

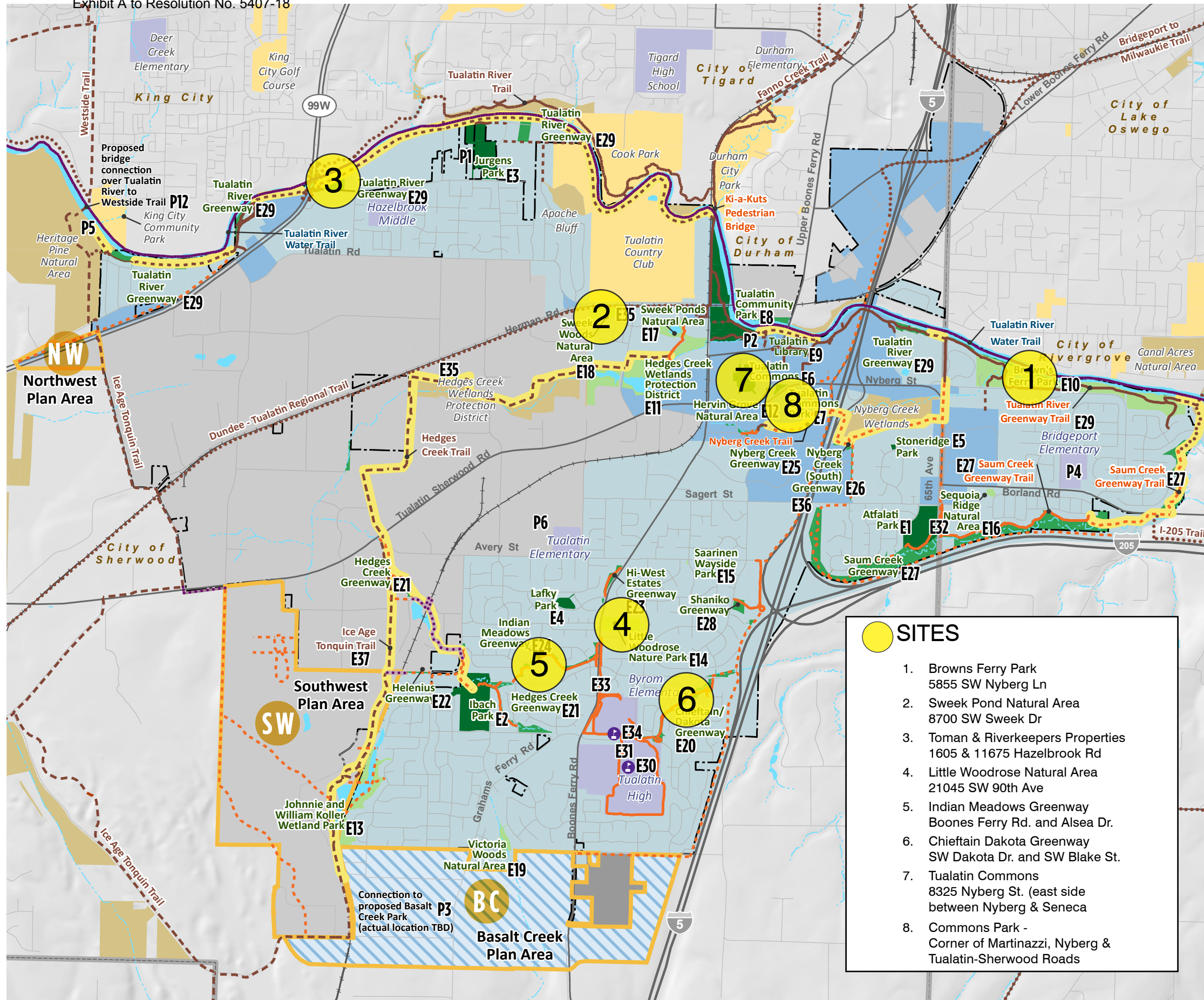
# Veterans Memorial - Site Options

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1. Browns Ferry Park - 5855 SW Nyberg Ln
2. Sweek Pond Natural Area - 8700 SW Sweek Dr
3. Toman & Riverkeepers Properties -11605 & 11675 Hazelbrook Rd
4. Little Woodrose Natural Area - 21045 SW 90th Ave
5. Indian Meadows Greenway - Boones Ferry Rd. and Alsea Dr.
6. Chieftain Dakota Greenway - SW Dakota Dr. and SW Blake St.
7. Tualatin Commons - 8325 Nyberg St. (east side between Nyberg & Seneca)
8. Commons Park - Corner of Martinazzi, Nyberg and Tualatin-Sherwood Roads

**PARKS & RECREATION MASTER PLAN**

Map 3: Existing, Planned, and Proposed Trails



<b>Tualatin Trails</b>	<b>Other Trails</b>
— Existing Paths and Trails	— Priority Trail Segments
- - - Planned Paths and Trails	- - - Potential Trail Opportunity
<b>Regional Trails</b>	— Existing Tualatin River Water Trail
— Existing Multi-Use Trails	
- - - Planned Multi-Use Trails	
- - - Proposed Multi-Use Trails	
<b>Tualatin Park and Recreation Facilities</b>	<b>Other Park and Natural Areas</b>
■ Parks	■ Other Developed Parks and Recreation Areas
■ Greenways	■ Other Greenways and Natural Areas
■ Natural Parks & Areas	■ Tigard-Tualatin District Schools
■ Shared Use Paths	
● School Joint-Use Facilities	
<b>Planning Areas</b>	<b>Land Uses</b>
■ Plan Area	■ Residential
	■ Commercial
	■ Industrial
	■ Institutional
	■ Mixed Use: Residential, Commercial & Industrial
<b>Base Map Features</b>	
- - - Tualatin City Boundary	
- - - County Boundary	
— Freeways/Highways	
— Major Arterials	
— Local Streets	
— Railroads	
— Streams	
— Rivers and Waterbodies	

- SITES**
1. Browns Ferry Park  
5855 SW Nyberg Ln
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1605 & 11675 Hazelbrook Rd
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21045 SW 90th Ave
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## Site 1: Brown's Ferry Park

5855 SW Nyberg Ln / Natural Area Park

### Background Information

Brown's Ferry is a 28.33 acre natural area park located on the Tualatin River in east Tualatin. The park provides river access and passive recreation such as walking, picnicking, and wildlife viewing. Site features subtle grade changes with a variety of open greenspace, grassy fields, forest cover and habitat areas for wildlife and wetlands. The park is well used and connected to adjacent neighborhoods. Seasonally the park provides kayak rentals and a summer art program. There is on-site parking at the west end and next to the community center at the east end of the site. Site has a public restroom and water. Areas in high use have lighting and electrical.

### Other Site Observations

- Probable natural area setback requirements
- Probable environmental constraints due to flood restrictions along the Tualatin River, creek and wetlands
- Surrounded by Residential neighborhoods
- Visible from Nyberg Rd; not high traffic

### Future Master Plan Initiatives

- Stabilize banks of Tualatin River and Nyberg Creek with native vegetation
- Redevelop portions of Park to facilitate programs and events

**Distance from Tualatin Public Library** / 1.2 miles by car

**Access to Public Transit from Site** / 0.80 miles

**Parking** / Yes

**ADA Accessibility** / Yes

**Water Access/Views** / Access to Tualatin River via established boat launch, views to river, creek, on-site wetlands & ponds

**Existing Pedestrian Walkways** / Yes (Concrete & Soft Surface)

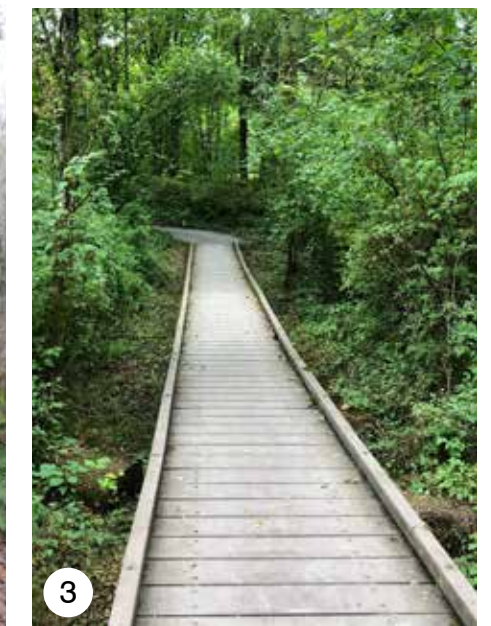
**Tree Cover** / Yes

**Ambient Noise** / Quiet, minor traffic (Nyberg Rd.)

**High Visibility into Site** / Visible from Nyberg Rd.

**Close Proximity to** / Legacy Meridian Medical Center, Bridgeport Elementary School, SW Nyberg Rd. commercial district, Stafford Hills Athletic Club

**Demographics** / Population Density: Medium density (4089/mi<sup>2</sup>). Nearby neighborhood at south side of Nyberg (near the hospital): high density (10,000+ / m<sup>2</sup>). | Median Income by neighborhood: \$114,766 & nearby neighborhood: \$35,107 | Race and Ethnicity: 87.5% White, 3.8% Hispanic. 8.7% Other





## Site 2: Sweek Pond Natural Area

8700 SW Sweek Dr. / Natural Parks & Areas

### Background Information

Sweek Pond Natural Area is a 7.91 acre site located in central Tualatin. The Trail Heritage Center is located on-site; parking is shared with the Police Department and Municipal Court. The site provides passive recreation including walking, and wildlife viewing by way of an established interpretive trail system that loops around the pond. The site is heavily wooded, with a few designated lookouts to the pond. A variety of interpretive panels showcasing "Birds! High & Low," "An Urban Wetland," "Tribal Homelands," and other site features or local heritage are distributed throughout the site. No restrooms are available.

### Other Site Observations

- Probable natural area setback requirements
- Probable environmental constraints due to flood restrictions along the trail
- Overlooked and in close proximity to apartment buildings, trees provide buffer in many areas of the site; path is exposed to and abuts properties along southern edge
- Opportunity to partner with Heritage Center for educational opportunities
- Ample parking in shared lot
- Walking distance from town
- Site has limited visibility from Tualatin Rd/ Sweek Dr
- No site lighting, water or electrical observed on-site

**Distance from Tualatin Public Library** / 0.70 miles by car

**Access to Public Transit from Site** / 0.40 miles

**Parking** / Yes

**ADA Accessibility** / Yes

**Water Access/Views** / Views to pond only

**Existing Pedestrian Walkways** / Yes (Concrete, Soft Surface)

**Tree Cover** / Heavily wooded

**Ambient Noise** / Quiet, minor vehicle traffic (SW Sweek Dr.)

**High Visibility into Site** / No

**Close Proximity to** / Tualatin Parks and Recreation Office, Tualatin Community Park, Van Raden Community Center, Police Station, Apartments, Heritage Center

**Demographics** / Population Density: Low 2061/mi<sup>2</sup> | Median Income: \$42,037 and the adjacent neighborhood is \$62,434 | Race and Ethnicity: 62.5% White, 27.1% Hispanic, 10.4% Other





## Site 3: Toman & Riverkeepers Properties

11605 & 11675 Hazelbrook Rd / Natural Areas

### Background Information

Toman & Riverkeepers properties is a 3.15 acre site located in Northwest Tualatin, bound by 99W to the west, Tualatin River to the north and SW Hazelbrook Rd. to the south. Site features easy river access for kayaks and canoes at establish boat launch, designated parking at trail head with additional on-street parking. The site is a mix of open space and trees. Buildings include the Tualatin Riverkeepers, a non profit organization that protects and restores the Tualatin River Watershed. No restrooms are available.

### Other Site Observations

- Probable natural area setback requirements
- Probable environmental constraints due to flood restrictions along the Tualatin River
- Large open green area due to recent construction work (pipe installation?). Re-vegetation underway.
- Access to boat launch under overpass (99W)
- No site lighting, water or electrical observed on-site
- Appears to have limited use

**Distance from Tualatin Public Library** / 2.60 miles by car

**Access to Public Transit from Site** / 0.60 miles

**Parking** / On-street and limited parking (3 spaces) at boat launch trailhead and Tualatin Riverkeepers

**ADA Accessibility** / Yes

**Water Access/Views** / Access & Views to Tualatin River via established boat launch

**Existing Pedestrian Walkways** / Yes (Concrete & Soft Surface)

**Tree Cover** / Along riverbanks and street only

**Ambient Noise** / Noisy due to traffic on 99W

**Visibility into Site** / Yes from 99W

**Close Proximity to:** RV Park, Apartments (across street), Toman Offices, Hazelbrook Middle School

**Demographics** / Population Density: Low 1537/ mi2 | Median Income: \$62,434 | Race and Ethnicity: 85.6% White, 10.3% Hispanic, 4.1% Other





## Site 4: Little Woodrose Natural Area

21045 SW 90th Ave / Natural Parks & Areas

### Background Information

Little Woodrose Nature Park is a 6.55-acre natural area located in central Tualatin. The site offers surrounding residential uses access to nature, shade, trails and mature vegetation. The site is densely wooded with a soft surface loop trail and a short hard surface, accessible trail on West side.

### Site Observations

- Steep grades & stairs (must use stairs at east entrance); may make it difficult to place ADA paths without compromising natural area
- Probable environmental restrictions and sensitive areas
- Residential neighborhood at east entrance and busy road at west
- Need to explore parking (i.e.. a few spots off Boones Ferry Road?)
- Presence of invasive species that needs to be mitigated
- Trail loops close to residential properties along SE side
- Church provides access to trail

### Master Plan Goals

Site recommendations for Little Woodrose Nature Park focus on stewardship to address deferred maintenance and natural area restoration and associated maintenance activities.

- Plant site with native vegetation.
- Rebuild trail, entry, and stairways throughout the park and entryways.
- Improve overall ADA access as part of all trail improvements.
- Provide safety lighting.
- Replace amenities and facilities at end of life cycle

**Distance from Tualatin Public Library** / 1.70 miles by car

**Access to Public Transit from Site** / 0.10 miles

**Parking** / on residential streets at east entrance only

**ADA Accessibility** / No

**Water Access/Views** / No

**Existing Pedestrian Walkways** / Yes (Soft surfaces)

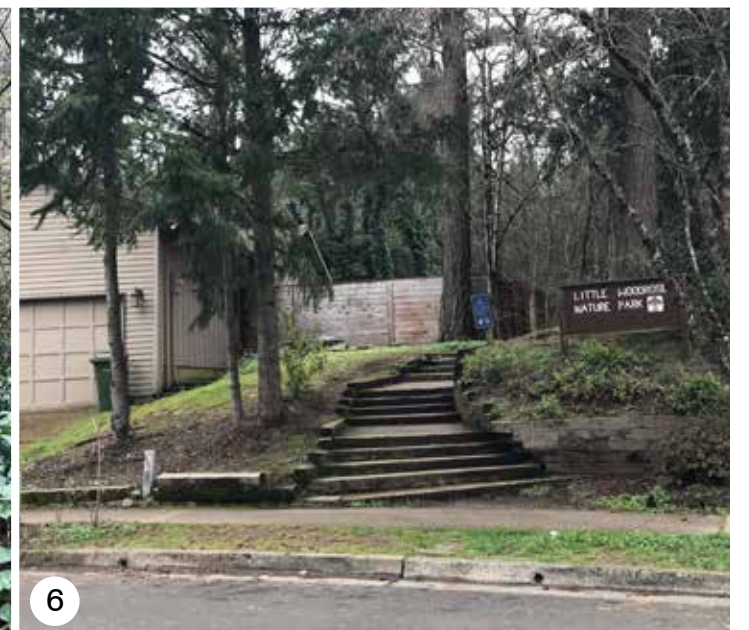
**Tree Cover** / Heavily Wooded

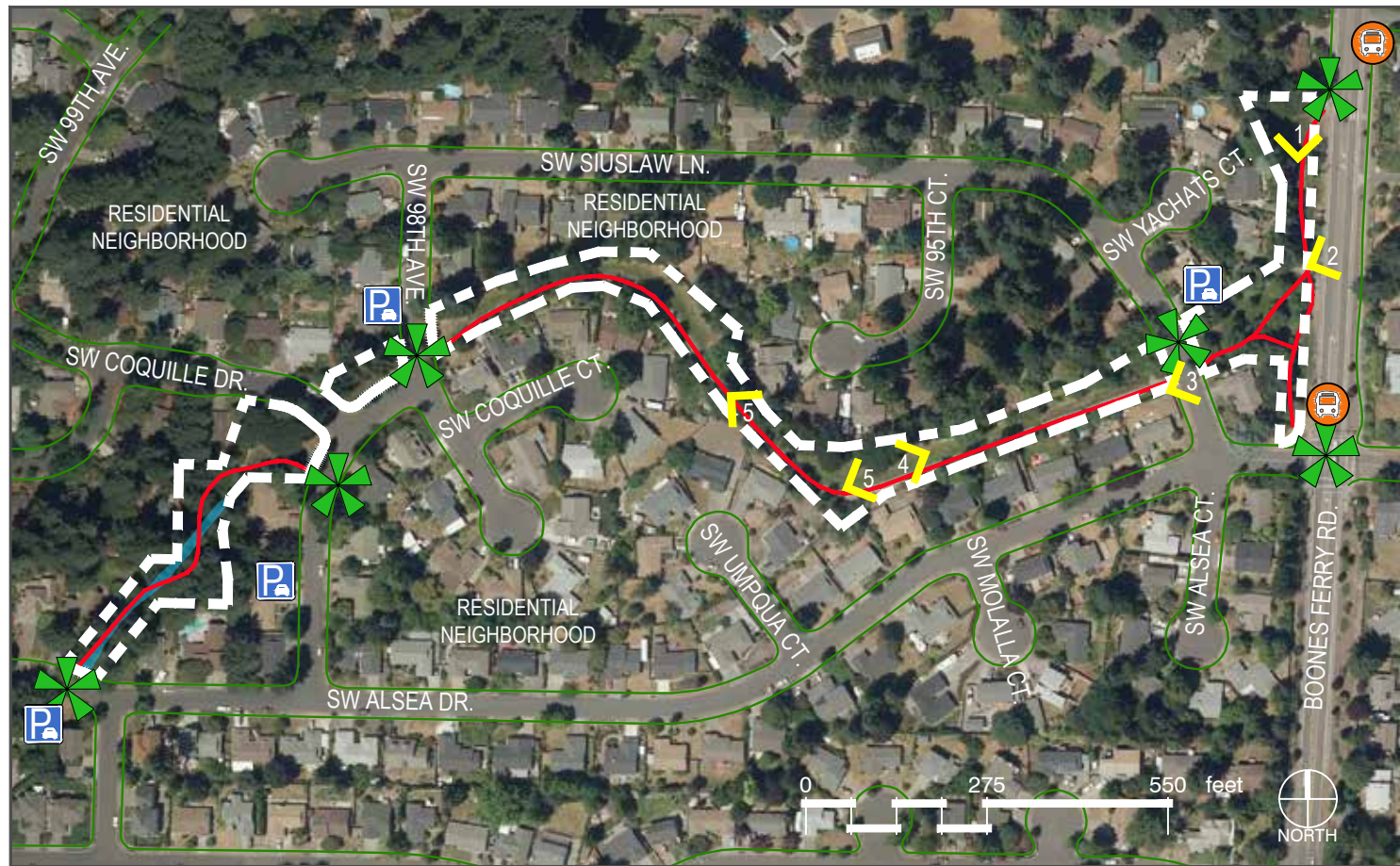
**Ambient Noise** / Very Minor Vehicle Traffic

**High Visibility into Site** / No due to trees

**Close Proximity** / Tualatin Presbyterian Church, Indian Meadows Greenway

**Demographics** / Population Density: Med population density 6302/ mi2 | Median Income by neighborhood: \$91,713 | Race and Ethnicity: 75.3% White, 11.1% Hispanic, 13.6% Other





## Site 5: Indian Meadows Greenway

### Boones Ferry Rd. & Alsea Dr. / Greenway

#### Background Information

Indian Meadows Greenway is a 0.45-acre site located in Central Tualatin near Little Wood Rose Nature Park. The trail meanders through a residential neighborhood and connects to other greenways, and eventually Ibach Park. Site has a few dispersed openings throughout and a larger open green space that parallels Boones Ferry Rd.

#### Other Site Observations

- Minimal amenities
- Bus stop nearby
- Site is generally flat and appears to be ADA accessible

**Distance from Tualatin Public Library** / 1.70 miles by car

**Access to Public Transit from Site** / 0.10 miles

**Parking** / On residential streets only at trail crossings

**ADA Accessibility** / Yes

**Water Access/Views** / -

**Existing Pedestrian Walkways** / Yes (Concrete, Soft Surface)

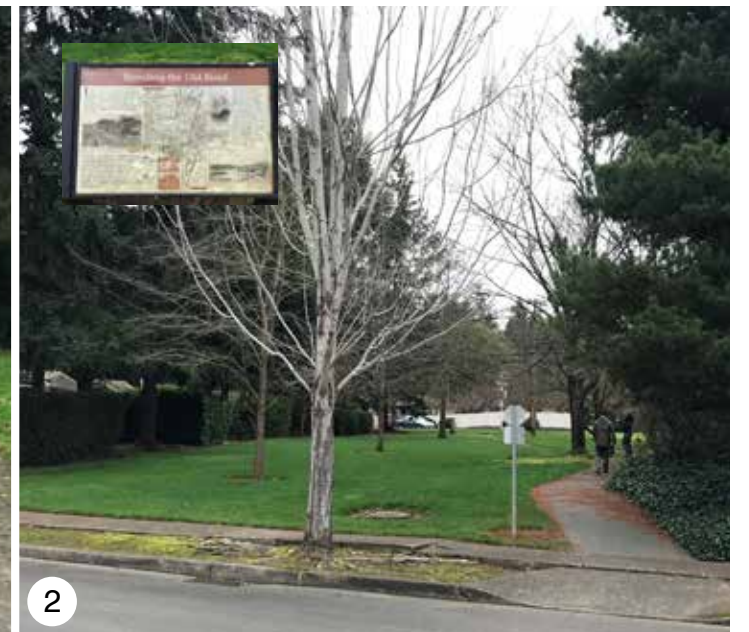
**Tree Cover** / Mix of trees and open spaces

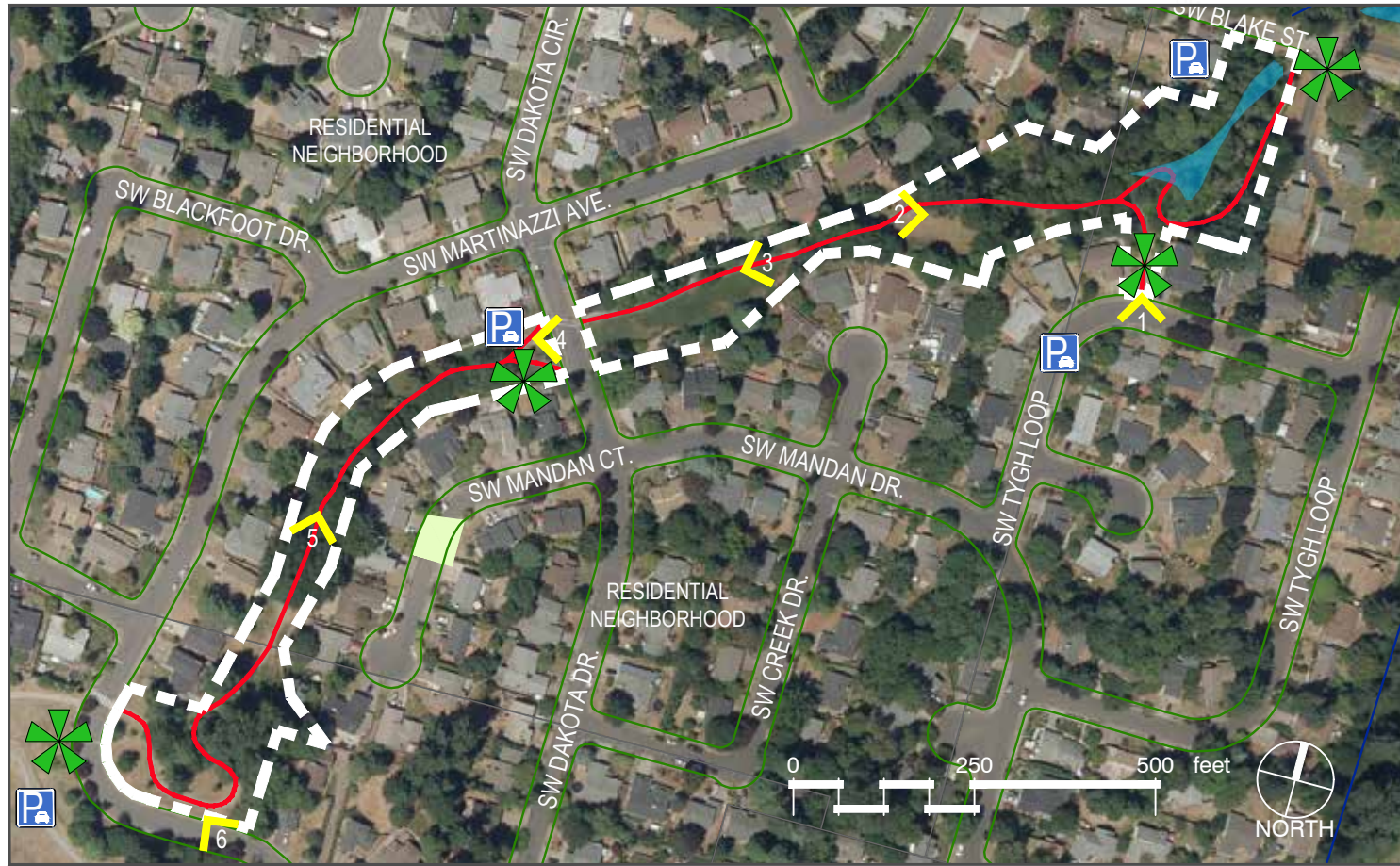
**Ambient Noise** / Minor, only at street crossings & along Boones Ferry Rd.

**High Visibility into Site** / Yes at street crossings & when paralleling Boones Ferry Rd.

**Close Proximity** / Little Woodrose Nature Park

**Demographics** / Population Density: Low 981/mi<sup>2</sup> | Median Income: \$88,839 | Race and Ethnicity: 78.9% White, 15.3% Hispanic, 7.8% Other





## Site 6: Chieftain Dakota Greenway

SW Dakota Dr. and SW Blake St. / Greenway

### Background Information

Chieftain Dakota Greenway is a 1.36 acre and 1.59 acre, 2 tax lot site in Central Tualatin. The greenway connects Tualatin High School residential neighborhoods and Blake Creek. The greenway transitions from wooded (near high school) to grassy open areas (near Dakota). For most of its length, residential properties abut the greenway.

### Other Site Observations

- There might be environmental restrictions associated with creek
- Located near Tualatin High School
- Crossing at SW Dakota Dr. has been upgraded to include articulated crosswalk and removable bollards
- Located between residential properties
- Site is generally flat until SW Dakota Dr. when it gains elevation until the High School
- Creates strong connection to residential neighborhood

**Distance from Tualatin Public Library** / 1.80 miles by car

**Access via Public Transit** / 0.60 miles

**Parking** / On residential streets only

**ADA Accessibility** / Yes

**Water Access/Views** / Views to a creek

**Existing Pedestrian Walkways** / Yes (Concrete, Asphalt)

**Tree Cover** / Mix of trees and open spaces

**Ambient Noise** / Minor, only at street crossings

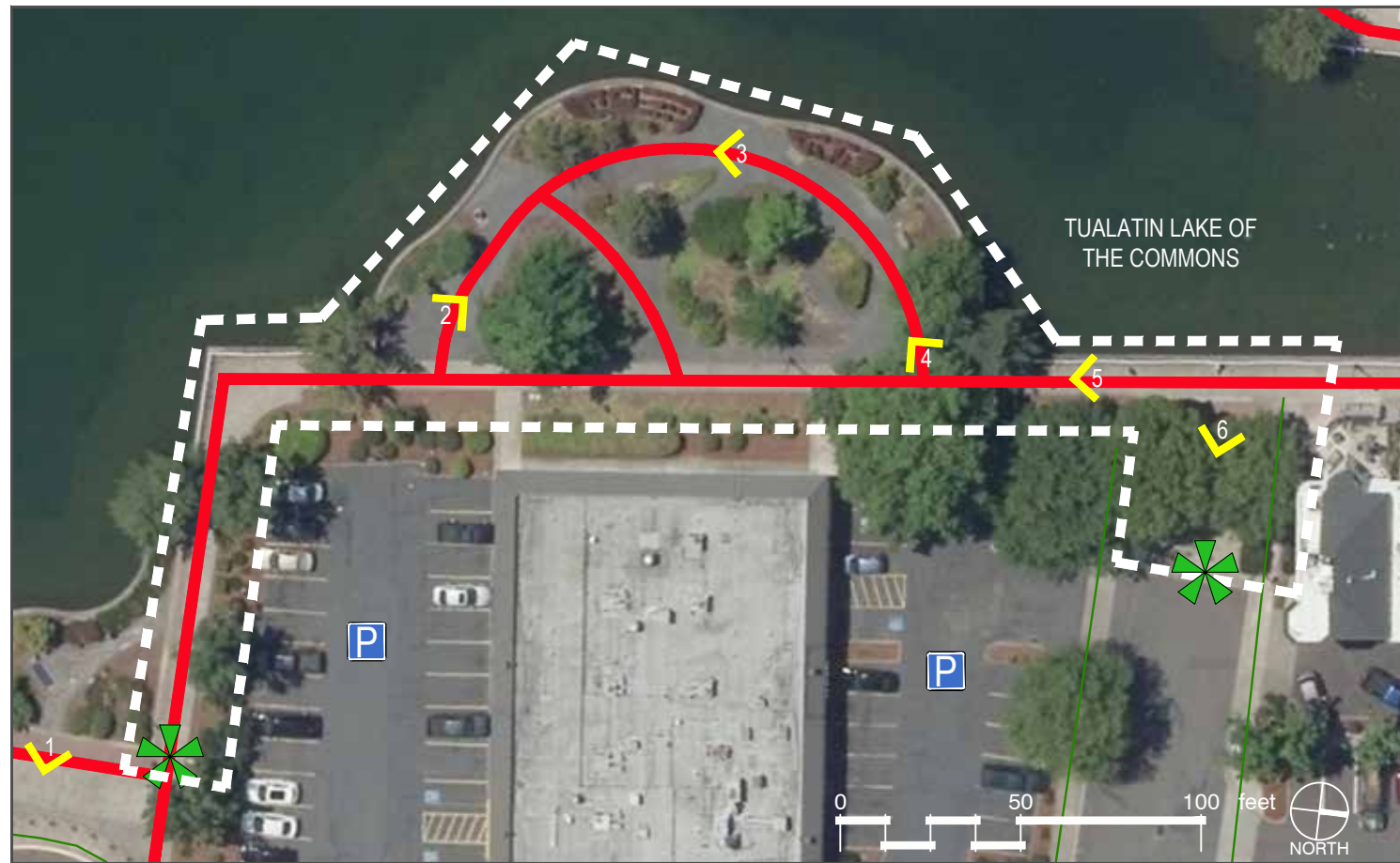
**High Visibility into Site** / At street crossings only

**Close Proximity** / Tualatin High School

**Demographics** / Population Density / Low population density 1346/ mi<sup>2</sup> | Median Income by neighborhood: \$91,713 | Race and Ethnicity / 75.3% White, 11.1% Hispanic, 13.6% Other







## Site 7: Tualatin Commons

8325 Nyberg St (east, between Nyberg & Seneca) / Commons

### Background Information

Tualatin Commons is a 5.17 acre plaza surrounding the lake in the heart of city. The Commons host many special events including Pumpkin Regatta, Starry Nights and Holiday Lights, and the Concerts and movies on the Commons. The site under consideration is located on the East side of the lake, accessed from the pedestrian walkway that loops the lake and two adjacent surface parking lots. The space overlooks the lake and has pedestrian walkways with seating and pocket plantings.

### Other Site Observations

- Prominent site and heavily used with shops/restaurants nearby
- Site paving and landscaping is fatigued and needs upgrades
- Lighting and electrical hookups
- Water fountain nearby and restrooms on other side of pond

### Master Plan

Site recommendations for the site focus on overall reinvestment, enhancing the fountain, and maintaining to the original design standards

- Aerate the lake or improve water circulation to upgrade water quality.
- Renovate or replace the surface, system, plumbing, and spray heads at fountain.
- Renovate, improve, and install additional restrooms and storage space.
- Consider addition of non-slip surfacing to improve pedestrian safety.
- Replace amenities and facilities at end of life-cycle.

**Distance to Tualatin Public Library** / .20 miles by car

**Access via Public Transit** / .20 miles

**Parking** / Ample free parking in surface lots

**ADA Accessibility** / Yes

**Water Access/Views** / Views to Tualatin Lake

**Existing Pedestrian Walkways** / Yes (Concrete)

**Tree Cover** / Partial

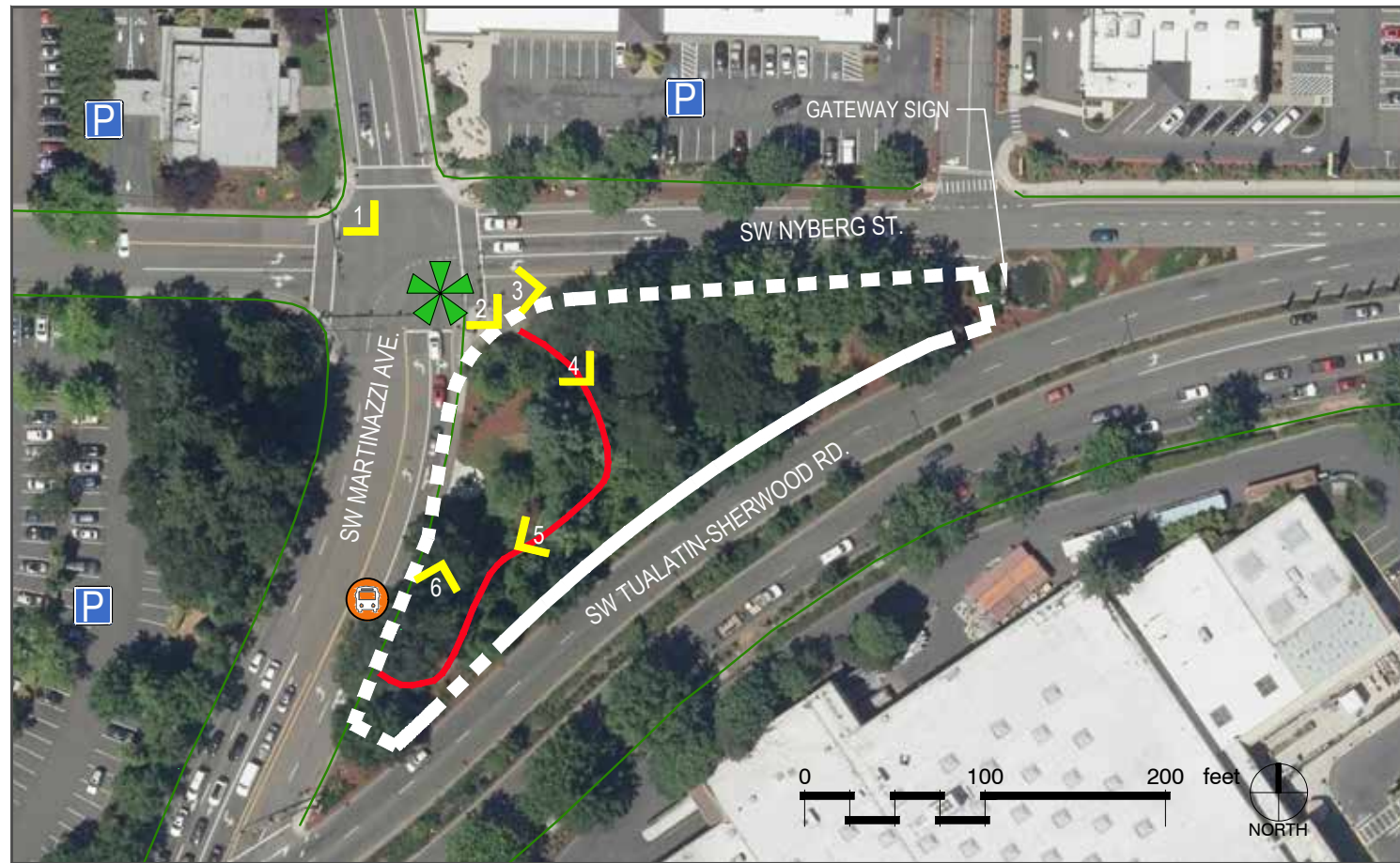
**Ambient Noise** / Minor Nearby Vehicle Traffic

**High Visibility into Site** / Strong views to site from parking lots and Northern access road

**Close Proximity** / Central Business Core, Commons Park

**Demographics** / Population Density: Low population density 1278/ mi<sup>2</sup> | Median Income by neighborhood: \$42,307 | Race and Ethnicity: 62.5% White, 27.1% Hispanic, 10.4% Other





## Site 8: Commons Park

Corner Martinazzi, Nyberg and Tualatin-Sherwood Roads / Commons

### Background Information

Tualatin Commons Park the “Gateway to Tualatin,” located near Interstate 5 along Nyberg Road. It host gateway signage, with strong visibility to traffic coming from the east. The park provides art and passive opportunities. It is bound on all sides by busy streets with two pedestrian connections at northwest and southwest corners. The site is underused, likely due to difficulty of access.

### Site Observations

- Shops and restaurants nearby
- Open lots for parking nearby but very difficult to cross busy street
- Potential to explore parking along SW Nyberg Street by removing a traffic lane or taking from the site
- Bus stop at site (SW Martinazzi Ave.)
- Site paving and furnishing are fatigued
- Mature trees throughout
- First park people will see entering Tualatin

### Master Plan

Site recommendations focus on maintenance, safety, and adding new touches that enhance its function as a visible gateway.

- Improve sight lines into park.
- Improve site drainage.

**Distance to Tualatin Public Library** / .20 miles by car

**Access via Public Transit** / 0 miles (on-site)

**Parking** / Free parking available in surface lots nearby, but no parking at site

**ADA Accessibility** / Yes

**Water Access/Views** / No

**Existing Pedestrian Walkways** / Yes (Concrete)

**Tree Cover** / Mix of trees and open spaces; more dense vegetation along streets

**Ambient Noise** / Loud; heavy vehicle traffic from Sherwood Rd. & Martinazzi Ave.

**High Visibility into Site** / vegetation limits views

**Close Proximity** / Central Business Core, Tualatin Commons

**Demographics** / Population Density: Low population density 1278/ mi2 | Median Income by neighborhood: \$42,307 | Race and Ethnicity: 62.5% White, 27.1% Hispanic, 10.4% Other

