

QUARRY LANDSCAPES

QUARRY LANDSCAPES ARE FOUND THROUGHOUT THE URBANIZING AREA, PRIMARILY IN THE SOUTH AND WEST PORTIONS OF THE AREA. THESE INCLUDE BOTH ACTIVELY MINED AND ABANDONED QUARRIES, A NUMBER OF WHICH ARE EITHER LISTED OR ELIGIBLE FOR INCLUSION ON THE NATIONAL REGISTER OF HISTORIC PLACES LANDSCAPE DISTRICT REGISTRY.

This land use type may also include lands owned by quarry operators and reserved as buffers to surrounding uses or potential quarry expansion areas. A number of quarries are also located immediately adjacent to the Urbanizing Area boundary. Quarry lands should be preserved to the extent possible for continued mining operations as part of the local economy. Where active mining is no longer viable, quarry landscapes should be preserved and integrated into a comprehensive open space system. However, other types of development may occur within and adjacent to abandoned quarries if sensitively sited to preserve visual and physical access, and designed to be compatible with other surrounding land uses.

A. TRANSPORTATION

STREETS

Access into and surrounding quarries should be designed to sensitively integrate into the landscape and enhance, rather than detract from scenic views.

BIKE/PEDESTRIAN

Physical and visual access for pedestrians and bicyclists should be explored for quarries that may be integrated into the broader open space system. Opportunities for boardwalks and overlooks should be explored.

B. UTILITIES

SEWER

Quarries may function as a barrier to routing gravity sewer lines. Utility easements should be sensitively located to minimize disruption to scenic landscapes.

POWER

Overhead utility lines near quarries should be buried where feasible to minimize visual clutter to the scenic landscape.

C. OPEN SPACE

PARK TYPES

Quarry landscapes offer a unique opportunity for Monroe County and the City of Bloomington to celebrate the region's heritage of limestone production by preserving abandoned and unused quarries and integrating them into a broader system of parks and greenways. The North Park development provides an effective example for preserving quarry lands as dedicated open space within a larger private development plan.

D. PUBLIC REALM ENHANCEMENTS

LIGHTING

Lighting should be limited to non-intrusive, pedestrian-oriented fixtures (i.e. bollards and integrated railing lights) in high foot-traffic quarry park settings.

STREET/SITE FURNISHINGS

Benches, boardwalks, overlooks and railings should be constructed with rustic materials such as wood, weathered steel, and limestone.

E. DEVELOPMENT GUIDELINES

OPEN SPACE

The amount of dedicated open space converted from quarry lands will depend on a variety of factors, including whether or not the quarry is part of a larger private development plan, or if it has been acquired in its entirety for preservation. If part of a larger development, preserved areas should remain contiguous, with connection points to existing or planned greenways. Abandoned quarry lakes should be a focus for preservation, with adequate measures to ensure safety for the general public.

PARKING RATIOS

Active quarries typically provide sufficient parking for workers. Converted quarry parks may require formal visitor parking, which should be determined as needed in individual situations.

SITE DESIGN

Where new development is proposed in or near abandoned quarry sites, structures should be sited to maximize views while also preserving scenic vistas.

BUILDING FORM

Adjacent development forms will vary depending on use. Buildings integrated with quarry landscapes are encouraged to incorporate high amounts of window transparency both to maximize views for occupants and to minimize the visual impact of building masses on the landscape. Contemporary building designs with flat or shed-style roofs are encouraged to minimize the visual impact of roof profiles.

MATERIALS

Appropriate building materials include limestone, wood, glass, architectural metal, and weathered steel.

SIGNS

Signs will typically be monument-style ground signs, integrated with the overall landscape design. Use of limestone and native planting schemes is strongly encouraged.



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