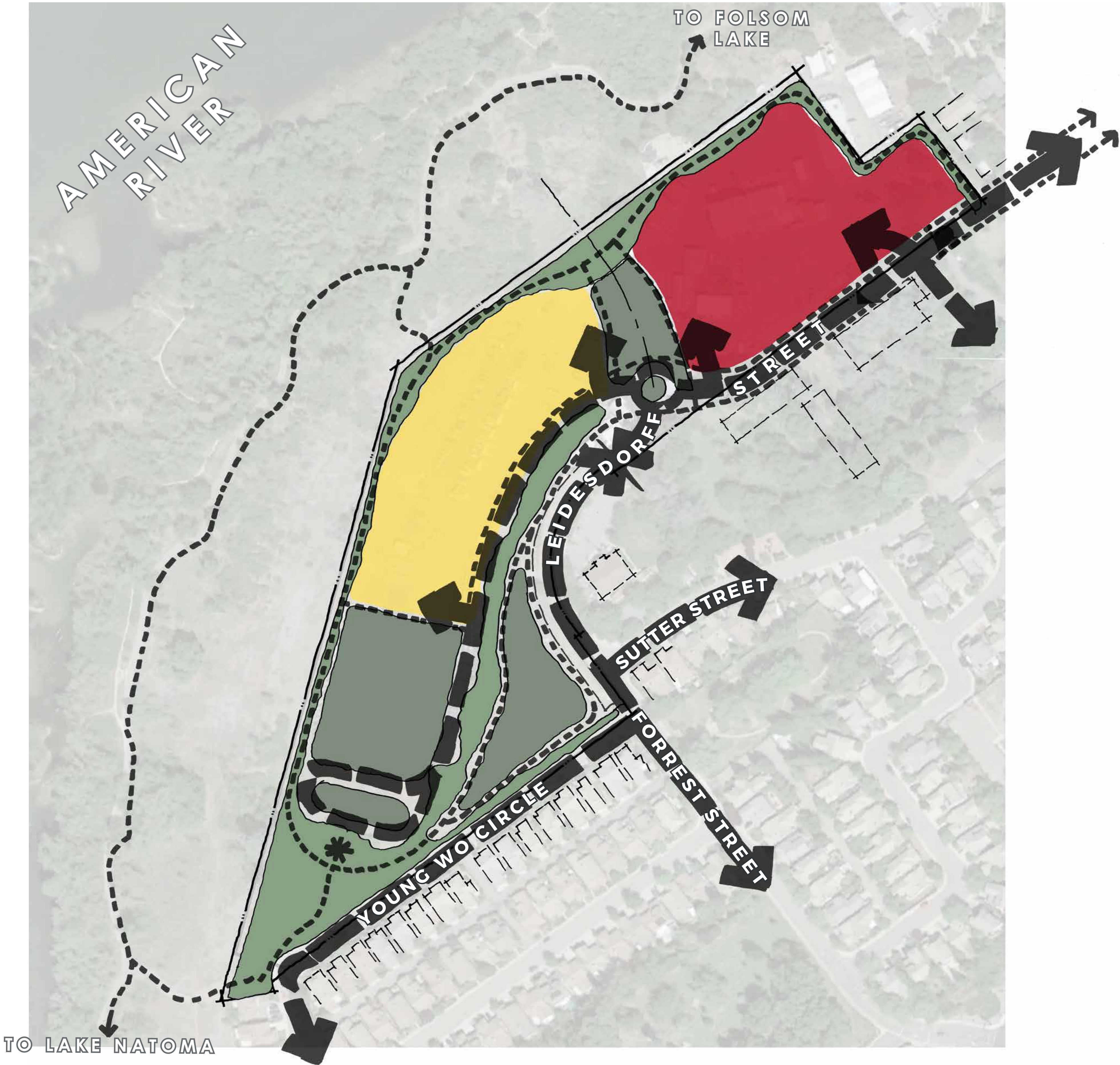


ALTERNATIVE 1 | NARRATIVE

Plan Alternative One represents several key elements that were discussed at the planning charrette. The anchor use is a boutique hotel that can include a conference component as well as a restaurant that takes advantage of an overlook to the North. A small residential detached neighborhood becomes the buffer between the proposed public uses and existing homes to the southwest. Recognizing the thread of desired elements common to most of the plans presented at the workshop, parks and open space become key elements of the plan. Open space areas include an interface to the surrounding park to the north, retention of on-site open space features, and a buffer to the existing residents to the south. The plan includes three distinct park areas; the large park in the southwest corner, the park in the southeast corner (on the upper) level and finally, the park to the north includes a pavilion that can house a historic interpretive center.

Linking the site to the existing community and the proposed amenities is an important element to the plan. Vehicular circulation is proposed to extend Leidesdorff Street along the front of the approved Leidesdorff Village and then gently curves to the lower level of the site connecting to the residential and park uses to the southwest. An enhanced intersection or roundabout is proposed which provides an opportunity for public art or even a water feature. A small connector extends from the enhanced intersection to Forrest Street. As with all the plans, considering traffic impacts to the existing neighborhoods was important to the stakeholders. To this end the connection between Leidesdorff and Forrest Street may include limited access (either through gates or with the use of an emergency vehicle only access) or utilize a parking permit system. This plan proposes the relocation of the existing bike trail trailhead to a point more internal to the subject site, seeking to relieve existing parking issues in the neighborhood. A second connection to the bike trail is proposed along the north edge of the site. A network of internal bicycle/pedestrian trails interlinks the site with both on-street and off-street facilities. Additional parking is proposed throughout the plan and adjacent to the Folsom Veterans Hall.



ALTERNATIVE 1 | DRAFT MASTER PLAN

- 1 TO HISTORIC FOLSOM
- 2 TO EXISTING NEIGHBORHOOD
- 3 APPROVED LEIDESDORFF VILLAGE
- 4 FOLSOM VETERANS HALL
- 5 PARKING
- 6 CONTROLLED OR MITIGATED ACCESS (EMERGENCY VEHICLE ACCESS, GATED, PERMIT PARKING)
- 7 RELOCATED TRAILHEAD
- 8 ROUNDABOUT (OPPORTUNITY FOR PUBLIC ART / FOUNTAIN)
- 9 PROPOSED BIKE TRAIL CONNECTION
- 10 OPEN SPACE
- 11 PARK WITH HISTORIC PAVILION / NARRATIVE OF FOLSOM & SITE HISTORY
- 12 PASSIVE PARK
- 13 PARK
- 14 BIKE TRAIL TRAILHEAD / MINI PARK

LEGEND:

- VEHICULAR CIRCULATION
- BICYCLE / PEDESTRIAN CONNECTION
- OPEN SPACE PARKS
- BOUTIQUE HOTEL WITH RESTAURANT & CONFERENCE USES
- RESIDENTIAL DETACHED FOR SALE SMALL LOT HOMES

