



12/11/15

**HERITAGE PARK EXPANSION**  
**An addition to the Nibley City Parks Master Plan**

On March 19, 2015, the City Council authorized the purchase of 20 acres of property west of Virgil Gibbons Park. The purchase was made as part of a land and grant funds swap with Cache County. Those funds were made available when the Cache County School District elected to build a high school in North Logan on property which was previously designated as park land. To mitigate the change of use, the County asked for proposals from qualified entities to purchase, develop and manage new park land throughout Cache County.

As part of the acquisition of the park property, the City entered into an agreement with the County on December 4, 2014, which required the City to adopt a concept design for the park. That concept was referred to at the time as the Nibley SunriseNatural\_Passiveconcept, and is attached to this memo.

The property was purchased for \$440,000. Pursuant to the city's agreement with the County, and provided that the parks meets County requirements for function and access, the County will reimburse these funds to the City after the County's North Logan park property is sold. This is expected to occur within the next few years.

In addition to that reimbursement, the County has agreed to reimburse the City for 50% of the cost to develop the park. The County will use RAPZ funds to reimburse the city. It is estimated that the County will contribute more than \$600,000 in RAPZ funds to the City to assist with the development costs. The City must match those funds dollar for dollar.

An ad-hoc committee was formed to explore preliminary ideas regarding the development the Virgil Gibbons Heritage Park expansion. The ad-hoc committee consisted of:

- Councilmember Hellstern (retired science educator and coach)
- Nate Norman (professional wetland specialist)
- Becky Yeager (professional wildlife biologist)
- Rob Davis (graphic designer)

The committee visited the property at different times of the day, to observe soils, flora & fauna and water sources. The committee also collected data on observable wildlife species, both rare

and common. The committee consulted with entomologists at BYU and ornithologists at Cornell University regarding the various insect and bird populations present on the property.

The land has several unique qualities, which include:

- A habitat for fireflies
- A variety of bird and animal species were observed
- Open water with springs and channels
- Tradition indicates that one of the first Cache Valley settlements may have been located near the East portion of the property.

The committee provided the City Council with the following concepts, which are attached:

Alternative 1:

- A highly active sports complex with four athletic fields, a pavilion, and playgrounds

Alternative 2:

- A mixed-use option which includes an athletic field, horseshoe pits, volleyball, a trail, and playground area

Alternative 3:

- A nature park with a trail, improved wetland, observation deck, educational kiosk, and shaded benches for board games/reading.

Additionally, the City, as referenced earlier in this memo, was required to adopt a conceptual design for the property, as part of the funding acquisition. That concept is attached to this memo.

The primary goals in including these concepts into our current Parks Master Plan are as follows:

- Establish that Nibley City's priority for park planning and development is this property
- Retain the unique characteristics of this valuable asset

The planning and development of this park should reflect community values for recreation, preservation of historically and ecologically significant places, and bringing our community together in addition to the specific requirements of the funding agencies. Only uses of the park that are compatible with these values shall be considered in design and execution. This should not be construed as restricting the park property to passive uses.

# FIREFLY PARK ALTERNATIVE 1



# FIREFLY PARK ALTERNATIVE 2



# FIREFLY PARK ALTERNATIVE 3





**NIBLEY PARK-PASSIVE RECREATION CONCEPT**

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