

HIAWATHA GOLF COURSE AREA MASTER PLAN

Project Understanding

The Hiawatha Golf Course Area Master Plan, an Amendment to the Nokomis-Hiawatha Regional Park Master Plan is driven by the 2017 Hiawatha Golf Course Area Alternatives Assessment which identified several potential water management alternatives for the area. The Minneapolis Park and Recreation Board Commissioners passed Resolution 2018-230 which included the following directives:

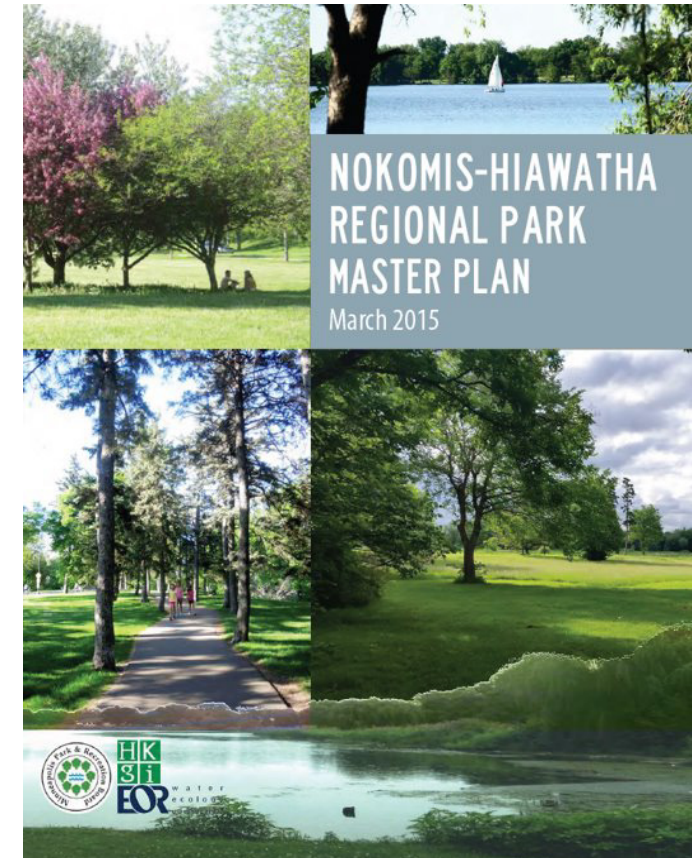
- Pursue a reduced pumping scenario as conceptualized in Alternative B (from the 2017 assessment)
- At a minimum, a flood-resilient and ecologically-driven nine-hole configuration for a golf course in the property
- Reflect appropriate methods of recognizing the role of Hiawatha Golf Course and the history of black golfers in the Minneapolis park system.

This draft Preferred Design Alternative is the stepping off point for the master plan amendment document. It was developed based on input from the community advisory committee (CAC), the public, and Minneapolis Park and Recreation Board (MPRB) staff and evolves from the vision and guiding principles that were developed early in the master planning process. It will be used to capture further input from the community and other project stakeholders and will be modified based on that input.

Ultimately, this Preferred Design Alternative will serve as the cornerstone of the Master Plan amendment document that will guide all future phases. Following approval of the master plan amendment, design, engineering, permitting and approvals, bidding, and construction phases will commence, and each includes a community engagement component.

Vision

The Hiawatha Golf Course Property is a unique destination providing a welcoming and equitable park experience for both the surrounding community and regional park users that is ecologically-responsible, addresses water management needs, and respectful of the site's natural and cultural history. Park development will have a long-term focus for year-round passive and active recreation, where golf and other recreation will interface with ecology and art to provide for a flood-resilient design that is accessible, connected, and celebrates the spirit of Minneapolis.



Guiding Principles

Natural Resources

- **HONOR WATER** and realize its significance at the site, in our lives, and our cultures.
- **PROVIDE A FLOOD RESILIENT DESIGN** within the park area.
- **PROTECT HOMES** from groundwater intrusion to the same degree they are protected today.
- **LOWER FLOOD IMPACTS** in the neighborhood to the north and west of the site.
- **REDUCE TRASH** entering Lake Hiawatha.
- **ENHANCE ECOLOGICAL BENEFITS** on the site, including consideration of existing habitat and creation of more varied habitat to support wildlife.
- **IMPROVE WATER QUALITY** including treatment of runoff to improve Lake Hiawatha.
- **REUSE PUMPED GROUNDWATER** for the betterment of the site and environment.

Community & Equity

- **CREATE EQUITABLE EXPERIENCES** and **SPACES** that promotes community with multi-generational, family-friendly, fun opportunities that are interactive and respectful for all park users.
- **CELEBRATE HISTORY** in a meaningful way on the site.
- **SUPPORT SUSTAINABILITY** in all aspects of the site, including environmentally, culturally, and economically.
- **REDUCE BARRIERS AND ENCOURAGE ACCESS** to a broader set of park users
- **MINIMIZE NEGATIVE IMPACTS TO THE ADJACENT NEIGHBORHOOD**, including consideration of impacts to traffic, parking, and noise

Recreation

- **ENVISION GOLF AS A MAINSTAY** of the site, ensuring safety as a priority when looking at integration with other uses.
- **PROVIDE GOLF AND GOLF LEARNING OPPORTUNITIES** equitably to youth and other underrepresented community members.
- **DIVERSIFY RECREATION** and **CREATE UNIQUE EXPERIENCES** on the site to meet the goals of the MPRB park system, including year-round activities.
- **ENHANCE GATHERING SPACES** on the site to be welcoming and fun for all community member and be fiscally and environmentally responsible.

Connectivity & Circulation

- **CREATE CONNECTIONS** between the site and the community, the regional park and trails, and the lake and creek.
- **CREATE COHESIVE AND COMPLEMENTARY SOLUTIONS** for site issues and design ideas.
- **REDUCE BARRIERS AND ENCOURAGE ACCESS** to a broader set of park users.



HIAWATHA GOLF COURSE AREA MASTER PLAN

Public Input Summary

CAC meetings

1. CAC Introductions (03/28/2018)
2. Project Background (04/30/2018)
3. Existing conditions and visioning (10/10/2018)
4. Vision statement & guiding principles (12/04/2018)
5. Presentation of preliminary concepts (03/07/2019)
6. Prioritization of project elements (06/11/2019 & 06/22/2019)

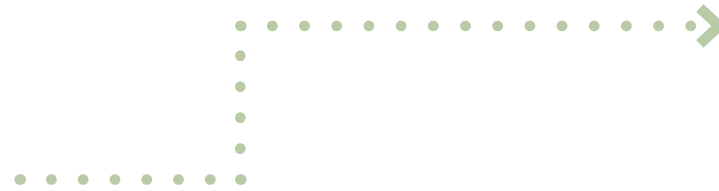
Public surveys

1. Visioning input from the CAC & public
2. CAC & public input on the three preliminary concepts
3. CAC prioritization of project elements

Focus Session Series

Venues to listen to stories and thoughts, ideas and concerns specific to five themes: African American History at Minneapolis Golf Courses, Indigenous People's History, Golf, Environmental Topics, and Neighborhood Concerns:

1. Series One (11/08/2018, 11/13/2018 & 01/09/2019)
2. Series Two (03/18 & 03/19/2019)



CAC Priorities

Top Priority: Protect homes from groundwater intrusion, including engineering analysis.

Other CAC Ranked Priorities:

1. Provide pollution mitigation coordinated by the City of Minneapolis and MPRB, including trash, sediment, and dissolved pollutant removal.
2. Maintain First Tee program.
3. Ensure more purposeful interpretation and presence of African American and Indigenous history, art, and culture.
4. Include stormwater best management practices.
5. Balance natural and recreation spaces with appropriate plantings (Vegetation that reduces maintenance needs while optimizing land use experience, water management, and wildlife).
6. Enhance winter activities on the property.
7. Keep costs low (capital and maintenance).
8. Explain why the MPRB wants to reduce pumping.
9. Revise/improve clubhouse, with winter activity hub, a pet friendly patio, and local business oriented.
10. Provide a plan to retain the 18-hole golf course with alternate ways to reduce pumping.
11. Protect existing wildlife habitat.
12. Enhance communal golf practice facilities.
13. Provide a plan for memorials to people.
14. Support wildlife connectivity.
15. Provide a safe walking path around the lake, not necessarily directly adjacent to lake.
16. Remove fence strategically to increase accessibility to park and water.
17. Reuse existing infrastructure.
18. New parking and traffic analysis.
19. Push Audubon Certification levels further.
20. Create public art opportunities.
21. Maintain and expand, where appropriate, biking path locations.
22. Provide opportunities for non-golf interaction on property.
23. Create passive and active areas.
24. Create an event venue.
25. Explore what each park facility building does and how its use could be expanded, i.e. event facility at SW maintenance bldg.

Remaining Project Schedule

April 9, 2020

Public Release of Draft Preferred Design Alternative

April 9 through May 1, 2020

Collect feedback on Draft Preferred Design Alternative via online presentation and survey

Spring 2020

Finalize Preferred Design Alternative and Create of Draft Master Plan Amendment

Summer 2020

Public Release of Draft Master Plan and Opening of Public Comment Period

- Draft Master Plan published for 45-day public comment period
- Present Draft Master Plan to Board of Commissioners (informal informational presentation, no vote)
- Comment tabulation

Finalize Master Plan based on public comments

- Public hearing and consideration by Planning Committee
- Consideration by the Full Board of Commissioners

Fall 2020

Master Plan approved by Board of Commissioners sent to the Met Council for review and approval



HIAWATHA GOLF COURSE AREA MASTER PLAN

Site Character



Active Recreation/Golf



Upland Habitat Preservation and Ecological Restoration



Wetland Habitat Preservation and Ecological Restoration



Open Water Management Area



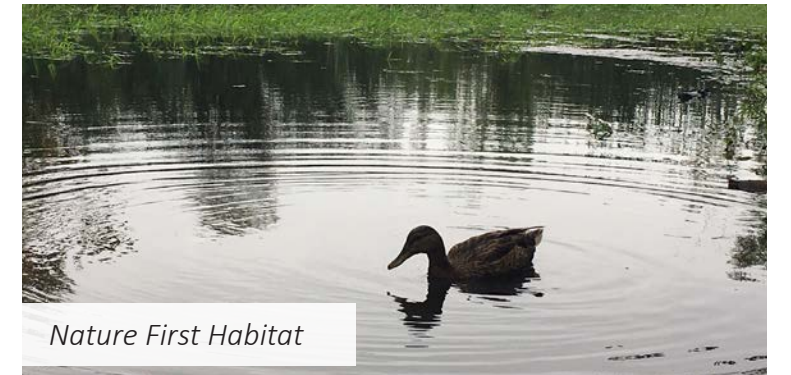
Neighborhood Gathering Space



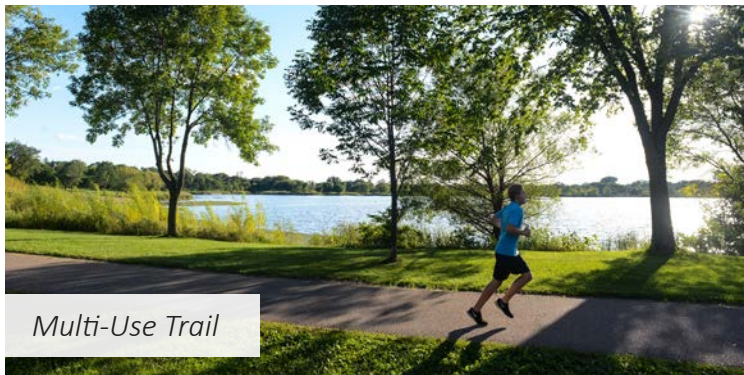
Community Gathering Space



Hiawatha Maintenance Facility



Nature First Habitat



Multi-Use Trail



Natural Surface Trail



Golf Cart Path



Water Trail



Bridge



Play Area

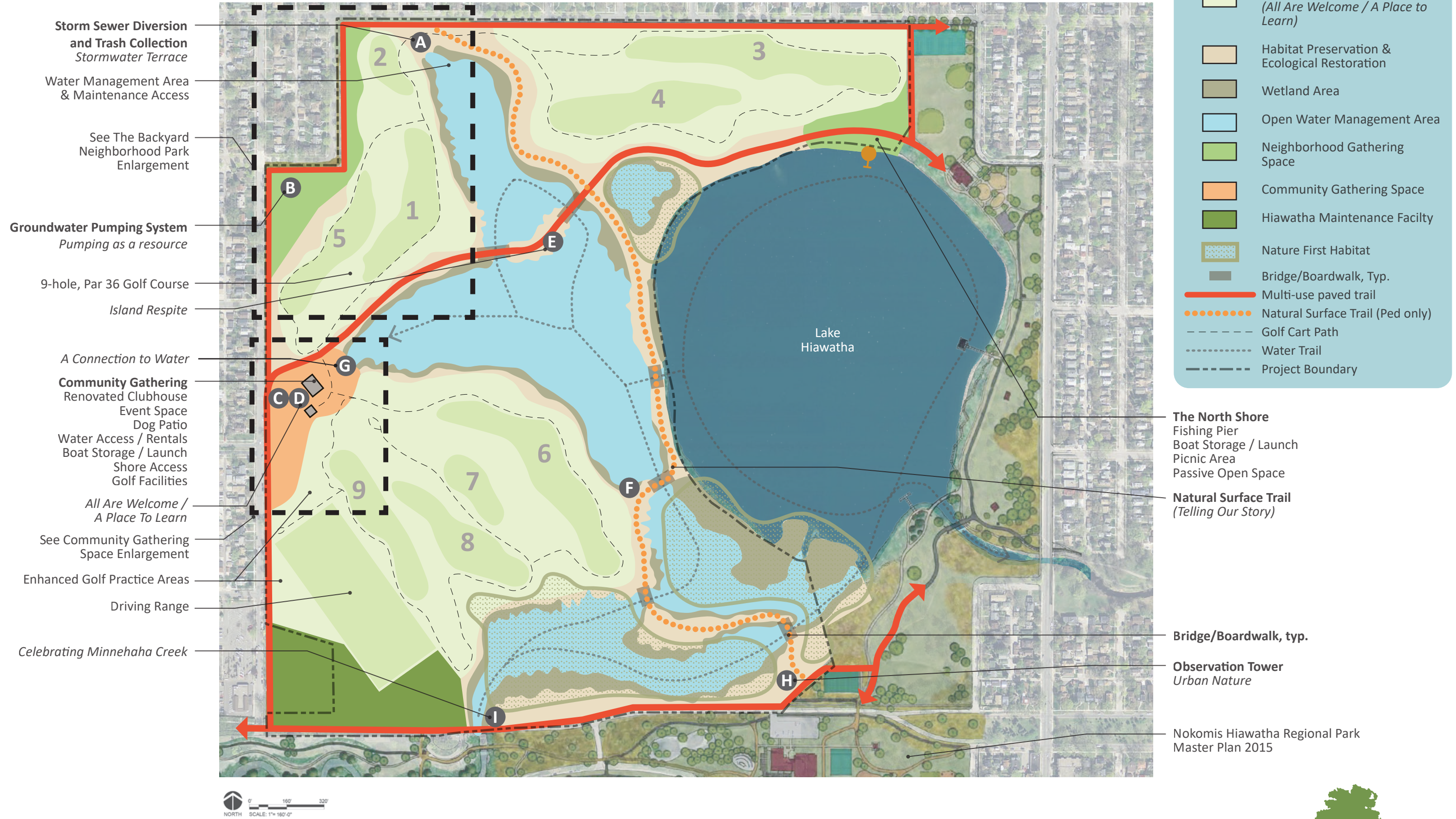


Fishing Pier

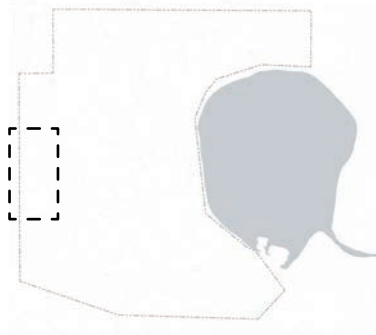


Canoe/Kayak Storage

HIAWATHA GOLF COURSE AREA MASTER PLAN Preferred Alternative



HIAWATHA GOLF COURSE AREA MASTER PLAN



Community Gathering Space

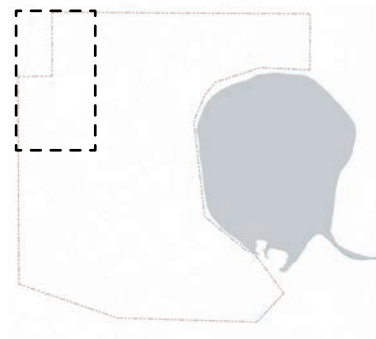


COMMUNITY GATHERING SPACE ENLARGEMENT

HIAWATHA GOLF COURSE AREA MASTER PLAN

The Backyard Neighborhood Park

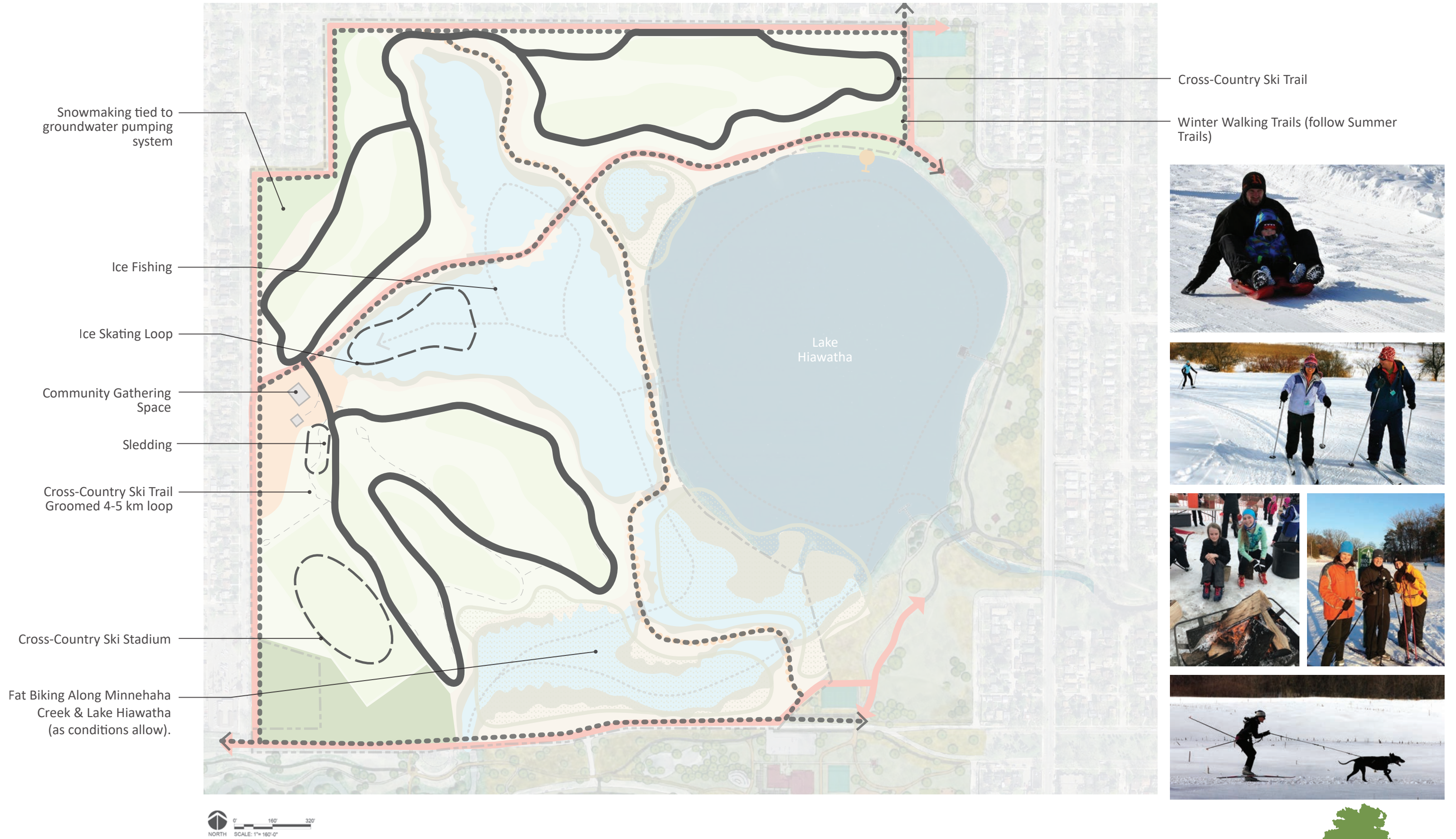
The Backyard, near the northwest corner of the property, preserves the open space for informal play, a highly-valued space to neighborhood residents. Although the existing character of this corner of the park is kept, the proposed Backyard area enhances the opportunities for the neighborhood to gather, including picnic facilities, a unique nature play area, a variety of seating options, and trail connections to the surrounding neighborhood and park.



THE BACKYARD NEIGHBORHOOD PARK ENLARGEMENT



HIAWATHA GOLF COURSE AREA MASTER PLAN Winter Recreation Overlay



HIAWATHA GOLF COURSE AREA MASTER PLAN

A Water Management Solution

Improved water management is the foundation of the Hiawatha Golf Course Area Master Plan. Originally driven by the MPRB's desire to reduce the pumping of groundwater and stormwater that is required to keep the 18-hole golf course dewatered, the master plan provides the opportunity to reduce pumping, improve water quality, and reduce chronic flooding issues while still preserving recreational uses on the site.

A Reduction in Pumping

The master plan acknowledges that pumping, although significantly reduced, may still be required to protect nearby homes and basements from groundwater intrusion to the same level as they are today. The MPRB understands that this reduction in pumping is a concern to the public and is committed to pursuing further monitoring of pumping and regional groundwater levels, in partnership with the City of Minneapolis. This additional data will be used to refine the groundwater model calibration to be used during final design and engineering of the entirely new pumping system.

This pumped water can be viewed as a resource, and opportunities to reuse this water onsite should be pursued. The estimated magnitude of pumping may support a variety of uses throughout the year including:

- golf course irrigation,
- a once-through heating/cooling system for the clubhouse area facilities,
- toilet flushing,
- snowmaking for winter recreation, and
- the creation of water features or art.

Preservation of the Floodplain

The Hiawatha Golf Course area was historically part of a wetland complex along Minnehaha Creek and has always been part of the creek's floodplain. The proposed master plan shall preserve the floodplain's storage function while providing for a more flood-resilient golf course and park design. This design can better accommodate the complicated hydrology and anticipated flows resulting from our changing climate, including more frequent extreme rainfall events.

Improved Stormwater Management

The master plan replaces the limited capacity stormwater pipe at the north side of the lake with an open, free flowing channel, the benefits of which include:

- An opportunity to reduce flooding in the watershed to the north,
- Management of trash from the watershed
- Treatment of runoff to reduce pollutant loads to Lake Hiawatha, impaired for excess nutrients and bacteria
- Incorporation of stormwater best management practices as required to manage runoff from the site itself

The design of the water management system will require long-term maintenance to be successful. A maintenance plan will be developed as part of final design and engineering.

Permitting from numerous agencies will be required as part of the design and engineering process to ensure significant evaluation and approval of the water management solution's design, and demonstrate that the project will not negatively impact groundwater, flood elevations, or water quality.



Existing golf course pump discharge



Pumped water can be used for irrigation



Snowmaking at Theodore Wirth



Historic Plat Map of Hiawatha Golf Course Laid Over Existing Water Bodies



2014 Flooding of Hiawatha Golf Course



2014 Flooding



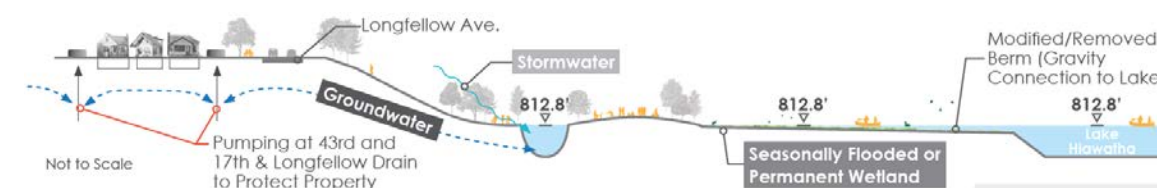
Street flooding near Sibley Pond



Trash in Lake Hiawatha



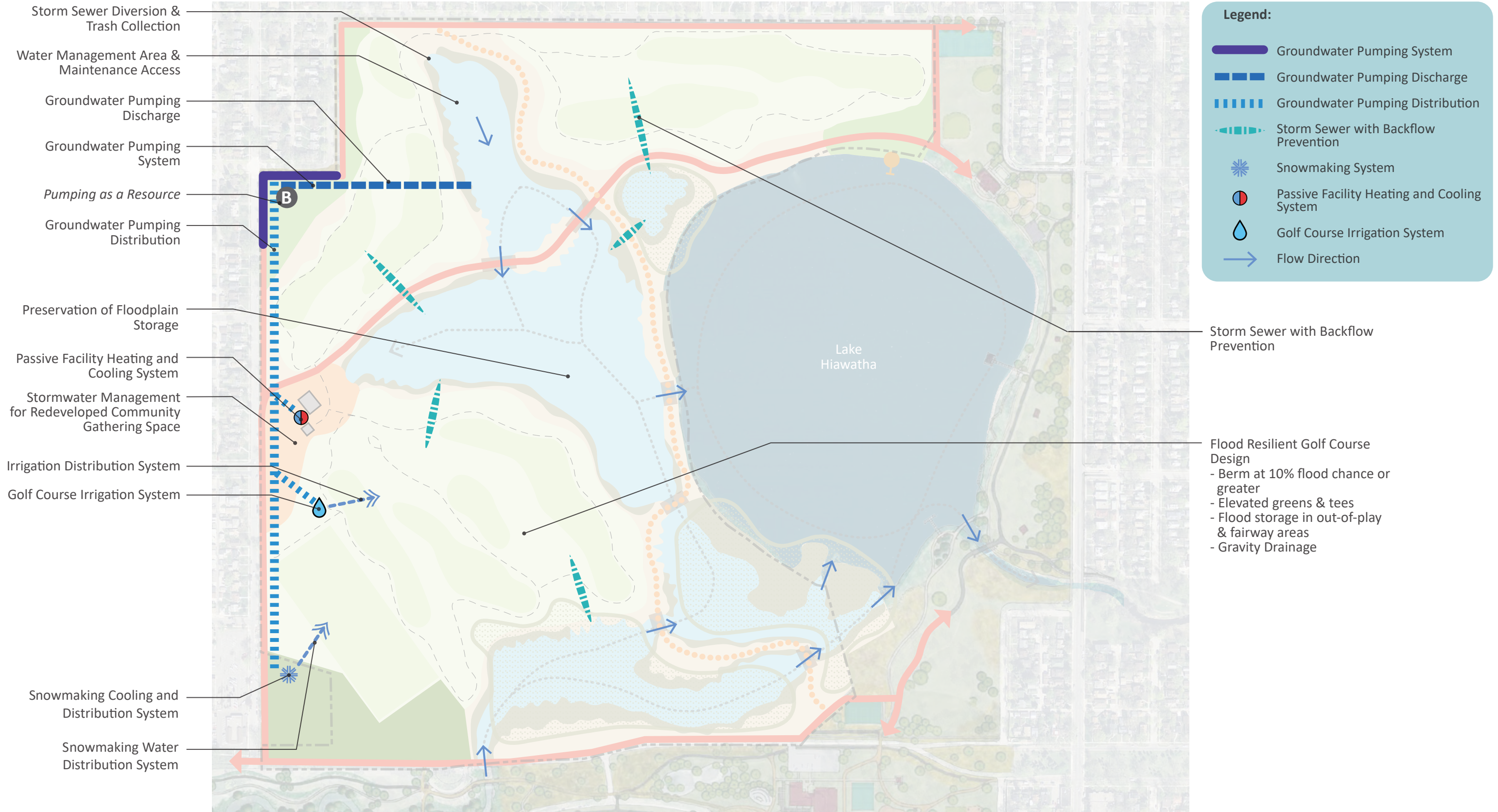
Trash Display
Photo by: Penny Fuller, Art by: Sean Connaughty



Water Management Alternative B (2017)



HIAWATHA GOLF COURSE AREA MASTER PLAN Water Management Solutions Elements



HIAWATHA GOLF COURSE AREA MASTER PLAN

Golf Within The Property

A Learning Facility

Golf at the Hiawatha Golf Course will be designed to be an inclusive and accessible Par 36, 9-hole course, catering to players of all skill levels. The programming will focus on learning the game of golf and inviting non-golfers to start playing. Programs like The First Tee of the Twin Cities and Minneapolis Public School teams can offer youths a chance to learn the game and the values golf teaches. While offering a space for learning, the design will also provide enough interest and challenge for the more advanced golfer. The redesign of Hiawatha Golf Course will include comprehensive practice facilities such as a driving range, multiple putting and chipping areas, indoor golf simulator, multi-purpose classroom, and other skill development features.

Designed for Flood Resilience

Although the course will remain in the floodplain of Minnehaha Creek, it will be designed to be more flood-resilient, improving drainage, elevating all golf play spaces above the normal water levels on Lake Hiawatha, and elevating critical features (greens, tees, etc.) above the 10% annual chance flood elevation. Additionally, the design will focus on improved drainage from the golf course area so there is a quicker recovery time and golf rounds resume quicker with less loss in revenue.

Providing a Healthy, Safe, and Eco-friendly Community Space

Some golf carts will remain for those who wish to use one, however the plan will focus on the walkability of the course. Additionally, the course layout will be designed considering integration with other uses in the park, providing the appropriate safety margins and buffers to eliminate fencing and netting where possible. Out-of-play areas will provide opportunities for ecological restoration, habitat creation, and development of additional flood storage. Pumped water will be used for irrigation. To make the golf course and its operations more sustainable, the MPRB will become certified through the Audubon Cooperative Sanctuary Program for Golf.

Expanding the Golfing Experience

The new clubhouse will include a point of sale space, small pro shop with essentials and gifts, golf equipment rentals, informal lockers, a trophy display, and access to golf pros. Access to a golf simulator and a multi-purpose classroom will be available in the new main building.



Owatonna Country Club



Chambers Bay Golf Course, WA



A New Community Gathering Space

Shared Sustainable Spaces

Through the lenses of ecology and sustainability, a new community gathering space is created near the existing clubhouse on the hill adjacent to the intersection of Longfellow Avenue and East 46th Street. Three new buildings, using passive heating and cooling, are proposed and are meant to be used and shared by golfers, the neighborhood residents, and regional park visitors.

To the extent possible, this area will be planned for meeting LEED and SITES sustainability certifications.

New Main Park Building

The new main park building will house several shared assets including a restaurant and bar, a banquet space, kitchen, restrooms, walkup food window, informal lockers, multi-purpose classroom, open space for golf simulators, large decks/patios with various seating options and firepits for extended seasons. There will also be a separate dog-friendly patio. It is situated to take advantage of views of the golf course and views to the new open water of the expanded Lake Hiawatha. The two-story building is set into the hillside and is the same relative height as the existing clubhouse building.

New Golf Clubhouse

The new golf clubhouse sits to the south of the main building and is attached by a shared deck/patio. It will include a large deck/patio with various seating options, point of sale space, small pro shop with essentials and gifts, golf equipment rentals, informal lockers, a trophy display, access to golf pros, and access to a golf simulator and a multi-purpose classroom in the new main building. There is an opportunity to bring wooden post and beam elements of the existing clubhouse into the new clubhouse; we're proposing a pergola over the deck facing out to the course and lake.

New Lake House

At the new edge of the lake, a small building for summer and winter rentals will be situated on a platform structure that elevates its floor level above the existing flood elevation. Visitors may rent canoes or kayaks from this location during the warmer months and rent skates and warm up in the winter months. The platform will serve as a flood resilient space for rentals or just for hanging out.

New Arrival Experience and Sustainable Parking

The new parking lot takes advantage of existing parking surfaces as much as possible and opens up a large rainwater garden in its center and expands parking to the south. Upon arrival to the site, vehicles entering the existing drive will be greeted with a lovely view of one of the putting greens and an overlook of the golf course and lake. Parking is available to the right or left of the entry drive, and a drop-off area located to the left in front of the new buildings.



City Park Golf Course Clubhouse, Denver, CO



www.paulhirzel.com - Floodplain House

HIAWATHA GOLF COURSE AREA MASTER PLAN

Integration With Other Uses

Addressing Community Needs and Priorities

The public supports diversifying uses on the site beyond golf. This addresses some of the needs identified in the larger Nokomis-Hiawatha Regional Park Master Plan of which the golf course property is within. Community priorities include:

- Creating both active and passive recreation areas,
- Improving trail connections,
- Preserving nature and wildlife,
- Expanding water access,
- Developing more community gathering spaces,
- Enhancing winter recreation, and
- Providing opportunities for public art.

Improving Access For All Users

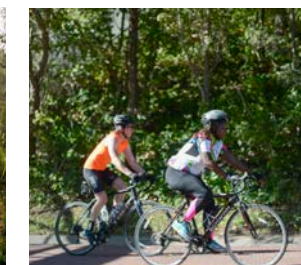
Proposed trails provide numerous connections to the surrounding neighborhood and throughout the larger regional park. These trails include paved trails for bicyclists and pedestrians, natural surface trails for pedestrians, and bridges and/or boardwalks over low areas and open water. A complete looped trail around Lake Hiawatha and the expanded area of the lake is included.

Access via a water trail through the constructed wetlands welcomes paddlers to explore Minnehaha Creek and Lake Hiawatha in new ways. Also included are several new water access points with canoe/ kayak launches and storage racks. A fishing pier will also be added on the north shore of Lake Hiawatha.

Enhancing Experiences Through Multi-Functional Spaces

Expanded community gathering spaces are highlighted in the plan, with the proposed improvements in the clubhouse area not only supporting golf but also serving as a new year-round hub for the surrounding community. Passive open spaces for informal play have been preserved based on feedback from the public. The plan provides new picnic facilities for use by neighborhood residents. The Experiences identified by the plan highlight the significance of the cultural and natural history of this site, lending themselves to the creation of public art and interactive experiences for park users. This overlapping use and flexibility in park space and experience offers more substance to more park users, and the ability to adapt spaces over time and to recreation trends.

Community feedback indicated that increased traffic and on-street parking are concerns, and also concern expressed about developing additional parking lots on the property. As future phases of the project continue, the MPRB will work in partnership with the City of Minneapolis to further evaluate parking and traffic concerns in the neighborhood. The master plan expands the existing parking at the clubhouse area only.



Winter Recreation

Creating a Winter Recreation Destination

The proposed plan enhances the opportunities for winter recreation at the site, something valued by the community, and creates a winter recreation destination in the heart of South Minneapolis. The expanded clubhouse serves as the jumping off point in the park and includes gathering spaces, access to food, winter equipment rentals, and an outdoor patio with fire pits. Park users will be able to get out, relax, and enjoy the Minnesota winters. Winter activities will include:

- Preservation of 4-5 km of groomed cross-country ski trails aligned to minimize impacts to golf course,
- A cross country ski stadium area,
- A sledding area on the slopes near the clubhouse,
- An ice skating loop on the expanded lake,
- Winter walking trails,
- Ice fishing, and
- Fat biking on groomed trails and on Minnehaha Creek and Lake Hiawatha, as conditions allow.

Creative Water Re-use for Recreation

The winter recreation program will include a snowmaking system utilizing the pumped groundwater for more consistent recreation opportunity throughout the winter.

The MPRB will work in partnership with the Loppet Foundation to program, operate, and maintain the cross-country ski trail system.



HIAWATHA GOLF COURSE AREA MASTER PLAN

Restoration Opportunities Abound

Habitat Preservation & Ecological Restoration

The pre-European settlement landscape of this area was a matrix of upland prairies, oak woodland/savanna, and brush land with wetlands and wet prairie communities found along the stream corridors, bordering lakes, and in low depressions. Much of the low area of the golf course was part of a wetland complex known as Rice Lake prior to the dredging of the property in 1929.

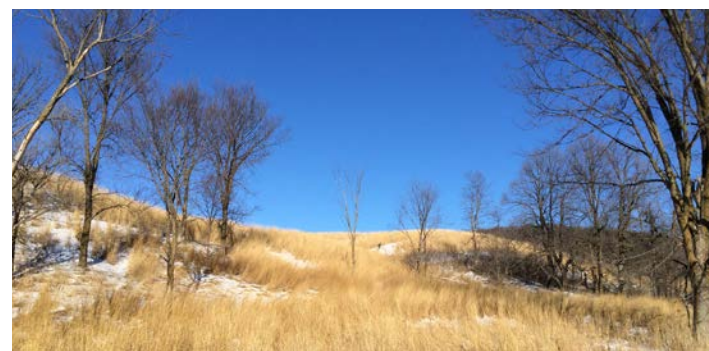
The master plan protects existing areas of important habitat for wildlife that were identified by the public. The plan balances the desired recreation activities with the restoration of a variety of ecosystems on the site including open water aquatic habitat, wetland and shoreline restorations, riparian buffers, and upland prairies and oak savannah. This includes incorporation of ecological restoration within the golf course in out-of-play areas.

Not only do these diverse restorations create habitat, they can also help mitigate the impacts of climate change. They can remove atmospheric carbon dioxide through carbon sequestration, or capture and long-term storage, within tree and native, perennial grass plantings and soil organic matter. Additionally, the restorations improve the flood resiliency of the site to better accommodate changing precipitation patterns and flows.

Flows on Minnehaha Creek are highly-managed by the operation of the Gray's Bay Dam at Lake Minnetonka. As a result, successful ecological restoration will need to consider the managed hydrologic conditions at the site (i.e. fluctuations in water levels, including the depth and duration of flooding) as well as the historic seed bank that exists in the site soils. Although some tree removal will be required with the implementation of the master plan, reforestation and replacement of trees is expected. Reforestation of the site should target floodplain forest, floodplain terrace forest, and mesic forest species selected based upon the complex hydrology.

The restoration plan should target vegetation and plantings that are appropriate for site conditions that reduce maintenance needs while optimizing land use experience, water management, and preservation of existing and creation of new wildlife and pollinator habitat. This includes the use of bee lawns in passive open turf spaces.

An adaptive vegetation management plan including an integrated pest management system should be developed for the site as part of final project design. Maintenance during the establishment period as well as long-term maintenance is critical for a successful ecological restoration. The site will be hydraulically connected to Minnehaha Creek and Lake Hiawatha, therefore, management measures for common carp and other aquatic invasive species should be included in the project design.



Pollution Reduction Throughout

In addition to creating wildlife habitat, restoration of well-established native prairies and riparian buffers can help stabilize soils and reduce with movement of sediment and other pollutants (nutrients and pesticides), thereby improving runoff water quality.

The storm sewer diversion at the northwest corner of the site will provide opportunities to collect and remove trash from the system. And the restoration the open water wetland complex adjacent will remove sediment and phosphorus loads before reaching Lake Hiawatha. It is estimated that this feature will be able to remove more than 100 pounds of total phosphorus during the growing season, a level that helps the City of Minneapolis and the MPRB achieve approximately 25% of the total phosphorus load reduction required by the EPA-approved Total Maximum Daily Load (TMDL) study for Lake Hiawatha. It will be critical that the future design of these features consider long-term access for maintenance and removal of accumulated trash and sediment.

Improvements around the community gathering space will include new facilities and expansion of the parking lot. Stormwater runoff from these redevelopment activities will need to be managed to meet the City of Minneapolis and MCWD stormwater management requirements. These methods will include implementation of stormwater green infrastructure best management practices. Examples include as bioretention and infiltration practices, stormwater planters, tree trenches, and permeable pavements. There may also be opportunities for reuse of stormwater runoff at the site along with the reuse of the pumped groundwater.

The proposed changes at the site align with the MPRB's plans to pursue certification of the golf course through the Audubon Cooperative Sanctuary Program for Golf. This program helps golf courses protect the environment and preserve the natural heritage of the game of golf through a variety of components, including: environmental planning, wildlife and habitat management, chemical use reduction and safety, water conservation, water quality management, and outreach and education.



Example trash removal system
(Credit: Stormtrap)

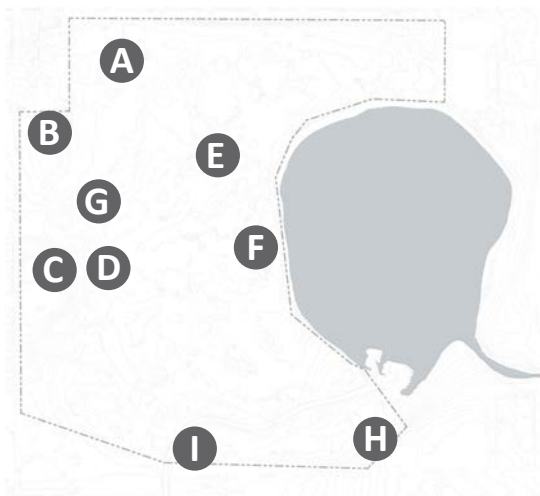


HIAWATHA GOLF COURSE AREA MASTER PLAN

Experiences

Through the community engagement process for the master plan, themes were identified to enrich the park experience and tell the story of the cultural and natural history of the site and the significance of the site based on input from the public.

The following descriptions represent a brief synopsis of these ideas that should be explored further as the plan is implemented over time. These experiences could not only include permanent elements and infrastructure as well as the ideas of art, performance, community events, and ephemeral experiences.



Stormwater Terrace **A**

Improved water management is the foundation of the master plan for the site, and the Stormwater Terrace is an engaging opportunity to learn about stormwater management and all the ways the site's design is protecting and improving water resources. The Stormwater Terrace provides space for interpretive signage, public art, and interactive education.



Pumping as a Resource **B**

The master plan acknowledges that ongoing pumping, although significantly reduced, will still be required to protect nearby homes and basements. The master plan views this pumped water as a resource and has identified several potential uses that should be further evaluated as the master plan is implemented. Pumped water could be used for once-through heating and cooling of the property's buildings, making snow in the winter, aesthetic improvements like public art or water features, and play opportunities.



All are Welcome **C**

African Americans have been welcome at Hiawatha Golf Course since its beginning years of operation, even while segregated elsewhere in the city. Minneapolis golf courses have a rich history in welcoming all people onto the courses. Heroes like Solomon Hughes, Jimmie Slemmons, and other people of color should be recognized and celebrated for their pioneering efforts at Minneapolis golf courses.

The MPRB will request partnerships with African American golfers and leaders in the golf community to incorporate a tribute to these heroes throughout the golf course facilities so that every aspect of the golf experience is welcoming. Additionally, the MPRB recognizes the importance of inventorying the existing memorials on the site, preserving the histories of the golfers who've been recognized or contributed to Hiawatha Golf Course.

The golfing experience should be accessible to all people, especially focused on youth development and continuing to support and be a home course for people of color.



A Place to Learn **D**

Based on the conversations and feedback from this process, the MPRB recognizes it is critical to develop a program at the course that attracts new players and supports the learning and education of new and seasoned golfers. The Community Gathering Area is a space that will attract non-golfers and may inspire them to learn the game. This mixture of visitors and uses will help make the course less intimidating to check out for a first-time golfer. The MPRB values relationships that foster youth development and will continue to support and partner with The First Tee program, Minneapolis Public School teams, and other organizations.



HIAWATHA GOLF COURSE AREA MASTER PLAN

Experiences

Island Respite **E**

Located on a newly formed island within the restored wetland, this experience encourages interaction and exploration with nature and the water's edge. Stepping off the beaten path, this space provides an opportunity to immerse yourself in a tranquil setting that allows one to take a breath and enjoy the beauty of the site.



Telling our Story **F**

Dakota and Indigenous people had been living in this area in a symbiotic relationship with the Earth for thousands of years prior to European settlement. These people are still here but living in a fractured world in need of healing. The landscape and its resources are precious and honored, especially water. As the MPRB's relationship with our Dakota and Indigenous relatives grow, projects can be formed in collaboration throughout the site and along the north/south trail along the lake's edge. Bringing back tree species like white pine, which has been decimated throughout the state and surrounding area and honoring water, rather than discarding it, can help heal the property and maybe some hearts.



A Connection to Water **G**

This experience reestablishes a connection from the neighborhood on the west side of Lake Hiawatha that had previously been disconnected by the golf course by providing water access and experiences year-round. The complex hydrology and water level fluctuations resulting from changes in flow on Minnehaha Creek can provide an opportunity to visually showcase that change day to day.



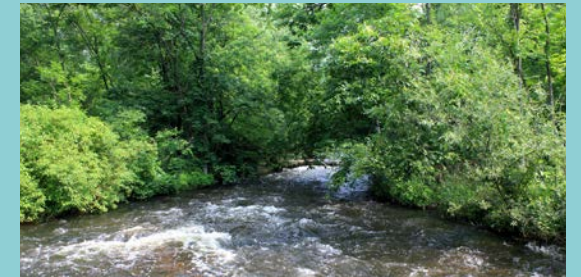
Urban Nature **H**

This experience is intended to highlight the juxtaposition of nature in an urban setting. Taking advantage of the existing elevation on this corner of the site and located along the Minnehaha Creek Regional Trail and Minnehaha Creek Parkway, this experience includes the creation of an iconic tower or overlook that allows for wildlife and lake views and a new perspective of downtown Minneapolis.



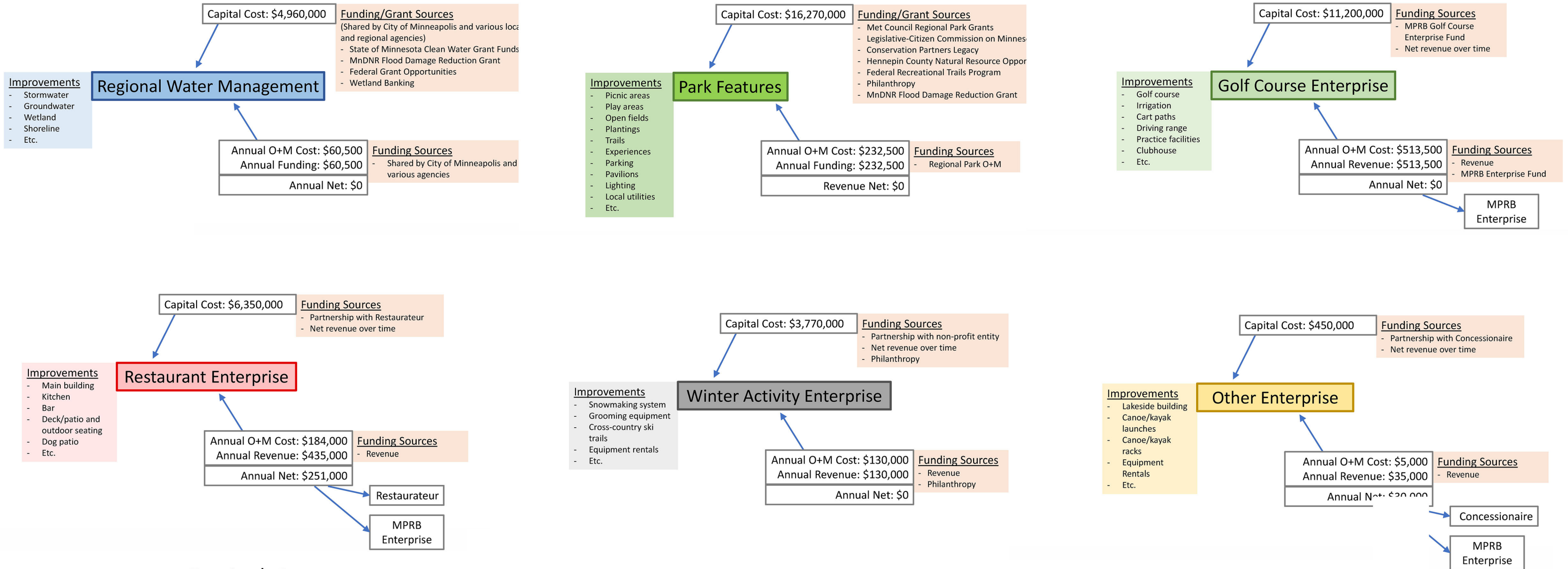
Celebrating Minnehaha Creek **I**

Minnehaha Creek, the "backbone" of South Minneapolis, is a highly managed and modified natural flowing waterway through the site. This experience allows the park users to engage with the significant resource which could include highlighting the watershed and stream history, crowd sourced data collection, or the installation of art that provides real-time visualization of flows.



HIAWATHA GOLF COURSE AREA MASTER PLAN

Costs, Revenue, and Funding



Capital Costs

Budget Category	Subtotal	Mobilization	Contingency	Design/Permit/Etc	Total
Regional Water Management	\$3,025,000	\$150,000	\$795,000	\$990,000	\$4,960,000
Park Features	\$9,880,000	\$490,000	\$2,600,000	\$3,300,000	\$16,270,000
Golf Course Enterprise	\$6,800,000	\$350,000	\$1,750,000	\$2,300,000	\$11,200,000
Restaurant Enterprise	\$3,870,000	\$190,000	\$1,020,000	\$1,270,000	\$6,350,000
Winter Activity Enterprise	\$2,300,000	\$115,000	\$600,000	\$755,000	\$3,770,000
Other Enterprise	\$272,000	\$14,000	\$73,000	\$91,000	\$450,000
TOTAL					\$43,000,000

O+M Costs, Revenue, and Profit

Budget Category	Annual O+M	Annual Revenue	Net
Regional Water Management	\$60,500	\$60,500	\$0
Park Features	\$232,500	\$232,500	\$0
Golf Course Enterprise	\$513,500	\$513,500	\$0
Restaurant Enterprise	\$184,000	\$435,000	\$251,000
Winter Activity Enterprise	\$130,000	\$130,000	\$0
Other Enterprise	\$5,000	\$35,000	\$30,000

