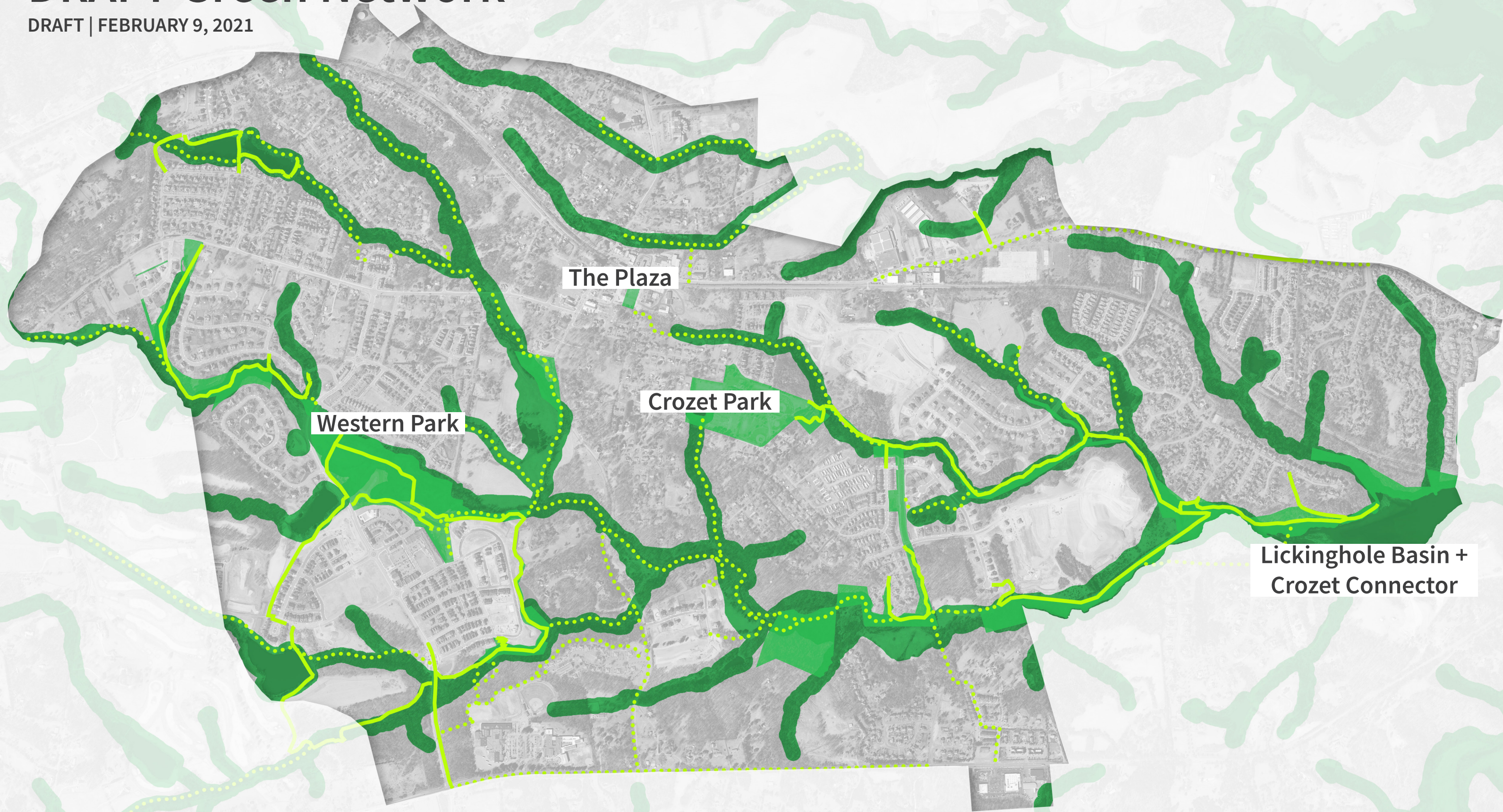


# DRAFT Green Network

DRAFT | FEBRUARY 9, 2021



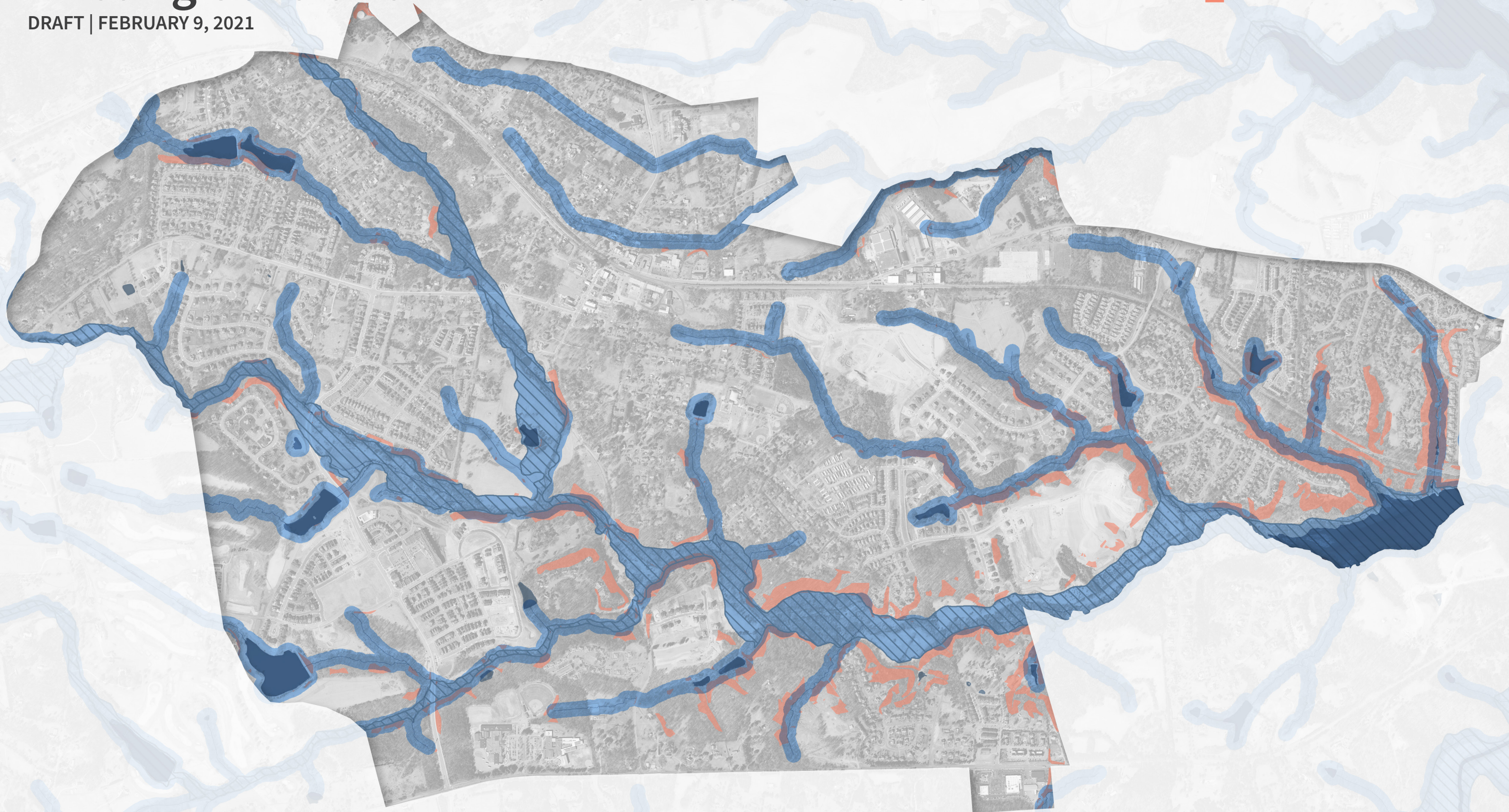
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# Existing Sensitive Environmental Features

DRAFT | FEBRUARY 9, 2021

- STREAM BUFFER
- FLOODPLAIN
- PRESERVED STEEP SLOPES



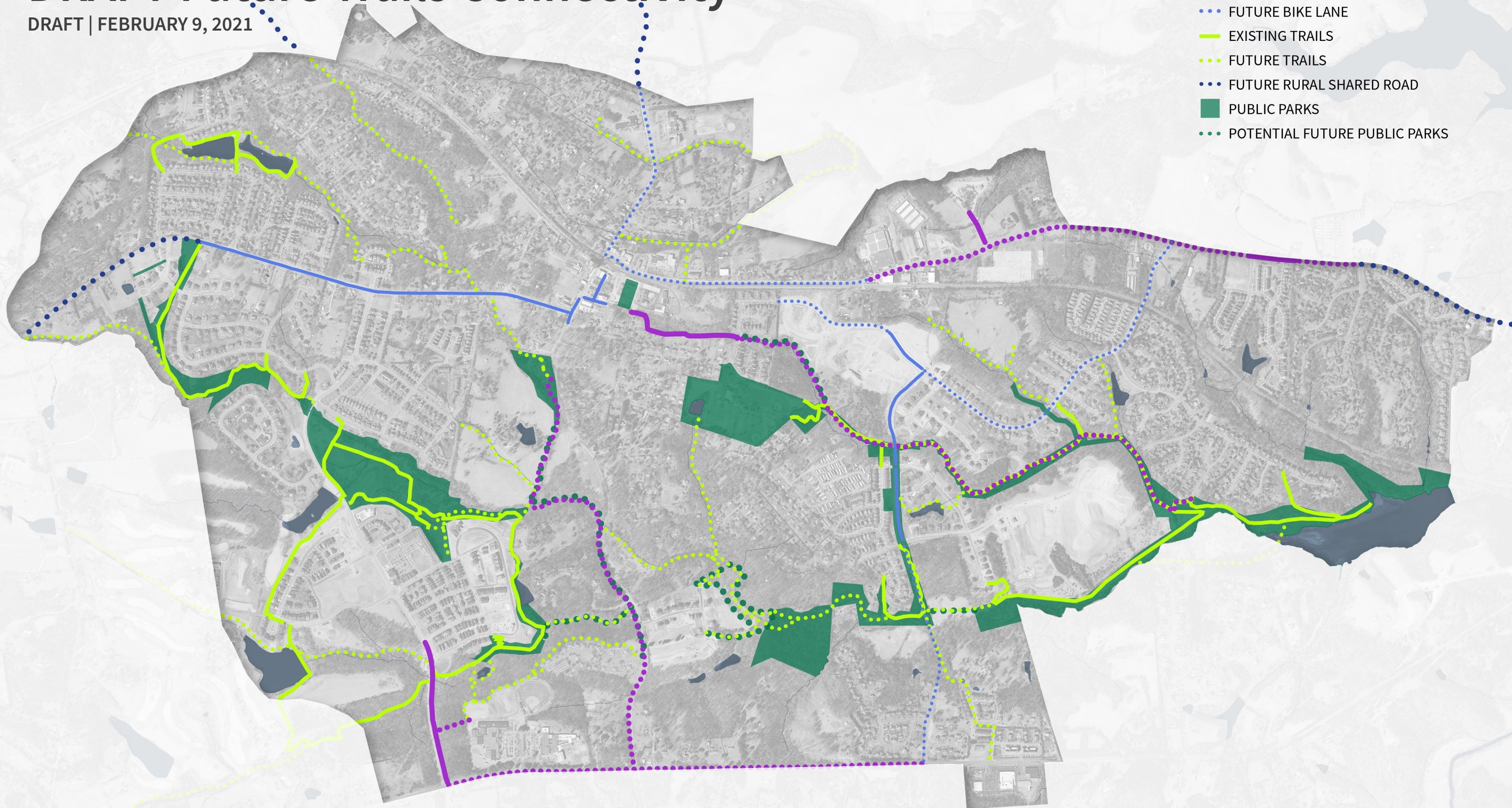
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# DRAFT Future Trails Connectivity

DRAFT | FEBRUARY 9, 2021

- EXISTING SHARED USE PATH
- FUTURE SHARED USE PATH
- EXISTING BIKE LANE
- FUTURE BIKE LANE
- EXISTING TRAILS
- FUTURE TRAILS
- FUTURE RURAL SHARED ROAD
- PUBLIC PARKS
- POTENTIAL FUTURE PUBLIC PARKS



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**IMAGINE**

**CROZET**

Crozet Master Plan Update

**Conservation**

Crozet CAC Meeting | February 10, 2021



# Land Use Next Steps

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**Drafting updated land use recommendations based on feedback from community, CCAC, Planning Commission.**

**March 10 CCAC: Will share updated Land Use Recommendations**

**April 7 Board of Supervisors Work Session: Land Use Recommendations**



# Today's Agenda

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- **Follow Up: Trails, Shared-Use Paths, Bike Lanes, Sidewalks, Rural Shared Roads**
- **Conservation Guiding Principle and Goals**
- **Conservation Summary of Engagement and Feedback**
- **Parks + Draft Recommendations**
- **Environmental Features Overview**
- **Natural Resources Draft Recommendations**





# Trails, Shared-Use Paths, and Bike Lanes



# Transportation: January 27, 2021 CCAC

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**Reviewed draft map: future bicycle lanes, shared-use paths, and trails**

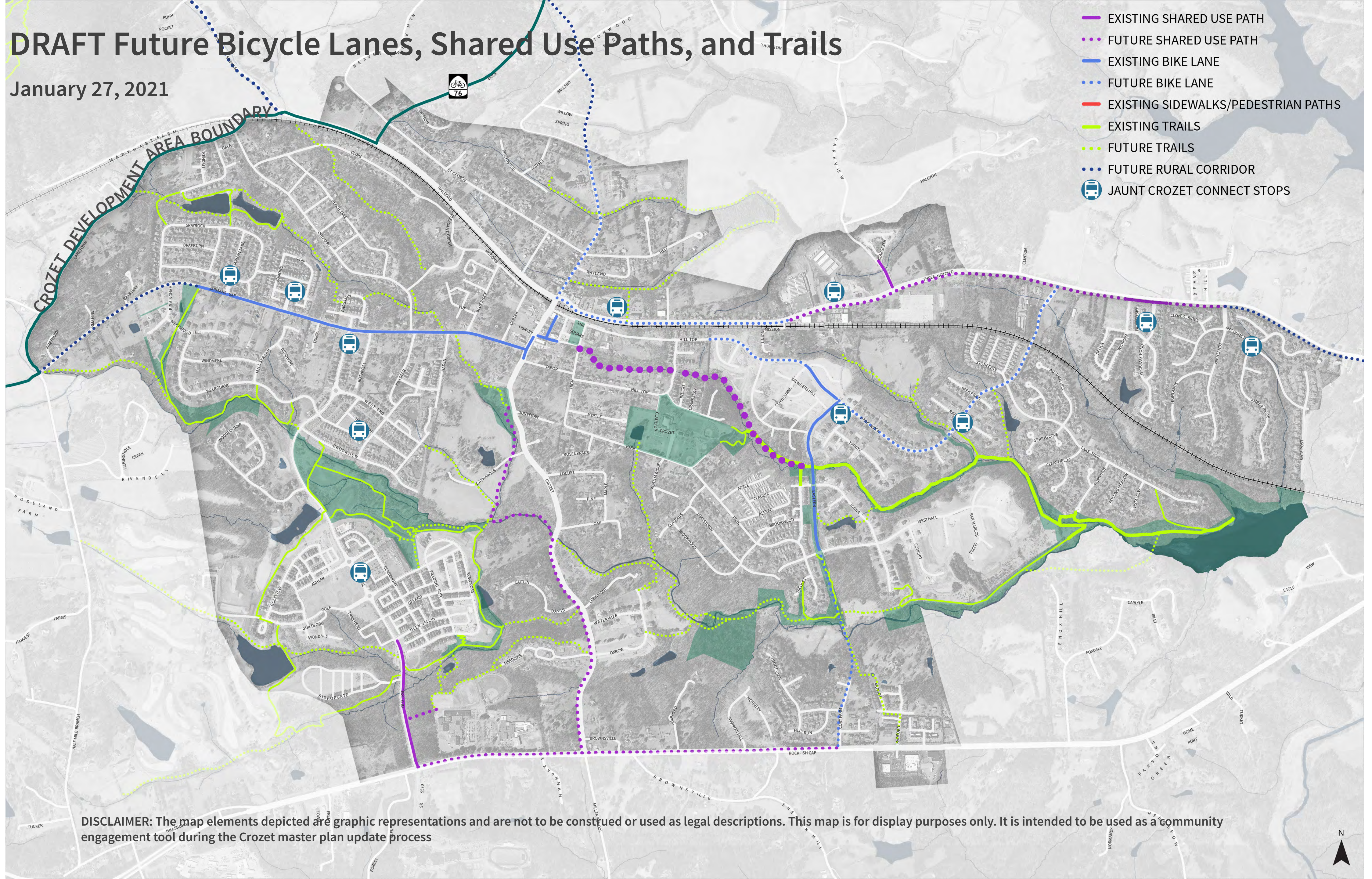
**Reviewed map of existing sidewalks in Crozet and priority areas we have heard: Hilltop Street, Park Road, High Street, and Crozet Avenue**

**Public Input: Draft Transportation Recommendations; 73 participants and 568 views**



# DRAFT Future Bicycle Lanes, Shared Use Paths, and Trails

January 27, 2021



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# Summary of Feedback: Trails, Bicycle Lanes, Shared-Use Paths

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**Highest priority east-west connection: trail connecting Crozet Avenue, Meadows, Brownsville Elementary/Henley Middle Schools, and Old Trail**

**Highest priority north-south connections: Crozet Avenue shared-use path, Crozet Avenue bike lane (north), then Eastern Avenue to Route 250**

**Bike/pedestrian connectivity along Routes 240 and 250**



# DRAFT Future Rural Shared Roads

January 27, 2021

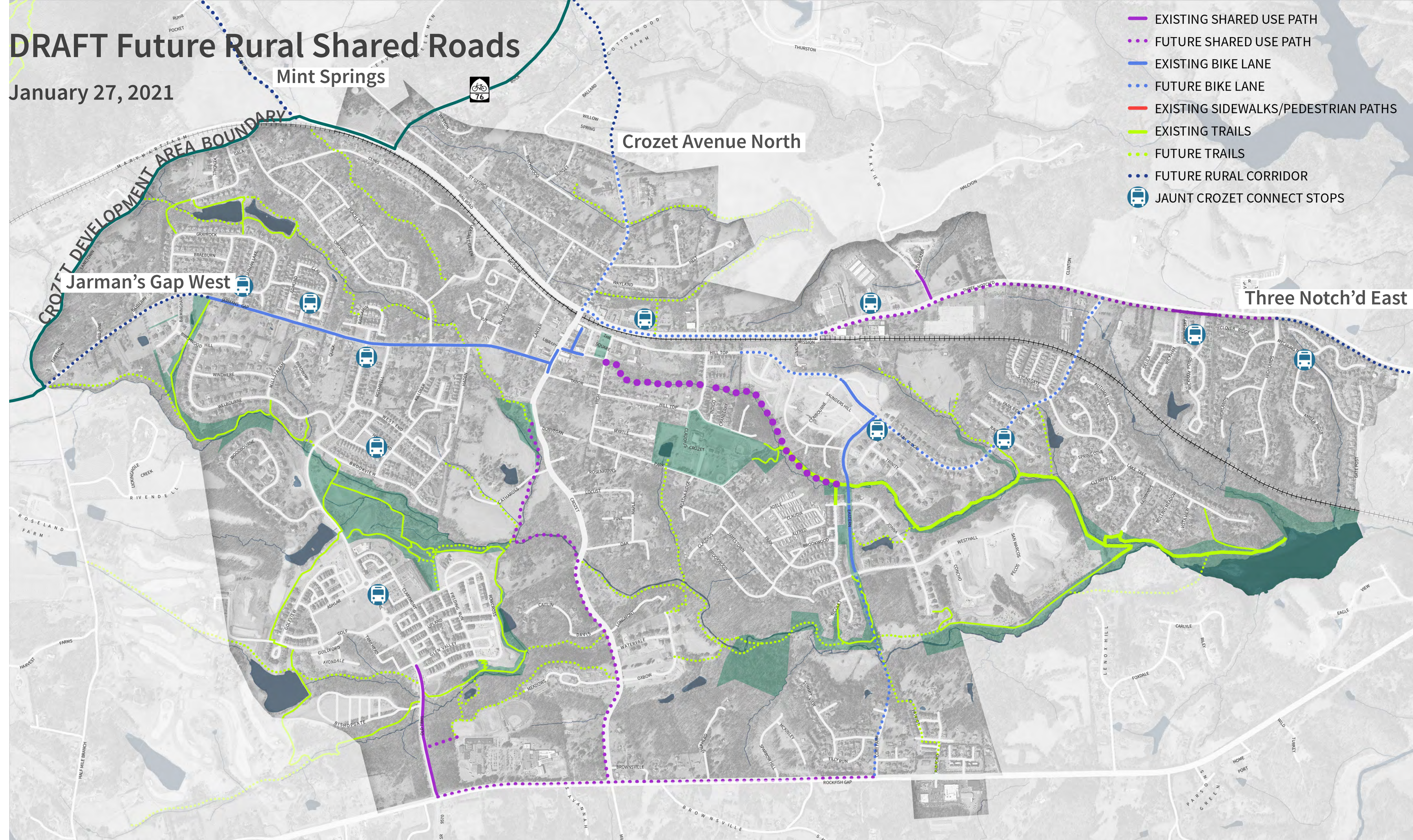
Mint Springs

Crozet Avenue North

Jarman's Gap West

Three Notch'd East

- EXISTING SHARED USE PATH
- FUTURE SHARED USE PATH
- EXISTING BIKE LANE
- FUTURE BIKE LANE
- EXISTING SIDEWALKS/PEDESTRIAN PATHS
- EXISTING TRAILS
- FUTURE TRAILS
- FUTURE RURAL CORRIDOR
- JAUNT CROZET CONNECT STOPS



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# Summary of Feedback: Rural Shared Roads

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**Highest priority rural shared road: western portion of Jarman's Gap Road**

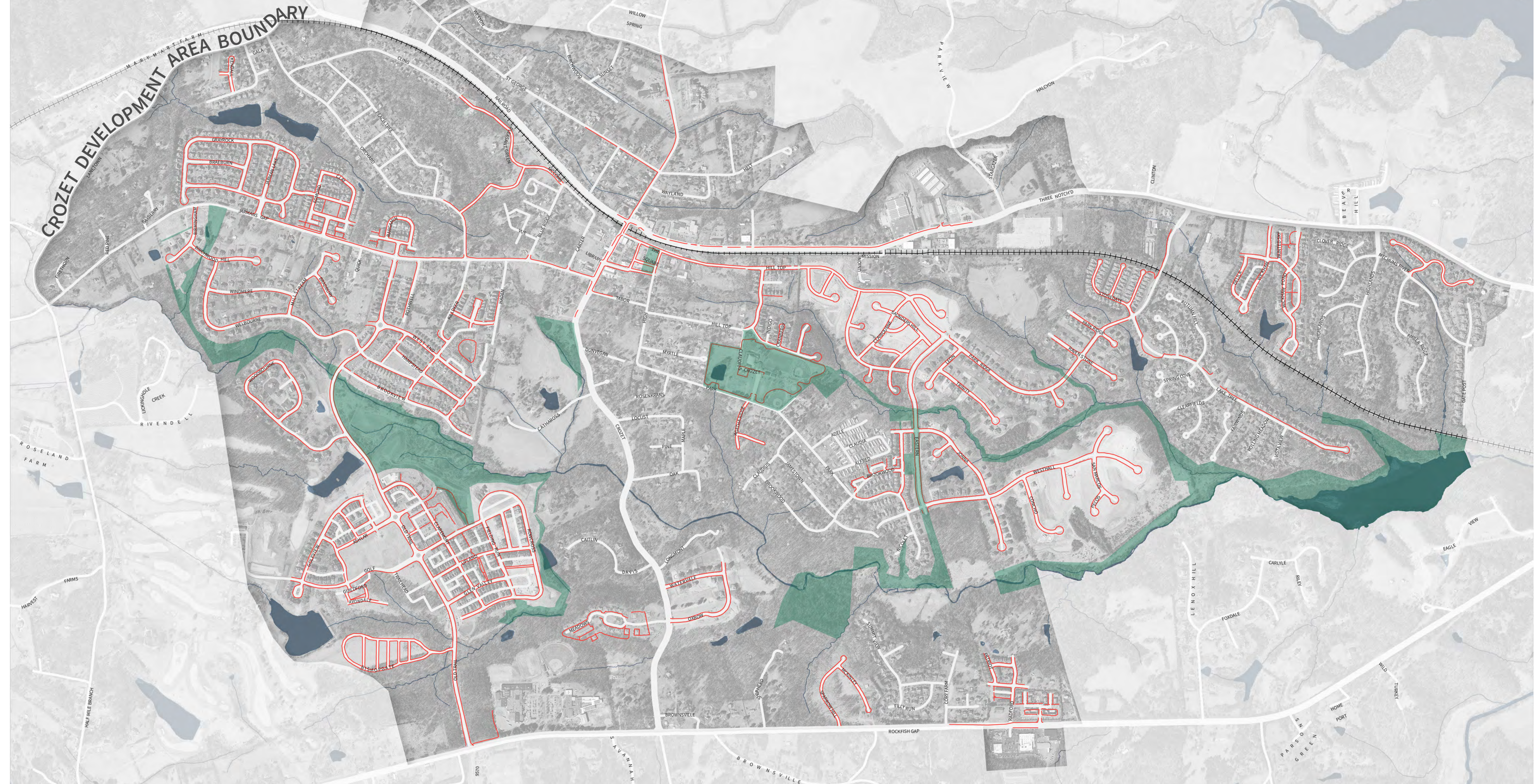
**Importance of connectivity to Mint Springs Park**

**Keep rural roads as rural in character as possible; also concerns with safety of cyclists and pedestrians**



# Existing & Approved Sidewalks

DRAFT January 27, 2021



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# Summary of Feedback: Sidewalks


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**Park Road highest priority; Crozet Avenue close second**

**Need for crosswalks and enhanced sidewalk connectivity, especially at Crozet Avenue/Three Notch'd and at Tabor**

**Need for connectivity along Route 240, especially to provide walkability to Music Today/Starr Hill**



An aerial photograph of a suburban neighborhood. The image shows a mix of residential buildings, green lawns, and mature trees. A road runs diagonally across the upper portion of the frame, and another road is visible in the lower portion. The overall scene is a typical suburban residential area.

**Do you have any additional feedback on trails, shared use paths, bike lanes, sidewalks, and rural shared roads?**



# Conservation Chapter Guiding Principle

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**Enhance Crozet's natural beauty, existing natural resources, and the surrounding rural areas with an integrated network of parks and gathering spaces, trails, and greenways that support outdoor recreation and natural resource conservation.**



# Conservation Goals

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1. Continue to develop community parks and support opportunities for outdoor recreation in Crozet.
2. Build and maintain an interconnected network of trails and greenways that expand recreational opportunities in Crozet and provide alternate routes for travel between neighborhoods and to centers of activity.





# Conservation Goals

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**3. Leverage Crozet's proximity to the Blue Ridge Mountains and Shenandoah National Park by expanding access to rural and regional amenities.**

**4. Conserve and enhance Crozet's natural resources through the use of sustainable and restorative site design practices.**





# Summary of Previous Engagement

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## Fall 2019 | Community Workshops & Connectivity Tour

- Early community input on connectivity opportunities and challenges in Crozet

## Summer 2020 | Bike & Pedestrian Virtual Workshop

- Opportunities for enhanced bicycle and pedestrian connectivity, including access to trails

## Summer 2020 | Conservation Virtual Workshop

- Water resources and stream health
- Prioritizing parks and trails, including upgrades to trails and opportunities for connectivity
- Regional and rural connections, including Mint Springs and Bike Route 76

## Winter 2021 | Transportation Work Session

- Prioritizing trail, bicycle lane, shared-use path, and sidewalk connections

## Winter 2021 | CAC Conservation Work Session

- Parks recommendations
- Biodiversity, stream health, and water resources



# Conservation Feedback Themes

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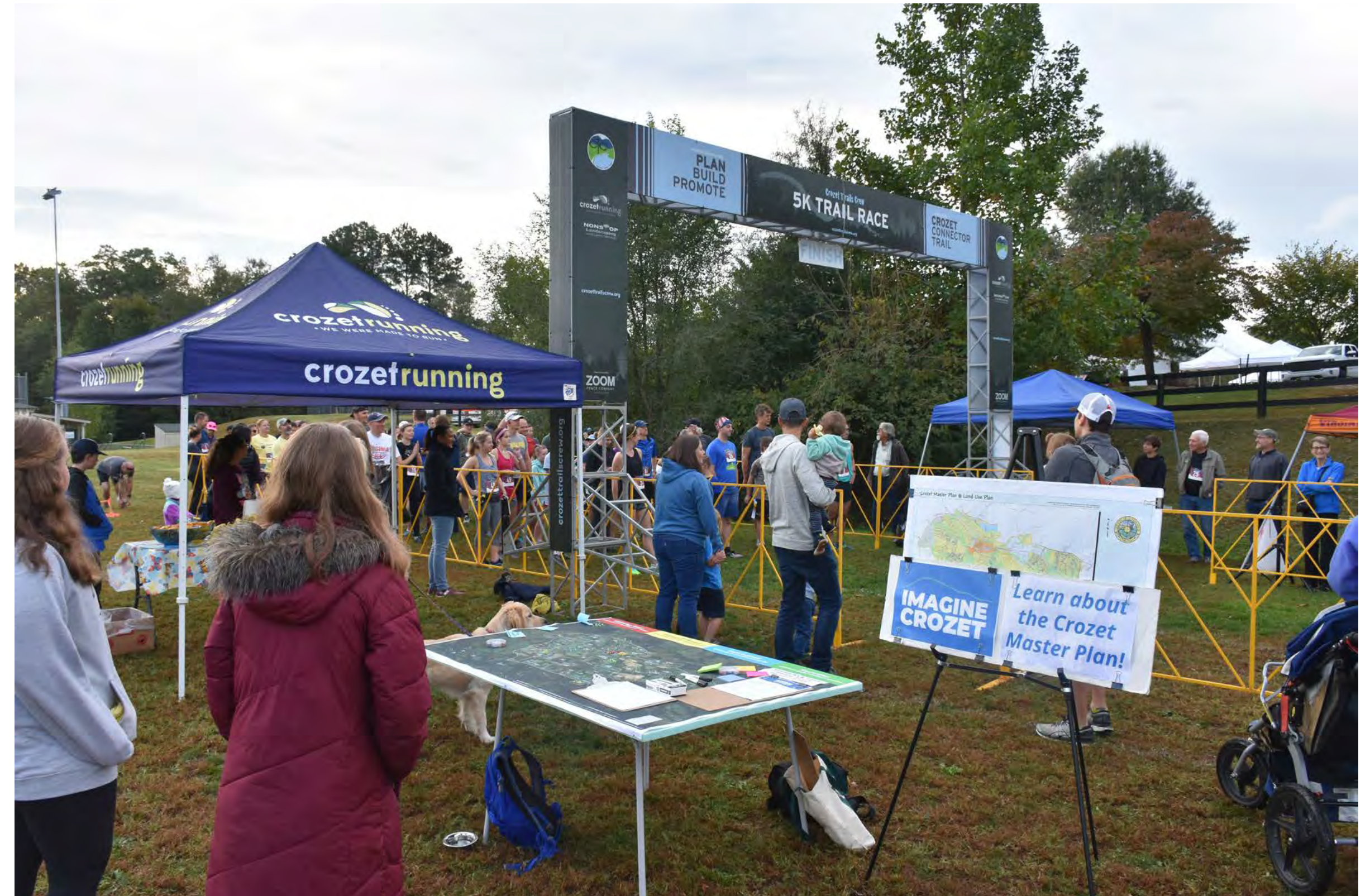
Western Park is a top priority

Trail standards: majority in favor of upgrading Crozet Connector Trail

Top obstacles to trail access: lack of connecting sidewalks/paths to neighborhoods; trail conditions; lack of signage

Protect stream health and biodiversity

Importance of tree preservation and tree canopy

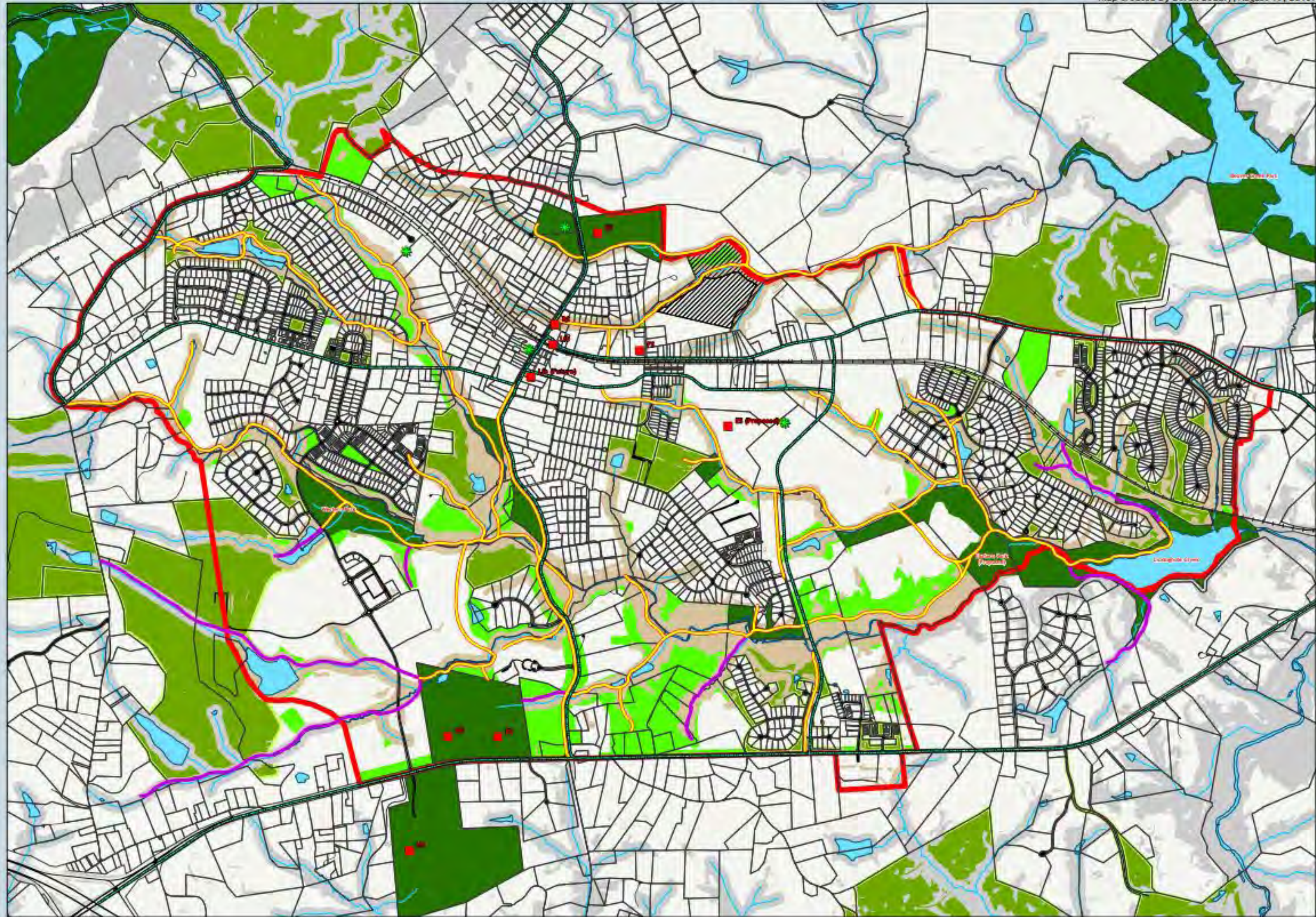




# 2010 Master Plan: Conservation Map

## Crozet Master Plan \* Parks & Green Systems Plan

Prepared by Albemarle County | Office of Geographic Data Services (GDS).  
Map created by Derek Bedarf, August 19, 2010.



- ES = Elementary School
- MS = Middle School
- HS = High School
- FS = Fire Station
- RS = Rescue Squad
- Lib = Library
- Future Civic Space
- Proposed Bike Lane
- Major Greenway or Trail
- Connecting Greenway or Trail
- Parcels
- Crozet Development Area
- Road
- Railroad
- Water Feature
- Stream
- Privately Owned Open Space
- Parks and Public Open Space
- Other Open Space
- Environmental Features
- Environmental Features (outside Development Area)
- Development Area Removal

Note: The map elements depicted are graphic representations and are not to be construed or used as a legal description. This map is for display purposes only.



# 2010 Master Plan: Implementation Projects

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\* indicates 2010 Master Plan priority implementation project

## \*Greenway Connections:

- Connections to downtown, schools, and parks
- Complete Crozet Connector trail

## \*Western Park:

- Funding from both County and developer
- Construction of park based on park master plan and community feedback

## Eastern Park:

- Establish park to the east of Lickinghole Basin

## Trailhead:

- Provide access point to greenways

## Neighborhood Parks:

- Required open space with new residential development

## Neighborhood Trails:

- Connections between neighborhoods and greenways/public parks

## \*Downtown Stormwater Management:

- Incorporate downtown stormwater wetland area as a passive recreational area



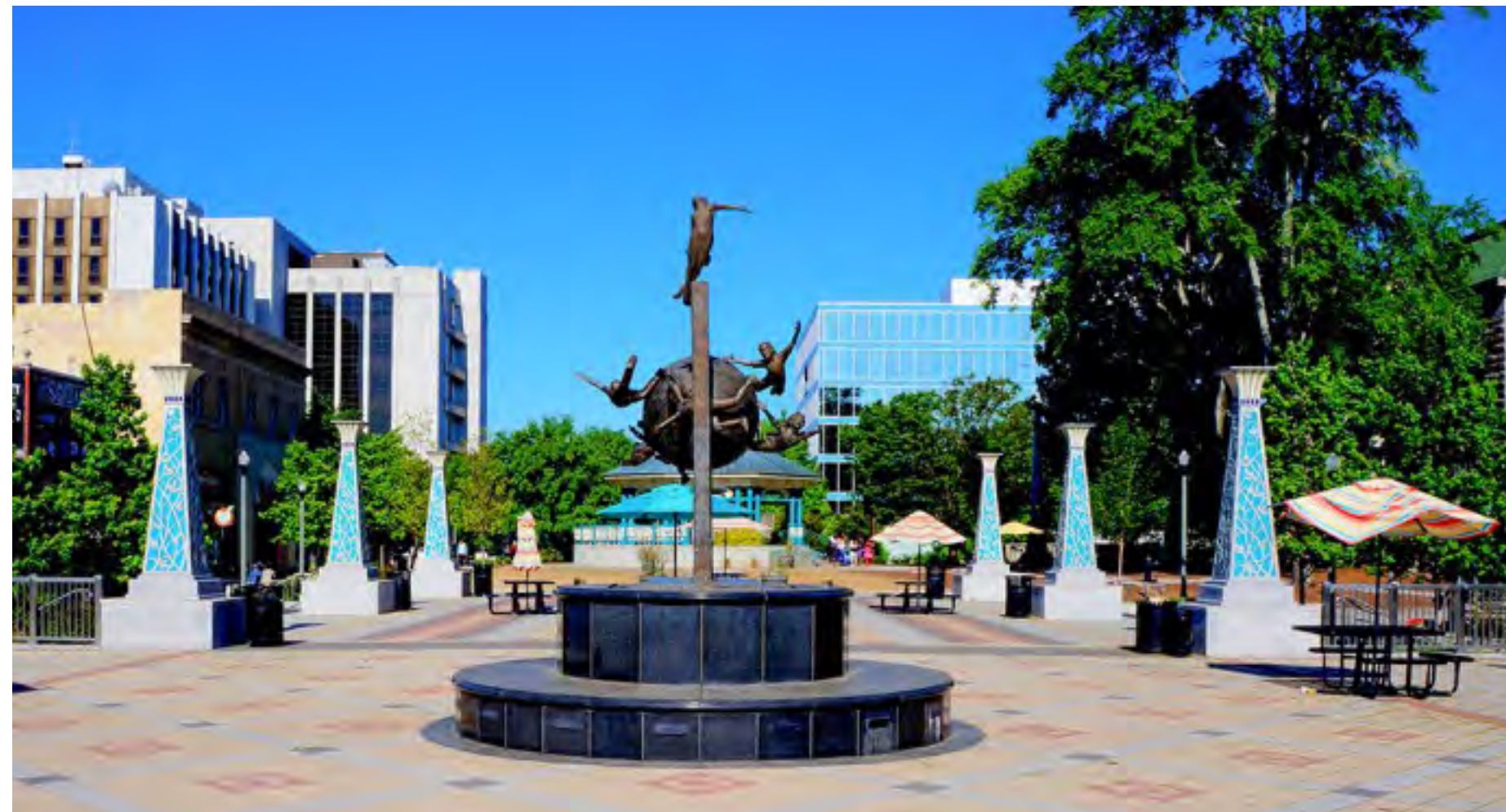
# Parks





# Park Features and Amenities: Plazas

**Plaza:** A central amenity space intended to function as the primary outdoor civic space for an area. It is designed to accommodate a range of functions and uses, such as event spaces, social gathering spaces, farmers markets, outdoor learning, food trucks and more.





# Park Features and Amenities: Natural Areas

---

**Natural Area:** Areas intended to preserve and protect natural resources and to provide opportunities for respite from the surrounding developed environment. Natural areas should be designed to protect natural resources, such as woods, streams or creeks with trails.





# Park Features and Amenities: Recreational Parks

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**Recreational Park:** Parks that provide a variety of spaces for formal recreation, such as athletic events and gatherings, with sports fields, pavilions, and associated facilities.

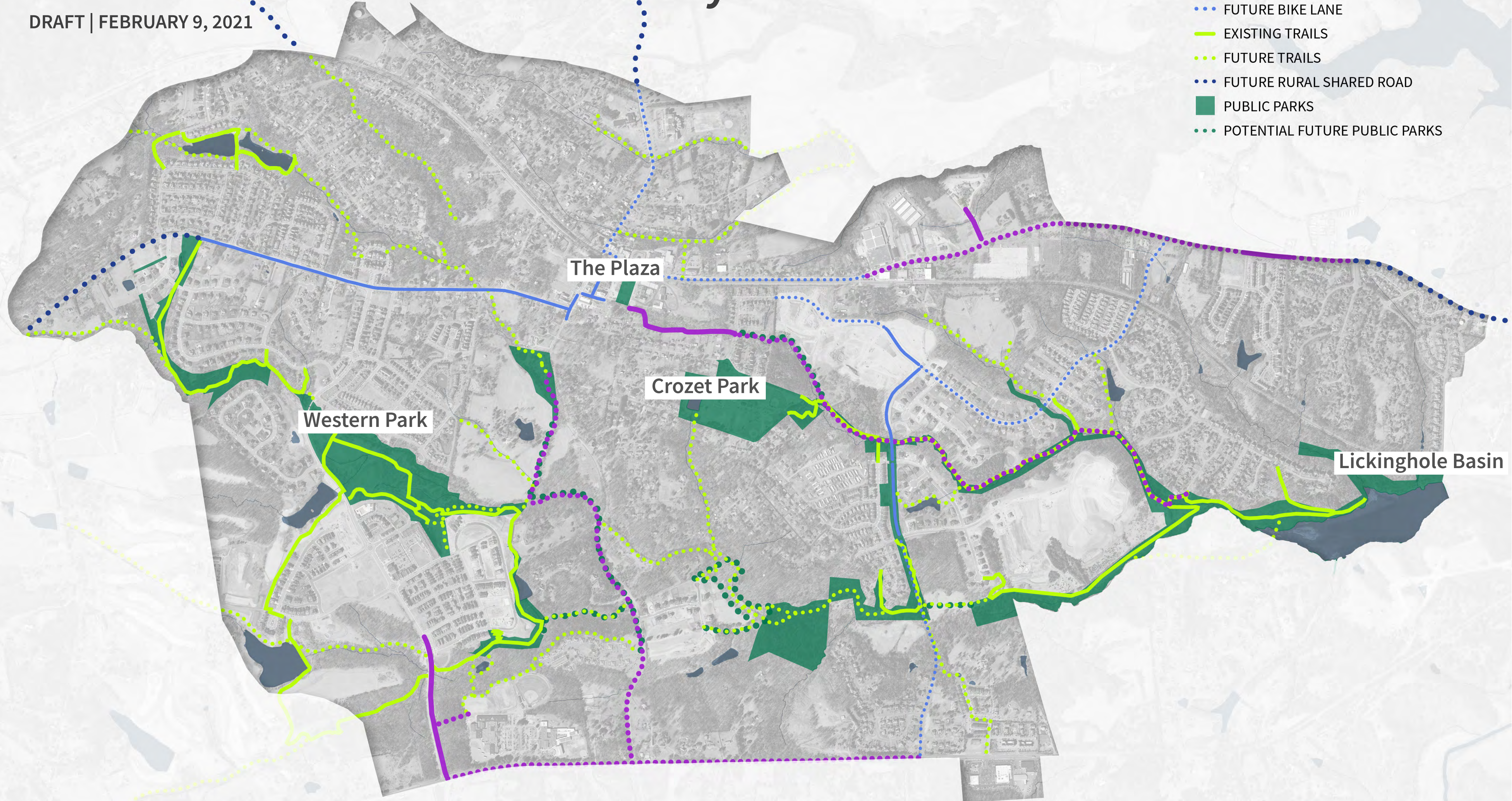




# DRAFT Future Trails Connectivity

DRAFT | FEBRUARY 9, 2021

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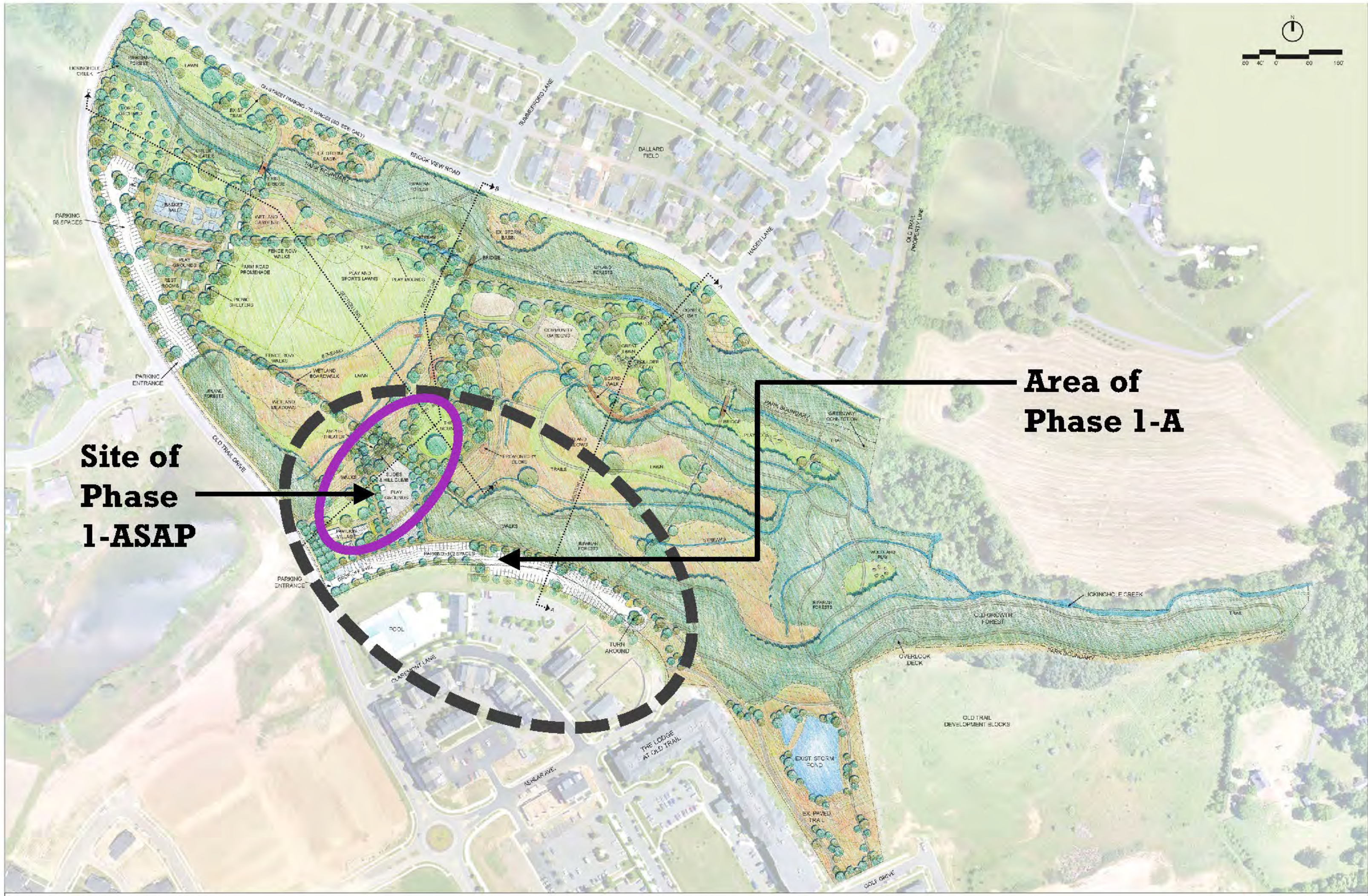


# Lickinghole Basin / Crozet Connector





# Western Park



**Site of  
Phase  
1-ASAP**

**Area of  
Phase 1-A**

FINAL MASTER PLAN  
WESTERN PARK MASTER PLAN PROJECT  
COUNTY OF ALBEMARLE  
CROZET, VIRGINIA MAY 16, 2018

**ANHOLD  
ASSOCIATES**  
LANDSCAPE ARCHITECTURE  
301 ROCKHURST TURNPIKE  
GREENWOOD, VIRGINIA 22640  
404.552.3600 ANHOLDA.COM



# Downtown Plaza / The Square

**SMALL CROWD [movie]**

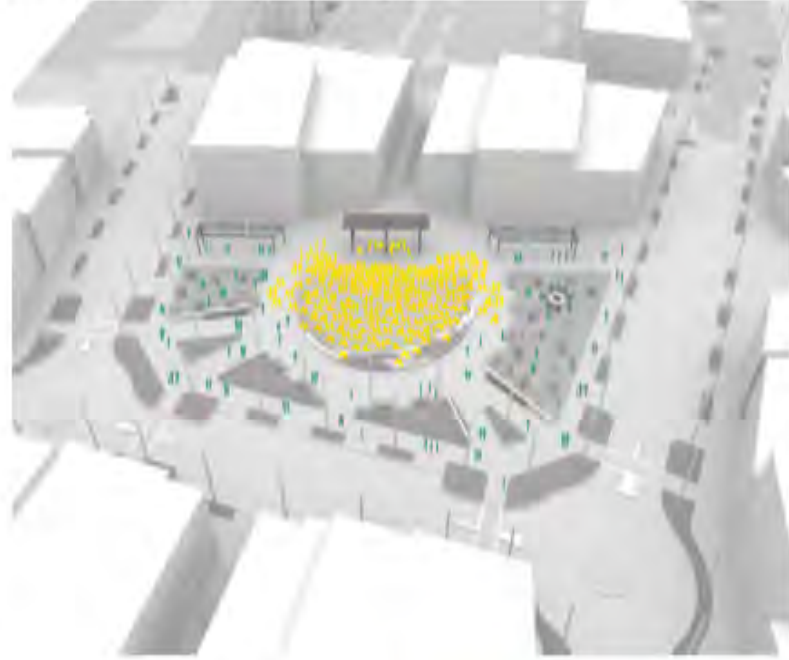


50 ppl. on Lawn  
50 ppl. in Plaza

Outdoor movie showing with blankets and chairs laid out on the lawn.



**LARGE CROWD [concert]**

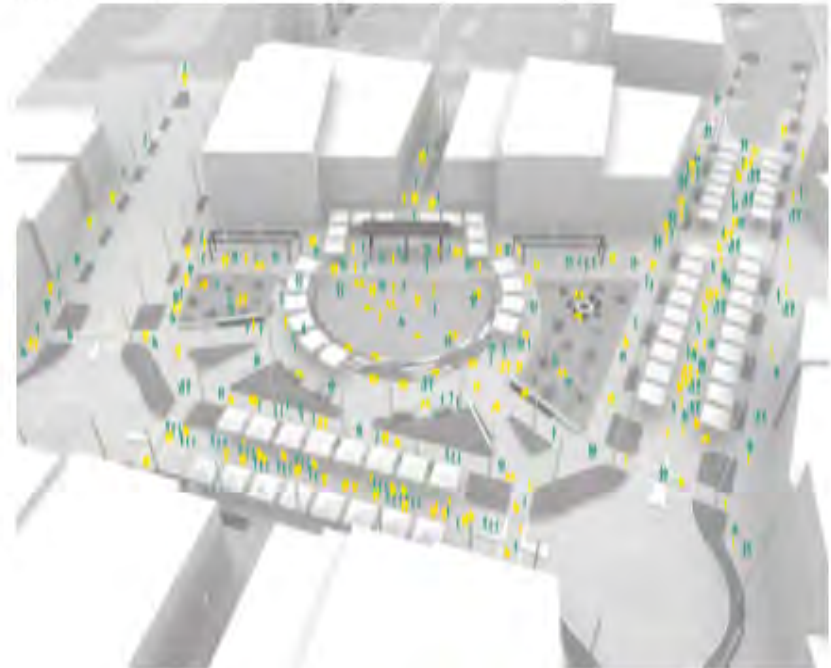


400 ppl. on Lawn  
100 ppl. in Plaza

People gathered close to the stage and blankets to the rear to watch a popular musical act.



**MARKET/FESTIVAL [street closure]**



1500+ ppl.  
68 10'x10' Tents in plaza and on streets.

High Street and Main Street are closed on the Plaza for a regional festival [craft



**DOWNTOWN CROZET**  
Master Plan



SCALE 1" = 100'  
0' 50' 100' 200'



# Draft Recommendations: Parks

---

**Construct Western Park in accordance with park master plan.**

**Preserve Lickinghole Creek Reservoir and the surrounding area as a natural area with passive recreation opportunities and trails that are sensitive to important sites, such as the bald eagle nest.**

**Explore opportunities for new trailheads to increase access to pedestrian and bicycle connections throughout the Crozet Development Area.**



# Draft Recommendations: Trails

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**Extend and upgrade the Crozet Connector Trail to an accessible connector route from Downtown Crozet to Westhall, creating a multimodal route with a natural aesthetic that serves as the ‘backbone’ of Crozet.**

**Improve signage, wayfinding, and connectivity from Claudius Crozet Park to the Crozet Connector Trail.**

**Determine a safe and feasible alignment for a shared-use path (SUP) along Crozet Avenue to connect The Meadows apartments to the Crozet Connector Trail.**



# Draft Recommendations: Trails

---

Construct a sidewalk along the east side of Crozet Avenue, leveraging the County-owned right-of-way to connect to the Park Road area.

Identify and support opportunities for ‘north-south’ cyclist routes in the Crozet Development Area, including a southbound shared-use path and northbound bicycle lane on Crozet Avenue.

As opportunities through new development proposals arise, continue to pursue connecting neighborhoods to trails through a network of shared-use paths, sidewalks, and bicycle lanes.



# **Draft Recommendations: Rural and Regional Amenities**

---

**Install signage along Mint Springs Road to create a “Rural Shared Road” for both vehicular and cyclist traffic to formally connect the Crozet Development Area to Mint Springs Park.**

**Upgrade Jarmans Gap to a Rural Shared Road and add signage to provide a formal connection to Bike Route 76. Provide signage directing cyclists using Bike Route 76 to Downtown Crozet.**



An aerial photograph of a suburban neighborhood. The image shows a mix of residential buildings, including houses and larger structures, interspersed with green trees and grassy areas. A road or path runs through the middle of the scene. The overall scene is a typical suburban development.

**Do you have any questions or comments on the draft parks and trails recommendations?**





# Environmental Features and Natural Resources



# Environmental Features

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**Water Protection Ordinance (WPO) Stream Buffer:** Area of land at or near streambank or nontidal wetland (or both) that has intrinsic water quality value or is sensitive to changes which may result in water quality degradation. Buffer is 100 feet on each side of the stream (200 feet for floodplain in public water supply).

**Steep Slopes:** Slopes of 25 percent or greater. Special use permit required to disturb preserved slopes in Development Areas. Special exception required to disturb critical slopes in Rural Area.

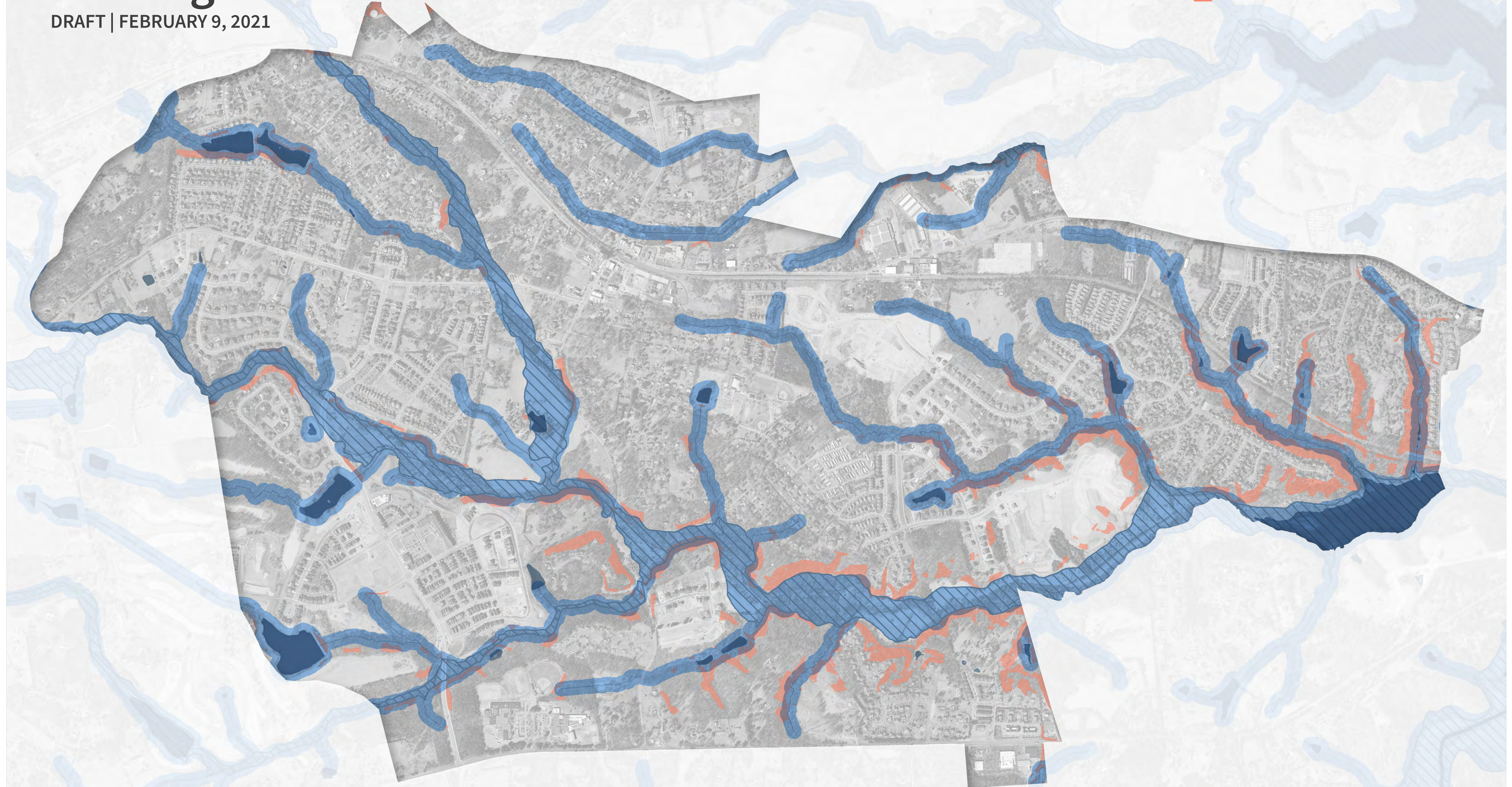
**Floodplain:** Area adjacent to a body of water that is susceptible to being inundated by water normally associated with a 100-year flood or storm event. Including (but not limited to) FEMA designated floodplains.



# Existing Sensitive Environmental Features

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- STREAM BUFFER
- FLOODPLAIN
- PRESERVED STEEP SLOPES

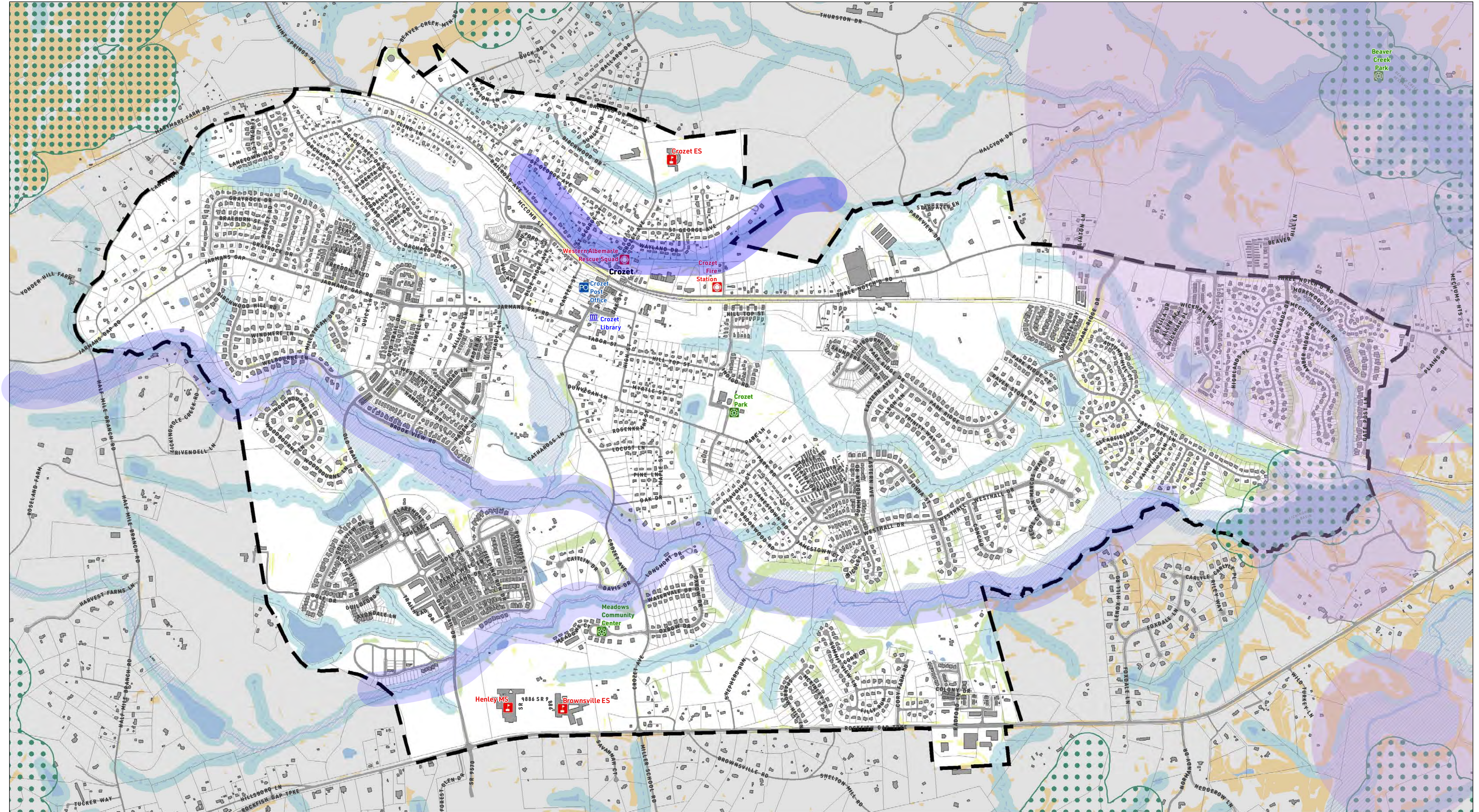


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# 2020 Crozet Master Plan Environmental Features

- Biodiversity Important Sites
- Forest Block
- Streams
  - PERENNIAL
  - INTERMITTENT
  - Water Features
  - Impaired Stream
- Floodplain
- Water Protection Ordinance Buffer
- Critical Slopes (in Rural Area)
- Step Slopes - Managed
- Step Slopes - Preserved
- Parcels
- Buildings
- Roads
- Railroads

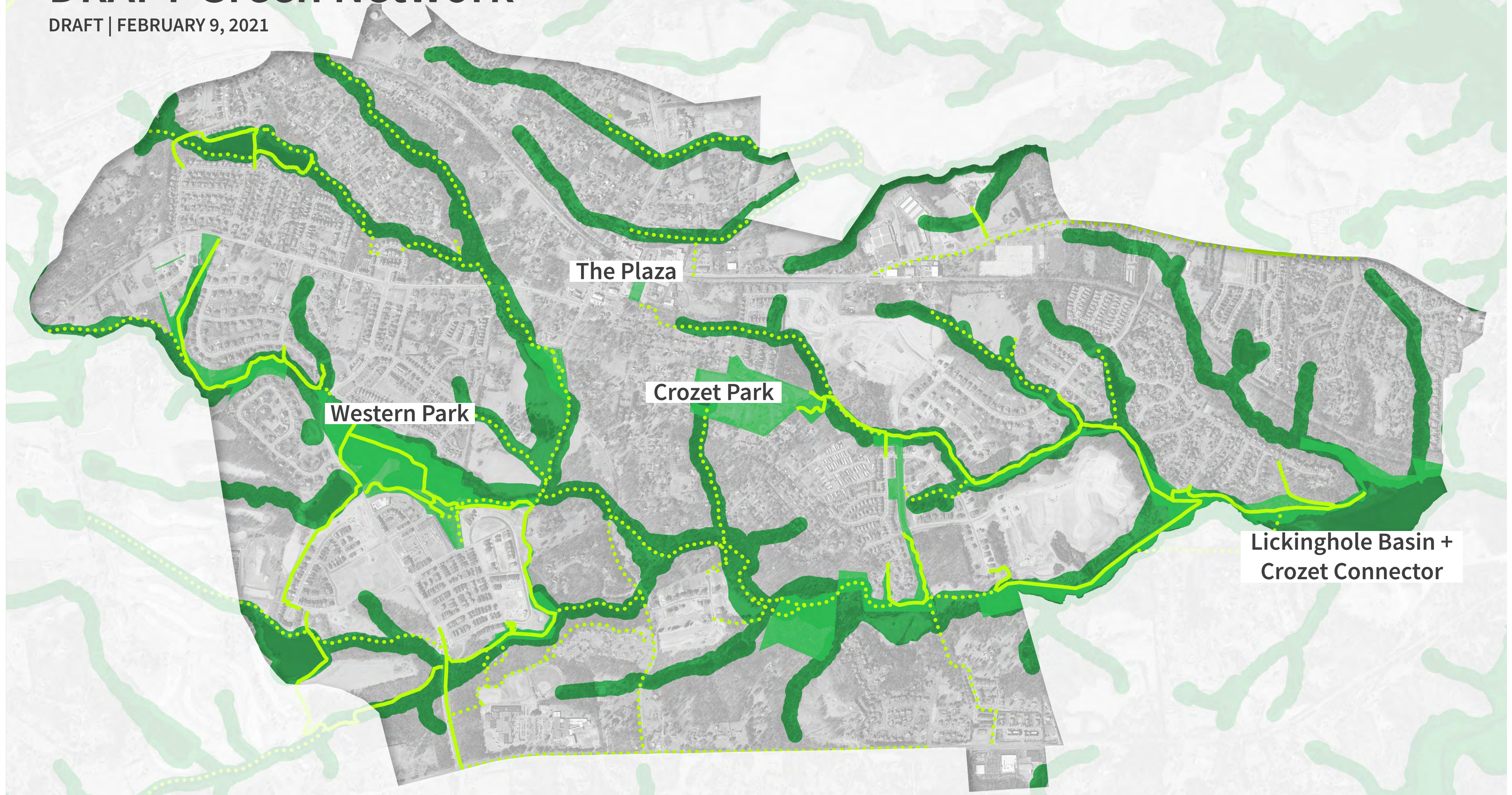


Prepared by Albemarle County, Andrew Knuppel, 7/8/2020. The map elements depicted are graphic representations and are not to be construed or used as legal description. This map is for display purposes only.  
 \\cob\_planning\Mapping\USERS\NeighborhoodPlanning\Crozet Master Plan\CAC Worksessions\2020 Env Features.mxd



# DRAFT Green Network

DRAFT | FEBRUARY 9, 2021



The Plaza

Western Park

Crozet Park

Lickinghole Basin +  
Crozet Connector

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A photograph of a sidewalk with a yellow pedestrian crossing sign and a brick building in the background. The sidewalk is made of concrete and runs alongside a stone retaining wall. In the background, there is a brick building with a sign that says "ALIONS" and a yellow diamond-shaped sign with a black silhouette of a person walking. The sky is blue with some clouds.

# **Draft Recommendations: Natural Resources**



# Draft Recommendations: Natural Resources

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Preserve tree canopy cover within the floodplain and Water Protection Ordinance's 100-foot stream buffer to provide ecosystem services and protect habitat corridors within the Crozet Development Area.

Protect areas with important biodiversity and natural resources through careful siting of trails and other recreational opportunities, especially around Lickinghole Creek Reservoir.

Hire an independent, third-party consultant to study the area between Railroad Avenue and St. George Avenue to confirm the status of the stream. Develop recommendations for restoring stream health and re-establishing stream protection while allowing current uses to continue adjacent to the stream.



# Draft Recommendations: Natural Resources

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Reduce mowing in public parks and on County-owned property in Crozet and replace mowed lawns with pollinator gardens and meadows where possible.

As opportunities arise, through new development and County-initiated projects, remove invasive species in stream buffers, floodplains and greenways and replace with native planting to improve aquatic ecosystem health, water quality and riparian habitat quality.

As new County-owned parks and trails are constructed or improved, leverage opportunities for installing educational and interpretive signage about biodiversity, ecosystem services and habitat protection.



An aerial photograph of a suburban residential neighborhood. The scene shows a mix of single-story and two-story houses with various roof colors, interspersed with green lawns and trees. A paved road runs diagonally through the upper portion of the image, and another road is visible in the lower portion. The overall atmosphere is bright and clear, suggesting a sunny day.

**Do you have any questions or comments on the draft natural resources recommendations?**



# Next Steps

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**March 9 (tentative) Planning Commission Work Session: Transportation & Conservation**

**March 10 CCAC: Land Use Recommendations**

**April Board of Supervisors Work Session: Land Use Recommendations**