

Discussion of Community Gardens in Rennebohm Park Thursday, January 21, 2016

- I. Welcome & Introductions
- II. What We Are Trying to Accomplish: Short- and Long-Term Goals
- III. History and Background: Sheboygan Gardens, previous relocation study
- IV. Overview of the City's Recommended Process for Placement of Community Gardens
- V. Process, Proposal, and Timing to Meet Short-Term Goal
- VI. Overview of Possible Long-Term Solutions
- VIII. Next Steps and Questions

Don't forget to return your questionnaire!

What We Are Trying to Accomplish: Short- and Long-Term Goals

- The Sheboygan Community Garden has been razed for the WisDOT HQ redevelopment
- Attempting to replace community garden space as quickly as possible
- Options are limited, City policy says gardens should be on City property to ensure permanence
- Replacing the gardens on two sites is an option
 - Finding a site for 2016 that serves the transportation-dependent gardeners along Sheboygan was top priority
 - Additional space to be identified through longer-term effort (1-5 years likely needed)

History and Background: Sheboygan Gardens, previous relocation study

- Located at Hill Farms DOT site for 35 years
- Granted that location by the state, no guarantee of permanence was given
- During redevelopment planning ~9 years ago, the developer was obligated by the state to assist in relocating the gardens
- The developer proposed the eastern end of Rennebohm as the site
- The selection of Rennebohm elicited controversy

History and Background: Sheboygan Gardens, previous relocation study

- The project plan expired with no action and no further formal discussion of using Rennebohm for the gardens
- In 2014-2015 there was an attempt to persuade the state to parcel off the garden separately based on state law and the 2008 redevelopment agreement which had prioritized the garden

Presentation by Sheboygan Community Garden follows...

Sheboygan Community Garden – located in Hill Farms neighborhood for 35 years

“Live. Grow. Eat.”



Building Community

- Non-profit garden plots are open to the public
- 80% of gardeners live in Hill Farms neighborhood
- Bylaws do not allow food to be sold
- Infrastructure to support over 100 families



Embracing Diversity

- More than 10 ethnic groups
- 40% low income with sliding scale plot fee
- 30% over 55 years of age
- Language translators



Providing Access & Independence

- Healthy, sustainable, culturally appropriate food
- Multiple raised beds for ADA access
- Age related transition assistance



Outreach, Education, Team Building & Leadership Training



Building a new Community Garden!



Overview of the City's Recommended Process for Placement of Community Gardens

- Group interested in garden contacts City's leaseholder to work on request (Jun-Aug)
- City Staff contacted to begin site location review. If review is favorable and the location doesn't conflict with other uses (current or planned), contact Alder and neighborhood to build support (Sept-Oct)
- Completed application received by Dec 1, review by Parks Staff and Superintendent, if no conflicts identified forward to Park Commission (Nov-Dec)
- Legislative process takes place (Jan-March)
- If successful, lease amended, begin installation (April-May)

Process, Proposal, and Timing to Meet Short-Term Goal

- Insufficient time for typical process for community garden placement
- Can be achieved through resolution and a lease agreement/amendment
- Approval by Parks Commission and Common Council is required, it could be sent to other committees as well
- Rough schedule:
 - Council introduction February 2
 - Parks Commission in February, other committees as well
 - Council approval in March
 - By April – presuming approval, begin site preparation

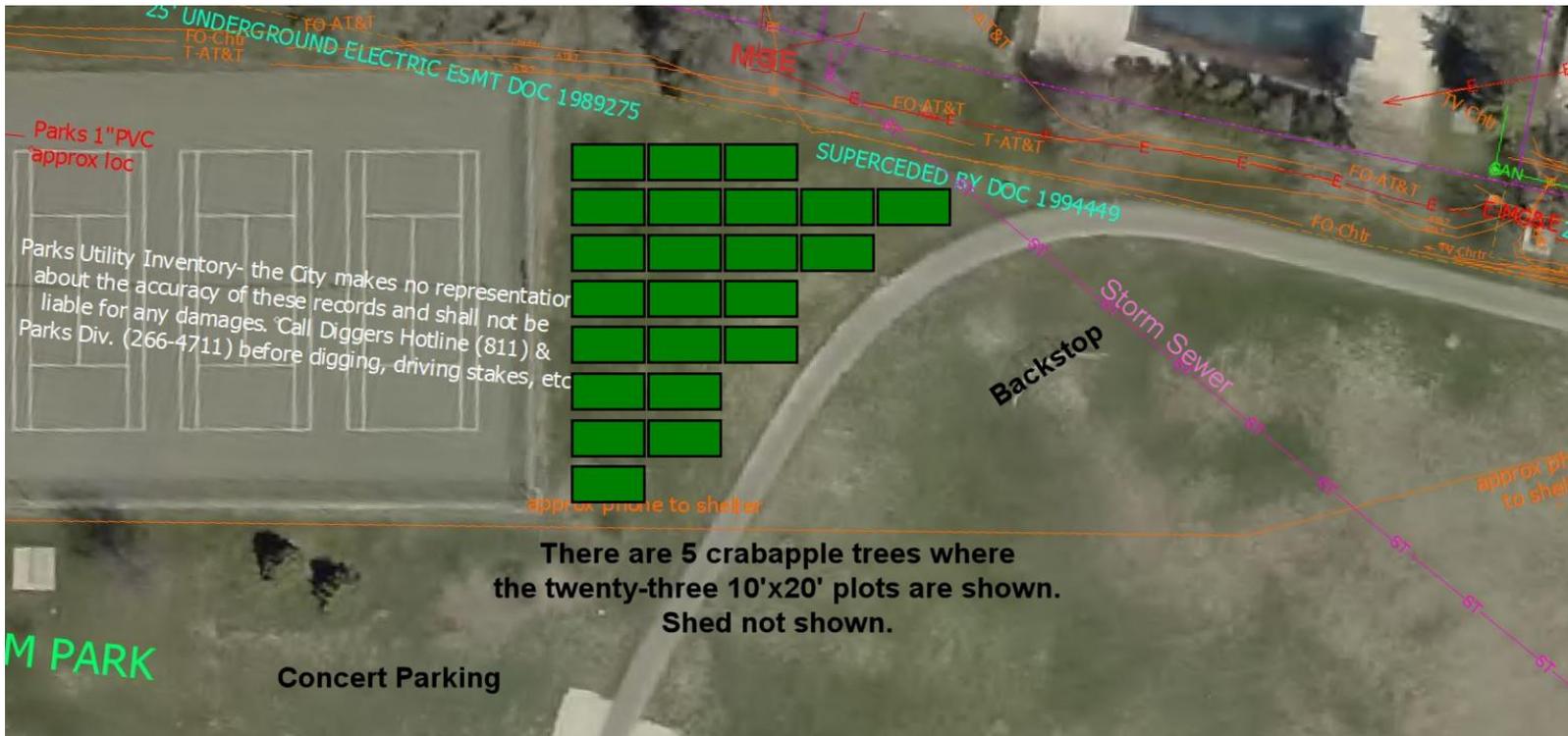
Process, Proposal, and Timing to Meet Short-Term Goal

Proposal:

- Placement between tennis courts and path, approximately 6,000 ft²
- Create twenty to twenty-five 10' by 20' plots
- Permanent site for those plots
- Must avoid utilities on northern edge of park (storm sewer does not have to be avoided)
- Likely removal of five young crabapple trees
- Represents about one fifth of the plots that the gardens did have
- Excellent sunlight
- Access to water nearby
- Easy access for the transit-dependent population along Sheboygan Ave
- No interference with existing park activities
- Parks Division and Superintendent believe this proposal can work
- Illustration shows example layout, excludes their small shed and 4' by 8' flower beds that could also be there

Proposal

Plots located in unused space on northern edge of Park



Overview of Possible Long-Term Solutions

- Creation of new City-owned open space
 - Vernon Blvd conversion to street
 - Cost may be comparable to repaving, which is due within 5-10 years and could be accelerated
 - Creates roughly 1 acre of space
 - Beds may need to be somewhat elevated to provide sufficient depth over storm sewer and separation from dirty snow from street
 - Conversion of open storm sewer on east end of Rennebohm
 - Creates up to 3 acres
 - Tree and wildlife habitat loss
 - Cost >\$600,000
 - Land dedication with new development
 - Land can be dedicated instead of paying Fee in Lieu of Dedication Park Impact Fees for new residential development
 - Uncommon to have land dedications with redevelopment this far into the City
 - Only two close, short to mid-range redevelopment sites exist (Hill Farms DOT, Whitney Way/University Ave/Old Middleton Rd triangle)
 - City purchase of land
 - Other uses could get priority due to high cost

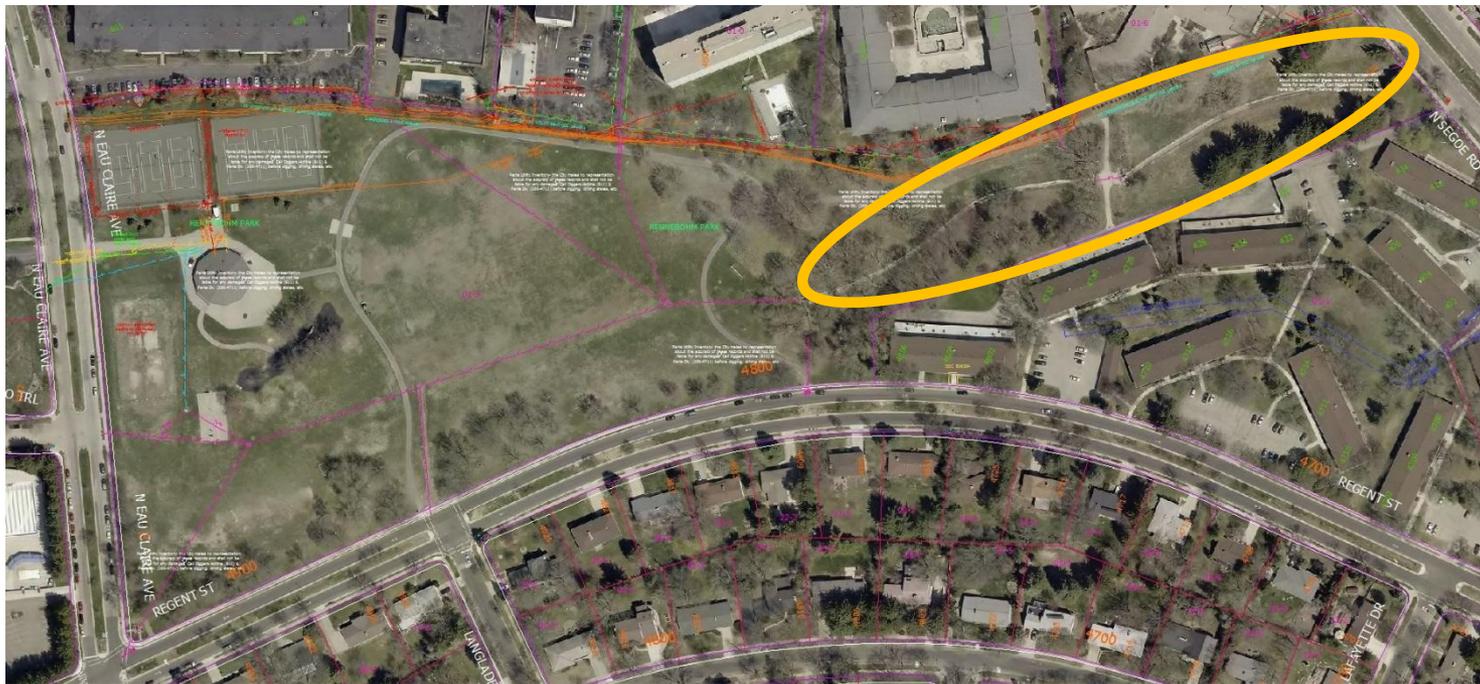
Vernon Blvd concept, approx. 1 acre

Conversion would more likely be on south (bottom) side



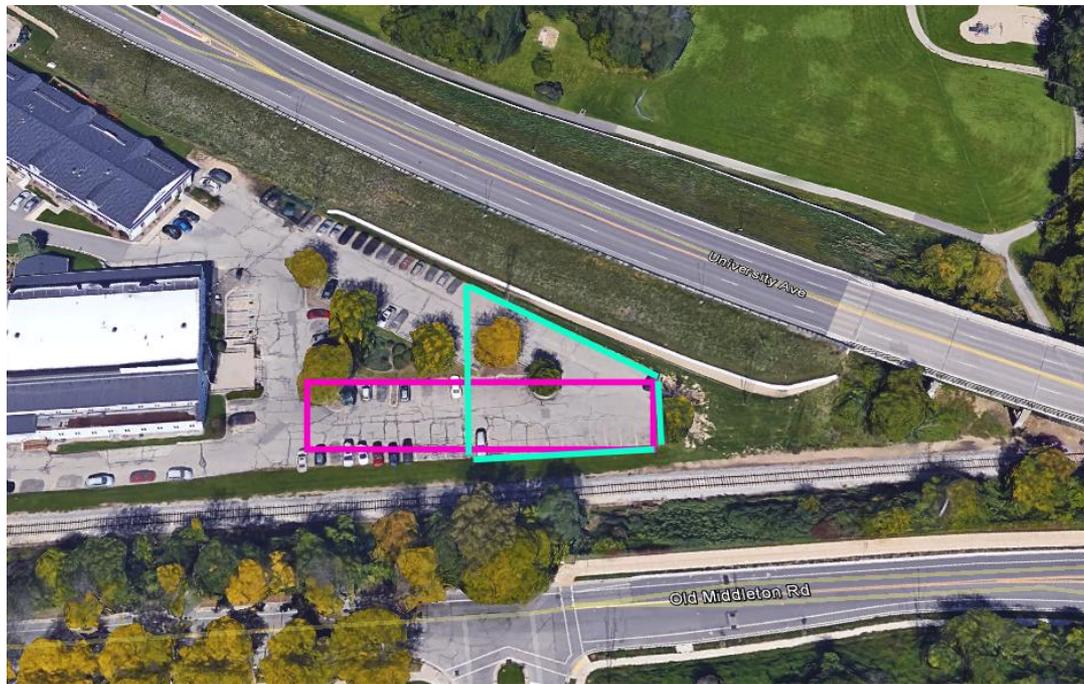
Rennebohm Park storm sewer, up to 3 acres

Bury storm sewer, fill and level to create space; could be partial to minimize tree loss



“Triangle” land dedication example, 1 acre

Boxes are about 1 acre, crossing tracks may not be allowed by WSOR



Overview of Possible Long-Term Solutions

- Locating garden space in existing City parks
 - Would follow standard process, consistent with City policy
 - Timeline 1 year or more
 - This option has been explored multiple times in the past
 - Garner Park has a deed restriction that does not allow community gardens
- Location on private property
 - Locating on City property preferred
 - Fewer guarantees for long-term presence
 - May be an interim option given time required to create new City-owned open space

Next Steps and Questions

- If there is sufficient support, the Rennebohm option will go through the legislative process (Parks Commission and Common Council, other committees potentially as well) with the goal of opening in 2016
- A separate resolution will outline the process for identifying a long-term solution for more garden space that is located on City owned/controlled land; those options may be located farther away

Questions?