AGENDA

HIGHLAND CITY PLANNING COMMISSION
Tuesday, January 29, 2019, 7:00 p.m.

Highland City Council Chambers, 5400 West Civic Center Drive, Highland Utah

CALL TO ORDER: Chris Kemp, Chair
- Attendance – Chris Kemp, Chair
- Invocation – Commissioner Tim Ball
- Pledge of Allegiance – Commissioner Brittney Bills

APPEARANCES:

Time has been set aside for the public to express their ideas, concerns, and comments on non-agenda items. Speakers will be limited to three (3) minutes.

PUBLIC HEARING ITEMS:

1. **FP-19-01** William & Dorothy Titera are requesting approval of a 1-lot subdivision located approximately at 9913 N 6180 W. *Administrative*
2. **CU-19-03** Highland City is requesting approval of a conditional use permit of 17.9 acres of property for the purpose of a city park located approximately at 5600 W 10400 N. *Administrative*
3. **SP-19-02 & CU-19-02** Highland Hideaway Storage is requesting approval of a Site Plan and Conditional Use Permit for an office warehouse building located approximately at 11251 N. Sunset Drive. *Administrative*

APPROVAL OF MINUTES:

- Approval of the December 11, 2018 meeting minutes.

ADJOURNMENT:

NEXT MEETING: **February 26, 2019** at 7:00 pm City Council Chambers

*Legislative: An action of a legislative body to adopt laws or polices.*
*Administrative: An action reviewing an application for compliance with adopted laws and policies.*
FOR SPECIAL ACCOMMODATIONS

Any individual with a qualified disability may request a reasonable accommodation by contacting the City Recorder at (801) 772-4506 at least 48 hours prior to the Commission meeting.

CERTIFICATE OF POSTING

The undersigned does hereby certify that the above agenda notice was posted in three public places within Highland City limits on this 28th day of January, 2019. These public places being bulletin boards located inside the City offices and located in the Highland Justice Center, 5400 W. Civic Center Drive, Highland, UT; and the bulletin board located inside Lone Peak Fire Station, Highland, UT. On this 28th day of January, 2019 the above agenda notice was posted on the Highland City website at www.highlandcity.org.

Tara Tannahill, Planning Coordinator
PLANNING COMMISSION AGENDA
REPORT ITEM #1

DATE: January 29, 2019
TO: Planning Commission
FROM: Tara Tannahill
Planner and GIS Analyst
SUBJECT: PUBLIC HEARING – William & Dorothy Titera are requesting Preliminary/Final Plat Approval for a 1-lot subdivision. The property is approximately .8 acres and is located at 9913 N. 6180 W. Administrative

STAFF RECOMMENDATION:

The Planning Commission should hold a public hearing, accept the findings and recommend approval subject to the recommendations of staff.

BACKGROUND:
The property is approximately .8 acres and located north of 9913 N. 6180 W. They are creating a 1-lot subdivision for the purpose able to construct a single family residential home on the property.

The property is designated as Low Density Residential on the General Plan Land Use Map. The zoning is R-1-40. The R-1-40 District allows for one home per 40,000 square feet of land within the development. The minimum lot width is 130 feet.

SUMMARY OF THE REQUEST:

1. The applicant is requesting approval of a 1-lot subdivision for the purpose of being able to construct a single family residential home on the property. The lot size is 35,186 square feet.

2. Access to the site will be from 6180 West.

CITIZEN PARTICIPATION:
Notice of the January 17, 2019 Development Review Committee meeting was mailed to all property owners within 500 feet of the proposed site on January 2, 2019. Three residents attended the meeting and no written correspondence has been received.

Notice of the Planning Commission meeting was published in the Daily Herald on January 13, 2019 and posted on the state website January 10, 2019. Notification of the public
hearing associated with this meeting was mailed to all property owners within 500 feet of the proposed site on January 15, 2019.

ANALYSIS:

- The General Plan designation for this property is Low Density Residential. The surrounding properties are zoned R-1-40. The proposed subdivision is in conformance with the General Plan and compatible with the surrounding uses.

- Access to the site will be from 6180 West which will extended north to Thornton Lane.

- The standard ten (10) feet public utility easements have been included on the plat.

- Proposal meets all criteria for a 1-lot subdivision within the R-1-40 zone.

CONCLUSION:

With the proposed stipulations, the proposed Preliminary/Final Plat appears to meet the required findings for approval.

RECOMMENDATION AND PROPOSED MOTION:

The Planning Commission should hold a public hearing, accept the findings, and recommend approval of the proposed plat with the following stipulations:

1. The recorded plat conforms to the final plat date stamped November 20, 2018 except as modified by these stipulations.
2. All public improvements shall be installed as required by the City Engineer.
3. The civil construction plans shall meet all requirements as determined by the City Engineer.

I move that the Planning Commission accept the findings and recommend approval of the Preliminary Plat subject to the three (3) stipulations recommended by staff.

FISCAL IMPACT:

This action will not have a financial impact on this fiscal year’s budget expenditure.

ATTACHMENTS:

1. Vicinity Map
2. Proposed Plat
DATE: January 29, 2019
TO: Planning Commission
FROM: Tara Tannahill
Planner & GIS Analyst
SUBJECT: PUBLIC HEARING – Highland City is requesting a conditional use permit of 17.9 acres of property located approximately at 5600 West 10400 North. Administrative

STAFF RECOMMENDATION:

The Planning Commission should hold a public meeting and:

1) Recommend approval of the conditional use permit with appropriate stipulations. Staff has prepared draft stipulations that could be used. Additional stipulations may also be needed. The Commission may include any conditions which are deemed necessary to mitigate potential impacts and insure compatibility of the use with surrounding development, insure compliance with this ordinance, and which are required to preserve the public health, safety, and general welfare; or

2) Recommend denial the conditional use permit. If the Commission recommends denial the conditional use permit, appropriate and specific findings will need to be drafted; or

3) Continue the conditional use permit to allow the applicant to address the issues outlined by the Commission in accordance with Section 3-4902.

BACKGROUND:

In 2008 the City Council purchased the property known as Mountain Ridge Park. The site is approximately 17.9 acres in size. The purpose of the purchase was to build an Athletic Complex as shown within the General Plan. The purpose of an Athletic Complex is to provide lighted fields for scheduled competition sporting activities including but not limited to baseball fields, soccer fields, football, lacrosse, etc.

Parks and public buildings are permitted in the R-1-40 District subject to approval of a conditional use permit. Conditional Use Permit requests are an administrative process.

SUMMARY OF THE REQUEST:
1. The Highland City Council is requesting a conditional use permit to develop a community park located at 10400 North 5600 West. The proposed park includes twenty-seven (27) pickle ball courts, two (2) multi-use fields, an all abilities playground area, and a 5,000 square foot park maintenance facility.

2. The purpose of 27 pickle ball courts is to develop a championship level pickle ball facility that can hold national and regional tournaments.

3. Primary access will be from 10400 North. 10400 North is classified as a Collector Road. A secondary access is provided from 5600 West which is classified as a Local Road.

4. One-hundred and eighty parking spaces have been provided for the park. An additional 13 parking spaces will be constructed for the maintenance facility.

5. The park maintenance facility and outdoor storage will be used to store and maintain park maintenance equipment. Mulch and topsoil will be stored outside. The facility has been sized to meet current and future needs. The proposed building is a maximum of 25’ feet in height, made of masonry with four 14’ X 14’ doors and two man doors.

6. Hours of operation for the maintenance facility are from 7:00 am to 5:30 pm Monday through Thursday. There are three full time staff members and up to twenty-part time seasonal workers. The highest use is from May through September. Any overflow parking will be provided with the park.

CITIZEN PARTICIPATION:

Two public open houses on the proposed park have been held on November 15, 2018 and January 24, 2019. Most of the concerns for the park are related to the number of pickle ball courts. Summaries of these meetings have been attached.

Notice of the Planning Commission meeting was published in the Daily Herald on January 13, 2019 and posted on the state website January 10, 2019. Notification of the public hearing associated with this meeting was mailed to all property owners within 500 feet of the proposed site on January 15, 2019.

REQUIRED FINDINGS:

The City Council must determine that the proposed use meets three findings prior to granting a Conditional Use Permit. The burden of proof rests with the applicant. Each finding is presented below along with staff's analysis.
1. The use will not be detrimental to the health, safety, or general welfare of persons residing or working in the vicinity or injurious to property or improvements in the vicinity.

The General Plan Land Use Designation for the property is City Park. All of the surrounding is zoned R-1-40. The property to the south and west is the Mountain Ridge Subdivision which was developed under the parkland overlay district. The maintenance building is needed to serve all of the Highland’s parks. The advantages to this location are its central location and being adjacent to the planned park. The planned improvements are compatible with the surrounding land uses.

2. The use complies with all applicable regulations in the Development Code.

The pickle ball courts are setback 240 feet from the property on the south and 150 feet from the homes to the north and 230 feet from the homes to the west. The building is setback approximately 45 feet from the west and north property lines.

An existing six-foot masonry wall surrounds the park site. A six-foot masonry wall will also be built around the maintenance facility.

The pickle ball courts are planned to be lighted with LED lights. All lighting will be less than one-foot candle at the property lines.

The proposed improvements will meet all requirements of the Development Code.

3. Conditions are imposed to mitigate any detrimental effects.

The Commission should include any stipulations which are deemed necessary to mitigate any potential impacts.

RECOMMENDATION:

The Planning Commission should hold a public meeting and:

1) Recommend approval of the conditional use permit with appropriate stipulations. Staff has prepared draft stipulations that could be used. Additional stipulations may also be needed. The Commission may include any conditions which are deemed necessary to mitigate potential impacts and insure compatibility of the use with surrounding development, insure compliance with this ordinance, and which are required to preserve the public health, safety, and general welfare; or

2) Recommend denial the conditional use permit. If the Commission recommends denial the conditional use permit, appropriate and specific findings will need to be drafted; or
3) Continue the conditional use permit to allow the applicant to address the issues outlined by the Commission.

The Commission can discuss the proposed improvements and provide a recommendation to the City Council.

FISCAL IMPACT:

As shown the park will cost approximately $6 million. The City has between 1.1 and 1.6 million. Fundraising for the pickle ball courts is also on going. Phasing plans are being prepared to determine the best use of the limited funding. Revenue from tournaments and reservations have the potential to offset some of the maintenance cost.

The park maintenance building is estimated to cost between $400,000 and $500,000.

ATTACHMENTS:

1. Vicinity Map
2. 2006 Conceptual Master Plan
3. 2014 Conceptual Master Plan
4. January 2019 Master Plan
5. Park Maintenance Building Site Plan
6. Comment Cards from the November 15, 2018 Open House
7. Comment Cards from the January 24, 2019 Open House
8. Citizen Emails
253 stalls

30' x 60'

Volleyball

Basketball

5600 West

10400 North
**Window Schedule**

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**Door Schedule**

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**Hardware Schedule**

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**Main Floor Plan**

- **Design Criteria**
  - Building Area: 5000 Sq. Ft.
  - Scale: 1/8" = 1'-0"

**General Masonry Notes**

- Masonry units shall be arranged to provide the maximum surface area.
- All masonry shall be laid in a manner to ensure stability and uniformity.

**Reinforcing Steel Notes**

- All reinforcing steel shall be in accordance with the latest edition of the Uniform Building Code.
- All steel reinforcement shall be placed in accordance with the approved plans.
- All steel reinforcement shall be protected from corrosion.

**General Notes**

- All materials shall be approved by the Architect prior to use.
- All workmanship shall be in accordance with the approved plans.
- All workmanship shall be in accordance with the approved specifications.

**Plan Notes**

- Design by: [Name]
- Drawn by: [Name]
- Checked by: [Name]

**Sheet Number**

- Sheet Number: A-101_MFP
- Last Updated: 1/17/2019

**Plot Information**

- Plot Date: 1/17/2019 11:58 AM
- Plotted By: Todd Trane
- Date Created: 1/10/2019
Brandon Fairbanks – Received January 26, 2019

Dear Mayor and City Council,

I am writing to express my complete disagreement with the proposed plan to use the 17 acres adjacent to my home for a Pickle Ball Court Complex. I have lived next to this 17 acres for the past 15 years and have looked forward to getting a nice family park that the entire community of Highland can enjoy. I pictured something like the amazing City Creek park in Alpine. It has something for all the community to enjoy, not just a select few like the current plan. I play pickle ball and I enjoy the game but 27 courts is absurd. 6-8 courts similar to the complex that American Fork city just built in Art Dye park will be more enough for the needs of this city. And I’m not remotely interested in the fact that a national pickle ball tournament might come to Highland. That would only be once, maybe twice a year and the remainder of the year (50 weeks) that complex would be a ghost town. Why do we want to build something for people that don’t even live in our great city anyway!!!! I have talked to all my neighbors that live adjacent to the park and lots of other friends that live in Highland. Not one person has liked the idea of putting in a 27 court pickle ball complex. I have heard many people like the idea of baseball fields, soccer fields, some pickle ball courts (6-8) for the community, tennis courts and a playground for kids. Please reconsider this plan and go with something the entire community can enjoy. Thanks for your consideration.

Brandon Fairbanks
Highland Citizen since 2003

Green Brandon – Received January 25, 2019

I love the idea of a beautiful park, yet looking over the proposal. It isn't making sense why we would need so many pickleball courts? Highland resident simply can not utilize that number, and more concerning pay for and maintain that number. It seems like Highland keeps making "outdoor" spaces for that have no way to create revenue to keep them open. Ie the splash pad. We need to create fields we can rent for local recreational sports that will keep the revenue in our pockets. Not providing all the services then have those that use them spend their money in neighboring communities because we lack the infrastructure to house such a complex. Please vote no and reconsider ideal solutions.

Thanks
Glenda Green
Highland Resident

Mike Dutton – Received January 21, 2019
I received the mailer today regarding the Mountain Ridge park. It is very frustrating that the city would divert resources to a new park prior to living up to the commitments made to our community. We have a barely-functioning park...the master plan was much more detailed than what we have today. And, the city benefited from the development/impact fees/taxes that our community has paid for over a decade.

Please oppose any funds going to the new park prior to improving our park. We have been waiting, literally, for 10+ years. Once our park is complete I would be happy to see the city fund another park.

Mike Dutton

Jennie Woolley – Received January 17, 2019

We live in Highland and I received a flyer in the mail for the Mountain Ridge Park Design Open, however I cannot attend on this date and so I called the number on the flyer and was told I could communicate my feedback directly to the council and mayor via this email. We have lived here for 5 years, moved here from Alabama, and have of course loved it here. However, having four boys that play baseball the lack of baseball fields and their quality for this community is very disappointing. We play city games and occasionally club games (Rocky Mountain School of baseball) at Burgess park and there are already pickleball courts there that we have never used. Why would another park minutes away create more pickle ball courts when there is such a high demand and need for quality baseball diamonds? After getting a concussion as a bystander during one of my sons games at Burgess park, two years ago, due to its outdated baseball fields and poor protection of spectators, I voiced my complained to Alpine City and still the improvements have not occured. There is a need in our community for safe and updated baseball parks.

Please reconsider the park plans to include baseball diamonds. In addition, we are frustrated with having to drive to Salem to play on high quality fields and multiple other longer drives to participate in the club baseball programs due to not have baseball fields by us. I know that if baseball fields were included in these plans many other residences like ourselves and other residence in the surrounding cities around would utilize these fields, and appreciate their safety. Please give pride to this area and create plans to include more baseball fields and show that baseball is a sport that is supported by Highland City.

Thank you for your service to our community and for your time in considering my request.

Sincerely,

Jennie Woolley

Kevin Tams – Received January 17, 2019

Honestly this is the first I'm hearing of the Park. So sorry my feedback is late but here goes:

1) The most important thing you should build at the park is a restroom. Build that first. Build it right. I love going to parks with good restrooms.
2) The whole pickleball idea is nice…but is overkill. I think 4 pickleball/tennis/basketball courts would be great. If they get used build more. More importantly make sure they are multi use courts. Single purpose resources aren't the best.

3) Did you consider any green options for the park? How can we conserve water?

4) We have a lot of great parks in Highland. I hope people are using them like our family does.

5) Large open fields can be used for many purposes. Please keep them as large as possible. Can we play 4 soccer games at once? That would be great!

Hope that helps.

Kevin Tams

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**Kally Squire – Received January 16, 2019**

The year round bathrooms on the Murdock Canal Trail are the best. We have a very active community all year round, and I feel that year-round bathrooms will keep the community clean and encourage use of the park year round. My group often runs at the Mountain Ridge track, and it’s a bummer when the Heritage Park bathrooms are winterized. I don’t know what the cost difference is, but I would be happy to help with fundraising.

I really like the path all the way around the park. Hoping it could be asphalt or rubberized material instead is concrete. This makes it a better trail for activities.

Thanks, and I won't be in town for the meeting. But I’m excited for the park and how I can help.

Thanks,

Kally Squire

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**Lynn Ritchie – Received January 16, 2019**

I just received the flyer for the open house January 24th for citizen input. I attended the last open house and gave input at that time. It appears the design of the pickleball courts has taken on a life of its own and is a forgone conclusion. I would like to give input and strongly oppose the present design of 27 pickleball courts.

The main question I have is "Why". Why do we want 27 pickleball courts in a park in Highland Utah. The answer seems to be the enthusiasm of a group of enthusiasts who are promising to raise the money to fund the courts. Also, I have heard that pickleball is a fast growing sport. Proponents at the last meeting stated that cities are trying to build as many courts as they can to sponsor tournaments. The problem is, Highland is not a destination like St. George, Brigham City and the other cities mentioned. We have no hotels, or other amenities of destination cities. We would have the impacts with no benefit to the residents of the city. As I understand, they have raised $2600 from a go-fund-me account with promises of more. Further I understand they need to raise $750k by March to make the commitment
valid. But the original question aside from all the hype and shortfall is still "Why". Why do we want 27 pickleball courts in Highland? Do we want two tournaments a year to descend on Highland, crowd the already crowded streets, and provide no benefit to Highland? Are the courts for residents or outsiders? Do we really think all residents will use 27 courts? Perhaps 6 courts would be used by residents but not 27. Do we think that outside groups coming to Highland to do a tournament will raise great revenue by purchasing 6 hamburgers? So it appears we are really trying to cater to outside groups, with the promise of dollars, not serving residents which you were elected to do.

In 2011 we had another group that wanted to build baseball diamonds. They promised to bring $1M to the table up front. It never happened. The problem with outside groups other than mentioned above is they promise the world and deliver nothing. I understand we have already committed $100k of limited city funds to do the design. Why does the City take this risk, why not the outsiders? They want the City to take all the risk up front and then leave the City holding the bag and the cost to taxpayers. Additionally, who maintains the 27 pickleball courts? - The City taxpayers not the enthusiasts. This is wrong to burden the city residents with costs that primarily benefit outside groups.

What is the alternate design assuming the pickleball design does not happen? Are we going to do another soccer field, a baseball diamond or what? It appears that the pickleball is a done deal?

I am fully supportive of selling the 11 acre park and using funds on other parks. The Council needs to also consider finishing Beacon Hills Park. When that was started a promise was made to residents that we would finish the pavilion and restrooms when funds were available. The last meeting I attended the total cost of the Mountain Ridge Park was around $7M. I have heard the new cost is now $5.7M. The sale of the park is $2.3M. Where is the $3.4M to $4.7M plus coming from? Do you really believe outside donors are going to step up with that much money? Even if it were true the basic question is still there "Why" Why build pickleball courts in Highland to be used primarily by outside groups???

I hope the planning commission and council will redirect this process and put in a plan that is affordable and used by Highland residents. Thank you for serving and giving me the opportunity to give input.

Lynn Ritchie

Jim Borussard – Received January 10, 2019

I just can’t believe that the final plans for this park have 27 pickleball courts, including three tournament courts with grandstands.

To put this into perspective, the largest pickleball facility in Utah is the Little Valley one in St. George, which has 24 courts with no bleachers. St. George has a population of about 80,000, which is over four times that of Highland. The next largest is in Ogden with 15 courts. Ogden population is 87,000.

The national pickleball tournament was in Indian Wells in November at the Indian Wells tennis center. To hold that tournament, they repainted existing tennis courts to create 44 courts. This is the national championship!
I think this plan is fiscally irresponsible and should be rewritten to reflect a more realistic plan that reflects the needs of Highland, not one that caters to one or two individuals who pushed for this plan far harder than anyone else in the City. I think that no more than ten courts should be considered.

I’ve talked to 10-15 friends who play pickleball and live in Highland and every single one agrees that plan is undoable.

Thanks,

Jim Broussard
Hidden Oaks neighborhood

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Jim Borussard – Received January 9, 2019

Mayor and Council Members,

I attended last night’s council meeting and wanted to provide some feedback regarding the Mountain View Park discussion and presentation but first I wanted to thank you all for your service to the city. During the meeting, as it went on, I realized how much time each of you must spend in your roles and do so appreciate it.

I did have one major complaint with respect to how the costs for each section of the park were presented and how they were misleading in some respects.

My issue is specifically with regards to the pickleball facility. As I recall, the cost estimate presented is $2.5 million. I feel this a huge misrepresentation because that figure includes all of the items in the red highlighted section of the drawing. That red section includes the restrooms, the roadwork and the parking lots as well as the maintenance yard and building.

Whether any pickleball courts are put in or not, the maintenance yard and building, the roadwork and parking lots, and the restrooms (infrastructure) will be built. So, I feel that those costs, which I’m guessing are probably $1.0-$1.5 million grossly overstate the actual costs of the pickleball facilities and mislead the community regarding the pickleball aspect of it. In my mind, I would be shocked if the pickleball facility costs approach $1 million. If that is the actual cost estimate, I feel those of us who support this sport can raise that amount, or close to it, through donations.

I can certainly understand those citizens expressing negative feelings about what they think is a $2.5 million expenditure on this sport. I don’t think anyone, including those of us who love this sport, think an expenditure of that size is reasonable but I don’t think that is the real cost, at the same time.

Even if no specific sports venues (pickleball, baseball, soccer, bocci ball) or a playground are built in this park and we end up with green fields and walking paths, the park will still spend the same, or nearly the same dollars, on infrastructure.

One other thought: once pickleball courts are built, if they are, the maintenance on these hard courts is minimal because the court surfaces last at least 10-20 years except for repainting the lines every five years or so, if that often.
So, going forward, I ask that the costs for infrastructure be presented separately so that the true cost of the proposed pickleball facility can be known.

I don’t know who decided to present costs in this manner but I think it is ill advised if we want to make good decisions with regard to the park.

Thank you,

Jim Broussard

Diane Spangler – Received January 8, 2019

I would also like to add to my statement below that there is yet another park located in Alpine about a five minute walk from Beacon Hills Park that has a football field, multiple baseball fields, tennis courts, pickle ball courts, swing sets, slides/jungle gym, and a sand volleyball court, and many of these go unused much of the time despite full access by all of the surrounding areas. It seems to me that those of us in the Beacon Hills area are blessed to have plenty of park amenities within a 5-10 minute walk of our homes.

Diane Spangler – Received January 8, 2019

Dear Mayor and City Council:

I am unable to attend the City Council meeting tonight and wanted to express my opinion regarding the Mountain Ridge Park and Beacon Hills Park. I live along the Beacon Hills Park. As you know, the Beacon Hills Park has already been developed and has soccer fields, frisbee golf, and a paved walking/jogging trail. There is also a second park with swing sets/jungle gym, basketball court etc located in Twin Bridges, less than a five minute walk from Beacon Hills Park. While I would support small changes to Beacon Hill Park (such as finishing grassing it), I find it selfish of my Beacon Hill neighbors to demand any significant monies to be spent on the Beacon Hills Park when there is a need to develop a park in another area of Highland (i.e., Mountain Ridge Park). I think it is entitled of persons in the Beacon Hills area to expect more amenities in their own area while denying a park to residents in other areas of Highland. I urge you to NOT approve monies to further develop Beacon Hills Park (except for small changes/maintenance) and allow other residents of Highland to have a park. I feel appalled at the greed of my neighbors who demand more for themselves and nothing for others.

Thank you,

Diane Spangler

Geoff Geersten – Received January 8, 2019

Erin,

My name is Geoff Geertsen,
I am a Highland resident. I represent a skateboard group N.U.B.S (Northern Utah Board Sessions) that meets regularly to discuss, plan, maintain, clean and use the skateparks in Northern Utah.

Our members range from 6 to 60 yrs old. From beginners to pro skateboarders. 2 younger members are receiving training with the US Olympic snowboard team who use skateboarding facilities as part of their training.

Our group has planned fundraisers for hurricane victims, contests and demos. We have also been part of the planning and advisory board of several skateparks including the pictured Lehi skatepark.

I spoke with Rod the other day, he mentioned that a skatepark made it onto the radar for either this park or a possible future land swap with Lehi.

Included is a picture of the Lehi skatepark. The temperature outside was around 35 degrees.. still a good turnout. warmer temperatures bring 3 to 4 times more people. Approximately 25% of the people that use the Lehi skatepark from day to day are from Highland. Many kids are left out because of transportation.

The second picture was from earlier today (monday) when a few of us went to remove snow and ice from the Lehi skatepark.

A skatepark, if done correctly and taken care of, will be the most used spot of land in all of highland, year round!

I don’t see in the document that there was any consideration for a skatepark in this latest round.

There was a large amount of interest from the last open house.

Can you help me understand where the council stands on this issue?

Thanks,

Geoff

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*John La Cognata – Received January 7, 2019*

Mayor Mann & Highland City Council-

I hope to be to the meeting tomorrow night, January 8th, but am writing this in case I am unable to make it.

I attended the 'dot meeting' back in November where the plan and the renderings of the park were discussed. It was a well planned meeting and informative. I did have some heartburn with some outspoken people pushing the pickleball courts, people who were not even from Highland. In reading through the surveys, again, a number of non residents pushing for Highland to build pickleball courts. Surveys from actual residents seemed to favor pickleball courts, but favoring 8-10 courts, not 27.
Pickleball is a a fun and growing sport. I play it but I have to wonder how long it will be before interest wanes and the city will be stuck with probably 15 to 18 courts that they do not need. I do not agree with the assessment that it is something for young as well as old to play. I find it hard to believe that basketball, soccer and other sports will still not be more popular than pickleball for those under 16 years of age. Indoor pickleball in Highland church houses has already seen a drop off compared to 18 months ago.

In reading through notes, I was drawn to Mayor Mann's comments about not rushing into a decision and taking some time. I believe this is a wise course of action. The pressure to get these courts built is being done by a small, organized group of pickleball enthusiasts who are thrilled by the prospect that these courts can be built with Highland dollars and Highland taxes paid by Highland residents. Even if some funds can be raised, the yearly maintenance and other costs will be on the backs of Highland residents. What a great idea, lets do it in Highland! I am sure that this idea was never pitched to the cities of American Fork or Pleasant Grove.

But these courts are going to be a money maker, with all of these tournaments that can be played and the revenue generated. I think the figure was $64,000 that could be made doing tournaments. I believe this number may be inflated based on the fact that pickleball tournaments have their championship finals on Sundays. Since no businesses are open in Highland on Sundays, all of the Sunday revenue for food, gas, etc will be going to Lehi and American Fork. Even at $64,000- how many tournaments does Highland host to make back the money- 5 tournaments a year for 15 years? Could Highland host more than 2 of these from April to October?

I would really struggle with 27 pickleball courts when the city still has no lighted Tennis Courts for residents. Highland City Tennis players vs. Pickleball players is likely 3 or 4 to 1. To light and re-do the 3 courts @ Mtn Ridge Junior High you would be looking at something less than $200,000. To tear out, rebuild, re-bar and pour concrete, do the fencing, paint the courts, etc for the 8 tennis courts @ Lone Peak in August of 2017, it was under $400,000. (I am the retired LPHS Tennis Coach but nagged the construction process back then).

I would love to see the property be a multi-use park, with 8-10 pickleball courts, Tennis courts, soccer and baseball fields, serving all of the residents of Highland. Even more than that, I would echo several surveys who talked about a Highland City Recreation center for residents on this property or on the proposed Mt Vernon site.

We have a number of other priorities in the city and we are a patient citizenry. We have waited over 30 years for an East-West road to be built, we have roads in need of repair, we have serious traffic issues on North County Blvd from Lone Peak to SR-92 that have been discussed and not solved. I believe 27 pickleball courts is a significantly lower priority than some of the city's most pressing needs.

I am in favor of a multi-use park but I am most in favor of patience and further study.

I think I better be done before I put you all to sleep. Best of luck tomorrow night and in the future as you evaluate the proposals before you-

John La Cognata
Paul Burnside – Received November 30, 2018

Thank you for supporting Pickle ball. I read all the responses to the Questionnaires online yesterday, and it was an interesting read and I hope you make a good decision.

I came back with a couple things from reading that I think people have good ideas about. I actually love the Bocce Ball idea which I had not thought of and moving the All Abilities park to south of the pickle ball courts. I don't hate skateboarders, but I would not want a skateboard park there, maybe Mitchell Hollow, but not there. The Maintenance facility could be moved to the old City Building and open up more space. People asked for a Basketball Courts and I am torn on the idea as they are not really used much in Alpine at all and most Basketball Players that I know prefer to play indoors.

If you wanted to appease the tennis folks you could have 20 dedicated pickle ball Courts (5 sets of 4) and one Championship Court with seating around it, then add two tennis courts which could be lined for pickle ball with temporary nets, it might appease the tennis community and still allow for pickle ball tournaments as you would still have 24 courts and a championship court. 21 permanent and 4 temporary. You could put one pickle ball court on each side of the tennis nets.

If this is not an option to bring the pickle ball tournaments then I am fine without Tennis but still move the courts much closer together with each court still having enough sideline space with fences and have 25 dedicated Pickle ball Courts.

In the original talks I heard that the Pickle ball courts were grouped closer together at the North East part of the park. When the designers got done with it, it was taking up half the park area. With huge walkways between the courts and such. I think there is so much wasted space in the plan. If they were moved closer together it could take up 4-5 acres instead of 7-8 and you could add another field.

One other thing that would be good is a small turf field the size of a hockey rink surrounded by walls for smaller groups to play on. It would be used year round including the winter when there was no snow.

The Lone Peak Ultimate Frisbee Team my son is a captain of this year pays Alpine School District $12,000 a year to practice and use the fields north of Timberline Junior High, Tuesday to Friday from 3-5:30 pm, August to November and February to May. The have 120 kids playing. I think they and every other sports club would love another alternative, so more open space fields are desperately needed.

Please design space for an awesome pickle ball complex, 3 full size fields, bocce ball court, a smaller turf field, a playground, parking and the amenities needed. I know it can be done and still have a nice park and not cost $7.2 Million. I am glad you postponed the meeting on Dec 5th with the community input.

Thank you,
Paul Burnside

Robert Williams – Received November 30, 2018

My wife and I live in the subdivision just south of the proposed park. I was impressed the initial plans. This is a short note to let you know not all of those in our subdivision are opposed to the park. We are
in favor of it. A pickleball complex with soccer fields is a much better use than the baseball fields - more people will have access and use the park with the recent proposal.

I do feel it would be important to include the use of trees to line the southern boarder of the park from those homes in our subdivision as proposed. I would not postpone that landscaping from the initial work. It may seem easy budgeting to hold off on this part, but I feel it would be very important. Having a clear use of trees in the proposal along the southern line will help to reduce the noise level and make it more accepted by our subdivision.

Thank you for your consideration.

Robert Williams

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**Trevor Lambert – Received November 29, 2018**

Dear City Council Members,

Thank you for your continued efforts to improve the quality of life in Highland- we love where we live! And yes, we're residents- since 2014.

I’ve been recently made aware of efforts around creating a new park, Mountain Ridge. While I’m certainly supportive of creating new recreational spaces for the community, I’m also interested in understanding why a new park is being considered, given an existing one is still not completed?

Beacon Hill Park is close to 6 years old (I'm told) and yet still not complete. Initial plans called for a pavilion, playground, and bathrooms. How much would it cost to finish? What is the status of this park? Is it recognized as a park by the city? It's not on the parks website and doesn't appear in google map searches when looking for "highland city parks".

On the other hand, with the new park (a stones throw from Heritage and Highland Glen), it will cost 2 M to start, with another 4 M to finish- money that is not secured (again, as I understand). Why start a new park, knowing that completing won't be guaranteed- after all, Beacon Hill is still not complete- what's to say this one won't be as well?

Full disclosure: I live in Beacon Hills neighborhood, so I'm going to be more biased than someone who is not. That being said, we're still part of Highland and as you are probably aware, Beacon Hill is the only park north of 92. Granted, this part of Highland is smaller, but it would be great to have a park to be enjoyed on the north end of town versus everything being south of 92.

Appreciate all you do in your capacity as council members for our community. I know there was a strong showing in favor, but I hope you take my points under consideration. I look forward to coming to the next open house to discuss this further. Thank you!

Trevor Lambert

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**Daniel Hyder – Received November 28, 2018**

Dear City Council Members,

Thank you for your continued efforts to improve the quality of life in Highland- we love where we live! And yes, we're residents- since 2014.

I’ve been recently made aware of efforts around creating a new park, Mountain Ridge. While I’m certainly supportive of creating new recreational spaces for the community, I’m also interested in understanding why a new park is being considered, given an existing one is still not completed?

Beacon Hill Park is close to 6 years old (I'm told) and yet still not complete. Initial plans called for a pavilion, playground, and bathrooms. How much would it cost to finish? What is the status of this park? Is it recognized as a park by the city? It's not on the parks website and doesn't appear in google map searches when looking for "highland city parks".

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Full disclosure: I live in Beacon Hills neighborhood, so I'm going to be more biased than someone who is not. That being said, we're still part of Highland and as you are probably aware, Beacon Hill is the only park north of 92. Granted, this part of Highland is smaller, but it would be great to have a park to be enjoyed on the north end of town versus everything being south of 92.

Appreciate all you do in your capacity as council members for our community. I know there was a strong showing in favor, but I hope you take my points under consideration. I look forward to coming to the next open house to discuss this further. Thank you!

Trevor Lambert
City council members,

Hi, my name is Daniel Hyder and some friends and I went to the open house for the mountain ridge park. We talked to the mayor and a couple other council members about the possibility of including a skate park.

We created a petition for whoever else wanted the skate park. At the meeting, you asked us to e-mail it to you. Currently, many of the youth in highland and surrounding areas have to travel to American Fork or Lehi to access a skate park.

We would love it if we had a skate park in Highland for us to use. There are many uses to a skate park. People go to ride their skateboards, scooters, bikes roller blades, etc. Here is a copy of the petition. Please consider our request.

Sincerely,

Daniel Hyder

Lisa Bush – Received November 26, 2018

Hi,

This is regarding the plans for the new Mt Ridge Park. Would it be possible to finish the Beacon Hill Park first? Years ago our neighborhood was promised a park with two phases, but you guys ran out of money. It looks like you have money now so I’m hoping you can finish Phase 2! We love and appreciate the finishing of Phase 1, but the park and the city could greatly benefit by completing the park.

Thanks for all you do to make Highland great!

Mike Dutton – Received November 24, 2018

Leaders of Highland City,

I have lived in Highland for almost a decade and appreciate the service you provide.

I am writing encourage you to honor the city’s commitment to build out Beacon Hill Park. We have paid taxes/development fees/etc to support what was supposed to be a fantastic city asset, and have been left with a parking lot to a grass field. I have attended multiple meetings over the years with the planning commission and city council where plans were debated and a phased approach was agreed upon. We completed phase 1 but have never pushed through to the other phases.

I am concerned that the city is now considering diverting its resources to build Mountain Ridge Park. I am encouraging you to prioritize the completion of Beacon Hill Park above Mountain Ridge simply because we have waited for, literally, 10 years. Let’s complete the commitments the city has already made before taking on new ones. Once Beacon Hill Park is completed, I am fully supportive of doing the same at Mountain Ridge.

Thank you.
**Wendy Young – Received November 21, 2018**

Hi Nathan,

Thank you for collecting this data. I hope you will review these comments and realize that we the citizens of Highland DO NOT want Pickleball courts. Let's do something that will benefit all of us. We are families with kids. Let's have the city of Highland fulfill on their promise from 12 years ago to have the park be like the Lakeside complex. Have you pulled those meeting notes? Just because it happened so long ago doesn't mean we have forgotten or have changed our minds.

I appreciate your willingness to allow us to put forth the feedback. Please note that we will continue to fight until we are heard. Thank you!

Wendy Young

**Lori Le – Received November 19, 2018**

Hi,

I was not able to attend the meeting last week and support the plan of Pickleball Courts in a park across the street from the junior high. I love Pickleball, have been playing for 3 years, and play at least twice a week. Every one I know who has played the game instantly loves it and continues to play. It would be such a great addition to Highland City.

I urge you to build this park.

Sincerely,

Lori Le

**Jess Adamson – Received November 13, 2018**

Dear Mayor, CC and PC,

I received the mailer for the Mountain Ridge Park design open house regarding the proposal to build 27 pickleball courts. I have been processing this information for a week and have come to the following conclusions:

1. 27 courts seem extremely excessive to me. This appears to be well out of ratio when compared to other communities in the area. American Fork just constructed 6 courts in Art Dye Park with PARC funds. Lehi has completed 4 courts recently. Some neighborhoods/PUDs/homeowners in the surrounding area are also constructing pickleball courts. Does 27 courts support or exceed our demographic needs? Would a much smaller number make more sense?

2. In our recent past Highland City constructed two professional volleyball courts—one in Heritage Park and the other in Highland Glen Park—with the expectation it would draw athletes and tournaments to
our community. Neither one materialized and now they are utilized much more as sandboxes than volleyball courts. Are we expecting the 27 pickleball courts to support play for our residents or are we expecting to draw people from outside our community?

3. As a community we struggle to adequately fund and support ongoing Operations & Maintenance for city facilities. Take a look at the condition of the Heritage Park Pavilion, the restrooms and horseshoe pits. Pickleball courts will require ongoing maintenance especially considering our climate. Are we prepared to fund staff and materials to keep the courts well maintained in the future?

4. In the last decade we were faced with a serious financial crisis that resulted in significant constraints and cuts to balance the budget. The purchase of this particular property contributed to the problems. As a community we need to remain vigilant by prioritizing needs over wants. There is nothing wrong with being frugal with public funds. Are we planning and spending wisely?

5. Over the years there has been considerable public clamor over the need for additional playing fields. Our current fields including school district property receive significant pressure and competition for use. Are we considering these needs in the Mountain Ridge Park Plans? Do they take precedence?

As a community we have the opportunity to plan a wonderful park that is central to our community. Let’s get this one right by not only considering our current needs but also be sensitive to our needs and funds well in the future. Bottom line...needs before wants...that support our residents.

Thank you for your service. I know as you work together with the community you’ll get it right.

Best regards,

Jess Adamson

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**Julie Nelson – Received November 13, 2018**

I just want to say I got the postcard about pickle ball and was shocked and confused. I would hate to see that land be used for such a random niche sport.

We play and coach baseball and have to travel to Spanish fork and Payson for games because of the lack of fields.

We would much rather see that, soccer fields and or playground type stuff.

Not sure if it’s up for debate but I hate the idea of pickleball courts and especially 27 of them!

Thanks for your time and please let me know any info you can.

Julie

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**Craig Hendricks – Received November 7, 2018**

Dear Mayor and City Council:
I will be out of town during the design open house for the Mountain Ridge Park, but I feel compelled to give some input. As an adjacent homeowner for the past 14+ years, I was directly involved in the original planning of the Mountain Ridge Subdivision and park. If anyone is interested in hearing about the questionable approval process in 2006 and 2007, including the subsequent lawsuit, and the fact that the city paid over $2.5 million for a parcel of land that was supposed to be donated, I would be happy to review it with them. Brian and Scott were involved at this time as well, and can verify that it was quite an interesting time. However, at this point, the most important issue is how the parkland is to be developed and used.

Since the approval of the subdivision, there have been many discussions regarding the development and use of the land set aside for the park. It has been stated many times that the most important criteria was to keep the park “multi-use”. Over the years, representatives from many organizations have met with the planning commission and city council regarding the lack of facilities and fields in the Highland area. This includes the President of North Utah County Soccer and others. I have coached soccer for 18 years, the last 14 years in Highland. I have coached well over 200 games since I have lived in Highland. In the last 10 years, the grand total of games played in within the boundaries of Highland is 3, despite the fact that many of my players live in Highland. This alone is a clear indication that there are not enough facilities to accommodate the sport with more participants than any other. Fortunately, the same fields can also accommodate the sports of football, flag football, rugby, and lacrosse (the fastest growing sport in Utah). These multi-use fields serve the greatest number of citizens, yet ironically, some fields have even been closed. It is the obligation of the city to provide services to as many of the citizens as possible. This park must be developed to accommodate the most beneficial use.

I recently received a postcard indicating that plans have already been made for the park. The postcard includes the statement “Phase 1 includes a 27-court tournament level pickleball complex”. Has this decision already been made? By Whom? There are no published discussions regarding the issue in the October 16 City Council minutes. While I recognize that pickleball is growing in popularity, I don’t believe it justifies a complete deviation from plans that have been in the works for years. I even have the original plans for the park in my possession, and it does not involve pickleball courts. Pickleball people are passionate, but I would ask you to look at the realities:

1) Pickleball serves a much smaller segment of the population than a multi-use park
2) Courts require a much greater degree of maintenance, including resurfacing, net replacement, and cleaning. Without continued maintenance, these facilities fall into disrepair. I think all of us have seen tennis courts with weeds and cracks. I don’t want that to be the case in Highland.

I played Pickleball as a 10-year old kid growing up in Seattle 40 years ago. I have seen the fad come and go. Apparently, it has now been discovered in Utah, and there are many fanatics. I am not opposed to Pickleball courts, and I think it would be great to have some incorporated into the park, but 27 is complete overkill. My request to you is to act in a reasonable manner. Again, pickleball courts are fine, but 27 is a bit nuts, especially if it takes from other multi-use space. What will people say about Highland in 10 years when the pickleball fad is over, and Highland has dilapidated unused courts?

Please keep the promise to make the park multi-use. Thank you.

Craig Hendricks
Thank you for coming to the Mountain Ridge Park Design Open House. If you are a Highland resident, please fill out a survey. Only one survey per household.

1) What TOP 2 amenities from the current park design would you and members of your household use the most?
   - [ ] All abilities playground
   - [x] Grass fields
   - [x] Pavilions
   - [ ] Pickleball courts
   - [ ] Walking path

2) What TOP 2 amenities do you think the design is missing?
   - [ ] Baseball/softball fields
   - [ ] Bocce ball court
   - [x] Dog park
   - [ ] Equestrian facilities
   - [x] Outdoor basketball courts
   - [ ] Sand volleyball courts
   - [ ] Skatepark
   - [ ] Tennis courts
   - [ ] Other: ____________________________
   - [ ] Other: ____________________________

3) If you would like to stay informed on Mountain Ridge Park, please fill out the information below.

   Name: _______________________________ Email Address: _______________________________

   Physical Address: _______________________________
Thank you for coming to the Mountain Ridge Park Design Open House. If you are a Highland resident, please fill out a survey. Only one survey per household.

1) What TOP 2 amenities from the current park design would you and members of your household use the most?
   - [ ] All abilities playground
   - [x] Grass fields
   - [ ] Pavilions
   - [ ] Pickleball courts
   - [ ] Walking path

2) What TOP 2 amenities do you think the design is missing?
   - [x] Baseball/softball fields
   - [ ] Bocce ball court
   - [ ] Dog park
   - [ ] Equestrian facilities
   - [ ] Outdoor basketball courts
   - [ ] Sand volleyball courts
   - [ ] Skatepark
   - [ ] Tennis courts
   - [ ] Other: ____________________
   - [ ] Other: ____________________

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   Name: ____________  Email Address: ____________________

   Physical Address: ____________________________________
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1) What TOP 2 amenities from the current park design would you and members of your household use the most?
   - [x] All abilities playground
   - [ ] Grass fields
   - [x] Pavilions
   - [ ] Pickleball courts
   - [ ] Walking path

2) What TOP 2 amenities do you think the design is missing?
   - [ ] Baseball/softball fields
   - [ ] Bocce ball court
   - [ ] Dog park
   - [ ] Equestrian facilities
   - [x] Outdoor basketball courts
   - [ ] Sand volleyball courts
   - [x] Skatepark
   - [ ] Tennis courts
   - [ ] Other: _______________________

3) If you would like to stay informed on Mountain Ridge Park, please fill out the information below.
   - Name: Rose Anni Hunsaker
   - Email Address: __________________________
   - Physical Address: __________________________
4) Any other comments:
Thank you for coming to the Mountain Ridge Park Design Open House. If you are a Highland resident, please fill out a survey. Only one survey per household.

1) What TOP 2 amenities from the current park design would you and members of your household use the most?
   - □ All abilities playground
   - □ Grass fields
   - X Pavilions
   - □ Pickleball courts
   - □ Walking path

2) What TOP 2 amenities do you think the design is missing? □ □
   - □ Baseball/softball fields
   - □ Bocone ball court
   - □ Dog park
   - □ Equestrian facilities
   - □ Outdoor basketball courts
   - □ Sand volleyball courts
   - □ Skatepark
   - □ Tennis courts
   - □ Other: __________________________

3) If you would like to stay informed on Mountain Ridge Park, please fill out the information below.

Name: [Handwritten Name] Email Address: [Handwritten Address]

Physical Address: [Handwritten Address]
Thank you for coming to the Mountain Ridge Park Design Open House. If you are a Highland resident, please fill out a survey. Only one survey per household.

1) What TOP 2 amenities from the current park design would you and members of your household use the most?
   - □ All abilities playground
   - □ Grass fields
   - □ Pavilion
   - □ Pickleball courts
   - □ Walking path

2) What TOP 2 amenities do you think the design is missing?
   - □ Baseball/softball fields
   - □ Bocce ball court
   - □ Dog park
   - □ Equestrian facilities
   - □ Outdoor basketball courts
   - □ Sand volleyball courts
   - □ Skatepark
   - □ Tennis courts
   - □ Other: __________________

3) If you would like to stay informed on Mountain Ridge Park, please fill out the information below.
   Name: ___________________________________________ Email Address: ___________________________
   Physical Address: ____________________________________
4) Any other comments:

I think it looks great!
Thank you for coming to the Mountain Ridge Park Design Open House. If you are a Highland resident, please fill out a survey. Only one survey per household.

1) What TOP 2 amenities from the current park design would you and members of your household use the most?
   - All abilities playground
   - Grass fields
   - Pavilions
   - Pickleball courts
   - Walking path

2) What TOP 2 amenities do you think the design is missing?
   - Baseball/softball fields
   - Bocce ball court
   - Dog park
   - Equestrian facilities
   - Outdoor basketball courts
   - Sand volleyball courts
   - Skatepark
   - Tennis courts
   - Other: ______________

3) If you would like to stay informed on Mountain Ridge Park, please fill out the information below.

   Name: _______________ Email Address: _______________

   Physical Address: ___________________
Thank you for coming to the Mountain Ridge Park Design Open House. If you are a Highland resident, please fill out a survey. Only one survey per household.

1) What TOP 2 amenities from the current park design would you and members of your household use the most?
   - [ ] All abilities playground
   - [x] Pickleball courts
   - [ ] Grass fields
   - [ ] Walking path
   - [ ] Pavilions

2) What TOP 2 amenities do you think the design is missing?
   - [ ] Baseball/softball fields
   - [ ] Sand volleyball courts
   - [ ] Bocce ball court
   - [ ] Skatepark
   - [ ] Dog park
   - [ ] Tennis courts
   - [ ] Equestrian facilities
   - [ ] Other: 
   - [ ] Outdoor basketball courts
   - [ ] Other: 

3) If you would like to stay informed on Mountain Ridge Park, please fill out the information below.

   Name: [Redacted]  Email Address: [Redacted]

   Physical Address: [Redacted]
4) Any other comments:
Thank you for coming to the Mountain Ridge Park Design Open House. If you are a Highland resident, please fill out a survey. Only one survey per household.

1) What TOP 2 amenities from the current park design would you and members of your household use the most?
   - [x] All abilities playground
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   - [ ] Pickleball courts
   - [ ] Walking path

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   - [x] Bocce ball court
   - [ ] Dog park
   - [ ] Equestrian facilities
   - [ ] Outdoor basketball courts
   - [ ] Sand volleyball courts
   - [ ] Skatepark
   - [ ] Tennis courts
   - [ ] Other: __________________

3) If you would like to stay informed on Mountain Ridge Park, please fill out the information below.

   Name: [redacted]   Email Address: [redacted]

   Physical Address: [redacted]
4) Any other comments:

- Mtn. Ridge is the wrong place for 27 pickleball courts. There has been little effort to get feedback from residents & a lot of backroom negotiations with the Pickleball association have occurred. There has been no traffic or sound studies done. The city has no money and 17 acres is not enough for 27 courts in a quiet neighborhood. Highland has no hotels & very limited restaurants. Will local businesses benefit? It will only be an annoyance to residents. Keep Highland - Highland. Not a national pickleball arena. A few courts are great, not the park. Something beautiful that the city & residents are proud of & use.
Thank you for coming to the Mountain Ridge Park Design Open House. If you are a Highland resident, please fill out a survey. Only one survey per household.

1) What TOP 2 amenities from the current park design would you and members of your household use the most?
   - [ ] All abilities playground
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   - [ ] Pickleball courts
   - [ ] Walking path

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   - [x] Sand volleyball courts
   - [ ] Bocce ball court
   - [x] Skatepark
   - [ ] Dog park
   - [x] Tennis courts
   - [ ] Equestrian facilities
   - [x] Other: ______________
   - [ ] Outdoor basketball courts
   - [x] Other: ______________

3) If you would like to stay informed on Mountain Ridge Park, please fill out the information below.

   Name: ____________________________   Email Address: ____________________________

   Physical Address: ____________________________________________
4) Any other comments:

1. Please consider reducing the # of courts.
   AF has 6 courts.
   Cedar Hills has 6 new courts in their new park.  
   Alpine has 3 or 4.
   A traveling tournament shared with these cities  
   would be just fine.

2. Please don't sell our park to businesses  
   that would limit the use of the amenities.

3. Please consider expanding the amenities  
   provided to appeal to the entire community  
   and not just pickleball players.
Thank you for coming to the Mountain Ridge Park Design Open House. If you are a Highland resident, please fill out a survey. Only one survey per household.

1) What TOP 2 amenities from the current park design would you and members of your household use the most?
   - [ ] All abilities playground
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   - [ ] Walking path

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   - [ ] Dog park
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   - [ ] Tennis courts
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   - [ ] Other: _______________

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   - [ ] Pavilions
   - [ ] Pickleball courts
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   - [ ] Baseball/softball fields
   - [ ] Sand volleyball courts
   - [ ] Bocce ball court
   - [ ] Skatepark
   - [ ] Dog park
   - [ ] Tennis courts
   - [ ] Equestrian facilities
   - [ ] Other: ___________________
   - [ ] Outdoor basketball courts
   - [ ] Other: ___________________

3) If you would like to stay informed on Mountain Ridge Park, please fill out the information below.
   Name:________________________

   Email Address:_________________
4) Any other comments:

- Please put in your survey.
- Would Highland like a 27" Pickleball court complex that will host 2 National Tournaments a year?
- I bet you will get a different response than what you have planned.
Thank you for coming to the Mountain Ridge Park Design Open House. If you are a Highland resident, please fill out a survey. Only one survey per household.

1) What TOP 2 amenities from the current park design would you and members of your household use the most?
   - □ All abilities playground
   - □ Grass fields
   - ☑ Pavilions
   - ☑ Pickleball courts
   - □ Walking path

2) What TOP 2 amenities do you think the design is missing? None, I like the current design.
   - □ Baseball/softball fields
   - □ Bocce ball court
   - □ Dog park
   - □ Equestrian facilities
   - □ Outdoor basketball courts
   - □ Sand volleyball courts
   - □ Skatepark
   - □ Tennis courts
   - □ Other: ________________

3) If you would like to stay informed on Mountain Ridge Park, please fill out the information below.
   - Name: ☑ Steve Potter
   - Email Address: __________
   - Physical Address: ________________
Thank you for coming to the Mountain Ridge Park Design Open House. If you are a Highland resident, please fill out a survey. Only one survey per household.

1) What TOP 2 amenities from the current park design would you and members of your household use the most?
   - □ All abilities playground
   - □ Grass fields
   - ☒ Pavilions
   - □ Pickleball courts
   - □ Walking path

2) What TOP 2 amenities do you think the design is missing?
   - □ Baseball/softball fields
   - □ Bocce ball court
   - □ Dog park
   - □ Equestrian facilities
   - □ Outdoor basketball courts
   - □ Sand volleyball courts
   - □ Skatepark
   - □ Tennis courts
   - □ Other: ____________

3) If you would like to stay informed on Mountain Ridge Park, please fill out the information below.

   Name: ____________________________  Email Address: ____________________________

   Physical Address: ____________________________
Any other comments:
Thank you for coming to the Mountain Ridge Park Design Open House. If you are a Highland resident, please fill out a survey. Only one survey per household.

1) What TOP 2 amenities from the current park design would you and members of your household use the most?
   □ All abilities playground   □ Pickleball courts
   □ Grass fields   □ Walking path
   □ Pavilions

2) What TOP 2 amenities do you think the design is missing?
   □ Baseball/softball fields   □ Sand volleyball courts
   □ Bocce ball court   □ Skatepark
   □ Dog park   □ Tennis courts
   □ Equestrian facilities   □ Other: _______________
   □ Outdoor basketball courts   □ Other: _______________

3) If you would like to stay informed on Mountain Ridge Park, please fill out the information below.

   Name: _______________ Email Address: _______________

   Physical Address: ____________________________
4) Any other comments:

I am glad the city is not going to borrow money for this park or anything else. Thank you.

I think it is a good use of available funds.
Thank you for coming to the Mountain Ridge Park Design Open House. If you are a Highland resident, please fill out a survey. Only one survey per household.

1) What TOP 2 amenities from the current park design would you and members of your household use the most?
   - [ ] All abilities playground
   - [ ] Grass fields
   - [X] Pavilions
   - [ ] Pickleball courts
   - [X] Walking path

2) What TOP 2 amenities do you think the design is missing?
   - [ ] Baseball/softball fields
   - [ ] Bocce ball court
   - [ ] Dog park
   - [ ] Equestrian facilities
   - [ ] Outdoor basketball courts
   - [ ] Saad volleyball courts
   - [ ] Skatepark
   - [X] Tennis courts
   - [ ] Other: ____________________

3) If you would like to stay informed on Mountain Ridge Park, please fill out the information below.
   Name: Alan
   Email Address: ____________________
   Physical Address: ____________________
4) Any other comments:

1. Need additional parking on east side to accommodate soccer at Mountain Ridge Jr High

2. Need another restroom for large events (Highland Flory)
Thank you for coming to the Mountain Ridge Park Design Open House. If you are a Highland resident, please fill out a survey. Only one survey per household.

1) What TOP 2 amenities from the current park design would you and members of your household use the most?
   □ All abilities playground
   □ Grass fields
   □ Pavilion
   □ Pickleball courts
   □ Walking path

2) What TOP 2 amenities do you think the design is missing?
   □ Baseball/softball fields
   □ Bocce ball court
   □ Dog park
   □ Equestrian facilities
   □ Outdoor basketball courts
   □ Sand volleyball courts
   □ Skatopark
   □ Tennis courts
   □ Other: __________________

3) If you would like to stay informed on Mountain Ridge Park, please fill out the information below.

   Name: Donie Ryker
   Email Address: ___@___
   Physical Address: ___@___
4) Any other comments:

I enjoy pickleball. I think it is more appropriate for Highland to build 8 courts. That will be sufficient for the needs of our community.
Thank you for coming to the Mountain Ridge Park Design Open House. If you are a Highland resident, please fill out a survey. Only one survey per household.

1) What TOP 2 amenities from the current park design would you and members of your household use the most?
   - [ ] All abilities playground
   - [x] Grass fields
   - [ ] Pavilions
   - [ ] Pickleball courts
   - [ ] Walking path

2) What TOP 2 amenities do you think the design is missing?
   - [x] Baseball/softball fields
   - [ ] Bocce ball court
   - [x] Dog park
   - [x] Equestrian facilities
   - [ ] Outdoor basketball courts
   - [ ] Sand volleyball courts
   - [ ] Skatepark
   - [ ] Tennis courts
   - [ ] Other: ___________________________

3) If you would like to stay informed on Mountain Ridge Park, please fill out the information below.
   - Name: [__________________________]
   - Email Address: ___________________________
   - Physical Address: [__________________________]
4) Any other comments:

- What about traffic now?
- What about lights at night?
- What about activities?

Parking on 16th on the front of homes I would not like.
Thank you for coming to the Mountain Ridge Park Design Open House. If you are a Highland resident, please fill out a survey. Only one survey per household.

1) What TOP 2 amenities from the current park design would you and members of your household use the most?
   - All abilities playground
   - Grass fields
   - Pavilions
   - Pickleball courts
   - Walking path

2) What TOP 2 amenities do you think the design is missing?
   - Baseball/softball fields
   - Bocce ball court
   - Dog park
   - Equestrian facilities
   - Outdoor basketball courts
   - Sand volleyball courts
   - Skatepark
   - Tennis courts
   - Other: ____________________________

3) If you would like to stay informed on Mountain Ridge Park, please fill out the information below.

   Name: ___________________________ Email Address: ___________________________

   Physical Address: ___________________________
Thank you for coming to the Mountain Ridge Park Design Open House. If you are a Highland resident, please fill out a survey. Only one survey per household.

1) What TOP 2 amenities from the current park design would you and members of your household use the most?
   - ☐ All abilities playground
   - ☐ Grass fields
   - ☒ Pavilions
   - ☒ Pickleball courts
   - ☐ Walking path

2) What TOP 2 amenities do you think the design is missing?
   - ☐ Baseball/softball fields
   - ☐ Bocce ball court
   - ☒ Dog park
   - ☒ Equestrian facilities
   - ☒ Outdoor basketball courts
   - ☐ Sand volleyball courts
   - ☐ Skatepark
   - ☒ Tennis courts
   - ☐ Other: ____________________________
   - ☐ Other: ____________________________

3) If you would like to stay informed on Mountain Ridge Park, please fill out the information below.

   Name: Math Miller          Email Address: ____________________________

   Physical Address: ____________________________
4) Any other comments:

- I'm excited about the pickleball courts but feel like maybe 4 courts could be replaced with 2 tennis courts. 23 pickleball courts would be sufficient and tennis courts would be used a lot.

- It seems the funds to date are enough to build the parking lot. Even though the construction can be phased, it would seem more prudent to get more funds up front prior to starting construction.
Thank you for coming to the Mountain Ridge Park Design Open House. If you are a Highland resident, please fill out a survey. Only one survey per household.

1) What TOP 2 amenities from the current park design would you and members of your household use the most?
   - □ All abilities playground
   - □ Grass fields
   - □ Pavilions
   - □ Walking path
   - □ Pickleball courts

2) What TOP 2 amenities do you think the design is missing?
   - □ Baseball/softball fields
   - □ Bocce ball court
   - □ Dog park
   - □ Equestrian facilities
   - □ Outdoor basketball courts
   - □ Sand volleyball courts
   - □ Skatepark
   - □ Tennis courts
   - □ Other: Rec center
   - □ Other: Fitness

3) If you would like to stay informed on Mountain Ridge Park, please fill out the information below.

   Name: ____________________________   Email Address: ____________________________

   Physical Address: ____________________________
Thank you for coming to the Mountain Ridge Park Design Open House. If you are a Highland resident, please fill out a survey. Only one survey per household.

1) What TOP 2 amenities from the current park design would you and members of your household use the most?
   □ All abilities playground  □ Pickleball courts
   ✗ Grass fields  ✗ Walking path
   □ Pavilions

2) What TOP 2 amenities do you think the design is missing?
   □ Baseball/softball fields  □ Sand volleyball courts
   □ Bocce ball court  □ Skatepark
   □ Dog park  □ Tennis courts
   □ Equestrian facilities  □ Other: ____________________________
   □ Outdoor basketball courts  □ Other: ____________________________

3) If you would like to stay informed on Mountain Ridge Park, please fill out the information below.

   Name: □ [..]
   Email Address: □ [..]

   Physical Address: □ [..] (This park is my backyard)
4) Any other comments:

Please describe studies for the fact that
the park is surrounded by homes on 3
sides, as well as traffic studies. I literally
witnessed a traffic accident at the 2
way corner of the park on the way
here.

This is not the place for this kind of park.
I am not opposed to pickle ball, but this
living in Highland is crazy.
Thank you for coming to the Mountain Ridge Park Design Open House. If you are a Highland resident, please fill out a survey. Only one survey per household.

1) What TOP 2 amenities from the current park design would you and members of your household use the most?
   - [ ] All abilities playground
   - [ ] Grass fields
   - [x] Pavilions
   - [x] Pickleball courts
   - [ ] Walking path

2) What TOP 2 amenities do you think the design is missing?
   - [ ] Baseball/softball fields
   - [ ] Bocce ball court
   - [ ] Dog park
   - [ ] Equestrian facilities
   - [x] Outdoor basketball courts
   - [ ] Sand volleyball courts
   - [ ] Skatepark
   - [ ] Tennis courts
   - [ ] Other: ____________________
   - [ ] Other: ____________________

3) If you would like to stay informed on Mountain Ridge Park, please fill out the information below.

Name: S. Oates
Email Address: S. Oates@theemail.com
Physical Address: 123 Any Street, Anytown, Any State, Any Zip


4) Any other comments:
Thank you for coming to the Mountain Ridge Park Design Open House. If you are a Highland resident, please fill out a survey. Only one survey per household.

1) What TOP 2 amenities from the current park design would you and members of your household use the most?
   - All abilities playground
   - Grass fields
   - Pavilions
   - Pickleball courts
   - Walking path

2) What TOP 2 amenities do you think the design is missing?
   - Baseball/softball fields
   - Bocce ball court
   - Dog park
   - Equestrian facilities
   - Outdoor basketball courts
   - Sand volleyball courts
   - Skatepark
   - Tennis courts
   - Other: Please

3) If you would like to stay informed on Mountain Ridge Park, please fill out the information below.
   Name: Jamie Meggie
   Email Address:
   Physical Address:
4) Any other comments:

It is sad we don't have at least 5 Tennis Courts so that leagues can play at our parks. We all need to strive to use and pay money to Every Ridge Tennis Club.
Thank you for coming to the Mountain Ridge Park Design Open House. If you are a Highland resident, please fill out a survey. Only one survey per household.

1) What TOP 2 amenities from the current park design would you and members of your household use the most?

☐ All abilities playground
☐ Grass fields
☐ Pavilions
☐ Pickleball courts
☐ Walking path

2) What TOP 2 amenities do you think the design is missing?

☐ Baseball/softball fields
☐ Bocce ball court
☐ Dog park
☐ Equestrian facilities
☐ Outdoor basketball courts
☐ Sand volleyball courts
☐ Skatepark
☐ Tennis courts
☐ Other: ___________________

3) If you would like to stay informed on Mountain Ridge Park, please fill out the information below.

Name: ___________________ Email Address: ___________________

Physical Address: ___________________
4) Any other comments:

Why so many pickleball courts? 4 is plenty.
Thank you for coming to the Mountain Ridge Park Design Open House. If you are a Highland resident, please fill out a survey. Only one survey per household.

1) What TOP 2 amenities from the current park design would you and members of your household use the most?

☐ All abilities playground  ☐ Pickleball courts
☒ Grass fields  ☐ Walking path
☒ Pavilions

2) What TOP 2 amenities do you think the design is missing?

☐ Baseball/softball fields  ☐ Sand volleyball courts
☐ Bocce ball court  ☐ Skatepark
☐ Dog park  ☐ Tennis courts
☐ Equestrian facilities  ☒ Other: picnic tables & barbecue pits
☐ Outdoor basketball courts  ☐ Other:

3) If you would like to stay informed on Mountain Ridge Park, please fill out the information below.

Name: [REDACTED]  Email Address: [REDACTED]

Physical Address: [REDACTED]
4) Any other comments:

Way too many pickleball courts

Suggest starting with a few. Take longer to develop the park if necessary. It's already set 15 years, like to see emphasis on conventional amenities.
Thank you for coming to the Mountain Ridge Park Design Open House. If you are a Highland resident, please fill out a survey. Only one survey per household.

1) What TOP 2 amenities from the current park design would you and members of your household use the most?
   - All abilities playground
   - Grass fields
   - Pavilions
   - Pickleball courts
   - Walking path

2) What TOP 2 amenities do you think the design is missing?
   - Baseball/softball fields
   - Bocce ball court
   - Dog park
   - Equestrian facilities
   - Outdoor basketball courts
   - Sand volleyball courts
   - Skatepark
   - Tennis courts
   - Other: pickleball courts.

3) If you would like to stay informed on Mountain Ridge Park, please fill out the information below.

   Name: **Vanessa Moody**   Email Address: **[redacted]**

   Physical Address: **[redacted]**
4) Any other comments:

There are so many problems with how this is being done.
Thank you for coming to the Mountain Ridge Park Design Open House. If you are a Highland resident, please fill out a survey. Only one survey per household.

1) What TOP 2 amenities from the current park design would you and members of your household use the most?
   □ All abilities playground
   □ Grass fields
   □ Pavilions
   □ Baseball/softball fields
   □ Bocce ball court
   □ Dog park
   □ Equestrian facilities
   □ Outdoor basketball courts
   □ Pickleball courts
   □ Walking path
   □ Sand volleyball courts
   □ Skatepark
   □ Tennis courts

2) What TOP 2 amenities do you think the design is missing?
   □ Family-oriented Picnic areas + BBQ Pits

3) If you would like to stay informed on Mountain Ridge Park, please fill out the information below.

   Name: [Redacted]
   Email Address: [Redacted]
   Physical Address: [Redacted]
Thank you for coming to the Mountain Ridge Park Design Open House. If you are a Highland resident, please fill out a survey. Only one survey per household.

1) What TOP 2 amenities from the current park design would you and members of your household use the most?
   - All abilities playground
   - Grass fields
   - Pavilions
   - Pickleball courts
   - Walking path

2) What TOP 2 amenities do you think the design is missing?
   - Baseball/softball fields
   - Bocce ball court
   - Dog park
   - Equestrian facilities
   - Outdoor basketball courts
   - Sand volleyball courts
   - Skatepark
   - Tennis courts
   - Other: ______________________

3) If you would like to stay informed on Mountain Ridge Park, please fill out the information below.

Name: ___________________________ Email Address: ___________________________

Physical Address: [Redacted]
4) Any other comments:

27 pickleball courts is ridiculous for the size & location of this park. Look at every other city with many courts and the amount of land used is much more than we have. We also don't have the infrastructure to support a national tournament. We do not have hotels or nearby enough restaurants, once that is discovered they will not return if we will be stuck maintaining all these courts with no revenue. I'm not against pickleball, just 27 courts. & sounds good.
Thank you for coming to the Mountain Ridge Park Design Open House. If you are a Highland resident, please fill out a survey. Only one survey per household.

1) What TOP 2 amenities from the current park design would you and members of your household use the most?

☐ All abilities playground  ☐ Pickleball courts
☐ Grass fields  ☐ Walking path
☐ Pavilions

2) What TOP 2 amenities do you think the design is missing?

☐ Baseball/softball fields  ☐ Sand volleyball courts
☐ Bocce ball court  ☐ Skatepark
☐ Dog park  ☐ Tennis courts
☐ Equestrian facilities  ☐ Other: __________________
☐ Outdoor basketball courts  ☐ Other: __________________

3) If you would like to stay informed on Mountain Ridge Park, please fill out the information below.

Name: ___________________________  Email Address: ___________________________

Physical Address: ___________________________
1) Have traffic studies been done?
2) So did studies on surrounding streets?
3) What would be the impact?
Thank you for coming to the Mountain Ridge Park Design Open House. If you are a Highland resident, please fill out a survey. Only one survey per household.

1) What TOP 2 amenities from the current park design would you and members of your household use the most?

☑ All abilities playground  ☐ Pickleball courts
☑ Grass fields  ☐ Walking path
☐ Pavilions

2) What TOP 2 amenities do you think the design is missing?

☐ Baseball/softball fields  ☐ Sand volleyball courts
☐ Bocce ball court  ☐ Skatapark
☐ Dog park  ☐ Tennis courts
☐ Equestrian facilities  ☐ Other: __________________
☑ Outdoor basketball courts  ☐ Other: __________________

3) If you would like to stay informed on Mountain Ridge Park, please fill out the information below.

Name: Jon Dumas  Email Address: ____________

Physical Address: __________________________
4) Any other comments:

I don’t believe Highland City has done research for pickleball courts accurately. In any other location with pickleball courts, there is low residential and a lot more acres to work with. Why are we cramming 27 courts in such a small area with so much residential around and not any ability to handle that crowd.

Why not build a library somewhere and put that money where it could help the community. Not pickleball. It’s just a fad. A park with a variety of things sounds so much better. Grass, basketball, playground, a few pickleball, skate park area, tennis. Why use all of it for pickleball.
Thank you for coming to the Mountain Ridge Park Design Open House. If you are a Highland resident, please fill out a survey. Only one survey per household.

1) What TOP 2 amenities from the current park design would you and members of your household use the most?
   - All abilities playground
   - Grass fields
   - Pavilions
   - Pickleball courts
   - Walking path

2) What TOP 2 amenities do you think the design is missing?
   - Baseball/softball fields
   - Bocce ball court
   - Dog park
   - Equestrian facilities
   - Outdoor basketball courts
   - Sand volleyball courts
   - Skatepark
   - Tennis courts
   - Other: ________________________

3) If you would like to stay informed on Mountain Ridge Park, please fill out the information below.

Name: __________________________ Email Address: __________________________

Physical Address: __________________________
4) Any other comments:

Juda’s Bridging was pneumusel

I see nada. May need more as RP

Leavings County - HP

Ned Graham
Thank you for coming to the Mountain Ridge Park Design Open House. If you are a Highland resident, please fill out a survey. Only one survey per household.

1) What TOP 2 amenities from the current park design would you and members of your household use the most?
   - ☐ All abilities playground  ☐ Pickleball courts
   - ☑ Grass fields  ☐ Walking path
   - ☑ Pavilions

2) What TOP 2 amenities do you think the design is missing?
   - ☑ Baseball/softball fields  ☐ Sand volleyball courts
   - ☐ Bocce ball court  ☐ Skatepark
   - ☐ Dog park  ☐ Tennis courts
   - ☑ Equestrian facilities  ☐ Other: ________________
   - ☐ Outdoor basketball courts  ☐ Other: ________________

3) If you would like to stay informed on Mountain Ridge Park, please fill out the information below.

   Name: _______________ Email Address: _______________

   Physical Address: ________________________________
4) Any other comments:

To many pickleball courts. Why do we need that many?
I have worked at Highland City since 2005.
When the city purchased the land, we were
told that it would be used for ball
fields for the youth. Looks like people from
other cities have more influence than the
people that live here.
Thank you for coming to the Mountain Ridge Park Design Open House. If you are a Highland resident, please fill out a survey. Only one survey per household.

1) What TOP 2 amenities from the current park design would you and members of your household use the most?
   - All abilities playground
   - Tennis Courts  -We have None
   - Grass fields
   - Pavilions
   - Pickleball courts
   - Walking path

2) What TOP 2 amenities do you think the design is missing?
   - Baseball/softball fields
   - Skatepark
   - Bocce ball court
   - Tennis courts
   - Dog park
   - Other:______________________
   - Equestrian facilities
   - Outdoor basketball courts
   - Sand volleyball courts
   - Other:______________________

3) If you would like to stay informed on Mountain Ridge Park, please fill out the information below.

Name: Michelle Hyde  Email Address: _______________________

Physical Address: ________________________________
Thank you for coming to the Mountain Ridge Park Design Open House. If you are a Highland resident, please fill out a survey. Only one survey per household.

1) What TOP 2 amenities from the current park design would you and members of your household use the most?

☐ All abilities playground  ☑ Pickleball courts
☑ Grass fields  ☐ Walking path
☐ Pavilions

2) What TOP 2 amenities do you think the design is missing?

☐ Baseball/softball fields  ☑ Sand volleyball courts
☐ Bocce ball court  ☑ Skatepark
☐ Dog park  ☐ Tennis courts
☐ Equestrian facilities  ☐ Other: ________________
☑ Outdoor basketball courts  ☐ Other: ________________

3) If you would like to stay informed on Mountain Ridge Park, please fill out the information below.

Name: __________________________  Email Address: __________________________

Physical Address: __________________________
4) Any other comments:

37 Pitchell Court is overkill. Definitely a popular new spot but build more as the need arises. Remember what drew people to Highland was a place to raise children in a safe environment. Give the park to families and children.
Thank you for coming to the Mountain Ridge Park Design Open House. If you are a Highland resident, please fill out a survey. Only one survey per household.

1) What TOP 2 amenities from the current park design would you and members of your household use the most?

☐ All abilities playground  ☐ Pickleball courts
☐ Grass fields  ☑ Walking path
☐ Pavilions

2) What TOP 2 amenities do you think the design is missing?

☐ Baseball/softball fields  ☐ Sand volleyball courts
☐ Bocce ball court  ☑ Skatepark
☐ Dog park  ☐ Tennis courts
☐ Equestrian facilities  ☐ Other: ________________________
☐ Outdoor basketball courts  ☐ Other: ________________________

3) If you would like to stay informed on Mountain Ridge Park, please fill out the information below.

Name: [Redacted]  Email Address: ________________________

Physical Address: [Redacted]
4) Any other comments:

Don't put in 2 pickleball courts. We don't have enough other amenities to support large amounts of people coming for a tournament. Once they see that they won't come back. Not to mention the amount of traffic to an already busy area due to the school and soccer.
Thank you for coming to the Mountain Ridge Park Design Open House. If you are a Highland resident, please fill out a survey. Only one survey per household.

1) What TOP 2 amenities from the current park design would you and members of your household use the most?
   - □ All abilities playground
   - □ Grass fields
   - ☑ Pavilions
   - □ Walking path
   - ☑ Pickleball courts

2) What TOP 2 amenities do you think the design is missing?
   - □ Baseball/softball fields
   - □ Bocce ball court
   - □ Dog park
   - □ Equestrian facilities
   - □ Outdoor basketball courts
   - □ Sand volleyball courts
   - □ Skatepark
   - □ Tennis courts
   - □ Other: ____________________________

3) If you would like to stay informed on Mountain Ridge Park, please fill out the information below.

   Name: ____________________________ Email Address: ____________________________

   Physical Address: ____________________________
Thank you for coming to the Mountain Ridge Park Design Open House. If you are a Highland resident, please fill out a survey. Only one survey per household.

1) What TOP 2 amenities from the current park design would you and members of your household use the most?
   - [ ] All abilities playground
   - [X] Grass fields
   - [ ] Pavilions
   - [X] Pickleball courts
   - [ ] Walking path

2) What TOP 2 amenities do you think the design is missing?
   - [ ] Baseball/softball fields
   - [ ] Bocce ball court
   - [ ] Dog park
   - [X] Equestrian facilities
   - [ ] Outdoor basketball courts
   - [ ] Skatepark
   - [ ] Sand volleyball courts
   - [ ] Tennis courts
   - [ ] Other: ____________________

3) If you would like to stay informed on Mountain Ridge Park, please fill out the information below.

   Name: ____________________ Email Address: ____________________
   Physical Address: ____________________
Thank you for coming to the Mountain Ridge Park Design Open House. If you are a Highland resident, please fill out a survey. Only one survey per household.

1) What TOP 2 amenities from the current park design would you and members of your household use the most?
   - [ ] All abilities playground
   - [x] Grass fields
   - [ ] Pavilions
   - [ ] Pickleball courts
   - [ ] Walking path

2) What TOP 2 amenities do you think the design is missing?
   - [x] Baseball/softball fields
   - [ ] Bocce ball court
   - [x] Dog park
   - [ ] Equestrian facilities
   - [ ] Outdoor basketball courts
   - [ ] Sand volleyball courts
   - [x] Skatepark
   - [ ] Tennis courts
   - [ ] Other: __________________________
   - [ ] Other: __________________________

3) If you would like to stay informed on Mountain Ridge Park, please fill out the information below.

   Name: [__________________________]
   Email Address: [__________________________]
   Physical Address: [__________________________]
4) Any other comments:

It doesn't seem like any of you are interested in our residents' opinions but why not focus on what can benefit us instead of benefiting the pickleball group by putting in courts just 'bc they are willing to raise money. More traffic, adding dangerous traffic to a residential area, adding more people to Highland. A lot of us moved to Highland 'bc it is a smaller, low pace city. What about fees of maintenance in the future? We don't even have restaurants & businesses to entertain the traffic that may come due to tournaments. Cost are now will continue to raise and we don't have the funds to pay for all.
Thank you for coming to the Mountain Ridge Park Design Open House. If you are a Highland resident, please fill out a survey. Only one survey per household.

1) What TOP 2 amenities from the current park design would you and members of your household use the most?
   - X All abilities playground
   - X Grass fields
   - □ Pavilions
   - □ Pickleball courts
   - □ Walking path

2) What TOP 2 amenities do you think the design is missing?
   - X Baseball/softball fields
   - X Boce ball court
   - □ Dog park
   - □ Equestrian facilities
   - □ Outdoor basketball courts
   - □ Sand volleyball courts
   - □ Skatepark
   - □ Tennis courts
   - □ Other: __________________

3) If you would like to stay informed on Mountain Ridge Park, please fill out the information below.

   Name: ____________________________ Email Address: ____________________________

   Physical Address: ____________________________
4) Any other comments:
Thank you for coming to the Mountain Ridge Park Design Open House. If you are a Highland resident, please fill out a survey. Only one survey per household.

1) What TOP 2 amenities from the current park design would you and members of your household use the most?
   - All abilities playground
   - Grass fields
   - Pavilions
   - Pickleball courts
   - Walking path

2) What TOP 2 amenities do you think the design is missing?
   - Baseball/softball fields
   - Bocce ball court
   - Dog park
   - Equestrian facilities
   - Outdoor basketball courts
   - Sand volleyball courts
   - Skatepark
   - Tennis courts
   - Other: __________________________

3) If you would like to stay informed on Mountain Ridge Park, please fill out the information below.

   Name: Amy Jones
   Email Address: 
   Physical Address: 
Thank you for coming to the Mountain Ridge Park Design Open House. If you are a Highland resident, please fill out a survey. Only one survey per household.

1) What TOP 2 amenities from the current park design would you and members of your household use the most?

☐ All abilities playground
☐ Grass fields
☒ Pavilions
☐ Pickleball courts
☐ Walking path

2) What TOP 2 amenities do you think the design is missing?

☐ Baseball/softball fields
☒ Boxe ball court
☐ Dog park
☐ Equestrian facilities
☒ Outdoor basketball courts
☐ Sand volleyball courts
☐ Skatepark
☐ Tennis courts
☐ Other: ___________________
☐ Other: ___________________

3) If you would like to stay informed on Mountain Ridge Park, please fill out the information below.

Name: Natalie Wirig

Physical Address: ___________________

Email Address: ___________________
4) Any other comments: WE LOVE PICKLEBALL ... but,
Please don't put 27 pickleball courts in the middle of our community. The infrastructure is completely inadequate. There have been ZERO surveys completed to even estimate the sound (paddleball noise & PA system) and the severity of the traffic. There are many tons of young children in the surrounding neighborhoods that have come close to being hit by cars during soccer games let alone the hundreds of additional people coming in for pickleball. Please be responsible & reasonable.
Mountain Ridge Park
PUBLIC OPEN HOUSE

COMMENT FORM

November 15, 2018  5400 W. Civic Center Dr.  7:00-8:30 pm
Highland, UT 84003

Highland City would like to obtain your input on the Preliminary Master Plan for Mountain Ridge Park. You may leave your comments today or send your comments by November 22nd to Nathan Crane, 5400 W. Civic Center Dr., Highland, UT 84003, Phone: (801) 756-5751, FAX: (801) 756-6903, E-mail: NCrane@highlandcity.org

General Comments:

_______________________________________________________________________________________________________________________

_______________________________________________________________________________________________________________________

_______________________________________________________________________________________________________________________

_______________________________________________________________________________________________________________________

Questions:

What do you like best about the plan?

Trail and Green Areas

_______________________________________________________________________________________________________________________

What do you like least about the plan?

No skate park or basketball courts

_______________________________________________________________________________________________________________________
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Soccer park for youth and families

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Include Swings

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Skate Park

Other:
General Comments:  I want the old plan please.

Questions:

What do you like best about the plan?

We need a park and basketball courts.

What do you like least about the plan?

The pickleball courts.

Why isn't there an option without pickleball?
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

- Basketball courts
- Skate park

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements: Swings, slides for children of all abilities.

Gateway:

Parking: Need more.

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Basketball, Skate Park, Baseball

Other:
Mountain Ridge Park  
PUBLIC OPEN HOUSE

COMMENT FORM

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General Comments:

- LOVE PICNIC AREAS + OPEN SPACE FOR OPEN AIR EVENTS
- NO BASEBALL!!

Questions:

What do you like best about the plan?
- PICNIC AREAS

What do you like least about the plan?
- CURRENT DESIGN
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

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Specific Park Feature Comments:

Restroom/Pavilion Architecture:

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Site Furnishings (Bench, Table, Trash):

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Playground Equipment/Elements:

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Gateway:

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Parking:

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Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

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Other:

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November 15, 2018
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General Comments:
Excited about pickleball.
Love the aerial park view and trails.
Love the broad range of age able to enjoy pickleball.
Love the idea of leagues for myself and my children.
Love the trails for walkers and kids' scooters.
Love the all-abilities playground idea.

Questions:
What do you like best about the plan?
The BROAD APPEAL I love that children with special needs can enjoy the park. I love that so many ages can

What do you like least about the plan?
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

[Handwritten: MORE PAVILIONS]

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Yes

Playground Equipment/Elements:

Yes

Gateway:

Yes

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Other:
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General Comments:
I like that we will play on all ages, Be playground and the money what we will make.

Questions:
What do you like best about the plan?
The profit and the playground

What do you like least about the plan?
Debt and no many go-rounds
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Ultimate Frisbee Courts/Fields

and merry-go-round

Basketball

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

SHADE

Site Furnishings (Bench, Table, Trash):


Playground Equipment/Elements:

Merry-go-round Basketball Court

Gateway:

Shall

Parking:

Lots of it

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Basketball, Ultimate Frisbee, and merry-go-round

Other:


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General Comments:
I am for it. I just hope you will plan on sufficient parking and the possibility for concession and food to make money.
I am also wondering if there is a possibility for a bubble for winter play.

Questions:
What do you like best about the plan?
The pickleball courts

What do you like least about the plan?
No tennis and big fields that are used as much as pickleball. No horses.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

*Pickleball Courts*

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Good

Site Furnishings (Bench, Table, Trash):

All of the Above - add water fountain, trash can, shade

Playground Equipment/Elements:

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Pickleball & Tennis

Other:
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General Comments:

Love it - More Pickleball the Better

Parking - Great but need more spots

Move the courts together so the bottom green area is available for more sports. Give priority to lacrosse teams first to reserve open fields not soccer.

From outside areas, I would add seating around 4 courts for semifinals and put championship court in the middle. Make sure the courts have enough sideline and endline space before the fencing.

Questions:

What do you like best about the plan?

Pickleball + open space for Ultimate Frisbee + other sports. I will donate to the cause.

What do you like least about the plan?

Trees - leaves are NOT great on pickleball courts. Yes, trees not hard.

Tall trees on inside of pickleball area - put shade areas in.

Not enough field space if you could squeeze 3 soccer sized fields on west side and a 50 yard by 110 yard field on the south. We could get ultimate frisbee tournaments to come to Highland as well!
I would support 24 pickleball courts if there are people wanting a real usable tennis court in the City.

If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

More Parking to the South of the East Side — Please ticket cars on the street so neighbors are not mad in red zones. Add more on North Side. At least 100 spots.

Specific Park Feature Comments:

Restroom/Pavilion Architecture:
- Whatever you choose is fine as long as there is water + 3 stalls per restroom.
- Need multiple water fountains.

Site Furnishings (Bench, Table, Trash):
- Whatever you want as long as the benches are comfortable.

Playground Equipment/Elements:
- Have swings but otherwise don't care if there was a playground.

Gateway:
- No opinion - looks like kids would climb it and get hurt on it.

Parking:
- Glad to have more.

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):
- No baseball, please.
- Yes ultimate frisbee + soccer but not dedicated to only one sport.

Other:
- Put signage on that only pickleball is allowed on courts. Make sure liquids can stay on until 10:30 pm.

Utilize open space for parks - move the maintenance to the Old City Building.
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General Comments:

EXCITED TO HAVE A UNIQUE PARK IN HIGHLAND. GENERAL HOPE WOULD BE A PARK UNLIKE ANOTHER—NOT JUST THE SAME OLD PARK—BUT DIFFERENT BECAUSE NORTHERN UTAH COUNTY IS BOOMING WE NEED TO BE FORWARD THINKING

Questions:

What do you like best about the plan?
THE MOST EXCITING ASPECT IS THE OPPORTUNITY TO HAVE A PICKLEBALL COMPLEX THAT WILL ATTRACT ATTENTION

What do you like least about the plan?
I WOULD BE CONCERNED ABOUT BEING TOO GENERAL—BE UNIQUE
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

**Our primary interest is Pickleball**
Because our whole family can play at many different levels.

**Specific Park Feature Comments:**

**Restroom/Pavilion Architecture:**
Good to use natural materials.

**Site Furnishings (Bench, Table, Trash):**
I like benches & tables that invite use.

**Playground Equipment/Elements:**
Make it unique & very safe.

**Gateway:**

**Parking:**
Be sure to have multi-use parking - cars, bikes, motorcycles, etc.

**Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):**
Focus on the sports that are growing & offer flexibility.

**Other:**
We have children that play soccer, lacrosse, baseball, but pickleball is played by everyone.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Pickleball is what excites me the most about this plan.

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Swings!

Gateway:
I really like this idea. The place for supporters to be recognized is a good idea.

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Other:
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General Comments:
I don't live in Highland, but am very interested in the Pickleball Complex. My husband and I come North (of Nephi) to play pickleball weekly. Often times courts are full and have people waiting in Lindon, Art Dye, Alpine, Orem, and Provo. Tournaments at a facility like this would be very well attended.
* Wishing to donate to the pickleball complex.

Questions:
What do you like best about the plan?
- Pickleball Courts
- Play ground

What do you like least about the plan?
Nothing
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General Comments:

I am interested in donating to the park but only if there is a pickleball complex.

Questions:

What do you like best about the plan? Pickleball

What do you like least about the plan?
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Other:
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General Comments:

**GREAT COURTS - I AM THE AMERICAN FORK AMBASSADOR OF PICKLEBALL, I KNOW BUILDING THESE COURTS YOU CAN BRING IN A LOT OF REVENUE WITH TOURNAMENTS, NOT ONLY LOCALLY BUT NATIONALLY. AMERICAN FORK JUST PUT IN 6 COURTS THEY WISHED THEY WOULD HAVE DONE AT LEAST 16. THEY ARE ALWAYS FUN AND MANY FAMILY'S PLAY.**

Questions:

What do you like best about the plan?

Well thought out. Great to have soccer / lacrosse & pickleball

What do you like least about the plan?
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

**BENCHES AROUND THE WALKING LOOP.**

Specific Park Feature Comments:

**Restroom/Pavilion Architecture:**

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Gateway:  

**I LOVE THE LOOK.**

Parking:  

**AMPLE SPOTS TO COVER.**

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

**Pickleball is huge and will only get bigger.**  
**Having this many courts will open revenue for Highland.**

Other:
Mountain Ridge Park
PUBLIC OPEN HOUSE

COMMENT FORM

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General Comments:
You are on the brink of something incredible. With this Pickleball Complex, the City would be able to meet the demands and hopes of so many at a very wide age spectrum. These courts will quickly turn into a non-stop revenue source for your city if programmed correctly. Leagues, clinics, lessons, tournaments, national attention and tourism revenue would be yours. Pickleball isn’t a fad, it’s not going away. Please do not allow loud voices that don’t understand to sway you.

Questions: I am willing to donate to pickleball generously.

What do you like best about the plan?
The Pickleball Complex. It is also very smart to build championship size fields as well. Soccer is winning as well.

What do you like least about the plan?
Specktor to guarantee adequate parking
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Pickleball

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Awesome! Can't wait to rent a pavilion for a pickleball birthday party.

Site Furnishings (Bench, Table, Trash):

Benches and bleachers needed for pickleball.

Playground Equipment/Elements:

Community-build. All abilities playgrounds are so great!

Gateway:

Very cool concept.

Parking:

Please ensure adequacy

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Soccer - smart, it is growing. Pickleball - genius, it's banishing.

Other:

Great job on the concept! Great job on the fiscally responsible plan! As a recreation professional, I am excited about the potential opportunities you have.
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General Comments:

Would like to see a high quality, unique park facility that has as its main draws, pickleball courts. We would like to see this park garner some regional national exposure.

Questions:

What do you like best about the plan? This plan has unique features that set it apart from other plans.

What do you like least about the plan?
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Pickleball Courts

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Adequate Restrooms

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Gateway:

Parking:

Adequate parking

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball) Etc.:

Other:
General Comments:

I am not against pickleball courts, I just don’t think we need 25. Someone suggested only doing 12 in the ushelle & putting tennis or volleyball on either side to insulate the sound.

Also I saw people putting multiple stickers on the pickleball courts when they were only supposed to put one.

Questions:

What do you like best about the plan?

I like the additional parking for Mtn Ridge Soccer and the big playground

What do you like least about the plan?

the amount of pickleball courts - way too many!

Traffic, traffic, traffic!
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

- Playground

**Specific Park Feature Comments:**

Restroom/Pavilion Architecture:

- No galvanized metal.

Site Furnishings (Bench, Table, Trash):

- Backs on benches

Playground Equipment/Elements:

- Swings! No wood chips! Rubber foam instead

Gateway:

- I like the perpetual drinking fountain at the park in Alpine or Main Street

Parking:

- Yes! Love the parking by the soccer fields, hopefully people will stop being so lazy and actually park in town instead of on the red curbs.

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

- 12 or less pickleball courts.

Other:

- I'm concerned about the amount of traffic between a pickle ball tournament and soccer. The red curbs do nothing to stop people from parking & the congesting the street. The least you could do is ticket regularly.
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**General Comments:**

1. *HIGHLAND IS A NOT A DESTINATION* SO ENCYCLOPEDIA OF COMMERCIAL REVENUE IS A MYTH. ALSO, SUNDAY PLAY IS OUT AS A BUSINESS.
2. *HIGHLAND IS A FAMILY CENTERED* – NEED SOCCER/GAMES/TEEN/ BASEBALL.
3. *CHURCH GROUPS TRIED PICKLEBALL TOURNAMENTS* – ENOUGH AT FIRST NOW.
4. *BEG PEOPLE TO COME OUT*, WHO WILL USE OTHER 300 DAYS/yr.
5. *BEACON HILLS PARK RESIDENTS WERE PROMISED NEXT FUND* AVALONCE WOULD FINISH THE PARK, FIRST PRIORITY!! PICKLEBALL.

**Questions:**

What do you like best about the plan?

1. SOCCER FIELDS
2. PAVILIONS

What do you like least about the plan?

1. PICKLEBALL COURTS 27-惋), 2 AT MOST MAYBE
2. APPROPRIATE, FORGET THOSE PROMISING THE MOON WITH TOURNAMENTS.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

<br>1. Soccer Fields/Baseball diamonds<br>

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Like most of designs.

Site Furnishings (Bench, Table, Trash):

OK - USE MORE BENCHES<br>

Playground Equipment/Elements:

Great - playground is a family/children centered community.

Gateway:

Delightful is gateway — to Timpanogos Cave and AF Canyon.

Parking:

Not enough parking for soccer/tennis/lacrosse/basketball mainy soccer!!

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Not a fan of 27 pickleball courts — understatement.

Other:

Ponding — ill planned — incorrectly on plateau.
Operational costs too high and on backs of residents, meaning higher taxes. I do not support & tournaments a year for my higher taxes.
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General Comments:

__________________________________________________________________________________________________________________________________________

Questions:

What do you like best about the plan?  
Pickleball & outdoor trails

__________________________________________________________________________________________________________________________________________

What do you like least about the plan?  
Baseball fields

__________________________________________________________________________________________________________________________________________
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Pickleball courts

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Other:
General Comments:

I am grateful for the parks Highland currently has. They are great and have provided much needed recreation time for my family. I don't see the need to build such a large park. I wonder how useful the pickleball courts will be to the citizens of Highland.

What I feel like we really NEED are sidewalks along 6000 W and 10400 - both walked by elementary and Jr. High students daily! I ask to please put safety first.

Questions:

What do you like best about the plan?

Soccer fields & path around.

What do you like least about the plan?

That it is taking precedence over things like sidewalks. After it is built will this area of Highland still be considered "rural"?
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Basketball courts

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Picnic tables near shade trees

Playground Equipment/Elements:

Swings

separate playgrounds for young children and older children

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Other:
General Comments:
The number of 7 pB all courts seems like a lot, but I think this concept creates an opportunity in Highland to provide a floor that can be used by not only our community, but surrounding communities. This can help put Highland on the map and bring revenue into our community.

Questions:
What do you like best about the plan? The P Ball courts

What do you like least about the plan? The cost
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

What is the possibility of Highland ever having a rec center w/ a pool?

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Other:
General Comments:

What about a Highland City Rec Center? When we moved into our home, we were told a park would be built. I hope this is something to beautify the area but causes a lot of noise & traffic.

Art Due Park is too crowded & busy. It would be nice if Highland had a Recreation Office. It's so hard to pay the AFRec fees ($20/child for every soccer season plus the registration, etc.).

Questions:

What do you like best about the plan?
I like the parking options, a play ground. Great to have a lot of fields.

How loud will it be? Will it make our neighborhood loud?

What do you like least about the plan?

I am worried Highland City will go into debt or raise taxes. Also worried if it will make the neighborhood too loud.

Will pickleball be played & popular in 10 years? Just wondering if it's a fad.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

It would be great to have a lot of trees & well-maintained plants. Very concerned about noise of traffic.

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Nice & well maintained, doors on stalls.

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Child-friendly so kids won't get hurt. Also - no skateboarding allowed on kids equipment.

Gateway:

Parking:

Will it help the Jr. high traffic or make it worse?

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Soccer & lacrosse are mostly played at our house, so that would interest us the most.

Other:
Mountain Ridge Park
PUBLIC OPEN HOUSE

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General Comments:
I like this plan

Questions:
What do you like best about the plan?
so many pickleball courts

What do you like least about the plan?
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Picnic tables - family area for small children

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Other:

Splash pad? Inviting aquatic experience to donate
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General Comments:

Beautiful park, but you will never make everyone happy.

Questions:

What do you like best about the plan?

Pickleball courts - lots of them

What do you like least about the plan?
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

__________________________________________________________

**Specific Park Feature Comments:**

**Restroom/Pavilion Architecture:**

__________________________________________________________

**Site Furnishings (Bench, Table, Trash):**

* a good addition to the park

__________________________________________________________

**Playground Equipment/Elements:**

__________________________________________________________

**Gateway:**

__________________________________________________________

**Parking:**

* When parking full use, hope there will be enough parking

__________________________________________________________

**Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):**

* a good mix for families

__________________________________________________________

**Other:**

* There may look like a lot of pickleball courts, but it is for all ages. I am 80 and play several times a week, gives me a reason to get up in the morning and more. I especially enjoy the social part. Age makes no difference for everyday play.
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General Comments:
- Less Pickleball courts! Park needs more variety.

Questions:
What do you like best about the plan?
- Open field spaces - Need turf field possibly

What do you like least about the plan?
- Amount of Pickleball courts. Don't want tournaments held weekly because that still generate revenue for Highland City.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Artificial turf field that could be bubbled like Geneva. Tennis or skatepark feature.

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Needed

Site Furnishings (Bench, Table, Trash):


Playground Equipment/Elements:

Needed

Gateway:

Nice, like this feature

Parking:


Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Tennis and Soccer fields. We need more field space for local soccer clubs.

Other:


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Best,

General Comments:

5 yrs from now will pickle ball center still be a "hot" area. Thing is they're a guarantee of revenue from this will it cover maintenance or will more they stand empty. With no revenue options for the space can you plan in cold & snow conditions

Questions:

What do you like best about the plan?

Parking the more the better - move soccer to park rather than Sr High

What do you like least about the plan?

4.2 million is really
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

1. Walking Loop
2. Pavilion

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Great Idea

Site Furnishings (Bench, Table, Trash):

A must

Playground Equipment/Elements:

Fenced

Gateway:

Only a nice idea for looks

Parking:

My # I needed!

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

They each tend to take over all else

Other:
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General Comments:

[Handwritten text: Good job presenting]

Questions:

What do you like best about the plan?

What do you like least about the plan?
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Field space for soccer/lacrosse/flag football

Specific Park Feature Comments:

Restroom/Pavilion Architecture:
Key - Is electrical available for private and city events?

Site Furnishings (Bench, Table, Trash):
Trash along the trail

Playground Equipment/Elements:
Prevent children from road traffic by greenery.

Gateway:
Make it cost effective!!

Parking:
Is parking sufficient? 250 parking

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):
Parcor - exercise (skate park) so they stay off pickleball courts

Other:
General Comments:
There should be a skatepark included in the park. The city of Lehi built a skatepark for around $600,000 dollars. That is less money than 25 pickleball courts.

Questions:
What do you like best about the plan? The trail

What do you like least about the plan? There is no skatepark
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

A Skatepark

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

at least 3 restrooms

Site Furnishings (Bench, Table, Trash):

Benches should have a back

Playground Equipment/Elements:

Skate park should be away from playground equipment.

Gateway:

Skate park should be close to gateways

Parking:

Skate park should be close to parking

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Skate park should be away from goals. It could hurt people

Other:

We need a skatepark.
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General Comments:

25 pickleball courts will likely remain unused for most of the year. A few tournaments does not justify using all that park space for pickleball. 6 pickleball courts would be fun.

Questions:

What do you like best about the plan?
Open field space.

What do you like least about the plan?
I would prefer to see a more well rounded park. We would rather see baseball, basketball and tennis courts, instead of so many pickleball courts. The original plan seemed to be much more advantageous of Highland Residents.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Basketball courts

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Basketball, Tennis

Other:
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General Comments:

Questions:

What do you like best about the plan?

What do you like least about the plan?
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?


Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Other:
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General Comments:

[Signed]

Questions:

What do you like best about the plan?

What do you like least about the plan?

Not enough variety of activities
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

__________________________

**Specific Park Feature Comments:**

Restroom/Pavilion Architecture:

__________________________

Site Furnishings (Bench, Table, Trash):

__________________________

Playground Equipment/Elements:

__________________________

Gateway:

__________________________

Parking:

__________________________

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

*There is no public Bocce ball court in Utah County, one has to go to Liberty or Pioneer Park in SL County*

Other:

__________________________
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General Comments:

Plan sounds great! Only concern is the traffic.

Pickleball is fun - would they be year around or seasonal?

Questions:

What do you like best about the plan?

Love the Pickleball courts and the playground ideas

What do you like least about the plan?

Traffic concerns
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Pickleball

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash): Beaches & areas for tournament observation

Playground Equipment/Elements:

Gateway:

Parking: Please create adequate parking.

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Other:
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General Comments:


Questions:

What do you like best about the plan?

Pickleball courts

What do you like least about the plan?

The budget for pickleball courts seems super high. I can have a court put in my yard for less than $500k. I know it's for structure and parking is not cheap but can't these numbers be shored down.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Pickleball courts

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Yes, adequate facilities for usage

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Gateway:

Parking:

Adequate amount

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Yes to all these

Other:
General Comments:
I don't think all variables for the pickleball have been considered. We don't have the services available in Highland to serve the customers or players. But besides that, I don't really care about pickleball, but both my 10-14 year old said they want a skate park. I know basketball is hugely popular with kids and boys around here. I'd want more activities available to the residents who live here.

Questions:
What do you like best about the plan?
The playground, the walking trail, the parking, the pavilions!

What do you like least about the plan?
I think there is not enough interest in pickleball to justify so many courts. My kids would really like a skate park, a basketball court. I don't want baseball.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

I want the children's park - but away from the road or a burn or fence or just a barrier to the road.

Specific Park Feature Comments:

Restroom/Pavilion Architecture:
Cost effective to maintain. I prefer wood classic mountain styling. Craftsman.

Site Furnishings (Bench, Table, Trash):
Comfortable benches with full seat and back support. Too much shade.

Playground Equipment/Elements:
Kids want: swings & slides. These are the things they play on the most. They are the draws. Add more climbing nets are popular. Gateway:
Nothing big - that blocks too much view.

Parking:
In is!

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):
Soccer, basketball, skatepark.

Other:
Thanks for reading my opinions! My kids thank you for considering their needs.
We need to get businesses in our city to be profitable. Get those in and we'd have revenue to make our city great.

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General Comments:
I am very frustrated that only pickleball is being considered here. I have 4 children active in many sports and disappointed that other sports/activities are available in this current plan. We were told baseball would be in the Park, and not in current plans apparently. I think kids need to be considered here too...active kids have higher self-esteem, are likely to stay out of trouble if active.

Questions:
What do you like best about the plan?
The open grass area/soccer fields. And the walking path.

What do you like least about the plan?
Too many pickleball courts nothing else for younger kids to enjoy. Let's put a variety of things or a rec center. Keep our kids active!!!
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Baseball/Softball field. We pay thousands of dollars out of the city/county each year to help other cities maintain their complexes.

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Playground is too close to 10400 N. Project. The children could put it in the southeast corner and put Pickleball there, instead. (If we have to have pickleball)

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Why can't we have more of a variety? We don't need that many pickleball courts, and could partner with AV pickleball for tournaments

Other:

Pickleball is a trend and won't be as needed in 10 years. Baseball, soccer, tennis have been around for 100+ years. Put some in but not that many. Put other things in too.
General Comments:
I am opposed to dedicating close to 50% of valuable park property to pickleball courts. The city of Highland does not have any tennis courts in their parks. Nor do we have a nice playground with swings for our children. I'm not opposed to developing pickleball courts that are a part of a league or provide tournament revenue, however, 25 is too extravagant. Could we not develop a smaller number of pickleball courts and utilize other city's (AF, Maps, etc.) courts to combine for tournaments. We need to utilize space for activities that serve a broader base of our family community.

Questions:
What do you like best about the plan?
New facility and park for families. Highland City is severely lacking in nice parks for families.

What do you like least about the plan?
Too many pickleball courts. 30% of Highland residents are age 6.
Pickleball main demographic is 50+. We need amenities that are reflective of our community. If funding is an issue, we can get corporate sponsors to donate.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Tennis Courts

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Yes - needed

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

No swings or safe playgrounds exist in our city.

Gateway:

Parking:

Adequate

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Need tennis courts. Highland/Alpine is a hotbed of tennis players. We need at least a few dedicated courts that are well maintained and accessible for Highland residents. We cannot rely upon courts poorly maintained by Alpine School District.

Other:

- Need children’s park away from road
- Better utilize space; put courts close together.
- No trees near courts, mess to clean and maintain
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General Comments: Nice to move Forward - Love to see it developed

Questions:
What do you like best about the plan? Nice balance

What do you like least about the plan? Pickleball courts are good - feel that 25 is too - many. 8-10 makes sense. Could partner with Am Fork, etc to do tournaments.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Other:
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General Comments:

I'm excited about a park. I think the primary goal of the park should be OUR COMMUNITY.

I don't think we should be pulled into doing pickleball courts because it will "speed the building process" or "pay for itself" or "generate revenue."

Questions:

What do you like best about the plan?

Community gathering area.

What do you like least about the plan?

The # of pickleball courts.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Playground & swings!!

Specific Park Feature Comments:

Restroom/Pavilion Architecture:
Solar powered is cool. I really like that idea.

Site Furnishings (Bench, Table, Trash):
Not wood – maintenance
I like the Gambion Rock Benchtype, but with a backrest (US Moms enjoy that.)

Playground Equipment/Elements:
I like the All Abilities options, like the climbing wall option.

Gateway:
The stone entry is pretty.

Parking:
I am concerned because we already have a parking dilemma for soccer games along 5600 West. If there is a tournament on half the courts and their spectators, it will overwhelm that parking lot. Think of 8 per court, their supportive family and the next game players arriving (20 per court)

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):
I think I’d like some balance for the community that will/should be the focus. I’d like 2 tennis courts, a basketball court, a volleyball court and cool playground. I like pickleball too, but more people play these other sports than pickleball. So balance that out.

Other:

I think the idea of being a “go to” place for the pickleball courts & tournaments. But I also want what my family would use. We even play pickleball. But a park half of the property as pickleball is uneven.
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General Comments:

________________________________________________________________________________________

________________________________________________________________________________________

________________________________________________________________________________________

________________________________________________________________________________________

Questions:

What do you like best about the plan?

________________________________________________________________________________________

________________________________________________________________________________________

What do you like least about the plan?

________________________________________________________________________________________

________________________________________________________________________________________
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

- Restrooms
- Ice Stands

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Gateway:

Parking:

Recreational Elements: Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.: 

Other:
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General Comments:


Questions:

What do you like best about the plan?

Pickleball

What do you like least about the plan?
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Pickleball

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Other:
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General Comments:

Concept drawing seems great. I wonder if new amenities can be added to make the park more economical. Seems like close look at the costs to see if they can be declined could dramatically increase viability of the project.

Questions:

What do you like best about the plan?

Pickleball courts & good lighting.

What do you like least about the plan?

Costs seem too high - it scares people off.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Other:
General Comments:
I'm a nine year old and it would be awesome to have a basketball court.
And my dream is to be in the NBA.

Questions:
What do you like best about the plan?
that you do this for the people

What do you like least about the plan?
no one will really play on 1 thing. They want multiple choices, cause everyone is different.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Yes a basketball court, because my team needs places to practice. Besides, over at Apt...

Specific Park Feature Comments:

Restroom/Pavilion Architecture:
people need bathrooms there so if they all the sudden need to go what are they gonna do?

Site Furnishings (Bench, Table, Trash):
Just in case you need to catch your breath sit on the bench. And use the trash if you have trash in your care.

Playground Equipment/Elements:
you have something to do if you are bored

Gateway:
No person breaks the lights

Parking:
if the people park on the road they will block it up.

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):
Basketball because people have dreams to be in an NBA player.

Other:
General Comments:

- Very concerned with noise, lights, and especially traffic and parking. As is, no one uses parking at Mt. Ridge. 12-Hour for soccer games makes Park at the street vs the Red Zone.
- It appears the council is letting potential donors have a greater influence on what will be included than the residents that live around the Park that would be affected by the noise, lights, and traffic.

Questions:

What do you like best about the plan?
- Open area and paths and trees

What do you like least about the plan?
- Too many pickleball courts
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Gateway:

Parking:

How are you going to enforce when people park on street and in red zones and in front of houses across the park.

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Way too many pickleball courts.

Other:
General Comments:
I was a little concerned with how many pickleball courts there are originally, because of noise and courts. But overall, I do like it. And if it brings in revenue and gets us a park, then I don’t think it is too bad.

Questions:
What do you like best about the plan?
The walking path around the whole park. All the trees!

What do you like least about the plan?
How many courts there are, and maybe would like a bigger playground area - there isn’t a solid playground in Highland.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):
I'm not sure how many are there in the plans, but it would be nice to have a bench throughout.

Playground Equipment/Elements:

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Other:
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General Comments:

Highland is the perfect place for a world class pickleball facility. People will come from all over the country to play in tournaments that will be held. This will bring thousands in revenue to the city and surrounding businesses (hotels, restaurants, etc). Pickleball is the fastest growing sport in the country. This project is very forward thinking for Highland City. Be the pickleball hub of the west! I am willing to donate for this!

Questions:

What do you like best about the plan?

Pickleball world class facility

What do you like least about the plan?

If the plan does not include a world class pickleball facility.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Pickleball

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Yes

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Please don’t settle for a standard 12 or 16 court pickleball facility. These are popping up everywhere. Build the world class facility!

Other:

Build it and they will come!
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General Comments:
- Pickleball! I will donate $ to make this happen.
- Pickleball will be used by families, youth, and seniors. Can be used as ESF by junior high.
- Park design is beautiful—nicely incorporates various activities. There will be no other park in Utah County that rivals this park. Popularity will generate revenue for Highland.

Questions:

What do you like best about the plan?
- Pickleball courts! This amount is critical for the success of tournaments which will generate money for Highland businesses.

What do you like least about the plan?
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Add Bocce ball courts and another activity. Room in current plan just south of pickleball courts.

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Size properly for # of courts & soccer fields.

Site Furnishings (Bench, Table, Trash):

Adequate trash bins.

Add benches & bleachers for next to pickleball courts.

Playground Equipment/Elements:

Adaptive playground.

Gateway:

Parking:

Yeah for lots of parking!

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Pickleball!!! Keep it at 25 courts.

Other:

Bocce ball courts.
General Comments:

Love the park, against having so many pickle ball courts.

Questions:

What do you like best about the plan?

Open Space, Playground, Parking Lot.

What do you like least about the plan?

25 pickle ball courts, busy street, busy tournaments for a quiet area.

Just bring the count of pickleball courts down to 5-10 at most.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Gateway:

Parking: Love it.

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

I like the mix of sports. No Baseball. Less Pickleball.

Other:
Highland City would like to obtain your input on the Preliminary Master Plan for Mountain Ridge Park. You may leave your comments today or send your comments by November 22nd to Nathan Crane, 5400 W. Civic Center Dr., Highland, UT 84003, Phone: (801) 756-5751, FAX: (801) 756-6903, E-mail: NCrane@highlandcity.org

General Comments:

We would love to see something similar to Creekside Park in Alpine. Is it absolutely necessary to have 25 pickleball courts? Why invite unnecessary traffic to an already busy corner? We live in the Cadence development and there is already an issue with illegal parking on Monday for soccer games/practices.

Questions:

What do you like best about the plan?

We like the trail system and fields.

What do you like least about the plan?

25 - twenty-five - pickleball courts. I realize it could generate income for the city, but it seems excessive. We live on a street over in a Cadence home, and the noise 25 pickleball courts would generate would be disruptive to the homeowners.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see? We'd love to see a skate park, basketball court, a few pickleball courts, tennis courts, open grassy areas. Families to reserve for events/parties.

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Gateway:

Parking: PLEASE start enforcing parking violations or 5 below. Now to start a precedent. Children's lives are put in danger as they dart across the street into traffic. As a driver, we can't see them until it's almost too late.

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Basketball, Skate park, Tennis Court, Practice fields

Other:
General Comments:
I am thrilled at the idea of having part of the park done by August. As it is, I feel the neighborhood is dangerous, the alcoholic and associated weeds make the intersection by Mountain Ridge very dangerous. Furthermore, additional parking is needed to protect those of us whose access to our homes is endangered by people parking on both sides of the street by Mountain Ridge. A firetruck during school season simply could not get into the neighborhood.

Questions: What do you like best about the plan?
I love the idea of an accommodating playground for all abilities. I also love the timeline for phase I. I also love the possibility of donations to help build it.

What do you like least about the plan?
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Parking!

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Other:
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General Comments:

2.5 courts seems silly to me. I don't see how the tournaments can bring in the revenue to justify the high cost. It won't bring enough "tourism" money into the city either. 16-12 courts sounds great, but to anyone who lives within eyesight of the park, 2.5 courts is ALARMING. I feel like we will never have privacy in our backyard, with that many people there. Please let the opinion of those who back up to the park bear the most weight.

Questions:

What do you like best about the plan?

I am really looking forward to the walking trail and a playground, and open green space.

What do you like least about the plan?

Pickelball courts; as someone who lives right there, I am EXTREMELY worried about the NOISE. If it is a full tournament, the sound will be deafening. My house will never be quiet as was said, the sport is popular, it won't just be during tournaments. I don't want my home value to go down because of noise.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

I would like to see some tennis courts. Doesn’t need to be a lot, but a few would be great.

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Gateway:

Parking: If we get this many courts, I just want to make sure we have enough parking. I don’t want people parking on my street as overflow.

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.): I would like to see a good balance of activities.

Other:
General Comments:

Our house backs up to this park and we are excited for it! I love most of the plan but feel like doing 25 pickleball courts will not be a benefit to the residents and will benefit non Highland residents more than it will benefit the people who live in these neighborhoods.

Questions:

What do you like best about the plan?
The walking trail and the fields

What do you like least about the plan?

❓ Pickleball Courts! Im would love 4-8 courts but $25 only benefits non Highland residents.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Tennis and Basketball

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Looks good

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

The more the better

Gateway:

Basic is good

Parking:

I like the plan

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Less Pickleball, add Basketball and Tennis

Other:
General Comments:
The original plan is what should be done. Pickleball is not going to be a money making event if tournaments, etc., have advertising, fees, maintenance. How long will pickleball even last? Is actually a big embarrassment to become known as pickleball city? Why not softball and baseball tournaments? Also is going to bring in more traffic if you guys are wanting to make this pickleball thing BIG. Will turn into Sunday tournaments which will cause the stores to open on Sunday? Why waste 4.2 million on courts that can be used as basketball courts, as well indoor, not used all year long!

Questions:
What do you like best about the plan?

What do you like least about the plan?

25 Pickleball courts - way too many!! Why put all money into serving the pickleball group & for tournaments? Why not do things for the community/tax payers. If you are only doing it because they are getting donations/funding don't do it! Leave it empty w/ grass. We don't need 25 courts. More lights, more noise, more traffic.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Baseball diamonds missing. Soccer fields if only one thing.

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements: swings, climbing, slides

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.): volleyball

Other:
Mountain Ridge Park
PUBLIC OPEN HOUSE

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General Comments:

EXCELLENT BUT TO RUSHED! COMPLETE FOR 2020

Questions:

What do you like best about the plan?


What do you like least about the plan?


If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Restrooms & grass areas

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Swings for little kid and older

Gym set in South patio grass area

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Other: Skate Park element somewhere.
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General Comments:

Excited about a new park close to us with features not available in Highland already.

Questions:

What do you like best about the plan?

Like pickleball court plan & idea to bring more funds into Highland through tournaments. Like that a playground is included in plan.

What do you like least about the plan?

The increased traffic it will bring onto 10400 & non-residents into area. Using park & courts. Safety concern for my small children as we live just north of 10400. No tennis courts on the proposed plan. Wish playground wasn’t as close to the road.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Tennis Courts - I would like to see some quality tennis courts that are maintained. High Lane doesn't have any tennis courts in good shape. Add tennis courts or repair courts by Mtn Ridge Jr High.

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Swings. Play features suitable for toddlers.

Gateway:

Parking:

Please no parking on North side of Park / along 10400. Our backyard is on the other side of 10400 - don't want tail lights shining into our windows.

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Would like some tennis courts along with pickleball. Don't need as much open field space.

Other:
General Comments:

One of my main concerns is ongoing maintenance. The six tennis courts are a mess. I wouldn't want the same thing to happen. I like the idea of new parks, but don't like the noise, added traffic, lights, etc. I like pickleball but would also like to see some tennis courts included as well. Rather have tennis than soccer. Also want the area to stay safe and not attract vagrants, non-residence, or anything that would be unsafe or illegal.

Questions:

What do you like best about the plan? I like the idea of pickleball courts, and more parking.

What do you like least about the plan? Don't like the noise that will be created, the lights, don't need more soccer courts/fields. The proposed play area is too close to a road. Don't like the location of the maintenance building. I don't want north access parking lots! The back of our house will face the park, and I don't want tall lights and the added traffic. I don't like that the plans don't include tennis courts.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Tennis, I play tennis more than pickleball.

Specific Park Feature Comments:

Restroom/Pavilion Architecture:
Open and Modern, I wouldn't want blind spots in the park.

Site Furnishings (Bench, Table, Trash):
Anything that will decrease clutter, don't want anything that attracts homeless or vagrants.

Playground Equipment/Elements:
Padded ground in play areas. Materials that are not hazardous and resist bacteria or decay. All abilities play ground.

Gateway:
I like the idea of recognizing people that donate to the park.

Parking:
Do not want North Access Parking

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):
Tennis & Pickleball, I don't want anything else. Softball would be OK. I think we already have enough Soccer fields.

Other:
Mountain Ridge Park
PUBLIC OPEN HOUSE

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General Comments:

Pickleball courts!!! 25 are a must - Don't lose out on this great opportunity. Growing spot for youth to the senior citizen. Can be used for PE by Judson High.

Questions:

What do you like best about the plan?

- Pickleball courts
- Walking/biking path
- Central bathrooms
- Large parking lots
- 3 pickleball courts!

What do you like least about the plan?
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Pickleball courts

Specific Park Feature Comments:

Restroom/Pavilion Architecture:
Size: Large!

Site Furnishings (Bench, Table, Trash):
Benches & Baskets not b. costs

Playground Equipment/Elements:
Swings

Gateway:

Parking:
Thank you for lots of parking spaces.

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):
Add: Bocce, ball courts! Room at south end by pickleball courts where grass is located.

Other:
General Comments:

Please consider a skate park, or even a plaza. I know a cement mini ramp would be well-appreciated! Skateboarding is an Olympic sport now, it would be awesome if some future athletes got their start at Highland Skate Park! Plus, low cost to keep up, only trash recycles to be emptied. While I'm at the skatepark, I, along with my friends, enforce skatepark etiquette.

* I also know many people who, along with myself, believe that skateboarding has saved their life.

Questions:

What do you like best about the plan?


What do you like least about the plan?


If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Skatepark

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Swings!

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Skatepark

Other: Thank you for reading my comments!
General Comments:
I believe this is a great cause to bring people together from all communities around the country for fun games for all ages. I love kickball and I know it is growing so fast that it will be very well used.

Questions:
What do you like best about the plan?
I like the fact it is made to cater to all those to bring a variety of fun and support the growing profile ball needs. Great regardless.

What do you like least about the plan?
I would like to see the courts made to have batters over than for winter use!!
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Other:
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General Comments:

I like this plan and what it will contribute to our community.

Questions:

What do you like best about the plan?

The pickleball courts. Tournaments are growing bigger and potential for ongoing funding is very appealing.

What do you like least about the plan?
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

One thing would be pickleball.

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Pickleball is the only sport I’ve seen where children can play with adults of all ages. Pickleball is growing rapidly in retirement communities.

Other:
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General Comments:

Do not need 25 courts, 16 is sufficient!

Questions:

What do you like best about the plan?

What do you like least about the plan?
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Community Tennis Courts: We have none (note: we need lights)

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Other:

I have been involved in Tennis for 24 yrs in Hickory. If you did not want to include Tennis Court in New Park, Lighting on the LHHS Tennis Courts would cost $80,000 or $110,000 for LED for all 8 courts. The City could split the cost with the School District.
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General Comments:

________________________________________________________________________
________________________________________________________________________
________________________________________________________________________
________________________________________________________________________
________________________________________________________________________

Questions:

What do you like best about the plan?

________________________________________________________________________

What do you like least about the plan?

________________________________________________________________________
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Pickleball Courts

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Other: There is a growing support of pickleball of all ages and athletic ability. The amount of those playing will support the land commercial base?
General Comments:

I feel very passionate and excited about supporting this pickleball facility. We need to keep it at the 25 courts so we can host national tournaments and produce maximum amount of revenue. Every pickleball courts I visit are overflowing with interest. Always people waiting. We need these courts! What an amazing thing for Highland to build to set us apart! So exciting!

Questions:

What do you like best about the plan?

What do you like least about the plan?
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Pickleball complex

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Other:
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General Comments:

Although I'm not a Highland resident, I work in Lehi and will fully support this complex if there are a sufficient amount of courts (i.e., courts does NOT cut it). Everyone of all ages can play and it will be great for the whole country and beyond.

Questions:

What do you like best about the plan?
The amount of P&BB courts

What do you like least about the plan?
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

A championship P&F court

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**Specific Park Feature Comments:**

**Restroom/Pavilion Architecture:**

---

**Site Furnishings (Bench, Table, Trash):**

---

**Playground Equipment/Elements:**

---

**Gateway:**

---

**Parking:**

---

**Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):**

---

**Other:**

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General Comments:
Swings!! Not one park in has them, and kids love them! I have to drive pretty far to find some. Many types would appreciated - tire, swings, regular, handicapped and infants.

Questions:
What do you like best about the plan?
- The potential for swings in Highland
- The walking path
- The pavilion and grass

What do you like least about the plan?
- If there were no swings, that would be sad and disappointing.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

SWINGS

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):
Bench's with backs. It's very hard to feed a baby on a backless bench.

Playground Equipment/Elements:
All types of swings (tire, handicapped, regular, infant)
(did I say that yet?)

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Other:
Thank you for considering our input! And thank you for getting this going.
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General Comments:
________________________________________________________________________
________________________________________________________________________
________________________________________________________________________
________________________________________________________________________
________________________________________________________________________

Questions:

What do you like best about the plan?
Good layout, good location
________________________________________________________________________
________________________________________________________________________

What do you like least about the plan?
Not enough activities for senior citizens
Need bocce ball courts!
________________________________________________________________________
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

_Bocce Ball Courts! Important to less-active folks; alternative to pickleball_

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

_Bocce Ball courts; great for older seniors_

_Much support from others in tonight’s meeting_

Other:
General Comments:
Park looks like it was planned before taking community input into consideration. I believe 25 courts will be used in the case of a tournament but how frequently will that be? I feel that on any regular afternoon/Evening only 4-5 will actually be in use. This will result in excess maintenance for seldom used courts.

Questions:
What do you like best about the plan?
That the city is wanting to develop the property based on suggested suggestions from a small sample of the community

What do you like least about the plan?
That it seems overkill for the pickleball courts. Build sufficient courts for those that want them and allow other real estate to be developed for other interests.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Skatepark. There is a large community of kids and adults who don't identify with team sports. Schools all have fields for soccer & basketball. There is no place for skateboards or scooters to recreate and practice their sport in Highland.

Specific Park Feature Comments:

Restroom/Pavilion Architecture:
- Sounds great

Site Furnishings (Bench, Table, Trash):
- Plenty of trash cans, please!

Playground Equipment/Elements:
- Swing. Large open design to make it easy for adults to follow their children/toddlers through the park.

Gateway:
- Cool idea but seems excessive. Would rather have money used for usable amenities in the park.

Parking:
- Sounds great

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):
- Skatepark, like previously stated. Plenty of schools a block with soccer fields. Most houses have basketball hoops. Tennis courts/pickleball sit empty where skateparks are used by all ages all hours of the day. Other: Skateparks are just an initial investment. Do not require the upkeep pickleball courts would need.
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General Comments:

Pickleball is for people of all ages. Children through retired. Tournaments will bring $ into the city. It's a great family activity.

Questions:

What do you like best about the plan? 

WITHOUT A DOUBT THE PICKLEBALL COURTS.

What do you like least about the plan? 

Nothing. Love it.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Pickleball.

Specific Park Feature Comments:

Restroom/Pavilion Architecture:
More than 2 bathroom stalls (sex

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:
Swings

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):
Pickleball, pickleball, pickleball, tennis

Other:
General Comments:

Love the plan. The most important thing for me by far is the Trees. A mountain theme with trees!

Questions:

What do you like best about the plan?


What do you like least about the plan?

The maintenance facility.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Trees. A mountain theme.

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Restrooms are a must.

Stone & steel architecture.

Site Furnishings (Bench, Table, Trash):

Trails.

Playground Equipment/Elements:

Don't care. Something locals love.

Gateway:

Great idea.

Parking:

You guys got this right.

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Soccer field most important.

Other:

Please build the trees.
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General Comments:

We're building our house and we would appreciate not having a maintenance building in our backyard. We are also concerned about the lights and sound of pickleball. I think the residents that back the park should have some say in the park, especially if it will be noisy and crowded.

Questions:

What do you like best about the plan?

The soccer fields, playground, open space, walking trails.

What do you like least about the plan?

Pickleball courts - mainly for noise, lights, traffic.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

[Handwritten: open fields for playing & family gatherings; playground.]

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Gateway:

Parking:

Other: [Handwritten: Don't build a maintenance building in someone's backyard.]
General Comments:

This has been a long time coming. Thank you! My main comment is to make it accessible. There should be sidewalks (not just stairs) to all locations throughout. There are a number of special needs children close to the proposed park and their needs must be considered. In addition, bike access to (not within but to) the park is needed.

Questions:

What do you like best about the plan?

What do you like least about the plan?
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Accessible access to facilities especially an accessible playground

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

The restroom needs a family restroom.

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Accessible for all abilities playground

Gateway:

Parking:

Please do not let the soccer games fill up the parking.

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Pickleball is good. It should be open enough to fly kites, etc.

Other:

Please make sure the recreation elements are not fully scheduled w/tournaments. The city residents need to be able to use and enjoy! We are the ones paying for it so we should be able to have 1st priority for use.
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General Comments:
I would love to have more playgrounds and fields for sports (baseball, soccer), a nice big splash pad, walking trail. It seems like that many pickleball courts will create a lot of noise and traffic/parking issues. Add basketball/tennis courts.

Questions:
What do you like best about the plan? Playground & open fields, bathroom facilities

What do you like least about the plan? 25 pickleball courts
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?
Splash pad, zipline (like down in Vineyard)

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements: Swings, zipline

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.): Basketball, baseball, soccer

Other:
GENERAL COMMENTS:

Excited for the plan!

Please make the all abilities playground a reality!"

There are several special needs children & adults that
would benefit from it that live in the area.

QUESTIONS:

What do you like best about the plan?

All abilities playground.

What do you like least about the plan?
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

All abilities playground / adaptive swings!

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Other:
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General Comments:
A. Just making the point that the sticker thing didn't accurately work. A group of us saw the same people putting multiple stickers on the pickleball court instead of like asked so that I would say was a little unfair and managed inappropriately.

B. Please take in account the voices of the surrounding neighbors that the noise will affect.

Questions:
What do you like best about the plan?
Nature/design Park/trail

What do you like least about the plan?
Too many pickleball courts.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

greenspace

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Thumbs up

Site Furnishings (Bench, Table, Trash):

Thumbs up

Playground Equipment/Elements:

Thumbs up

Gateway:

Thumbs up

Parking:

So so/too many if its all pickleball

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Other:
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General Comments:

How long will pickleball be a "thing"? I'm afraid the trend will pass.

Questions:

What do you like best about the plan?
A park for the kids, Picnic areas, Walking trail

What do you like least about the plan?
There are too many pickleball courts. 10 would be better.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Playground equipment, parking area.

**Specific Park Feature Comments:**

Restroom/Pavilion Architecture:  

---

Site Furnishings (Bench, Table, Trash):  

---

Playground Equipment/Elements:  

---

Gateway:  

---

Parking:  

---

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):  

*I think a mixture of all would be great.*

---

Other:  

---
General Comments:

Please don't use my tax payer dollars to subsidize someone else's pet ball hobby. I'm ok to have a few courts but this is another waste of Highland tax payer dollars.

Questions:

What do you like best about the plan?

Walking Trails

What do you like least about the plan?

"pickle ball Courts" and not much else.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Playground equipment for the kids

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

need clean ones

Site Furnishings (Bench, Table, Trash):

lots of benches

Playground Equipment/Elements:

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Tennis, volleyball

Other:

I would like to see something like Discovery Park in PA
Crazy expensive for a odd sport. Concerned about teen motor traffic on 10400. A base cross country course would be easy dirt trail with natural jumps and can have soccer and such also at the park. Like Golden Spike in Ogden. Pickle Ball seems like a far that will have then you have invested a lot of money in a park that will not be utilized well. Eventing has been rapidly growing and has a large growing community and big facilities in the area are in Ogden and Mt. Pleasant.

What do you like best about the plan?

It is a park. Bathrooms, grass

What do you like least about the plan?

pickle Ball cost
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Cross country eventing course for horses

---

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

---

Site Furnishings (Bench, Table, Trash):

---

Playground Equipment/Elements:

---

Gateway:

---

Parking:

---

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Equestrian cross country jumping trail

---

Other:

---
COMMENT FORM

November 15, 2018
5400 W. Civic Center Dr.
Highland, UT 84003

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General Comments:
Thank you for involving the residents of Highland.

Questions:
What do you like best about the plan?
The open fields on the west side

What do you like least about the plan?
The office building on the west side WHY!!!
I'm also a little worried about the noise pollution and all the new traffic
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Potentially a basketball court

Specific Park Feature Comments:

Restroom/Pavilion Architecture:
None

Site Furnishings (Bench, Table, Trash):
None

Playground Equipment/Elements:
None

Gateway:
None

Parking:
None

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):
Just open fields for things like soccer, Lacrosse etc.

Other:
Lots make sure there is a nice running trail around the park
COMMENT FORM

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Highland, UT 84003
7:00-8:30 pm

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General Comments:

____________________________________________________________________________________

____________________________________________________________________________________

____________________________________________________________________________________

____________________________________________________________________________________

____________________________________________________________________________________

Questions:

What do you like best about the plan?
I love the trails & open fields on the west side, as well as the playground.

What do you like least about the plan?
I very much dislike the bldg on the NW corner. When we agreed to build, we were told the space would be used as a park so I was in NO WAY expecting a city bldg being built in that space. 24 pickle ball courts is a terrible way to use that space.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Playground

Specific Park Feature Comments:

Restroom/Pavilion Architecture:
  Not too high

Site Furnishings (Bench, Table, Trash):
  a lot of benches along trail

Playground Equipment/Elements:
  a lot of slides, swings

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):
  basketball & tennis, open fields

Other:
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Questions:

What do you like best about the plan?

[Large numbers of Pickleball courts that will provide many opportunities to play and attract regional tournaments.]

What do you like least about the plan?

[ ]
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Lots of Pickleball Courts, Shade, Pavilions

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis (Pickleball, Etc.)):

Other:
General Comments:
I think it's a great idea and a great use of our public space. I'm all about having lots of places for family & friends to gather.

Questions:
What do you like best about the plan?
Pickleball 😊

What do you like least about the plan?
I can't really think of anything negative about it as long as the city can afford it.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Pickleball - hope

Specific Park Feature Comments:

Restroom/Pavilion Architecture:
Restrooms are a must. Lots of highland parks are lacking in this area.

Site Furnishings (Bench, Table, Trash):
the more the better

Playground Equipment/Elements:
Yes! Special needs as well as standard.

Gateway:
Sure

Parking:
Parking seems to be a problem at parks around here. I would like to see adequate parking.

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):
PICKLEBALL

Other:
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General Comments:

- Not in favor of Pickle Ball, need more fields.
- Smaller Pickle Ball area.
- Would love a wall for kids to throw lacrosse ball or kick soccer ball against.
- Lay Community would love to participate in design.

Questions:

What do you like best about the plan?

- Open Fields + Parking

What do you like least about the plan?

- Pickle Ball
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?


Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Other:
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General Comments:
many people showed to argue against outdoor basketball for some reason. I want something to replace it as I get older. I can go with my teenager and play we need more activities like that. Let’s stop playing soccer in Jr high

Questions:

What do you like best about the plan?
Pickleball plus the 2 soccer fields

What do you like least about the plan?
People complaining about, pickle ball when they know nothing about it.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Pickleball

Specific Park Feature Comments:

Restroom/Pavilion Architecture:
Excellent

Site Furnishings (Bench, Table, Trash):
Looks good

Playground Equipment/Elements:

Gateway:
Looks good

Parking:
Excellent aspect

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):
If you have to get out of something

Other:
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General Comments:
I think pickle ball is a great idea.
Because it is how popular it is and there aren't many pickleball courts close to begin with.

Questions:
What do you like best about the plan?
Pickle Ball

What do you like least about the plan?
Soccer field
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Sand   Volleyball

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Wood   Stuff

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Cool   Stuff

Gateway:

Parking:

As much as you can

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Other:
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General Comments:
I don't like the idea of 25 expensive pickle ball courts that will attract hundreds of people/cars to an area with a school & residential. There needs to be an assessment done for demand traffic & especially the sound created by 25 pickle ball courts. This has become an issue with other pickle ball courts. I also don't like all of the light.

Questions:

What do you like best about the plan?
open grass fields, walking & running trails, pavilions

What do you like least about the plan?
pickle ball courts, the maintenance building, total eyesore to residents, building hogs.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

More open fields

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Do not need 25 pickleball courts

Other:
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General Comments:

I love the addition of a park by Mt. Ridge.
I do wish we could add a pool & maybe skate park.
I love the idea of pickleball courts. Soccer fields are always needed. Playground is important as well.

Questions:

What do you like best about the plan?

all of it.

What do you like least about the plan?

No pool. No skate park. No exercise facility.
Somewhere we need a pool & exercise facility.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

- Pool
- Gym
- Pickleball
- Skate Park
- Hard to choose.

Specific Park Feature Comments:

Restroom/Pavilion Architecture:
- Natural/Modern

Site Furnishings (Bench, Table, Trash):
- Natural/Modern

Playground Equipment/Elements:
- Natural/Wood

Gateway:
- Natural/Modern

Parking:
- Good

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):
- Pickleball, Skate Park, Soccer, Tennis in that order.
- Or just take care of the existing tennis courts!

Other:

-
General Comments:

Great idea to put a park by Mountain Ridge.

Questions:

What do you like best about the plan?

More green space.

What do you like least about the plan?

Too many pickleball courts.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

A nice tennis facility

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

No opinion

Site Furnishings (Bench, Table, Trash):

No opinion

Playground Equipment/Elements:

Some swings

Gateway:

Great idea

Parking:

Do it!

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Tennis and Baseball. Maybe a few pickleball courts but something like 4 or 8, not 25

Other:


General Comments:
If investors are willing to supply money for the pickle ball courts, it is all for a tournament sports paying. For the upkeep of the rest of the park.

Questions:
What do you like best about the plan?
Zero debt, nice amenities including the walking path, picnic space, open field, playground and pavilion.

What do you like least about the plan?
Lack of a basketball field.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Pickleball court is the most exciting thing for me.

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Would be just fine. Big pavilion or two small ones.

Site Furnishings (Bench, Table, Trash):

Lots of benches and a large pavilion for family gatherings and moms walking with their kids.

Playground Equipment/Elements:

Doing it like that. I like the all in one's part in it.

Gateway:

Why are we spending money on this.

Parking:

thumbs up on lots of parking

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Playground, Picnic, Basketball, Trail & Nature what did we the park for.

Other:


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General Comments:
- Need a skate park closer where kids can go and play.

Questions:
- What do you like best about the plan?
  - Skatepark

- What do you like least about the plan?
  - Tennis
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

---

**Skate Park**

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**Specific Park Feature Comments:**

**Restroom/Pavilion Architecture:**

---

Site Furnishings (Bench, Table, Trash):
- We would pick up trash and clean up, and lots of drinking fountains

---

**Playground Equipment/Elements:**

---

**Gateway:**

---

**Parking:**

---

**Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):**

---

**Other:**
- Skate park!
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General Comments:

Skate Park!! The Skate Park would be a great place for pro riders, I think it is a great idea because so many riders would enjoy it. It would be an awesome part of Highland.

Questions:

What do you like best about the plan?

The Skate Park!

What do you like least about the plan?

The Pickle Ball Court
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Skate Park!

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

we like to throw away our trash so
lots of trash cans, and also add drinking fountain

Playground Equipment/Elements:

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Other: Skate park!!!
November 15, 2018
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General Comments:
I think it would be great to have a skatepark in Highland (my home park) so it could be closer. It would be much better to get better.

Questions:
What do you like best about the plan?
The skatepark

What do you like least about the plan?
Tennis courts/pickleball courts
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

a skatepark

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):
lots of garbage cans and drinking fountains

Playground Equipment/Elements:

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Other: would be nice to have a skatepark
Mountain Ridge Park
PUBLIC OPEN HOUSE

November 15, 2018
5400 W. Civic Center Dr.
Highland, UT 84003

7:00-8:30 pm

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General Comments:

There are a lot of activities for group & team sports, we need individual activities. We need a skatepark.

Questions:

What do you like best about the plan?

What do you like least about the plan?
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):
Trash cans all over so we can keep it clean.

Playground Equipment/Elements:

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):
Skate park

Other:
Mountain Ridge Park
PUBLIC OPEN HOUSE

COMMENT FORM

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General Comments:

We need a skatepark! A lot of people from my school love to skateboard or scooter. I am in love with skateboarding and it sucks that I have to drive all the way to Herriman or Lehi to skate. Thank you so much!

Questions:

What do you like best about the plan?
New open it is.

What do you like least about the plan?
There is no skatepark.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

The missing thing is there is no skatepark.

Specific Park Feature Comments:

Restroom/Pavilion Architecture:
1 think a restroom is good. always clean.

Site Furnishings (Bench, Table, Trash):
that is good too.

Playground Equipment/Elements:
maybe one next to the skatepark.

Gateway:
no gates.

Parking:
lots of parking

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, etc.):
skatepark!!

Other:
definitely drinking fountains!
Mountain Ridge Park
PUBLIC OPEN HOUSE

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7:00-8:30 pm

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General Comments:

Why the push for 25 pickleball courts? I moved to Highland to get away from the hustle & bustle and do not want national/regional tournaments in my neighborhood.

Also, I do not

Questions:

What do you like best about the plan?
Large playground, open space, jogging path

What do you like least about the plan?
- Pickleball courts. I'm in favor of 4-5 but not 25.
- Maintenance building. There are many other places in Highland this could go.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Playground would love to have even larger playground area than proposed.

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Yes, I would like some of all, but only 4-5 pickleball

Other: Please consider the residents' opinions as you make decisions.
Mountain Ridge Park
PUBLIC OPEN HOUSE

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General Comments:

[Handwritten comment:]

Encouraged for pickleball courts, we have to visit parks in adjoining cities in order to play.

Questions:

What do you like best about the plan?

Pickleball - I like the current plan

What do you like least about the plan? 
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

________________________

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

________________________

Site Furnishings (Bench, Table, Trash):

________________________

Playground Equipment/Elements:
I play pickleball with my wife. We have 4 children it would be great to have a playground that is fenced and close to the pickleball so my kids can play closer but can’t wander away from the playground easily.

Gateway:

________________________

Parking:

________________________

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

________________________

Other:

________________________
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General Comments:

__________________________________________________________________________
__________________________________________________________________________
__________________________________________________________________________
__________________________________________________________________________
__________________________________________________________________________
__________________________________________________________________________

Questions:

What do you like best about the plan?

- Pickleball courts
- Special need playground
- Trails

What do you like least about the plan?

- Baseball fields. It can only be used for that. We have so many already in Highland / Alpine.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?  

Pickleball

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Pickleball any age can play. Fun family Activity

Other:
November 15, 2018
5400 W. Civic Center Dr., Highland, UT 84003

7:00-8:30 pm

Highland City would like to obtain your input on the Preliminary Master Plan for Mountain Ridge Park. You may leave your comments today or send your comments by November 22nd to Nathan Crane, 5400 W. Civic Center Dr., Highland, UT 84003. Phone: (801) 756-5751, FAX: (801) 756-6903. E-mail: NCrane@highlandcity.org

General Comments:

Nice design - I like the pickleball complex.

Questions:

What do you like best about the plan?
Open space

What do you like least about the plan?
Fund raising
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Other:
General Comments:

I am unhappy with the present plan. It is ill-conceived and has too many pickleball courts. As a tax-paying citizen, I would prefer to not have any more than 6 pickleball courts. I am astounded that such a whimsical plan is even seriously considered. Was there a noise study done? Was there a traffic study done?

Questions:

What do you like best about the plan?

- Bathrooms
- Soccer

What do you like least about the plan?

- 20+ pickleball courts
- Lack of $59
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

No more than 6 pickleball courts. We do not want tournaments in our city.

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Other:
General Comments:
Thanks for listening to the resident feedback and putting the Pickleball Courts in the Plan.

Questions:
What do you like best about the plan? Pickleball Courts

What do you like least about the plan? Cost
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Pickleball Courts

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

I love the idea of a Pickleball Park

Other:
Mountain Ridge Park
PUBLIC OPEN HOUSE

COMMENT FORM
5400 W. Civic Center Dr.
Highland, UT 84003
November 15, 2018

7:00-8:30 pm

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General Comments:
NON-RESIDENT - Strongly Support Pickleball Courts, (will) donate!!

Questions:

What do you like best about the plan?

Pickleball counts

What do you like least about the plan?
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

________________________

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

________________________

Site Furnishings (Bench, Table, Trash):

________________________

Playground Equipment/Elements:

________________________

Gateway:

________________________

Parking:

________________________

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

________________________

[Handwritten: Pickleball Court]

Other:

________________________
November 15, 2018
5400 W. Civic Center Dr.
Highland, UT 84003
7:00-8:30 pm

Comment Form

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General Comments:
A great addition to the community, worried about maintenance, + cost.

Questions:
What do you like best about the plan? Pickleball + playground + trail

What do you like least about the plan? nothing - maybe baseball field
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

I like the "mountain" look.

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Add swings, including swings for disabilities.

Gateway:

Mountain architecture.

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Other: I wouldn't be happy if my neighborhood backed up to the park. Not a fan of skate park idea that some people want.
General Comments:

Will the ditch be left open or will it be covered in some way. It is still used for irrigation in the summer.

Questions:

What do you like best about the plan?

What do you like least about the plan?

So many trees. They seem to surround the park. Big trees will limit what I see when I look South.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Other:
November 15, 2018
5400 W. Civic Center Dr.
Highland, UT 84003

7:00-8:30 pm

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General Comments:

SKATE PARK!

Questions:

What do you like best about the plan?

Big

What do you like least about the plan?

NO SKATEPARK
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

SKATEPARK

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

SKATEPARK

Other:
Mountain Ridge Park
PUBLIC OPEN HOUSE

COMMENT FORM
November 15, 2018
5400 W. Civic Center Dr.
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7:00-8:30 pm

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General Comments:
I would like to see tennis courts & basketball courts - maybe not so many pickleball courts.
10 kids can play basketball at a time & only 4 can play pickleball at a time

Questions:
What do you like best about the plan?
Open fields & pickleball courts. The trail around the park.

What do you like least about the plan?
I don't like the white mountain looking thing at the entrance. Kids will climb it and its a graffiti target - also white is ugly.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Other:
Highland City would like to obtain your input on the Preliminary Master Plan for Mountain Ridge Park. You may leave your comments today or send your comments by November 22nd to Nathan Crane, 5400 W. Civic Center Dr., Highland, UT 84003. Phone: (801) 756-5751, FAX: (801) 756-6903, E-mail: NCrane@highlandcity.org

General Comments:

The pickleball complex is a much needed facility in Utah County. This is a sport for all ages and abilities.

Questions:

What do you like best about the plan?

pickleball, adaptive playground

What do you like least about the plan?

green space, water and upkeep
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

pickle ball

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Make sure it is adaptive for all abilities

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

pickleball- please consult with players or people that know the game to make sure courts have appropriate draining etc.

Other:
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General Comments:

Love the idea.
Parks are never a bad idea.
Pickleball complex will make Highland a destination site for the Valley and Region.

Questions:

What do you like best about the plan?
Pickleball

What do you like least about the plan?
Hard work to raise the funds, but it must be done.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?  

Pickleball

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Other:
Highland City would like to obtain your input on the Preliminary Master Plan for Mountain Ridge Park. You may leave your comments today or send your comments by November 22nd to Nathan Crane, 5400 W. Civic Center Dr., Highland, UT 84003, Phone: (801) 756-5751, FAX: (801) 756-6903, E-mail: NCrane@highlandcity.org

General Comments: Beautiful plan. Great enhancement for the community.

Questions:

What do you like best about the plan? Pickleball courts, All Abilities Playground.

What do you like least about the plan?
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Pickleball

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Yes

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

All Abilities

Gateway:

Parking:

213 Sounds great

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Other:

Will play pickleball in Highland!
November 15, 2018
5400 W. Civic Center Dr.
Highland, UT 84003

Mountain Ridge Park
PUBLIC OPEN HOUSE

COMMENT FORM

7:00-8:30 pm

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General Comments:

Great plan!

Questions:

What do you like best about the plan?

- Pickleball courts
- Donation funding
- Tournaments

What do you like least about the plan?
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

________________________________________________________________________

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

________________________________________________________________________

Site Furnishings (Bench, Table, Trash):

________________________________________________________________________

Playground Equipment/Elements: Swing sets, equipment for small children would be great.

________________________________________________________________________

Gateway:

________________________________________________________________________

Parking:

________________________________________________________________________

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

________________________________________________________________________

Other:

________________________________________________________________________

Not a Highland Resident, but would use the park and willing to donate.
November 15, 2018

Highland City would like to obtain your input on the Preliminary Master Plan for Mountain Ridge Park. You may leave your comments today or send your comments by November 22nd to Nathan Crane, 5400 W. Civic Center Dr., Highland, UT 84003. Phone: (801) 756-5751, FAX: (801) 756-4903. E-mail: NCrane@highlandut.gov.

General Comments:

- The pickleball courts are looking great and they would get tons of use out of them for a long time.
- Spanish Fork has a decent set up but Highland's will be cooler & better

Questions:

What do you like best about the plan?
- Pickleball Courts

What do you like least about the plan?
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

**Pickleball Courts**

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**Specific Park Feature Comments:**

**Restroom/Pavilion Architecture:**

- Bathrooms are a must w/ kids

---

**Site Furnishings (Bench, Table, Trash):**

- Benches/bleachers would be great

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**Playground Equipment/Elements:**

- Slides / Swings

---

**Gateway:**

---

**Parking:**

---

**Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):**

- Pickleball Courts look great!

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**Other:**

---
General Comments:
The pickleball courts look great. I love
the basketball essential element and park.

Questions:
What do you like best about the plan?
The pickleball courts.

What do you like least about the plan?
That it may not happen.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

- Pickleball courts

Specific Park Feature Comments:

Restroom/Pavilion Architecture:
- Perfect

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:
- Slide

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):
- Pickleball courts look great

Other:
HIGHLAND NEEDS PICNIC BALL! 

What do you like best about the plan? 

Frisbee works

What do you like least about the plan? 

I do not believe Highland needs more open fields
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Pickleball courts are the only essential part of the park.

Other:

I live on Mitchell Hollow Park & watch it be underutilized. Pickleball courts would be very utilized.
General Comments:

Pickleball is an awesome multi-generation sport. No other sport gets grandparents playing with grandkids, etc. It brings family and community together.

Questions:

What do you like best about the plan?

The pickleball complex.

What do you like least about the plan?
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Other:
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General Comments:
I think this is a great idea. 25 courts would make it a premier facility and could attract big crowds for tournaments, leagues, etc. which could also bring in big sponsors, ESPN television coverage, food vendors, etc. It would be totally awesome for the community. The nearby courts are always full during the summer.

Questions:
What do you like best about the plan?
Championship court, shade structures, bathroom, court quantity (25)

What do you like least about the plan?
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

2+ regular courts

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Other: Let's do this!
Highland City would like to obtain your input on the Preliminary Master Plan for Mountain Ridge Park. You may leave your comments today or send your comments by November 22nd to Nathan Crane, 5400 W. Civic Center Dr., Highland, UT 84003, Phone: (801) 756-5751, FAX: (801) 756-6903, E-mail: NCrane@highlandcity.org

General Comments:
What happened to the first plan? We have been telling the people for years that it would be for the youth.

Questions:
What do you like best about the plan?
I think it is crazy. What benefit does it give Highland? It looks like it will benefit people from other towns more than Highland City residents.

What do you like least about the plan?
The number of courts.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Ball fields for the kids of Highland.

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Restrooms are always needed. Pavilion - great

Site Furnishings (Bench, Table, Trash):

Yes

Playground Equipment/Elements:

Playground is great for younger children

Gateway:

Parking:

Parking is a must. People park on the road west of Mountain Ridge all the time. It is painted red on the curb, still people park there.

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

Other:
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General Comments:
I recently made a trip to Winter Color, they had 10 pickleball courts and when my husband's family went over there to play no one was using them. I disagree with using our Highland City money to create a place for pickleball tournaments. Use city money for recreation areas in the city.

Questions:
What do you like best about the plan?
I like the idea of having additional recreational areas in the city.

What do you like least about the plan?
27 pickleball courts - This is at least 21 too many. The noise will be a huge problem. Also, it appears that the play-area is next to 10400 N-a bus ground.
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

I would like to see covered eating areas and a large playground. A soccer field would also be good.

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Site Furnishings (Bench, Table, Trash):

Playground Equipment/Elements:

Needs to be away from 10:40 AM. Put pickleball courts near the busy road.

Gateway:

Parking:

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

I think pickleball courts are okay, but 27 courts aren't needed. It will be wasted space and a poor use of money.

Other:
General Comments:

This all looks great, but the city should finish one park before they start another. Beacon Hill Park was promised by the City to have funding when possible to complete the phases of the park. The City will now have $2 million + and not a dime will go towards Beacon Hill Park, this is not right.


Questions:

What do you like best about the plan?

The city is selling excess land to benefit parks.


What do you like least about the plan?

Mountain Ridge Park proposal is a very expensive concept mostly focused on one sport, Pickleball. This is not representative of the city's needs.
General Comments:

I have been a citizen of Highland for 14 years. We have been talking about this park for the past 12 or 15 years. We moved to Highland because of the lot size requirement. At a City meeting 12 years ago we were promised that this park would be like the Lakeside Complex with soccer, basketball, baseball, etc. This is still what we expect. Just because time & Council members have changed our ideas & expectations have not. We want one like Lakeside.

Questions:

What do you like best about the plan?

It's a park.

What do you like least about the plan?

27 pickle ball courts — and a business?
If you could have only one thing in the park, what would it be? Is there something missing that you would like to see?

Playground equipment

Specific Park Feature Comments:

Restroom/Pavilion Architecture:

Simple, flushing toilet.

Site Furnishings (Bench, Table, Trash):

Yes, the more the merrier.

Playground Equipment/Elements:

Slide, swings, teeter-totter, climbing wall, like those in St. George.

Gateway:

Parking:

This is key so surrounding neighborhoods are not impacted. Perhaps closest to the church so overflow for church & vice versa could work if need be.

Recreational Elements (Soccer, Basketball, Baseball, Tennis, Pickleball, Etc.):

If you polled all the households in Highland, soccer would be first, basketball, baseball & football - NOBODY cares about Pickleball! We don't want it. 2 courts max.

Other:
DATE: January 29, 2019
TO: Planning Commission
FROM: Tara Tannahill
      Planner & GIS Analyst
SUBJECT: Public Hearing and Action – A request by Highland Hideaway Storage
         for a Site Plan approval and Conditional Use permit of office warehouse
         buildings located in the Professional Office Zone south of 11251 N. Sunset
         Drive (SP-19-02 and CU-19-02) Administrative

STAFF RECOMMENDATION:
The Planning Commission should hold a public meeting and:

1) Recommend approval of the conditional use permit with appropriate stipulations. Staff has prepared draft stipulations that could be used. Additional stipulations may also be needed. The Commission may include any conditions which are deemed necessary to mitigate potential impacts and insure compatibility of the use with surrounding development, insure compliance with this ordinance, and which are required to preserve the public health, safety, and general welfare; or

2) Recommend denial the conditional use permit. If the Commission recommends denial the conditional use permit, appropriate and specific findings will need to be drafted; or

3) Continue the conditional use permit to allow the applicant to address the issues outlined by the Commission in accordance with Section 3-4902.

BACKGROUND:

Professional Office District:
The PO District was approved in 2003. The zone was drafted to accommodate the storage facility and a number of professional office buildings along Highland Boulevard. A Development Agreement was also approved in 2003. A specific site plan was included as part of the approval. There have been a few amendments to the PO District since the original approval. These amendments related to assisted living facilities and changes to the site plan.

Section 3-4902.7 Conditional Uses states:
7) Any other conditional or other types of professional services which the Planning Commission and City Council determine to be compatible with the intent of the zone.

Section 3-4903.1 Prohibited Uses States:
1) Determination of Use – Whenever a use has not specifically been identified in the foregoing classification, it shall be the duty of the City Planning Commission to determine if said use:
   (a) Is consistent with the intended use of the PO Zone; and
   (b) Is compatible with the other listed uses; and
   (c) Is compatible with the uses of adjacent properties.

In the Professional Office (P.O Zone) District the City Council is the approval body for a site plan and conditional use permit, after receiving a recommendation from the Planning Commission. The Planning Commission is the approval body for the architectural review.

Conditional Uses:
Conditional uses are uses that are meant to give limited flexibility in the review of an application. In Highland, the Planning Commission makes a recommendation to the City Council. A conditional use is regulated by the following standards:

(1) A land use ordinance may include conditional uses and provisions for conditional uses that require compliance with standards set forth in an applicable ordinance.
(2)
(a) A conditional use shall be approved if reasonable conditions are proposed, or can be imposed, to mitigate the reasonably anticipated detrimental effects of the proposed use in accordance with applicable standards.
(b) If the reasonably anticipated detrimental effects of a proposed conditional use cannot be substantially mitigated by the proposal or the imposition of reasonable conditions to achieve compliance with applicable standards, the conditional use may be denied.

If a use is allowed as a conditional use it is assumed that the use is desirable but that it may require an extra level of review. Denial must be based on some factor unique to the proposed location that renders the potential negative effects of the proposed use beyond mitigation. Mitigation means to temper or reduce the negative aspects, not eliminate them.

The action taken in response to an application must be supported by substantial evidence in the record. Substantial evidence is evidence that is relevant and credible. To be relevant, it must relate to the standards in the ordinance. To be credible it must be objective and independent.
SUMMARY OF THE REQUEST:
1. The applicant is requesting site plan, architectural plan, and conditional use permit approval for a 20,064 square foot office warehouse building. The property is located approximately at 11251 North Sunset Drive and is 2.13 acres. The petitioner does not have any tenants at this time.

2. Vehicular access will be provided from sunset drive and a shared road with church of Jesus Christ of LDS and an undeveloped lot by Meadowbrook Land, LLC on the east. The site will also provide cross access to the storage facility to the north. Access to the storage facility is also available through Highland Hideaway Storage’s main entrance.

3. The loading will be in the back of the facility are ground level, intended to allow FedEx or other deliver trucks.

4. Access to the property is from sunset drive and a shared driveway with the property owners to the east.

5. There are 46 parking stalls provided with two designated handicap parking stalls.

6. Hours of operation will be 8:00 am to 6:00 pm Monday through Saturday. Number of employees is unknown at this time.

CITIZEN PARTICIPATION:
The meeting notification sign was posted on the property December 28, 2019 and the neighborhood meeting was held on January 8, 2019. One resident attended the meeting and seventeen written correspondences have been received not in favor of the project.

Notice of the Planning Commission meeting was published in the Daily Herald on January 13, 2019 and posted on the state website January 10, 2019. Notification of the public hearing associated with this meeting was mailed to all property owners within 500 feet of the proposed site on January 15, 2019. Staff has received 28 emails in opposition of the project (Attachment 3).

REQUIRED FINDINGS:
The Planning Commission must determine that the proposed use meets three findings prior to granting a Conditional Use Permit. The burden of proof rests with the applicant. Each finding is presented below along with staff’s analysis.

1. The use will not be detrimental to the health, safety, or general welfare of persons residing or working in the vicinity or injurious to property or improvements in the vicinity.
The property to the north and west is zoned PO and is the existing storage facility. The property to the south is also zoned PO and is vacant. The property has been approved for non-residential uses. The property on the east side of Highland Boulevard is zoned R-1-40 and has been developed as single family homes. The proposed use will be a minimum of 125 feet from an existing residential homes. The proposed use is compatible with the surrounding land uses.

2. **The use complies with all applicable regulations in the Development Code.**

The Development Code allows uses in the PO District that are not specifically listed if it is determined that the proposed use is compatible with the intent of the zone.

The site plan provides adequate access and onsite circulation for the proposed use. There are 46 parking stalls provided. The Development Code requires 20.

A landscape plan has been submitted showing a minimum of 35% landscaping.

The proposed architecture includes the elements required in Section 3-4922 of the Development Code. Materials include split face block, smooth face block and metal accents. The architecture does not have a residential theme however it is consistent with the existing storage facility.

All lighting meets the requirements of Section 3-4915 of the Development Code.

All utility and mechanical is required to be screened from view. A stipulation has been included to address this issue.

The building height is a maximum of 30 feet. Due to the topography of the site the height will be lower if measured from Highland Boulevard.

There is an existing 40-foot water line easement that runs through the property from north to south. This limits the types of improvements that can be constructed.

The site plan is being reviewed by the Fire Marshall. The Fire Marshall is requesting that the northern driveway be extended to allow full turning movements for emergency vehicles. A stipulation has been included to address compliance with any issues.

3. **Conditions are imposed to mitigate any detrimental effects.**

Draft stipulations have been included to ensure compliance with the Development Code.
RECOMMENDATION:
The Planning Commission should hold a public meeting and:

1) Recommend approval of the conditional use permit with appropriate stipulations. Staff has prepared draft stipulations that could be used. Additional stipulations may also be needed. The Commission may include any conditions which are deemed necessary to mitigate potential impacts and insure compatibility of the use with surrounding development, insure compliance with this ordinance, and which are required to preserve the public health, safety, and general welfare; or

2) Recommend denial the conditional use permit. If the Commission recommends denial the conditional use permit, appropriate and specific findings will need to be drafted; or

3) Continue the conditional use permit to allow the applicant to address the issues outlined by the Commission in accordance with Section 3-4902.

DRAFT STIPULATIONS:
The following are draft stipulations.

1. Development of the site shall comply with the site plan and building elevations dated January 9, 2018 except as modified by these stipulations.
2. All signage shall require a separate permit and comply with the Development Code requirements.
3. Final civil engineering plans shall be reviewed and approved by the City Engineer. The site shall meet all requirements of the City Engineer.
4. All rooftop mechanical equipment shall be screened by a building parapet.
5. Final civil engineering plans shall be reviewed and approved by the Fir Marshall.
6. Prior to Council consideration, the landscape plan shall be provided that meets the requirements of the Development Code, included but not limited to a minimum of 35% landscaping, the required landscaping for the Parkway Detail, and improvements to Highland Blvd median.

FISCAL IMPACT:
This action will not have a financial impact on this fiscal year’s budget expenditures.

ATTACHMENTS:
1. Vicinity Map
2. Project narrative
3. Letters from citizens
4. 2003 Development Agreement Site Plan
5. Proposed site plan and elevations

Attachment 1:
Project Narrative

To: Highland City

From: Ken Berg, P.E., Berg Civil Engineering

Subject: Highland Office and Warehouse Park

Proposed Use
Highland Office and Warehouse Park is a project comprising several adjacent office warehouses. These office warehouses can be used for a variety of companies. Some uses include but are not limited to the following: Dance studio, Daycare Center, Mom and Pop shop, and other small businesses. The exact use of each office warehouse may vary slightly from the next but will be consistent with the General Plan and compliant with the Development Code and other city codes and regulations.

Consistency with the General Plan
The general plan currently shows this area to be Professional Office. The proposed use meets this requirement.

Development Code Compliance
Based upon Article 4.9 Professional Office ("P.O.") Zone, allows for the following:

1. Professional offices and services including but not limited to: architects, engineers, contractors, real estate offices, property managers, and mortgage and title offices.
2. Financial or legal offices consisting of but not limited to: banks, insurance offices, and law or accounting offices.
3. Medically related offices/services consisting of but not limited to: doctor’s office, dentist’s office, pharmacy, physical therapy, optometrists, chiropractors, counselors, and psychiatrists.
4. Other types of Professional Services including but not limited to: information technology services, marketing, travel and employment agencies, journalists, collection agencies, educational services, music studios, photography studios, churches, colleges & schools (academic, pre-schools, special education, indoor instruction only).
5. Art and craft galleries, and studios for the teaching of arts and crafts.
6. Any other conditional uses or other types of professional services which the Planning Commission and City Council determine to be compatible with the intent of the Zone.

Based upon Article 3-4905 allows for the following:

- Coverage of a site by a building shall not exceed thirty (30) percent.
  
- Total project size: 23 ac 100%
- Storage & Office Buildings: 6.90 ac 30%

All site plan configurations, landscaping and/or natural open space shall occupy no less than thirty-five percent (35%).

As per the Open Space Table in the attached Overall Master Plan for the overall project the total project as able to maintain the required 35% open space required by the zone.
General Compatibility of proposed use with adjacent property
The proposed addition is located centrally in the existing Professional Office (PO) Zone. This addition will be surrounded on the West and North by existing storage sheds, and by the East and South by future professional office buildings. The proposed use is compatible with its surroundings.

Site the building design with exterior lighting
The proposed buildings will be similar to the existing buildings as shown in the attached colored elevations. The exterior lighting will be minimized with downward directed lighting.

Ingress and Egress
The proposed addition will be accessed from Sunset Drive and a new driveway to the East. No additional roadway access points along Highland Blvd are proposed. The site has been designed to allow for emergency vehicles to turn within the site as shown on the site plan.

Pedestrian and alternative vehicles
No pedestrian or alternative vehicle improvements are proposed for this storage shed site.

Volume and character of traffic
Using the Institute of Transportation Engineers, Trip Generation, 10th Edition, the land use code of 130 - Industrial Park was used to identify the Peak PM trips associated with this land use (20,000 sf of Flex Warehouse) = 8 PM Peak Hour Trips.

Impact of public services
Water & sewer connections for each unit are proposed for the site. A common landscape connection is proposed for the common landscaping. There will be no impacts to surrounding schools or recreation facilities.

Screening and buffering
A 21 foot landscaping buffer along Highland Blvd is required and is shown on the site plan.

Proposed outdoor activities or storage
No outdoor storage activities allowed.

Hours of operation
Office Hours
          Sunday       Closed
         Monday - Saturday  8:00 AM - 6:00 PM

Number of employees
Number of employees is unknown at this time. The number of parking spaces is based upon typical office requirements.

Noise, smoke, odor, dust, vibration, or illumination created by the proposed use.
After construction, there will be low to no impacts of noise, smoke, odor, dust, vibration or illumination created by the storage sheds.

Regards,

Ken R. Berg, PE
Email from Melinda Ashton dated January 23, 2019:

My name is Melinda Ashton and I live in the Country French Development. I agree with the following letter written by Jamie Frischknecht.

To whom it may concern,

I am a resident of Highland city, and I live in the Ivory Homes development on the west side of Highland Boulevard. I want to add my voice to that of many other residents in opposition to the development of the Patterson warehouse building. I have looked up the Zoning Requirements for Professional Offices built in Highland City stated in Chapter 3, Article 4.9, Section 3-4901. We expect all development in the Professional Office Zone where the Patterson warehouse is proposed to be built to adhere to the primary intent and purpose of the Zone. I have copied this information from the code:

(2) The overall intent of these regulations is to establish a standard for professional office and storage facility development and maintenance which:

(a) Promotes the overall functionality, safety and visual attractiveness of professional office buildings, storage facilities, accompanying substructures, and surrounding landscape;

(b) Promotes architecture with a residential flavor;

(c) Promotes development which works in harmony with the open, rural atmosphere of Highland City;

(d) Prevents the erection of buildings or substructures with an industrial or a pre-fabricated appearance;

The current proposal for the warehouse does not fit these requirements. To comply with the required “visual attractiveness” and work with “the harmony” of the “open rural atmosphere of Highland City” and prevent an “industrial appearance”, the proposal will need some major adjustments. If the building is approved, Patterson will need to take on the additional cost to give the building a residential façade that matches our neighborhood, similar to that of the current Patterson building and the Highland Hideaway Storage. While we appreciate proposals of a sidewalk, tree-lined park strip, and retaining wall, we expect the building to follow the zoning guidelines of Highland City. The building cannot have an industrial appearance. We live in a nice neighborhood that does not include warehouses and industrial buildings. These type of buildings need to be built in industrial areas.

We have an additional concern for the number of transportation trucks that will presumable accompany the presence of a warehouse. This will surely increase traffic problems and pedestrian safety in the area.

We ask that you not approve the construction of a warehouse building in our neighborhood. If the building is approved, we expect that it will be built in compliance with Highland city code.
Please consider our concerns as you consider the approval of this building.

Thank you,

Jamie Frischknecht

801-427-3084

Email from Amber Gueck dated January 15, 2019:

To whom it may concern,

I live in Highland in an Ivory homes neighborhood off of Highland Blvd. and I’m concerned about the news that Patterson Construction is considering building an office warehouse near the storage units off of Highland Blvd. We chose to move to Highland (from CA) about 4 years ago because we liked the scenery, open space, and the neighborhoods with large lots. We drive past the storage units on Highland Blvd very often and they’re not very noticeable, the new church getting built in that area is noticeable, but attractive, and when I picture an office warehouse being built in that same area, I can’t imagine that to be attractive, or add to the “welcoming” neighborhood feel. I don’t know anything about Patterson Const., but I keep hearing about them in Highland neighborhood/community conversations or emails and I always come away from the dialogue with the impression that Patterson Construction doesn’t care what the people LIVING IN the community desire. I hope that the planning commission will take into consideration how an office warehouse being built on land that is the main entrance to our neighborhood will affect the ambiance of our neighborhood in an unattractive way. This would’ve had an affect on our decision to move here if we had known about it. Thank you for taking the time to read this.

Best regards,

Amber Gueck

Email from Anne Hansen dated January 14, 2019:

Planning Commission:

RE: 11251 N. Sunset Dr / Highland / Highland Hideaway Storage

I do not support the proposal for a Conditional Use Permit for 2.13 acres by Andrew Patterson. This property is at the entrances of Bull River HOA and Country French Estates as well as the entrance to our city. Highland City is predominantly a bedroom community. Placing warehouses adjacent to high end properties will only bring property values down; bring in more truck traffic; excessive congestion to an already congested intersection (entrance to the commuters lane) and potential work activities at night. Please deny this permit.

Thank you for your consideration.

Anne Sward Hansen

11349 N. Tamarack Dr.
Highland, UT 84003

Email from Cynthia Shaw dated January 16, 2019:

To who it may concern,

My husband and I moved to Highland 2 1/2 years ago after 31 years in Las Vegas. While in Las Vegas, we enjoyed living in Summerlin, a beautifully master-planned community. When we moved to Highland, we were attracted to the city because it had a feeling of being a master-planned community. It appeared family friendly, classy, harmonious and spacious, with lovely architecture. I have just learned that Patterson, the company who developed my subdivision, wants to build an industrial warehouse on the corner of Highland Blvd and Timpanogus Highway. I am vehemently opposed to an industrial-looking building at the entrance of our pleasant little community. To build something like that would be akin to destroying the curb appeal of a house. And I know for a fact that my neighbors object to the project as I do. Please review this plan in light of all of us who would be negatively affect by this unattractive warehouse in our neighborhood.

Sincerely,

Cynthia Shaw

11272 N. Calais Circle,

Highland, UT 84003

Email from Danielle Bailey dated January 16, 2019:

Hi, my name is Danielle Bailey and I am resident of the country French neighborhood in Highland across from the storage unit facility. We have lived there for 10 years.

I have heard about the proposed plan from Patterson to build warehouses north of the storage units and want to share my opinion as a homeowner.

I am highly against this development. When we moved here, we were assured by several people including realtors, that Highland was a bedroom community and was very particular and protective of that title. To me, that means there would be no industrial or office buildings near our neighborhood.

I am frankly disappointed in the unfinished islands and sidewalks on highland Blvd west of our neighborhood. I thought the Developer was responsible for beautifying that and they have done nothing. To me that is something simple that can be done and makes a big difference.

I am from Southern California with a mother that has served on city council and as mayor of Whittier for several years. She said she is shocked at what some of our streets look like in comparison to the type of neighborhoods they border.

I feel like Patterson seems to do what they feel like doing, and these warehouses would be an extension of that. I’ve also been told that none of the main guys from Patterson even live in Highland. I feel with multi million dollar homes just a few feet away, the worst thing for property values and beautification,
which would also affect the city would be to build these warehouses. My suggestion would be another development of homes.

I would never move to a neighborhood with existing buildings and I think building the warehouses would discourage people from moving to the surrounding area, which hurts Highland in the long run.

There is plenty of opportunity to build these warehouses elsewhere. Building homes instead I know would not bring in the same revenue, but it would keep the property values higher in the surrounding areas, which would be beneficial for long term tax revenue.

Please do not let this happen. Keep our community beautiful and accurate to what Highland advertises.

Thank you for your consideration, Danielle Bailey

Email from Emily Norton dated January 14, 2019:

To whom it may concern:

We are from the View Pointe neighborhood and we started the process about a year ago to purchase the open space land behind our homes. There are about 30 homes we have been coordinating with that wish to purchase land. Another street in our neighborhood was able to purchase their land after a few years of working towards it. We had already gotten all of our signatures and application filed and were well on our way to completing the process when we found out about the price change per square foot. This completely blindsided us and we were not properly informed in advance of this change coming down the pike. If we had known, we most assuredly would have sped up our process to make sure we could secure the land at the lower price. The fact is, if we cannot purchase the land at the original $1.40 per square foot we were originally told, all of our homes will withdraw, which could potentially be tens of thousands of dollars. We wanted to inform you that we would like to come speak to you on Monday about the potential of letting us be grandfathered into the previous rate of $1.40, since we were already very close to completing the process. Thank you for your time and we look forward to meeting with you.

Amy Peachey, Emily Norton and

View Pointe Neighbors

Email from Ken & Gloria Williams dated January 16, 2019:

Hello,

In regards to the proposed Patterson Warehouse planned to go in adjacent to the storage units on Highland Blvd, my husband and I are very much opposed to the idea as it will detract significantly from the residents view across Highland Blvd, in addition to detracting from and lessening the value of surrounding homes and neighborhoods. Unless there's the possibility of making it look like the Patterson offices that look like homes on the corner of Highland Blvd and SR92.

Thank you.
Email from Ivy Tornow dated January 15, 2019:

My family lives in the Country French Estates off of Highland Boulevard. We have been informed that Andrew Patterson has requested a Conditional Use Permit so that he can build a warehouse on Highland Boulevard. We moved to Highland a year and half ago to be in a beautiful residential neighborhood surrounded by an aesthetically pleasing community. When we purchased there were two commercial buildings on Highland Boulevard; Hideaway Storage Units and the office building on the corner of SR 92 and Highland Blvd. We do not need any warehouses in the area. It will decrease the value of our beautiful residential area if people have to drive through a warehouse district on their way to our homes. I ask that Patterson be denied a Conditional Use Permit for this project because it means that it is an exception to the current zone. Please force them to keep Highland aesthetically pleasing as it currently is. If we allow one warehouse to be built then it sets a standard for others to be built and devalue our neighborhood.

Highland is a fabulous community and we want to keep it a special place to live and raise our families. Thank you for holding fast on the current zoning to keep it that way.

Sincerely,

Ivy Tornow

505-947-5252

Email from Janet Eyring dated January 10, 2019:

To Whom It May Concern:

I am a concerned resident at 6727 W. Spring Hollow Lane, Highland who is opposed to the Pattersons' building an office warehouse on Highland Blvd. next to the Hideaway Storage Units. There are several concerns I have about this project. First the height of the buildings and the commercial look of the buildings do not fit into the “look and feel” of the surrounding neighborhoods. If the plans could be altered to sink the building and surround it with trees, this would greatly improve the appearance of the structure and help reduce noise and tone down lighting. Highland Blvd. is the entrance to 3 communities: Bull River, Country French, and Dry Creek, all of which are trying to maintain a residential versus commercial feel. I hope new plans can be drawn up which address some of these issues I have mentioned. I plan to attend the meeting on January 29 to further voice my opinion on this issue.

Sincerely,

Dr. Janet Eyring
Email from Jenelle Cox dated January 9, 2019:

To whom it may concern,

We as residents of Highland are concerned about the proposed building on Highland Blvd. next to the storage units. We moved here and built high-end homes in a bedroom community for peace and beauty.

Everywhere we turn building is going on. It is unfortunate that the developers cannot see the value of having beautiful neighborhoods kept away from industry and commercial buildings. Isn't there enough office warehouses being built all along the freeway? It is overdone and becoming an eyesore. Please do not bring that this far into our city and ruin our neighborhoods. It isn't all about money. It is also about lifestyle and raising families in areas untainted by commercialism.

Please care.

Jenelle Cox

Email from Jill Tew dated January 9, 2019:

We've been told Patterson is wanting to build some warehouses on the southwest corner of Highland Blvd near SR-92. PLEASE do not let them do this! We moved to Highland to get away from the ugly industrial buildings. PLEASE keep our community looking nice. IF commercial buildings have to be built, PLEASE keep them to one level so they don't block the view of the mountains. We do not want to look at ugly buildings every time we leave our homes.

Thank you for preserving our community!

Jill Tew

Email from Johanna Warr dated January 9, 2019:

Hi,

I’m writing to express my concern about the commercial building development that is proposed to happen across the street from my Country French neighborhood. What can I do to voice my opinion and help put a stop to having a 2 story commercial office building go up right there?

Sincerely,

Johanna Warr

801-995-0925

Email from Laura Mustard dated January11, 2019:

Thank you for your quick response, Mr. Mayor.
And thank you, Manuel, for your efforts and willingness to speak on behalf of our community in the interest of keeping it beautiful.

Mr. Mayor, while you may not have the regular opportunity to hear directly from members of the community, please know that all of our neighbors at Country French care very deeply about Highland and preserving its beauty. Matters like these are discussed frequently and there are strong feelings about some of the administrative decisions made on our behalf.

Particularly in the case of Patterson development, and please forgive me putting this in easy terms, there is a general feeling that the company is permitted to do whatever it wants. Sometimes to the benefit, other times to the detriment of the larger community aesthetic.

As it relates to this case, Mr. Bueno has raised our collective concerns over use of the land directly outside the entrance to the Country French neighborhood. However, it’s more important than that.

We feel this particular space serves as a beautiful welcome to Highland itself, as many people travel up Highland Blvd to the many other well maintained communities up the road. While there has already been development of offices and storage space at the very start of Highland Blvd, it’s our hope that a great deal more consideration will be given to preserving some of the beauty that exists. We should all be invested in presenting Highland as the unique and beautiful community it is, placing more importance on Highland Blvd to showcase that beauty.

I’ve attached Mr. Bueno’s previous note that reinforces these points and also offers several ideas on how to address.

Now that the issue has been made visible and appropriately brought to the attention of homeowners, I’d expect you’ll hear from more of them - within Country French and beyond.

Perhaps it’s worth a larger discussion?

Thanks for your time.

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Email from Manuel Bueno dated January 10, 2019:

Hello Mayor, Council and Planning Committee. I recently received a letter from Patterson Homes about the proposed Highland Business Park because I live within 500 feet of the property. I attended the Neighborhood Notification Meeting on Tuesday at 6:15 pm. I was the only resident who attended. Wayne and Andrew Patterson presented the information. I am not aware why I was the only resident there. Perhaps this letter was not mailed out to very many people? Perhaps it was the time of day, being just after 6:15 pm?

I appreciate the opportunity to first hear about this project. I did feel like Patterson was wanting to hear concerns. My two initial concerns was the height of the project and the look of it. However, after having time to think about the information I do have more concerns than this.

1) I do not support warehouse space anywhere in Highland and let alone across the street from my home. This gives rise to all types of industrial businesses and large truck traffic which I don't think is conducive to Highland City. My preference would be to add more residential lots and homes there. It
seemed like when I first moved into my home, this subject piece of land was part of a larger piece that was zoned residential. Perhaps when Patterson donated some of the land to the Church they were able to get the remaining parcels zone commercial office? I am not sure but you would likely know the history. If residential cannot be done then something similar such as assisted living or a funeral home would be better. And if that is not possible just plane office would be the last possible resort. No warehouses.

2) For this particular lot I would only do a one story on the street frontage side because that part of the parcel is built up with a large natural dirt berm. If they want something taller such as 20 to 22 feet or two story, you can do that on the back side and have it be walk out, similar to a walk out basement where the front only shows one story but the back shows two. What I am saying here is if you want two stories, you can do that with a basement as story one that has a walkout on the west or back side. This way only the top story sits on top of an already elevated lot for this area.

3) If office or any commercial is done, it should look like residential. If you look at the buildings that Patterson owns such as the office building of the adjacent storage units and the office building(s) on the corner of SR 92 and Highland Blvd, these buildings look more residential. Any additional office building should also have a residential and not a commercial, linear look.

As a side note, Andrew said they would finish the medians in the area while working on this project. I would hope the medians look nice and match the other up the street that have landscaping and not just concrete. You can have good landscaping that uses low water.

To recap: I would propose this property be developed as residential but if not then having it be assisted living or something of that nature be better. Of last resort would be a one story office building on the frontage which has a residential looking facade. And actually, whatever structure appears, having it look residential is best. No warehouses please. No warehouses.

Sincerely, Manuel Bueno, resident.

Email from Michael Tornow dated January 15, 2019:

To whom it may concern:

I know that it’s not always easy to deny someone the ability to use their property for commercial use. However, when someone purchases a property in a residential area, they consider the neighborhood before purchasing.

The zoning is done for a certain reason. We have many homes in Highland that are what I would consider “high end.” These homes bring in a very nice tax revenue to the city. A warehouse area compared to a residential area is not what should be in this area. Patterson should build their warehouses in an industrial part of town, away from residential. Please consider this when evaluating land use and the esthetic nature of the area. All local residents should have a voice in their his matter.

Thank you,

Dr. Michael Tornow
Email from Monica Wonnacott dated January 14, 2019:

Dear city planning committee and Mayor,

It has come to my attention that Patterson construction has applied for a conditional permit. The permit would allow them to build a warehouse like building just off of Highland Blvd. As a resident of the adjacent neighborhood, country French estates, I have serious concerns about this.

1. Decreasing property values. I have invested a lot of money in building a home where I have in Highland. A large warehouse devalues that property. I bought the land and built where I did only after I had investigated who owned the surrounding land and what the zoning regulations were already in place. Allowing an exception at this point, changes the rules. I would not have built where I did, if I had known warehouse buildings were going in there.

2. Safety. The kind of traffic that pulls in and out of a warehouse office building is very different then a neighborhood. I have small children and I’m concerned about the type and increase traffic pattern. More importantly, when they become driving teenagers, I am worried about a constant flow of trucks in and out of there. I moved from our previous home in Lehi due to a similar situation that ended up causing dozens of trucks up and down our neighborhood street on a daily basis.

3. Esthetics. An office warehouse is an eyesore. I chose my neighborhood because the houses are beautiful and different. How tragic to have to look an office warehouse every time I pull in and out of my neighborhood.

4. Changing the rules. When the area was zoned and development started, all the parties involved were made aware. Making exception for one large developer without considering the opinions and how it affects other people is ethically wrong. Patterson’s request is based off the financial best interest of the developer alone. In no way does it benefit the surrounding neighborhoods (ultimately the people who are affected by it).

I urge you to vote NO. Please feel free to contact me if you have further questions.

Thank you,

Monica Wonnacott, MD
Highland resident
(801) 368-9943

Email from Steven Tew dated January 16, 2019:

I am a resident of Highland with my home very near the proposed location of Patterson's proposed warehouse site. I am in the Dry Creek Highlands area and pass that area multiple times daily. I moved to highland to be away from the congestion and feel of commercial development and to have a warehouse complex put up right next to our neighborhood is totally against the reason we built here. Please do what you can to prevent the unchecked development that will take away from the value of highland. If development needs to happen, please have it be in keeping with the neighboring communities - not warehouses.

Thank you, Steven Tew
Email from Vana Olson dated January 15, 2019:

I am opposed to the rezoning and proposal for the property located near the new church building on Highland Blvd. This property should be in keeping with adjacent residential and in keeping with the vision of the founding fathers which is residential on large lots.

Email from Melanie Westcott dated January 16, 2019:

Mayor, Highland City Council, and Planning Commission,

We live in Country French off of Highland Blvd. We are very concerned about Patterson wanting to build a warehouse across the street from our home development. Considering Highland’s current status as a quiet bedroom community, I do not see how a warehouse should be allowed in Highland right at the entrance to several beautiful home developments including Country French and several nice communities along Highland Blvd.

Zoned office space should be similar to the office space Patterson has already built on the East side of the entrance to Highland Blvd. These offices look more like homes and enhance the entrance to Highland and Highland Blvd. Truly, I am sad that this space across the street from our development is zoned for offices and not for single family homes. I wish I had known when that zoning took place.

But worse than offices is warehouses!! Warehouses belong on streets like the industrial Geneva road, not Highland Blvd. It is already very frustrating that a storage unit (also better suited to Geneva Road or roads adjacent to the freeway) is on Highland Blvd. Furthermore, having large trucks coming and going to a warehouse on Highland Blvd. would further burden the roads, make them less safe, and add to the eyesore of a warehouse. Additionally, a large warehouse could draw activity that Highland is not accustomed to. As I look at Utah County crime maps, Highland is virtually free of daily crime. The safety of Highland is a major factor contributing to Highland’s excellent property values and people’s desire to move here with their families. A large warehouse invites opportunities for people with mal-intent to have a silent, remote place for illicit activity where much is unseen and no one is around to notice or hear. Highland does not need to create spaces where more police work will be required--especially not directly across the street from some of Highland’s nicest neighborhoods.

Our new church building will also be adjacent to this property. Several teens and children will walk alone to their church to attend weekly activities. A large warehouse adjacent to the church only heightens the worry parents will face as they send their children in the church for these activities on dark weeknights. A warehouse is a great place to watch and hide out for those who could pose a danger to our children, teens, and women.

I implore the mayor, council, and planning committee to keep Highland an inviting, safe, beautiful bedroom community in all your future decisions as you plan Highland’s development. Keeping Highland safe and beautiful will keep our property values up which inevitably will leave you, as officials serving our community, with the greatest legacy. Please consider what is best for the future of Highland’s residents (those who voted you into office) and not what is most pressing, convenient, and lucrative for developers who constantly come appealingly and incessantly to your inboxes, phones, and meetings.

Thank you for your time,

Lincoln and Melanie Westcott
Dear Councilmen and Mayor Mann,

I am a resident of Highland city, and I live in the Ivory Homes development on the west side of Highland Boulevard. I want to add my voice to that of many other residents in opposition to the development of the Patterson warehouse building. I have looked up the Zoning Requirements for Professional Offices built in Highland City stated in Chapter 3, Article 4.9, Section 3-4901. We expect all development in the Professional Office Zone where the Patterson warehouse is proposed to be built to adhere to the primary intent and purpose of the Zone. I have copied this information from the code:

(2) The overall intent of these regulations is to establish a standard for professional office and storage facility development and maintenance which:

(a) Promotes the overall functionality, safety and visual attractiveness of professional office buildings, storage facilities, accompanying substructures, and surrounding landscape;

(b) Promotes architecture with a residential flavor;

(c) Promotes development which works in harmony with the open, rural atmosphere of Highland City;

(d) Prevents the erection of buildings or substructures with an industrial or a pre-fabricated appearance;

The current proposal for the warehouse does not fit these requirements. To comply with the required “visual attractiveness” and work with “the harmony” of the “open rural atmosphere of Highland City” and prevent an “industrial appearance”, the proposal will need some major adjustments. If the building is approved, Patterson will need to take on the additional cost to give the building a residential façade that matches our neighborhood, similar to that of the current Patterson building and the Highland Hideaway Storage. While we appreciate proposals of a sidewalk, tree-lined park strip, and retaining wall, we expect the building to follow the zoning guidelines of Highland City. The building cannot have an industrial appearance. We live in a nice neighborhood that does not include warehouses and industrial buildings. These type of buildings need to be built in industrial areas.

We have an additional concern for the number of transportation trucks that will presumable accompany the presence of a warehouse. This will surely increase traffic problems and pedestrian safety in the area.

We ask that you not approve the construction of a warehouse building in our neighborhood. If the building is approved, we expect that it will be built in compliance with Highland city code.

Please consider our concerns as you consider the approval of this building.

Thank you,

Jamie Frischknecht

801-427-3084
Email from Jen Brown dated January 17, 2019:

Dear Councilmen and Mayor Mann,

I am a resident of Highland city, and I live in the Ivory Homes development on the west side of Highland Boulevard. I want to add my voice to that of many other residents in opposition to the development of the Patterson warehouse building. I have looked up the Zoning Requirements for Professional Offices built in Highland City stated in Chapter 3, Article 4.9, Section 3-4901. We expect all development in the Professional Office Zone where the Patterson warehouse is proposed to be built to adhere to the primary intent and purpose of the Zone. I have copied this information from the code:

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HIGHLAND CITY DEVELOPMENT CODE 9-Jan-14 – and; . . . .

The current proposal for the warehouse does not fit these requirements. To comply with the required “visual attractiveness” and work with “the harmony” of the “open rural atmosphere of Highland City” and prevent an “industrial appearance”, the proposal will need some major adjustments. If the building is approved, Patterson will need to take on the additional cost to give the building a residential façade that matches our neighborhood, similar to that of the current Patterson building and the Highland Hideaway Storage. While we appreciate proposals of a sidewalk, tree-lined park strip, and retaining wall, we expect the building to follow the zoning guidelines of Highland City. The building cannot have an industrial appearance. We live in a nice neighborhood that does not include warehouses and industrial buildings. These type of buildings need to be built in industrial areas.

We have an additional concern for the number of transportation trucks that will presumable accompany the presence of a warehouse. This will surely increase traffic problems and pedestrian safety in the area.

We ask that you not approve the construction of a warehouse building in our neighborhood. If the building is approved, we expect that it will be built in compliance with Highland city code.

Please consider our concerns as you consider the approval of this building.

Thank you,

Jen Brown

801-949-4641
Email from Kayla Springer dated January 17, 2019:

Dear Councilmen and Mayor Mann,

I am a resident of Highland city, and I live in the Ivory Homes development on the west side of Highland Boulevard. I want to add my voice to that of many other residents in opposition to the development of the Patterson warehouse building. I have looked up the Zoning Requirements for Professional Offices built in Highland City stated in Chapter 3, Article 4.9, Section 3-4901. We expect all development in the Professional Office Zone where the Patterson warehouse is proposed to be built to adhere to the primary intent and purpose of the Zone. I have copied this information from the code:

(2) The overall intent of these regulations is to establish a standard for professional office and storage facility development and maintenance which:

(a) Promotes the overall functionality, safety and visual attractiveness of professional office buildings, storage facilities, accompanying substructures, and surrounding landscape;

(b) Promotes architecture with a residential flavor;

(c) Promotes development which works in harmony with the open, rural atmosphere of Highland City;

(d) Prevents the erection of buildings or substructures with an industrial or a pre-fabricated appearance;

HIGHLAND CITY DEVELOPMENT CODE 9-Jan-14 - 143 – and; . . . .

The current proposal for the warehouse does not fit these requirements. To comply with the required “visual attractiveness” and work with “the harmony” of the “open rural atmosphere of Highland City” and prevent an “industrial appearance”, the proposal will need some major adjustments. If the building is approved, Patterson will need to take on the additional cost to give the building a residential façade that matches our neighborhood, similar to that of the current Patterson building and the Highland Hideaway Storage. While we appreciate proposals of a sidewalk, tree-lined park strip, and retaining wall, we expect the building to follow the zoning guidelines of Highland City. The building cannot have an industrial appearance. We live in a nice neighborhood that does not include warehouses and industrial buildings. These type of buildings need to be built in industrial areas.

We have an additional concern for the number of transportation trucks that will presumable accompany the presence of a warehouse. This will surely increase traffic problems and pedestrian safety in the area.

We ask that you not approve the construction of a warehouse building in our neighborhood. If the building is approved, we expect that it will be built in compliance with Highland city code.

Please consider our concerns as you consider the approval of this building.

Best,

Kayla G Springer

801.889.5269
Email from Charisse Chambersv dated January 17, 2019:

Dear Councilmen and Mayor Mann,

I am a resident of Highland city, and I live in the Ivory Homes development on the west side of Highland Boulevard. I want to add my voice to that of many other residents in opposition to the development of the Patterson warehouse building. I have looked up the Zoning Requirements for Professional Offices built in Highland City stated in Chapter 3, Article 4.9, Section 3-4901. We expect all development in the Professional Office Zone where the Patterson warehouse is proposed to be built to adhere to the primary intent and purpose of the Zone. I have copied this information from the code:

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Please consider our concerns as you consider the approval of this building.

Thank You,

Charisse Chambers
Email from Jan Story dated January 17, 2019:

Dear Councilmen and Mayor Mann,

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Please consider our concerns as you consider the approval of this building.

Thank You,

Jan Story

801-376-9803
Email from Myrna Dewitt dated January 17, 2019:

Dear Councilmen and Planning Commission Directives,

My husband Scott DeWitt and I, Myrna DeWitt residents of Highland City, fully support Jaime Frischknech’s letter below and too oppose to de build out of warehouses on the west side of Highland Boulevard. We would greatly appreciate it if you could please consider our concerns and hear our voices as residents of this beautiful city we all live on before approving anything.

Best Regards,

Myrna DeWitt

Email from Lexi Fenton dated January 17, 2019:

Dear Councilmen,

I am a resident of Highland city, and I live in the Ivory Homes development on the west side of Highland Boulevard. I want to add my voice to that of many other residents in opposition to the development of the Patterson warehouse building. I have looked up the Zoning Requirements for Professional Offices built in Highland City stated in Chapter 3, Article 4.9, Section 3-4901. We expect all development in the Professional Office Zone where the Patterson warehouse is proposed to be built to adhere to the primary intent and purpose of the Zone. I have copied this information from the code:

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Please consider our concerns as you consider the approval of this building.

Thanks,

Lexi Fenton
801-694-9655
(Maple Hollow Ct. Resident)

Email from Olwen Jewson dated January 17, 2019:

Dear Councilmen,

I am a resident of Highland city, and I live in the Ivory Homes development on the west side of Highland Boulevard. I want to add my voice to that of many other residents in opposition to the development of the Patterson warehouse building. I have looked up the Zoning Requirements for Professional Offices built in Highland City stated in Chapter 3, Article 4.9, Section 3-4901. We expect all development in the Professional Office Zone where the Patterson warehouse is proposed to be built to adhere to the primary intent and purpose of the Zone. I have copied this information from the code:

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Please consider our concerns as you consider the approval of this building.

Thanks,

Olwen & Keith Jewson

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Email from Anita Fowler dated January 18, 2019:

Dear Councilmen/women,

I am a resident of Highland city, and I live in the Ivory Homes development on the west side of Highland Boulevard. I want to add my voice to that of many other residents in opposition to the development of the Patterson warehouse building. I have looked up the Zoning Requirements for Professional Offices built in Highland City stated in Chapter 3, Article 4.9, Section 3-4901. We expect all development in the Professional Office Zone where the Patterson warehouse is proposed to be built to adhere to the primary intent and purpose of the Zone. I have copied this information from the code:

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We ask that you not approve the construction of a warehouse building in our neighborhood. If the building is approved, we expect that it will be built in compliance with Highland city code.
Please consider our concerns as you consider the approval of this building.

Thanks,

Anita Fowler
801-903-8264

Email from Brooke Sweeney dated January 18, 2019:

Dear Councilmen,

I am a resident of Highland city, and I live in the Ivory Homes development on the west side of Highland Boulevard. I want to add my voice to that of many other residents in opposition to the development of the Patterson warehouse building. I have looked up the Zoning Requirements for Professional Offices built in Highland City stated in Chapter 3, Article 4.9, Section 3-4901. We expect all development in the Professional Office Zone where the Patterson warehouse is proposed to be built to adhere to the primary intent and purpose of the Zone. I have copied this information from the code:

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Please consider our concerns as you consider the approval of this building.
In speaking with other concerned neighbors they have all shared the concern that the council is to focused on the list of requirements for “conditional use”. This seems to be a common theme in your responses to our concerns.

We realize that this area is zoned for professional offices and the development code ultimately gives the city council and planning commissions flexibility on what they decide is “conditional use.”

While I think it is good for our community to discourage the approval of a warehouse in this area, if the council chooses to allow Patterson’s proposal to fit under the “conditional use” category, you still need to have Patterson comply with the primary use guidelines that are built in Highland’s city code.

This means whatever Patterson’s builds will need to have “architecture with residential flavor” and not an “industrial or pre-fabricated appearance.” The city council and planning commission must enforce that they follow a residential look for these buildings similar to the appearance that was used for the current Patterson building and Highland Hideaway Storage. You can also regulate other factors like height restrictions and curb appeal.

In Chapter 3, Article 4.9, Section 3-4901 it states,

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Thanks,
Brooke Sweeney
425-408-2925
11322 north normandy way Highland❤
SHEET NOTES
1. CONCRETE MASONRY UNIT GARBAGE ENCLOSURE.
2. SITE LIGHT POLE. SEE ELECTRICAL.
3. WALL MOUNTED LIGHT FIXTURE, MOUNT ON BACK OF STORAGE UNIT WALL WITH SURFACE MOUNTED CONDUIT. BID AS OPTION. SEE ELECTRICAL.
4. NEW ADA COMPLIANT SIDEWALK CURB RAMP. SEE CIVIL DRAWINGS.
5. ADA VAN PARKING SIGN.
6. PAINTED ADA PARKING SYMBOL.
Sheet Notes:
1. Corrugated Metal Siding.
2. Light Fixture.
3. Concrete Block.
4. Potential Bounce Locations Typical (By Separate Permit).
5. Aluminum Storefront Windows and Doors.
6. Finished Concrete.
7. Aluminum Canopy.
## EXTERIOR LIGHTING FIXTURE SCHEDULE

### LUMINARIES

<table>
<thead>
<tr>
<th>ID</th>
<th>Type</th>
<th>Description</th>
<th>Brand</th>
<th>Model</th>
<th>Finish</th>
<th>Height</th>
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### MOUNTING

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<tr>
<th>Configuration</th>
<th>Pole</th>
<th>Fixture</th>
<th>Ballast</th>
<th>Lamp</th>
<th>Color</th>
<th>Type</th>
<th>Finishes</th>
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### REFLECTOR AND DISTRIBUTION

<table>
<thead>
<tr>
<th>Cutoff Classification</th>
<th>Reflector and Distribution</th>
<th>Dimensions</th>
</tr>
</thead>
<tbody>
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### NOTES

- Verify the proper mounting kit or accessories to facilitate installation as shown at each location on the drawings.
- Comply with the "Exterior Lighting" section of the specifications.
- Provide unit prices and fixture brand selected for use.
- Do not include lamp(s) or freight as noted, and do not include any labor.
- Contractor allowance prices are accurate when this schedule is given to the contractor or installer.
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NOTE TO ENGINEER:
FOR SQUARE POLES LESS THAN 31' OR ROUND POLES LESS THAN 26', USE TAPERED. FOR ARM MOUNT FIXTURES, USE STRAIGHT POLES, OR WATCH SIZE AT TOP OF POLE (MUST BE COMPATIBLE WITH ARM SIZE). TRY TO MATCH FIXTURE SHAPE. DON'T USE ALUMINUM POLES GREATER THAN 14'.

FOR POLES TALLER THAN 30', OR FOR MORE THAN A DOUBLE-HEAD, HAVE A STRUCTURAL ENGINEER PROVIDE CALCULATIONS AND MODIFICATIONS TO THIS STANDARD DETAIL FOR THE PARTICULAR PROJECT CONDITIONS.

3'-0" 3" CLR

6'-0" 2" CLR

12'-0" +/- .75" GROUT BED UNDER LIGHT POLE BASE ANCHOR BOLTS AND FULL BASE COVER PER LIGHT POLE MANUFACTURER. SEE LIGHT POLE MANUFACTURER TEMPLATE TO SET ANCHOR BOLTS.

INTERIOR PAINTED WITH RUST INHIBITIVE PRIMER

PROVIDE IN-LINE FUSE WITH INSULATED FUSE HOLDER HERE

HAND HOLE COVER

ROUND ALUMINUM POLE?

SQUARE ALUMINUM POLE?

ROUND STEEL POLE?

SQUARE STEEL POLE?

PAINTED TO MATCH FIXTURE

SEE FIXTURE SCHEDULE FOR FIXTURE HEAD REQUIREMENTS.

.75" CHAMFER ALL EXPOSED EDGES

2 SETS #4 TIES IN TOP 5" OF BASE

4 SETS #4 TIES AT 12" OC

#6 .75" CONDUIT CONDUIT WITH J-BOX (TYPICAL)

8 #6 BARS VERTICAL WITH 3 SETS #4 TIES AT 18" OC

EXCEPT AS NOTED ABOVE

24"Ø CONCRETE BASE

8' X .75" COPPER WELD GROUND ROD

233 SOUTH PLEASANT GROVE BLVD. SUITE #105
PLEASANT GROVE, UTAH 84062

SHEET DESCRIPTION:

DATE:

PROJECT #:

PROJ. MAN.:

CHECKED BY:

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The regular meeting of the Highland City Planning Commission was called to order by Planning Commission Chair, Christopher Kemp at 7:11 PM on December 11, 2018. An invocation was offered by Commissioner Tim Ball and those assembled were led in the Pledge of Allegiance by Commissioner Ron Campbell.

PRESENT: Commissioner: Christopher Kemp
Commissioner: Ron Campbell
Commissioner: Jerry Abbott
Commissioner: Tim Ball

EXCUSED: Commissioner: Sherry Carruth
Commissioner: Brittney Bills
Commissioner: Abe Day
Commission Alternate: Brady Brammer

STAFF PRESENT: Planner: Tara Tannahill
Planning Coordinator: JoAnn Scott
Planning Commission Secretary: Heather White

OTHERS: Nianne Young

PUBLIC APPEARANCES
Chair Kemp asked for public comment. None were offered.

PUBLIC HEARING ITEMS

1. **FP-18-03**

   Clyn and Nianne Young are requesting approval of a 3-lot subdivision located approximately at 11144 N 5500 W.

Commissioner Kemp opened the public hearing at 7:13 PM.

Ms. Tannahill reviewed the history of the property. She mentioned that the previous property owner did two illegal subdivision splits in 1983, which eventually resulted in a Northwest lot 15 and Northeast lot 15. She explained that the Young’s now owned the property that included Northwest lot 15. She explained that Northwest lot 15 was not a legal lot and did not have enough frontage, which was why the homeowner was proposing a subdivision. She reviewed the proposed site plan. Ms. Tannahill mentioned that a development review committee meeting was
held with no citizen attendance, however the city received two letters in opposition to the
proposed subdivision. Ms. Scott further explained that the proposed subdivision would only
allow for one additional house while fixing the mess that was created in 1983. She said it
complied with the R-1-40 criteria.

Members of the Planning Commission considered the letters of opposition.

Commissioner Kemp closed the public hearing at 7:19 PM.

Commissioner Campbell pointed out that the proposed lot configuration would have a curve to it.
Ms. Young explained that the lot already had a curve. She said extra footage would come from
the neighbor’s to the north.

MOTION: Commissioner Abbott moved that the Planning Commission recommend approval of
the proposed plat subject to the following stipulations:

1. The recorded plat conforms to the final plat date stamped September 2018 except as
   modified by these stipulations.
2. All public improvements shall be installed as required by the City Engineer.
3. The civil construction plans shall meet all requirements as determined by the City
   Engineer.

Commissioner Ball seconded the motion. Commissioners Kemp, Abbott, Ball, and Campbell
were in favor. None were opposed. The motion carried with three absent.

APPROVAL OF MINUTES

MOTION: Commissioner Ball moved to approve the minutes from the August 28, 2018 Planning
Commission meeting. Commissioner Campbell seconded the motion. All present were in favor.
None were opposed. The motion carried with three absent.

MOTION: Commissioner Campbell moved to accept the minutes from the Nov. 27, 2018
Planning Commission meeting. Commissioner Abbott seconded the motion. All present were in
favor. The motion carried with three absent.

ADJOURNMENT

MOTION: Commissioner Campbell moved to adjourn the meeting. Commissioner Abbott
seconded the motion. All present were in favor. The motion carried.

The meeting was adjourned at 7:24 PM.