



General

This section provides the basic information about the park or trail and the organizations responsible for it.

Park/Trail ID # 16-021D	Funding Application 18-023F	Park/Trail Name Hole In The Mountain
Last Update July 23, 2018		
Project Name The Hole-in-the-Mountain Research 5 and Planning Initiative	District 5	Existing Acres or Miles 1000

Project Description

The Hole-in-the-Mountain Research and Planning Initiative will build upon the existing Master Plan to further research the needs of existing and new park users and to enhance conceptual designs and cost estimates for future park and trail improvements in the implementation plan. The effort will also enhance operation costs within the Plan as a result of the planned park improvements. This will better position Lincoln County to seek future funding and begin carrying out the implementation plan.

Project Area Maps

Hole-in-the-Mountain Park Map

http://dms.gmrptcommission.org/uploads/funding/18-023F/Legacy_Application_Map_4a9ff0.pdf

Organization Lincoln County	Lead Contact Full Name Teresa Schreurs	Lead Contact Title Director of Community Development
Mailing Address 402 N. Harold St.	City Ivanhoe	State Minnesota
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Funding

Development Type Both	Acres of Park Land to be Acquired 0
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New Trail Miles to be Acquired

0

Types

Existing Easement

New Trail Miles Developed

0

Miles of Trail Restored or Improved

0

Trail head facilities developed

0

Number of trail bridges/culverts to be developed/restored

0

Number of Connecting People to the Outdoors Programs created/administered

0

Project Outcomes**Evaluation of Impact**

The Hole-in-the-Mountain Research and Planning Initiative will delve into the needs and desires of existing and new park users to inform future park improvements and further refine improvement and operational costs. The effort will build upon the existing Master Plan to fill in some gaps identified by GMRPTC. The project includes the following components:

Research and evaluation process to determine the needs of existing and new park users to ensure demand would support improvement efforts.

This data will help inform the development of conceptual plans and cost estimates for the Master Plan.

Engagement of an Engineering/Architectural firm experienced in Park Master Planning to create conceptual plans and cost estimates and also address feasibility of concepts.

Engagement of an individual or firm experienced in park operations to assist in the development of operation costs relative to the proposed future plans.

Use the aforementioned information to make modifications to the Park Master Plan.

Lincoln County will know they have achieved success when the following deliverable have been achieved:

Engage a minimum of 200 existing and prospective visitors relative to interest areas identified within the Master Plan and on demand for additional camping spaces.

Evaluate and report data collected from existing and prospective visitors.

Creation of new concept plans/maps that are developed based on research data and address sustainability of improvements from and Engineering/Architect lens.

Creation of updated cost estimates for improvements from an Architect/Engineering firm.

Based on a vision of growth for the park, work with consultant to create operation costs that reflect the proposed improvements.

This will provide a guide for Lincoln County as it looks to increase usage of the park.

Integration of the information into the Master Plan.

Legacy Pillars:

- Connect People and the Outdoors
- Acquire Land and Create Opportunities
- Take Care of What We Have

Connection to Pillars

The Research and Planning Initiative will provide the necessary information to put Lincoln County in a position to begin undertaking efforts that preserve what they have and provide opportunities to expand amenities for existing and new visitors. The following describes how this research and planning process will connect to three of the pillars.

Connect People and the Outdoors

The public engagement process highlighted the desires of existing and potential users to partake in activities such as walking/running, hiking, walking pets, and biking both from a recreational and wellness perspective. There was also a strong interest to incorporate more youth and teenager activities at the park which would increase the probability of life long participation if exposed to park amenities at a young age. The projected developments highlighted within the Master Plan prioritized improvements that connect people to the outdoors through trail improvements, expanded trails, campground improvements and expansions, Tubing Hill and other long-term plans that connect people to our natural resources. The Research and Planning Initiative will further research demand, especially as it relates to expanded camping options.

Acquire Land and Create Opportunities

The Master Plan has identified various trail opportunities that will enhance the visitor experience for current and new customers. This includes both improvements to the existing trail system and also opportunities for expanded trails to make critical connections between trail systems. The Plan also identifies expanded park opportunities related to camping, tubing, and new venues. The Research and Planning Initiative will work closely with an Engineer/Architect to further assess the feasibility of the new and expanded park and trail opportunities and further refine cost estimates for these proposed improvements. The effort will also conduct further research on customer demand for additional campsites.

Take Care of What We Have

One of the initial priorities identified within the Master Plan relates to reinvestment in the existing park and trail infrastructure. As a year-round 1,000-acre paradise for outdoor enthusiasts, the park wants to continue providing a space for hiking, horseback riding, biking, fishing, snowmobiling, cross country skiing, sledding, and snowshoeing. The park also hosts two community events and contains historic and cultural buildings within the park. The park currently has a 7-mile natural trail in need of cleanup and restoration. One of the items identified in the review of the Master Plan was to further evaluate with an Engineering/Architect firm the sustainability of the trail system due to previous damage from flooding. Part of the consultants work will be to assist in considering the sustainability of existing and new trails in developing conceptual plans.

Connection to a Regionally Substantial Component of the Master Plan

The Hole-in-the-Mountain Research and Planning Initiative will further research and refine critical areas of the Master Plan including demand data, conceptual plans, costs of future improvements, and operational costs. This will ensure a more successful implementation of future projects in the park. This research will focus on demand to create the greatest market impact and long-term sustainability. It will include further research on customer demands relative to camping and other opportunities, designing trails for sustainability, refining cost estimates and operational expenses, and take into consideration a strategy around expanded marketing and

event/programming opportunities.

Project Readiness

Project Lead

Lincoln County will serve as the lead applicant. Lincoln County operates three county parks and has a Park Director with 38 years of experience. While the County has significant experience in operations of the existing park system, the growth opportunity of becoming a regional park will demand outside consulting services to help frame demand, conceptual designs, costs, and operational demands.

The County is fortunate to have a local organization experienced in community development work. Development Services Inc. was established in 1982 to provide planning and implementation services for community, business, and economic development initiatives. The firm is experienced in planning, grant writing and administrative services and available to provide additional expertise to the County. Development Services Inc. created the existing Master Plan and would have the expertise to conduct additional market research, especially around camping site demand. The firm is also an experienced grant administrator having administered numerous state and federal grants and completed environmental and SHPO review processes.

As part of this application, connections have been made to some Engineering/Architectural firms to get a sense of costs for their assistance in the process of creating conceptual plans and preliminary cost estimates that will be used to update the Master Plan. The services will not include schematic design and construction drawings/specifications as those would be developed at a later point when the County is ready to implement projects within the plan. Connections have been made with Amanda Prosser of ISG, Banner Associates, Bollig, and Loucks. The County will consider issuing a formal Request for Proposal for services at a later date, however, as part of this application the County connected with these firms to further understand how they can inform the process of conceptual design and cost estimating. Part of the RFP process will be to evaluate credentials and experience of these firms working on Park Master Plans.

Lastly, the County will look for outside assistance to help structure operational costs based on expanded park and trail opportunities that would be identified in the Master Plan. There is also the potential to identify additional marketing opportunities to expand usage of the park which will aid the County in future planning.

Implementation Timeline

July August 2019: Review and administer any grant process requirements necessary before project begins. These requirements include (but not limited to): contract review and execution, environmental process, SHPO process, etc.

August-December 2019: Undertake further market research to help inform the conceptual design and cost estimating process. Process will likely include surveys and community meetings along with review of usage data, specifically analyzing lost opportunities for visitors due to a full campsite. Issue an RFP for Engineering/Architectural Services.

January-April 2020: Work with an Engineering/Architect Firm to refine conceptual designs and create updated cost estimates for projects.

March-May 2020: Work with an individual or firm experienced in operational costs for regional parks to assist in developing updated operational costs based on improvements proposed in the Master Plan.

May-June 2020: Update the Master Park Plan with new information.

July 2020: Grant closeout.

Availability for Public Use

Hole-in-the-Mountain Park does not have any set hours allowing 24/7 public use of the park and trail

amenities. The one exception is the Chalet. This building is open 24/7 between May 1st and October 15th, but during the off-season visitors must coordinate with the Park Manager to gain access. The park is used year-round with visitors enjoying cross-country skiing, sledding, snowshoeing and snowmobiling in winter months. Each year more than 5,000 people visit the park. The three campground areas offer opportunities for both short and long-term rental. All personal property is required to be moved off site at the end of each season.

There are a number of schools and organizations that utilize the Park due to the unique terrain and natural resources offered within the Park. The Bicycling Club of South Dakota State University (SDSU) enjoy the unique and challenging trails within the Park. SDSU students enrolled in the Agronomy, Horticulture and Plant Science Departments are also among the annual visitors to explore and research the parks diverse horticulture. The Reserve Officers Training Corp (ROTC) also visits the park on an annual basis for training purposes due to the challenging terrain. The use of the park by these groups and numerous other schools and organizations does not impact the availability of the park to the general public.

The park also hosts two community events each year for the general public. Saddle Horse Holiday draws as many as 800 horses and riders to partake in trail rides, a parade, and horse show with over 30 classes of games and contests. Benton-Fremont Historic Te Tonka Ha is an annual celebration with pioneer reenactments. It provides historical, educational and fun activities for all ages.

There are no access fees to the park. The County charges reasonable fees for rental of Chalet and camping spaces. The Chalet can be rented for events at a fee of \$100 per day. The Chalet is a two-story space ideal for reunions and weddings with restrooms, showers, and an indoor viewing deck on the second level. Camping spaces are \$25 per night for electric and water access, \$20 for non-electric spaces, and \$18 for tents. Seasonal rates are available at a fee of \$1,200 for electric and water access.

Design Standards

As part of this initiative, Lincoln County will be engaging an Engineering/Architect firm experienced in park planning and requirements of the Legacy Fund. This will ensure that conceptual designs and cost estimates take into account design standards. Schematic design and construction drawings and specifications will be done at a later point once the County begins the implementation process of projects identified in the Master Plan.

Project Cost Breakdown

1. User Research, \$18,000

The County will engage a consultant to conduct further research with new and existing visitors on desired amenities. A specific focus will be on demand data for new or expanded services such as additional campground sites. A variety of research methods will be used including campsite turnaways, surveys, and community engagement meetings.

2. Engineering/Architect Concept Plans and Estimates, \$30,000

The County will engage an Engineering/Architectural firm to assist in concept planning and cost estimating for the implementation section of the Master Plan.

The firm will evaluate the feasibility and sustainability of the improvements and provide maps to be incorporated into the Master Plan.

3. Park Operations Budgeting, \$4,000

The County will engage a consultant to evaluate operational costs based on the proposed improvements to the park. As a regional park, it is critical to examine the operational costs that come with this designation and improvements such as expanded campground spaces. The County will experience rising maintenance, management, and marketing costs as attendance at the park increases with the new designation.

4. Master Plan Modifications, \$7,000

The County will engage a consultant to incorporate the research data, conceptual designs, and updated cost estimates for both improvements and operational expenses to the Master Plan.

Funding Request Breakdown

Grant Funding Request

\$53,000

Local Match #1

\$6,000

Funder #1

0

Local Match #2

0

Funder #2

0

Local Match #3

0

Funder #3

0

Local Match #4

0

Funder #4

0

Local Match #4

0

Funder #5

0

Non-Eligible Local Match

4800

Non-Eligible Item Description

Lincoln County will provide additional funding in the amount of \$4,800 for grant administration which is a non-eligible item.

Total Funding

\$59,000

Percentage of local match

0.10

Completion Timeframe

12

Funder #1

Lincoln County

Funder #1 Resolutions

Lincoln County Resolutions

[http://dms.gmrptcommission.org/uploads/funding/18-023F/HITM Resolutions_04343a.pdf](http://dms.gmrptcommission.org/uploads/funding/18-023F/HITM%20Resolutions_04343a.pdf)

Funder #2

N/A

Funder #3

N/A

Funder #4

N/A

Funder #5

N/A

Budget Worksheet

Hole-in-the-Mountain Budget

http://dms.gmrptcommission.org/uploads/funding/18-023F/Copy of HITMP Budget Template_74b858.xlsx

Attachments

Doc Name	Description	Url
Budget Worksheet	Hole-in-the-Mountain Budget	http://dms.gmrptcommission.org/uploads/funding/18-023F/Copy of HITMP Budget Template_74b858.xlsx
Funder Resolution One	Lincoln County Resolutions	http://dms.gmrptcommission.org/uploads/funding/18-023F/HITM Resolutions_04343a.pdf
Project Area Map	Hole-in-the-Mountain Park Map	http://dms.gmrptcommission.org/uploads/funding/18-023F/Legacy Application Map_4a9ff0.pdf