Memorandum



DATE January 15, 2010

 Trinity River Corridor Project Committee Members: David A. Neumann (Chairman)
Steve Salazar (Vice-Chair)
Mayor Pro Tem Dwaine Caraway
Deputy Mayor Pro Tem Pauline Medrano
Carolyn R. Davis

SUBJECT Options for Use of Loop 12 Gateway Funds

Attached you will find a briefing entitled Options for Use of Loop 12 Gateway Funds that will be presented to the Trinity River Corridor Project Committee on January 19, 2010. The briefing provides options for the use of the Loop 12 Gateway Funds. Action on this item is not needed at this time, but the committee can begin consideration of this issue.

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Please contact me if you have questions.

Jill A. Jordan, P.E. Assistant City Manager



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C: Honorable Mayor and Members of the City Council Mary K. Suhm, City Manager Ryan S. Evans, First Assistant City Manager A.C. Gonzalez, Assistant City Manager Forest E. Turner, Assistant City Manager David K. Cook, Chief Financial Officer Deborah A. Watkins, City Secretary Thomas P. Perkins, Jr., City Attorney Craig D. Kinton, City Auditor Judge C. Victor Lander Helena Stevens-Thompson, Asst. to the City Manager Frank Librio, Director, Public Information Office Kelly High, Director, Trinity Watershed Management Rebecca Rasor, P.E., Managing Director, Trinity River Corridor Project

Options for Use of Loop 12 Gateway Funds

Trinity River Corridor Project Committee January 19, 2009



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Purpose of Briefing



- Present background of previous options for the use of Loop 12 Gateway funds
- Present options for the future use of the \$3M available in Loop 12 Gateway funds
- Seek direction on the use of the Loop 12 Gateway funds

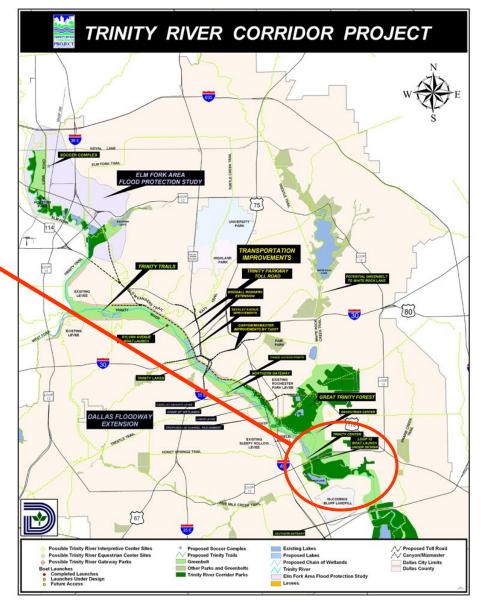




Loop 12 Gateway Location



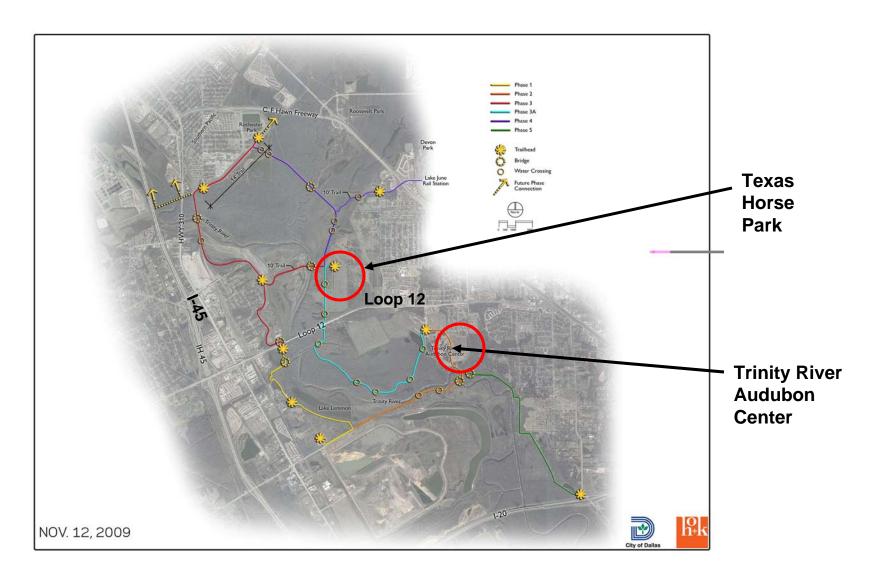
Located east of I-45, west of the Trinity and along Loop 12





Loop 12 Gateway Region







Background



- In 1998 the Trinity River Corridor Bond Proposition set aside \$3M for the Loop 12 Gateway.
- In the 1999 Master Implementation Plan the Loop 12 Gateway was envisioned as a regional gateway to the Great Trinity Forest and the amenities in this area, including the proposed Trinity River Audubon Center, Texas Horse Park and Trails



Background



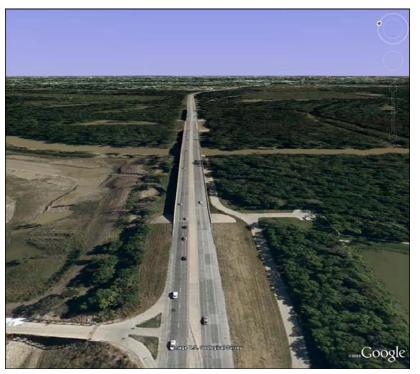
- Over the years, options have been considered for the Loop 12 Gateway project
- Previous options and their challenges for the Loop 12 Gateway:
 - Sleepy Hollow Golf Course picnicking facility, however....
 - Site will not be available for development until U. S. Army Corps of Engineers is finished with their wetlands project in 2012



Background



- Landscaping and streetscape improvements along Loop 12, however...
 - TxDOT requires that the City of Dallas take over all maintenance of the Loop 12 right-of-way if landscape improvements are made





Potential Loop 12 Gateway Projects

- It is now time to decide which project to implement with the available funding of \$3M Options to include:
- Package 1: Beacon at I-45 and Loop 12
- Package 2: Audubon Center enhancements at Loop 12 and signage
- Package 3: Recreation Improvements at Elam Road
- Package 4: Sleepy Hollow recreational improvements and signage





Beacon at I-45 and Loop 12 - \$3.0

- Implement the first Beacon
 - Three Trinity Beacons were identified in the Signage Plan of the Park Design Guidelines, as presented to the Trinity River Corridor Project Committee on September 16, 2009
 - Seen from a distance, their function is to attract visitors to the Trinity Corridor's three main portals





Possible Locations for Beacons





TRINITY FIELDS



Beacon at the Trinity Fields



TRINITY LAKES





TRINITY FOREST



Beacon at the Trinity Lakes

Beacon at the Trinity Forest



Beacon at I-45 and Loop 12







Great Trinity Forest Gateway Beacon

- Proposed Height is 120 feet tall
- Internally illuminated at night
- Final location will be determined with TxDOT
- Proposed Materials
 - **Dichroic Glass**
 - Steel Framework
 - **Concrete Base**



Package 2 - Projects



Audubon Entrance Enhancements - \$3.0M

- A. Purchase additional property along Loop 12 in front of the Trinity River Audubon Center
- B. Complete the Audubon Center entrance/exit road and add landscaping and signal light at Loop 12 / Longacre intersection
- C. Signage to provide direction and identification of the Great Trinity Forest entrance and amenities









A. Purchase property along Loop 12 - \$1.6M

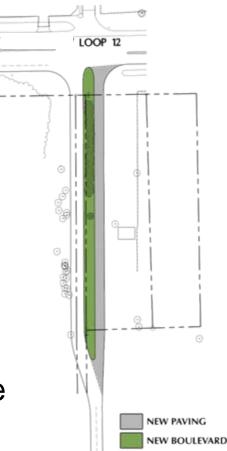
 Land acquisition for additional commercial properties east of the Audubon Center entrance







- B. Complete the Audubon Center entrance/exit road and add landscaping and signal light at Loop 12 and Longacre intersection - \$0.6M
 - Provides landscaped boulevard entrance
 - Provides a traffic signal at Longacre / Loop 12 intersection to better facilitate traffic entering and exiting the Audubon Center
 - This work could not be done previously due to the property purchase to the east of the entrance not being complete





C. Signage - \$0.6M

- Provide a monument sign at the entrance into the Great Trinity Forest along Loop 12
- Provide directional signage for amenities in the Great Trinity Forest region





Package 3 - Projects



Recreational Improvements at Elam Road - \$3.0M

- A. Land acquisition
- B. Entry gate at Elam Road and Pemberton Hill Road
- C. Trailhead parking for cyclists and horseback riders and access road
- D. Minimal trail improvements







A. Land Acquisition - \$1.5M

 Purchase 2 remaining parcels to the south of Elam Road







B. Entry Gate at Elam Road and Pemberton Hill Road - \$0.2M

 Gate would provide a more secure, attractive entrance to the planned activities to be added, such as the trails and trailhead parking







C. Trailhead Parking and Road - \$1.0M

 Provide gravel parking lot and access road for users







D. Minimum trail improvements - \$0.3M

 Provide minimal equestrian trail improvements, including clearing of land and signage





Package 4 - Projects



Sleepy Hollow Recreational Improvements - \$3.0M

- A. Provide recreational improvements at Sleepy Hollow after the U. S. Army Corps of Engineers completes their lower chain of wetlands project in 2012
- B. Provide directional signage and signage at access points to recreational elements in the Great Trinity Forest Region







A. Recreational improvements at Sleepy Hollow (2012) - \$2.4M

- Picnic shelters and amenities
- Trails
- Parking area enhancements
- Entrance improvements







B. Signage - \$0.6M (Same signage plan as Package #2)

- Provide a monument sign at the entrance into the Great Trinity Forest along Loop 12
- Provide directional signage for amenities in the Great Trinity Forest region





Next Steps

\$3.0M

\$3.0M

- Determine which package is preferable
 - Package 1: Beacon \$3.0M
 - Package 2: Audubon Entrance Enhancements / Signage \$3.0M
 - Package 3: Recreational Improvements at Elam Road
 - Package 4: Sleepy Hollow /Signage





Next Steps



- Acquire design proposal(s)
- Seek approval(s) for design contract awards
- Start land acquisition process, as required
- Proceed with implementation





Options for Use of Loop 12 Gateway Funds

Trinity River Corridor Project Committee January 19, 2009



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