

THE FAIRGROUNDS NASHVILLE PUBLIC PRESENTATION

May 29, 2018



Agenda

- **Project Overview and Schedule**
- **History and Fairground Goals**
- **Overview of Community Engagement**
- **Review of Existing Conditions and Draft Concepts**

Why are we here?

- **A LOT is happening!**
- **We need your INPUT**
- **To GUIDE the vision for the Fairgrounds**
- **To UPDATE the Fair Board's Improvement Plan**
- **TODAY: Report back and continue to guide the vision**

Background

2016

- **July** – Metro Council passes budget including \$15 million for fairgrounds improvements, including Fair Park.

2017

- **January** – Fairgrounds Nashville identified as site for MLS stadium.
- **January** – Nashville submits MLS expansion bid to league.
- **July** – Metro Council passes budget including an additional \$3 million for Fair Park.
- **November** – Metro Council approves \$225 million in funding for MLS stadium on Fairgrounds and \$50 million in funding for additional Fairgrounds improvements.
- **December** – Nashville awarded MLS team by the league.

2018

- **May** - Fairgrounds Nashville improvement plan workshop

Overall Schedule

- **May 17 – May 22: Public Engagement Workshops**
- **May 29 – Presentation of Updated Improvement Plan**
- **June 12 – Fair Board Consideration**
- **June – September – Rezoning**
- **July – October – Fair Board, Sports Authority, and
Metro Council Actions (anticipated)**

Goal

TO GET YOUR INPUT to inform a more refined version of the Fairgrounds Improvement Plan – to address all of the existing Fairgrounds’ uses (Flea Market, Speedway, Fair, and Expo Events), Fair Park, the MLS Soccer Stadium, and mixed-use development. The updated plan strives to create an integrated site that connects to the surrounding neighborhoods and the greater city.

Fairgrounds Nashville Improvement

Community Engagement Workshops

Collaborate with neighbors and stakeholders

<i>Thursday</i>	<i>May 17, 2018</i>	<i>11:30 am - 1:30 pm</i>
<i>Thursday</i>	<i>May 17, 2018</i>	<i>6:00 pm - 8:00 pm</i>

Open Design Studio

*Two design studio sessions are open to the public for further input
& to watch planners at work!*

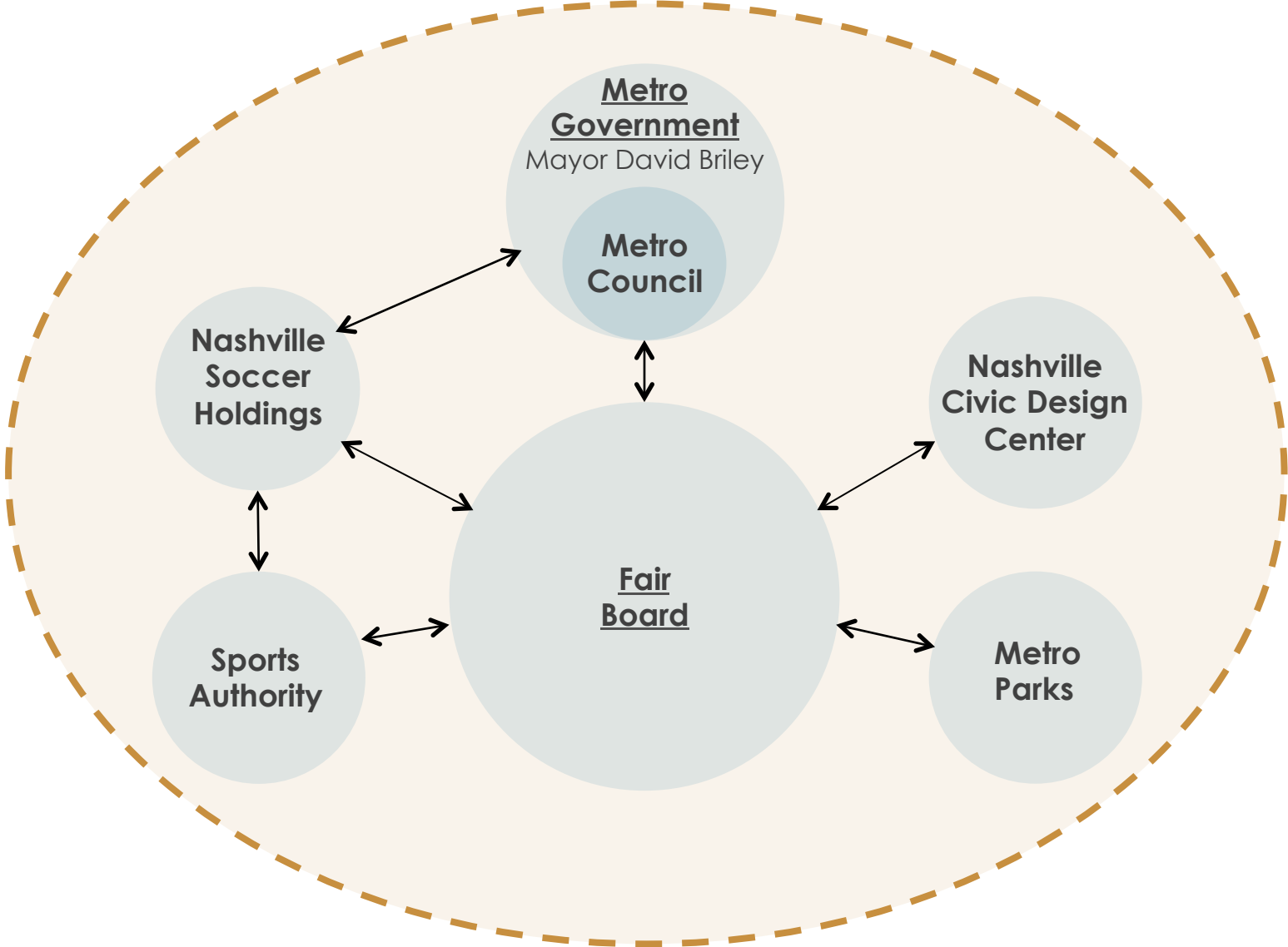
<i>Friday, May 18, 2018</i>	<i>10:00 am - 12:00 pm</i>
<i>Monday, May 21, 2018</i>	<i>4:00 pm - 6:00 pm</i>

Workshop Public Presentation

Presentation of workshop outcomes and recommendations

<i>Tuesday, May 29, 2018</i>	<i>6:00 pm - 8:00 pm</i>
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Improvement Planning Team



Ongoing Community Outreach

Fairgrounds Tenants / Vendors

Neighborhood Organizations

Business Communities

Public Agencies

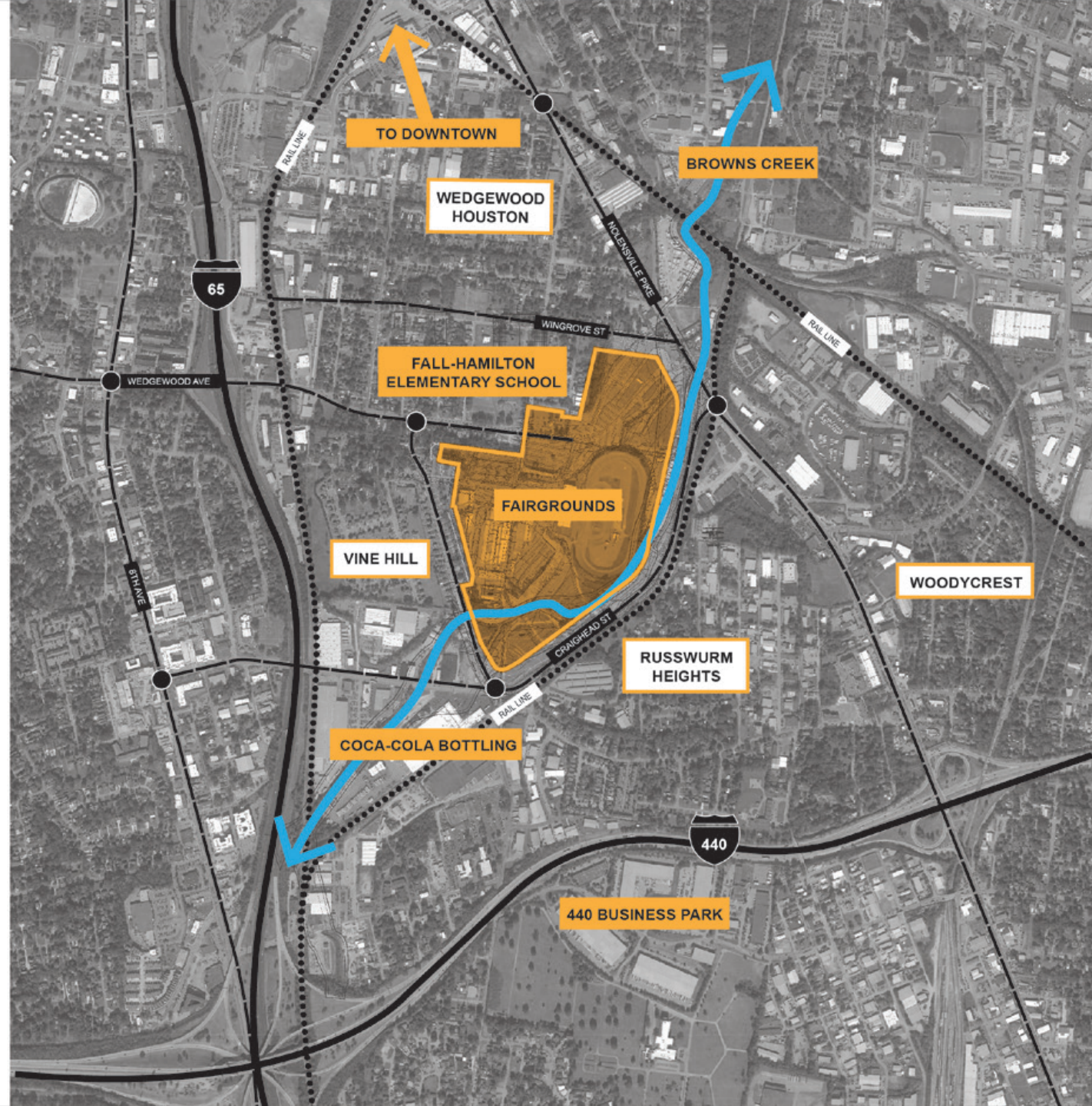
Multicultural Communities

Stand Up Nashville

General Public

NEIGHBORHOOD CONTEXT

- NEIGHBORHOODS
- ROADWAY NETWORK
- CONNECTIVITY



History

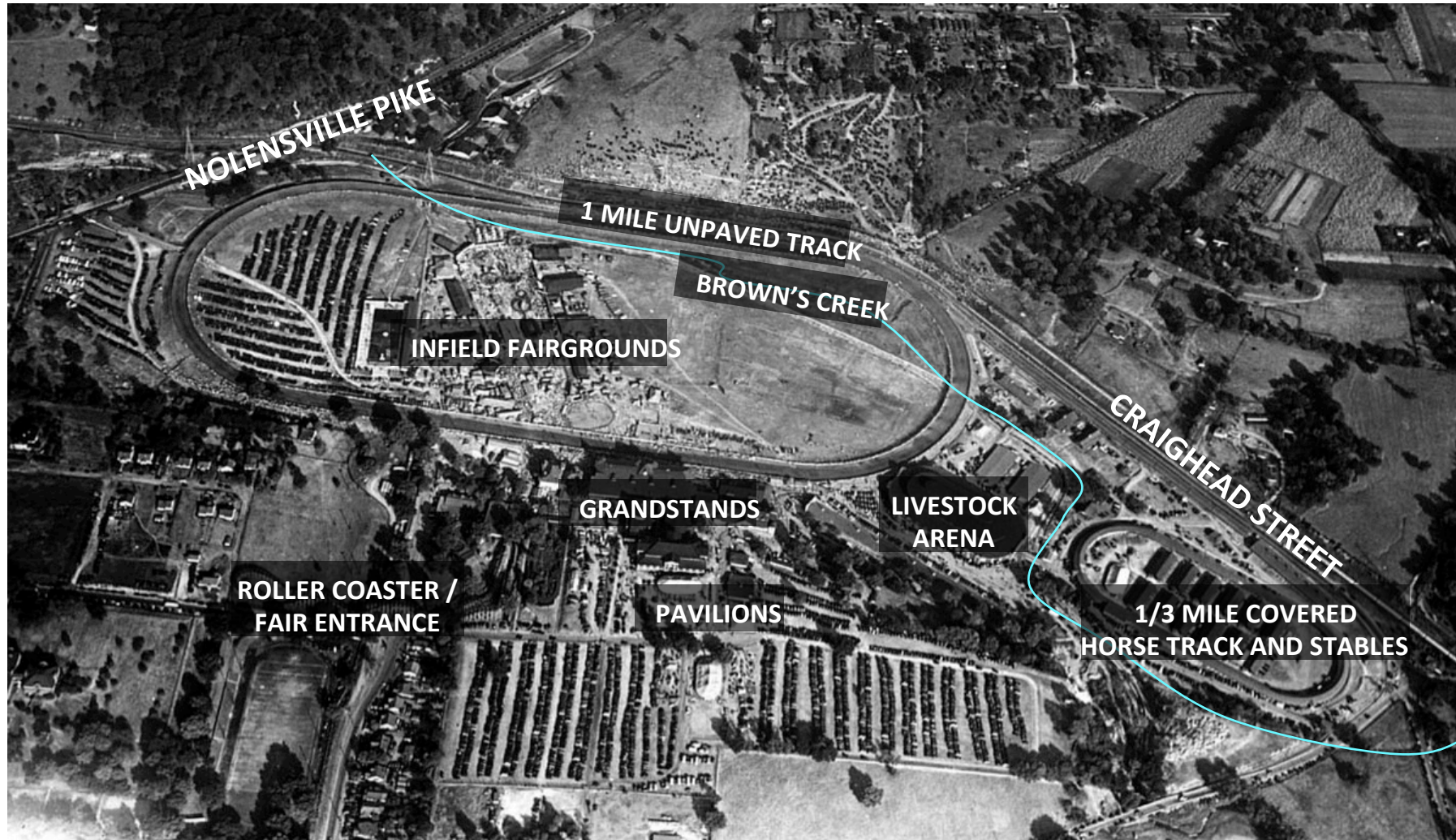


History



AERIAL:
Circa 1930's

History



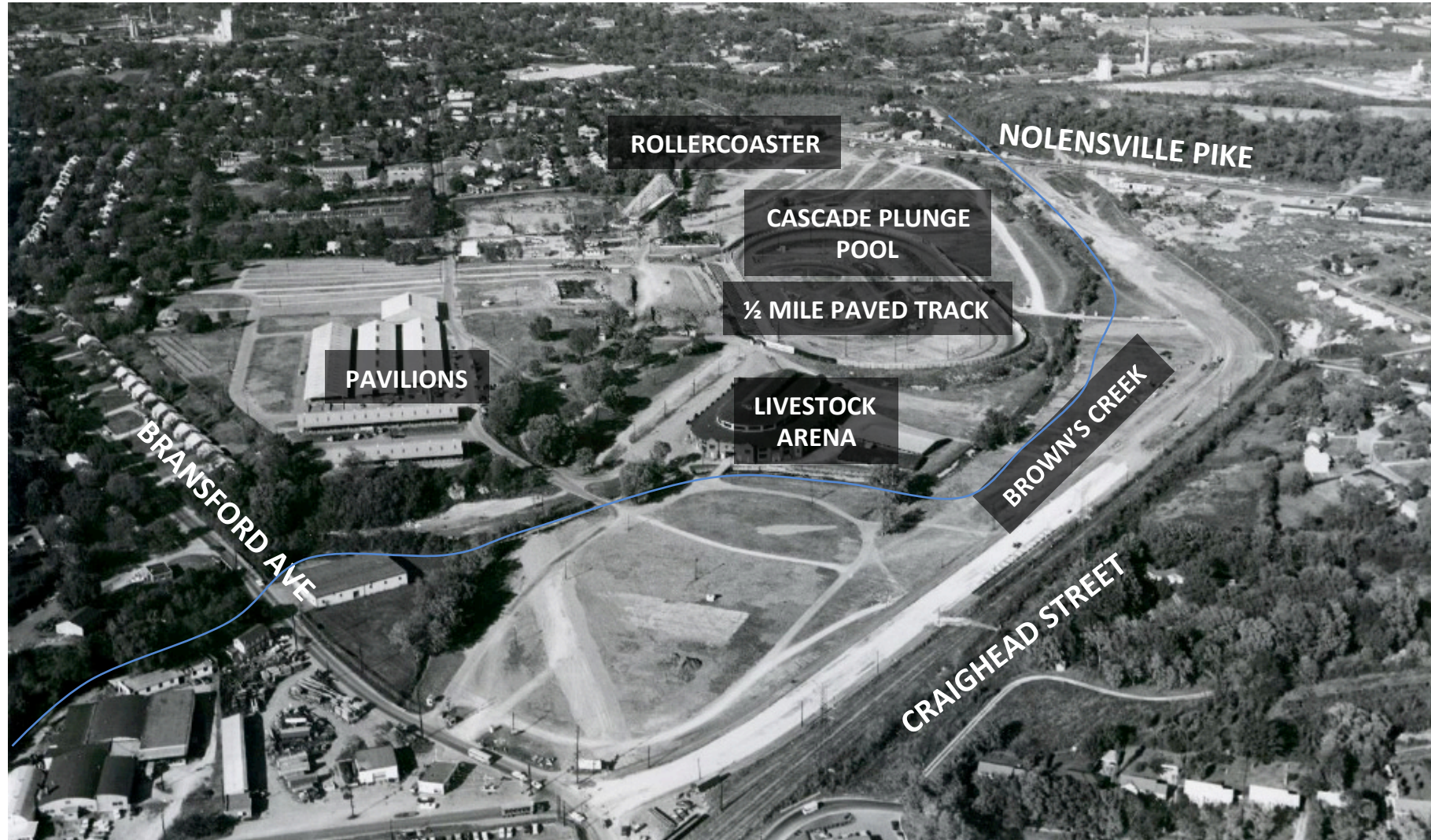
AERIAL:
Circa 1930's

History



AERIAL:
Circa 1960's

History



AERIAL:
Circa 1960's

History



History



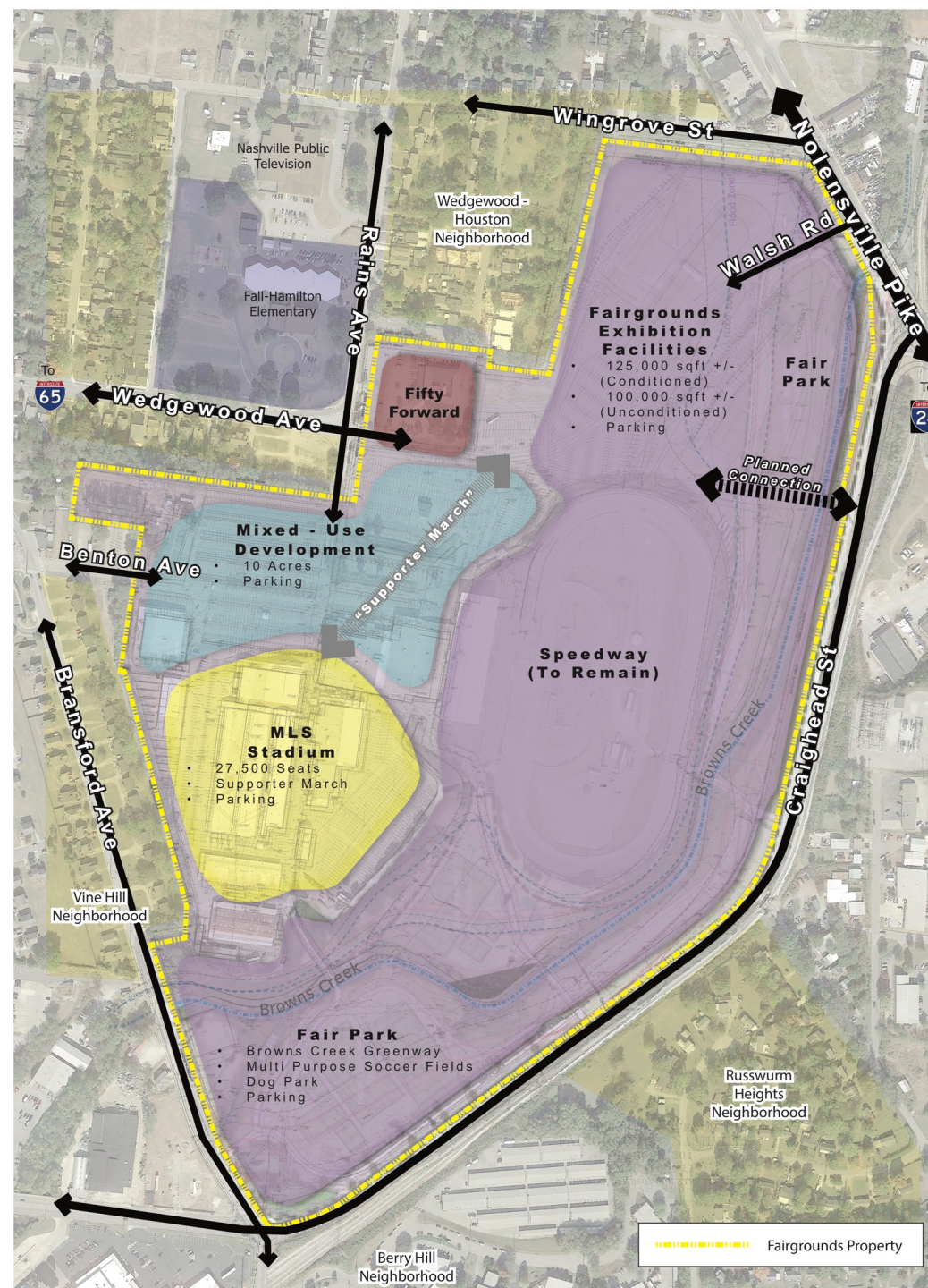
History



History

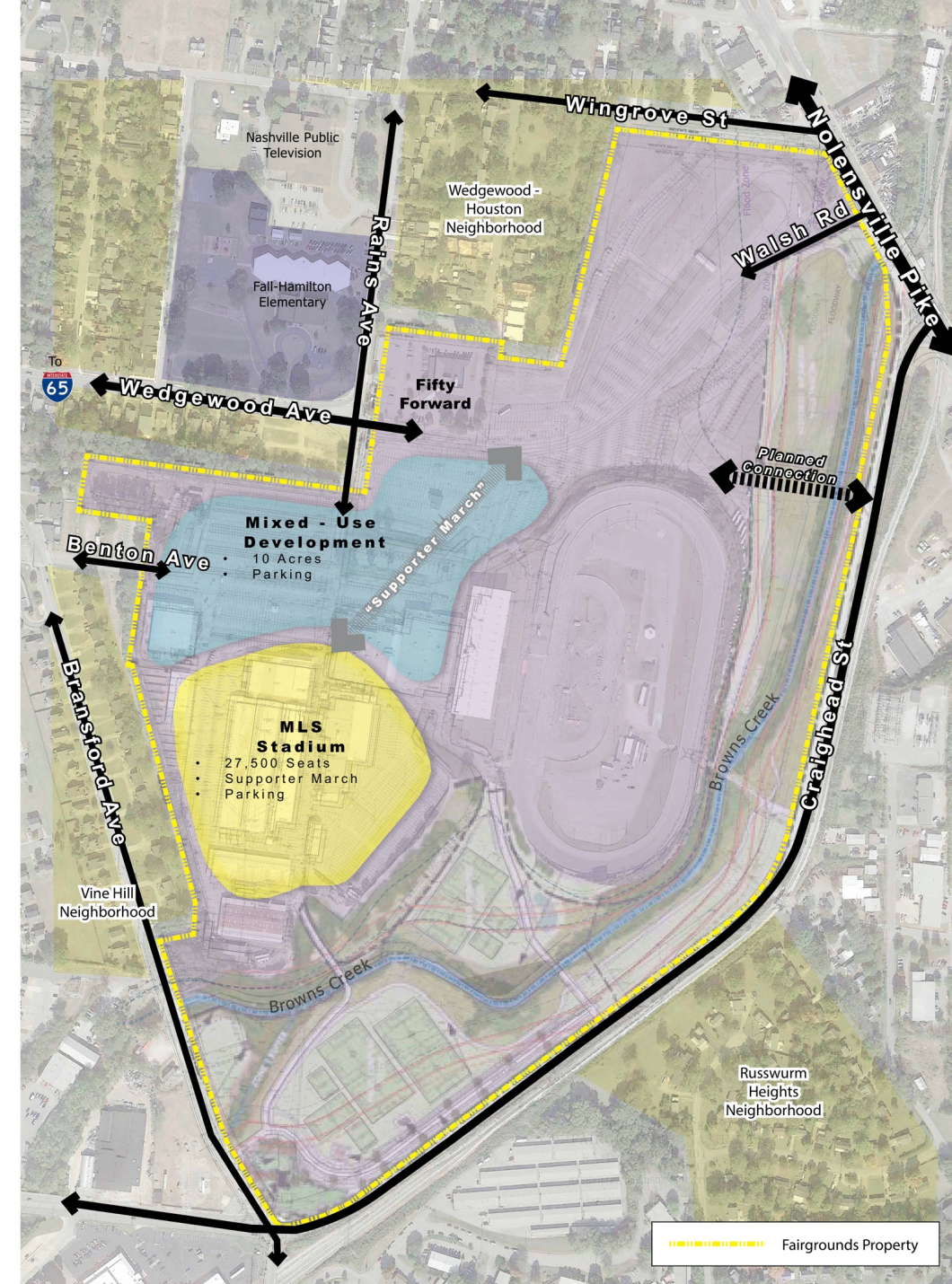


Programming



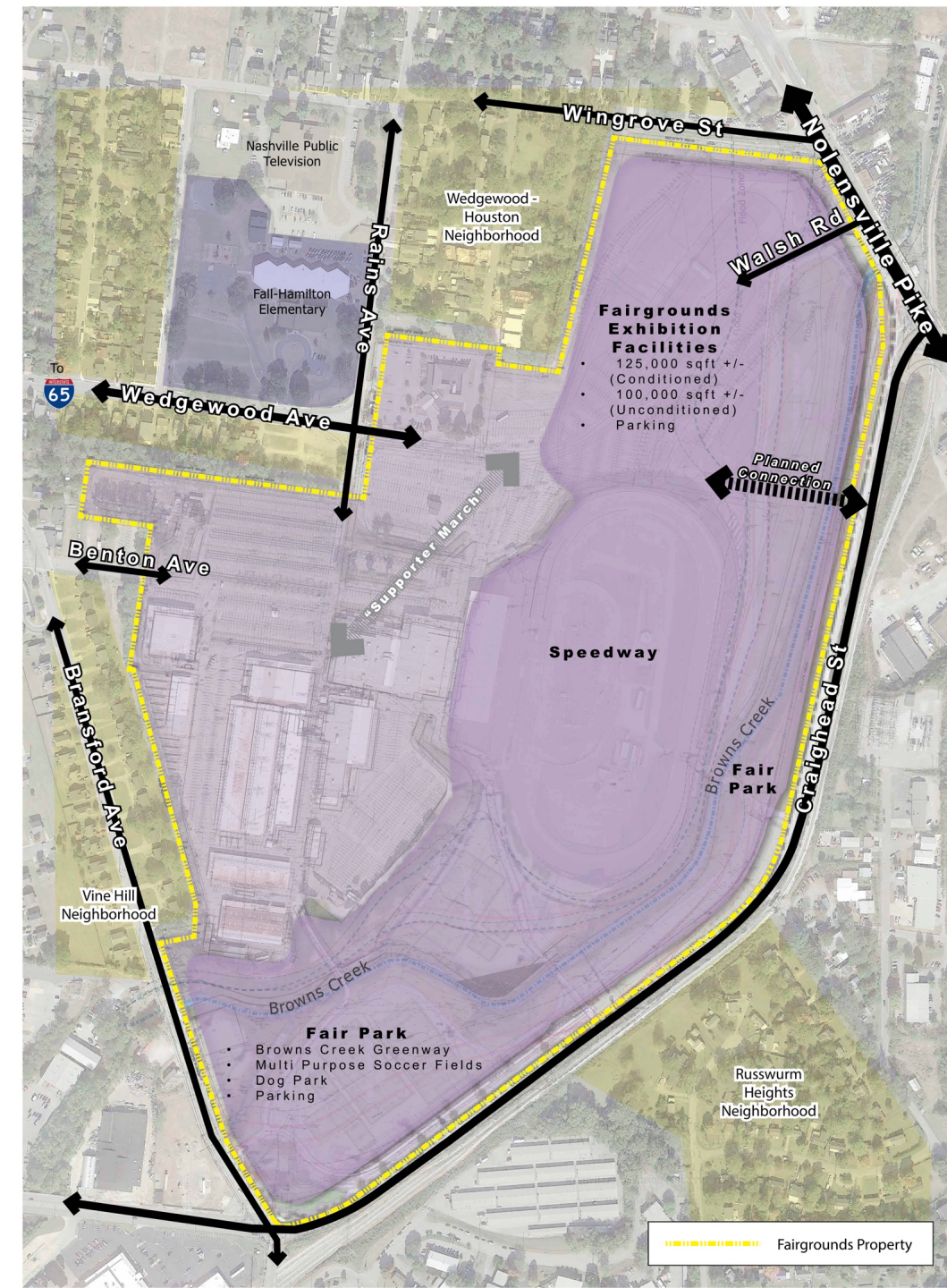
MLS Stadium / Mixed Use Development

- Metro Owned Stadium 27,500 seats (Leased)
- MLS Team to operate the Stadium
- Multi Purpose Sports & Entertainment Uses
- Partnership with Neighborhood
- Parking
- Community Benefits Agreement (CBA)



Fairgrounds Facilities

- 125,000 sq ft +/- of conditioned space
- 100,000 sq ft +/- of unconditioned space
- Outdoor Open Space
- Speedway
- Fair Park
- Parking
- Fifty Forward



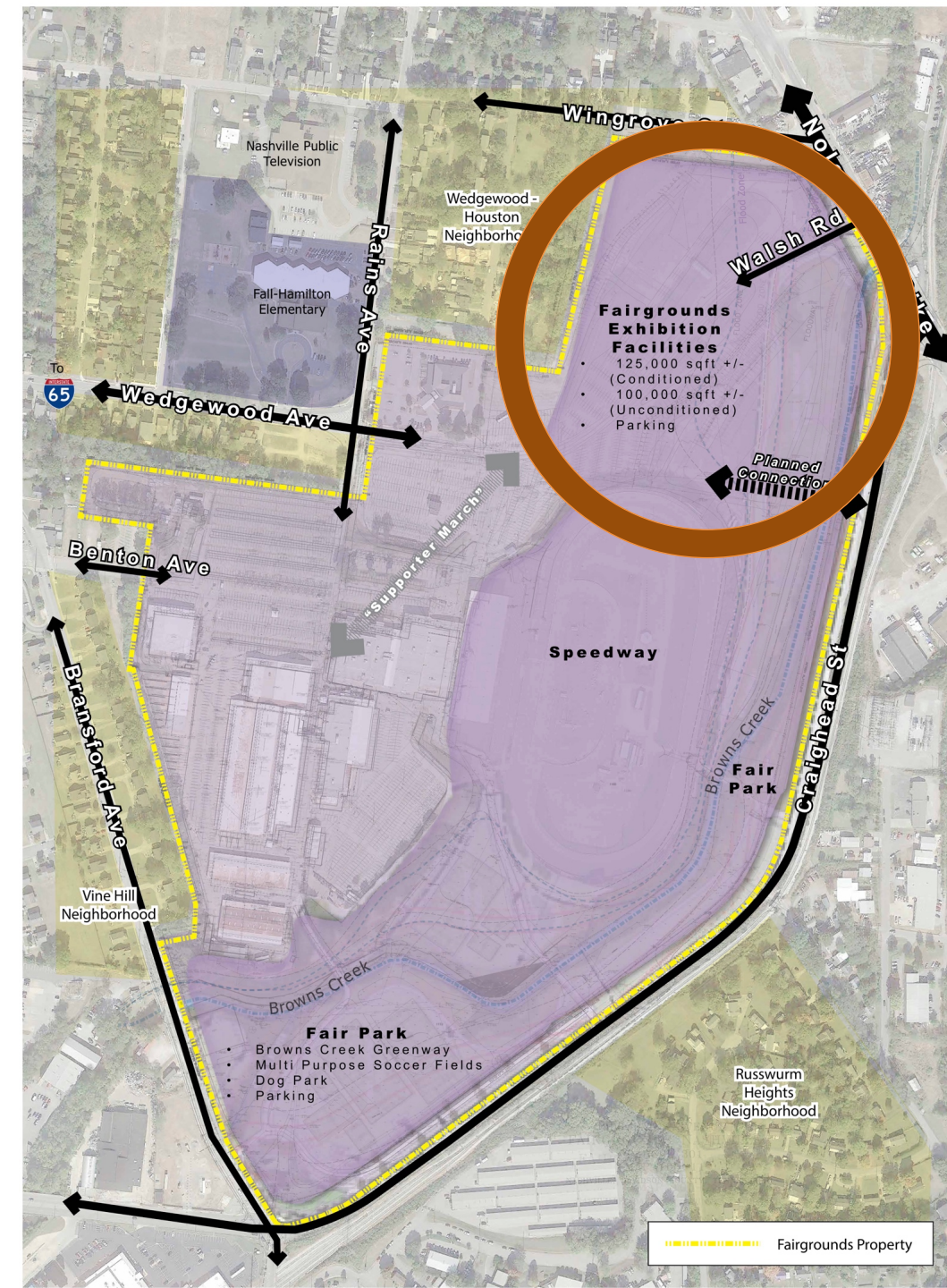
Expo/Event Facilities

GOALS

- Better Access
- Visibility
- One for One Replacement of Existing
- Equalize foot traffic / exposure
- Modernized facilities

WHY THIS LOCATION?

- Timing (New Construction THEN Demolition)
- Simultaneous Event Coordination
- Lower Cost for Construction



Community Engagement Sessions

Community Engagement Workshops

Collaborate with neighbors and stakeholders

*Thursday
Thursday*

*May 17, 2018
May 17, 2018*

*11:30 am - 1:30 pm
6:00 pm - 8:00 pm*



Community Engagement Meetings: Overall Attendance



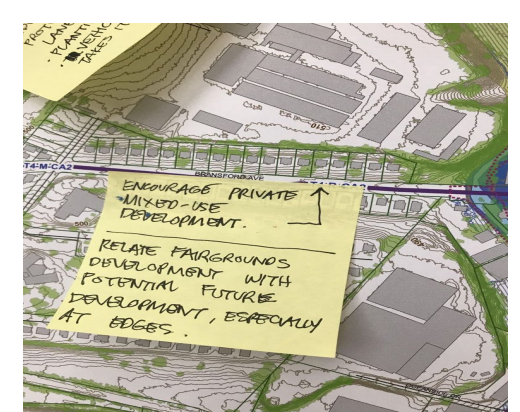
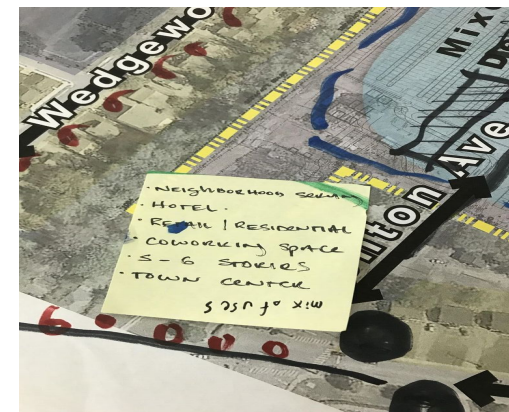
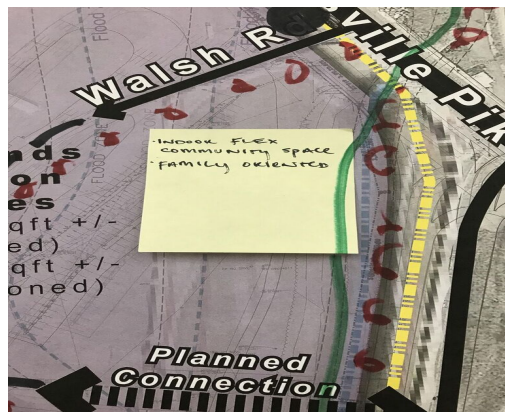
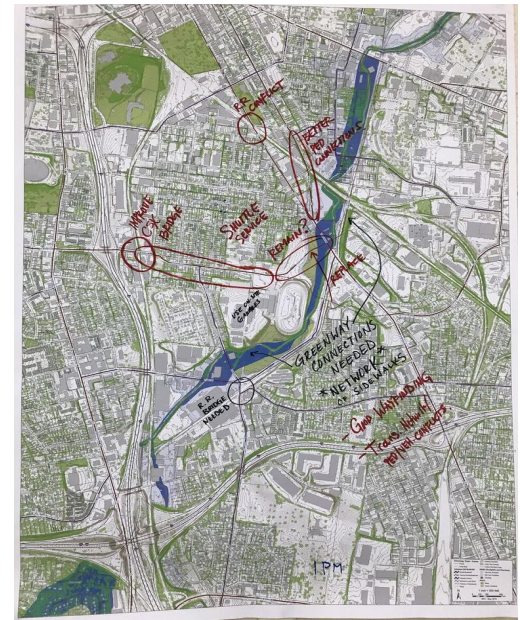
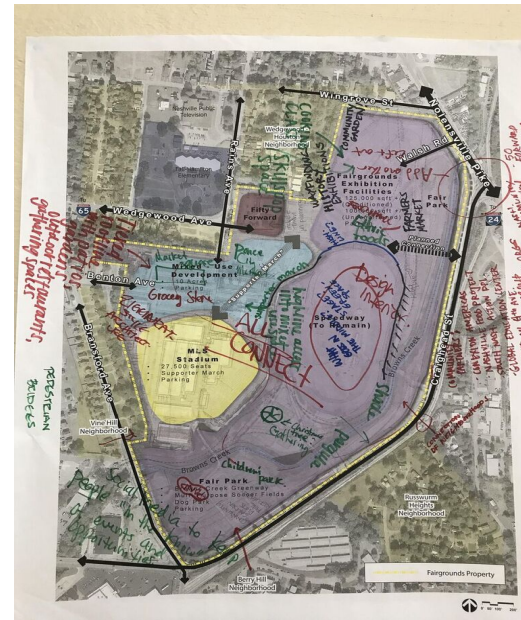
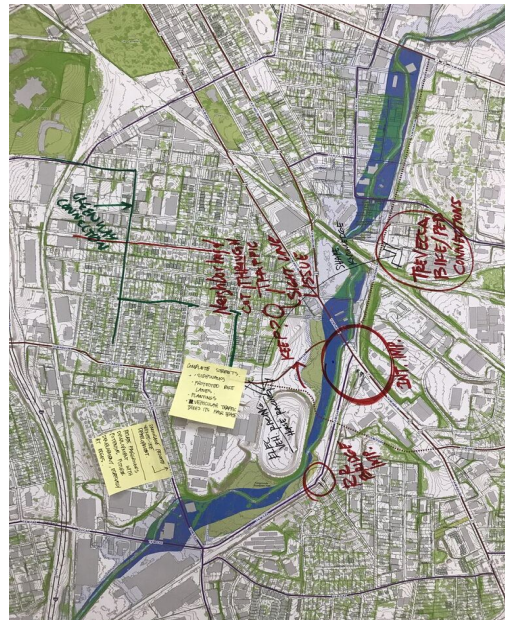
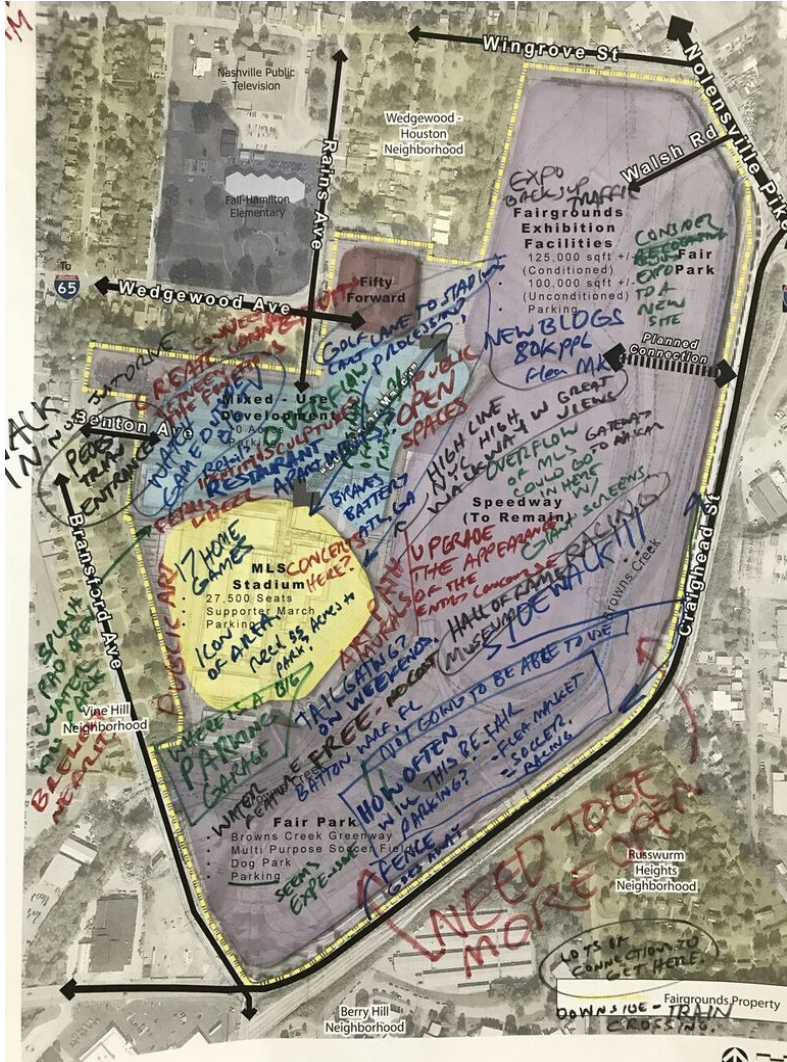
- 54 Facilitators
- 93 Community Members



Community Table Exercise - Questions

1. Which of the uses discussed interest you the most? Why?
2. What else would you like to do during your visit to the fairgrounds (e.g. dining, shopping, services, entertainment, recreation)?
3. What improvements would provide better access between the Fairgrounds and the surrounding community? (e.g. vehicular, transit, cycling, pedestrian, etc.)
4. What design elements would make this a great place? What do you want this place to look like? (placemaking – character, etc)
5. What details need to be considered in the design of new Fairgrounds venue spaces? (AC Expo Center, covered outdoor spaces, plaza / open spaces)

Community Table Exercise Annotated Maps



Community Table Exercise Feedback Major Themes

- Accessibility and Connectivity
- Transportation/Parking/Traffic Flow and Management
- Affordability
- Green Spaces/Open Space/Less Asphalt
- Respect for Surrounding Neighborhood
 - i.e. noise ordinances
- Safety and Security
- Maintain Flea Market and other existing uses



Open Design Studio

Open Design Studio Hours with Public

*Friday, May 18, 2018
Monday, May 21, 2018*

*10:00 am - 12:00 pm
4:00 pm - 6:00 pm*



Flea Market Vendor Table Discussion Questions and Topics

- **How new facility will better accommodate load in/load out**
- **Ease of queuing for load in/load out**
- **Where vendors will park/store trailers, goods**
- **Visibility/organization of booths (more "equal" visibility so no booths are "lost" to customers)**
- **Configuration of sheds – stand alone, integrated with buildings**
- **How outdoor spaces can integrate with indoor spaces**
- **Site security**
- **RV parking**

Flea Market Vendor Feedback Major Themes

- Vendor Expenses - Affordability
- Vendor parking, loading, access to buildings (large doors)
- More & proximate customer parking
- Keep Flea Market Authenticity
- Foot traffic – pedestrian flow with sitting areas
- Create User Advisory Committee



SITE INVENTORY

- BROWN'S CREEK +
- FLOODWAY +
- 75' REQUIRED STREAM BUFFER



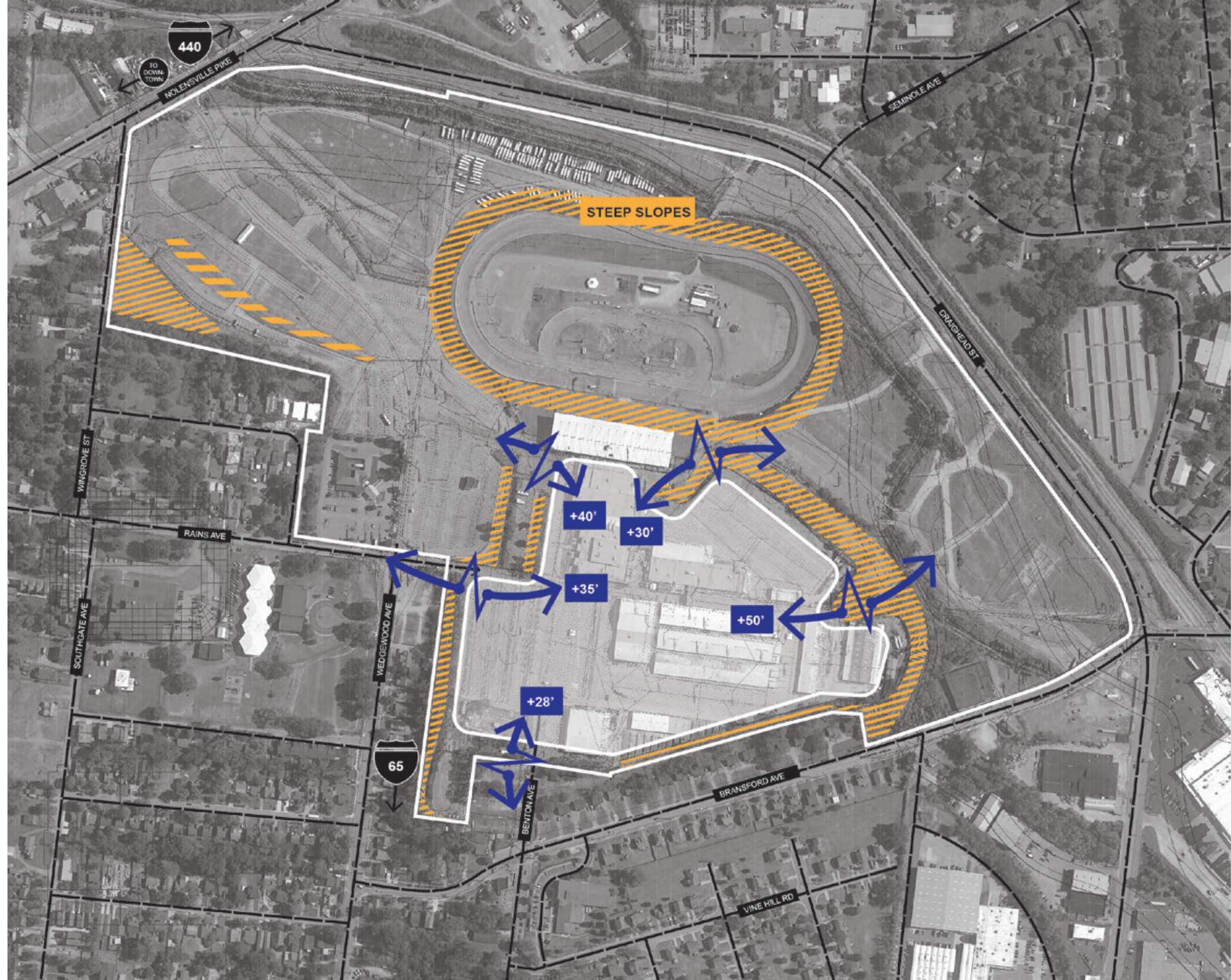
FAIR PARK

- PHASE 1 AND 2



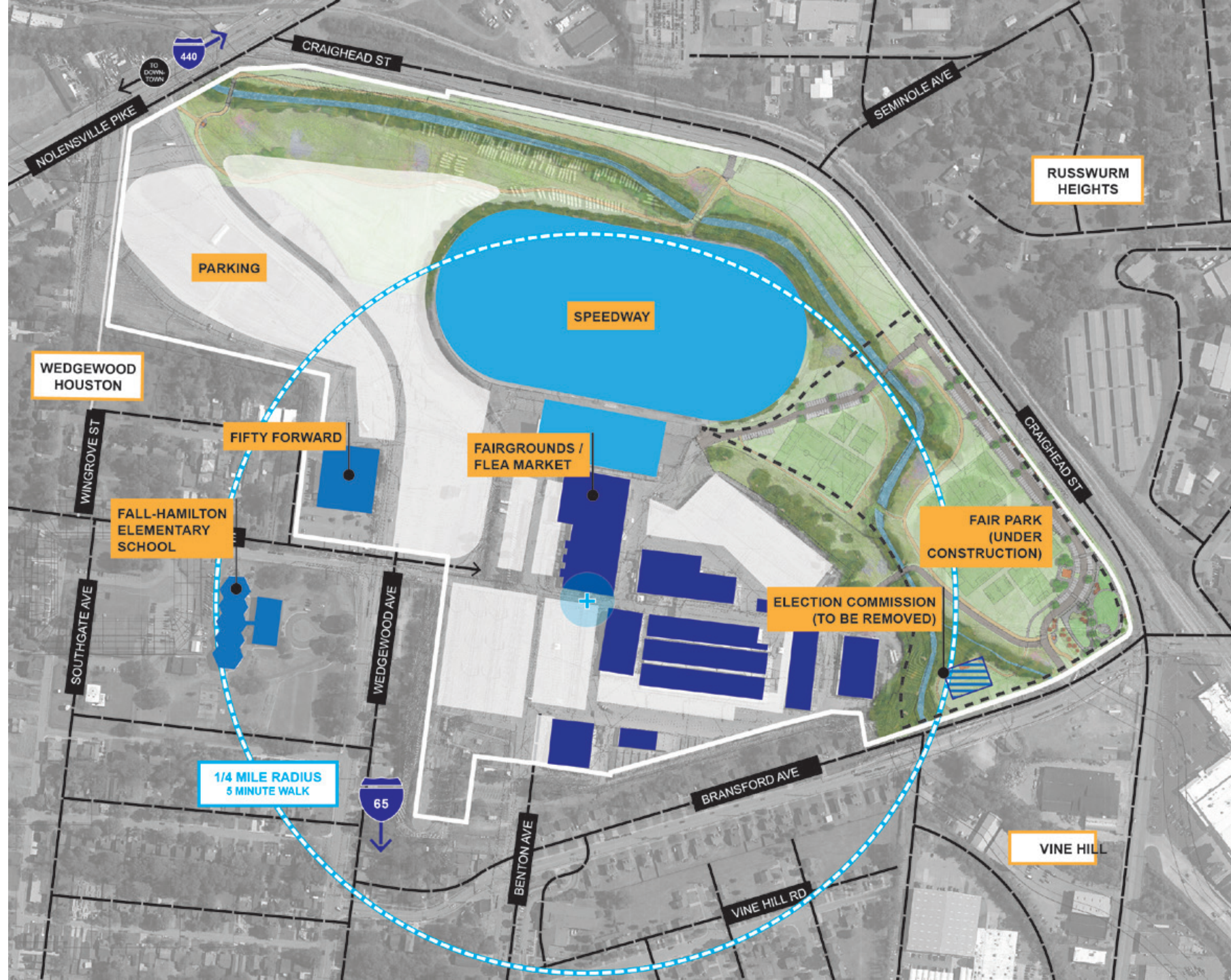
SITE INVENTORY

- STEEP SLOPES AND GRADE CHANGE



SITE INVENTORY

- CURRENT LAYOUT

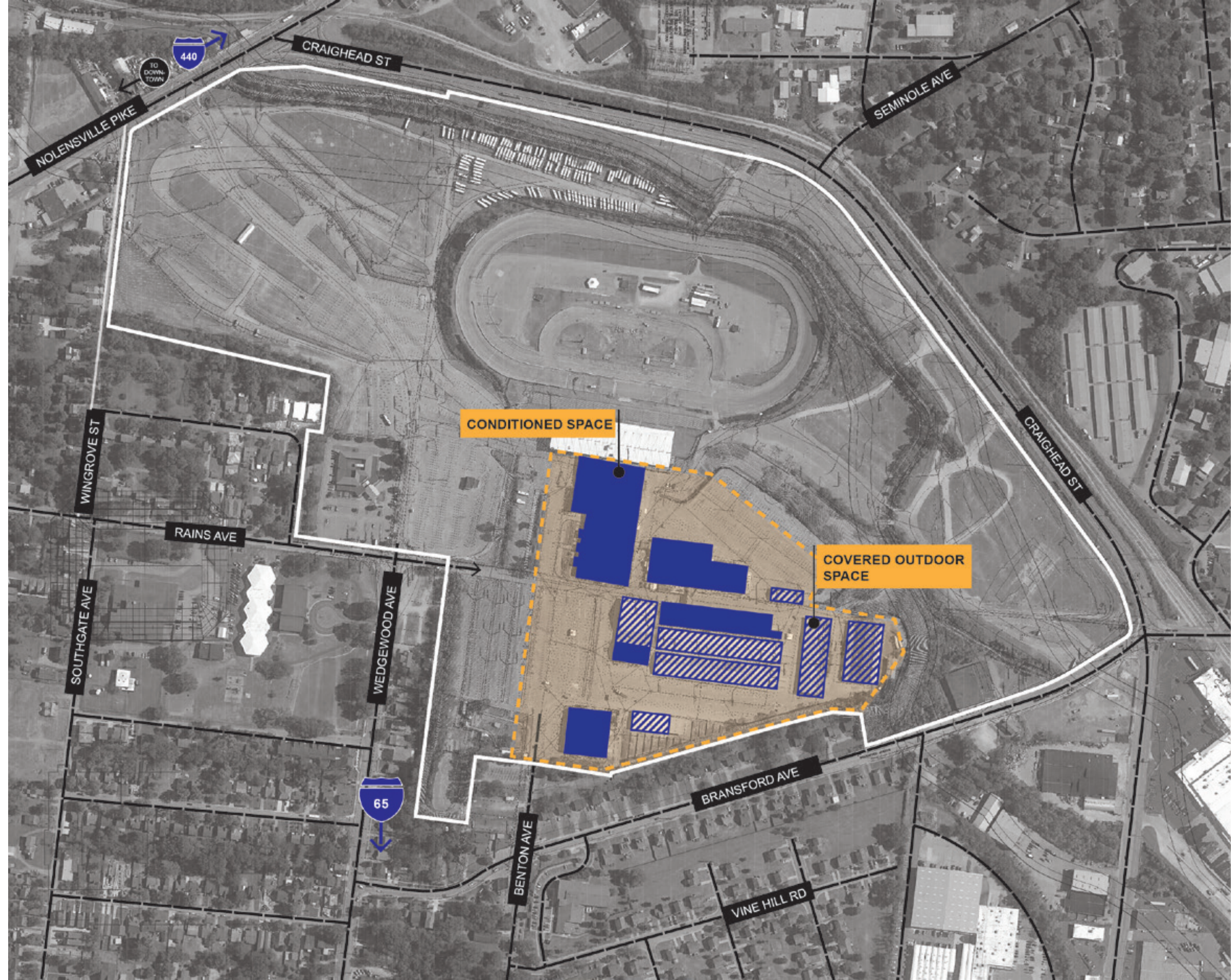


Existing Expo/Event Structures

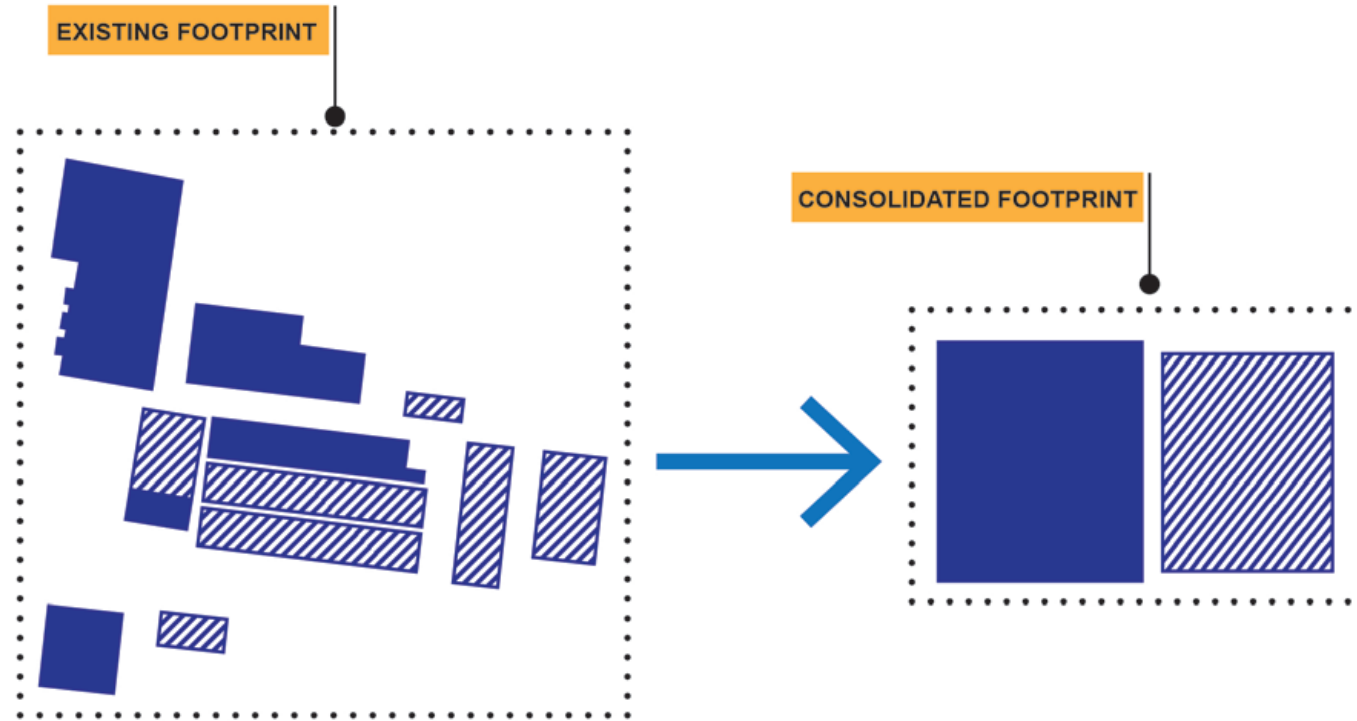


EXISTING EXPO/EVENT STRUCTURES

- CURRENT BUILDING LAYOUT
- AIR CONDITIONED SPACE:
120,919 SF = 2.78 acres
- COVERED OUTDOOR SPACE:
108,124 SF = 2.48 acres
- **±21 ACRES**



EXPO/EVENT STRUCTURES



CURRENT BUILDING LAYOUT

- AIR CONDITIONED SPACE:
120,919 SF = 2.78 acres
- COVERED OUTDOOR SPACE:
108,124 SF = 2.48 acres

CONSOLIDATED FOOTPRINT

- AIR CONDITIONED SPACE:
120,919 SF = 2.78 acres
- COVERED OUTDOOR SPACE:
108,124 SF = 2.48 acres

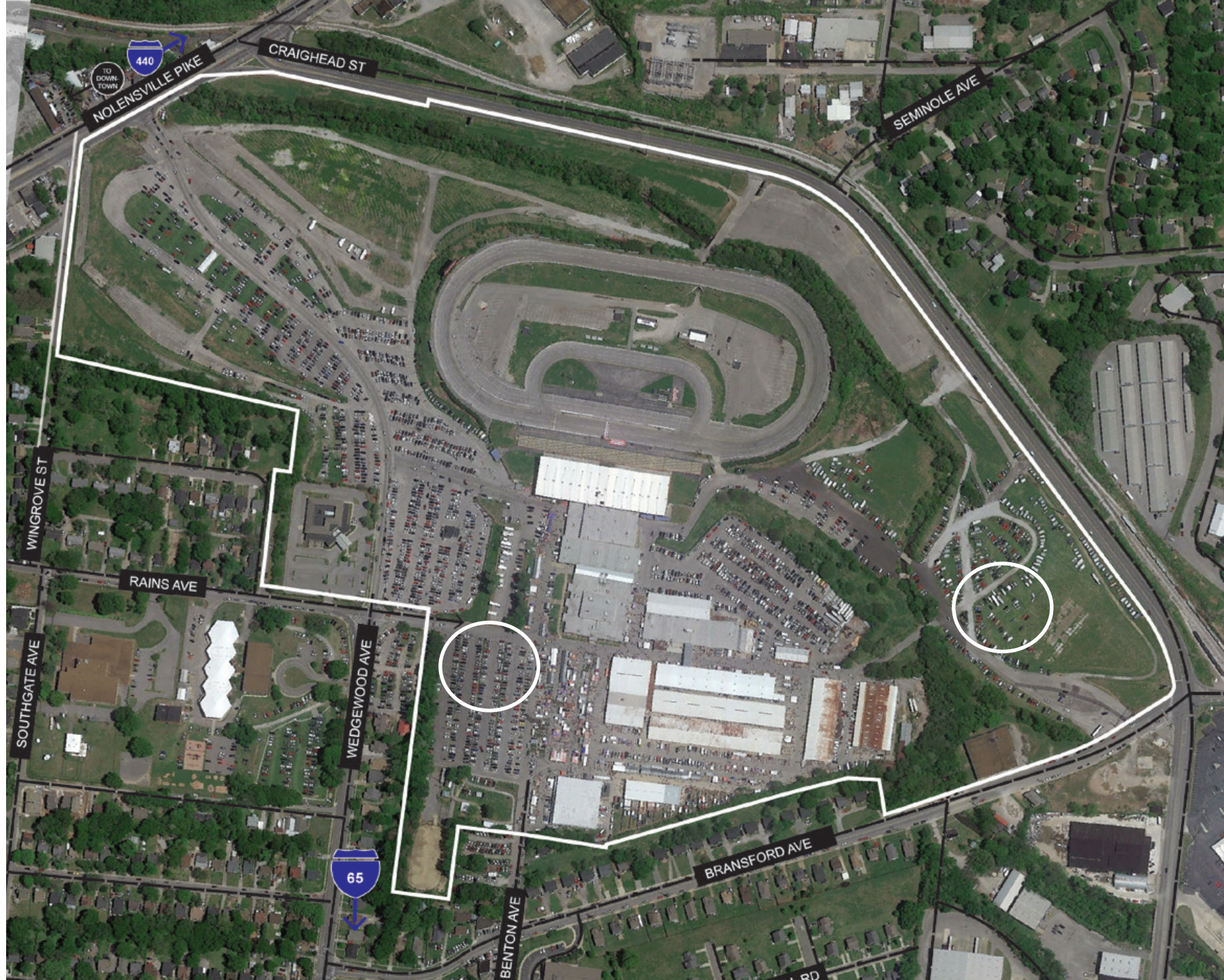
CURRENT PARKING (2014 Aerial)



STRIPED PARKING



OPEN PARKING



CURRENT & FAIR PARK PARKING

- FAIR PARK PARKING:**

PERMANENT:

242 SPACES

SEMI-REGULAR USE (8 days/month):

492 SPACES

OCCASIONAL USE (4 days/month) :

826 SPACES

1,560 SPACES



DRAFT CONCEPT: MASTER PLAN



DRAFT CONCEPT CIVIC SPACES AND PLAZAS DIAGRAM

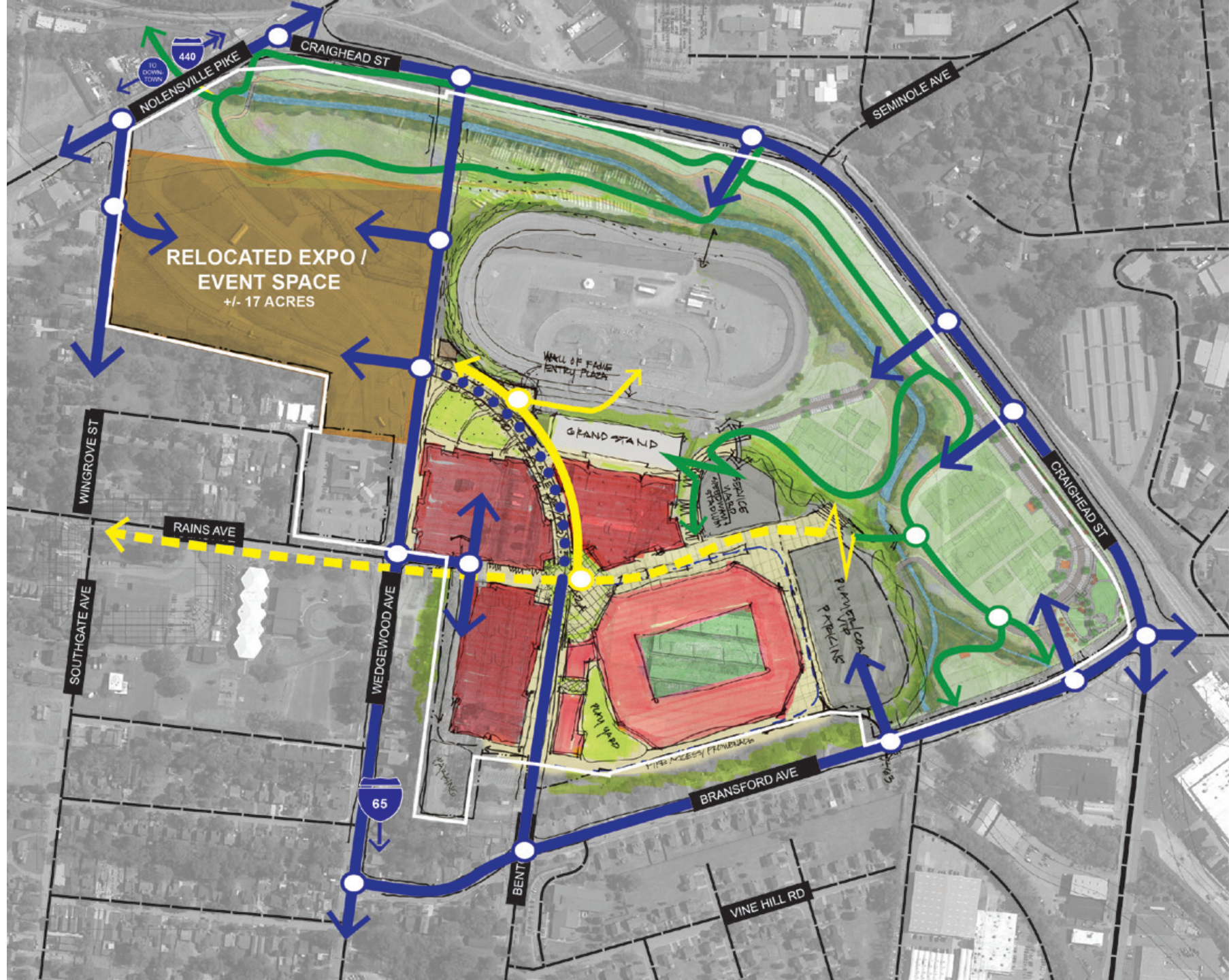


DRAFT CONCEPT PARKING DIAGRAM



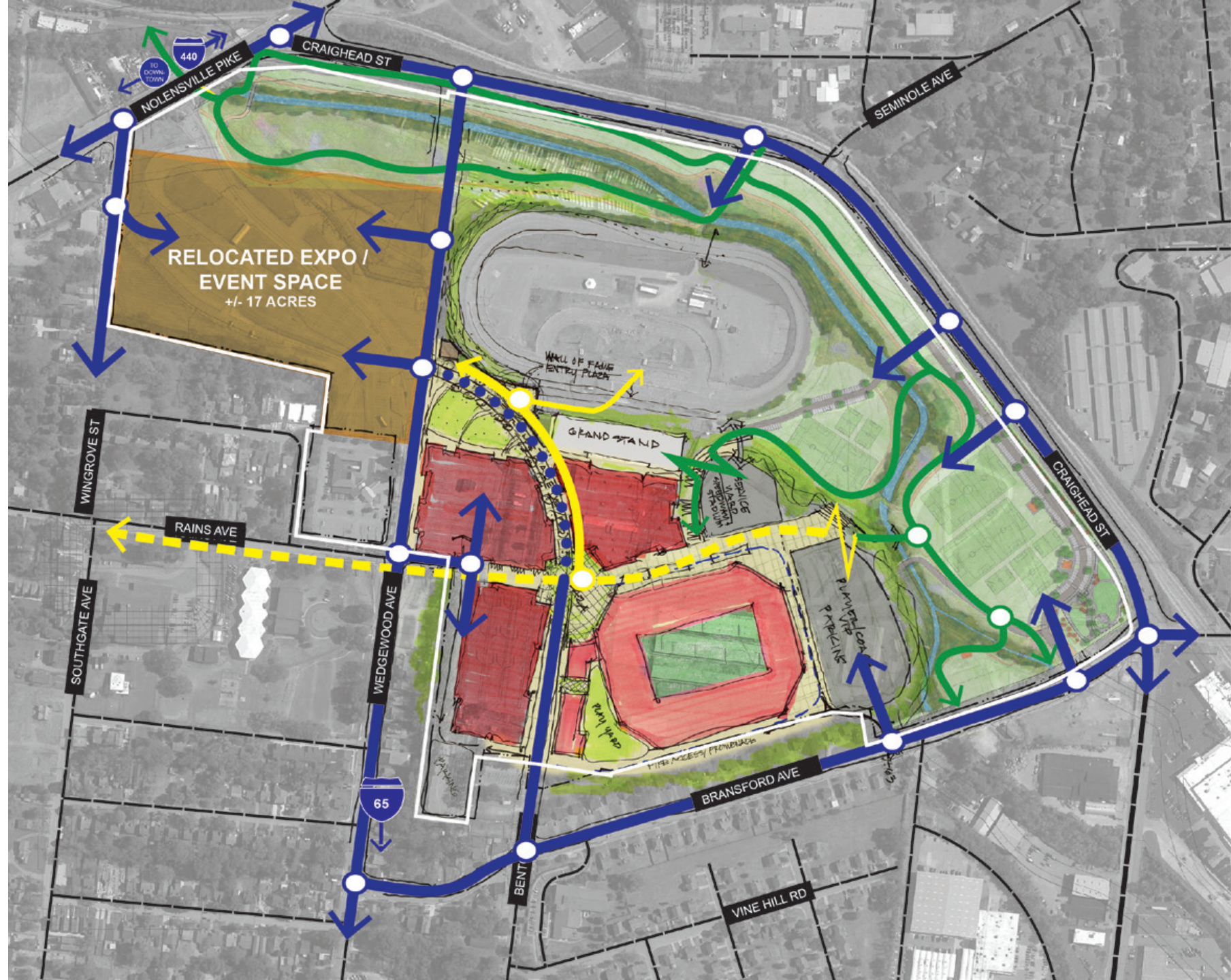
DRAFT CONCEPT CIRCULATION DIAGRAM

- PRIMARY VEHICULAR
- EVENT DAY CLOSED STREET
- PRIMARY PEDESTRIAN
- GREENWAY



DRAFT CONCEPT: MIXED USE COMMUNITY INPUT

- Sit-down & fast casual restaurants
- Retail shops and neighborhood services
- Entertainment venues
- Mixed-income residences
- Creative office space



DRAFT CONCEPT: RELOCATED EXPO/EVENT SPACE

“LINEAR” CONCEPT



“QUAD” CONCEPT



“HORSESHOE” CONCEPT



PROGRAM: ±125,000 SF CONDITIONED SPACE | ±100,000 SF COVERED OUTDOOR

DRAFT CONCEPT LINEAR

- C** • ±125,000 SF CONDITIONED
- O** • ±110,000 SF COVERED OUTDOOR
- EXP** • ±35,000 SF EXPANSION SPACE
- ±20,000 SF OPEN SPACE
- ±500 PARKING SPACES IMMEDIATELY ADJACENT



DRAFT CONCEPT QUAD

- C** • ±130,000 SF CONDITIONED
- O** • ±94,000 SF COVERED OUTDOOR
- EXP** • ±35,000 SF EXPANSION SPACE
- ±45,000 SF OPEN SPACE
- ±550 PARKING SPACES IMMEDIATELY ADJACENT
- ±350 SPACES IN POTENTIAL STRUCTURED PARKING



DRAFT CONCEPT HORSESHOE

- C** • ±130,000 SF CONDITIONED
- O** • ±94,000 SF COVERED OUTDOOR
- EXP** • ±35,000 SF EXPANSION SPACE
- ±46,000 SF OPEN SPACE
- ±550 PARKING SPACES IMMEDIATELY ADJACENT
- ±350 SPACES IN POTENTIAL STRUCTURED PARKING



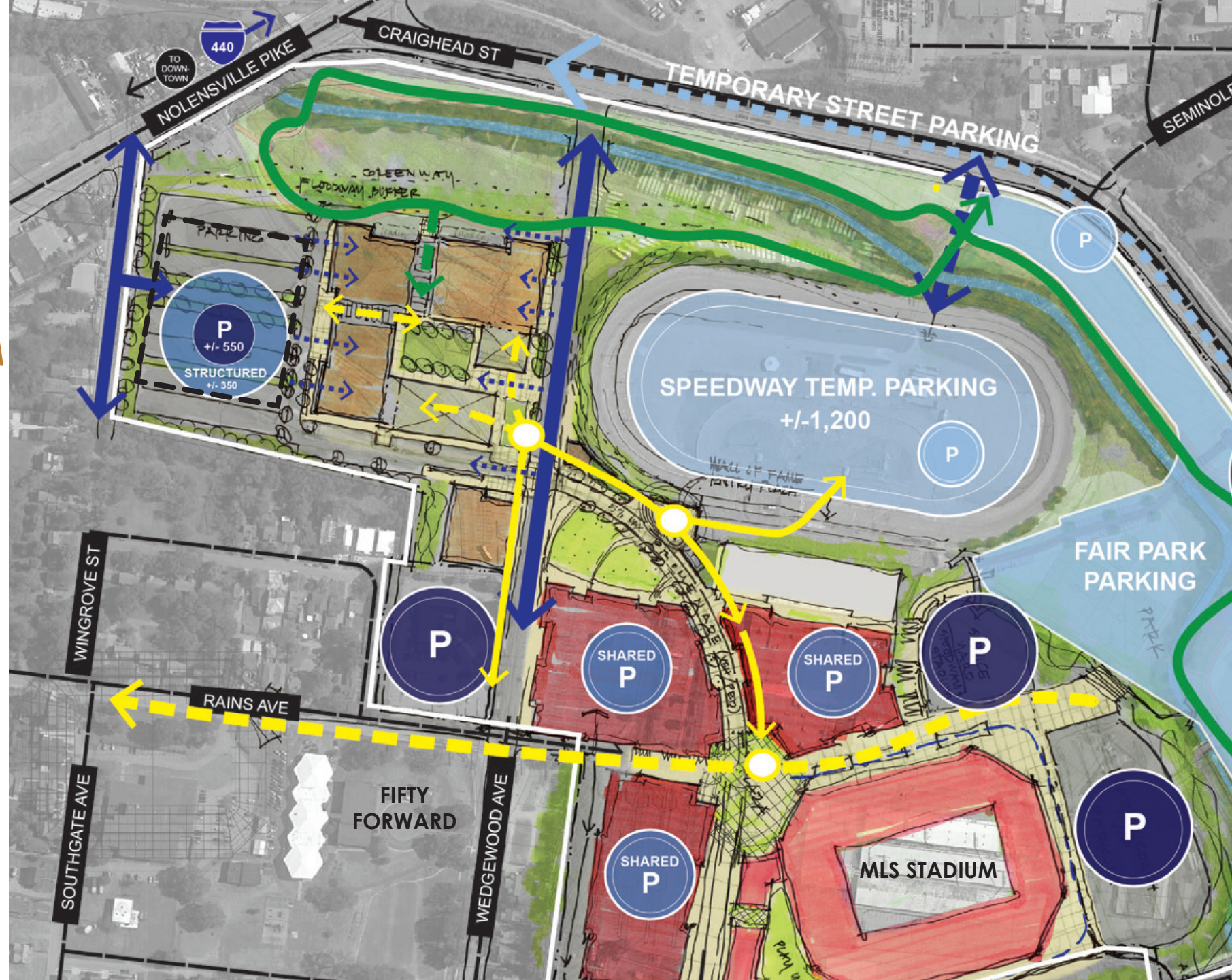
**DRAFT CONCEPT
RELOCATED EXPO &
EVENT SPACE
USE DIAGRAM**



DRAFT CONCEPT

RELOCATED EXPO &
EVENT SPACE

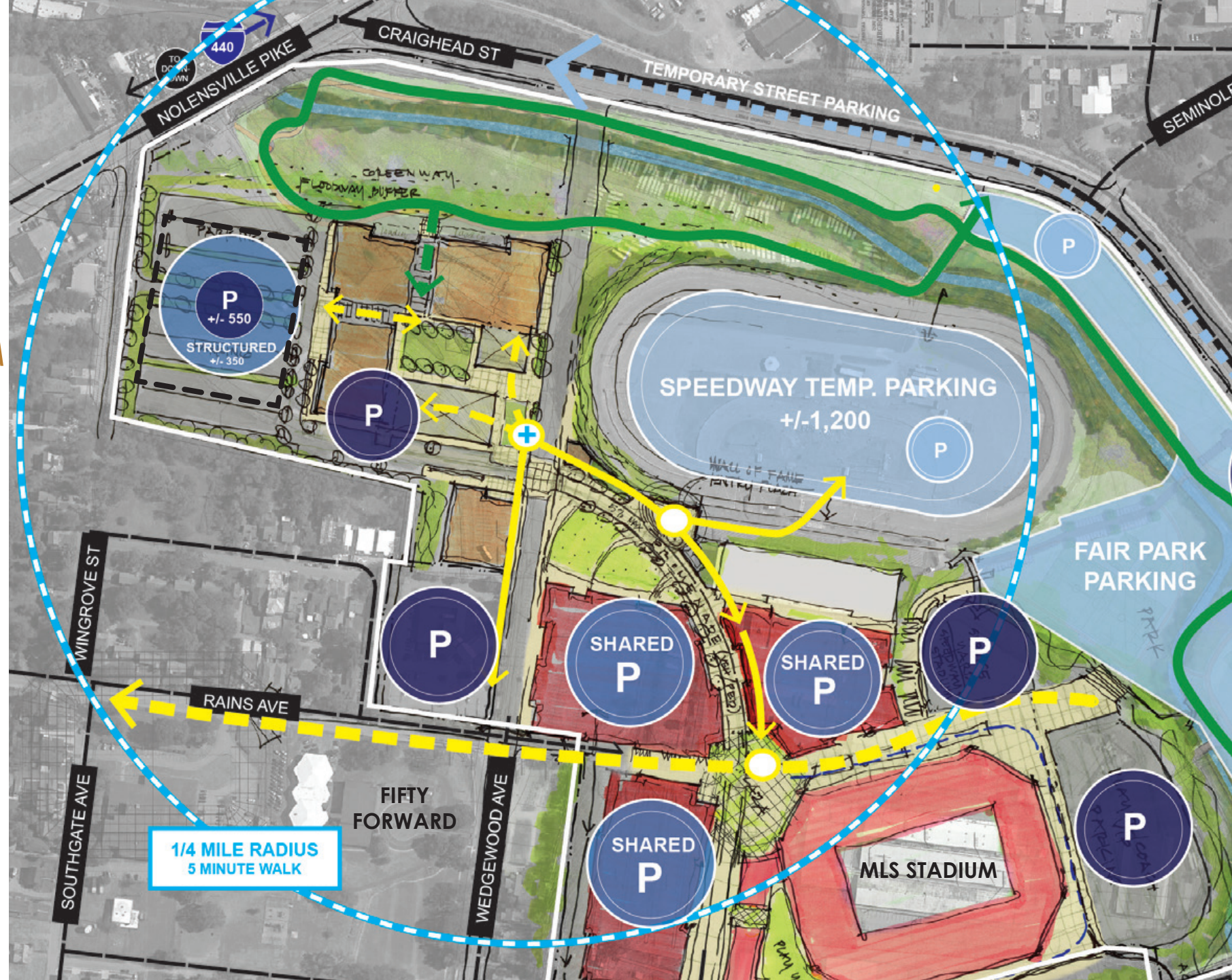
CIRCULATION DIAGRAM



DRAFT CONCEPT

RELOCATED EXPO & EVENT SPACE

CIRCULATION DIAGRAM



Love & Bother

As you leave, please use the provided sticky notes to tell us what you think:

- **What do you love?**
- **What bothers you?**

What's Next:

- Continued Public Engagement
- June 12 – Fair Board Consideration
- June – September – Rezoning
- July – October – Fair Board, Sports Authority, and Metro Council Actions (anticipated)

For more info visit: www.thefairgrounds.com

THANK YOU!