

# PHASE 1 MASTER PARKS AND OPEN SPACE PLAN (DRAFT)



JULY 2022

PHASE 1 RIVER ISLANDS PARKS MASTER PLAN

AMENDMENT

07.25.2022



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# INTRODUCTION

## MASTER PLAN INTENT

The parks master plan for River Islands is intended to provide a string of valuable community assets and recreational opportunities throughout the development. The park system celebrates its location along the river and provides opportunities to experience the river in multiple ways. The open spaces are woven throughout at varying scales in order to support an assortment of passive and active recreation. Several types of sports fields are included as well as ample opportunities to enjoy nature and the water’s edge.

Pedestrian and bicycle circulation is designed to enable residents to move safely throughout the community. Varying classes of bicycle paths are integrated and promote easy access to open space and extended cycling or running.





# PARKS MASTER PLAN

## PARKS DESIGNATION MAP

| Park #                  | Park Name                            | Acreage           | Quimby Act Requirement | Ownership |
|-------------------------|--------------------------------------|-------------------|------------------------|-----------|
| Neighborhood Parks----- |                                      | 26.66             | 25.70                  |           |
| N1                      | Michael Vega Park                    | 2.95              | X                      | RD 2062   |
| N2                      | Somerston Park                       | 2.15 <sup>3</sup> | X                      | RD 2062   |
| N3                      | Reflections Park                     | 5.24              | X                      | RD 2062   |
| N4                      | Crystal Cove Park                    | 3.33              | X                      | RD 2062   |
| N6                      | Summer House Park                    | 2.11              | X                      | City      |
| N7                      | Tidewater Park                       | 2.05              | X                      | RD 2062   |
| N8                      | Old River Neighborhood Park          | 4.55              | X                      | City      |
| N9                      | Nototomne Park                       | 4.28 <sup>4</sup> | X                      | City      |
| Pocket Parks-----       |                                      | 31.87             |                        |           |
| P1                      | Riverfront Pocket Park 18 (Stage 1A) | 0.13              |                        | RD 2062   |
| P2                      | Riverfront Pocket Park 17 (Stage 1A) | 0.08              |                        | RD 2062   |
| P3                      | Private Park*                        | 0.32              |                        | RD 2062   |
| P4                      | Riverfront Pocket Park 16 (Stage 1A) | 0.11              |                        | RD 2062   |
| P5                      | Riverfront Pocket Park 15 (Stage 1A) | 0.15              |                        | RD 2062   |
| P6                      | Riverfront Pocket Park 14 (Stage 1A) | 0.14              |                        | RD 2062   |
| P7                      | Riverfront Pocket Park 13 (Stage 1A) | 0.22              |                        | RD 2062   |
| P8                      | Pocket Park 12 (Stage 1A)            | 0.18              |                        | RD 2062   |
| P9                      | Water Related Park D                 | 3.8               |                        | RD 2062   |
| P10                     | Water Related Park H                 | 5.0               |                        | RD 2062   |
| P11                     | Water Related Park A                 | 0.9               |                        | RD 2062   |
| P12                     | Pocket Park 9 (Stage 1B)             | 0.18              |                        | RD 2062   |
| P14                     | Pocket Park 5 (Stage 1B)             | 0.09              |                        | RD 2062   |
| P15                     | Water Related Park G                 | 2.5               |                        | RD 2062   |
| P16                     | Pocket Park 10 (Stage 1A)            | 0.08              |                        | RD 2062   |
| P17                     | Pocket Park 11 (Stage 1A)            | 0.12              |                        | RD 2062   |
| P18                     | Water Related Park C                 | 0.7               |                        | RD 2062   |
| P19                     | Water Related Park B                 | 0.4               |                        | RD 2062   |
| P20                     | Pocket Park 8 (Stage 1B)             | 0.59              |                        | RD 2062   |
| P21                     | Pocket Park 7 (Stage 1B)             | 0.15              |                        | RD 2062   |
| P22                     | Pocket Park 6 (Stage 2B)             | 0.16              |                        | RD 2062   |
| P23                     | Pocket Park 3 (Stage 1B)             | 0.08              |                        | RD 2062   |
| P24                     | Pocket Park 4 (Stage 1B)             | 0.10              |                        | RD 2062   |
| P25                     | Pocket Park 29(Stage 2A)             | 0.05              |                        | RD 2062   |
| P26                     | Water Related Park J (Stage 2A)      | 0.79              |                        | RD 2062   |
| P27                     | Water Related Park I (Stage 2A)      | 0.82              |                        | RD 2062   |
| P28                     | Pocket Park 21 (Stage 2A)            | 0.34              |                        | RD 2062   |
| P29                     | Pocket Park 20 (Stage 2A)            | 0.24              |                        | RD 2062   |
| P30                     | Pocket Park 30                       | 0.07              |                        | RD 2062   |
| P31                     | Pocket Park 31                       | 0.15              |                        | RD 2062   |
| P32                     | Pocket Park 22 (Stage 2A)            | 0.10              |                        | RD 2062   |
| P33                     | Water Related Park K (Stage 2A)      | 0.70              |                        | RD 2062   |
| P34                     | Pocket Park 23 (Stage 2A)            | 0.29              |                        | RD 2062   |
| P35                     | Pocket Park 24 (Stage 2A)            | 0.15              |                        | RD 2062   |
| P36                     | Pocket Park 25 (Stage 2A)            | 0.20              |                        | RD 2062   |
| P37                     | Water Related Park L (Stage 2A)      | 0.48              |                        | RD 2062   |
| P38                     | Pocket Park 30 (Stage 2A)            | 0.10              |                        | RD 2062   |
| P39                     | Pocket Park H (Stage 2A)             | 1.67              |                        | RD 2062   |
| P40                     | Pocket Park 1 (Stage 2B)             | 0.18              |                        | RD 2062   |
| P41                     | Lakeside Park 1 (Stage 2B)           | 1.75              |                        | RD 2062   |
| P42                     | Lakeside Park 2 (Stage 2B)           | 2.07              |                        | RD 2062   |
| P43                     | Pocket Park 26 (Stage 2B)            | 0.18              |                        | RD 2062   |
| P44                     | Pocket Park 27 (Stage 2B)            | 0.29              |                        | RD 2062   |
| P45                     | Water Related Park N (Stage 2A)      | 0.77              |                        | RD 2062   |
| P46                     | Water Related Park M (Stage 2A)      | 0.48              |                        | RD 2062   |
| P47                     | Pocket Park 19 (Stage 2B)            | 0.92              |                        | RD 2062   |
| P48                     | Pocket Park 31 (Stage 2B)            | 0.70              |                        | RD 2062   |
| P49                     | Lakeside Park 3 (Stage 2B)           | 2.2               |                        | RD2062    |

| Park #     | Park Name        | Acreage |
|------------|------------------|---------|
| Lakes----- |                  | 157     |
| L1         | Sunset Lake East | 17.6    |
| L2         | Sunset Lake West | 13.6    |
| L3         | Lake Somerston   | 27.6    |
| L4         | Lake 4           | 3.3     |
| L5         | Lake 5           | 3.7     |
| L6         | Echo Lake        | 4.3     |
| L7         | Crystal Lake     | 12.4    |
| L8         | Lake 8           | 4.0     |
| L9         | Reflections Lake | 9.1     |
| L10        | Lake 10          | 14.5    |
| L11        | Lake 11          | 7.8     |
| L12        | Lake 12          | 27.3    |
| L13        | Lake 13          | 11.8    |

| Park #               | Park Name                      | Acreage            | Quimby Act Requirement | Ownership                          |
|----------------------|--------------------------------|--------------------|------------------------|------------------------------------|
| Community Parks----- |                                | 61.714             | 38.55                  |                                    |
| C1                   | Lathrop Landing Community Park | 37.13 <sup>1</sup> | X                      | RD 2062                            |
| C2                   | Champion Fields Community Park | 15.7               | X                      | City                               |
| C3                   | STEAM Academy Community Park   | 8.884 <sup>2</sup> | X                      | City/Banta Unified School District |

<sup>1</sup>Total acreage includes Levee Trail. Levee Trail Calculation: Total Linear Feet x 30' width -total sq ft (43,560 sq ft=1acre)  
Total Miles = 7.8 miles  
The 30' wide levee trail has been used to calculate acreage of the Quimby Act and does not include the levee slopes or 20-foot levee toe.  
<sup>2</sup>This 16.75 acre location will only receive 8.884 acres of Quimby Act credit. The 8.88 acres is derived from adding 8.140 acres from the Joint-use easement and 0.744 acres from the parcel in the northwest corner.  
<sup>3</sup>Somerston Park acreage includes 0.15 acres of open space from APN 21628009 and 2.0 acres from APN 21030044.  
<sup>4</sup>Nototomne Park acreage includes 0.2 acres of open space from APN 21062064 and 4.08 acres from APN 21062064 .

| Park #                        | Park Name            | Acreage | Quimby Act Requirement |
|-------------------------------|----------------------|---------|------------------------|
| Water Related Open Space----- |                      | 9.1     | NA                     |
| W1                            | Water Related Park E | 1.9     |                        |
| W2                            | Water Related Park F | 7.2     |                        |

Totals (Does not include Private Park Space)  
Parks & Water Rtd. Open Space-----129.36  
Storm System LA-----12.1  
Landscape Open Space-----33.08  
Total Landscape Area-----174.54





# QUIMBY ACT PARKS DESIGNATION MAP

Condition 116 of Vesting Tentative Map 3694 requires a minimum number and size (in acres) of various recreational facilities for Phase 1 of River Islands. The City of Lathrop has had the discretion to substitute certain facilities to provide more flexibility in programming. For instance, a multi-use field may be constructed to accommodate both softball and baseball, but credit could be given for the specific facility shown in Condition 116. Parks that were designed and built as a part of Phase 1 development included mandatory elements required by Condition 116 or otherwise required by the City, and “additional recreational facilities”, facilities that were not required by condition of approval.

| PARK #             | PARK NAME                      | NDP PROPOSED ACREAGE | ACTUAL ACREAGE     | QUIMBY ACT | OWNERSHIP                          |
|--------------------|--------------------------------|----------------------|--------------------|------------|------------------------------------|
| Neighborhood Parks |                                | 26.2                 | 26.66              |            |                                    |
| N1                 | Michael Vega Park              | 2.9                  | 2.95               | X          | RD2062                             |
| N2                 | Somerston Park                 | 2.0                  | 2.15 <sup>4</sup>  | X          | RD2062                             |
| N3                 | Reflections Park               | 5.2                  | 5.24               | X          | RD2062                             |
| N4                 | Crystal Cove Park              | 3.1                  | 3.33               | X          | RD2062                             |
| N6                 | Summer House Park              | 2.1                  | 2.11               | X          | CITY                               |
| N7                 | Tidewater Park                 | 2.1                  | 2.05               | X          | R2062                              |
| N8                 | Old River Neighborhood Park    | 4.5                  | 4.55               | X          | CITY                               |
| N9                 | Nototomne Park                 | 4.3                  | 4.28 <sup>5</sup>  | X          | CITY                               |
| Community Parks    |                                | 45.5                 | 61.714             |            |                                    |
| C1 <sup>1</sup>    | Lathrop Landing Community Park | 14.3                 | 37.13 <sup>2</sup> | X          | RD2062                             |
| C2                 | Champion Fields Community Park | 16.2                 | 15.7               | X          | CITY                               |
| C3 <sup>1</sup>    | STEAM Academy Community Park   | 15.0                 | 8.884 <sup>3</sup> | X          | CITY/BANTA UNIFIED SCHOOL DISTRICT |
| TOTAL PARK ACREAGE |                                | 73.3                 | 88.5               |            |                                    |

<sup>1</sup>Not yet designed or constructed

<sup>2</sup>Total acreage includes levee trail. The 30' wide levee trail has been used to calculate acreage of the Quimby Act and does not include the levee slopes or 20-foot levee toe.  
Levee Trail Calculation: Total Linear Feet x 30' width - total sq ft (43,560 sq ft= 1 acre)  
Total Miles = 7.8 miles

<sup>3</sup>This 16.75 acre location will only receive 8.884 acres of Quimby Act credit. The 8.884 acres is derived from the adding 8.140 acres from the Joint-use easement and 0.744 acres from the parcel in the northwest corner.

<sup>4</sup>Somerston Park acreage includes 0.15 acres of open space from APN 21628009 and 2.0 acres from APN 21030044.

<sup>5</sup>Nototomne Park acreage includes 0.2 acres of open space from APN 21062064 and 4.08 acres from APN 21062064 .

Community and neighborhood park acreages for Phase 1 were used to calculate and meet the State’s minimum parkland dedication requirements. Neighborhood Parks must be provided at a rate of 2 acres per 1,000 population and Community Parks at 3 acres per 1,000 populations. The population is estimated by using 3.0 persons per household. The table below summarizes the minimum acreage requirement and shows that the minimum requirement has been met for Phase 1.

| QUIMBY ACT CALCULATION |                |             |               |               |
|------------------------|----------------|-------------|---------------|---------------|
|                        | STANDARD       | REQUIREMENT | PHASE 1 CALCS | DIFFERENCE    |
| DWELLING UNITS         |                |             | 4,284         |               |
| POPULATION             | 3.0 per DU     |             | 12,852        |               |
| COMMUNITY PARKS (C)    | 3 acres/1000   | 38.55 acres | 61.714 acres  | +23.164 acres |
| NEIGHBORHOOD PARKS (N) | 2 acres / 1000 | 25.70 acres | 26.66 acres   | +0.96 acres   |
| TOTAL C & N PARKS      | 5 ACRES/1000   | 64.25 ACRES | 88.374ACRES   | +24.124ACRES  |



# PARK AND OPEN SPACE ACREAGE







| CURRENTLY PROPOSED RECREATIONAL FACILITIES |  |  |         |  |
|--|--|--|---------|--|
| Applied to<br>Quimby Act<br>Requirement    | Park #                                   | Park Name  | Acreage | Primary Recreation Facilities  |
| Community Parks                            |  |  |         |  |
| X  | C1                                       | Lathrop Landing Community Park   | 37.13   | Proposed:Basketball 1/2 Courts(2), Tennis Courts(2), Public Splash Pad,<br>Levee Trail, Outdoor Exercise Equipment |
| X  | C2                                       | Champion Fields Community Park   | 15.7    | (1) Baseball Diamond, (2) Softball/Baseball Diamonds, (1) "T"-Ball Field   |
| X  | C3                                       | STEAM Academy Community Park   | 8.884   | Tot Lot/Playground,Cricket Pitch, Restroom *   |
|  |  | *C3 to use sport courts/fields and parking lot from adjacent school through joint use agreement. |         |  |
|  |  | Subtotal   | 61.714  |  |
| Neighborhood Parks                         |  |  |         |  |
| X  | N1                                       | Michael Vega Park  | 2.95    | Youth Soccer Field   |
| X  | N2                                       | Somerston Park   | 2.15    | Playground   |
| X  | N3                                       | Reflections Park   | 5.24    | Youth Soccer Field, Basketball Court, Volleyball Court, Playground   |
| X  | N4                                       | Crystal Cove Park  | 3.33    | Youth Practice Diamond, Basketball Court, Dog Park   |
| X  | N6                                       | Summer House Park  | 2.11    | Picnic Area, Shade Structure   |
| X  | N7                                       | Tidewater Park   | 2.05    | Playground   |
| X  | N8                                       | Old River Neighborhood Park  | 4.55    | Youth Soccer Fields (2), Basketball Court  |
| X  | N9                                       | Nototomne Park   | 4.28    | Playground   |
|  |  | Subtotal   | 26.66   |  |
| Pocket Parks                               |  |  |         |  |
|  | P1                                       | Riverfront Pocket Park 18 (Stage 1A)   | 0.13    |  |
|  | P2                                       | Riverfront Pocket Park 17 (Stage 1A)   | 0.08    |  |
|  | P3                                       | Private Park   | 0.32    |  |
|  | P4                                       | Riverfront Pocket Park 16 (Stage 1A)   | 0.11    |  |
|  | P5                                       | Riverfront Pocket Park 15 (Stage 1A)   | 0.15    |  |
|  | P6                                       | Riverfront Pocket Park 14 (Stage 1A)   | 0.14    |  |
|  | P7                                       | Riverfront Pocket Park 13 (Stage 1A)   | 0.22    |  |
|  | P8                                       | Pocket Park 12 (Stage 1A)  | 0.18    |  |
|  | P9                                       | Water Related Park D   | 3.8     |  |
|  | P10                                      | Water Related Park H   | 5       |  |
|  | P11                                      | Water Related Park A   | 0.9     |  |
|  | P12                                      | Pocket Park 9 (Stage 1B)   | 0.18    |  |
|  | P14                                      | Pocket Park 5 (Stage 1B)   | 0.09    |  |
|  | P15                                      | Water Related Park G   | 2.5     |  |
|  | P16                                      | Pocket Park 10 (Stage 1A)  | 0.08    |  |
|  | P17                                      | Pocket Park 11 (Stage 1A)  | 0.12    |  |
|  | P18                                      | Water Related Park C   | 0.7     |  |
|  | P19                                      | Water Related Park B   | 0.4     |  |
|  | P20                                      | Pocket Park 8 (Stage 1B)   | 0.59    |  |
|  | P21                                      | Pocket Park 7 (Stage 1B)   | 0.15    |  |
|  | P22                                      | Pocket Park 6 (Stage 1B)   | 0.16    |  |
|  | P23                                      | Pocket Park 3 (Stage 1B)   | 0.08    |  |
|  | P24                                      | Pocket Park 4 (Stage 1B)   | 0.1     |  |
|  | P25                                      | Pocket Park 29 (Stage 2A)  | 0.05    |  |
|  | P26                                      | Water Related Park J (Stage 2A)  | 0.79    |  |
|  | P27                                      | Water Related Park I (Stage 2A)  | 0.82    |  |
|  | P28                                      | Pocket Park 21 (Stage 2A)  | 0.34    |  |
|  | P29                                      | Pocket Park 20 (Stage 2A)  | 0.24    |  |
|  | P30                                      | Pocket Park 30   | 0.07    |  |
|  | P31                                      | Pocket Park 31   | 0.15    |  |
|  | P32                                      | Pocket Park 22 (Stage 2A)  | 0.1     |  |
|  | P33                                      | Water Related Park K (Stage 2A)  | 0.7     |  |
|  | P34                                      | Pocket Park 23 (Stage 2A)  | 0.29    |  |
|  | P35                                      | Pocket Park 24 (Stage 2A)  | 0.15    |  |
|  | P36                                      | Pocket Park 25 (Stage 2A)  | 0.2     |  |
|  | P37                                      | Water Related Park K (Stage 2A)  | 0.48    |  |
|  | P38                                      | Pocket Park 30 (Stage 2A)  | 0.1     |  |
|  | P39                                      | Pocket Park H (Stage 2A)   | 1.67    |  |
|  | P40                                      | Pocket Park 1 (Stage 2B)   | 0.18    |  |
|  | P41                                      | Lakeside Park 1 (Stage 2B)   | 1.75    |  |
|  | P42                                      | Lakeside Park 2 (Stage 2B)   | 2.07    |  |
|  | P43                                      | Pocket Park 26 (Stage 2B)  | 0.18    |  |
|  | P44                                      | Pocket Park 27 (Stage 2B)  | 0.29    |  |
|  | P45                                      | Water Related Park N (Stage 2A)  | 0.77    |  |
|  | P46                                      | Water Related Park M (Stage 2A)  | 0.48    |  |
|  | P47                                      | Pocket Park 19 (Stage 2B)  | 0.92    |  |
|  | P48                                      | Pocket Park 31 (Stage 2B)  | 0.7     |  |
|  | P49                                      | Lakeside Park 3 (Stage 2B)   | 2.2     |  |
|  |  | Subtotal   | 31.87   |  |
| Water Related Open Space                   |  |  |         |  |
|  | W1                                       | Water Related Park E   | 1.9     |  |
|  | W2                                       | Water Related Park F   | 7.2     |  |
|  |  | Total  | 9.1     |  |
| Total Acreage Summary                      |  |  |         |  |
|  | Community Parks                          |  | 61.714  |  |
|  | Neighborhood Parks                       |  | 26.66   |  |
|  | Pocket Parks                             |  | 31.87   |  |
|  | Parks Total                              |  | 120.244 |  |
|  | Quimby Act Total                         |  | 88.374  |  |
|  | Total Parks and Water Related Open Space |  | 129.344 |  |
|  | Water Related Open Space                 |  | 9.1     |  |
|  | Lakes                                    |  | 157     |  |
|  | Landscape Open Space                     |  | 33.08   |  |
|  | Storm System Landscaping (Swales)        |  | 12.1    |  |
|  | Total - All Open Space                   |  | 331.524 |  |
|  | Total Site Acreage                       |  | 1487    |  |
|  | Total Parks and Open Space %             |  | 22.29%  |  |

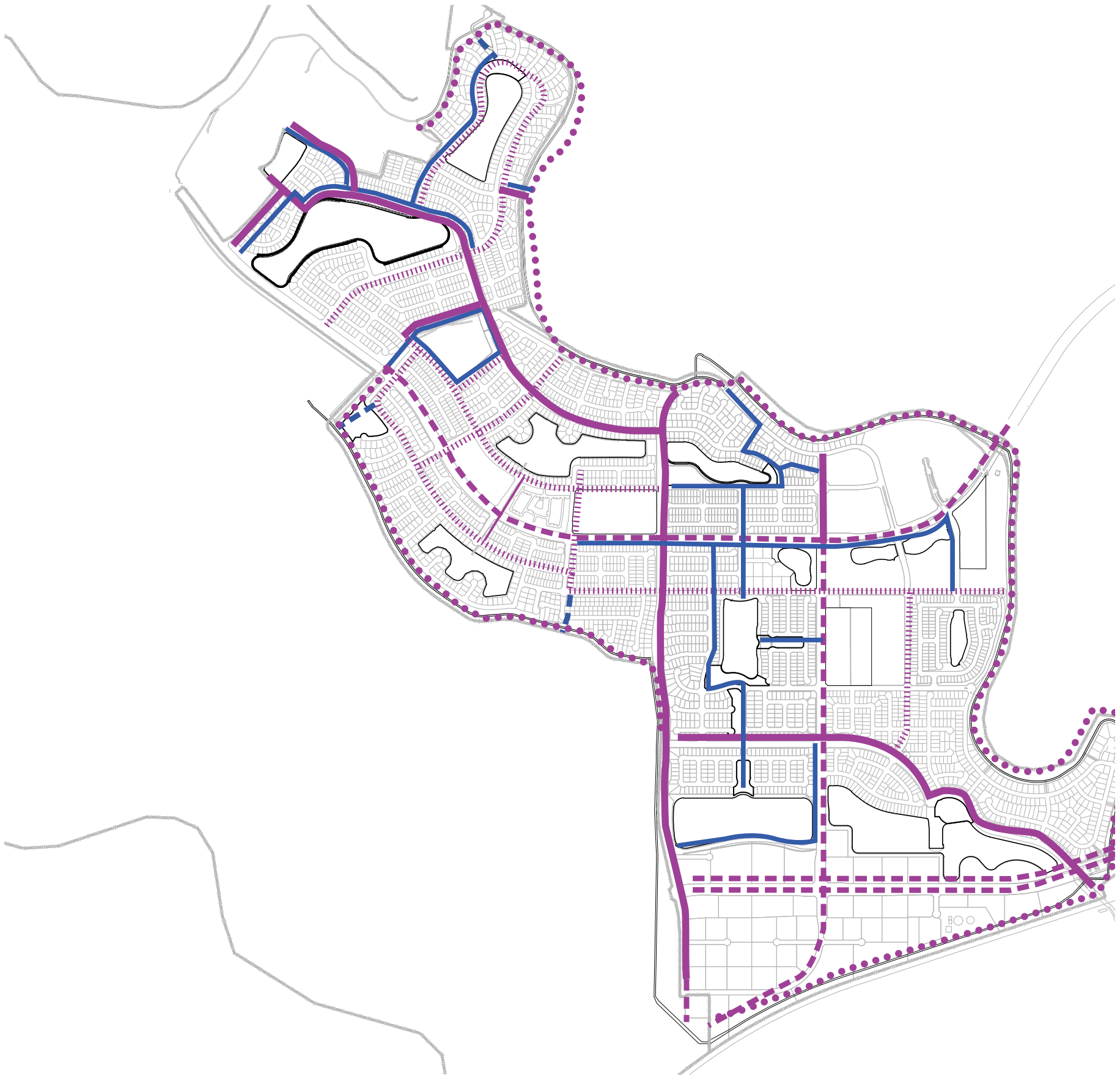


# CIRCULATION

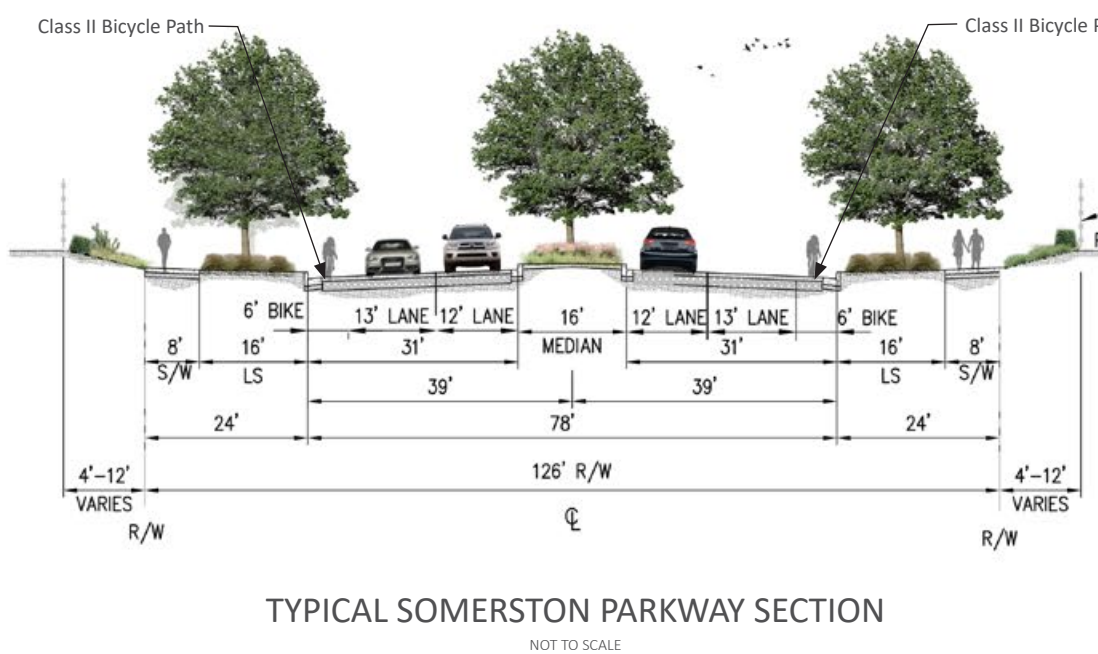
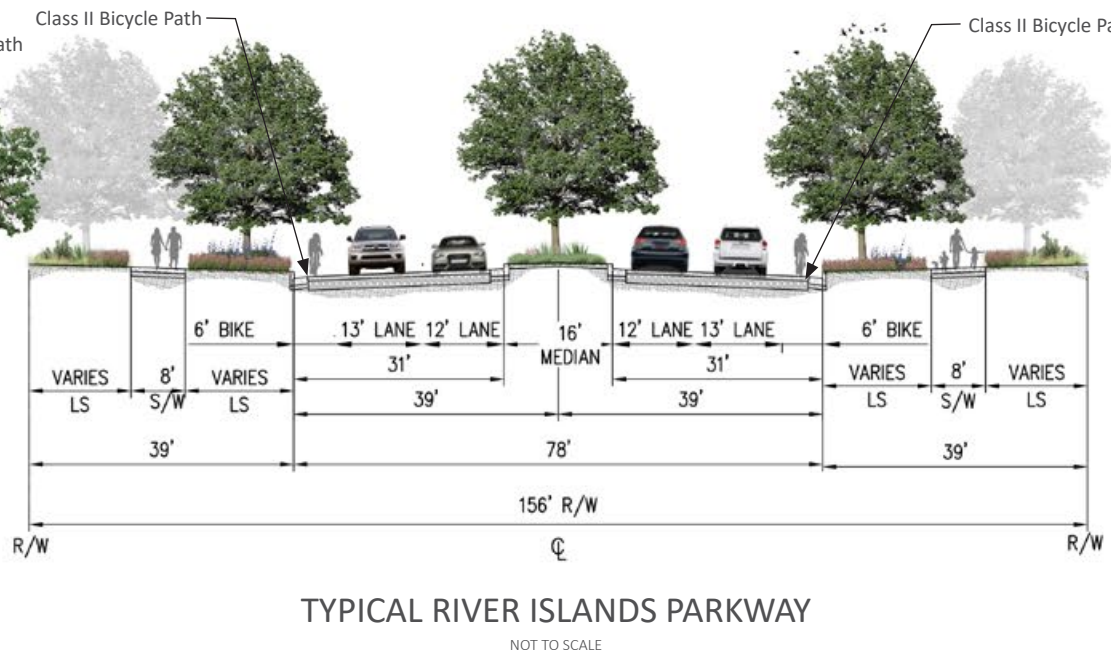
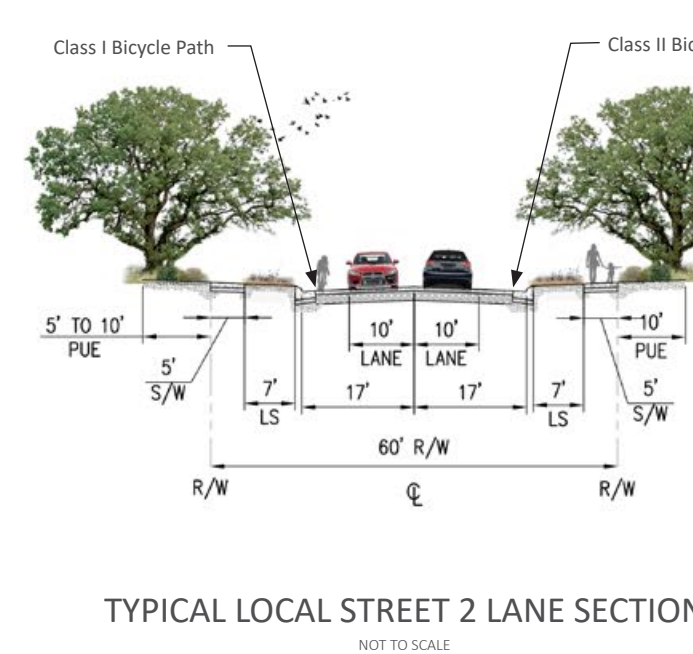
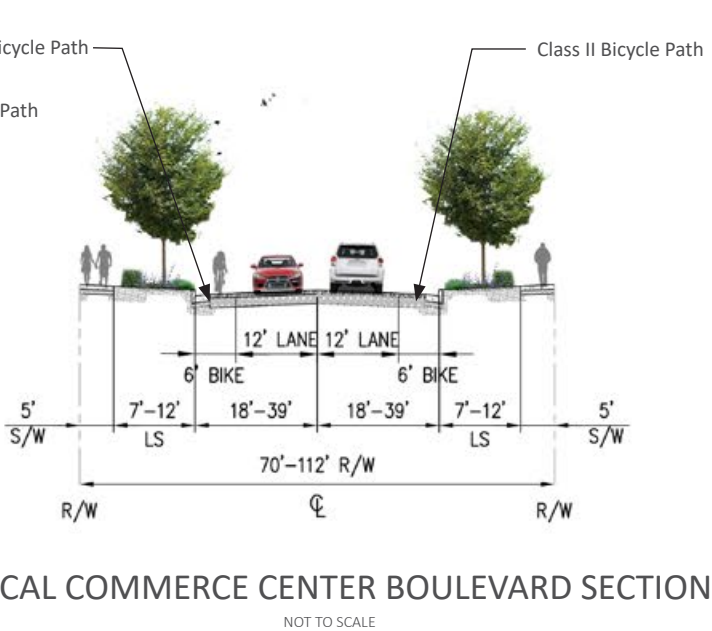
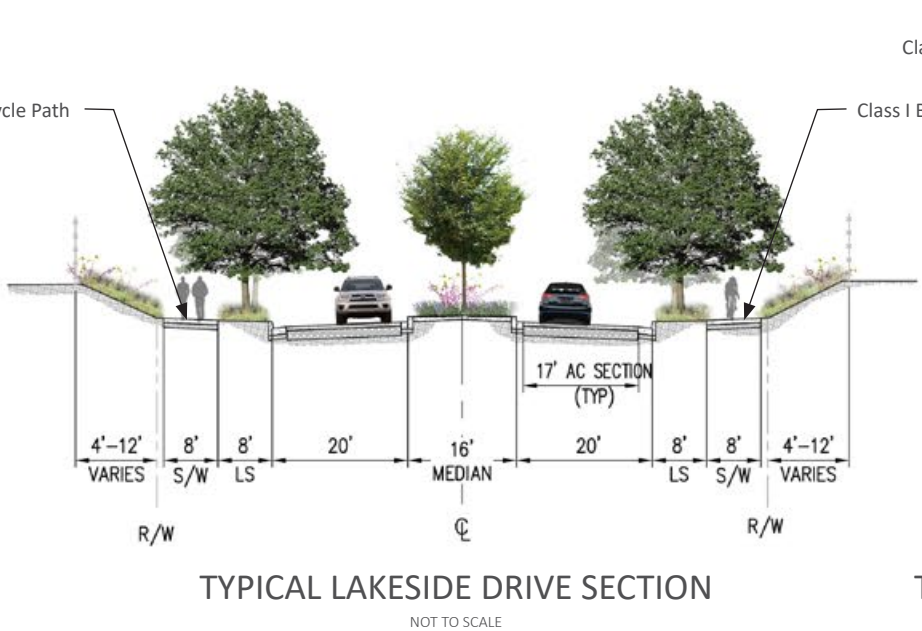
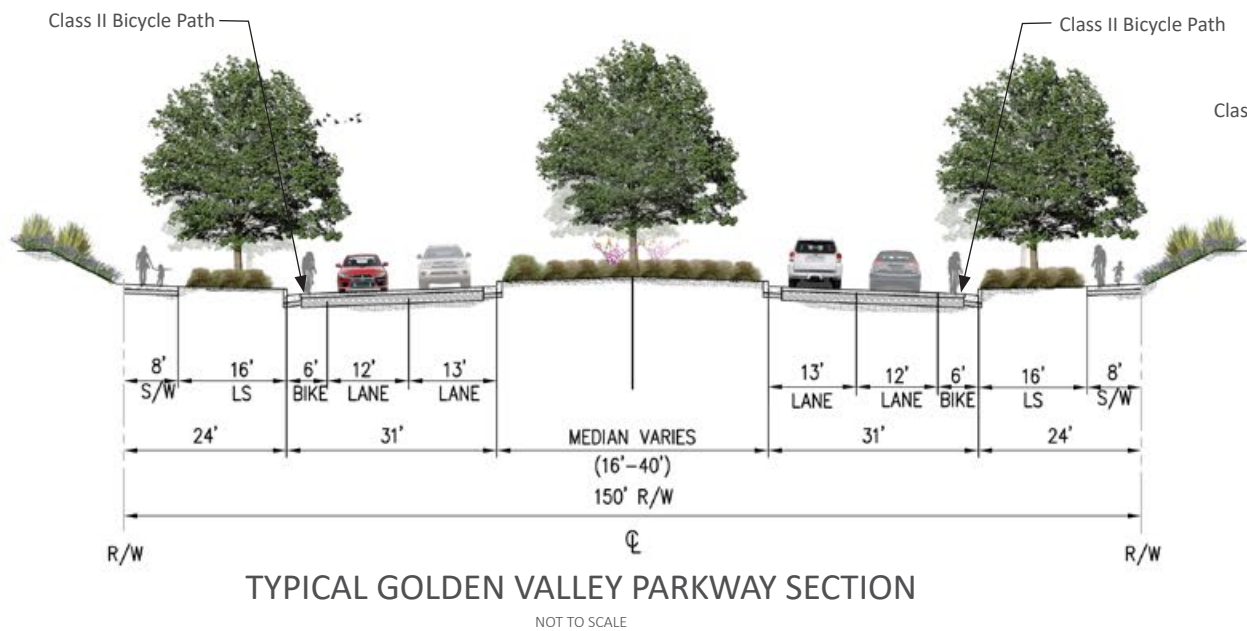
Safe pedestrian and bicyclist connections, linking parks, open spaces, and schools throughout the community is a priority. A complex non-motorized circulation system has been developed to accomplish this goal. The circulation typology as reflected on the Bike & Pedestrian Routes Map consists of elevated (levee) trails, class 1, 2 & 3 bicycle lanes, pedestrian trails and pedestrian connections.

## BIKE & PEDESTRIAN ROUTES MAP

|  |   |
|--|---|
| PHASE 1 LEVEE TRAIL<br>Hikers and Bicyclists             |    |
| CLASS I BIKE PATH<br>Separated from Automobile traffic   |    |
| CLASS II BIKE LANE<br>Striped and Signed Lane on Roadway |    |
| CLASS III BIKE ROUTE<br>Signage on Roadway               |  |
| PEDESTRIAN TRAIL   |  |
| PEDESTRIAN CONNECTION                                    |  |



# RIGHT OF WAY SECTIONS

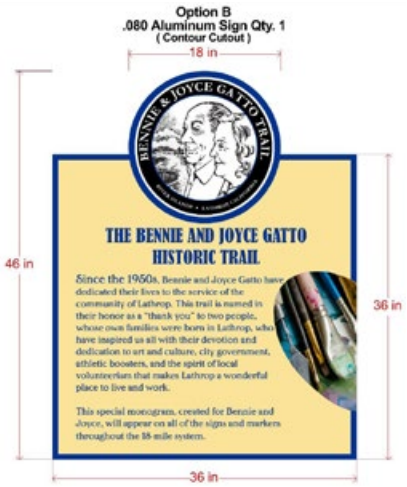




# PHASE I LEVEE TRAIL

The River Islands Community has a unique recreational opportunity as it is surrounded with a 200 yr. flood levee that not only protects the community, but also affords the residents a trail system loop longer than most City-wide trail systems. The following describes the levee trail system with supporting figures for clarity.

The levee trails will follow along the top of the levee, generally centered on the center line of the levee alignment. Access points will be provided from the development side of the levee at intervals to allow for recreational and maintenance uses. The levee trails are maintained and overseen by Reclamation District 2062. The levee trails exceed Highway Design Manual (HMD) standards for two directional class I trails, with a total paved width of 12’ and unimproved aggregate base shoulders totaling 10’ in width: 4’ wide class II aggregate base shoulder, and 6’ wide class II equestrian trail. The remaining 8’ wide path shall be set aside for trail amenities such as overlooks, educational/interpretative signage, benches and/or exercise equipment.



Example Trail Signage



Mile 1

Example Trail Mile Marker



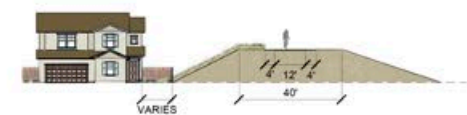
Example Wayfinding Signage

## RIVER ISLANDS TRAIL SIGN PROGRAM PROPOSED TOPICS

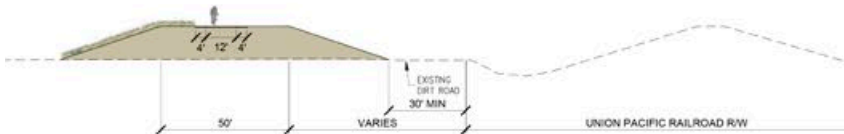
- Historic Mossdale Crossing Bridge, last link of the Transcontinental Railroad, circa 1869.
- Discover a California Treasure: the San Joaquin River
- The San Joaquin River Delta by the numbers (length, depth, number of islands, etc.—statistical overview)
- Salute to Bennie and Joyce Gatto
- Understanding the Primary Zone of the San Joaquin Delta
- The story behind Bradshaw’s Crossing Bridge
- Mail delivery along the San Joaquin River
- Recreation among the Delta Waterways
- Indigenous people of the San Joaquin: The Yokuts and the Miwoks
- Fishing in the San Joaquin River
- The Pacific Flyway: a natural pathway for migratory birds
- Animal life along the San Joaquin
- Building a 200-year levee- a feat of modern engineering
- Crawdads!
- The Dell’Osso brothers start farming in the 1920s
- Lathrop’s naming and prominence as a railroad town
- Ferry boats on the San Joaquin, circa 1848
- Tracts of the Delta, including the Stewart Tract
- 1906 San Francisco earthquake survivors came to Lathrop
- Understanding the Paradise Cut flood bypass
- Lathrop’s incorporation in 1989—a new city in an historic setting
- Open space and protected species at River Islands
- River Islands’ vision of land stewardship



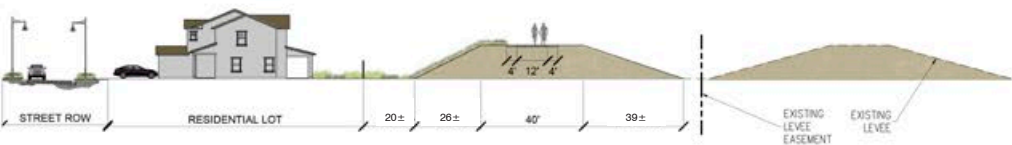
# TYPICAL TRAIL SECTIONS (ILLUSTRATIVE ONLY)



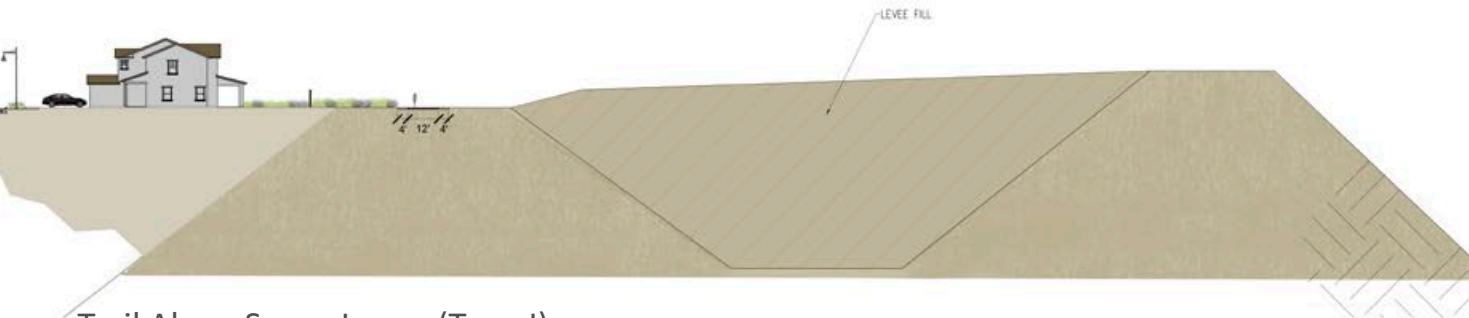
Levee Trail Along Dell'Osso



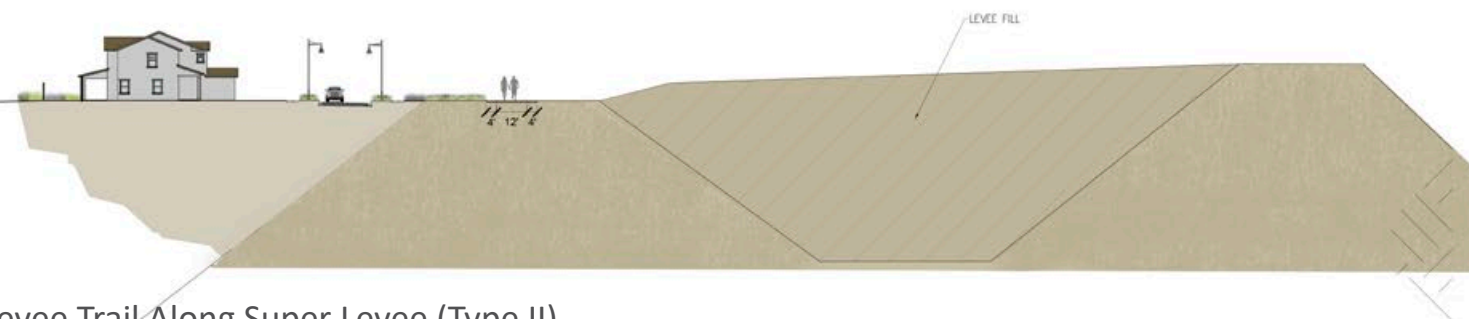
Levee Trail Along South Levee



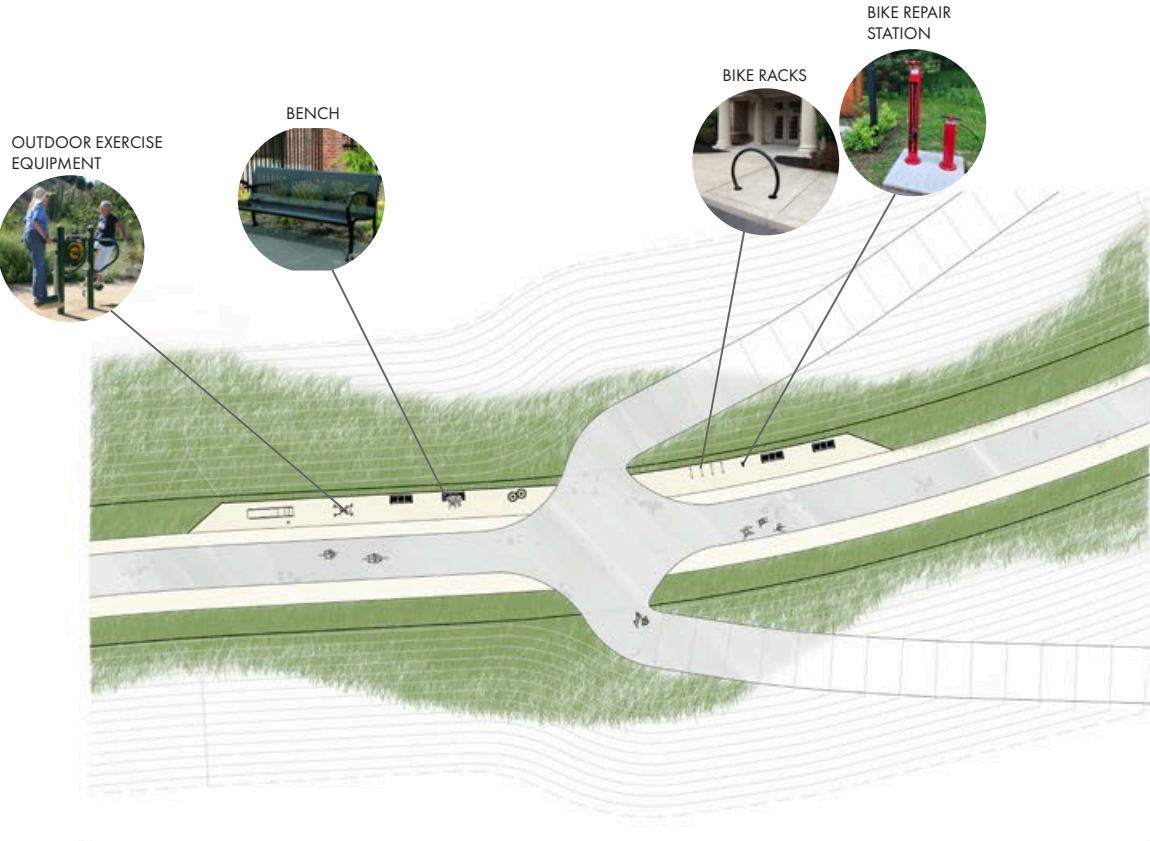
Levee Trail Along Double Levee



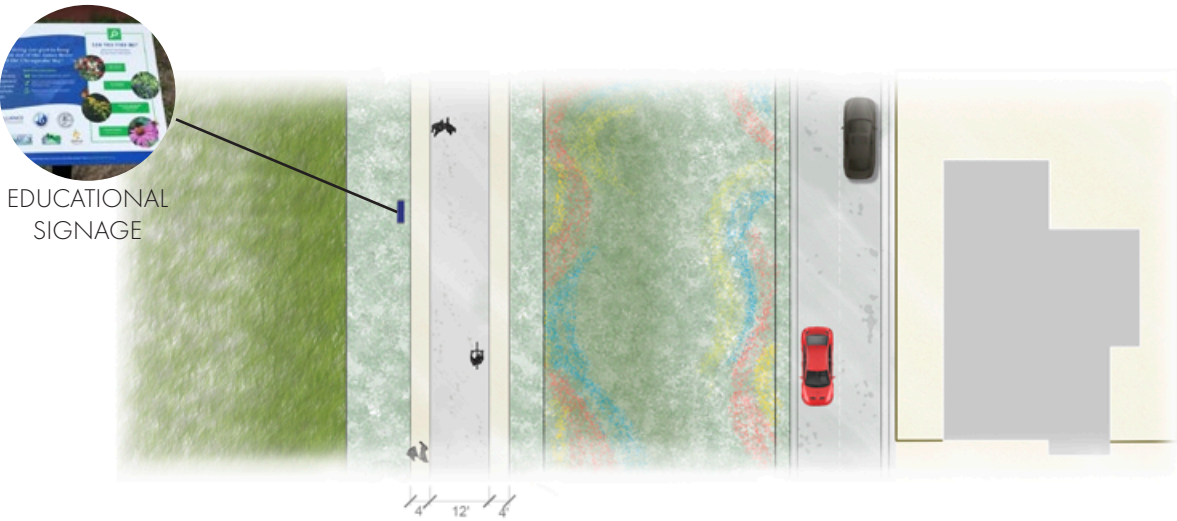
Levee Trail Along Super Levee (Type I)



Levee Trail Along Super Levee (Type II)



Concept For A Typical Trail Rest Node



Typical Trail Plan View



# PARK DESIGNS

All concepts are simple concepts to convey basic park ideas and are not to be misconstrued as final designs. As each neighborhood is developed the park designs will be revisited and adjusted to meet specific neighborhood, budget, and recreational needs. Any changes to the park locations, acreages, or amenities must be approved by the City of Lathrop prior to construction. Modifications to park locations, acreages and/or planned amenities shall be reviewed and approved by the City of Lathrop prior to construction. Amendments to this Parks & Open Space Plan shall be reviewed and approved by the City of Lathrop. The following sections provide an overview of Community Parks and Neighborhood Parks.



### Community Parks

Community parks often incorporate a variety of recreational programming to provide active and passive recreational opportunities for all. Most residents should be able to access a community park within ½ to 1 mile from their home. An ideal Community Park connects residents to outdoor recreation options, fosters public growth and establishes collective identity. Per the City of Lathrop, community parks are primarily intended to serve the needs of organized sports and active recreation.

Community Parks are recommended for development on land greater than fifteen (15) acres, although exceptions may be approved as with the Town Center Community Park. The service area for Community Parks is measured as ½ mile from the boundaries of the park, approximately 10-20 minute walk for pedestrians.

Typical features include those found in a Neighborhood Park (see Neighborhood Parks description) with the addition of any number of other features. These may include sports fields (lighted and

unlighted depending on programming), sport courts, concession stands, restrooms, and amphitheater or performing arts facilities, nature education opportunities, splash pads or other water-play features, dog parks, and fitness courses. The design may also include areas for specialty athletics and recreation. Each design will attempt to provide the highest level of accessibility and safety possible for the benefit of the community and the for the park’s continued success.

Unique to River Islands, community park space also includes miles of non-motorized levee trails that circle the development providing safe access to anywhere within the development. These parks are located near schools to maximize recreational space and programming. These open spaces may also include storm water quality features and facilities accessory to the park.

On-site parking facilities are important within community parks to service patron heavy activities that typically occur in these parks. During the design phases of each community park, the necessary number of parking stalls to accommodate users will be identified based on specific park amenities included in the design. The number of parking stalls will vary at each park site.



### Neighborhood Parks

Neighborhood parks serve as an extended back yard for local residents and provide both passive and active recreation opportunities. An ideal Neighborhood Park connects residents to outdoor recreation and increases residents’ sense of ownership of their own community. Neighborhood parks are generally a minimum of four acres and service residents within a 1/4 mile radius, approximately 5-10 minute walk.

Neighborhood Parks are recommended for development on land greater than four (4) acres. Parks with acreage less than the recommended minimum for Neighborhood Parks must be approved by the City. The design of each park will take into consideration the unique needs and demographics of the neighborhood within which it is placed. Each design will attempt to provide the highest level of accessibility and safety possible for the benefit of the community and the for the park’s continued success. Parks should be as centrally located as possible within new developments, and not located along high speed roads.

Neighborhood Parks typically include a mixture of active and passive recreational opportunities and more variety of amenities than pocket parks. Playground structures, fitness equipment, and shaded benches and/or table are typical. BBQ facilities may be appropriate, and provision of waste stations (trash, recycling, and dog waste) will help support maintaining a clean neighborhood. Fenced dog parks located within neighborhood parks are designed to serve communities within the immediate neighborhood vicinity. The dog parks should be strategically located near levee access points to encourage pedestrian use between parks and levee trail. Open lawn areas large enough to provide spaces for youth team sport practices are encouraged. Sports courts are also appropriate

and maybe include bocce, horseshoes, volleyball, basketball, or multi-sport courts.





**NEIGHBORHOOD PARK N1**  
MICHAEL VEGA PARK



BIRD’S EYE PERSPECTIVE



PLAYGROUND



ENTRY AREA



PLANTING AREA





**NEIGHBORHOOD PARK N2**  
**SOMERSTON PARK**

BIRD'S EYE PERSPECTIVE



PLAYGROUND



ENTRY SIGN



MAIN LAWN



**NEIGHBORHOOD PARK N3**  
REFLECTIONS PARK



BIRD'S EYE PERSPECTIVE



LAKE OVERLOOK



MAIN LAWN



PRIVATE ACCESS DOCK



**NEIGHBORHOOD PARK N4**  
CRYSTAL COVE PARK



BIRD'S EYE PERSPECTIVE



PICNIC AREA



BASKETBALL COURT



RAILING AT LAKE



**NEIGHBORHOOD PARK N6**  
SUMMER HOUSE PARK



BIRD'S EYE PERSPECTIVE



PLANTING AREA



ENTRY SIGN



MAIN LAWN





**NEIGHBORHOOD PARK N7**  
TIDEWATER PARK

BIRD'S EYE PERSPECTIVE



PLAYGROUND



ARBOR



PLANTING AREA



# NEIGHBORHOOD PARK N8

OLD RIVER NEIGHBORHOOD PARK



SCALE: 1" = 30'



NEIGHBORHOOD PARK N9  
NOTOTOMNE PARK



SCALE: 1" = 60'

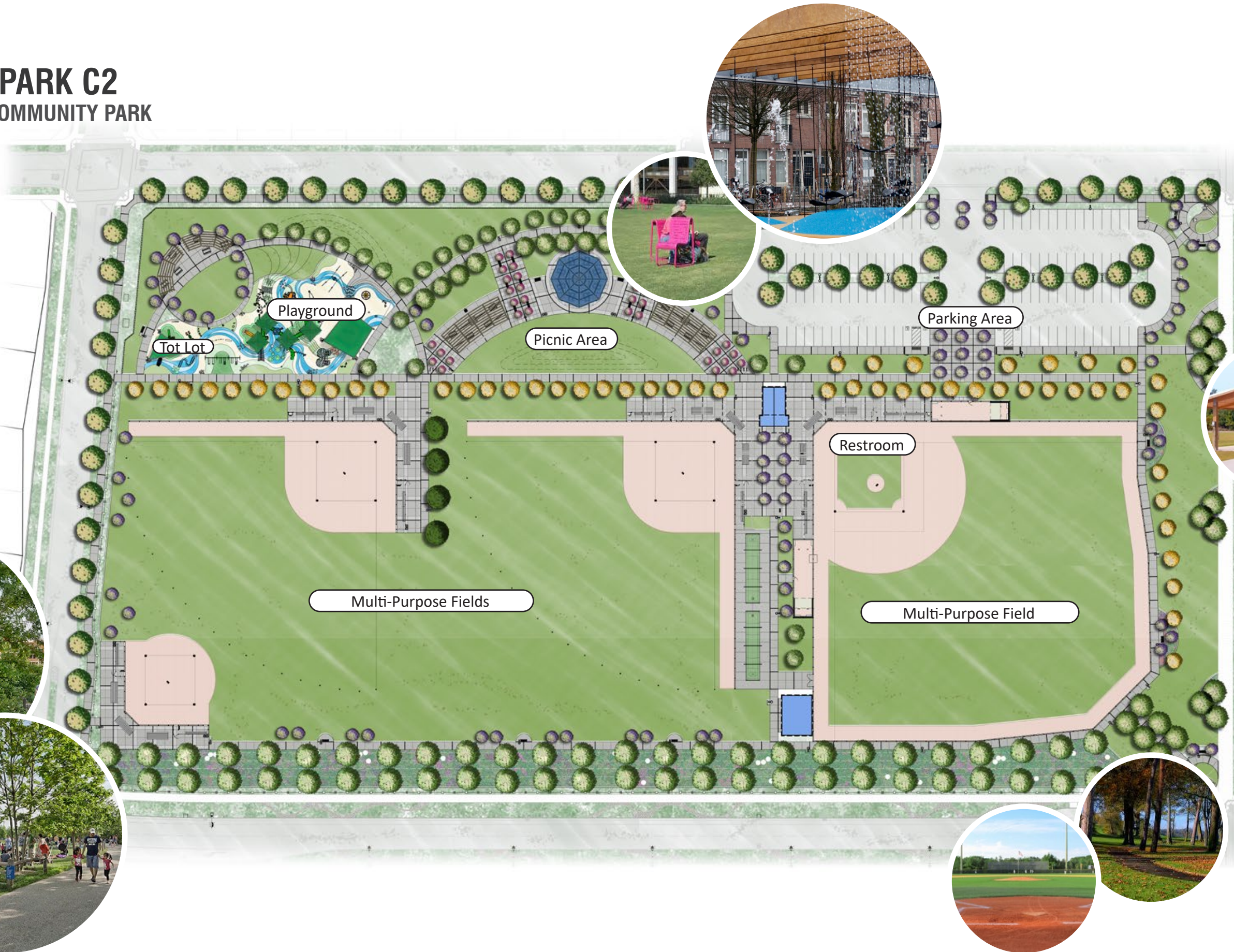


**COMMUNITY PARK C1**  
TOWN CENTER COMMUNITY PARK





COMMUNITY PARK C2  
CHAMPION FIELDS COMMUNITY PARK





COMMUNITY PARK C3  
STEAM ACADEMY COMMUNITY PARK

