

CHAPTER THREE



DESIGN PROGRAM

The open space needs of Las Vegas residents has been a critical factor in defining an appropriate design and development program for Floyd Lamb Park. This chapter outlines an assessment of the open space and recreational needs of city residents and combines these findings with the site evaluation to form the basis for three different development alternatives and a design program for the Park.

3.1 Needs Assessment

In order to develop an appropriate design program for Floyd Lamb Park, it was important to consider the open space and recreational needs of Las Vegas residents. The assessment of these needs guided the preparation of development alternatives for the Park. A definition of "need" comes from several sources: statistically valid surveys, opinion surveys, and direct public input. It is clear from our research that citizens in Las Vegas are interested in a variety of open space and recreational facilities. City-wide trends and needs for specific recreational spaces and facilities have been identified both throughout the community and specifically for Floyd Lamb Park.

The consultant wanted to be certain that the definition of need was holistic and not just based on local input. Floyd Lamb Park is a **regional park** and must be designed, developed and managed to meet the needs of residents throughout the community. We evaluated citywide input from the City of Las Vegas Department of Leisure Services Survey; local input from the Northwest Las Vegas Open Space Plan and Northwest Las Vegas Equestrian Park Master Plan; and park-specific input from the Nevada State Parks Survey. The consultant also included an online survey, public comment form, and public input from two community workshops. We also received a petition from adjacent residential neighbors in the Rainbow/Torrey Pines/Horse area of Northwest Las Vegas. Summary of needs defined from all of these sources provides one of the platforms for three alternative designs for the Park. A more detailed summary of these public input efforts can be found in Appendix B.

3.1.1 The City of Las Vegas Leisure Services Survey

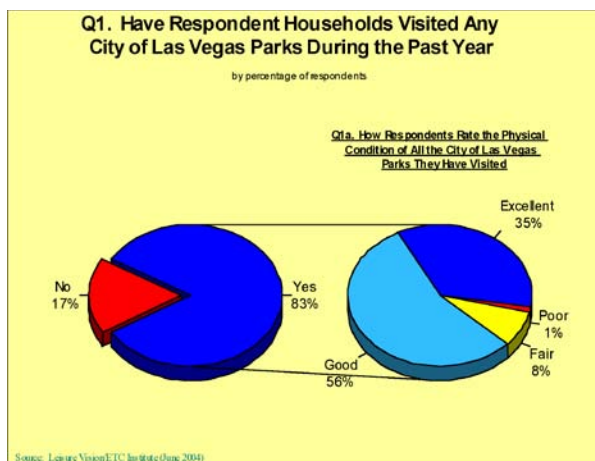
The City of Las Vegas conducted the Leisure Services Survey in late 2005 and early 2006 to generate input on recreational interests from Las Vegas residents. The survey sought to gather information related to recreation habits and interests in facilities



Note: The purpose of this Chapter is to define the park and recreation needs of Las Vegas residents and to describe possible development scenarios for Floyd Lamb Park that were considered during the planning process. The Chapter concludes with the recommended design program for the park.



Sports fields are one of the high demand needs for Northwest Las Vegas, according to surveys completed by the City.



2005 Community Attitude and Interest Survey for Northwest Las Vegas indicated a need for more walking and biking opportunities, and a preference for protecting native desert ecosystems.

and programming. In general, the summary provided a baseline of support for more recreational facilities.

Interests that have been identified as “high need” throughout Las Vegas include more parks that support both active and passive recreation (trails, picnic areas, playgrounds, basketball courts, ballfields, recreational centers, etc.). One of the strongest interests and desire throughout the city is for more paved walking trails. Other top priorities included family-oriented recreation options that include additional picnic areas, water parks, playgrounds, and open spaces.

3.1.2 Northwest Open Space Plan

As part of the adopted 2005 Northwest Las Vegas Open Space Plan, a statistically valid Community Attitude and Interest Survey was conducted to establish priorities for the planning of parks, trails, open space areas, and outdoor recreation facilities within Northwest Las Vegas. The survey was conducted by ETC Leisure Vision of Olathe, KS and generated a return with a margin of error below 4%.

Specific goals of the survey respondents covered many interests and needs. All of the following were listed as needs by more than 60% of those surveyed (ordered by popularity): walking and biking, trails, habitat for wildlife, natural area preservation, neighborhood parks, cultural facilities, picnic areas, and large community parks.

As part of the planning process for the Northwest Open Space Plan, public workshops also were conducted that served to provide significant input that supported large, multi-use community parks and more walking and equestrian trails. More trail opportunities and connectivity between parks and neighborhoods were needs expressed by community residents.

3.1.3 Northwest Las Vegas Equestrian Park Master Plan

Community support for a new and improved equestrian park in Northwest Las Vegas comes from the lack of a high quality facility in the Las Vegas Valley and the large number of horse owners in the Northwest Las Vegas. A master plan completed by the City in 2006 showed that there is support for additional equestrian trails due to a lack of places to ride within the Valley. The majority of horse owners used their horses for pleasure and trail riding and event showing. Respondents indicated that the facilities they would use most are outdoor practice areas, climate controlled arena, covered show arena, and an extensive trail network.

3.1.4 Ward 6 results from City Leisure Services Survey

Responses from the City of Las Vegas Leisure Services Survey for Ward 6, where Floyd Lamb Park is located, were specifically defined. Top priorities for Ward 6 residents include building new parks and upgrading/maintaining existing parks. Those **who do not** use parks said that they don't because current parks are not located close to where they live, or because they don't know where parks in Ward 6 are located. An overwhelming 82% of Ward 6 respondents indicated they wanted new outdoor park and recreation facilities, specifically community areas, sports fields, cultural facilities, and tennis courts.

3.1.5 State Parks Survey (Floyd Lamb)

The State of Nevada conducted a statewide parks survey which provides information specific to the access and use of Floyd Lamb Park. A high percentage of those surveyed go to the Park to either picnic, fish, relax outdoors, or hike/walk. In terms of facilities used, there were a wide variety of responses with picnic areas and fishing piers ranked highest. The majority of users felt the Park and trails were in at least good condition.

3.1.6 Floyd Lamb Park Master Plan Public Inputs

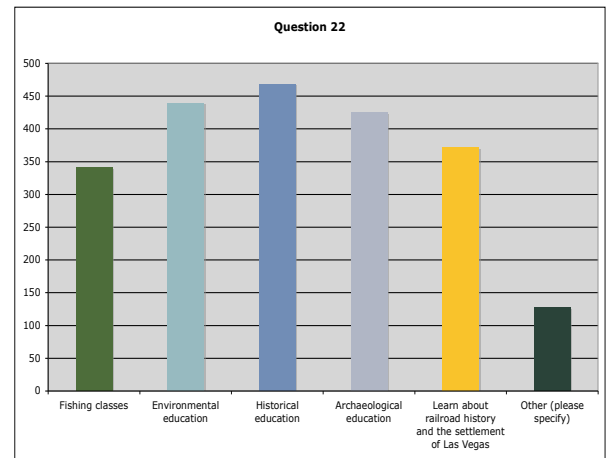
The following summaries come from the master planning process. Questions formulated were specific to interests and desired programs for Floyd Lamb Park. Detailed graphic summaries are found in Appendix B.

Online Survey

More than 800 people completed an online survey, which asked questions pertaining to the core facilities and service of Floyd Lamb Park. When asked what specific facilities should be included in Floyd Lamb Park, hiking trails and picnic areas were the most common responses. Many other facilities requested by approximately half of the respondents include bicycle trails, bird watching areas, fishing areas, free play open fields, historical and cultural interpretation areas, and an archaeological museum and interpretive area. Low responses included new sports fields, RV camping, shuffle board, and Bocci courts. Several programming options were well received including, in order, historical education, environmental education, and archaeological education. The on-line survey contradicts citywide and regional response and interest for sports fields; however it is important to note that this is not a statistically valid survey and a narrow sample of the total city population responded to the on-line survey. A concern was noted in the on-line survey regarding the possible impact that new sports fields would have on adjacent residents.



Ward 6 residents need more outdoor parks, community areas, sports fields and tennis courts.



An on-line survey provided Las Vegas residents the opportunity to share their vision and opinions for the future of Floyd Lamb Park.



Public open house meetings were well attended and provided the residents of Las Vegas with an opportunity to have input into the planning process.

Public Workshop Map Comments

Two public workshops were held during the Park master planning process at which participants were encouraged to make comments directly on maps provided. A wide variety of ideas and issues were conveyed. Common responses included a need to protect the landscape (geology, native plants and animals, etc.), a desire for more trails including mountain biking and equestrian facilities, a desire for pedestrian neighborhood access, and concerns about the lack of active park facilities, including lighted ballfields. There was also concern voiced concerning the impact of a sports park on adjacent residential property. A strong desire for protection of the history and nature of the area was also expressed. Several comments also focused on the need for specialized recreational facilities such as an amphitheater, archaeological and museum building, and the restoration of the historic Tule Springs Ranch. A new entranceway into the park was also defined as important.

Comment Forms

In addition to comments on the maps, written comment forms were also distributed and collected during the public workshops. The key finding from these comment forms is that equestrian and hiking trails were the most desired facilities within the Park. Other facility interests included bicycle trails, picnic areas, historic and cultural interpretation, and community gardens.

3.1.7 Summary of Inputs

Citywide and local planning processes and surveys have all demonstrated that the majority of respondents support additional open space, park and recreational facilities. There is emphatic interest in walking, biking and equestrian trails, natural area protection, passive open space activities, cultural and historic interpretive spaces, and sports fields. Comments from some residents adjacent to the Park were negative with respect to the location of sports fields because of their potential impact (traffic, noise, and nighttime lighting), and not because of a lack of desire to enjoy sports fields. This consideration and all interests and desires provide valuable input and the basis for a design development program for the Park.

3.2 Alternative Development Concepts

Three alternative development concepts were produced as a result of feedback and input from the Technical Advisory Committee, the Citizens Advisory Committee, the City of Las Vegas, the State of Nevada Parks, the on-line public survey, and the sources outlined in the beginning of this chapter. The alternatives vary in increasing amounts of development beginning with Alternative A – ‘As Is’ which focuses on improvements to existing facilities. Alternative B – ‘Enhanced’ Park includes all elements of Alternative A plus additional development. Alternative C – ‘Fully Developed’ Park includes all of Alternatives A, B, plus additional development and represents the most “developed” alternative for the Park.

The following text describes each of these “alternatives” in greater detail. Each alternative was reviewed by the public and project citizens and technical committees, and an agreed upon ‘Preferred Alternative’ and park design program was developed and is summarized at the end of this chapter.

3.3 Alternative A - ‘As Is’ Park

Floyd Lamb Park has a wealth of existing historical resources and passive recreational opportunities. Alternative A the ‘As Is’ Park focuses on enhancing the existing facilities of the park, improving vehicular circulation around the Park Core, and providing additional picnicking facilities and camping opportunities.

3.3.1 Loop Road

A road will be extended to make a loop by continuing around the eastern edge of the Park Core Area. This road will improve vehicular circulation by directing traffic around the Park Core, instead of requiring traffic to double back the same way traveled in. The new loop will also provide access to additional picnic areas and proposed camping areas.

3.3.2 Historical Building Improvements

Twenty three structures within the Park Core area are on the National Historic Registry (see chart at right). A survey of the existing structures, including studying ADA accessibility issues, structural integrity, and historical accuracy of renovations deemed necessary should be conducted. At a minimum, the historical structures could be improved to allow self-guided tours of the former Tule Springs Ranch to allow visitors to experience the ranch lifestyle.



Historic Structures. 23 Structures (listed below) are on the National Historic Registry and include the Water Tower (top) and the Spring House and Well (middle).

Caretaker's House
Machine Building - Firehouse
Office and Stables
(2) Stables
(4) Sheds
Adobe Hut
Tennis Court
Foreman's House
Guest House
Pump House
Duplex
Root Cellar
Swimming Pool
Bath House
Generator Building
Water Tower
Spring House and Well
Power House
Hay Barn



Group picnics. *Group picnics are a popular attraction to Floyd Lamb Park as well as a potential revenue generator if more areas are developed.*



Camping. *Currently, camping is only permitted by a special use permit; however, if properly designed, camping areas could provide safe and desirable places for visitors to camp and enjoy the night sky views from the Park.*

“Yee-Haw!” *A group of young equestrians enjoy a guided trail ride through Floyd Lamb Park.*



3.3.3 Additional Group Picnic Areas

Group picnic areas can be added in several locations providing accommodation for up to 500 visitors. This is possible by utilizing the new Loop Road and existing picnic area parking.

3.3.4 Overnight Camping

The views of the night sky are worth experiencing at Floyd Lamb Park. Since activities after dusk are not currently supported, overnight camping is an optional activity for consideration. If allowed, camping would require additional park staff hours to patrol campsites. Individual and group camping areas could be proposed around the loop road in areas which can be easily patrolled by staff.

3.3.5 Hiking Trails

In order to preserve the existing vegetation in Floyd Lamb Park, non-motorized traffic should be concentrated along the formalized trails. Additional hiking trails are proposed throughout and connecting the Environmental Enhancement areas.

3.3.6 Equestrian Trails and Comfort Stations

The future Northwest Equestrian Park will provide first-class equestrian facilities and miles of cross-country equestrian trails. Additional equestrian trails are recommended within Floyd Lamb Park to connect the future Northwest Equestrian Park in the east with the Park Core in the west. Equestrian comfort station should be located at intervals, with adjacent shade structures, water, and trail map distribution boxes installed.

3.3.7 Environmental Enhancement Areas

Two environmental enhancement areas are proposed which will include flood detention structures and amenities such as trails, native and adaptive vegetation with interpretive signage. The north EEA has approximately a fifty-acre footprint and the south EEA has approximately a one hundred-acre footprint.



3.3.8 The Northwest Equestrian Park

The existing horse stable and riding facilities at Floyd Lamb Park may eventually be incorporated into the Northwest Equestrian Park. The new equestrian park will be a first-class facility that may include future boarding capabilities.

3.3.9 Exterior Trail Connections

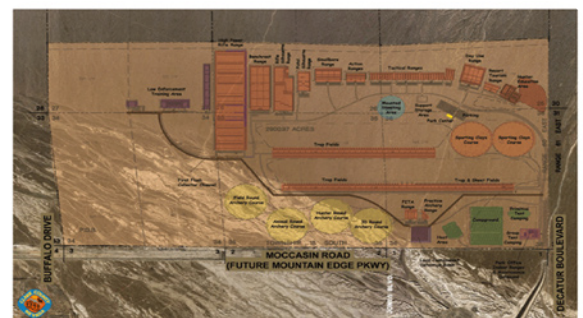
The Northwest Trails Plan detailed a network of existing and proposed equestrian and pedestrian trails around Northwest Las Vegas. All of the alternatives for the Floyd Lamb Park include connections to these trails as well as connections to the Las Vegas Wash and the Clark County Shooting Park.

3.3.10 Relocate Existing Trap Shooting Range

The proposed Clark County Shooting Park will be a world-class shooting facility located adjacent to Floyd Lamb Park along the northeastern park boundary. It is recommended that the existing Trap Shooting Range (home to the Las Vegas Gun Club) be relocated to the Clark County Shooting Range. Given that Northwest Las Vegas has changed so much during the past decade, it is reasoned that the Clark County facility is a better host for the Gun Club and associated activities.

Northwest Equestrian Park. Designed as a first-class horse facility, the future Northwest Equestrian Park will host events as well as provide boarding and cross country trails connecting to other proposed equestrian trails throughout and surrounding the Park. Photo courtesy of City of Las Vegas.

Skeet and trap shooting facilities are proposed to be relocated to the new Clark County Shooting Range.



CLARK COUNTY SPORT SHOOTING PARK
CONCEPTUAL MASTER PLAN

Photo: www.co.c.ark.nv.us/parks/ShootingPark
Clark County Parks & Recreation website

ALTERNATIVE A: 'AS IS'

Note: The numbers on the map (facing page) correspond with the following facilities described in the previous pages.

- 1 LOOP ROAD
- 2 HISTORICAL BUILDING IMPROVEMENTS
- 3 ADDITIONAL GROUP PICNIC AREAS
- 4 CAMPING (GROUP AND INDIVIDUAL)
- 5 HIKING TRAILS
- 6 EQUESTRIAN TRAILS AND COMFORT STATIONS
- 7 ENVIRONMENTAL ENHANCEMENT AREAS
- 8 THE NORTHWEST EQUESTRIAN PARK
- 9 EXTERIOR TRAIL CONNECTIONS
- 10 RELOCATE EXISTING TRAP SHOOTING RANGE

3.4 *Alternative B - 'Enhanced Park'*

Alternative B development concept includes all improvements from Alternative 'A' and continues with a focus on additional environmental enhancement. Alternative B provides more recreational amenities and preserves archaeological resources throughout the Park.

3.4.1 *New Park Entrance*

A new and improved Park entrance would provide a more direct and visible entry way to Foyd Lamb Park, raising awareness of the Park and its amenities. The new entrance aligns with Iron Mountain Road and connects to the Loop Road proposed in Alternative A. A new entrance gate and gatehouse structure are also recommended. Enhancements to the existing entrance will be inspired by the old ranch entrance.

3.4.2 *Archaeological Museum*

Floyd Lamb Park, as a result of its location on the former Tule Springs, has potentially very valuable archaeological resources located throughout the site. An archaeological museum would provide the venue to showcase these resources and provide educational opportunities for student groups and visitors. The museum could be a part of a larger visitor center at the Park.

3.4.3 *Mountain Bike Facility (Non-Motorized)*

The topography of the Floyd Lamb Park lends itself to off-road non-motorized biking. With the spectacular views of the Sheep and Spring Mountain Ranges in the distance, bikers would enjoy exercise and visual amenities while traversing Floyd Lamb Park.

3.4.4 *Ecosystem Restoration/Enhancement*

The unique desert habitat is diminishing in the rapidly developing Las Vegas Valley. Ecosystem restoration and enhancement is proposed adjacent to both Environmental Enhancement Areas, providing a corridor for wildlife and for visitors to learn about environmental stewardship.



Historic Entrance. The former entrance to the Tule Springs Ranch gives inspiration for a new Park entrance.



Archaeological Museum. Photo courtesy of Anasazi Heritage Center, Dolores, CO.



Non-motorized cycling. A mountain bike trail system is proposed west and south of the Park Core area.



Ecosystem Enhancement. Non-profit organizations can often provide volunteer labor for planting and maintenance.

ALTERNATIVE B: 'ENHANCED PARK'

Note: The numbers on the map (facing page) correspond with the following facilities described in the previous pages.

- 
- 1 LOOP ROAD
 - 2 HISTORICAL BUILDING IMPROVEMENTS
 - 3 ADDITIONAL GROUP PICNIC AREAS
 - 4 CAMPING (GROUP AND INDIVIDUAL)
 - 5 HIKING TRAILS
 - 6 EQUESTRIAN TRAILS AND COMFORT STATIONS
 - 7 ENVIRONMENTAL ENHANCEMENT AREAS
 - 8 THE NORTHWEST EQUESTRIAN PARK
 - 9 EXTERIOR TRAIL CONNECTIONS
 - 10 RELOCATE EXISTING TRAP SHOOTING RANGE
 - 11 NEW PARK ENTRANCE
 - 12 ARCHAEOLOGICAL MUSEUM
 - 13 MOUNTAIN BIKE FACILITY (NON-MOTORIZED)
 - 14 ECOSYSTEM RESTORATION/ENHANCEMENT

3.5 *Alternative C - ‘Fully Developed Park’*

Alternative C includes all improvements from Alternatives ‘A’ and ‘B’. It celebrates Las Vegas Railroad History and provides an additional water feature as an amenity.

3.5.1 *Lake and Amphitheater*

A proposed fresh water lake and amphitheater would provide Northwest Las Vegas residents with a unique venue for outdoor entertainment. Individual and group camping, along with fishing would be provided around the lake. The orientation of the amphitheater would project performance sound toward the interior of the Park.

3.5.2 *Miniature Railroad Park*

The Las Vegas Railroad Society fully supports the development of a family oriented miniature railroad park. This park is envisioned to host miniature trains departing from a depot building, which includes a railroad museum, a banquet room, and support facilities. Railroad village shops and homes will line the railroad tracks, which are designed to meander through existing canyons in the landscape.

3.5.3 *Nevada Power Substation*

The State of Nevada proposes a five-acre substation, at the corner of Iron Mountain Road and Rainbow Boulevard, stubbed from the main power arterial along Moccasin Road, to provide power to the surrounding development.

3.5.4 *Sports Field Complex*

Northwest Las Vegas has been one of the fastest growing areas of the city, county, region, and nation for the past decade. The city recognizes the need to provide traditional park and recreational facilities within the proposed Northwest Las Vegas Cultural Park. The City feels that an opportunity exists within the BLM leased lands to meet traditional passive and active recreation needs for Northwest residents. As such, this alternative proposes the future development of a “sports field” complex that will provide for both child and adult league facilities, including baseball, softball, soccer, lacrosse and other related activities.

3.5.5 *Boundary Fence/Landscape*

Due to the suburbanization of Northwest Las Vegas, the Floyd Lamb Park property is now surrounded by residential neighborhoods. There is a need to both delineate and protect the Park property and facilities.



Amphitheater. An amphitheater tucked into the “canyon” regions of the Park would provide a unique venue for outdoor entertainment while also buffering it from the surrounding residential neighborhoods.



“All Aboard!” People of all ages enjoy a train ride aboard a steam engine train in a railroad park. A full array of events would be programmed including educational events and classes for students and the public as well as holiday celebrations.

Defined Park boundary. A formal edge of fencing and landscape would provide a delineation between Floyd Lamb Park and the adjacent properties while protecting the resources of the Park.



ALTERNATIVE C: 'FULLY DEVELOPED PARK'

Note: The numbers on the map (facing page) correspond with the following facilities described in the previous pages.

- 1 LOOP ROAD
- 2 HISTORICAL BUILDING IMPROVEMENTS
- 3 ADDITIONAL GROUP PICNIC AREAS
- 4 CAMPING (GROUP AND INDIVIDUAL)
- 5 HIKING TRAILS
- 6 EQUESTRIAN TRAILS AND COMFORT STATIONS
- 7 ENVIRONMENTAL ENHANCEMENT AREAS
- 8 THE NORTHWEST EQUESTRIAN PARK
- 9 EXTERIOR TRAIL CONNECTIONS
- 10 RELOCATE EXISTING TRAP SHOOTING RANGE
- 11 NEW PARK ENTRANCE
- 12 ARCHAEOLOGICAL MUSEUM
- 13 MOUNTAIN BIKE FACILITY (NON-MOTORIZED)
- 14 ECOSYSTEM RESTORATION/ENHANCEMENT
- 15 LAKE AND AMPHITHEATER
- 16 MINIATURE RAILROAD PARK
- 17 NEVADA POWER SUBSTATION
- 18 SPORTS FIELD COMPLEX
- 19 BOUNDARY FENCE/LANDSCAPE

3.5 Summary and Recommended Program

At a public open house workshop in August 2006 the citizens of Las Vegas were provided an opportunity to comment on each alternative. Additionally, meetings with the citizens advisory and technical review committess were held and the alternatives were presented and discussed. Finally, the State of Nevada parks staff and city of Las Vegas staff reviewed each alternative. Using the feedback from these meetings, a recommended design program and Preferred Alternative for Floyd Lamb Park was developed. It incorporates the following project elements:

- 1) New Park Entrance
- 2) Loop Road
- 3) Historic Building Improvements
- 4) Additional Group Picnic Areas
- 5) Expanded Hiking Trails
- 6) Expanded Equestrian Trails and Comfort Stations
- 7) Environmental Enhancement/Stormwater Basins
- 8) Archaeological Museum and Amphitheater
- 9) Non-Motorized, Mountain Bike Facility
- 10) Ecosystem Restoration and Enhancement
- 11) Expanded Lake
- 12) Future Community Park
- 13) Nevada Power Substation
- 14) Boundary Fence and Landscape System

This Preferred Alternative is defined in greater detail within Chapter Four of this Master Plan.

CHAPTER FOUR



PREFERRED ALTERNATIVE

The Preferred Alternative for Floyd Lamb Park defines an ambitious and appropriate program of land conservation, cultural preservation, and recreation facility development. This program responds to the need to conserve and protect the natural and cultural resources of the Park, while at the same time creating more opportunity for public access and enjoyment of these resources.

4.1 Defining the Preferred Alternative

Using the results from public surveys, public open house meetings, Citizens Advisory Committee meetings and Technical Review Committee meetings, a Preferred Alternative Conservation and Development Plan was prepared for Floyd Lamb Park. The Preferred Alternative addresses and resolves stipulations that are defined within the Transfer Agreement between the State of Nevada and City of Las Vegas. This Preferred Alternative forms the basis for the Floyd Lamb Park Master Plan and is described in greater detail on the following pages of this chapter.

4.2 The Preferred Alternative Improvements

The Preferred Alternative improvements are divided into the three main categories of the Master Plan: Land Conservation, Cultural Preservation, and Passive Recreation.

4.2.1 Land Conservation Plan

One of the primary goals of Floyd Lamb Park is the conservation of undeveloped land both within the Park boundary, as well as throughout the BLM R&PP leased lands. Land conservation is not an improvement in the usual sense, but a method for protecting native desert ecosystem and Park resources. The desert landscape found throughout the Park is a threatened and diminishing resource as development encroaches from almost every edge of the Park. Therefore, the desert ecosystem found within the Park should be conserved wherever possible to yield the greatest sustainable benefit to wildlife and visitors. The primary land conservation areas includes two undeveloped canyon landscapes located in the northwest corner of the Park, just south of Log Cabin Way, and the expansive desert landscape of the R&PP leased lands. A third conservation area would include the enhanced condition of the Park's four existing lakes.

Transfer Agreement. *The stipulations above apply to the agreement between the City of Las Vegas and the State of Nevada.*

1. THE CITY OF LAS VEGAS SHALL PROTECT ALL HISTORICAL AND RECREATIONAL VALUE OF THE PROPERTY.
2. THE CITY SHALL GUARANTEE PUBLIC ACCESS TO THE PROPERTY.
3. THE CITY OF LAS VEGAS AND ANY SUCCESSOR IN TITLE SHALL NOT TRANSFER ANY INTEREST IN THE PROPERTY WITHOUT THE WRITTEN CONSENT OF THE STATE OF NEVADA THROUGH A CONCURRENT RESOLUTION OF THE LEGISLATURE.
4. THE CITY OF LAS VEGAS SHALL USE THE PROPERTY DESCRIBED AS THOSE RECREATIONAL USES THAT HAVE HISTORICALLY BEEN ALLOWED BY THE STATE OF NEVADA, AS EXPANDED TO ALSO INCLUDE FAMILY PLAY FIELDS, GROUP USE, PICNIC AREAS, HIKING AND JOGGING TRAILS, CULTURAL EVENTS, AND OTHER PASSIVE RECREATIONAL USES AS DEFINED BY THE NATIONAL RECREATION AND PARKS ASSOCIATION.
5. IN THE EVENT OF ANY BREACH OF THE FOREGOING RESTRICTIONS, THE PROPERTY SHALL REVERT TO THE STATE OF NEVADA, INCLUDING ALL APPURTENANT WATER RIGHTS.



Floyd Lamb Park Canyons need to be conserved and protected to the greatest extent possible. They are the last remaining remnants of what use to be the Northwest Las Vegas valley landscape.



R&PP Lands will in the future support new equestrian and hiking trails. These trails will be field located in association with the BLM to minimize impact to natural and cultural features.

The Canyons

The unique canyons found in the western edge of the park property, south of Log Cabin Way, will feature pedestrian hiking trails, having a minimal impact on the environment. These lands are home to fragile archaeological resources that should be further studied, conserved and in some situations relocated to a safe facility, such as the proposed Archaeological Museum at Floyd Lamb Park (discussed later in this chapter).

R&PP Lands

The open space of the R&PP leased lands (just over 1,000 of the 1,385 acres are within the Conservation Transfer Area (CTA)) will be conserved “as is” until the Bureau of Land Management study of the CTA is complete (estimated to be a three-year process). This park master plan proposes some future uses and impacts, in the form of trails, to the CTA. The actual trail alignments and location of other facilities are contingent upon the location of sensitive biological and cultural resources, such as endangered plant and animal species and archaeological/historical artifacts. Other proposed future uses for the just over 300 acres of R&PP lands outside the CTA include a community park (uses could include tennis courts, ballfields, tot lots, trails, open space, picnic shelters, restrooms, drinking fountains, etc.), trails, open space and a Nevada Power substation, fall outside of the CTA boundary.

With respect to the CTA lands, BLM is concerned about how the impact of trail use will be mitigated to control dust pollution. It is anticipated that future trails would be field located in consultation with BLM staff. Currently, Utah State University is under contract with the BLM to study the interaction of the adjacent neighborhoods with the R&PP leased lands environment. The exact boundary of the CTA is still undefined. Upon completion of the CTA study, the city will consider the findings and will determine where appropriate trails can be located. This information will be incorporated into this plan at that time.

Improved/Enhanced Lakes

The water quality of the four existing lakes should be assessed as a first step. This study does not include a biological or structural assessment of the lakes, and it is recommended that the City of Las Vegas undertake such a study. The lakes are more than scenic landscape features, they serve as habitat for fish, which are being caught and consumed by the public. The lakes also attract migratory birds. Many of the popular picnic areas are located in proximity to the lakes and since picnicking is the facility that park visitors would most like to see at Floyd Lamb Park the quality and condition of the lakes influences the picnic

experience. The vegetation surrounding the edges of the lakes should continue to enhance wildlife, require little maintenance, and remain sustainable.

4.2.2 Cultural Preservation Plan

Another important goal of Floyd Lamb Park is the preservation of cultural resources, particularly in the Park Core area, which contains much of the historic Tule Springs Ranch buildings and facilities. Cultural preservation improvements deal both with the preservation and restoration of the existing historical and archaeological resources. The primary objective of these improvements is to protect historical resources, provide educational programs, and create an entrance and visitors center that will highlight the Park's cultural heritage.

Historic Building Improvements

The majority of the structures within the Park Core Historic Area are found on the National Register for Historic Places. The improvements to the historic buildings are three-fold. First, most buildings require cosmetic improvements such as painting, refinishing the original knotted pine walls, and potentially restoring the interior building furniture and decorations to those typical of the period. Second, several buildings require structural improvements such as reinforcements to floors and new roofs. Third, all structures and walkways leading to them will need to be professionally studied in order to comply with the Americans with Disabilities Act that addresses the issue of public access and use. At a minimum, the City of Las Vegas will need to determine which structures should be improved to enable Park visitors to explore the interior and experience the ranch lifestyle typical of the Tule Springs Ranch. This master plan did not include an extensive structural or historic preservation survey of these buildings. The City will need to complete this at a later date.

Educational Programming

Floyd Lamb Park has a wealth of cultural and natural resources for visitors to experience. As the site of the former Tule Springs Ranch, the historical area of the Park Core is home to 23 historic structures used during the working dude ranch era. As requested in the online survey for Floyd Lamb Park, programs such as guided or self-guided tours of the historical area should be offered by the City. Tours guided by volunteers and park staff would provide additional information to Park visitors. Existing signs could be enhanced and new signs could be added to enrich the historical experience for visitors seeking self-guided tours.

The lakes, as unique natural features of the Park, support vari-



Historical renovation. Vallecito Stage Coach Station, County of San Diego, California. Photo Courtesy of Heritage Architecture

Environmental Education. Students gather around to learn outside of the classroom.





Views from the past. Ranch visitors relax outside of the guesthouse. The historical structures could be refurnished with period pieces so visitors can experience the ranch lifestyle.

***Archaeological Museum.** An archaeological museum is proposed as part of the Visitors Center at the future Floyd Lamb Park. Photo courtesy of the Anasazi Heritage Museum in Colorado*



ous native and adapted vegetation and wildlife. Fishing classes should continue to be offered. Bird watching is one of the most desired activities at Floyd Lamb Park. Bird watching could be enhanced with more educational signage located at specific habitat sites around the lakes to raise awareness of the types of species that migrate to and from the Park, as well as those species that reside full time within an around the Park.

In general, educational and interpretive signage should be improved by supplementing signs with additional information located at a height easily read by children, adults, and visitors in wheelchairs. Existing signage noting specific vegetation is located at ground level that is easy to maintain, but difficult to read.

A proposed Visitor Center Conceptual Plan, produced in 1996 by the State of Nevada, suggested four possible themes of historic interpretation for the Park Core landscape:

- 1) ***Divorce, American Style:*** The changing attitudes toward divorce in America, the role of Nevada in the divorce laws, how Nevada's economy was affected.
- 2) ***The Rise and Fall of Nevada Divorce Ranches:*** The fashionable divorce phenomenon, amenities of the desert "divorce ranch", and high-profile divorces.
- 3) ***The History of Tule Springs Ranch:*** Trace the history of Tule Springs Ranch from Paiute Indians to working ranch, to divorce ranch to state park.
- 4) ***The Ranch Experience:*** The experience of living on the ranch while waiting out the brief period of residency required for a Nevada divorce.

In addition to these themes, this master plan also advocates more interpretation of the native desert ecosystem and the habitat that has been created during the past 70 years of human development surrounding Tule Springs.

Visitors Center / Archaeological Museum

Floyd Lamb Park does not currently have a visitor's center or centrally located building for groups to gather to visit the Park. The 1987 Master Plan recommended rehabilitating the historic Hay Barn to serve as a Special Events Center. The 1996 Visitor Center Conceptual Plan recommended using the existing historic Foreman's house as the Visitor Center. Both of these options would be costly to implement due to structural and ADA renovations required to make the buildings usable. Also, both of these buildings are located on the far side of the historic area (in relation to the park entrance) and are not easily visible

upon entering the park.

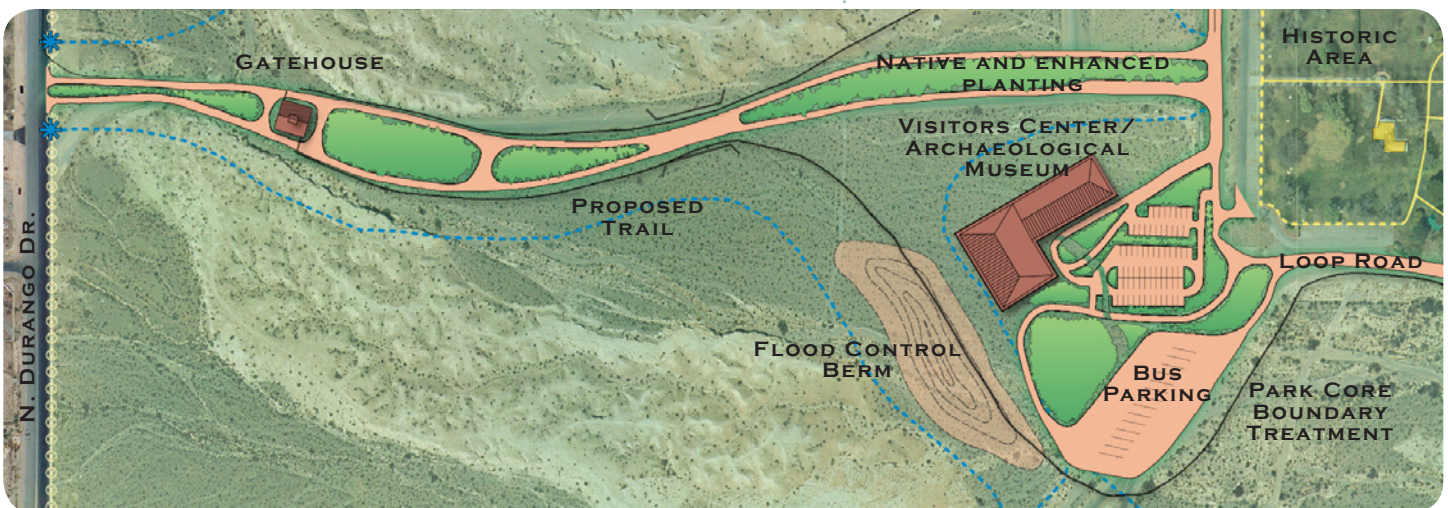
This master plan recommends the construction of a new 5,000 square foot Visitor's Center, prominently located at the intersection of a new main entrance road and the Park loop road. Visitors to the new building would be able to obtain orientation and wayfinding information about the Park, obtain information about the cultural history of the Tule Springs Ranch, and could begin tours of the historic area. The City of Las Vegas should commission an architectural firm to develop a specific design for this proposed visitor's center and its support facilities, such as parking. The visitor's center should be staffed by City employees and/or volunteers who are knowledgeable and passionate about the Park and the historic Tule Springs Ranch.

An Archaeological Museum is proposed as a joint use within the Visitor's Center to showcase the archaeological resources found throughout the Park property and within the R&PP leased lands. Currently, archaeological artifacts are transferred to an out-of-state museum for documentation and preservation. A local museum would provide a venue for displaying these artifacts, thus raising awareness of the archaeological resources within and surrounding the Park. To accommodate groups, a shade structure area is proposed on the east side of the Visitor's Center, providing space for groups to comfortably gather and picnic. Finally, a public art display is recommended in front of the building, viewable from the entrance road.

4.2.3 Recreation Facilities

The majority of the Park's proposed physical improvements include passive recreation. Passive recreation refers to uses that involve limited physical activity (walking, bird watching, picnicking, horseback riding, etc.) Passive recreation emphasizes the open-space aspects of the Park. Recommended "improve-

The Main Entrance. The entrance road provides a scenic approach to Floyd Lamb Park from Durango Drive. The Visitors Center/Archaeological Museum is located at a prominent location at the intersection of the entrance road and the loop road.



Entrance Gatehouse. *The proposed entrance gatehouse is designed in the same architectural style as the historic ranch buildings and closely resembles the iconic water tower structure.*



Equestrian crossing of Durango Road *is needed to provide safe access from neighborhoods west of the Park.*

ments” are described on the following pages in accordance with their location in the Park.

New Park Main Entrance

First, a new main entrance into Floyd Lamb Park is proposed to be located north of the current entrance road, off of North Durango Drive at Iron Mountain Road. This new main entrance offers better visual connection and wayfinding for Park visitors and would include a scenic meandering, divided parkway-style road and iconic gatehouse. The alignment of the new entrance road roughly follows the former entrance road to the historic Tule Springs Ranch. The divided and meandering road helps to control traffic and allows room for ample native vegetation within the median, which will again enhance the approach experience to the Park.

The gatehouse is designed in the same architectural style as the historic Tule Springs Ranch structures. Since the historic water tower is the most iconic structure of the Park Core Area, a miniature replica of the water tower is proposed as part of the guardhouse so that visitors have a visual preview of what is in store for them within the Park. The guardhouse also allows Park staff to control access to the Park Core through the only vehicular access point in the Park Core boundary treatment. The guardhouse should house Park staff at all times the park is open to the public.

Flooding is also an issue affecting the proposed new main entrance as the frequent flooding at the current entrance often causing the road to be impassable during heavy rainstorms. Water currently flows east along Maggie Lane, south down North Durango Drive, and back east along Brent Lane. A large culvert is proposed underneath the new main entrance road, however, further flood studies by an qualified engineer should be conducted to adequately size and position the storm drainage culvert.

The volume and speed of traffic along North Durango is another an issue affecting both vehicular and equestrian visitors to the park. Crossing North Durango on horseback to get into the Park is currently almost impossible. Access across Durango is a desired route of travel to the park from the large estate lots west of the Park. Many current residents in this area of Las Vegas moved here specifically to have access to the trails in the Park. The city of Las Vegas will need to conduct a traffic study that examines equestrian and pedestrian access along the west side of Floyd Lamb Park including the following roads: North

Durango Drive, Maggie Lane, Iron Mountain Road and other roads affecting traffic along North Durango Drive.

Park Core II Improvements

Improvements in the Park Core II area include a loop road, two new lakes, additional picnic and parking areas, potential future group camping areas, and the park core and park perimeter boundary treatments.

Loop Road

This plan recommends the completion of a loop road around the Park Core II area. This proposed road would be a meandering, two-lane road that would improve vehicular circulation by directing traffic around the Park Core. The Loop Road connects to the existing access road that ends at the Grove Group Picnic Area at the north of the Park Core. The proposed new lake, camping, and picnic facilities can be accessed from this new Loop Road.

Lake and Facilities

Two lakes are proposed on either side of the Loop Road just east of the existing Mulberry Lake. These lakes add to the “desert oasis” appeal of Floyd Lamb and provide additional locations for picnicking and fishing and potential future group camping. Since the visitation to the Park continues to increase, these additional facilities will meet the need for additional capacity within the Park.

Group picnic facilities for 650 additional people is recommended with picnic shelters on either side of the existing group picnic area just east of Mulberry Lake as well as at the northwest corner of the North Environmental Enhancement Area. Additional single picnic tables are scattered throughout the vicinity of the two new lakes. The high demand for picnic areas for special events such as weddings, receptions, company picnics, family reunions, and scout troops, validates the additional proposed picnic facilities. Parking is expanded to accommodate additional group and individual picnic areas and is accessible from the loop road.

An area proposed for future group camping is located south of the two lakes. Although specific design of camping facilities is not proposed at this time, Floyd Lamb Park has a unique experience available to overnight visitors. Further study of group camping design should be prepared. A handicap accessible fishing pier is recommended for each lake allowing fishermen of all abilities to enjoy lake fishing.

Park Core Boundary Treatment

CHAPTER FOUR: PREFERRED ALTERNATIVE



Loop Road cross-section. The proposed loop road enables park visitors to drive completely around the Park Core and provides access to additional picnic, fishing, and hiking facilities. Note the proposed Park Core Boundary Treatment at right.



The lakes at Floyd Lamb Park will be expanded to accommodate future use. They need to be studied for structural and habitat sufficiency.



Expanded group picnic facilities will need to be constructed to support increased future use.



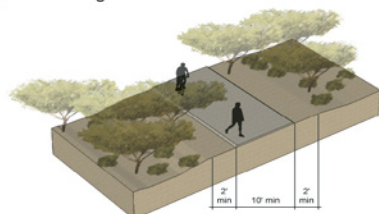
Defining Edges. *The proposed Park Core Boundary Treatment (above) includes an impermeable fence, low vegetation and the occasional boulder. The Park Perimeter Boundary Treatment (below) is a more open edge and includes vegetation, berms, and boulders intended to prevent undesired vehicular access. Neighborhood access will be provided at designated locations.*



Unpaved Equestrian Trail



Unpaved "Hiking" Trail



Paved Hike / Bike Trail

Equestrian and hiking trails will be added throughout Floyd Lamb Park to increase access and improve circulation.

In order to maintain the quality of the Park Core facilities and protect the safety of visitors, a secure boundary is proposed around the Park Core. This boundary is proposed to be a combination of a durable fence and low-growing vegetation, that is in keeping with the historic Tule Springs Ranch architecture, allowing for views in and out of the Park Core while channeling access through the entry guardhouse. It should be understood that areas outside of the Park Core II boundary, including trails, would be maintained as free access for use by local residents and Park visitors.

Park Perimeter Boundary Treatment

Currently, the boundary of Floyd Lamb Park is not clearly delineated. There is lots of encroachment occurring along with illegal dumping and off-road vehicle use. The Park must have a more defined boundary that allows views into the Park but limits undesirable vehicular access. A system of earthen berms, rocks, trees, and low-growing vegetation is proposed as a perimeter boundary treatment around the entire Floyd Lamb Park property. This boundary serves as a limited physical barrier prohibiting undesirable activities. Signs and openings in the barriers will delineate specific locations for neighborhood equestrian access.

Park Core III: Trails

More than twenty miles of trail are proposed throughout Floyd Lamb Park property and the R&PP lands. These trails will connect to surrounding residential neighborhoods as well as to the planned Northwest Equestrian Park, mountain biking trails, and hiking trails within the Environmental Enhancement Areas. The trail system within the Park boundary also connects to a number of trails proposed in the City of Las Vegas Master Plan Recreation Trails Element (revised 2005) and the Northwest Open Space Plan.

Hiking Trails

Hiking trails are a highly desired facility for Floyd Lamb Park. More than ten miles of pedestrian trails are recommended in this plan to provide for safe and efficient access throughout Floyd Lamb Park. This network of trails includes sidewalks within the Historic Area, trails through the canyons in the northwest area of the Park and local access trails to and from adjacent residential neighborhoods. The majority of the pedestrian trails will be 6' wide compacted gravel or asphalt surface. Some of the existing concrete sidewalks within the Historic Area may need to be improved to meet ADA requirements.

Equestrian Trails

More than six miles of equestrian trails are proposed along the perimeter of the Park. Interior trail routes within the R&PP lands would be in addition to this total mileage, and will be field located after sensitive existing resources are protected. These 10' wide decomposed granite trails connect to the cross-country equestrian trail system at the planned Northwest Equestrian Park. Residents can access the Park on horseback at various locations without passing through the Park guardhouse and paying an entrance fee (in other words, trail use outside the Park core boundary is free of charge). However, if a Park visitor needs to trailer their horse into the Park, they must enter through the guardhouse, pay an entry fee and park in the designated horse trailer parking area. An equestrian comfort station is proposed at the northwest corner of the park boundary along the future Moccasin Road alignment. This comfort station will provide water, a shade structure, and informative signage for the equestrian trails. The existing comfort station that was built by equestrian volunteers will remain in its current location and improved as necessary to meet the needs of equestrians.

Recreational Bike Trails

A recreational, off-road bike park is proposed in the northwest corner of the Park with a separate parking lot and shaded areas for visitors. The bike park trail system traverses a series of large mounds that would be constructed of on-site fill that is leftover from the construction of the Environmental Enhancement Areas. Visitors must pass through the main entrance and pay an entry fee to access the bike park.

Future Las Vegas Community Park

A new city park is proposed to be located at the corner of Iron Mountain, Horse and Rainbow on property that is currently included within the R&PP leased lands and is outside the formal boundary of Floyd Lamb Park. This is one of the more controversial aspects of this master plan due to objections from residents of neighboring subdivisions who feel that the a park could devalue their land and will create more congestion on local roads. A new park is one of the highest need facilities for Northwest Las Vegas and the City has been looking for the right kind of land to support such a facility. The city has decided to defer the composition and design of the park to a later time, but reserves the location as the preferred site for a future city park.

Future use and design of this park will include participation of adjoining, adjacent, and contiguous property owners and homeowners. The existing RNP (Rural Neighborhood Preser-

CHAPTER FOUR: PREFERRED ALTERNATIVE



Nice day for a ride. New off-road bicycle trails will be added to Floyd Lamb Park to respond to an increasing interest and need for this activity.



Northwest Las Vegas needs more active recreation sports fields. It is becoming more difficult to find suitable locations for these fields. The Park master plan includes a site for a new Las Vegas park.



Environmental Enhancement Areas are designed both to detain stormwater during heavy rainstorm events, and support recreational activities, including trails.

Environmental Enhancement Areas will provide recreational amenities as well as provide much needed flood control for the Northwest Las Vegas valley.



vation) neighborhoods east of the Future Community Park will be maintained by providing sufficient buffer zones separating the RNP neighborhood areas from the Future Community Park, and by designing park entrance roads that direct traffic flow away from those RNP areas.

The volume and speed of traffic along Horse Drive, North Torrey Pines, and Iron Mountain Road is another issue affecting both the vehicular and equestrian visitors to this Future Community Park. Crossing Horse Drive, North Torrey Pines, and Iron Mountain Road on horseback to get into the proposed Future Community Park and Floyd Lamb Park equestrian trail systems could present a serious future problem. Access across North Torrey Pines and Horse Drive is a desired route of vehicular travel to the Future Community Park from large estate lots east of the Future Community Park. Many current residents of this area of Las Vegas moved there specifically to have access to the trails in the Floyd Lamb Park and the adjoining open space land. The city of Las Vegas will conduct a traffic study that examines equestrian and pedestrian access along the West, East and South side of the Future Community Park during the design phase.

Environmental Enhancement Areas (EEAs)

The environmental enhancement areas offer recreational amenities, provide educational opportunities, utilize native and adaptive vegetation, and serve as regional stormwater detention basins. The EEA designs shown in this master plan are preliminary and the City of Las Vegas and the Clark County Flood Control District (CCFCD) are currently working with consultants to design these flood control basins so that they serve as recreational amenities for the public. The City of Las Vegas is coordinating the design effort and will continue to work with CCFCD and the consultants to finalize the design after the Floyd Lamb Park master planning process concludes.

First and foremost the EEAs are natural and recreational amenities for the Park. They provide recreational trails, multiple picnic areas, benches, shade structures, wildlife habitat, educational signage, and a Memorial Garden (proposed just outside of the South EEA). Educational signage is recommended throughout the EEAs to describe native and adaptive vegetation, wildlife, and to describe how the EEAs function as flood control devices. One of the goals of educational signage is to raise awareness of the park visitor's surroundings and hopefully encourage environmental stewardship.

The EEA's provide opportunities for enhancing both native and adaptive vegetation within Floyd Lamb Park that in turn can contribute to wildlife habitat. Installing conservation plant material from the nearby Division of Forestry Nursery and including information about the sources of plant material in the educational signage would be one more way of raising awareness of the park visitor's surroundings.

Finally, the EEA's serve as important flood control devices for Northwest Las Vegas. Due to increased residential development, Floyd Lamb Park suffers flood damage during heavy rainstorm events. Simply put, the proposed EEA's will detain storm water overflow that is no longer able to percolate into the existing soil naturally. This overflow water can help irrigate newly planted vegetation and in turn help provide additional wildlife habitat. The actual engineered structures can also include provisions for replacing burrowing owl habitat disturbed during construction.

Brent (South) Environmental Enhancement Area

The South EEA covers the largest land area impacting approximately 100 acres within the park boundary. As a result it also offers the greatest amount of recreational amenities, including trails, picnic areas, benches, and shade structures located outside of the 10-year floodplain for safety. A Memorial Tree Garden is proposed in the northwest corner of the South EEA. This garden should be located outside of any potential floodwaters, and is designed to include plaques to commemorate family and loved ones. Access to the South EEA is provided at various neighborhood access points (see Overall Map) and is not restricted by the Park Core Perimeter Boundary.

Tule (North) Environmental Enhancement Area

The North EEA impacts approximately 50 acres within the park boundary and provides pedestrian and equestrian trails running east-west. This EEA is only accessible from one potential neighborhood access point along the north edge of the Silverstone Ranch Golf Course Community.

Critical Municipal Infrastructure

The Nevada Power Company proposes a substation located at the northwest corner of North Rainbow Boulevard and Iron Mountain Road. A transmission line is also proposed running along North Rainbow Boulevard from the future Moccasin Road south to Iron Mountain Road. Nevada Power also plans to provide a transmission line from Moccasin Road to the proposed substation, however, Nevada Power and the Bureau of Land Management are still negotiating the exact location.



Burrowing Owl habitat will be restored and enhanced during the construction of the Environmental Enhancement Areas.

4.3 Removed/Relocated Existing Facilities

Shooting Range

This plan recommends that the existing shooting range in Floyd Lamb Park be removed from its current location, at the conclusion of its current lease at the end of 2008, and relocated to the future Clark County Shooting Park that is north and east of Floyd Lamb Park. The new county shooting park will be located just north of the Moccasin Road and will provide a wide variety of shooting sport activities and law enforcement training (for more information see http://www.co.clark.nv.us/parks/Shooting_Park.htm).

When the existing shooting park is closed down, the City will need to take appropriate action to remove lead from the soil and clean up the site so that it does not become an environmental hazard to the Park. The first step in cleanup will be to hire a consultant to perform a site investigation and develop an environmental remediation plan. Depending on the findings of that plan, contaminants may be either contained on-site or disposed off-site. The site of the existing shooting range would be scheduled to be the future location of the off-road bike park.

Equestrian Concession Facilities

This plan recommends that the existing equestrian concessions and facilities eventually be relocated to the planned Northwest Equestrian Park at a time when the new equine park is ready to receive these operations. The new equestrian park will be a world class facility much better equipped to provide state-of-the-art facilities for equestrians. The new equine park will accommodate equestrian needs and have a specific management strategy separate from that of Floyd Lamb Park.

In the interim, the current equine concessionaire has begun working with the City of Las Vegas Leisure Services to upgrade the equine facilities within Floyd Lamb Park. The City remains open to keeping an equestrian concession within Floyd Lamb Park.

CHAPTER FIVE IMPLEMENTATION

Floyd Lamb Park is unlike any other park resource currently within the real estate portfolio of the City of Las Vegas. As such it can and should be managed and operated in a manner that is different from the City's other park and recreation resources.

5.1 Overview

In the adopted 2005 City of Las Vegas Northwest Open Space Plan, Floyd Lamb Park was considered to be one of the cornerstones of a proposed 2,400-acre regional park, defined in the Open Space Plan as the “*Northwest Las Vegas Cultural Park*.” The other cornerstone property for this proposed *Cultural Park* is the proposed Northwest Las Vegas Equestrian Park, for which a master plan was completed and adopted in June 2006. Both the Floyd Lamb Park and the Equestrian Park offer the City of Las Vegas with a unique opportunity to enter into the realm of parks that charge a gate fee. Other western communities own and operate gate fee based parks, San Diego operates the famous Balboa Park, Los Angeles operates the famed Griffith Park, San Francisco operates Golden Gate Park, and Scottsdale operates the WestWorld park facility.

Operating and managing a gate fee based park will require a unique and different approach for the City of Las Vegas. For Floyd Lamb Park, it is anticipated that the park will contain full-time staff, similar to the City's Neighborhood Centers. The Park will also offer unique landscapes and recreational amenities, including fishing, picnicking and access to an archaeological museum.

This chapter defines the recommended strategies associated with improving Floyd Lamb Park.

5.2 Recommendations and Priorities

The following chart defines the key strategies, actions and priorities for implementing the recommendations of this Master Plan. A complete description of each activity follows the chart.



<u>Activity</u>	<u>Actions Required</u>	<u>Priority</u>
Staff Floyd Lamb Park	City implements staffing plan in order to assume operations of the Park	Phase One
Assume Park Operations	City implements equipment and funding program to assume full operations and management of the Park	Phase One
Implement Conservation of Natural and Cultural Resources	City coordinates with State and Federal agencies to implement resource conservation strategies for Park	Phase One
Resolve CTA issues with BLM and State of Nevada	City to attend meetings and coordinate Park development with CTA goals	Phase One
Conduct structural and habitat investigations of Park lakes	City to employ water resource engineer to conduct assessment of Park lakes	Phase One
Historic buildings survey and management plan	City to employ architecture/engineering firm to conduct survey and plan	Phase One
Relocate Shooting Range	Work with Las Vegas Gun Club on a move to Clark County Shooting Park	Phase One
Prepare Restoration Plan	City to employ consultant to prepare a clean up and remediation plan for shooting range	Phase One
Complete Durango Road Traffic Study	City to complete traffic engineering study concerning safe crossing of Durango Road to the Park	Phase One
Pre-Planning for Environmental Enhancement Areas	City to work with Clark County Flood Control District to complete planning for North and South EEA	Phase One
Pre-Planning for Entrance Road, Loop Road and Parking	City to employ landscape architect and engineer to conduct pre-planning for new park entrance road, park loop road and additional parking	Phase One
Pre-Planning for Visitors Center and Archaeological Museum	City to employ architect team to complete pre-planning for new visitors center and archaeological museum	Phase Two

Signage and Wayfinding	City to employ graphic arts team to prepare signage and wayfinding plan for Park.	Phase Two
Park Perimeter System	City to employ landscape architect to complete pre-planning for Park perimeter fence, landscape treatment	Phase Two
Construct Environmental Enhancement Areas	City to construct North and South Environmental Enhancement Areas per approved designs	Phase Two
Construct Memorial Garden	City to construct new Memorial Garden that is north of the South EEA	Phase Two
Remediate former Shooting Range	City to remediate the Park shooting range after relocation of activity to Clark County Shooting Park	Phase Two
Restore/Rehab Historic Buildings	Per architect recommendations, City to restore historic Park structures and buildings	Phase Two
Clean and restore Park lakes	Per engineers recommendations, City to restore and clean existing lake system	Phase Two
Improve crossing of Durango Road	Per traffic study, make improvements to Durango Road to facilitate better/safer crossing	Phase Two
Construct New Park Entrance Road and Gatehouse	Per approved design, City to install new Park entrance road and new gatehouse	Phase Two
Construct Park Loop Road	Per approved design, City to construct new Park loop road	Phase Two
Pre-Planning New Las Vegas Community Park	City will work with local residents to plan for the development of a new community park on R&PP lands	Phase Three
Pre-Planning Off-Road Bike Park	City to employ landscape architect to layout design for new off-road bike park on site of former shooting range	Phase Three

Pre-Planning Park Trails Network	City to employ landscape architect to layout network of trails that will serve hikers, bikers and equestrians	Phase Three
Construct New Visitors Center/Archaeological Museum	City to build new Park visitors center and archaeological museum per approved design	Phase Three
Construct New Lakes	City to build two new lakes that are south and east of Mulberry Lake	Phase Three
Construct New Park Trails Network	Per approved design, City to construct network of hike, bike and equestrian trails throughout the Park	Phase Three
Construct Off-Road Bike Park	Per approved design, City to construct new off-road bike park	Phase Three
Install Park Signage	Per approved signage and wayfinding design, City to install signage throughout Park	Phase Three
Install Additional Picnic Facilities	City to install new picnic pavillions around newly constructed lakes	Phase Three
Construct New Las Vegas Community Park	Per agreed upon and approved design, City to build new Las Vegas community park	Phase Three

5.3 Activity Description

The ownership, management, conservation and future facility development of Floyd Lamb Park should adhere to the following approach.

5.3.1. Phase One: Transfer and City Operated Park

In phase one of master plan implementation, the primary emphasis for the City will be to successfully complete the transfer of Floyd Lamb Park from the State of Nevada. In order to complete the transfer, the City will have to be prepared to operate and manage the Park, under its current conditions. This will require a capital outlay to purchase equipment and to staff the Park (please see section 5.3 for a more thorough description). Additionally, the City will also need to undertake further planning and design work and prepare for physical improvements in phase two.

The following text describes the activity that should be undertaken.

Phase One Activities

The City will first need to staff the Park and continue to provide the same services that the State of Nevada was providing, including interpretation of natural and cultural elements of the Park.

Staffing the Park

Park staff will need to be on hand to administer current programs within the Park. These include interpretation of the historic Tule Springs Ranch, equestrian rentals, fishing and picnic activities. A more complete listing of staff needed is provided in section 5.3 of this chapter.

Assume full Operations and Management of Park

In order to assume full ownership and operation of the Park, the City will need to acquire equipment and make some nominal improvements to offices and infrastructure. A detailed listing of these costs is described in section 5.3 of this chapter.

Implement Conservation of Natural and Cultural Resources

The City will need to continue to work with the State of Nevada and the Bureau of Land Management, separate from its work on the Conservation Transfer Area plan, to implement conservation and preservation programs that are related to natural and cultural resources found within the Park. These costs are provided to cover materials, staff time, consultant

fees, travel expenses and other costs that are associated with conservation and preservation programs.

Phase One Planning and Assessment

The City of Las Vegas will need to continue additional planning and assessment work in order to better understand the current conditions of key natural resources and structures within the Park.

Resolve CTA with BLM and State of Nevada

The City will need to continue its work with the Bureau of Land Management and State of Nevada to resolve issues associated with the Upper Las Vegas Wash Conservation Transfer Area. Part of the CTA engulfs much of the R&PP leased lands that are east of the Floyd Lamb Park boundary. The City will need to attend meetings, coordinate its efforts of Park operation and management with BLM and refine the development program with BLM to ensure that it is in compliance with the EIS for the CTA.

Conduct Structural and Habitat Investigations of Lake System

The City should employ a water resources engineering firm to conduct a complete assessment of the structural integrity of the Park lakes system. As part of the assessment, efforts should be made to determine the depth of each lake, the amount of water each lake requires to remain at normal capacity, the amount of water that is pumped from underground wells to fill the lake system and the prospects for adding two new lakes as proposed by this master plan. The City should also examine habitat and water quality issues within all lakes and determine methods for improving both resource issues.

Complete Historic Buildings Survey and Management Plan

The City should employ an architectural and engineering firm with experience in historic preservation to conduct a thorough survey of the existing buildings within the Park. The survey should provide a detailed inventory of all structures and should describe a program of preservation and restoration for each structure, along with associated costs. The survey also should address ADA compliance issues for all structures.

Complete Restoration Plan for Park Shooting Range

The City should anticipate the closing and relocation of the existing skeet and trap shooting range and prepare an assessment of what will be necessary to remediate this site. The City should employ a consultant that has experience with lead remediation and prepare a plan that can be used to clean up the site and prepare it for future use as a off-road bicycle park.

Complete Traffic Study for Durango Road

The City should complete a traffic engineering study along Durango Road to determine the best method to facilitate safe pedestrian and equestrian crossing of the roadway. Residents in neighborhoods west of the Park need safe and convenient alternatives for crossing the road.

Phase One Pre-Planning

During the first phase of Park implementation, the City will need to continue pre-planning work on two important capital projects. The first is the design of the north and south environmental enhancement areas. The second is to complete design work for a new Park entrance road and proposed Park loop road.

Complete Pre-Planning of Environmental Enhancement Areas

The design of the north and south environmental enhancement areas is already underway. Louis Berger Group is the lead consulting engineer for the project. The City of Las Vegas and the Clark County Flood Control District are the clients for the completion of the project.

Pre-Planning New Park Entrance Road, Loop Road and Additional Parking

The City should commission a landscape architectural/engineering consultant to complete pre-planning of the new park entrance road, park loop road and associated additional public parking spaces. The entrance road should be designed as a divided parkway with a median in the center. Attention should be given to the intersection of the entrance road with Durango Road to ensure adequate space and sight distance for incoming and exiting traffic. The loop road should be designed in the style of the existing park road system, and provide circular flow around the Park.

5.3.2. Phase Two: Physical Improvements

The second phase of implementation is scheduled for a three-year period and is intended to be a concerted effort to make needed physical improvements to the Park. The amount of capital outlay in this phase of Park development will require the City to partner with different agencies and seek funding assistance. One of the primary sources of funding for capital improvements is envisioned to be the SNPLMA program.

Phase Two Activities

During the second phase of Park stewardship and development, the City will need to continue to staff the Park

and offer programs for visitors. This plan does not make recommendations for expanding programs in this phase, however the City may choose to expand current programs and/or offer new programs as appropriate.

Staffing the Park

The City will continue to provide a full complement of staff, as described in section 5.3 of this chapter.

Continue Park Operations

The City should continue to budget for annual Park operations to cover routine expenses associated with such operations.

Implement Conservation of Natural and Cultural Resources

The City will continue to work with the State of Nevada and the Bureau of Land Management to implement conservation and preservation programs that are related to natural and cultural resources found within the Park. A defined budget should cover materials, staff time, consultant fees, travel expenses and other costs that are associated with conservation and preservation programs.

Phase Two Pre-Planning

Pre-planning services in phase two will focus on three important capital projects. The first is the pre-planning of the visitor's center and archaeological museum. The second is to complete a signage and wayfinding system (and branding) for the Park. The third is to complete pre-planning work for the Park boundary.

Commission Architect to Pre-Plan Visitors Center/ Archaeological Museum

The City should commission an architectural, engineering and landscape architectural team to complete pre-planning for the Park visitor's center, archaeological museum. The team of consultants should demonstrate prior experience with similar facilities. They should be encouraged to design a building that is in keeping with the historic and natural features of the Park.

Prepare Signage and Wayfinding System for Park

The City should commission a graphic arts, architectural and landscape architectural team to prepare a signage and wayfinding system for the Park. The purpose of this system is to brand the identity of the Park for promotion, to provide information to visitors on the location and direction to activity nodes and to provide site descriptions of key landscapes, and historic structures throughout the Park.

Park Boundary Treatment and Neighborhood Access Areas

The City should commission a landscape architectural firm to complete pre-planning for a perimeter boundary treatment and formal neighborhood access areas. The perimeter boundary treatment should include a combination of upright fencing and landscaped berms. The boundary treatment should be designed to reflect the indigenous landscapes of the Park. Neighborhood access areas should provide a formal portal into the Park, with the goal of controlling access and limiting impact to the Park's natural and cultural resources.

Phase Two Construction

Beginning in phase two of Park stewardship and development, the City will begin the process of making physical improvements to Floyd Lamb Park. The following list of construction activities is not ordered in terms of importance. The City will have to prioritize each project based on need, opportunity and funding.

Construct Detention Basins within Environmental Enhancement Areas

The north and south environmental enhancement areas should be ready for construction in this phase of Park development. The amount budgeted has already been addressed by both the City of Las Vegas and Clark County Flood Control District.

Construct Landscape Treatments and Amenities for Environmental Enhancement Areas

Both the City and Clark County Flood Control District have committed financial resources necessary to include significant landscape treatments and amenities within each of the environmental enhancement areas so that the flood detention aspects of the project don't overwhelm the character and appeal of the projects.

Construct Memorial Garden

The City Department of Leisure Services wants to establish a new Memorial Garden within Floyd Lamb Park. The garden will be located at the northwest end of the south environmental enhancement area. Also, the City should consider evaluating the vegetation interpretive signs throughout the park and updating both the plants and signs as necessary.

Close Shooting Range and Perform Remediation

Based on the planning and assessment work completed in phase one, the City will be prepared to close the Park skeet and trap shooting range, relocate these operations to the new Clark County Shooting Park and begin remediation of the former

shooting range. It is unclear exactly how much this will cost to complete. Further definition of costs will be defined from phase one work. The City should be able to receive substantial funding for clean up through the State of Nevada and federal EPA programs. It will require the application for grants.

Complete Historic Preservation and Restoration of Park Buildings

Based on findings of the assessment work completed in phase one, the City will embark on restoration, repair and clean up of historic structures throughout the Park. It is unclear exactly how much this will cost the City, and these costs will not be known until the historic survey work has been completed. The City should be able to obtain partner funding from the State of Nevada and through the SNPLMA program to complete restoration improvements.

Complete Cleanup of Existing Lakes

Based on the assessment report completed in phase one, the City will undertake a program of remediation, clean up and repair to the existing lakes within the Park. The City should be eligible to have portions of this work funded through the State of Nevada and the EPA 319 program. Again, specific costs are not clearly known at this point in time.

Study Crossing of Durango Road

Based on the traffic study completed in phase one, a specific program of improvements should be defined and constructed by the City to facilitate a safe and convenience crossing of Durango Road.

Construct New Park Entrance Road and Gatehouse

The design of the new park entrance road and gatehouse should be completed during the first part of this phase; meaning that construction should proceed immediately on the project during this phase. Care should be taken to address flood and drainage concerns.

Construct Park Loop Road

The City may elect to divide out the construction of the Park loop road from the entrance road and gatehouse. This provides two projects, almost of equal funding, that could be constructed in separate years, with separate funding streams. The Park loop road is a very important element of vehicular circulation and the visitation experience. The City may elect to build the loop road first, followed by the entrance road, or vice-versa.

5.3.3. Phase Three: Physical Improvements

The third and final phase of improvements associated with this master plan will address the design and construction of park elements that improve and diversify the visitation experience and create new destination landscapes to serve the needs of city residents.

Phase Three Activities

During the third phase of Park stewardship and development, the City will be continuing some of the traditional education, interpretive and management activities. The City will also need to take on new responsibilities associated with a visitors center and archaeological museum.

Staffing the Park

The City will continue to provide a full complement of staff, as described in section 5.3 of this chapter. The City may choose to staff the new visitors center, or may choose to contract this service to a private firm.

Continue Park Operations

The City should continue to budget for annual Park operations to cover routine expenses associated with such operations.

Implement Conservation of Natural and Cultural Resources

The City will continue to work with the State of Nevada and the Bureau of Land Management to implement conservation and preservation programs that are related to natural and cultural resources found within the Park. These costs are provided to cover materials, staff time, consultant fees, travel expenses and other costs that are associated with conservation and preservation programs. These services could be rolled into the archaeological museum, depending on how the museum is established.

Phase Three Pre-Planning

Pre-planning services in phase three will focus on three new capital projects. The first is the design of a new park at the corner of Iron Mountain, Rainbow, Horse and North Torrey Pines. The second is the design of a new off-road bike park. The third is to complete design for an expanded trails network throughout the Park.

Pre-Planning New Las Vegas Park

The City will work with adjoining, adjacent, and contiguous property owners and homeowners regarding the future use, design and development of a new community Park on R&PP

lands, and the preservation of RNP neighborhood areas east of the park. to prepare a master plan for a new City park. The City should commission a landscape architect to prepare a concept for a future community park. The new park located at the corner of Iron Mountain, Rainbow, Horse and North Torrey Pines was discussed during the master planning phase. It was decided that the specific make up of this proposed park would be determined during the third phase of Floyd Lamb Park development. The budget for this work should cover the costs of a public, participatory planning and design process that will determine the composition and specific facilities for this proposed park.

Pre-Planning Off-Road Bike Park

The City should commission a landscape architectural firm to prepare design and construction documents for a new off-road bike park, to be located on the site of the former trap and skeet shooting range. The park should be designed so that it provides its own parking, restrooms, shade, drinking fountains and other required amenities.

Pre-Planning Park Trails Network

The City should commission a landscape architectural firm to prepare detailed design and construction specifications for an expanded hiking, biking and equestrian trails network throughout the Park.

Phase Three Construction

During the Park's third phase of development, the City will continue the process of making physical improvements to Floyd Lamb Park. The following list of construction activities is not ordered in terms of importance. The City will have to prioritize each project based on need, opportunity and funding.

Construct New Visitors Center and Archaeological Museum

Based on the architectural drawings for the visitors center and archaeological museum defined in phase two, the City should raise funds and construct this key element of the Park. This is one of the most expensive elements of the Park, and the City should seek private donations to underwrite construction.

Construct Two New Lakes

Based on the engineering work that was completed in phase one, the City should build two new lakes to accommodate the projected increase in visitation, and interest in fishing picnicking. The new lakes would be in sequence, in terms of flow, with the existing lakes. The size of each lake should be based on available water supply, flow characteristics, function

and structural integrity.

Construct Park Trails Network

An extensive network of trails will have been laid out in this phase of Park development. The City should prioritize the pedestrian, equestrian and biking trails and work to build them so that they enhance circulation and offer the greatest amount of function to the Park landscape.

Construct Off-Road Bike Park

An off-road bike park will be constructed on the site of the former trap and skeet shooting range. The design for this park will have been completed in this phase of Park development. Based on the design completed, the City should seek to raise funding from private sector sources and build the bike park.

Install Park Signage and Wayfinding System

Based on the design work completed in phase two, the City should commission a contract to have all signage upgraded throughout the Park.

Install Additional Picnic Facilities

With the new lakes, loop road and additional parking in place, the City will want and need to expand the group picnic facilities at the Park. The City may elect to complete all of these facilities or some, as need demands.

Construct New Las Vegas Park

The city will work with Northwest residents to plan and design a Park that serves the interest of the community and minimizes the impact on the surrounding neighborhoods, in addition to preserving the RNP area east of the park. The budget will totally depend on the design program for the Park.

5.4 Park Operations and Management

As defined in the introduction of this chapter, Floyd Lamb Park will be a unique resource within the City of Las Vegas. The City of Las Vegas has completed an evaluation of the operations and management needs for the Park and is prepared to implement this program of action.