

Class I Design Review Application For
Soft Surface Trail at the White Oak Savanna

Project Background

The West Linn Parks and Recreation Department are proposing to construct a 2000 linear foot by 5 feet wide soft surface (wood Chip) trail in a City park known as the White Oak Savanna. This 14 acre park is located in the Savanna Oaks Neighborhood and is located Blankenship and Salamo Roads and Tannler Drive. The purpose of this trail is to delineate a safe walking route into and around the park that will also delineate areas where due to sensitive species, and restoration efforts, we are trying to keep people out of. The added value of the soft surface trail is that it can be removed later if future plans warrant a change.

Design Development

The new trail layout has been loosely designed by City staff and is based on the topographical data we have available to us. The preliminary layout was also developed with input from the immediate neighbors of the park at a neighborhood meeting on December 8, 2011. For the most part, the final layout of this path will be "field fit" or determined by the actual grades and other factors we find in the field.

The goal of the trail is to provide a loped route into and out of the park from Tannler Drive, where there is plenty on-street parking available that should more than accommodate the number of daily users anticipated to visit this park.

Response to Community Development Code Approval Standards - Application Applicability

The purpose of this application is to seek design review approval for the above-mentioned activities. Based on the pre-application meeting of September 01, 2011, this application is directed towards CDC sections 56.000 PARKS AND NATURAL AREA DESIGN REVIEW referenced as a Class I design review. Also relative to the information we, the applicant, provided at that pre-application meeting, a separate application for an ADA accessible route will be submitted at a later date.

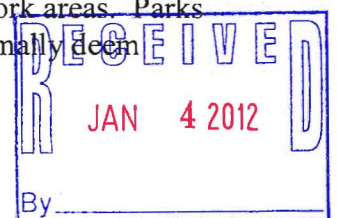
Section 56.085 - B. Because this is a soft surface trail that can essentially be moved or eliminated at any time, we request the Planning Director waive all submittal requirements not relevant to this application or not within the relevant scope of this project.

APPROVAL STANDARDS – CLASS 1 DESIGN REVIEW

Section 56.100 – A. Park Classification. This project is in line with the existing park classification of passive oriented use.

C. Relationship to the natural and physical environment.

1 & 2. There are no heritage or significant trees within the proposed work areas. Parks staff will take care to maneuver the trail away from trees we would normally deem



significant. Other trees near construction activity will be protected in accordance with Park Department standards.

3 & 4. No significant grading will take place as the design incorporates the trail into the existing topography. Likewise the design places the trail outside any areas subject to slumping or sliding.

5. The trail is designed to take advantage of the clear view over the Willamette neighborhood and looking down the Willamette River valley to the south

D. Facility design and relationship to the human environment

- 1. Architecture.** There will be wooden "park type" benches along the trail.
- 2. Material.** The trail will be built of ¾' rock base and topped with recycled wood chips which provides a permeable self-weathering surface.

I. Paths and Trails

- 1.** A paved path connecting the main park features with parking/ROW is not possible, since this proposed soft surface trail is the only park feature being proposed.
- 2.** A path of this type is not proposed at this time.
- 3.** A path of this type is not proposed at this time.
- 4.** This is the type of trail that is proposed at this time. Other paths such as ADA, paved, neighborhood connections, etc may be proposed later as a separate application.
- 5.** An ADA accessible path is not proposed at this time. A parking lot and accessible trail may be proposed in a future application.
- 6.** This type of trail is not proposed for this site
- 7.** These signs will be added at a later date

J. Provisions for persons with disabilities

The trail was designed to a manageable grade even though the site is heavily sloped. Although no ADA accessible facilities are planned at this time, we plan to add a parking lot and accessible trail in the future.

Section 120 Site plan

A – C Attached.

Section 56.130 Grading Plan

None Proposed

WHITE OAK SAVANNAH TRAIL

NORTH ↑

1:2,044

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- SOFT SURFACE TRAIL
- GRADING WILL BE DONE WITH MINIMAL IMPACT TO TREE ROOTS
- GRADES WILL NOT EXCEED 10%.

