens to register their animals, in compliance with local licensing laws. We also hope to have the Lend a Hand program table the event. We will have a microchip clinic staffed by a veterinary technician where attendees can have their pet microchipped to ensure they are able to find their way home should they become lost. Humane Tomorrow is planning for booths that focus on our low cost spay/neuter program, animals we have available in our program, volunteer opportunities and membership information. Many other local animal-oriented groups will be on hand to provide information and education about the many ways in which pets touch our lives.

Event Objectives:

1. To raise awareness about the problems of homeless dogs and cats and how it affects our community today.
2. To raise funds to cover the needs of rescued dogs and cats brought into our program, such as medical treatment and food.
3. To create a venue where dog owners can enjoy a day with their canine companions.

Anticipated Attendance: 300+ walkers, spectators and browsers
Date: Saturday, 10/1/2016 8am-2pm

Anticipated Schedule:

8:00 Vendor & Information Booths Set up
9:00 Dog walk registration, T-Shirt, bandanna & goodie bag pick-up
10:00 Dog walk begins
10:30 Vendor/Concessions/Information booths open to all
11:00 Demonstrations begin (15 minute increments: K9 dog, Search One demo, Agility & Frisbee demos)
12:00 Contests begin (Best owner/dog look alike contest, stupid pet tricks contest, best dressed, etc.)
1:00 Grand prize raffle drawings
2:00 Event ends & clean up begins

Cost to public: $25 Early Registration Fee or participants may gather sponsors
$30 Registration day of event
$1 fee for raffle tickets
Free General Admission

Parks, Arts and Library Services (PALS) Board
AGENDA ITEM NO. 3

DATE: June 2, 2016

FROM: Michael Davenport, CAC Manager

ITEM: **Consider approval of a request from Dallas Athletes, Inc. to hold a sanctioned triathlon event at the Community Activity Center and Gerault Park on Sunday, April 23, 2017.**

Background Information: The CAC is a revenue generating facility. The natatorium is designed as a competitive pool with the ability to rent out space to local competitive groups and swim teams to assist the Town in reaching its revenue goals. The triathlon would occur prior to the CAC opening and would not interfere with members or guests. Dallas Athletes, Inc. will be required to turn in a copy of their Certificate of Insurance with the proper insurance indemnifying the Town of potential risk and liability. Payment of fees owed to the Town will be covered through the CAC rental policy and permit process.

Dallas Athletes, Inc. began in March 2001 with four members. Now in their fourteenth year, Dallas Athletes, Inc. has over 300 triathlon members with the majority residing in the Flower Mound area. Dallas Athletes, Inc. has hosted several Caveman Triathlons at the CAC (2009 - 2016) with over 650 participants last year. The event consists of a 275 yard swim, 11 mile bike ride, and 3.1 mile run.

Dallas Athletes, Inc. will meet with the Flower Mound Police Department concerning the run/bike routes and will secure all necessary permits prior to the event. Dallas Athletes, Inc. is anticipating 600 participants for the triathlon based on previous year's numbers.

Fiscal Impact:

Revenue Source:	The Town will receive revenue from Dallas Athletes, Inc. in accordance with the rental policy which outlines CAC rental and staff fees. Dallas Athletes has offered to pay an additional $500 as a goodwill offer due to the success of previous year's events.
Projected Receipts/Collections:	$1,105.00
Proposed Use/Purpose:	The revenue generated will be deposited into the General Fund 100-4625, CAC – Facility Rentals, which helps offset the annual costs to operate and maintain the CAC.

Parks, Arts and Library Services (PALS) Board
AGENDA ITEM NO. 3

Legal Issues:

According to Chapter 54 of the Town's Code of Ordinances, the PALS Board has the sole authority to approve the charging of fees or to solicit donations or contributions for any activity on park property. Article II titled Park Regulations states:

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(e) *Fees charges or solicitation of donations.* It shall be unlawful for any person to charge fees or solicit donations or contributions for any activity; to sell or offer for sale any food, drinks, confections, merchandise or commercial services; to conduct any commercial business activities of any kind; and/or to post, place or erect on any public park or recreation facility any advertising, notice, billboard, paper or other advertising device without the written consent and approval of the town's park board; provided, however, that the prohibitions contained in this subsection shall not apply to town officials, employees or agents performing authorized activities or providing notice of official town meetings or functions.

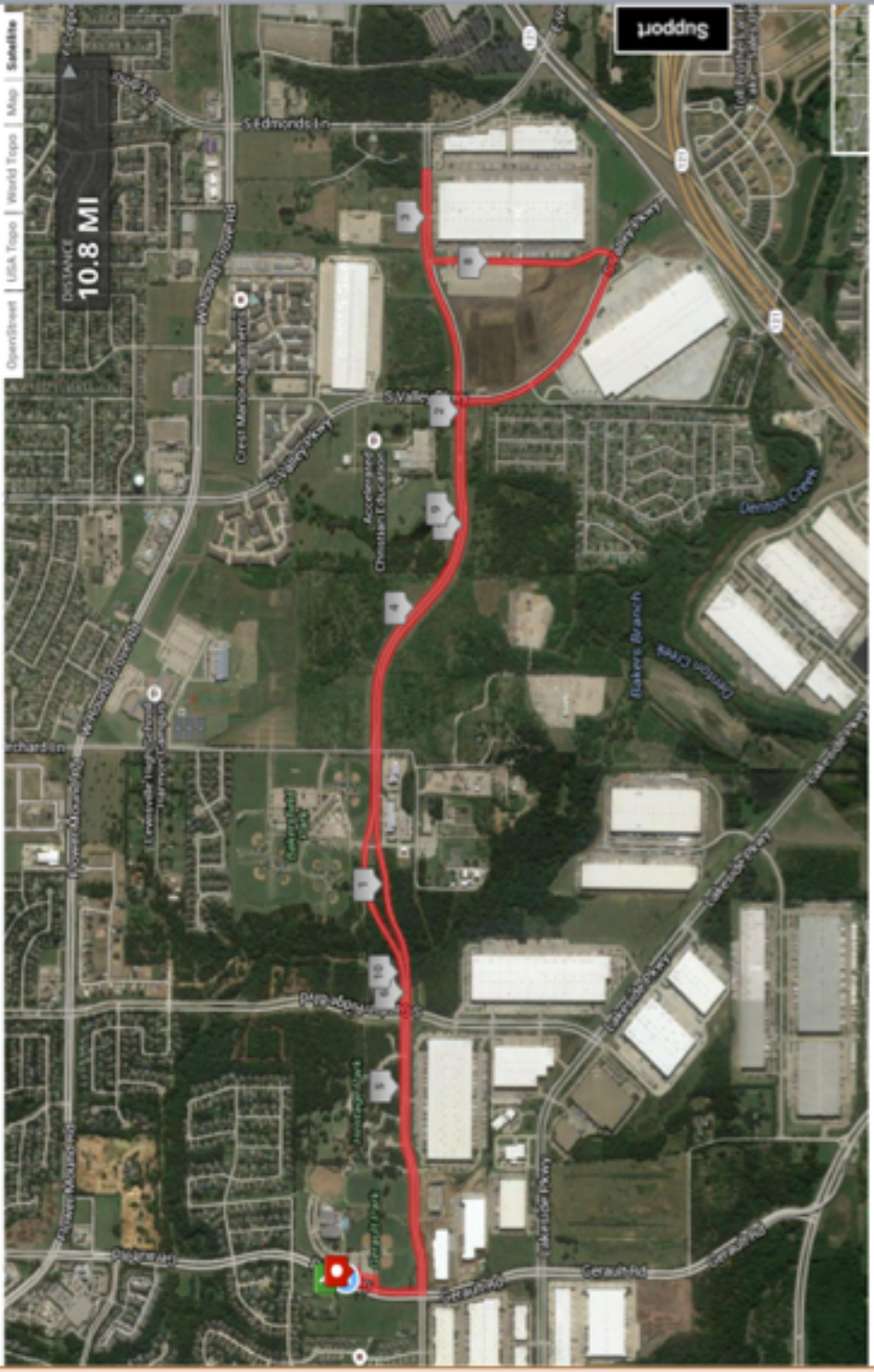
Attachments:
1. Course maps (bike, run and transition area)

Recommendation: Move to approve a request from Dallas Athletes, Inc. to hold a sanctioned triathlon event at the Community Activity Center natatorium and Gerault Park on Sunday, April 23, 2017.

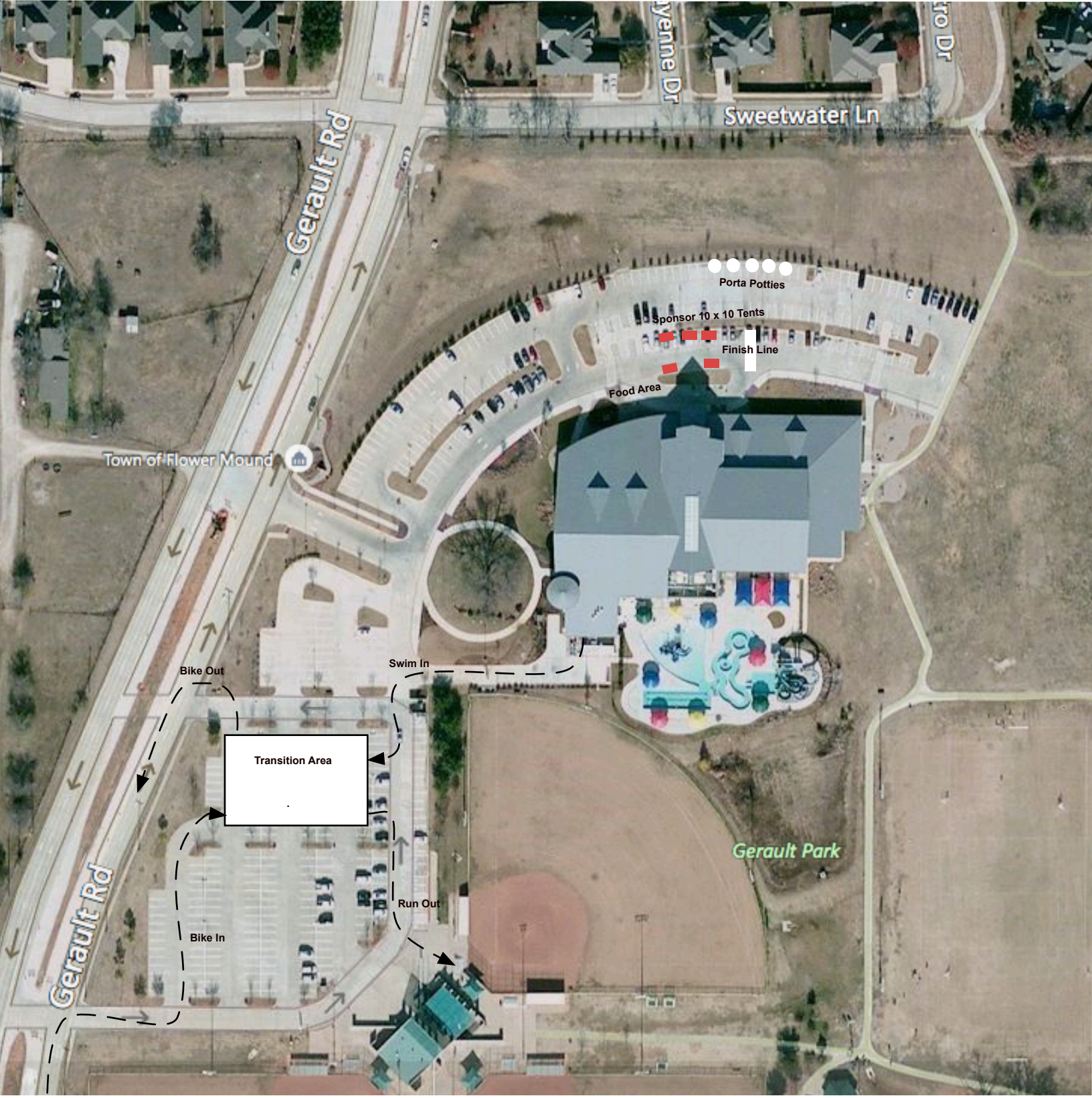
Caveman 5K Run Map

Notes: The run course is on the trail system around the Flower Mound Community Activity Center sports complex. It finishes in front of the Community Activity Center.

Caveman Bike Course 10.8Miles



Notes: The bike starts in the Community Activity Center and proceeds to Spinks Road where you will do 2 laps before returning to Gerault Road and the Community Activity Center for the finish of the bike. The mount and dismount lines will be on the entrance drive of the Community Activity Center



Caveman Triathlon Site Plan 2016

****Food tables will be under the overhang in front of the Natatorium.**

Parks, Arts and Library Services (PALS) Board
AGENDA ITEM NO. 4

DATE: June 2, 2016

FROM: John Habern, Parks, Trails and Landscape Specialist

ITEM: **Consider recommending to Town Council a Park Development Fee Credit for extensions to the required Parks & Trails Master Plan 8' wide Hike and Bike Trail System located within the Canyon Falls Residential Development generally located north and west of Canyon Falls Drive.**

Background Information: Canyon Falls is a master planned community with a maximum residential density of 972 single family dwelling units. The development will have an extensive 8' wide concrete trail system that encompasses North Lake, Flower Mound and Argyle. The trail system within Flower Mound has been reconfigured to fit both Canyon Falls overall trail system while also meeting the Town's Master Planned Trail System. Canyon Falls is proposing extensions of the Town Master Planned Trail System within the Canyon Falls Residential Development. At the discretion of the PALS Board and Parks and Recreation Director, Town ordinance allows for reimbursement of Park development fees or fees in lieu of parkland dedication for approved extensions of the 8' wide Hike and Bike Trail System.

Alternatives or Options: The Board may wish to recommend a credit of Park Development Fees for extensions of the Town 8' wide Hike and Bike Trail System (Five trail extensions are being proposed for credit. The Board may recommend any combination of those five trail segments).

-Or-

The Board may wish to recommend Park Development Fees be retained for future park development as determined by the Town.

For further details of the Town's Land Development Regulations regarding Park Development Fee Reimbursement, please review The Flower Mound Code of Ordinances; Subpart B - Land Development Regulations; Chapter 90 – Subdivisions; Article VI. – Standards; Division 8. - Parks and Recreational Areas; Sections 90-441 through 90-448.

Link to the Flower Mound Code of Ordinances:
https://www2.municode.com/library/tx/flower_mound/codes/code_of_ordinances?nodeId=SPBLADERE_CH90SU_ARTVIST_DIV8PAREAR

Fiscal Impact: N/A

Legal Issues: N/A

Attachments:
1. Canyon Falls Overall Trail System
2. Canyon Falls Proposed Trail Extension Costs

Parks, Arts and Library Services (PALS) Board
AGENDA ITEM NO. 4

Recommendation:

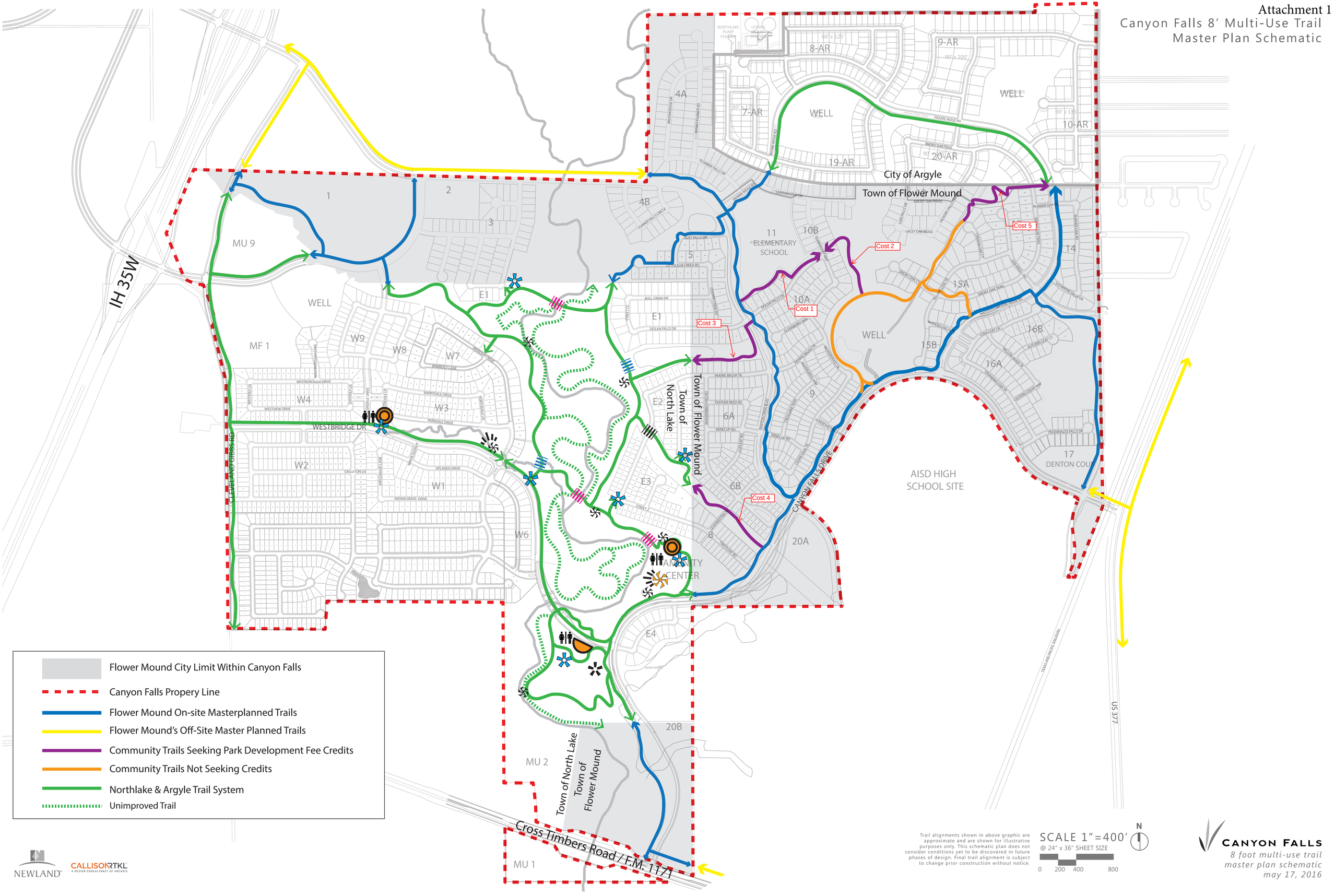
Move to recommend approval to Town Council a Park Development Fee credit for segments one through five as extensions of the Town's 8' wide Hike and Bike Trail System in the amount of $280,300.00

- OR -

Move to recommend Park Development Fees be retained for future park improvements as determined by the Town.

Attachment 1

Canyon Falls 8' Multi-Use Trail Master Plan Schematic



Trail alignments shown in above graphic are approximate and are shown for illustrative purposes only. This schematic plan does not consider conditions yet to be discovered in future phases of design. Final trail alignment is subject to change prior construction without notice.

SCALE 1"=400'
@ 24" x 36" SHEET SIZE
0 200 400 800
N

NEWLAND
CALLISONRTKL
A DESIGN CONSULTANCY OF ARCADIS

CANYON FALLS
8 foot multi-use trail master plan schematic
may 17, 2016

Canyon Falls Park Development Fees

Fee per lot -	$1,388.00
Total project lots:	791
Total project Obligation:	$1,097,908.00

Trail Extension Costs

Trail Extension	Linear Feet	Cost
Cost 1	11,880 Sq. Ft.	$55,300.00
Cost 2	1,000	$40,000.00
Cost 3	1,050	$47,000.00
Cost 4	1,100	$49,000.00
Cost 5	2,100	$89,000.00
Total Proposed Park Development Fee Credit:	-	**$280,300.00**