HALE PARKWAY COMMUNITY GOALS

WHAT YOU SAID

“For over thirty years, storms have caused cars to float down the street in my neighborhood, taking landscaping and trees with it.”

“Floodings are a real problem in this area.”

“We are all here to try and stop the flooding.”

“I’ve lost three cars due to flooding in the neighborhood. We need to do something now.”

“Best water management policy is water quality.”

“Need to improve water quality throughout the city.”

“Create an amenity - not just a detention pond.”

“Need to increase neighborhood amenities and leverage improvements”

“Any interventions must make the neighborhood look better.”

“Beautify the parkway and improve recreation.”

“Greenway on north side of the parkway would feel like an extension of Lindsley Park.”

“We need less impermeable surface throughout the neighborhood.”

“Reclaim the waterway - can we create a greenway or sliver parks?”

COMMUNITY GOAL

Alleviate flooding

Improve water quality

Seek solutions with multiple community benefits

Improve and preserve neighborhood green space

CONCEPT DESIGN

Hale Parkway open channel system is designed to manage stormwater flows in an 100-year event. The above-ground open channel, and the below ground new pipe (apx. 10 foot diameter) work together to meet this design goal. The graph on the left illustrates the gap in today’s infrastructure (remaining flooding) and how the concept plans to meet this goal.

Denver’s lakes and streams receive runoff from City streets, yards, parks, and other discharges. Pollutants in these runoff waters can be detrimental and the Montclair Basin is one of Denver’s five high priority water quality basins. In concept design, run-off from neighborhood streets and rainwater will be funneled to the open channel where pollutants and other harmful materials are absorbed by native vegetation.

The Hale Parkway design features many ecosystem services that provide the local neighborhood with increased community benefits. In addition to avoided flood damage, the Hale Parkway concept design will enhance recreation and environmental benefits as well as account for significant health savings. Earth Economics estimates total benefits generated by the project over 50 years could exceed $60M.

UPPER MONTCLAIR CONCEPT DESIGN

Today, the neighborhood is anchored by Lindsley Park. The concept design adds an additional apx. 5 acres of usable green space for trails, playgrounds, community gatherings and other uses.

HEALTH SAVINGS

ENVIRONMENTAL BENEFITS

AVOIED FLOOD DAMAGE

RECREATIONAL BENEFITS

WATER QUALITY PRIORITIES

HIGH

MEDIUM-HIGH

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MEDIUM-LOW

LOW

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HALE PARKWAY COMMUNITY GOALS

WHAT YOU SAID

"We do not want you to make Lindsley Park a big detention pond."

"Please keep all the activity at Lindsley - tennis, fetch, basketball, trees, tag, soccer, and more!"

"If necessary, use Lindsley Park to address flood, but maintain tennis court, playground, and hills."

"Traffic lanes on both sides of the parkway act as a barrier into the north and south sides of the neighborhood."

"Connections to the hospital are critical."

"I would like comfortable, clear pedestrian access across Hale Parkway."

"Neighborhood connectivity to future development and activities at 9th & Colorado development."

"Preserve the trees!"

"Add new trees. Shade matters!"

"Don't replace mature trees with spindly trees"

"Design for our grandkids and future generations."

"I'm concerned about the vehicular capacity of Hale Parkway during rush hour."

"Pedestrian access, connectivity and safety will be a priority for the Bellevue-Hale neighborhood."

"I think a divided roadway is more describable for vehicular capacity and neighborhood access."

"We want a quiet, safe street. Limit cut-through traffic."

COMMUNITY GOAL

Preserve Lindsley Park and its recreational uses

Increase pedestrian and bicycle connectivity

Maintain tree canopy along Hale Parkway

Manage traffic on Hale Parkway and neighborhood streets

CONCEPT DESIGN

Lindsley Park is a beloved resource for all ages and types of users. The park is home to tennis courts, basketball courts, a softball diamond, and open fields for relaxing, playing fetch or sledding on a snowy day. No portion of the park or its activities will be changed with this design concept.

In addition to a new shared-use path created along Hale Parkway, the concept design creates five additional pedestrian crossings. This re-imagined Hale Parkway connects more residents to Lindsley Park, new amenities at 9CO, and strengthens the connection to Rose Hospital.

From Ash St to Clermont St, all existing trees are designed to remain in place. Where the open channel begins at Clermont Street, old trees will be preserved where possible and new trees will be planted to replace the tree canopy. Additional trees will be planted to enhance the existing tree lawns today. Concept design anticipates a net tree gain of 62 trees. Final design will include a comprehensive tree inventory and assessment.

As part of this process, a traffic impact study was conducted to better understand the area. After taking into account planned and future area development (including 9CO), Hale Parkway is anticipated to grow 65% by 2035 to roughly 10,000 average daily trips, and be below the standard threshold capacity for 2 lane roadways. Remaining turn lanes at the intersections, as well as improvements at 8th & Hale Pkwy will help manage future traffic while providing natural traffic calming.

UPPER MONTCLAIR CONCEPT DESIGN