

Camp Hope Master Plan

Board of County Councilors

Work Session

November 9, 2016

Presentation led by:

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Kevin Tyler, Vegetation Management Division Manager

James Mattila, Camp Hope Board Member

Chuck Cox, Camp Hope Board Member



Clark County Parks Advisory Board

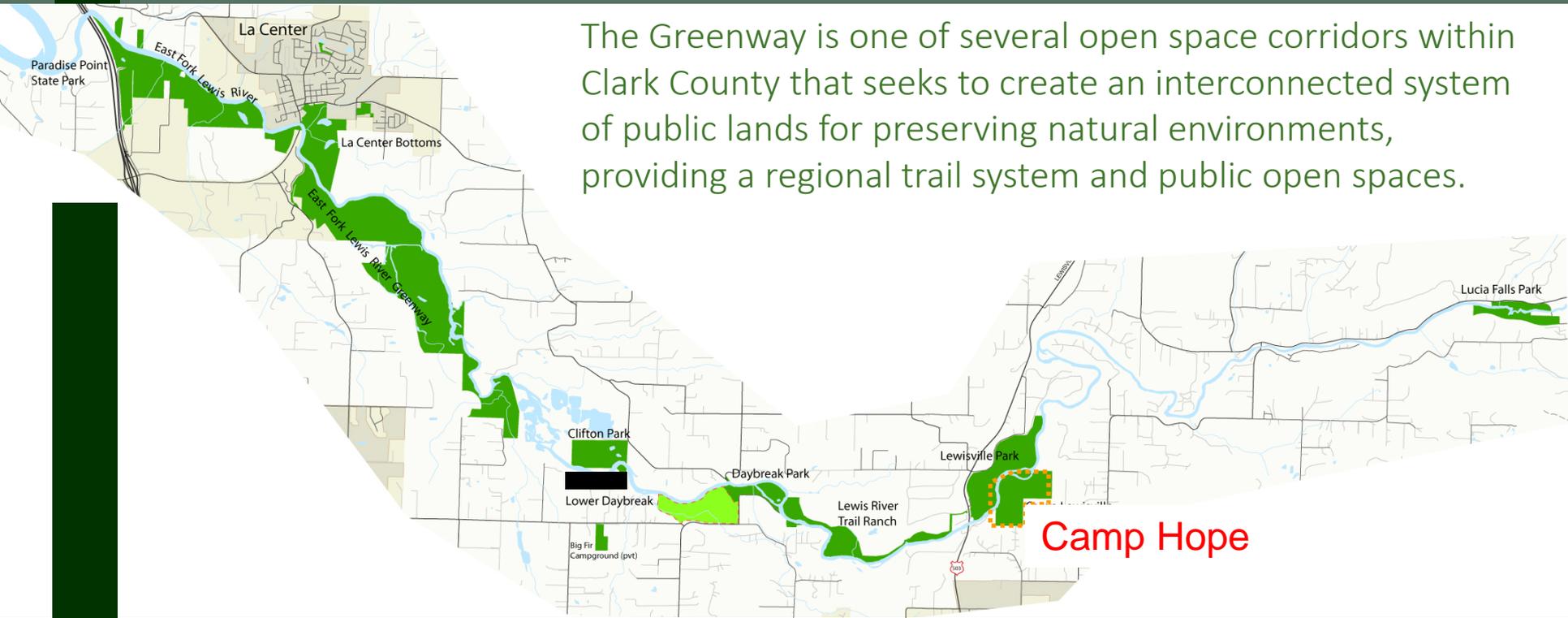
Summary of Camp Hope Master Plan

The Camp Hope Master Plan intends to guide the redevelopment of the former Camp Lewisville site to create a more viable recreational and educational asset for the Clark County park system.



Site Context: East Fork of the Lewis River Greenway

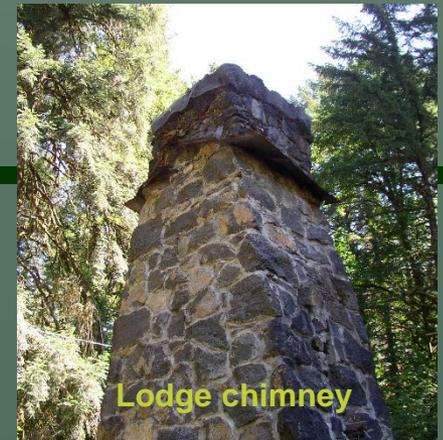
The Greenway is one of several open space corridors within Clark County that seeks to create an interconnected system of public lands for preserving natural environments, providing a regional trail system and public open spaces.



The Camp Hope site contains significant natural areas that contribute to the preservation of riparian corridor habitat along the EFLR. The future regional trail alignment would be on the other side of the EFLR through Lewisville Park.

Site History

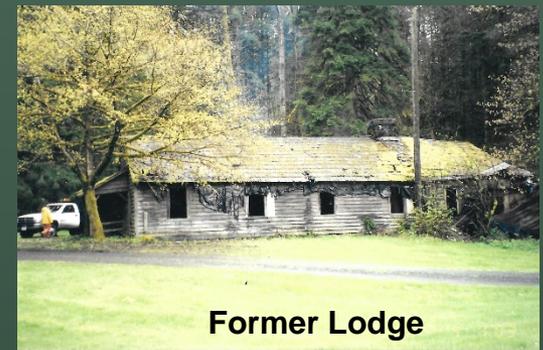
- 1936: Clark County took ownership as part of the Lewisville Park acquisition
- 1946-1996: Girl Scouts leased site for their exclusive use
- Girl Scouts added the four camping areas & other structures
- 1996: study concluded Camp Lewisville was not feasible for public campground
- 1997 & 2001: master plan initiated – then, put on hold
- 2002: septic system upgraded to meet standards
- 2003: lodge demolished, chimney remains
- 2008: Feasibility study initiated for adaptive re-use potential
- 2011: Camp Hope organization becomes involved
- 2016: Master Plan initiated for Camp Hope redevelopment



Lodge chimney



Counselors' cabin



Former Lodge

Access Challenges

The existing condition of NE Roper Road is a one-lane primitive road with two private driveways wedged between steep wooded slopes and the top of the river bank.

Any increase in use that would generate more than 100 total trips per day would trigger a wider road standard that would be very difficult to achieve.

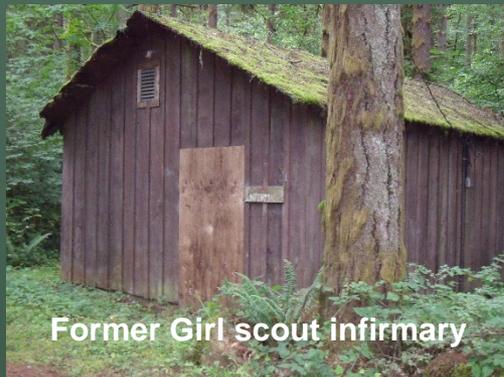


Roper Road - unpaved



Roper Road - paved

Improvements to Existing Facilities/Infrastructure

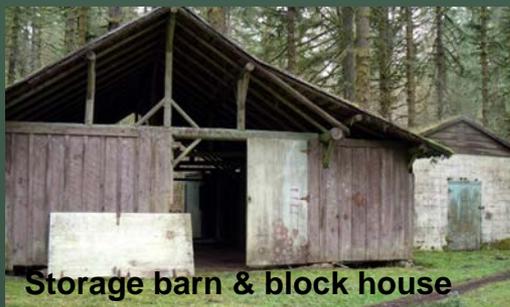


Camp Hope volunteers have restored several buildings and returned them to active use.

Improvements to Existing Facilities/Infrastructure



Many existing structures have been stabilized, revitalized and enclosed to improve their function and use.



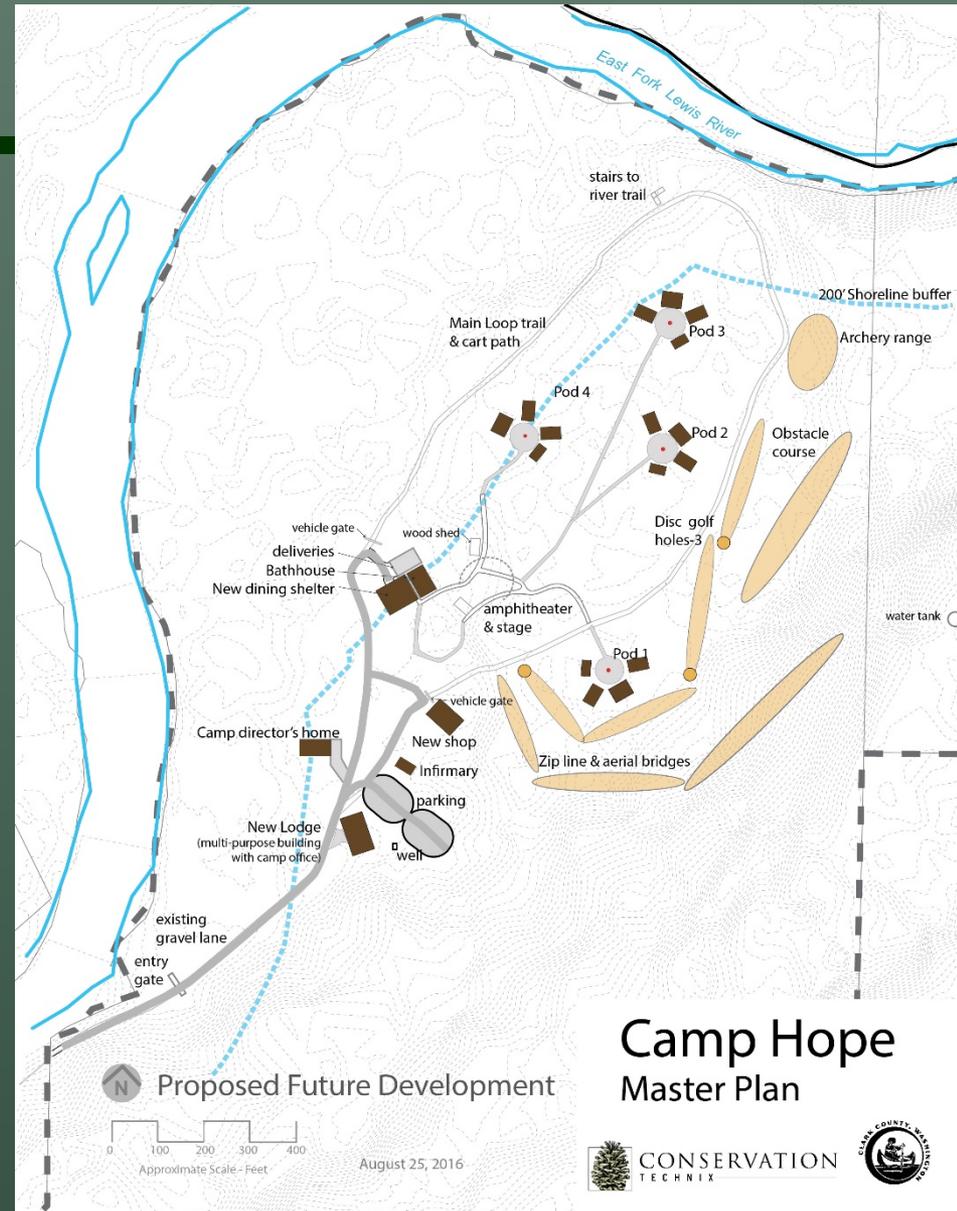
Proposed Facility Redevelopment



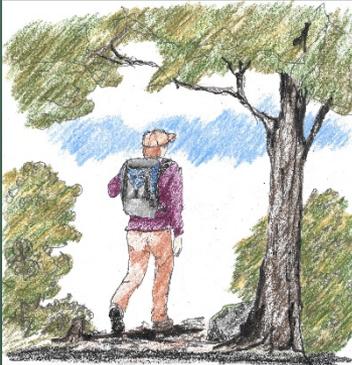
Redevelopment Plans

Proposed facilities:

- Dining shelter
- Lodge – multi-purpose
- Shop (replacement)
- Cabins – combined
- Toilet/shower facilities
- Obstacle course
- Zip lines/aerial bridges
- Disc golf (holes)
- Other outdoor rec amenities
- Improved trail system



Recreational Amenities

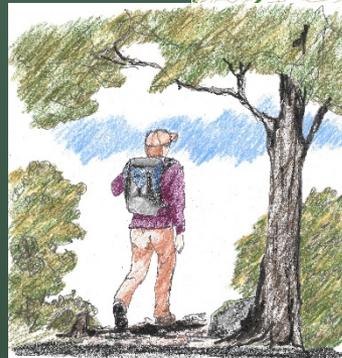
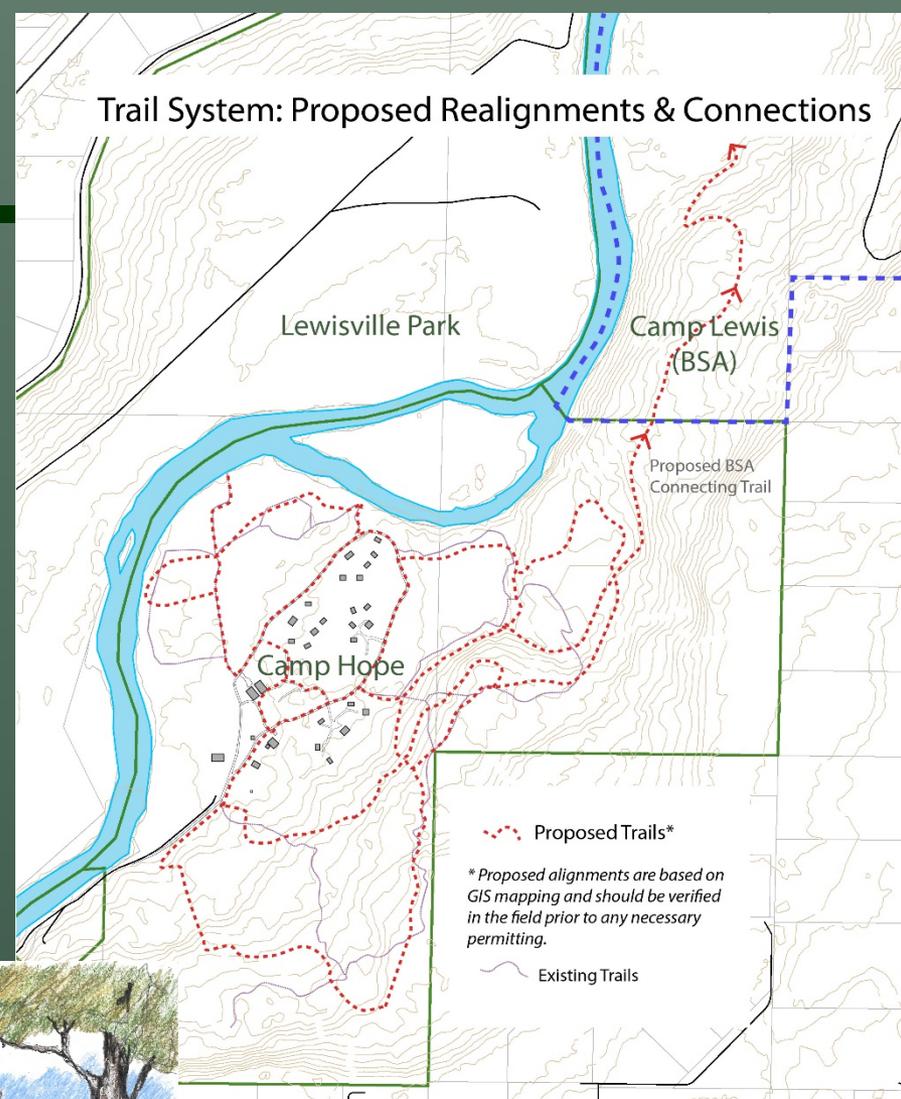


Archery, aerial bridges and zip lines, disc golf holes, hiking, obstacle courses and access to the river for water play are some of the planned amenities.

Trail Opportunities

Re-align existing trails:

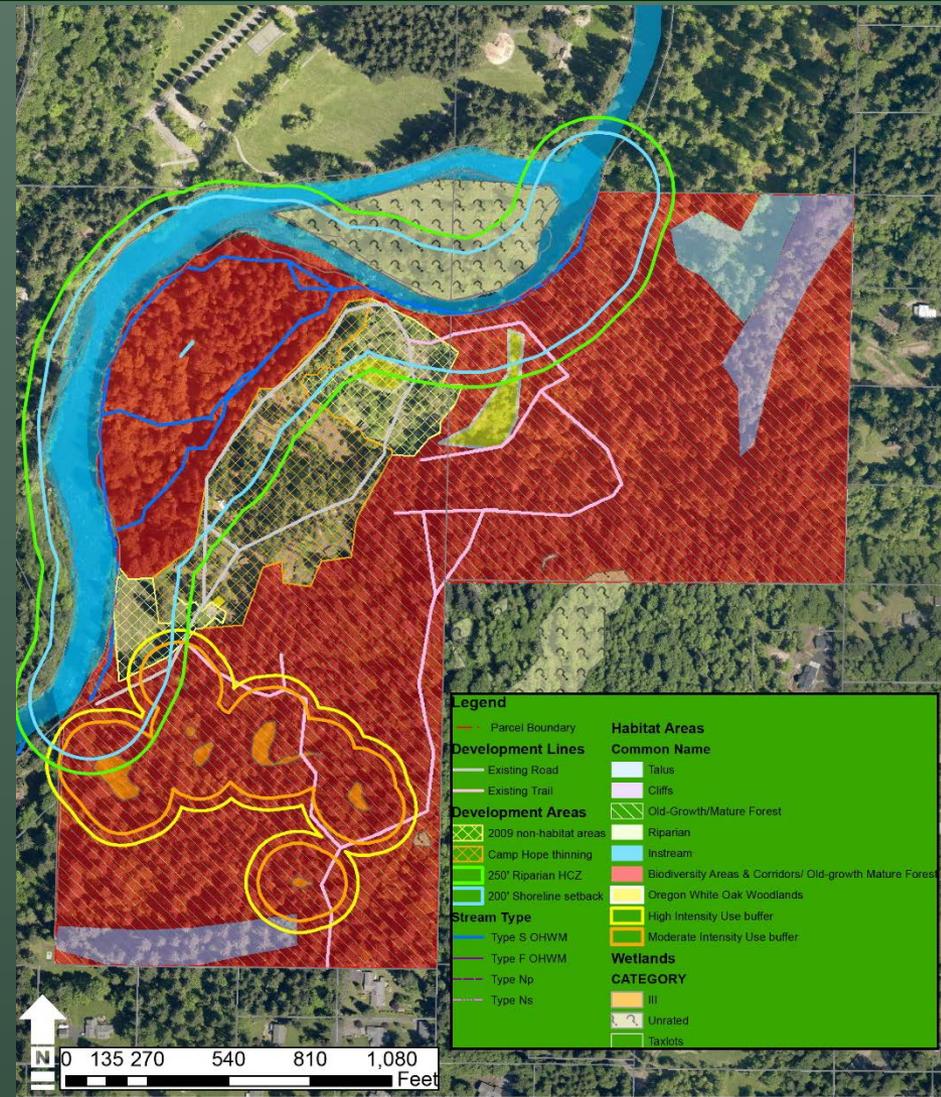
- Avoid unnecessary wetland crossing
- Avoid steep inclines
- Provide more resilient and sustainable trails
- Add connection to Camp Lewis



Environmental Challenges

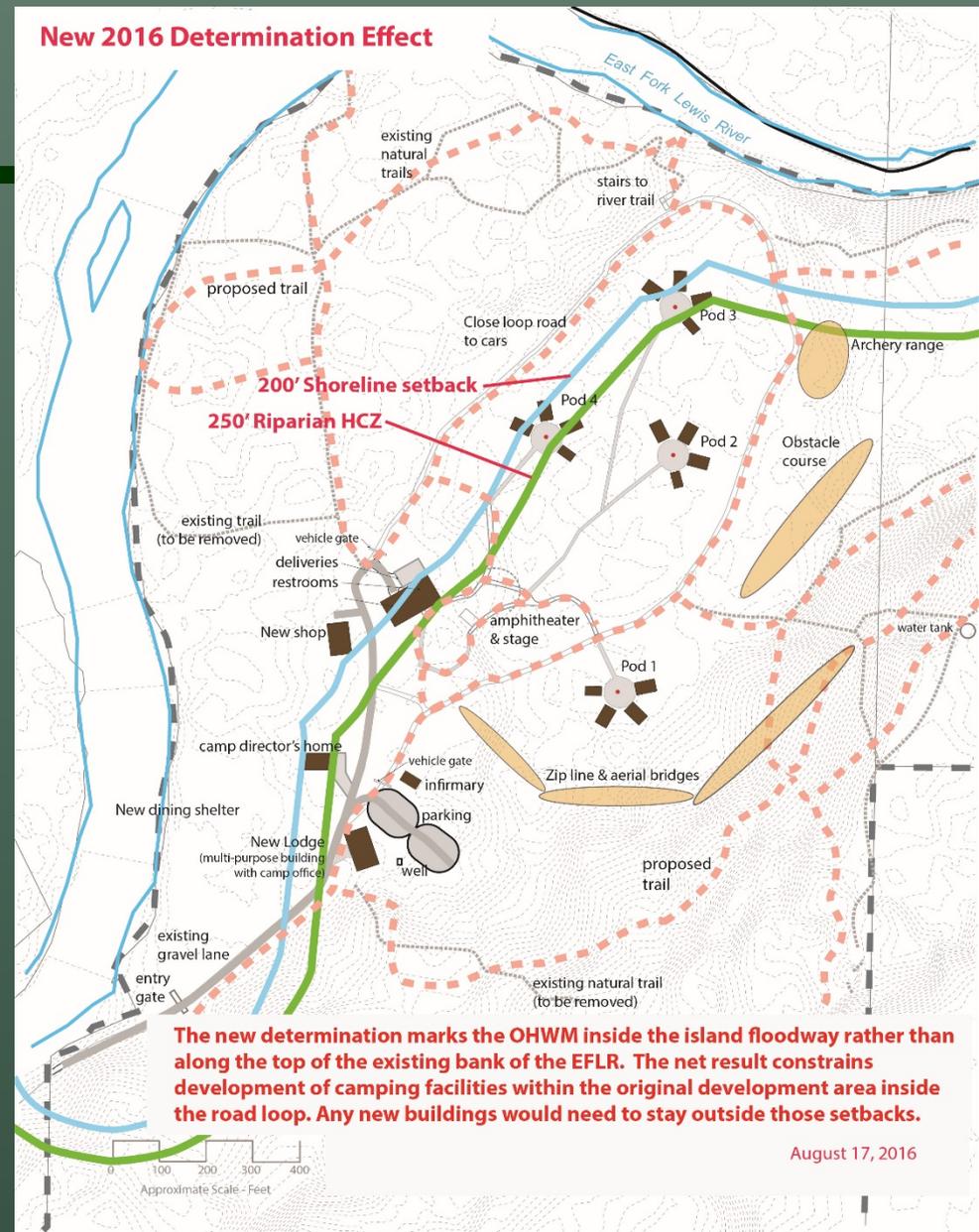
New determination:

- reduces the “development envelop” for facilities
- changed from 2009 to 2016 due to revised OHWM (ordinary high water mark) for the River.



Environmental Challenges

The feasibility of any new structures within the shoreline buffer zone will determine whether existing Pods 3 and 4 are replaced with new cabins.



Implementation

- Development Agreement
- Phased Redevelopment
- Permitting Requirements
- Operational & Management Considerations

Next Steps

Implications of recent Wetland/Habitat Determination

Transportation assessment for Roper Road

Development Agreement drafting/negotiation

County Councilors' Work Session

Public Hearing for Development Agreement

Questions? / Discussion

