



City  
Chamblee

# Rail-Trail Extension Conceptual Design Study



**Stakeholder Advisory Group Meeting #2**  
Tuesday January 26, 2016

**HL** Heath & Lineback Engineers, Inc.

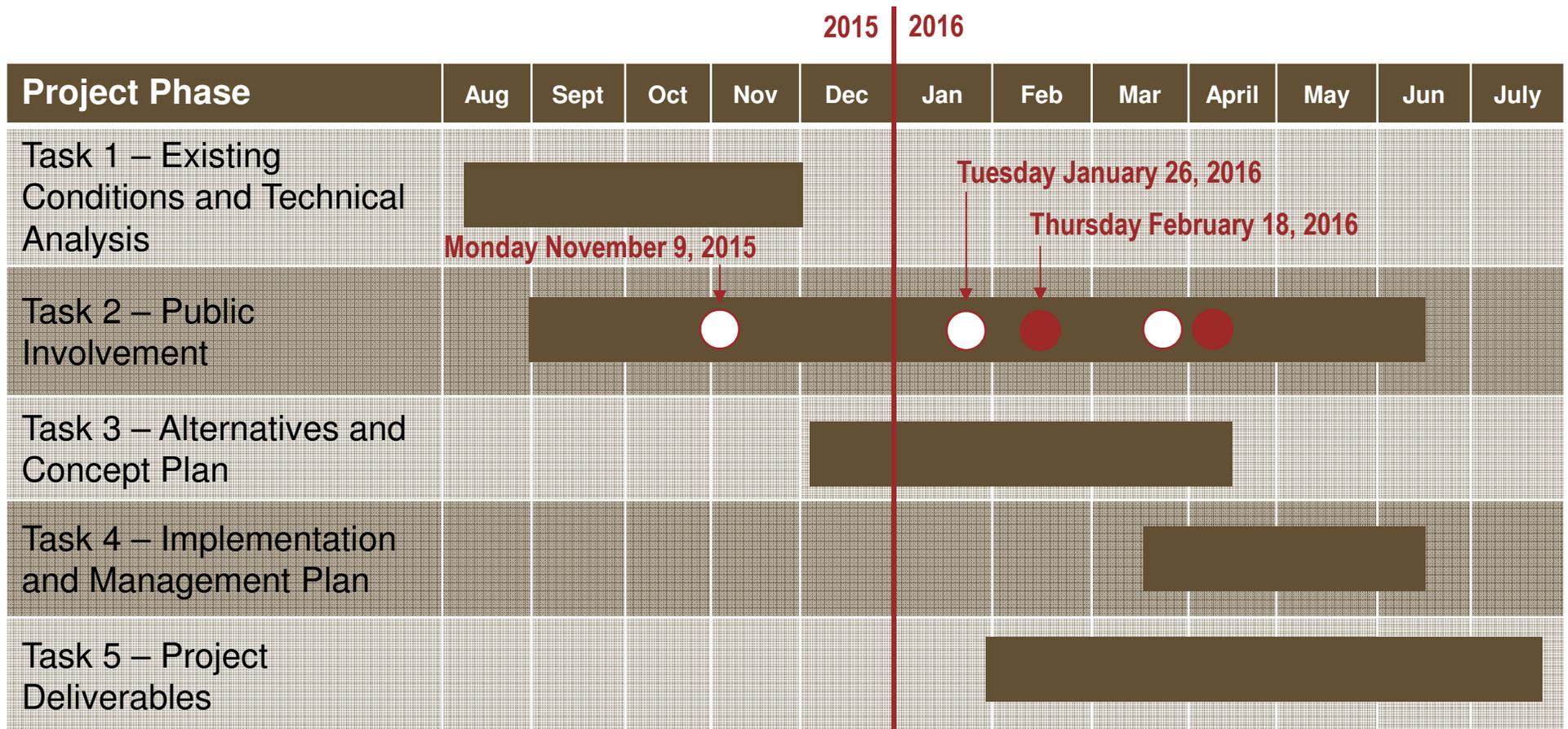
PEREZ PLANNING + DESIGN, LLC

# Agenda

- Review of Project Scope + Schedule
- Review Existing Conditions Findings and Public Engagement Findings to Date
- Preliminary Trail Corridor Alignment Considerations + Public Input Exercises
- Next Steps



# Project Scope + Schedule



-  Task
-  Stakeholder Committee Meeting
-  Public Meeting

# Stakeholder Advisory Group Role + Responsibilities

*“Bring me in early,  
and I’m your partner.*

*Bring me in late, and  
I’m your judge.”*

-Author Unknown

Help us create the Community’s vision for the City of Chamblee Rail-Trail Extension Project:

- Give us your honest feedback.
- Let us know what you believe is in the best interest of the community.
- Be a community liaison, let residents and stakeholders know about the project.
- Share feedback from the community with the consulting team and the Stakeholder Advisory Group.



# Chamblee Rail Trail Corridor

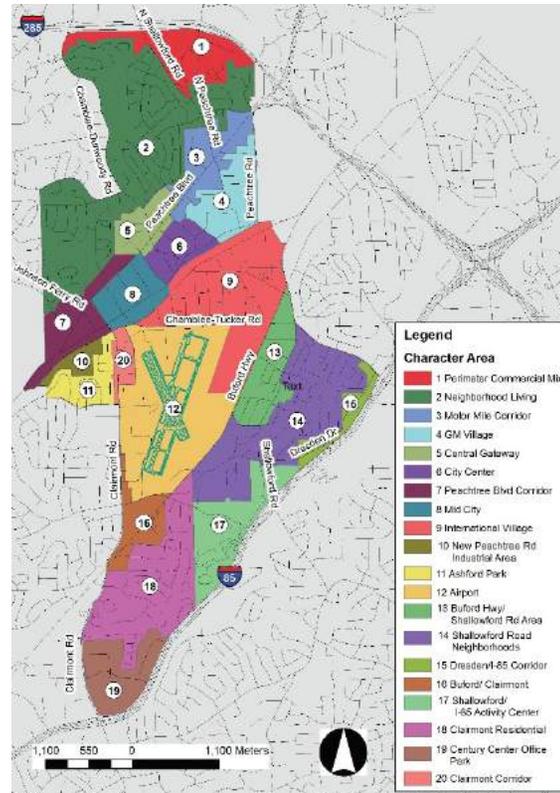
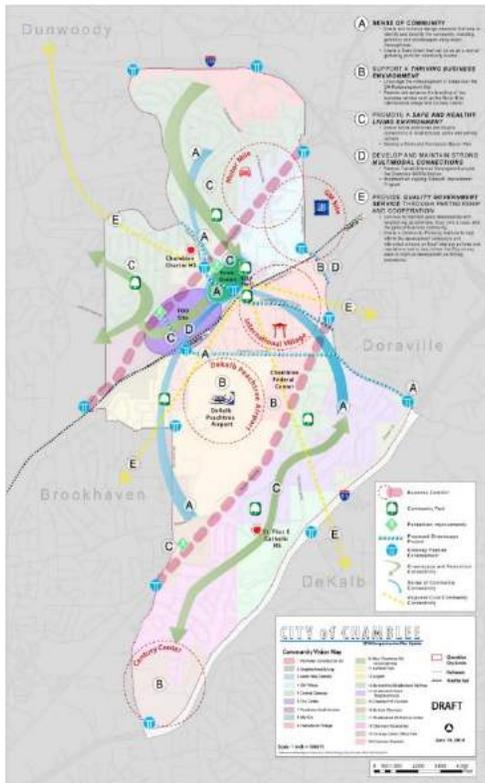


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About 15 Minute Walk



# Review of Planning Documents

## City of Chamblee Comprehensive Plan



## Chamblee Town Center Livable Centers Initiative



# Summary of Goals

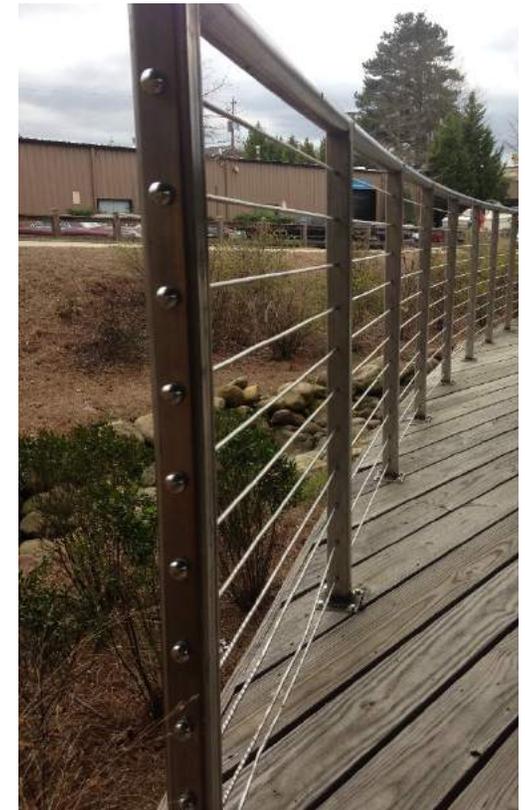
## Proposed Goals

- Spur and support high-quality development.
- Support a thriving business environment.
- Promote a healthy and safe living environment.
- Develop and maintain strong multi-modal connections.
- Provide quality government service through partnership and cooperation.



# Rail-Trail Corridor Existing Conditions

Well designed trail and public space with high quality materials that begin to define the City of Chamblee public realm brand/materials pallet



# Rail-Trail Corridor Existing Conditions



# Rail-Trail Corridor Existing Conditions Summary



- Great potential for direct connectivity through Mid City
- Generally publicly-owned contiguous Rail-Trail Corridor with some parcels in private ownership
- Rail-Trail Corridor that has been generally built up to the property line
- Topographic challenges
- Trees



# MARTA Detention Area Existing Conditions Summary



- Location within Mid City and Rail-Trail Corridor provide for the potential to make the space an amenity
- Existing surrounding land uses back-onto the space
- Water within the pond is actually a “Stream” with a small area that may be a Wetland; Impacts would have to be mitigated
- FAA requires separation distance of 10,000 feet (5 miles if inline with approach/departure airspace) from “wet” stormwater management system
- Steep slopes limit social and recreational use of the space



# Public Involvement

- City Kick-Off Meeting August 13, 2015
- City Council + Mayor Interviews September 22, 2015
- The Olmsted Project Developer Interview September 22, 2015
- MARTA + Representatives from Peachtree Malone Lofts October 16, 2015
- Stakeholder Advisory Group Kick-Off Meeting November 9, 2015
- **Stakeholder Advisory Group Meeting January 26, 2016**
- Peachtree Malone Lofts February 4, 2016
- GDOT January – February 2016
- Georgia Power January – February 2016
- On-line Survey Public Engagement January – February 2016
- MARTA Station Public Engagement Exercise January – February 2016
- Public Workshop February 2016
- Stakeholder Advisory Group Meeting April 2016
- Public Workshop May 2016



# Public Engagement Findings To Date

## The Rail-Trail **SHOULD**:

- Be a linear park with a multi-use concrete trail
- Be welcoming, beautiful, with shops and stores along the way with better use of the MARTA detention area
- Provide local connectivity to the rest of the City, and regional connectivity to trail network to the north of Keswick Park, GM Redevelopment to the east, and Brookhaven to the southwest
- Be **SAFE** at all times, open, well lit; no fencing parallel to the trail for ease of access from adjacent properties Well maintained

## The MARTA Detention Facility **SHOULD**:

- Be an amenity for Mid City and the Rail-Trail
- Be a **SAFE** passive greenspace
- Include greenspace amenities such as benches, gazebo, fountain, etc.
- Provide for regional detention so future development can connect to it and use it as their stormwater detention facility



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# Public Input Exercise



City of Chamblee  
**Rail-Trail Extension Conceptual Design Study**  
**Public Input**  
*Tuesday January 26, 2016*

## Potential Concerns + Ideas

*What concerns and ideas do you have that you would like us to take under consideration?*

COMMENTS?

[Empty comment box area]

# Basic Anatomy of a Trail

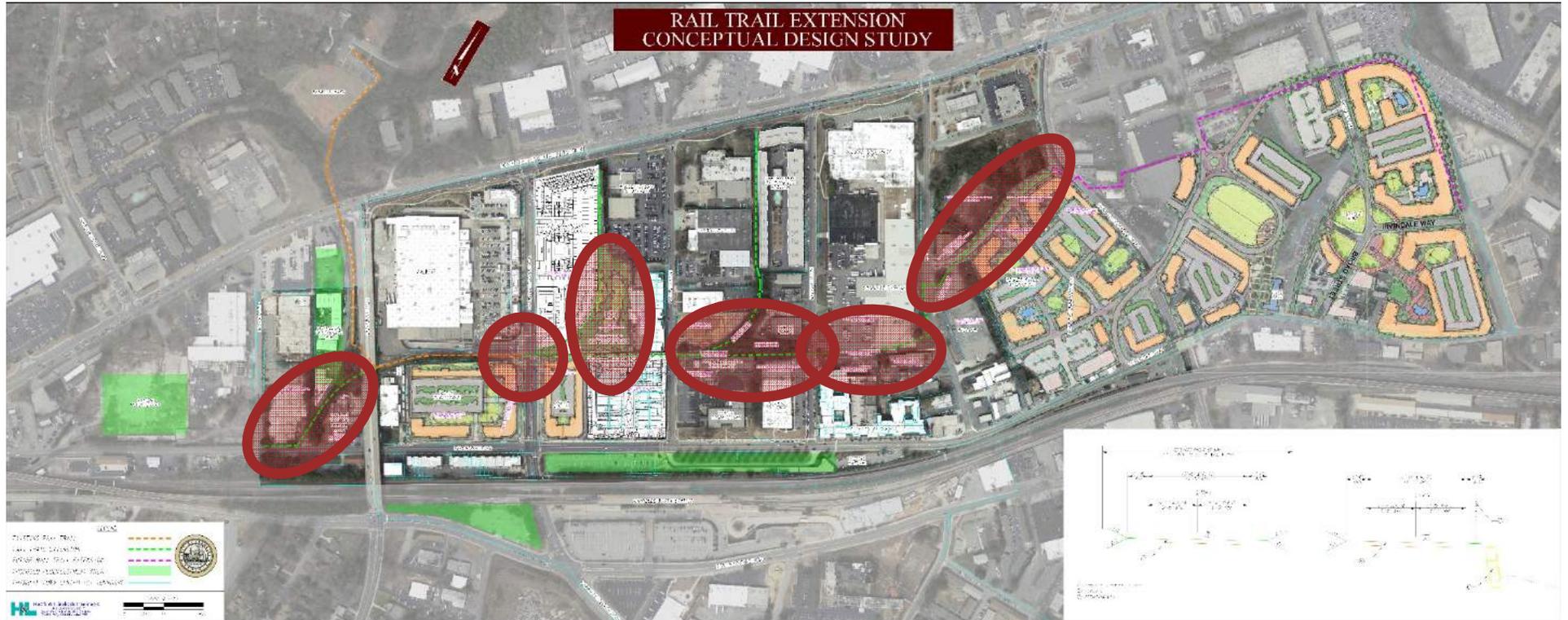
Trail Amenities

Trail Edge Condition

Trail Type



# Chamblee Rail Trail Corridor Focus Areas



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# Public Input Exercise



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## 1 Trail Type and Amenities

### 1A Trail Type

Tell us what type of trail you would like to see develop by placing **ONE DOT** on the preferred option.

MULTI-USE SHARED SPACE



MULTI-USE SEPARATED SPACE



or

### 1B Trail Amenities

Following is a list of amenities that you typically see along trails. Please tell us if there are amenities that you would prefer to **NOT SEE** on the trail.

**EXAMPLES OF TRAIL AMENITIES**

- Benches
- Trash/Recycling Receptacles
- Bike Racks
- Lighting
- Water Fountains
- Security Cameras
- Emergency Phones
- Bicycle Fix-it Stations
- Public Art
- Other:

**TRAIL AMENITIES I WOULD PREFER NOT TO SEE ON THE TRAIL...**

*Place your comments here*



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## 2 Trail Edge Conditions

Tell us what type of trail edge condition you would prefer to see along the following land uses by placing a dot on the preferred option (**ONE DOT PER LAND USE**).

### 2A Residential



### 2B Commercial | Retail



### 2C Commercial | Office

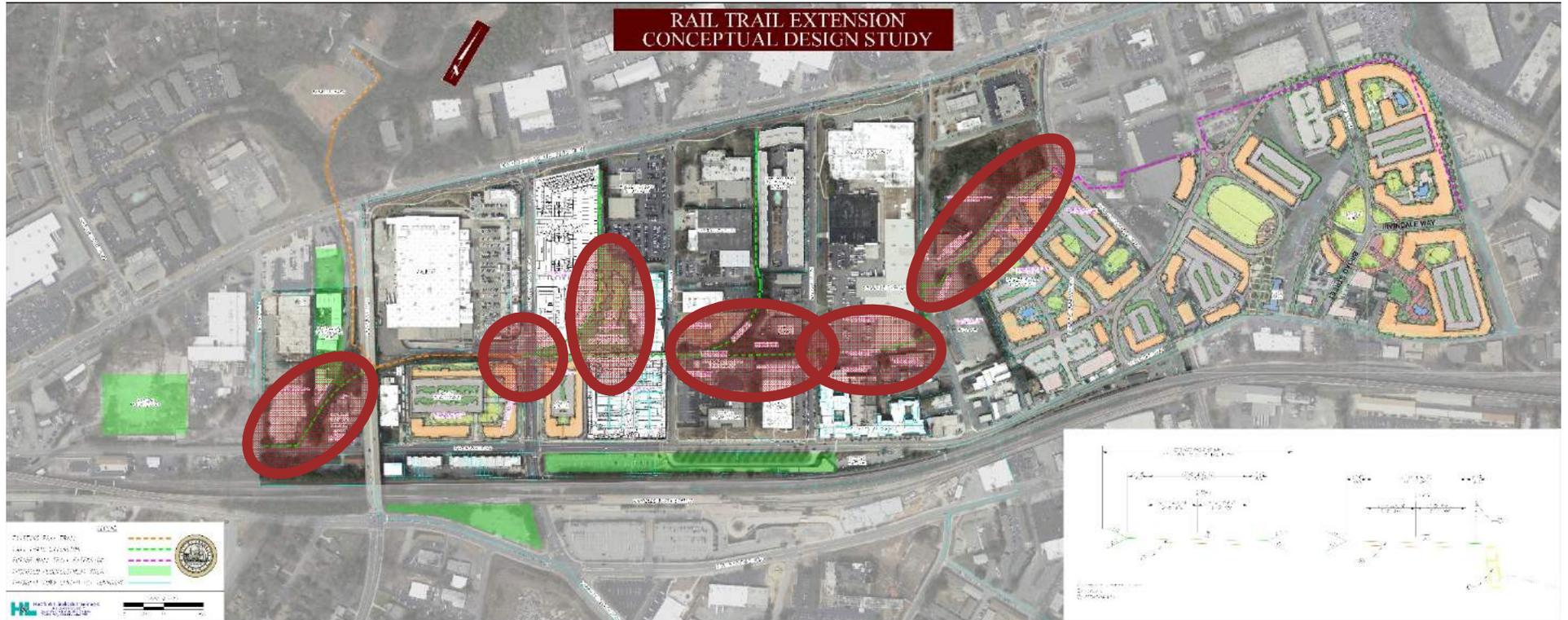


### 2D Industrial



COMMENTS?

# Chamblee Rail Trail Corridor Focus Areas



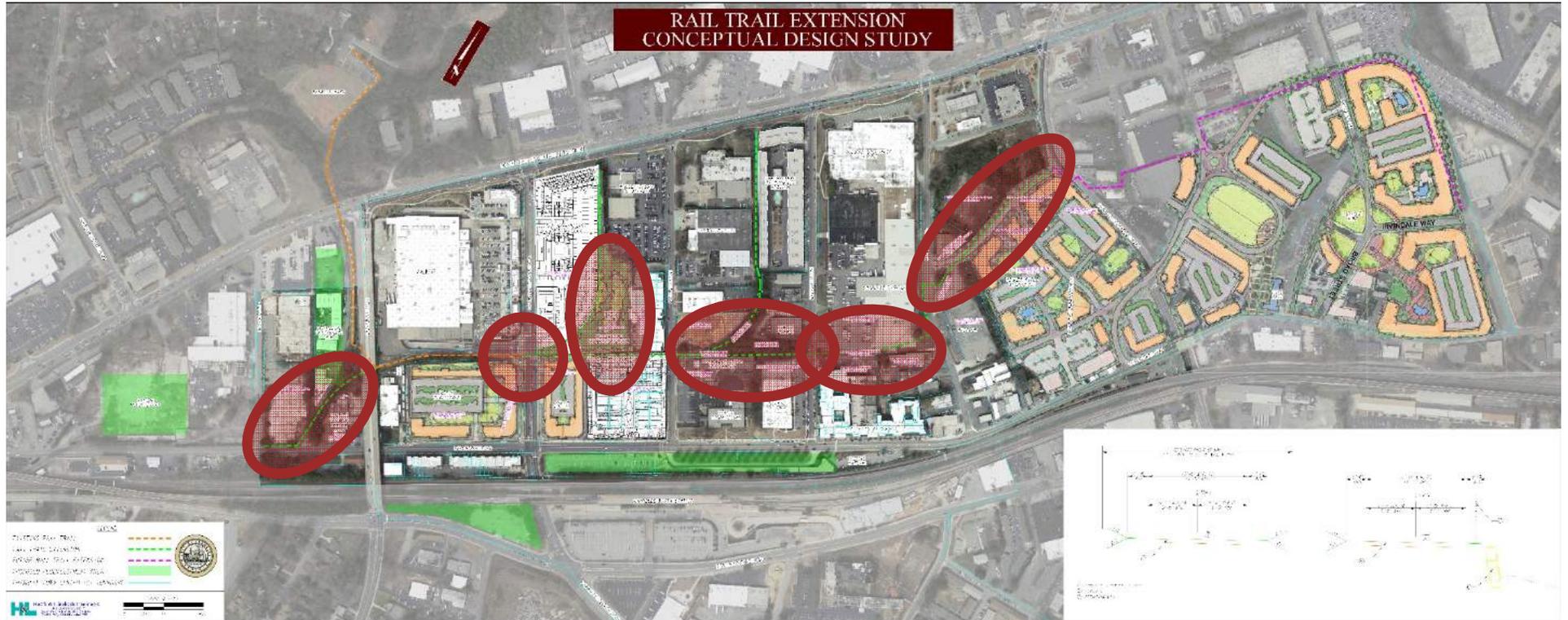
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# Georgia Power Focus Areas



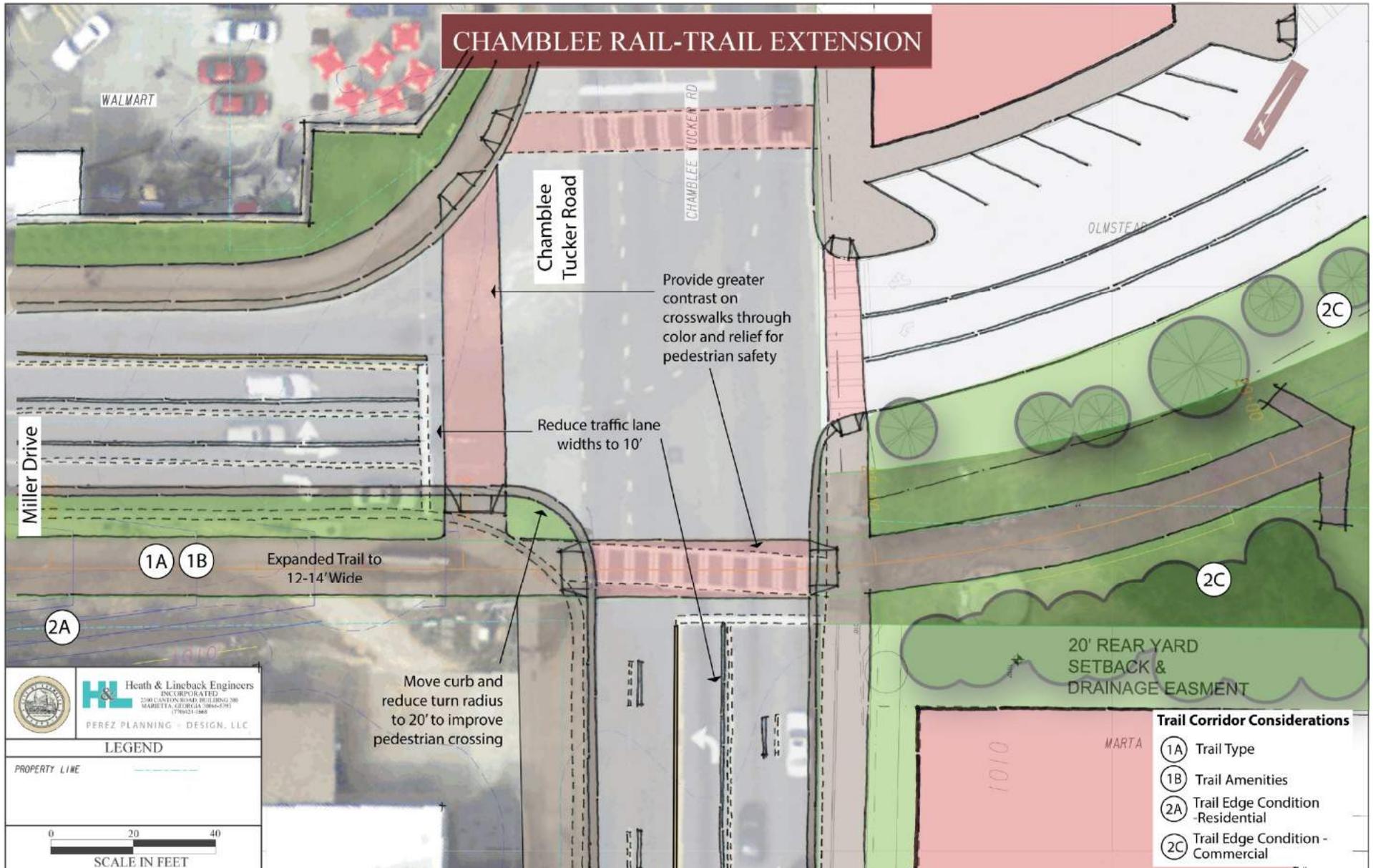
# Chamblee Rail Trail Corridor Focus Areas



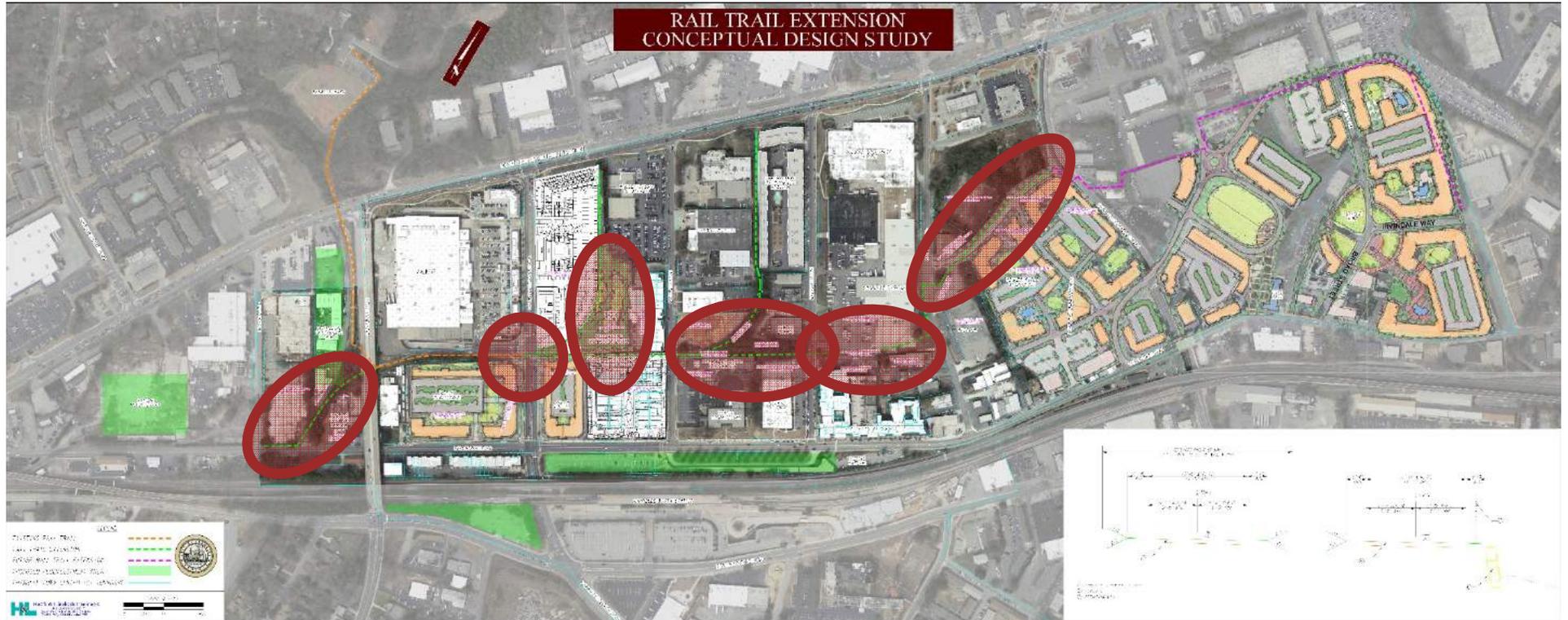
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# Chamblee Tucker Road Rail-Trail Crossing Focus Area



# Chamblee Rail Trail Corridor Focus Areas

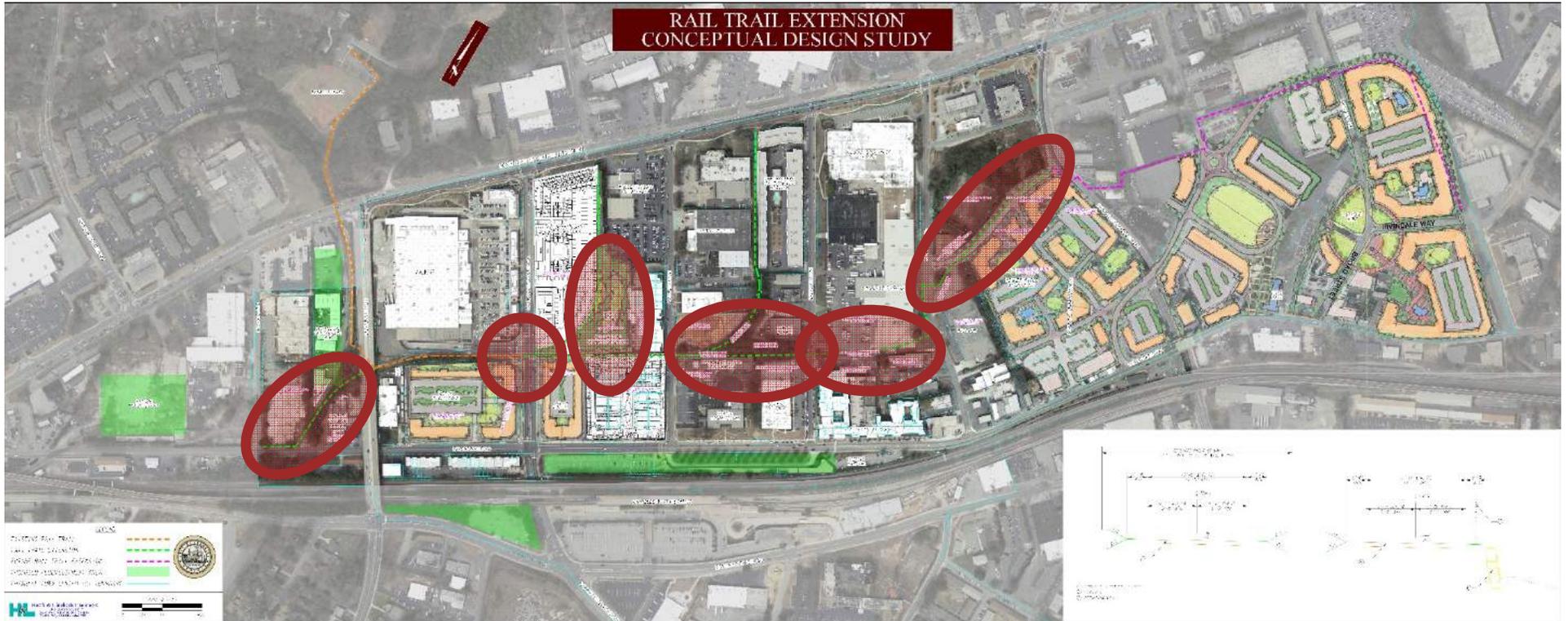


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# Chamblee Rail Trail Corridor Focus Areas



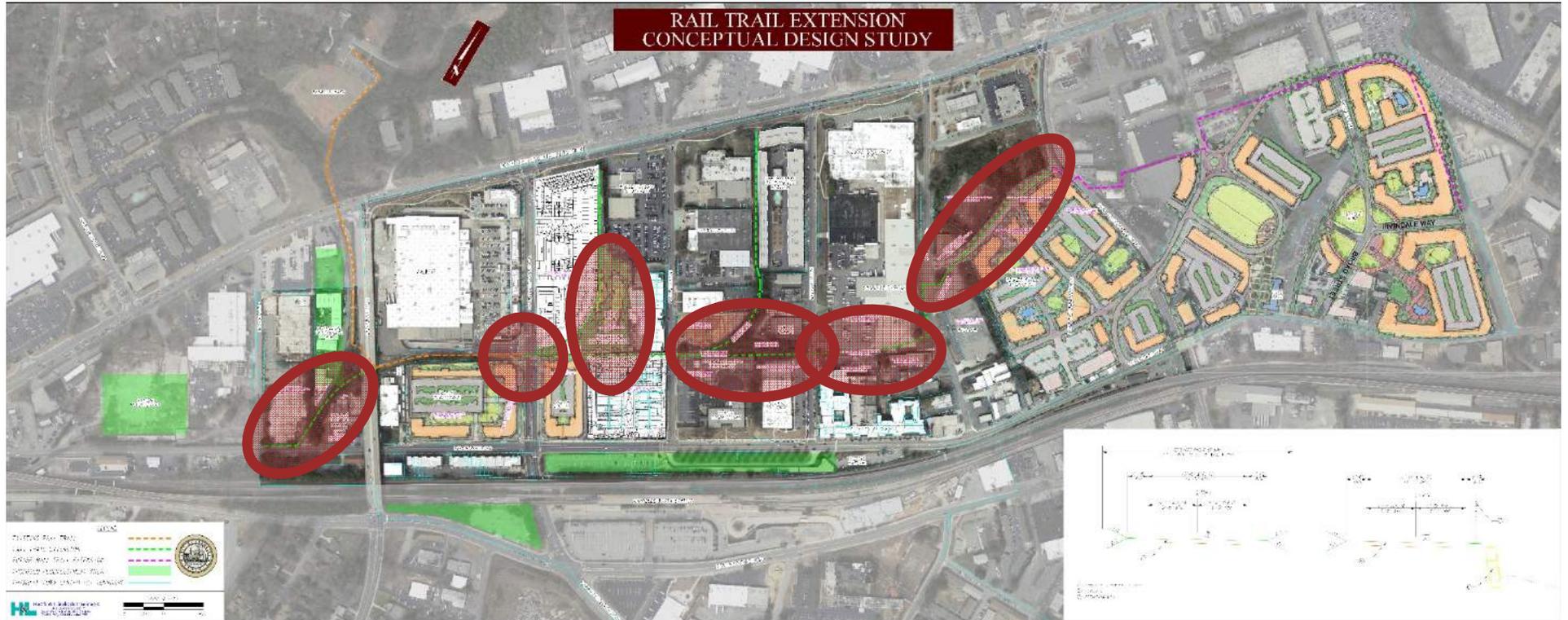
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# Senior Housing/Community Center Focus Areas



# Chamblee Rail Trail Corridor Focus Areas



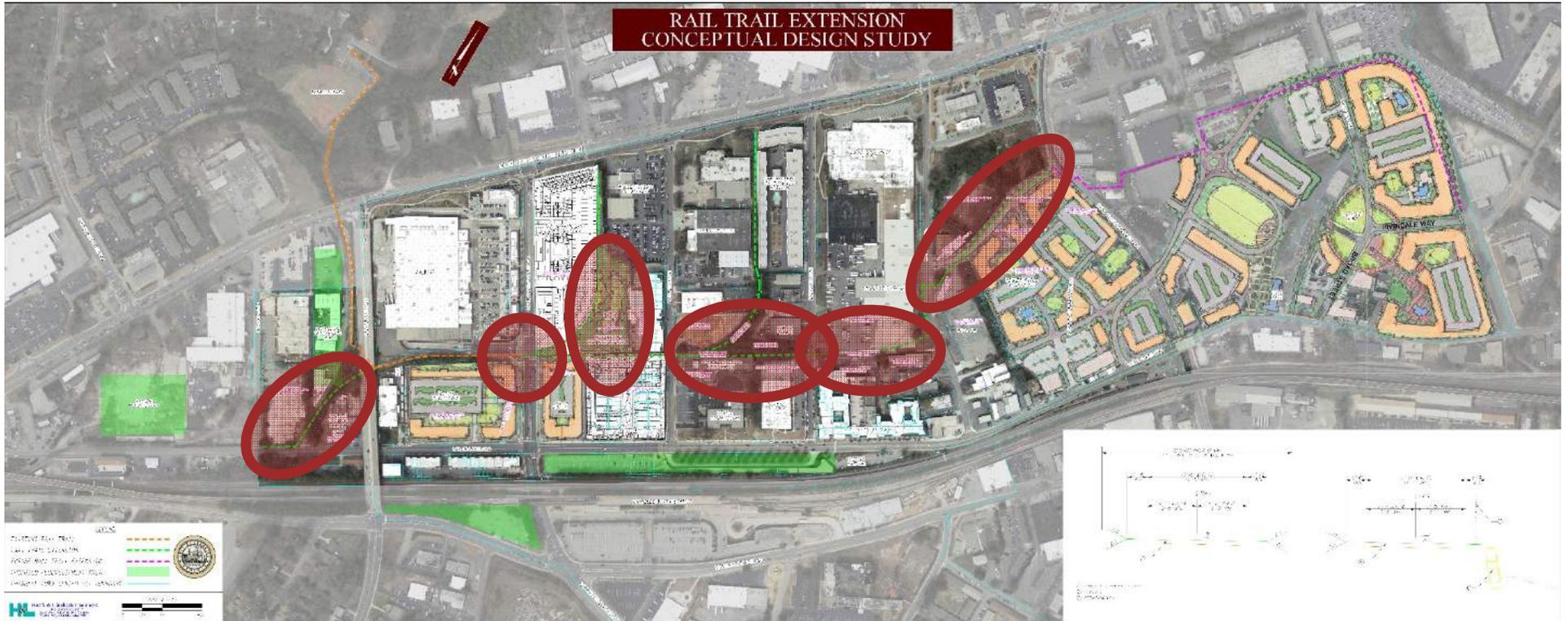
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# Guardian Storage Focus Areas



# Chamblee Rail Trail Corridor Focus Areas



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# Town Park Focus Area



# Public Input Exercise



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## ③ MARTA Detention Area

*The existing MARTA retention pond has the potential to serve as a community greenspace amenity. If it is developed that way, what amenities/facilities would you like to see in the space? Please post comments below.*



AMENITIES | FACILITIES | WOULD LIKE TO SEE IN THIS SPACE...

*Place your comments here*

# Public Input Exercise



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## Funding + Implementation Opportunities

What funding source(s) would you NOT support to build the trail? Place a dot next to those you would NOT support.

### Pay as you Go:

- General Fund/CIP
- Grants
- Special Assessments
- Community Improvement District
- Others (please specify)

### Borrowing:

- General Obligation Bond
- Revenue Bonds
- Others (please specify)

### Partnerships:

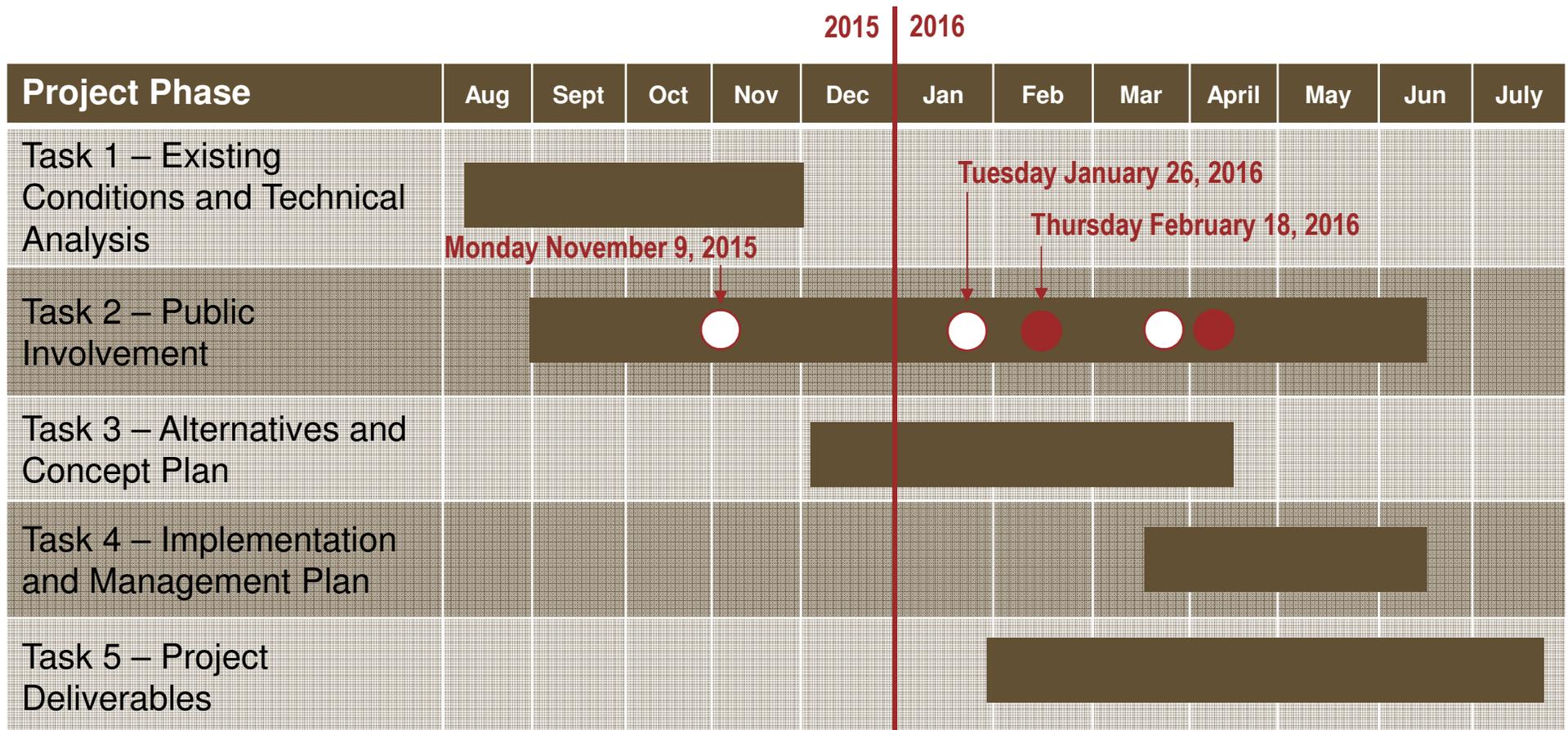
- Businesses
- Agencies
- Developers
- Non-profit Organizations
- Others (please specify)

# Agenda

- Introductions
- Discuss Stakeholder Advisory Group Roles + Responsibilities
- Project Overview
- Overview of Planning + Design Philosophy
- Findings to Date
- Stakeholder Advisory Group Exercise + Discussion
- **Next Steps**



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