

Amendment to the Parks Master Plan

The Thimble Creek Concept Plan prioritizes an open space network that preserves identified environmental resource areas, parks, trails, and viewpoints, including the South-Central Open Space Network and the Low Impact Conservation Area upslope areas of Thimble Creek on the eastern edge of the district. The South-Central Open Space Network and East Ridge Low Impact Conservation Area through required parkland dedication at the time of development and protect trail corridors throughout the district's open space system by also requiring the dedication of easements at the time of development.

Each development within the Thimble Creek Concept Plan area that includes residential development must provide for land or fee in lieu for neighborhood parks and open space during a development application which meets the requirements of the plan. The acquisition code is not for the construction of these elements, only for the dedication of land and potentially some interim surface preparation and use. System Developments Fees would be used for the substantial construction of parkland acquired by this code. Modification to park elements or location are to be processed through a Type III Land use Review process to show that the modified elements meet or exceed the intent and vision of the Thimble Creek Concept Plan. The figures associated with each park space below are general locations, final park location shall be determined at time of development and parkland acquisition

South Central Open Space-Neighborhood Park

As development may happen in phases, the approach for the linear oriented south-central open space park is through a pearl and string approach. The park pearls may vary in size but are connected by a 30-foot-wide string which includes a shared-use path. The park includes the following elements:

- 30-foot ped/bikeway string along the east side of Center Parkway to be located in a shared-use path and will not be considered part of a pearl.
- Up to 4 pearls of various sizes spread along the open space network
- Min sizes pearl: 2 acres minimum.
- Maximum size pearl: none
- Min combined size of all pearls: 10 acres
- Min average width of each park pearl: 200 feet
- Min average depth of each park pearl: 200 feet
- At least 5 acres to be developed with active recreation components
- The first park pearl dedicated shall be at least 3 acres in size

East Ridge- Thimble Creek Conservation Area

The East Ridge is a beautiful edge to the site that should be planned as a publicly accessible amenity and protected resource area. The natural resource inventory identified important resources and opportunities for habitat restoration in the riparian areas of Thimble Creek. The park is identified

primarily as an open space area with space for habitat restoration, trails, viewpoints, educational and passive recreational opportunities. The park includes the following elements:

- Minimum of $\frac{1}{2}$ of area between the Thimble Creek stream buffer and the 490-foot elevation ridgeline to be open space.
- Two public viewpoints separated by at least 400 feet with a minimum size of .35 acre at less than 10% slope for each viewpoint. One of the viewpoints must be visible from a passing vehicle.
- Minimum 700-foot non-interrupted view corridor along open space from east edge of Ridge Parkway.
- Provide a pedestrian-oriented forest trail from one viewpoint to another along the Ridge Parkway.

FIGURE 1

City of Oregon City

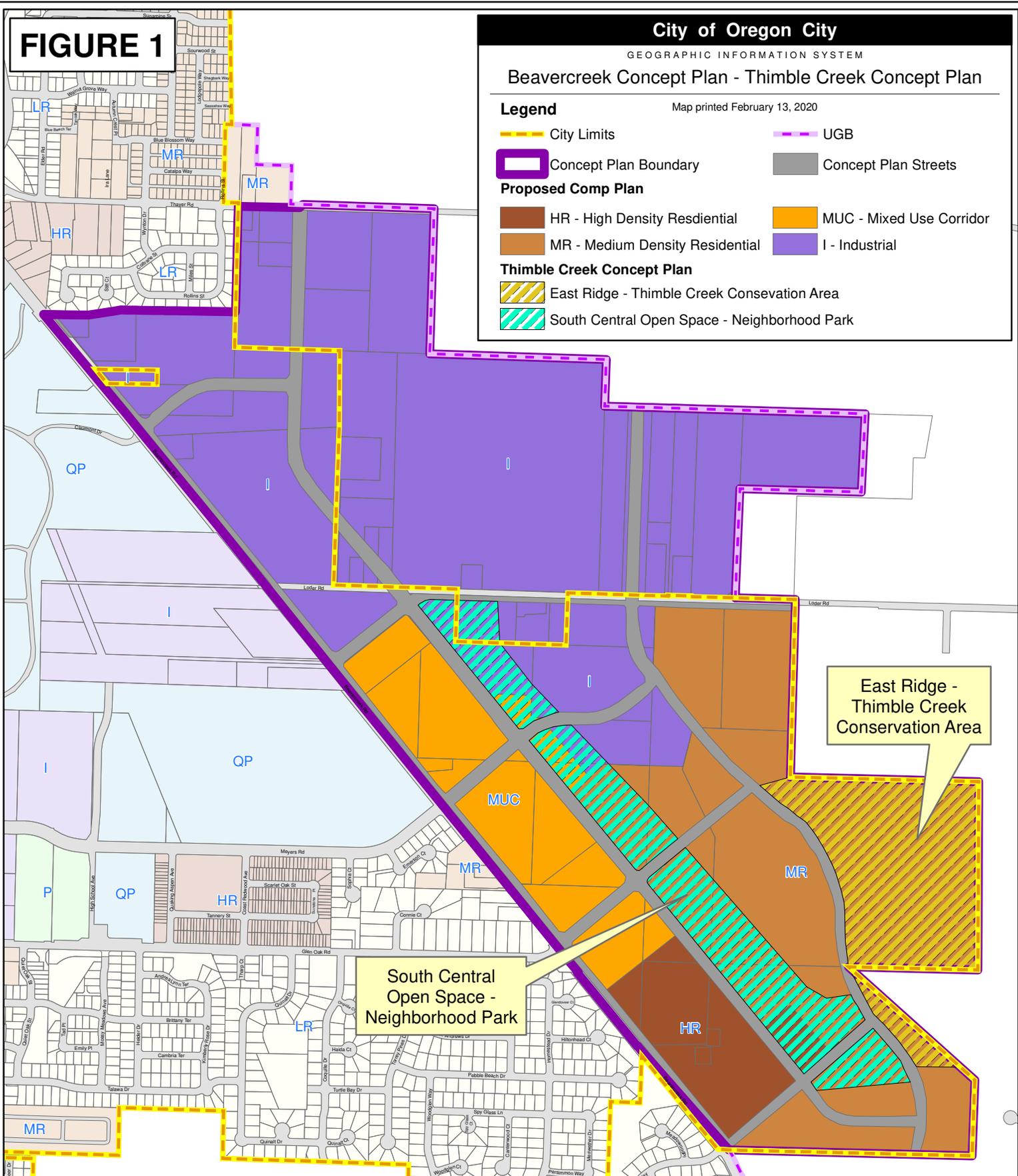
GEOGRAPHIC INFORMATION SYSTEM

Beavercreek Concept Plan - Thimble Creek Concept Plan

Legend

Map printed February 13, 2020

-  City Limits
-  UGB
-  Concept Plan Boundary
-  Concept Plan Streets
- Proposed Comp Plan**
-  HR - High Density Residential
-  MUC - Mixed Use Corridor
-  MR - Medium Density Residential
-  I - Industrial
- Thimble Creek Concept Plan**
-  East Ridge - Thimble Creek Conservation Area
-  South Central Open Space - Neighborhood Park



East Ridge -
Thimble Creek
Conservation Area

South Central
Open Space -
Neighborhood Park

The City of Oregon City makes no representations, express or implied, as to the accuracy, completeness and timeliness of the information displayed. This map is not suitable for legal, engineering, or surveying purposes. Notification of any errors is appreciated.



**Beavercreek Road Concept Plan -
Thimble Creek Concept Plan**

0 450 900
Feet

1 inch = 900 feet

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