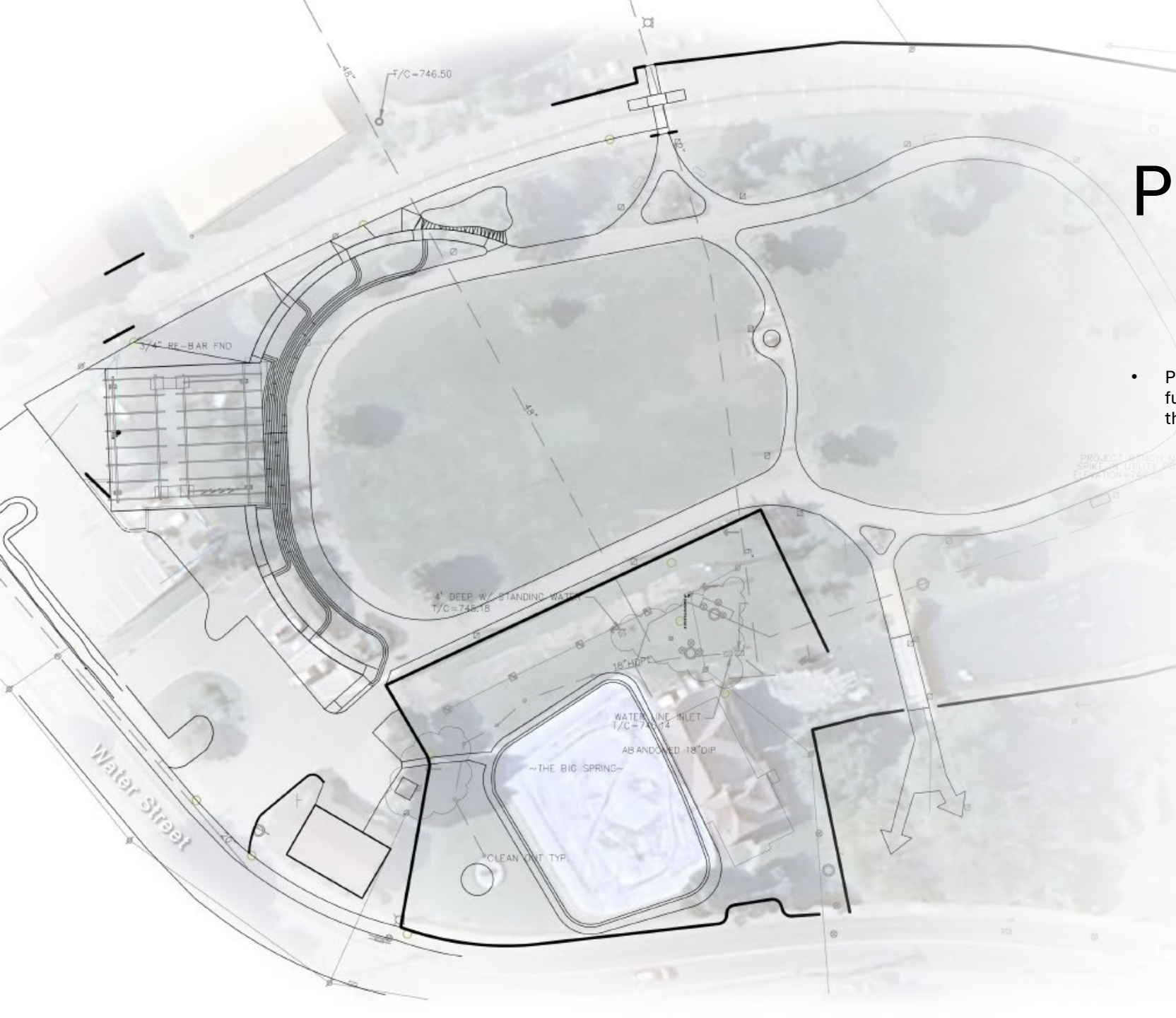




Talleyrand Park Big Spring Landscape Improvements

MASTER PLAN
AUGUST 2026

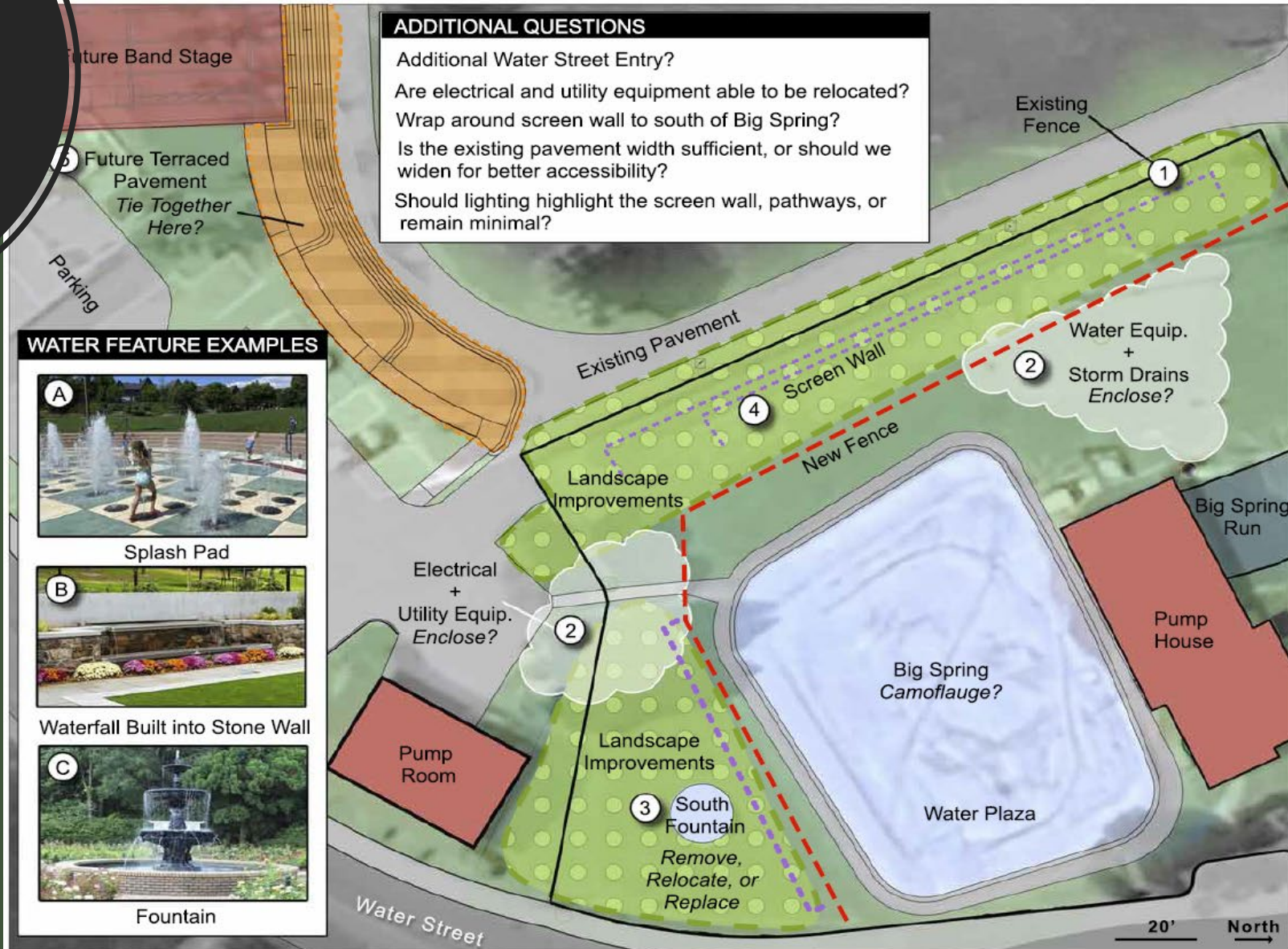




PROJECT GOALS

- Provide a phased master plan to enhance the aesthetics, functionality, and security of the area immediately adjacent to the Big Spring:
- Fencing: Adjustment and replacement of the existing fence with similar design to secure the Big Spring area.
- Screen Wall: Stone wall with planting beds (preferably tiered) to visually screen the Big Spring cover from the remainder of the park.
- Water Feature: Removal of existing water fountain and replacement with new, modern water feature within the Phase 1 area.
- Site Lighting: Replacement of light fixtures to be energy efficient and in character with the historical nature of the park
- Plantings: General refresh of plantings within the area of work to introduce seasonal color year-round and minimize maintenance costs.
- Service Walk: Replacement and or repair of concrete service walk around perimeter of the Big Spring.

INITIAL CONCEPTS



ADDITIONAL QUESTIONS

Additional Water Street Entry?

Are electrical and utility equipment able to be relocated?

Wrap around screen wall to south of Big Spring?

Is the existing pavement width sufficient, or should we widen for better accessibility?

Should lighting highlight the screen wall, pathways, or remain minimal?

WATER FEATURE EXAMPLES



Splash Pad



Waterfall Built into Stone Wall



Fountain

SCREEN WALL EXAMPLES



Layered Plants w/ Stone Wall Behind



Terraced Plants w/ Stone Retaining Walls + Metal Fence Behind



Layered Plants w/ Single Retaining Wall + Metal & Stone Wall Behind

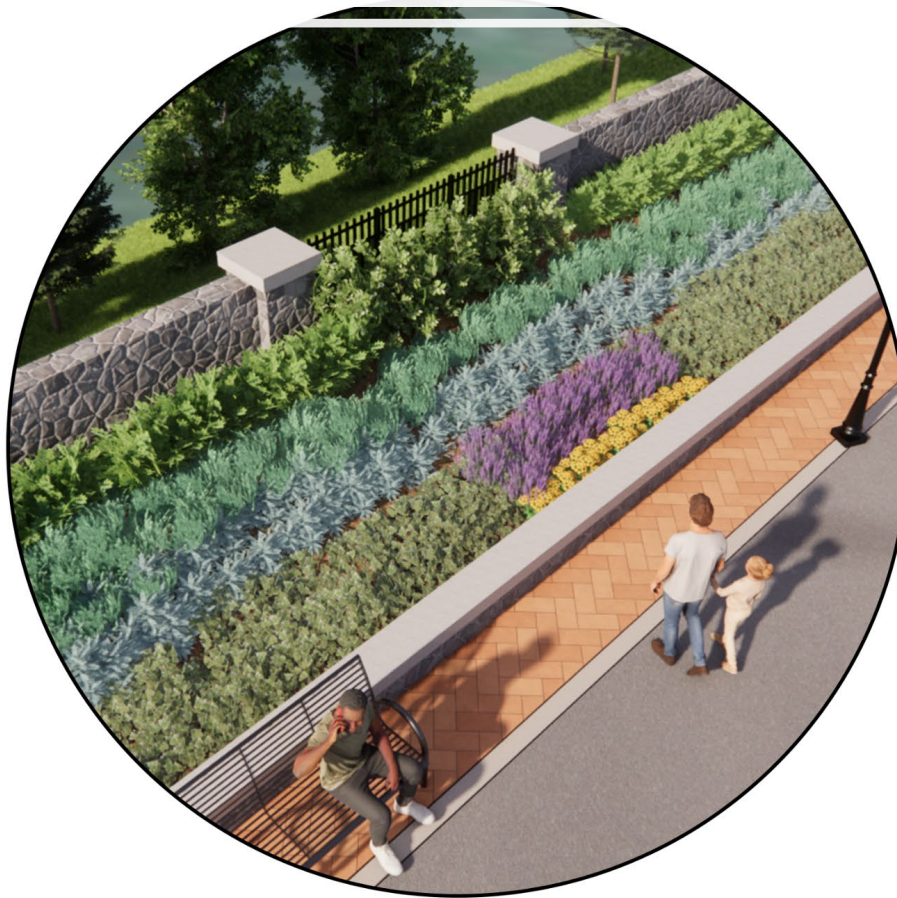
RETAINING WALL OPTIONS



Option 1

Single Stone Wall

~ \$500,000



Option 2

Double Stone Wall

~ \$700,000

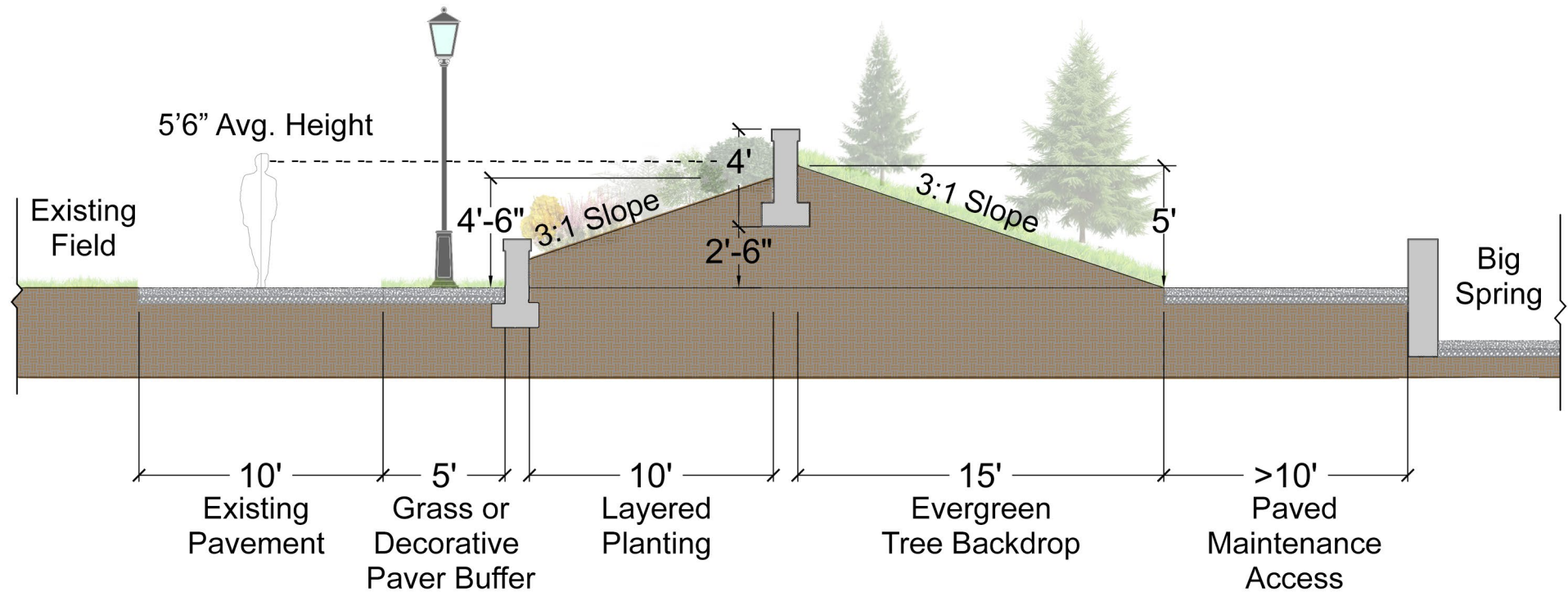


Option 3

Water Feature + Double Stone Walls

~ \$800,000

RETAINING WALL CROSS-SECTION



MASTER PLAN





CONCEPTUAL
RENDERING
AT ENTRY



CONCEPTUAL
RENDERING
AT OVERFLOW

MASTER PLAN

WITH ALTERNATE LOWER STONE WALL





CONCEPTUAL
RENDERING
WITH ALTERNATE LOWER
STONE WALL



PROJECT: Talleyrand Park Big Spring Landscape
WMF: 2025.116.00
Phase: Conceptual

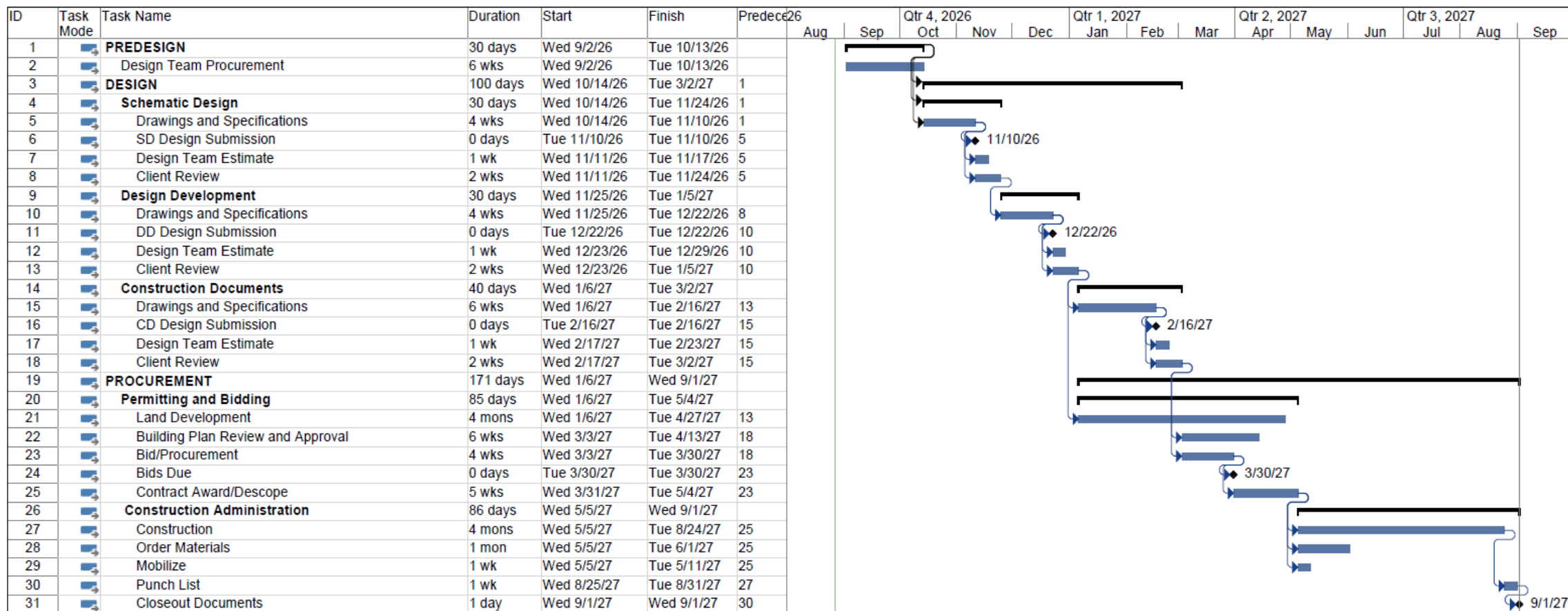
Date Prepared: 2026-01-16
Updated: 2026-08-27
Sq Ft: (Gsf) 10,418

File Location: S:\Cloud Projects\2025.116.00 - Talleyrand Park Big Spring Landscape\001 General\02 Estimates\Conceptual EST- JCK

Estimator: JCK

Conceptual			
Item Description			Cost
BASE SCOPE			
		\$	623,521.91
SOFT COSTS	9%	\$	56,116.97
CONSTRUCTION CONTINGENCY	10%	\$	62,352.19
SUBTOTAL			\$ 741,991.08
ALTERNATE 1: LOWER STONE WALL			
		\$	221,509.60
SOFT COSTS	9%	\$	19,935.86
CONSTRUCTION CONTINGENCY	10%	\$	22,150.96
SUBTOTAL			\$ 263,596.42
ALTERNATE 2: PERIMETER WALL AND FENCE REPAIR			
		\$	129,761.06
SOFT COSTS	9%	\$	11,678.50
CONSTRUCTION CONTINGENCY	10%	\$	12,976.11
SUBTOTAL			\$ 154,415.66
ALTERNATE 3: PUMP HOUSE RESTORATION			
		\$	284,314.63
SOFT COSTS	9%	\$	25,588.32
CONSTRUCTION CONTINGENCY	10%	\$	28,431.46
SUBTOTAL			\$ 338,334.41
ALTERNATE 4: SCENIC OVERLOOK			
		\$	328,751.54
SOFT COSTS	9%	\$	29,587.64
CONSTRUCTION CONTINGENCY	10%	\$	32,875.15
SUBTOTAL			\$ 391,214.33
OVERALL PROJECT TOTAL			\$ 1,889,551.90

SCHEDULE



Talleyrand Park Big Spring Landscape Improvements

MASTER PLAN
AUGUST 2026

Prepared for the Borough of Bellefonte
By Weber Murphy Fox



BOROUGH OF HISTORIC
BellefonteTM

ARCHITECTURE
INTERIORS
CONSTRUCTION MANAGEMENT
PLANNING & LANDSCAPE ARCHITECTURE

WMF
WEBER MURPHY FOX