

Fort Walton Beach Landing Master Plan



- 1. Goals & Objectives**
- 2. SWOT Analysis**
- 3. Master Plan Directives**
- 4. Proposed Master Plan**
- 5. Next Steps**

Goals & Objectives

1. **Make the Landing a destination and focal point for land and water related activities, services, and facilities.**
2. **Continue to enhance the park for community events.**
3. **Improve the park for residents.**
4. **Without directly competing with local businesses, suggest uses and activities to promote economic vitality.**
5. **Through good planning and design, suggest uses and activities that reduce vagrancy and increase park usage and intensity.**
6. **Explore converting Brooks Street into a one – way to reduce congestion, improve safety, and eliminate delivery conflicts.**
7. **Investigate “water related” activities and opportunities that encourage people to use the landing.**

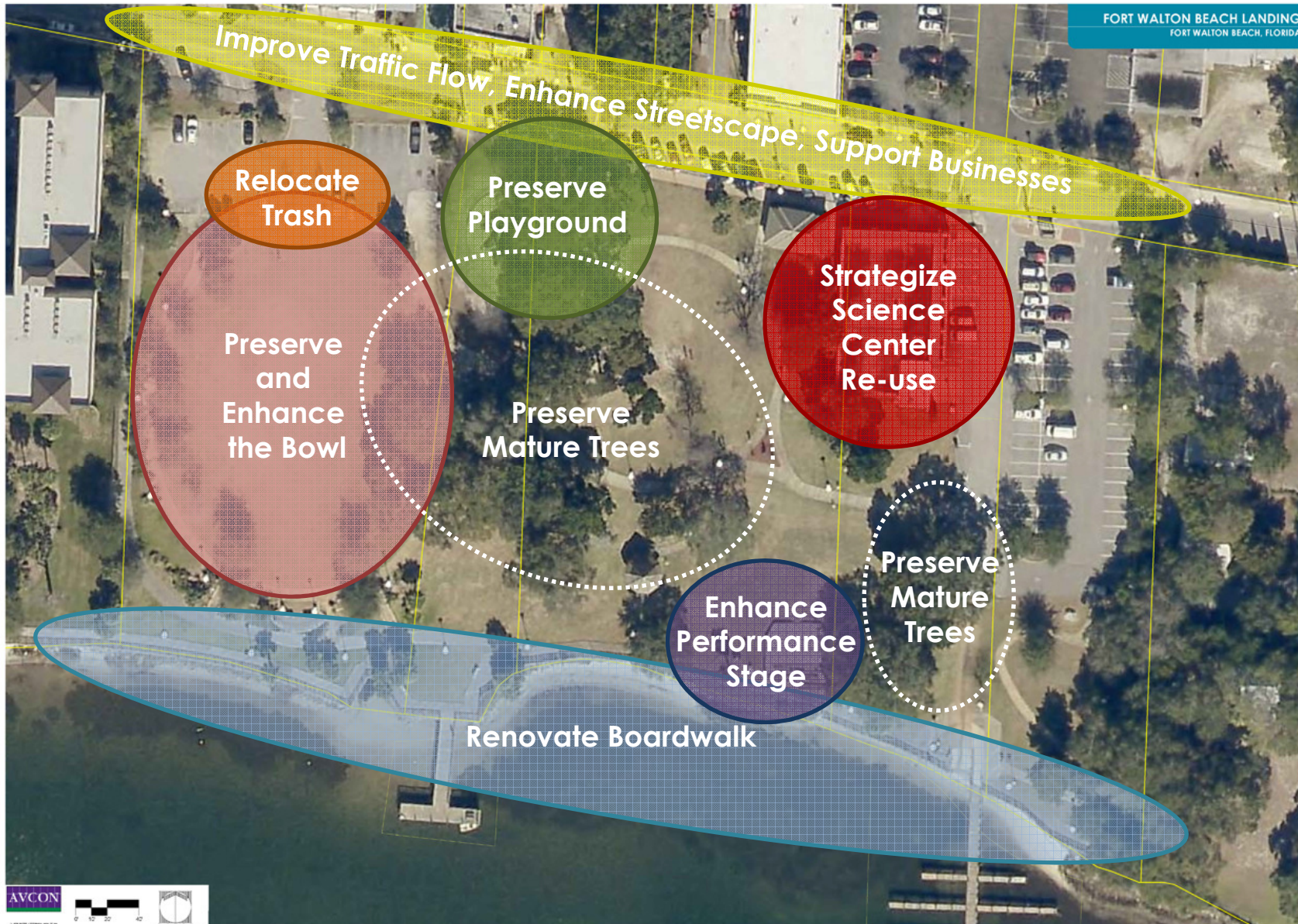
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SWOT Analysis

1. As much as practical, preserve the oval and park's mature trees.
2. Improve the visual opportunities to view the water within the park.
3. Use the natural topography to make park improvements.
4. Improve and upgrade the public restrooms.
5. Preserve / improve existing playground facilities; consider a 'splash pad' in the playground area.
6. Improve the staging of various performances and events.
7. Provide better accessibility to host activities
8. Improve the relationship of the walkways and boardwalks to the view and edge of the water.
9. Encourage more "local vending" opportunities at the park
10. Improve the park signage and way finding
11. Recommend various park site improvements that would increase use, activity and vitality.

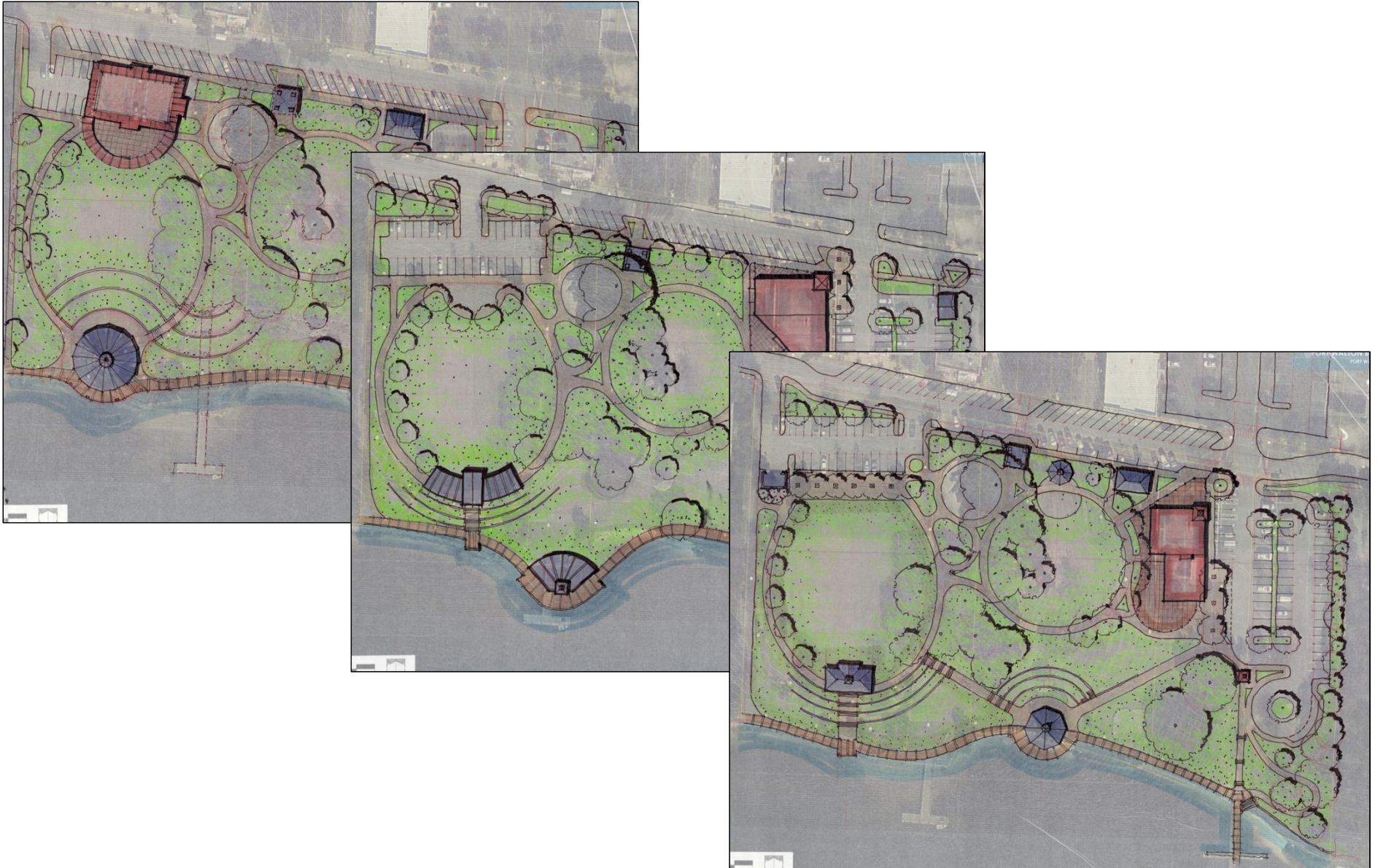
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Master Plan Directives



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Preliminary Concepts



Proposed Master Plan



Site Fly-Thru

Rough-Order-of-Magnitude (ROM) Cost Estimate

Phase 1: Boardwalk Improvements

- **Primary elements: seawall, dock, boardwalk, oval retaining walls/stairs, band shell, sidewalks, etc.**

Phase 2: General Park Improvements

- **Primary elements: sidewalks, splash pad, parking lot reconfiguration, trellis, landscape, furniture, etc.**

Phase 3: Brooks Street Improvements

- **Primary elements: parking improvements, curb and gutter, pedestrian crossing, etc.**

Capital Improvement Plan

The Landing Master Plan Capital Improvement Plan:

2016

Design Services→	\$ 100,000
Permitting Services→	\$ 25,000

2017

Phase I Demolition Costs→	\$ 165,588
Phase I Seawall & Boardwalk Cost→	\$ 609,375
Phase I Bandshell Cost→	\$ 437,500

2018

Phase I Hardscapes Costs →	\$ 272,000
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(Includes sidewalks, planters, seat walls, earthwork, benches, trash cans.)

2019:

Phase II Demolition→	\$ 41,250
Phase II Construction→	\$ 90,750

(Includes seat walls, wall steps, earthwork)

2020:

Phase II Splash Park →	\$ 250,000
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2021:

Phase II Construction→	\$ 338,150
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(Includes parking lot, curb & gutter, trash enclosures)

2022:

Phase II Shade Structure→	\$187,500
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2023:

Phase III Design & Permitting→	\$ 50,000
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2024

Brooks Street Realignment→	\$450,000
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Total Design & Construction Budget→\$3,017,110

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- ✓ **Task 1: Site Inventory, Assessment and Programming** - Kick-off Meeting, SWOT Analysis, General Concept Plan Layout
- ✓ **Task 2: Master Plan Alternatives** - Develop Concept Plan Alternatives, Select Preferred Alternative
- ✓ **Task 3: Develop Final Master Plan**
 - ✓ Incorporate Stakeholder Comments
 - ✓ Develop Architectural Components
 - ✓ Prepare ROM estimate
- ✓ **Present to CRA**
 - ❑ Finalize Capital Improvement Plan & Final Deliverables

Discussion



City Council Presentation
April 28, 2015