

# LEMON CREEK AREA PLAN

**Steering Committee Meeting**

April 27, 2017

- Roll Call (6:00pm)
- Approval of Minutes April 20, 2017 (5 minutes)
- Review and Approve the Natural Resources & Recreation Chapter, Goals, Actions (30 minutes)
- Public Participation (15 minutes)
- Approve Format for Design Workshop Output (20 minutes)
- Review Order of Upcoming Meetings (3 minutes)
- Adjournment

## STEERING COMMITTEE MEMBERS:

Stephen Johnson, Chair

Michael Lukshin, Vice-Chair

Paul Voelckers, Planning Commission Liaison

Tom Chard

Daniel Collison

Wayne Coogan

Sandra Coon

Susan Erben

Dave Hanna

Mark Pusich

Patrick Quigley

Michael Short

- ✓ **Dignify others**
- ✓ **Be open and honest**
- ✓ **Everyone participates**
- ✓ **All perspectives are of value**
- ✓ **One conversation at a time**
- ✓ **Focus on ideas and issues, not individuals and behaviors**
- ✓ **Seek to understand and then to be understood**
- ✓ **Other?**

# Natural Resources & Recreation

## Goal & Actions

### **GOAL 1: PROTECT AND MAINTAIN LEMON CREEK'S NATURAL RESOURCES**

**Action: Preserve, protect and enhance the Switzer Creek watershed; specifically ensure that Switzer Creek stream buffers remain undisturbed**

**Action: Restore the perched culvert in Switzer Creek, located on city property, which impedes fish passage**

**Action: Restore and recover Vanderbilt Creek and Lemon Creek watersheds; enforce stream buffers as a method of protection**

**Action: Re-plat the CBJ-owned lots that make up the Switzer Creek watershed area between the Pinewood Subdivision and Gruening Park and permanently protect for open space and recreation**

**Action: Ensure full enforcement of the stream buffer ordinance**

**Action: Implement Stormwater Best Management Practices (BMPs) to reduce pollutants in area streams and wetlands**

**Action: Review 2016 CBJ wetland assessments to identify wetlands that should be preserved based on their ecosystem functions**

# Natural Resources & Recreation

## Goal & Actions

### **GOAL 2: PROMOTE RESPONSIBLE USE OF LEMON CREEK'S RESOURCE EXTRACTIONS**

**Action: Ensure that resource extraction does not cause harm to Lemon Creek**

**Action: Ensure that resource extraction addresses neighborhood harmony concerns**

**Action: Mitigate the impacts of resource extraction and eliminate unnecessary water pollution and erosion**

**Action: Enforce conditions to limit negative impacts of activity on the surrounding areas, such dust control, street sweeping, cover loads**

**Action: Explore options to better mitigate the impacts of resource extraction on the environment and quality of life for the area**

**Action: Protect resource extraction as a critical industry and educate the public on its potential benefits to the community, such as lower development costs and flood protection**

# Natural Resources & Recreation

## Goal & Actions

### **GOAL 3: ENSURE THAT LEMON CREEK HAS QUALITY PARKS AND RECREATIONAL FACILITIES FOR ALL USERS**

**Action: Identify and construct additional parkland in Lemon Creek with continued input from the public**

**Action: Improve Davis Meadows and Marriott Loop trails by hardening the trail surfaces in damp areas**

**Action: Repair the viewing platform and trail at Kingfisher Park, install wayfinding and parking signage**

**Action: Promote access to parks, natural areas, and trail facilities when reviewing new development**

**Action: Provide recreational trail extension from Lemon Creek under Egan Drive at the Lemon Creek Bridge, extending the trail to the existing Egan Game Refuge pull-out**

# Natural Resources & Recreation

## Goal & Actions

### **GOAL 3: ENSURE THAT LEMON CREEK HAS QUALITY PARKS AND RECREATIONAL FACILITIES FOR ALL USERS**

**Action: Provide an improved pedestrian trail from the Vanderbilt Hill area to the trail intersection at Home Depot, possibly making bike-capable**

**Action: Advocate for an update to the Juneau Trails Plan**

**Action: Build a Lemon Creek Trail, one or both sides of Lemon Creek, extending from upper Davis Avenue to the open wetland area near Egan Drive**

**Action: Provide a new primary bike route as alternative to Glacier Highway. Potential route to extend from Glacier Highway at Vanderbilt Hill, across wetlands, then extending parallel to Egan to reach Lemon Creek**

**Action: Explore and implement bike route(s) from Lemon Creek to downtown Juneau and the Mendenhall Valley including, but not limited to, a bridge crossing over Lemon Creek (water body); extend to Glacier Highway along the Walmart property edge; and extend along Alaway Drive**

**Action: Maintain Fun Park, specifically trim back tree canopy, create better line of sight into the park, install bike racks**

**Action: Build a Lemon Creek pedestrian bridge between upper Davis Street and the Commercial district**



# Public Design Workshop Output

Item	Design Feature or Suggestion	Table 1	Table 2	Table 3	Table 4
1	Provide an improved park or recreational area at lower Lemon Creek, near Egan Drive. Most schemes integrated a park at an intersection with new bike route. Features include parking, some play features, possible ball field, also just nature trails	X	X	X	X
2	Preserve and emphasize the Switzer Creek wetland, stream corridor, and wildlife. Ideas included interpretive materials, raised trails, connections from Marriot Trail	X	X	X	X
3	Build a Lemon Creek Trail, one or both sides of Lemon Creek, extending from upper Davis Avenue to the open wetland area near Egan Drive. (Two studies recommended additional green-buffers, plantings)	X	X	X	X
4	Improve the Marriot Trail, including a strong link to Dzantik'i Heeni Middle School, and extending to upper Davis Street residential areas. Three schemes suggested improvement sufficient for a bike trail with paved surface, and possible lighting	X	X	X	X
5	Provide a new primary bike route as alternative to Glacier Highway. Route would extend from Glacier Highway at Vanderbilt Hill, across wetlands to the tree berm area, then extending parallel to Egan to reach Lemon Creek	X	X	X	X
6	Build a Lemon Creek pedestrian bridge between upper Davis Street and the Commercial district (two crossings were shown in two options)	X	X	X	X
7	Explore and implement bike route(s) from Lemon Creek to downtown Juneau and the Mendenhall Valley including, but not limited to, a bridge crossing over Lemon Creek (water body); extend to Glacier Highway along the Walmart property edge; and extend along Alaway Drive	X	X	X	X

# Public Design Workshop Output

8	Provide recreational trail extension from Lemon Creek under Egan Drive at the Lemon Creek Bridge, extending the trail to the existing Egan Game Refuge pull-out	X	X	X	
9	Provide an improved pedestrian trail from the Vanderbilt Hill area to the trail intersection at Home Depot, possibly making bike-capable	X	X	X	
10	Study and promote a new street connection between Commercial Way and Concrete Way, allowing a direct connection for gravel trucks to get to the asphalt plant without using Anka		X	X	X
11	Study and promote a new street connection between Concrete Way to Short Street, facilitating commercial traffic in the industrial area near the landfill	X			X
12	Emphasize Elementary School and/or residential growth in hillside area northwest of Dzantik'i Heeni School and Pinewood Park			X	X
14	Encourage reuse of the landfill as a park or recreational area upon closure	X		X	
15	Recommend closure of Correctional Center firing range. Suggestion for re-naming correctional center to something other than "Lemon Creek"			X	X
16	Study an upper Lemon Creek road crossing to Davis Street, primarily for emergency response use				X
17	Promote and study new mixed use development in old gravel areas upstream near Costco, emphasize extended pedestrian and bicycle routes		X		

# Public Design Workshop

## Table 1





# Public Design Workshop

## Table 2

Table 2

- ① IMPROVE EXISTING PARKS FOR PLAY/CHILDREN
- ② NEW PLAY PARKS
- ③ GREENBELT / NATURE AREA
- ④ FOOTBRIDGE
- ⑤ UNDERPASS
- ⑥ CENTER OF LEMNA CREEK
- ⑦ ENCOURAGE DENSE COM. DEVELOPMENT
- ⑧ ENCOURAGE REGULAR COM. DEVELOPMENT
- ⑨ ENCOURAGE MIXED USE DEVELOPMENT



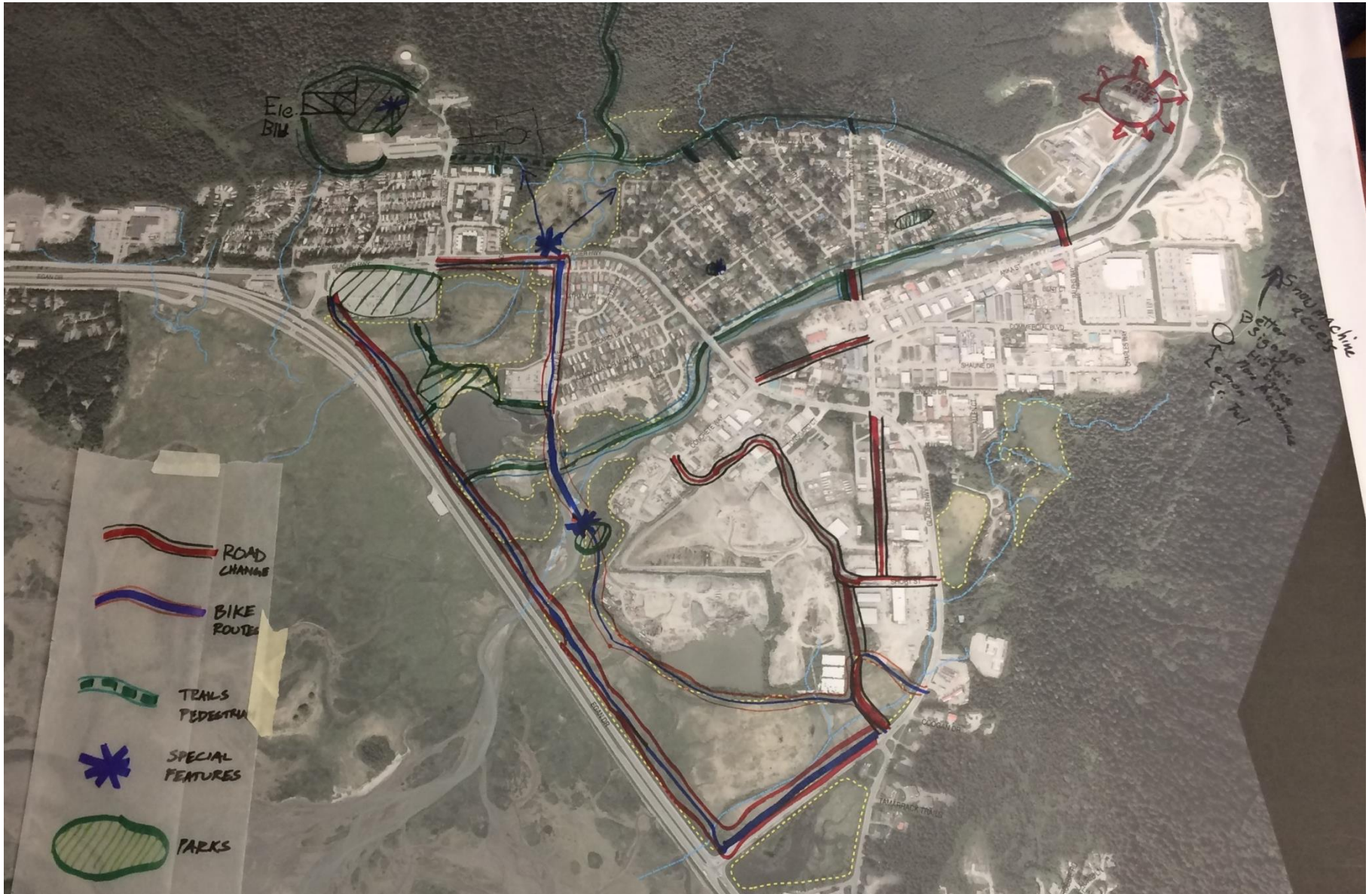






# Public Design Workshop

## Table 4



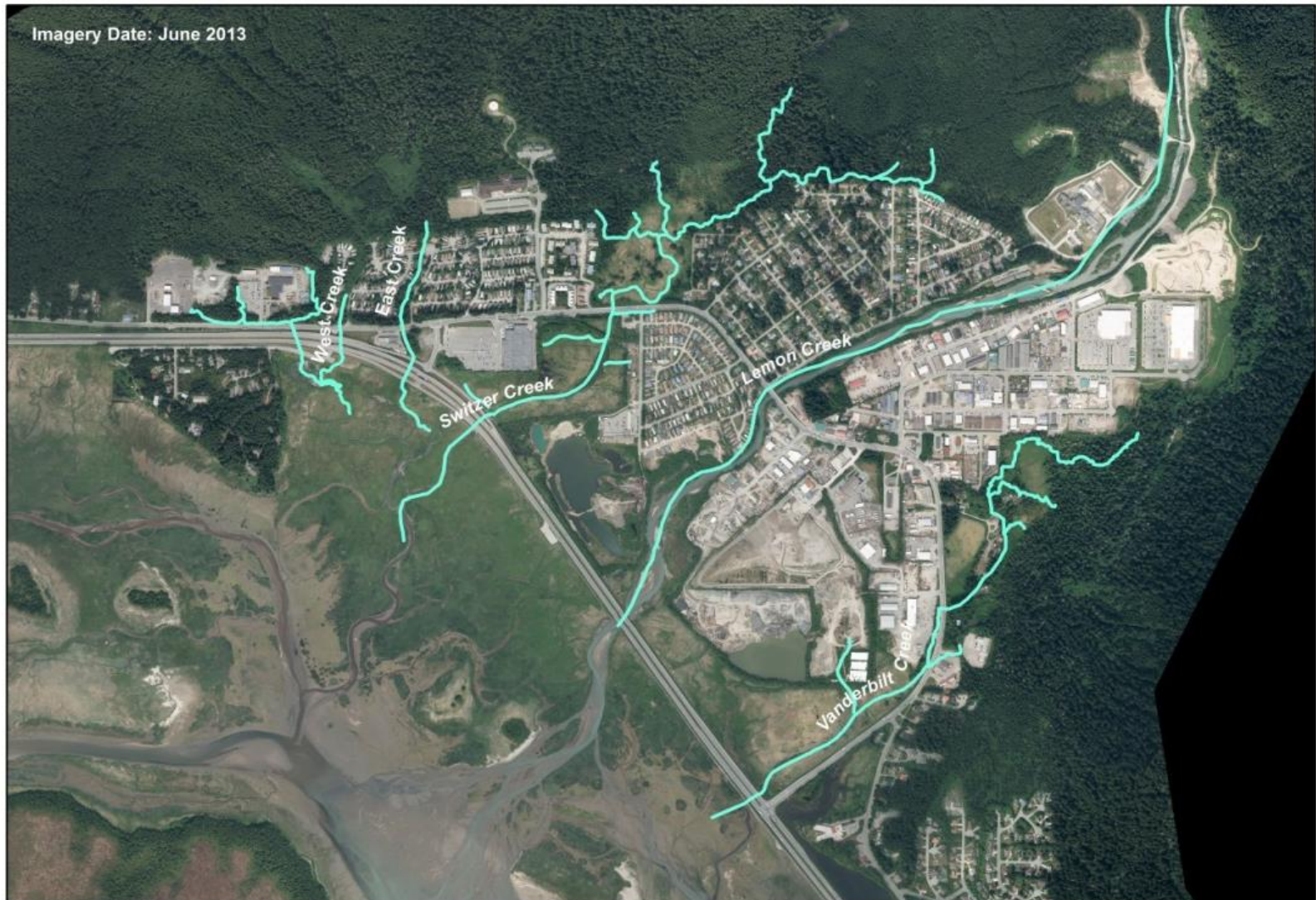


# Draft Boundaries





# Natural Resources & Recreation



0 0.25 0.5 Miles

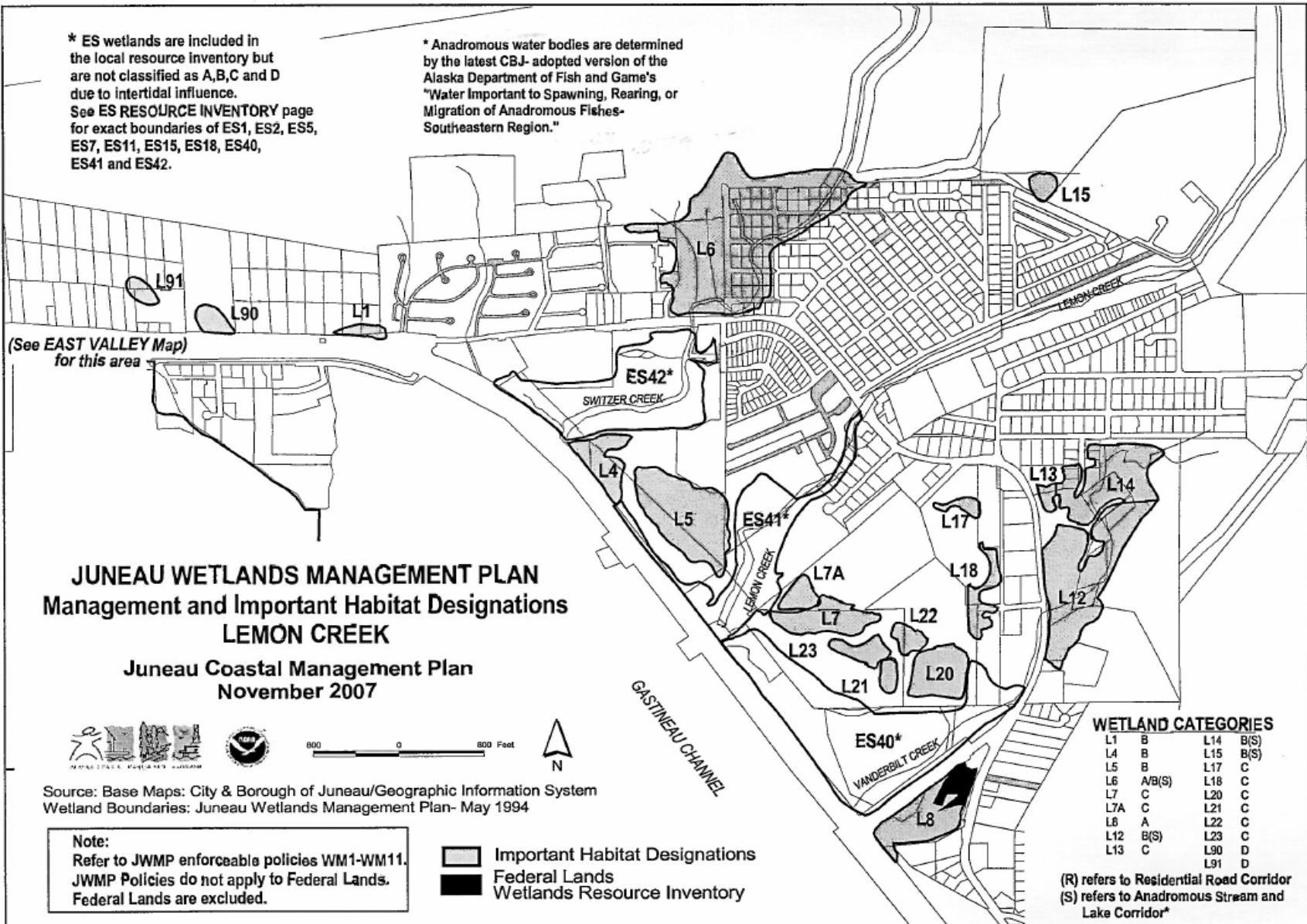
**Lemon Creek Vicinity Anadromous Streams**



# Natural Resources & Recreation

\* ES wetlands are included in the local resource inventory but are not classified as A,B,C and D due to intertidal influence.  
See ES RESOURCE INVENTORY page for exact boundaries of ES1, ES2, ES5, ES7, ES11, ES15, ES18, ES40, ES41 and ES42.

\* Anadromous water bodies are determined by the latest CBJ-adopted version of the Alaska Department of Fish and Game's "Water Important to Spawning, Rearing, or Migration of Anadromous Fishes- Southeastern Region."



## JUNEAU WETLANDS MANAGEMENT PLAN Management and Important Habitat Designations LEMON CREEK

Juneau Coastal Management Plan  
November 2007



800 0 800 Feet



Source: Base Maps: City & Borough of Juneau/Geographic Information System  
Wetland Boundaries: Juneau Wetlands Management Plan- May 1994

**Note:**  
Refer to JWMP enforceable policies WM1-WM11.  
JWMP Policies do not apply to Federal Lands.  
Federal Lands are excluded.

- Important Habitat Designations
- Federal Lands
- Wetlands Resource Inventory

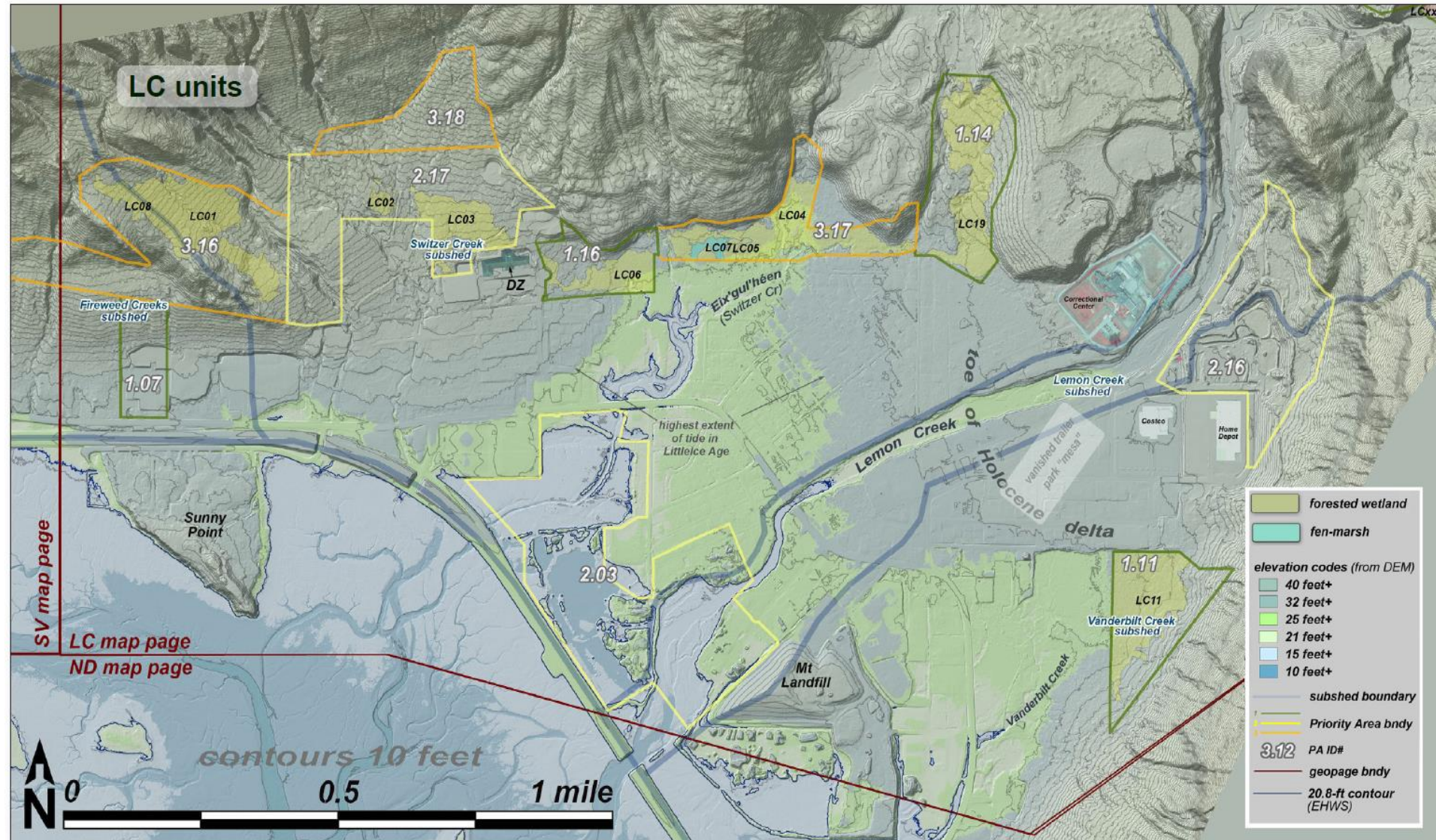
### WETLAND CATEGORIES

L1	B	L14	B(S)
L4	B	L15	B(S)
L5	B	L17	C
L6	A/B(S)	L18	C
L7	C	L20	C
L7A	C	L21	C
L8	A	L22	C
L12	B(S)	L23	C
L13	C	L90	D
		L91	D

(R) refers to Residential Road Corridor  
(S) refers to Anadromous Stream and Lake Corridor\*



# Natural Resources & Recreation







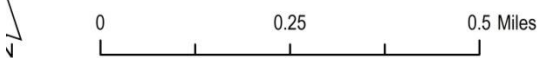
## Mondays at 6pm:

**May 8, 2017                      Economic Development**

**May TBD, 2017                      Economic Development**

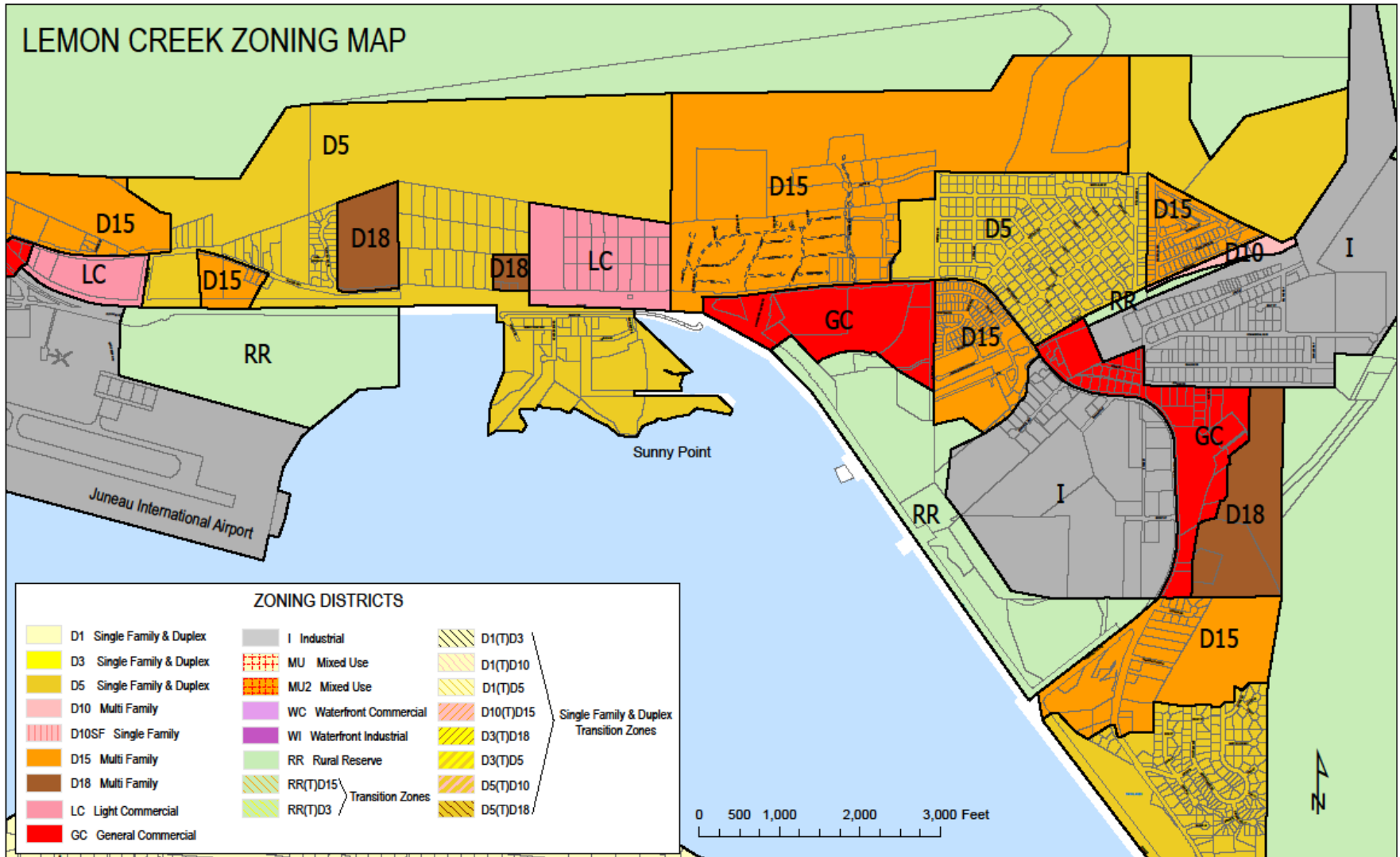


# Flood Hazard Zone



FEMA Flood Zone - Adopted August 2013

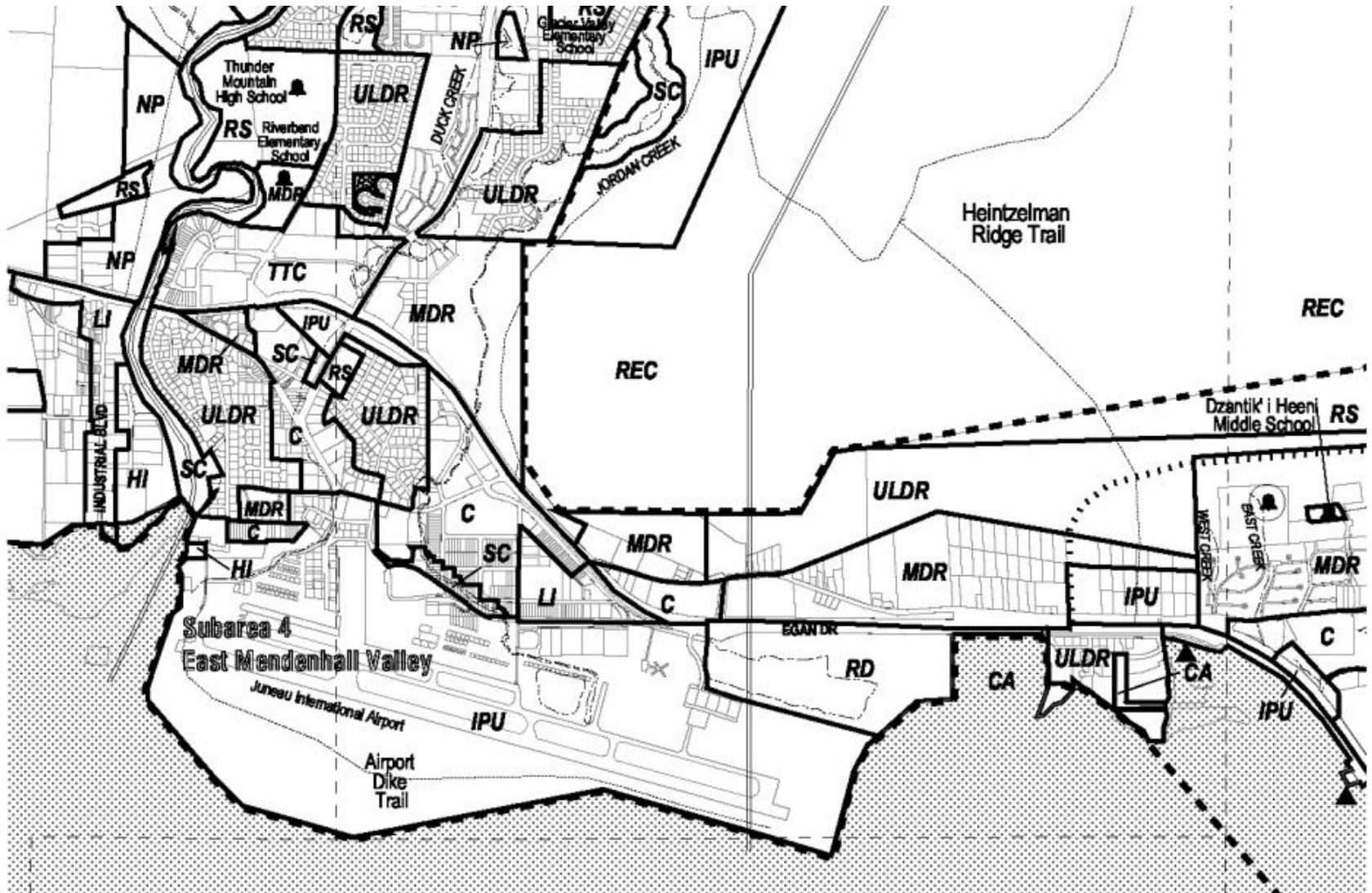
# Zoning Map





# Comp Plan & Land Use

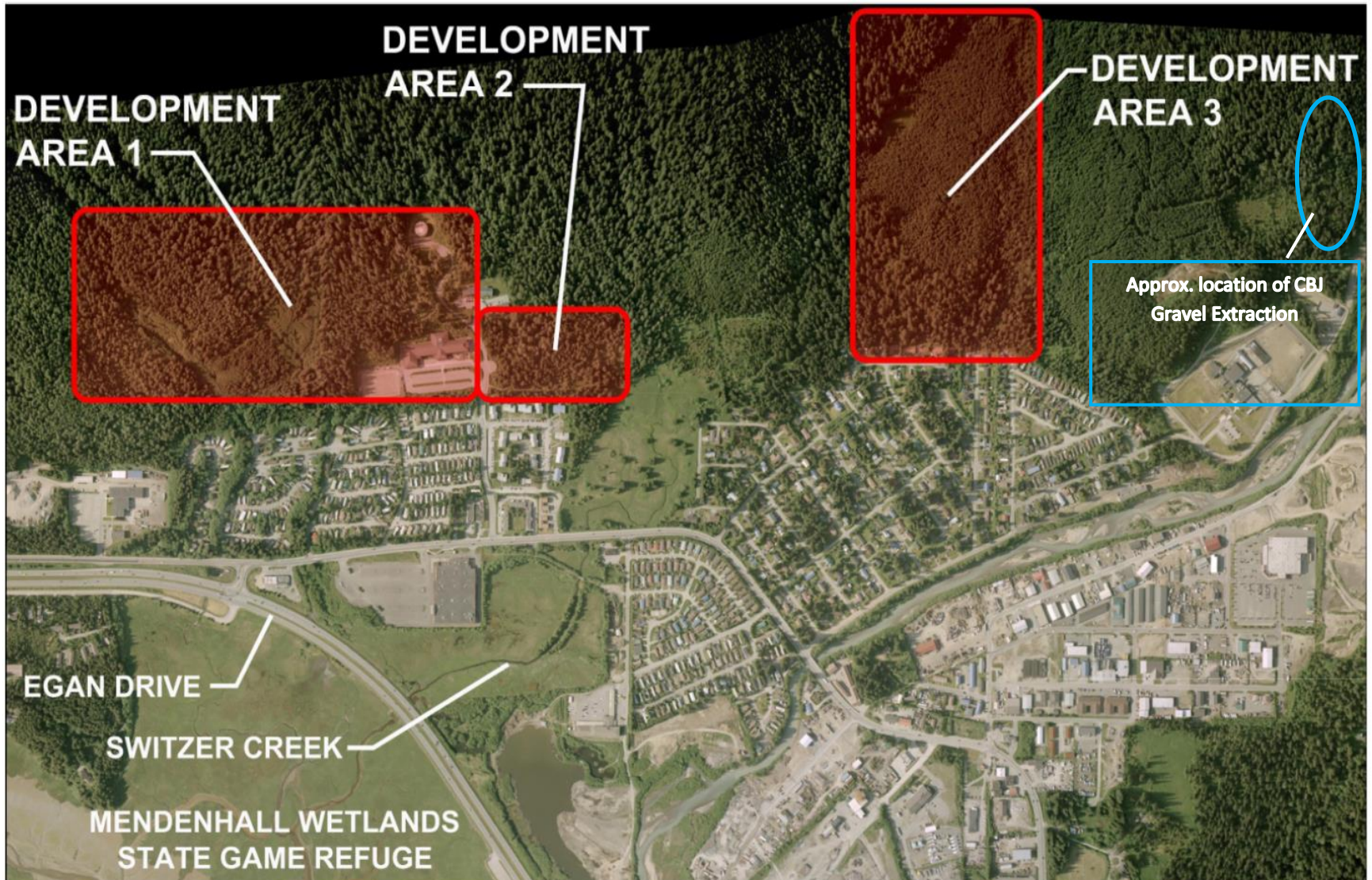
Map G







# CBJ Switzer Lands Residential Study



**Consensus means everyone agrees, right?**

**NO, it means....**

- I had the opportunity to share my opinions**
- I agree that the decision was arrived at fairly and openly**
- I will support the decision (even if it is not my preferred choice)**

## Vision Statement

The Lemon Creek Area Plan strives to encourage future development that will protect its cultural and natural resources, provide for quality housing, walkable, bikeable, safe neighborhoods, while sustaining its position as an attractive area for local businesses—Juneau's Midtown.

The community of Juneau will use the plan to pursue ongoing solutions to enhance the livability and functionality of the area, while preserving, promoting, and enhancing positive features and economic growth for future generations.