



Heritage Trails County Park Lake Development & Mining Project

Eric Hyde, Parks Property Manager

“The Parks & Trail Division strives to create a desirable and sustainable parks & trail system that is strategically planned and well maintained that advances the quality of life”.

Parks Fiscal Sustainability Plan and Vision & Guiding Principals

Guiding Principals

1. Striving to achieve financial sustainability of the park system maintenance operations.
2. Creating partnerships that enhance maintenance, education and recreation of the County Park and Trail System.
3. Maintaining and improving our priority parks, trails, natural areas and operations in a fiscally responsible manner.
4. Supporting strategic park acquisitions and expansions of priority parks.
5. Developing an expanded and interconnected multi-use trail system.
6. Promoting and marketing the power of parks and trails to increase their use by individuals and families. Parks and trails have health, economic, environmental and social benefits for all County residents and visitors.

“Solicit Proposals for non-metallic mining partners near former nonmetallic mining site at Heritage Trails County Park”.

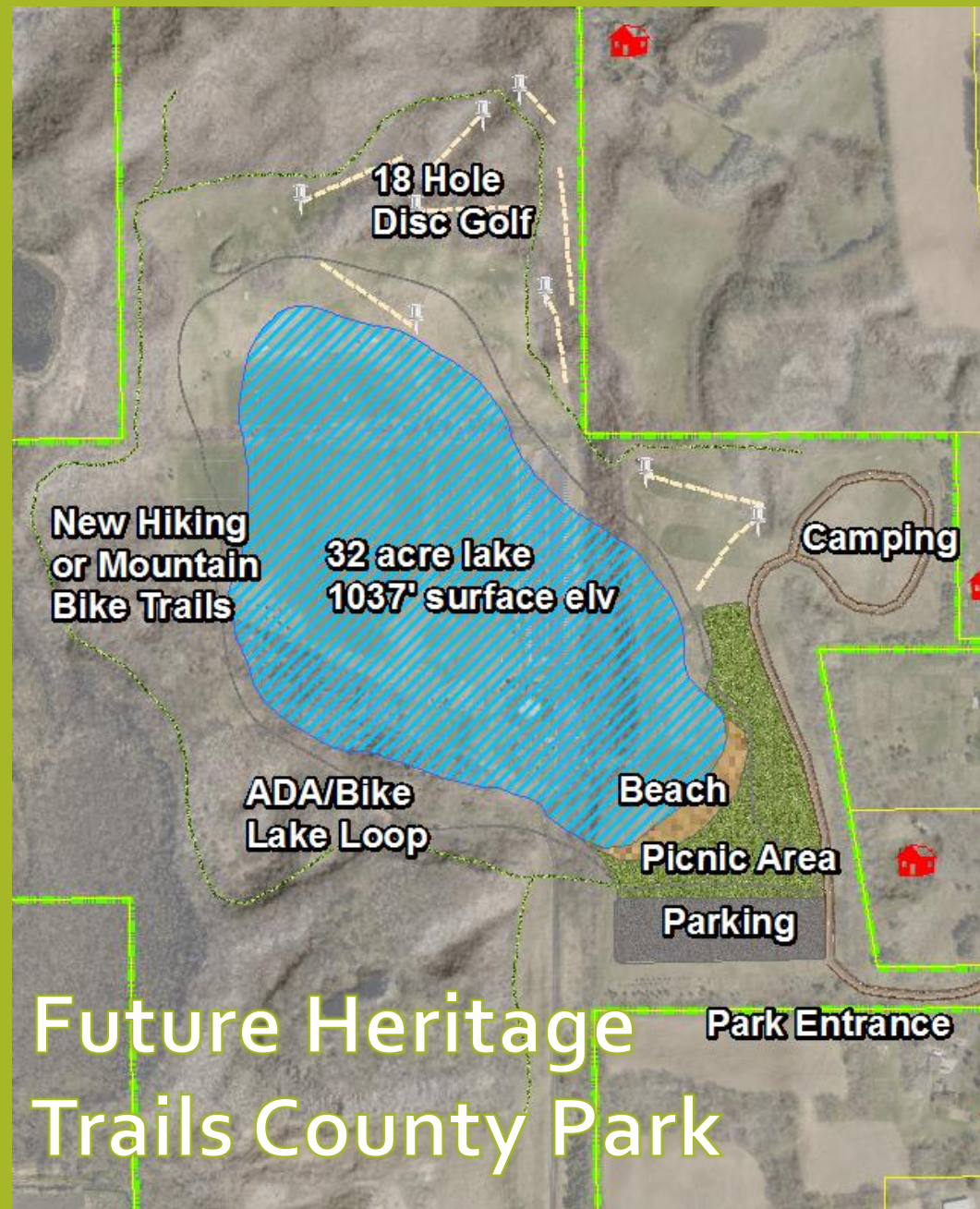


2019 - 2021

WASHINGTON COUNTY
PARKS

Fiscal Sustainability Plan





Mining Exploration Team

Jamie Ludovic, Central Services Director

Eric Hyde, Parks Property Manager

Chad Cook, Parks Superintendent

Deb Sielski, Deputy Administrator

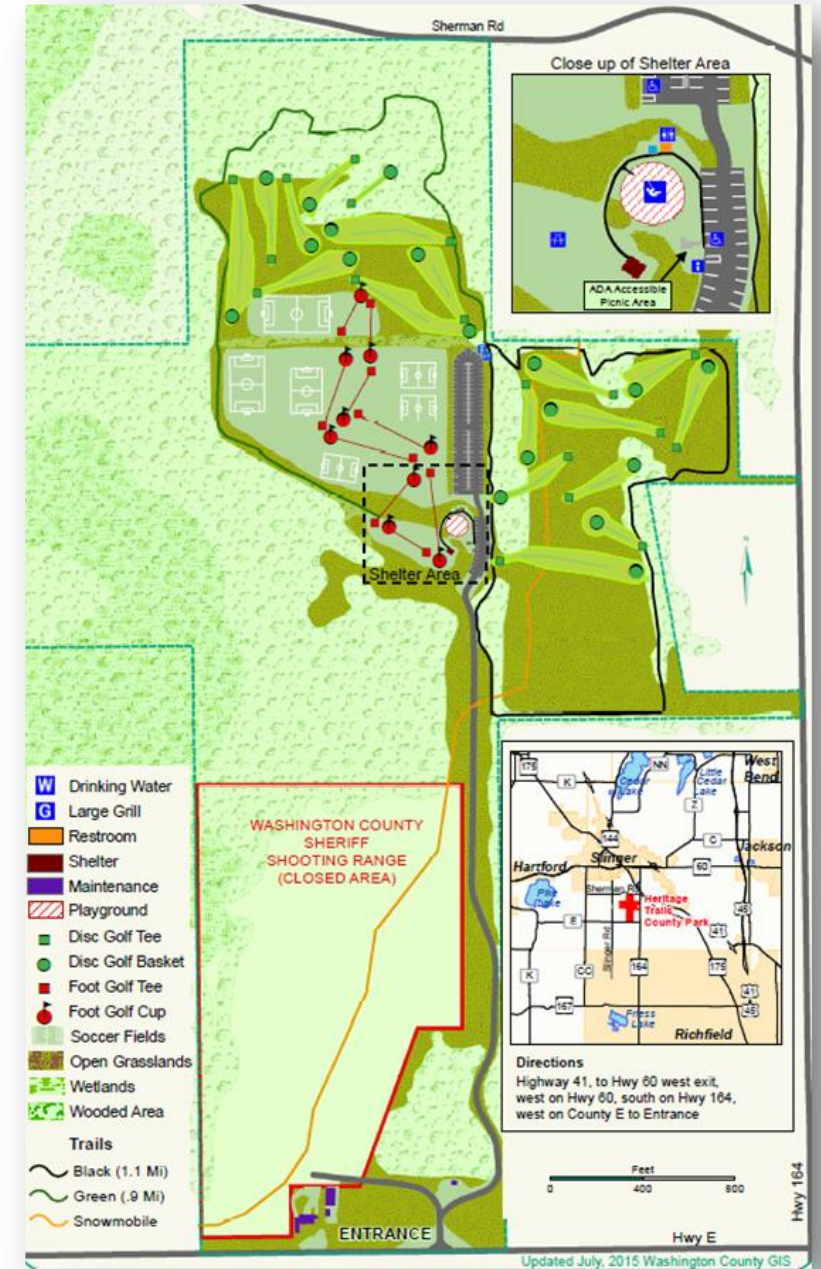
Paul Sebo, County Conservationist

Scott Schmidt, Highway Commissioner



Current Park Uses

- Sheriff's Shooting Range
- Soccer Fields
- Disc Golf
- Foot Golf
- Hiking Trails



History (Gundrum Mine)

- Sand and gravel pit from mid 1950's – early 1970's.
- Purchased in 1974 by Washington County.



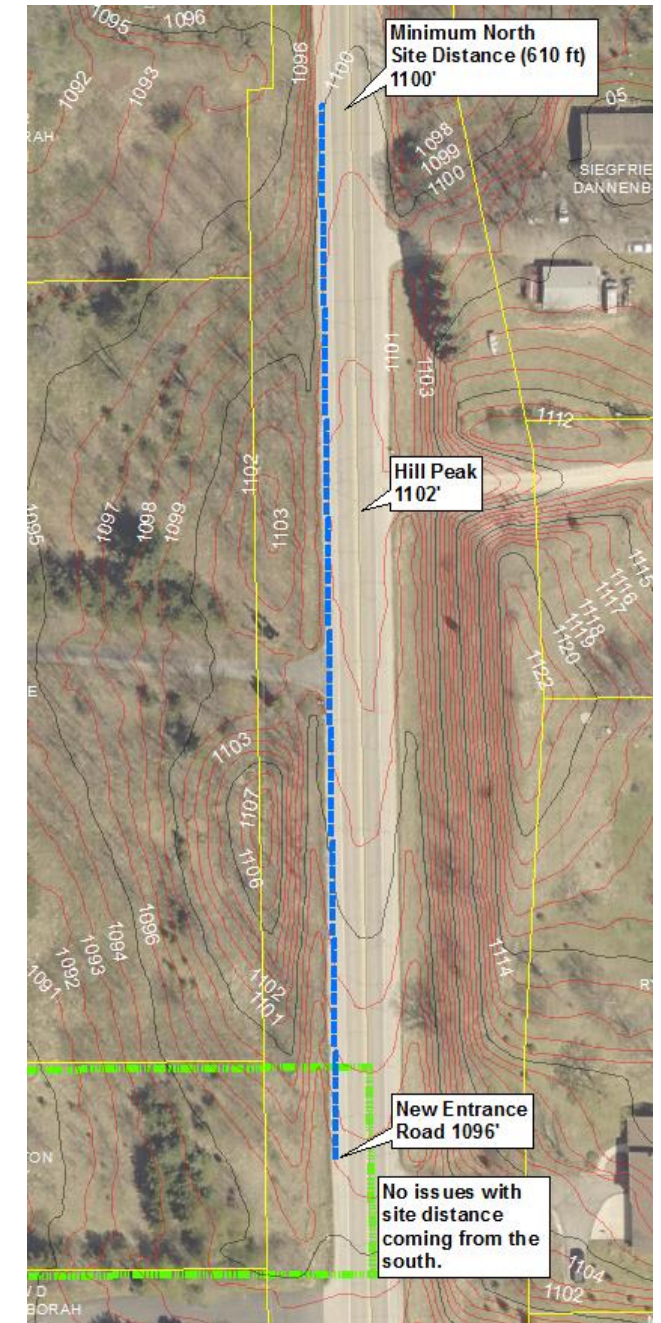
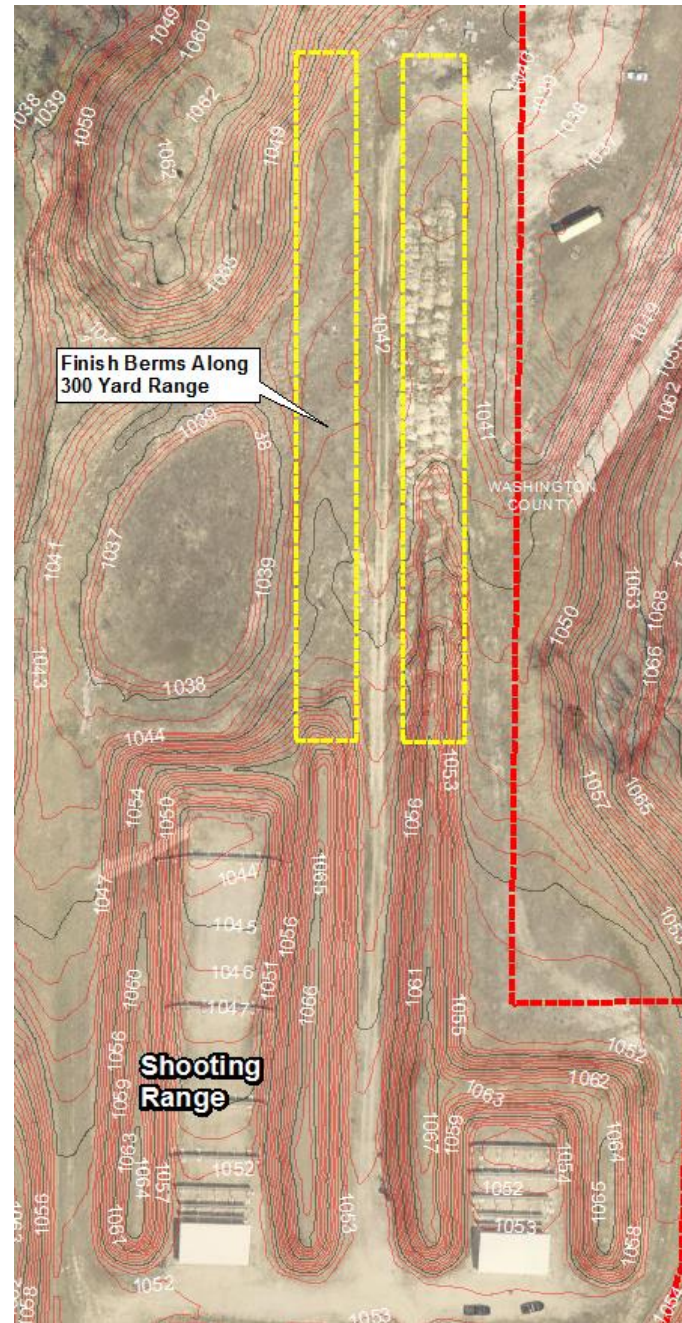
6. Drillhole Dimensions From To Dia. (in.) (ft.) (ft.)			Method of constructing upper enlarged drillhole only.		DNR USE ONLY	9. Geology Type, Caving/Noncaving, Color, Hardness, Etc.		From To (ft.) (ft.)	
6	surface	211	<input type="checkbox"/> 1. Rotary - Mud Circulation <input checked="" type="checkbox"/> 2. Rotary - Air <input type="checkbox"/> 3. Rotary - Foam <input type="checkbox"/> 4. Reverse Rotary <input type="checkbox"/> 5. Cable-tool Bit _____ in. dia. <input type="checkbox"/> 6. Temp. Outer Casing _____ in. dia. Removed? <input type="checkbox"/> Yes <input type="checkbox"/> No If no, explain _____ <input type="checkbox"/> 7. Other _____			Gravel	Surface	95	
						Gravelly Clay	95	169	
						Sand & Clay with Wood Chips	169	200	
						Clay	200	209	
						Gravel	209	211	
7. Casing, Liner, Screen Material, Weight, Specification Dia. (in.) Manufacturer & Method of Assembly From To (ft.) (ft.)									
6	Sawhill, 1397, A.53	surface	211						
	Welded								
8. Grout or Other Sealing Material									
10. Static Water Level					12. Well Is:				
					<input checked="" type="checkbox"/> Above Grade				
					<input type="checkbox"/> Below Grade				
11. Pump Test					Developed? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No				
Pumping Level 95 ft. below surface					Disinfected? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No				
Pumping at 15 GPM for 1 hours					Capped? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No				

Completed Items

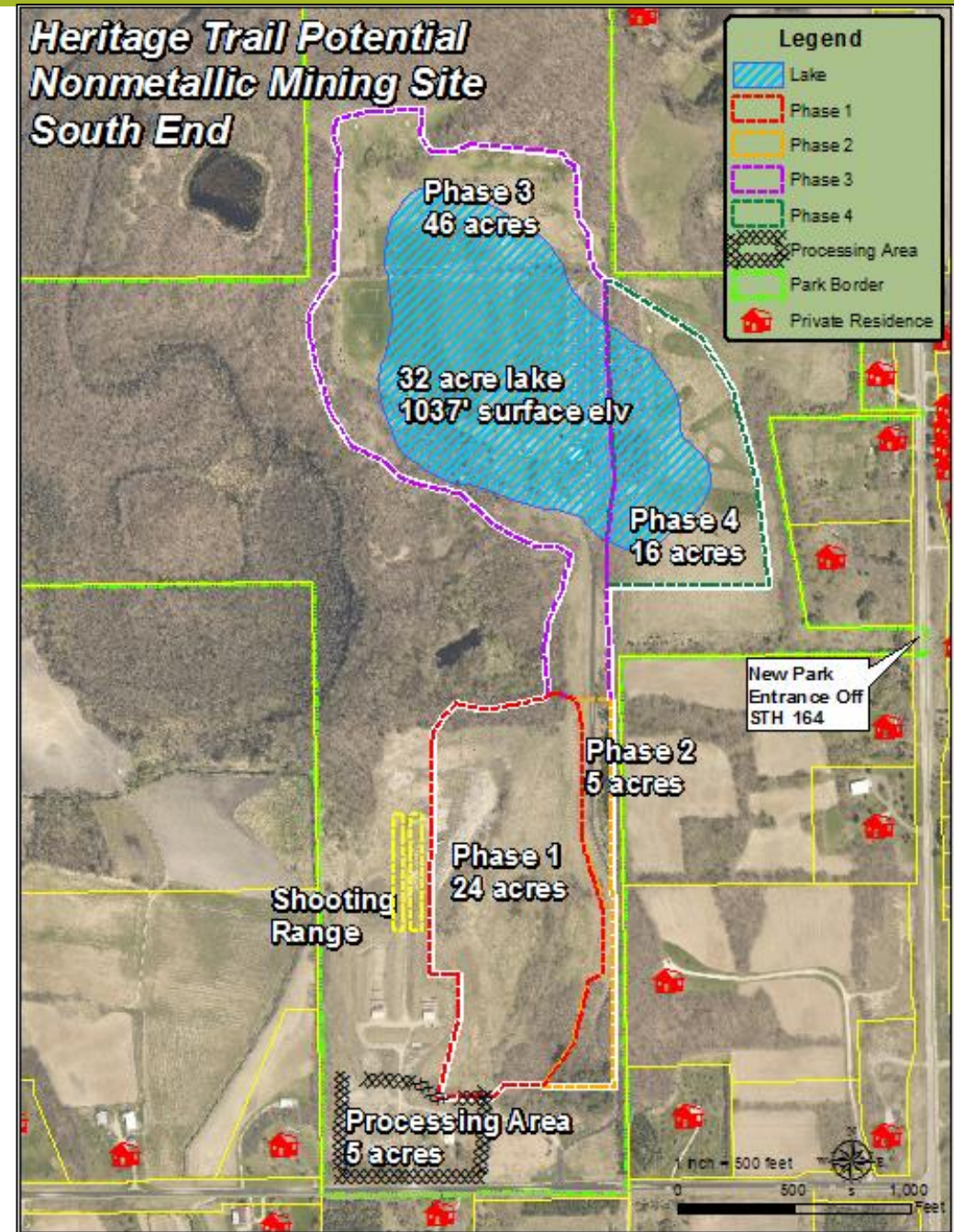
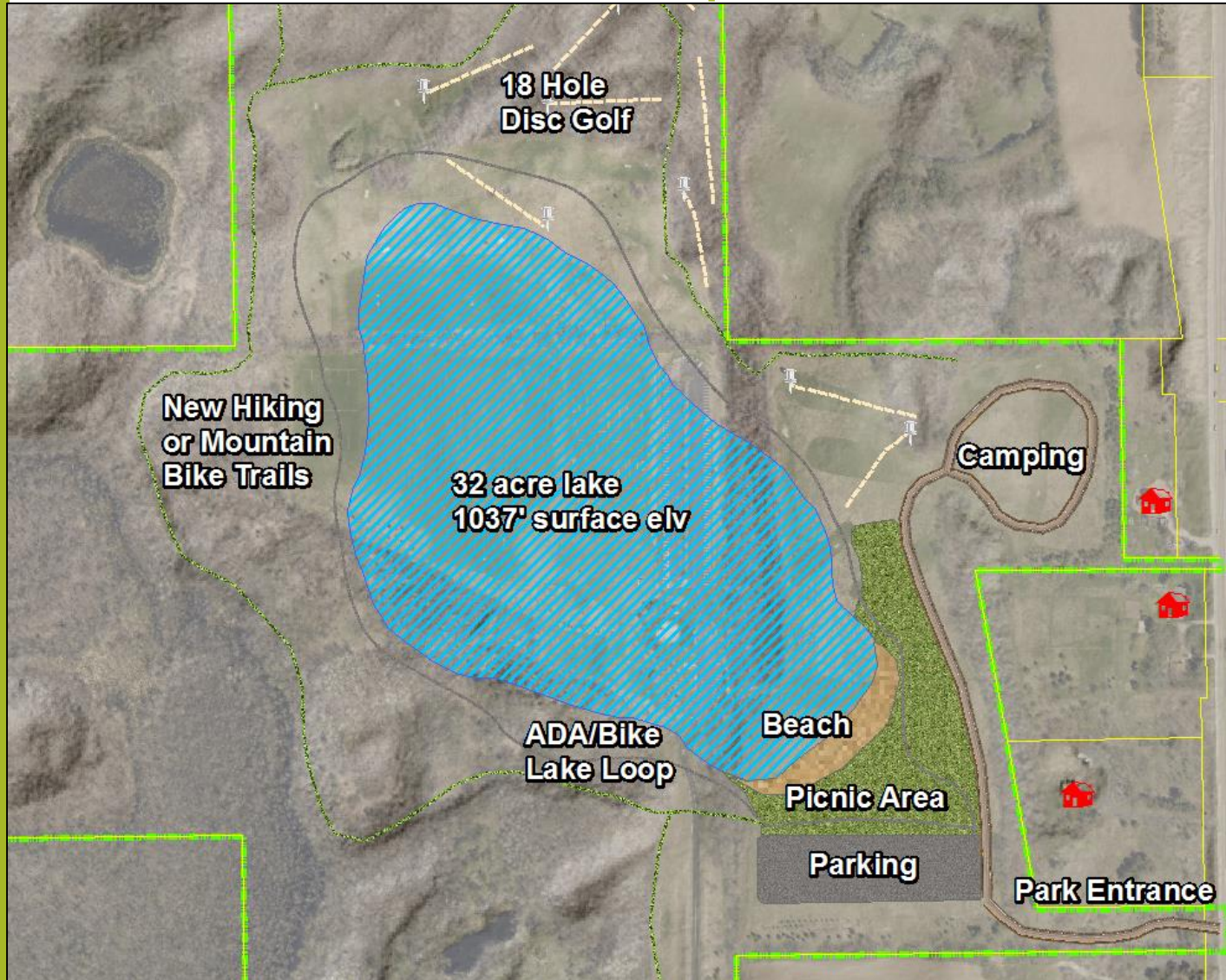
- Reached out to each adjacent landowner to inform them of this meeting and our plans.
- Spoke with the Town of Polk relating to zoning and their position on the project. Generally exceptive of the idea as they understand the need for the material, concerns were with the adjacent landowners and dust.
- Spoke with several local operators, all of which stated there is a large demand for materials in the area and that they are interested in leasing land.
- Working to set date for public informational meeting at Town of Polk Hall pending approvals.
- Reached out to soccer club and snowmobile club.

Secondary Effects

- Abandonment of the current park entrance road.
- Evaluate new park entrance road off of STH 164 (estimated to cost \$150,000). 1,000' shorter than existing and opens up 5 additional acres to mine.
- Complete the unfinished berms along the 300 yard range at the Sheriff's Shooting Range.
- Create a master plan to retransform the main park amenities around a large body of water created from the mining process.

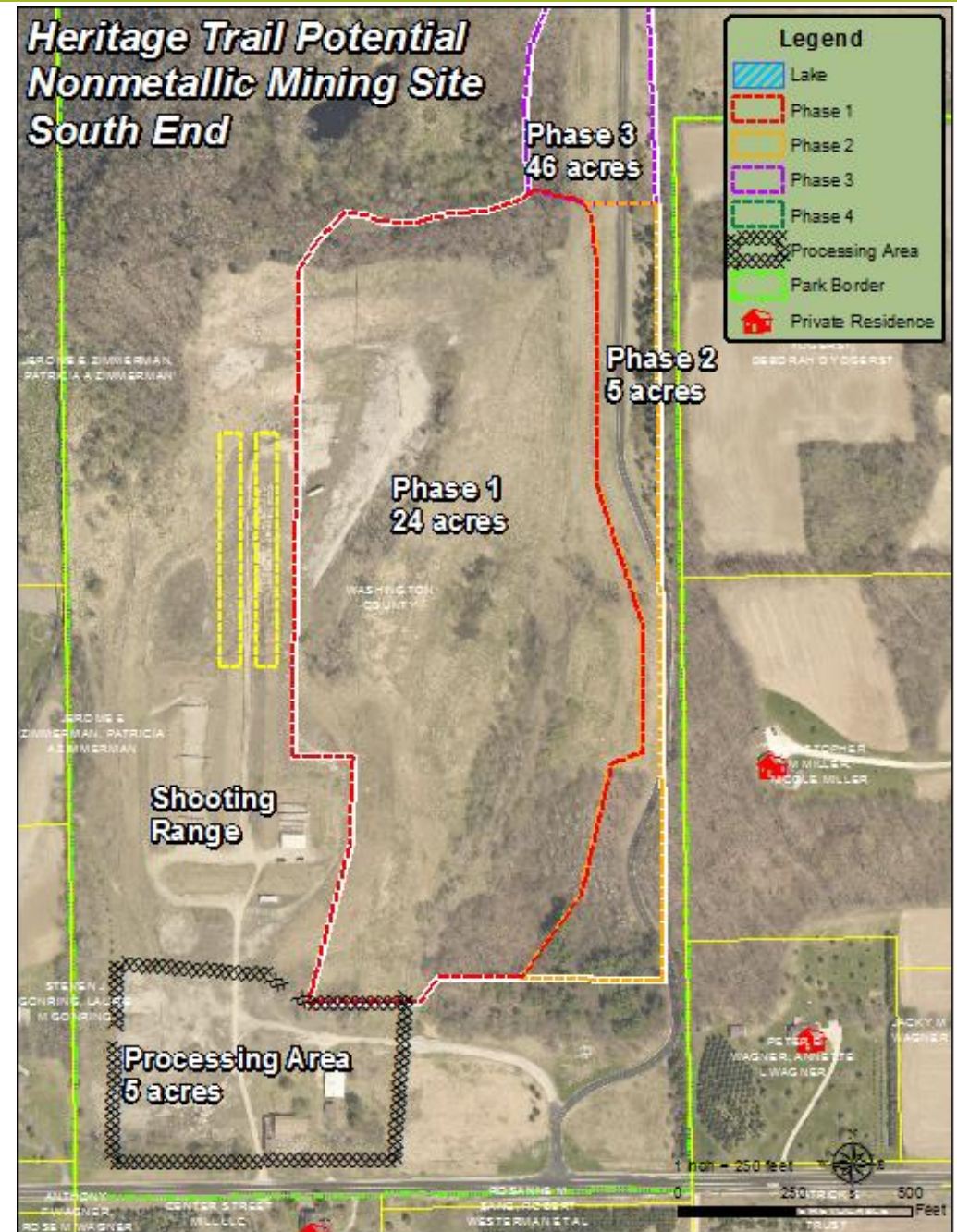


Full Extent of Mining and Reclamation Concept



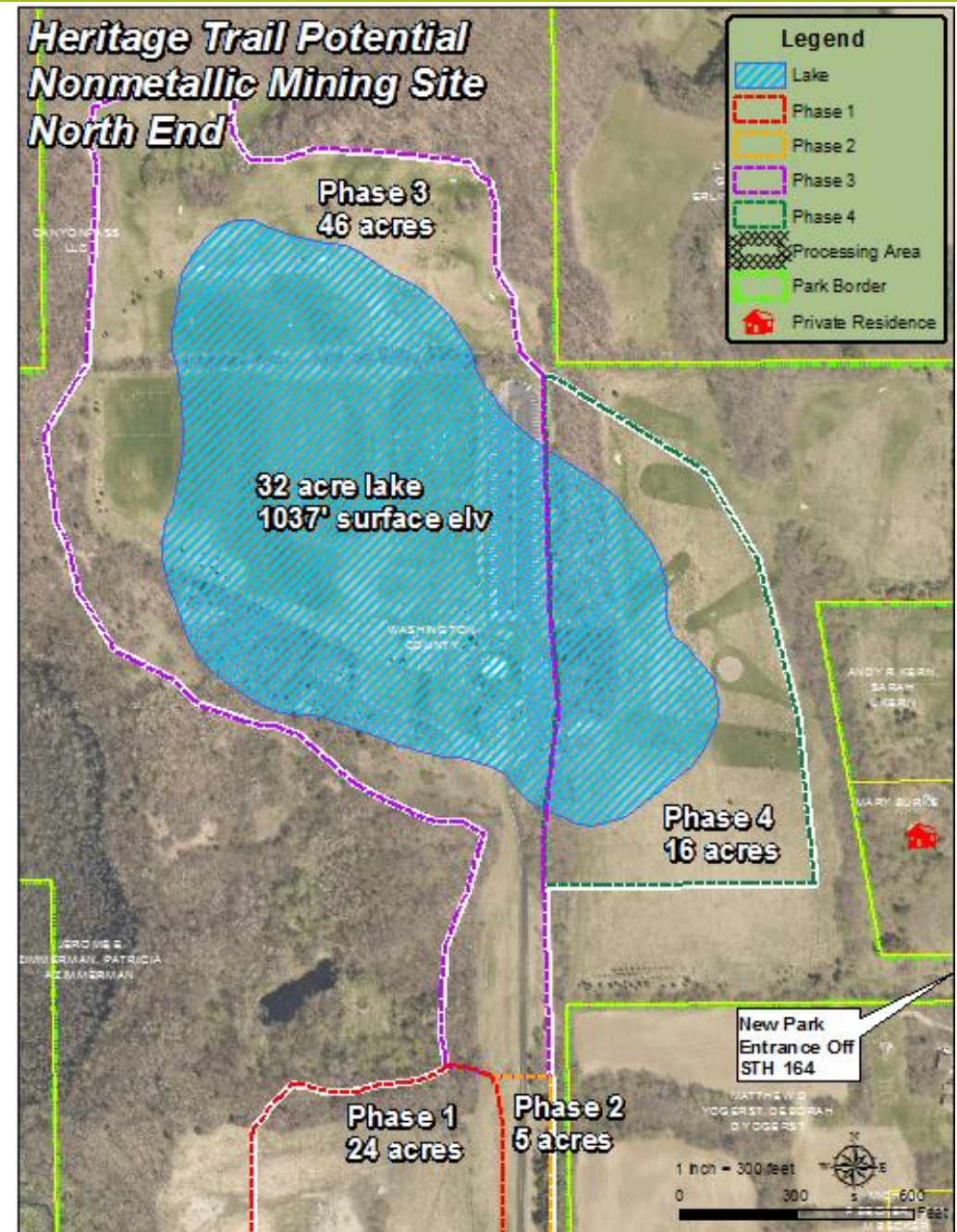
South End of Project

- Continue mining where the original mine stopped in the early 1970's.
- Phase 1 = **24 acres**
- Phase 2 = **5 acres** (new park entrance would be created prior to phase 2 beginning. Phase 2 may displace the original park entrance road.
- No park amenities/uses would be affected.
- **Reclamation Options**: Likely limited to low impact recreation (i.e. hiking trails, mountain bike trails & park, natural area, event overflow parking, etc.).
- **Total Material = 1.21 million cubic yards**



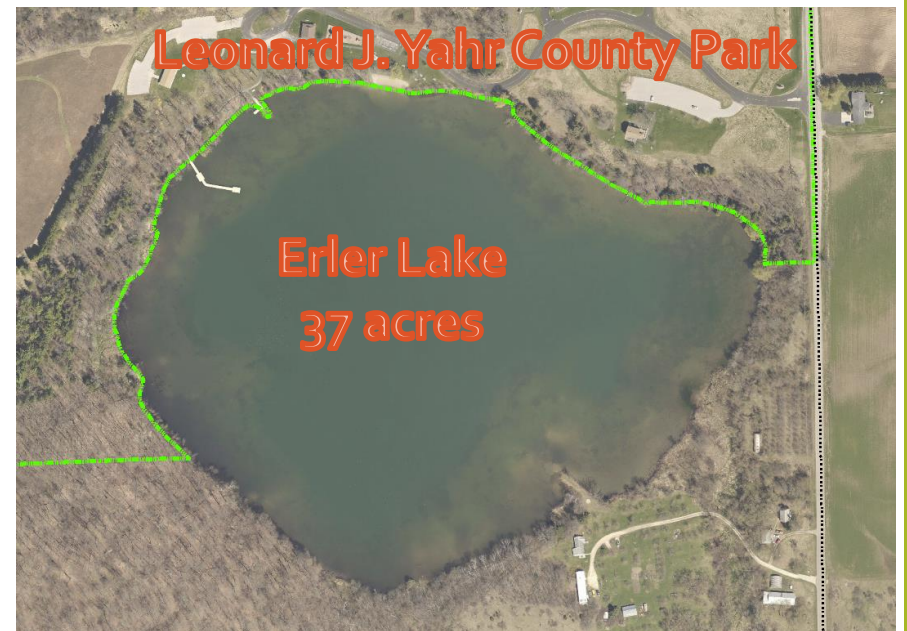
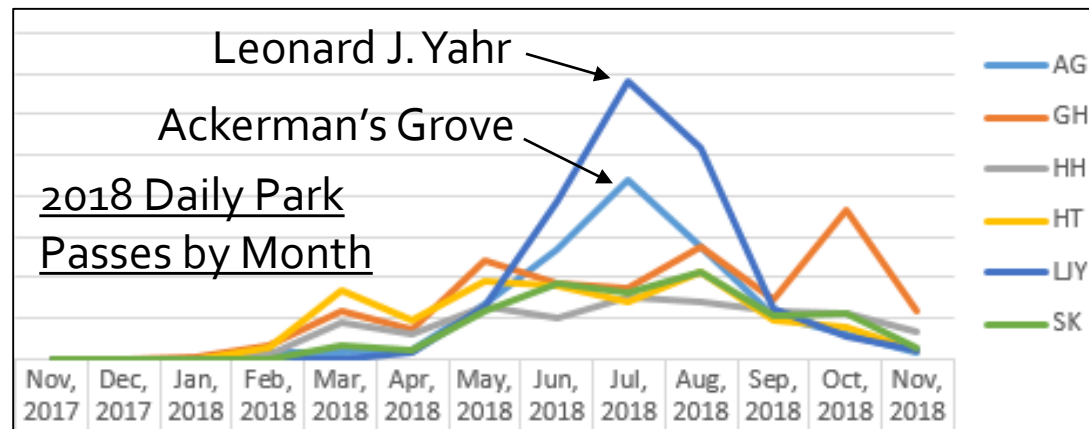
North End of Project

- Includes Phases 1, 2, 3, & 4.
- Phase 1 = 24 acres
- Phase 2 = 5 acres
- Phase 3 – 46 acres
- Phase 4 – 21 acres
- **Creates a 32 acre lake.**
- Largest financial incentive. Large enough to add a processing plant.
- 91 acres is much more attractive to local mining operators.
- **Reclamation Options:** Recommended a master planning process occur with public input to develop a plan around the new lake (retransform to a very desirable park). Phase 1 & 2 area still low impact use only.
- **Total Material = 6.01 million cubic yards**

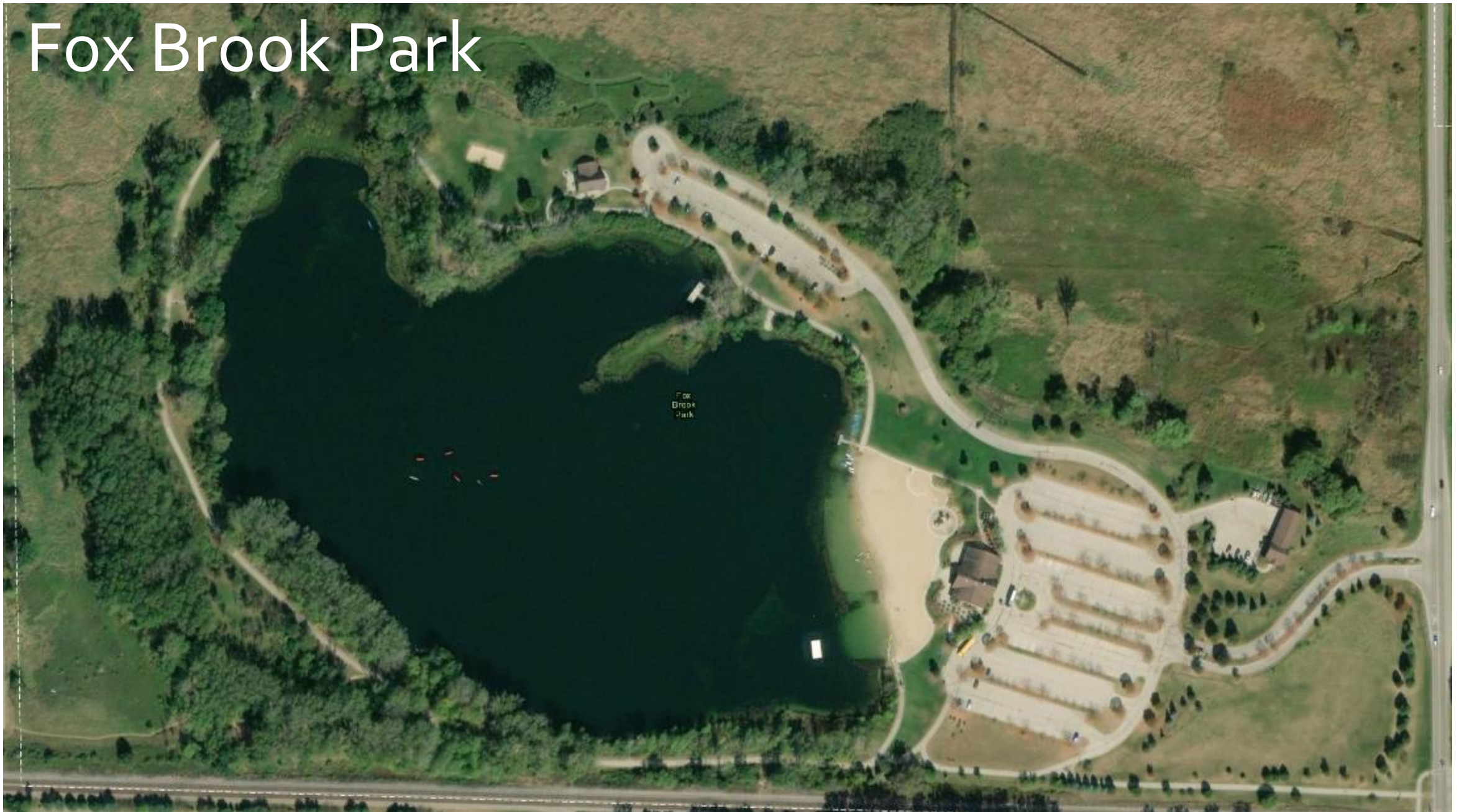


Justification – Redevelop Heritage Trails into high demand park and recreational area.

- Parks with access to water are more desirable (beaches, fishing & kayaking/canoeing).
- Manmade lakes have significantly less regulations and restrictions (i.e. largest beach in the County is possible).
- Most of the woodlands and trails will be preserved.
- Largest financial incentive (mining pays for park development and potential creation of “The Washington County Parks Endowment Fund”).
- Local economic impact. (creates 4-5 private sector jobs)
- 7-10 years estimated time frame allows time to put together a plan that meets growth needs of the area.
- Manmade lakes are desirable amenities.



Fox Brook Park





Fox Brook Park

2925 North Barker Road, Brookfield, WI 53045

waukeshacountyparks.com



Financial Incentive

- Largest financial incentive (mining pays for park development and potential creation of “The Washington County Parks Endowment Fund”).
- Revenue generation from lease and royalties = **\$3 - \$6 million**
- Cost to plan & develop the new park and infrastructure = **\$1 - 2.5 million**
- Net gain = **\$0.5 - \$5 million**
- Largest financial incentive (mining pays for park development and potential creation of “The Washington County Parks Endowment Fund”).
 - Future discussions needed.

Reclamation Options



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Next Steps:

- Work internally with staff to get preliminary proposed reclamation maps and quantity estimates. (1-3 months)
- Put together a press release informing mining operators and the public of the plan. (1-2 months).
- Issue another press release informing operators of the selection process (2-5 months).
- Onsite meetings and tours. (May-June)
- RFP's or applications due (6-12 months).
- Review and schedule interviews with operators. (6-12 months)
- Award mining lease and develop contract. (6-12 months).
- **Park staff will be providing updates and working with the PWC and Town of Polk throughout the process.**
- PWC will need to weigh in on zoning concerns, fiscal policy, reclamation plan, master plan, plan implementation, and other policy issues that may arise.

