MEETING NOTES

Project: Green Lane Park Master Plan  Project No.: 21002.10
Location: Stone Lodge  Meeting Date/ Time: 06.13.2023 6:30pm – 8:00pm
And Virtually
Re: Steering Committee Meeting  Issue Date: 07.11.2023
#4: Concept Review

ATTENDEES:
Montgomery County: Dave Clifford, Ellen Miramontes, Pattie Guttenplan, Joe Seltzer, Josh Aniskevich
Simone Collins: Pete Simone, Sarah Leeper, Emma Haley
Steering Committee Members: See attached sign-in sheet

MEETING SUMMARY:
Simone Collins presented initial concepts for several areas of Green Lane Park to evoke more discussion on the direction of the spaces. The following is a summary of those conversations.

GREEN LANE AREA

• A member asked if the large parking lot by the stone lodge is getting smaller?
  o SL confirmed and answered by about 30 spaces.

• A member wanted to confirm if the realigned public driveway (#3) is on the other side of the existing walkways.
  o SL explained that the intent of the realigned driveway is to remove vehicular circulation from pedestrian access points, like the stone lodge and the pavilions.

• A member asked if the walking loop path around Deep Creek Lake is still maintained?
  o SL confirmed it is.

• A member asked if the parking lot could be adjusted to help manage stormwater?
  o SL agreed that we can propose the parking lot grades to be pitched to the basin in the center, or an adjacent basin if we do not continue with the current configuration.

• A member mentioned that it seemed ironic to beautify the park to attract more people, and then reduce the number of parking spaces in the concept plan.
  o SL answered that we want to avoid having a large, shopping-center-like parking lot in a naturalized park.
• A member asked what the space would need for a ‘wow’ factor and if it even makes sense to adapt what is currently in the area.
  o SL responded that the intent is to disturb as little undisturbed land as practical, but we will consider this comment more.
• A member suggested adding parallel parking spaces to make up the reduced 30 spaces.
  o SL agreed that can be explored.
• A member added that safety seems like an issue for the parking lot configuration.
  o PS emphasized that the drawing is a concept, and it is just meant to imply that the parking lot is going to be reconfigured to add more trees and shade, and to promote stormwater management. We are listening to your comments and will relook at the configuration, while also incorporating the input from the online public survey and from Joe and Josh.
• A member mentioned that the realigned driveway location cuts through where the park typically hosts events and then asked where events could be relocated?
  o SL said that the plan will be re-evaluated to avoid conflicts with the event location and will reach out to Joe and Josh about the event configuration to see if the plan can support and enhance the space.
• A member mentioned that there are old pillars on each side of the Snyder Road entrance into the park. Then asked if those historical elements could be used throughout the park to better understand the park’s history and create continuity throughout the park?
  o SL answered that we can review the disposition of pillars.
• A member mentioned that the current parking lots around the park are excessive and likes how they are being re-evaluated. The member also mentioned liking the new visitor building with parking located right outside, since most people typically like to park right outside of the pavilions along the driveway (where spaces are not stripped).
  o SL agreed that the plan will proceed holistically with parking.
• A member asked if handicap spots are lacking?
  o Joe Seltzer added that handicap spots might not be available on the weekends because the park gets so crowded. He will send counts.

DEEP CREEK AREA

• SL mentioned that we can look at reconfiguring parking for this area.
• A member mentioned there are a lot of boulders around the picnic area, which seems like a lot of maintenance, then suggested to plant more trees in the picnic area and situate it closer to Deep Creek Lake.
  o Joe Seltzer said that maintenance does not string trim around the picnic area.
  o The member suggested having stone dust in the area to make it ADA accessible and add a new pavilion.
• A member added that they would like to see more vegetation in the amphitheater area, and that there should be a back wall for the amphitheater because the sound/music does not project back toward the audience.
• SL asked if the steering committee would like to consider moving the segment of the Perkiomen trail that runs adjacent to Green Lane Road away from the road, even though it might be expensive.
  o Joe Seltzer answered that moving the trail off the road would be better since the County has to re-stone the area after every major rain event.
• A member asked if Pickleball courts are being added next to the existing tennis courts?
  o SL emphasized that there are currently 4 pickleball courts striped on top of the tennis courts. If the plan were to add 4 more, the steering committee should understand that the number of courts will attract people from all over the region to use the facility; therefore, it will always be noisy in that area.
• A member asked how the plan is considering ADA?
  o SL responded that the plan considers a surface material suitable for ADA accessibility, as well as meeting grades under 5%.

**GRAVEL PIKE NEW TRAIL ALIGNMENT OPTIONS**

• The members had no major comment. The majority of the members were leaning more towards the first option.

**DEEP CREEK BARN**

• A member mentioned that the proposed design starts to give the space an identity, and then asked if the trail around it could be interpretive?
  o SL responded, yes, that is the intention. RES, the ecologists on the team, are excited to convert this area to a wet pond and make it more research geared.
• A member added that there is a gas line easement that runs through the area.
  o SL responded that SC would take a closer look and revise as necessary.
• A member asked if the proposed wetlands would impact the adjacent private landowners?
  o SL responded that adding wetlands will help neighboring properties if they are currently facing flooding issues.
• A member asked if the proposed concept is maintaining some grasslands for migratory birds or if it is all wet meadow?
  o SL responded that adding riparian buffers is ideal for this situation, but grasslands on the south side of Deep Creek Road would be good for migratory birds.

**HEMLOCK POINT**

• A member mentioned that the Green Lane Connector Trail and Hemlock Trail are the only single-user trails in the park, and when the nature center was there, it made sense. After the nature center closed, the County said they were going to open the trails for mountain bike use.
  o SL responded that RES identified plant material of high quality in this area and would want to limit extreme or extensive use.
• A member mentioned that the challenge with the location of the proposed pavilion is the time it would take educators to get the kids there.
  o SL said SC will look at reconfiguring the location to work with Marlborough Elementary school and other schools.

HILL ROAD

• A member mentioned ideas of expanding the existing pavilion and adding a tot lot in increase renting revenue.
  o Joe Seltzer said the Park does not rent out the pavilions but would not be opposed to adding more pavilions.
  o SL responded that the plan could explore larger pavilions; however the downsides might be more trash and noise. We would be looking for direction from the County.
  o A member mentioned that adding more pavilions might be better to detract people from the central core.
• A member asked about an improved boat ramp to the reservoir.
  o Another member mentioned that the improved boat ramp would not be available for public access, but an emergency access point should be considered.
• A member asked if the maintenance building is for Green Lane Park only?
  o Joe Seltzer responded that the building is used for Green Lane Park and Lower Perkiomen Valley Park.
  o A member followed up asking if it would be worthwhile to look at another location.
  o Another member mentioned SC should look at a different location for long term aspiration and another for short term.
  o Another member mentioned integrating it more aesthetically, perhaps adding plant screening.
• Is there a loop trail around the parking lot?
  o SL responded that the plan would look at that and the unofficial trails.

WALT DAY USE AREA

• A member mentioned there is no asphalt parking for the kayakers.
• A member said there is already a trail near the edge of the water (around #8 primitive fishing trail on the concept plan).
• A member requested an area for workshops or to gather outside.
• A member asked for a connection from Upper Perkiomen High School to the Knight Road trails.
  o SL responded that the concept plan is exploring those connections.
• A member mention there are 8 access points to shoreline and SC can work with Aqua to change those points.
  o Another member mentioned those areas are already established. However, they like the idea of redesigning the entrance area.
BIRD SANCTUARY AND FLY FISHING AREA

- A member liked the platform below #2 (on the concept plan) for the birders to look up into the grasslands.
- Another member stated the plan should explore looking at coves for people to retreat in and the space could use an identity.
  - Another member suggested having a demonstration permeable paving area, having “boulder rings” off the trails for a cove-like space, and mowing the outside edges of the paved pathways.
- A member asked if the trails would affect the habitat in the bird sanctuary.
  - SL responded that SC would review studies completed on that question.
- A member asked if the trail bridge across the Perkiomen Creek is really wide?
  - SL responded that the concept would be to place the bridge at a narrower point in the creek; however, the width would be feasible to install a pedestrian bridge. Any bridge comes with an expense.
- A member asked if the hiking trails that connect over to the fly fishing are ADA accessible?
  - Another member mentioned that maybe it is better that the trails in this area are not all accessible since the intent is to not draw in a lot of foot traffic though this area.

CLOSING THOUGHTS

- SC to review proposed bridge connection from Green Lane Borough to park access point.
- A member asked if bridges are proposed along the blue trail over the ravines?
  - SL said a comprehensive survey of trails is next for our team to review internally. We will be coordinating with the County to understand necessary maintenance access points and how often they need to get in to maintain the trails.
- A member mentioned starting to explore a park ambassadors program / volunteer opportunity.
  - SL responded that Athens, Georgia has a good ambassador program that SC can review further.
  - A member added that the Schuylkill River Trail association has a volunteer program.

PUBLIC MEETING 2 is scheduled in-person and virtually for 09-20-2023.

This report represents the Professional’s summation of the proceedings and is not a transcript. Unless written notice of any correction or clarification is received by the Professional within ten days of issue, the report shall be considered factually correct and shall become part of the official project record.

Sincerely,
SIMONE COLLINS, INC.
LANDSCAPE ARCHITECTURE

Emma Haley
# MEETING SIGN-IN SHEET

**Project:** Green Lane Park Master Plan  
**Project No.:** 21002.10  
**Location:** Stone Lodge and Virtual  
**Meeting Date:** 6.13.2023  
**Meeting Time:** 6:30 pm  
**Re:** Steering Committee Meeting  
#4 – Concept Review

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