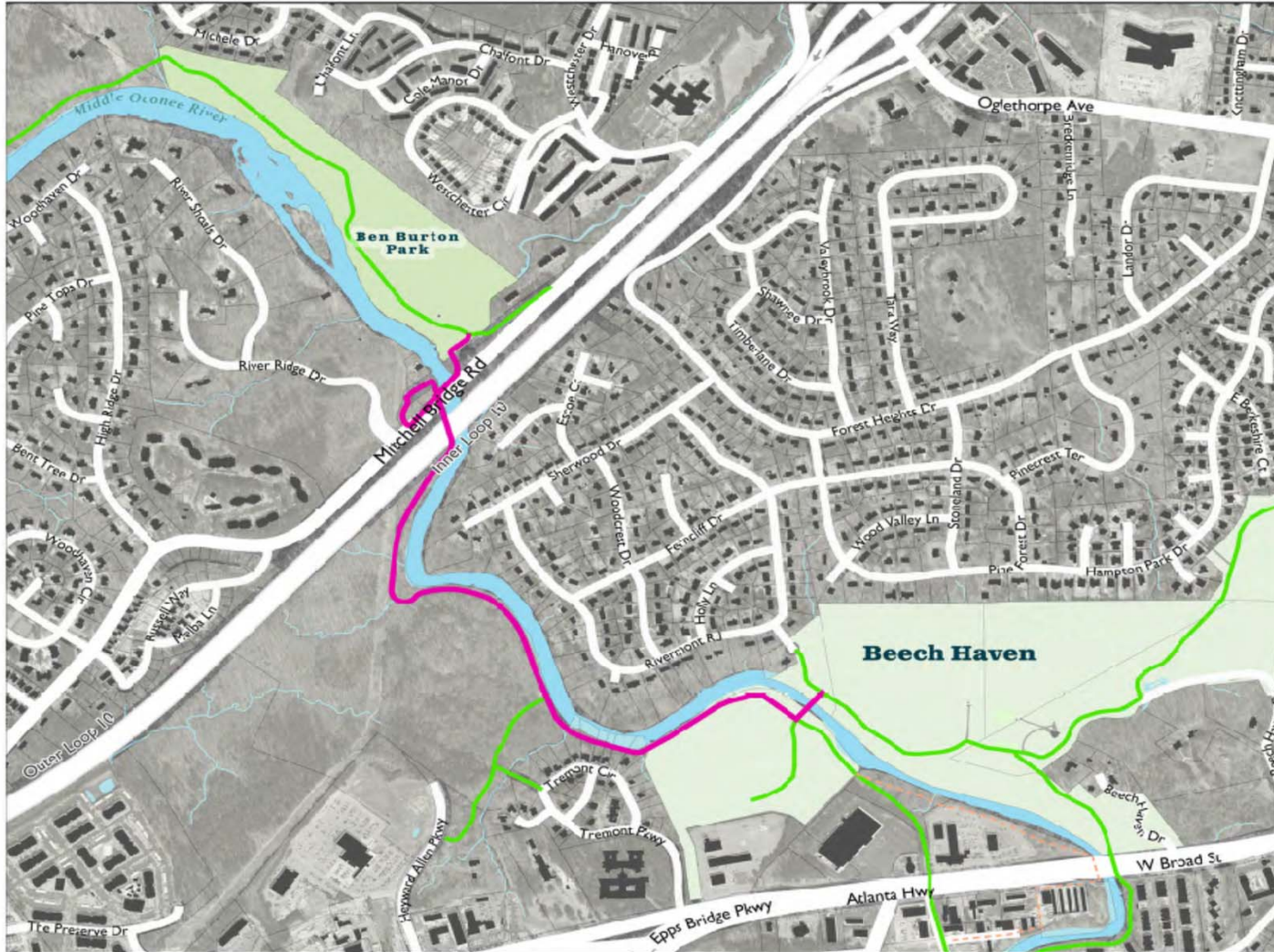


PROJECT 51
Middle Oconee River
Trail: Ben Burton
Park to Beech Haven

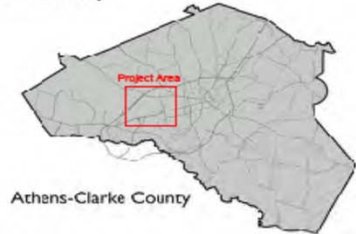
March 10th, 2025, 5:30 PM

Charlie Barrow, Chair

Oconee Rivers Greenway Commission



Location Map



Legend

Proposed TSPLOST Improvements

Middle Oconee River Greenway - Ben Burton Park to Beech Haven

Infrastructure

- Proposed Greenway
- Proposed - Alternate
- Railroad
- Buildings
- Parcels
- ACCUG Facilities
- ACCUG Parks

Hydrology

- Surface Water
- Stream



0 350 700 1400 US Feet

**Middle Oconee River Trail
Ben Burton Park
to
Beech Haven**

TSPLOST 2026 Application

Athens, Georgia

December 31, 2024 Sheet 1 of 1

A LITTLE HISTORY . . .

- Oconee Rivers Greenway Commission formed by local ordinance in 1992. Sec. 1-11-1
 - “The Oconee Rivers Greenway Commission shall be responsible for developing the plan for a river-oriented greenway system and related greenway trails within Athens-Clarke County, Georgia.”
- First Funding came from a 1994 SPLOST
- 2003 First 3 Miles of Trail were constructed along the North Oconee River

THE GREENWAY NETWORK PLAN

Identified 5 Goals

- Resource Protection
- Education
- Health and Wellbeing
- Recreation
- **Transportation**



EXISTING TRAILS

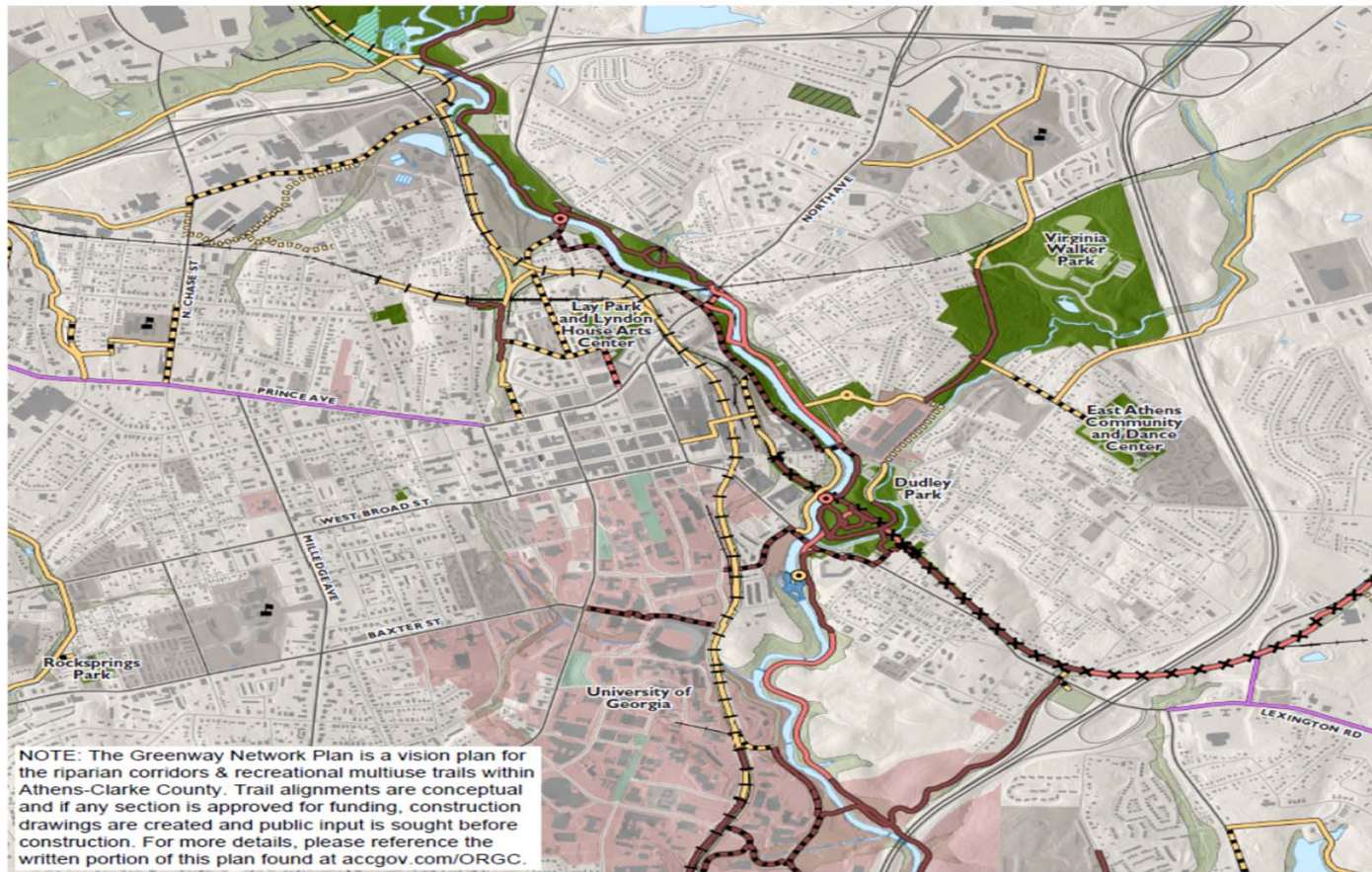
- Approximately 8 miles of built, hard service trails
- Trails currently exist only along the North Oconee River
- GNP provides for trail priorities:

*North Oconee River
Corridor*

*Middle Oconee River
Corridor*

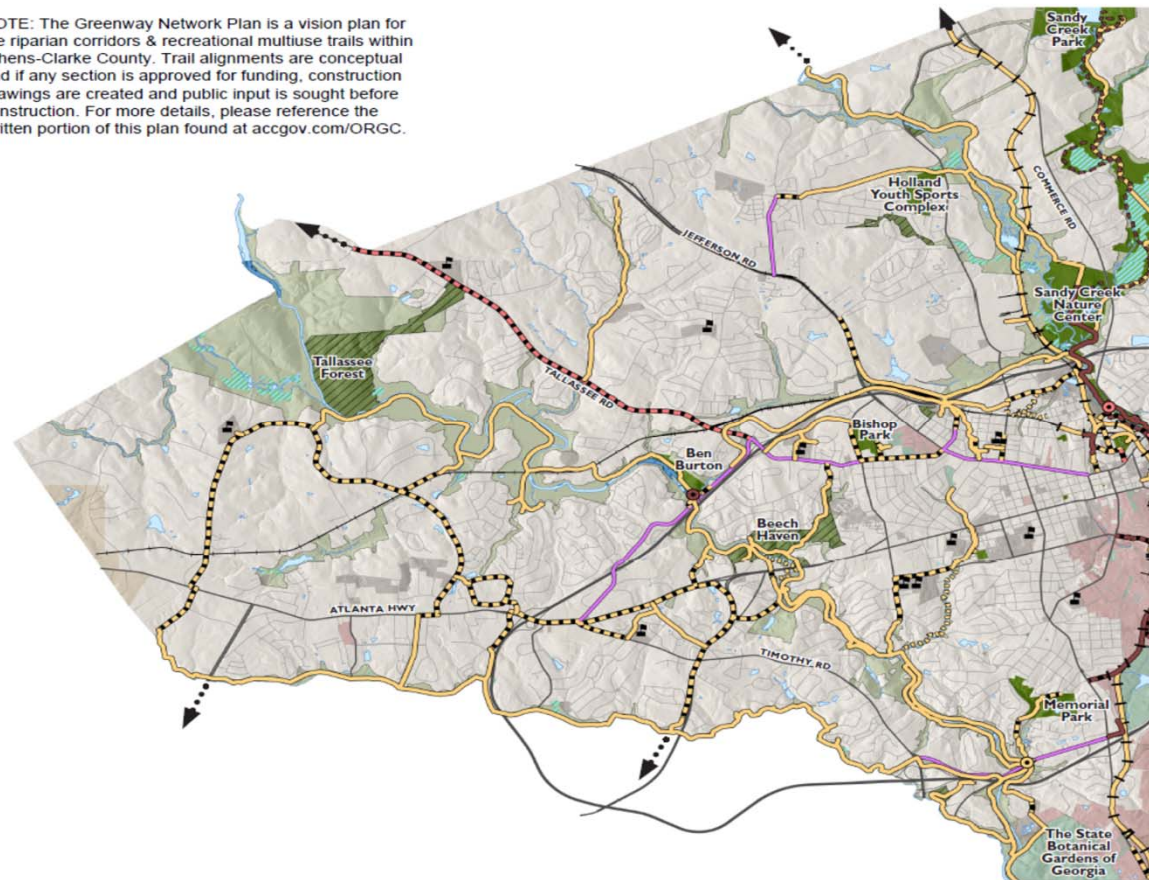


North Oconee River Corridor



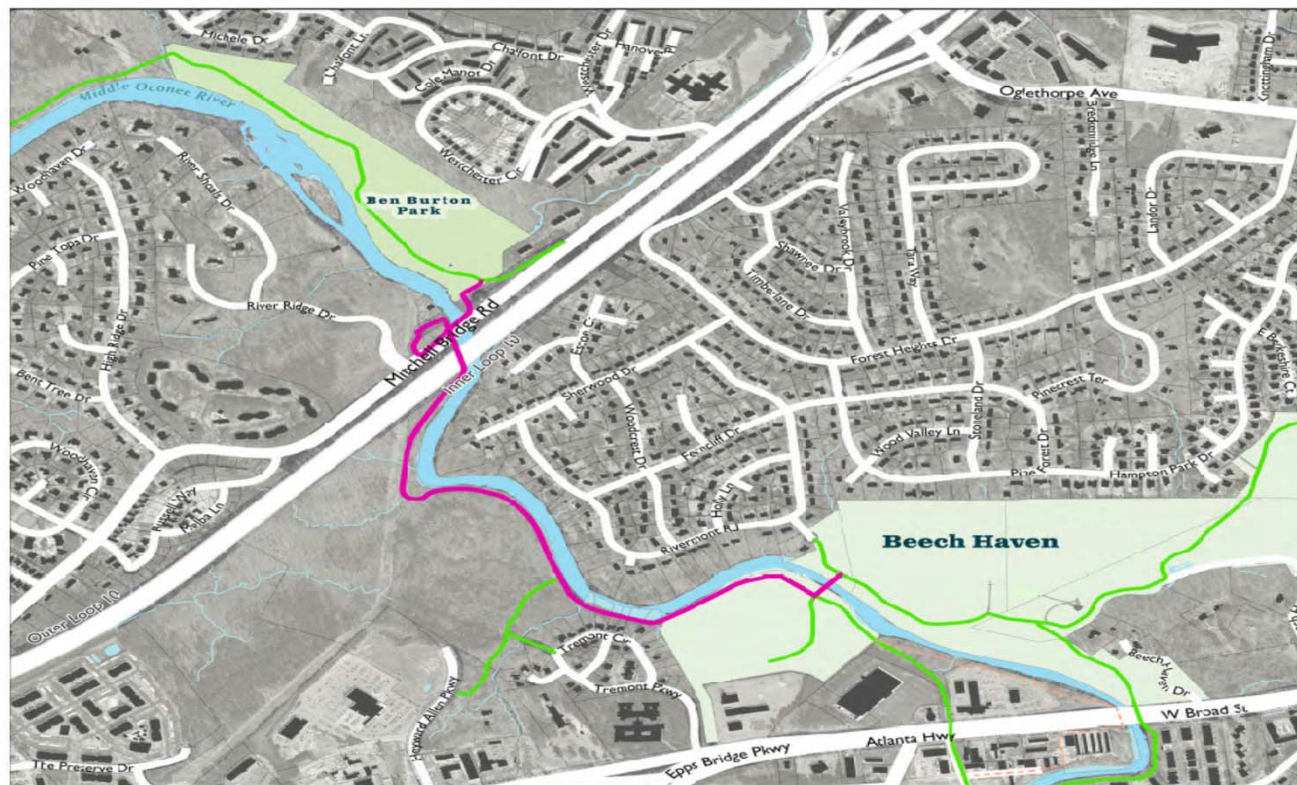
Middle Oconee River Corridor

NOTE: The Greenway Network Plan is a vision plan for the riparian corridors & recreational multiuse trails within Athens-Clarke County. Trail alignments are conceptual and if any section is approved for funding, construction drawings are created and public input is sought before construction. For more details, please reference the written portion of this plan found at accgov.com/ORG.



Middle Oconee River Trail: Ben Burton Park to Beech Haven

Foundational Trail for the Middle Oconee



Location Map



Legend

Proposed TSPLOST Improvements

Middle Oconee River Greenway - Ben Burton Park to Beech Haven

Infrastructure

Proposed Greenway

Proposed - Alternate

Railroad

Buildings

Parcels

ACCUG Facilities

ACCUG Parks

Hydrology

Surface Water

Stream



0 350 700 1400 US Feet

Middle Oconee River Trail Ben Burton Park to Beech Haven

TSPLOST 2026 Application

Athens, Georgia

December 31, 2024 Sheet 1 of 1

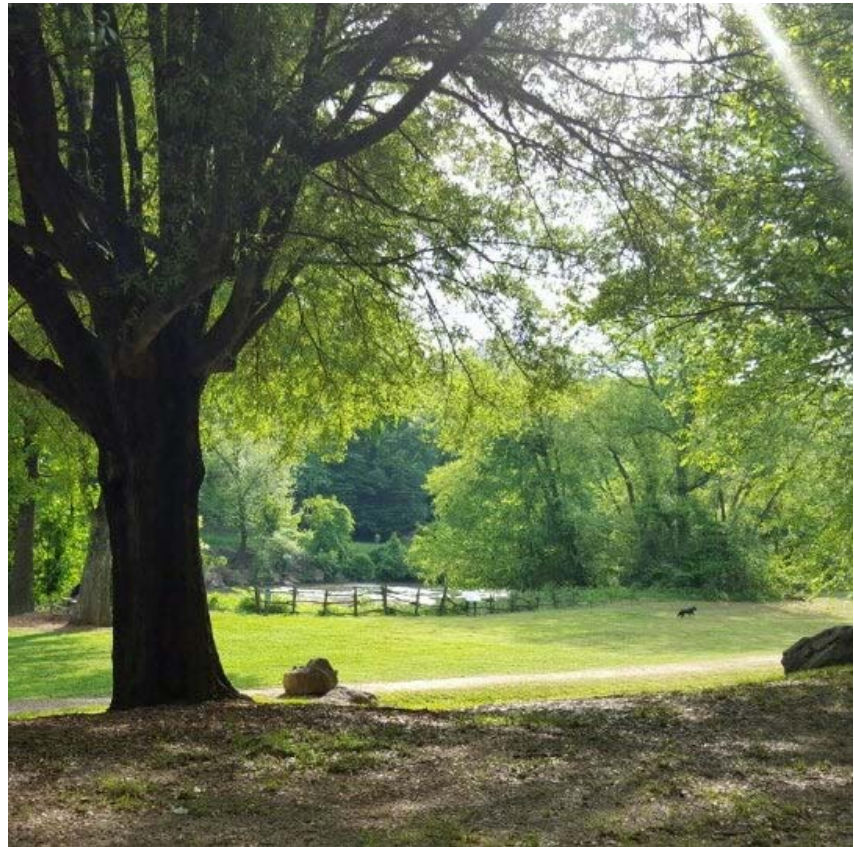
Beech Haven Park

- Former Summer retreat of local Athens Family, acquired by Athens in the 1990s
- 80 acres; contains a summer house, a pavilion and several landscape features
- One of the largest remaining hardwood forests in Athens
- SPLOST 2020 approved funding to turn the area into a publicly accessible park with its own internal trails
- ACC has secured a contractor for development of the park and has created a citizen group currently developing a master plan; the group includes a Greenway Commission member



Ben Burton Park

- Established park; in existence since the 1970s
- 32 Acres: forest and open space
- Includes pedestrian trails, access to the river, fishing
- Run by Leisure Services: hosts a multitude of programs



How Does This Project
Meet the Strategic
Goals of the
Longterm, Sustainable
Transportation Needs
of Athens?

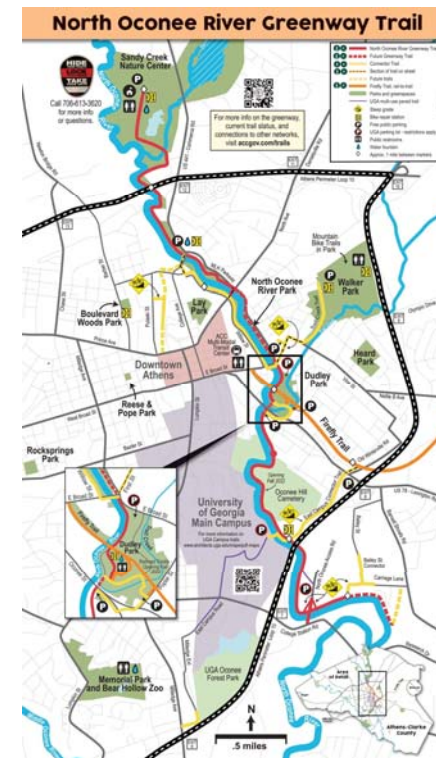
The Greenway is a Transportation Network

- GNP Transportation Goal:

"Provide for the design and construction of transportation facilities that connect existing and/or future modes of transportation such as trails, complete streets, sidewalk systems, transit systems, and water trails."

See the full Network Plan at:

<https://www.accgov.com/7143/Greenway-Network-Master-Plan>

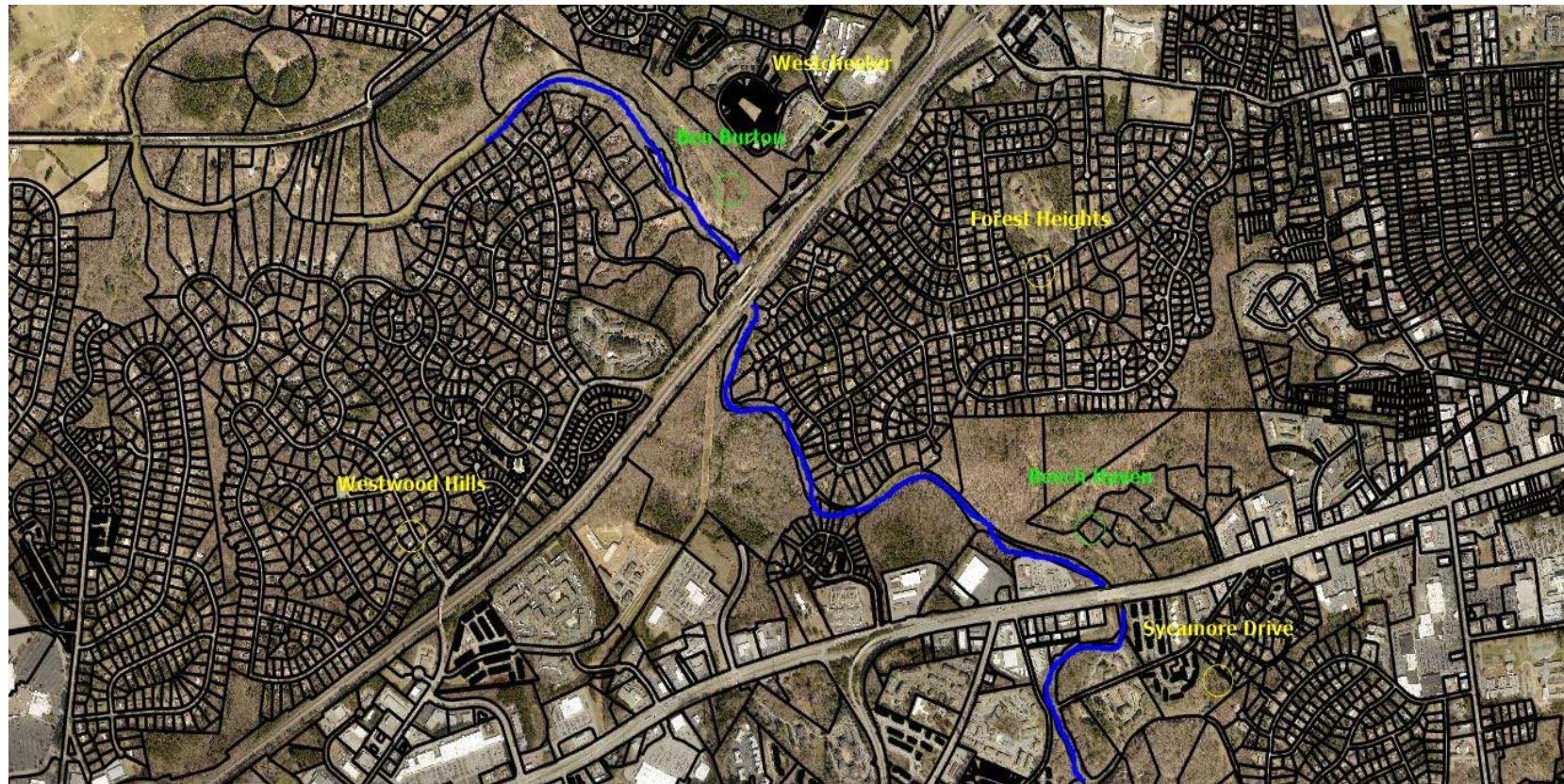


Greenway Trails Create Spaces that are Respectful and Welcoming

- Trail standards for anything that runs along the river call for 10'-12' wide hard surfaces
- They travel through greenspaces
- Multi-Use: pedestrian, bicycle, electric mobility
- Combustion engines prohibited



This Segment of the Greenway Will Provide Connectivity to Multiple Surrounding Neighborhoods



This Project Falls Within the West Broad/Hawthorne Tax Allocation District



Costs

Detailed project capital budget costs (to be funded from TSPLOST 2026 only):

Project Costs (round to thousand)	Amount
1. Land Acquisition / ROW / Easement:	\$ 600,000
2. Design Fees: (Min.12% of New Const.; 14% of reno.; 16% for LEED proj.)	\$ 2,750,000
3. Miscellaneous Fees: (Min. Minimum of 3% of Construction Costs – used for permitting, etc. Utilize minimum of 10% if land acquisition if necessary.	\$ 530,000
4. Construction:	\$ 19,000,000
5. Construction Contingency: (10% of the Construction line item)	\$ 1,900,000
6. Testing:	\$ 480,000
7. Project Management: (4% of the total budget line items above)	\$ 1,010,000
8. Project Contingency: (10% of the total budget line items above)	\$ 2,627,000
9. Public Art: Calculated at 1% of the Construction line item.	\$ 190,000
10. Other 1:	\$
11. Other 2:	\$
Project Subtotal:	\$ 29,087,000
14. Program Management (2% of Project Subtotal):	\$ 582,000
TSPLOST 2026 Project Total:	\$ 29,669,000

Staff Comments: Design Fees increased, over average percentages, to cover the likely additional engineering expenses for larger bridges, USACOE hydraulic studies, land acquisition, and structural evaluation of GDOT bridges. —

Project Financing

Is the proposed Project to receive funding from source(s) other than TSPL OST 2026? No

QUESTIONS?

