



**Memorandum:**

---

To: Larry Miller, Kimberly Abe  
Cc: Advisory Committee Members (posted to web page)  
From: Jim Klein  
Date: 3 June 2011  
Subject: Meeting Summary Advisory Committee Meeting #3 (**Draft**)  
Meeting Date 5-18-11

The third meeting of the Rappahannock Station I and II Civil War Battlefield Planning Advisory Committee (PAC) was held May 18, 2011 at St. Luke's Parish Hall in Remington.

Jim Klein presented two alternative plan concepts for the site, one (Concept A) assuming that the development parcel will be houses and one (Concept B) assuming that the development parcel will remain as public open space. A copy of the slide presentation can be found on the project web site, along with a chart that was handed out at the meeting. The following comments and suggestions were provided:

Site Access

- The existing access easement from Business Route 29 is constrained by width (as per section shown in presentation) and sight distance
- If the development parcel could be acquired, a suggestion was made to consider access through the development – although Jim Klein pointed out the potential for a privacy issue driving through the development
- If the development parcel could be acquired, the Business Route 29 access point is also constrained by sight distance limitations
- Mary Root indicated that the alley of trees from the former estate might create a reasonable access point (noted in the plans as service and boat access with key card gate)

*Sight distance triangles will be reviewed for the two 29 Business access points*

Parking

- Parking should be considered for the access parcels adjoining the farm house so as to preserve the top of the hill for passive park use
- A question was raised about bus access – how many and how often? It was noted that Clark Hall was taking four busloads to the site as part of a tour on the 19<sup>th</sup> of May.

*Jim Klein will look at capacity for parking in relation to the site for cars as well as bus and boat access. Currently the options show space for 20 cars at the upper site and 6-8 cars and 2 trailers at the upstream water access site with turnaround.*

River Access (further discussed in the notes below under preservation and management)

- Suggestions were made to consider both River Access Option A (upstream) and B (downstream) so that a family could tube down from A to B
- A comment was made that the upstream access close to US 29 would be an attractive nuisance with cars parking on the highway and walking down. Note that earlier meeting comments suggested that visibility to the site was a positive thing for safety and policing.
- A comment was made that water access option B (downstream) could be constructed to help stabilize the bank
- A question in response to that was asked as to how much bank erosion there has been over time
- A suggestion was made that running a pier for the option B (downstream) access parallel to the water might help with the current and the risk of being drawn quickly downstream in the current (versus option A (upstream) having a small pool for put in with less current (visible in the photos)

*Jim Klein will meet with Larry Miller, Ray and Mary Root and Lou Verner (VDGIF) and others with interest and a canoe to look more closely at the water access. Jim will prepare a table comparing the two water access options for review by the committee at the next meeting.*

#### Trails

- Fishing and swimming access were mentioned as issues along the waterfront trail

#### Overlooks/Interpretation

- See note above about preserving the home site as the best viewing place

#### Picnic/Restrooms

- A question was asked if there should be restrooms on both sides. Utility stub outs from the development parcel were mentioned (although unsure as to what happens if the development parcel is not built)

#### Commemorative Planting/Legacy Landscape

- Committee members were positive about the opportunity to buffer adjacent development and Route 29 as part of the Living Legacy commemorative planting project

John Hutchinson and Beth Stern led a focused discussion on preservation and management issues associated with the site.

#### **Managing and shaping the context of the site:**

The site provides a focal point that can be used to foster further stewardship of the surrounding battlefields, including:

- upstream along the river to Freeman's Ford (Lakota);
- downstream along the river to Kelly's Ford and the Phelps Wildlife Management Area; and
- land surrounding the US Army Warrenton Reservation Center on Sumerduck Road;
- across the river to Brandy Station.

The plan should include recommendations for landscape-scale preservation opportunities with focal points including the battlefield sites listed above and:

- the floodplains of the river and Tinpot Run on the east side of the Town as outlined in the Remington Service District Plan;
- land within the viewshed of the park on the other side of the river; and
- views of other areas seen from the site.

The site is not able to accommodate large-scale reenactments however properties that are suitable for large-scale reenactments should be identified.

From a preservation and interpretation perspective, the planning process should eventually be expanded to include Culpeper County and perhaps other localities.

The plan should include recommendations for funding of landscape-scale preservation opportunities such as the:

- American Battlefield Protection Program;
- US Army Compatible Use Buffer Program (ACUB) for lands around the Warrenton Military Training Reservation;
- Fauquier County Board of Supervisors formally established the Purchase of Development Rights (PDR) Program;
- Virginia Land Conservation Foundation; and
- Virginia Civil War Historic Site Preservation Fund.

**Managing visitation to the site in relation to preserving the resources associated with the site (including meeting the obligations of the ABPP), carrying capacity of the site, how to manage water access, what to do about group use (educational, sesquicentennial tours, etc., reenactments):**

---

The site is not able to accommodate large-scale reenactments but is appropriate for smaller “living history” events.

The property was acquired because of two primary values:

- battlefield and other historic values and
- to provide river access.

The issue of providing vehicular access to the river so that people can put in their boats is critical and presents numerous problems.

- if “Option A” (upstream) is used it would require that a road be constructed:
  - across the property from the parking area accessed from US Route 29 business or
  - on the right-of-way to the Town of Remington’s water plant paralleling the US Route 29 bypass.

“Option A” would also likely result in the unauthorized access to the river from the US Route 29 bypass.

A potential source of funding for the development of water access is the Virginia Department of Game and Inland Fisheries.

---

**Potential partnerships and tools available for managing visitor use, attracting heritage visitors, managing educational and group visits:**

---

The group suggested that the heritage travelers and the outdoor recreation visitors would require different sets of materials, brochures, etc.

Bufs will need similar but more detailed information than the heritage traveler.

School groups visiting the site will need turnkey services (someone to meet them on site, guide them around and interpret the site, provide any materials needed, etc).

Distribution of printed materials can be done at businesses in town, the train depot, the downtown kiosk, and town hall.

Use of wayfinding signs in the area can direct people to the site and interpretive signs on the site will guide them through the park.

Signs can also have bar codes (QR codes) that can be read by smartphones, which take the user to a website with more detailed information about the park.

The group considered the concept of having the park serve as a hub for visitation to other sites in the immediate area but was concerned that it would not have the capacity for this, but rather it should be a node in a larger network of sites.

It was noted that it would be good to identify satellite parking areas for overflow during events at the park.

The RCP/BikeShare program can support the ability of visitors to explore the park and the town via bicycle.

It was noted that the site should have a bus staging area for tour groups as well as school groups.

The group did not favor having reenactments on the site, but modest living history demonstrations might be appropriate. It was determined that a policy for living history demonstrations should be developed, modeled upon the NPS policy.

How to create printed materials and a website will need to be determined through the development of a modest promotional plan that identifies desired audience segments and markets and recommends specific promotional tools for reaching and serving those potential visitors.

The group discussed identifying grant opportunities for next phases in the site's development. For example, the Virginia Tourism Corporation and the Virginia Sesquicentennial Commission offer microgrants for tourism marketing projects.

---

**Potential partnerships and tools available for developing a strong volunteer organization to help maintain and interpret the site to the public:**

---

Because managing the promotion of and visitation to the site will require human resources, the group discussed several options for this.

- Local DMOs (destination marketing organizations): DMOs can be helpful in promoting the park as one of the products in their promotional portfolio but DMOs do not traditionally provide management, interpretive, or onsite services.
- County staff (economic development or parks and recreation): It is not known whether the county has the staff capacity to promote and manage visitation to the park – services such as group tour, school tour, website management, printed materials, etc.
- The Goldvein project may provide a model for the park. The Gold Mining Camp Museum at Monroe Park is dedicated to the history of gold and gold mining. Monroe Park, which is located off Route 17 in Goldvein, Virginia is owned and operated by the Fauquier County Parks and Recreation Department. It is open year round on Wednesday through Saturday from 9:30 a.m. until 5:00 p.m. and Sunday noon to 4:00 p.m. (The Friends of Monroe Park (FOMP) was created in the 1990s to support the efforts of the Fauquier County Parks and Recreation Department in building and developing Monroe Park. FOMP raised \$10,000 to go towards the construction of the park. While the group easily met this initial goal, they continue fundraising to make possible the development of other facilities in the park.)
- Local non-profit organizations: The local nonprofits are also at full capacity in terms of their ability to render promotional/visitor services.
- The group discussed the concept of continuing to meet as an ad-hoc friends group for the park.

### **Next steps**

The next meeting will take place on June 28th from 5-7pm at the St. Luke's Parish Hall in Remington (same location). To review a preliminary draft/extended outline of the plan and to confirm the program elements that should be included with each alternative for comparison.