



TOWN OF EAGLE
River Corridor Plan

SECOND DRAFT - AUGUST 2015



Prepared for the Town of Eagle, Colorado

Approved by the Town of Eagle Planning & Zoning Commission

September ##, 2015

Certified by the Chairman of the Commission:

Jason Cowles, Planning & Zoning Commission Chairman

Attest

Approved, adopted and ratified by the Town of Eagle, Board of Trustees

October ##, 2015

Yuri Kostick, Mayor

Attest

Written and Assembled By:

Tom Boni, Town of Eagle
Matt Farrar, Town of Eagle



The Town of Eagle River Corridor Plan would not have been possible without time generously donated by the members of the Steering Committee, members of the Community, Town of Eagle Planning & Zoning Commission, Town of Eagle Board of Trustees, Eagle County Board of County Commissioners, Eagle County Planning Commission, Eagle County Staff, folks from the various stakeholder groups, Sonoran Institute Staff and Town of Eagle Staff. The following individuals and organizations are recognized for their participation in this planning effort:

STEERING COMMITTEE

Town of Eagle

Anne McKibbin, Mayor Pro-Tem
 Luis Benitez, Trustee
 Andy Jessen, Trustee
 Jason Cowles, Planning Commission Chair
 Donna Spinelli, Planning Commissioner/Eagle County Historical Society
 Jesse Gregg, Planning Commissioner
 Jon Stavney, Town Manager

Eagle County

Kathy Chandler-Henry, County Commissioner
 Jan Miller, Facilities Manager

Eagle Chamber of Commerce

Dominic Mauriello

Eagle River Watershed Council

Holly Loff

Landowners

Willy Powell
 Mike Clark
 Vance Carroll
 Merv Lapin

Community Members

Sig Bjornson
 Adam Palmer

COMMUNITY MEMBERS

Thank you to all of the members from the public who participated in this planning process and contributed to the Town of Eagle.

PLANNING & ZONING COMMISSION

Jason Cowles, Chair
 Stephen Richards, Co-Chair
 Jesse Gregg
 Jamie Harrison
 Charlie Perkins
 Stephen Sheldon
 Donna Spinelli

BOARD OF TRUSTEES

Yuri Kostick, Mayor
 Anne McKibbin, Mayor Pro-Tem
 Sarah Baker
 Luis Benitez
 Kevin Brubeck
 Andy Jessen
 Doug Seabury

STAKEHOLDERS

Eagle County Board of County Commissioners
 Eagle County Planning Commission
 Eagle County Fair & Rodeo Board
 Eagle County Historical Society
 Eagle River Watershed Council
 Eagle Chamber of Commerce

PARTNERS

Sonoran Institute

Clark Anderson
 Jillian Sutherland
 Jennifer Hill
 Cameron Ellis

Studio INSITE

Jim Leggitt
 Paul Stewart



Preface & Purpose of the Plan	#
Chapter 1: Future Land Use	#
Existing Land Use Map	#
Concept Plan	#
Future Land Use Plan	#
Riverside Mixed Use (RMU)	#
Transit Oriented Mixed Use (TOMU)	#
Medium Density Residential (MDR)	#
Cluster Residential (CR)	#
Open Space (OS)	#
Utility Campus (UC)	#
Chapter 2: Open Space & Trails	#
Overview of Open Space & Trails Plan	#
Open Space & Trails Plan	#
Description of 7 Major Open Space Areas	#
Chapter 3: Community Engagement & 6 Themes of the Plan	#
Overview of Community Engagement	#
6 Themes of the Plan	#
Chapter 4: Overview & Related Plans	#
Overview of River Corridor	#
Community Builders Leadership Institute	#
Relationship to 2010 Eagle Area Community Plan	#
Relationship to Eagle County Fairgrounds Master Plan	#
Relationship to Eagle River Watershed Plan	#
Relationship to Eagle Area Open Lands Conservation Plan	#
Chapter 5: Regional Context	#
Eagle to Gypsum	#
Eagle to Wolcott	#
Chapter 6: Implementation	#
Action Plan	#
Appendix	#



PREFACE

The Town of Eagle River Corridor Plan (Plan) has been prepared under the guidance and direction of a Steering Committee comprising interested citizens, landowners, elected and appointed public officials and staff from the Town of Eagle and Eagle County. The Steering Committee, with assistance from the public, identified the following six major themes that are key elements of the Plan:

1. Conservation
2. Education and Awareness
3. Economic Development
4. Recreation
5. Transportation & Access
6. Place Making

The organization of the Plan is not the traditional approach of providing an Introduction, Background Information, Goals & Objectives, first, and then presenting the Plan. Instead, Chapter 1 of the Plan presents the community's vision for the future of the river corridor. Chapter 2 presents an Open Space plan that is intended to protect the most strategic and environmentally sensitive lands within the corridor. For those readers interested in an overview of the history of the river corridor and the community engagement process involved in the preparation of the Plan, please refer to Chapters 4 and 3, respectively.

It is of interest to note that while the themes and strategies included in the Town of Eagle River Corridor Plan were directly obtained from the participants in this public planning process, they also mirror principles associated with "Smart Growth" such as preserving and celebrating nature, concentrating development around transit stops, mixing of residential and commercial land uses, higher density residential development, on-street parking, multiple transportation options and the careful management of storm water to protect water quality. All of these principles play important roles in the Plan.

PURPOSE OF THE PLAN

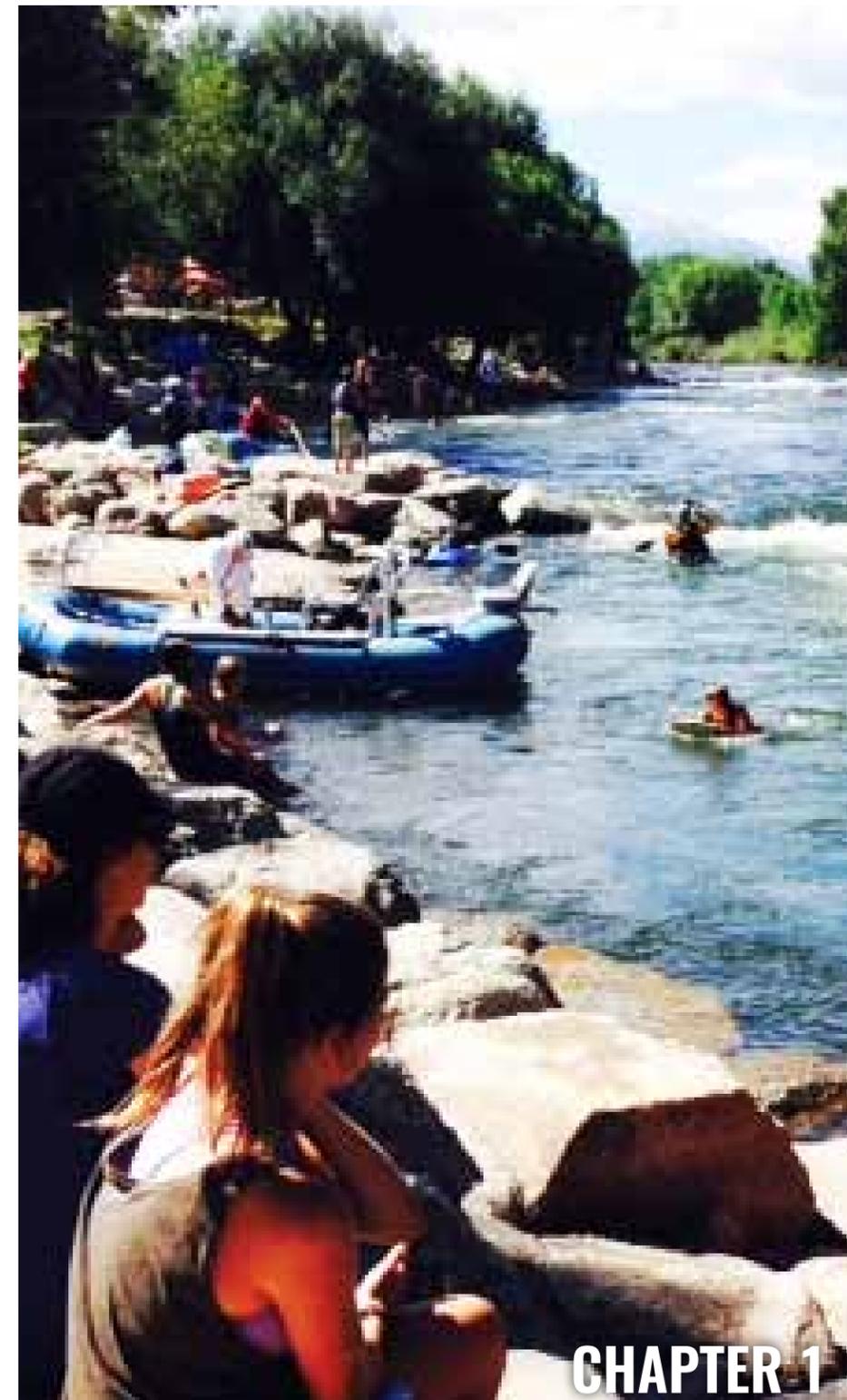
Through the adoption of this Plan it is the goal of the Town to create a direct connection between the Town and our river. The River Corridor Plan provides specific land use guidance for properties located along the Eagle River within the Town's Urban Growth Boundary. As a component of the Town's Comprehensive Plan, this Eagle River Corridor Plan will serve as a guide for the development of these properties over the next planning horizon of approximately 10 years. The Town seeks to limit risks to the private sector by explaining the type of development and planning objectives envisioned by the Town for the planning area. The plan also makes recommendations for improvements to be made to publicly owned lands.

The planning area is identified in the accompanying maps. In general, it consists of approximately 3.4 miles of the Eagle River from the eastern growth boundary established by the 2010 Eagle Area Community Plan to the Town of Eagle's Wastewater Treatment Plant located to the west of Sylvan Lake Road. The planning area includes property owned by Eagle County on the north side of the river that is currently used for truck parking. The Town of Eagle appreciates the cooperation of the County in this effort.

Insert Map of Planning Area

*“Connecting the Heart of Eagle
to the Soul of the River”*

- Kathy Chandler-Henry, Commissioner • Eagle County



CHAPTER 1



FUTURE LAND USE



INTRODUCTION

The “Future Land Use” chapter discusses the six (6) Future Land Use designations that have been developed for the lands within the boundaries of this Plan. The Future Land Use designations are as follows:

1. Riverside Mixed Use (RMU)
2. Transit Oriented Mixed Use (TOMU)
3. Medium Density Residential (MDR)
4. Cluster Residential (CR)
5. Open Space (OS)
6. Utility Campus (UC)

This chapter details the Town’s vision for each of these designated areas through a discussion of four topics:

1. Intent
2. Land Use
3. Mobility
4. Public Space

This chapter is intended to be used as a guide for future growth and development of the Town along the Eagle River corridor. The Future Land Use designations included in this chapter are **NOT** a substitute for, nor do they supersede Zoning and related Land Use Regulations. As referenced earlier, this Plan is to be used as a guiding document during the review of specific land use applications.

EXISTING LAND USE MAP

The Existing Land Use Map (please refer to **page ##**) depicts the various land uses that exist along the river corridor. The existing land uses along the corridor have been categorized as follows:

1. Commercial
 - Buildings that are used primarily for commercial purposes, such as shops or restaurants.
2. Residential
 - Includes both single family & multi-family residences.

3. Industrial
 - Buildings related to industrial / heavy commercial uses, such as the gravel pit by the Fairgrounds Ball Fields.
4. Mixed Use
 - Buildings that have both a commercial and a residential component.
5. Civic
 - Government buildings.
6. Institutional
 - Buildings used primarily for educational or religious purposes.
7. Parks & Open Space
 - Buildings related to a park, open space area or recreational amenity(s).

CONCEPT PLAN

The Concept Plan (please refer to **page ##**) is a graphic that was prepared by Town Staff to visually depict the “big picture” ideas that were established through the public process for the River Corridor Plan.

The Concept Plan is intended to be general in nature. The concepts shown on this illustration were fundamental in the preparation of the Future Land Use Plan and Open Space & Trails Plan.

FUTURE LAND USE PLAN

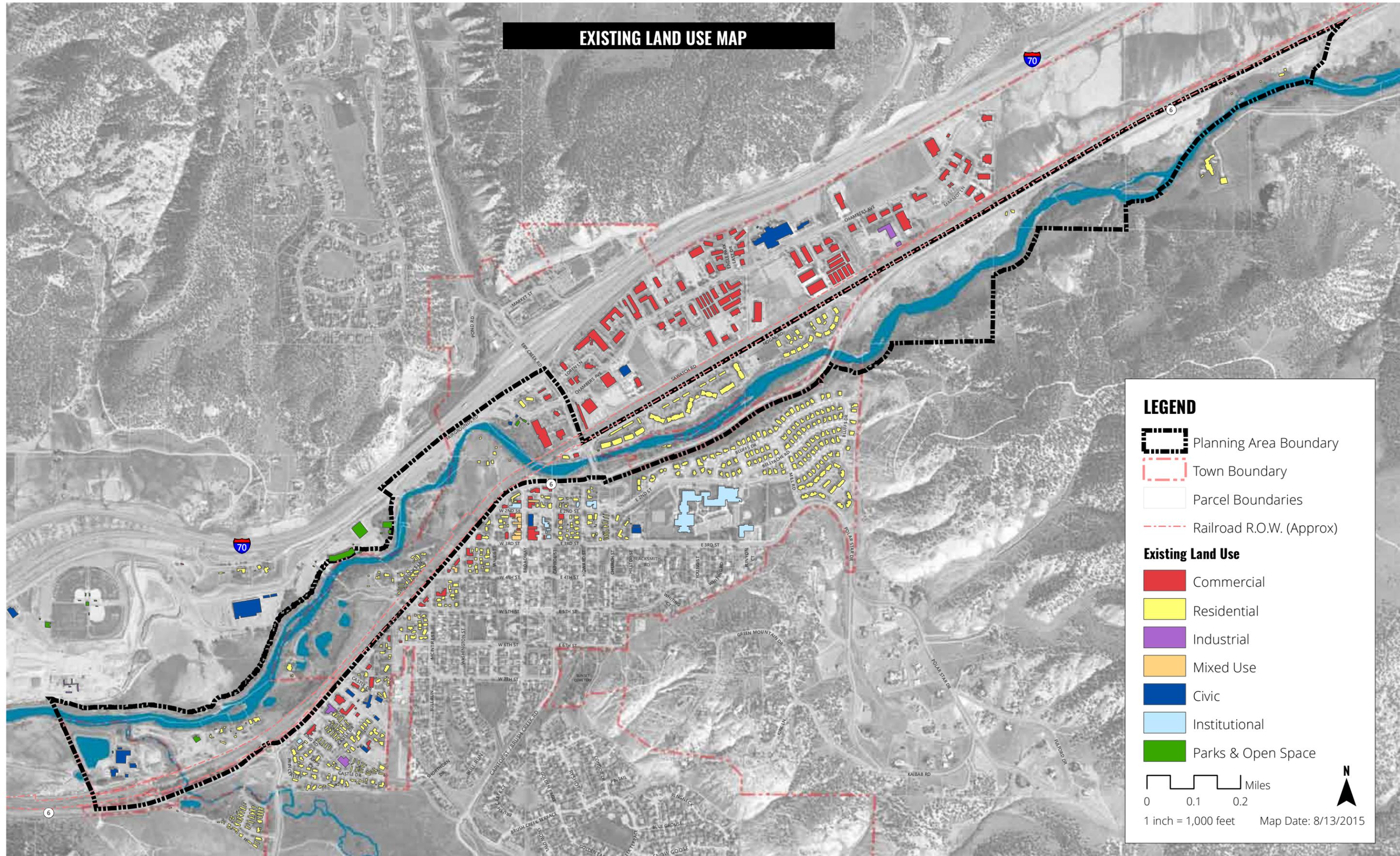
The Future Land Use Plan maps out the six (6) Future Land Use designations that have been developed for the Town of Eagle River Corridor Plan.



Development Core & Recreation Core

As seen in this photo, the private properties (in addition to the Highway 6 and Union Pacific Railroad corridors) between Downtown Eagle and the Eagle River create a disconnect between the core of Eagle and the River. This disconnect was recognized early on in the river corridor planning process. At the Visioning Workshop, the community identified the need to connect downtown to the River. The community members at the Visioning Workshop indicated that they generally supported development on these properties as a means of extending downtown Eagle to the River. This area is shown as the “Development Core” on the Concept Plan (see **page ##**).

Directly to the north of the “Development Core” is the “Recreation Core.” The “Recreation Core” is comprised of Town and County owned lands, which include the Town’s Visitor Center / Chambers Park and the County’s large, gravel parking lot used primarily for semi-truck parking. Again, at the Visioning Workshop, the community identified this as an area that was well suited for a variety of activities related to the River.



EXISTING LAND USE MAP

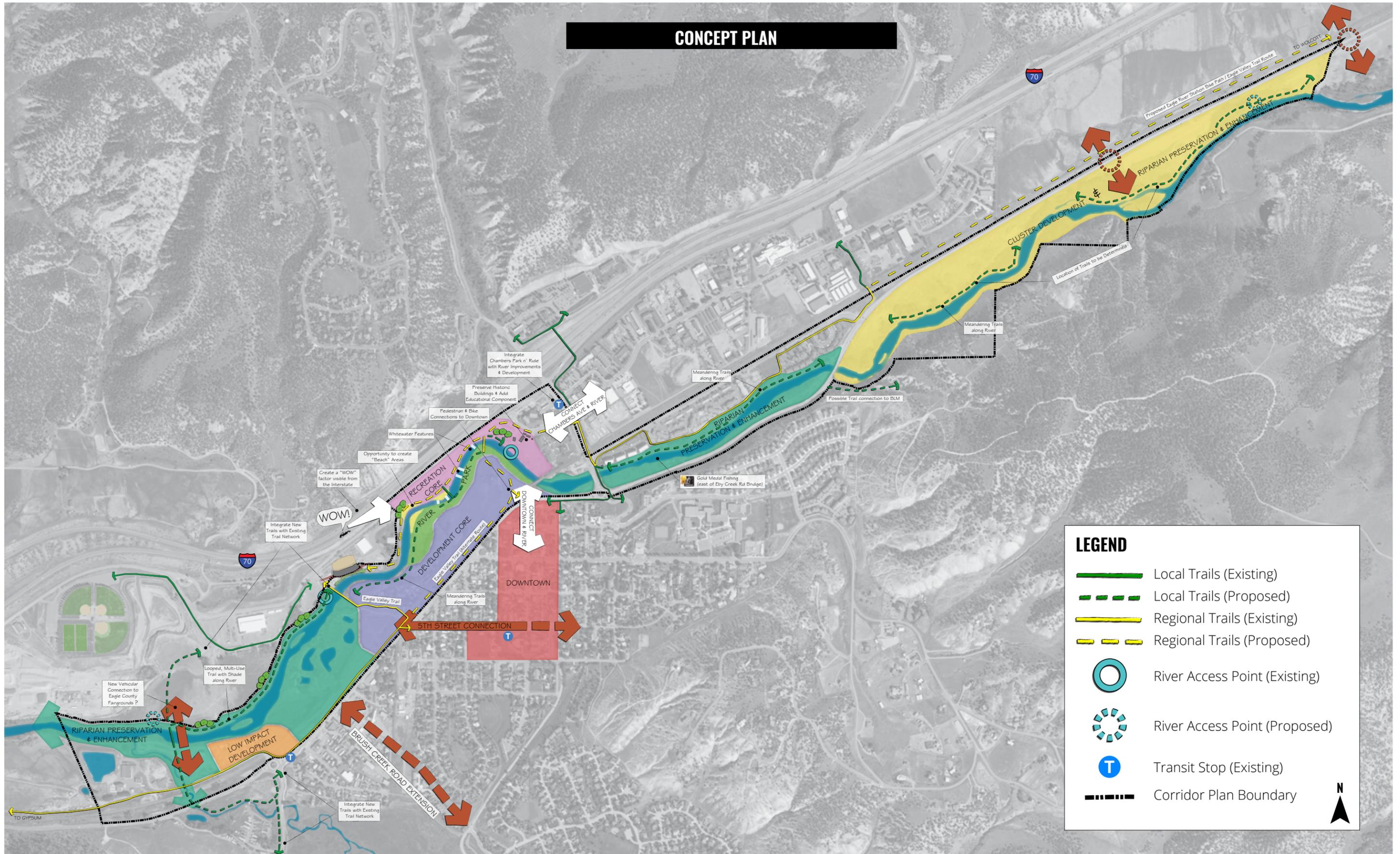
LEGEND

-  Planning Area Boundary
-  Town Boundary
-  Parcel Boundaries
-  Railroad R.O.W. (Approx)

Existing Land Use

-  Commercial
-  Residential
-  Industrial
-  Mixed Use
-  Civic
-  Institutional
-  Parks & Open Space

0 0.1 0.2 Miles
 1 inch = 1,000 feet Map Date: 8/13/2015

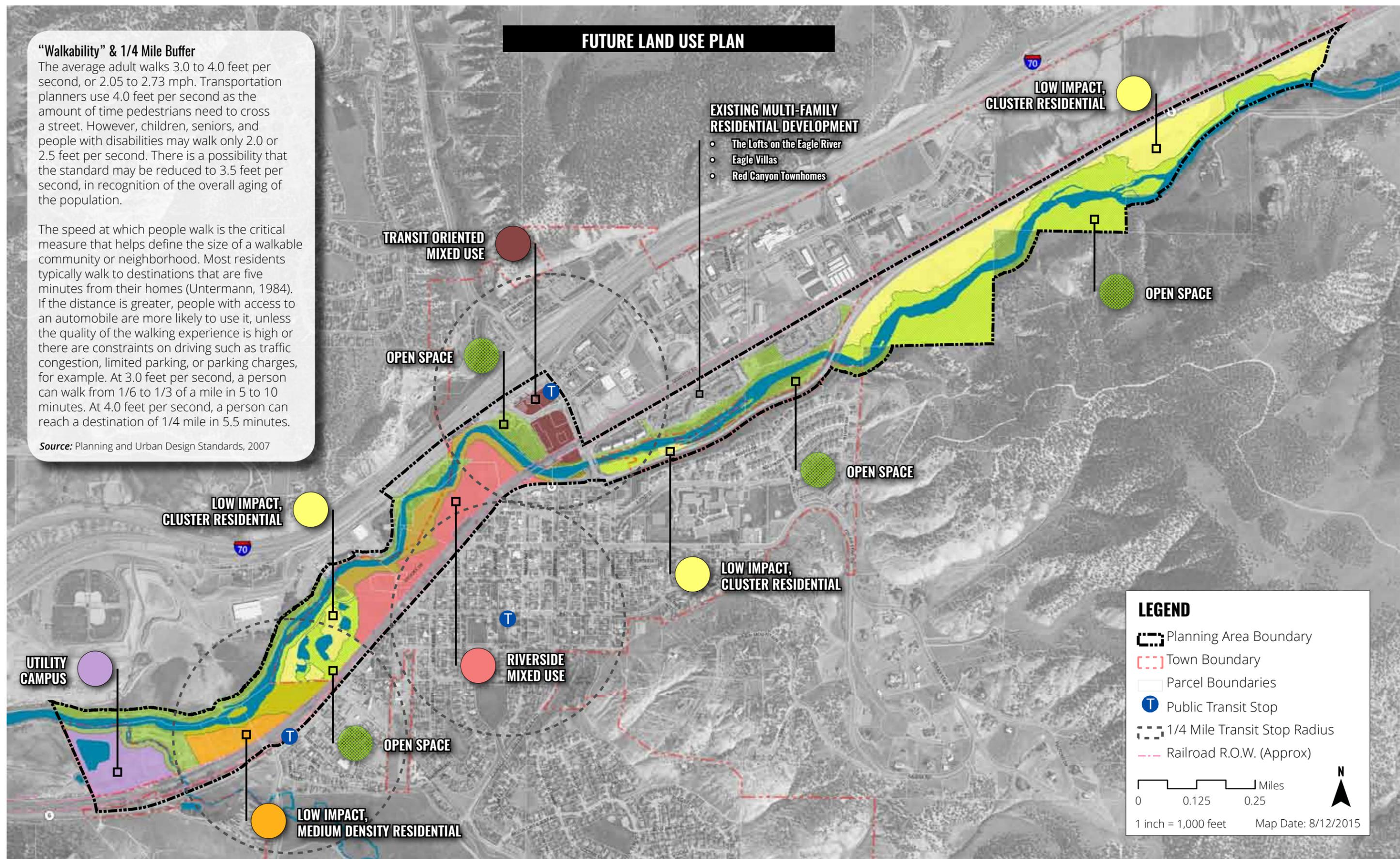


FUTURE LAND USE PLAN

“Walkability” & 1/4 Mile Buffer
 The average adult walks 3.0 to 4.0 feet per second, or 2.05 to 2.73 mph. Transportation planners use 4.0 feet per second as the amount of time pedestrians need to cross a street. However, children, seniors, and people with disabilities may walk only 2.0 or 2.5 feet per second. There is a possibility that the standard may be reduced to 3.5 feet per second, in recognition of the overall aging of the population.

The speed at which people walk is the critical measure that helps define the size of a walkable community or neighborhood. Most residents typically walk to destinations that are five minutes from their homes (Untermann, 1984). If the distance is greater, people with access to an automobile are more likely to use it, unless the quality of the walking experience is high or there are constraints on driving such as traffic congestion, limited parking, or parking charges, for example. At 3.0 feet per second, a person can walk from 1/6 to 1/3 of a mile in 5 to 10 minutes. At 4.0 feet per second, a person can reach a destination of 1/4 mile in 5.5 minutes.

Source: Planning and Urban Design Standards, 2007



- EXISTING MULTI-FAMILY RESIDENTIAL DEVELOPMENT**
- The Lofts on the Eagle River
 - Eagle Villas
 - Red Canyon Townhomes

LEGEND

- Planning Area Boundary
- Town Boundary
- Parcel Boundaries
- Public Transit Stop
- 1/4 Mile Transit Stop Radius
- Railroad R.O.W. (Approx)

0 0.125 0.25 Miles

1 inch = 1,000 feet Map Date: 8/12/2015

RIVERSIDE MIXED USE (RMU)

During the public visioning process, there was general consensus that the properties immediately to the north of the Town's, existing Central Business District (CBD) were most appropriate for higher density residential and commercial development. The Concept Plan identifies this area as the "Development Core." Based on this input from the community, these properties have been given the Future Land Use designation: Riverside Mixed Use (RMU).

Listed below are a few of the public comments, from the visioning process, related to this area:

1. Connect Broadway to the River
2. Strengthen Eagle as an overall destination
3. Create a mixed use node
4. Redefine our core to include the Eagle River
5. Economic development through sense of place
6. Support and add vitality to downtown

It is believed that more intensive use of these properties will help invigorate the CBD and provide an attractive residential neighborhood within walking distance to Downtown Eagle and the Park n' Ride facility located on Eby Creek Road (which is served by Eagle County's ECOTransit bus service and CDOT's Bustang service). It will also draw residents and visitors into Downtown Eagle to enjoy the river's edge.

The Town recognizes the need for significant investment in infrastructure required to serve the proposed development of this area and will work collaboratively to identify and implement creative, public financing mechanisms.

INTENT

The Riverside Mixed Use (RMU) area is an extension of Eagle's historic downtown that will connect the core of Eagle to the Eagle River. This area should be a higher density, mixed use neighborhood that complements existing development in the Town's Central Business District (CBD). Key components of this area include:

1. Creation of a type and format of higher density housing currently not available within Eagle; and,
2. Creation of a "Riverside Park" that will serve as an amenity for the entire community and a regional attraction.

Comments from Visioning Workshop:

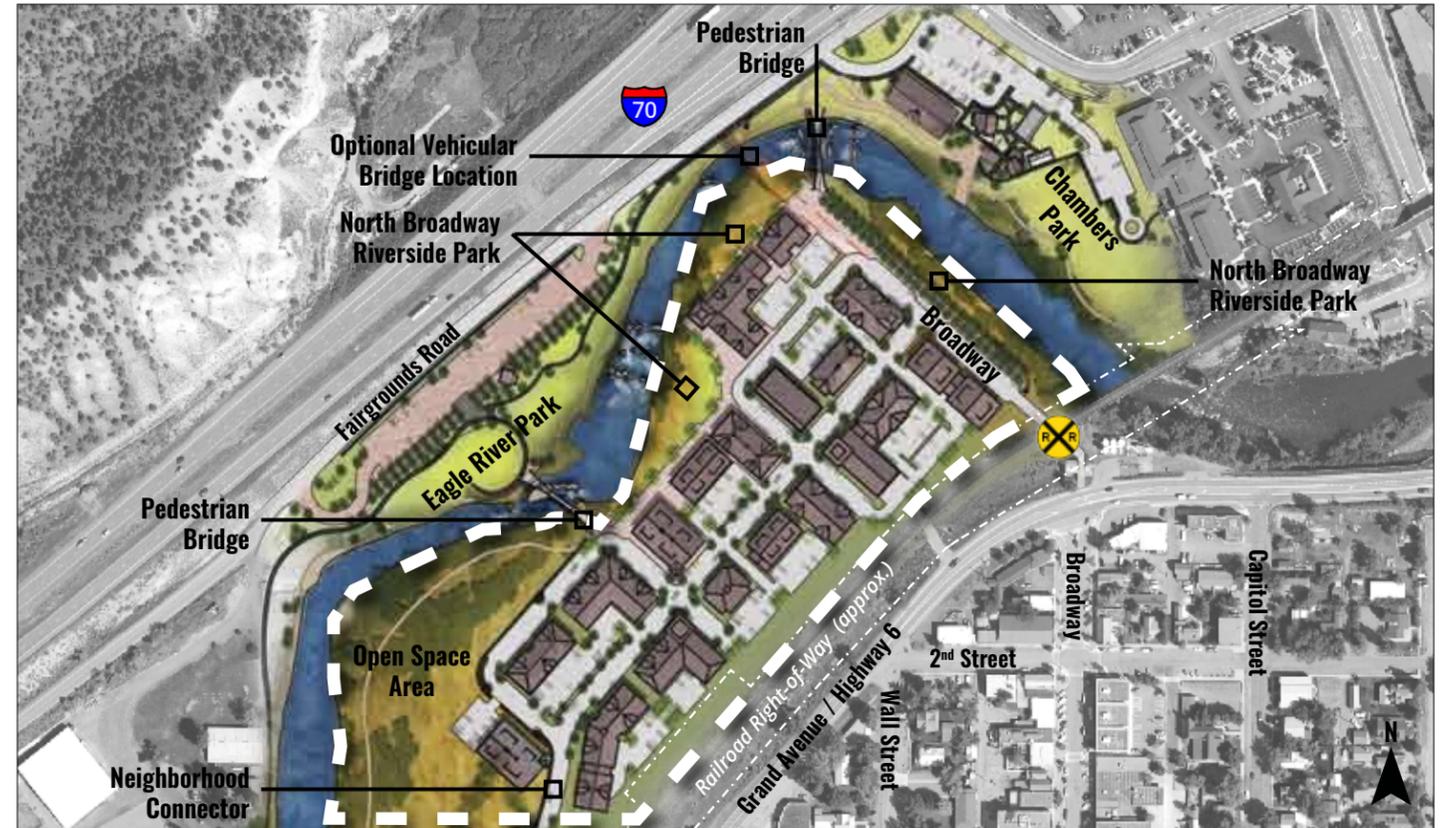
- "Reasons to play and stay"*
- "Redefine the Town's core"*
- "Connect Broadway to river"*
- "Connect heart of Eagle to soul of the river"*

It is recognized that in order for the CBD to thrive, more residents are needed within easy, walking distance. Shifting demographic and lifestyle trends indicate a need for higher density, smaller, residential spaces adjacent to amenities such as mass transit, trail systems, parks and other recreational opportunities that the RMU area can provide. As shown on the Future Land Use Plan, a majority of the RMU area is located within a ¼ mile (roughly a 5 minute walk) from existing, public transit stops.

The RMU area will be an exciting, creative and distinct neighborhood that celebrates its location next to the Eagle River. Architectural and site design elements should create neighborhoods that add value to Eagle's community character and reflect the Town's location on the Western Slope of Colorado. With direct links to mass transit, a regional trail system, it's adjacency to the "Recreation Core" and Eagle's historic downtown, the RMU should serve as an attraction for both existing and new residents, as well as visitors to Eagle.

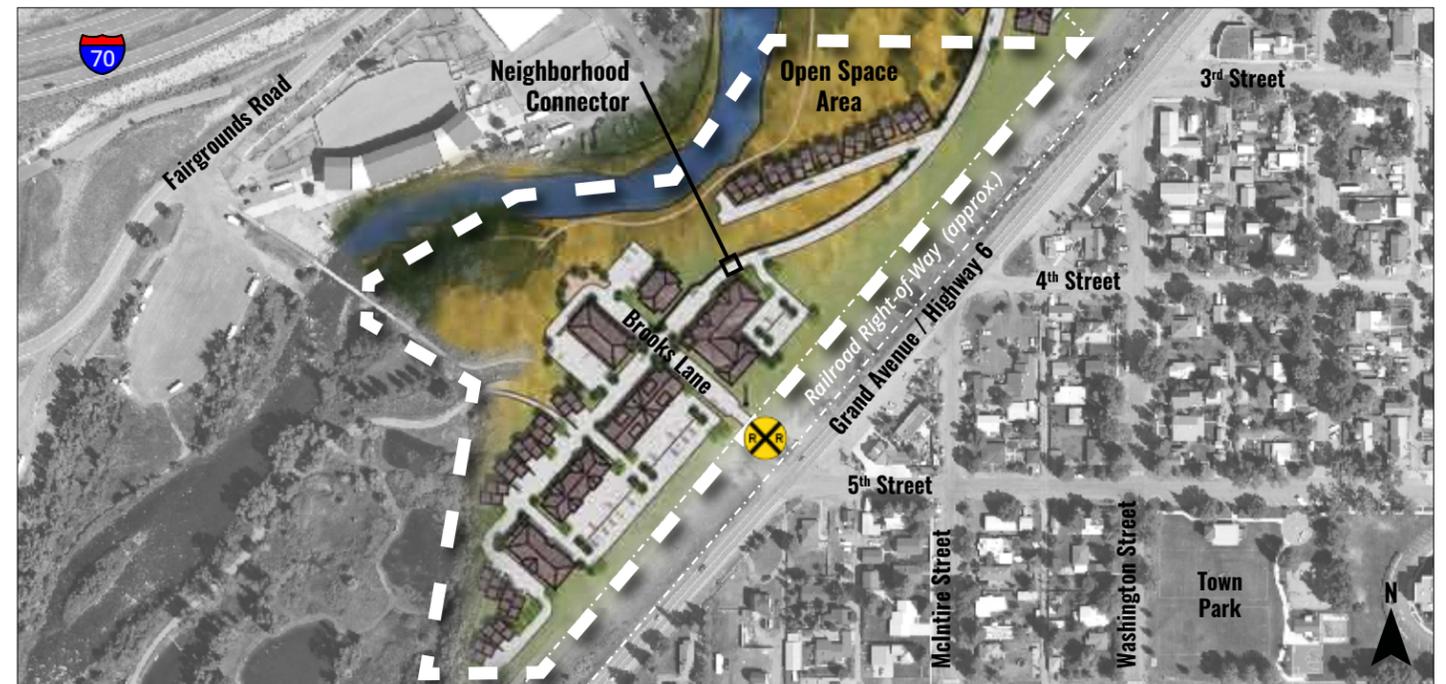
Two neighborhoods have been identified within the RMU area:

- North Broadway Neighborhood
- Brooks Lane Neighborhood



North Broadway Neighborhood

The North Broadway Neighborhood is envisioned as being a higher density, mixed use neighborhood. With high visibility from the Interstate it is important that the design of this neighborhood contribute to the overall "Wow" factor.



Brooks Lane Neighborhood

The Brooks Lane Neighborhood is envisioned as being similar to the North Broadway Neighborhood but with a greater emphasis on the residential component. Portions of the Brooks Lane Neighborhood are quite visible from Highway 6 so commercial / mixed use development is encouraged in these areas.

Conceptual Development Plan

Given the importance of the Riverside Mixed Use area, this illustration was developed to provide a conceptual development plan that integrates the design principles envisioned for this area.

It is important to note that this is a conceptual illustration and is not meant to be an actual development plan. The Town encourages creative designers to work with market realities in the preparation of a development plan that achieves the design principles described in this Plan.

CONCEPTUAL DEVELOPMENT PLAN



LEGEND

- 1 Broadway Extension
- 2 Iconic Pedestrian Bridge
- 3 North Broadway Riverside Park
- 4 Chambers Park
- 5 Optional Vehicular Bridge
- 6 Neighborhood Connector
- 7 Eagle River Park
- 8 Pedestrian Bridge
- 9 Open Space Area
- 10 Soft Trails
- 11 Eagle Valley Trail
- 12 Regional Transit Stop

N
▲

North Broadway Neighborhood - With its proximity to the Central Business District, the North Broadway Neighborhood should be an area of higher residential densities and significant commercial / mixed use development.

The topography of this neighborhood favors placement of taller buildings along the Union Pacific Railroad / Highway 6 corridor. Buildings adjacent to this corridor should be at least one, or possibly two, stories above the elevation of the Railroad and Highway to provide an inviting view for those traveling along Highway 6.

The North Broadway Neighborhood will be highly visible from Interstate 70. Strong emphasis should be placed on the design of this neighborhood in order to catch the attention of Interstate travelers. A primary objective of the Plan is to create a “Wow” factor that will encourage travelers to stop and explore Eagle. The North Broadway Neighborhood will play a key role in creating the desired visual appeal.

Comments from Visioning Workshop:

“Create a Wow factor visible from I-70 eastbound”

“Economic development & sense of place”

“Strengthen Eagle as an overall destination”

Brooks Lane Neighborhood - This neighborhood is located to the west of the North Broadway Neighborhood. Residential, commercial / mixed use development is encouraged in the Brooks Lane neighborhood. It is envisioned that this neighborhood will have a higher proportion of residential to commercial development (when compared to the North Broadway Neighborhood). Portions of this neighborhood have good visibility from Highway 6 and commercial / mixed use development is encouraged to take advantage of this.

Apartments, Row Homes, Townhomes and Small Lot, Single Family Homes are appropriate types of residential development for this neighborhood.

The Brooks Lane Neighborhood should be designed so as to avoid the placement of taller

buildings along the railroad corridor, in areas where the neighborhood and railroad corridor are at the same elevation. Buildings should be situated in such a way as to avoid the creation of a continuous, visual barrier (i.e., wall) along the railroad corridor. The development in this neighborhood should provide an attractive view from Highway 6.

LAND USE

High Density, Multi-Family Residential - The RMU should consist primarily of multi-family residential that is designed for a wide range of price points, including smaller residential units that would serve as affordable, entry level rental or “For Sale” housing. The RMU Area is intended to bring more “rooftops” (i.e., dwelling units) within proximity to the Town’s Central Business District & I-70 Service Area. Medium and low density, single family development is inappropriate within the RMU Area. This type of residential development is readily available in other parts of the Town.

To achieve the desired vibrancy, it is recommended that the minimum residential density in the Riverside Mixed Use Area be 17 dwelling units per acre, with highest densities encouraged for the North Broadway Neighborhood.

Commercial & Mixed-Use - A mix of commercial development, either as stand-alone commercial buildings, or, as a component of mixed use buildings is appropriate within the RMU area. While mixed use buildings are permitted throughout the RMU area, they are particularly encouraged adjacent to the portion of “North Broadway Riverside Park” located along the south side of the Eagle River. Commercial activity along the Park will help to activate this public space and will provide a welcoming environment for the community along the riverfront. The area around the International Bridge (Vail, CO) is an example of the type of development that is envisioned for this portion of the RMU area.

Opportunities to provide riverside dining are strongly encouraged. Large format commercial development would be incompatible with the



North Broadway Development Typologies

The most intensive development along the river corridor is envisioned for the North Broadway Neighborhood. Above are examples of mixed use buildings (Boulder, CO) and higher density, residential buildings (Denver, CO) that may be appropriate in this neighborhood.



Brooks Lane Development Typologies

A mix of residential development and mixed use development is encouraged in the Brooks Lane Neighborhood. Above are examples of small lot, single family homes (Boulder, CO) and row homes (Denver, CO) that may be appropriate in this neighborhood



Riverfront Dining

Development that provides opportunities for riverfront dining is strongly encouraged within the Riverside Mixed Use area.

vision for development within the RMU area

MOBILITY

Access -

Broadway Extension: The extension of Broadway across Highway 6 is a key element and will provide an important vehicular and pedestrian connection from the CBD to the RMU area. The intersection of Broadway and Highway 6 should be designed to accommodate vehicular traffic but also to provide for comfortable and efficient movement of pedestrians and cyclists between Downtown Eagle and the RMU area. If a vehicular connection across the Eagle River to Fairgrounds Road is desired, the Plan recommends that it be located generally as shown on the conceptual development illustrations (see page ##). A new railroad crossing will be required for the Broadway extension and will require approval by the Public Utilities Commission. The Town will assist in this process.

Brooks Lane & Fifth Street: The Brooks Lane / Fifth Street intersection will facilitate vehicular, pedestrian and bicycle traffic into and out of the Brooks Lane Neighborhood. There is an existing railroad crossing at Brooks Lane that will require an upgrade to be approved by the Public Utilities Commission. The Town will also assist in this process.

Neighborhood Connector: A street connection between the North Broadway and Brooks Lane neighborhoods should be provided to ensure that the neighborhoods function as one larger, defined riverfront development, with two points of ingress and egress from Highway 6.

Pedestrian Bridges over Eagle River: The RMU area envisions two pedestrian bridges across the Eagle River, as shown of the conceptual development illustration (see page ##). The bridges will provide much needed pedestrian connections across the Eagle River. The bridges will allow residents and visitors to travel back and forth between the Central Business District, the RMU area, the Recreation Core, Eagle County Fairgrounds, the Park n’ Ride (located on Eby Creek Road) and the I-70 Service Area.

By providing direct connections to the Park n’ Ride, it is hoped that these bridges will facilitate increased usage of the Regional Bus Station on Eby Creek Road. This station is currently served by both Eagle County’s “ECO Transit,” as well as the Colorado Department of Transportation’s “Bustang” (a regional bus system that provides bus service between Eagle and Denver).

The pedestrian bridge that connects the RMU area to the Chambers Park area should be designed as a landmark feature of the Town of Eagle. This bridge provides exceptional views of the Eagle River and should be designed to be wide enough for pedestrians to gather and view the River. In addition, to address the potential resumption of train traffic along the Union Pacific Rail Road, this pedestrian bridge should be designed to accommodate emergency vehicle use. In the event the developer(s) of the RMU area opts to construct the vehicular bridge between Fairgrounds Road and the North Broadway Neighborhood, it will be unnecessary to design this pedestrian bridge to accommodate emergency vehicles.

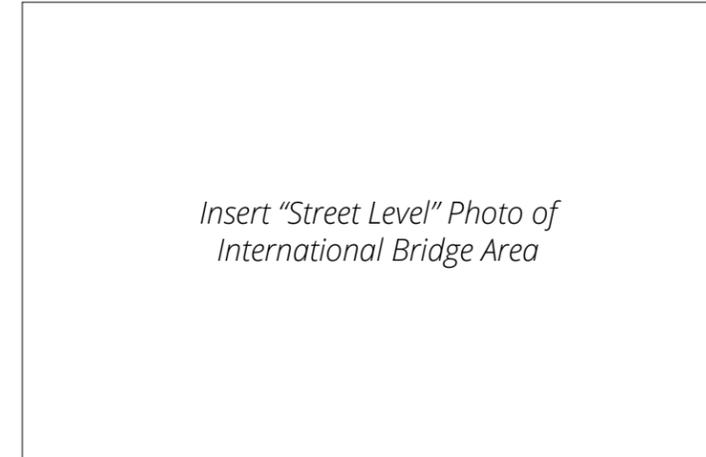
Street Layout - The block pattern within the RMU should generally reflect that present in downtown Eagle (i.e., a gridded street system with blocks that are approximately 265 feet by 300 feet). Given the site constraints of the RMU area, smaller blocks (than those in downtown Eagle) may be permitted. Alleys are prevalent throughout the existing CBD and are encouraged, where appropriate, in the RMU area. Where possible, streets should be oriented to create view corridors to the Eagle River.

Streetscape - Streets within the RMU area should be designed to accommodate on-street parking. Street design should also facilitate pedestrian movement by providing sidewalks. Streets that are designed to slow vehicular speeds are strongly encouraged in this area. Streetscape design should include pedestrian scaled street lighting and street trees.

Parking - To help facilitate maximum build-out and reduce the amount of off-street parking needed, on-street parking should be permitted on all



Insert Diagram of International Bridge Area



Insert “Street Level” Photo of International Bridge Area

Activate Public Space/Riverfront

The International Bridge area (Vail, CO) is a local example of a public space that is framed by buildings and a public space that is activated by the adjacent land uses.



Creating a “Wow” Factor

The design of buildings in the Riverside Mixed Use area will play an important role in creating an area along the Eagle River that catches the eye of travelers on the Interstate. The desired effect is to create a “Wow” factor that will entice I-70 travelers to pull off and explore Eagle. The South Main project (Buena Vista, CO) is an example of a development with well-designed, eye catching buildings.



Creative Parking Solutions

Creative approaches to parking are encourage in the Riverside Mixed Use area. Tuck-under parking, Wrapped parking structures and On-street parking are a few examples of the parking solutions that are encouraged.

streets within the RMU area. Shared parking facilities are encouraged to accommodate the parking needs for multiple buildings / uses. Tuck-under and underground parking are also encouraged where feasible.

Large expanses of surface parking are discouraged. If surface parking lots are necessary, they should be located behind buildings or given landscape treatments to minimize their impact on the pedestrian experience along streets within the RMU area.

Trails - Three trail types have been identified for the RMU area:

1. Eagle Valley Trail (Eagle County's Regional Trail)
2. Paved Trails
3. Soft Surface Trails

The Open Space & Trails Plan on page ## shows the general alignment of the proposed trail systems within the RMU area.

Eagle Valley Trail:

Preferred Alignment: A preferred alignment for the Eagle Valley Trail has been identified on the Open Space & Trails Plan (see page ##). The proposed trail will begin at the existing trail terminus at Brooks Lane; travel thru the Eagle County Fairgrounds and the Recreation Core; and, tie into the newly constructed sidewalk system along Eby Creek Road. This trail connection provides a vital link between the Town of Eagle and the Eagle County Fairgrounds and should be celebrated as the major pedestrian entrance into the Fairgrounds.

Alternate Alignment: An alternate alignment for the Eagle Valley Trail has also been identified. This proposed trail will begin at the existing trail terminus at Brooks Lane; travel along the north side of Highway 6; travel along the eastern edge of the North Broadway Neighborhood; cross the Eagle River on the new, landmark bridge; and, tie into Chambers Park. Please see the Open Space & Trails Plan (see page ##) for the general alignment that has been identified for this trail.

The alternate Eagle Valley Trail alignment provides important connections between Brooks Lane, Broadway, the North Broadway Neighborhood, Chambers Park, the Park n' Ride facility and the I-70 Service Area. There are a several complexities associated with the alternate alignment (ex. acquiring permission for trail to cross private property, construction of the new, landmark pedestrian bridge over the Eagle River, etc.) and therefore it is likely that this section of trail will need to be constructed with the development of the North Broadway Neighborhood. However, if funding and access for this section of trail become available, it may be constructed at an earlier point in time.

The new sections of the Eagle Valley Trail should be designed with trees and occasional, public, gathering spaces to create a unique experience along the Trail and to celebrate this central location along the County's Regional Trail in the Town of Eagle (the Seat of Eagle County).

It is recognized that although two alignments for the Eagle Valley Trail are shown, it is likely that ECO Trails (i.e., Eagle County) will only assist with the funding and construction one of the alignments and designate it as the "Eagle Valley Trail." Therefore, it may be necessary for the Town, in partnership with other entities and private property owners, to construct the section of trail not funded / constructed with the assistance of ECO Trails.

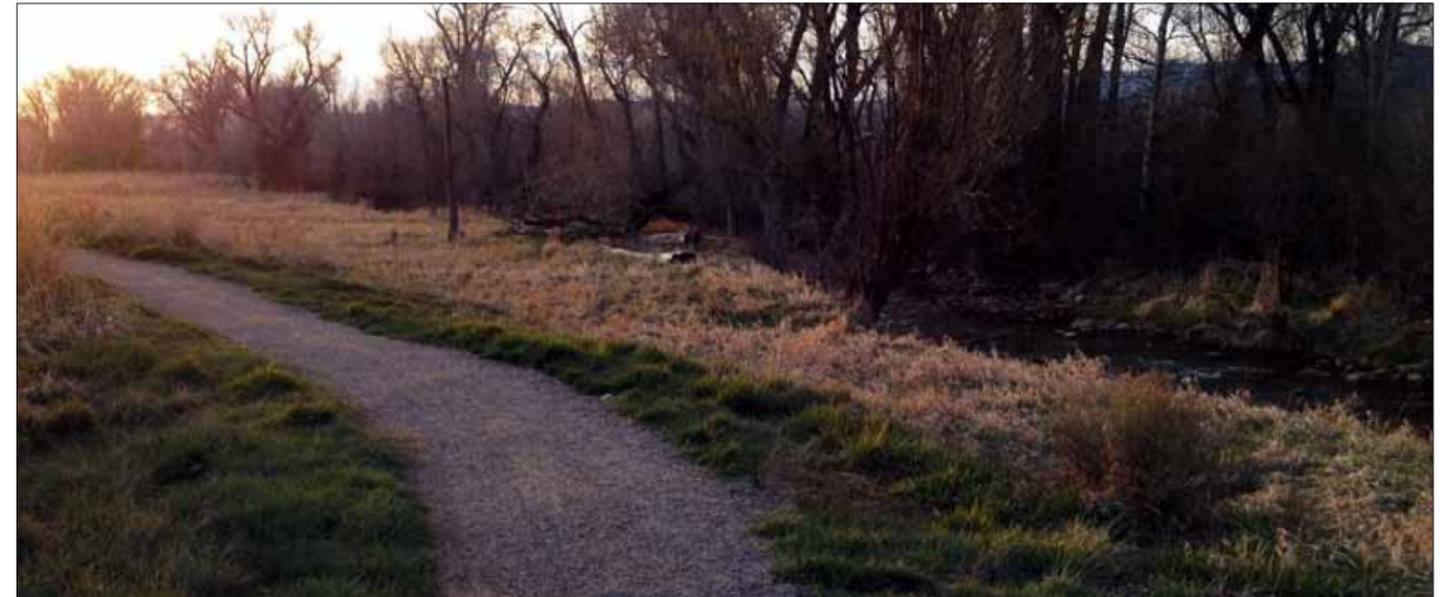
Paved Trails: A paved, riverside trail will provide continuous access through the "North Broadway Riverside Park", as well as throughout the greater RMU area. The paved path shall have a sufficient set back from the Eagle River to allow for softer landscape treatment(s) along the River. As this paved trail extends to the west, the trail should be further removed from the River in order to protect the "natural experience" of the westerly, open space area.

Soft Surface Trails: A network of soft trails (similar to those provided along Brush Creek in Eagle Ranch) will be developed to allow for pedestrian



Eagle Valley Trail

The Eagle Valley Trail is Eagle County's regional trail system that is envisioned to connect the Glenwood Canyon trails system to the trail system on Vail Pass. The preferred alignment for the Eagle Valley Trail (through the RMU area) will provide important connections between downtown Eagle, the Eagle County Fairgrounds, the Recreation Core, the regional bus station on Eby Creek Road and the Town's I-70 Service Area.



Soft Surface Trails

A system of soft surface trails will provide access to and along the Eagle River. The soft surface trail system that follows Brush Creek, in Eagle Ranch, is an example of the type of soft surface trail that might be constructed along the Eagle River.

movement closer to the River. It is envisioned that the soft surface trails will, generally, be the only type of trail permitted in proximity to the River. There may be a few areas along the river corridor where it is appropriate to bring a paved trail near the River. The Town’s objective is to prevent any adverse impacts that might result from having an extensive system of paved trails directly adjacent to the River.

PUBLIC SPACE

The 5.4 acre (approximate) area between the Brooks Lane and North Broadway neighborhoods is well suited to be preserved as open space. Much of this area is located within the 100-year flood plain, as well as containing extensive wetlands and mature tree stands. This area may contain both open fields, suitable for informal active recreation, in addition to areas that are intended for passive recreation and “natural experiences.” The existing stands of trees and wetlands should be preserved to enhance the experience of this area.

This 5.4-acre (approximate) open space area also offers the opportunity to incorporate a “State of the Art” storm water filtration system into the development plans for the Brooks Lane and North Broadway neighborhoods. The system should be designed to ensure that storm water from the neighborhoods does not negatively impact the water quality of the Eagle River.

The “North Broadway Riverside Park,” located along the eastern and northern portions of the North Broadway Neighborhood, will be a more, developed park space and will invite visitors to the edge of the Eagle River. Streets, buildings and plazas should be located near the Park and connect easily to the Park. Pedestrians will access the Park both from the adjacent development and from the pedestrian bridge that will connect to trails and activities on the north side of the River. A second pedestrian bridge is encouraged to connect the central portion of the North Broadway Neighborhood to the Eagle River Park.

The open space area located to the west the North Broadway Riverside Park has been

designated as a “Natural Experience” open space area. It should remain undeveloped except for a few soft trails that will provide limited access to the River. This access should be located in areas with only minimal impact on existing riparian vegetation and wildlife habitat. Over time, this area should regenerate into a healthy riparian environment.

Throughout the RMU area, neighborhood design should emphasize the framing of public spaces (i.e., streets, sidewalks and plazas) to provide for a more enjoyable experience for residents and visitors.



“State of the Art” Stormwater System

The roughly 5.4 acres area that has been designated for open space provides an opportunity to develop a “state of the art” stormwater system. Unlike conventional stormwater systems, this system, should be designed to serve both stormwater purposes, in addition to serving as a functional, open space area.

 TRANSIT ORIENTED MIXED USE (TOMU)

INTENT

The basic concept of Transit Oriented Development (TOD) is to create mixed use neighborhoods (i.e., mixture of housing, retail, office, entertainment and/or other amenities) within walking distance of public transportation hubs. The intent of TOD is to make public transit as convenient a transportation option as one's personal vehicle. The Transit Oriented Mixed Use (TOMU) Future Land Use designation has been modeled around this concept.

The properties on the west side of Eby Creek Road, adjacent to the Regional Transit Station, have been designated as Transit Oriented Mixed Use.

The Regional Transit Station on Eby Creek Road is serviced by ECO Transit (Eagle County) and Bustang (Colorado Department of Transportation). The County's bus service offers a variety of routes throughout the County and CDOT's new bus service provides a route to/from Eagle to Denver.

The current zoning of properties in this area is Commercial General (CG) and Planned Unit Development (PUD). The existing land uses include: a gas station / convenience store, a bank, restaurants, offices, a bowling alley, multi-family housing, a guide shop and a single family residence. Existing buildings are one to two stories in height.

The intent of TOMU designation is to encourage greater utilization of these properties by allowing for high density, mixed use development. The proximity to the Town's regional transit hub, connection to the Eagle Valley Trail and immediate access to the Recreation Core and RMU area (via a pedestrian bridge) strongly support the evolution of this area into a high density, mixed use neighborhood.

LAND USE

Properties in the TOMU area have historically developed to serve the nearby Interstate traffic. Existing uses are primarily commercial with the exception of one, older multi-family

development.

The TOMU designation is intended to allow for a mix of commercial and multi-family residential uses in larger, more complex buildings than currently exist in the Town of Eagle. It is likely that the Town will need to develop a Mixed Use Zone District in order to facilitate this desired development. The Mixed Use Zoning should require residential uses to be located above/below the first story of buildings. This requirement will help to ensure that this area continues to generate tax revenues for the Town, while allowing for housing to be integrated into this part of the Town. Given that these properties are located in the immediate vicinity of Eby Creek Road, I-70 and the Regional Transit Stop, this area can support a more concentrated and dense mix of residential and commercial development. Mixed Use development is encouraged but not required in this area.

MOBILITY

Vehicular - The TOMU area has excellent access from West Chambers Avenue using the newly-constructed Chambers Avenue Roundabout to connect to Eby Creek Road and Interstate 70.

Future plans call for a road connection from Violet Lane to Fairgrounds Road. This road connection will provide a secondary access to the Eagle County Fairgrounds, as well as to the TOMU area.

The developer(s) of the RMU area may opt to construct a vehicular bridge between Fairgrounds Road and the North Broadway Neighborhood. If this bridge is constructed, this will provide another access point to / from the TOMU area.

Trails - The recent improvements to Eby Creek Road, added a new, wide sidewalk to the east side of Eby Creek Road. This sidewalk provides connections to downtown Eagle, Chambers Avenue and to Market Street (via the pedestrian bridge over I-70). Access to this sidewalk, from the TOMU area, necessitates a crossing of the new, Eby Creek Road roundabouts. Crossing



I-70 Service Area

The Town's I-70 Service Area consists primarily of commercial uses. The intent of the Transit Oriented Mixed Use designation is to transform this area into more of a mixed use (i.e., mix of commercial and residential uses).

of the roundabouts on foot / bike can be tricky when there are high traffic volumes on Eby Creek Road.

Construction of the trail and bridge system envisioned for the Riverside Mixed Use area (see Open Space & Trails Plan page ##) will provide pedestrians / cyclists in the TOMU area with direct and convenient access to the RMU area, as well as to downtown Eagle. The proposed section of the Eagle Valley Trail (on the north side of the Eagle River) will provide a connection between area the Eagle County Fairgrounds and eventually to Eagle Ranch via a trail system that will provide a connect between the Fairgrounds and Brush Creek Confluence Park.

PUBLIC SPACE

Chambers Park is located adjacent to the TOMU area. In addition, the proposed, Eagle River Park and North Broadway Riverside Park will be located a short distance to the west of this area.



Eby Creek Road Regional Transit Stop

The Regional Transit Stop along Eby Creek Road is a tremendous asset of the Town of Eagle. This Plan envisions improving connections to the transit stop, as well as creating opportunities for more residents of the Town to live in closer proximity to the stop.

 **MEDIUM DENSITY RESIDENTIAL (MDR)**

INTENT

The Medium Density Residential (MDR) designation envisions a node of residential development on the higher, flatter ground adjacent to the Sylvan Lake Road / Highway 6 roundabout. This development should be designed to avoid impact to the wetlands, riparian vegetation and pond in the eastern portion of this area.

Located at the western entrance to the Town of Eagle this residential development, as viewed from Highway 6, should be both interesting and inviting. The development in this area should contribute to the creation of an attractive, western gateway to the Town. The building pattern should be varied to avoid the impression of a “wall” along either Highway 6 or the Eagle River.

It is anticipated that the MDR area will be connected to the Eagle Valley Trail, Eagle Ranch trail system, as well as the trail system that meanders through the County Fairgrounds. Residents in this area will benefit from convenient access to the Sylvan Lake Road roundabout and Highway 6, in addition to convenient access to the ECO Transit bus stop on Highway 6. The ECO Transit stop on Highway 6 offers bus service to Gypsum, as well as to up valley destinations such as Edwards, Avon and Vail.

Development within the MDR designation should be designed to minimize storm water impacts on the Eagle River. Utilization of storm water strategies that integrate green space, native landscaping, natural hydraulic functions and other techniques that reduce storm water runoff from developed lands are strongly encouraged. The goal of these systems should be to reduce runoff volume by infiltrating rainfall to groundwater, evaporating rainwater, and finding beneficial uses for precipitation rather than exporting it as a waste product. The result should be a landscape with minimal surface runoff and little runoff pollution

LAND USE

Single Family, Duplex, and/or Multi-Family

Residential Development are appropriate in the MDR area. Residential development shall be arranged to minimize adverse impacts on lands with high environmental value and important wildlife habitat.

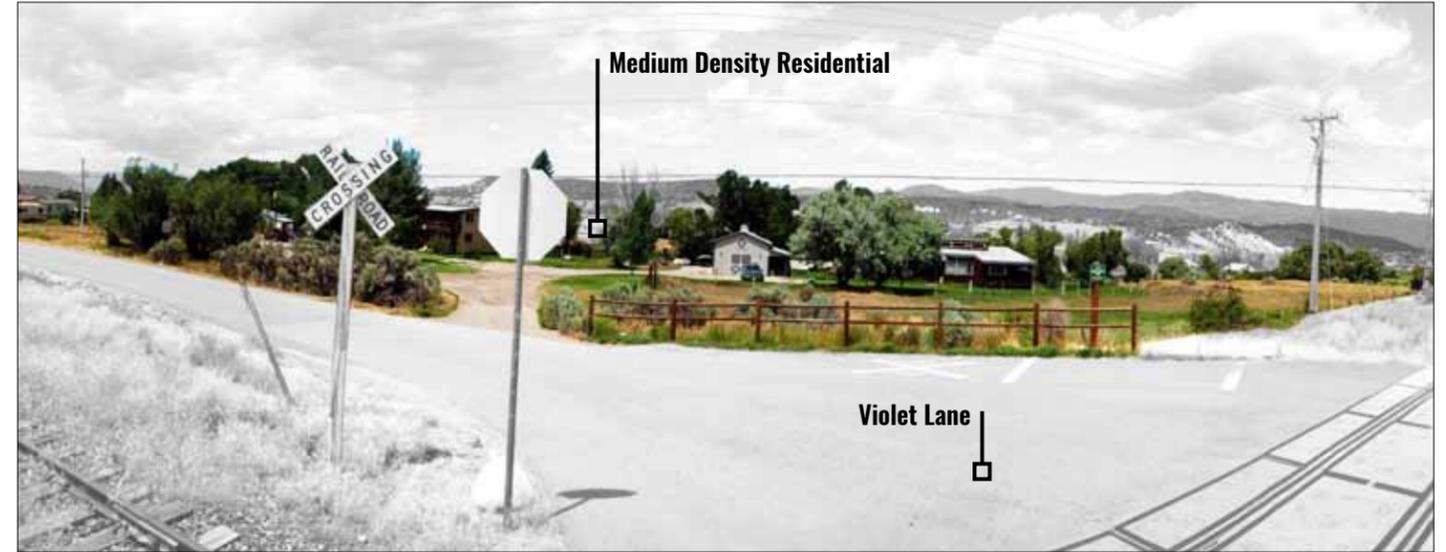
Residential densities within the MDR area should be approximately 10-12 dwelling units per acre. The densities envisioned are similar to those found in areas adjacent to the Eagle Ranch Neighborhood Center, such as the Gamble Street Townhomes, West Village Condos, or the duplexes along Founders Avenue.

MOBILITY

Vehicular - This area is currently accessed from Highway 6 via the Sylvan Lake Road roundabout and Violet Lane. Violet Lane crosses the Union Pacific Railroad and increased development in this area may necessitate improvements to the existing railroad crossing. If crossing improvements are necessary, they will likely require approval from the Public Utility Commission (PUC). The Town will assist in this process (if necessary).

Eagle County has prepared a conceptual plan to construct a secondary, vehicular access to the Eagle County Fairgrounds. The conceptual alignment for this road is from Violet Lane, north across the Eagle River, and will connect to Fairgrounds Road. The general location of where the road may cross the Eagle River is shown on the Concept Plan (please refer to [page ##](#)). It is important to note that this vehicular connection is still conceptual and has not been finalized by the County. Development in the LIMDR area should be designed to accommodate the possible, future construction of this road.

Trails - The Eagle Valley Trail runs along the north side of the MDR area. The Eagle Valley Trail currently provides connections to Gypsum (to the west) and Brooks Lane / 5th Street (to the east). With the construction of the new sections of the Eagle Valley Trail, envisioned in this Plan, the MDR area will be connected (via the Eagle Valley Trail) to the County's Rodeo Arena, the Recreation Core and the I-70 Service Area, which includes the



Creating an Activity Node around the Sylvan Lake Roundabout

The Medium Density Residential designation envisions the creation of a node of residential development around the Sylvan Lake Road / Highway 6 roundabout. Additional residential development in the western portion of Eagle may help to catalyze additional redevelopment in this part of Town.

Regional Transit Stop on Eby Creek Road.

This Plan envisions a paved path that will connect the existing, Eagle Ranch trail system to Confluence Park and will cross the Eagle River to provide connections to the trail system that provides access to the Eagle County Fairgrounds and the Ball Field Complex on the north side of the River. Please refer to the Open Space & Trails Plan on [page ##](#) for the general alignment of this paved trail. The connection between Confluence Park and the County Fairgrounds will require the construction of a new pedestrian bridge over the Eagle River.

PUBLIC SPACE

Brush Creek Confluence Park is located along the western side of the MDR area and provides opportunities for passive recreation. The Park, previously used as an auto salvage yard, has been re-vegetated with native grasses and improved with the installation of a split rail fence and gravel parking lot. This Plan proposes additional improvements to Confluence Park including improved riparian habitat along the east bank of Brush Creek, improved grass and seating areas, and the planting of additional trees to provide shade.

The lowlands on the east side of the MDR area contain both wetlands and high-quality riparian areas. These lowlands should be restricted from public access and are identified on the Open Space & Trails Plan as a Preservation Area.



Densities Similar to Eagle Ranch Multi-Family

The Medium Density Residential designation allows for densities of 10-12 dwelling units per acre. That is density similar to that of the Gamble Street Townhomes (11 dwelling units per acre), located adjacent to the Eagle Ranch Neighborhood Center.



Connecting the Eagle Ranch Trail System to Eagle County Fairgrounds

The Open Space & Trails Plan shows a conceptual alignment for a trail connection from Eagle Ranch Trails to the County Fairgrounds / Fairgrounds Ball Fields. As proposed, a section of this new trail would travel beneath the Highway 6 and Railroad bridges that cross Brush Creek.

 **CLUSTER RESIDENTIAL (CR)**

INTENT

The Cluster Residential (CR) designation has been identified, primarily, for the properties within the portion of the planning area that extends from the Highway 6 Bridge (over the Eagle River) to the eastern edge of the planning area.

The CR designation for this area is intended to allow for a series of neighborhoods generally consisting of single family homes arranged around common open space areas (ex. clustered residential development). Any higher density, multi-family neighborhoods should be located in the western portion of this area, close to the developed portions of the Town. Residential densities should feather out to the eastern end of this area.

Large, public opens space areas, close to the Eagle River, have been identified in order to protect lands with high environmental value. A large open space area is identified in the eastern portion of this CR area, providing permanent protection for important wildlife habitat and environmentally sensitive lands.

A soft surface trail system will offer the public varied opportunities to enjoy the river environment. This trail system will connect the various pocket neighborhoods to the public open space system.

In addition to the larger CR area (east of the Highway 6 bridge), there are two, smaller areas that have been identified for the Cluster Residential designation. The first CR area is located on the east side of the Eby Creek Road Bridge (over the Eagle River). The second CR area is located on the west side of the Riverside Mixed Use Area. The CR designation for these two areas is intended to allow for limited, single-family residential development.

Development within the CR designation should be designed to minimize storm water impacts on the Eagle River. Utilization of storm water strategies that integrate green space, native landscaping, natural hydraulic functions and other techniques that reduce storm water runoff from developed lands are strongly

encouraged. The goal of these systems should be to reduce runoff volume by infiltrating rainfall to groundwater, evaporating rainwater, and finding beneficial uses for precipitation rather than exporting it as a waste product. The result should be a landscape with minimal surface runoff and little runoff pollution.

LAND USE

The majority of the housing in the CR area (located east of the Highway 6 Bridge) is envisioned to be single family homes, all located on the north side of the river. It is estimated that this area is large enough to accommodate 120-150 homes. Multi-family development is also appropriate and should be located in western portion of this area, near Red Canyon Townhomes. Clustering of residential units should allow for the creation of open space areas similar to those depicted on the Open Space & Trails plan.

Development on the south side of the Eagle River is incompatible with the vision for this CR area. The private lands on the south side of the Eagle River border Bureau of Land Management (BLM) land and should be preserved in its natural state in order to protect riparian environments and wildlife habitat.

Limited, single family residential development is envisioned for the CR areas located adjacent to the Eby Creek Road Bridge and to the west of the Riverside Mixed Use area.

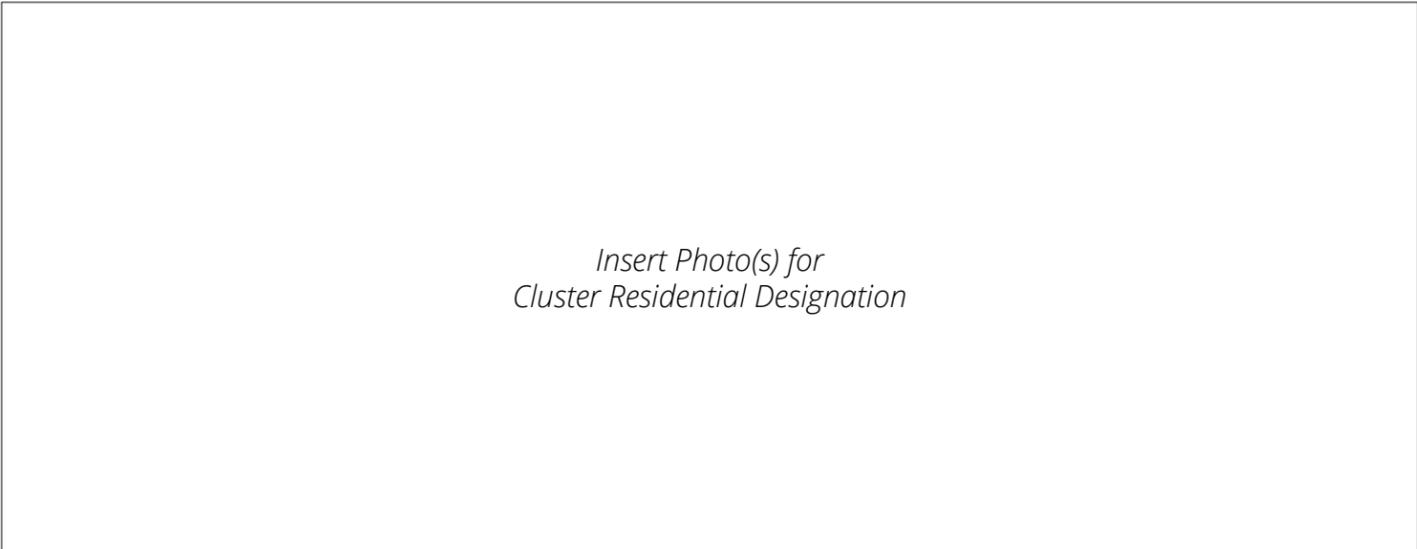
MOBILITY

Vehicular - Vehicular access will be limited to several access points on Highway 6. The access into the CR area should be coordinated with existing and planned connections on the north side of Highway 6. With increased activity along this portion of Highway 6, it is recommended that the speed limit, along this portion of Highway 6, be lowered. Streets within the CR area should be designed to encourage slower speeds.

Vehicular access for the CR areas located adjacent to the Eby Creek Road Bridge, as well as for the CR area to the west of the Riverside Mixed Use area, should utilize existing driveways.



Insert Photo(s) for Cluster Residential Designation



Insert Photo(s) for Cluster Residential Designation

Add Caption
Add Caption

Trails - The eastern CR Area has an extensive riverfront, much of which has been identified on the Open Space & Trails Plan as open space. A system of soft surface trails adjacent to the Eagle River will provide public access to the Natural Experience and Active Recreation Areas that have been identified. To limit, potential impacts, trails should not be located within the Preservation Areas that have been identified.

Any paved trails within this CR area should be buffered sufficiently from the River to mitigate any potential, adverse impacts resulting from this type of trail.

The proposed alignment for the Eagle Valley Trail, in the eastern portion of the planning area, is located on the north side of Highway 6. There are a couple of existing underpasses beneath Highway 6 and the Union Pacific Railroad that may offer an opportunity to connect the trail systems within this CR area to the Eagle Valley Trail.

Given the location, topography and other natural features of the smaller CR areas the Open Space & Trails Plan does not envision trails within these areas.

PUBLIC SPACE

Approximately **## acres** of open space is identified in the large, eastern CR area, including a proposed, public park. The open space areas in this CR area are a signature design element of the River Corridor Plan. The open space areas that have been identified include several Natural Experience and Preservation areas interspersed with development clusters. The Active Recreation Area / Park (located at the eastern end of this area) is intended primarily for passive recreation. It should offer public gathering spaces, a boat ramp (and related amenities such as a parking area). A boat ramp in this location will provide an opportunity for river users to do a quick “Town Run” down the River from the eastern end of the planning area to Chambers Park.



Keator Grove (Carbondale, CO)

The Keator Grove development in Carbondale, CO is an example of the clustered housing concept. The fronts of homes are oriented towards a central, common open space. Garages are accessed via a narrow road (similar to an alley) that was built around the perimeter of each cluster. A network of sidewalks interconnects adjacent “clusters.”

 **OPEN SPACE (OS)**

INTENT

The Open Space (OS) designation is intended as a broad brush, Future Land Use designation. The areas identified as Open Space on the Future Land Use Plan are further detailed in Chapter 2 - Open Space & Trails.

LAND USE

The Open Space designation is intended to allow for the following uses:

- Active and passive recreation;
- Concessions;
- Food & Beverage service (ex. Restaurant);
- River related uses;
- Restrooms; and,
- Paved and soft surface trails.

 **UTILITY CAMPUS (UC)**

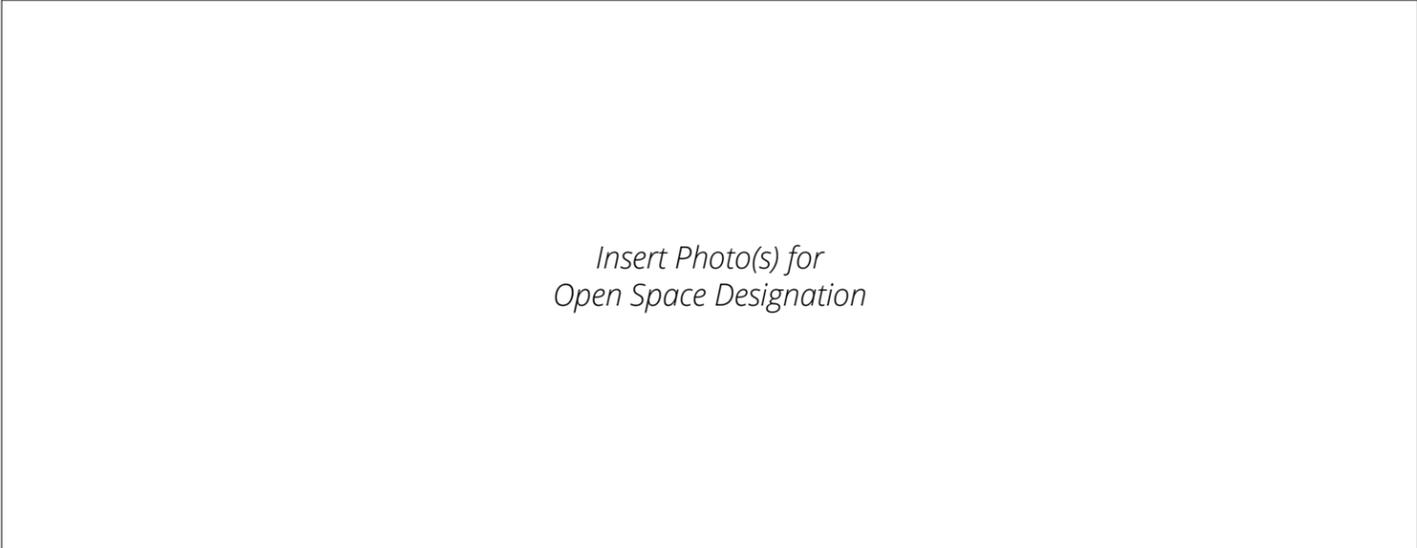
INTENT

The area identified for the Utility Campus (UC) designation is property owned by the Town of Eagle, located at the western end of the planning area. This is the site of the Town's Sewer Treatment Facility and will, in the future, be the site for the Lower Basin Water Treatment Facility.

Both the existing Sewer Treatment and future Water Treatment facilities are located on property adjacent to the confluence of Brush Creek and the Eagle River. Efforts should be made, by the Town, to ensure that these facilities do not adversely impact the water quality of these important waterways.

LAND USE

The Utility Campus designation is generally intended for municipal uses that are associated with the provision of sewer and water service to the Town of Eagle. However, other public uses may be appropriate in this area.



Add Caption

Add Caption

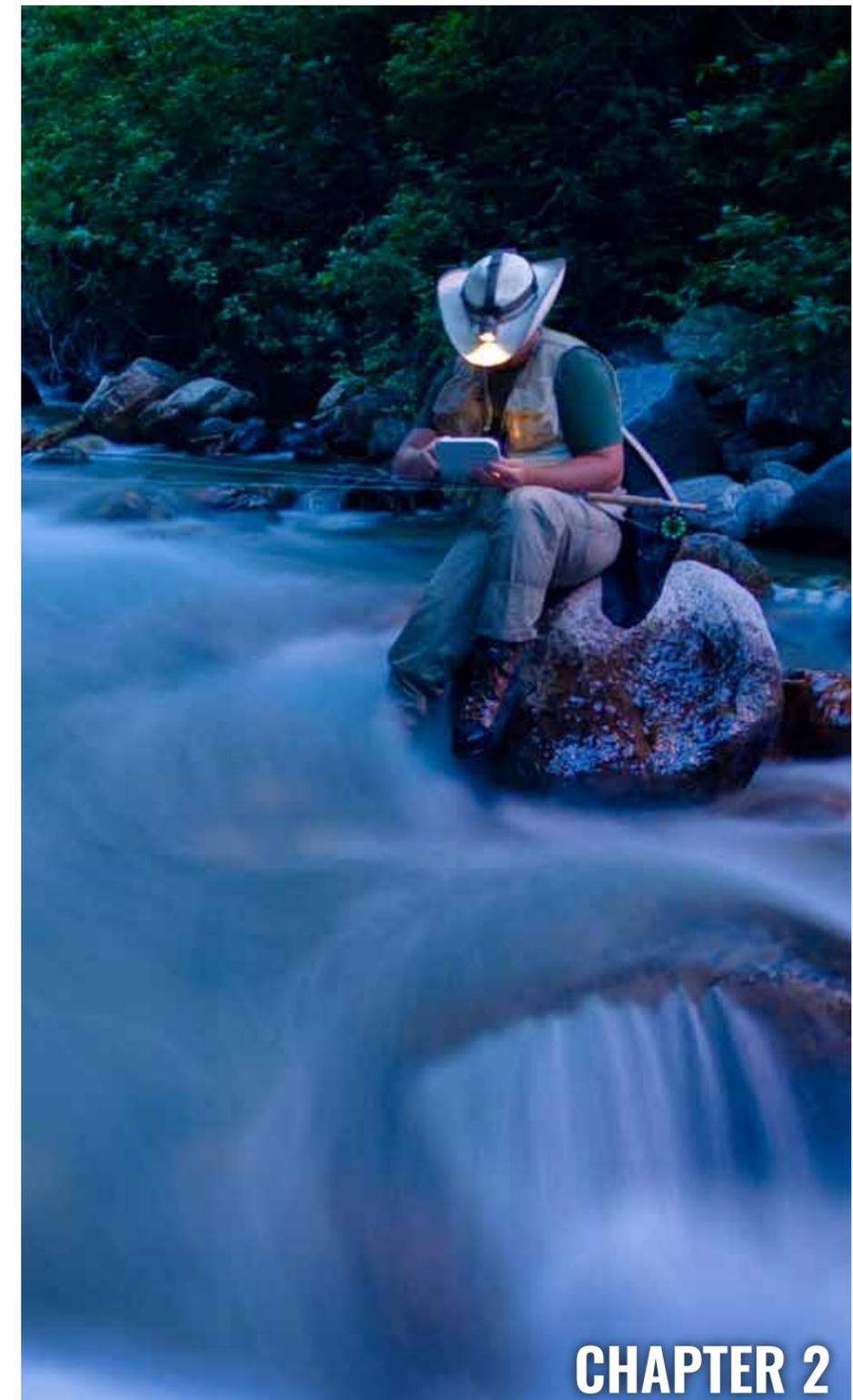


Add Caption

Add Caption

“Building a river park and giving residents and visitors access to one of our most vital resources will be a legacy project for Eagle. It is incredibly exciting to have the opportunity to make this vision a reality.”

- Yuri Kostick, Mayor • Town of Eagle



CHAPTER 2



OPEN SPACE & TRAILS

INTRODUCTION

Preservation of ecologically sensitive lands and wildlife habitat is central to this Plan. Natural features offer permanence and character that help create the much desired but often elusive quality referred to as “sense of place”. Preserving natural features also contributes to the long-term environmental health of the community.

Approximately 104 acres have been designated as open space within the river corridor planning area. This Plan furthers many of the goals of the 2010 Eagle Area Community Plan, which designates much of the property planned herein as “Conservation Oriented Development.” The designation of these lands as open space is also consistent with the recommendation of the Eagle Area Open Lands Conservation Plan to protect land with high environmental value. In addition, the open space designation provides protection for the River and its riparian habitat, which is consistent with many of the goals of the Eagle River Watershed Plan.

Comments from Visioning Workshop:

“Create a mix of recreational opportunities for different user groups”

“Looped trail and recreation access”

“Construct meandering path, some for pedestrians only”

“Riparian preservation / maintain natural area”

“Differentiate experiences within character areas along corridor”

“Create amenities / activities that draw people to Eagle”

As referenced in Chapter 1 - Future Land Use, this chapter provides a more in-depth discussion of open space and trails within the planning area. The Open Space & Trails Plan further details the Open Space “overlay” (shown on the Future Land Use Plan) into the following types of Open Space:

- Preservation Area
- Natural Experience Areas

- Active Recreation Areas

In addition, the Open Space & Trails Plan depicts existing and proposed alignments for Eagle County’s regional trail system, the Eagle Valley Trail, as well as for the system of local, paved trails within the planning area.

OPEN SPACE

Open Space may be used for active recreation, passive recreation or withdrawn from human activity. This chapter identifies areas along the river corridor that are best suited for various levels of recreational activity and areas that should be preserved in their pristine state. In the delineation of the Open Space areas, GIS data for floodplains, wetlands, riparian vegetation and wildlife areas was studied. In addition, Town Staff walked the planning area to observe and document these areas.

Preservation Areas - The most environmentally sensitive lands are identified as Preservation Areas. These lands should be protected in their natural condition without development of any kind or the intrusion of trails. These lands were selected because of their outstanding environmental characteristics.

Natural Experience Areas - These are areas protected from development, but visitors are encouraged to experience the areas via soft surface trails. These areas are often located near development and may have already been impacted by human activity. These areas should offer protection for natural resources while allowing limited human visitation. The soft surface trails should be routed to avoid the more environmentally sensitive areas. Given the emphasis the community placed on environmental awareness, kiosks (or other types of educational signage) and other educational materials are encouraged in order to provide information about the riverine ecosystem and riparian habitat.

Active Recreation Areas -These areas are intended to be developed with amenities for active recreation, including paved trails, as well as in-stream and riverside improvements (where



Three Types of Open Space

Preservation Areas, Natural Experience Areas and Active Recreation Areas have been identified for the lands within the river corridor planning area. The Plan envisions various levels of activity in these open space areas based on their susceptibility to human impacts.

feasible). These areas are often located adjacent to areas planned for development and should be dedicated to the Town as public parks (when applicable).

The Open Space & Trails Plan has been broken down into seven (7) distinct, open space areas. These open space areas are discussed, in detail, later in this chapter.

TRAILS

Three trail types have been identified in this chapter:

- Eagle Valley Trail
- Paved Trails
- Soft Surface Trails

Eagle Valley Trail - The Eagle Valley Trails is Eagle County's (i.e., ECO Trails) regional trail, which is envisioned to someday connect the trail system on Vail Pass with the trail system in Glenwood Canyon. The Eagle Valley Trail is a wonderful, recreation amenity and this Plan envisions an extension of the Eagle Valley trail from its existing terminus, at 5th Street, to the eastern end of the planning area. The preferred alignment for the extension of the Eagle Valley Trail is shown on the Open Space & Trails Plan.

Paved Trails - Paved trails are intended to serve as the internal trails within the more developed portions of the planning area. One of the key sections of paved trail a proposed by this Plan is an extension of the Eagle Ranch trail system that will link to the Fairgrounds and Fairgrounds Ball Field Complex.

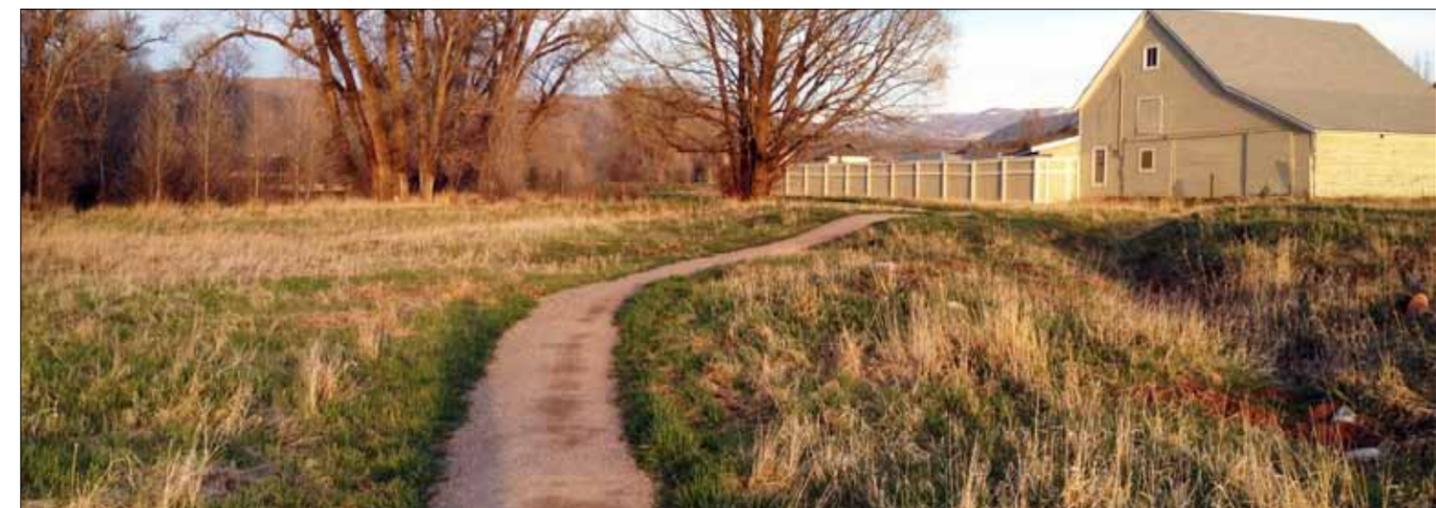
Soft Surface Trails - Soft surface trails should be constructed in environmentally sensitive areas, closer to the Eagle River. The Eagle Ranch soft surface trail system should serve as an example of the type of soft surface trail system that might be constructed along the Eagle River.

The conceptual alignments for the soft surface trails are shown on the maps for the seven (7) open space areas. These alignments have intentionally been omitted from the overall Open Space & Trails Plan. It is important to

note that the alignments shown are conceptual and may be subject to change.

Looped soft surface trail systems are encouraged with interconnected destinations and opportunities to relax and enjoy the environment. In addition, opportunities to connect the soft surface trail system along the River with the hiking and biking trails on BLM lands are encouraged.

The soft surface trail system along the Eagle River offers a unique opportunity to create a "Discovery Trail" that could run the entire length of the planning area. If constructed, educational signage should be integrated in order to provide a more enlightening journey along the river corridor.



Three Types of Trails
 Preservation Areas, Natural Experience Areas and Active Recreation Areas have been identified for the lands within the river corridor planning area. The Plan envisions various levels of activity in these open space areas based on their susceptibility to human impacts.

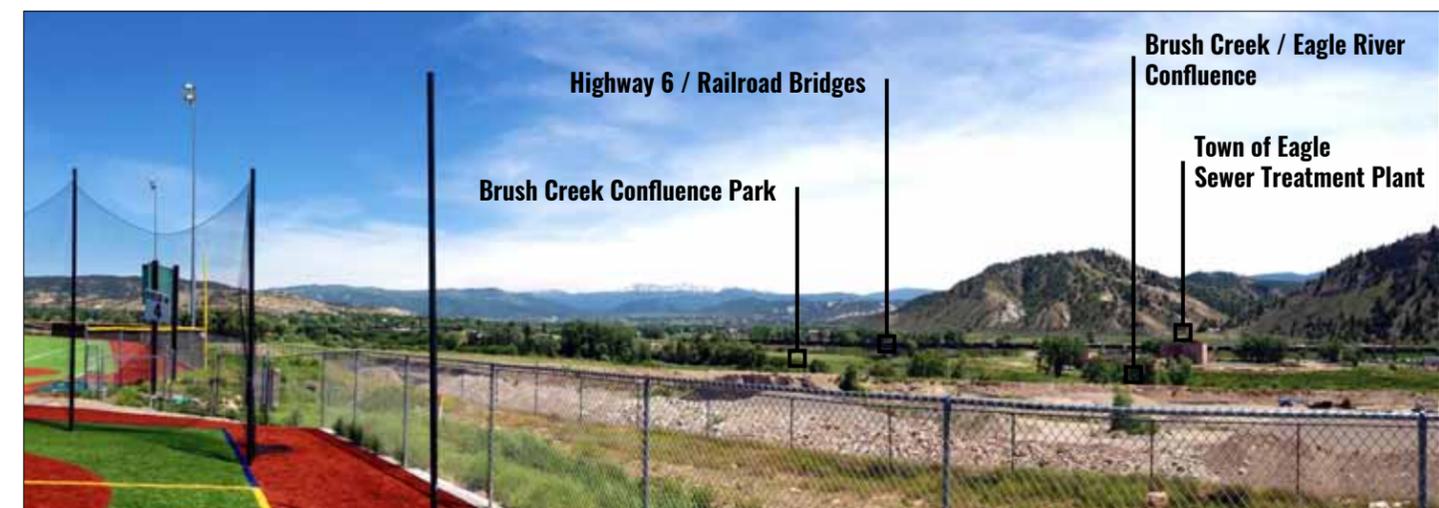
OPEN SPACE AREA #1

Open Space Area #1 (please refer to accompanying map) has been identified as primarily an Active Recreation Area. This open space area is located on the western end of the planning area, at the confluence of the Eagle River and Brush Creek. This property commonly referred to as “Confluence Park” was recently purchased by Eagle County, with participation from the Town. Prior to the County’s acquisition, the property had historically been used as an automobile salvage yard. Since its purchase, the land has been reclaimed and re-vegetated with natural grasses. Fractured and diminished riparian habitat exists along the banks of Brush Creek.

This open space area has good access to / from Highway 6 via Violet Lane and the Sylvan Lake Road roundabout. As discussed in Chapter 1, the County has discussed constructing a secondary, vehicular access to the Fairgrounds, which could potentially cross a portion of this open space area. The County’s proposed vehicular connection is conceptual at this time.

The site is characterized as a general open space with few improvements other than public parking provided for visitors. Future improvements to this open space should include: riparian vegetation improvements along Brush Creek; a more complete reclamation effort; the placement of additional topsoil; the provision of seating and the planting of shade trees; and, an extension of the Eagle Ranch Trail System, with a pedestrian bridge connection to the Fairgrounds. The extension of the Eagle Ranch Trail System would provide a connection from Eagle Ranch and the western portion of the Town to the Fairgrounds and the Fairgrounds Ball Field Complex, which is located on the north side of the River.

The northern, lower portions of this open space area (along the Eagle River) contain a well-established band of riparian habitat that should be protected to the maximum extent practical, recognizing the need for pedestrian and vehicular connection to the Eagle County Fairgrounds from this open space area.

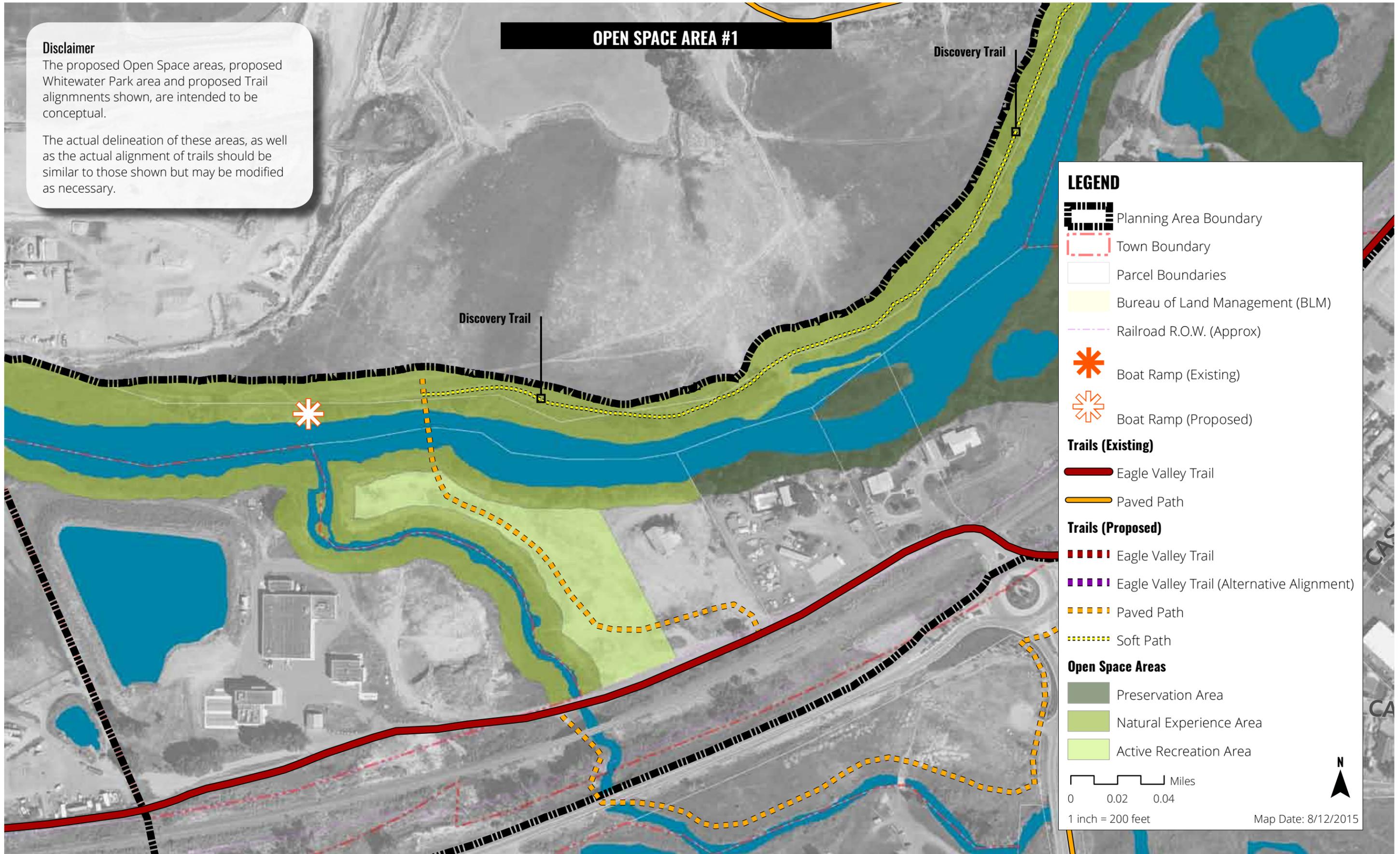


Add Caption
Add Caption

Disclaimer

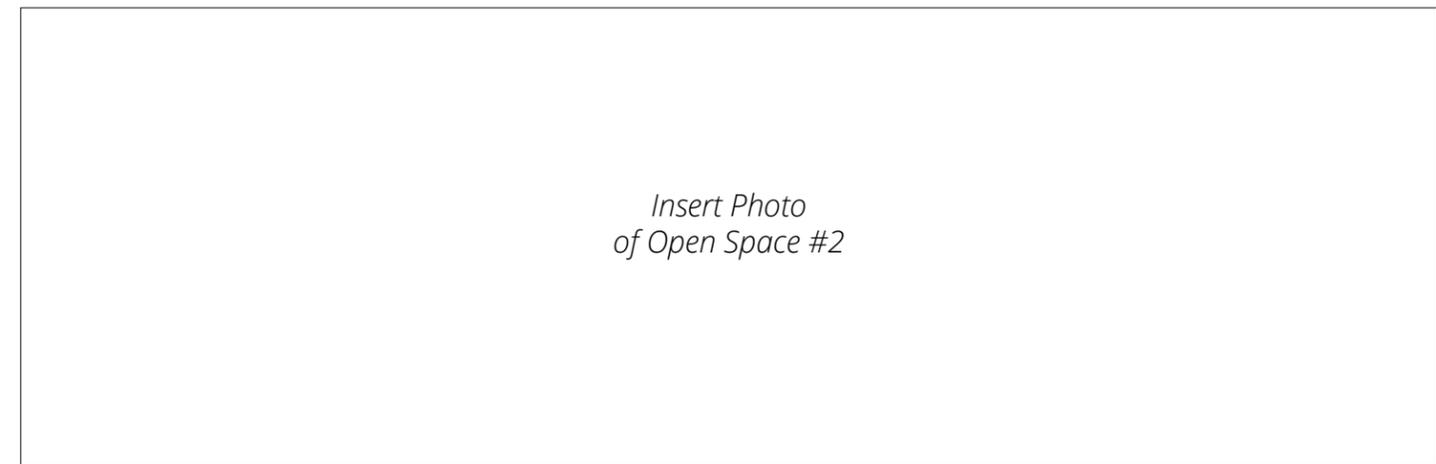
The proposed Open Space areas, proposed Whitewater Park area and proposed Trail alignments shown, are intended to be conceptual.

The actual delineation of these areas, as well as the actual alignment of trails should be similar to those shown but may be modified as necessary.



OPEN SPACE AREA #2

Open Space Area #2 (please refer to accompanying map) contains a Natural Experience Area of approximately ## acres and a Preservation Area of approximately ## acres. The Natural Experience Area includes five ponds fed by natural springs. Historically, this property was used as a mink farm. Abandoned and neglected for many years, the current owner has improved the landscaping significantly and constructed a single family home on the property. The Preservation Area is located on the western portion of Open Space Area #2 and includes lowlands with a pond and wetlands. The topography gives the Preservation Area a greater degree of isolation than is present on adjacent open space to the east.



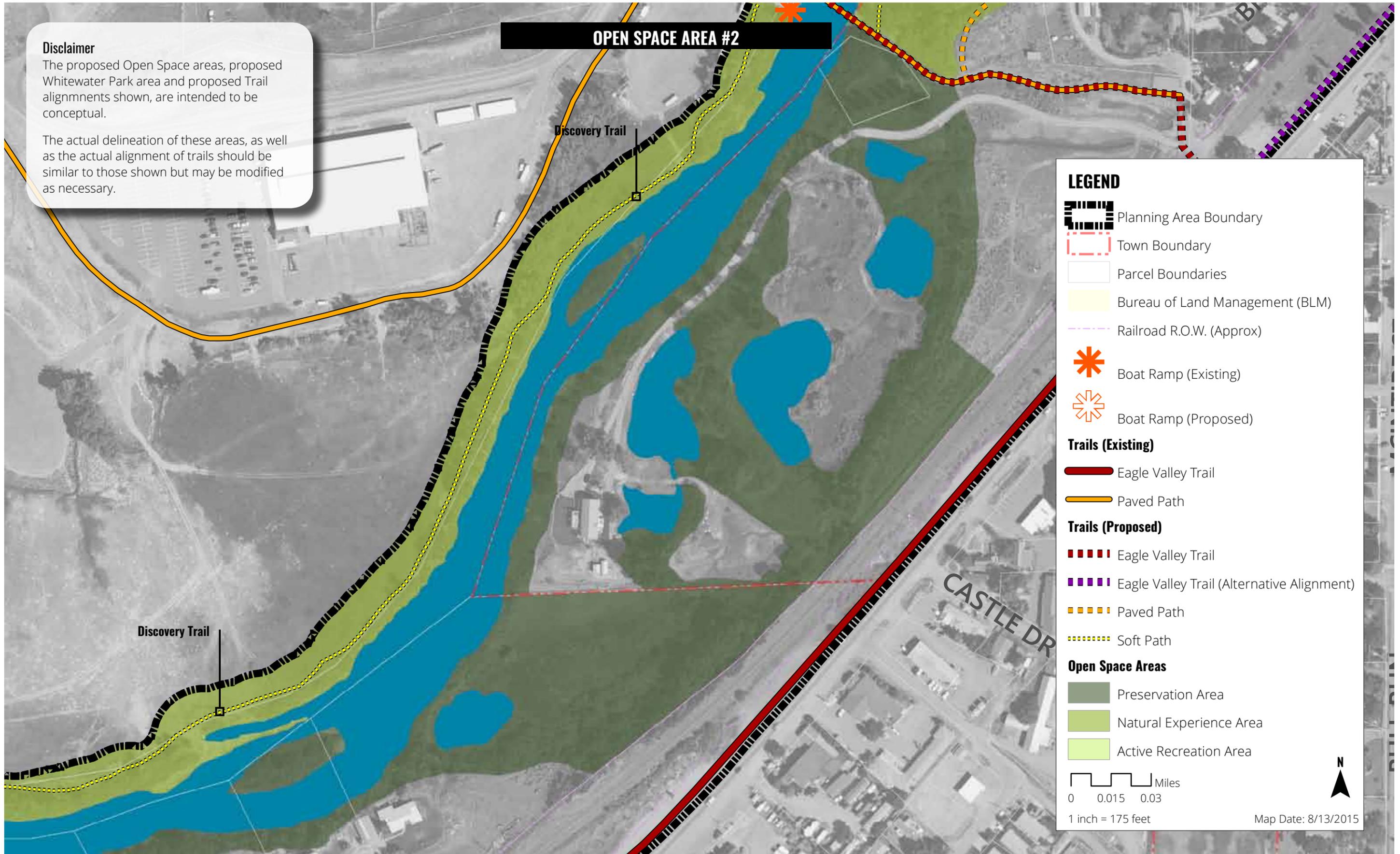
*Insert Photo
of Open Space #2*

Add Caption
Add Caption

Disclaimer

The proposed Open Space areas, proposed Whitewater Park area and proposed Trail alignments shown, are intended to be conceptual.

The actual delineation of these areas, as well as the actual alignment of trails should be similar to those shown but may be modified as necessary.



OPEN SPACE AREA #3

Open Space Area #3 (please refer to accompanying map) is located adjacent to the Town’s Central Business District, the Eagle County Rodeo Grounds and the Town’s I-70 Service Area. This open space area has direct access to Broadway, Brooks Lane / Fifth Street and Chambers Avenue / Fairgrounds Road. This area was identified as the most appropriate location for intensive, river-related recreational amenities during the Visioning Workshop. The portion of this Open Space area, located on the north bank of the River, has been identified as the Recreation Core on the Concept Plan.

This area is envisioned to be a robust, recreational open space that will complement the Riverside Mixed Use area, identified on the south side of the River. This open space should include a riverfront park (i.e., Eagle River Park) that will serve as a prominent feature of the Town and as a regional attraction. This area is highly visible from the Interstate and future improvements to this area should contribute to the “Wow” factor that the community identified as an objective during the Visioning Workshop.

The Active Recreation area (within this open space area) encompasses the area identified as the Recreation Core (which includes Chambers Park and the Eagle River Park). The Active Recreation area also includes the North Broadway Riverside Park (identified on the south side of the River and will be located adjacent to development within the Riverside Mixed Use area), as well as a roughly 5.4 acre area just to the west of the Riverside Park.

The Eagle River Park is planned for the western portion of the Recreation Core (in the area currently used primarily for semi-truck parking). Two bridges will connect the Eagle River Park to the proposed North Broadway Riverside Park on the south side of the River. The Eagle River Park will include in-stream, recreation features (i.e., whitewater features) that are a key, recreational amenity of identified by this Plan.

The area immediately to the west of the 5.4

acre area is identified as a Preservation Area. This ## acre area includes both wetlands and undisturbed riparian vegetation.

The lands between the Preservation Area and the “Fishing is Fun Bridge” have been designated as a Natural Experience Area. This area consists principally of a heavily vegetated hillside adjacent to the River and includes a two-track dirt road. This area has been impacted by fire and is appropriate for vegetation rehabilitation.

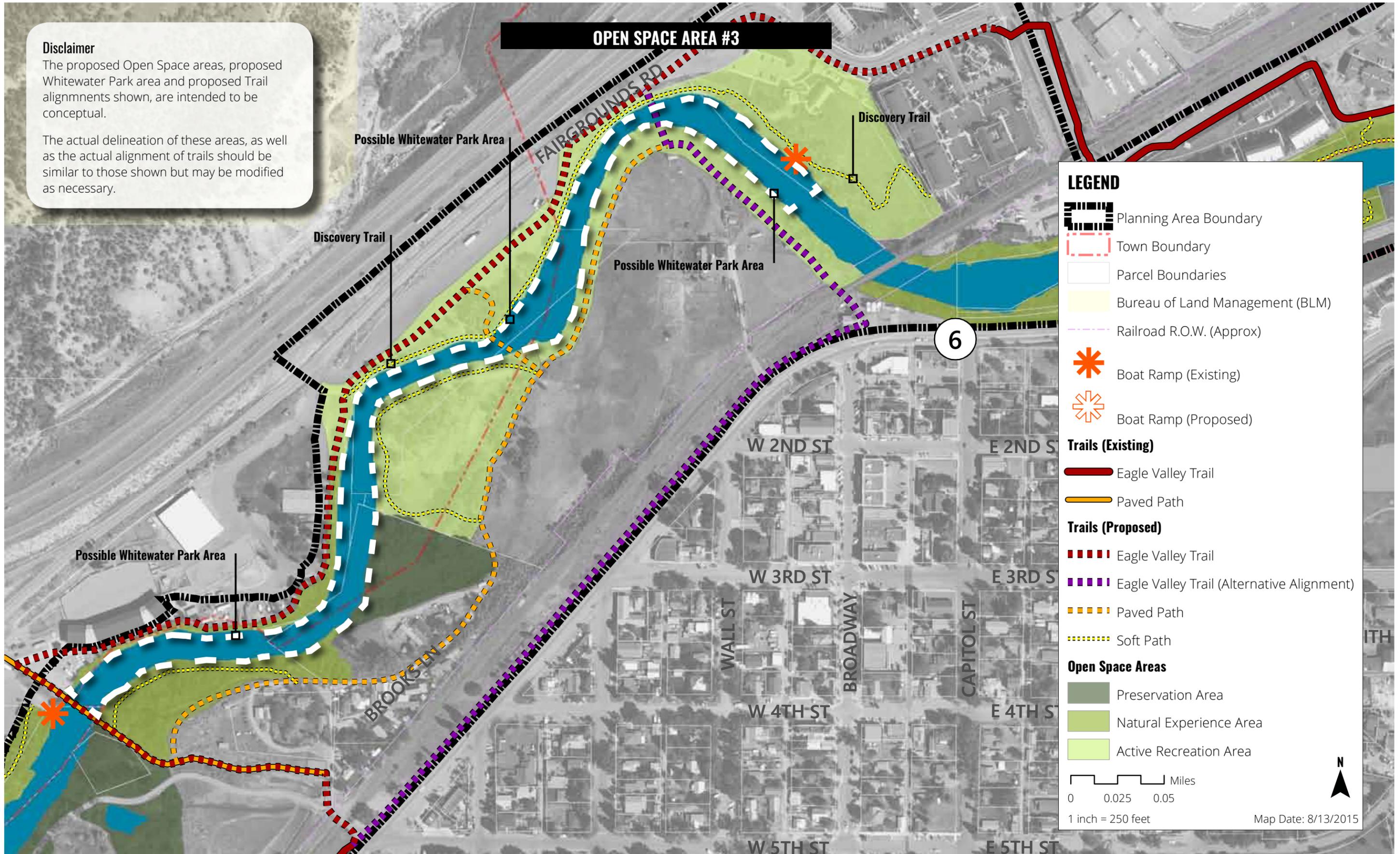


Developing a Recreation Hub
Add Caption

Disclaimer

The proposed Open Space areas, proposed Whitewater Park area and proposed Trail alignments shown, are intended to be conceptual.

The actual delineation of these areas, as well as the actual alignment of trails should be similar to those shown but may be modified as necessary.



LEGEND

- Planning Area Boundary
- Town Boundary
- Parcel Boundaries
- Bureau of Land Management (BLM)
- Railroad R.O.W. (Approx)
- Boat Ramp (Existing)
- Boat Ramp (Proposed)

Trails (Existing)

- Eagle Valley Trail
- Paved Path

Trails (Proposed)

- Eagle Valley Trail
- Eagle Valley Trail (Alternative Alignment)
- Paved Path
- Soft Path

Open Space Areas

- Preservation Area
- Natural Experience Area
- Active Recreation Area

0 0.025 0.05 Miles
1 inch = 250 feet

Map Date: 8/13/2015



CONCEPTUAL "EAGLE RIVER PARK" PLAN

LEGEND

- 1 Eagle River Park
- 2 Possible Whitewater Feature(s) Location
- 3 Beach
- 4 Transition Area
- 5 Pedestrian Bridge
- 6 Passive Park / Open Space Area
- 7 North Broadway Riverside Park
- 8 Chambers Park
- 9 Chambers Park Boat Ramp
- 10 Historical Campus
- 11 Mixed Use Building
- 12 Expanded Chambers Park Parking
- 13 Eagle Valley Trail
- 14 Soft Surface Paths
- 15 Regional Transit Stop





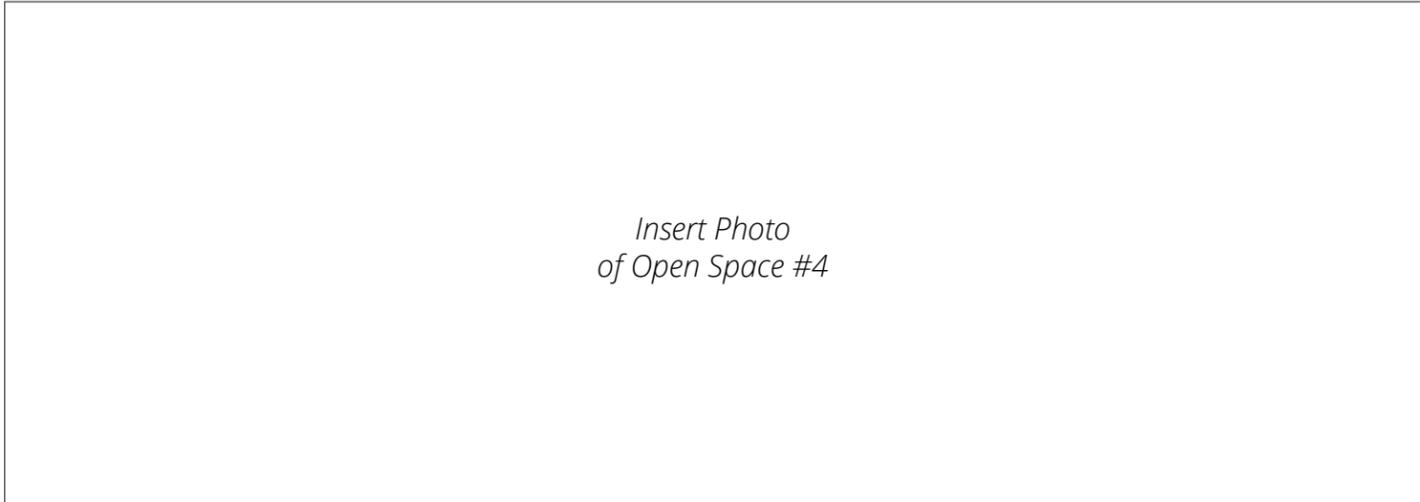
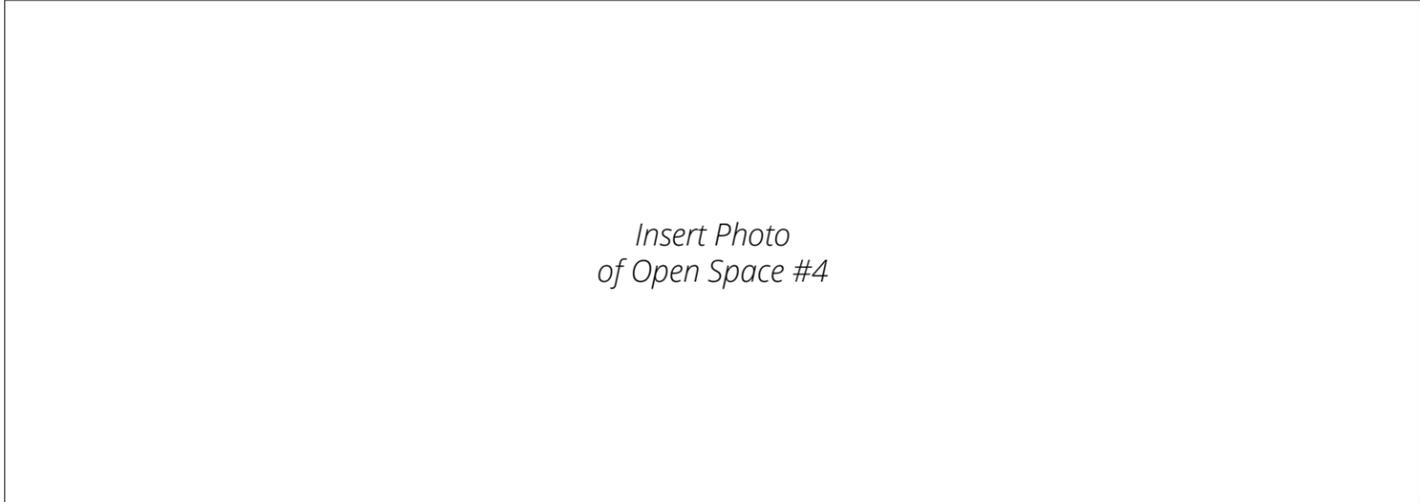
OPEN SPACE AREA #4

Open Space Area #4 (please refer to accompanying map) is located between the Eby Creek Road Bridge and the Highway 6 Bridge (over the Eagle River). Two types of open space have been identified within this area. The land on the south side of the River (east of the Crabtree Residence and Studio) has been designated as a Preservation Area and is an open space area that is owned by the Town. Within this Preservation Area are mature cottonwood trees and dense thickets of willows along the River. This vegetation is mostly undisturbed and continuous with the exception of the area that was disturbed during the widened Highway 6 Bridge approach. The area proximate to the bridge should be planted with riparian vegetation.

The lands on the west side of the Crabtree property, as well as the Town owned lands on the north side of the River, have been designated as Natural Experience Areas. These areas have undergone some disturbance and on the north side of the River, there are a handful of soft surface trails that provide access to the river from the adjacent residential development. As the Natural Experience Area (along the north bank of the River) is adjacent to several, dense, residential neighborhoods trail improvements should be made, including installation of kiosks, to direct pedestrian movement to the appropriate river access points and to help educate people about proper care of riparian lands.

It is envisioned that the “Discovery Trail” will meander along the river’s edge, through the Natural Experience Area on the north bank of the River. This trail will serve as an opportunity to educate the community about the River but also to improve access along the edge of the River in this area.

A Town Park is located between the Eagle Villas and Red Canyon Townhomes. This Park is located just to the north of the open space area on the north bank of the River. Opportunities to integrate the Town Park with this open space area are encouraged.



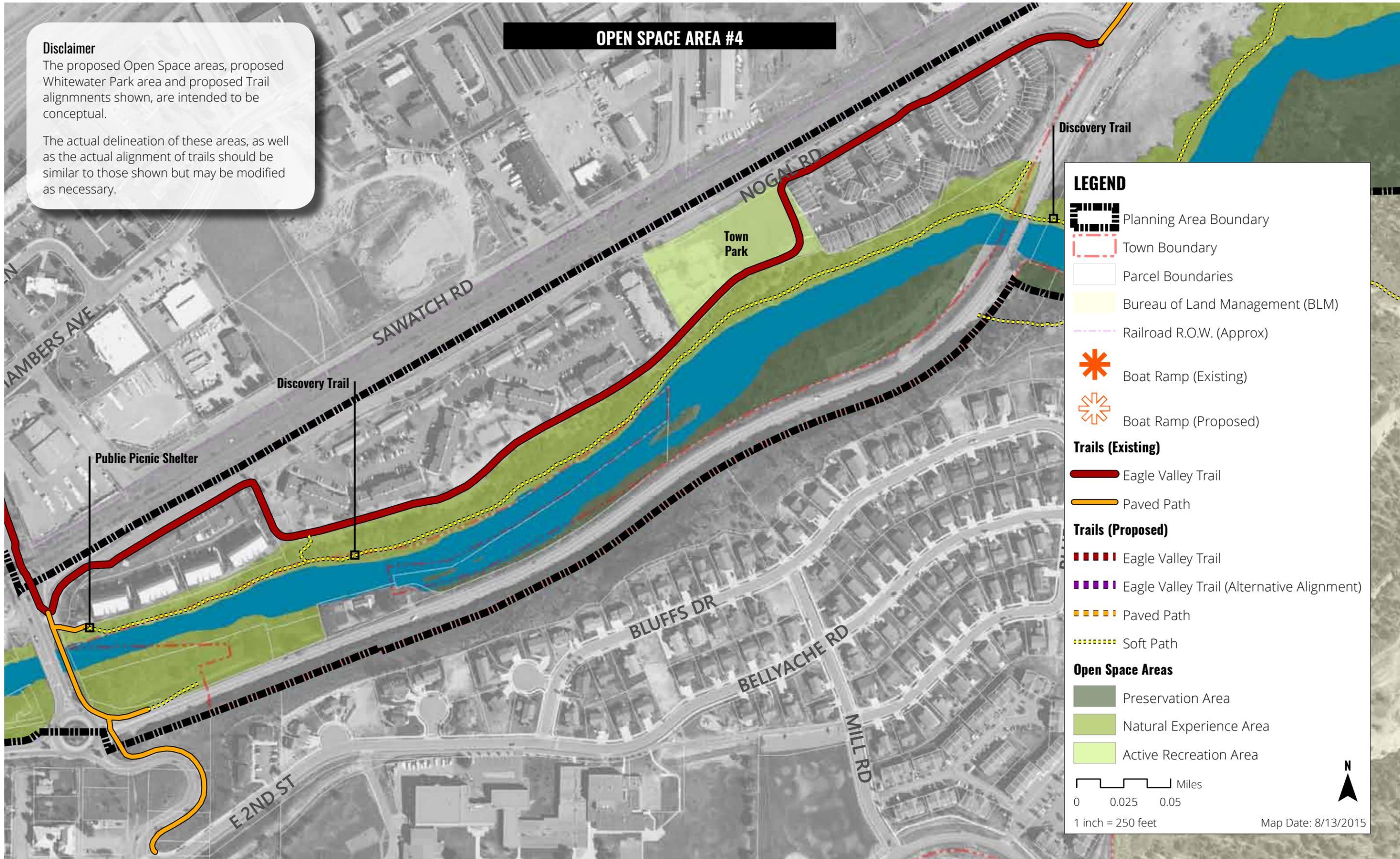
Add Caption
Add Caption

OPEN SPACE AREA #4

Disclaimer

The proposed Open Space areas, proposed Whitewater Park area and proposed Trail alignments shown, are intended to be conceptual.

The actual delineation of these areas, as well as the actual alignment of trails should be similar to those shown but may be modified as necessary.



OPEN SPACE AREA #5

Open Space Area #5 (please refer to accompanying map) is a Natural Experience Area on the north side of the River and a Preservation Area on the south. These areas are ## and ## acres, respectively. These open space areas are located approximately ## feet to the west of Open Space Area #2.

The north side is wider as it approaches the Highway 6 Bridge, and it contains mature stands of cottonwood trees and riparian vegetation offering excellent passive recreation opportunities. Due to the heavily vegetated steep slopes and a cliff on the south side of the river, there is a unique opportunity to be close to town but feel totally natural. The River bends sharply as it approaches this area and as a result, sand is deposited on the north bank, providing an opportunity to create a small beach. There is a remarkable geological formation directly across from this potential beach with an opportunity to provide an informational kiosk of the geology of the area.

Beneath the Highway 6 Bridge is sufficient space for a low water, trail connection. This connection would tie together the proposed, soft surface trails in Open Space area #4 and the proposed, soft surface trails in this Open Space area.



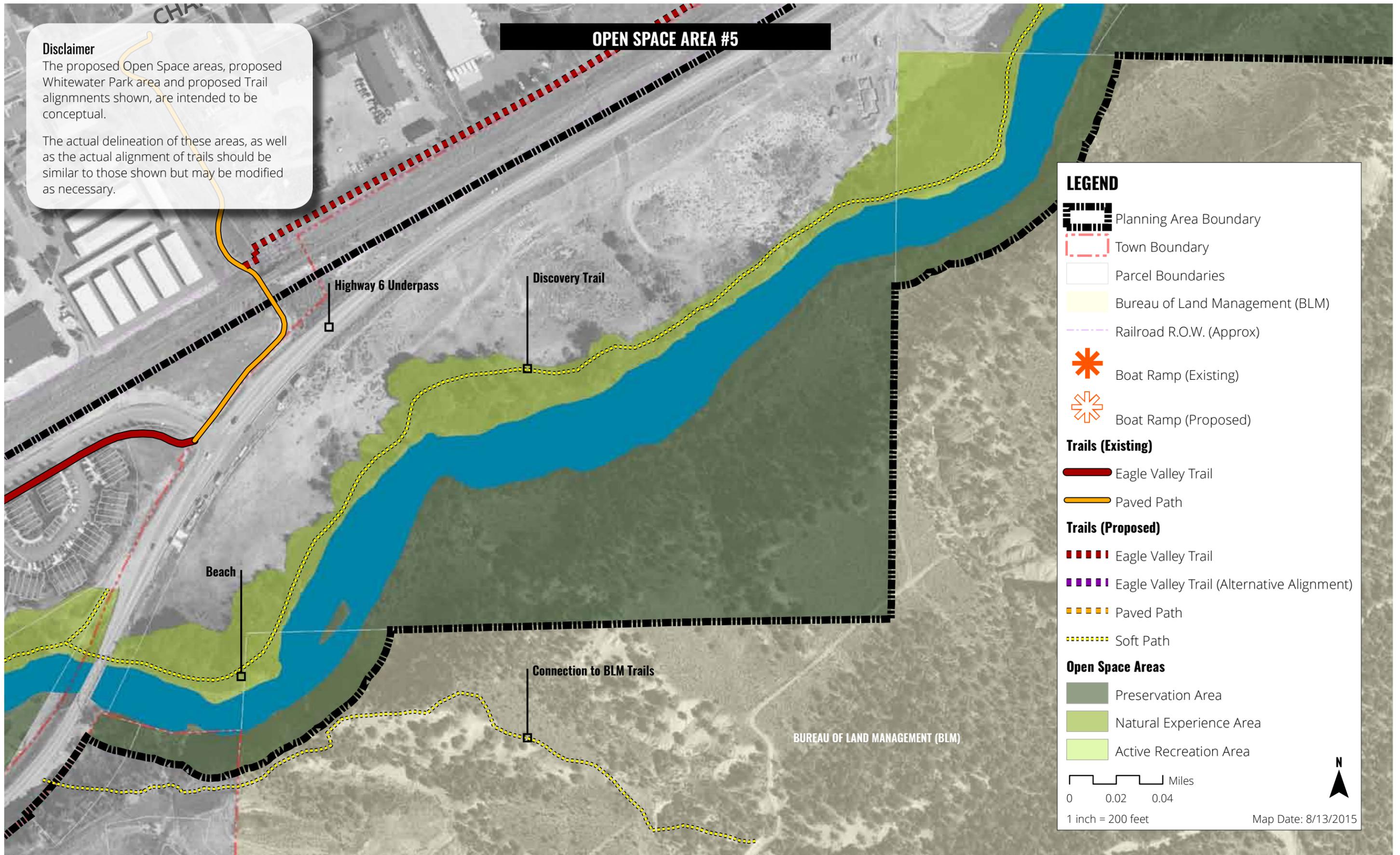
Add Caption
Add Caption



Low Water Connection
There is an opportunity to create a low water, trail connection beneath the Highway 6 Bridge.



Eagle River - BLM Trail Connections
Where feasible, connections between trails along the Eagle River and trails on BLM Lands should be made. For example, there may be an opportunity to create a connection between the Boneyard trail system and Highway 6 / Eagle River.

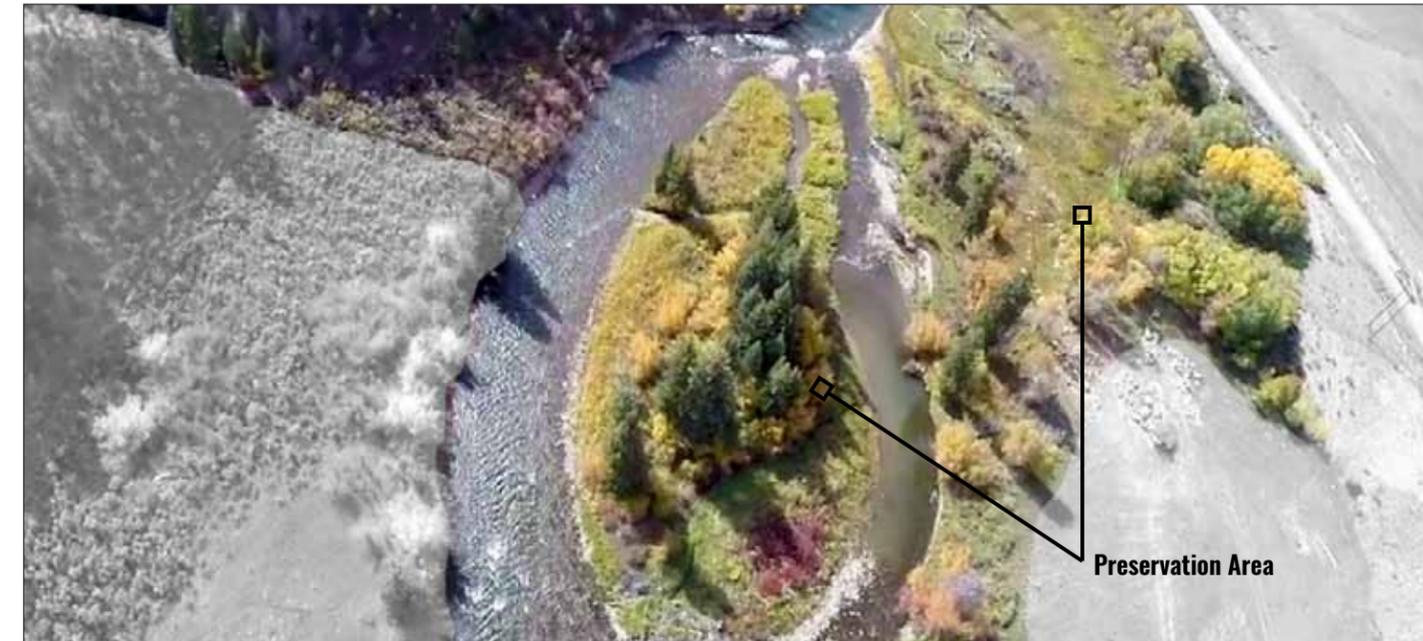


OPEN SPACE AREA #6

Open Space Area #6 (please refer to accompanying map), located approximately ## feet to the west of Open Space Area #7, is a Preservation Area consisting primarily of lower elevation land including an island in the Eagle River. This area, containing approximately ## acres, is heavily vegetated and is separated from surrounding land to the east and north by steep slopes.

It contains wetlands and riparian vegetation in the lower elevations and sagebrush, cottonwood, and some smaller deciduous understory in the higher elevations

The area contains wetlands and riparian vegetation in the lower area as well as upland vegetation of sagebrush, cottonwood trees, and some smaller deciduous understory. Several areas of wetlands with cattails and willow thickets are located in the lower area. There are remnants of various braids of the Eagle River evident along this lower area as well as large collections of deadfall and several large cottonwood tree snags. The width of this section of land between Highway 6 and the Eagle River is rather wide and approaches 400 feet. This open space area includes a small island with trees on its eastern side and property on the south side of the river that is steep hillside and also heavily vegetated with small areas of wetlands and riparian vegetation. Due to the surrounding topography this area provides a relatively higher degree of isolation than elsewhere within the planning area. A significant portion of the lower area is located within the 100-year floodplain.

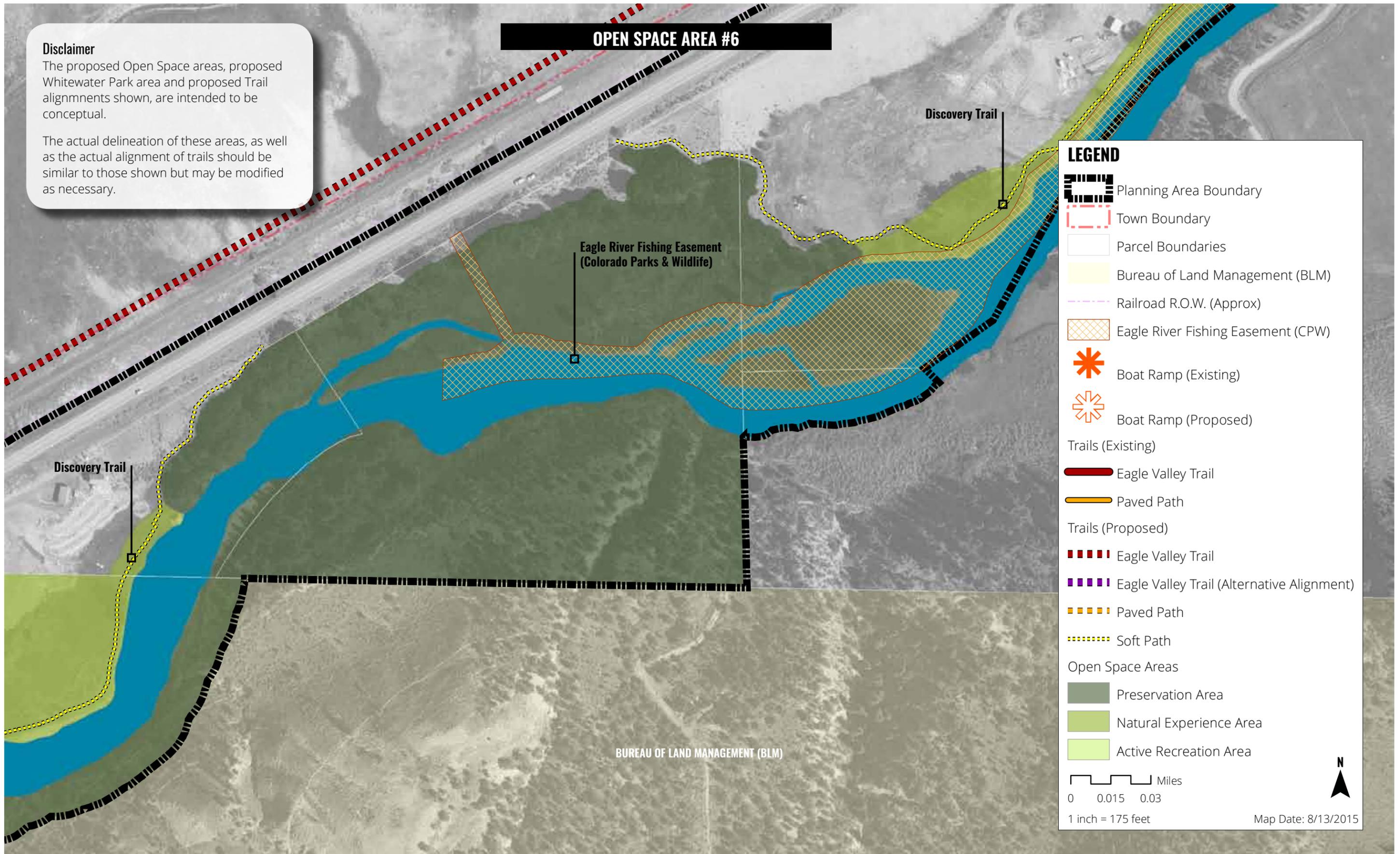


Add Caption
Add Caption

Disclaimer

The proposed Open Space areas, proposed Whitewater Park area and proposed Trail alignments shown, are intended to be conceptual.

The actual delineation of these areas, as well as the actual alignment of trails should be similar to those shown but may be modified as necessary.



OPEN SPACE AREA #7

Open Space Area #7 (please refer to accompanying map) is an Active Recreation Area containing approximately ## acres. The land is relatively flat and contains two, historic cabins and a mature stand of cottonwood trees. It is currently used primarily as horse pasture. A public park in this area would serve as a terminus to the Town's River Corridor and provide a gathering place at the eastern edge of Town.

The river gradient through this area is moderate with only one rapid located on its western side. No significant riparian vegetation currently exists along the north side of the River.

A concept that has been discussed in the local boating community is the creation of a "Town Run." A "Town Run" would offer river users the opportunity to do a short float trip within the Town of Eagle. This open space area could serve as the put in for the "Town Run" and rivers users could take out at the Chambers Park boat ramp or further downstream. A new boat ramp (and related facilities, such as a parking area) in this open space area would provide convenient access to the "Town Run."



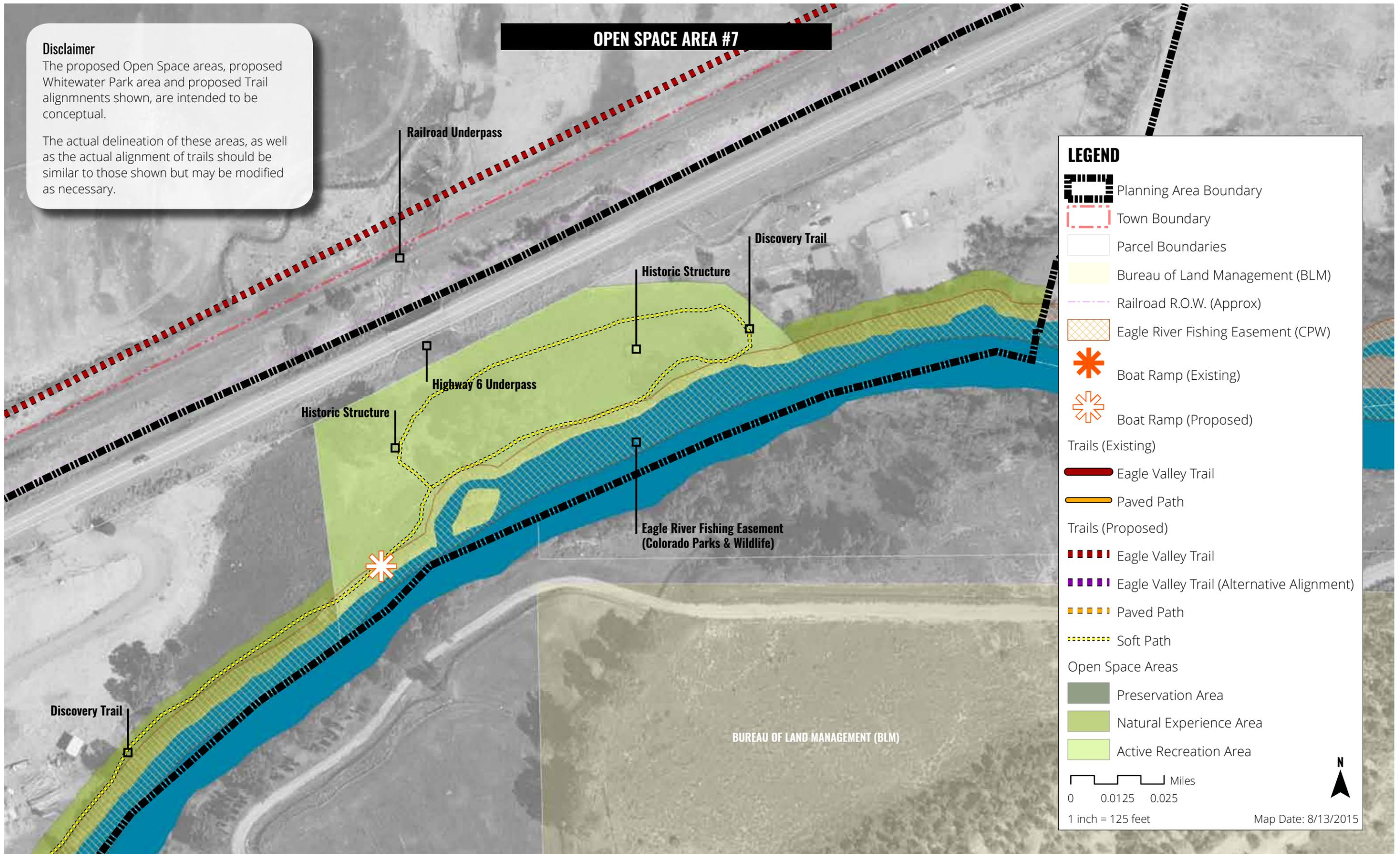
Terminus Park

This Active Recreation Area is the final, activity node at the eastern end of the planning area. It is recommended that this Active Recreation Area be dedicated as a Town Park and that it be maintained as a space for primarily passive recreation, with the exception of the installation of a boat ramp.

Disclaimer

The proposed Open Space areas, proposed Whitewater Park area and proposed Trail alignments shown, are intended to be conceptual.

The actual delineation of these areas, as well as the actual alignment of trails should be similar to those shown but may be modified as necessary.



LEGEND

- Planning Area Boundary
- Town Boundary
- Parcel Boundaries
- Bureau of Land Management (BLM)
- Railroad R.O.W. (Approx)
- Eagle River Fishing Easement (CPW)
- Boat Ramp (Existing)
- Boat Ramp (Proposed)

Trails (Existing)

- Eagle Valley Trail
- Paved Path

Trails (Proposed)

- Eagle Valley Trail
- Eagle Valley Trail (Alternative Alignment)
- Paved Path
- Soft Path

Open Space Areas

- Preservation Area
- Natural Experience Area
- Active Recreation Area

0 0.0125 0.025 Miles
1 inch = 125 feet
Map Date: 8/13/2015

“As a downtown business owner, I am excited about the opportunities presented by this ambitious plan.”

- Andy Jessen, Owner • Bonfire Brewery & Trustee • Town of Eagle



COMMUNITY ENGAGEMENT

The Town of Eagle River Corridor Plan is the result of a partnership between the Town of Eagle and the Sonoran Institute. The Sonoran Institute assisted the Town with creating, and implementing, a robust public process that allowed community members to help direct the evolution of the Plan. Through this process, the community formulated a long-term vision for the Eagle River Corridor and helped to craft a Plan intended to bring that vision to fruition

The community engagement process included the following:

STEERING COMMITTEE

The Eagle River Corridor Plan was prepared with direction provided by a Steering Committee. The Steering Committee met on numerous occasions to provide input on the Plan. The Steering Committee was established to ensure that stakeholders were represented in the planning effort and had ample opportunity to provide direction for the Plan.

The Steering Committee was composed of landowners (with property located within the planning area), an Eagle County Commissioner, Eagle County Staff, Town of Eagle Planning & Zoning Commissioners, Town of Eagle Trustees, the Town of Eagle Town Manager, representatives from the Eagle River Watershed Council, the Eagle Chamber of Commerce, the Eagle County Historical Society, and several, strongly interested community members. In total there were 17 members on the Steering Committee.

COMMUNITY VISIONING WORKSHOP

In September, of 2014, the Town of Eagle hosted a Community Visioning Workshop. This workshop was a well-attended, public event and served as an opportunity for the community to establish the broad concepts (i.e., themes) for the Eagle River Corridor Plan.

The Visioning Workshop consisted of several exercises that offered opportunities for the public to provide input on the long-term vision

for the section of the Eagle River encompassed by this Plan. These exercises included: an initial, large group discussion; a small group, breakout session, which included a mapping exercise; and, a large group, wrap up discussion. Following the small group exercise, representatives from each group were asked to provide an overview their group's key concepts to the collective group of workshop attendees. Listed below are several of the common concepts that were presented:

Connect the Town to the River - Improved public access and strengthening of connections between the Town and the Eagle River was a primary objective identified by the workshop groups. The groups emphasized the importance of connecting downtown Eagle to the River. The area located to the north of the existing downtown was identified, by a majority of the groups, as an area that was appropriate for more intensive development and an expansion of the downtown area to the Eagle River. The groups generally agreed that if developed, this area could help to strengthen the connection between downtown Eagle and the Eagle River. This area, north of downtown Eagle, has been designated as the "Development Core" on the Concept Plan (please refer to [page ##](#)).

Public Gathering / Recreation Nodes - Development of public gathering spaces and recreation opportunities, generally concentrated in strategic nodes along the river corridor, was an idea set forth by many of the groups. One of the primary nodes identified was the "recreation hub." The recreation hub was envisioned as an area that would be suitable for more intensive recreation and would provide a mix of recreational opportunities for a wide range of user groups. The location identified for the recreation hub was the area generally on the north side of the Eagle River, adjacent to the area identified for the extension of downtown Eagle. The recreation hub is shown as the "Recreation Core" on the Concept Plan.

Conservation / Restoration / Habitat Improvements - While workshop attendees generally believed that there were specific areas along the river corridor that were suitable for development, it was made



Steering Committee

The Steering Committee was composed of representatives from various stakeholder groups and played a pivotal role in guiding the evolution of the Town of Eagle River Corridor Plan.



Creating a Vision for the River Corridor

The Community Visioning Workshop was the first, major public event hosted by the Town for the river planning effort. The Workshop was a well attended event and offered attendees a variety of opportunities to voice their thoughts on the future of the Eagle River and the Town of Eagle.



clear that it was important to strike a balance between developed and undeveloped spaces along the River. Protecting the health of the Eagle River, conservation and protection of riparian areas / wildlife habitat and the rehabilitation of disturbed areas were concepts strongly emphasized by the groups.

Connected / Looped / Shaded / Multi-Use Trails - The groups stated that a well-connected, looped and shaded multi-user trail system was an important amenity to provide along the river corridor.

Education - Raising awareness about the importance of a healthy river ecosystem, location of public, river access points and river safety was suggested as part of a broader educational / informational component that many groups felt was important to provide. Educational signage along the River was an idea offered to help better inform residents and visitors about the different aspects of this section of the Eagle River.

“Feathering” of Development - The idea of “feathering” the intensity of development on lands east and west of the Development Core was brought up by several groups. It was suggested that the areas outside of the Development Core should place a greater emphasis on conservation of lands along the River.

Based on the input from the Visioning Workshop, the Town prepared a Concept Plan to serve as a graphic representation of these “big picture” ideas. The Concept Plan was further refined based on additional feedback from the Steering Committee, stakeholders and the community. The final iteration of the Concept Plan is provided in Chapter 1 (please refer to page ##).

PLANNING & DESIGN CHARRETTE

The Planning & Design Charrette (convened on October 29, 30 and 31, 2014) was held to further refine the “big picture” concepts established during the Visioning Workshop. A team, consisting of staff from the Town of Eagle, the Sonoran Institute and the Denver based design firm StudioINSITE, facilitated the Charrette.

On Day 1 of the Charrette, the team held

meetings with key, interest groups from the community. These groups were generally organized around the following topics:

- In-Stream Recreation
- Land Use & Transportation
- Conservation

Input from the interest groups, in combination with the public input from the Visioning Workshop, was utilized by the team to prepare illustrations of several development concepts and a riverfront park concept. The team also developed a conceptual map of proposed trail systems along the River, as well as a conceptual map of conservation / preservation areas within the planning area.

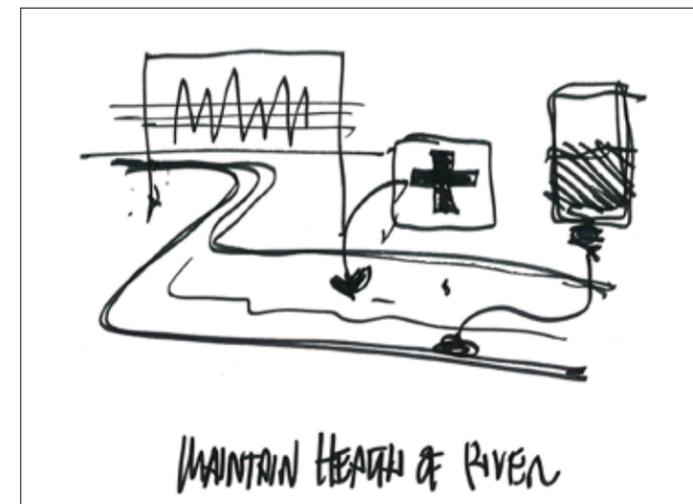
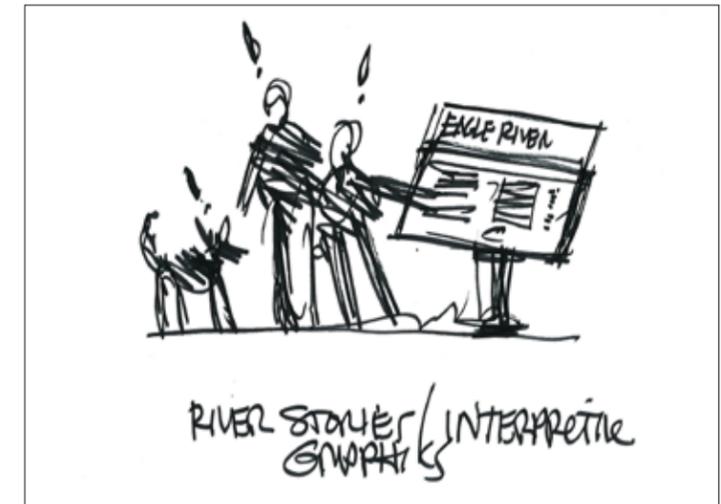
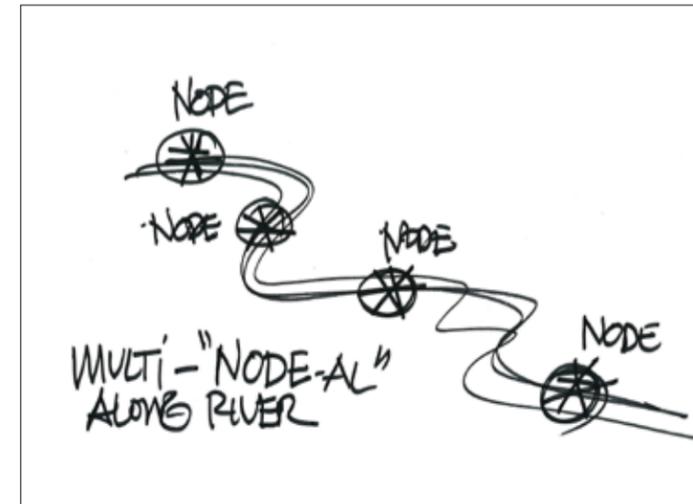
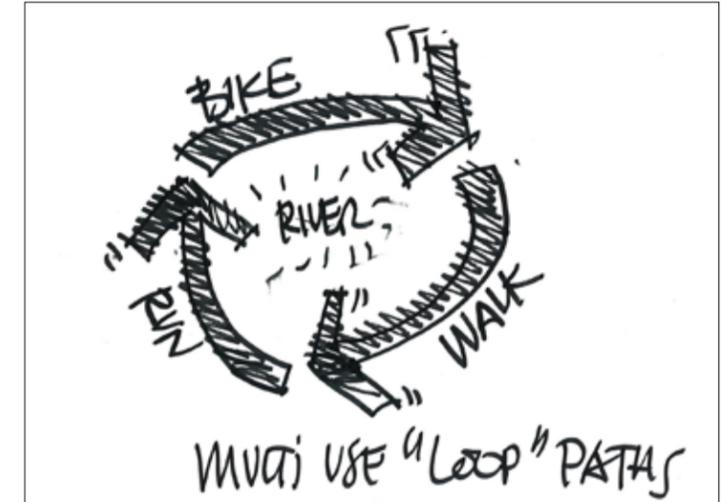
A public open house, a presentation by the team and a public comment session were held on the Day 2 of the Charrette. These events were used to explain various drawings that had been prepared by the team, as well as to gather additional input on these preliminary illustrations and maps.

The final day of the Charrette was spent fine tuning the illustrations and maps based on the community input from Day 1 & 2 of the Charrette.

STAKEHOLDER FEEDBACK

In November, 2014, the Town prepared a “Planning & Design Charrette Summary Report” (Summary Report). The Summary Report was prepared to capture a snapshot of the status of the River Corridor Plan upon conclusion of the Visioning Workshop and Planning & Design Charrette. The Summary Report was distributed to the Steering Committee, as well as various stakeholder groups. The document was also posted on the Town’s website for public consumption.

Following the distribution of the Summary Report, Staff from the Town spent several months conducting meetings with stakeholder groups. Staff used these meetings to provide an update on the status of the River Corridor Plan and to gather additional feedback. Staff



“Big Picture” Concepts

The sketches above were created by Jim Leggitt (StudioINSITE) during the Visioning Workshop. The sketches illustrate many of the “big picture” concepts that were developed by workshop attendees. These concepts have played a pivotal role in shaping the Town of Eagle River Corridor Plan.

met with the following stakeholder groups: Eagle County Planning Commission; Eagle County Staff; Eagle County Historical Society; Eagle County Commissioners; Eagle Chamber of Commerce; Town of Eagle Board of Trustees; Eagle River Watershed Council; Eagle County Fair and Rodeo Board; and, several landowners. The feedback collected from the stakeholder groups was used to continue refining the River Corridor Plan.

6 THEMES OF THE PLAN

Through the planning process, the community identified 6 major themes. These themes describe the community's "big picture" ideas and serve as the framework for this Plan.

1. CONSERVATION

Create a network of open space throughout the corridor that conserves and protects wetland and riparian areas essential to the health of the Eagle River, provides protection for wildlife habitat, and allows for active recreation in select areas.

How the Plan furthers the Theme:

- Identifies key wildlife habitat, wetlands riparian areas and other areas within the river corridor that are particularly sensitive and susceptible to human impacts, as open space.
- Concentrates development in areas previously impacted.
- Encourages best management practices for storm water systems.
- Provides opportunities for public education on the importance and value of a healthy river ecosystem.
- Provide places for residents and visitors to enjoy a "natural experience."
- Preserve and enhance the water quality of the Eagle River.
- Riparian area and river corridor restoration.

2. ECONOMIC DEVELOPMENT

Facilitate public and private sector investment within the river corridor that catalyzes economic growth and community place-making.

How the Plan furthers the Theme:

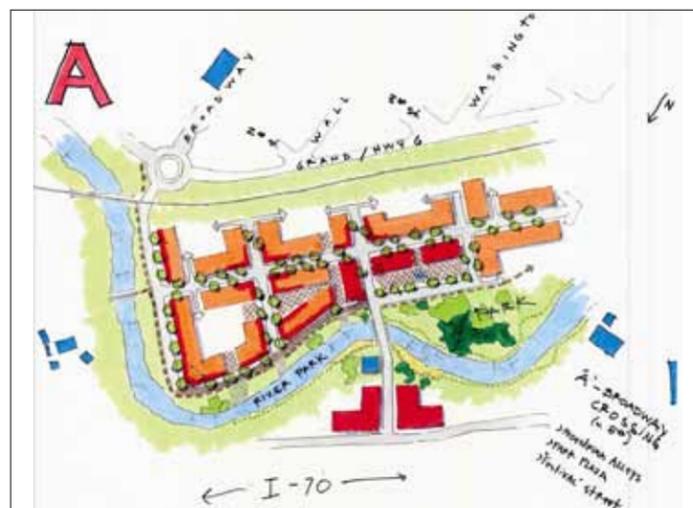
- Creates a mixed use Development Core that consists of high density residential and commercial development adjacent to the River.
- Establishes direct linkages between Eagle's historic downtown, the Chambers Avenue commercial areas and the Development and Recreation Core.
- Establishes a Recreation Core immediately adjacent to the Development Core to encourage tourism.
- Links the Development Core and the Recreation Core with regional transportation systems.
- Creates a unique "beach front" environment in the heart of the Rocky Mountains

3. RECREATION

Provide high quality, river-oriented recreation amenities that allow for a wide variety of user groups to enjoy the Eagle River and its immediate environs.

How the Plan furthers the Theme:

- Identifies a Recreation Core that includes amenities such as beaches, a whitewater park, a riverside park, river viewing areas, river access points, etc.
- Establishes an extensive trail system for both pedestrians and cyclists that links to systems outside of the planning area.
- Establishes open space areas for contemplative recreation and environmental education.



Planning & Design Charrette

A team comprised of staff from the Town of Eagle, the Sonoran Institute and StudioINSITE worked on a variety of illustrations and maps over the course of the Charrette. Provided above is one of the initial development concepts that was developed for the North Broadway Neighborhood, as well as one of the initial concepts for the Recreation Core. Please refer to the Appendix for information on additional concepts that were developed over the course of the Charrette.



4. PLACE-MAKING

Create authentic and memorable places along the Eagle River for both residents and visitors.

How the Plan furthers the Theme:

- Uses elements of historic features of the Town (ex. Trestle Bridge) in the design of the built environment.
- Creates gateways at primary access points.
- Creates amenities and gathering spaces for the community.
- Creates a “WOW” factor that is visible from the Interstate.
- Integrates open space and commercial areas to attract residents and visitors.
- Allows for a “journey” along the river and provides places of discovery.

5. TRANSPORTATION & ACCESS

Provide convenient public access from Eagle’s neighborhoods to the Eagle River.

How the Plan furthers the Theme:

- Prioritizes safety and convenience for pedestrians, cyclists and motor vehicles traveling between downtown and the Riverside Mixed Use area.
- Encourages creative approaches to parking to avoid large parking lots within the Riverside Mixed Use area.
- Connects new development with public transit.
- Creates linkages to adjacent neighborhoods and communities through streets & trails.
- Provides a trail system that is looped and shaded.
- Improves and expands public access to the Eagle River in an environmentally sensitive manner.

6. EDUCATION & AWARENESS

Use elements of the Eagle River and adjacent lands to promote understanding of the river ecosystem.

How the Plan furthers the Theme:

- Provide signage to help inform the community about role of the river and its ecosystem in our environment. Provide signage to ensure the community is accessing the river in appropriate locations and to mitigate trespassing on private property.
- Create a citizen interest in the Town’s riverfront environment.



Add Caption
Add Caption

“Creation of the Salida Whitewater Park and riverfront trail was an integral part of transforming our downtown. Salida went from a town that happened to have a river in it to a Colorado recreation and lifestyle destination. By embracing the river, Salida was able to renew its lifeblood.”

- Dara MacDonald, City Administrator • City of Salida



**OVERVIEW &
RELATED PLANS**



OVERVIEW

*“The care of rivers is not a question of rivers, but of the human heart”
-Tanako Shozo*

The Town of Eagle is situated at the confluence of the Brush Creek Valley and the Eagle Valley. With the construction of the Denver and Rio Grande Railroad and US Highway 6 along the south side of the Eagle River, the Town historically grew to the south of these transportation routes generally in the flatter portions of the mouth of the Brush Creek Valley. The residential growth of the Town that occurred in the latter part of the 20th Century and into this Century has also occurred, primarily to the south of the Railroad and Highway 6 in the Brush Creek Valley

The Town of Eagle exists because of river and streams. Situated on the Eagle River adjacent to its confluences with Brush Creek and Eby Creek, the Town has always relied on the water, the soil, the flora and the fauna of its rivers and streams.

Despite this reliance, the Eagle River is now unknown to many members of our community. We may cross it daily on vehicular bridges, but rarely do we touch its water, listen to the bird life, or watch the many animals that call its riparian habitat home

In January of 2014, staff members from the Department of Community Development, Public Works Department (Engineering Division), and several representatives from the Town’s Planning and Zoning Commission and Board of Trustees participated in the “Community Builders Leadership Institute Conference” an event that was sponsored by the Sonoran Institute and was held in Glenwood Springs, CO. One of the key tasks of this conference was for the group from the Town of Eagle to identify the most important land planning challenge facing our community. The consensus of the group was that one of the primary planning challenges was to connect the Town of Eagle with the Eagle River.

In the spring of 2014, the Trustees of the Town directed staff to engage the public and prepare

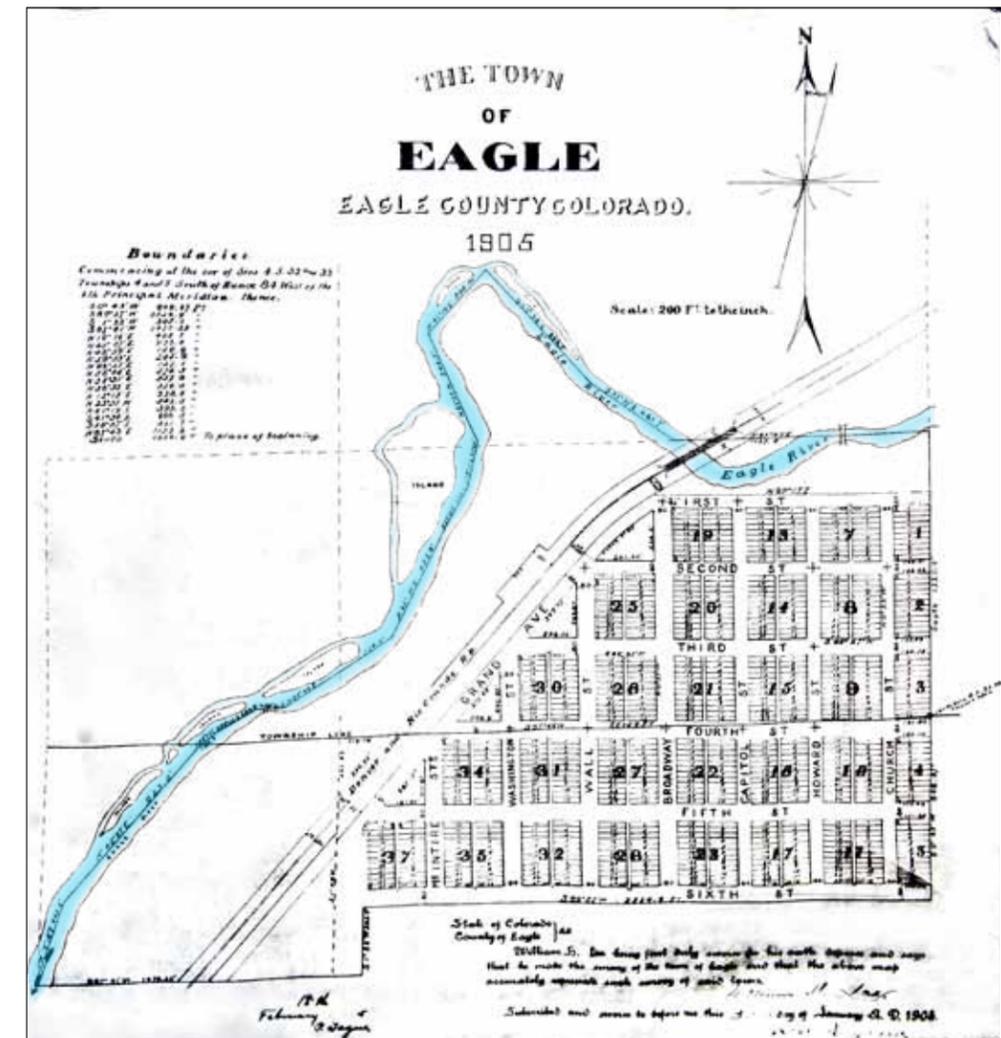
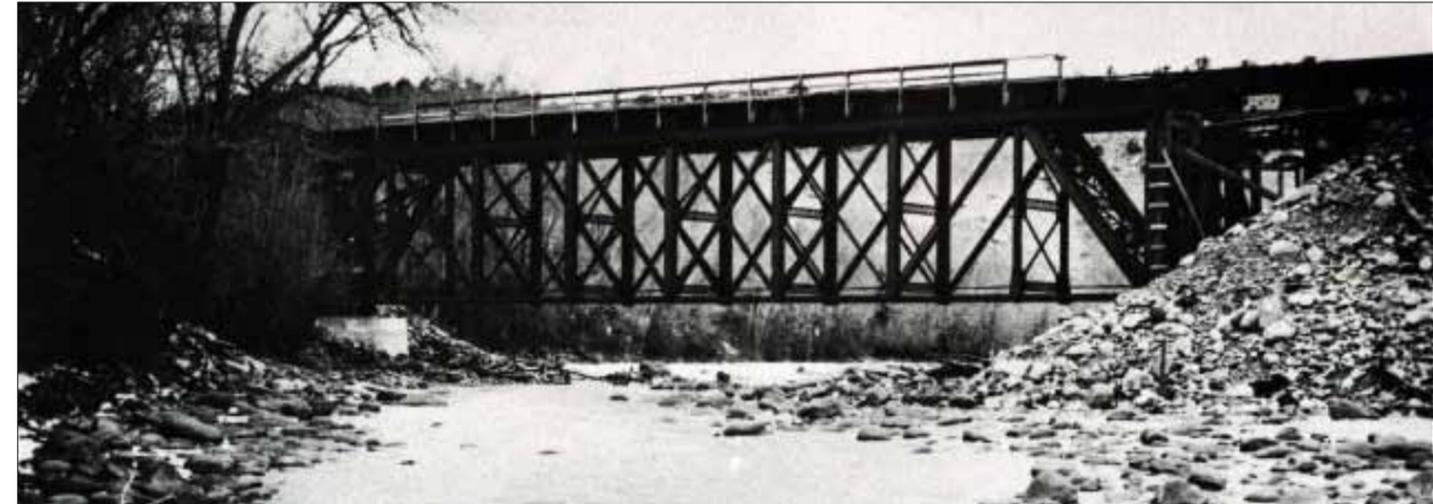
the River Corridor Plan to address that challenge. This Town of Eagle River Corridor Plan is the culmination of a community-wide process to address a seemingly simple question: how can the community connect more closely to the Eagle River while preserving the quality of the river and its riparian habitat? The Town’s goal is, as a participant in the Community Visioning Process so aptly stated:

“To connect the heart of Eagle to the soul of the River”

The area encompassed by the Town of Eagle River Corridor Plan includes 3.4-miles (approximately) of the Eagle River. The planning area extends from the eastern growth boundary (established by the 2010 Eagle Area Community Plan) to the Town of Eagle’s Wastewater Treatment Plant located to the west of Sylvan Lake Road (please refer to the map of the planning area on page ##). With the concurrence of Eagle County, this Plan overlaps a portion of property owned by Eagle County on the north side of the river that is currently used for truck parking and a 100 foot wide band of land on the north side of the Eagle River. This decision was made to accommodate the planning for the land around a proposed riverfront park, the recently expanded ECO Transit Park n’ Ride facility and the Colorado Department of Transportation “Bustang” stop and to allow for pedestrian circulation through the Fairgrounds. The Town of Eagle appreciates the cooperation of the County in this effort. The total area included within the planning area is approximately ## acres.

Recognizing the surrounding context of the Town of Eagle, Chapter 5 discusses how this Plan fits into the regional context of the area from Wolcott to Gypsum. This chapter provides an overview of open space areas, river related recreation amenities and the Eagle Valley Trail between Eagle-Wolcott and Eagle-Gypsum.

The privately owned properties along the Eagle River corridor (within the planning area) are generally developed at primarily, rural densities. Exceptions occur on the two blocks of the property located west side of Eby Creek Road



Add Caption
Add Caption

where significant commercial development has occurred and to a somewhat lesser extent in the Brooks Lane neighborhood where there is a mobile home park and some smaller lot, single family homes.

There have been several minor gravel pits that have lowered the elevation of properties between Highway 6 and the Eagle River at the eastern side of the planning area.

There is a significant amount of publicly owned properties within the planning area that includes the Brush Creek Confluence Open Space (located where Brush Creek joins the Eagle River), the Eagle County Fairgrounds Property, Gerard Park (Town of Eagle), the County's Fairground/ Semi-Truck Parking Lot, Chambers Park and Town Open Space along both sides the Eagle River that was dedicated to the Town through the development approval process of adjacent properties. The total amount of publicly owned property within the corridor is **## acres (##% of total)**.

With the under-developed character of privately held properties within the planning area and the large amount of publicly held properties, the Town of Eagle has a unique opportunity to create a plan that builds upon the stunning beauty of the Eagle River as it flows through the Town.

COMMUNITY SURVEY (2013)

***Add discussion of 2013 Community Survey results**

RELATED PLANS

EAGLE AREA COMMUNITY PLAN (2010)

The most significant document included overall Master Plan for the Town of Eagle is the 2010 Eagle Area Community Plan (2010 EACP).

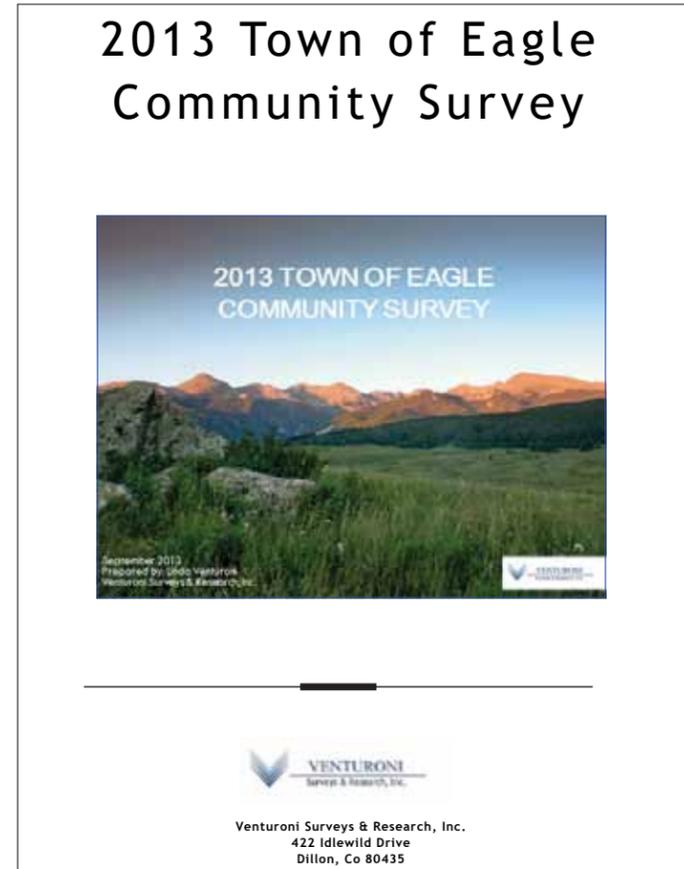
Chapter 4 of the 2010 EACP includes a Future Land Use Map that designates all of the privately held properties adjacent to the Eagle River as "Conservation Oriented Development" and the publicly held properties such as the Eagle County Fairgrounds and Chambers Park Mixed

Use or Public Use/Institutional. One of the most relevant "Intent" Statements of the Conservation Oriented Development land use designation is to balance conservation and development objectives. This Plan achieves that objective by identifying extensive areas of open space and by encouraging compact, clustered development. The Fairgrounds Mixed Use designation includes a goal of providing quality active recreational experiences and improved vehicular and pedestrian connections with the Historic Town. The plan also references the further exploration of the possibility of a whitewater park to be created in the Eagle County Fairgrounds property. Please see the Appendix for more information on Conservation Oriented Development, Fairgrounds Mixed Use and Public Use/Institutional land use designations from the 2010 EACP. Chapter 14; Action Plan directs the Town to prepare Sub Area Plans that focus on encouraging infill development particularly the Town Core and the West Eagle Planning Area. A West Eagle Subarea Plan was completed in 2012. This River Corridor Plan, located adjacent to the Town Core and the West Eagle Subarea Plan responds to this direction in the Community Plan

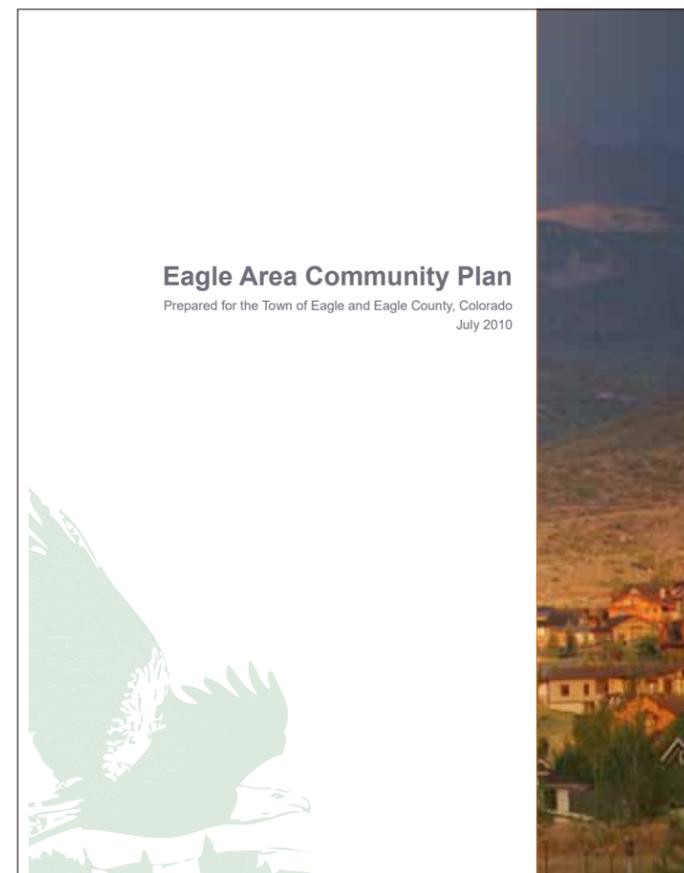
EAGLE RIVER WATERSHED PLAN (2013)

The purpose of the Watershed Plan is to outline a collaborative local philosophy for protecting and improving water quantity, water quality, wildlife habitat, and recreational opportunities, and to promote compatible and complimentary land use strategies, actions and practices. One of these strategies is to amend applicable regulations, codes, and policies and or guidelines to assure parks, landscaped areas and open spaces are designed and positioned to protect riparian areas and to provide opportunities for passive and or active treatment of urban run-off.

The Town of Eagle River Corridor Plan includes a significant open space program that identifies key riparian, wetland, and other environmentally sensitive land for as preservation and or natural experience open space. Education of the river environment will be incorporated into the planning of these natural experience areas. The Plan also specifically references the



2013 Community Survey
Add Caption



2010 Eagle Area Community Plan
Add Caption



incorporation of “state of the art” storm water management systems to serve areas identified for development. Another strategy identified in the Watershed Plan is to assure that recreational river access points are designed, located and maintained to minimize erosion and stream bank erosion. The Plan addresses access to the river and further steps to achieve this objective will be taken as development occurs.

One of the purposes of the Town of Eagle River Corridor Plan is to provide connections to the River. Another purpose of the plan is to identify where residential and commercial development is appropriate and where key riparian, wetland and natural areas should be protected. The Plan also recognizes the increasingly haphazard access to the river and will provide organized access points that avoid riparian zones where possible and are designed to minimize erosion and stream bank degradation. A section of the Eagle River that has been channelized to accommodate the construction of the Interstate has been identified as part of a Riverfront Park. Some of the banks along this stretch of the River are severely degraded. The plan will facilitate the restoration and stabilization of these riverbanks through the design and construction of the riverfront park. Where people are invited to the edge of the river, appropriate treatment of the adjacent land will be required to maintain a healthy river environment

EAGLE AREA OPEN LANDS CONSERVATION PLAN (1997)

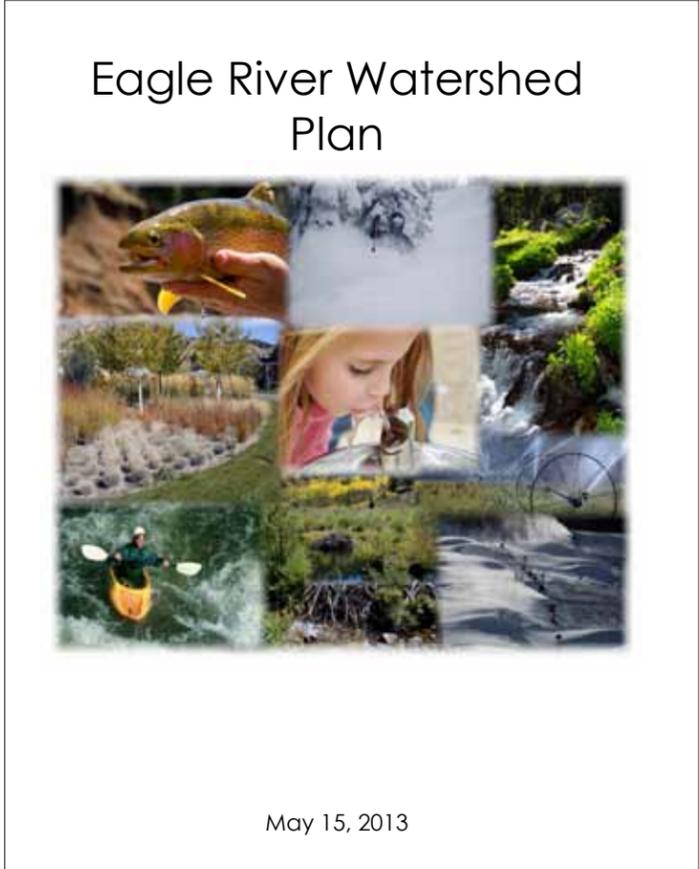
The Eagle Area Open Lands Conservation Plan, created in 1997, outlines a collaborative approach to protecting sensitive natural, scenic and cultural resources and promoting compatible land use practices on 135 square miles of land incorporating the Town of Eagle and surrounding land in the Eagle River, Brush Creek and Eby Creek valleys. This plan was prepared in coordination with the first Eagle Area Community Plan (1996) and includes the same boundaries. One of the key findings was that conservation efforts should concentrate on preserving designated high priority lands in the Brush Creek and Eagle River Valleys. It encourages the creation of a county wide property tax for open

space and makes strategic recommendations of how to use the recently approved use tax placed on lodging within the Town of Eagle. As mentioned above, the plan encourages cooperative approaches to land conservation focused on key parcels and includes a wide range of techniques to reach the goals of the plan

The Eagle Area Open Lands Conservation Plan recognizes that the “urban portion of the Eagle River Valley” (land along the river immediately adjacent to the Town) does not possess the natural resources values that other (more outlying) areas support. For this land the plan encourages the connecting existing Town and County parks, creation of open gateways, joining private acreages with a system of open spaces and coordinating path systems.

The Town of Eagle River Corridor Plan incorporates many of these recommendations. The plan identifies a focused planning approach that concentrates development on lands closest to the center of the Town and conserves land with sensitive natural resource values. It also specifically identifies key environmentally sensitive lands for conservation and the creation of an integrated system of open space which includes three tiers: preservation areas, natural experience areas and active recreation areas.

Through concentration of development in areas close to downtown and already served by municipal water and sewer services, implementation of this Plan will reduce development pressure on lands at the edge of Town that form the key buffer areas between Eagle and Gypsum on the west and Eagle and Wolcott on the east. This is a key objective of the Eagle Area Open Lands Conservation Plan.



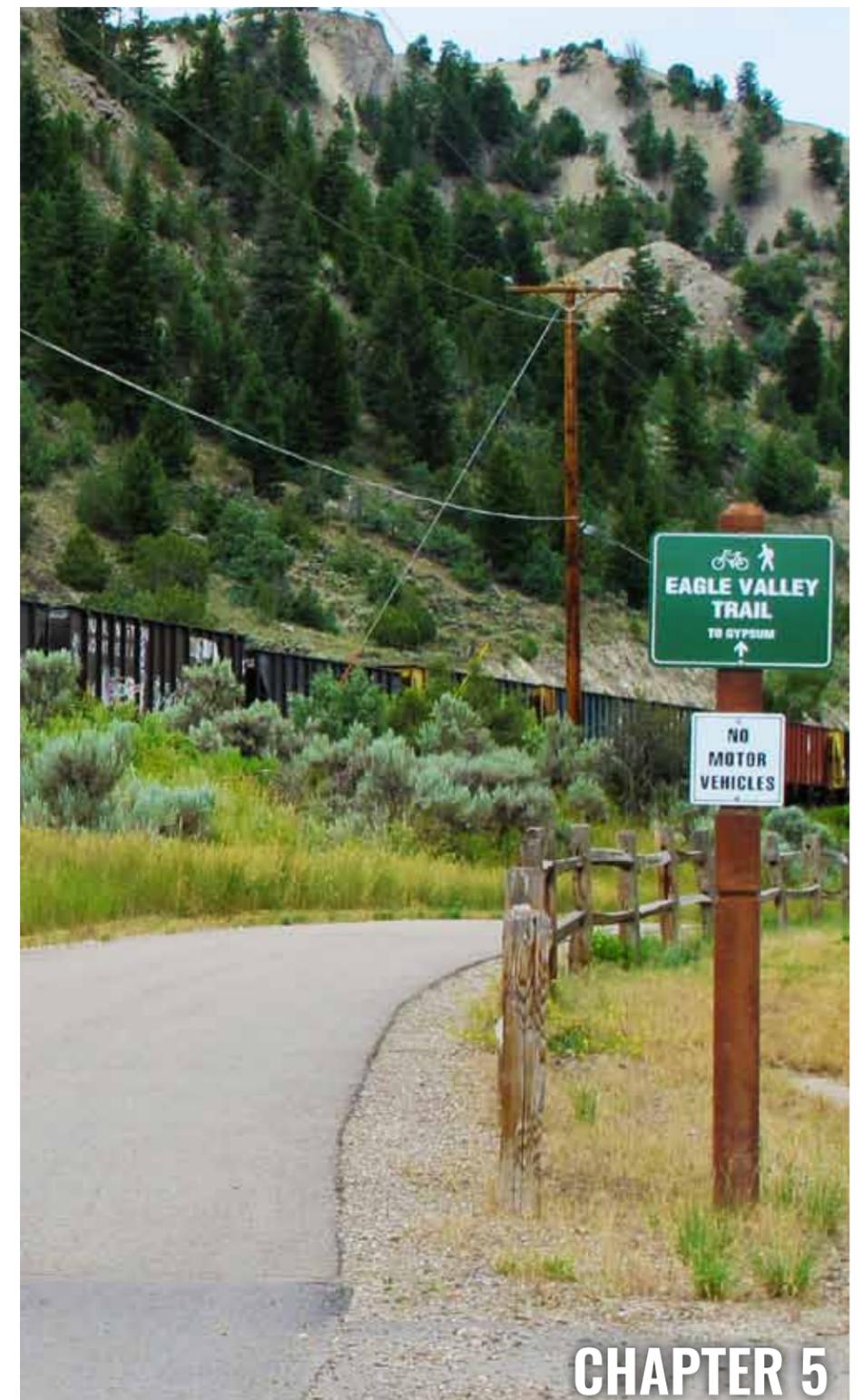
2013 Eagle River Watershed Plan
Add Caption



1997 Eagle Area Open Lands Conservation Plan
Add Caption

“There’s something magical about a river.”

- Tom Boni, Planning Director • Town of Eagle



REGIONAL CONTEXT



REGIONAL CONTEXT

This Chapter expands the discussion of Open Space, Trails and In-Stream Recreation to include the ## mile stretch of the Eagle River from Wolcott to Gypsum. This broader discussion helps to provide a regional context for the objectives of the Town of Eagle River Corridor Plan.

The Town of Eagle River Corridor Plan, as well as other plans that have been developed (ex. Town of Gypsum Eagle River Area Plan), delineate a network of trails (some of which have been constructed) from Wolcott to Gypsum. These plans also identify a system of open space and conservation areas that provide river access points in suitable locales, as well as designate lands, which are important to the river ecosystem, for protection. Between Eagle’s Plan and Gypsum’s Plan there are two whitewater parks and six boat ramps that are proposed, and if constructed, will create a significant river experience for residents and visitors to the Eagle / Gypsum area.

WOLCOTT - EAGLE

The Wolcott Campground is a Bureau of Land Management (BLM) facility that is located approximately 1.5 miles to the west of Wolcott. This is a popular camping area that includes amenities such as a boat ramp, two, large climbing rocks, picnic areas and restrooms. The Wolcott Campground offers the only improved river access between Wolcott and the Town of Eagle.

Approximately 0.5 miles to the west is Horn Ranch, a portion of which was acquired by Eagle County in 2013. The portion of Horn Ranch under the County’s ownership includes public access to over a mile of the Eagle River. Parking facilities are planned to be constructed in 2015. This location within Red Canyon provides exceptional scenery and a river experience isolated from development.

West of Horn Ranch, the Eagle River flows through approximately 1.8 miles of BLM land.

From the end of the BLM land to the Highway 6 Bridge over the Eagle River in the vicinity of Nogal Road, the River is bordered by private property on both sides. There is limited public access through this stretch through a Colorado Parks & Wildlife fishing easement on the north side of the Eagle River that provides fishing access to roughly ## miles of the River.

EAGLE

The next 3.4 miles of the Eagle River is the portion of the river located with the planning area for the Town of Eagle River Corridor Plan. A primary objective of the River Corridor Plan is to provide public access along a majority of this stretch of the Eagle River. Within this stretch there are two existing boat ramps, one at Chambers Park and another informal put-in / take out located on the west side of the “Fishing is Fun Bridge” on Eagle County’s property. There are two planned boat ramps within the planning area. One boat ramp is proposed in the Active Recreation area / Park located at the eastern edge of the planning area. The second boat ramp is proposed on the County’s property, across the river from Bruch Creek Confluence Park.

Providing opportunities for a variety of users of varying skill levels to enjoy the Eagle River is an objective this Plan that was identified as a need by the community. Providing multiple put-in / take-out locations, within the Town, creates options for shorter float trips (rafting, kayaking, tubing, fishing, etc.) on the Eagle River. The inaugural Eagle River Jam was held at the end of May, 2015. During that event, local raft companies offered free float trips along a short section of the Eagle River and during a roughly 4 hour period the rafting companies carried a total of around 220 guests. The local rafting companies have indicated a strong interest in the opportunity for shorter raft float trips in Eagle.

A major recreational improvement identified in this Plan is the creation of the Eagle River Park, which currently serves, primarily as parking area for semi- trucks. Unique improvements to be included in the development of the Eagle River Park include are whitewater features. The



Insert Photo(s) of Horn Ranch



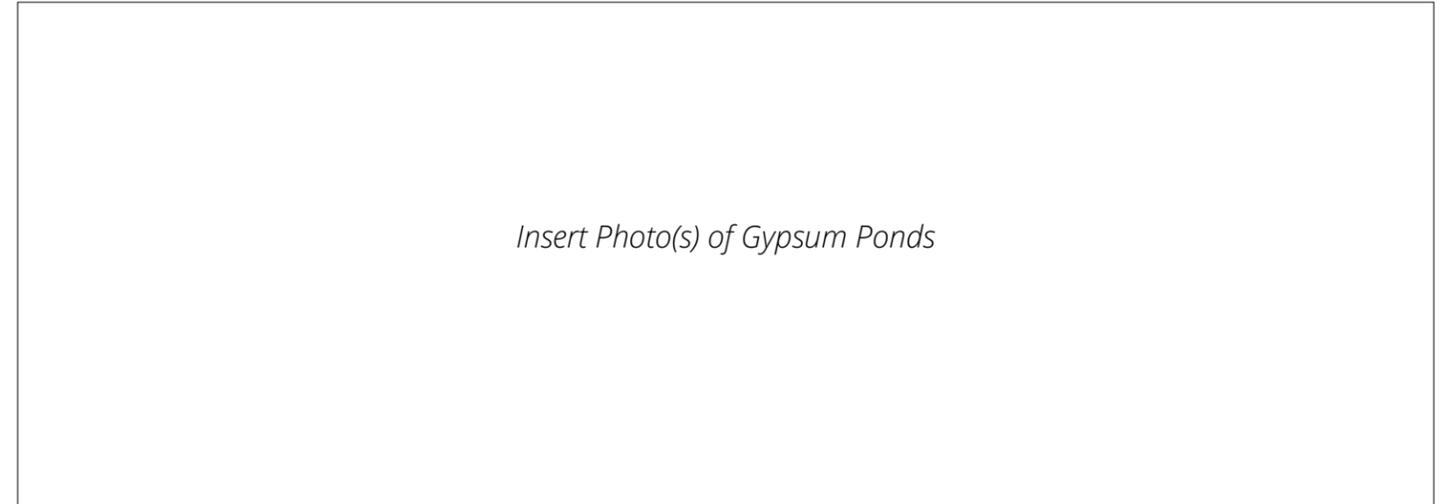
River Jam
Add Caption

section of the Eagle River, adjacent to the parking area, has significant gradient, a result of the channelization of the river during construction of the Interstate. Eagle County funded hydrological studies were conducted in 2005 by McLaughlin Whitewater Design and Recreation Engineering & Planning which identified this area to be well suited for a whitewater park. Work along this portion of the river will also include stabilization of the riverbank stabilization and general rehabilitation of the river channel.

EAGLE - GYPSUM

From the western end of the Town of Eagle's planning area through the Town of Gypsum there are existing, and planned, open space areas, trails and in-stream recreation improvements. In 2009, the Town of Gypsum adopted the Town of Gypsum Eagle River Area Plan. This Plan has been utilized as the primary resource for determining where Gypsum anticipates developing future open space areas, trails and in-stream amenities. Gypsum's Plan includes areas identified as "Preserves" where environmental values are high and where lands will be protected from development. Gypsum's Plan also identifies locations for a future boat ramp and whitewater park. The proposed location for the whitewater park is adjacent to an area that the Plan designates for future, mixed use development.

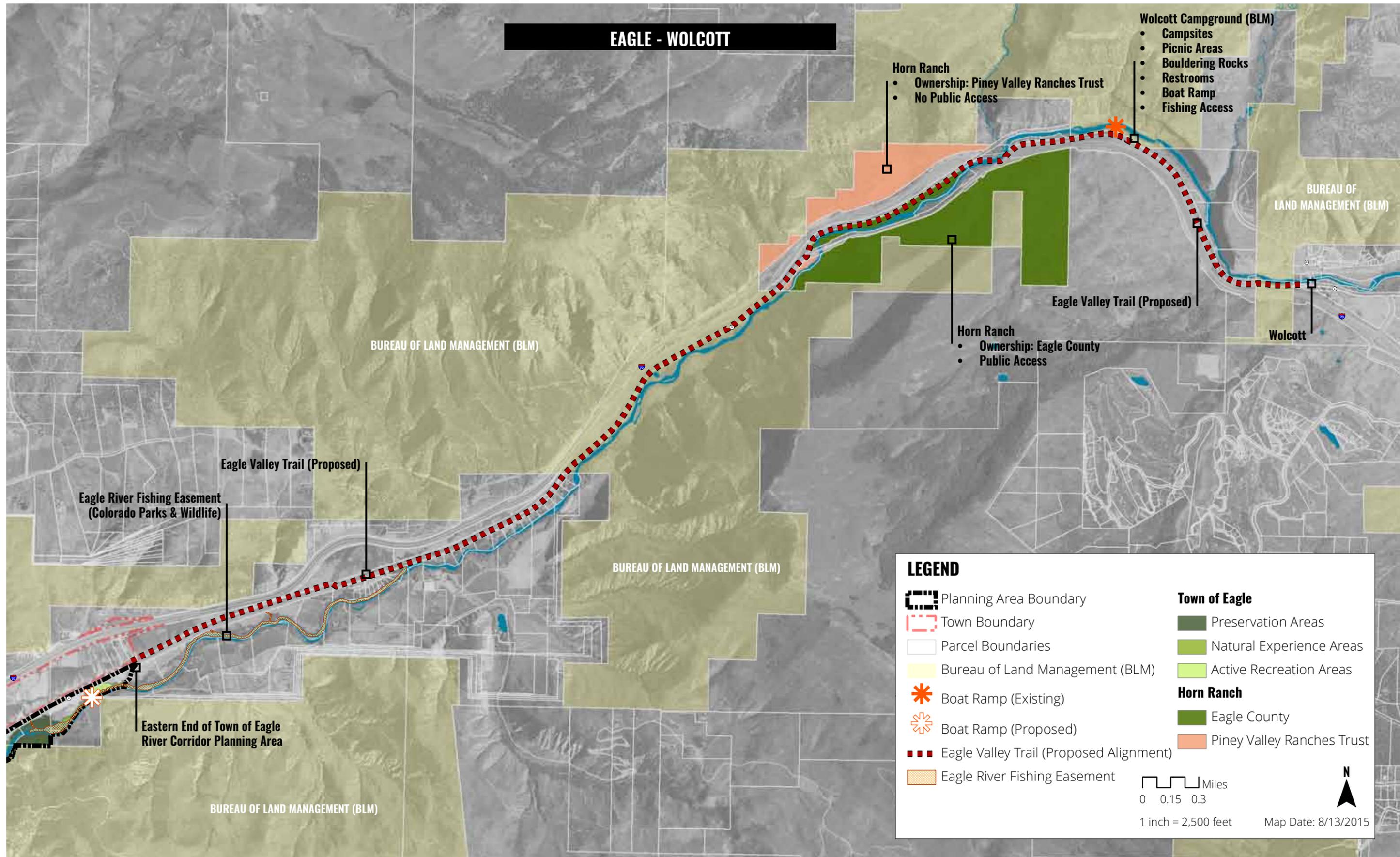
The Gypsum Ponds, a popular fishing area, are located on the north side of the Eagle River and to the northeast of the core of Gypsum. On the western side of Gypsum, there is a BLM campground. A little ways downstream of the campground is a primitive boat ramp that provides access to the Eagle River.

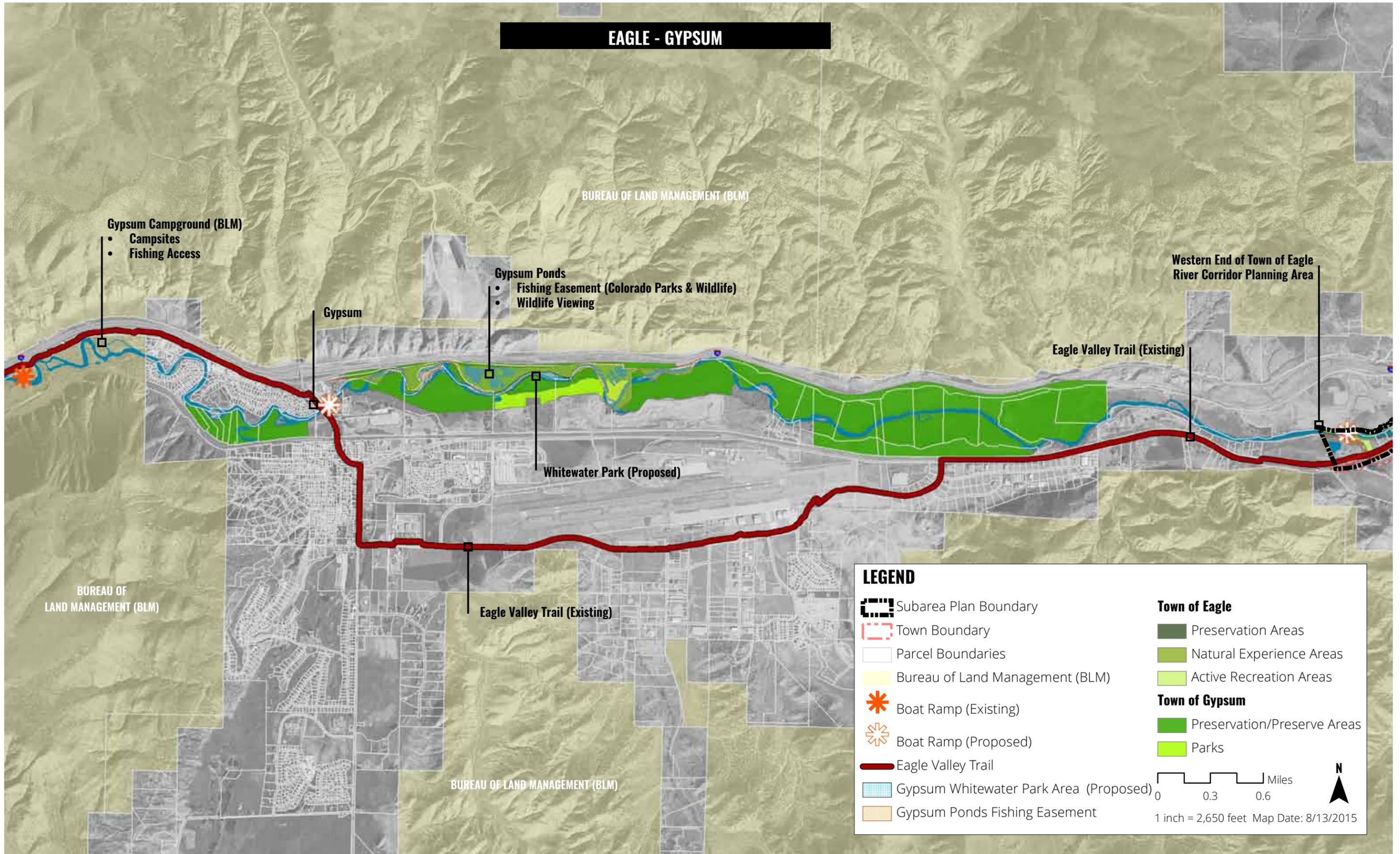


Add Caption
Add Caption



Gypsum Campground Boat Ramp
Add Caption





“Affecting change on this level requires a commitment from, and collaboration between, many entities. The Town of Eagle can’t do this alone.”

“We are proud of having already cultivated partnerships in this process with Eagle County, private property owners and many others, and look forward to building others, such as with Great Outdoors Colorado. When it’s all said and done, everyone stands to benefit from this project.”

- Jon Stavney, Town Manager • Town of Eagle



IMPLEMENTATION



ACTION PLAN

The measure of an effective planning document is the extent to which the vision of the Plan is realized. The themes set forth in the Town of Eagle River Corridor Plan are far reaching and may take years to come to fruition. With its limited resources, the Town should look at pursuing a “piecemeal” approach that will allow for actions to be implemented overtime, which will collectively; achieve the community’s vision for the Eagle River corridor.

Provide in this chapter is a list of recommended implementation actions. This list should be dynamic and should be updated from time to time to remove items that have been completed and to add new items to the list. The Town (i.e., the Board of Trustees and Staff) should utilize this list to develop an annual work plan to pursue various projects related to the river corridor. Implementation of these actions should be seen as investments into the long term vitality and economic health of the Town of Eagle. The implementation actions have been organized around the 6 Themes of the Plan. A recommended prioritization, list of potential partner(s) and potential funding source(s) have been provided for each action.

1. CONSERVATION

Create a network of open space throughout the corridor that conserves and protects wetland and riparian areas essential to the health of the Eagle River, provides protection for wildlife habitat, and allows for active recreation in select areas.

The recommended prioritizations are defined as follows:

Short-Term – attainable within 2 years.

Mid-Term – attainable within 5 years.

Long-Term – attainable within 10 years.

Ongoing – action will require continuous effort.

It is important to note that the cultivation of partnerships will be essential to the implementation of projects along the Eagle River. The Town, alone, is unlikely to have the capacity to do all that is envisioned by this Plan. Achieving the community’s vision will require collaboration between various entities and private partners.

ACTION	PRIORITY	POTENTIAL PARTNERS	FUNDING
<p>Protect Preservation Areas: Pursue opportunities to protect, in perpetuity, the Preservation Areas shown generally on the Open Space & Trails Plan. Conservation Easements or land dedication to the Town of Eagle (or other appropriate entity) should be considered as options for ensuring the preservation of these lands.</p>	Ongoing	<ul style="list-style-type: none"> • Private Property Owners • Eagle County • Eagle Valley Land Trust • Eagle Ranch Wildlife Committee 	<ul style="list-style-type: none"> • Town • Developer(s) • Eagle Ranch Wildlife Fund

ACTION	PRIORITY	POTENTIAL PARTNERS	FUNDING
<p>Ensure Public Access to Eagle River: Through the Town’s annexation and development process, it is recommended that the Town require property owners to provide public access to and along the Eagle River. Public Easements or land dedications to the Town of Eagle (or other appropriate entity) should be considered to ensure public access is provided to the Natural Experience Areas and Active Recreation Areas shown generally on the Open Space & Trails Plan.</p>	Ongoing	<ul style="list-style-type: none"> • Private Property Owners • Eagle County • Bureau of Land Management • Colorado Parks & Wildlife • Eagle Valley Land Trust 	<ul style="list-style-type: none"> • Town • Developer(s)
<p>Protect Water Quality of the Eagle River: Develop storm water standards to ensure that development utilizes Best Management Practices in order to protect the health of the Eagle River.</p>	Ongoing	<ul style="list-style-type: none"> • Private Property Owners • Eagle River Watershed Council • Eagle County 	<ul style="list-style-type: none"> • Town
<p>Eagle River Corridor Restoration & Improvements: Encourage development within the planning area to utilize landscape materials that will enhance the ecosystem along the Eagle River. Support efforts to improve fish habitat and fish migration routes along the Eagle River. Evaluate the river corridor to identify areas along the Eagle River where the river bank has become unstable. In areas where the river bank has become unstable and creates a potential hazard, consider options to stabilize these sections of river bank.</p>	Ongoing	<ul style="list-style-type: none"> • Private Property Owners • Eagle County • Great Outdoors Colorado (GOCO) • Colorado Parks & Wildlife • US Army Corps of Engineers • Eagle River Watershed Council • Trout Unlimited • Eagle Valley Land Trust 	<ul style="list-style-type: none"> • Town • Grants

2. ECONOMIC DEVELOPMENT

Facilitate public and private sector investment within the river corridor that catalyzes economic growth and community place-making..

ACTION	PRIORITY	POTENTIAL PARTNERS	FUNDING
<p>Pursue “Low Hanging Fruit”: Priority should be given to projects that are most readily available.</p>	Ongoing	• ##	<ul style="list-style-type: none"> • Town • Grants • Donations
<p>Review / Revise Land Use Regulations: Review the land use regulations for properties within the river corridor to ensure that the Town’s zoning (and any other applicable regulations) being applied to these properties allows for the land uses envisioned in this Plan. For certain properties along the river corridor, Planned Unit Development (PUD) zoning may be appropriate. It is recommended that the Town consider the pros & cons of Planned Unit Development (PUD) Zoning against the pros & cons of creating a Town zone district for these properties.</p>	Short-Term	<ul style="list-style-type: none"> • Private Property Owners • Eagle County • Colorado Department of Local Affairs (DOLA) 	<ul style="list-style-type: none"> • Town • Grants
<p>Special Financing District: Evaluate options for the establishment of a Special Financing District(s) such as: <ul style="list-style-type: none"> • Urban Renewal District (URA); • General Improvement District (GID); or, • Downtown Development Authority / District (DDA)). Special Financing Districts are useful implementation tools as they can serve as a financing mechanism for improvements that the Town may not otherwise be able to fund. It is recommended that the boundaries of any Special Financing District that is established to encompass the “Development Core” and “Recreation Core.”</p>	Short-Term	• ##	<ul style="list-style-type: none"> • Town

ACTION	PRIORITY	POTENTIAL PARTNERS	FUNDING
<p>Private Sector Incentives: Explore opportunities to incentive private sector investment within the river corridor. It is recommended that these incentives focus on private sector investment in the Development Core / Riverside Mixed Use area.</p>	Mid-Term	<ul style="list-style-type: none"> • Private Property Owners 	<ul style="list-style-type: none"> • Town • Special Financing District(s)
<p>River Events: Pursue opportunities to develop a series of events related to the river, such as: <ul style="list-style-type: none"> • Annual Event (ex. Eagle River Jam & Backyard BBQ, FiBARK - Salida, CO; or Mountain Games - Vail, CO); • Weekly or monthly competition series (ex. kayak, stand up paddle board, and/or surf competitions); • Beach volleyball tournaments; or, • River tubing events. </p>	Ongoing	<ul style="list-style-type: none"> • Marketing & Events Advisory Committee (MEAC) • Local Businesses / Organizations 	<ul style="list-style-type: none"> • Town • MEAC • Donations

3. RECREATION

Provide high quality, river-oriented recreation amenities that allow for a wide variety of user groups to enjoy the Eagle River and its immediate environs.

ACTION	PRIORITY	POTENTIAL PARTNERS	FUNDING
<p>Design & Construction of Recreation Core: The Recreation Core has been identified as one of the key elements of the Plan. Development of this area will facilitate the creation of the desired “wow” factor, as well as providing opportunities for a variety of river related activities in the Town of Eagle, which do not currently exist. The design and construction of the Recreation Core will be a major step towards achieving the community’s vision. Additional public input may be necessary to further refine the actual design of the various components of the Recreation Core.</p>	Long-Term	<ul style="list-style-type: none"> • Private Property Owners • Eagle County • Great Outdoors Colorado (GOCO) • Colorado Parks & Wildlife • US Army Corps of Engineers • American Whitewater • Eagle Ranch Wildlife Committee 	<ul style="list-style-type: none"> • Town • Eagle County • Grants • Donations • Eagle Ranch Wildlife Fund • Special Financing District(s)

ACTION	PRIORITY	POTENTIAL PARTNERS	FUNDING
<p>Ensure River Access (outside of Recreation Core):</p> <p>Pursue opportunities to improve existing, public access points, as well as opportunities to construct new, public access points.</p> <p>Improvements to consider include the following:</p> <ul style="list-style-type: none"> Evaluate options to improve existing public, fishing access points. Upgrades may include parking improvements and / or better signage. Study use of existing boat ramps to determine if adequate facilities (ex. parking, restrooms, etc.) exist. Evaluate the location of existing boat ramps to determine if they are sited appropriately. Improvements should be pursued to address any deficiencies identified. Consider options to create additional, public river access points. This Plan recommends the construction of a boat ramp at the eastern end of the planning area to provide the option for a “Town Run.” 	Ongoing	<ul style="list-style-type: none"> Private Property Owners Eagle County Great Outdoors Colorado (GOCO) Colorado Parks & Wildlife US Army Corps of Engineers American Whitewater Trout Unlimited Eagle Ranch Wildlife Committee Special Financing District(s) 	<ul style="list-style-type: none"> Town Eagle County Grants Donations Eagle Ranch Wildlife Fund Special Financing District(s)
<p>Create a Safe Environment along the River:</p> <p>Study the river corridor to identify in-stream hazards. Pursue options to remove any hazards that are identified.</p> <p>Creating a safe environment along the Eagle River will help to attract river users to Eagle.</p>	Ongoing	<ul style="list-style-type: none"> ## 	<ul style="list-style-type: none"> Town

ACTION	PRIORITY	POTENTIAL PARTNERS	FUNDING
<p>Trail Networks along the Eagle River:</p> <p>It is recommended that the following trail improvements be considered:</p> <ul style="list-style-type: none"> Construct missing sections of the Eagle Valley Trail through the Town. Develop a soft surface “Discovery Trail” along the Eagle River. Informational signage should be provided along this trail system. Opportunities to connect this trail system with local schools are strongly encouraged. Create a system of paved and soft surface trails along the Eagle River. New trails should provide connections to existing, local and regional trail systems where possible. Explore opportunities to create connections between trails along the river with trails on BLM lands. Benches and shade trees should be installed along trails to provide shaded, rest areas. 	Long-Term	<ul style="list-style-type: none"> Private Property Owners Eagle County Great Outdoors Colorado (GOCO) Eagle Ranch Wildlife Committee Special Financing District(s) 	<ul style="list-style-type: none"> Town Eagle County Grants Donations Eagle Ranch Wildlife Fund Special Financing District(s)

4. PLACE-MAKING

Create authentic and memorable places along the Eagle River for both residents and visitors.

ACTION	PRIORITY	POTENTIAL PARTNERS	FUNDING
<p>Celebrate Gateways:</p> <p>Create unique, well designed gateways at key entry points along the river corridor.</p> <p>These entry points include the following:</p> <ul style="list-style-type: none"> Fairgrounds Road - provides access to the Recreation Core and the Eagle County Fairgrounds Broadway - provides access to North Broadway Neighborhood Brooks Lane / Fifth Street - provides access to downtown Eagle and to the Brooks Lane Neighborhood 	Long-Term	<ul style="list-style-type: none"> Private Property Owners Eagle County Local Businesses / Organizations Special Financing District(s) 	<ul style="list-style-type: none"> Town Eagle County Grants Donations Special Financing District(s)

ACTION	PRIORITY	POTENTIAL PARTNERS	FUNDING
<p>Create “Places of Discovery”: Develop activity nodes / “places of discovery” along the Eagle River. These activity nodes should be designed in a manner that is sensitive to their context along the river corridor.</p>	Ongoing	<ul style="list-style-type: none"> Private Property Owner(s) / Developer(s) Eagle County 	<ul style="list-style-type: none"> Town Grants Donations

5. TRANSPORTATION & ACCESS

Provide convenient public access from Eagle’s neighborhoods to the Eagle River.

ACTION	PRIORITY	POTENTIAL PARTNERS	FUNDING
<p>Provide Safe & Convenient Access to Riverside Mixed Use Area: Ensure that the design of the Broadway / Highway 6 intersection and the Fifth Street-Brooks Lane / Highway 6 intersection are designed to facilitate comfortable and efficient movement of pedestrians and bicyclists from downtown Eagle to the Riverside Mixed Use area.</p>	Ongoing	<ul style="list-style-type: none"> Private Property Owner(s) / Developer(s) Special Financing District(s) 	<ul style="list-style-type: none"> Town Private Property Owner(s) / Developer(s) Special Financing District(s)
<p>Assist with Upgrading Railroad Crossings: Work with developer(s) to obtain upgraded Public Utilities Commission/ Union Pacific Railroad crossings.</p>	Ongoing	<ul style="list-style-type: none"> Private Property Owner(s) / Developer(s) Special Financing District(s) Public Utilities Commission 	<ul style="list-style-type: none"> Town Private Property Owner(s) / Developer(s) Special Financing District(s)
<p>Assist with Permitting for Bridges over the Eagle River: Work with developer(s) to obtain permits from US Army Corps of Engineers for pedestrian bridges (and vehicular bridge if necessary) across the Eagle River.</p>	Ongoing	<ul style="list-style-type: none"> Private Property Owner(s) / Developer(s) Special Financing District(s) US Army Corps of Engineers 	<ul style="list-style-type: none"> Town Private Property Owner(s) / Developer(s) Special Financing District(s)

6. EDUCATION & AWARENESS

Use elements of the Eagle River and adjacent lands to promote understanding of the river ecosystem.

ACTION	PRIORITY	POTENTIAL PARTNERS	FUNDING
<p>Provide Informational Signage: Design and install informational signage along trails, in open space areas, adjacent to preservation areas and adjacent to historic structures. Informational signage should be designed to raise awareness for topics such as riparian environments, wetlands and protection of the River’s water quality Installation of signage that works with “smart phones” could provide the opportunity to have a self-guided tour of the river corridor.</p>	Ongoing	<ul style="list-style-type: none"> Eagle County Eagle River Watershed Council Colorado Parks & Wildlife Eagle County Historical Society Great Outdoors Colorado (GOCO) American Rivers Eagle Ranch Wildlife Committee 	<ul style="list-style-type: none"> Town Grants Donations Eagle Ranch Wildlife Fund
<p>Guide Visitors & Residents to Public, River Access Points: Develop and distribute informational materials that guide visitors and residents to the appropriate, public access points along the Eagle River.</p>	Ongoing	<ul style="list-style-type: none"> Eagle County Eagle River Watershed Council Colorado Parks & Wildlife Eagle County Historical Society American Rivers 	<ul style="list-style-type: none"> Town Grants Donations



APPENDIX

