

Lyon Oaks Park Vision and Facility Concepts

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Park Vision

Lyon Oaks County Park, provides visitors with a variety of recreational experiences in a natural setting. Over the next ten years, Oakland County Parks and Recreation will provide services and facilities that complement the distinctive character of Lyon Oaks, while increasing the long-term sustainability of the park and the Oakland County Parks system. The park vision looks forward ten years and describes the park after the recommended actions of the park planning process have been successfully implemented:

- The natural features of Lyon Oaks are maintained and enhanced and are an integral part of the Lyon Oaks experience
- Implementation of a long-term golf strategy and design update has adapted the Golf Course to meet the needs of current-day golfers and provided a rich selection of golf experiences focused on the next generation of golfers
- The Dog Park is a rich environment for visitors and their dogs to spend quality time together dog licensure requirements are understood and accepted by Dog Park visitors and have helped to increase the number of licensed dogs in Oakland County
- Implementation of customer service and marketing strategies for the Conference Center, developed collaboratively with the contracted vendor, have enhanced the customer's experience and increased the number and variety of scheduled events
- Accessibility is enhanced throughout the park and the park is well-known for barrier-free experiences and facilities
- Updates at Lyon Oaks are consistent with the terms of conservation easements held by Michigan Department of Natural Resources and Michigan Department of Environmental Quality and in compliance with Michigan Natural Resources Trust Fund project agreements
- Facility improvements and improvements to business and operating practices increase customer satisfaction of existing visitor populations; draw new target populations to the park; and create new programmatic and revenue-generation opportunities

Objectives and Performance Indicators

Objectives have been selected that are measurable in terms of performance indicators:

PARK USER SATISFACTION – Increase customer satisfaction with the amenities and services at the park

Performance Indicator: Park user surveys and comment cards – Report annually

PARK VISITS – Increase annual number of visits to facilities in the park

Performance Indicator: Park visit statistics – Report quarterly and annually

FISCAL TRENDS – Increase park annual net revenue as appropriate to the park's categories of service

Performance Indicator: Park fiscal trends – Report monthly and annually

COST RECOVERY – Meet cost recovery targets as established by the Parks Commission

Performance Indicator: Cost recovery calculation for services delivered – Report annually

NATURAL RESOURCE QUALITY – Preserve existing high quality ecosystems and improve ecological communities that are fragmented or degraded

Performance Indicator: Geographic measurement of managed areas – Report annually

Guiding Principles

The following priorities guide the development of facility concepts and investment in asset management:

MAINTAIN ASSETS – perform maintenance or updates without expanding or enlarging the asset, while planning and preparing for future changes and expansions

MONITOR AND OPERATIONALLY SUPPORT – set evaluation and decision-point timelines for lower performing facilities, programs, and practices, while providing operational support and exploring alternatives

REPURPOSE OR REMOVE NON-FUNCTIONAL ASSETS – repurpose non-functional assets based on costs and benefits or remove promptly if an alternate use is not available, not fiscally feasible, or not supported by public engagement

MAKE SELECTED NEW INVESTMENTS – plan for expanding or adding assets and programs when projected outcomes are supported by public engagement and performance data

Planning Timeframe

This document considers both long-term (within 10 years or longer) and short-term (within the next 1-5 years) concepts. Most of the concepts in the document are recommended for implementation within the next 5 years (short-term). Long-term concepts are clearly identified as such. When concepts are linked to projects within the Capital Improvement and Maintenance Management Plans (OCPRC, 8/4/2016), these projects and budgets are identified. The *Vision and Concepts* is updated annually, documenting improvements that have been completed and providing further detail as concepts are more fully developed.

Introduction to Planning Units

Through the planning process and in the following sections, we identify distinct Park Planning Units within the park where similar or related park and recreation services are delivered. Planning Units may be considered dispersed throughout the park, located in a specific geographic area in the park, or considered operational. In some cases, new facilities or services are proposed – these areas may or may not have a geographic location identified.

Planning Units include:

- Natural Resource Management
- Park Entrances, Roadways and Parking
- Maintenance, Utilities and Security
- Technology
- Non-Recreational Features
- Park Trails and Regional Connectivity
- Clubhouse
- Golf Course
- Day Use and Picnic Area
- Dog Park
- Sports Fields
- Organized Programs and Events
- Data Collection and Management
- Response to Changing Trends and Needs

Planning Unit Map

Park map showing locations of selected planning units



Natural Resource Management

Item	Current Conditions and Needs	Recommended Actions
Water Quality	Norton Creek impairments: elevated phosphorous, sedimentation; degraded stream habitat and aquatic insect community	Reference the Huron River Watershed Council’s Norton Creek Watershed Management Plan. Consult with HRWC staff regarding recommended water quality improvement management actions that pertain to Lyon Oaks. http://www.hrwc.org/our-work/programs/norton-creek-plan/ Evaluate golf course spraying and fertilizing practices; Evaluate current status of native buffer strips; implement BMPs to prevent non-point source pollution. Map and evaluate stream bank erosion along Norton Creek and tributaries; generate a prioritized list of stream restoration projects and explore grant funding opportunities with watershed partners and WRC
	Unmapped and unmanaged vernal pool habitat	Map and document existing vernal pools as part of a pilot citizen science program in partnership with MSUE Conservation Stewards Program and MNFI Evaluate potential for conducting annual or biennial vernal pool monitoring program Identify and manage potential threats to vernal pool habitat including trail fragmentation and future planned development projects Park certification in the Michigan Turfgrass Environmental Stewardship Program completed in 2009 – achieve recertification by 2019. Continue to map storm water infrastructure and document in AGO and CAMS
	Storm water quality	Work with Supervisors to complete annual staff training on storm water pollution prevention and spill response, Annual Storm Water Pollution Prevention Inspections, and Annual Storm water Infrastructure Inspections Complete 5-year IDEP dry-weather MS4 Outfall Sampling in 2019. Work with the park and FM to create a long-term preventative maintenance schedule and associated budget projection for storm water infrastructure throughout the park.
	Monitoring wells in southeast corner	Receive and review reports on the long-term monitoring wells installed by Ford Motor Company for compliance and pollution containment at the park’s SE boundary
Compliance	Eastern Massasauga Rattlesnake (EMR) compliance	Continue to follow EMR Implementation Plan and Certificate of Inclusion to Conservation Candidate

Item	Current Conditions and Needs	Recommended Actions
		Agreement with Assurances with state and federal partners
	Storm water compliance	MTESP compliance [[update soils test, sign drains, silt fence, wash pad...]] Continue storm water compliance activities under the Oakland County 2015 Phase II SWPPI permit including implementing and tracking good housekeeping practices at the maintenance facility, staff training for spill prevention and response, and 5-year IDEP dry weather monitoring
	Wetland Mitigation Compliance	Continue to manage the RCOC Wetland Mitigation site according to MDEQ wetland compliance standards for >10% invasive species cover
	MDNR Wetland Conservation Easement Compliance	Continue to review proposed major maintenance and CIP projects against the provisions of our MDNR Wetland Conservation Easement Agreement
Invasive Plants	New Invasive species introductions	Implement Early Detection and Rapid Response (EDRR) land management principles to prevent the release of invasive species
	Wetland species include <i>Phragmites</i> , reed canary-grass and narrow-leaved cattail-- especially along pipeline Upland species include autumn olive, common buckthorn, honeysuckle, multi-flora rose, Japanese barberry, swallow-wort, Asian bittersweet, and garlic mustard Old agricultural field invasives include sweet clovers, smooth brome, orchard grass, Queen-Anne's-lace, common ragweed and spotted knapweed	Track and monitor sensitive areas for new and existing invasive species populations Continue to prioritize restoration efforts according to presence of high quality habitat and regulated wetland easement extents. Continue to implement seasonally-appropriate land management practices to reduce invasive species including prescribed burns, chemical control, and manual control.
Wildlife	Eastern Massasauga Rattlesnake management	Implement land management BMP's as outlined in the MDNR CCAA/OC EMRIP
	Wetland habitat for eastern massasauga rattlesnake, Blanding's turtle, Eastern tiger and blue-spotted salamander, Western chorus frog, Northern leopard frog, and other reptiles and amphibians	Continue to protect and restore natural wetland complexes and adjacent upland habitat throughout the park; ensure habitat connectivity and travel corridors.
	Unused Great blue heron rookery platforms	Evaluate alternative uses for built platforms. Remove heron rookery signage.
	White-tail deer population	Management of white-tail deer to state-recommended population density with aerial or

Item	Current Conditions and Needs	Recommended Actions
	Canada goose population	<p>alternative surveys and archery deer hunting program.</p> <p>Management of nuisance-level goose populations using the USDA Canada Goose Egg and Nest and Round-Up Permit Programs and in-house dog control as-needed.</p> <p>Evaluate potential for implementing controlled goose hunts in the future</p>
	Citizen Science monitoring programs for Eastern Bluebird nest boxes, grassland birds, herpetofauna	<p>Continue to work with RPS staff to evaluate the ongoing implementation of these programs at Lyon Oaks. Collect and file any data derived from volunteer survey work; implement data findings into adaptive restoration management for the park.</p>
Forestry	Hazardous trees – including dead-standing ash from Emerald Ash Borer	<p>Continue to implement hazardous tree management recommendations as outlined in the 2014 Davey Tree Inventory for Lyon Oaks.</p> <p>Continue to provide assistance with severe and high risk priority hazardous tree removals, and storm damage clean-up events; concentrate in built infrastructure and high-use recreation areas.</p> <p>Provide assistance with contractor quotes and removal work at the park</p>
	Forest pest/disease monitoring	<p>Monitor for oak wilt and other forest pests/diseases; strategize landmark tree protection within the park</p> <p>Provide assistance with oak wilt response including trenching, removals, girdling, and chemical injections as needed.</p>
	Coarse woody debris management assistance	<p>Work with golf course staff to develop a strategy for woody debris management at the park as needed.</p>
	Maple density management	<p>Work with NR staff to identify areas for maple thinning according to understory natural community restoration goals</p>
No-Mow Areas	Naturalized or no-mow areas in golf course	<p>Map current no mow area extents; evaluate water quality management efficacy – augment buffer widths as necessary. Evaluate plant community composition. Implement invasive control and native species introductions, such as low-growing grasses and forbs where feasible.</p>
Restoration	Intact native habitat, including woodland, wetland and grassland communities	<p>Restoration through prescribed fire, invasive plant removal and native plant seeding. Develop long-term management plan with goals for quality and species diversity</p>
	Wetland Mitigation Area	<p>Continue to manage with prescribed fire and invasive species control</p>

Item	Current Conditions and Needs	Recommended Actions
	Norton Creek Drain	Incorporate restoration recommendations from the HRWC Norton Creek Watershed Management Plan; approach WRC to explore future potential options for drain channel repairs and/ or naturalization project(s).

Park Entrances, Roadways and Parking

[Link to Summary Table](#)

ITEM	CURRENT CONDITIONS AND NEEDS	RECOMMENDED ACTIONS
I-96 Signage	Brown MDOT signs guide drivers from the east into the park via Milford Road – which is a longer route	Evaluate I-96 MDOT signage text Evaluate opportunities to install a billboard on park property that would be visible from I-96 to advertise OCPR and to get revenue from renting advertising space
Main Entrance		Review park entrance signage for appearance, communication effectiveness, and compatibility with park system branding and plan for appropriate update.
Golf Course Drive	It is unclear that the area is not for general park use – people are able to enter when the park is closed and access the park	Consider installing a gate at the entrance to Golf Course Drive
	Roadway is starting to crumble	Maintain roadways
Golf Course South Parking Lot	In poor condition – staff has been patching areas	Replace parking lot*
Golf Course North Parking Lot	In poor condition – staff has been patching areas	Replace parking lot*
Contact Station	Contact station is staffed 6-12 hours 7 days a week during the warm seasons Season it is staffed and functionality is limited by temporary structure with no climate control and no network availability Staff use picnic area restroom when its open and the trailer restroom the rest of the year – eventually trailer will be repurposed and this will not be available	Design and construct permanent structure*: <ul style="list-style-type: none"> ▪ Secure enough for a safe ▪ Network availability for RecTrac ▪ Golf cart for staff to move around property and to use restroom ▪ Do not include restroom – it is too far from trailer septic field to tie in Make picnic area restroom available year-round with insulation, heating and other adjustments
Dog Park and Sports Fields Drive	Roadway is in good shape	No actions recommended
Dog Park	Road Commission of Oakland County (RCOC)	Improve communication with RCOC so we

ITEM	CURRENT CONDITIONS AND NEEDS	RECOMMENDED ACTIONS
Parking Lot	maintains road and parking lot Grading occurs when people are parked in lot Area is not graded because of parked cars and water pools in low-lying ungraded areas	know when grader is coming through and can close parking lot Swales and storm lines between parking and roadway need to be cleaned and maintained to help parking lot drainage Consider paving parking lot
Sports Fields Parking Lot	Cricket field parking lot is in good shape	No actions recommended
Sports Fields Overflow Lot	Overflow parking lot can get very soggy – cars get stuck when conditions are wet	Consider creating gravel parking lot to replace grass-surface overflow lot*
Old Plank Maintenance Entrance	Maintenance yard is paved and in good shape Old Plank Road leading to Maintenance Entrance is gravel and in poor shape	No actions recommended
Pontiac Trail Maintenance Entrance	Gravel entrance is in good shape Used daily by employees stationed at the Pontiac Trail Maintenance Building	No actions recommended

*Projects have been identified – see Summary Table

Maintenance, Utilities and Security

[Link to Summary Table](#)

ITEM	CURRENT CONDITIONS AND NEEDS	RECOMMENDED ACTIONS
Boundary Management	Fencelines are in good shape	Continue preventative maintenance
Pontiac Trail Maintenance Building	Building is also called the “Chicken Coop” Functioning well Break room is heated Building has portable toilet Issues with dumping of excess materials here has been resolved	No actions recommended
Old Plank Maintenance Yard	Buildings in good shape Wash station area – drain inadequate Storage yard with soil bins located here are adequate	Address wash station issues
Security	Gates are locked when park is closed OC Sheriff Deputies regularly patrol park Security cameras in Clubhouse – system is new	No actions recommended

Technology

[Link to Summary Table](#)

ITEM	CURRENT CONDITIONS AND NEEDS	RECOMMENDED ACTIONS
Network Connectivity	Computers run very slow – point-of-sale is cumbersome No connectivity at Contact Station – staff record transactions by hand and bring to Pro Shop for	Implement scheduled project to upgrade network connection to Golf Course and Grill Room* Proposed permanent contact station would

ITEM	CURRENT CONDITIONS AND NEEDS	RECOMMENDED ACTIONS
	entry	require a network connection
Wi-Fi	Wi-Fi available at Conference Center and Pro Shop	No actions recommended

*project has been identified

Non-Recreational Features – Not applicable

Park Trails and Regional Connectivity

[Link to Summary Table](#)

ITEM	CURRENT CONDITIONS AND NEEDS	RECOMMENDED ACTIONS
Regional Connections	Park connects with Huron Valley Trail 6-8 vehicles per day park at side of Old Plank Road to access Huron Valley Trail This is not an official parking lot and is outside of park boundary – Huron Valley Trail map on website indicates parking in this approximate location	Communicate with Huron Valley Trail group and ask to adjust parking symbol location in next map revision Consider signage directing people into the park for parking (for a fee) and additional amenities
Access Routes	Plans are in place to adjust access routes in Dog Park to increase comfort and convenience and to comply with ADA guidelines Project will include installation of pathways to all dog park pavilions to OCPD trail standard specifications as budget allows	Implement Dog Park ADA Improvements project*
Hiking Trails	Trails are in good shape Staff maintains by adding aggregate and maintain vegetation around trails	Maintain trails per OCPD Trail Standards (cite)

*Project has been identified – see Summary Table

Clubhouse

[Link to Summary Table](#)

ITEM	CURRENT CONDITIONS AND NEEDS	RECOMMENDED ACTIONS
Grill Room	Under OCPD management starting 2017	Implement as planned
Pro Shop	In good shape	No actions recommended
Conference Center	Carpet is worn in places Chrome fixtures need replacing Conference Center bookings and revenue were substantially decreased in 2016 with new vendor Bookings appear to be greatly increased in 2017 Need to explore ways to improve physical aspects of Conference Center to help improve outcomes	Replace carpet and fixtures, consider overall interior upgrade* Monitor outcomes for improvement Explore long-term options for repurposing if needed Consider: <ul style="list-style-type: none"> ▪ Installing room dividers to break space up when needed for more intimate gatherings ▪ Developing an outdoor wedding ceremony location ▪ Improving as needed and

ITEM	CURRENT CONDITIONS AND NEEDS	RECOMMENDED ACTIONS
Customer Service and Marketing Strategy		<p>marketing availability of bride's room and groom's room</p> <p>Implementation of improvements and renovations at the Clubhouse should include marketing actions to ensure that both Katherine's Catering and Oakland County Parks highlight the features that make Lyon Oaks a premier wedding and conference venue. Specific wedding features, such as the bride's room and any associated services (drinks, hors d'oeuvres, concierge service, etc.) should be advertised in relevant marketing outlets. Universal access to persons of all abilities and any special accessibility features should also be highlighted.</p>

*Project has been identified – see Summary Table

Golf Course

[Link to Summary Table](#)

ITEM	CURRENT CONDITIONS AND NEEDS	RECOMMENDED ACTIONS
Golf Strategy and Design Update	<p>Several ideas have been discussed to improve and expand the golf experience at Lyon Oaks, including:</p> <ul style="list-style-type: none"> ▪ Year-round driving range/golf simulator – closest facility is at Fox Hills Has been proposed as an alternative use for the Conference Center but it doesn't need all this space – could go into the Pro Shop or Grill Room ▪ Golf academy This would require a separate building that connects with the golf course – a pole building would probably work rather than using the Conference Center 	<p>Develop a long-term golf strategy that increases the resources we provide to the community and expands the ways in which the community relates to our parks that contain golf courses</p> <p>Consultation with a professional firm that is well-versed in current trends in golf and the most up-to-date science and engineering related to golf course design could aid in the development of this strategy</p> <p>Understand any copyright or other restrictions from Arthur Hills design of golf course when implementing any design update</p>
Course Conditions	Plan is in place to improve greens	Implement
Cart Paths	<p>Cart path maintenance</p> <p>Need emergency access to all holes so you can get to anybody to any part of golf course</p> <p>Additional emergency access from the gate on Old Plank could be incorporated into the emergency access plan</p>	<p>Continue to evaluate condition and budget for asphalt repair work as needed*</p> <p>Continue to work with first responders to plan for emergency access</p> <p>Replace boardwalks and widen some paths to make access faster</p> <p>Boardwalk at Hole #11 is damaged by frost</p>

ITEM	CURRENT CONDITIONS AND NEEDS	RECOMMENDED ACTIONS
		heaving Boardwalk at Hole #17 is in good shape but needs to be widened for emergency vehicles*
Irrigation	Irrigation pond maintenance	Evaluate and monitor irrigation pond for siltation and condition of liner
Drainage	In good shape	
Driving Range	Considered to be one of the best ranges in the areas – there may be additional improvements to increase its draw	Consider installing targets that give feedback and guidance on skill levels
On-Course Restrooms	In good shape and well-located	
Netting	Course and range are far enough from the road that netting is not needed	

*Project has been identified – see Summary Table

Day Use and Picnic Area

[Link to Summary Table](#)

ITEM	CURRENT CONDITIONS AND NEEDS	RECOMMENDED ACTIONS
Former Nature Center	Building is a double-wide trailer that no longer functions as a nature center but is maintained and used by staff – office and restrooms – and is complimentary to the current temporary contact station In good shape – no problems with roof – only cost is utilities	Keep in current location until a permanent contact station is installed and picnic area restrooms have been winterized for year-round staff use Plan for future repurposing elsewhere in the park system
Woods Edge Picnic Pavilion	In good shape	No actions recommended
Woods Edge Play Structure	In good shape	No actions recommended
Woods Edge Restrooms	In good shape	Plan to winterize for year-round use – see Park Entrances, Roadways and Parking – Contact Station

Dog Park

[Link to Summary Table](#)

ITEM	CURRENT CONDITIONS AND NEEDS	RECOMMENDED ACTIONS
Dog Enclosures	Current project outlines adjustments to dog enclosures to improve accessibility of entrances and pathways	Implement project as planned
Small Dog Enclosure Expansion	Potential areas for expansion have been evaluated by Natural Resources (cite) Accessibility improvements will facilitate future expansion Not enough demand to warrant implementing	Keep NR evaluation and expansion plans on file for future implementation Develop marketing plans prior to implementation

ITEM	CURRENT CONDITIONS AND NEEDS	RECOMMENDED ACTIONS
	expansion now	
Dog Park Pavilions	Pavilion in Small Dog Enclosure has water pooling on concrete surface – this will be corrected as part of the Dog Park ADA Improvements Project Other pavilions are in good shape and working well	Implement project as planned
Potential Restroom	Portable toilet is in place Note that there is a septic field in place where the trailer is currently located	Consider addition of permanent restrooms to serve both the Dog Park and Sports Fields*

*Project has been identified – see Summary Table

Sports Fields

[Back to Summary](#)

ITEM	CURRENT CONDITIONS AND NEEDS	RECOMMENDED ACTIONS
Soccer	Fields are well-used Turf is in good shape Nets need replacing	Maintain fields Replace nets
Cricket	Cages are used from 5-7 pm Monday-Friday Fields are rented out from June to end of year when soccer is done Cricket turf is upgraded periodically but needs a long-term solution Nets need to be redone	Maintain turf and nets – upgrade artificial turf surface materials Plan for long-term solution for higher quality turf for cricket
Lighting		Consider potential permanent lighting and evaluate resources...
Irrigation	In good shape and working well	
Potential Restroom	Portable toilet is in place	Consider addition of permanent restrooms to serve both the Dog Park and Sports Fields*

*Project has been identified – see Summary Table

Organized Programs and Events

[Link to Summary Table](#)

ITEM	CURRENT CONDITIONS AND NEEDS	RECOMMENDED ACTIONS
Dog Park Special Events	OCPR special events at the dog parks were designed to publicize the dog park and build the user base Now that the dog parks are well-attended, dog park special events have ceased Users appear to prefer to enjoy the park uninterrupted by organized activities	Host OCPR dog programs at parks other than dog parks and cross-market the dog parks at these events
External Dog Park Events	There is a much better potential for groups to host events who do their own marketing and promotion, which in turn brings new people into the dog park	Promote the park for events hosted by outside groups
Dog Vaccination Clinics	These are well-attended events and provide a public benefit	Continue

ITEM	CURRENT CONDITIONS AND NEEDS	RECOMMENDED ACTIONS
Golf Clinics and Lessons	Golf programming has paused due to changes in staffing at the Golf Course	Develop a new menu of clinics and lessons that will start in FY2018

Data Collection and Management

[Link to Summary Table](#)

ITEM	CURRENT CONDITIONS AND NEEDS	RECOMMENDED ACTIONS
Visitor Statistics	Park staff report counts from vehicle counters Visitor estimates are calculated by Planning and Resource Development (PRD) section and reported to management	No changes recommended
Visitor Surveys	Park survey card program will launch in 2017 Need for user data will arise as new projects are planned	Summarize data quarterly and report to management Include annual summary in Annual Dashboard and Data Book Collaborate with PRD to plan, implement and report project-specific user surveys

Response to Changing Trends and Needs

[Link to Summary Table](#)

ITEM	CURRENT CONDITIONS AND NEEDS	RECOMMENDED ACTIONS
Track Trends and Needs	Our communities and the nature of recreation are constantly changing and evolving and one outcome of planning is a renewed understanding of recreational needs and trends and nimbleness in adapting to changes in the community	Track trends and recreational need related to current uses of park, types of rental equipment of available, and potential new uses
Evaluate Alternatives	OCPR is evaluating a range of alternative recreational uses for existing parks and facilities based on current documented recreational needs and appropriateness to the physical site	Evaluate alternative uses as they are identified

Summary Facility Concepts and Budget Effects

The following table links the Facility Concepts developed with existing or proposed capital improvement (CIP) or maintenance projects or identifies if the Facility Concept would be implemented through planning and/or operational actions. The table provides estimates of potential budgetary effects of implementing Facility Concepts. For more details about CIP and maintenance projects, please refer to the current Capital Improvement Budget & Maintenance Management Plan (OCPRC, 8/4/2016)

10-Year Concept	Planning and/or Operations Actions	Transition Plan/Accessibility Actions	Maintenance Forecast	CIP Forecast	CIP or Maintenance Management Plans Project Name
Natural Resource Management					
Return to planning unit					
<i>Water Quality</i>	✓				
<i>Compliance</i>	✓				
<i>Invasive Plants</i>	✓				
<i>Wildlife</i>	✓				
<i>Forestry</i>	✓				
<i>No-Mow Areas</i>	✓				
<i>Restoration</i>	✓				
Park Entrances, Roadways and Parking					
Return to planning unit					
<i>Main Entrance</i>	✓				
<i>Golf Course Drive</i>	✓				
<i>Golf Course South Parking Lot</i>	✓				
<i>Golf Course North Parking Lot</i>	✓			\$400,000	LYC Parking Lot Replacement Construction
				\$400,000	LYG Parking Lot Replacement Construction
<i>Contact Station</i>	✓			\$20,000 \$132,000	*LYP Contact Station PK Design *LYP Contact Station PK Construction
<i>Dog Park and Sports Fields Drive</i>	✓				
<i>Dog Park Parking Lot</i>	✓				
<i>Sports Fields Parking Lot</i>	✓				
<i>Sports Fields Overflow Lot</i>	✓			\$80,000	LYP Parking Lot Expansion Gravel
<i>Old Plank Maintenance Entrance</i>	✓				
<i>Pontiac Trail Maintenance Entrance</i>	✓				
Maintenance, Utilities and Security					
Return to planning unit					
<i>Boundary Management</i>	✓				
<i>Pontiac Trail Maintenance Building</i>	✓				
<i>Old Plank Maintenance Yard</i>	✓				

10-Year Concept	Planning and/or Operations Actions	Transition Plan/Accessibility Actions	Maintenance Forecast	CIP Forecast	CIP or Maintenance Management Plans Project Name
<i>Utilities</i>	✓				
<i>Security</i>	✓				
Technology					
Return to planning unit					
<i>Network Connectivity</i>	✓			\$31,863	LYG Utility Upgrade – Network/Fiber Optic
<i>Wi-Fi</i>	✓				
Non-Recreational Features – Not applicable					
Park Trails and Regional Connectivity					
Return to planning unit					
<i>Regional Connectivity</i>	✓	✓			
<i>Access Routes</i>	✓	✓		\$39,969	LYP Dog Park ADA Improvements
<i>Hiking Trails</i>	✓	✓			
<i>Pedestrian Gates</i>	✓	✓			
<i>Utility Crossings</i>	✓	✓			
<i>Trail Amenities</i>	✓	✓			
<i>Kiosks and Wayfinding</i>	✓	✓			
Clubhouse					
Return to planning unit					
<i>Grill Room</i>	✓	✓			
<i>Pro Shop</i>	✓	✓			
<i>Conference Center</i>	✓	✓		\$60,000 \$450,000 \$150,000	LYC Interior Renovation Design (FY2019) LYC Interior Renovation Construction (FY2020, FY2021)
Golf Course					
Return to planning unit					
<i>Course Conditions</i>	✓	✓			
<i>Cart Paths</i>	✓	✓	\$7,000	\$24,176 \$50,000	LYG Cart Path Asphalt Maintenance LYG Cart Path Resurfacing LYG Boardwalk Replacement Hole #17 (FY2021)
<i>Irrigation</i>	✓				
<i>Drainage</i>	✓				
<i>Driving Range</i>	✓	✓			
<i>On-Course Restrooms</i>	✓	✓			
<i>Netting</i>	✓				
<i>Golf Improvements</i>	✓	✓			
Day Use and Picnic Area					
Return to planning unit					
<i>Former Nature Center</i>	✓				
<i>Woods Edge Picnic Pavilion</i>	✓	✓			

10-Year Concept	Planning and/or Operations Actions	Transition Plan/Accessibility Actions	Maintenance Forecast	CIP Forecast	CIP or Maintenance Management Plans Project Name
<i>Woods Edge Restrooms</i>	✓	✓			
Dog Park					
Return to planning unit					
<i>Dog Enclosures</i>	✓	✓			
<i>Small Dog Enclosure Expansion</i>	✓				
<i>Dog Park Pavilions</i>	✓	✓			
<i>Potential Restroom</i>	✓	✓		\$21,000 \$420,000	*LYP Dog Park/Recreational Field Restroom Design *LYP Dog Park/Recreational Field Restroom Construction
Sports Fields					
Return to planning unit					
<i>Soccer</i>	✓	✓			
<i>Cricket</i>	✓	✓			
<i>Irrigation</i>	✓	✓			
<i>Potential Restroom</i>	✓	✓			See Dog Park
Organized Programs and Events					
Return to planning unit					
<i>Dog Park Special Events</i>	✓				
<i>External Dog Park Events</i>	✓				
<i>Dog Vaccination Clinics</i>	✓				
<i>Golf Clinics and Lessons</i>	✓				
Data Collection and Management					
Return to planning unit					
<i>Visitor statistics</i>	✓				
<i>Visitor surveys</i>	✓				
Response to Changing Needs and Trends					
Return to planning unit					
<i>Tracking needs and trends</i>	✓				
<i>Evaluating alternatives</i>	✓				
FORECAST AMOUNTS					
REINVESTMENT CALCULATION ¹					

¹ REINVESTMENT CALCULATION: The **Average Annual Reinvestment** is expressed as a percentage of the total replacement value of park assets and is calculated with the following formula:

$$\frac{[(A + B - C) / D]}{E}$$

Where:

A = Total forecast maintenance costs (\$)

B = Total forecast CIP costs (\$)

C = Total forecast CIP costs for new assets (\$)

D = Replacement Value of Park Assets (Lyon's assets have an estimated value of **\$12,381,860** in 2016 dollars)

10-Year Concept	Planning and/or Operations Actions	Transition Plan/ Accessibility Actions	Maintenance Forecast	CIP Forecast	CIP or Maintenance Management Plans Project Name
	Total Combined Maintenance and CIP		\$2,286,008		
	CIP Forecast for New Assets		\$593,000		* New assets
	Total Reinvestment in Existing Assets		\$1,693,008		
	Value of Existing Assets (2016)		\$12,381,860		
	Average annual reinvestment over 10 years		1.37%		

Maps and Drawings

There are no additional maps and drawings

References

OCPRC. 8/4/2016. *Proposed FY2017 Capital Improvement & Maintenance Management Plan*. Waterford, MI: Oakland County Parks and Recreation Commission.

E = Number of years of the planning period (10 years for park plans)