

Florida Gulf of Mexico Restoration

Sanders Beach Park Addition / Beach Restoration Project Submittal

Project Name:

Sanders Beach Park Addition – A new 1 mile long waterfront park and beach restoration project for the City of Pensacola.

Contact Information:

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Project Location:

The Park Addition is located in Southwest Pensacola, FL. Sanders Beach – Corrine Jones Community Park is between South “I” Street and South “H” Street on Pensacola Bay. The Proposed Park Addition would extend east approximately 1 mile from the existing Sanders Beach – Corrine Jones Community Center all of the way to the existing Joe Patti/Allen Williams breakwater. The Proposed Park Addition extends west to east from 30:23:55N, 87:14:17W to 30:24:00N, 87:13:34W. (See the attached Map and Park Drawing).

Project Description:

The Sanders Beach Park Addition – will be a joint venture between the City of Pensacola and Escambia County to acquire lands from willing sellers along the shore of Pensacola Bay from Sanders Beach eastward to the breakwater protecting the Seafood Harbor. In cooperation with the City of Pensacola, Escambia County, and Fla DEP, the Park Addition would be designed and constructed to include; (1) parking for visitors and supplemental parking for the Sanders Beach – Corrine Jones Community Center; (2) provide pedestrian access points for the Sanders Beach neighborhood; (3) a one mile long walking/jogging/biking path; (4) picnic and day use shelters; (5) environmental education kiosks; (6) historical education kiosks; (7) observation tower located on the Seafood Harbor breakwater; (8) kayaking and paddle board launching facility; (9) public fishing pier; (10) grassy play zones in upland areas; (11) stormwater improvement & wetland construction at the SE ditch stormwater outfall. Then, in cooperation with the City of Pensacola, Escambia County, Fla DEP, and NOAA, the Park would include the design and construction of “Living Shores West” that would start at the eastern side of Bayou Chico and extend eastward to the Seafood Harbor Breakwater. This portion of the Park Addition Plan would including, oyster shell wave attenuation structures, fully vegetated intertidal islands, bottom grass restoration areas and 60-80 feet wide beach restoration along the shoreline with native shoreline vegetation restoration. The Park Addition is envisioned as occurring in (3) three phases; Phase I – Acquisition of the Western most property, this serves as a much needed addition to the existing Sanders Beach – Corinne Jones Facility. Phase II – Acquisition of the Eastern properties and the “Living Shores” work, which provides the environmental benefits to Pensacola Bay, beach restoration and a standalone new waterfront park with the observation tower, fishing pier and environmental and historical education elements. Phase III – Acquisition of the center properties or easement to establish the link, resulting in the Mile Long Park.

Estimated Project Cost:

\$16,000,000 - \$18,000,000. See that attached Project Cost Estimate. No other current funding is approved in either city, County

Technical Feasibility:

All facets of the proposed Sanders Beach Park Addition incorporate typical design features and construction processes. The City of Pensacola currently manages over 48 acres of park lands. Wayside Park is an existing City of Pensacola Park at the eastern entrance to the City. Bayside Park is approximately .9 miles along Pensacola Bay and Escambia Bay. Bayside Park incorporates Picnic and Day Use facilities and Pensacola's first "Green Shores" sits just offshore along the Park.

Environmental Benefits:

The environmental benefits are overwhelming. The primary environmental benefit is to help restore functioning natural systems to Pensacola Bay. The Beach along the Proposed Park site is currently lined with dilapidated concrete bulkhead and littered with broken concrete rubble. (see attached photos). The shoreline is devoid of vegetation and natural beach is almost non-existent. The upland areas proxemic are all developed or were developed prior to Hurricane Ivan. Portions of the uplands are Zoned M-2 which could allow industrial uses. Offshore the bay bottom is all sandy and devoid of bottom grasses.

Upon completion of the proposed Park, the "Living Shores" portion of the Park would offer substantial fish and bird habitat. The wave attenuation structures will allow the restoration of oyster population and fish habitat. The intertidal islands as well as beach restoration will provide fabulous bird habitat for nesting, etc. The acquisition of the upland portion will prevent industrial development and the restoration of the beach will establish a natural buffer between the residential development and Pensacola Bay. Re-establishing native shoreline vegetation along with the beach re-nourishment will provide natural beach front habitat that does not occur anywhere else in the City of Pensacola.

Economic and Social Benefits:

The Proposed Park Addition's primary social benefit will be to bring the neighborhood together and provide unparalleled access to Pensacola Bay for the Sanders Beach neighborhood as well as for the entire City of Pensacola and Escambia. The Proposed Park Addition will have a County wide impact. Many people in the City have no real access to Pensacola Bay except be standing on top of a heavy duty bulkhead. The opportunity to walk along a beach a wade or swim in Pensacola Bay is almost non-existent. The opportunity to walk or jog and play outdoors on the shore of the Bay will provide an opportunity for a happier and healthier population.

The Proposed Park will provide the following economic benefits; provide 30-40 jobs during the land acquisition, design and constructions of the project; provide 5-6 full time jobs for the operation, maintenance and security; will help stabilize and improve property values of the Sanders Beach neighborhood and Southwest Pensacola; Thereby improving the property tax revenues of the city and county;

Community Resilience:

Perhaps the most significant contribution that the Sanders Beach Park Addition will make after the environmental benefits is to enhance the neighborhoods and the city's ability to weather threats and impact from natural disasters. The "Living Shoreline" component and restoring the shoreline will act as a natural buffer to wave and surge damage. The restored shoreline along with restoration of natural vegetation will provide protection to the uplands. The wave attenuation structures and intertidal islands will protect the shoreline. Additionally, the acquisition of the land for the Proposed Park will move future development well back from the shoreline thus providing additional protection from storm damage.

Conflicts or Compliments to Existing Efforts:

The Park Addition is very complimentary of existing efforts within Escambia County and the City of Pensacola with respect to stated goals as well as Comp Plan objectives related to improving public access to the water, establishing trails and walkways along the shoreline and protecting the waters of Pensacola Bay.

There are no conflicts to existing local regional, state, or federal efforts.

Complies with Federal, State, Local and Tribal Laws:

The Proposed Park Addition has no conflicts with federal, State, Local, and Tribal Laws or Regulations.

Readiness for Implementation:

The Park Addition planning is in the preliminary planning stage. Once funding is secured final design, land acquisition, and permitting can begin.

Public Acceptance:

The Park Addition plan has been very well accepted in the local neighborhood, as well as by city and county staff. We are in the process of securing approval from the Sanders Beach Community Association and are aware of some minor concerns from one of the Waterfront property Owners regarding the "Living Shores" portion of the project.

Additional Information: The Following is attached;

Park Description,

Vicinity Map

Park Plan

Park Addition – Cost Estimate

Photo 1 - looking east

Photo 2 – looking east

Photo 3 – looking east

Photo 4 – looking east



J. Veal, Architect

**Bay Park West, or
The New Saunders Beach, or Fisherville Park,
or**

When complete, the proposed Bay Park West will consist of over a mile of waterfront, stretching from the existing boat ramp at the mouth of Bayou Chico, overlapping the City owned Saunders Beach Facility, and extending east to what is now the breakwater for the Allen Williams / Joe Patti Harbor. The proposed park will provide a number of new access points to Pensacola Bay, including a new parking lot at the foot of South "E" Street.

The park will include a walking/jogging/biking trail that will extend for over a mile in one direction from the western park boundary to the east end of the breakwater. Along the walking path will be 15-18 picnic shelters, a gazebo or two and part of the way out the breakwater will be an observation tower reminiscent of the tower located at Big Lagoon State Park. Included in the tower structure could be a kayak/paddleboard rental facility that could take advantage of the protected water behind the breakwater. Also included will be an access pier at the foot of South "I" and at the foot of South "F", additionally, at the end of the breakwater is a proposed fishing pier that extends out into deep water. The park will also provide 2 large upland grassy areas for kite flying, football, soccer or frisbee games.

The access from South "E" Street is also part of an established drainage easement that will be enhanced to better filter storm water run-off and could provide an opportunity for created wetland areas and additional stormwater filtering and treatment.

Beach and shoreline restoration is an integral part of the park, including over 1500' of sandy beach and shoreline vegetation restoration. The proposed "Green Shores West" will lie directly offshore from the new park. The Green Shores West project will provide new bird and marine life habitat, bottom grass restoration and protect the parks new beach and shoreline vegetation restoration.

Also, the area of the proposed park includes a couple of existing historic structures that could be incorporated into the scope. Most significantly is the William Fisher home located at the foot of South "F" Street. William Fisher was a prominent citizen in Pensacola at the turn of the century. The home's exterior finish is "pebble dash stucco" and is an excellent example of period architecture both in style and detail. The Fisher House, know as "Fisherville" to the locals would be a hub for cultural/historical preservation and provide an excellent neighborhood meeting facility and for small conferences or weddings.

The park will be created by acquiring part or all of properties owned by 9 or 10 property separate property owners along Pensacola Bay. The City of Pensacola already owns the Saunders Beach Facility and two other small parcels. Ultimately the park could grow to 15 acres, as shown is 12.7ac.

The park along with other efforts to improve the neighborhood, such as street lighting, landscaping, neighborhood signage and perhaps a new police sub-station will be a vital to an overall re-vitalization of the Saunders Beach Neighborhood and SW Pensacola.



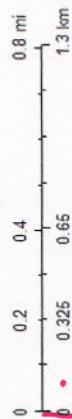
April 29, 2013

- City Road
- County Road
- Interstate
- State Road
- US Highway
- All Roads



Property Line

1:16,916



Proposed Sanders Beach Park Addition

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PROPERTY TABULATION	
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SAUNDERS BEACH RE-DEVELOPMENT PLAN

164404 CHIC

Sanders Beach Park Addition - Cost Estimate**Land Acquisition**

Phase I			\$900,000.00
Phase II			\$5,600,000.00
Phase III			\$1,200,000.00
Total Acquisition			\$7,700,000.00

Site Clean-Up

Survey			\$80,000.00
Sampling			\$40,000.00
Excavation			\$320,000.00
Disposal			\$125,000.00
Fill			\$280,000.00
Stormwater			\$160,000.00
Lanscaping & Erosion Control			\$35,000.00
Total Site Clean-up			\$1,040,000.00

Improvements

Design & Permitting			\$120,000.00
Site Clean-Up			\$50,000.00
Misc Fill			\$60,000.00
Perimeter Fencing			\$12,000.00
"E" Street Parking			\$380,000.00
Stormwater			\$110,000.00
Mile Long Hike/Bike Trail	7200	\$80.00	\$576,000.00
Education/Historical Kiosk			\$16,000.00
Landscaping & Signage			\$168,000.00
Lighting	32	\$1,800.00	\$57,600.00
Water	6000	\$20.00	\$120,000.00
Trash	24	\$260.00	\$6,240.00
Picnic Shelters	12	\$18,000.00	\$216,000.00
Play fields	1.65	\$48,000.00	\$79,200.00
Observation Tower			\$340,000.00
Fishing Pier			\$230,000.00
Shoreline Restoration	280000	\$11.00	\$3,080,000.00
Shoreline Vegetation			\$880,000.00
Wave Attenuation Trough			\$580,000.00
Intertidal Bird Habitat			\$210,000.00
Wave Attenuation Structures			\$900,000.00
Bottom Grass Restoration			\$380,000.00
Total Estimated Improvements			\$7,839,040.00

Total Project Cost**\$16,579,040.00****Estimated Cost by Year**

Year 1	\$1,657,904.00
Year 2	\$4,144,760.00
Year 3	\$3,315,808.00
Year 4	\$3,315,808.00
Year 5	\$2,486,856.00
Year 6	\$1,657,904.00
Total	\$16,579,040.00

