

Source

TO: City Council

Mike Hood

FROM: City Manager and Staff 



DATE: January 27, 2006

RE: Proposed County House Trail Routing: Twin Lakes Recreation Area to Cowan Drive

Fiscal Impact

Summary: Per Council's direction, park staff has evaluated options for the routing of the County House Trail in regards to the proposed Southwest Outfall Relief sewer construction project. Park staff is recommending the route as shown on the attached maps with some options. The proposed trail route will align with the proposed sewer improvement project wherever possible and will also use existing street right-of-ways to minimize the need for additional trail easements.

YES

Discussion: At the January 3, 2006 Council Meeting, the discussion of the Southwest Outfall Relief Sewer construction project included possible options of routing a trail as part of this project. Council directed park staff to report on the possible route options for the County House Trail as it relates to the sewer project. As proposed on the City's Trail and Greenbelt Master Plan, the County House Branch Trail would connect the City's Twin Lake Recreation Area to the City's Activity and Recreation Center(ARC) and Again Street Park by following as much as possible the drainage of the County House Branch. This report focuses specifically on the section of trail connecting the Twin Lakes Recreation Area to Cowan Drive.

NO X

Other Info.

Park staff has been working with Public Works representatives on possible trail options for the County House branch specifically as it relates to the upcoming sewer project. Additionally, park planning staff has conducted on-site evaluations of multiple trail routes. The attached plan represents staff's recommendation for a trail that would connect Twin Lakes Recreation Area to Cowan Drive. From Cowan Drive, the use of existing street right-of-ways could provide access to the Activity and Recreation Center and Again Street Park.

Starting from Twin Lakes and advancing north, here are the key points of the proposed plan:

1. Twin Lakes to Chapel Hill Road: Utilize existing park land and require an on-grade crossing of Chapel Hill due to height restriction of the box culverts. Good sightlines both directions.
2. Chapel Hill to Lutheran Church property: Sewer project does not include this stretch. Will require the acquisition of a trail easement over three properties.
3. Lutheran Church to Ridgemont Road: Follows sewer easement where possible. Some separate trail easement will be required. Requires on-grade crossing of Ridgemont. Good sightlines both directions.

4. Ridgmont to Stadium Blvd: Follows road right of way to Stadium. Utilizes City property at intersection of Stadium and College Park. The existing box construction under Stadium is adequate to allow for an underpass. Such an underpass will require MoDOT approval and the construction of a concrete trail.
5. Stadium to Cowan Drive: Requires separate trail easement (crossing four properties) up to the area approximately represented by St. Andrew Road. From St. Andrew, utilize existing sewer easement and dedicated street-right-of-ways where possible. Will need to obtain a trail easement over the existing sewer easements.

Two options exist in this section which could be used to connect the main trail to neighborhoods. Those are:

Option A: Possible connection to west terminus of Westwind Drive providing access for neighborhood to the east.

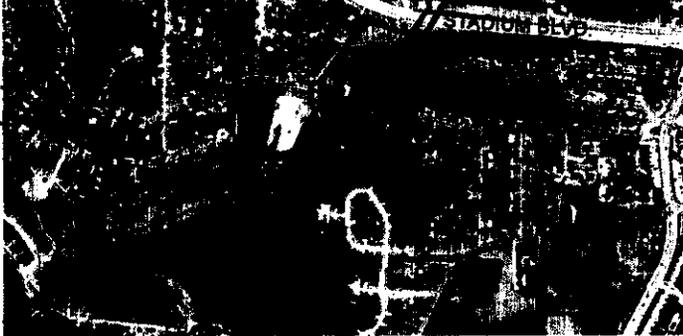
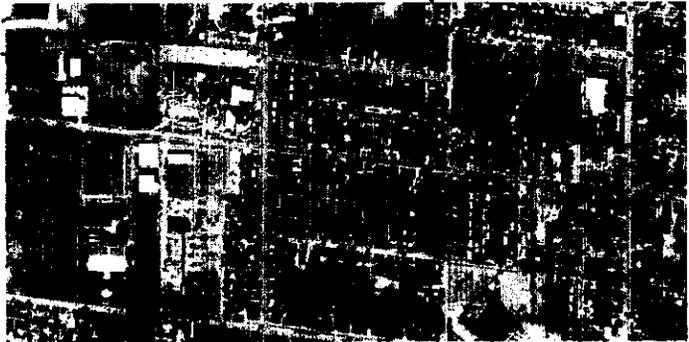
Option B: Possible connection to College Park (just north of Stadium underpass) where existing sidewalks opens up neighborhood to the west including Kiwanis Park and Russell Elementary School.
6. Cowan Drive to Rollins Road to Westridge to Broadway: Utilizes existing street right of way.
7. Broadway to Clinkscapes to the ARC: Utilize existing street right of way.
8. ARC to Again Street: Utilize Lowe Street right of way to access Again St. Park.

With respect to possible construction of the trail, park staff would recommend that most of the proposed trail from Twin Lakes to Cowan Drive be the typical gravel recreation trail standard as used on the MKT Trail. Trail width of approximately 10-12 feet will be used for much of the distance, however staff believes that the trail section north of Stadium may be slightly narrower in width (8 ft) to better fit the terrain and minimize the potential negative impact on the natural landscape of the area. Trail construction would utilize smaller equipment such as skidsteer loaders.

Since sidewalks are non-existent along Cowan, Westridge and Lowe Streets, one possibility for identifying the trail route along these streets could be by painted bike or trail lanes on existing pavement. These streets do not appear to have high traffic volumes and such an alternative could provide a short-term solution to keeping the trail route identified for users. Any such alternative should be fully evaluated by Public Works to determine possible impacts.

At this time, park staff has not prepared detailed cost estimates for easement acquisition and/or trail construction. No funding is identified for this project in the City's five year CIP and this trail project was not included in the November ballot issue. If Council wishes to further pursue this project at this time, staff believes the next step would be to develop cost estimates for easement acquisition and determine a funding source for those acquisitions.

Suggested Council Action: If the Council concurs, accept the report outlining the proposed routing of the trail. If Council wishes to further pursue the project, direct staff to develop cost estimates for easement acquisition and to identify options for providing the necessary funding.



- EXISTING SEWER MANHOLE
- PROPOSED SEWER PROJECT
- PROPOSED TRAIL
- PROPOSED URBAN TRAIL

Proposed County House Branch Trail 1-27-06
 Twin Lakes Recreation Area - Cowan Drive

OVERALL VIEW





- EXISTING SEWER MANHOLE
- PROPOSED SEWER PROJECT
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Proposed County House Branch Trail 1-27-06
 Twin Lakes Recreation Area - Cowan Drive

TWIN LAKES - STADIUM BLVD. SECTION





EXISTING SEWER MANHOLE	•
PROPOSED SEWER PROJECT	—
PROPOSED TRAIL	~
PROPOSED URBAN TRAIL	- - -

Proposed County House Branch Trail 1-30-06
 Twin Lakes Recreation Area - Cowan Drive

STADIUM BLVD. - ROLLINS RD. PARK SECTION





Proposed County House Branch Trail 1-30-06
 Twin Lakes Recreation Area - Cowan Drive

ROLLINS RD. - AGAIN ST. PARK SECTION

