



Dallas Park & Recreation

Parkdale Lake Acquisition

**Park and Recreation Board
December 9, 2021**

Overview

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- 3) Project Requirements
- 4) Environmental Assessment
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Purpose

To provide an overview of the proposed acquisition of Parkdale Lake

Background and History of Property

Property developed for Steam Electric Station water storage

- Parkdale Lake built in 1953
 - Lake decommissioned in 2005
- Water was actively pumped into Parkdale Lake to maintain water level
 - Water level currently maintained by precipitation and groundwater
- Lake is a little more than one-third (~30 acres) of its potential ~80 acres at full capacity size

1930s: Farmland



1950:
Farmland
abandoned
due to
flooding



Background and History of Property



1953: Lake constructed and at full capacity



1989: Water pumped into lake to maintain water level



2016: Water level maintained by natural systems

Project Requirements

The acquisition of Parkdale Lake will not only provide an incredible trail amenity but also a premier aesthetic and ecological asset that could include amenities to support kayaking, fishing, picnicking, bird watching, etc.

- Trinity Forest Spine Trail project—9-mile trail—requires hydrological mitigation for portions of trail within the White Rock Creek Floodplain
 - Parkdale Lake property is outside floodplain and can be used for mitigation

Environmental Assessment

City and Circuit Trail Conservancy (CTC) conducted an Environmental Site Assessment (ESA) following standard City process and found no evidence of Recognized Environmental Conditions (RECs) at the site

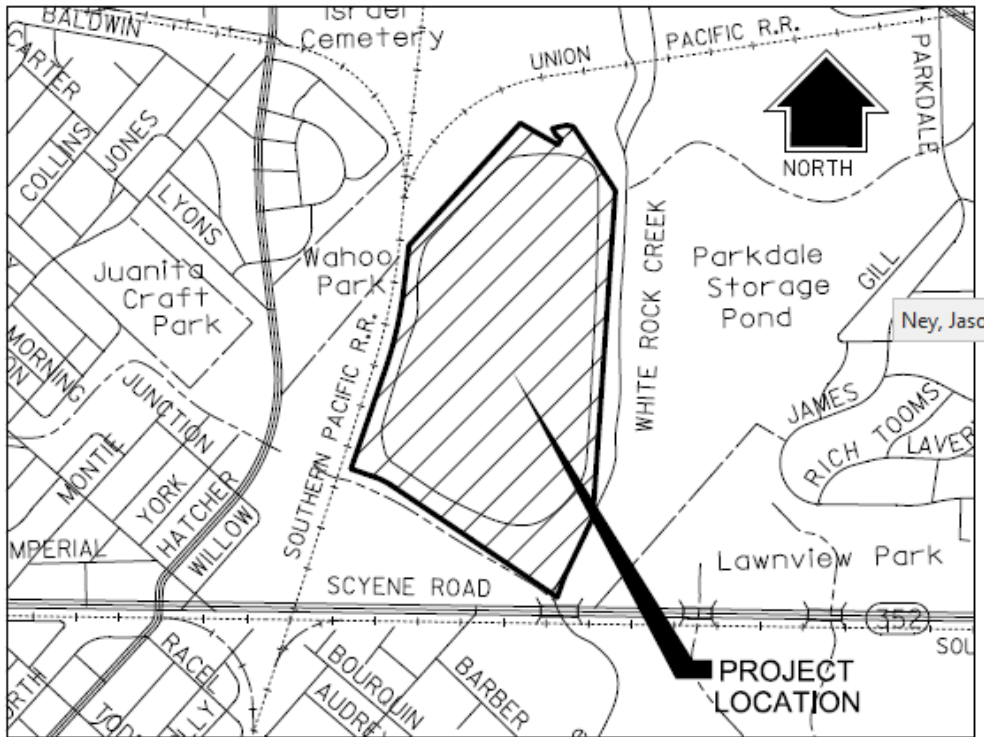
- Office of Environmental Quality concurred with findings of the ESA
 - Park and Recreation conducted Emerald Ash Borer cursory survey and determined that there is not a large population of ash trees on the property
 - Property has been largely fenced off and not accessible to the public for many years and lake was only used for emergency cooling
 - CTC is responsible to deliver trail project and will address any miscellaneous issues discovered in the design and construction phases
 - If property or other issues are discovered in the future (after conclusion of trail project), it will be City's responsibility to address
 - Staff believes risk is low due to ESA results and historic use of lake
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Acquisition

Oncor, owner of Parkdale Lake, agrees to donate the 110-acre lake property to the City

- After decommissioning of the power station, Oncor viewed the property as ideal for development as parkland
 - Trinity Forest Spine Trail project will provide access to the property
 - Parkdale Lake will provide for hydrological mitigation and an aesthetic, ecological, and recreational amenity to the public

Acquisition



Total Oncor Donation: 110 Acres

Oncor Property: 280 Acres

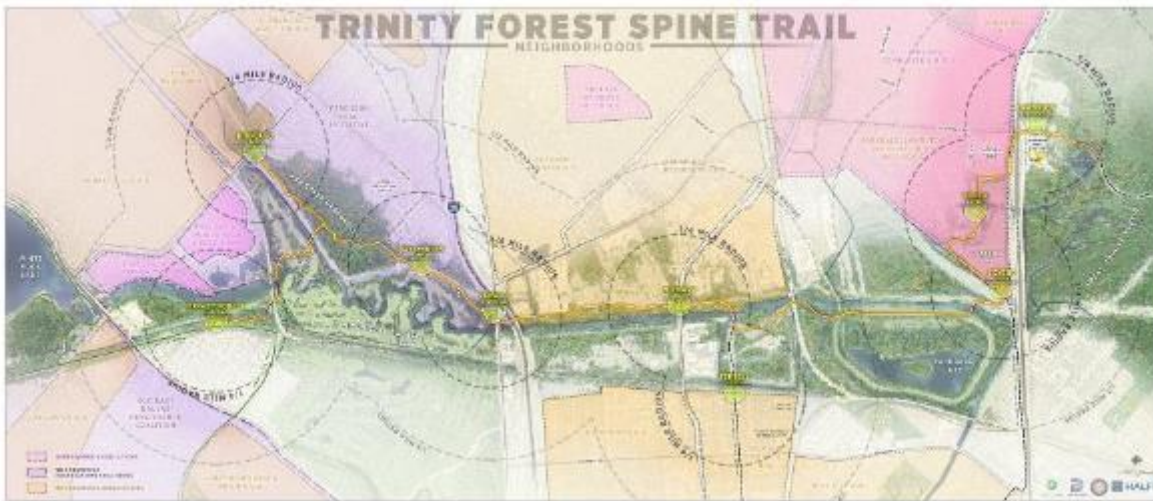
Big Picture

- Ecological benefits
 - Wildlife, pollinators, wetland habitat
 - Public access to high-quality wetland ecological habitat - a rare habitat in DFW
 - Flood mitigation and trail hydrological mitigation



Big Picture

- Recreational and Community Asset
 - Community connectivity from trails and mass transit
 - Programming: natural area, overlook, fishing and kayaking, education, etc.



Big Picture

Projects as part of the Trinity Forest Spine Trail

1. Trail Crossing of Union Pacific Railroad
2. Parkdale Lake Natural Area
3. Lake Spillway and Overlook
4. Parkdale Lake and Lawnview Park Bridge
5. Lawnview DART Station Trail Access

Projects in Development by City of Dallas and Dallas County

6. Terrell Street Connection to Dolphin Heights
7. Scyene Road Connection to Hatcher Station

Future Potential Projects

8. Trail Connection to Fail Park
9. Soft Surface Trails around the lake
10. Enhanced Parking Area
11. Enhanced Programming Opportunities at Lawnview Park



Next Steps

Future action item for acquisition for Park Board and Council consideration—no cost to the City

- Park Board consideration – January 2022
- Quality of Life, Arts and Culture briefing – January 2022
- City Council consideration – February 2022
- Identify funding for master planning process for new park



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