
To: New Prague City Council
From: Small Area Plan Project Team
Subject: May 6th Project Update
Date: May 1st, 2024

Project Background

The former Creamery site (bounded by Main St E, 2nd St NW, 3rd Ave NW, and 2nd Ave NW) has been identified for redevelopment to support a variety of uses including new residential opportunities, park space, stormwater improvements, and the Praha Outdoor Performance Stage (POPS). The project team (consisting of City Staff and MSA/Mike Lamb Consulting) has been working with a steering committee (comprised of the same members as the Comprehensive Plan steering committee) to develop a site plan to guide future development of the site.

Draft Site Plans

The Small Area Plan Steering Committee has been meeting regularly to discuss priorities, potential programming elements, and site design scenarios. The two scenarios to be presented in this update presentation are the most up-to-date site plans, which include the following elements:

Development Program

- a. Outdoor events space
 - i. 500 capacity at 20 sf/person = 10,000 sf sitting area
 - ii. Stage = 12' x 24'?
 - iii. Restrooms & small storage
 - iv. Parking – how much?
 - v. Trail and sidewalk connections
- b. Community Room
 - i. Seating for 30-60 (maybe up to 100?)
- c. Land Use
 - i. Sites and lots on Main Street for commercial/retail infill development
 - ii. Consider acquisition of parcels: ID249341770, ID249340020
- d. Stormwater Management Area
 - i. West and south half of city lot; size to be determined

Development Scenarios/Potential Land Uses

- e. Public Uses
 - i. Stormwater management area
 - ii. Stormwater management & park
 - iii. Outdoor events space
 - iv. Sidewalks and trail connections
 - v. Playground/area for kids splash pad
 - vi. Pickleball courts
 - vii. Passive park areas with seating & tables
 - viii. Parking: on-street and off-street
 - ix. Public buildings (e.g., city hall)
- f. Private Uses

- i. Residential: attached single family
- ii. Residential: multi-family
- iii. Residential: Senior cottages
- iv. Commercial/retail infill
- v. Post Office w/parking/drive thru mail

Next Steps

The project team will be holding a public Open House event at The Broz on May 8th between 5-7pm. We will display the draft site plans and supplementary illustrations at interactive stations, with the goal of obtaining resident input to help further narrow down site elements and configuration.