

CITY OF FOND DU LAC DOWNTOWN RIVERFRONT PLAN

Prepared by MSA Professional Services, Inc.
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Prepared for the City of Fond du Lac

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TABLE OF CONTENTS

1.	Introduction	5
2.	About the Corridor	8
3.	Existing Plans Summary	17
4.	Site Analysis + Environmental Assessments	21
5.	Existing Conditions + Uses	30
6.	Comparative Analysis	41
7.	Community Engagement	53
8.	Concept Plans	63
9.	Master Plan + Implementation Strategy	79

Appendix 1: Environmental Assessments

Appendix 2: Community Engagement

Appendix 3: Master Plan

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1. INTRODUCTION

INTRODUCTION

The Fond du Lac Downtown Riverfront Plan is a master plan guide for the future of the downtown river corridor. By analyzing context, inventory, demographics, physical features and hearing public comment, this plan is a representation of best practices and community vision. These improvements and guidelines will help the City of Fond du Lac determine next steps for replacement and upgrades to the existing riverfront conditions. The plan aims to promote community relationships, invite visitors, execute sustainable and ecological practices, and expand economic opportunities for the downtown district.

Project Goals:

#1 CREATE + ENHANCE
PUBLIC GREEN SPACE

Along the River Trail and through the project corridor, creating, improving, and activating green space will enhance user experience. It will lend to the growth of Fond du Lac tourism, business, and recreational activities.

#3 CONSIDER FLOODING +
WATER CLARITY

Understanding the flooding and water clarity concerns contributes to potential design solutions. With the implementation of this plan, engaging in further discussions with the Wisconsin Department of Natural Resources and City Floodplain Administrator, will move this project in a forward direction of planning and the implementation of a cleaner and safe river.

#2 PROVIDE AESTHETIC +
STRUCTURAL IMPROVEMENTS

Many areas of the existing river walls need replacement or enhancement. Maintaining new, consistent, resilient sea walls and natural shorelines will be safer and provide habitat for native plants and animals.

#4 PROVIDE SAFE ACCESS
TO THE RIVER

Current conditions of the shoreline do not allow for safe or accessible access to the river. Proposing fishing nodes and overlooks, as well as watercraft launches and seawall ladders, will yield safer access for users.

Project Schedule:



2. ABOUT THE CORRIDOR

ABOUT THE CORRIDOR

1.1. Regional + Local Context

Watershed

The Fond du Lac River that flows through the project area is part of the Fond du Lac River watershed. This watershed encompasses approximately 245 square miles (156,642 acres) and contains 461 miles of streams and rivers, 775 acres of lakes and 22,373 acres of wetlands. Within this water shed, the majority of land uses are agricultural and wetlands (McLennan). These land uses are a major factor in the water clarity concerns within the river. Sediment and phosphorus found in river water stem from cropland erosion, agricultural tile drainage, eroding stream banks, and limited buffer protection along stream corridors and urban development in this watershed. To prevent such water clarity issues, landowners must be educated and encouraged to reduce phosphorus and sediment runoff. Farmers can implement cover crop practices in late fall and spring to prevent cropland erosion. Furthermore, preventing the spread of aquatic invasive species and prioritizing the highest sources of pollutants will aid in water clarity.

A number of rivers and streams in the watershed are currently on Wisconsin's impaired waters list as required by section 303(d) of the Federal Clean Water Act. These can be seen in Figure 2.2. This is important to help address through design practices within the project area, and for the City to address where they can. Many of these rivers and streams suffer from low dissolved oxygen and degraded habitat due to nonpoint source pollution impairment. The Fond du Lac River has elevated levels of polychlorinated biphenols (PCBs) which results in contaminated fish tissue and chronic aquatic toxicity.

What is nonpoint source pollution?

Nonpoint source pollution is pollutants or contaminants that are picked up by stormwater across areas of land. There is no one direct source, but many, that contribute to the pollution of water bodies.

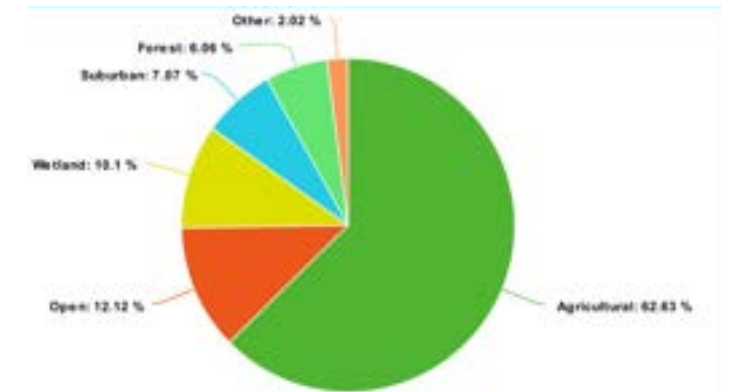


Figure 2.1: Fond du Lac Watershed Land Use Graph

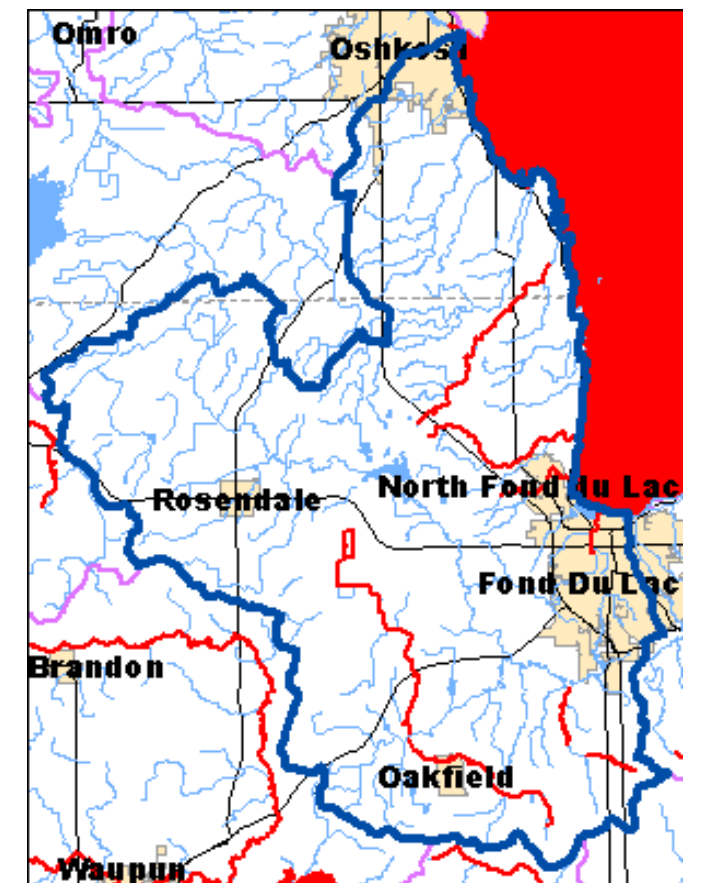


Figure 2.2: Fond du Lac Watershed and Impaired Waters Map

Trails

The project area can be connected to many trail and path networks within the City of Fond du Lac, as well as county-wide. Fond du Lac County developed its first recreational trails in the 1980s. Working with neighboring municipalities and the Wisconsin Department of Natural Resources (WDNR), they were able to establish the Mascoutin Valley State Trail, the Wild Goose State Trail, and the Eisenbhan State Trail through the 1990s. Since then, the county has established other local trails on former rail lines and along highways to connect these recreational trails and communities.

Prairie Trail

This trail runs along the Highway 151 Fond du Lac bypass and create seven miles of paved trail for users. This trail helps to link to existing trails: The Wild Goose Trail, Peebles Trail and the future Plank Trail.

Wild Goose State Trail

The Wild Goose State Trail is maintained by both Dodge and Fond du Lac counties. Trailheads and parking are located in Oakfield and at State Highway 49 for the 34-mile trail.

Eisenbahn State Trail

The Eisenbahn State Trail currently connects Eden to West Bend. If rail abandonment were to happen between Eden and Fond du Lac, this trail could continue and provide a regional connection to the project area.

Mascoutin Valley State Trail

This trail expands between Green Lake, Winnebago and Fond du Lac Counties. It completes 32-miles of multi-use path that passes through many communities. From Rosendale to Fond du Lac, the trail route takes you through the DNR owned Eldorado Marsh.

Peebles Trail

This 5.6-mile trail is also located on a former rail line and connects Fond du Lac to St. Peter.

The Fond du Lac Loop

The Fond du lac Loop is an intra-city trail that circles 16-miles connecting the community. The pathway is designated to facilitate a safe, healthy, enjoyable way for community members to explore the city and provide a cost sensitive form of transportation. The loop is ninety percent separate from roadways on a designated path. It connects the business district to the Lakeside Park promenade, business districts, Highway 151, and the community of St. Peter through the Peebles Trail. The River Trail within the project area contributes to a one-mile portion of this loop (see Figure 2.3).



Figure 2.3: Fond du Lac Loop Map

Parks + Recreation Facilities

Fairgrounds

Fond du Lac County hosts the County Fair each year at the fairgrounds, which are located within City limits. These facilities include many multi-use recreational buildings that are utilized year-round. Other events hosted here include trade shows, auto shows, company and church picnics, dances, horse shows, dog shows, equipment exhibitions, and ethnic festival and art fair, craft shows and rummage sales. The fair grounds are also the location of the municipality's water park.

City Parks

The City of Fond du Lac maintains 27 parks and other open space recreational areas. Each park uniquely provides amenities and programming for the community and events. There are four tiers of park classification: large urban parks, district parks, neighborhood parks, and mini parks.

Large urban parks, like Lakeside Park, are designed to serve the entire community. Lakeside park offers a wide variety of recreational facilities and is located along Lake Winnebago. This park recently went through a master planning process and will be seeing improvements and additional facilities in the near future. It currently offers views of the historic lighthouse, full marina, launching ramps, fishing piers, shelters, playground, softball diamonds, soccer fields, volleyball courts, concessions, restrooms, pavilion and bandstand, lagoons, fountain, amusement rides, canoe rentals, splash pad and other open space. Within the project extents, FIDO Dog Park is another community draw to the downtown area. Providing this amenity near the river corridor can be emphasized as a great benefit for riverfront development.

Taylor Park is a district park located just outside of the project area west of the Fond du Lac River. District parks provide recreational opportunities for adjacent neighborhoods and serve a one-

to-two-mile radius. Taylor Park offers an outdoor swimming pool, playground, sports courts, picnic facilities and shelters, restrooms, trails, splash pad and gazebo.

Neighborhood parks are meant to provide recreational facilities for all age groups within walking distance, or a half mile. Within the project area Hamilton park serves as a neighborhood park. With the implementation of this master plan, Hamilton Park will remain a neighborhood park and can service the River Trail for public restrooms, resting and fishing nodes. Hamilton Park currently offers a playground, peace officer memorial, basketball court, pond, benches, community garden and story walk.

Mini parks are intended for the central business district and other commercial districts. Veteran's Memorial Park, just east of the project extents, is considered a mini park. The park provides green space for the downtown business district. Within this park space are plantings, benches and walkways. The River Trail corridor offers opportunities for future mini parks.

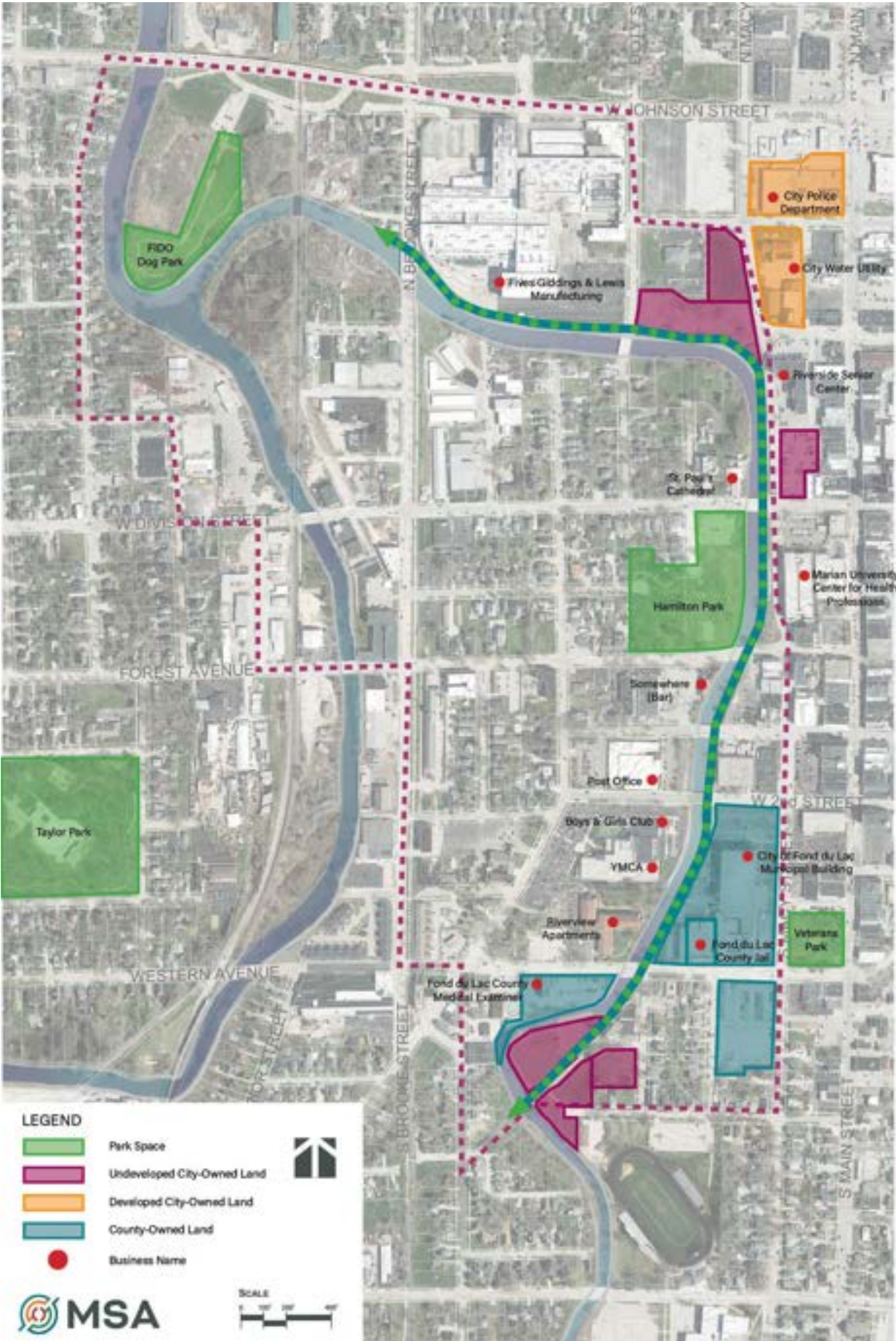


Figure 2.4: Existing Business and Open Space Map

Parking

Downtown Fond du Lac has many parking opportunities within the downtown corridor. Two parking ramps offer both metered and permit spaces. Metered parking is enforced weekdays from 8:00am to 5:00pm, 6:00pm on Main Street and can be paid via the Passport Parking mobile app. All metered parking is free through the evenings and weekends. Visitors can park for free on Main Street for up to two hours. Businesses and frequent visitors to the corridor utilize parking permits as a more cost efficient and convenient way to park. Below in Figure 2.5, you can view the existing parking opportunities in gray. With the

proposed amenities in the Downtown Riverfront Plan, appropriate parking additions will be considered to service new amenities and provide ample access.

How many parking spaces does Downtown Fond du Lac have?

According to the City's inventory, Downtown Fond du Lac has approximately 2,000 parking spaces which includes two large parking ramps.

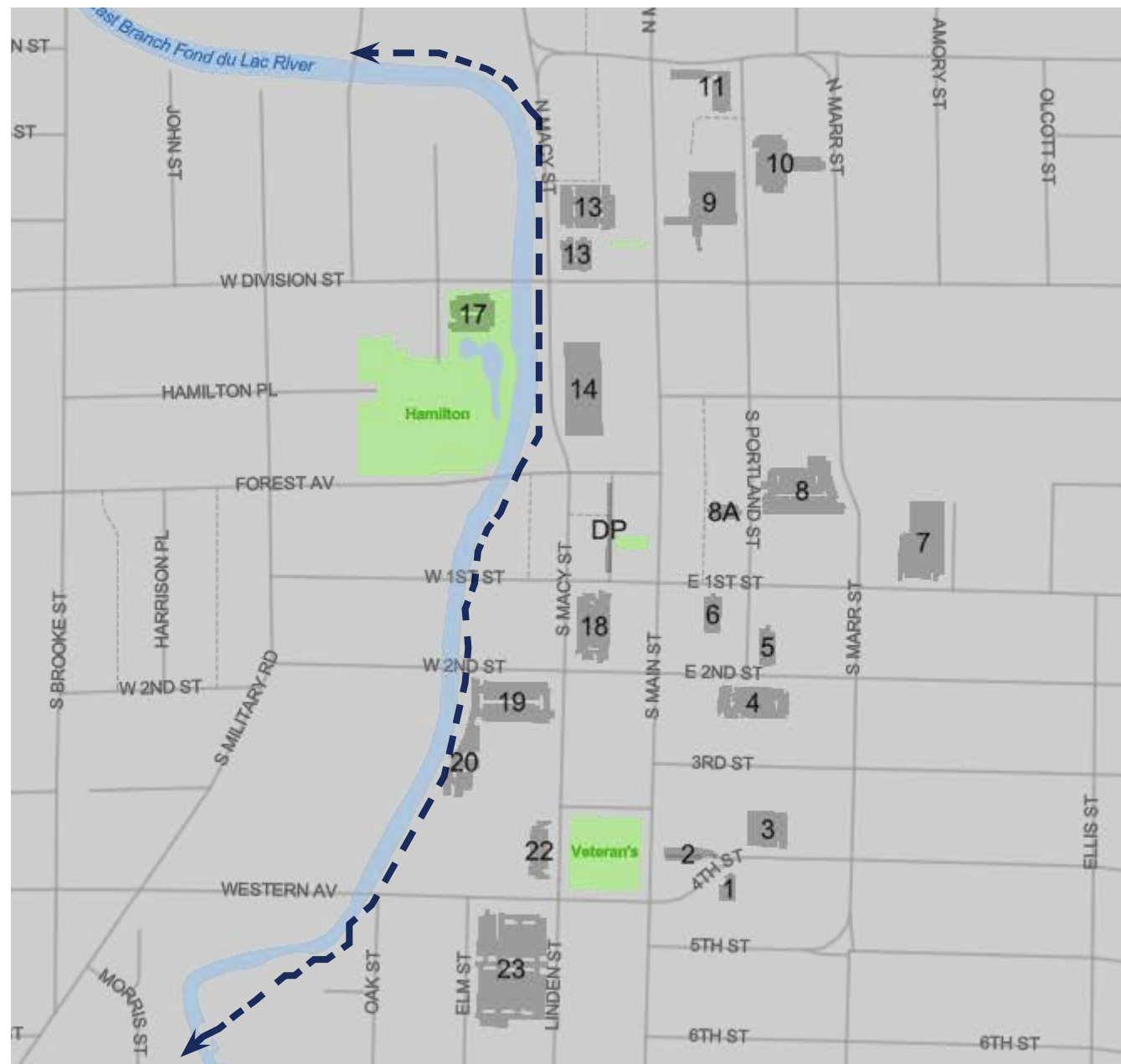


Figure 2.5: Existing Parking Map

1.2 Demographics

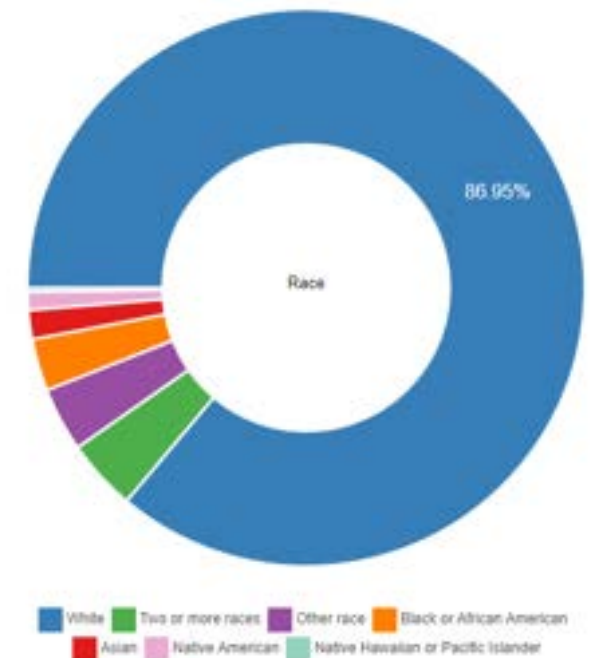
The City of Fond du Lac had a population of 44,412 people as of the 2020 census. The population is majority white (86.95%) followed by Two or More Races (4.04%), Other Race (3.6%) and Black (2.9%). The median age for residents was 37.2 years (Wisconsin Demographics). The rate of home ownership is 58.1%.

Within the project corridor, land uses range from residential rentals and owners, manufacturers, businesses and services. The immediate neighborhoods around the River Trail are lower-income with some new development and senior living mixed in with the business and services uses. These uses bring a range of people through the project corridor daily. The Riverfront Master Plan should cater to the immediate neighborhoods as well as those who will be visiting from other areas of the City and region. The updates and potential development of the river corridor will aim to continue to serve these residents and their needs. This includes keeping Hamilton Park a neighborhood space with other areas for public events in the riverfront corridor.

44,412
residents

37.2
median age

Racial Makeup



58.1%
rate of home ownership

3. EXISTING PLANS SUMMARY

EXISTING PLANS SUMMARY

3.1 Completed Plans + Strategies

Fond du Lac Loop Master Plan, 2017
The Fond du Lac Loop is a 16-mile bike and pedestrian trail that extends along the lakefront, through the urban Downtown, and natural areas located outside the city center. City officials hope to establish the Loop as a premiere recreational trail network with strong connections, consistent character and a series of support attractions that contribute to a strong sense of place and expression of local natural resources , history, culture, and art. Three identified areas along the Loop exist within the project boundaries. The former Quic Frez site bisects with the Riverfront trail and allows for the development of a trail head for the Loop. After extensive remediation, the Quic Frez site can serve future residents as additional green space. A triangular piece of green space sits on the corner of Forest Avenue and S Macy St along the Loop is identified as Gateway Plaza. The plan envisions this area as a future sculpture garden and plaza to connect the Riverfront trail and downtown core. Hamilton Park is located just west of the Fond du Lac River. Introducing place-making, upgrading facilities, and providing new amenities, the park can become an attraction for those visiting and working Downtown. These public park space will aim to create a stronger physical and visual connection to the Downtown.

Placemaking Strategy, 2019
Acting on the Downtown Exploratory Committee's recommendations around placemaking, this strategy formalizes ways to activate and enliven public space downtown. Primarily, strategies focus on developing and promoting different character areas through Downtown (the River, Main Street, Hamilton Park, etc). The strategy proposes connecting Downtown to Hamilton Park by increasing placemaking efforts. Recommendations to enliven Hamilton Park are more frequent and wider programming for all parts of the park,

take better advantage of its location, and build off what is currently working. Additional lighting and seating are planned as well as murals on the bridge and basketball court. These will help remove stigmas that the park is unsafe. Work around the riverfront is aimed at recreation and ecological health. Improving recreational and educational opportunities for the riverfront and increasing access and stewardship of the river and watershed are two major goals.

2040 Comprehensive Plan, 2021
The 2040 Comprehensive Plan for the City lays out goals, objectives, and policies for guiding future development. It includes public input, maps, chapters that address various plan elements.

- Public Input:**
- People want the downtown, especially near the river, cleaned up and beautified with trees, green space, fountains, etc.
 - People would like to see new restaurants/bars on the riverfront and improving the pavilion near the riverfront to activate the area.

- Policies:**
- Implementing green streets to cleanse stormwater runoff from impervious surfaces (e.g., streets, sidewalks). These are recommended along the riverfront to reduce stormwater runoff and flooding risk.
 - Areas annexed into the City of Fond du Lac after 1981 that include lakes, rivers, or streams are subject to a 75-foot building setback requirement from the lake, river, or stream.

What is a green street?

A green street is a stormwater management approach that incorporates vegetation, soil, and systems to filter and cleanse stormwater runoff .

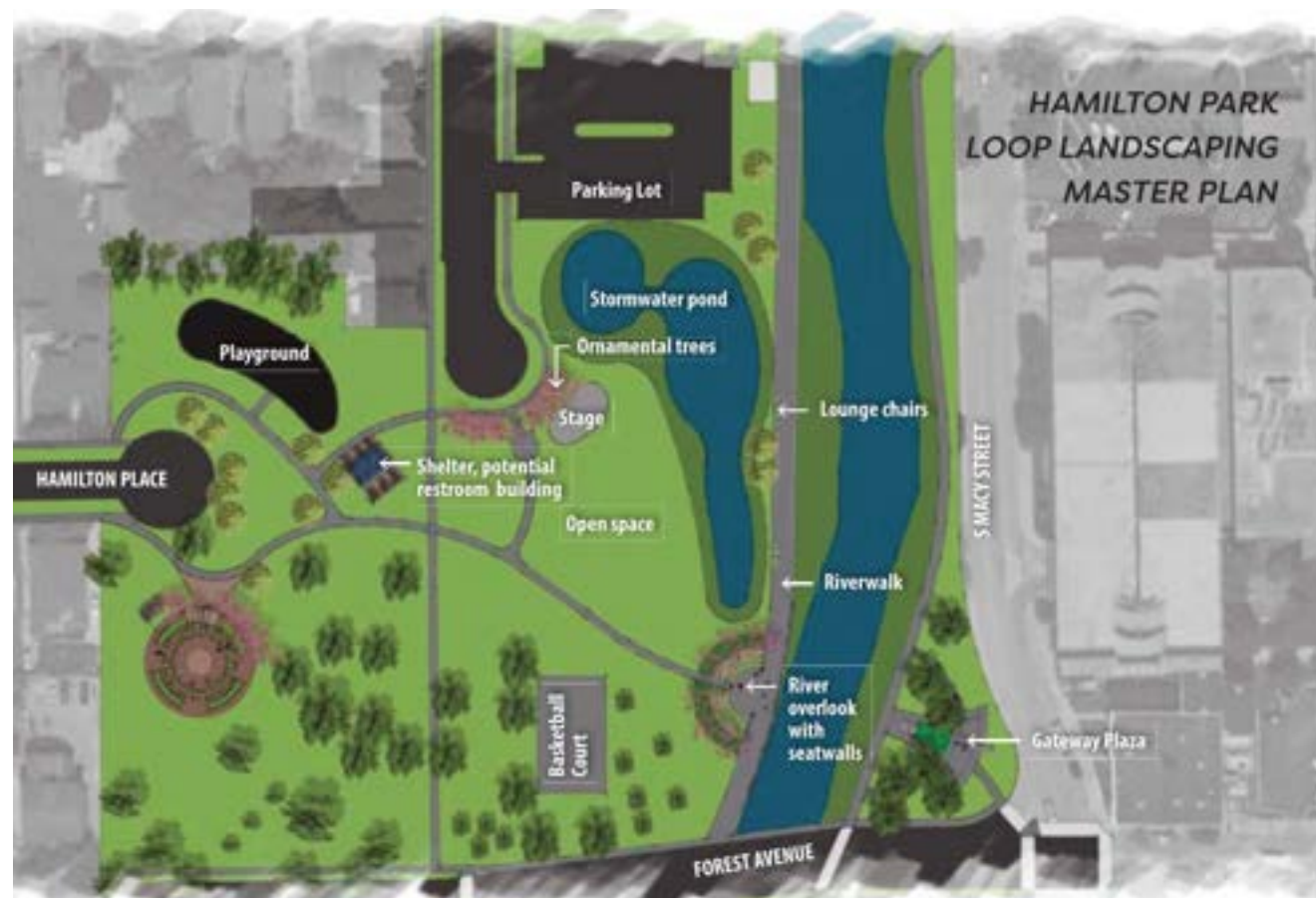


Figure 3.1: Fond du Lac Loop Master Plan - Hamilton Park



Figure 3.2: Fond du Lac Loop Master Plan - Quic Frez Park

Relevant Studies + Information

Downtown Development Plan, 2009

This plan was prepared in conjunction with the 2010 City of Fond du Lac Comprehensive Plan as a subplan.

Mixed Use Redevelopment:

This concept could involve increasing the utilization of existing buildings or the replacement of the existing buildings with new ones. Potential uses could include commercial, residential, and green space. The City of Fond du Lac would not initiate this project; rather it would be undertaken in response to the current owners indicating an interest in selling and/or a developer proposing a new development in the downtown.

Residential Redevelopment near Hamilton Park:

The land uses in this area are a wholesale bakery and a bar. With Hamilton Park to the north, the YMCA to the south, and the retail, services, and entertainment opportunities just a few blocks away in the downtown, the City should consider supporting proposals from the private sector in redeveloping this area for high-density residential land uses.

River Trail:

The River Trail is used primarily as a walking and exercise trail for employees in the Downtown. The River Trail is also part of the City's network of walking and biking trails. The Fond du Lac River is not currently viewed as an asset, but it could become one. The River Trail can be enhanced aesthetically and functionally with additional lighting, landscaping, bicycle racks, and seating areas. In doing so, the trail will also function as a lineal park in the Downtown. Signage should be added that directs trail users to the major destinations in the Downtown corridor.

Long Term Goal:

Work to develop better linkages between downtown and the riverfront.

Recreation Plan 2020-2024, 2020

The Recreation Plan outlines policies and action items for improving recreation opportunities in the City.

Objectives:

- Promote and endorse efforts to improve the water quality and navigability of Lake Winnebago and the Fond du Lac River system.
- Encourage efforts directed at improving both the visual and physical characteristics of shoreline areas through sound environmental and engineering practices.
- Continue to take advantage of opportunities to expand and develop public access and other facilities, which further encourage boating, fishing, and other water-related uses of the lake and river system.

Trails:

Improve and add trails as referenced in the Pedestrian and Bike Plan of 2013 to provide opportunity for safe biking, hiking, walking, jogging, in-line skating, and other forms of recreation, while linking community destinations.

General Park and Recreation Policies:

- Neighboring property owners should be involved in any trail or park planning development.
- Opportunities for increased open space within the downtown and central city should be explored.
- The City should continue to acquire land along environmental corridors, rivers, and streams for open space, flood control, and recreational purposes, and should develop those intended for recreational facilities as funding permits.

Bicyclist and Pedestrian Movement:

The City should take every opportunity to construct/extend parkways and trails along rivers and streams and environmental corridors.

Downtown Trail:

The trail along the East Branch of the Fond du Lac River in downtown is well-used, and should be considered for improvement. The trail needs to be stabilized in some areas where the river wall is deteriorating, and repaved throughout. Desirable enhancements in the downtown area could include lighting, landscaping, signage, benches, and bike racks.

Downtown Exploratory Committee Final Report, 2016

This report gathered input from community stakeholders on the direction of the Downtown.

Recommendation 4.3:

- Recommendation 4.3.1: Invest in engaging landscaping, utilizing such things as native grasses, more trees, and perennials.
- Recommendation 4.3.2: Create gathering spaces within Hamilton Park, such as places to eat, performance opportunities, etc.
- Recommendation 4.3.3: Construct a walking bridge over the river to connect from Macy Street to Hamilton Park.
- Recommendation 4.3.4: Partner with the Fond du Lac Public Library to develop Hamilton Park into a family-friendly gathering space, utilizing the Story Walk as its foundation.

2016 Downtown Fond du Lac Market Study and Plan, 2016

Based on existing data and surveys with City residents, an analysis and plan for the Fond du Lac market was complete in 2016.

The study finds significant opportunity to connect built environment with the river. Enabling or providing infrastructure that encourages public gathering such as patio cafes, flexible public spaces and/or temporary furniture or amenities generates outdoor activity which in turn attracts additional foot traffic. Similarly, increasing access to and interaction with the river creates opportunities to capitalize on a unique asset, and one that is already an often-photographed spot within the community.

Implementation Plan:

- Improve streetscape connections on East-West streets to the River to encourage pedestrian connections.
- Incorporate Hamilton Park and The Loop into existing or new events (duck race, adventure race, etc.)
- Support development of restaurant with riverfront dining/views.

Ready. Set. Develop. Downtown Vision, 2019

A booklet that guides developers looking to bring their development to Downtown Fond du Lac.

Riverwalk District:

Features pedestrian Riverwalk, bridge, and outdoor amphitheater. Hamilton Park and areas surrounding the Fond du Lac River will be enhanced with natural landscaping and recreational trails. Surrounding neighborhoods will be developed for live/work opportunities.

Developments Underway:

- Main Street reconstruction
- State of the art YMCA and Boys and Girls Club; \$12.5 million renovation project
- Riverwalk Business Center
- Historic Main Street District
- River Trail

4. SITE ANALYSIS + ENVIRONMENTAL ASSESSMENTS

SITE ANALYSIS

A major factor in design consideration includes natural components. The site analysis section will provide insight into natural features that may influence the corridor design and amenity and programming layouts. Studying the Downtown corridor's sun angles, wind conditions, soils, and DNR flood maps will help to understand opportunities and limitations within the Riverfront Plan. Designing with sun angles and wind in mind are important factors in orienting site amenities and programs providing the optimal experience for users through all seasons. Soils and flood maps will dictate suitable land for development, structures, or natural space based on soil type and flood plain boundaries.

4.1 Sun Angles

Looking at the seasonal sun angles for the Downtown Fond du Lac area, one can note the opportunities to create shaded gathering areas and provide a comfortable orientation for site amenities. Being in the northern hemisphere, the sun is oriented in the south with dramatic swing of long summer days to short winter. The spring and fall equinoxes display a similar sun angle and duration of time the sun is in the sky as the sun transitions through the spring and fall seasons. The summer solstice is the longest day with the sun at its peak in the sky. While the winter solstice occurs on the shortest day of the year with limited daylight low on the horizon.



Figure 4.1: Fond du Lac Sun Angles

4.2 Wind Roses

Seen below are the wind roses from the Fond du Lac weather station at the airport. The figure displays that in the month of March wind is prevalent from the northeast, northwest and southern sides. To provide comfortable use year-round, natural and physical barriers from the northern side could benefit site users in the winter months.

Through June and September, a strong southern wind is somewhat consistent providing summer breezes through event spaces and gathering areas. In December winds pick up again from the north and northwest directions.

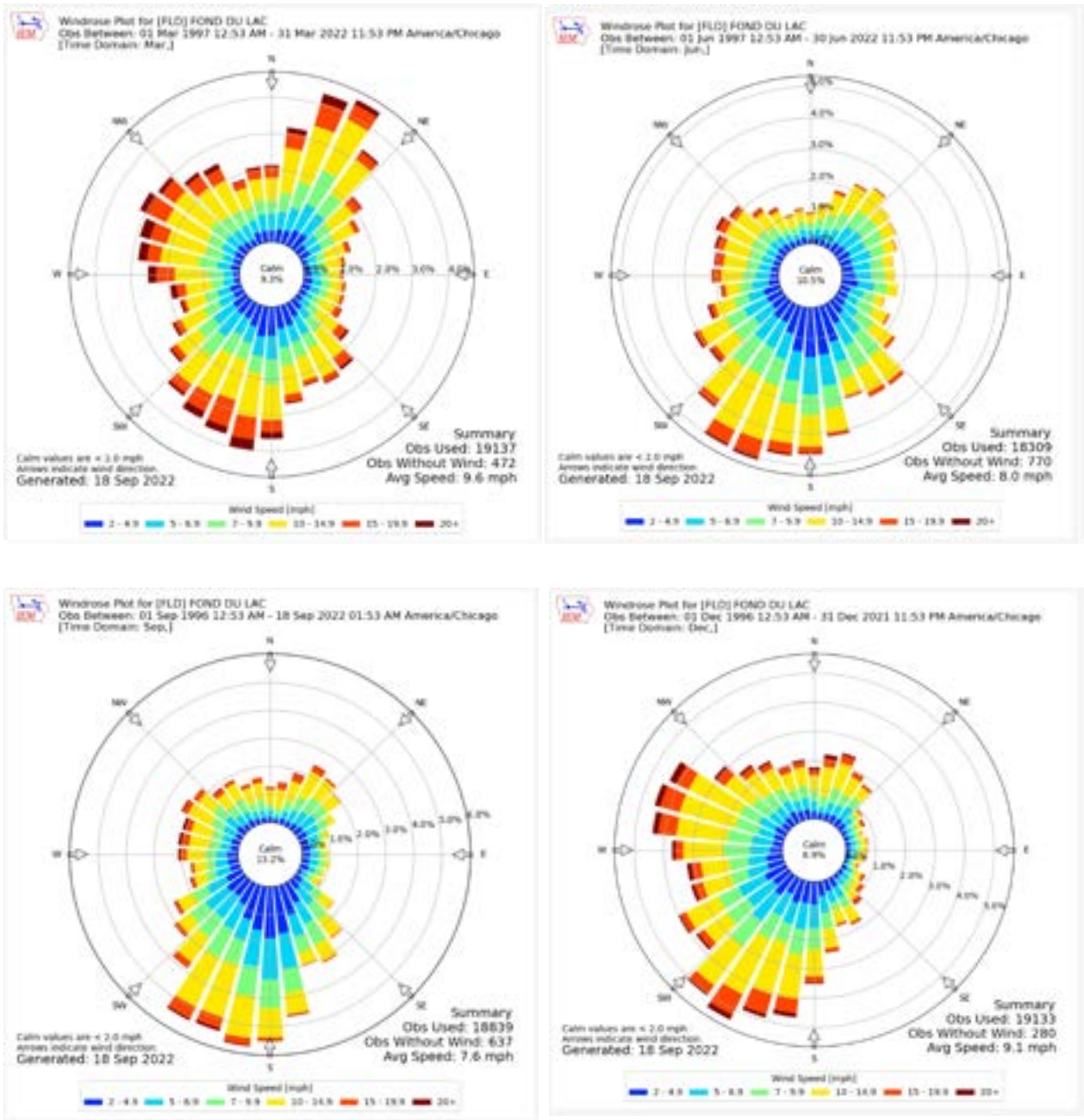


Figure 4.2: Fond du Lac Wind Roses

4.3 Soils Map

The soils map indicates four (4) soil types within the project area. All of these soils are considered silty clay loam soils. A loam soil is made up of a mixture of sand, silt, and clay. The silty clay loam has higher percentages of clay and silt than sand. This makes the soils relatively poorly drained and more easily compacted. The soils found within the riverfront corridor are as follows:

- Poygan silty clay loam (Py): 0-3% slopes, drained areas used for cropland, undrained areas for woodland or pastureland. Native vegetation is deciduous swamp forest of American elm, red maple and white ash. Suitable for building development.
- Depere silty clay loam (DcA) 0-3% slopes, Suitable for building development.
- Manawa silty clay loam (McA) 0-3% slopes, used for cropland, native vegetation is mixed hardwoods and conifers. Suitable for building development.

- Kewaunee silty clay loam (KoB) 2-6% slopes, somewhat well-drained (higher sand content), most areas used for cropland. Native vegetation is deciduous forest – sugar maple, northern red oak, American basswood, white ash, and American Elm. Suitable for building development.

Overall, these soils are suitable for development of park space and redevelopment within the downtown corridor. Further soil analysis would have to take place before any construction could begin.

Why do soils matter?

Soils are crucial to our survival. They help grow our food, purify water, protect against flooding, and combat drought. They also provide structural support for development of buildings which is applicable to this project area.

Map Unit Symbol	Map Unit Name	Acres in AOI	Percent of AOI
Am	Alluvial land	3.5	0.5%
DcA	Depere silty clay loam, 0 to 3 percent slopes	14.6	2.1%
KnB2	Kewaunee silt loam, 2 to 6 percent slopes, eroded	12.3	1.8%
KoB	Kewaunee silty clay loam, 2 to 6 percent slopes	103.3	15.1%
KoD2	Kewaunee silty clay loam, 12 to 20 percent slopes, eroded	2.0	0.3%
KoE2	Kewaunee silty clay loam, 20 to 30 percent slopes, eroded	3.0	0.4%
McA	Manawa silty clay loam, 0 to 3 percent slopes	334.3	48.9%
Py	Poygan silty clay loam, 0 to 2 percent slopes, occasionally ponded, drained	187.0	27.4%
W	Water	23.7	3.5%
Totals for Area of Interest		683.7	100.0%

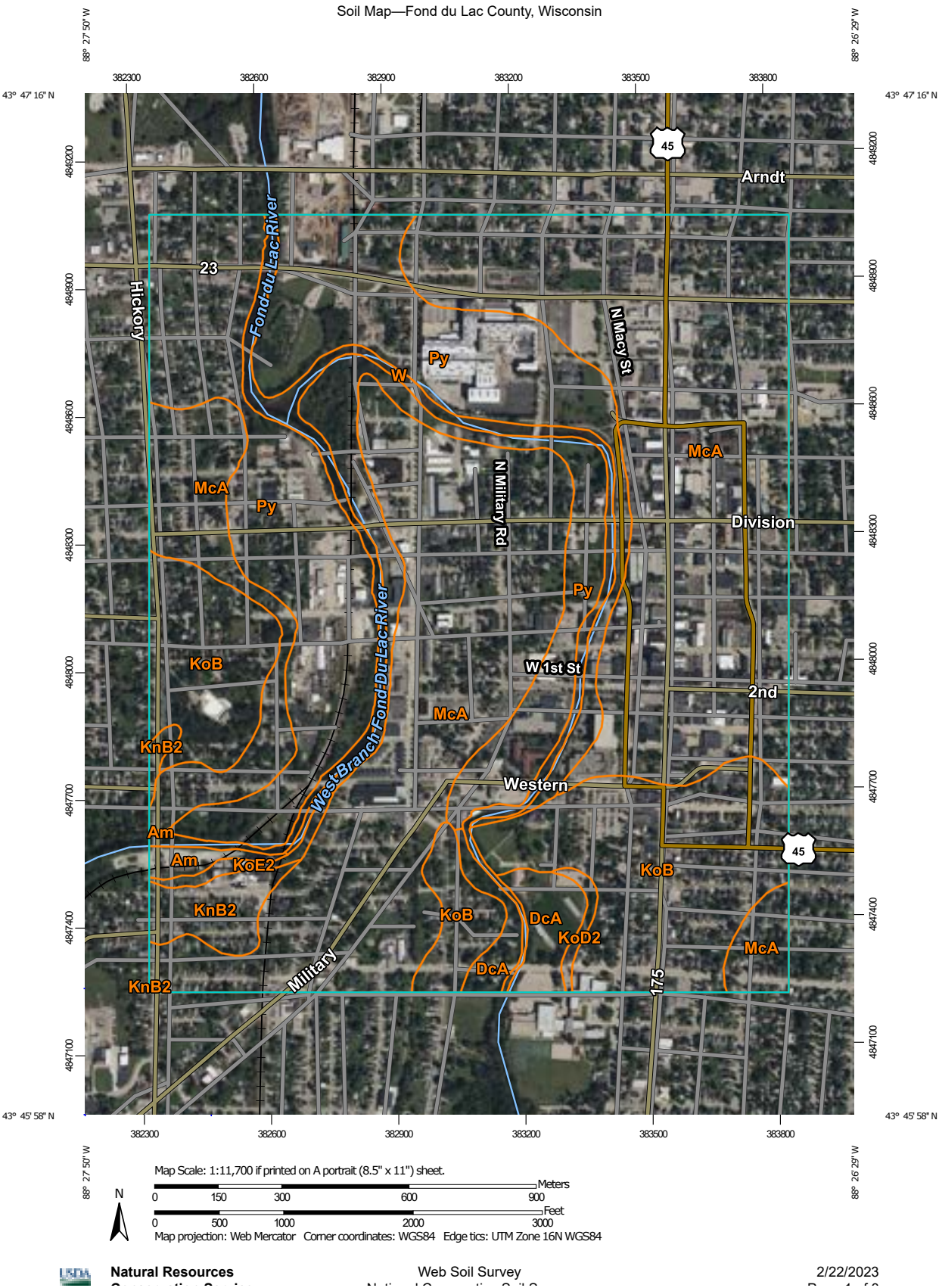


Figure 4.3: Fond du Lac Soil Map

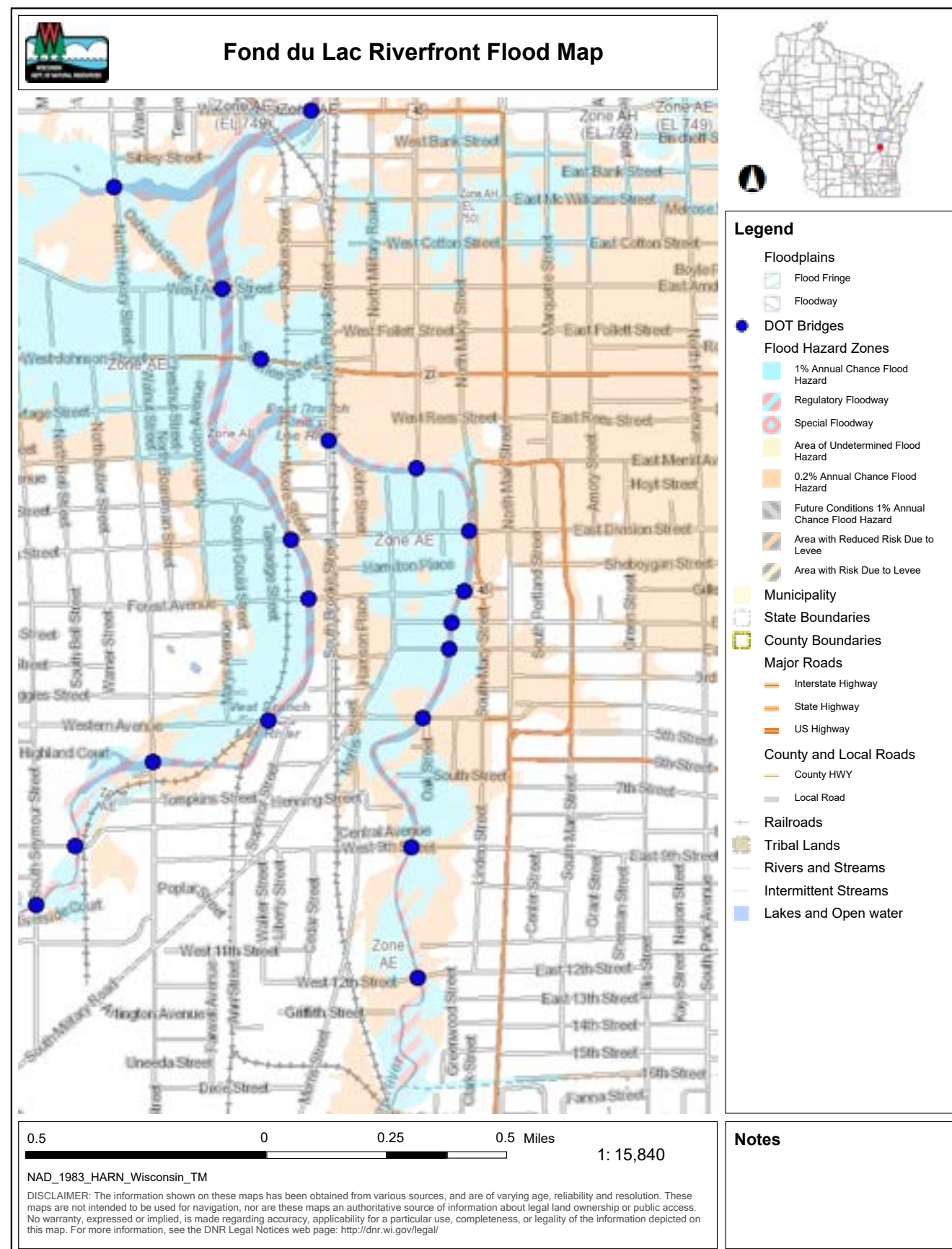


Figure 4.4: Fond du Lac Flood Map

4.4 Flood Map

The entirety of the project corridor has been studied by FEMA and 100-year floodplain extents and floodway boundaries have been delineated. Wisconsin Administrative Code NR116 (Floodplain Management) does not allow any modifications to the floodplain that result in any increase in 100-year flood elevations. In practice, the boundary between areas where modifications can and cannot be made closely follows the floodway boundary. Unfortunately, the floodway boundary appears to be inclusive of all areas where improvements to the channel corridor would be proposed. As a result, it will be necessary to modify the effective floodplain model to verify that alternative improvements cause no increases in 100-yr flood elevations. This effort will also provide an opportunity to evaluate options for mitigating floods with improvements to the river and adjacent areas.

The flood plain map (Figure 4.4) displays flood hazard zones through the Downtown corridor. The light blue indicates the 1% annual chance zone, while the light orange shows the .2% zone. The river itself is part of the regulatory floodway. Given the recent history of this corridor, it tends to flood more often than once every 100 years. In Fond du lac, this flooding has typically been due to the winter thaw and ice damming up the river underneath the existing bridges.

Flood mitigation is a goal for the City of Fond du Lac as they plan this downtown corridor and live amongst navigable waterways. However, there seems to be very little that can be done within this narrow corridor to make major changes to flooding issues. The next section will discuss the floodplain analysis findings. The City will have to conduct a larger flood plain analysis upriver from the project area to address both water clarity and flooding.

ENVIRONMENTAL ASSESSMENTS

4.5 Flood Plain Analysis

As part of the environmental assessment and site condition evaluation for the Fond du Lac Downtown Riverfront Plan, MSA analyzed ten (10) conditions for the East Branch Fond du Lac River, as listed below.

1. "Duplicate Effective" – HEC2 hydraulic model created by FEMA (for the Flood Insurance Study (FIS) from November 4, 2009) converted to a HEC-RAS format to be used to show any changes to the regulatory 100-year flood elevations.
2. "PR No Bridge" – Comparison model which removes all bridges from Doty Street to Western Avenue (this model was used just for demonstration purposes to show the maximum affect from removing bridges and is not a proposed alternative).
3. "PR Forest Bridge" – Model included raising the profile of the Forest Avenue bridge by five (5) feet. No other changes to the river corridor were made.
4. "PR 1st Bridge" – The 1st Street bridge was removed. No other changes to the river corridor were made.
5. "PR Sophia Storage" – A five-foot deep storage pond was added adjacent to the river north of N Sophia Street as relief for higher flow storms.
6. "PR S St No C" – A two-foot deep storage area was added to the river north of South Street, on the river side of the Fond du Lac Riverwalk, only in the area with no soil contamination.
7. "PR S St With Contam" – A two-foot deep storage area was added to the river north of South Street, this included both contaminated and non-contaminated soil areas.

- 8. "PR Forest + 1st" – The Forest Avenue bridge profile was raised by five feet and the 1st Street bridge was removed.
- 9. "PR Storagex2 No Contam" – Model includes both the storage area near N Sophia Street and South Street, with only the non-contaminated soil storage at South Street.
- 10. "PR Storagex2 W Contam" – Model includes both the storage area near North Sophia Street and South Street, including both contaminated and non-contaminated soil areas at South Street.

Based on the results, modifying or removing bridges does not provide benefit to the East Branch Fond du Lac River corridor. Analysis #2, which removed six bridges from Doty Street to Western Avenue only lowered the 100-year flood elevation by 0.01-ft. Additionally, the modeling showed little to no benefit to the storage at South Street for the urban sections along the river. This is due to the East Branch Fond du Lac River being controlled on the downstream end by the elevation of the Fond du Lac River, and it is too channelized north of Western Ave to feel the benefits from upstream storage. The storage at North Sophia Street provides up to 0.17-ft of reduced flood elevation. Given that the proposed option with the greatest impact is the downstream storage, it is reasonable to conclude that widening the stream throughout the urban section could make a positive impact on the 100-year flood elevations. However, due to the backwater from Fond du Lac River, any impacts will likely be minimal.

4.6 Contaminated Sites Analysis

Based on the review of these capped sites, it appears that each have moderate to significant environmental concerns which could impact possible site development. These summaries are intended for reference, more detailed site plans would need to be developed to include

documentation and reporting to the WDNR if site work was to take place. The closed site would likely require the preparation of a post closure modification, and the active sites would require adhering to WDNR guidelines for development at active remediation sites, as well as consideration of current site activities (for example, one site has an active remediation system in place).

What is a contaminated site?

A contaminated site is a site that may have toxic materials from previous, or current land uses, through chemical spills or poor materials management. Contaminated sites can be involved in remediation efforts to remove or correct soils. Contaminated sites can typically be used for park space and minimal development, depending on the extents of contamination.

Quic Frez (105 Oak Place)

The Quic Frez site located at the southern end of the project area and was first developed in 1884. Several former industrial and commercial uses formerly occupied the site. These businesses included: a Sanitary Refrigerator Company (paint booths), Quic Frez (paint booths/solvents), Kiekhaefer Mercury Sign Factory/Warehouse, Mercury Marine Corp, Hayward Tires, and a paint and body shop. Contaminants left on site included chlorinated solvents and other volatile organic compounds (VOCs).

The current site is open, which means clean up is still underway. It has gone through in-situ electro kinetic remediation, but chlorinated volatile organic compounds (CVOCs) concentrations remain high. The plume does not appear to be expanding and does not appear to posse a significant subsurface intrusion threat to nearby neighborhoods. The existing chain link fence



Figure 4.5: Quic Frez Contaminated Site Map

surrounds the 3,000 square yard remediation area on the north-central portion of the site.

A large amount of contaminated surface soil was removed to a depth of four feet by USEPA in 2002 during a time-critical removal action, reducing the direct contact threat at the site. Residual volatile organic compound (VOC) contamination remains at greater depths and are a potential source of vapors if construction were to occur over the source area. If soils were to be removed from outside of the excavation area or deeper than four feet, they would require screening and approved management. If any subsurface excavation were to occur, relatively shallow groundwater could be encountered in the area, which would require management. Minimal development of the site

is not only possible, but safe for the surrounding neighborhood and site users. Because of this, the Quic Frez land, outside of the 3,000 square yard remediation area, can function as another larger community park space along the Fond du Lac river corridor. This will provide more potential for water access, learning, and play opportunities.

Rueping Leather – 93 Doty Street (Lots 2&5)

This site was a leather tanning facility from 1854-1985 when it closed due to bankruptcy. The site today is closed, meaning cleanup of contamination has been completed and the Department of Natural Resources (DNR) has approved all cleanup actions. Former contaminants on the site included low-level concentrations of volatile organic

compounds (VOCs), semi-volatile organic compounds (SVOCs), and metals. Contaminants exceeding the residual contaminant levels (RCLs) included arsenic, lead and benzo perylene. Contaminants in groundwater exceeding emission standards included arsenic and chromium. Naphthalene was detected above the preventative action limits(PAL).

The latest report indicates that the southern portion of the site is capped with clay ranging from six to eleven (6-11) feet thick. The northeastern portion of the site is covered with two to four (2-4) feet of clay. These clay caps overlay one to two (1-2) feet of gravelly sand and building debris. Other buried debris include trees, brush, animal hides and fill soils of unknown origin. An estimated 12,638 cubic yards of waste materials were removed as part of the development of the stormwater management area on site. Excavated waste was hauled to a landfill for disposal.

Based on the closed status of the site and previous exemption from the Department of Natural Resources (DNR), development of this site is somewhat feasible. A post-closure Modification with fees for WDNR review would be recommended. Landfill soil screening and disposal may be necessary. Depth to groundwater was not noted in the report available on the Bureau for Remediation and Redevelopment Tracking System (BRRTS), so it is possible that groundwater management may be required if encountered during excavation activities.

Future development of this site is possible and would require planning and involvement with the DNR. Low-level development with additional park space, stormwater management, and access to the water would be very feasible for the future. Larger development would require deeper building or structure footings and further investigation into the capped site with the DNR.

W P & L Coal Gas Site MGP (184 Satterlee Street, formally 270 W. Johnson Street)
The manufactured gas plant (MGP) was open from the mid-1800s through the 1950s. The dog park operated by the City of Fond du Lac has occupied the eastern portion of the site since 2008 and the remaining portion is a fenced active phytoremediation area.

Contaminants include non-aqueous phase liquids (NAPL) (including LNAPL and DNAPL) present in MW-302. BTEX (chemicals: benzene, toluene, ethylbenzene and xylene) routinely exceed emission standards in samples. There is a layer of coal tar two to four (2-4) feet below surface at the site.

The site is currently undergoing active remedial groundwater activities including a Groundwater Extraction and Phytoremediation Irrigation Systems (GEPIS). The system has three extraction wells down to 15 feet below ground surface. Water pumped from wells is filtered and distributed to approximately 2,100 feet of drip line irrigation tubing over a one-acre area of land. Irrigation lines are buried 12 to 18 inches below ground surface. A maximum of 400,000 gallons of groundwater drip-irrigated during an annual growing season (6 to 7 months). Approximately 336,592 gallons of water was irrigated in 2021. A vertical barrier/ trench was also installed along western portion of site along the Fond du Lac River.

Based on the active remediation taking place on this site, development for a majority of the property would be restricted. Most of the contaminated area is currently fenced off to prevent public access as the site is remediated.

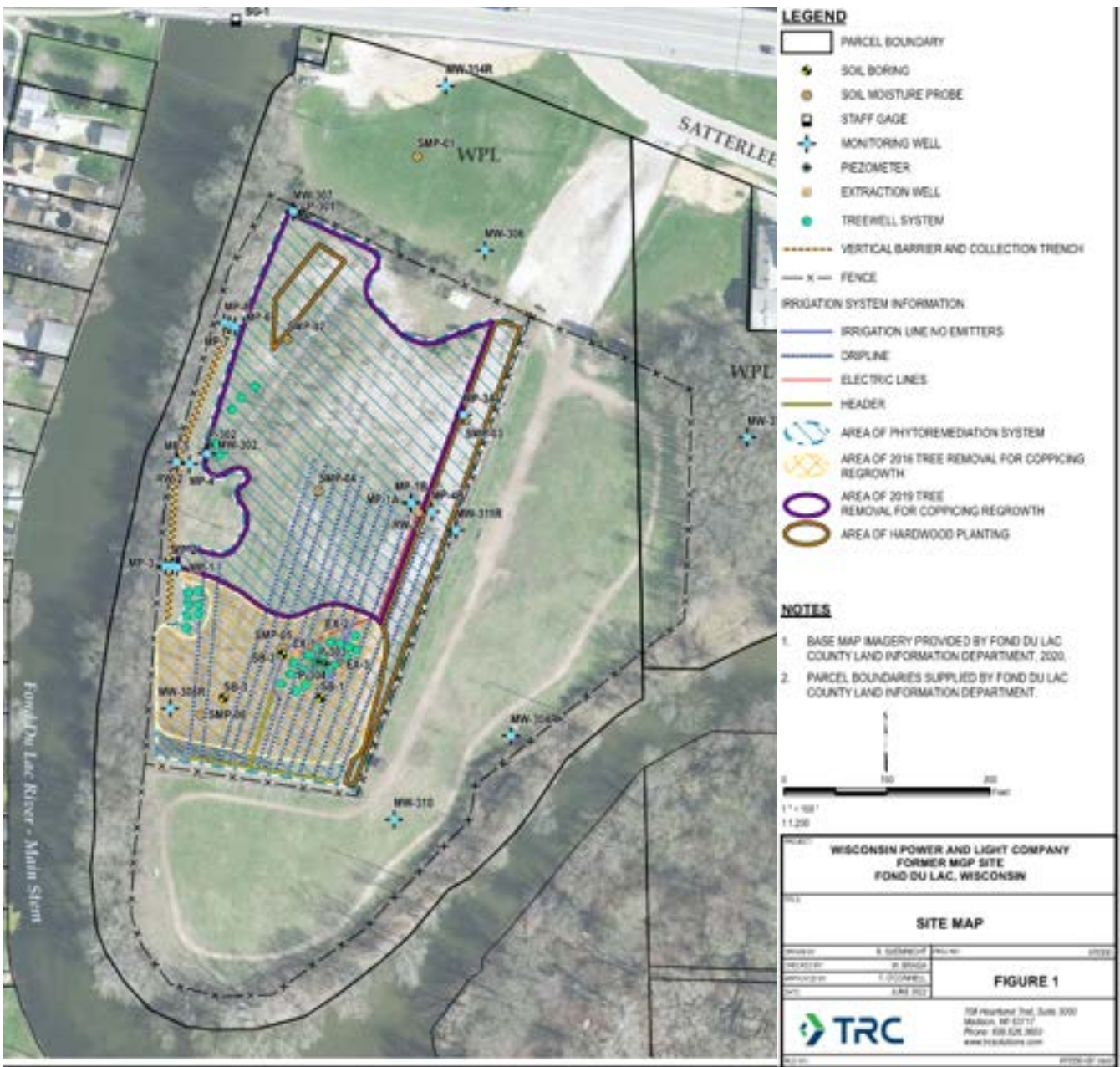


Figure 4.6: FIDO Dog Park + W P & L Coal Gas Site Contaminated Site

5. EXISTING CONDITIONS + USES

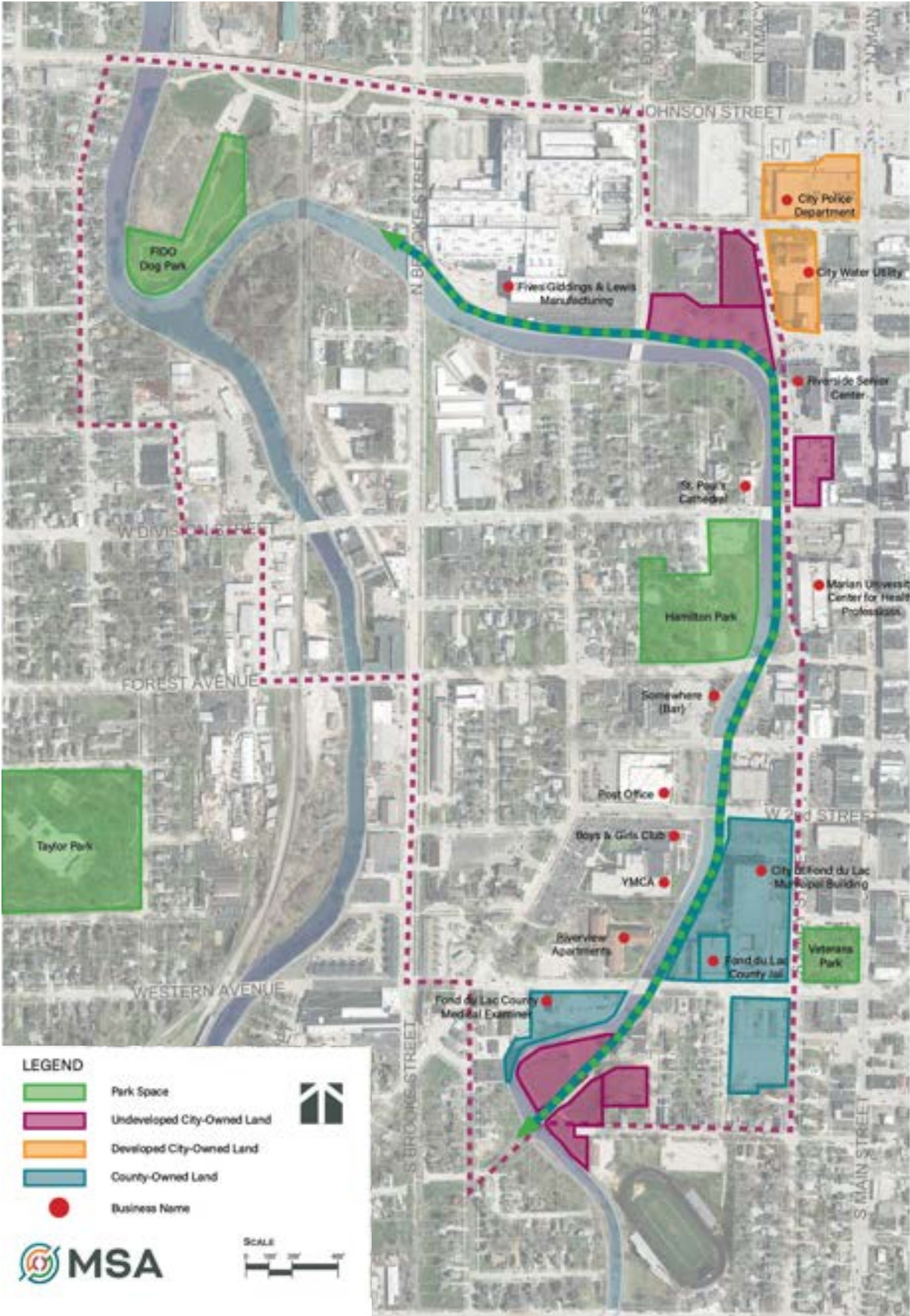


Figure 51: Existing Land Use Map

EXISTING CONDITIONS + USES

5.1 Land Use

The project area encompasses many existing uses from businesses and manufacturers to city and county services, park spaces, and the existing River Trail. All these uses are located in the downtown river corridor as seen in Figure 5.1.

The paved portion of the multi-use path extends one mile through the project area and is separated from roads on it's own path. The trail is in disrepair and must be repaved. There are ample opportunities to provide more options for seating or public space along it. There is currently no developed park space on the eastern side of the river to provide resting areas or restrooms for trail users. It is especially important to address this in the master plan as the River Trail is a portion of the greater Fond du Lac Bike Loop that encircles the City and is the Loop's access to Downtown businesses and restaurants.

Existing city-owned property is noted on the map as well. This shows opportunity for park development along the eastern side of the river with City-owned undeveloped parcels. The two parcels on the northern end near the City's water utility are known as the Rueping Leather site, a previous tanning facility that conducted business until the mid-1980s. This site is a capped site and requires monitoring by the Department of Natural Resources but provides open space along the river for potential development. At the southern end of the project extents, another contaminated site provides opportunity for a park space. The Quic Frez site and adjacent parcels acquired by the City are an open site that can contribute to more natural space along the River Trail. Existing FIDO Dog Park and Hamilton Park near the trail can be connected and included in the Downtown Riverfront Plan to continue to expand upon the available public green space. Other public parks –

Taylor Park and Veteran's Park are located just out of the project area but can become destinations for trail users. Corridor business and services can benefit from and promote proposed changes to create safer pedestrian access and encourage multi-modal transportation.

5.2 View Sheds and Vegetation

Figure 5.2 displays existing vegetation and potential viewsheds within the corridor. Maintaining existing vegetation that is in good condition and not contributing to shoreline overgrowth will be an important aspect of the proposed plan. There is potential to move young trees for proposed amenities and open space, but most vegetation in the corridor should be kept, preserving existing tree canopy and shaded areas. Further analysis would need to be conducted on tree conditions and health to determine damaged or undesirable trees.

The dark blue arrows display potential and current viewing areas. These include views from each bridge for both pedestrians and drivers. Other points of interest encompass the northern most bend where open space could be programmed, down Forest Avenue for users coming from Main Street, and entering the corridor on the south end.

What is an undesirable tree?

An undesirable tree can include invasive species, trees with dangerous or unwanted fruits or seeds, or broken main branches. Undesirable trees can also be species with known health issues or concerns.



Figure 5.2: Viewsheds and Vegetation Map

5.3 Existing Shoreline Treatments

As mentioned in the goals for this project, the proposed plan will address structural and aesthetic improvements within the downtown river corridor. The proposed shoreline will have consistent treatment between two options of either naturalized or walled edges. The existing shoreline has different forms of walls or no structural component to prevent erosion. These existing conditions include overgrown/natural edges, concrete walls, timber walls, sheet piling, steel wall and rip-rap. Condensing these shoreline treatments down to two options will create a visual cohesiveness within the corridor instead of being a distraction. It will also provide needed safety and erosion improvements.

To the right, Figures 5.3 through 5.6 display the types of shorelines that exist in the corridor and where each is located. In addition to replacing these walls, public murals or art features can be incorporated into the vertical walls across from public spaces to bring a sense of place to the river corridor.

What will the proposed shorelines look like?

The proposed shorelines will include a concrete block wall that has some visual interest and the opportunity for art murals at significant public spaces. The second shoreline treatment would be a naturalized edge with planted rip-rap for structural support from the river's flow.



Figure 5.3: Existing Shoreline Overgrowth (1)



Figure 5.4: Existing Concrete Wall (2)



Figure 5.5: Existing Timber Wall (3)

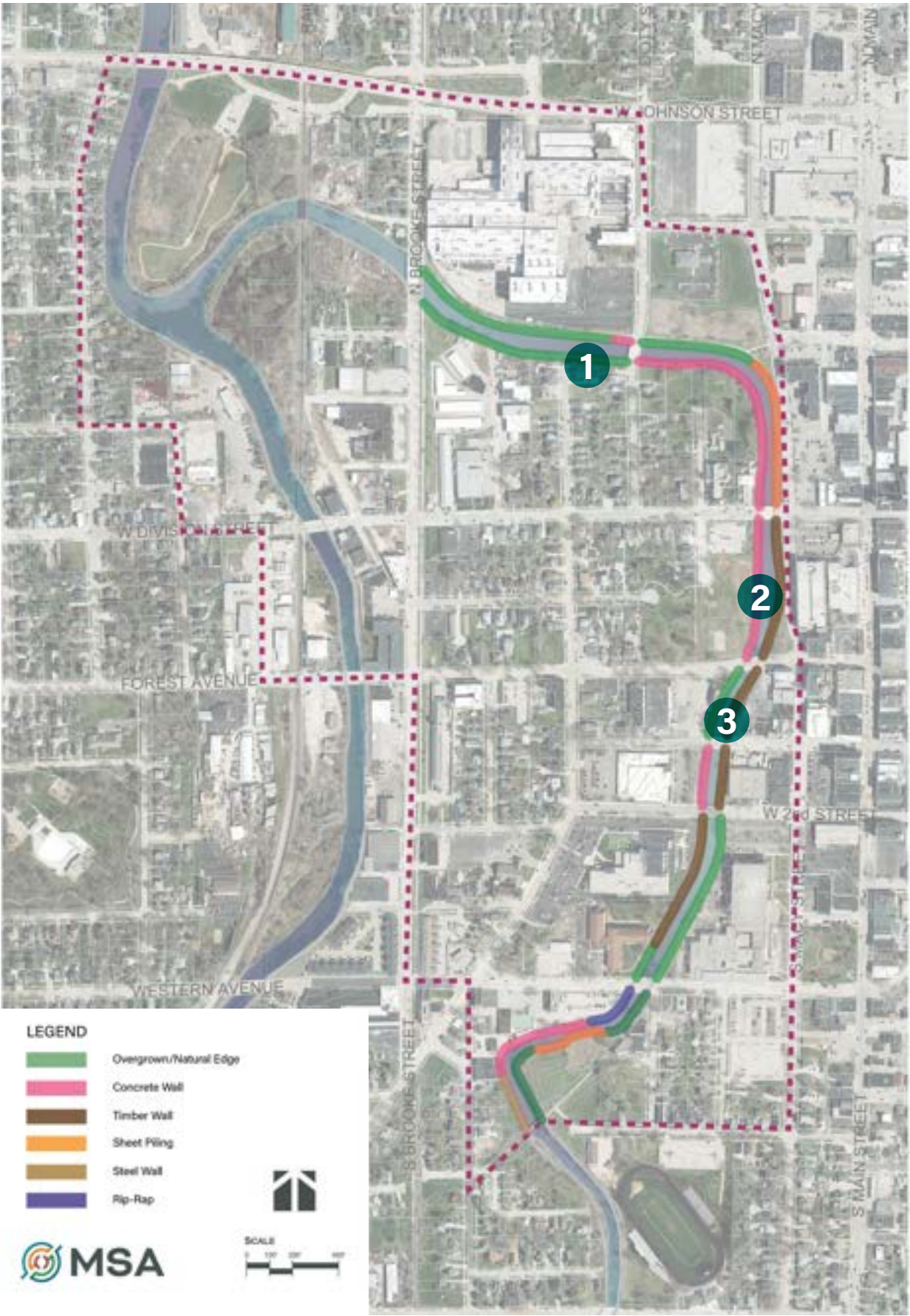


Figure 5.6: Existing Shoreline Treatment Map

5.4 Existing Shoreline Conditions

The shorelines discussed on the previous pages are in varying conditions in terms of their longevity. Many of the existing walls need replacement as they are failing or cracked in areas. Concerns with structural issues stem from weathering and aging that should be addressed through an official structural analysis and replacement plan.

Figures 5.7 through 5.10 display areas of concerns from a visual assessment of the project corridor. From the failing timber walls and overgrown shorelines with no structural support or erosion control measures, changes must be addressed. A very important part of the plan's implementation will involve the further assessment and replacement of many of the existing shoreline conditions.

Why is an overgrown shoreline concerning?

Overgrowth of shorelines is typically riddled with invasive species and contributes to sediment and material buildup when not managed properly. Overgrown trees leaning over the water may have exposed roots and are not structurally sound.



Figure 5.7: Failing Timber Wall (1)



Figure 5.8: Shoreline Overgrowth (2)



Figure 5.9: Concrete Block Wall



Figure 5.10: Areas of Concern Map

5.5 Existing River Trail Usage

Finally, an analysis was conducted by the East Central Wisconsin Regional Planning Commission in the fall of 2022. Four locations on the River Trail were monitored to count site users. The locations of these counters can be seen below in Figure 5.12. Figure 5.11 displays the daily totals of pedestrians and bicyclists that passed these locations. Over the two-week period the number of visitors varied. The least used area of the trail

was near the County Government Building, while the busiest was at North Brooke Street bridge. An interesting observation from this graph is the difference in users between the northern and southern sides of Division Street intersection. The north Division Street had a larger number of users which could indicate trail users are turning to access Main Street, Hamilton Park, or the trail from the north side of the intersection. In general the trail got more use on the weekends compared to the weekdays.

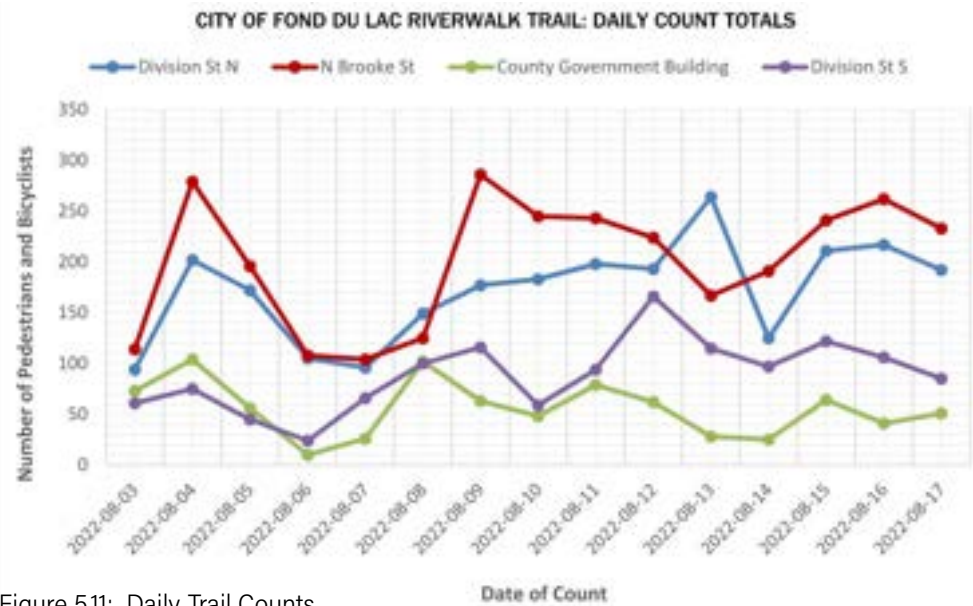


Figure 5.11: Daily Trail Counts

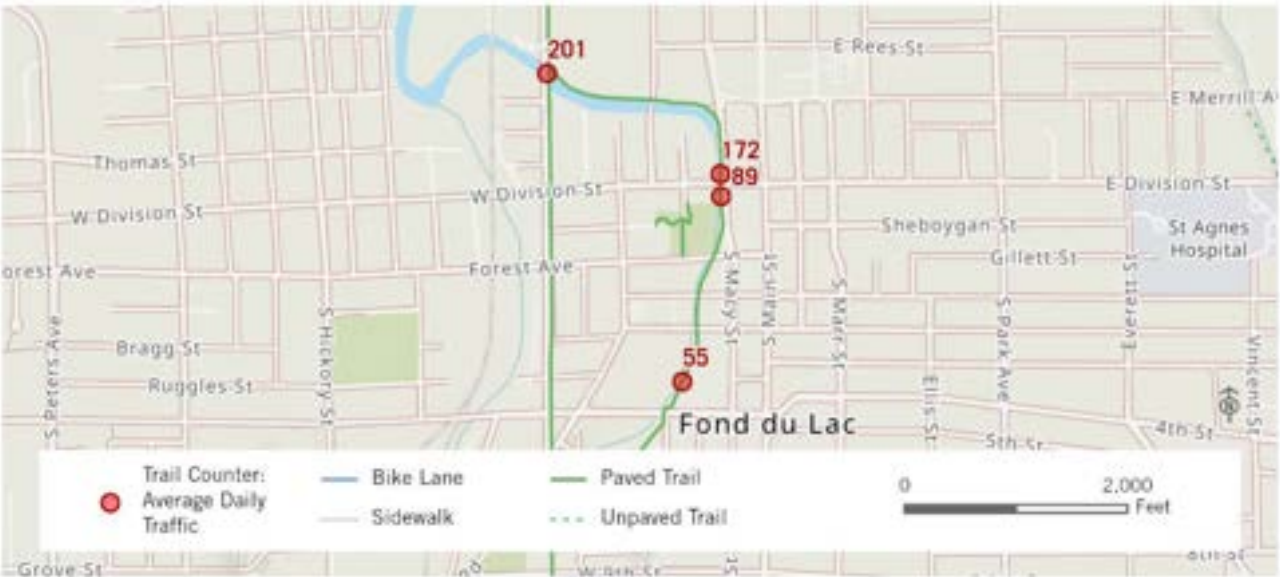


Figure 5.12: Daily Trail Count Locations

6. COMPARATIVE ANALYSIS

COMPARATIVE ANALYSIS

6.1 West Bend Riverwalk - West Bend , Wisconsin

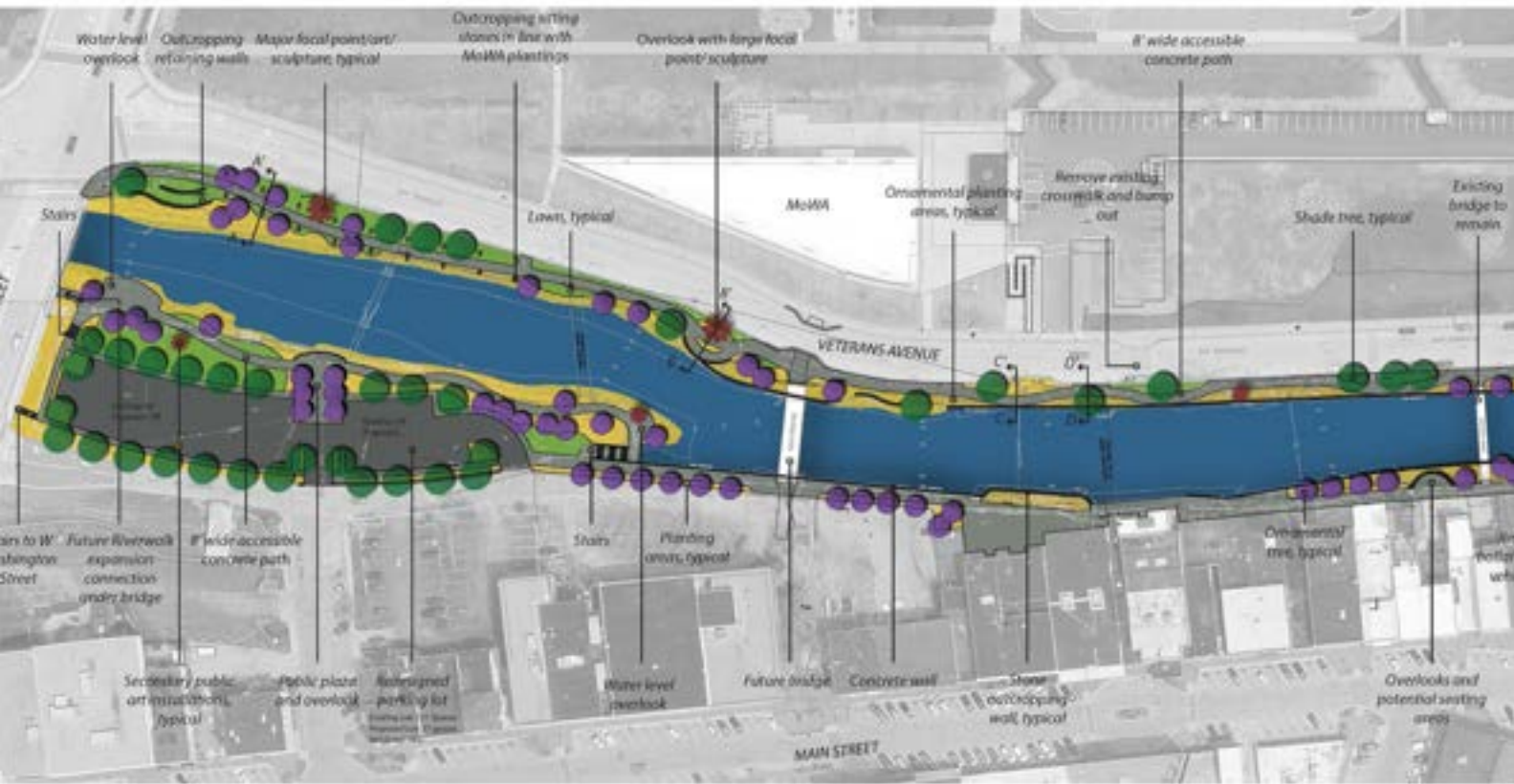


Figure 6.1: West Bend Riverwalk Plan

Project Goals

- Connect Downtown Corridor to River
- Attract More People to River and Activate the Corridor
- Improve Overall Appearance of Riverwalk
- Preserve and Enhance Views to the River Corridor
- Provide a Flood-Resistant Design, Accessible for All

Project Description + Comparison

The City of West Bend received a grant from the Department of Natural Resources to improve the shoreline and public access along the Milwaukee River. MSA worked to accomplish the goals set by the City and community to provide accessible outdoor space that serves the public.

The City of Fond du Lac can accomplish similar goals as listed by this example in West Bend. Providing public resting areas, access to the river's edge, improving the pedestrian experience and providing environmental improvements, are all apparent commonalities between the two project sites. The West Bend project also displays multiple lighting applications which provide precedent to how Fond du Lac could address lighting as a safety and design element. There are also opportunities to include Hamilton Park in Fond du Lac, which will provide more space for public amenities and riverfront activation. This could include more programming for sports, events, and the hope to provide watercraft and fishing access.



Figure 6.2: West Bend Riverwalk Overlook



Figure 6.3: River Access at West Bend Riverwalk



Figure 6.4: Amphitheater/Event Space at West Bend Riverwalk

6.2 Riverfront Revitalization - Greenville, South Carolina

Project Goals

- Establish an east-west Axis to Connect Across Districts
- Provide Opportunities for Economic Growth
- Create Variety in Public Space in Scale and Characteristics
- Utilize Native Plantings



Figure 6.5: Greenville, SC Riverfront Development District



Figure 6.6: Greenville, SC Riverfront Pedestrian Bridge

Project Description + Comparison

The City of Greenville implemented a major revitalization along the Reedy River to connect people to the natural resource. They also carried out strategies to protect the surrounding districts from flooding, while emphasizing native habitat and plantings.

Towards the northern end of the project site, the Peace Center Park provides public performance space across from the main riverwalk trail.

The pedestrian bridge above displays a connection that could be mimicked to connect FIDO Dog Park to the western side of the river in Fond du Lac. Emphases on the economy, public accessibility, view sheds, and environmental impact are similar goals to those of the Fond du Lac River that will generate positive impacts on the downtown corridor and overall community.



Figure 6.7: Greenville, SC Riverfront Pedestrian Path



Figure 6.8: Greenville, SC Riverfront Amphitheater

6.3 Riverfront Project - Wisconsin Rapids, Wisconsin



Figure 6.9: Wisconsin Rapids Riverfront Plan

Project Goals

- Connect Three Major Parks Along River
- Maintain Respect for the River
- Provide Open Access
- Offer Diversified Programming and Economic Opportunities
- Utilize Sustainable Practices

Project Description + Comparison

The City of Wisconsin Rapids is continuing to work towards completing their Riverfront Project along the Wisconsin River. This major project promotes the use of public parks along the river, the connections between them, fishing and watercraft access to the river, and programs that activate these spaces, even in its linear fashion.

The City of Fond du Lac Riverwalk Project offers similar opportunities to emphasize the existing public park space, creating additional resting areas, and improve access to the river. Most notable, this project highlights fishing and boating opportunities which the Fond du Lac Riverwalk would benefit from, especially through modified shoreline treatments and habitat rehabilitation.



Figure 6.10: Wisconsin Rapids Kayak Launch



Figure 6.11: Wisconsin Rapids Overlook



Figure 6.12: Wisconsin Rapids Overlook with Seating



Figure 6.13: Wisconsin Rapids Riverfront Trail



Figure 6.14: Wisconsin Rapids Sun Screen

6.4 Riverfront Revitalization - Elkhader, Iowa

Project Goals

- Build Flood-Tolerant Facilities
- Promote Active and Passive Recreation
- Promote Economic Opportunities
- Provide Accessible Access to the River
- Create Public Gathering Spaces



Figure 6.15: Elkhader, IA Riverfront Plan

Project Description + Comparison

In 2008, the City of Elkhader witnessed a major flood which required a unique solution to minimize future water issues along the Turkey River. By re-imagining the riverfront with public outdoor park space, a riverwalk and invigorating whitewater rafting opportunity, the City succeeded in creating a nationally recognized design.

In the City of Fond du Lac, flooding has also been a concern as the river has flooded the corridor a few times within the last decade. It is apparent that flooding mitigation as implemented on the Turkey River, could be practiced similarly in Fond du Lac to prevent future water issues. The whitewater rafting feature is also an interesting opportunity

that could prove to be of interest to the City and its watercraft users.

A recreational water feature like this would promote the importance of river access and the potential of recreational and economic growth it has to offer. The river is not as wide as the Turkey River, and therefore feasibility must be further explored.



Figure 6.17: Aerial View of Whitewater Feature



Figure 6.16: Whitewater Feature



Figure 6.18: Whitewater Feature



Figure 6.19: Park and Launch in Elkhader

6.5 Riverfront Project - Oshkosh, Wisconsin



Figure 6.20: Oshkosh Riverwalk Plan - JJR

Project Goals

- Activate Shoreline for Pedestrians and Boat Access
- Define "Zones" of Uses for a Diversified Shoreline
- Provide Lighting for Safety and Functionality
- Protect Shoreline through Reinforcement
- Create Public Gathering Spaces

Project Description + Comparison

The City of Oshkosh took on a major planning project to define a sense of place and connection for the Fox River. By planning for the future of this major shoreline redevelopment, they have been able to address pedestrian and boating access, emphasize economic opportunity, and promote environmental improvements.

Although the Fond du Lac River is not wide enough for motored boats, this project still displays the importance of interaction with the water and opportunities through a kayak launch, the River Trail, or public spaces with view sheds. In addition, the variety of shoreline treatments can be applied to accommodate varying needs for program elements. Oshkosh also wanted to emphasize the connections across the river and provide access to multiple public parks and businesses. This practice can be emulated at a smaller scale to connect the eastern and western sides of the Fond du Lac River.



Figure 6.21: Accessible Ramp and Rip-Rap in Oshkosh



Figure 6.22: Cantilever Riverwalk and Outdoor Dining



Figure 6.23: Leach Amphitheater in Oshkosh

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7. COMMUNITY ENGAGEMENT

COMMUNITY ENGAGEMENT

7.1 Public Open House + Information Meeting

The project team conducted a Public Open House at Annie's Fountain City Café on Main Street in Fond du Lac on July 28th, 2022. This open house and public information opportunity was offered during the night market, and advertised for the community to engage in discussions. They were asked to partake in and give comment on the development and improvement of the east branch of the Fond du Lac River. Community members were informed on the project and asked to provide feedback on places to highlight, improvements to be desired, and any concerns with the redevelopment.

Two activities were conducted to initiate idea generation of the community members. The first activity was a sticky note board that let attendees write their opinions on the strengths and weaknesses of the existing corridor and Riverfront Trail. A character image activity was also presented for attendees to "vote" with stickers on which styles and amenities they desired for the riverfront development and river corridor. Responses for these two interactive elements provided initial insight into what the community wants to see in the final Downtown Riverfront Plan.

Strengths + Weaknesses

The most common response from community members on the sticky note activity was that the river itself is unpleasant (10 instances) referring to the clarity of the water. A secondary concern is the flooding issues of the river (9 instances). Other responses suggested aesthetic improvements are needed to make the riverfront more appealing.

- Bridges and buildings are not appealing and ruin the riverfront aesthetic (5 instances)
- Litter and Trash (2 instances)
- Retaining walls are ugly

A couple of people were concerned about safety and access:

- Safety – area does not feel inviting (3 instances)
- Poor lighting at night
- Access to the river is lacking: kayak launch, stairs to water, fishing spots (3 instances)
- No free parking (3 instances)
- Lack of seating and Picnic Tables (4 instances)

And there were other opinions on amenities and usage:

- Existing paths don't lead to any destinations Lacking in activity and amenities (3 instances)
- No cafes, outdoor dining, or breweries along riverfront (3 instances)
- Hamilton Park doesn't have restrooms
- In terms of strengths, people see a lot of potential for the river corridor:
- Many possibilities with redevelopment (5 instances)
- People want to eat and gather downtown, if the river is improved this will only grow opportunity (5 instances)
- Hamilton Park: has green space in an ideal location, potential for more activities or access to the river (5 instances)
- Good opportunities for fishing
- Farmers and Night Markets

The second activity allowed people to vote on and visualize what some of these opportunities could become. People loved the idea of having riverfront café dining (28 votes), riverfront seating (27 votes), maintaining and improving the riverfront trail (20 votes), and the potential for a market pavilion (19 votes) or boardwalk trail (18 votes). People also enjoyed the idea of shaded picnic areas (14 votes), overlooks and fishing areas (10 votes), and kayak launches (13 votes). Overall, these results help understand that the public wants to see the river reach its full potential and create spaces for people to gather, celebrate and play. See full responses in Appendix 2.

7.2 Intercept Interviews + Observations

Observations were conducted on June 6th, 2022, which included six (6) intercept interviews with site users. Questions about what brought users to the riverfront were prepared in advance to provide consistency with the interviews. Site users were utilizing the riverfront for exercise, walking their dog, or just passing through the area. Respondents ranged from age 14-67, and two identified as a person with a disability. Most respondents noted they mostly come to the river corridor to visit shops or restaurants on Main Street, walk the riverfront trail, or utilize open space at Hamilton Park.

On July 28th, observations were collected at Hamilton Park for a 30-minute period. Most people were using the park as a shortcut as opposed to a destination. Twenty (20) of the twenty-five (25) observed were walking, biking, or scooting through the park. While the remaining five (5) were playing on the playground or sitting on a bench. Hamilton Park is somewhat disconnected from the rest of downtown and is currently separate from the riverfront trail which is on the other side of the river. There is an opportunity to enhance connections to Hamilton Park from the core downtown. This can be applied to most of the riverfront as previous public comment has said the riverfront corridor is "destination-less" and "lacking in activity and amenities".

Why do we conduct public outreach?

Public input and site observations are very important for project research. Hearing the concerns, goals and ideas of the communities we work in will provide the best baseline for design improvements. After all, those who live in the community will be using the project area much more often than us.

7.3 Stakeholder Interviews

Stakeholder interviews were conducted from November through December of 2022. A summary of general feedback is provided from each stakeholder interview.

Executive Director of YMCA – Proponent of downtown and recreational health
This stakeholder discussed the opportunities the riverfront and redevelopment bring to the City of Fond du Lac. He said that the river corridor can "create a place" for the community and region. He would love to see aesthetic improvements up and down the river with removal of overgrowth and addressing water quality concerns.

Plan Commission Member, Former City Council Person; Young Professional, Mental Health Advocate; Community Advocate.

This stakeholder is optimistic for the growth and development of the riverfront corridor. She is a proponent for providing access to the river for watercraft and providing public space with views of the river. Of course, water quality, flooding and aesthetic issues were of concern and brought up during our discussion. She suggested improvement in wayfinding along the riverfront trail and the addition of art, lighting, and public restrooms.

Executive Director of Boys & Girls Club, major user of the Loop trail and Hamilton Park.

This stakeholder sees a need for more usable outdoor space along the river corridor. He stated that COVID-19 created the need for more outdoor dining and generated other business opportunities that he could see implemented along the riverfront (i.e. Brewery, food trucks). He was one of the stakeholders who said that parking was a non-issue in the downtown area.

What is a stakeholder?

A stakeholder is typically someone who is affected by a project, or works with those who will be. This can include but is not limited to: nearby business owners, frequent site users, community and friends groups, and committee and board members.

FDL School Board member, Plan Commission Member involved with Ebony Vision (local nonprofit); Community Advocate.

This stakeholder sees the current riverfront as untapped area with a lot of potential. He shared his thoughts on the removal of the community center and grocery store as bad changes in the last decade. He is an advocate for providing some type of rentable small event shelter or space for the neighborhood and community. He is also very aware for the need of better and safer fishing access along the river.

Owner of Gallery & Frame Shop, Board Member of Downtown Fond du Lac Partnership, Engaged in the local arts.

This stakeholder shared that she can only see positive effects for Fond du Lac as the riverfront is redeveloped. She sees the need for access to the river for watercraft, fishing, and to create activity along the riverfront. She would love to see art along the trail as well as interactive or sensory play features for kids. Julie would like to see more lighting, rest areas and natural shoreline on the river.

Biking and Park Advocate, Member of the Fond du Lac Loop (nonprofit).

This stakeholder travels the Fond du Lac loop by bike often and would like to see the path repaved for a smoother ride. He suggested an addition of the trail on the west side of the river through Hamilton Park, connecting Division Street to Forest Avenue. He also noted the night crowd that is drawn downtown to Main Street could benefit from better lighting and possibly the riverfront becomes a destination for nighttime events as well.

Full notes on each of these discussions can be found in Appendix 2.

7.4 Design Charrette Open House

As the last step in the pre-concept phase of this project, MSA conducted a combination Open House Design Charrette for the Downtown Riverfront Plan and Main Street Corridor study. On November 28th, 2022, forty-eight (48) attendees participated in discussions for both projects. Results of the meeting provided continued insight into what the public wanted to see in the downtown corridor.

The Downtown Riverfront Plan groups were split into “north of Division Street” and “south of Division Street” groups. Although concern for disturbing capped sites within the project area prevented some idea generation, both groups were able to have discussion and draw out ideas for amenities and programming for the riverfront corridor.

- Main comments included:
- Providing kayak/canoe access and launches along the river
 - Adding seating and picnic tables along the trail
 - Addressing aesthetic improvements: overgrowth on shorelines, addition of art or murals
 - Making safe fishing access: overlook, stairs to water, fishing nodes
 - Creating small group gathering areas along the river
 - Providing space for events: markets, food trucks, family celebrations

Again, the overall feedback was positive from those who attended. Community members were excited to be involved in the planning and design process and gave insight into what amenities and programming they want to see in the river corridor.

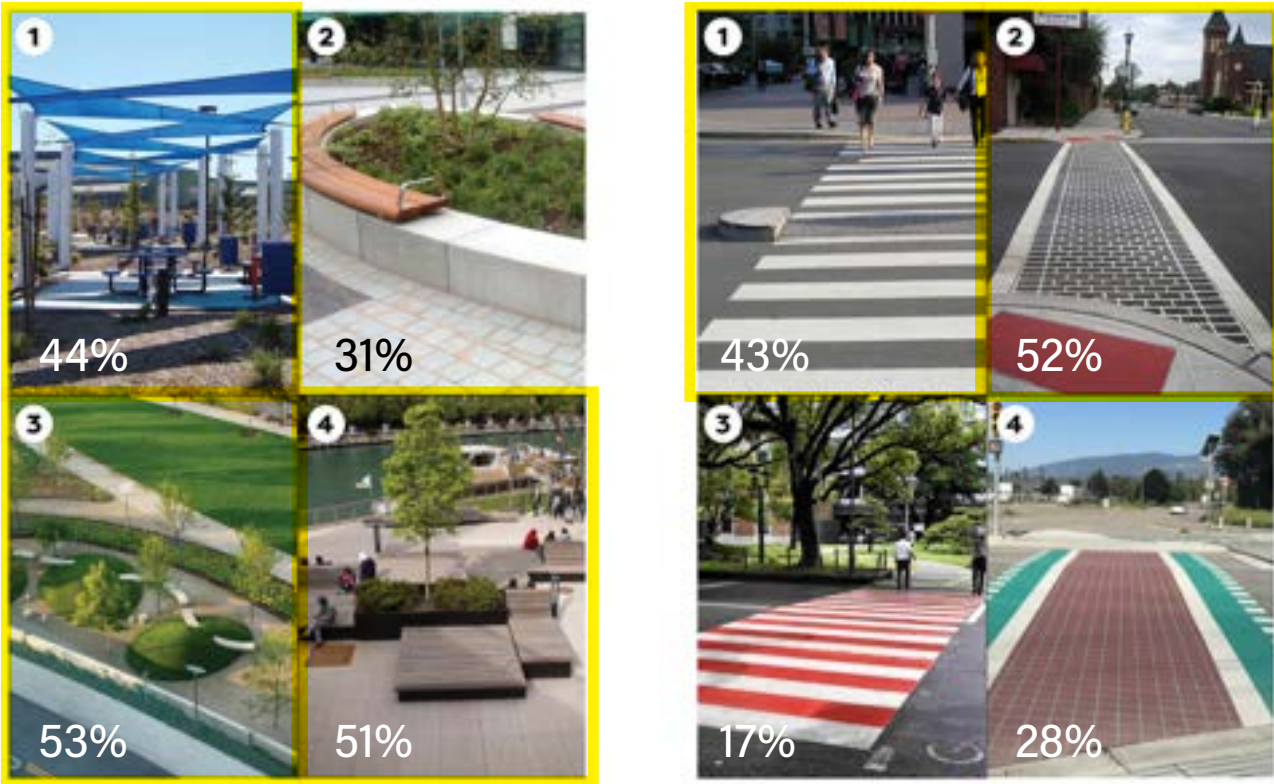


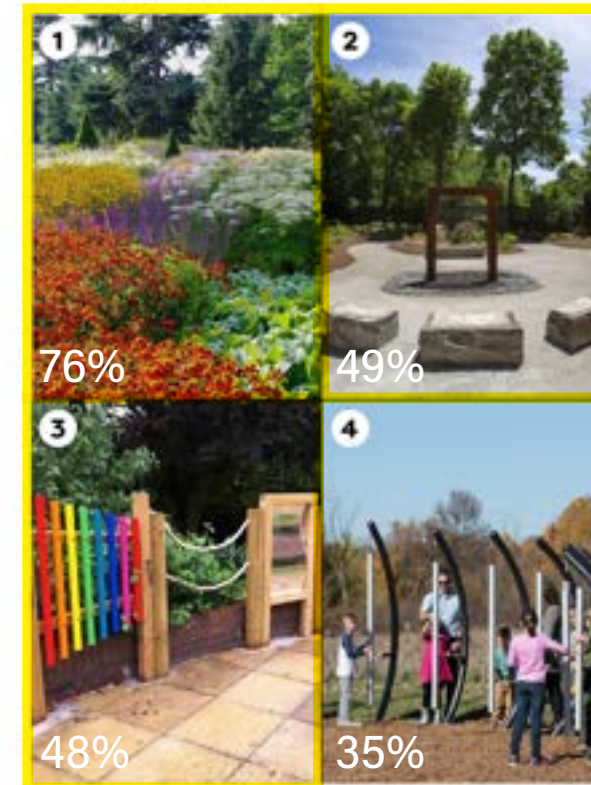
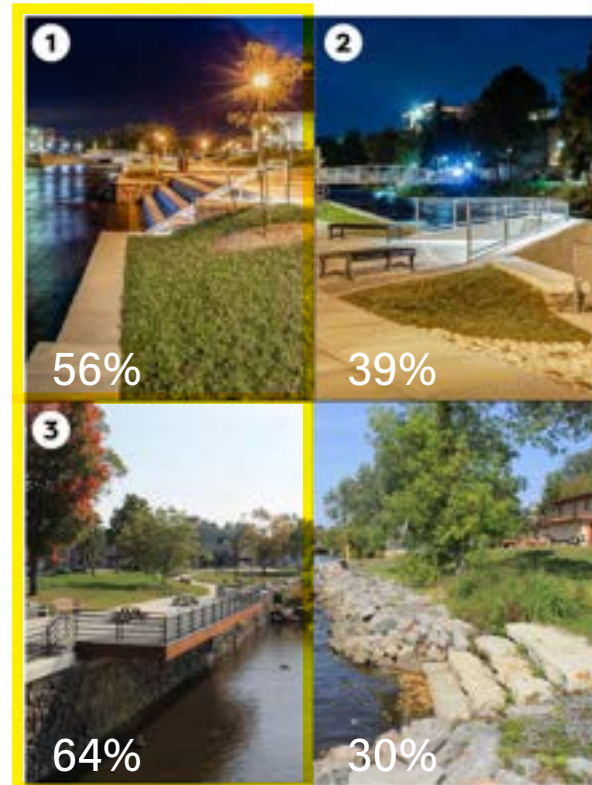
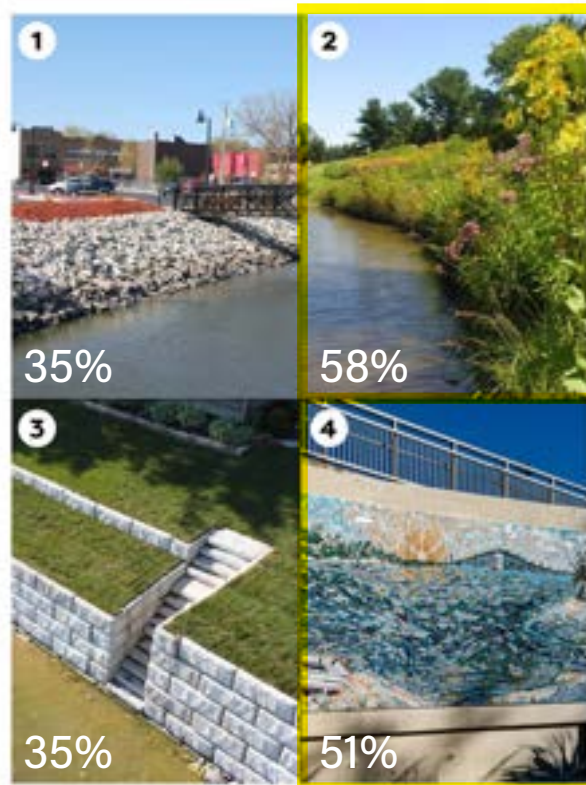
Figure 71: November Public Design Charrette

7.5 Public Survey

From February 10-28, 2023, a public survey was conducted to gather public input on the proposed design and amenities. The public was asked to give their input on design of site features: lighting, crosswalks, seating, and other proposed elements. The concepts and related feedback will be displayed in the next section. Over the next few pages one can see the most-picked options from the community relating to the design and aesthetics for the riverfront corridor. Full results can be found in Appendix 2.

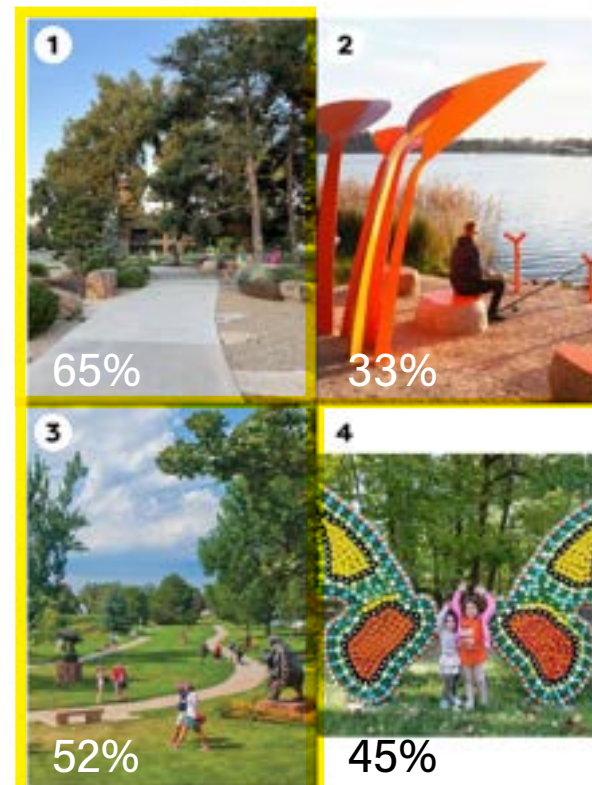
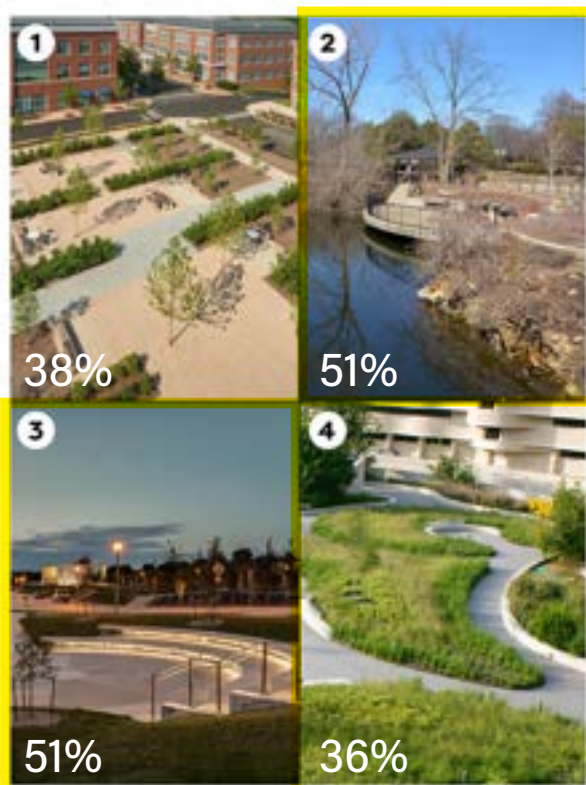
The first options were for site amenities: lighting, seating, and crosswalks. The most popular responses are highlighted with a yellow box. Safety features such as lighting can provide functional use while still being pleasing to the eye. Respondents liked the historic and planter lighting options the best. Different crosswalks displayed the potential for color or patterns along the Riverwalk which could distinguish the downtown corridor as part of the Fond du Lac Loop, but people swayed towards the white crosswalks and minimal pattern.





The previous page displays options for access to the water and public space. Naturalizing the shoreline, introducing art, providing fishing overhangs and stairs to the water were popular choices among those who took the survey. Public space that allowed for people to have access to the water in one way or another was prevalent through these responses.

The final three questions related to sculptures and sensory and physical play. People responded well to the sculpture park idea as well as the sensory and physical play features.



7.6 Public Open House

On April 27, 2023, a public meeting was conducted to get community member’s final thoughts on the draft master plan. This smaller group was very engaged and got involved in discussion by asking great questions after a presentation given of the plan. Concerns remained about flooding and water clarity, their effects on proposed amenities and the corridor. Emphasis was placed on this being a long-term plan and addressing these issues will come along with implementation of the plan and up-river actions taken by the City and partners. An activity sheet was provided to ask about priorities each person saw in the community. Overall, fishing nodes and overlooks, restrooms, and stormwater areas were the most common prioritized items. The proposed kayak launch within the Quic Frez site was mentioned as a poor location due to the river’s depth through the downtown corridor. A kayak launch would be better suited towards the middle or the bend of the west branch. Inclusion of Fruth Field into the plan was also discussed as a potential opportunity moving forward.

The meeting concluded with good feedback from the community. Many attendees enjoyed the character images that were displayed and are excited to see parts of the plan initiated.



Figure 7.2: Example Fishing Node



Figure 7.3: Example Fishing Overlook



Figure 7.4: Example Mural River Wall

8. CONCEPT PLANS

CONCEPT PLANS

After taking all stakeholder, community, and executive project team feedback into account. MSA developed two (2) initial concept plans for the Downtown Riverfront Plan. The concepts were presented as an overall plan with three (3) focus areas and one (1) development area in each concept.

Both concepts work to improve public space along the River Trail through the Downtown River Corridor. This includes program and amenities at Hamilton Park, proposing new riverfront development and community plaza, introducing two larger green park and outdoor spaces at the old Rueping Leather and Quic Frez site locations, and connecting the River Trail from north to south within the project boundary and proposing future expansions.

8.1 Concept 1

Overall Plan

Concept 1 displays the River Trail along the existing route on the east side of the river, with connections north to Lakeside Park, west of FIDO Dog Park (#1), and Riverwalk entry or gateway features that distinguish the downtown river corridor (#9). From Division Street to Second Street, the Riverfront Trail is extended to the west side of the river (#8), servicing Hamilton Park, new development, and allowing for more public riverfront access. Along this path, public space is carved out of the existing landscape to provide safe, accessible areas for trail users, residents, and visitors. The proposed park space under the Johnson Street Bridge (#2) could provide swings, seating, and an opportunity for art to liven up the space. This would be located near the existing dog park (#3) and connected to the Riverfront Trail through an expansion westward (#1, #4).

Access to the water was an important goal for the City of Fond du Lac and that was reiterated by many community members. Water access is proposed through ramping, stairs, and canoe/kayak launches. There are five access point in this concept marked by the blue stars.

Benches, picnic nodes, water safety access ladders, and accessible pathways provide accessible and safety features for the users of the site. Providing ample seating areas will give the community a better outlook on the river as the improvements are implemented.

Focus Area #1

Focus Area 1 offers an opportunity for art and sculptures to be introduced to the river corridor. These can be local artist spotlights that brighten up the trail, provide an area of interest, and create a community sense of place. Nearby access to the water, picnic nodes, along with a shade structure and plaza space will provide a resting area and fishing access. Also, introducing more stormwater facilities will help reduce flooding issues that the downtown corridor faces. The Riverfront Trail comes from Lakeside Park and FIDO Dog Park, through this focus area and connects to downtown.

Focus Area #2

Focus area two focuses on enhancements to Hamilton Park and attracting downtown foot traffic along Forest Avenue. Existing facilities such as: the playground (#1), the memorial (#2), parking lot, community garden (#5), and basketball court (#8) are maintained in this concept. Both concepts locate the planned restrooms and shelter building (#4) and performance shade (#6), which have been purchased and will be installed by the City. A pedestrian bridge (#3) was added over the expansion of the stormwater pond and provides connections to the parking lot and other accessible pathways to site amenities. The open space (#7) in this concept is sized for U-10 soccer



Figure 8.1: Concept 1 Overall Plan

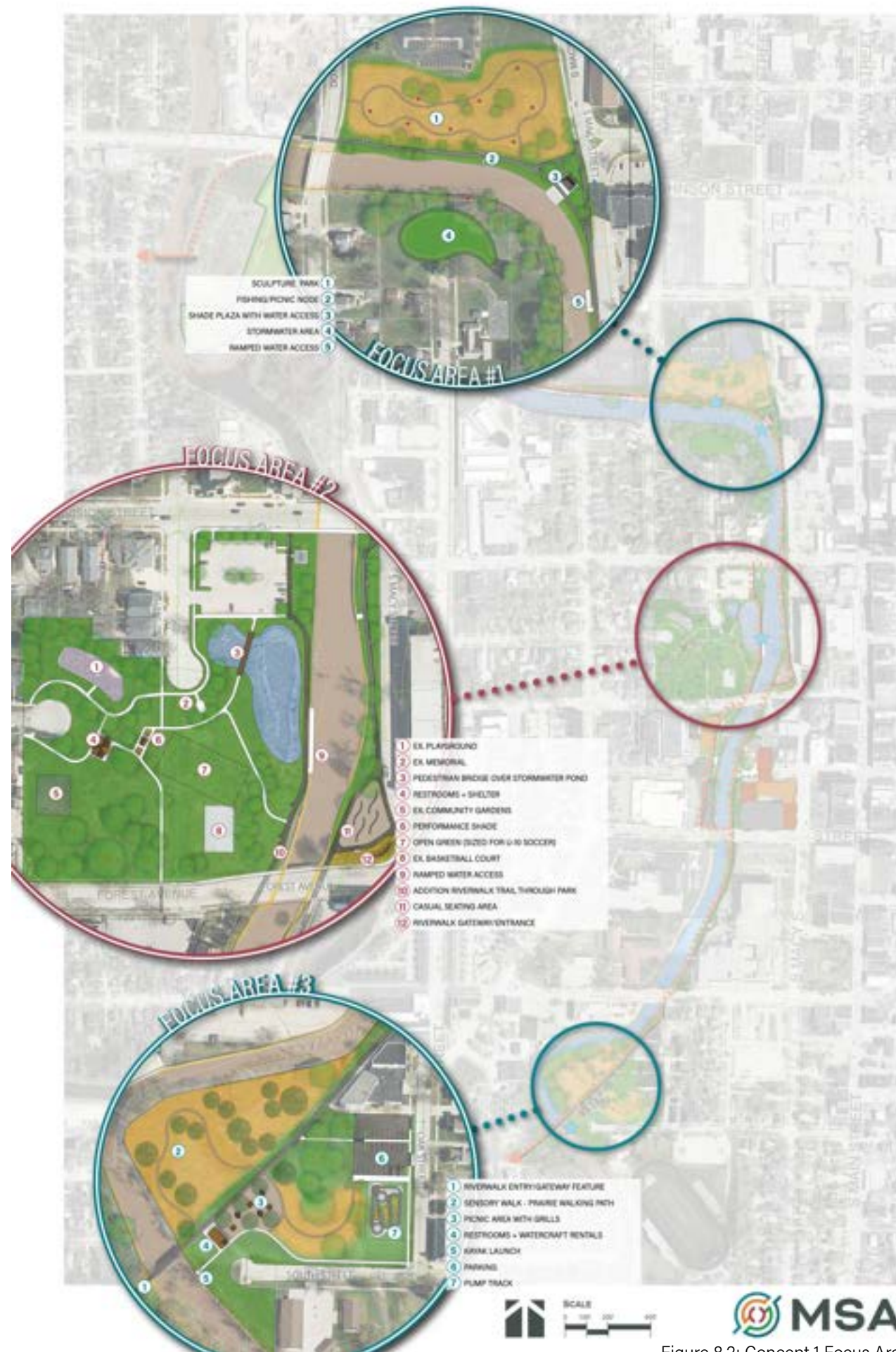


Figure 8.2: Concept 1 Focus Area Plans

and could hold large community events (greater than 1,000 seated people). Access to the water is provided via ramp at the water's edge. Across the river, a casual seating space (#11) and Riverwalk gateway feature (#12) will invite users into the corridor.

Focus Area #3

The third focus area encompasses the former Quic Frez site and other City-owned parcels at the southern end of the project extents. The focus area provides a more naturalized park space with sensory/prairie walking paths (#2), picnic space (#3), restrooms and watercraft rentals (#4), and canoe/kayak launch (#5). To help activate the southern part of the project area, this focus area provides parking (#6) and a pump track (#7). The Riverwalk continues to extend through this park space, over the pedestrian bridge to another Riverwalk gateway feature that will welcome users to the downtown section of the River Trail. Finally, this being a capped site, the remediation area remains intact and is not disturbed with proposed uses.



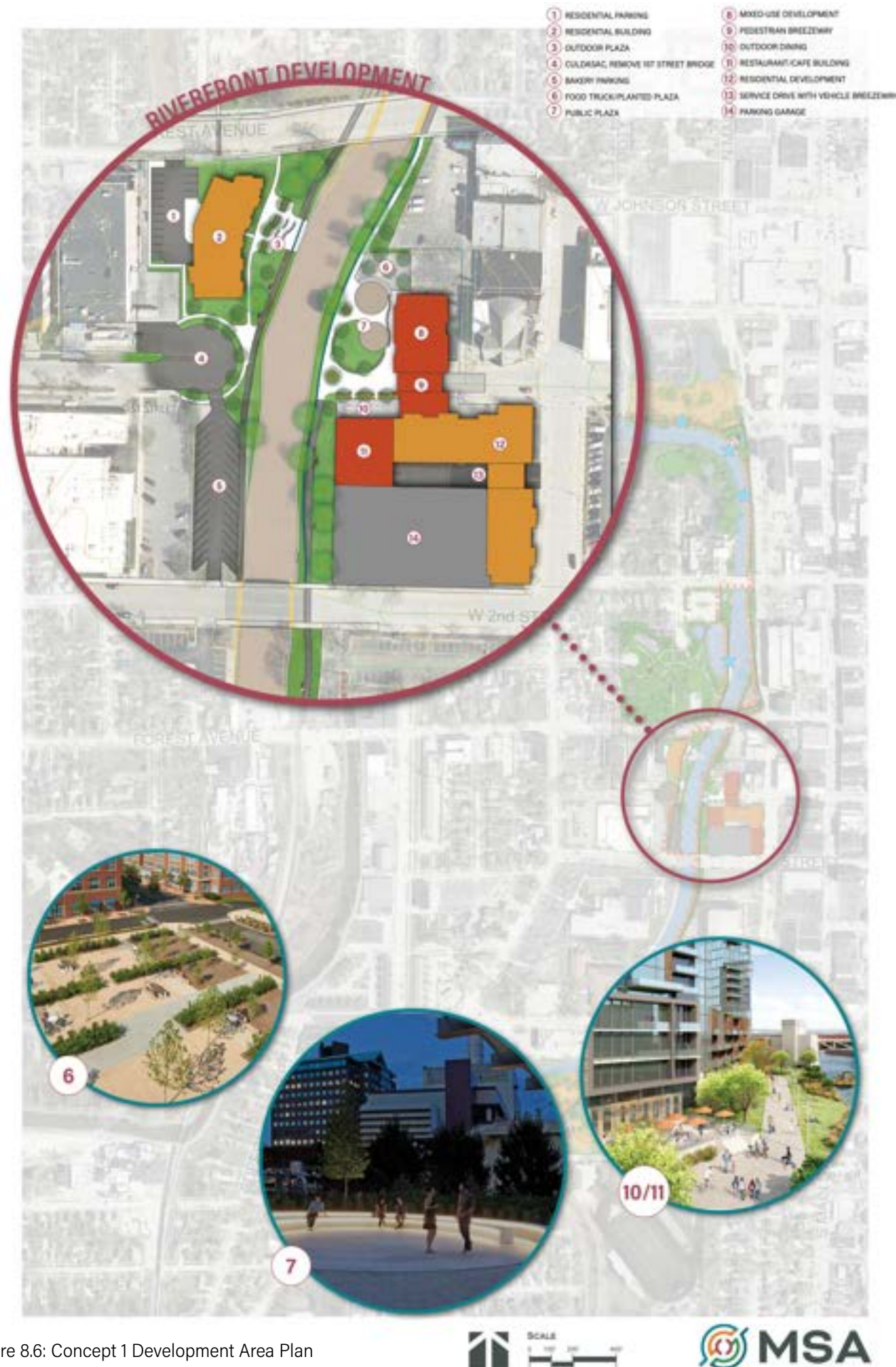
Figure 8.3: Example Sculpture Walk



Figure 8.4: Example Pedestrian Bridge



Figure 8.5: Example Picnic Area



Riverfront Development

A major piece of this concept includes the proposed downtown development. By not replacing the First Street Bridge when it has reached its structural lifetime, there is the opportunity to provide more commercial, residential, and public space along the riverfront. The reorganization of the existing development leaves room to the south for a residential building (#2), adjacent outdoor plaza (#3), and western addition of the Riverfront Trail.

On the east side of the river, residential (#12), commercial and multi-use (#8, #11) buildings can act as a hub for economic growth along the trail. Providing outdoor dining (#10), food truck (#6) and plaza space (#7) will draw people to use the trail and partake in prosperous activities for businesses here and along Main Street, just two short blocks away. This plaza can be programmed for events, but also allows for casual users to visit and enjoy the river in an urban fashion. This concept proposes a parking garage (#14) to address parking concerns and provide private parking for adjacent apartments and business employees.



Figure 8.7: Example Riverwalk with Resting Benches



Figure 8.8: Example Public Plaza



Figure 8.9: Example Outdoor Dining

Figure 8.6: Concept 1 Development Area Plan



8.2 Concept 2

Overall Plan

The second concept for the Downtown Riverfront Plan stems from the same ideas as concept one. Providing a northern and western connection at the north end of the project area contributes connections to the Fond du Lac community that are lacking or non-existent. Along the trail, public space is designed to provide safe, accessible areas for path users, residents, and visitors. The river is accessible in four (4) locations through stairs, ramped access, and a canoe/kayak launch. The three focus areas and one development area remain in the same locations in this concept. Amenities and programming have been adapted to provide a couple options for residents to provide feedback on.

Focus Area #1

Focus Area one has similar use to concept one. In this case, the river trail is lined with art or sculptural pieces (#3) to provide interest immediately along the trail, and it ties into an art plaza (#4) that could host small events. The access to the water is provided in two areas – along the path (#2) and at the art plaza (#4). Both sets of stairs would provide better fishing access along the river and pull back the shoreline for a more stabilized and natural slope. This would, along with the stormwater area (#5) to the south, mitigate some flooding concerns and give the river more capacity for holding water.



Figure 8.10: Example Art Plaza



Figure 8.11: Example Mounded Seating Areas



Figure 8.12: Example Pump Track

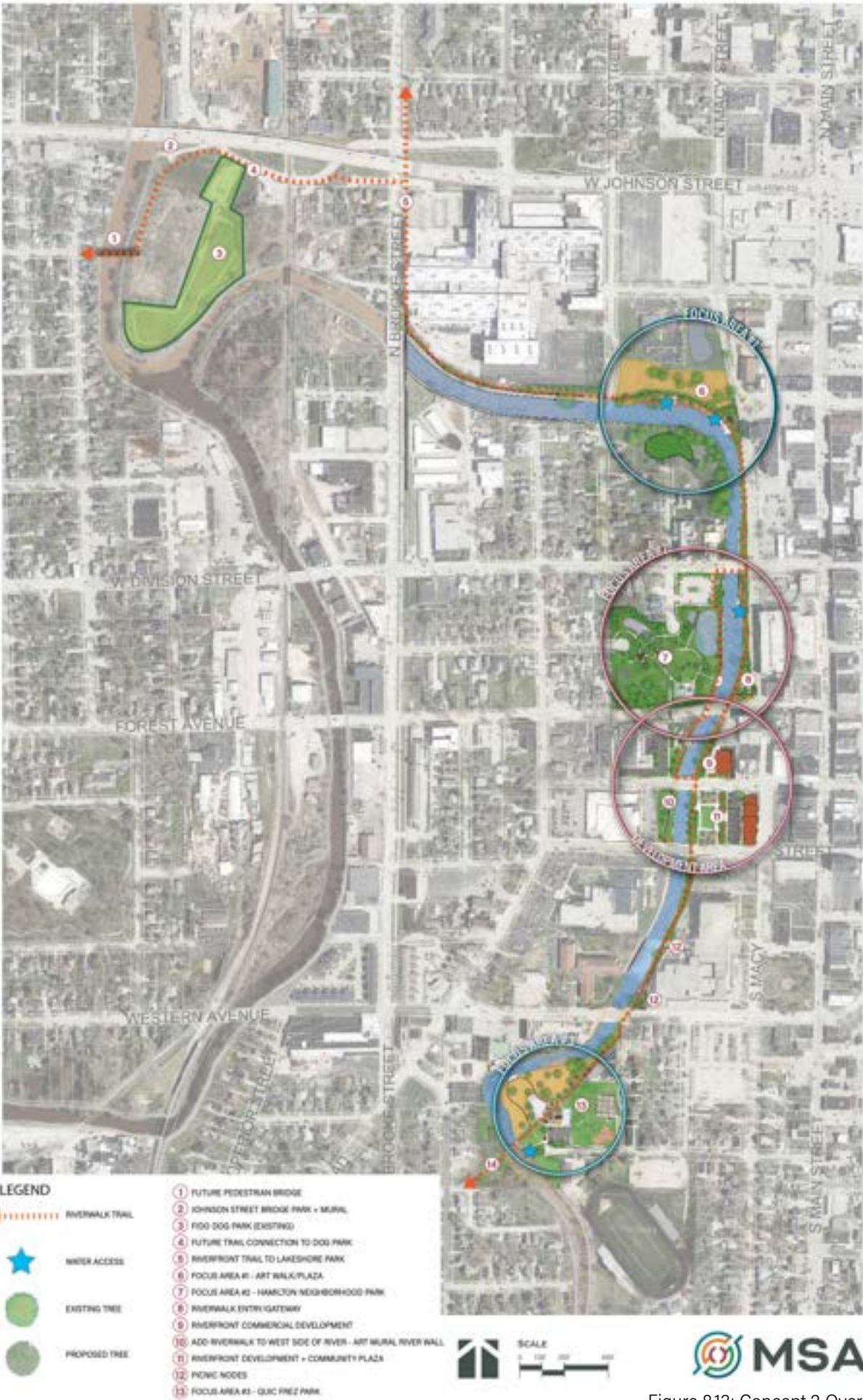


Figure 8.13: Concept 2 Overall Plan

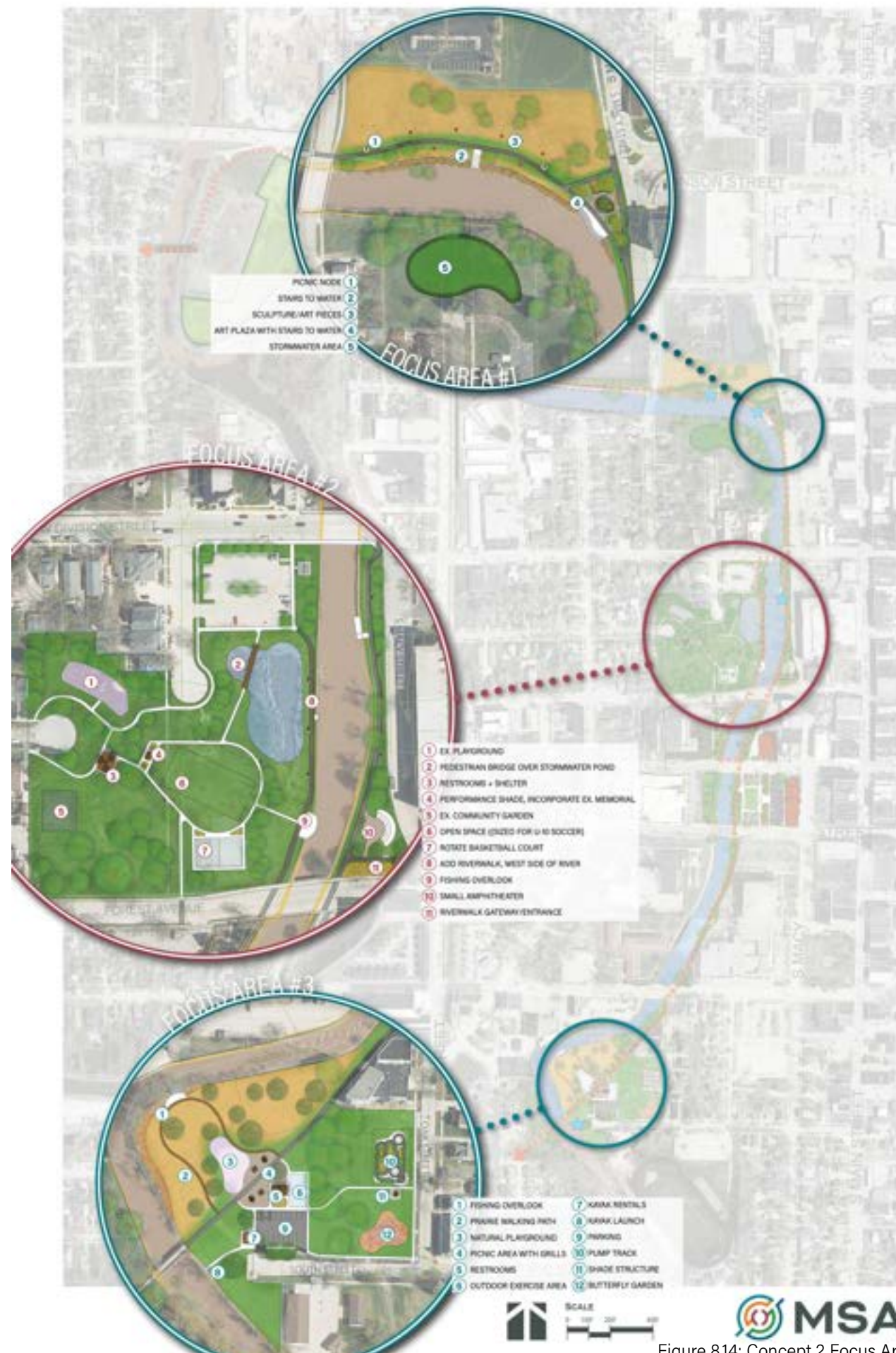


Figure 8.14: Concept 2 Focus Area Plans

Focus Area #2

At Hamilton Park, similar to concept one, the playground (#1), the memorial (#2), parking lot, and community garden (#5), are maintained to serve the nearby neighborhood. In this concept, the basketball court (#8) is rotated ninety degrees to provide more green space (#6) to be used for performances, other events, or a sporting green. The planned restrooms and shelter building (#3) and performance shade (#4) have been purchased and will be installed by the City. The stormwater pond has been modified to accommodate better accessible path routes and has a pedestrian bridge (#2) like concept one. The fishing overlook (#9) provides access to the water from above for fishing, viewing, and enjoying the river. Connecting Division Street to Forest Avenue, the Riverwalk expands to the western side of the river and ties Hamilton Park into the Downtown District as a destination. On the east side of the river, an entry gateway from downtown and small amphitheater welcome users into the river corridor. This amphitheater could be used for small gatherings, performances, art events, and yet function as a resting spot for trail users.

Focus Area #3

Focus Area 3 still maintains natural aesthetics like concept one with prairie plantings and walking paths (#2), a pulled-back naturalized shoreline, natural playground (#3), and butterfly garden (#12). The prairie and plantings will provide habitat for insects and small mammals which can benefit the ecosystem of the land and the river. The shoreline provides more capacity for the river and clears up the existing overgrowth. These natural pieces are supported with built facilities such as: a fishing overlook (#1), canoe/kayak launch and rentals (#7,#8), picnic area (#4), restrooms (#5), outdoor exercise area (#6), parking (#9), and pump track (#10). Providing access to the water at this location by watercraft and fishing space will activate the east branch of the river in a safe and accessible manner. The new park space overall will become

activated with users of these amenities and serve the community well as a destination and stop on the River Trail.

Riverfront Development

The Riverfront Development piece of this concept maintains the First Street bridge connection over the river and extends the Riverwalk to South Second Street on the west side of the river. The reorganization of existing development opens space for an outdoor classroom and public plaza (#3). This classroom could be utilized by the YMCA and Boys and Girls Club just one block to the south. This concept also provides an overhang over the river for fishing access and views of the river.

With the inclusion of the First Street bridge, the development piece on the east side of the river is smaller than in concept one. A mixed-use building with a restaurant or café on the first level (#5) would have access to outdoor dining (#4) along the Riverwalk and would be the first addition of outdoor dining in the downtown river corridor. Another commercial mixed-use development (#10) along South Macy Street with parking (#9) would provide more commercial retail, restaurant, or business space along the corridor. Paired with a community plaza (#8) and grassy seating areas (#7), users would be able to fully enjoy the river and events could be programmed for the space. Public green space like this, especially along a river, is a very popular destination for community members and visitors in many cities. Fond du Lac would be investing in an opportunity that would bolster economic possibilities and social relationships.



8.3

Public Survey Results

Overall, each plan focuses on connectivity, access and providing ample community space for the residents and visitors of Fond du Lac. The community was surveyed on these concepts, focus and development areas to give feedback on design and program elements. There were 967 responses to the survey, 68.98% of whom have lived in Fond du Lac for more than 11 years. The survey summary results are as follows; full result can be found in Appendix 2.

Concept 1

General comments from the public survey resulted in mixed opinions on the First Street bridge removal, but excitement for the future of the downtown corridor. People were happy to see more access to the river, activities for people of all ages, utilization of existing 'dead' space, and connection of the River Trail to the existing dog park. There was plenty of acknowledgment of the current condition of the water quality and the consideration of addressing the issue as a City.

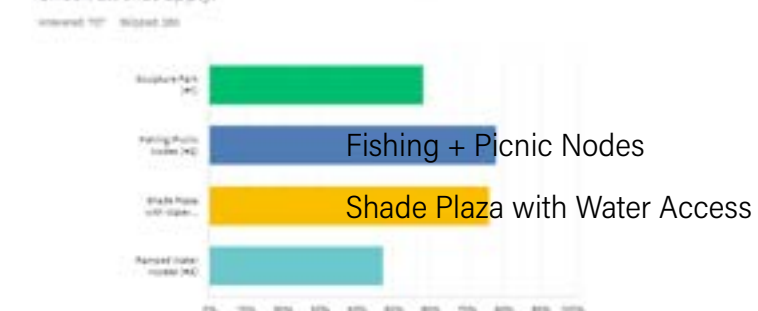
In Focus Area #1 people most enjoyed the fishing and picnic nodes, and shade plaza with water access. People would like to see more picnic nodes and trees within the sculpture park.

At Hamilton Park people responded well to the extension of the River Trail to the west side of the river, the pedestrian bridge, introducing restrooms and shelter space, and maintaining the existing playground

In the third focus area, respondents had positive responses to the restrooms, Riverwalk gateway feature, sensory/prairie walk and canoe/kayak launch.

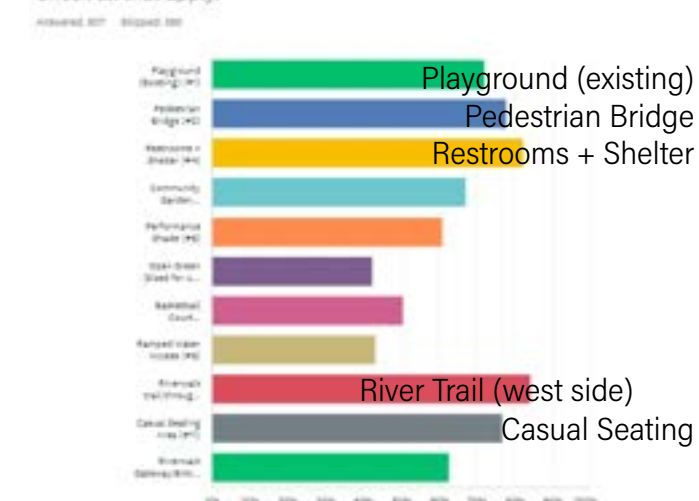
Focus Area #1

Referring to Concept 1, which of the following elements do you support? Check all that apply.



Focus Area #2

Referring to Concept 1, which of the following elements do you support? Check all that apply.



Focus Area #3

Referring to Concept 1, which of the following elements do you support? Check all that apply.

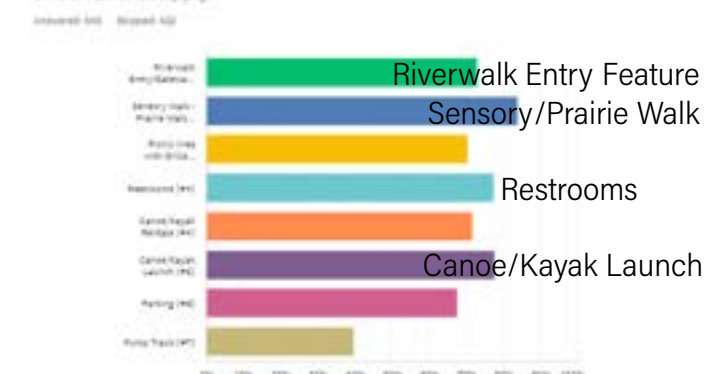


Figure 8.15: Concept 2 Development Area Plans



The Riverfront Development in concept one had support for the outdoor plaza (west side), food truck/planted plaza, public plaza (east side), outdoor dining, and restaurant/café building.

In the comments people had more mixed opinions on the removal of the bridge and implementation of another parking garage. Some respondents said the removal would be a good thing to lessen vehicle/pedestrian conflict and allow for more public space along the river.

Concept 2

In concept two, mixed comments were provided on the development along the river: “great ideas, long overdue”, “people won’t use this”, “an attractive investment in the City”, “don’t spend money on an eyesore”. People were concerned for flooding issues affecting the implemented facilities, and vandalism and safety along the path and in gathering spaces. This type of concern would be addressed through lighting and safety features, as well as extensive flood mitigation strategies upstream from and within the downtown corridor.

Focus Area #1 in this concept had positive feedback for the picnic nodes and art plaza. However, it seems people preferred the shade structure from concept one over the plaza space.

In the second focus area similar responses were found to concept one, with the exception of liking the casual seating over an amphitheater space on the west side of the river. In both concepts respondents mentioned the need for restrooms at Hamilton Park. There were also comments on the layout of concept two having a better flow and layout compared to concept one.

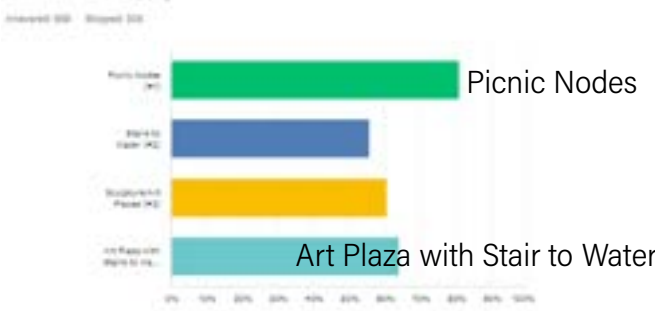
Development Area

Referring to Concept 1, which of the following elements do you support?
Check all that apply.



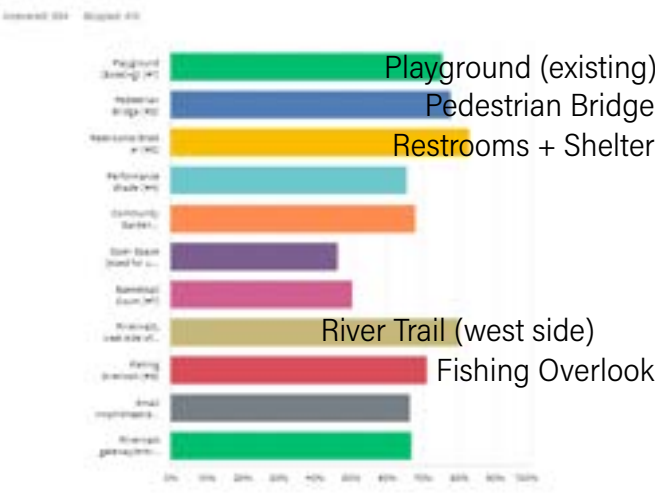
Focus Area #1

Referring to Concept 2, which of the following elements do you support?
Check all that apply.



Focus Area #2

Referring to Concept 2, which of the following elements do you support?
Check all that apply.

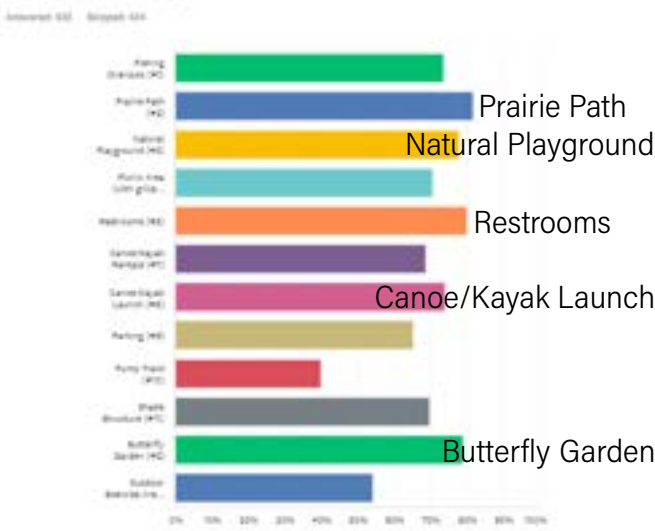


Within Focus Area #3 people responded well to the restrooms, butterfly garden, canoe/kayak launch, natural playground, and prairie path. In the general comments there were mixed opinions on the pump track for both concepts. People enjoyed the natural playground but didn’t see the need or use of the outdoor exercise area. Respondents also loved the butterfly garden, which could provide an educational opportunity through habitat exploration.

The Riverfront Development of concept two had support for the outdoor plaza/classroom space, outdoor dining, restaurant/café/mixed-use building, Riverwalk gateway feature, and the open green plaza.

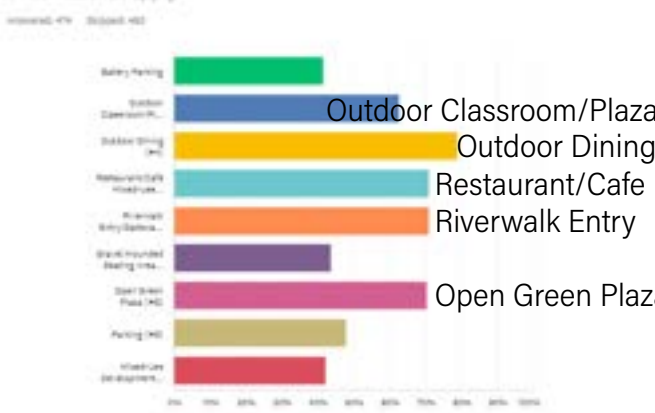
Focus Area #3

Referring to Concept 2, which of the following elements do you support?
Check all that apply.



Development Area

Referring to Concept 2, which of the following elements do you support?
Check all that apply.



9. MASTER PLAN +
IMPLEMENTATION STRATEGY



Figure 9.1: Downtown Riverfront Master Plan

MASTER PLAN +
IMPLEMENTATION STRATEGY

9.1 Completed Plan

The Downtown Riverfront Master Plan identifies public space, safety enhancements, pedestrian routes, and opportunities for riverfront development. Expanding on elements and ideas from each concept plan, Figure 9.1 displays the overall master plan that was developed to consider the users experience and safety. The River Trail extends one mile through the project area and connects five (5) neighborhood and community public spaces. FIDO Dog Park, on the north end of the project area, is incorporated into the corridor by a proposed western expansion of the River Trail. This will provide a critical opportunity for pedestrian access from the neighborhoods on the west side of the Fond du Lac River to the Riverfront Corridor. The trail will also maintain its connection to Lakeside Park, with future enhancements to pedestrian safety along this route. Moving south into the Downtown Riverfront Corridor, the existing sloped shoreline is stabilized with riprap and native plantings. Fishing access to the river is enhanced through this area with stairs to the water's edge. Throughout the corridor, fishing overlooks are offered as accessible fishing opportunities that create better alternatives to the current options.

Focus Area #1

Focus Area #1 is the second public space offered along the River Trail. As can be seen in Figure 9.2, it is a sculpture park with native prairie plantings, walking trails and picnic nodes. A shade plaza and water access create a unique small gathering space on this bend of the river. The ramped water access acts as an informal kayak/canoe launch. Finally, this area includes a stormwater feature that was the only area proven to lower potential flooding within the project scope as found in the Flood Plain Analysis section (Page 27).

Focus Area #2

Past Division Street, the River Trail extends to either side of the river, to better include Hamilton Park into the river corridor. Focus Area #2 will still be oriented towards neighborhood activities and programming but will become more visible to the community as an asset of green space along the river. The shelter, restrooms, and performance shade shown in Focus Area #2 are in motion to be installed by the City. The placement of these items directed the overall layout and design for the rest of Hamilton Park in the master plan. Accessible pathways are offered to all park amenities to make equal and safe access for all. Along Forest Avenue, a new park sign is proposed to identify the park and welcome trail users to rest and enjoy the river and park. On the eastern side of the river, a gateway plaza and seating space is proposed to invite those making their way from the Main Street corridor into the Riverfront District. Wayfinding signs will be placed here, as well as other locations along the trail for easy guidance within the corridor. This signage will compliment the Fond du Lac Loop wayfinding but differentiate this corridor as the Downtown Riverfront.

Riverfront Development

The River Trail will continue along both sides of the river through 2nd Street, offering opportunity for more public riverfront access, gathering areas, and riverfront development. The Development Area shown in figure 9.3 represents an opportunity for activating the riverfront in a new way for the City. By offering an outdoor plaza, dining area, and multi-use developments, more residents and visitors will be drawn to the riverfront corridor. Activating this space is critical for business development, safety, and emphasizing the asset that the river is for the City of Fond du Lac. The plaza space acts as an opportunity for larger events with the Woonerf Principle applied to the streetscape design. The pavement patterning, rolled curb treatments, vehicle blockades and plantings provide the opportunity for 1st Street

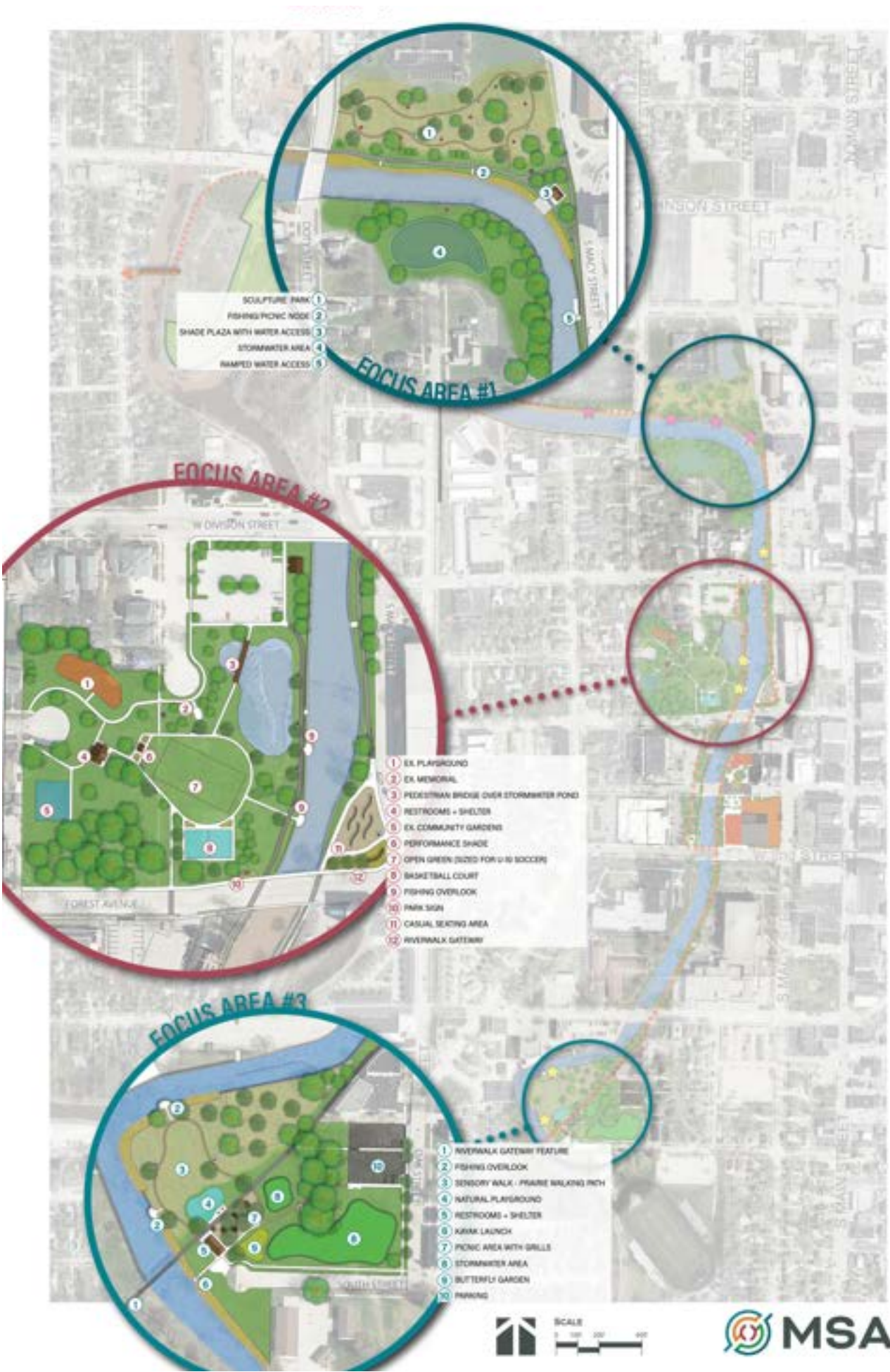


Figure 9.2: Downtown Riverfront Focus Areas

to be closed, and the streetscape to become a seamless plaza between the north and south sides. This is an important feature, especially with any potential of the 1st Street bridge not being replaced at the time of its usable lifespan. This idea was explored in the concepting phase of the project (See Figure 8.1). On the western side of the river through the Development Area, existing parking lots are converted into public green space offering a public plaza/outdoor classroom, picnic grove and a River Trail gateway and wayfinding feature. The river wall in this space is proposed to have a mural that can be seen from the public plaza. The river walls through the downtown space are very tall and provide a perfect canvas for murals or artwork that will beautify the corridor and promote local and regional artists. Additional parking will be offered as part of the riverfront development for both private and public use.

Focus Area #3

Continuing along the River Trail to the south, more picnic areas are placed near the Government building and pedestrian crosswalk improvements would continue through Western Avenue. The final focus area, Focus Area #3, is located at the former Quik Frez site, and encompasses land that previously held single-family homes. This area is proposed to maintain a natural approach on a park space. The flooding within this area, as well as the soil contamination (as discussed in the Environmental Assessments section), render this area to be more conducive to naturalized features. Figure 9.2 displays how this land can be utilized for an interactive, yet natural park space for the community and nearby neighborhood. A sensory walking path through prairie plantings are supplemented with a natural playground for children's activities. The shelter, restrooms and picnic area all offer shady gathering areas for family and small events. The proposed kayak/canoe launch and fishing overlooks give access to the water through this area. Stormwater features are set aside to manage flooding of the park and

neighborhood, and a parking lot is offered for vehicle transportation to the site. The shoreline through this area is proposed to be stabilized with riprap and native plantings, allowing for more water capacity in the stretch before entering the narrowing downtown corridor. Lastly, this naturalized space offers great opportunity for educational elements on animal and insect habitat and functionality of prairies and the river. This opportunity is supplemented with a specified butterfly garden to discuss pollinators and their importance to our environment.

The overall plan recommendations discuss further opportunities within the Downtown Riverfront Corridor. The expansion of art, pedestrian access, public space and visibility of the corridor will only benefit the City of Fond du Lac through environmental improvements, tourism and business growth. See recommendations sections for direction on plan implementation.



Figure 9.3: Downtown Riverfront Development



Figure 9.4: Example Sculpture Park



Figure 9.5: Example Planted Riprap



Figure 9.10: Example of Woonerf Principle



Figure 9.11: Example Multi-Use Development



Figure 9.6: Example Crosswalk



Figure 9.7: Example Ramp Water Access



Figure 9.12: Example Outdoor Plaza/Classroom



Figure 9.13: Example Natural Play Elements



Figure 9.8: Example River Wall



Figure 9.9: Example River Trail Gateway Feature



Figure 9.14: Example Educational Signage



Figure 9.15: Example Picnic Area

9.2 Implementation Strategies

Recommendations

BRANDING + SUPPORT ITEMS

- As part of the overall placemaking and branding of the riverfront: create, adopt, and enforce planning and design guidelines for corridor improvements.
 - Create a brand strategy
 - Develop promotional materials (logo/ slogan/imagery/language)
 - Develop design standards for identification, wayfinding, map, and educational signage that meet the recommended safety and aesthetic criteria.
 - Investigate funding opportunities for planning, design, and construction of future improvements.
 - Identify other downtown recreational businesses that may benefit from the implementation of improvements – bike shops, restaurants that would partner to advertise and support river corridor changes.
 - Conduct Property owner outreach to discuss goals, objectives, and recommendations. Align policies and actions.

MAINTENANCE ITEMS

- Provide and maintain adequate trash and recycling receptacles at water access points and throughout the corridor and parks.
- Start clearing and grubbing of overgrown shorelines. Remove navigation debris. Be wary of structural concerns and erosion control.
- Promote river cleanup activities and events.
- Prepare a maintenance plan for current and future improvements.
- Use best management practices to filter stormwater before it reaches the river.
- Increase native vegetation along the river to improve water quality, reduce shoreline erosion, and manage wildlife and their habitats..
- Treat invasive plants along the shoreline and in the river to promote better upland and water quality.

ACTION ITEMS

- Partake in watershed analysis that should consider development of flood water capacity/ storage upriver within the watershed.
 - Water testing of the river will help provide insight into what can be done to address water clarity issue and treat the water. The naturalized shoreline treatments can improve habitat for aquatic animals and vegetation as well as add benefits such as improved remediation of the river edge. Overall watershed analysis will be the most important place to start.
- Initiate conversations with the DNR for feasibility of the development of closed sites.
- Consider a feasibility study for pedestrian bridge from FIDO Dog Park to existing pump station location.

SAFETY ITEMS

- Identify Safety concerns and begin conversations with emergency services to identify best locations for seawall ladders, consider access for emergency service equipment especially through vertical walled sections of the river.
- Distinguish crosswalks in the roadway to protect pedestrians and connect the Riverwalk. Invest in Rectangular Rapid-Flashing Beacons at crosswalks.
- Improve access for fishermen and non-motor watercraft.
- Initiate formal structural analysis and review of existing river walls and embankments to determine a replacement/repair plan.

AESTHETIC ITEMS

- Introduce Lighting – Lighting can be utilized as a security purpose and visual element. Lighting along the Riverfront Trail will make this area safer to travel at night and cater to night life events and new riverside programming.
- Signage –
 - Wayfinding Signage – Signs along the trail, at intersections, and at green spaces will help direct users to nearby businesses, restaurants, public restrooms, and other amenities. Wayfinding opportunities should be related to downtown signage and color schemes but separate the River Trail as its own district. Example signage to the right are pulled from the Loop Master Plan to complement the bike loop and Main Street wayfinding.
 - Incorporate Water Trail Signage - especially along the bridges for water travelers will direct kayak and canoe users to opportunities for resting, food and beverage options, and public restroom locations. This signage will be a basis for location within the corridor and follow National Park Service level water trail standards for guidance and river access.
 - Provide Educational Signage - along the trail can provide information to users and school groups about the river's ecological and recreational functions as part of the natural landscape. It can also teach the hazards and safety requirements of waterbodies as part of the opportunities. This can especially be utilized within the Quic Frez site area. That site is a more naturalized space offering the opportunity for habitat restoration and ecological educational elements.
- Seating - provide a bench or seating area at least once every 500 linear feet on the Trail in the downtown corridor for people to rest and enjoy the river.
- Integrate Public Art – between murals and the proposed sculpture park, highlighting local and regional artists will bring a sense of place to the riverfront corridor that is unique to Fond du Lac. Art and sculptures can also be placed along the trail to continue the beautification of the corridor.

Wayfinding Signage Examples



Figure 9.16: Fond du Lac Loop Signage

9.3 Funding Opportunities

<u>Funding Program</u>	<u>Eligible Activities</u>	<u>Application Deadline</u>	<u>Grant Award Limit</u>	<u>Local Match Required</u>	<u>Notes</u>
Citizen-based Monitoring (CBM) Partnership Program Wisconsin Department of Natural Resources	Expanding citizen and volunteer participation in natural resource monitoring	RFP in Spring annually	\$5,000	None	Qualifying topics include monitoring of aquatic and terrestrial species, natural communities and environmental components such as water soil and air.
Five Star Restoration Grants National Fish & Wildlife Foundation	Ecological improvements including: wetland, riparian, forest and coastal habitat restoration - Wildlife Conservation - Enhancing community tree canopy - Water quality monitoring and stormwater management targeted community outreach education and stewardship	February Annually	\$20,00-50,000 (avg \$30,000)	50%	Geographic focus depends on funding available from the funding partners
Landowner Incentive Program (for Private Property owners) Wisconsin Department of Natural Resources	Improving or creating habitat for native plants and wildlife - providing technical help to improve property, which helps wildlife and plant species, especially rare species	Various	\$2,500-\$25,000	25%	Provides management advice, assistance with management plans and cost share funding to individuals and organizations proposing projects on private lands throughout Wisconsin - is a cost share program and reimburses the land owner for up to 75% of the cost for the on-ground practices
Municipal Flood Control Grant Program Wisconsin Department of Natural Resources	Property acquisition and removal of structures to improve water storage - flood proofing and detention ponds - flood mapping	March Annually	Various Amounts	30%	To be eligible for grant award payment reimbursement, the applicant shall obtain all the necessary permits and approvals for the project

<u>Funding Program</u>	<u>Eligible Activities</u>	<u>Application Deadline</u>	<u>Grant Award Limit</u>	<u>Local Match Required</u>	<u>Notes</u>
Recreational Trails Aids (RTA) Program Wisconsin Department of Natural Resources	Maintaining or restoring existing trails - developing a rehabilitating trailside/ trail head facilities and trail linkages - constructing new trails - acquiring property for trails	May 1st Annually	\$100,000 (2023) \$250,000 (2024)	50%	Federal funds are awarded through the WDNR Knowles-Nelson Stewardship Program
Surface Water Grants: Aquatic Invasive Species (AIS) Prevention and Control Grants Wisconsin Department of Natural Resources	Preventing and controlling the spread of aquatic invasive species - education, prevention and planning projects - early detection and response projects - established population control projects - maintenance and containment projects - research and demonstration projects	Various	Various	25%	Awarded through DNR Surface Water Grants Program
Surface Water Grants: River Protection Planning & River Protection Management Grants Wisconsin Department of Natural Resources	Planning: assisting in the formation and/or strengthening of qualified river management organization - protecting your improving rivers and their ecosystems - river improvement education projects - assessments and plan development Management: purchasing land or conservation easements - developing local ordinances - installing nonpoint source pollution control practices - river restoration activities	December 10th	up to \$25,000	25%	Awarded through DNR Surface Water Grants Program
Transportation Alternatives Program Wisconsin Department of Transportation	Developing on road and off road facilities for pedestrians, bicyclists and other non-motorized forms of transportation - associated streetscaping	January	No limit	20%	Qualifying topics include monitoring of aquatic and terrestrial species, natural communities and environmental components such as water soil and air.

<u>Funding Program</u>	<u>Eligible Activities</u>	<u>Application Deadline</u>	<u>Grant Award Limit</u>	<u>Local Match Required</u>	<u>Notes</u>
Targeted Runoff Management (TRM) Grant Program Wisconsin Department of Natural Resources	Reimbursing agriculture or urban nonpoint source pollution control in targeted, critical geographic areas with surface water or groundwater quality concerns	April 15th annually	Large-scale: \$1 million - Small Scale: \$150,000	30%	Competitive grants for local governments – cities, villages, towns, counties, regional planning commissions, tribal governments and special purpose lake, sewerage and sanitary districts may apply
Stewardship Grants	Projects must provide public access for outdoor recreation purposes	May 1st	Various	50%	Stewardship LUG grant projects support nature-based outdoor recreation activities. LWCF grants can also fund active outdoor recreation facilities (e.g. ballfields, splash pads, etc.). RTP grants focus on trail maintenance and development activities. Available for local governments.
Urban Nonpoint Source & Stormwater Management Grants Wisconsin Department of Natural Resources	Controlling urban nonpoint source and stormwater runoff pollution	April 15th annually	Construction: \$150,000	Planning: 50%	Competitive grants to governments to reimburse costs of planning or construction - the local government must have either jurisdiction over the project area or be required to control stormwater discharge with an inter-governmental agreement between the municipality and WDNR - Eligible areas are urban lands with population density of at least 1000 people per square mile non-permitted commercial or municipality-owned industrial use - projects may be in areas that are expected to become urban within 20 years

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