

Sully Woodlands

DRAFT CONCEPTUAL DEVELOPMENT PLAN REVIEW
FAIRFAX COUNTY PARK AUTHORITY

NOVEMBER 2013

Tonight's Agenda



- **Welcome/Introductions**
- **FCPA Overview**
- **SWRMP Process**
- **Draft Plan presentation**
 - Hickory Forest Park
 - Poplar Ford Park
 - Elklick Preserve
 - Mountain Road District Park
- **Existing Conditions**
 - Sappington site
- **Open House**
- **Adjourn**



Park Authority Mission



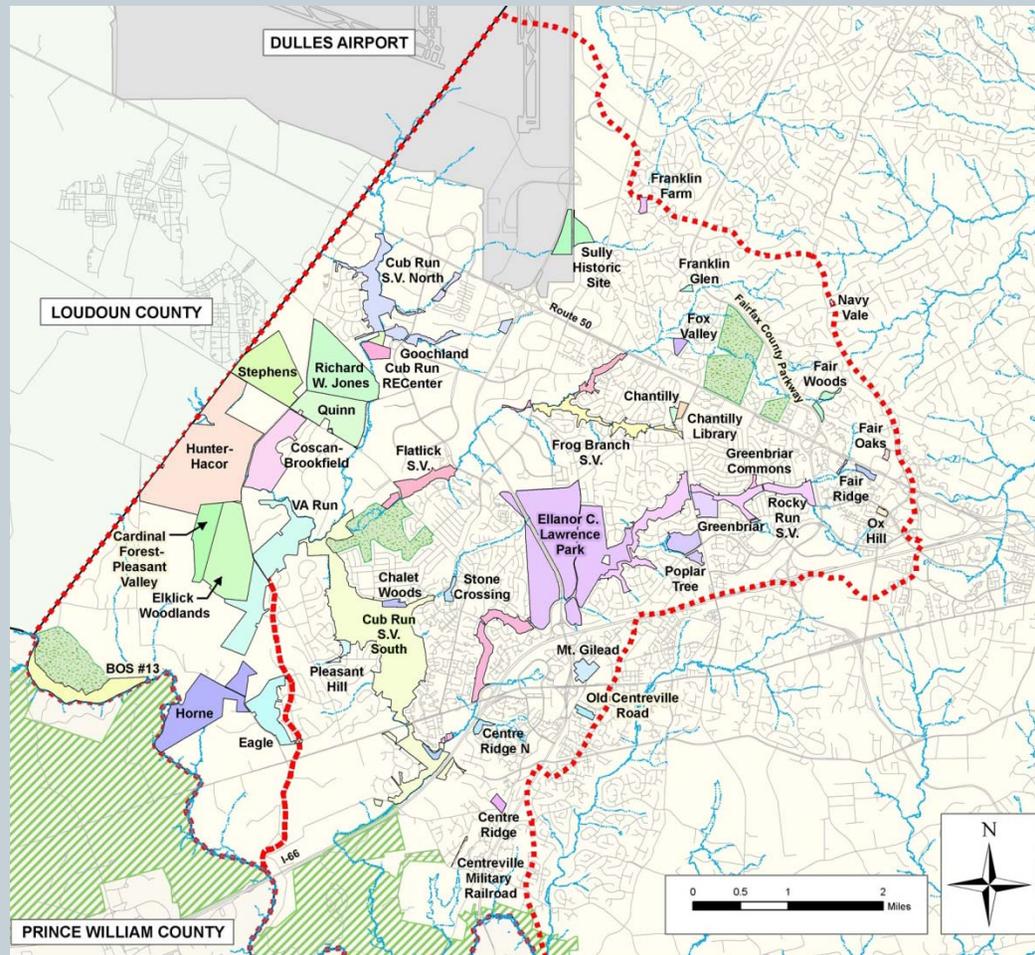
**Enhance Citizens Quality
of Life Through:**

- **Natural & Cultural
Resource Stewardship**
- **Quality Facilities &
Services**
- **Recreational
Opportunities**





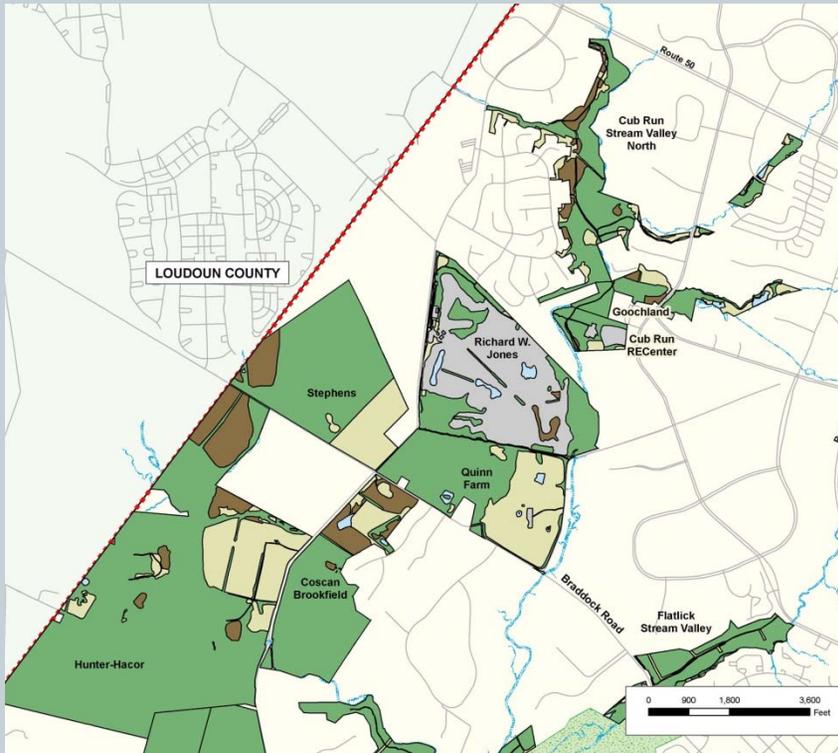
Sully Woodlands Regional Master Plan



PARK UNITS



Sully Woodlands Regional Master Plan



Land Cover Map

- Multi-disciplinary staff team—manage consultant, facilitate public process, produce report
- Inter-agency technical team—provide information, participate in document review
- Consultant Report—produce landscape assessment to provide guidance on for appropriate use of parklands and protection of sensitive resources
- Public Process—Series of public meetings, written comments



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Elklick Preserve



- Coordinate with the Cub Run/Bull Run Watershed planning efforts
- Develop a regional framework to assess park development in the watersheds and guide planning and development efforts based on resource protection and management
- Develop a system of park areas connected by green space and trails to provide an integrated experience



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Richard Jones Park



Poplar Ford

- **Stewardship**—protecting and managing resources, directing development to land with less sensitive resources
- **Recreation**—meeting the community need for diverse recreation opportunities
- **Interpretation & Education**—developing a comprehensive approach to resource interpretation
- **Connectivity**—protecting wildlife and habitat corridors and providing pedestrian, vehicular, equestrian, and water access



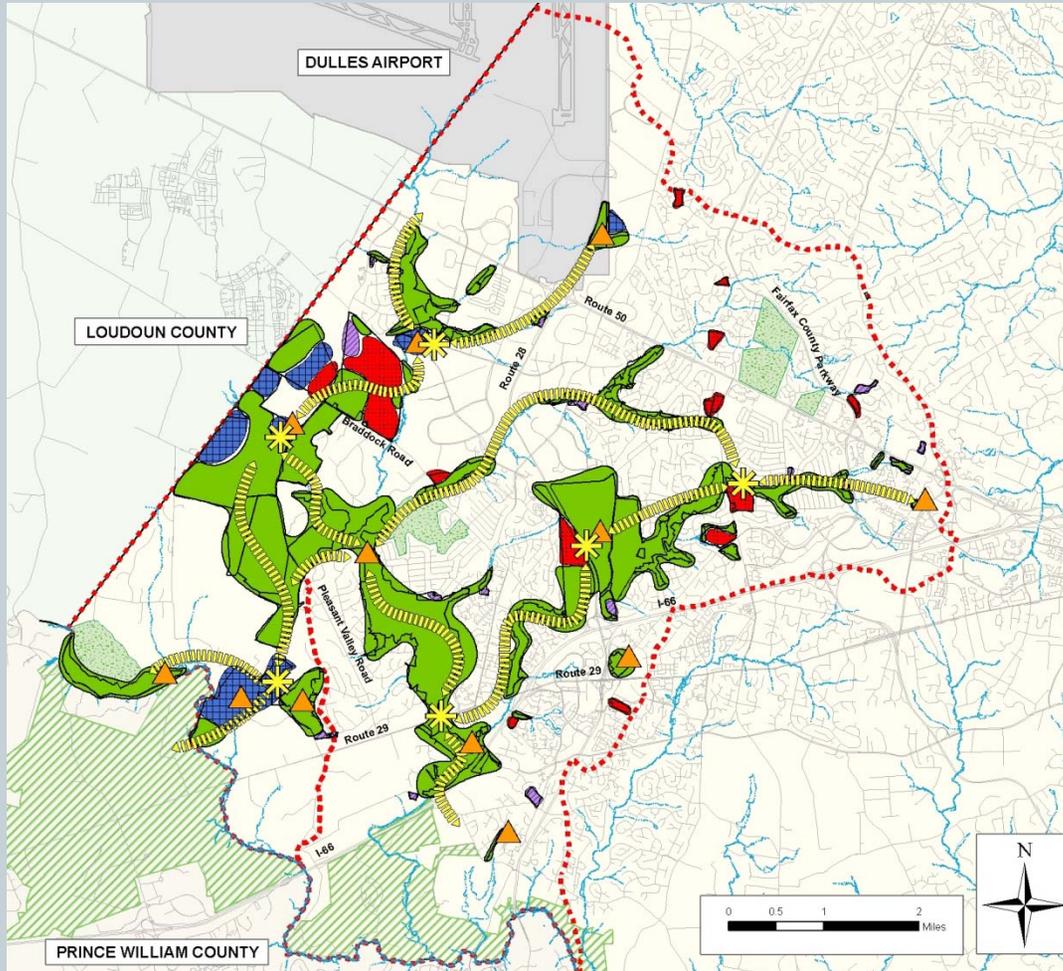
Sully Woodlands Regional Master Plan



- Recommendations are made at two scales:
 - Project-wide—graphic showing ‘bubbles’
 - Park Specific—table detailing new development recommendations for each park unit
- Use Zones identified:
 - Region-wide Recreation Zone
 - Community Serving Recreation Zone
 - Special Use Zone
 - Resource Stewardship Zone
 - Points of Interest
 - Gateways
 - Major Trail Connections



Sully Woodlands Regional Master Plan



LEGEND

- Project Boundary
- Major Roads
- Perennial Streams
- Region-wide Recreation Zone
- Community Serving Recreation Zone
- Resource Stewardship Zone
- Special Use Zone
- Point of Interest
- Gateways
- Connections

Majority designated as Resource Stewardship Zone

LAND USE RECOMMENDATIONS

Sully Woodlands Regional Master Plan

- **Stewardship activities**
 - Phase I & II Horne Property (now part of Poplar Ford Park) Report Final December 2006
 - Bird Study at Poplar Ford
 - Sully Woodlands Cultural Landscape Report (Final) January 2006
 - Forest Management Activities
 - Meadow Management Activities



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- **Recreation Development**

- ECL Lighting
- ECL Turf replacement
- ECL Turf Upgrade and Arrowhead funded
- Greenbriar Field upgrades
- Poplar Tree Field Upgrades



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- **Education and interpretation**

- Ox Hill Battlefield Development
- Sully Visitors Center
- Sully Slave Quarters
- Sears House renovation
- Stewardship Education Center
- Naturalist Position at Cub Run



Sully Woodlands Regional Master Plan

- **Connectivity**

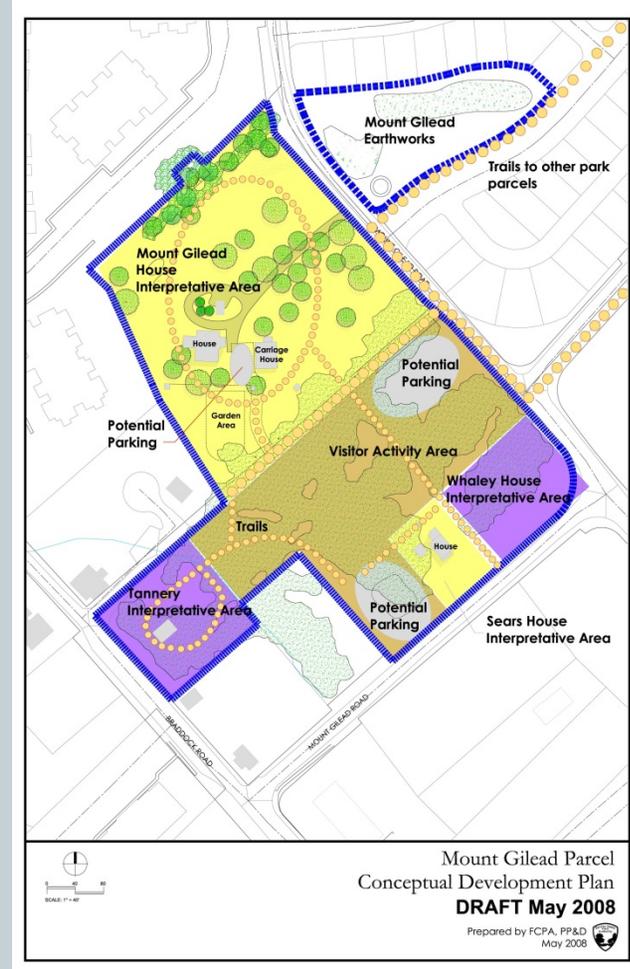
- Trails Plan
- Wayfinding
- Land Acquisition
 - ✦ Historic Centreville
 - ✦ Cub Run SV
 - ✦ Sappington
 - ✦ Cunnigan and Ingersoll
- Bridge at Cub Run



Sully Woodlands Regional Master Plan

● Planning Efforts

- GPGC (Bull Run)
- Sully Woodlands Trail Plan
- Master Plan for Historic Centreville Park
- Stewardship Education Center Location Study
- ECL Master Plan revision on current workplan
- Core properties CDPs



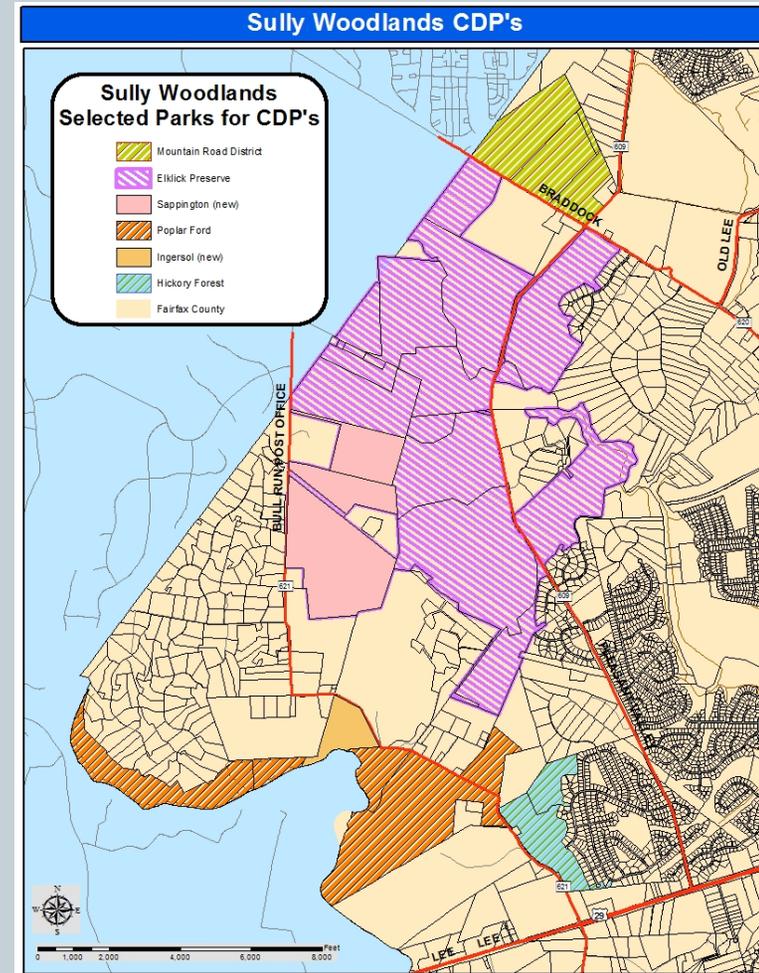
Sully Woodlands Regional Master Plan

- **Transportation Projects**
 - Braddock Roundabout
 - Battlefield By-Pass
 - Stringfellow Road
 - I-66/Rt. 28/Walney



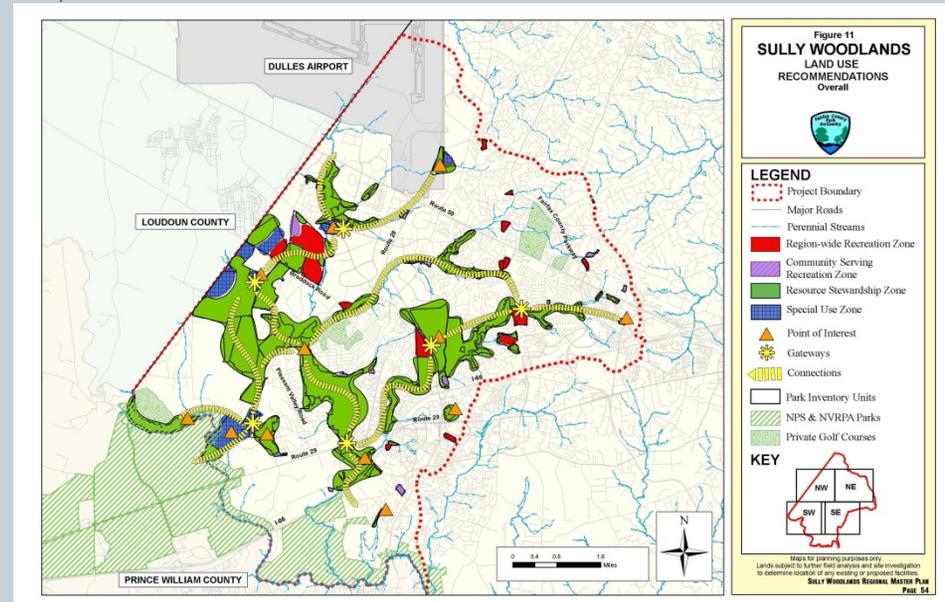
Project Scope

- **Core Property CDP's**
 - Elkick Preserve
 - Mountain Road District
 - Poplar Ford
 - Hickory Forest
- **New Property integration**
 - Cunnigan/Ingersoll
 - Sappington
 - ✦ Existing conditions
 - ✦ Identify land use
 - ✦ Append to Regional Master Plan



Scope of Conceptual Development Plan Process

- Builds on zones identified in Regional master plan and base studies (SWRMP pg 54)
- Examines development options based on site opportunities and constraints
- Establishes management zones for operations
- Graphically shows general location of recommended facilities & use areas
- Conceptual, not engineered site plan



Conceptual Development Plan Project Team



- **Pat Rosend, Project Manager, PDD**
- **Justin Roberson, NRMP**
- **John Rutherford, CRMP**
- **Liz Cronauer, Trails Program Manager**
- **Taylor Dixon , NCS**
- **Kevin Williams, Area 5 Manager**
- **Butch Loughry, Forestry Operations**
- **Wang Bang, Community Connections Coordinator, PSD**
- **Sousan Frankeberger, Program Services, PSD**





Project Parks

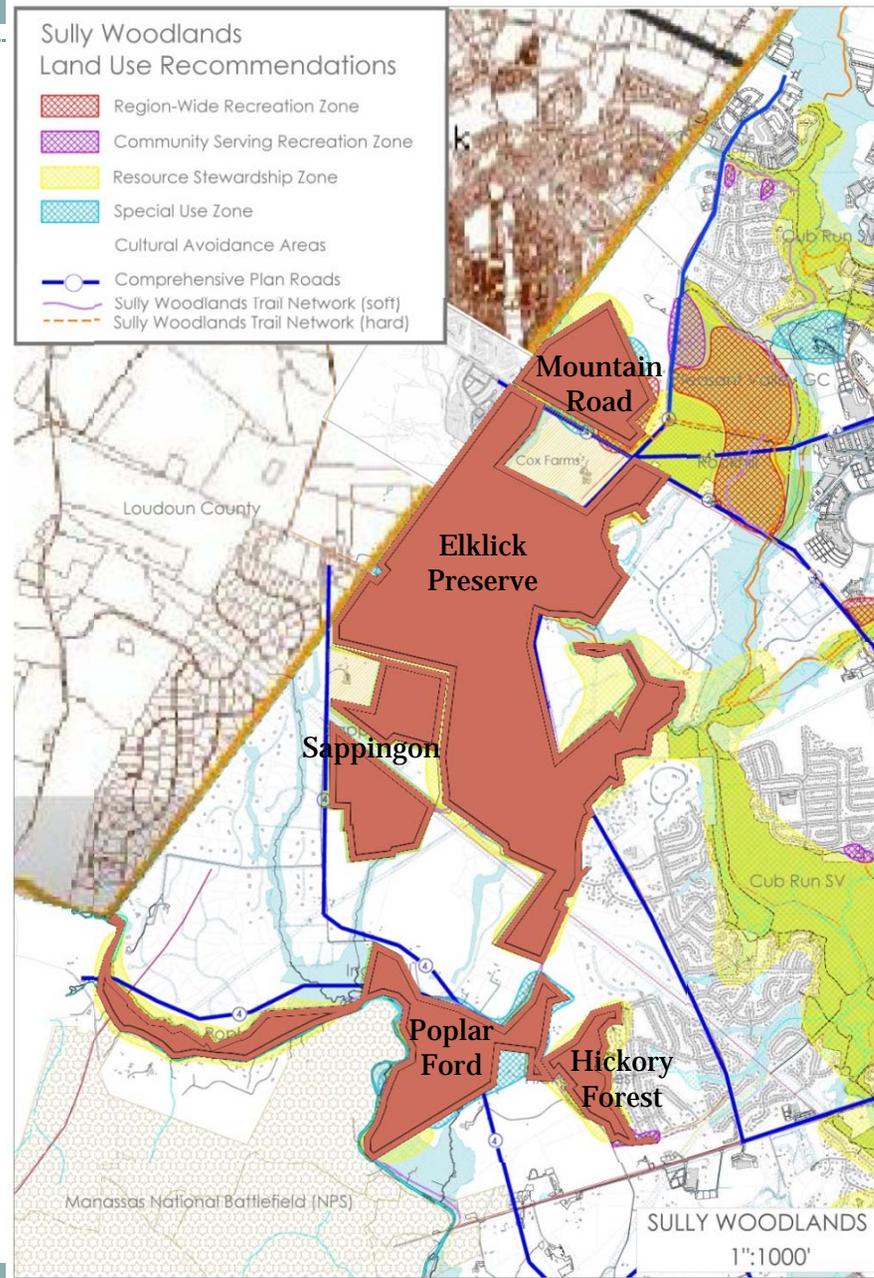
Hickory Forest

Poplar Ford

Elklick Preserve

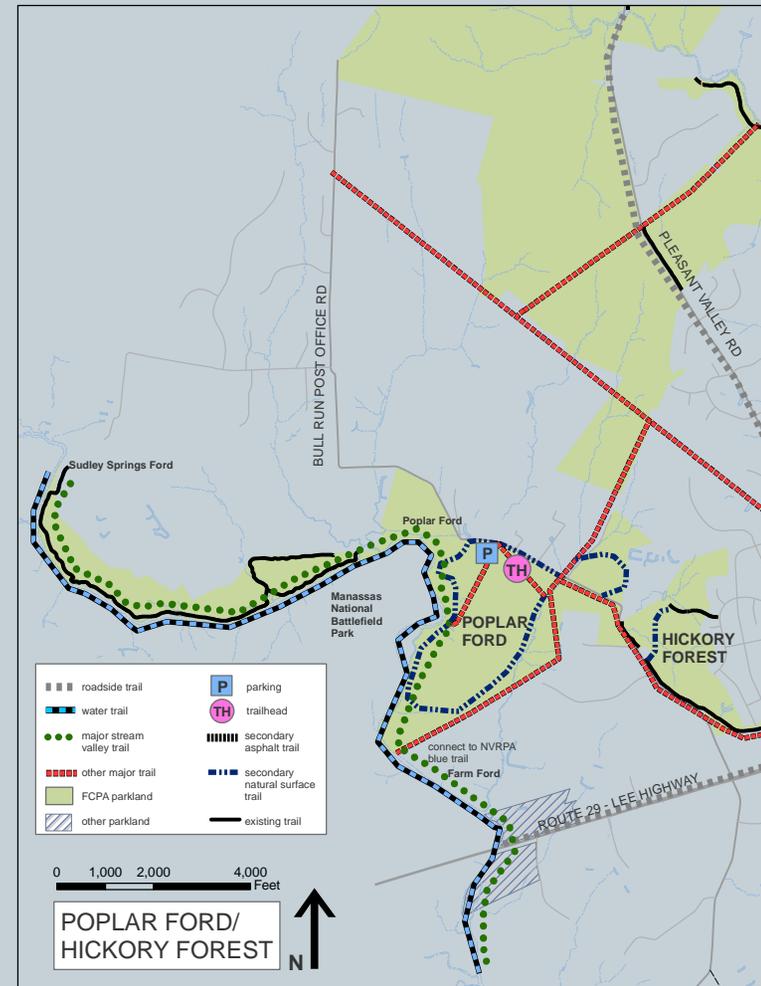
Mountain Road

Sappington



Sully Woodlands Trail Plan

- Provides extensive non-vehicular connections in **Western Fairfax** (SWRMP pg 14)
- Proposes 4x more PA trails than currently in place
- Offers opportunity to work with multiple government agencies to create a strong trail network





Project Parks

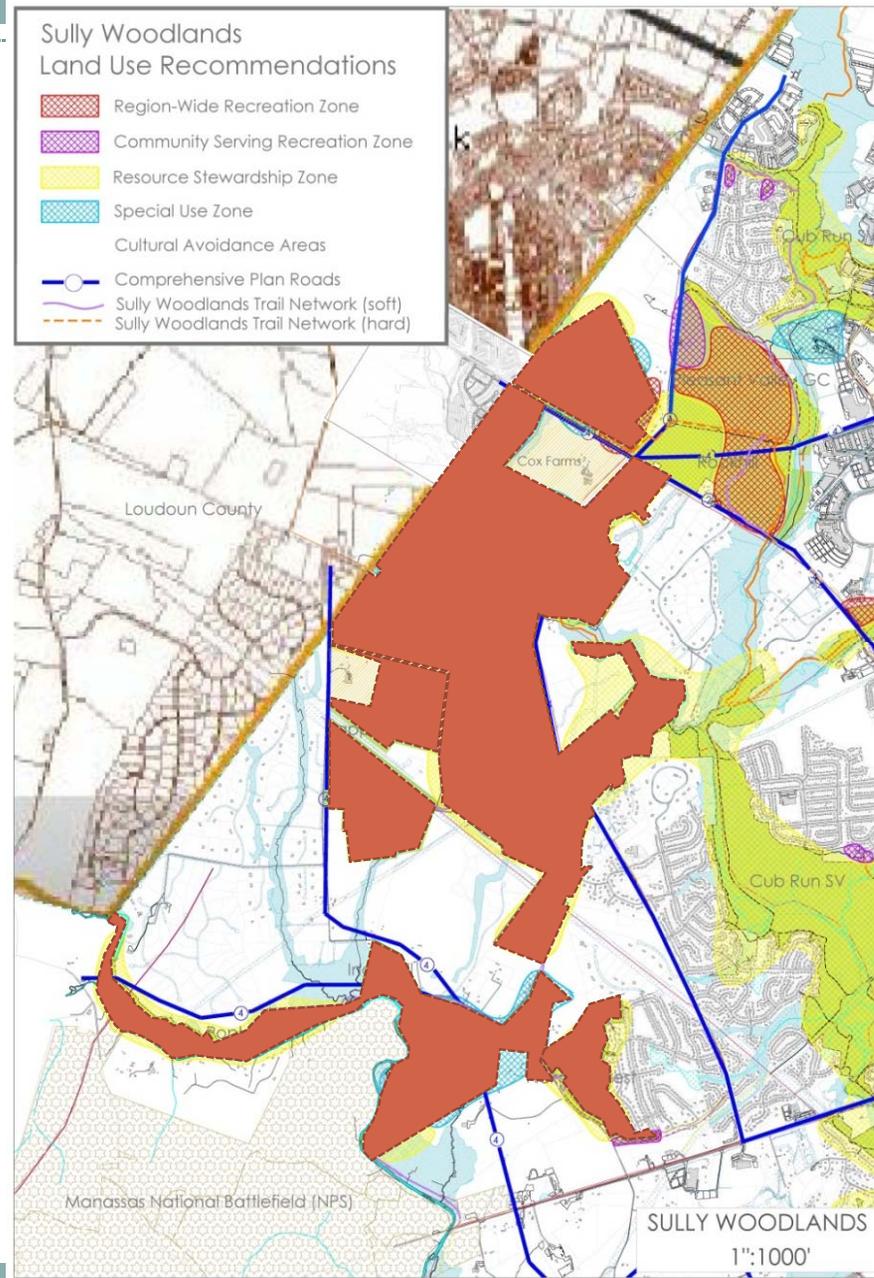
Hickory Forest

Poplar Ford

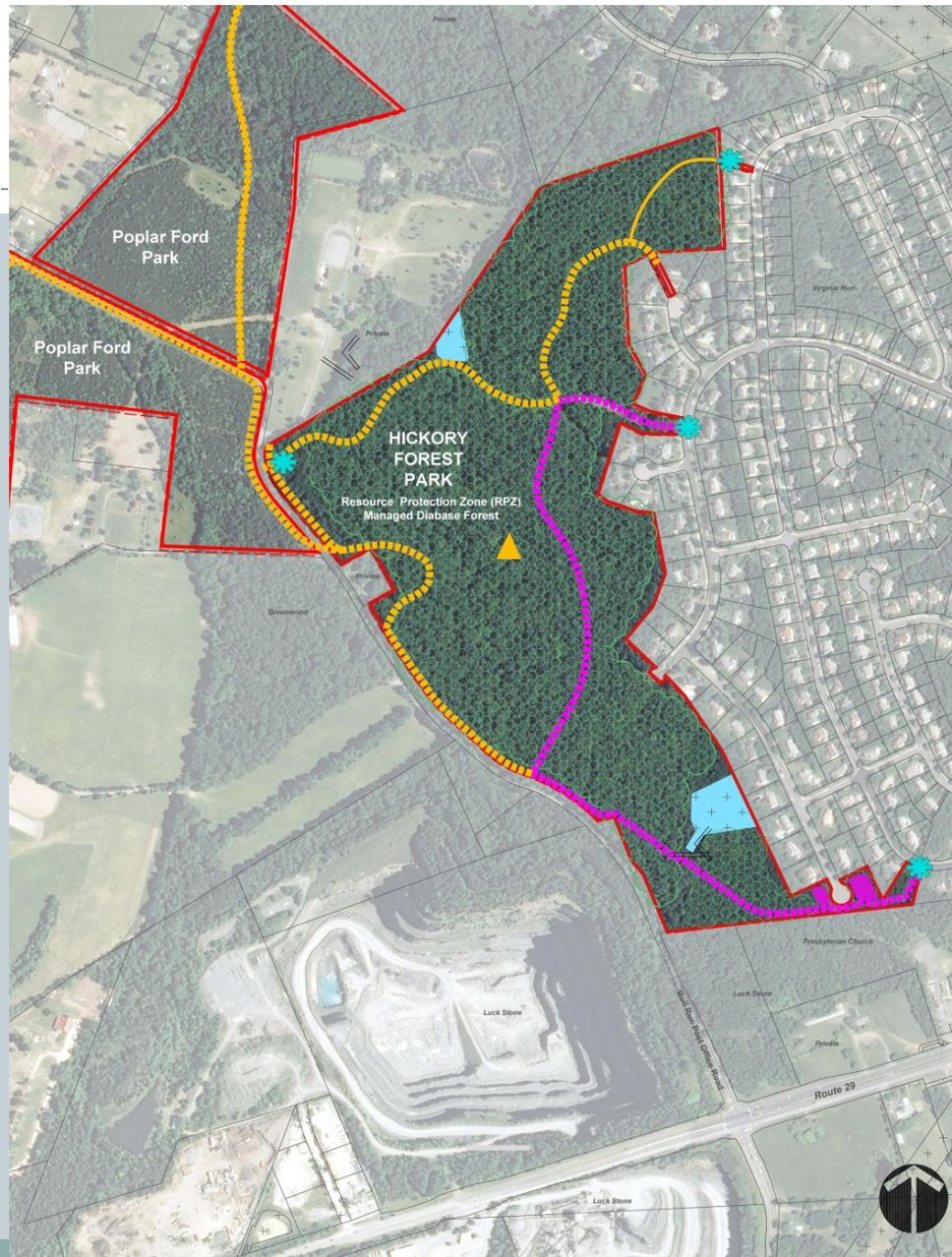
Elklick Preserve

Mountain Road

Sappington



Hickory Forest Park



- 95 acres
- Natural Resources
- Trails and Trails heads
 - Accessible trails
- Small Local Park
 - Typical facilities may include:
 - ✦ Playground
 - ✦ Courts
 - ✦ Picnic Area



Project Parks

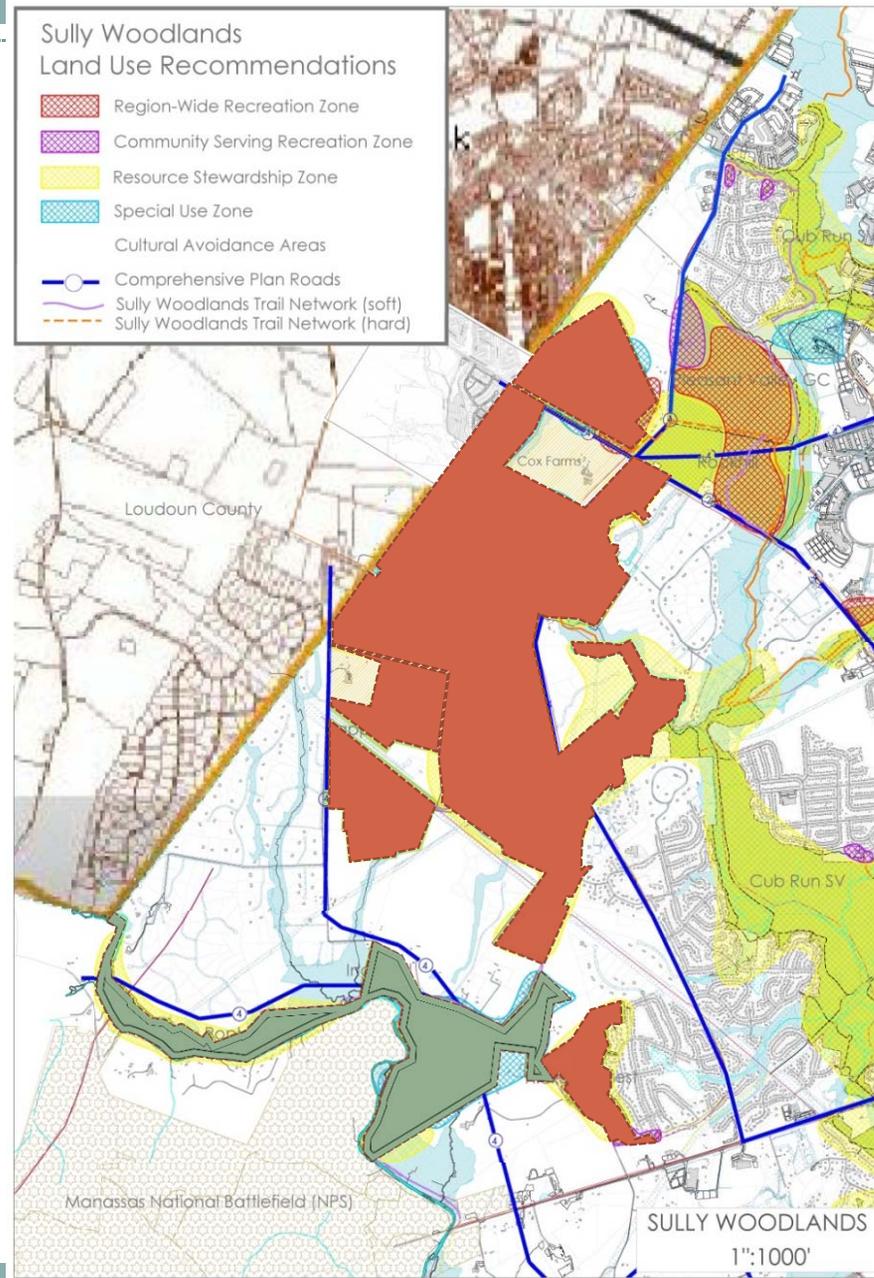
Hickory Forest

Poplar Ford

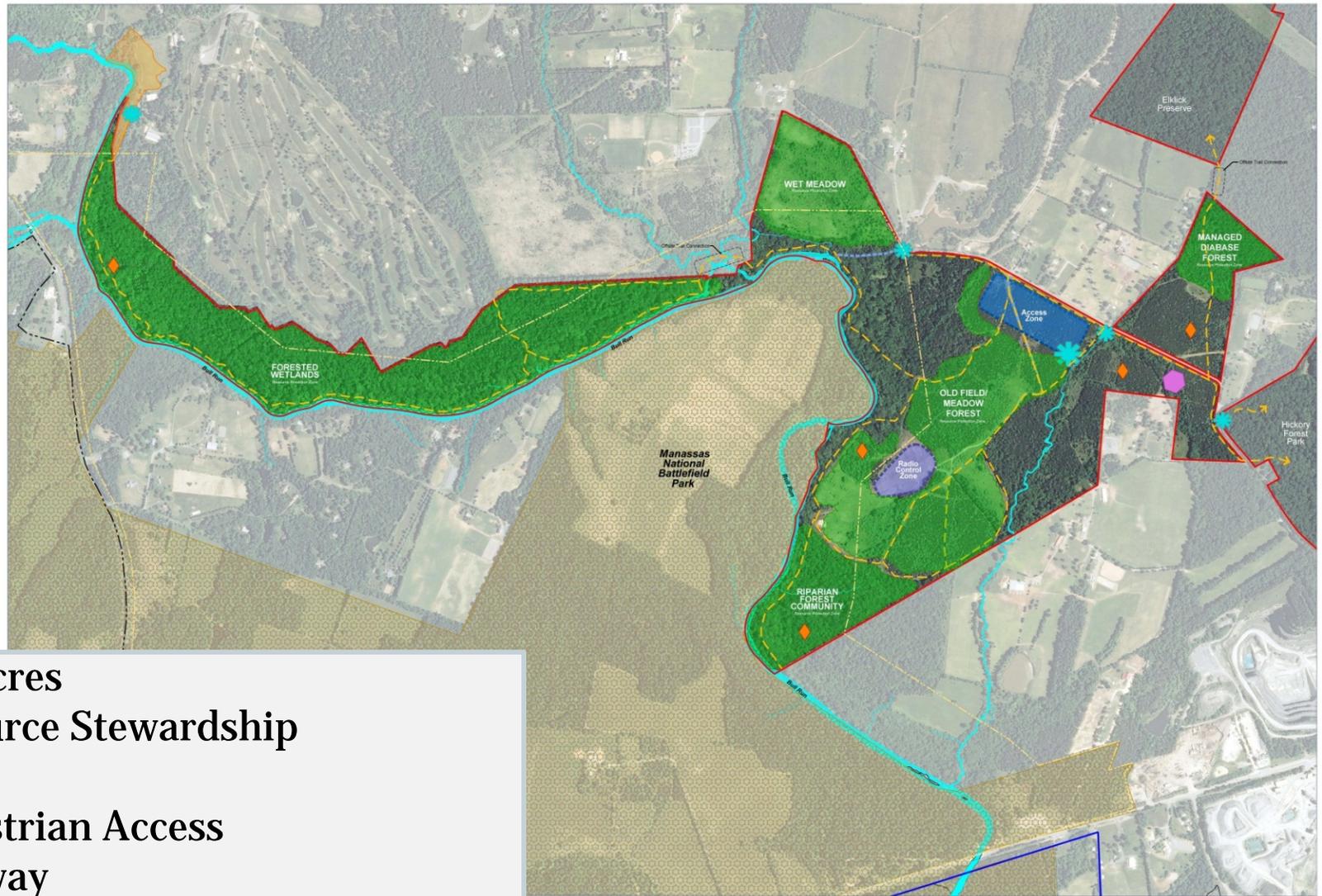
Elklick Preserve

Mountain Road

Sappington



Poplar Ford Park



- 535 acres
- Resource Stewardship
- Trails
- Equestrian Access
- Gateway
- Special Use Zones



Project Parks

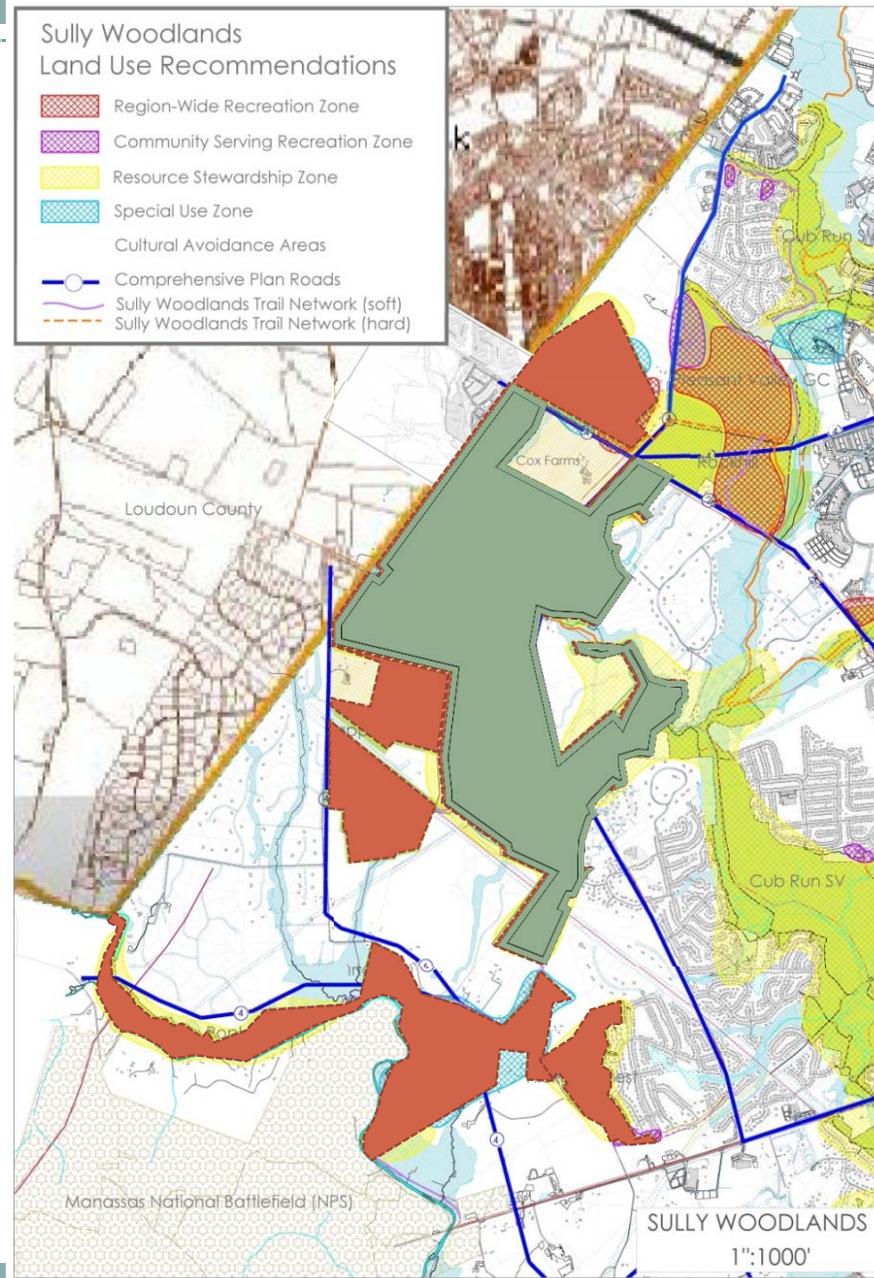
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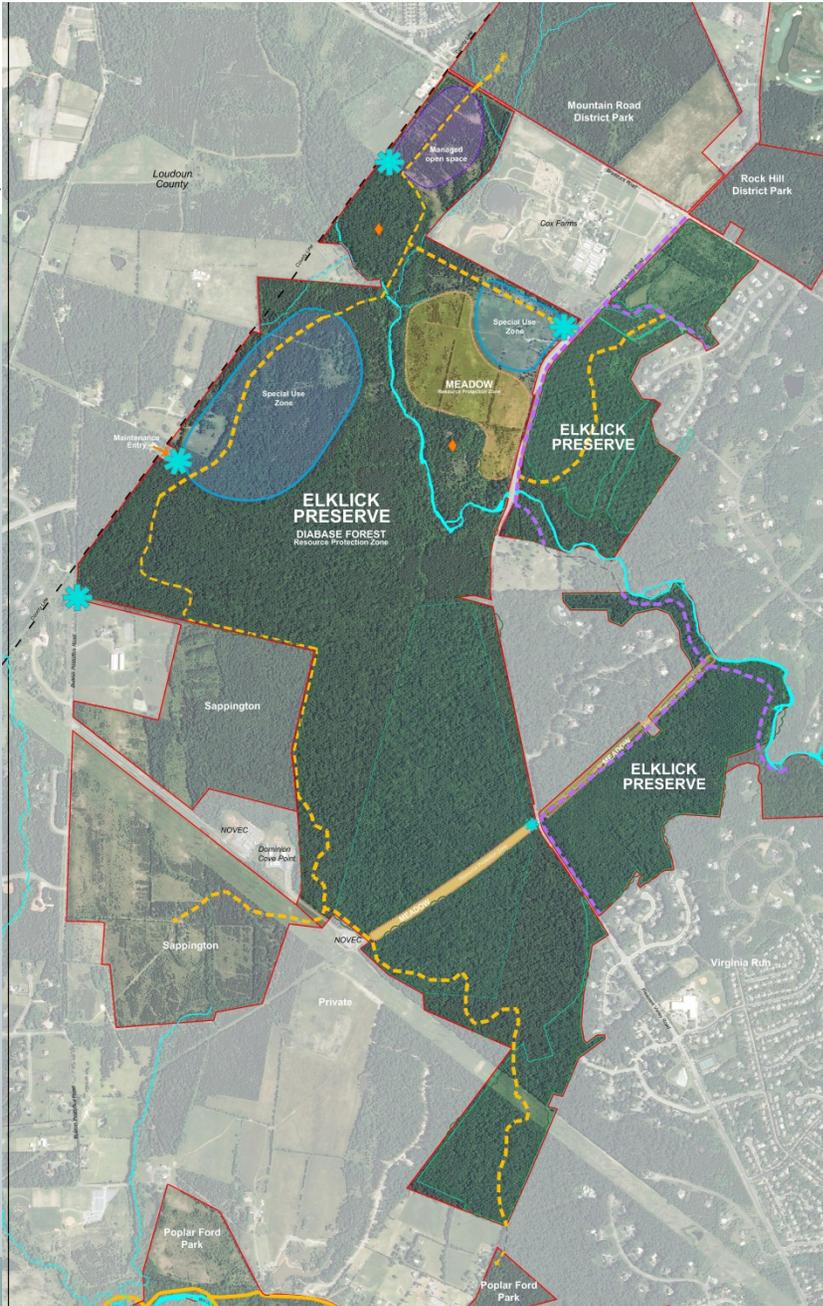
Elklick Preserve

Mountain Road

Sappington



Elklick Preserve



- 1,647 acres
- Resource Stewardship
- Trails
- Special Use areas
- Managed Open Space
- Stewardship Education Center



Project Parks

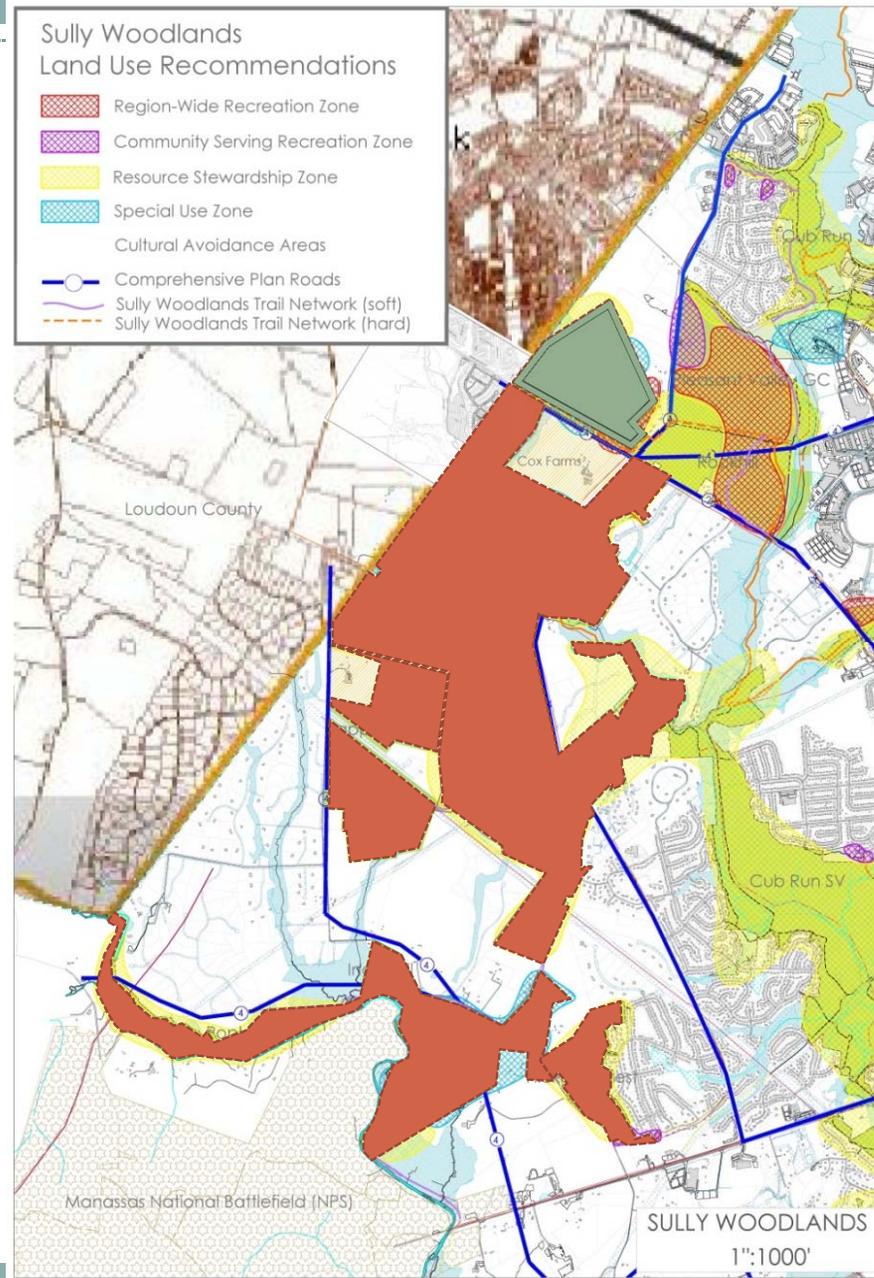
Hickory Forest

Poplar Ford

Elklick Preserve

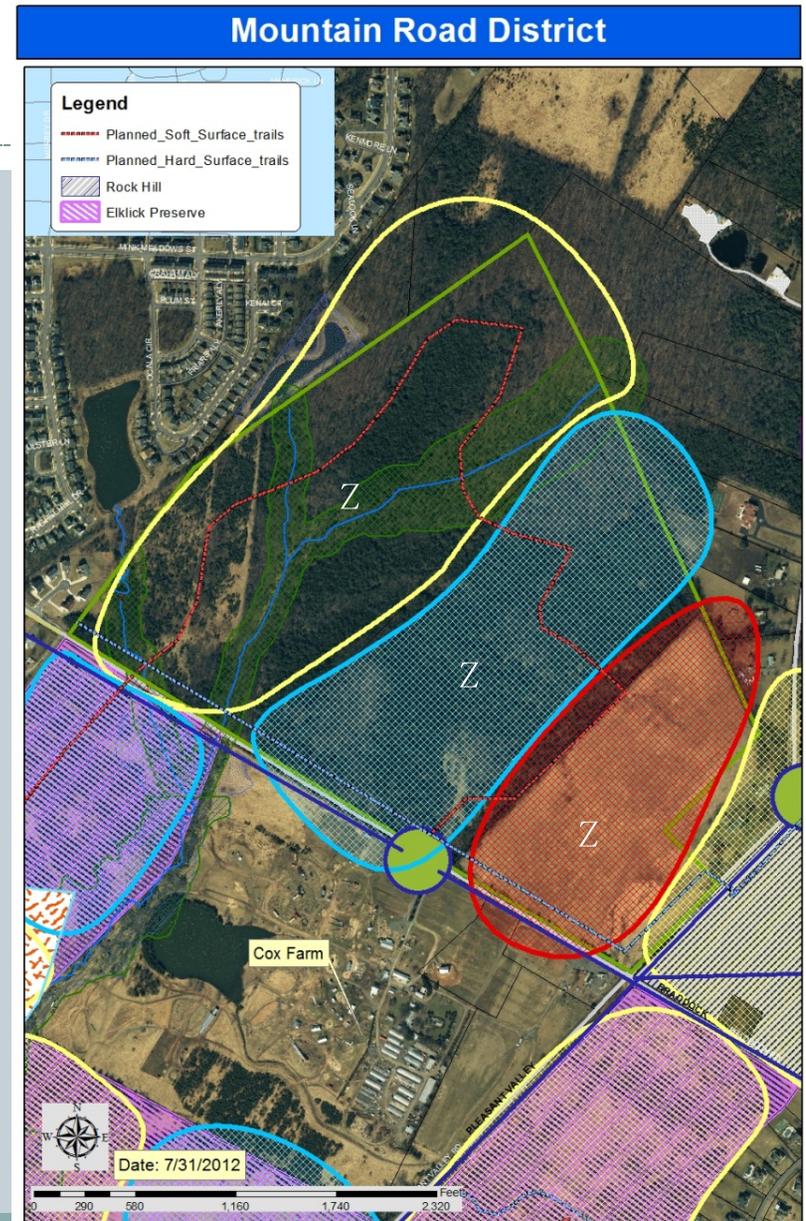
Mountain Road

Sappington



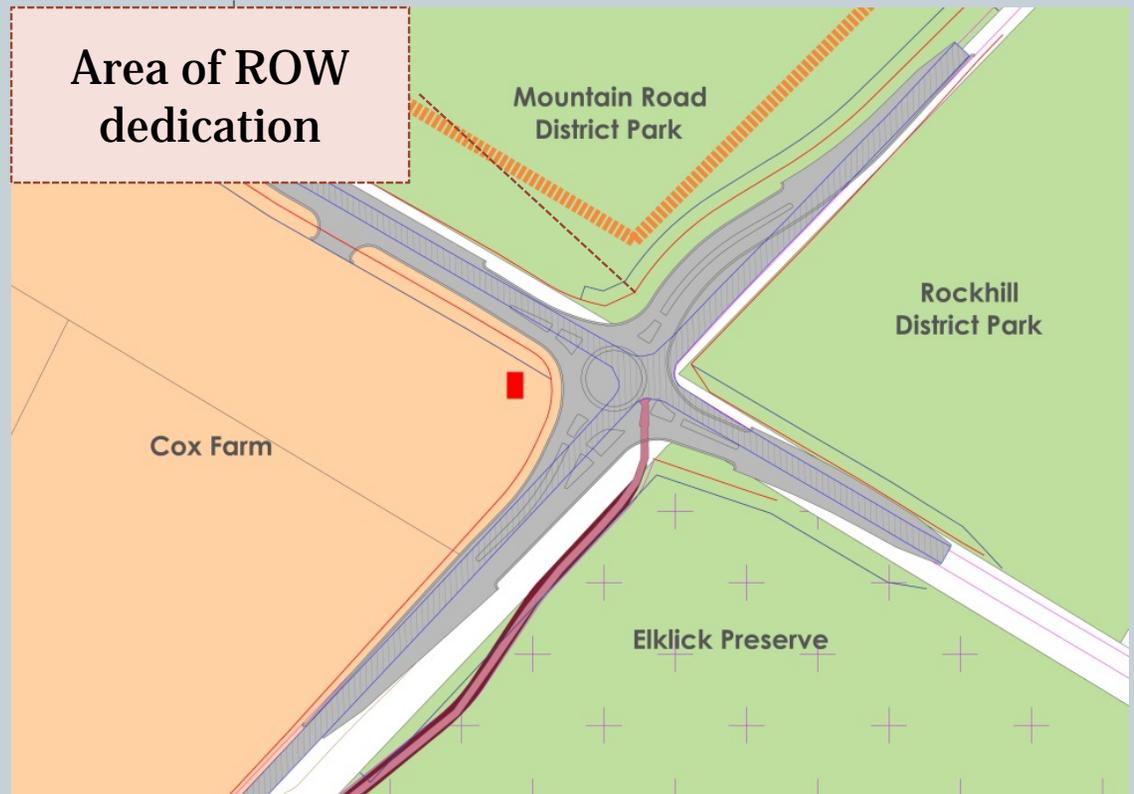
Mountain Road

- Stewardship
 - Natural Resource
- Special Use
 - Picnic Areas and other light uses
- Regional Recreation Use
 - Athletic fields
 - Lights



Braddock Road Roundabout

- Projected construction start mid 2014
- ROW dedication from Park
- VDOT to construct park entrances on Braddock and Pleasant Valley frontages





Project Parks

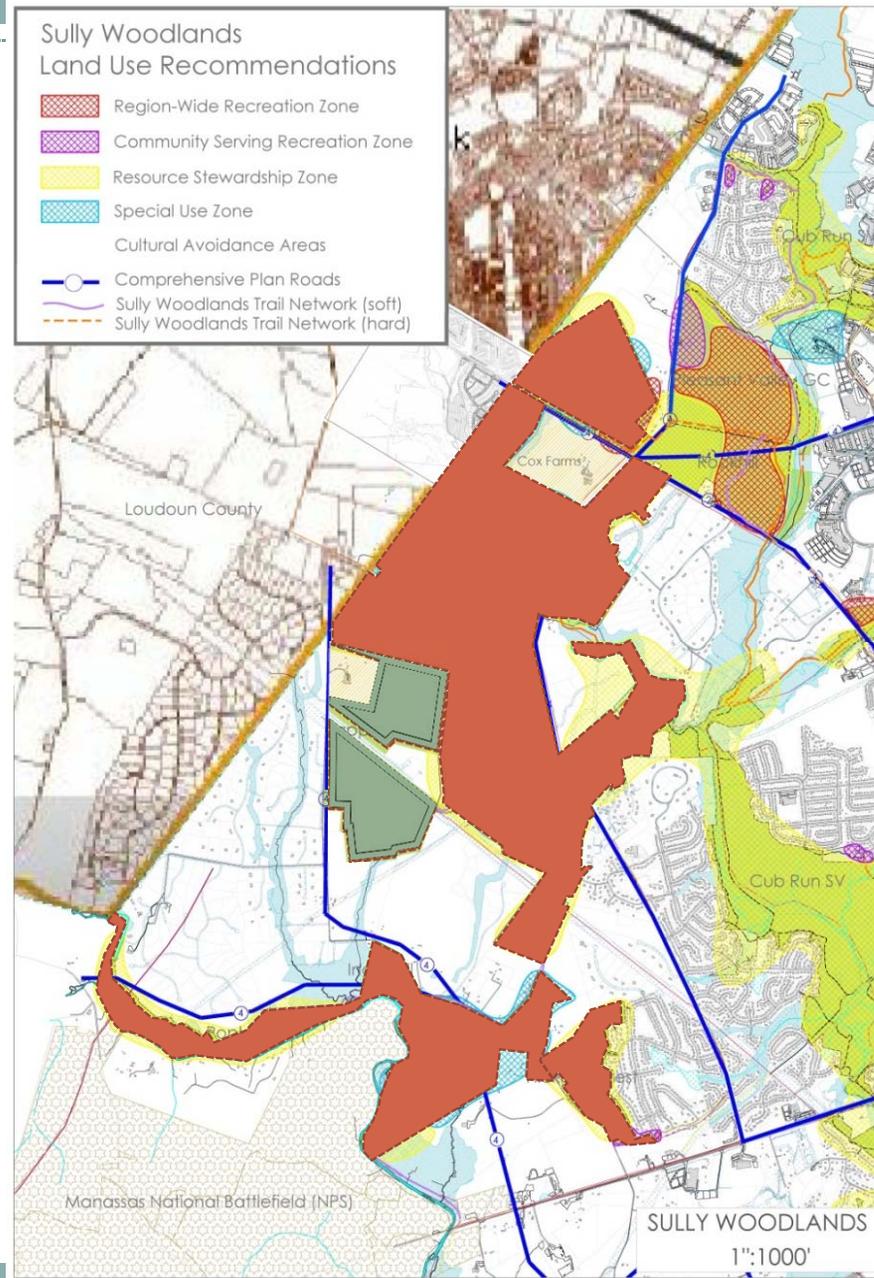
Hickory Forest

Poplar Ford

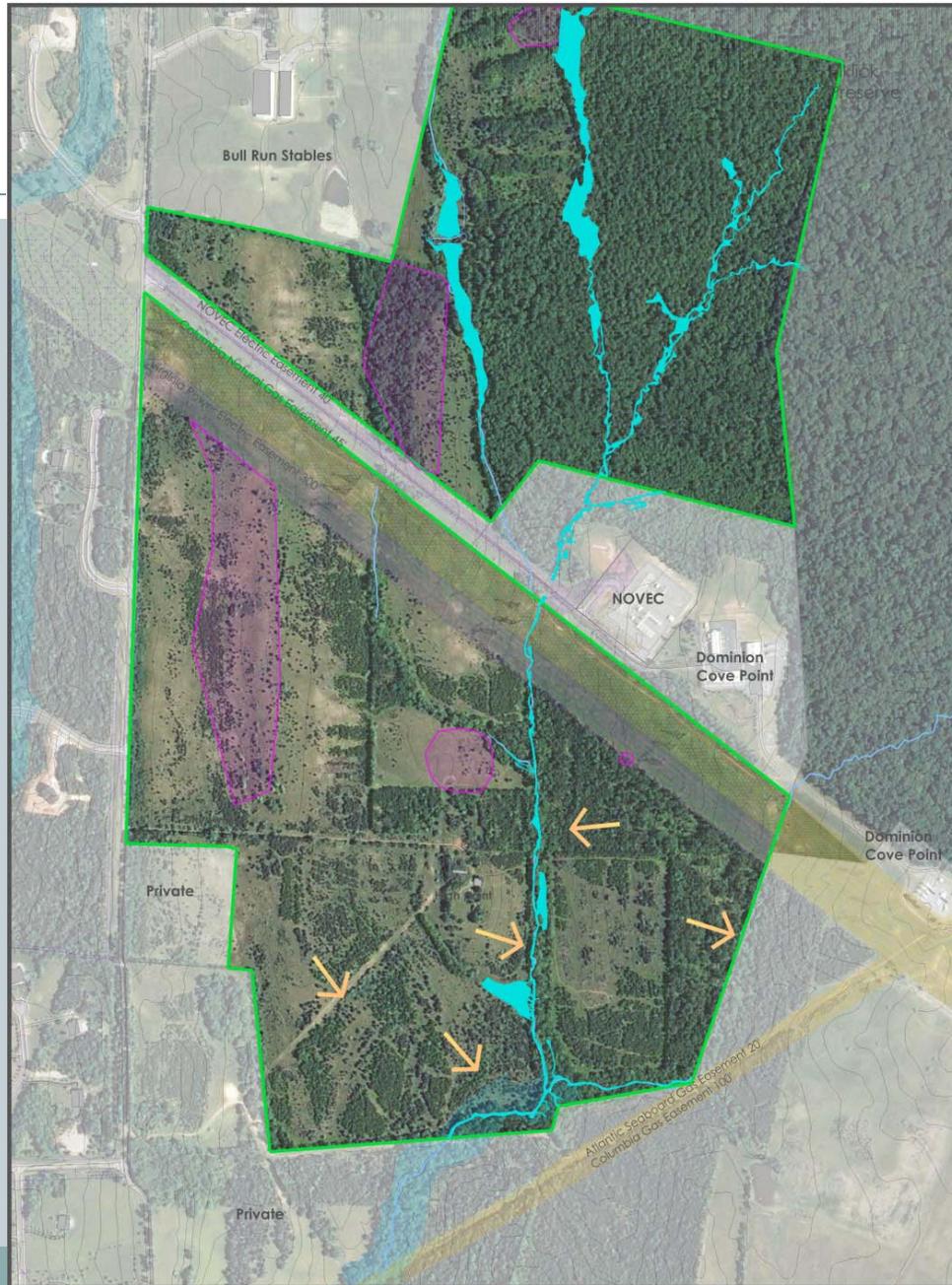
Elklick Preserve

Mountain Road

Sappington



Sappington



- 220 acres
- Existing conditions
 - Resource studies
- Adjacent to Elklick Preserve
- Not included in the Regional Plan

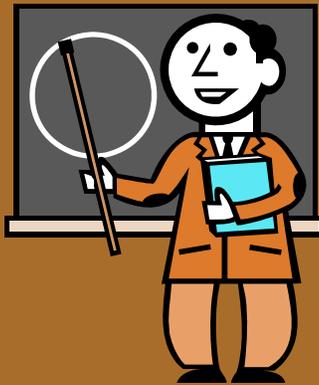
Sappington



Potential Uses for Sappington

- Mountain Bike Course
- Performance Venue
- Athletic Fields
- Grand Meadow





Core properties comprise
2,197 acres planned

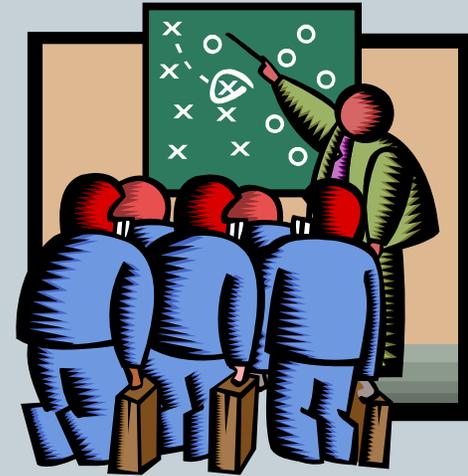
305 new acres with
Sappington, Cunnigan and Ingersoll

18 miles of new trails
proposed

80% undisturbed

Public Participation

- Public comment and participation was an integral part of Sully Woodlands Regional Master Plan Development
- Public and other stakeholders invited to comment on draft plans developed in accordance with regional master plan recommendations
- Park Authority commitment to public input



Project Schedule



January - April
2014

- Public Outreach

April
2104

- Public Information and Input
- 4 draft plans
- Present existing conditions for Sappington

April - June
2014

- 60-day public comment for 4 draft plans
- Revisions/develop draft plan for Sappington

July/August
2014

- Present draft Sappington plan and
- Final plans for Core Properties

September
2014

- 30-day Public comment period

Winter
2015

- PA Board action on all properties

Comments and Feedback



Project website:

<http://www.fairfaxcounty.gov/parks/plandev/sullywoodlands.htm>

e-mail: parkmail@fairfaxcounty.gov



Send written comments to:

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Development Division

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Fairfax, Virginia 22035

Phone: 703-324-2387