

An aerial photograph of Hilton Head Island, South Carolina, showing a mix of green forested areas, sandy beaches, and some developed land with buildings and parking lots. The image is darkened to serve as a background for the text.

# MID-ISLAND PLANNING

## KICK-OFF MEETING

HILTON HEAD ISLAND // 8.16.2021

**MKSK**

DK&P

Kimley»Horn

LS3P

HDR

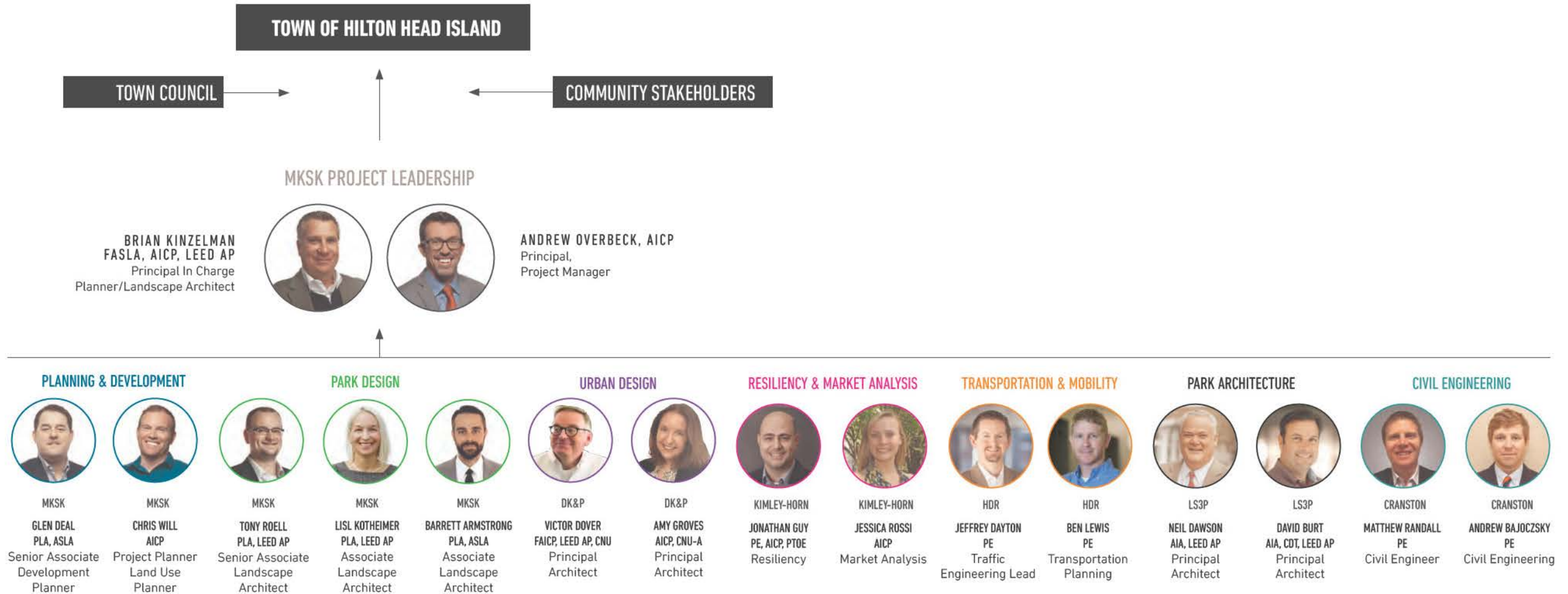
**CRANSTON**  
ENGINEERING

# MEETING PURPOSE

- + Introduce Project Team and Roles
- + Provide Project Overview, Schedule, and Milestones
- + Discuss Early Thoughts for Planning Initiative Area
- + Discuss Early Thoughts for Park
- + Outline Next Steps



# PROJECT TEAM AND ROLES

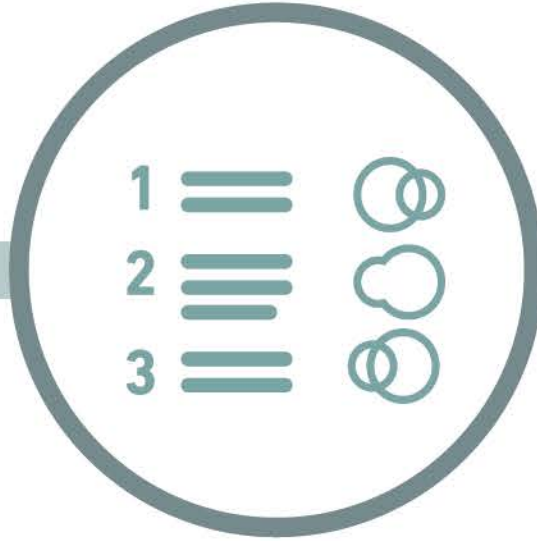


## | PROJECT TASKS



### **Initiative Area Framework Plan**

Identify key opportunities and build  
community consensus for a future vision.



### **Mid-Island Tract Park Master Plan**

Establish a park program and  
craft a design concept plan.



### **Park Construction Documentation Set**

Assemble a detailed drawing set to  
enable the bidding and construction  
of the new park.

## SCHEDULE + MILESTONES



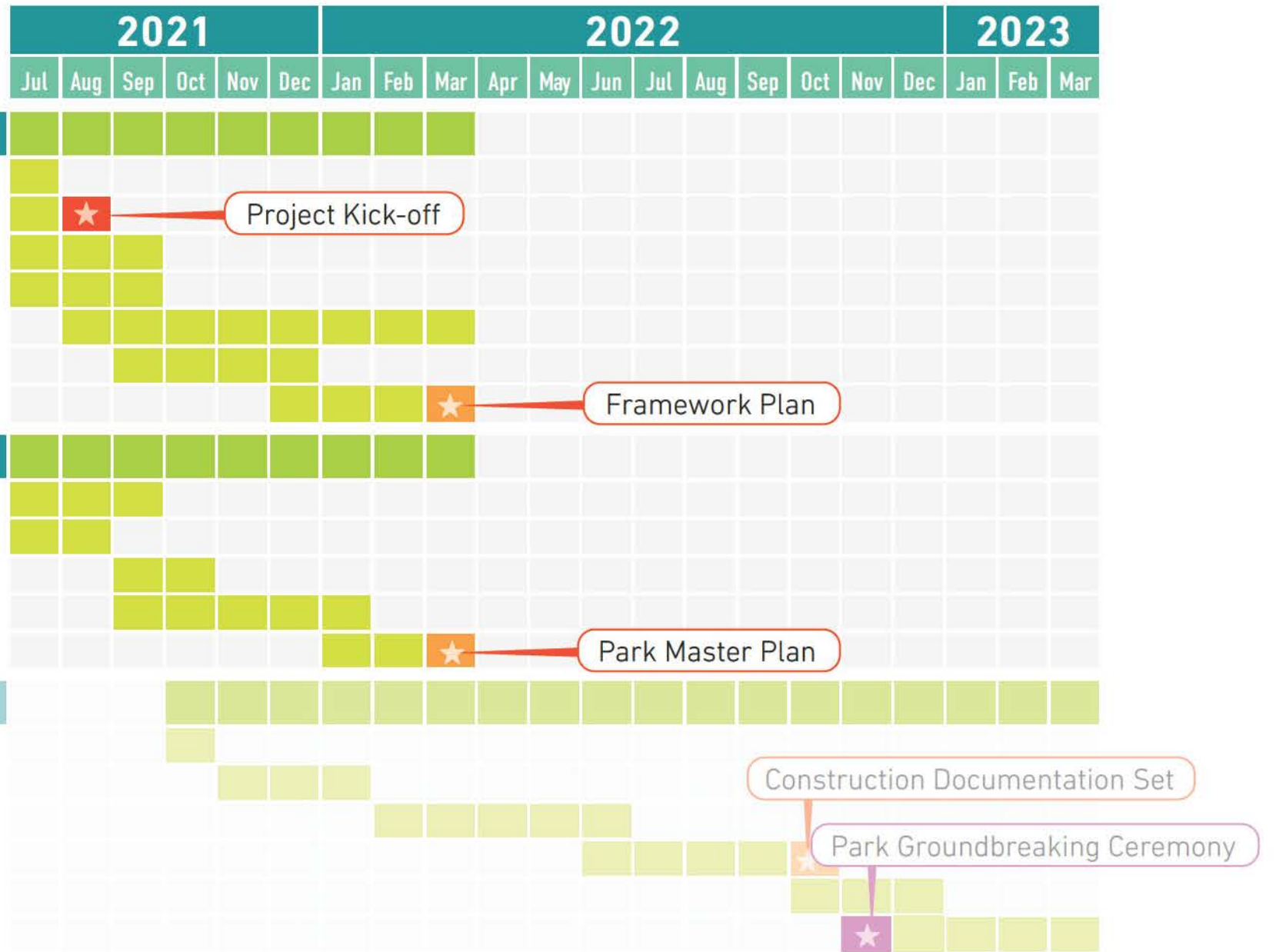
- 1 Review and Research
- 2 Kick-Off/Introduction Meeting, Site Tour
- 3 Area Analysis
- 4 Market Analysis & Redevelopment Feasibility
- 5 Community Engagement
- 6 Preliminary Redevelopment Strategy & Character Visioning
- 7 Final Redevelopment Strategy, Document, & Presentation

## Task 2 // Park Design

- 1 Review Existing Plans
- 2 Kick-Off/Introduction Meeting, Site Tour
- 3 Conduct Site Analysis & Program Validation
- 4 Concept Plans
- 5 Vision Plan/Final Plan

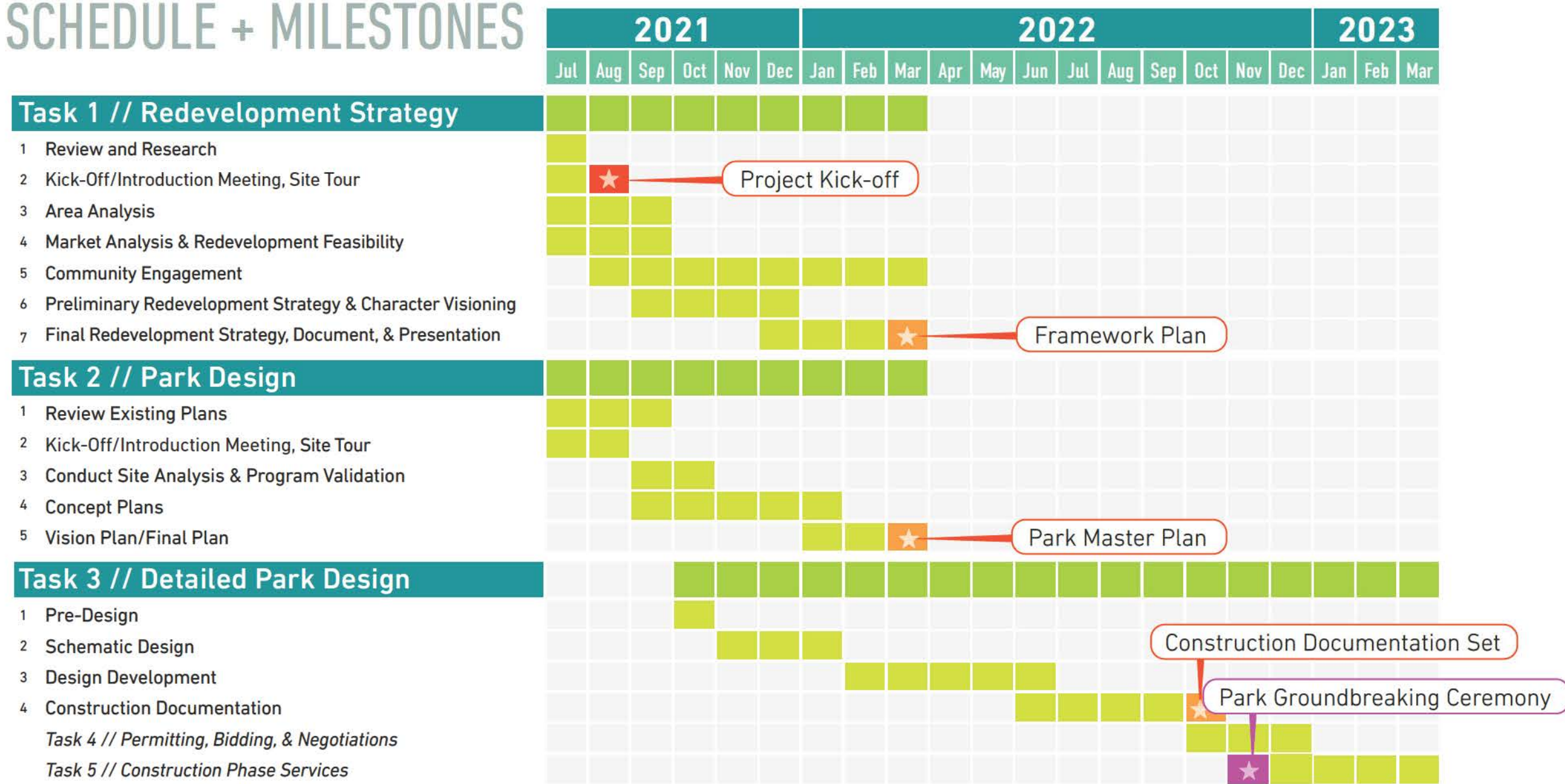
## Task 3 // Detailed Park Design

- 1 Pre-Design
  - 2 Schematic Design
  - 3 Design Development
  - 4 Construction Documentation
- Task 4 // Permitting, Bidding, & Negotiations*
- Task 5 // Construction Phase Services*

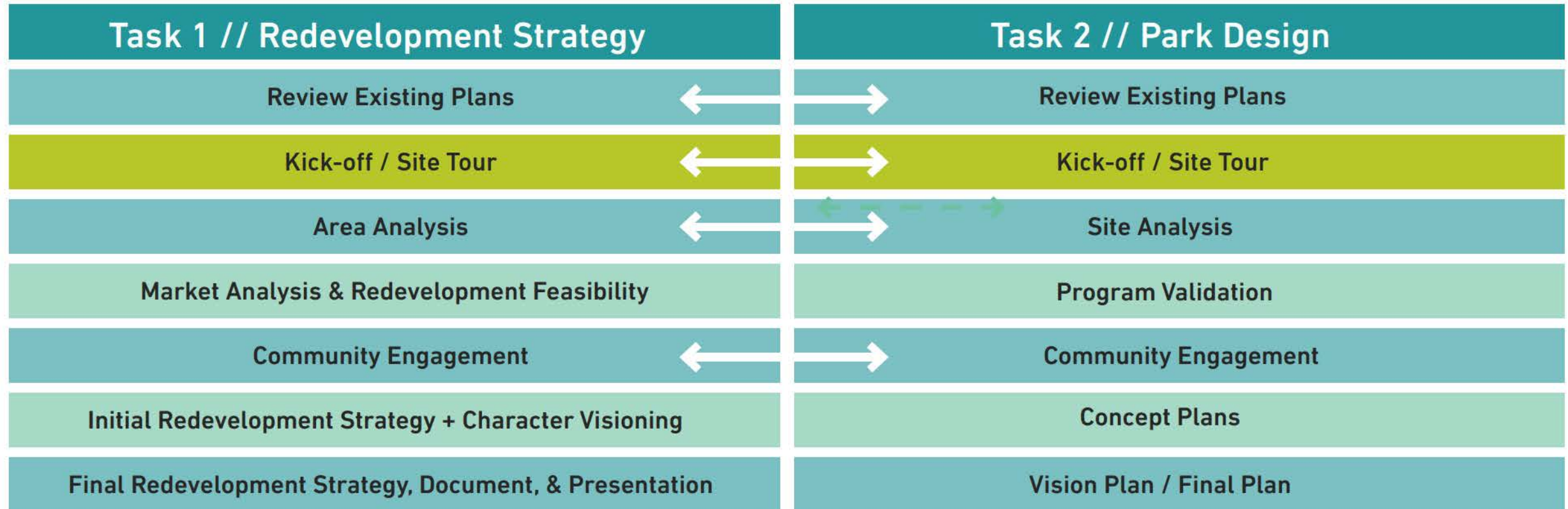




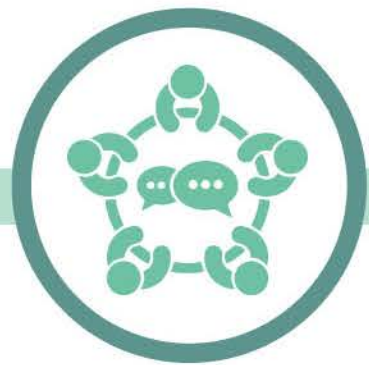
## SCHEDULE + MILESTONES



# PLANNING & PARK DESIGN PROCESS



# COMMUNITY ENGAGEMENT APPROACH



**Official Project  
Kick-off**  
Council  
Parks Commission  
Town Staff  
Stakeholder Discussions



**Highlight Prior  
Community Input**  
(July-Sept)  
Our Plan  
Parks Master Plan  
Airport Master Plan  
Others Relevant Plans



Social Media Outreach



**Visioning  
Workshop**  
(~October)  
Interactive Community  
Workshop &  
Web Survey



Social Media Outreach

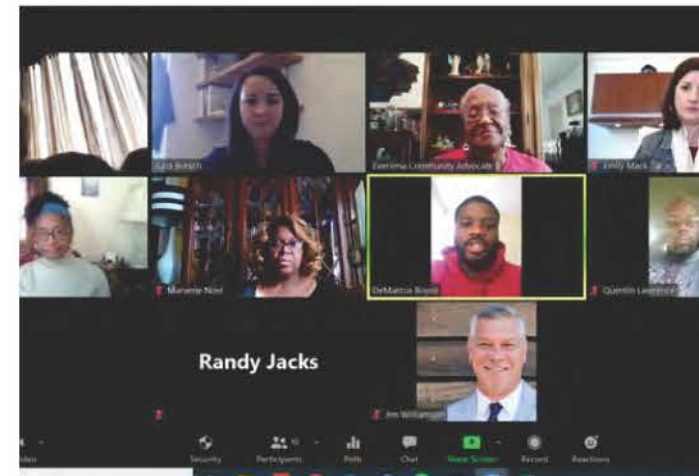


**Community  
Open House**  
(Feb-Mar)  
Open House "Drop-in"  
Highlighting the Framework  
and Park Master Plans



## STAKEHOLDER DISCUSSIONS

- + Neighborhood Representatives
- + Historic and Culture Resources
- + Parks and Recreation
- + Passive Recreation & Ecology
- + Active Recreation
- + Development Community
- + Commercial Property Owners
- + Hilton Head Airport
- + Utilities





# COMMUNITY OUTREACH & PUBLIC ENGAGEMENT



## Virtual Public Meeting #1 Summary

Thank you to everyone who participated in our first Virtual Public Meeting for the North Point Area & Alpha Loop Trail Connectivity Feasibility Study!

We had hundreds make their voice heard by participating in the online exercises below and many more than that took the time to educate themselves about the study and help spread the word if you are curious to see what Alpharetta had to say, follow the link to browse a summary of the input collected to date!

Next, the Planning Team will take everyone's ideas and translate them into a shared vision for this critical connection. Once the vision is established they will develop a series of strategies and design recommendations to make that vision a reality!

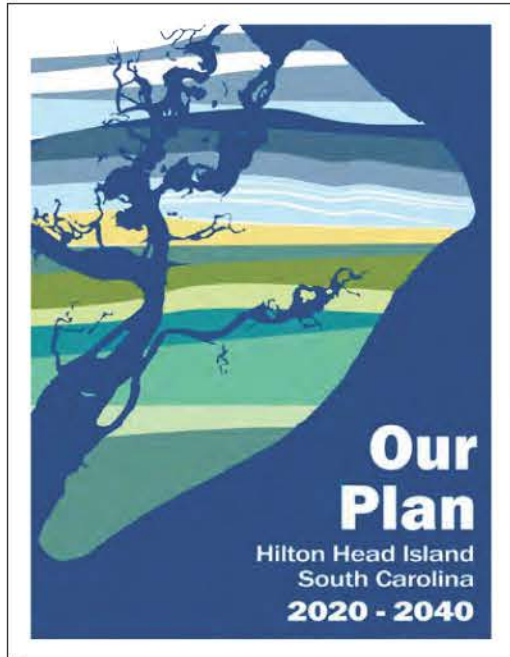
We will be back to share the vision, strategies, and recommendations this summer, so please stay tuned and stay involved!

[Download the Summary](#)





# | PRIOR PLANS AND STUDIES



## ADDITIONAL SOURCES OF INPUT & INFO

- + Our Plan 2020
- + Parks and Recreation Master Plan
- + Our Future Vision and Strategic Action Plan
- + Workforce Housing Strategic Plan
- + HHI Airport Master Plan
- + LATS Long Range Transportation Plan 2040
- + Gullah Culture Preservation Report

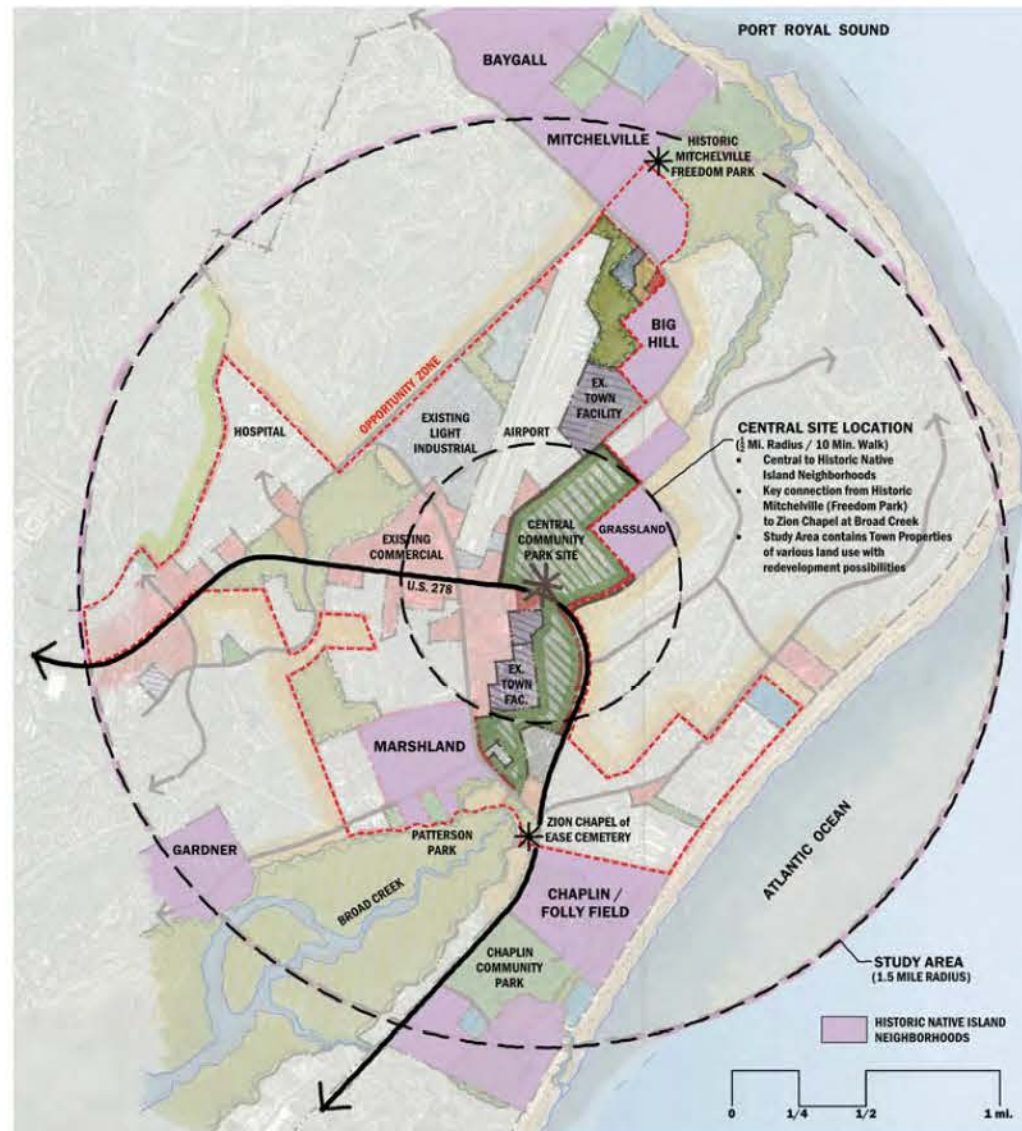


An aerial photograph of a coastal region, overlaid with a semi-transparent teal filter. The image shows a large industrial facility, possibly a refinery or chemical plant, with several large storage tanks and processing units. The facility is situated near a body of water, with a sandy beach visible in the upper right. The surrounding area is densely forested, with some roads and smaller buildings interspersed. The text "PLANNING INITIATIVE AREA" is prominently displayed in the center-left of the image.

# PLANNING INITIATIVE AREA

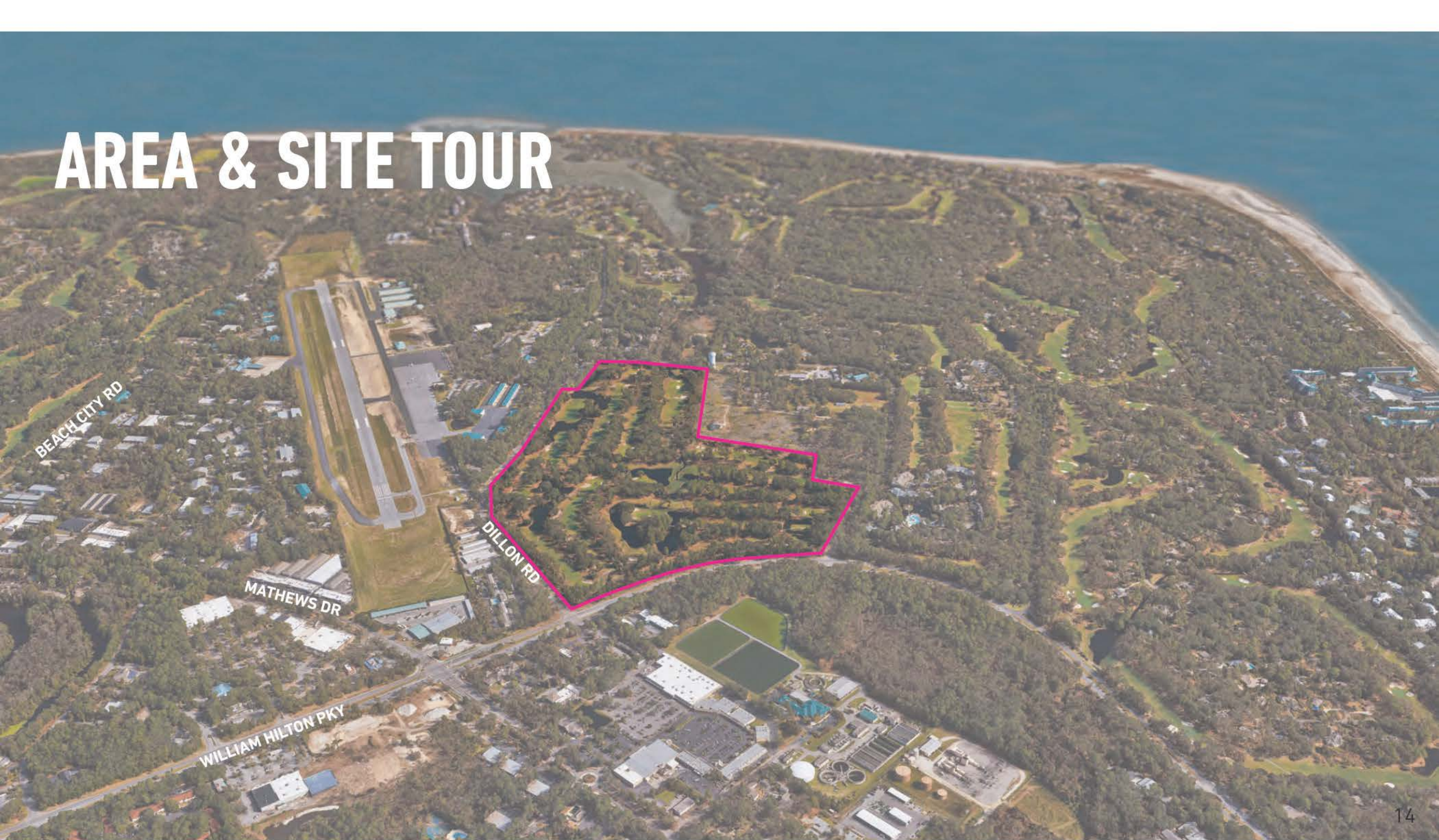


# PLANNING INITIATIVE STUDY AREA





# AREA & SITE TOUR





# REDEVELOPMENT, INFILL, & REUSE POTENTIAL





# AIRPORT VICINITY





## MARKET STUDY

- + Forecast short and long-term market demand for amount and types of residential, commercial, services, and employment uses.





## | NEIGHBORHOODS

- + Analysis and recommendations will be sensitive to existing residential neighborhoods and plantations.





## | OPEN SPACE & TRAIL CONNECTIVITY

- + Examine open space, greenway, and trail connections to adjacent neighborhoods and the island-wide network.



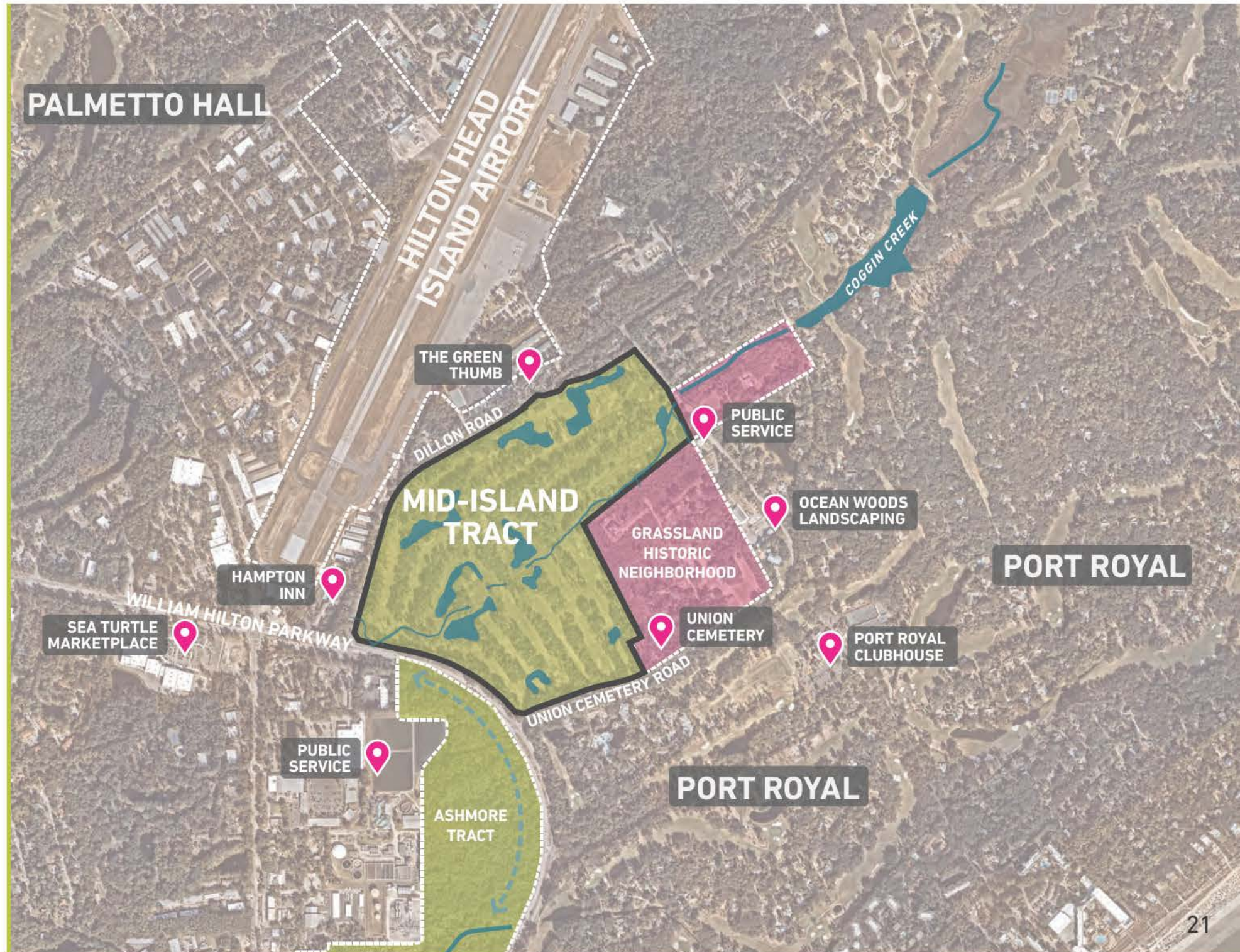




# **PARK PLANNING & DESIGN**

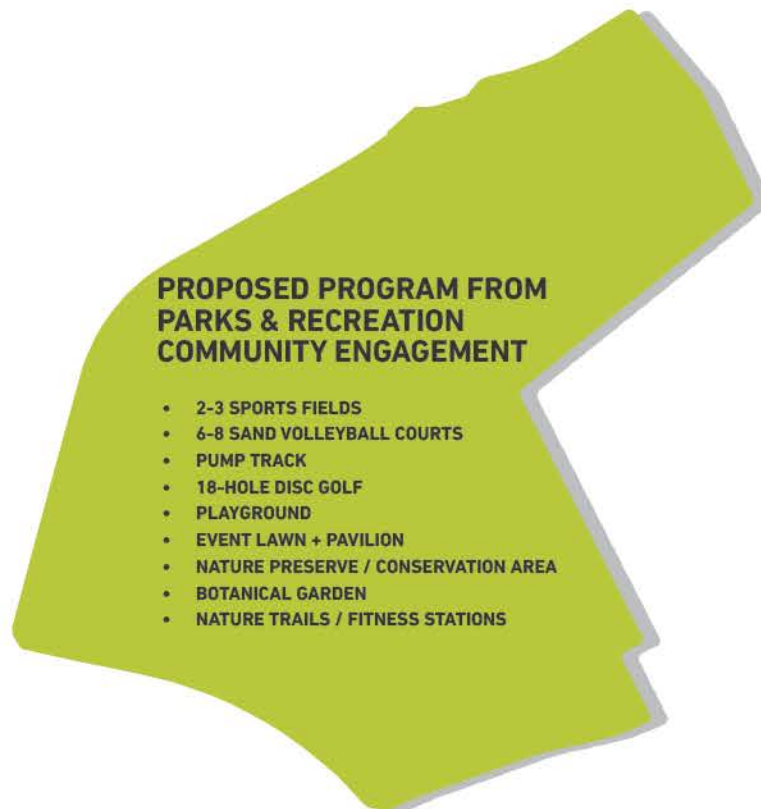


# ADJACENT PROPERTIES





# PROGRAM VALIDATION



MID-ISLAND TRACT



CROSSINGS PARK



CHAPLIN COMMUNITY PARK



# COMPARISON PARKS



FORSYTH PARK  
SAVANNAH GA - 30 ACRES



WHITE POINT GARDEN (BATTERY)  
CHARLESTON SC - 6 ACRES



FALLS PARK  
GREENVILLE SC - 32 ACRES



# | PARK PROGRAM – PASSIVE

NATURE PRESERVE



PLAYGROUND



TRAILS + FITNESS





# | PARK PROGRAM - ACTIVE

YOGA



DISC GOLF



HORSESHOES



CORNHOLE



BOCCE



TABLE TENNIS





# | PARK PROGRAM – ACTIVE

PICKLE BALL



TENNIS



SOCCER FIELDS



SAND VOLLEYBALL



CLIMBING



PUMP TRACK





# | PARK PROGRAM – CIVIC & GATHERING

SPLASH PAD



EVENT LAWN



CIVIC + COMMUNITY STRUCTURES



SEATING



PAVILION



FOOD & BEVERAGE





# | PARK PROGRAM – CULTURAL

GULLAH HERITAGE



ART



BOTANICAL GARDEN





# FAIRWAYS

- PARKING AREAS
- EVENT PROGRAMMING
- SPORTS FIELDS
- DISASTER DEBRIS





# CONNECTIVITY





# | WATER + STORM

- 9 PONDS CONNECTED TO STORM
- MUCH OF THE SITE IS SUSCEPTIBLE TO FLOODING
- 0.07 ACRES OF WETLAND
- CHANNELIZATION / EROSION





# BAPTIST CHURCH





# | FLORA + FAUNA

SPECIMEN LIVE OAKS



MARITIME FOREST  
& NATIVE PLANTS



AGGRESSIVE PLANTS



MIGRATORY BIRDS





# NEXT STEPS

- + Kick-off Meetings and Stakeholder Engagement
- + Continue Planning Area and Mid-Island Tract Analysis
- + Start Market Study
- + Engage the Community



An aerial photograph of a coastal region. In the upper right, a dark blue body of water meets a sandy beach. The land is covered in dense green vegetation, including a large golf course with visible fairways and greens. To the left of the golf course, there is a large, rectangular, light-colored structure, possibly an airport terminal or a large industrial building, with several smaller buildings and parking lots nearby. The foreground shows more greenery and some smaller structures.

Thank You!