



Anderson Park District

Park Improvement Projects Plan

Annual Parks and Facilities Review 2026

Reviewed by the Board of Park Commissioners 2/10/2026



Anderson Township residents voted November 7, 2023, to significantly improve their parks with the APD's first-ever capital levy.

The 1.0 mill, 25-year levy funding is dedicated to improvement projects in the parks focused on the 6 Ps: *Paths, Potties, Parking, Playgrounds, Pickleball, and Playability.*

Background information: The list of park improvement projects began with a 2013-2014 public input process in which the community helped to determine the improvements they wanted to see in their Anderson Parks. The process included: a community-wide survey in the 2013 summer Park Guide and eblast; correspondence with park visitors at events and in the parks; a series of focus groups comprised of a committee of residents; and from Anderson Parks staff, who are responsible for enhancing the parks with amenities that promote healthy, active lifestyle activities for visitors of all ages, year-round.

The Anderson Park District continued to collect feedback since 2013 which resulted in a ***Park Improvements Plan Summary*** reviewed annually by the Park Board, typically in February.

This summary review evolved into a ***Comprehensive List of Park Improvements***. Over a period of two years, the Park Board carefully considered the various improvements and funding options. In 2023, the Park Board decided to present the community with the choice to improve the parks with a capital levy to fund the projects – and the community said YES on November 7, 2023!

The 25-year park improvement plan will extend beyond the ***Comprehensive List of Park Improvements*** when possible. Additional amenities within the scope of the Ps may be added or expanded while the Park Board remains committed to the ***Comprehensive List of Park Improvements***. Planning for many of the projects will take place in phases. Visit AndersonParks.com to stay apprised of the APD's improvement project progress throughout the year and for additional 2023 capital levy information.



Anderson Park District

Park Improvement Projects ~ Comprehensive List

6/21/2023

Comprehensive Park Improvements (Estimated Costs)		\$ 35,510,000
General Park Improvements		\$ 16,495,000
<i>Asphalt: paved trails & parking lot renovations/replacements</i>	\$ 4,225,000	
<i>Playgrounds & skatepark: renovations/replacements</i>	\$ 3,580,000	
<i>Minor features: shade structures, benches, small trail extensions, etc.</i>	\$ 440,000	
<i>Land acquisition priorities: parcels adjacent to existing parks</i>	\$ 3,000,000	
<i>Support facility improvements: primary operations & recreation depots</i>	\$ 2,250,000	
<i>Interest/borrowing costs</i>	\$ 3,000,000	
Beech Acres Park		\$ 200,000
<i>Restroom addition between the ball fields</i>	\$ 200,000	
Clear Creek Park		\$ 3,100,000
<i>Restroom additions - Fields: #10-18, #19-20</i>	2 @ \$200,000 \$ 400,000	
<i>Restroom trailer (Oasis) replacement</i>	\$ 250,000	
<i>Oasis area renovation</i>	\$ 250,000	
<i>West side of park hook up to public water</i>	\$ 100,000	
<i>Parking improvements</i>	\$ 2,000,000	
<i>Maintenance support facility</i>	\$ 100,000	
Juilfs Park		\$ 2,600,000
<i>Restroom addition by ball fields #2 & #3 & tennis courts</i>	\$ 200,000	
<i>Paved trail extension to the new cross walk on Clough Pike</i>	\$ 200,000	
<i>Parking lot reconfiguration</i>	\$ 1,500,000	
<i>Large shelter replacement</i>	\$ 200,000	
<i>Maintenance support facility</i>	\$ 500,000	
Kellogg Park		\$ 775,000
<i>Pickleball courts (6 courts)</i>	\$ 300,000	
<i>Paved trail extension</i>	\$ 100,000	
<i>Paved trail inside dog field</i>	\$ 75,000	
<i>Dog Field Expansion</i>	\$ 200,000	
<i>Maintenance support facility</i>	\$ 100,000	



Anderson Park District

Park Improvement Projects - Comprehensive List

6/21/2023

Laverty Park		\$ 630,000
<i>Restroom Addition</i>	\$ 300,000	
<i>Parking improvement</i>	\$ 300,000	
<i>Maintenance support facility</i>	\$ 30,000	
Riverside Park		\$ 9,410,000
<i>Restroom addition near ball field #2 (sewer line exists)</i>	\$ 200,000	
<i>Restroom addition at All Weather Fields (sewer line anticipated)</i>	\$ 250,000	
<i>Restroom addition at new multipurpose fields (sewer line anticipated)</i>	\$ 250,000	
<i>Foul ball netting in the wheel of ball fields #3, #4, #5, & #6</i>	\$ 75,000	
<i>Lights on ball fields #3 & #5</i>	\$ 750,000	
<i>All weather infields on ball fields #2, #3, #4, #5, & #6</i>	\$ 1,335,000	
<i>All weather multipurpose field with lights</i>	\$ 1,300,000	
<i>All weather field (existing field) turf replacement</i>	\$ 1,500,000	
<i>All weather field future replacement surfaces & field lighting</i>	\$ 2,800,000	
<i>Parking improvement at fields #1 & #2 (property secured)</i>	\$ 300,000	
<i>Parking lot expansion: main lot</i>	\$ 500,000	
<i>Shelter addition by main parking lot</i>	\$ 150,000	
State & Nagel Park		\$ 200,000
<i>Fitcourse</i>	\$ 200,000	
Veterans Park		\$ 800,000
<i>Paved trail extension (pedestrian access & existing trail improvements)</i>	\$ 200,000	
<i>Parking lot reconfiguration</i>	\$ 500,000	
<i>Maintenance support facility</i>	\$ 100,000	
W. M. Johnson Hills Park		\$ 1,300,000
<i>Restrooms (sewers would need to be installed)</i>	\$ 600,000	
<i>Natural surface trail renovation</i>	\$ 200,000	
<i>Paved trail sections</i>	\$ 350,000	
<i>Parking lot addition (50 spaces)</i>	\$ 150,000	

Category Summaries (from above)		
Asphalt		\$ 10,400,000
<i>Existing paved trails & parking lots renovations/replacement</i>	\$ 4,225,000	
<i>New paved trails & parking lots</i>	\$ 6,175,000	
Restrooms		\$ 2,650,000
Operations/Maintenance Support Facilities		\$ 3,080,000



Anderson Park District

Status of Park Improvement Projects Matrix

2/10/2026

Visit AndersonParks.com for the Comprehensive List of Improvement Projects planned in the Capital Levy passed by residents in November 2023.

The Ps	Park	Project	Planning	Design	Construction	Complete	Expected Completion
PATHS	W. M. Johnson Hills Park	Natural surface trails renovation					2026 *
	Juilfs Park	Resurface existing trails					2029 *
POTTIES	Laverty Park	New restroom unit					2026
PARKING	Laverty Park	Parking lot renovation					2026 *
	Juilfs Park	Parking lot expansion					2029 *
PLAYGROUNDS							
PLAYABILITY	Beech Acres Park	Dog Field (new), mirror Kellogg Park Dog Field permit model				ON HOLD	2024
	Basketball Baseball, Softball	Beech Acres Park	Basketball court pods (new)			ON HOLD	2025
	Riverside Park	Ballfield infields converted from dirt to all weather (with lights)					2026 *
	Clear Creek Park	Bike Park					2026
*Expected completion dates have been revised to mirror master planning process and to account for construction delays							
Completed Projects							
PATHS	Beech Acres Park	Trail extension					☑ 2024
	Riverside Park	Trail extension					☑ 2024
	Veterans Park	Trail extension					☑ 2024
	Kellogg Park	Trail extension					☑ 2025
PARKING	Veterans Park	Parking lot renovation					☑ 2024
PICKLEBALL	Kellogg Park	6 courts					☑ 2025
PLAYGROUNDS	Veterans Park	Play unit replacement & new play pods					☑ 2024
PLAYABILITY	Juilfs Park	Marty Brennaman Field converted to all weather					☑ 2024
	Riverside Park	All Weather Field replacement					☑ 2024
	Riverside Park	All Weather Field new (with lights)					☑ 2024

Beech Acres Park

6910 Salem Road

[Community Engagement Study Ongoing](#)

Future Improvement Projects:

Restroom addition between the ball fields

Skatepark: renovation/unit replacement

Playground: renovation/replacement schedule

Asphalt: renovation/replacement schedule



Clear Creek Park

6200 State Route 32



Clear Creek Bike Project:

Phase One: construction planned for 2026

Design: engineering for entire project ongoing currently

Future Improvement Projects:

Restroom additions: Fields #10-18 & #19-20

Restroom trailer (Oasis): replacement

Oasis area: renovation

Utilities: hook up west side of park to public water

Parking: lot and flow improvements

Asphalt: renovation/replacement schedule

Maintenance Support Facility



Anderson Park District
Juilfs Park
8249 Clough Pike

Planning in 2026:
Park Renovation Master Plan

Future Improvement Projects:

Maintenance Support Facility

Asphalt: renovation/replacement schedule

Parking lot reconfiguration

Paved trail extension

Playground: renovation/replacement schedule

Restroom addition: by ball field #2 & tennis courts

Large shelter replacement

Basketball court extension



Kellogg Park

6701 Kellogg Avenue

Completed in 2025:

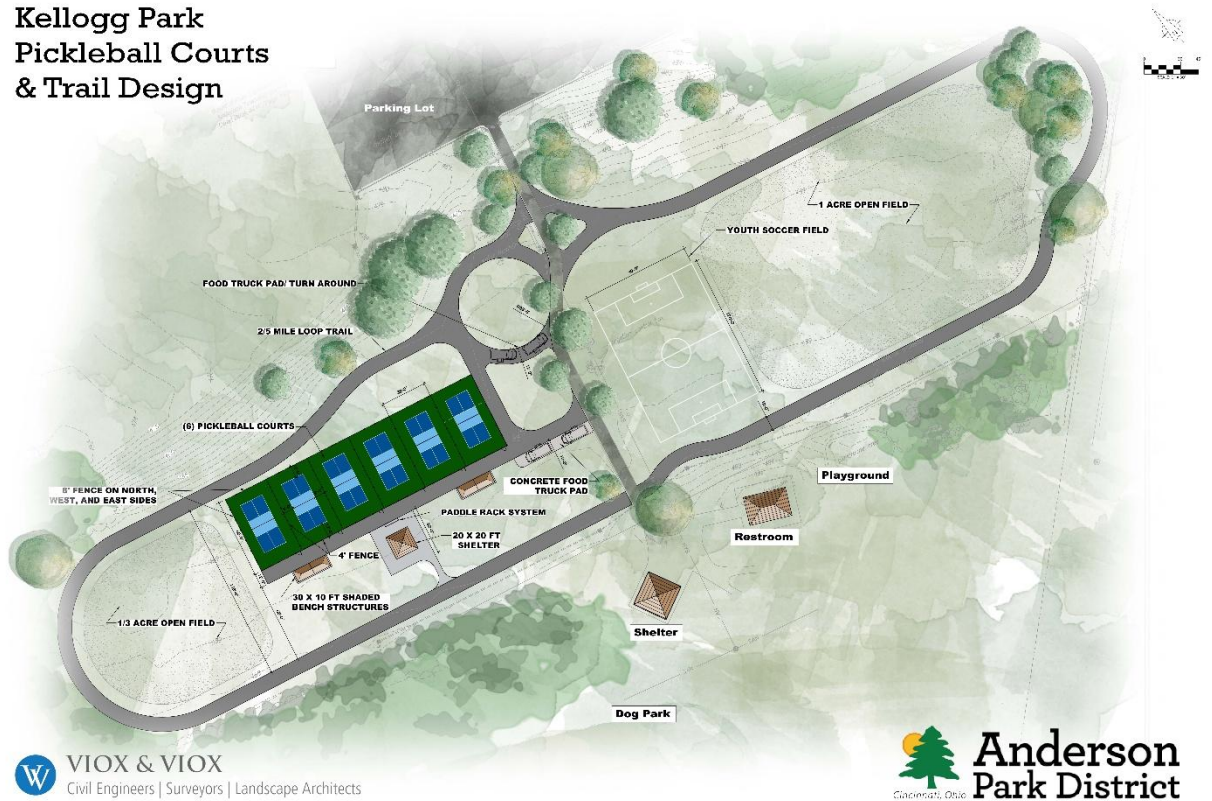
Pickleball courts (6 courts)

Paved trail extension

Small Shelter

Belterra Park Cincinnati
donated \$25,000 to the
Pickleball Courts project

Kellogg Park Pickleball Courts & Trail Design



VIOX & VIOX
Civil Engineers | Surveyors | Landscape Architects

**Anderson
Park District**
Cincinnati, Ohio



Partners sharing a vision to provide spaces that inspire everyone to play, gather, and grow!

Kellogg Park

6701 Kellogg Avenue

Future Improvement Projects:

Paved trail inside the Dog Field

Dog Field expansion

Maintenance Support Facility

Asphalt: renovation/replacement schedule

Playground: renovation/replacement schedule



Laverty Park

839 Laverty Lane

Completed in 2025:

Backstop and overthrow fencing replacement
Basketball court upgrades

Future Improvement Projects:

Playground: renovation/replacement schedule

Construction Planned for 2026:

Restroom building with maintenance support facility
ADA access to park
Parking lot renovations



Riverside Park

3969 Round Bottom Road

Synthetic Turf Ball Field and Field Lighting Construction Substantially Completed:

Punchout items are being completed

Ready for play in spring 2026

Drinking fountain added in center of fields 3-6

Players benches replaced



Riverside Park

3969 Round Bottom Road

Future Improvement Projects:

Shelter addition

Restroom additions

Foul ball netting in wheel

Asphalt: renovation/replacement schedule

Playground: renovation/replacement schedule

Parking Lot Expansion: main lot

Parking Improvements: near fields 1-2

All-Weather Fields: future replacements

POTTIES

- Restroom addition near small ball field
- Restroom addition at new multipurpose fields
- Restroom addition at All Weather Fields



PLAYABILITY

BALL FIELDS:

- Foul ball netting in the wheel of the ball fields
- Lights on 2 large ball fields
- All weather infields on the ball fields

PARKING

- Parking improvements: lot #1
- Parking lot expansion: main lot

PLAYABILITY

ALL WEATHER FIELDS:

- New all weather multipurpose field with lights
- All weather field (existing field) turf replacement
- All weather field future replacement surfaces & field lighting

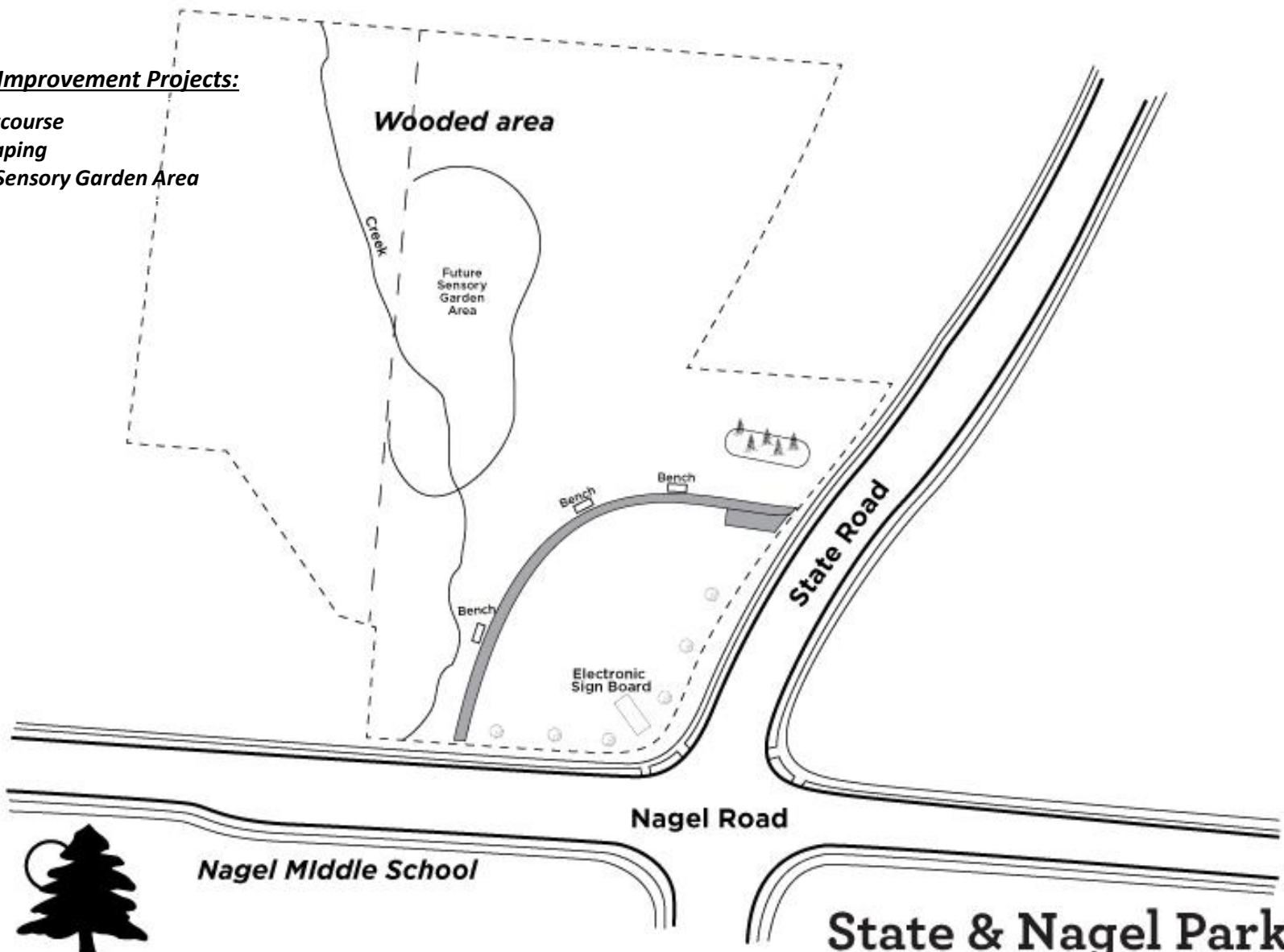
When baseball/softball games are rained out, it is usually because the infields are too wet. All weather infields will let teams play ball more days. All weather fields greatly increase the community's opportunity to play and they produce revenue to offset costs.

Future Improvement Projects:

Nija/Fitcourse

Landscaping

Future Sensory Garden Area



**Anderson
Park District**

Nagel Middle School

State & Nagel Park

8031 State Road

Visit AndersonParks.com for field conditions

Future Fitcourse Example



Veterans Park

8531 Forest Road

Future Improvement Projects:

Maintenance Support Facility



W. M. Johnson Hills Park

7950 Bridle Road

Ongoing Construction in 2026:

Natural surface trails renovation

Minor Improvement in 2026:

Drinking Fountain in Park Core

Future Improvement Projects:

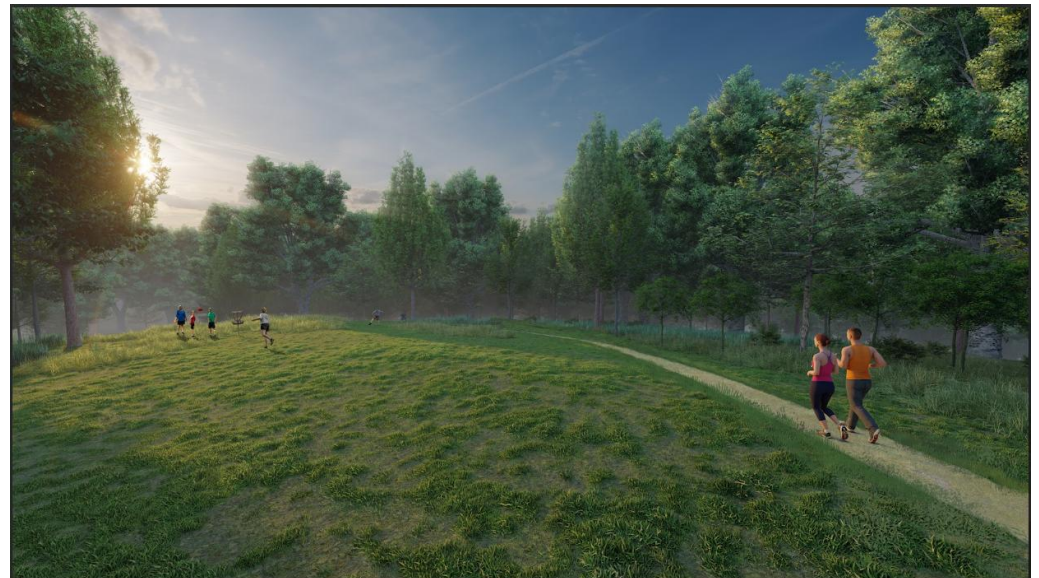
Install flushable restrooms: in the park core; install a septic system or hook up to sanitary sewers if/when available.

Parking lot addition: (50 spaces)

Continue to maintain the Johnson house (MariMac Manor)

Paved looping trail sections

Nature playscape pod features



W. M. JOHNSON HILLS PARK PHASE I SITE PLAN



STRUCTURES KEY:

- A** Gelter Grove & Shelter
- B** MariMac Manor (house),
MariMac Outdoor Classroom
and Shelter

SITE KEY:

- 1** Park Core
(MariMac Manor (house),
MariMac Outdoor Classroom,
Shelter, Restroom, & Parking)
- 2** Paved Hike/Bike Trail
- 3** Picnic Area
- 4** 18-Hole Disc Golf Course
- 5** Natural Surface Trail System

HUMAN NATURE, INC.

FEARING + HAGENAUER ARCHITECTS

Phase I Plan Status of W. M. Johnson Hills Park

Initially established 4/2015; updated & reviewed 1/12/2016, 2/14/2017, 2/13/2018, 2/12/2019, 2/11/2020, 2/9/2021, 2/8/2022, 2/14/2023, 2/13/2024, 2/11/2025, 2/10/2026

The W. M. Johnson Hills Park plan was developed with community input, featuring an emphasis on active recreation in a passive setting. The Anderson Park District hired one of the most innovative and well-respected firms in the Cincinnati area, Human Nature, to develop a plan to meet the recreational needs of the community, while incorporating a nature-based design. In conjunction with the neighbors of W. M. Johnson Hills Park and the community, this plan was established as a guide to improve the park. The initial plan was developed in 2001 and was subsequently revised in 2009 and again in 2015.

The W. M. Johnson Hills Park improvements will take many years to accomplish and like most other Anderson Park District parks, the improvements will be accomplished in phases. There is room for the plan to evolve pending available funding, community needs, use patterns, permit processes, etc. A priority for the Board of Park Commissioners is to make decisions that allow future Boards to meet the needs of the community. They intentionally refrain from making promises which tie the hands of future Boards regarding what they can or cannot do for the community.

The vision for W. M. Johnson Hills Park has always been of a different flavor than the other Anderson parks. It was purposefully acquired to round out the Anderson Park District's offerings to the community. The plan to include facilities and activities that complement the natural gifts of the property is a priority for park development. Athletic fields scheduled for sports leagues are not currently represented on the plan. The playground envisioned will have a nature theme with playscape features. While W. M. Johnson Hills Park is not intended to be a nature preserve, the trails and open space are represented as prominent components in the park design.

Timeline of W. M. Johnson Hills Park:

1998 ~ Mrs. Marian Barbour Johnson approached the Anderson Park District about creating a legacy in honor of her late husband, William McNeilan ("Mack") Johnson. The Anderson Park District and Great Parks of Hamilton County ("Great Parks") paid Mrs. Johnson \$1,125,000 (Anderson Parks \$625,000; Great Parks \$500,000). This purchase enabled Mrs. Johnson to live out her life on her property. One restriction on the property was included in the deed: *the property must remain a park in perpetuity*. Mrs. Johnson personally requested the following of the Anderson Park District: Include Mack's name in the name of the park; Recognize the headwaters of the Dry Run Creek.

1999 ~ Mrs. Johnson passed away on August 12. Upon her death, Mrs. Johnson's estate conveyed 45 acres to Great Parks; 80.6 acres to the Anderson Park District; and her house and the surrounding 10.4 acres to the Anderson Park District (Daughters of the American Revolution had right of first refusal).

2000 ~ The property officially became public park property in June. The existing private horse stable business continued, and a family continued to rent the house off Crooked Stick. The Anderson Park District began to gather community input and suggestions for park improvements.

2001 ~ The first public planning process was conducted.

2007 ~ W. M. Johnson Hills Park opened to the public with limited use, including no dogs because of the private horse stable operation. The Anderson Park District dedicated a part-time Operations employee to the park.

2009-2010 ~ A second public planning process was conducted. Several Open Houses were part of this well-publicized public input process.

2010 ~ The private horse stable operation moved out, enabling the public to fully access the park, including the pastures. Unsafe structures were removed, and areas of the park were cleaned up, including the removal of fencing and debris.

2013 ~ A community-wide public input process began to determine future park improvements for all the Anderson Parks, including W. M. Johnson Hills Park.

2014 ~ The last of Mrs. Johnson's tenants moved out in March.

2015 ~ The plan for W. M. Johnson Hills Park was boiled down to a Phase I, ten-year plan, to better explain the Board's intentions for the park improvements. The well-publicized public input process included an Open House.

2016 ~ The Anderson Park District's survey to continue operations passed by the largest margin on record (61%) for an Anderson Park District operating levy. The first 9-holes of the disc golf course were installed and were immediately in use.

2020 ~ The back 9-holes of the disc golf course were installed and were in use as of December.

2023 ~ Resident voters approve the Anderson Park District's first-ever capital levy for park improvements. Improvement projects for W. M. Johnson Hills Park included: flushable restrooms, natural surface trail renovation, paved trail sections, parking lot addition (50 spaces).

2025 ~ Natural surface trail renovation began in late 2025. Renovations will continue in 2026.

Improvements have been made at W. M. Johnson Hills Park every year since the property became the responsibility of the Anderson Park District. An array of programs, camp outs, clean-up events, and rentals have been hosted at W. M. Johnson Hills Park since 2000.

Phase I Improvements:

The Board of Park Commissioners has established the following priorities for W. M. Johnson Hills Park. Major improvements will require significant funding. Minor improvements will be accomplished as park visitation dictates and volunteer efforts and funding are available. Additional features, programs, and grants deemed to be a good fit for W. M. Johnson Hills Park will be explored, which may not necessarily be specifically listed below. Staff will continue to research and develop activities and amenities for W. M. Johnson Hills Park, including applying for grants and seeking sponsorships which help accomplish parts or sections of the plan.

Major Improvements ~ Phase I Plan, 2015-2026:

Many improvements have been accomplished since 2015 which are no longer listed on this document.

The Phase I Plan continues to be in effect in 2026.

Funding is secured in the 2026 budget cycle for the following major improvement(s):

Natural surface trail renovation. This project started briefly in 2025 and will continue in 2026.

Major Improvements to Complete:

Install flushable restrooms in the park core; install a septic system or hook up to sanitary sewers if/when available.

Parking lot addition (50 spaces).

Continue to maintain the Johnson house (MariMac Manor) for future use.

Paved looping trail sections.

Nature playscape pod features.

Minor Improvements ~ 2026-2027:

Add a drinking fountain in the park core.

Continue to promote the installation of sidewalks to connect the surrounding neighborhoods with the park.

Install gravel beds for future paved trail connections.

Continue to work with the disc golf volunteer group on the maintenance and logistics of the 18-hole disc golf course.

Continue to build upon programming offered, including, but not limited to camping, events, programs, and rental opportunities.

Continue to make improvements as park use dictates including but not limited to park benches; picnic tables; family swings; trail enhancements; signage; plantings; removal of debris and invasive species.

This informational piece is intended to provide Anderson residents with information about the evolution of W. M. Johnson Hills Park. Phase I was anticipated to take approximately ten years to accomplish. It has been reviewed and updated annually by the Board of Park Commissioners since 2015.

To learn more about W. M. Johnson Hills Park, visit <http://andersonparks.com/johnson-hills-park/> or contact the park office at 513.474.0003.