

3.6 SCHOOL LAND DEDICATION

The Haymeadow design team has worked closely with the Town of Eagle, WECMRD and the school district staff to create an exciting and vibrant town park and school complex at the entrance of the Haymeadow property. The Haymeadow PUD Development Plan includes a dedication of 18.377 acres of land to the school district for the development of a public Kindergarten through 8th Grade school. The school site is purposefully located to create synergy between the park and school uses and to promote an easy to access site for the entire community. This K-8 facility will be the first of its kind in the Eagle-Gypsum school system and reflects the local and national trend toward integrating elementary and middle school education.

3.7 SUSTAINABILITY IN DESIGN AND CONSTRUCTION



Principles of sustainable design have and will continue to be an integral element to the design process of the Haymeadow plan. Sustainable principles have been incorporated into the initial site planning and design and will be further detailed as the plan progresses to higher levels of detailed design.

On the broadest level, the principles of conservation oriented design have guided the design of the

Haymeadow project with a focus on clustered development and preservation of approximately 60% of the property as open space. By concentrating development into defined areas, the project maintains large tracts of contiguous open space as a benefit to not only the Haymeadow neighborhood but also for the greater public good. Lot sizes are relatively small in comparison to projects of similar scale. Development is held back from Brush Creek Road to maintain an in-tact open space corridor along that roadway; the eastern edge of the property is set aside as a wildlife corridor; and substantial open space networks are retained throughout the project including a 500 foot corridor in conjunction with the character defining willows that are found on the site now.