



Albemarle County

Legislation Text

File #: 18-435, **Version:** 1

AGENDA DATE: 9/5/2018

TITLE:

Brook Hill River Park

SUBJECT/PROPOSAL/REQUEST: Consideration of offer to donate 20.4 acre property to Albemarle County for a public park.

ITEM TYPE: Consent Action Item

STAFF CONTACT(S): Richardson, Henry, Kamptner, Herrick, Crickenberger, Smith, Mahon

PRESENTER (S): N/A

LEGAL REVIEW: Yes

REVIEWED BY: Jeffrey B. Richardson

BACKGROUND: The Crockett Corporation gifted Albemarle County with a 20.4 acre property located on the Southwest corner of Route 29 and Rio Mills Road along the South Fork of the Rivanna River (Attachment A). A condition of the gift (Attachment B) from the Crockett Corporation is naming the boat launch and trail park "Brook Hill River Park."

The property is designated as Open Space, is located on properties designated as Rural Area in the Albemarle County Comprehensive Plan, and is not within the watershed of the drinking water supply protection areas.

This site provides the opportunity for the addition of a boat launch at Rio Mills which would offer an upstream public boat launch. Currently, there are currently only three public launch/landing sites along this section of the river: Darden Towe Park, Riverview Park, and Milton. The County's Parks and Recreation Department is proposing to develop and manage a public boat launch and trail head within a small river front trail park on the Brook Hill River Park site.

STRATEGIC PLAN:

Engaged Citizens: Successfully engage citizens so that local government reflects their values and aspirations; **Natural Resources Stewardship:** Thoughtfully protect and manage Albemarle County's ecosystems and natural resources in both the rural and development areas to safeguard the quality of life of current and future generations; **Rural Area Character:** Preserve the character of rural life with thriving farms and forests, traditional crossroad communities, and protected scenic areas, historic sites, and biodiversity.

DISCUSSION: This property is recognized by the State for its relevance to the history of the river and the people who settled along it. Historically, this site has been a popular destination for anglers, a launch site for kayakers and canoers, and the launch site for the annual Rivanna River Regatta. The Department of Game and Inland Fisheries recognizes the Rivanna River as an underutilized fishery due to limited access points.

The County, in partnership with the Virginia Department of Game and Inland Fisheries, is proposing to increase opportunities for the use of the Rivanna River with the establishment of a small riverfront park to serve as a public boat launch and a greenway trailhead to serve a network of future bike/pedestrian facilities in the area. A Phase 1 Environmental Site Assessment was completed on July 26, 2018, with no recognizable environmental conditions found. On August 14, 2018, the Planning Commission found the concept of the proposal to develop and manage the public boat launch and trail head to be in substantial accord with the Comprehensive Plan (Attachment C).

There were additional recommendations made that areas of archaeological findings recognized by the State Department of Historical Resources be undisturbed and that educational opportunities be taken to interpret the history.

BUDGET IMPACT: There is no immediate budget impact related to the acceptance of this land gift. Parks and Recreation is requesting funding for the Brook Hill River Park in the CIP for FY20. WW Associates estimated cost of the project as of October 23, 2017 is \$392,000 to include design, boat launch, gravel parking, gravel trails, picnic tables, benches, trash receptacles, and signage.

RECOMMENDATION:

Staff recommends that the Board:

- adopt the attached Resolution (Attachment D) to approve the County's acquisition of the property
- authorize the County Executive to sign all documents necessary for this conveyance once the documents have been approved as to form and substance by the County Attorney.

ATTACHMENTS:

Attachment A - Property Location Map

Attachment B - Deed of Gift

Attachment C - Planning Commission Action Letter

Attachment D - Resolution