



Washington City Council
Workshop Meeting Agenda
February 11, 2026

PUBLIC NOTICE is hereby given that the Washington City Council will hold a Public Electronic Workshop Meeting on **Wednesday, February 11, 2026 at 4:00 P.M.** hosted at Washington City Hall located at 111 North 100 East, Washington, Utah. The meeting will be broadcast via Youtube Live linked online at <https://washingtoncity.org/meetings>

1. Approval of the Agenda
2. Washington County Fair Board
3. Washington Dome Study
4. Ballfield Concession Building
5. Adjournment

POSTED on this 5th day of February 2026
Tara Pentz, City Recorder

In accordance with the Americans with Disabilities Act, Washington City will make reasonable accommodations to participate in the meeting. Requests for assistance can be made by calling the City Recorder at 656-6308 at least 24 hours in advance of the meeting to be held.

Briefing Document

Description: Presentation of the final feasibility study report for the area surrounding the Washington Dome. Washington City Staff want to share the findings regarding current usage of the Washington Dome and propose a plan for potential future uses.

Presenter: Paul Walker, Avenue Consultants

Submitted By: Paul Walker

Background Information: The Washington Dome Feasibility Study outlines a final plan to enhance recreational opportunities, balancing recreation with safety and environmental stewardship. The plan was developed through an existing conditions analysis.

The project includes recommendations for possible future uses and types of potential projects.

Community outreach was conducted via a survey, meetings with stakeholder groups, and a public open house.

The study's goal is to provide Washington City with a clear, actionable roadmap for developing a high-quality, inclusive recreation area that reflects community input and supports diverse outdoor activities.

Action Item: Staff seeks the Council's input and recommendations regarding adding the outlined potential trails to the City's Parks and Trails Capital Facilities Plan.

Impacted Fund: City funds are not impacted; all funds for the study were provided by an Outdoor Initiative grant from the Utah Division of Outdoor Recreation.



WASHINGTON DOME FEASIBILITY STUDY

December
2025

avenue
CONSULTANTS



Washington City



WASHINGTON DOME

FEASIBILITY STUDY

ACKNOWLEDGMENTS

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*Cover and Chapter Heading Photo Credit:
Avenue Consultants*

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EXECUTIVE SUMMARY

STUDY GOALS

The project team was tasked with assessing the current uses of Washington Dome and developing recommendations for enhanced recreational opportunities. Public and stakeholder participation was a vital part of this effort, guiding the project team and Steering Committee to a final plan that balances recreation with safety and environmental stewardship.

The recommended trails and on-site amenities (Figure 1.1) were developed through an existing conditions analysis, three-dimensional (3D) terrain modeling, and an extensive public and stakeholder outreach effort. This effort included online participation through a project website and community survey, as well as one-on-one interviews with various stakeholder groups.

Primary concerns that shaped this plan included:

- The trail serves not only hikers and mountainbikers, but ATVs and motorbikes, horsesback riders, and grazing livestock. These uses cause conflicts in trail erosion and debris.
- Nearby residents worry about increased traffic and noise in their neighborhoods.
- Maintaining natural beauty and access is important to recreators and nearby residents. Users want to preserve this area for years to come.

OUTCOMES

Through comprehensive analysis and review of stakeholder and public feedback, the team developed a trail and amenities plan that included:

1. **A paved contour loop**
2. **An interconnected network of soft-surface trails**
3. **A ridgeline hiking route**
4. **A designated motorized area**
5. **Neighborhood access points**
6. **Trail alignments refined through 3D modeling**
7. **Environmental protections**

Together, these features create a trail system that feels welcoming, diverse, and tailored to how people already use Washington Dome.



FIGURE ES 1.1 Residential development occurring around Washington Dome.
Photo Credit: Avenue Consultants

Figure ES 1.2

RECOMMENDED TRAILS & ON-SITE AMENITIES

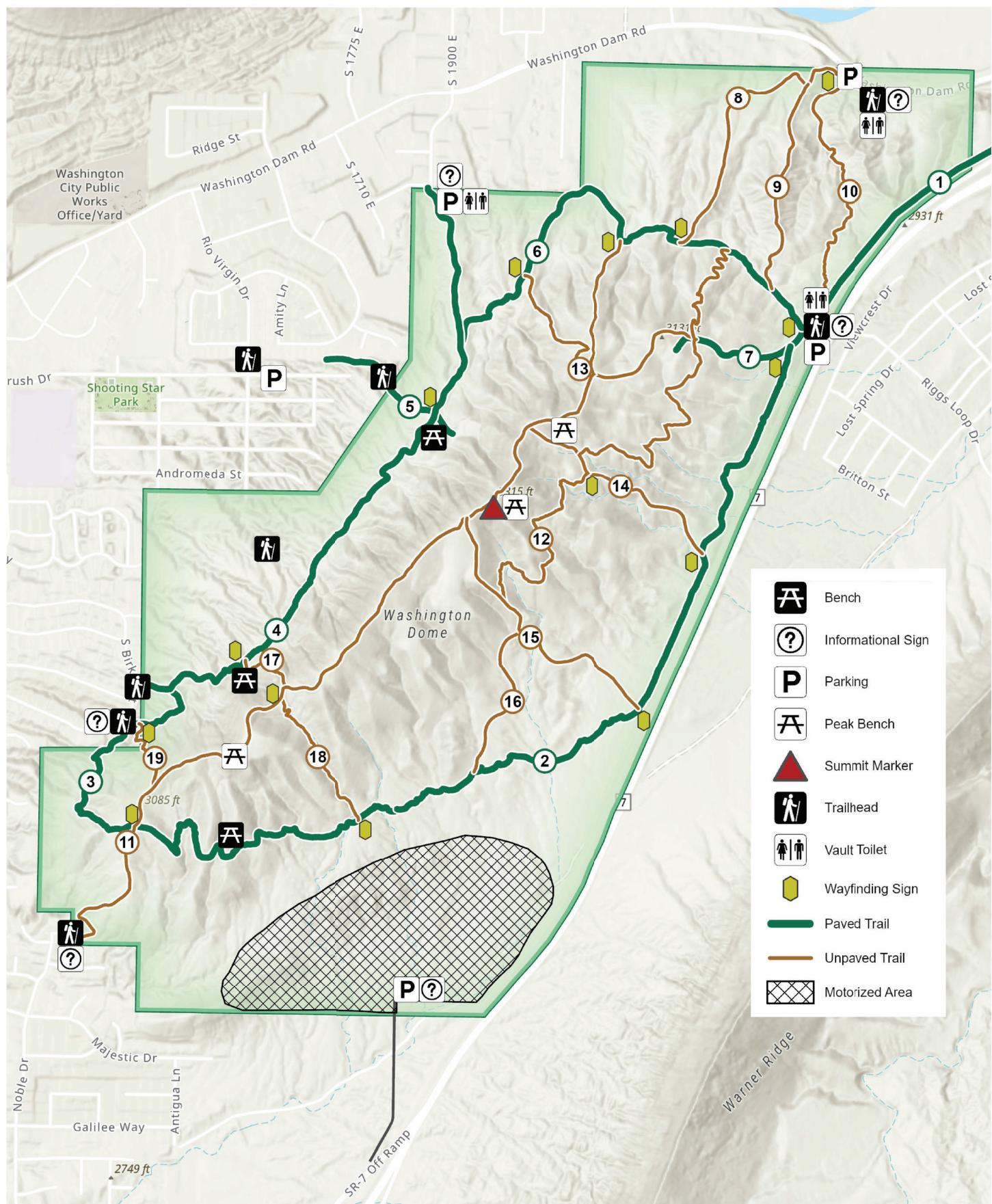


TABLE ES 1.1 Washington Dome Proposed Trails

ID	Name	Description	Length (ft)	Project Type	Cost Estimate*
1	Washington Dome View Trail	Runs along the east, offering views of Washington Dome	3,740	Paved Trail	\$540,000
2	Washington Dome Trail	Parallels the wash near the east side and named after old RS2477 Road	7,280	Paved Trail	\$1,050,000
3	Majestic Loop Trail	Ties into Birken St and the southern access	6,760	Paved Trail	\$970,000
4	Crestline Connector Trail	Neighborhood connection that links other paved and unpaved trails	7,310	Paved Trail	\$1,050,000
5	Shooting Star Trail Extension	Continues name of existing paved trail	1,610	Paved Trail	\$240,000
6	Pinyon Pass Trail	Offers views toward the Virgin River and east ridge	5,410	Paved Trail	\$780,000
7	Rio Vista Trail	Offers views toward the Virgin River and east ridge	1,720	Paved Trail	\$250,000
8	Sandstone Loop	Circumnavigates red rock terrain on the north dome	3,350	Unpaved Trail	\$34,000
9	Juniper Spur	Short connector through juniper-dotted slopes	2,280	Unpaved Trail	\$23,000
10	Echo Canyon	Follows a drainage with sound reflections or shade	3,130	Unpaved Trail	\$32,000
11	Ridge Trail	Runs along a spine near the dome's high point	10,560	Unpaved Trail	\$106,000
12	Coyote Run	Fast, flowing segment through open desert	7,380	Unpaved Trail	\$74,000
13	Tortoise Traverse	Slower, winding route through rocky habitat	2,900	Unpaved Trail	\$29,000
14	Painted Bluff	Parallels colorful rock faces near mid-slope	2,370	Unpaved Trail	\$24,000
15	Iron Sands	Inspired by the region's iron rich soils	2,980	Unpaved Trail	\$30,000
16	Rock Spur	Short technical or scenic connector over exposed sandstone	1,720	Unpaved Trail	\$18,000
17	Sunset Connector	Western-facing trail with great evening light	790	Unpaved Trail	\$8,000
18	Desert Bloom	Gentle, mid-level trail passing flowering areas in spring	1,650	Unpaved Trail	\$17,000
19	West Mesa Connector	Wraps the southwestern edge and connects back toward Majestic Drive	920	Unpaved Trail	\$10,000
TOTALS			73,860		\$5,285,000

*Cost estimates are at the planning level and are subject to change.

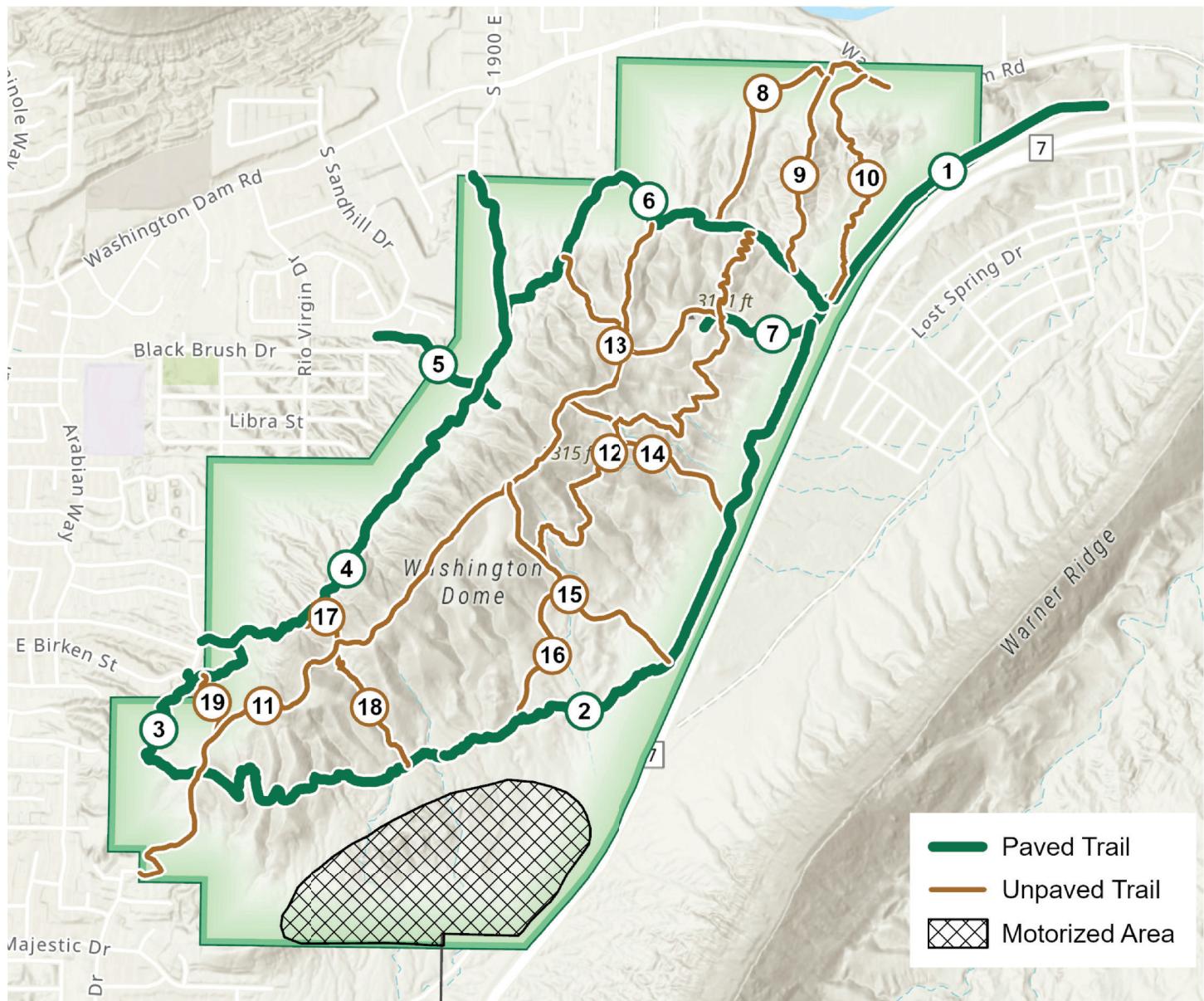
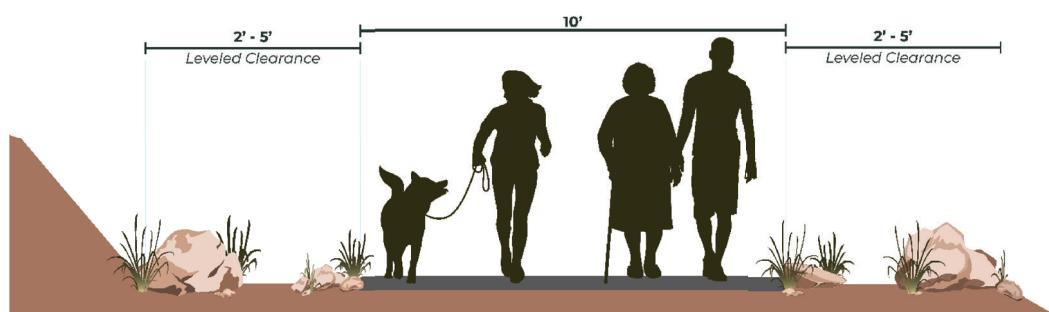


Figure ES 1.3 Washington Dome Proposed Trails

PAVED TRAIL



UNPAVED TRAIL



Figure ES 1.4 Paved & Unpaved Trail Cross-Sections

This trail plan encompasses a total of 19 trail projects - 7 paved and 12 unpaved trails. These recommendations total of 73,860 ft. of dedicated trails added to Washington Dome. Recommended amenities include benches, informational signs, trail heads, designated parking, a motorized area, wayfinding signs, and vault toilets. These recommended amenities have been cost estimated to add to the trails plan as needed or desired, totaling \$266,196 if all recommended amenities are executed.

Figure ES 1.5
Recommended
On-Site Amenities

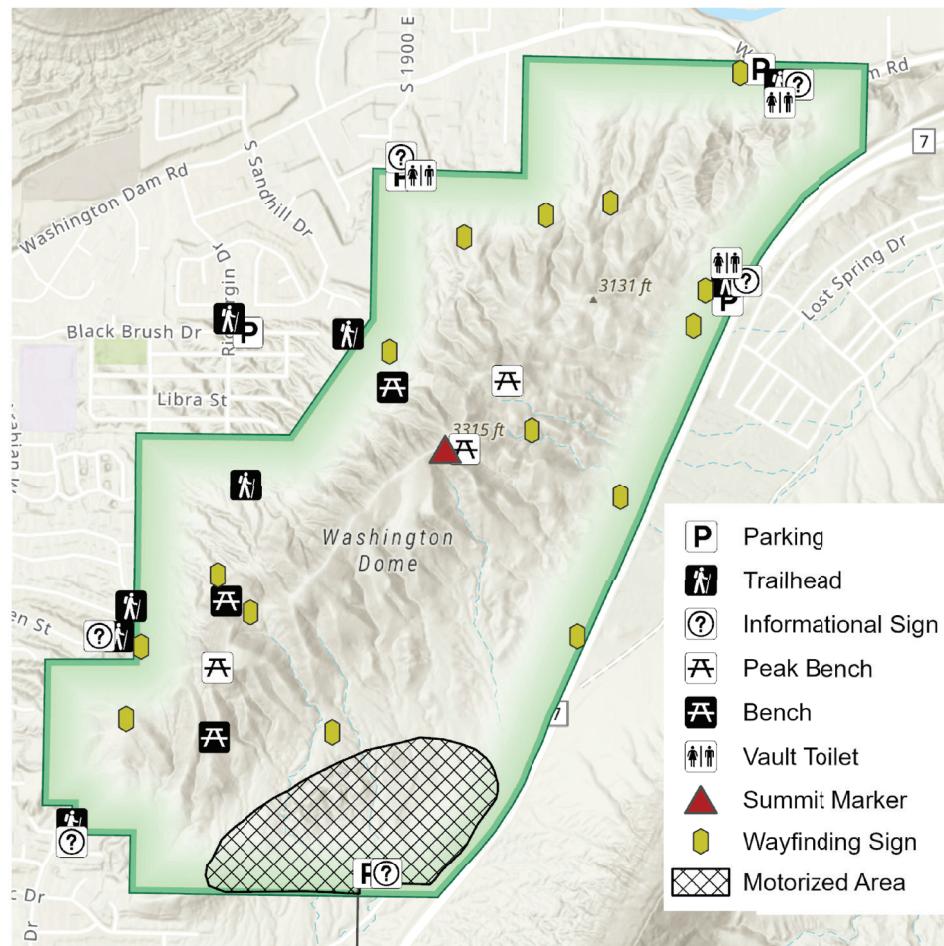


TABLE ES 1.2 Amenities Cost Estimates

Item	Quantity	Units	Price per Unit	Cost
Mobilization	1	Lump	\$6,000	\$6,000
Vault Toilet	3	Lump	\$60,000	\$180,000
Site Table/Bench	5	Lump	\$2,000	\$10,000
Trash Receptacle	4	Lump	\$700	\$2,800
Water Station*	2	Lump	\$4,000	\$8,000
Signage-Large Signs	6	Lump	\$2,000	\$12,000
Signage-Small Signs	15	Lump	\$500	\$7,500
Dust Control & Watering	19	1000 gal	\$50	\$950
Roadway Excavation (Gravel Parking)	338	cu yd	\$10	\$3,381
Roadway Excavation (Paved Parking)	181	cu yd	\$10	\$1,815
Untreated Base Course	677	Ton	\$15	\$10,155
Untreated Base Course (Plan Quantity)	363	cu yd	\$15	\$5,445
Hot Mix Asphalt 1 - 1/2 Inch	121	#N/A	\$75	\$9,075
Hot Mix Asphalt 2- 1/2 Inch	121	#N/A	\$75	\$9,075
SUBTOTAL				\$266,196

*Does not include permitting or installation type

*Costs estimated in 2025 dollars

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2

EXISTING CONDITIONS

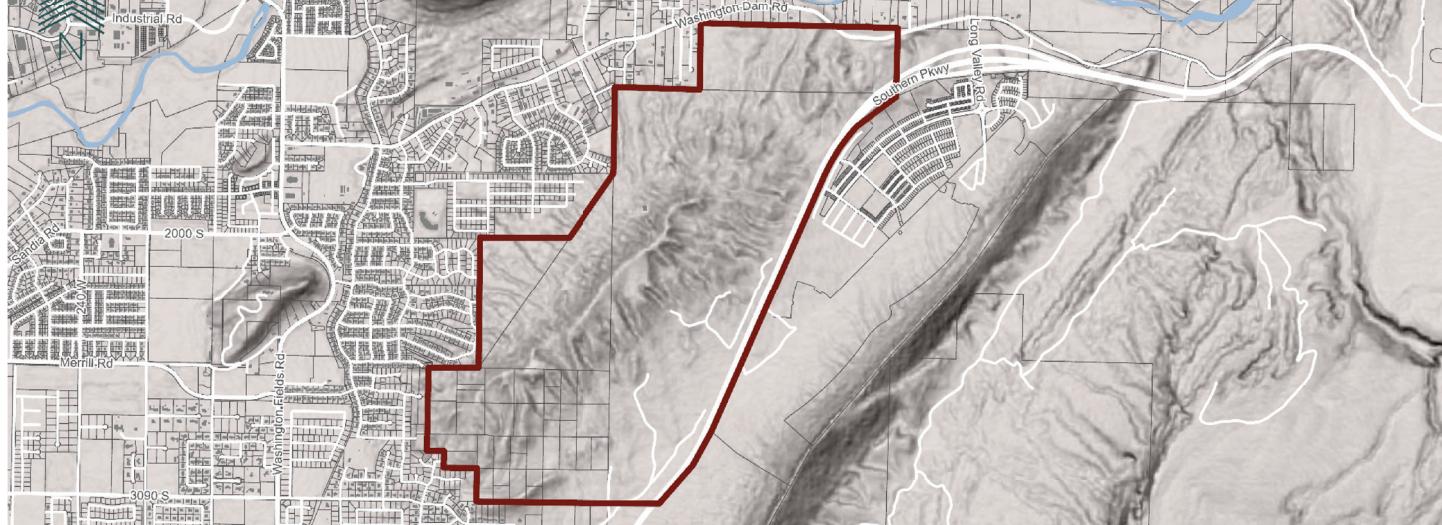
Before drawing any lines on a map, we began by understanding the current conditions around Washington Dome. This included elevation changes, slope steepness, rock outcrops, vegetation, grazing areas, access points, and informal user-created trails. Several neighborhoods sit directly around the Dome, and their access patterns helped us identify which areas see the most activity.

The Dome itself has a mix of gentle lower benches and steeper upper slopes. The west side, especially near Birken Street, is particularly steep and has experienced erosion from users traveling directly uphill. The east side has longer, smoother approaches and is already used by hikers and mountain bikers. The southern area, closer to State Route (SR)-7, is flatter and has been used by motorized vehicles such as dirt bikes and other small off-highway vehicles (OHVs).

We also reviewed the existing “social trails” that people have created over time. These vary in quality. Some follow natural contours and work reasonably well. Others run directly up steep sections and show signs of erosion. Understanding where these trails are today gave us a helpful starting point for determining which alignments to keep, which to improve, and which to retire.

In addition, we looked at property ownership, right-of-way near the Majestic Tanks, and known constraints such as grazing allotments, fencing, and disturbed areas. This baseline helped ensure that any trail plan fits with existing operations and respects sensitive areas.

FIGURE 2.1 Washington Dome Analysis Study Area



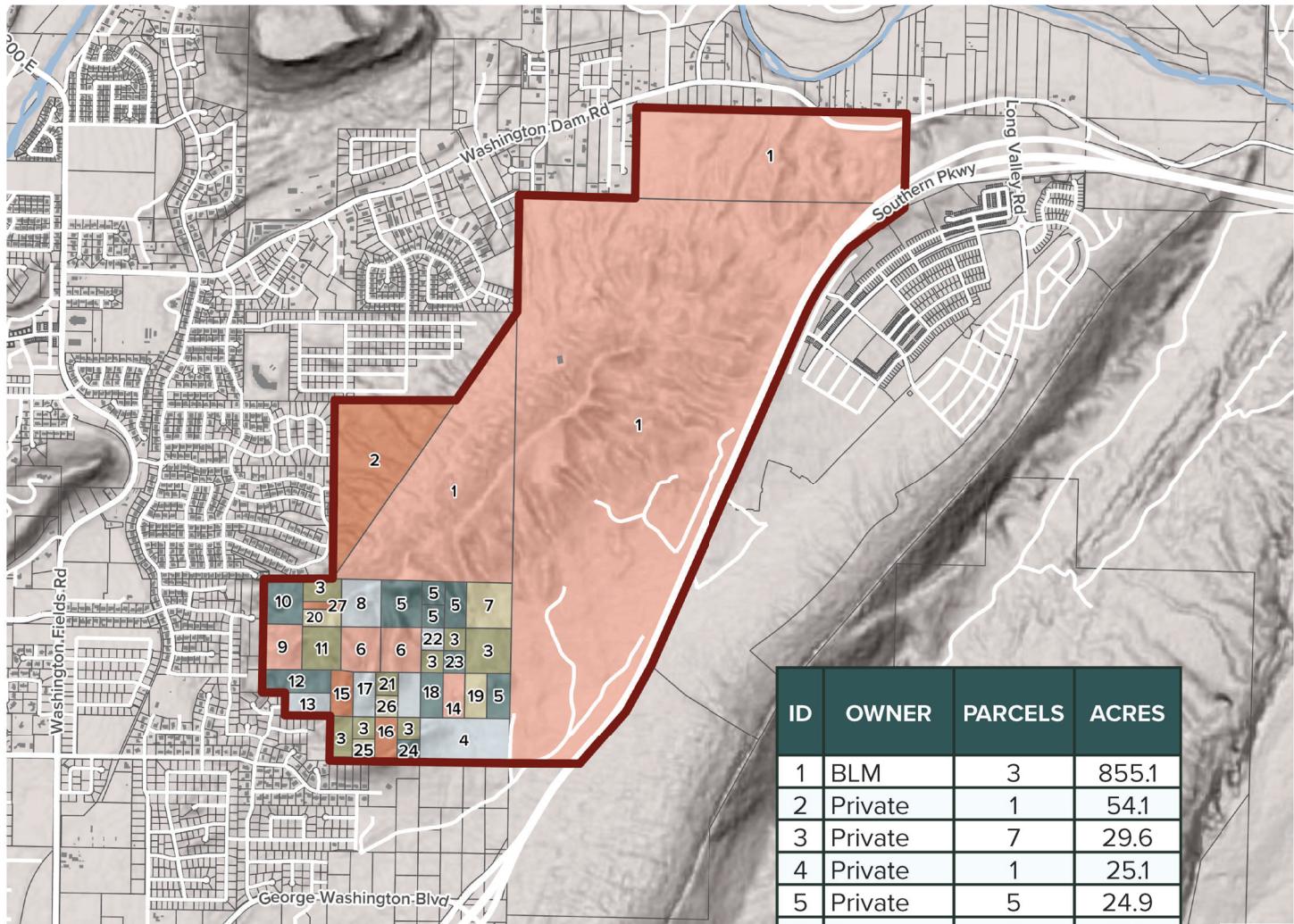


Figure 2.2 PROPERTY OWNERSHIP

Identifying who owns property on the Dome is important to discuss potential easements and access points. Most of the land within the study area is publicly owned, with the Bureau of Land Management (BLM) holding roughly 77 percent of the total 1,115 acres. The next largest owner is Ivory Homes, which controls approximately 54 acres adjacent to its recently completed Shooting Star development and presents opportunities for future trail connections. Beyond these major property owners, the southeast corner of the study area contains 36 additional parcels held by 25 individual property owners. Figure 2.2 and Table 2.1 summarize the ownership and parcel sizes of the properties in the study area.

ID	OWNER	PARCELS	ACRES
1	BLM	3	855.1
2	Private	1	54.1
3	Private	7	29.6
4	Private	1	25.1
5	Private	5	24.9
6	Private	2	17.8
7	Private	1	10.3
8	Private	1	9.3
9	Private	1	8.9
10	Private	1	8.8
11	Private	1	8.3
12	Private	1	7.7
13	Private	1	5.1
14	Private	1	5
15	Private	1	5
16	Private	1	5
17	Private	1	5
18	Private	1	5
19	Private	1	4.9
20	Private	1	3.3
21	Private	1	2.6
22	Private	1	2.5
23	Private	1	2.5
24	Private	1	2.5
25	Private	1	2.5
26	Private	1	2.4
27	Private	1	1.5

TABLE 2.1 *Property ownership on the Washington Dome*

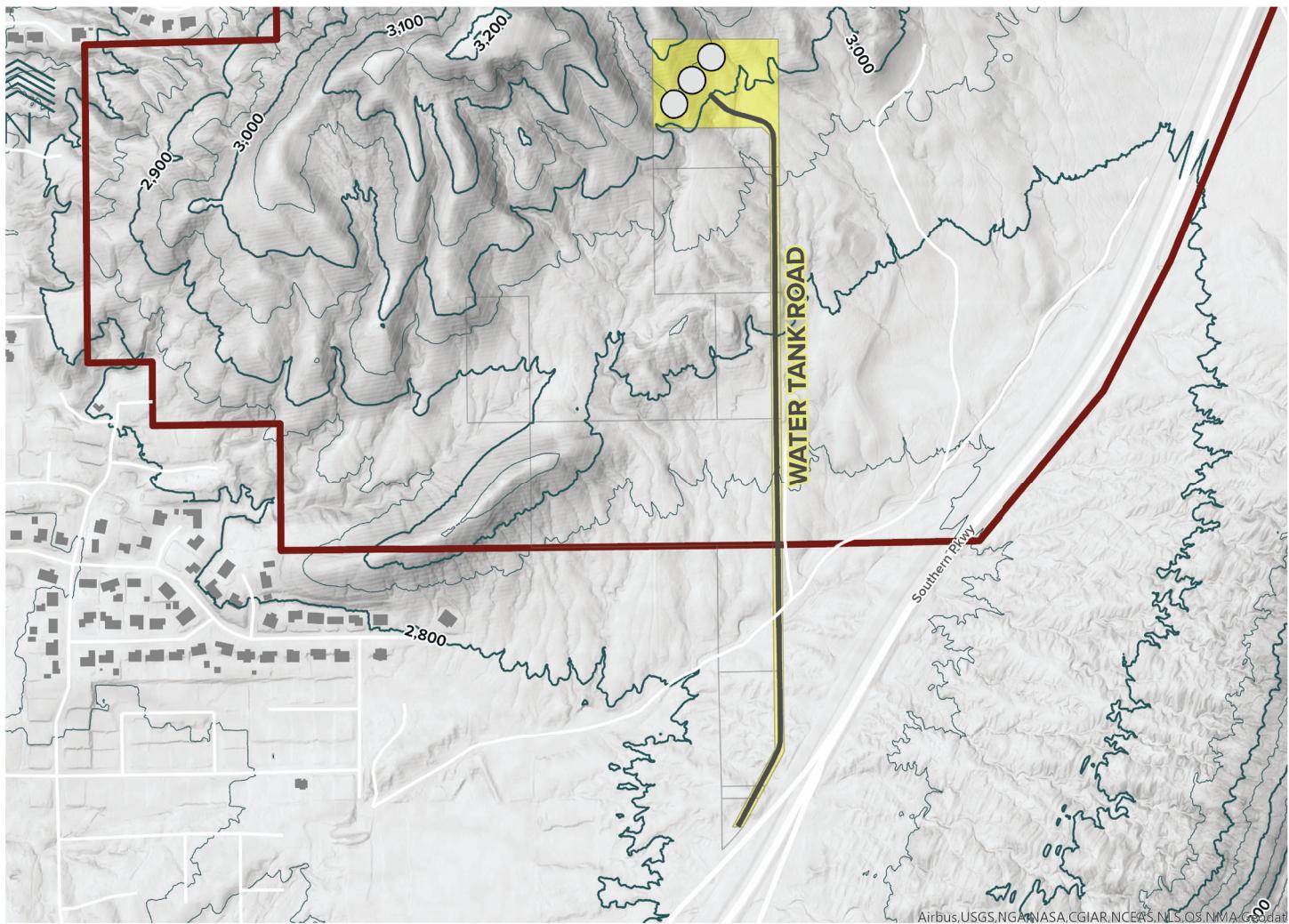
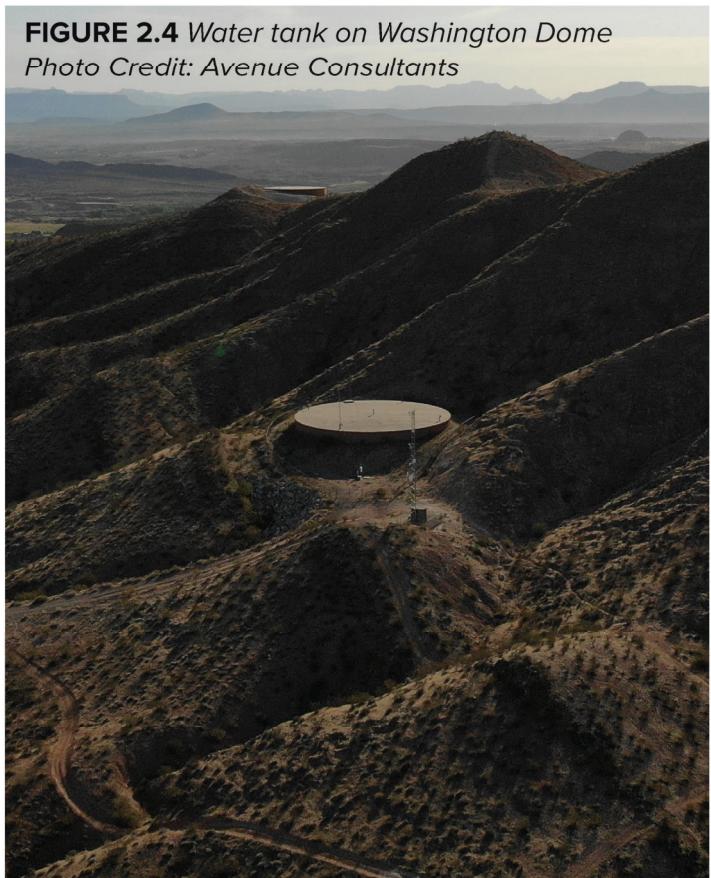


Figure 2.3 MAJESTIC WATER TANKS

The Majestic Water Tanks are a set of three new facilities included in the Washington City Culinary Water Plan. The tanks are currently in final design, and the City is in the process of acquiring portions of eight parcels needed to support their construction and operation. Once completed, the tanks will improve water supply and pressure for southern Washington City. As part of the project, a new access road will be built from the south end of the study area up to the tanks on Washington Dome. Stakeholders have suggested this road and the tank site could also serve as an access point for the proposed trail and recreation area within the Washington Dome area. The proposed tanks and access road location are shown in Figure 2.3.

FIGURE 2.4 Water tank on Washington Dome
Photo Credit: Avenue Consultants



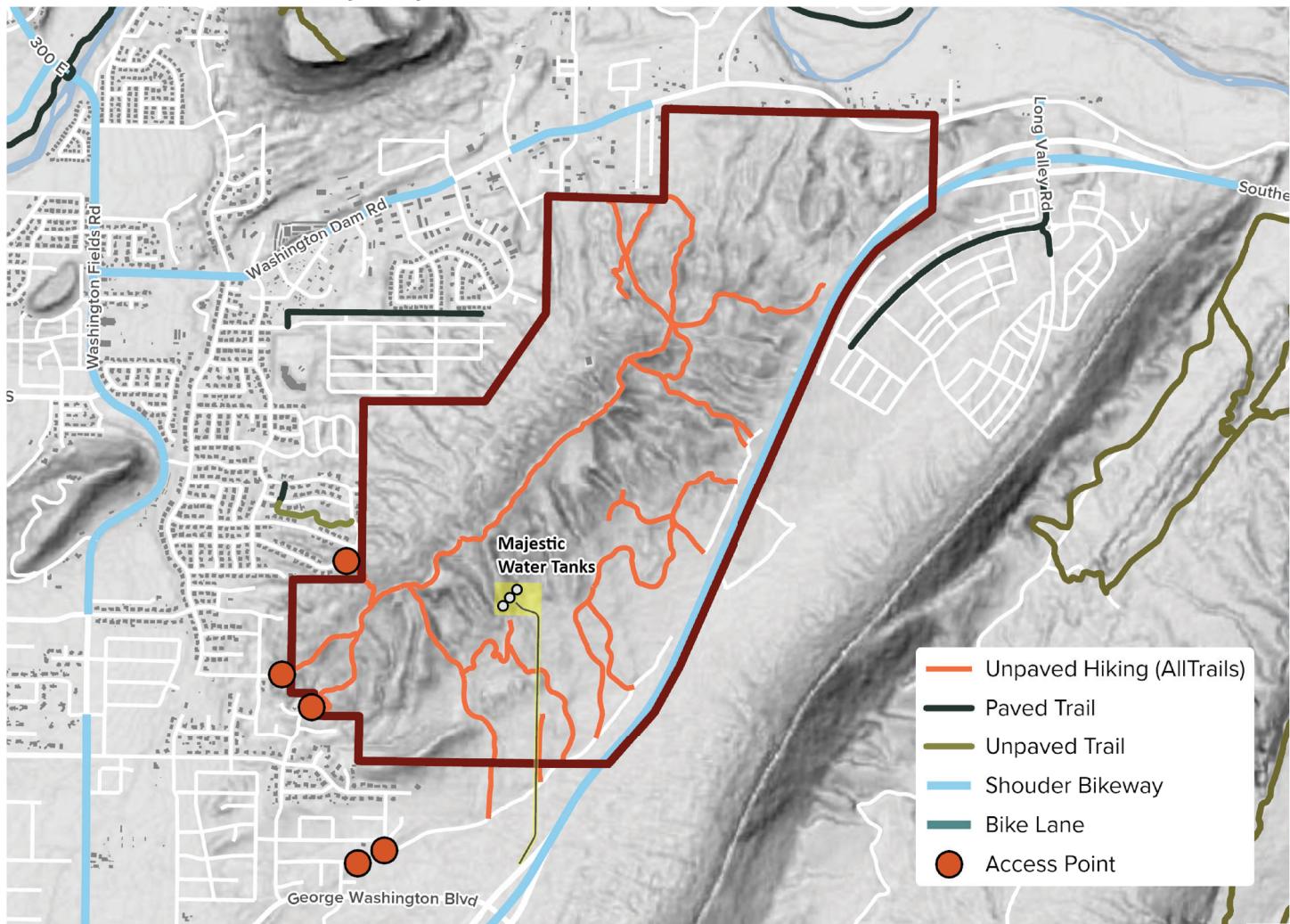


Figure 2.5
EXISTING TRAILS

Existing trails on Washington Dome were identified through AllTrails®. The Dome currently supports hiking, mountain biking, and limited motorized use. Informal trails are visible in aerial imagery, with repeated use patterns indicating popular routes. AllTrails® data identifies roughly 27 hiking segments near the study area, while Utah Geospatial Resource Center (UGRC) records one major unpaved trail crossing the southeastern area. Regional connectivity exists via the Southern Parkway (SR-7) shoulder bikeway east of the study area (see Figure 2.5). Understanding existing use patterns helps identify high-demand areas and opportunities for formalized routes, reducing environmental impacts and improving user safety.

FIGURE 2.6 A biking trail on Washington Dome
Photo Credit: Avenue Consultants



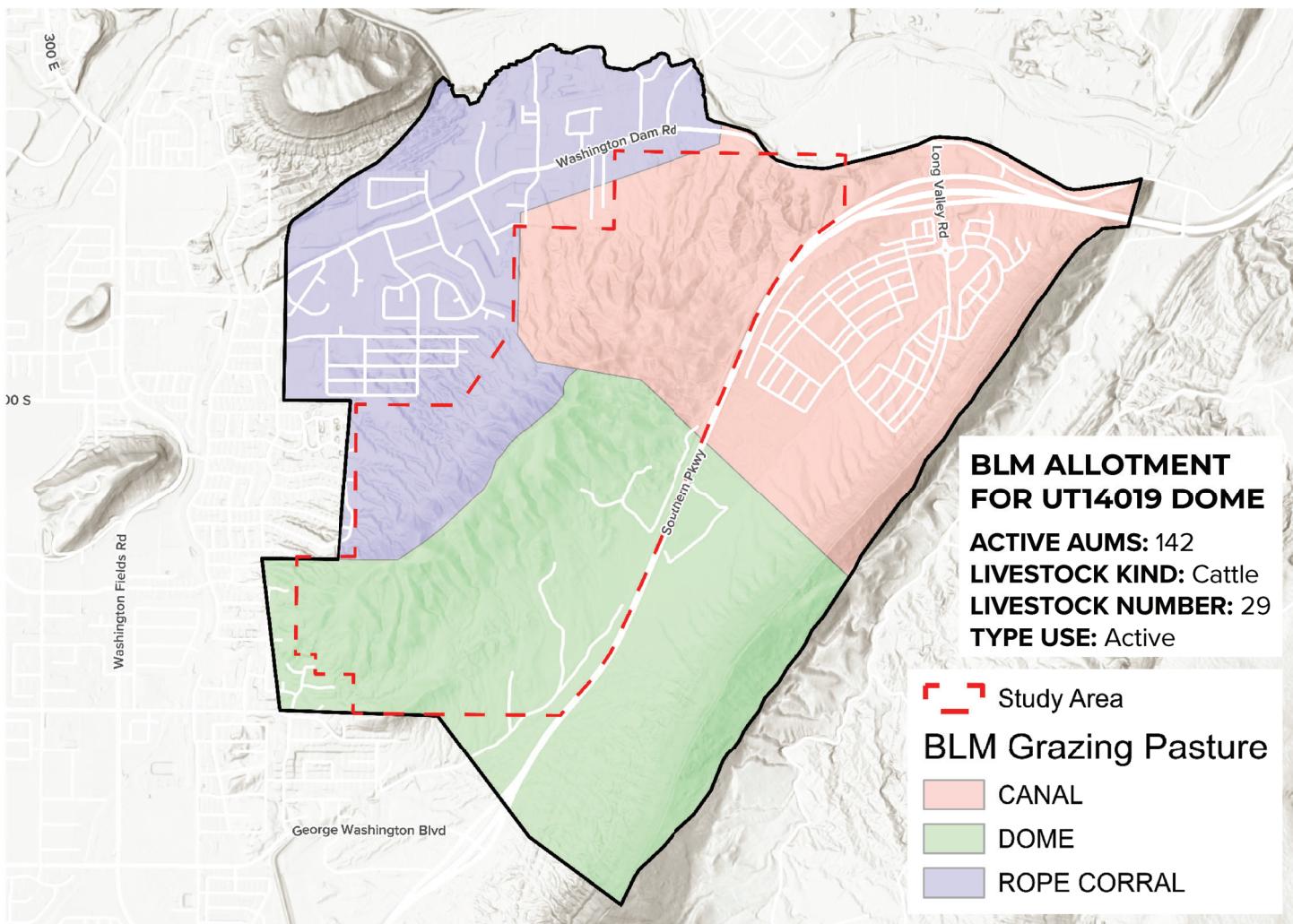


Figure 2.7

GRAZING ALLOTMENTS

The BLM-managed land within and surrounding the Washington Dome area, as illustrated in Figure 2.7, includes several Utah grazing allotments and pastures designated for livestock use. These allotments include the BLM land and are organized into individual pastures where grazing activities are managed. Figure 2.7 illustrates the grazing allotments within the study area. Three pastures — Rope Corral, Canal, and Dome — are located within the study boundary. Together, these pastures can support up to 29 animals under existing grazing allotment conditions.

Grazing allotments present some challenges for recreation on the Dome, including fencing and livestock waste (see Figures 2.8 and 2.9).

FIGURE 2.8 Cattle fencing
Photo Credit: Avenue Consultants



FIGURE 2.9 Livestock waste on Washington Dome
Photo Credit: Avenue Consultants



SOIL & TRAIL EROSION

Precipitation data from the Utah Climate Center Mesonet was used to evaluate the potential for soil and trail erosion in the study area. Figure 2.10 shows the number of days with measurable precipitation recorded at the station nearest Washington Dome. Over the past 10 years, the area has averaged 43 days per year with any measurable precipitation, but only

24 days with at least 0.1 inches and just six days with 0.5 inches or more. This relatively low frequency of significant rainfall suggests that soil and trail erosion may be less of a concern here compared to wetter climates. Even so, potential trail alignments should incorporate appropriate grades, cross-slopes, and accepted trail design best practices to minimize erosion and maintain sustainable trail conditions.

FIGURE 2.10 Days with Measureable Precipitation (1/100th inch)

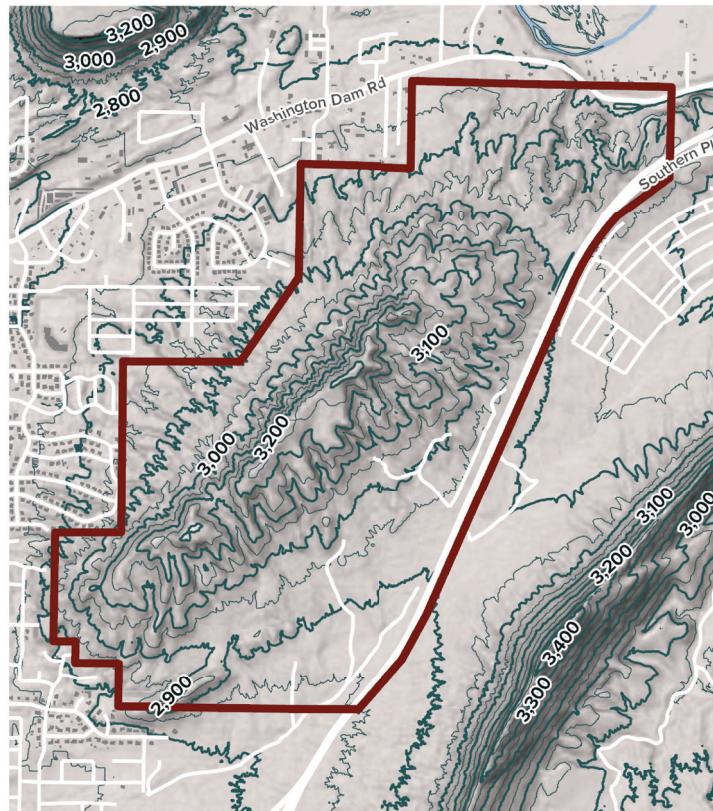
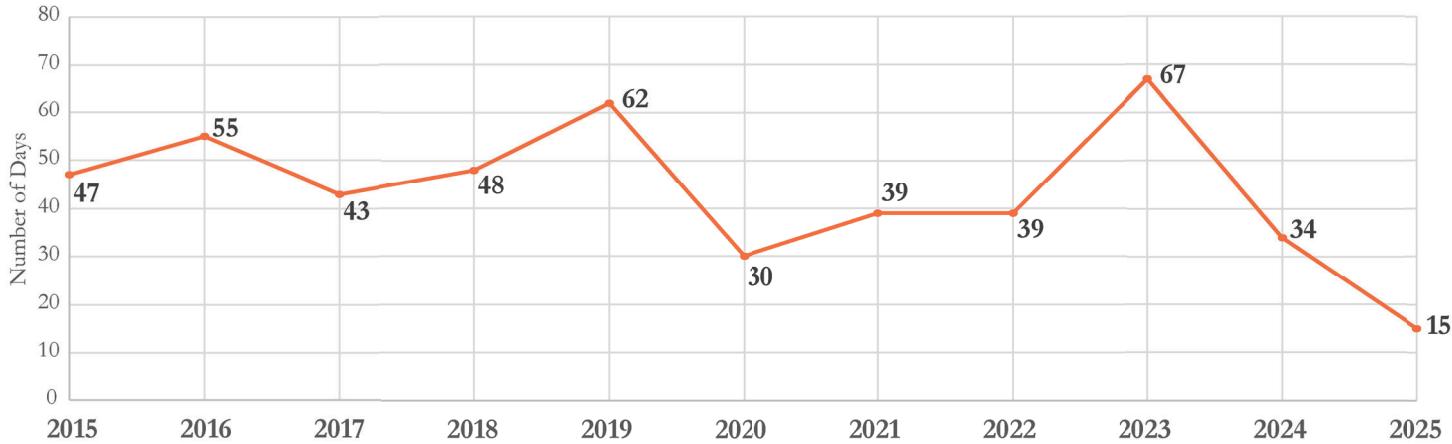


Figure 2.11
ELEVATION, GRADE,
& TOPOGRAPHY

The study area features rugged terrain with exposed rock and minimal vegetation. Elevation ranges from 2,670 to 3,310 feet, a 640-foot difference (Figure 11). Slopes are steep: Only 10 percent of the area is under 5 percent, 45 percent under 15 percent, and 55 percent exceeds 15 percent. Steep grades and rocky surfaces will influence trail alignment and construction feasibility, with gentler slopes prioritized for beginner loops and amenities.

3

COMMUNITY INVOLVEMENT

Washington Dome is used by many different people, and their voices played a major role in shaping this plan. Outreach efforts were designed to raise awareness about the study, understand how community members and others currently use the Washington Dome area, and gather input on what amenities or improvements they would like to see if recreational development moves forward. We gathered ideas through community surveys, one-on-one conversations, events like the Cotton Fest booth, and meetings with Homeowners Associations (HOAs), trail groups, equestrian groups, OHV clubs, recreation businesses, and others. Engagement activities included online tools, community events, targeted stakeholder meetings, and opportunities for community members and others to share feedback directly with the project team.

FIGURE 3.1 Washington Dome Project Website

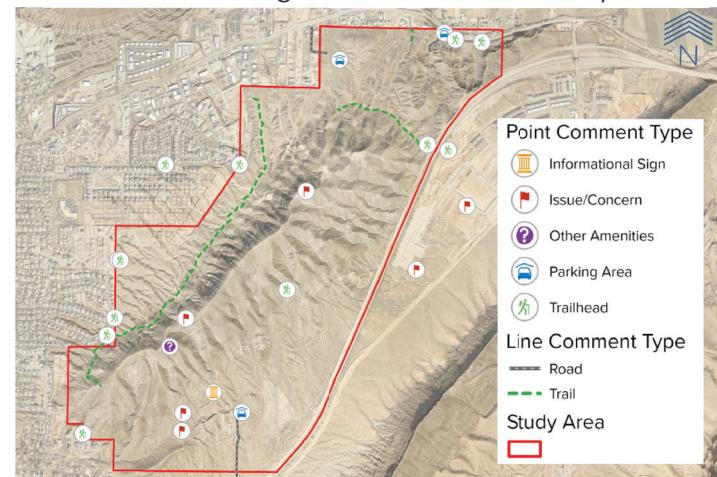


ONLINE INITIATIVES

PROJECT WEBSITE & COMMENT MAP

We established a website and project email at the start of the study (Figure 3.1 and 3.2). This allowed community members and others to review data collected throughout the study as well as provide comments or ask questions. An interactive comment map was available throughout the study so community members and others could drop pins at locations of interest or draw potential routes.

FIGURE 3.2 Washington Dome Comment Map



COMMUNITY SURVEY

More than 200 people responded to the project survey. Their feedback gave us a clear picture of what community members and others value at the Dome. The most common activities included hiking, walking dogs, trail running, and enjoying the views. Many respondents said they'd like to see more formalized trails, better trailheads, clearer signage, and improved erosion control. Several emphasized protecting the Dome's natural character and avoiding over-development.

There were also concerns about motorized use, especially near residential edges. Many respondents felt that creating designated areas for different user groups would help reduce conflicts and improve safety. The following key take-aways were identified through these survey results:

FIGURE 3.3 Responses to five of nine questions on the Washington Dome Community Survey

206 TOTAL RESPONSES

HOW WOULD YOU DESCRIBE YOUR CONNECTION TO WASHINGTON DOME?



79%
Live
Nearby

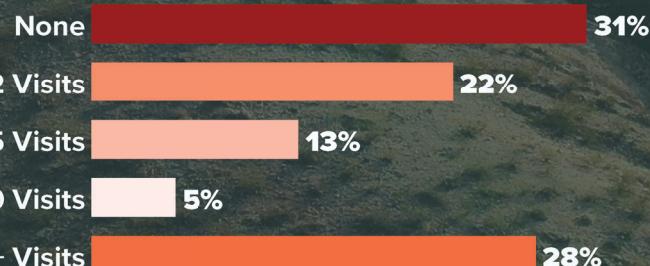


43%
Recreate
Here



35%
Want to
Learn More

HOW OFTEN DID YOU VISIT WASHINGTON DOME IN THE PAST YEAR?



WHAT RECREATION ACTIVITIES DO YOU ENJOY DOING AT WASHINGTON DOME?



Hiking
74%



Mountain
Biking
33%



ATV Riding
17%



Motorbike
Riding
13%



Horseback
Riding
5 %



Other
17%

OTHER RECREATION ENJOYED ON WASHINGTON DOME:

Trail Running | E-biking | Dog walking | Enjoying natural beauty

WHAT WOULD MAKE YOUR VISITS MORE ENJOYABLE?

Top 5 shown here



**Designated
Trails**
68%



**Parking
Areas**
47%



**Trail
Loop**
60%



**Trail
Information**
50%



Restrooms
39%

OTHER DESIRED AMENITIES AND SUGGESTIONS:

Whatever it takes to keep visitors out of the residential side and access from the public side.

An area that can be driven to that is nice and you can see some of the views, with trailheads, trees and restrooms off the parking lot. Some limited physical abilities access with a park and views would be nice (if possible).

Leave it natural!

Stabilizing steeper trails, which can be very slippery when extremely dry.

Motorized vehicle restriction. There are plenty of places for riding motorized vehicles besides the Dome.

Add water stations.



IN-PERSON INITIATIVES

COTTON DAYS FEST OUTREACH

We participated in Washington City's annual Cotton Fest to connect with community members. We walked in the parade and handed out stickers to encourage participation in the survey (Figure 3.3). We also hosted an informational booth featuring a poll activity to gauge overall awareness of Washington Dome, learn more about how community members spend their time outdoors, and gather any input about the study. During the polling activity, we learned that most participants enjoy hiking and mountain biking, and 75 percent of participants had never been to the Washington Dome. Images of the activity are included below.

FIGURE 3.4 Dot Poll Boards

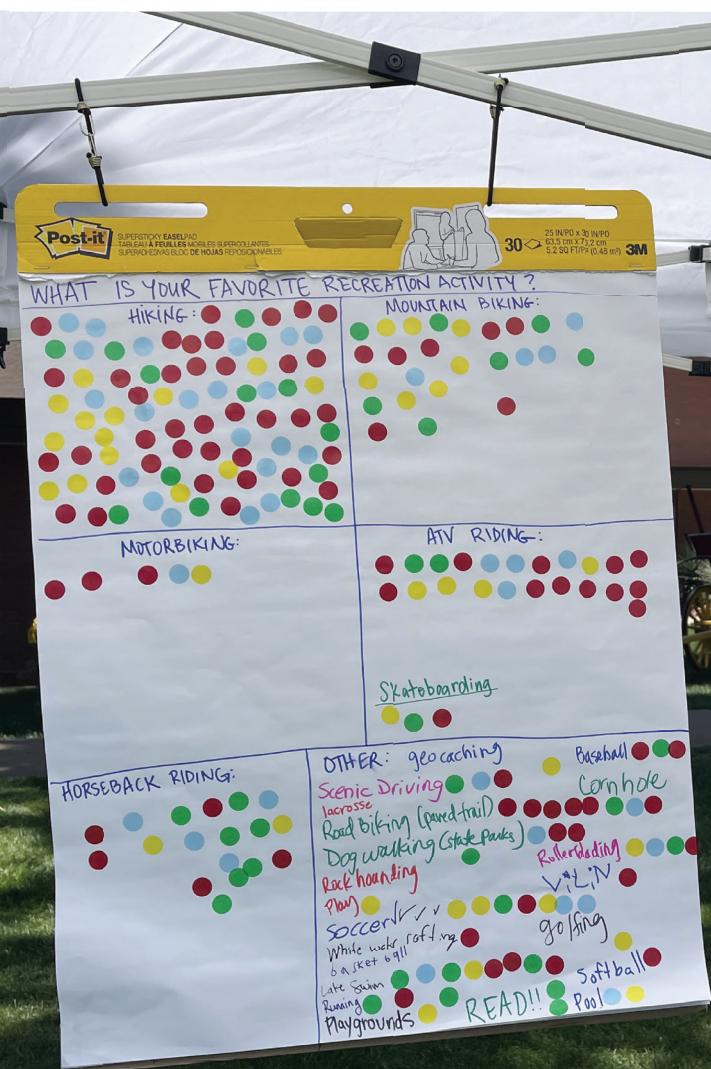
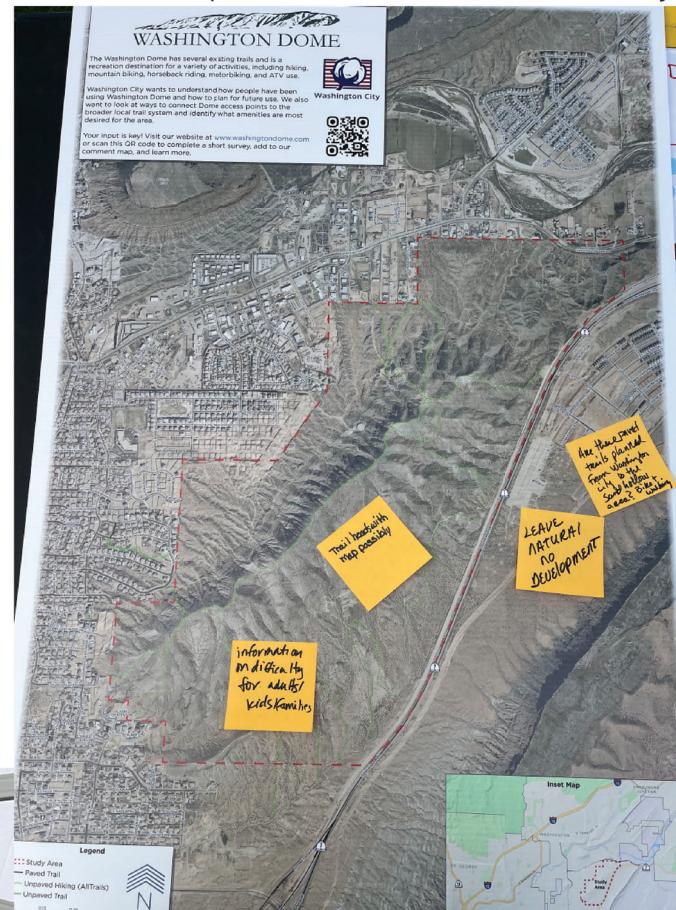


Photo Credit: Avenue Consultants

FIGURE 3.5 Map comments received at Cotton Days



STEERING COMMITTEE

A Steering Committee was established at the start of the project to guide community outreach efforts and guide the final trails and amenities plan. The Steering Committee consisted of staff from Washington City, the BLM, Greater Zion, and the Utah Division of Wildlife Resources. The committee met four times through the course of the study to provide existing conditions context, review survey results, provide comment maps of potential trails and amenities, and finalize the proposed plan.

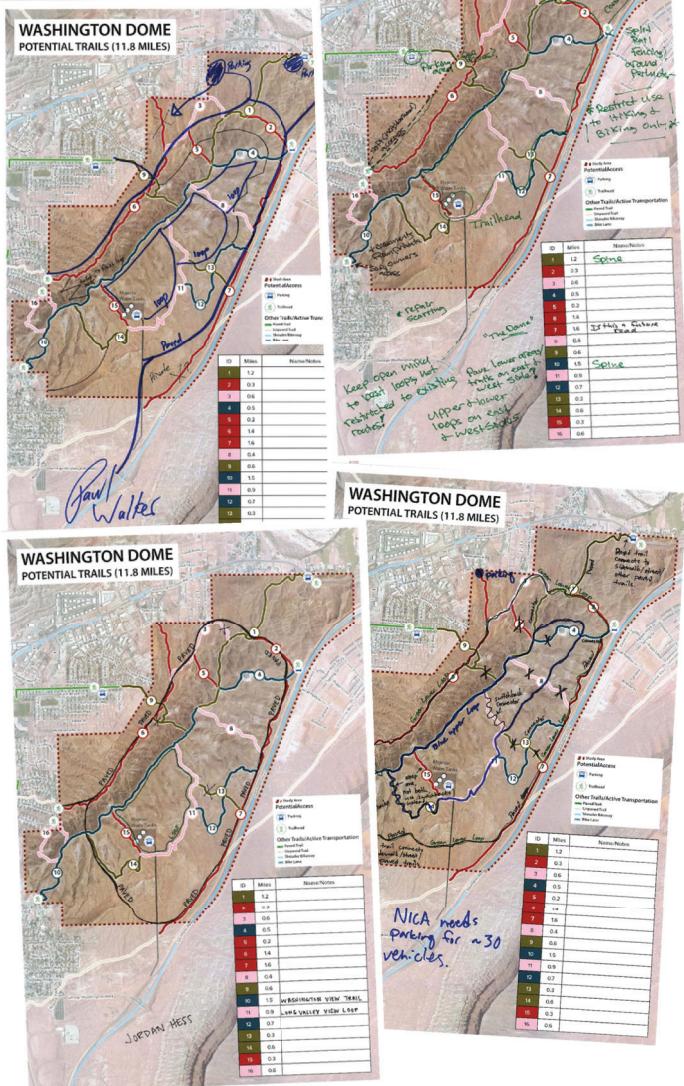


FIGURE 3.6 *Comments provided by the steering committee*

STAKEHOLDER INTERVIEWS

We set up individual meetings with key stakeholder groups, listed below, to better understand the current use of the Washington Dome area and discuss their ideas and concerns about developing a trail system on the Dome. This broad input set the stage for a trail system that reflects the needs and priorities of the entire community:

- **MOUNTAIN BIKERS** asked for trail options that could serve beginner and intermediate level riders. They discussed the importance of clear, consistent signage and hoped that trailheads could have parking and basic amenities. They are concerned trail damage may occur after rain, especially due to the mixed-use land.
- **EQUESTRIAN GROUPS** believe more people would ride here if infrastructure improved. They suggested adding clear signage and maps that identify the routes. They were concerned about conflicts that may arise with motorized users on the steep and narrow trails.
- **OHV GROUPS** recommended installing clear signage that identified any shared-use zones to help encourage safety and respectful use. They noted the Dome was relatively small and not as desirable for OHV use. They recommended developing a dedicated area where families could teach their kids how to safely operate OHVs.
- **NEIGHBORHOOD & HOA REPRESENTATIVES** expressed community desires to keep the open and natural feel. Their recommendations included adding formal trailheads with basic amenities and clearly designated trails. Key concerns included the erosion on the west side of the Dome and increased traffic through neighborhoods.
- **WASHINGTON CITY POLICE** discussed safety and access to the area. Their biggest concern with recreation areas like this is finding ways to easily access if there is an emergency. They said that the proposed parking areas and paved loop trail around the dome will provide good staging areas and easy access to the other trails.

See Appendix A for full meeting notes from each stakeholder.

COMMUNITY INPUT MEETING

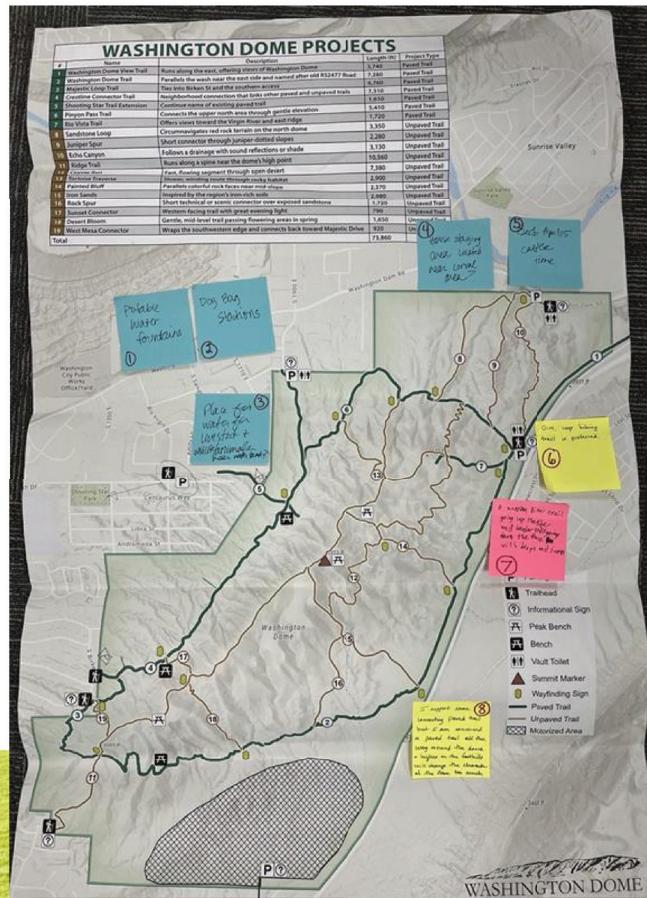
A community input meeting was held on Nov. 15, 2025, at Shooting Star Park to share an early conceptual design map, gather real-time feedback from attendees, and answer any questions about the process.

Participants were invited to review the preliminary layout, identify areas of interest or concern, and provide comments on potential recreational features. About 40 members of the community came to the event including people from the local neighborhoods, a representative from the Back Country Horsemen of Utah, and the individuals who hold grazing permits on Washington Dome. Most questions and comments were addressed in person. Written comments are included in Appendix A.

FIGURE 3.7 Community Meeting at Shooting Star Park on Nov. 15, 2025
Photo Credit: Avenue Consultants



FIGURE 3.8 Community Meeting Map Comments

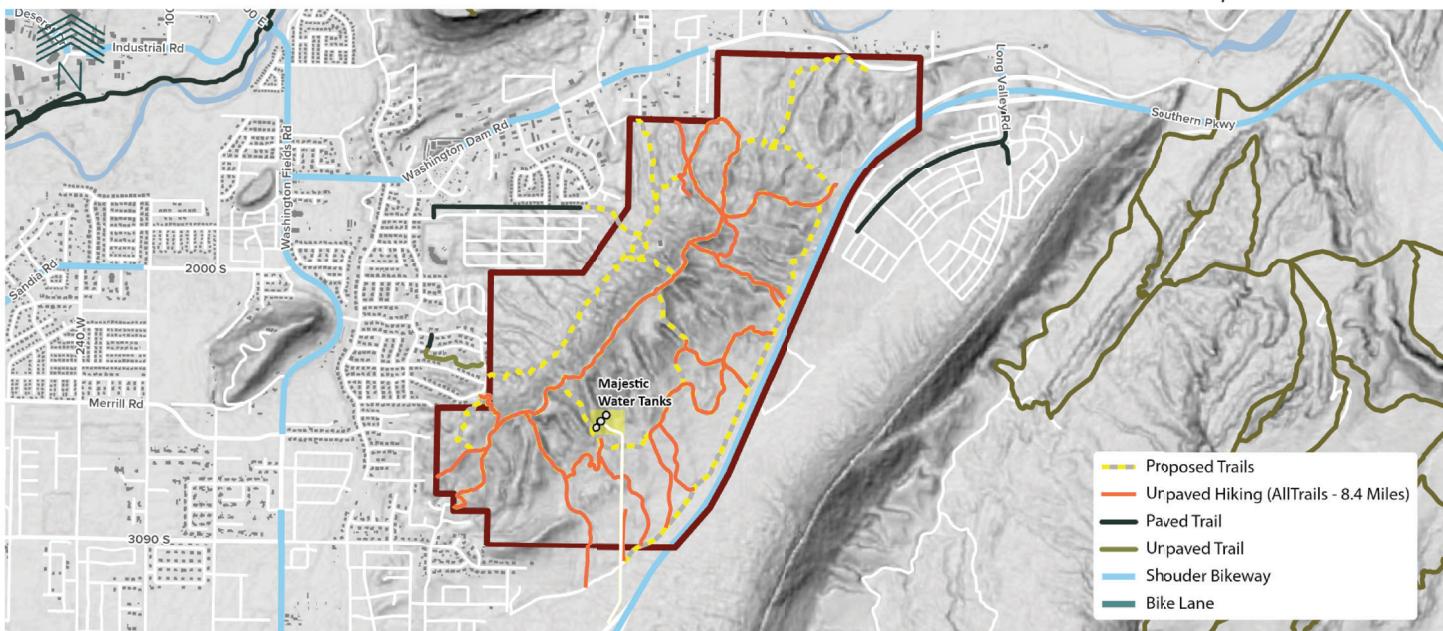


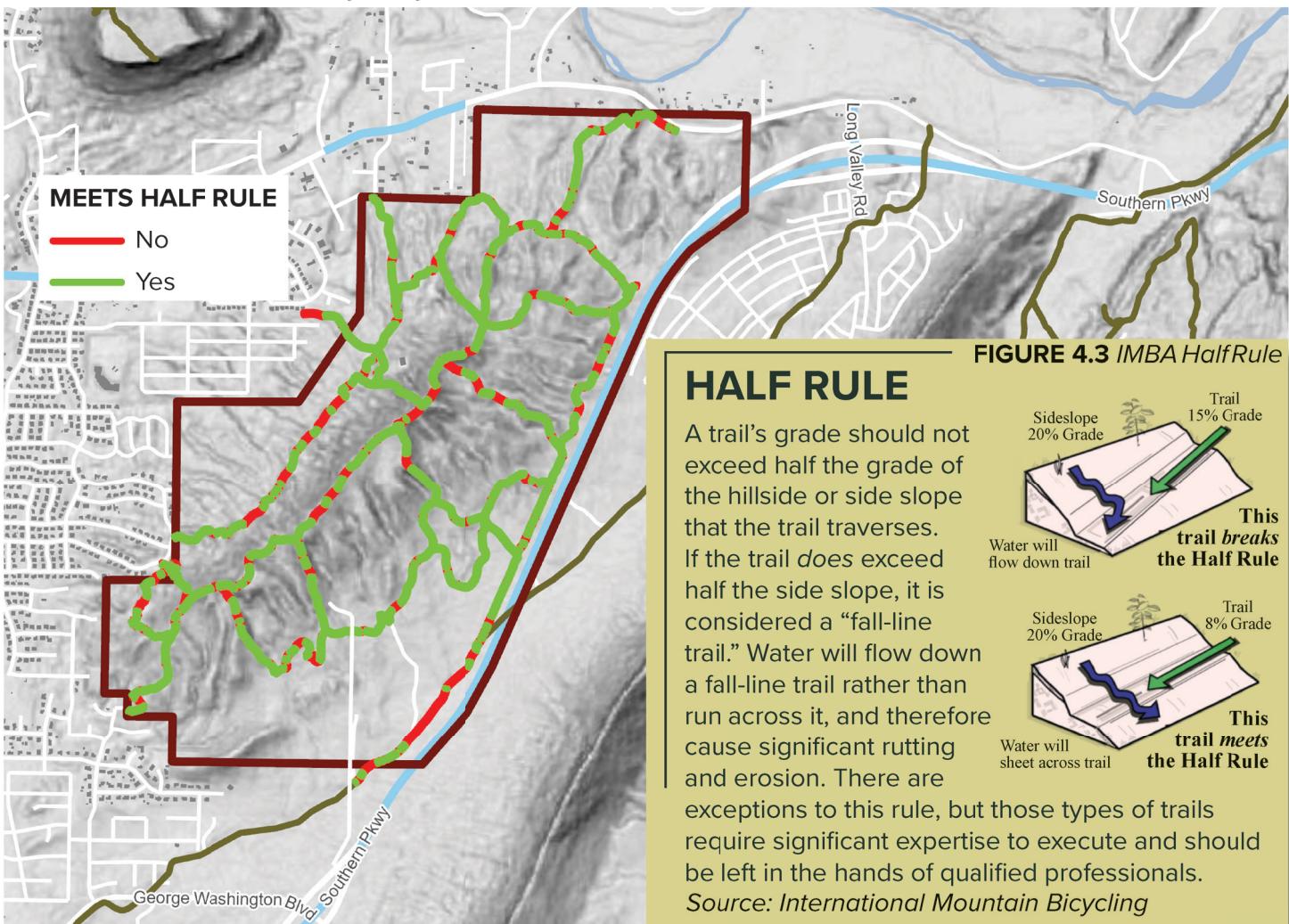
4 TRAILS PLANNING

Washington Dome is a defining feature in Washington City's landscape. Its open slopes, natural rock formations, and sweeping views make it a place that people already enjoy for walking, hiking, biking, dog-walking, photography, and simply getting outside. As the city grows, the community's interest in transforming this area into a well-planned, well-managed recreation space has become stronger. This chapter details how the trail concepts were developed. It explains how we evaluated the terrain, gathered input, looked at national and regional trail-planning best practices, tested early ideas, and ultimately shaped a network that feels safe, accessible, and true to the character of Washington Dome.

Throughout this process, our goal was simple: create a balanced trail system that welcomes a variety of users, blends into the Dome's natural form, and enhances recreational opportunities without over-developing the area. This chapter walks through the technical evaluation as well as the community-focused thinking that guided the final recommendations.

FIGURE 4.1 Initial trails developed to be refined



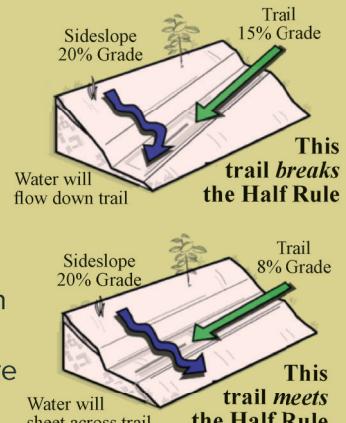


HALF RULE

A trail's grade should not exceed half the grade of the hillside or side slope that the trail traverses. If the trail does exceed half the side slope, it is considered a "fall-line trail." Water will flow down a fall-line trail rather than run across it, and therefore cause significant rutting and erosion. There are exceptions to this rule, but those types of trails require significant expertise to execute and should be left in the hands of qualified professionals.

Source: International Mountain Bicycling Association (IMBA)

FIGURE 4.3 IMBA HalfRule



PLANNING PRINCIPLES & METHODOLOGY

To make sure our recommendations are sustainable over time, we followed widely accepted trail-planning standards, especially guidance from IMBA (International Mountain Bicycling Association) and the Southern Utah Regional Trails Standards. These emphasize designing trails that follow natural contours, avoid fall-line routes, minimize erosion, and provide positive experiences for all skill levels. Key principles in trail design include the "Half Rule," which limits trail grade to no more than half the hillside slope (see Figure 4.2 and 4.3), and recommended average grades for difficulty levels (Figure 4.4).

Additional references included the Southern Utah Regional Trails Standards and the Utah State Parks Plan, which informed connectivity goals and alignment with regional recreation priorities. These resources emphasize multi-use access, environmental stewardship, and integration with existing trail networks.

UNDERSTANDING THE LAND

We conducted a slope and topography analysis to see where trails could be built safely and sustainably. Softer slopes near the base of the Dome opened the door for family-friendly loops and even a paved contour trail. Mid-slopes presented opportunities for intermediate mountain biking routes. Steeper faces required careful treatment, including potential switchbacks or avoidance where the terrain is too challenging.

FIGURE 4.4 Difficulty levels and their grades

	BEGINNER/EASY	0% - 5% AVG GRADE
	INTERMEDIATE/ MORE DIFFICULT	5% - 8% AVG GRADE
	ADVANCED/ VERY DIFFICULT	8% - 12% AVG GRADE
	EXPERT/EXTREMELY DIFFICULT	10% - 15% AVG GRADE

We used 3D visualizations to refine alignments and confirm that they would be applicable in the field (Figure 4.5). This allowed us to adjust ideas early before more detailed design occurred.

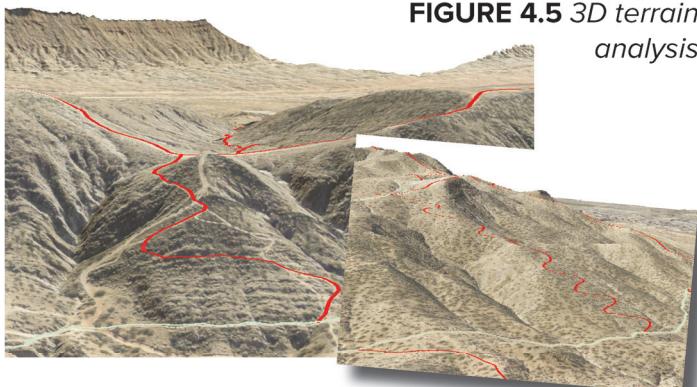


FIGURE 4.5 3D terrain analysis

Given Washington Dome's steep terrain, slopes exceeding 15 percent were designated for hiking only to maintain safety and sustainability.

Trail Conditions, Usage, Potential Improvement Locations

Existing trails in Washington Dome are informal, with rocky surfaces and minimal soil cover. The area's arid climate limits erosion concerns, but steep grades and loose rocks affect usability and safety. Observations and stakeholder input indicate current use by hikers, mountain bikers, and occasional motorized users.

Access roads built for water tank infrastructure may provide future opportunities for trailheads or shared-use routes. Formalizing these connections and improving surface conditions could enhance accessibility while reducing environmental impacts.

Surface, Loops, and Connectivity Gaps

Analysis of aerial imagery, digital elevation models (DEM), and field observations revealed numerous informal trails, many of which were unsuitable for non-motorized use due to steep grades and unstable surfaces. While these routes indicate historic use, they often fail to meet sustainability or safety standards for hiking and biking.

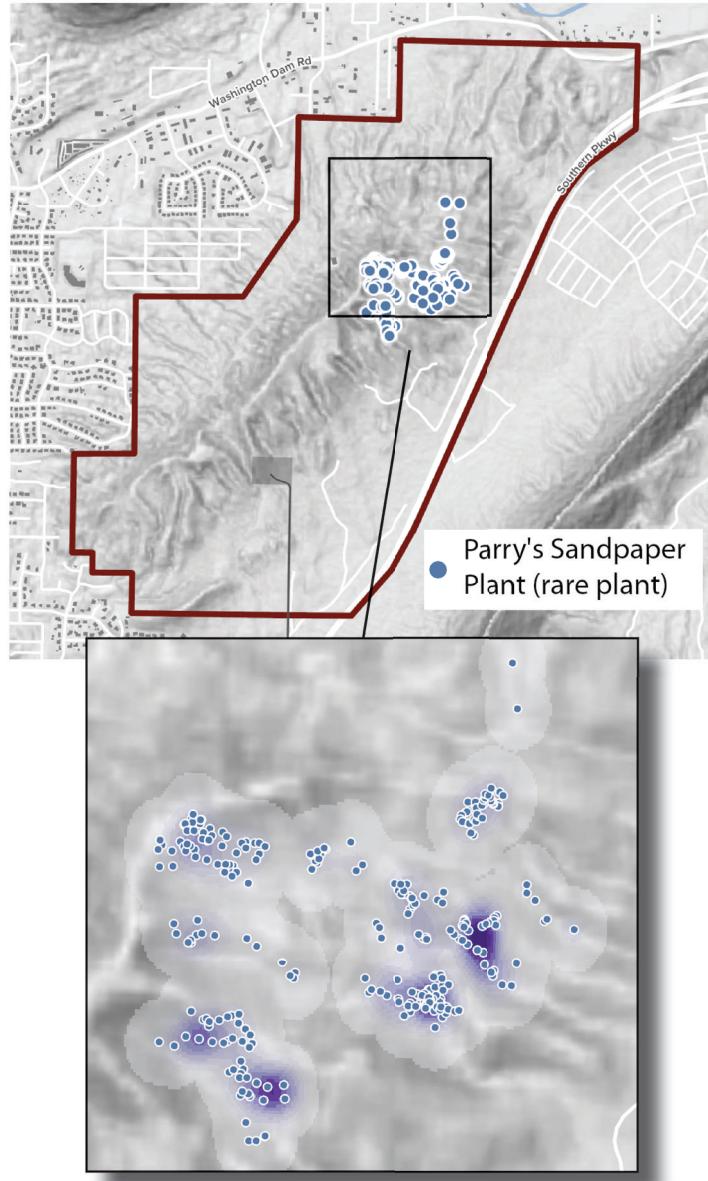
To address connectivity gaps and improve user experience, proposed alignments focus on creating a continuous loop system anchored by a ridge-line trail. This design integrates existing access points, minimizes environmental disturbance, and provides logical connections between trail segments. Where informal trails were identified as unfeasible for mountain biking, alternatives were developed to maintain recreational diversity while reducing erosion risk.

ENVIRONMENTAL CONSIDERATIONS

Part of our evaluation included identifying biological sensitivities. One example is the presence of *Petalonyx parryi* (Parry's Sandpiper Plant), a rare plant species noted in the area. After identifying where this plant appears, we re-routed some early trail concepts to avoid impacting those locations.

By blending trail design principles, environmental sensitivity, and community preferences, we developed a thoughtful approach that shaped all the alternatives that followed.

FIGURE 4.6 Locations of *Petalonyx parryi* (Parry's Sandpiper Plant)

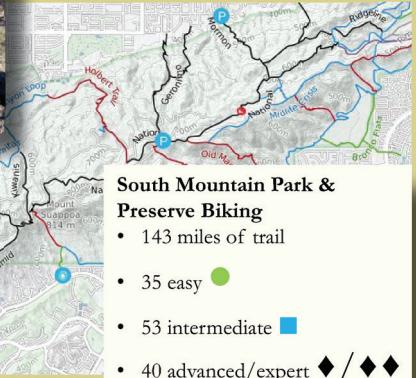
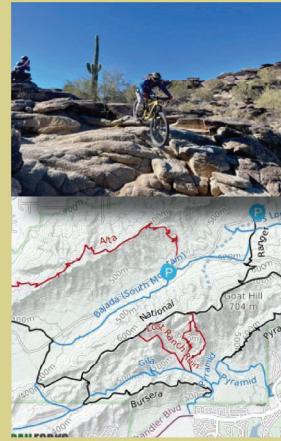


TRAIL COMPARISONS

As part of the trail planning process, we selected two comparable park areas:

SOUTH MOUNTAIN PARK & PRESERVE, PHOENIX, AZ

- 16,000+ acres
- 143+ miles for hiking, horseback riding, and mountain biking
- Phoenix purchased 13,000 acres in 1924 and has since expanded and formalized trails.
- The 2017 South Mountain Trails Master Plan helped identify needs related to the trail system, public safety, updated signage, trail naming, etc.



BEARCLAW POPPY & ZEN TRAILS, ST. GEORGE, UT

- First established mountain bike trail in St. George
- Adopted by BLM
- Mix of single and double track trails primarily intermediate in difficulty



TABLE 4.1 Recreation Area Comparisons

LOCATION	ACRES	MILES	MILES/ACRES	RESTROOMS	AVAILABLE PARKING
SOUTH MOUNTAIN (PHOENIX, AZ)	~16,000	~143	0.009	3	~6 Lots (plus local street parking near trail heads)
BEARCLAW POPPY & ZEN TRAILS (ST. GEORGE, UT)	~6,300	~82	0.013	0	~6 Lots
WASHINGTON DOME	~1,114	11.8	0.010	-	-

ALTERNATIVES CONSIDERED

Through multiple Steering Committee workshops, we explored a range of trail network concepts. Each workshop built on the last, allowing us to test ideas, make adjustments, and confirm which concepts resonated with both the public and technical team.

ADA ACCESSIBLE TRAILS

Several concepts were evaluated to balance accessibility, terrain constraints, and user needs. One option included a paved loop around the dome that complies with the Americans with Disabilities Act (ADA). Meeting ADA slope requirements (Chapter 10 of the Architectural Barriers Act [ABA] Guide) necessitated extensive switchbacks and curved segments to maintain allowable grades:

- $\leq 5\%$: No length restriction
- 8.33% : Max 200 ft
- 10% : Max 30 ft
- 12% : Max 10 ft
- $>12\%$: Not permitted

Two proposed paved segments exceed these thresholds but could function as access roads to water tanks, exempt from ADA trail requirements. Switchbacks were also considered for hiking-only trails; however, the Dome's sharp ridges and rocky terrain made this option largely impractical (see Figure 4.5. 3D Terrain Analysis).

A PAVED CONTOUR LOOP

One of the most popular ideas was a paved, ADA loop around the base of Washington Dome. Because the lower slopes have mild grades, this trail would allow users of all ages and abilities to enjoy the Dome. It would also create a year-round option for walking, pushing strollers, using mobility devices, and casual biking. The loop would become the “spine” of the trail system, linking to other soft-surface routes.

FIGURE 4.7 Lower elevations at the base of Washington Dome
Photo Credit: Avenue Consultants



MOUNTAIN BIKING NETWORK

We examined different arrangements of beginner and intermediate mountain biking trails. The idea was to create a set of stacked loops that gradually increase in difficulty. Local examples like Bearclaw Poppy and Zen Trail provided helpful comparisons, though Washington Dome would function at a smaller scale. Stakeholders appreciated the idea of a NICA practice loop that could serve local youth riders.

RIDGELINE ROUTES

Several early concepts explored creating a loop or out-and-back trail along the top ridge of the Dome. These routes offer the best views but also the steepest terrain. After reviewing slope analyses, only certain segments proved feasible for a sustainable trail, and switchbacks were added in several places.

MOTORIZED ACTIVITY AREA

To address OHV interests while prioritizing safety, we examined an area south of the Dome—away from neighborhoods and closer to SR-7—for a designated motorized recreation space. The terrain in this location is flatter and better suited for controlled motorized use. This concept received support from OHV stakeholders because it clearly separates motorized and non-motorized activities.



FIGURE 4.8 Photo of the Ridgeline Trail.
Photo credit: Dr. Steve Watts via Google Maps, 2017





AMENITIES PLANNING

Amenity planning was shaped through stakeholder and Steering Committee feedback. The amenities planning process considered a number of on-site facilities to enhance trail user experience. Guides for amenity types were taken from similar trails and preserves such as the Bear Claw Poppy & Zen Trails in Washington County, Phoenix South Mountain Park in Arizona, and Southern Utah's Regional Trail Standards.

LOCATION ANALYSIS

A recommended number of trail miles and number of parking lots/restroom areas were derived from analyzing the Bearclaw Poppy and Zen Trailhead area in Washington County and the Phoenix South Mountain Park in Arizona. This analysis provides an understanding of the total number of trail miles per acre of land.

- **Phoenix South Mountain** - ~0.009 trail mi/acre
- **Bearclaw Poppy Trailhead** - ~0.013 trail mi/acre

FIGURE 5.1 Sample of Southern Utah's Regional Trail Signage and Markings Standards



In addition to Phoenix South Mountain and Bearclaw Poppy Trailhead case studies, the Steering Committee suggested amenities that could enhance the user experience, based on stakeholder and public feedback, including:

- A trail marker and benches at the top of the Dome to offer a place to rest and take in the views.
- Markers to distinguish trail types (i.e. horse riding, mountain biking, hiking) and routes.
- A parking lot and/or motorized area to limit motorization on Dome trails.

FIGURE 5.2 A water station at the Grand Canyon
Photo Credit: Michael Quinn, National Park Service



FIGURE 5.3 Trail signage at the Cottonwood Loop Trail
Photo Credit: Google Earth



TRAILHEADS AND ACCESS POINTS

We considered several options for trailhead locations, including:

- A main trailhead near the Majestic Tanks corridor.
- A neighborhood-serving access point on the east side.
- A southern trailhead to support the motorized area.
- Smaller, signed access points where people already enter informally.

These concepts helped clarify how different users would reach the trail system.

FIGURE 5.4 An example of restroom facilities outside the Dixie Overlook Trailhead in St George
Photo Credit: KUTV



FIGURE 5.5 Example of a bench made of natural materials that blends in with its environment
Photo Credit: Carolyn's Shade Gardens



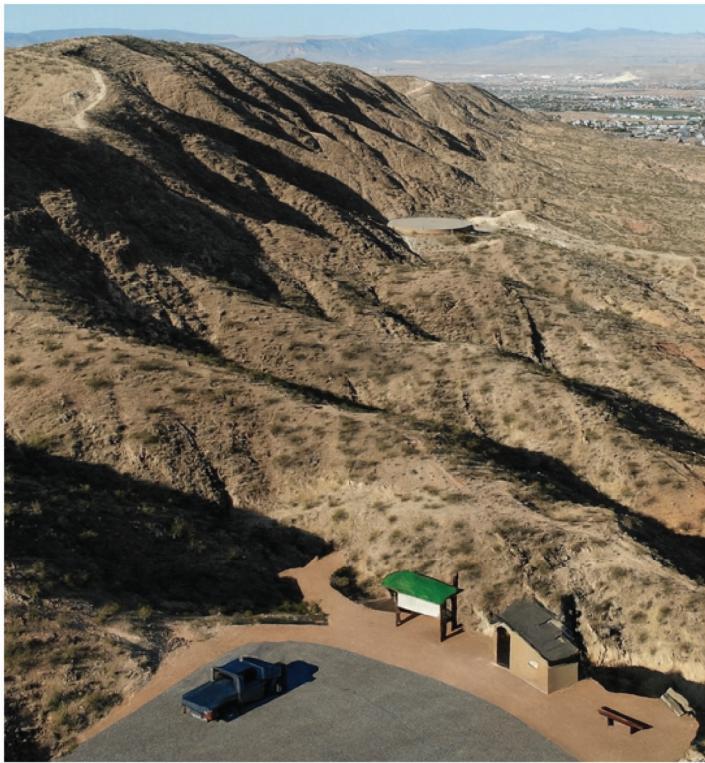


FIGURE 5.6 A conceptual rendering that shows what a parking lot with restroom and park information could look like at Washington Dome
Photo Credit: Avenue Consultants



FIGURE 5.7 We referenced the nearby Shooting Star parking lot to develop recommendations for potential parking lot sizes and locations around the Dome.
Photo Credit: Shooting Star Homes

AMENITIES COST ESTIMATES

Each amenity type/location was carefully considered based on the study areas available land and geographic allowance.

Projected costs are an assumption in 2025 dollars and may change as implemented, but gives a sense of how to prioritize and implement the amenities plan. Costs were assumed for the following amenities:

TABLE 5.1 Amenities Cost Estimates

Item	Quantity	Units	Price per Unit	Cost
Mobilization	1	Lump	\$6,000	\$6,000
Vault Toilet	3	Lump	\$60,000	\$180,000
Site Table/Bench	5	Lump	\$2,000	\$10,000
Trash Receptacle	4	Lump	\$700	\$2,800
Water Station*	2	Lump	\$4,000	\$8,000
Signage-Large Signs	6	Lump	\$2,000	\$12,000
Signage-Small Signs	15	Lump	\$500	\$7,500
Dust Control & Watering	19	1000 gal	\$50	\$950
Roadway Excavation (Gravel Parking)	338	cu yd	\$10	\$3,381
Roadway Excavation (Paved Parking)	181	cu yd	\$10	\$1,815
Untreated Base Course	677	Ton	\$15	\$10,155
Untreated Base Course (Plan Quantity)	363	cu yd	\$15	\$5,445
Hot Mix Asphalt 1 - 1/2 Inch	121	#N/A	\$75	\$9,075
Hot Mix Asphalt 2- 1/2 Inch	121	#N/A	\$75	\$9,075
SUBTOTAL				\$266,196

*Does not include permitting or installation type

*Costs estimated in 2025 dollars

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6

FINAL PLAN

RECOMMENDED TRAIL NETWORK PLAN

After months of analysis, mapping, field checks, and input, we developed a final trail system that balances diverse recreation with safety and environmental stewardship.

FIGURE 6.1 The Steering Committee, including staff from Washington City, provide helpful insight on project comment maps.

Photo Credit: Avenue Consultants



KEY FEATURES OF THE PLAN

1. **A paved contour loop** around the base of the Dome, offering a smooth, accessible option for nearly everyone.
2. **An interconnected network of soft-surface trails**, including both hiking and mountain biking routes, with enough variety to appeal to beginners and more experienced users.
3. **A ridgeline hiking route** that provides access to elevated views while following sustainable grades.
4. **A designated motorized area**, approximately 100 acres, on the south side on the Dome.
5. **Neighborhood access points** that are cleanly designed and clearly signed, reducing off-trail shortcuts and minimizing impacts to nearby homes.
6. **Trail alignments refined through 3D modeling**, ensuring grades and turns are sustainable and safe.
7. **Environmental protections**, including avoiding rare plant locations and adjusting alignments where needed.

Together, these features create a trail system that feels welcoming, diverse, and tailored to how people already use the Dome.

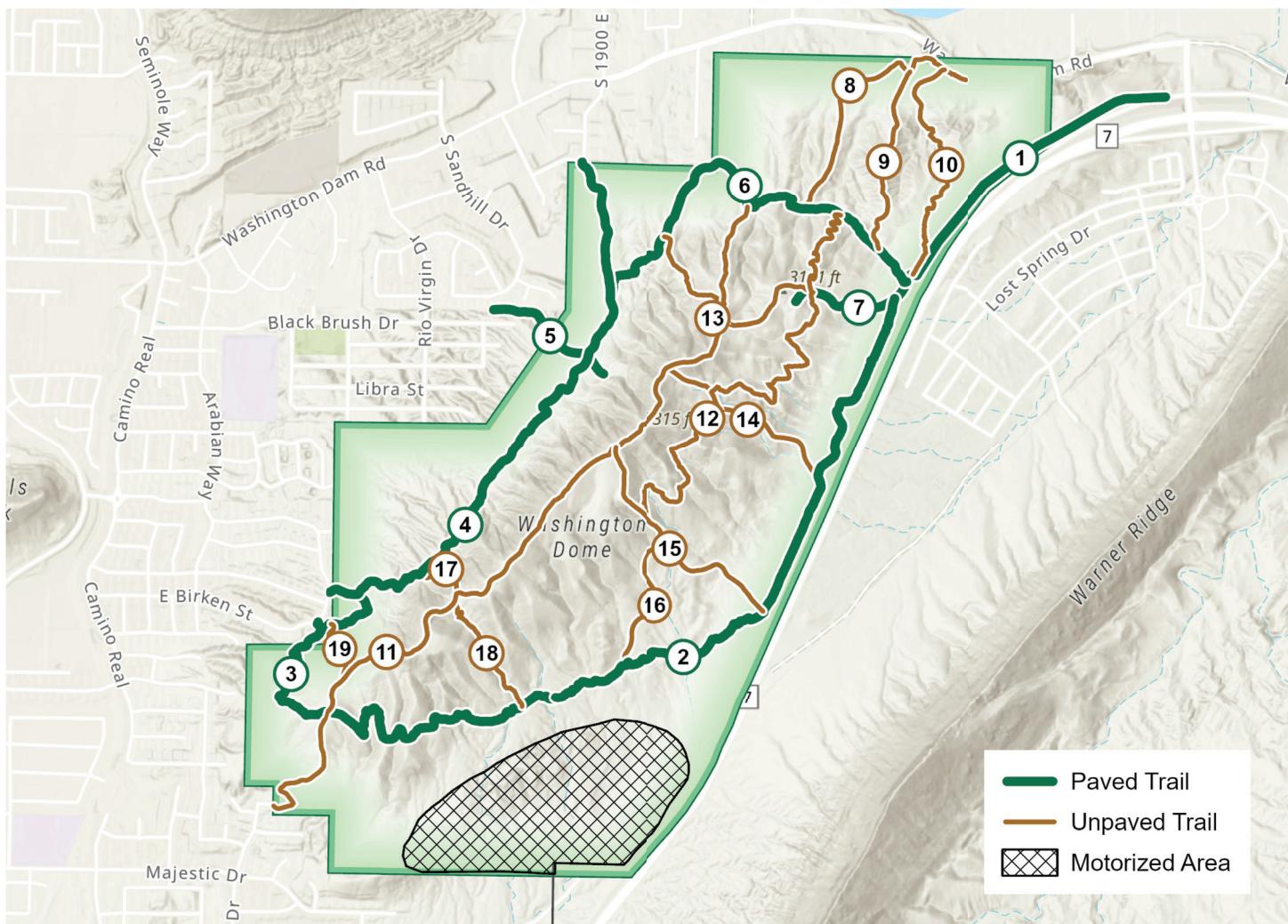
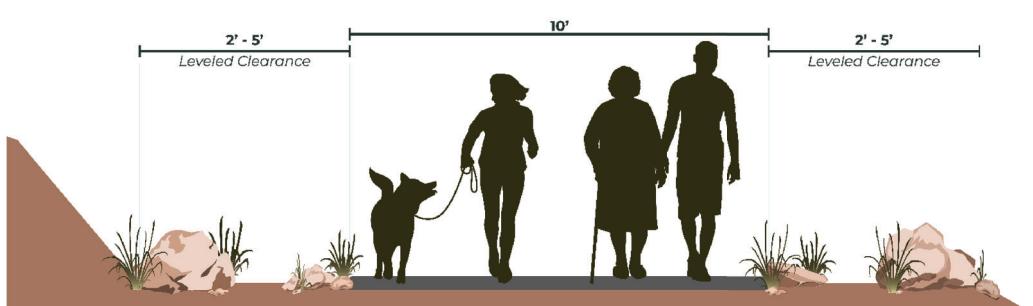


Figure 6.2 Washington Dome Proposed Trails

PAVED TRAIL



UNPAVED TRAIL

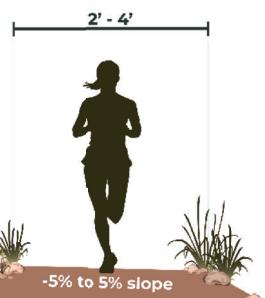


Figure 6.3 Trail Cross-Sections

Table 6.1 Washington Dome Proposed Trails

ID	Name	Description	Length (ft)	Project Type	Cost Estimate*
1	Washington Dome View Trail	Runs along the east, offering views of Washington Dome	3,740	Paved Trail	\$540,000
2	Washington Dome Trail	Parallels the wash near the east side and named after old RS2477 Road	7,280	Paved Trail	\$1,050,000
3	Majestic Loop Trail	Ties into Birken St and the southern access	6,760	Paved Trail	\$970,000
4	Crestline Connector Trail	Neighborhood connection that links other paved and unpaved trails	7,310	Paved Trail	\$1,050,000
5	Shooting Star Trail Extension	Continues name of existing paved trail	1,610	Paved Trail	\$240,000
6	Pinyon Pass Trail	Offers views toward the Virgin River and east ridge	5,410	Paved Trail	\$780,000
7	Rio Vista Trail	Offers views toward the Virgin River and east ridge	1,720	Paved Trail	\$250,000
8	Sandstone Loop	Circumnavigates red rock terrain on the north dome	3,350	Unpaved Trail	\$34,000
9	Juniper Spur	Short connector through juniper-dotted slopes	2,280	Unpaved Trail	\$23,000
10	Echo Canyon	Follows a drainage with sound reflections or shade	3,130	Unpaved Trail	\$32,000
11	Ridge Trail	Runs along a spine near the dome's high point	10,560	Unpaved Trail	\$106,000
12	Coyote Run	Fast, flowing segment through open desert	7,380	Unpaved Trail	\$74,000
13	Tortoise Traverse	Slower, winding route through rocky habitat	2,900	Unpaved Trail	\$29,000
14	Painted Bluff	Parallels colorful rock faces near mid-slope	2,370	Unpaved Trail	\$24,000
15	Iron Sands	Inspired by the region's iron rich soils	2,980	Unpaved Trail	\$30,000
16	Rock Spur	Short technical or scenic connector over exposed sandstone	1,720	Unpaved Trail	\$18,000
17	Sunset Connector	Western-facing trail with great evening light	790	Unpaved Trail	\$8,000
18	Desert Bloom	Gentle, mid-level trail passing flowering areas in spring	1,650	Unpaved Trail	\$17,000
19	West Mesa Connector	Wraps the southwestern edge and connects back toward Majestic Drive	920	Unpaved Trail	\$10,000
TOTALS			73,860		\$5,285,000

*Cost-estimates are at the planning level and are subject to change.

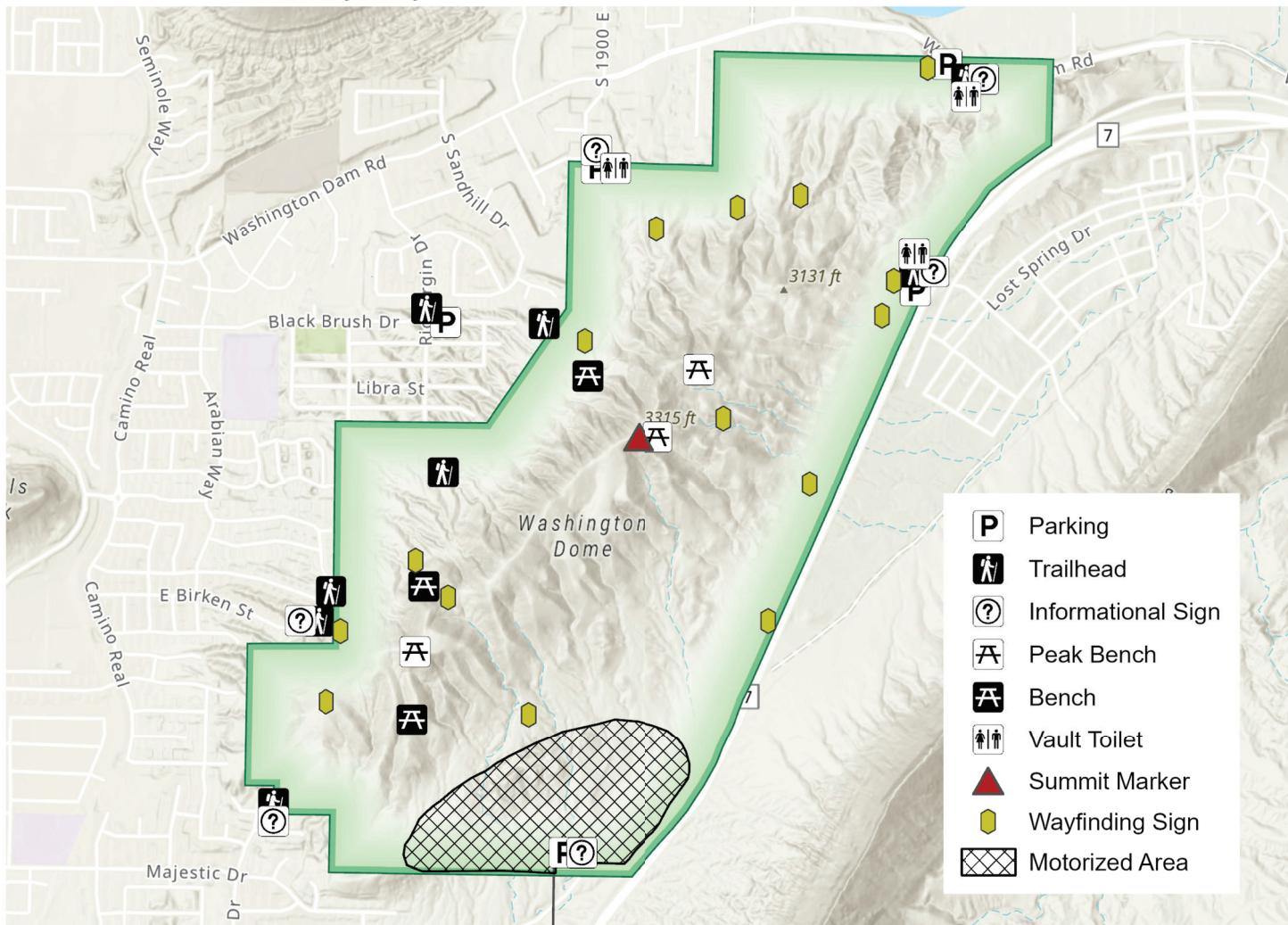


Figure 6.4

RECOMMENDATIONS

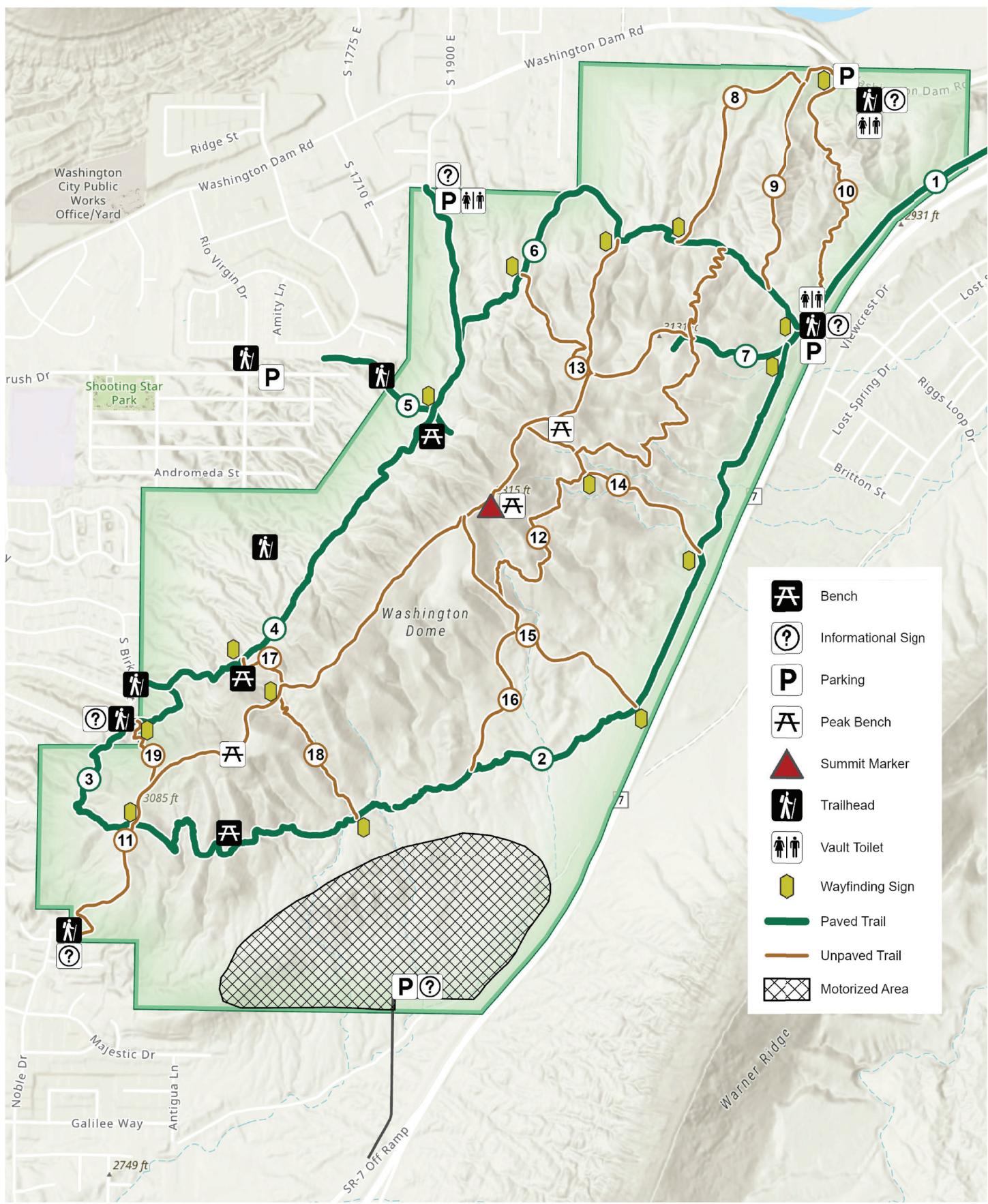
This trail plan encompasses a total of 19 trail projects - 7 paved and 12 unpaved trails. These recommendations total of 73,860 ft. of dedicated trails added to Washington Dome. Recommended amenities include benches, informational signs, trail heads, designated parking, a motorized area, wayfinding signs, and vault toilets. These recommended amenities have been cost estimated to add to the trails plan as needed or desired, totaling \$266,196 if all recommended amenities are executed.



FIGURE 6.5 Benches are proposed throughout the Dome to offer places to rest and enjoy nature views.
Photo Credit: Hikes St. George - Red Reef Trail

Figure 6.6

RECOMMENDED TRAILS & ON-SITE AMENITIES



IMPLEMENTATION CONSIDERATIONS

The final trails plan is designed to be phased over time. The paved loop may be the best candidate for early implementation because of its broad appeal and year-round usability. Following that, the city could begin constructing the singletrack loops, ridgeline routes, and the motorized area.

Partnerships with volunteer groups—mountain bikers, equestrians, OHV clubs, and trail-stewardship organizations—will help maintain the system over time. Ongoing coordination with the BLM and nearby neighborhoods will also remain important.

Cost estimates included in later chapters identify approximate values for different trail types. As a reference point, paved trails can cost around \$760,000 per mile, while unpaved soft-surface trails are closer to \$55,000 per mile. These numbers help guide priorities as the city plans for construction and funding.

CONCLUSION

Washington Dome holds a special place in the community, and the final trail system builds on that connection. The trails are designed to be inviting, sustainable, and fun. They offer something for every user group while protecting the Dome's natural character. By combining community guidance, technical analysis, and thoughtful design principles, this plan outlines a vision that can grow with Washington City and remain a treasured asset for years to come.



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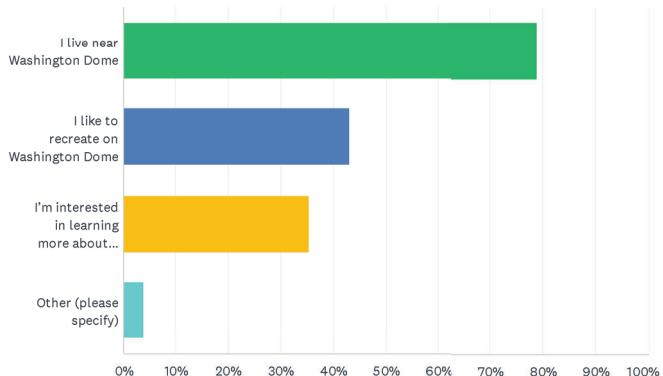
APPENDIX

SURVEY RESULTS, STAKEHOLDER INTERVIEWS

TOTAL SURVEY RESPONSES

Q1 How would you describe your connection to Washington Dome (select all that apply)

Answered: 204 Skipped: 2

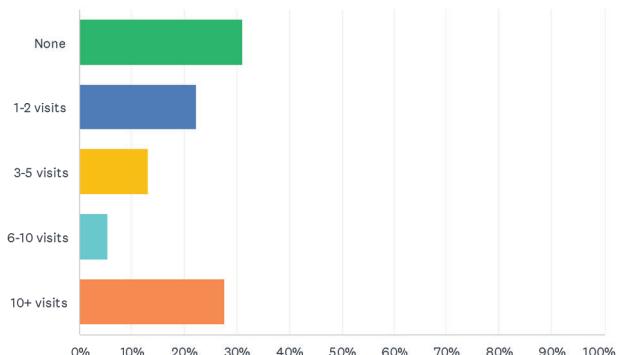


ANSWER CHOICES	RESPONSES
I live near Washington Dome	78.92%
I like to recreate on Washington Dome	43.14%
I'm interested in learning more about Washington Dome	35.29%
Other (please specify)	3.92%
Total Respondents: 204	

#	OTHER (PLEASE SPECIFY)	DATE
1	Members of our Back Country Horsemen chapter would use the equestrian trails now that we know about them. time which was cool. Existing trails are pretty steep but we did try to mountain bike it once.	8/11/2025 5:01 PM
4	Safe places to be outdoors. Walking, enjoying nature safely.	7/9/2025 4:41 AM
5	When driving on I-15 or around town I can see the dome	7/8/2025 2:36 PM
6	I live on 1328 E. Rolling Ridge Ln at the end of the street where it meets up with the Washington Dome area.	7/3/2025 3:38 PM
7	Like to see dirtbike trails near my house.	6/30/2025 3:11 PM
8	I currently use the very short Shooting Star Trail	5/16/2025 11:19 AM

Q2 How often have you visited Washington Dome in the last year:

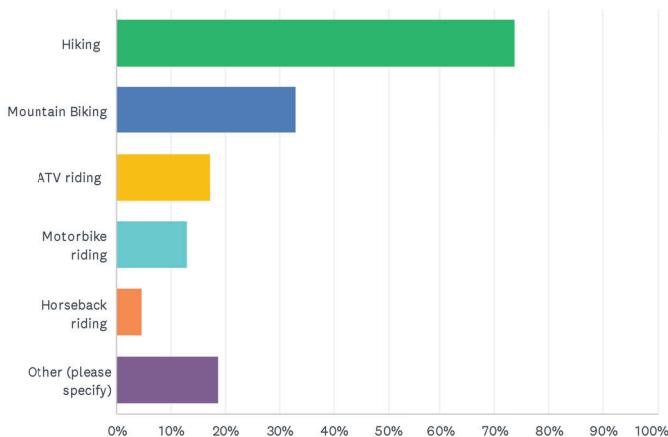
Answered: 205 Skipped: 1



ANSWER CHOICES	RESPONSES
None	31.22%
1-2 visits	22.44%
3-5 visits	13.17%
6-10 visits	5.37%
10+ visits	27.80%
TOTAL	205

Q3 What recreation activities do you enjoy doing at Washington Dome?

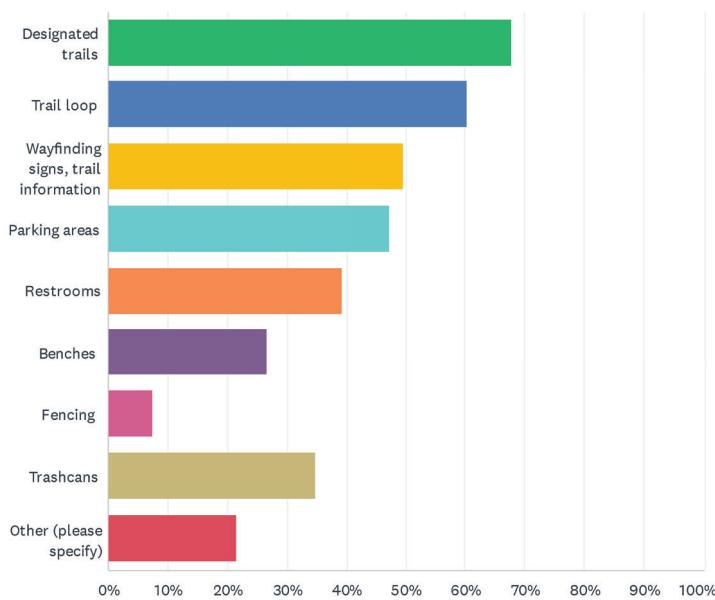
Answered: 191 Skipped: 15



#	OTHER (PLEASE SPECIFY)	DATE
1	Walking running	8/29/2025 7:34 AM
2	I am not able to do these activities, but having this beautiful mountain very close to my home provides a lot of aesthetic pleasure to our neighborhood and adds to property values. Please stop destroying every patch of natural terrain in this community!	8/28/2025 6:57 PM
3	None	8/28/2025 3:54 PM
4	I appreciate the natural landscape and scenery, and as a resident of the neighborhood next to the Dome I feel that it is important to preserve the natural landscape.	8/23/2025 10:38 AM
5	None	8/21/2025 1:19 PM
6	Golf	8/11/2025 5:09 PM
7	None of the above	8/11/2025 5:01 PM
8	Sightseeing	8/1/2025 6:45 AM
9	Looking at open space.	7/17/2025 8:27 PM
10	photography	7/14/2025 11:04 AM
11	Hiking and mountain biking in the past	7/11/2025 9:46 PM
12	Great panoramic views of the local area and mountains	7/10/2025 1:02 PM
13	trail walking	7/9/2025 4:41 AM
14	Play pickleball nearby	7/8/2025 2:36 PM
15	NA	7/5/2025 5:41 AM
16	I ride my E-Moto (electric almost every evening on the Dome. I know the entire area by heart. I never ride my motorized dirt bike because they and the UTV's are too noisy. It's a perfect spot for electric motorcycles (i.e. Surrons)that all the teens ride. It's a safe place to ride those because the kids are all getting in trouble by riding on the streets.	7/3/2025 3:38 PM
17	Trail running	6/29/2025 3:13 PM
18	Running	6/12/2025 12:21 PM
19	None	6/10/2025 9:58 PM
20	cycling	6/1/2025 2:18 PM
21	Taking photographs of scenic views, native plants, etc.	5/29/2025 6:11 PM
22	Running	5/29/2025 3:12 PM
23	Enjoy the views of the open space of Washington Dome from Shinob Kibe	5/29/2025 11:25 AM
24	Not suitable for recreation use. leave it to nature!	5/29/2025 10:38 AM
25	Enjoy being able to look at the natural beauty of open spaces.	5/23/2025 1:07 PM
26	Running with my dog	5/22/2025 10:36 AM
27	Trail running, dog off leash walking and running and hiking	5/22/2025 10:33 AM
28	Running	5/21/2025 11:00 PM
29	Walking our dogs	5/21/2025 9:03 PM
30	Walking the dog	5/16/2025 3:26 PM
31	Driving by	5/16/2025 11:39 AM
32	Walking/Exercise	5/16/2025 11:19 AM
33	None yet but I'd love a planned trail system	5/14/2025 1:04 PM
34	None... Yet	4/29/2025 10:55 AM
35	Trail running	4/27/2025 9:36 AM
36	trail running	4/27/2025 7:06 AM

Q4 What would make your visits to Washington Dome more enjoyable? (select all that apply)

Answered: 199 Skipped: 7



ANSWER CHOICES	RESPONSES
Designated trails	67.84% 135
Trail loop	60.30% 120
Wayfinding signs, trail information	49.75% 99
Parking areas	47.24% 94
Restrooms	39.20% 78
Benches	26.63% 53
Fencing	7.54% 15
Trashcans	34.67% 69
Other (please specify)	21.61% 43
Total Respondents: 199	

#	OTHER (PLEASE SPECIFY)	DATE
1	None of these!	8/28/2025 6:57 PM
2	No noise	8/28/2025 3:54 PM
3	Limited or no motorized activities. No access from inside the neighborhoods.	8/23/2025 5:19 PM
4	Natural scenery and landscape.	8/23/2025 10:38 AM
5	Dog clean up	8/22/2025 9:17 AM
6	I don't visit, so none of the above	8/11/2025 5:01 PM
7	Nothing	7/31/2025 2:37 PM
8	The best thing to do wth Washington Dome is leave it alone. It would be best to keep motorized vehicles off of the Dome	7/20/2025 10:50 PM
9	Whatever it takes to keep visitors out of the residential side and access from the public side.	7/17/2025 8:27 PM
10	No motorcycles.	7/16/2025 4:16 PM
11	Water stations	7/12/2025 4:13 PM
12	A well planned and developed trail that isn't too steep.	7/11/2025 9:46 PM
13	An area that can be driven to that is nice and you can see some of the views, with trailheads, trees and restrooms off the parking lot. Some limited physical abilities access with a park and views would be nice (if possible).	7/7/2025 3:38 PM

14	Nothing....leave as is in it's natural form	7/7/2025 3:31 PM
15	prohibit all motorized vehicle use	7/5/2025 2:14 PM
16	Motorized vehicle restriction. There are plenty of places for riding motorized vehicles besides the Dome.	7/5/2025 1:39 PM
17	Switchbacks so accessing from Shooting Star neighborhood is not so steep	7/4/2025 7:28 AM
18	Leave it as is. Maybe some fencing next to the homes to keep the UTV's doing donuts and making a lot of dust. Maybe a speed limit within 500 feet of any residence would be nice.	7/3/2025 3:38 PM
19	Stabilizing steeper trails, which can be very slippery when extremely dry.	7/3/2025 8:16 AM
20	Keeping it a free use area	6/30/2025 3:11 PM
21	I envision a trail similar to the amazing Virgin River Trail	6/18/2025 9:36 PM
22	leave mostly as is.	6/11/2025 2:16 PM
23	Better mapped out trails for MTB	6/3/2025 6:37 PM
24	More obtainable access to the trail. The trails right now are very steep in order to get to the top of the dome.	6/2/2025 10:48 PM
25	Disc golf course	5/31/2025 7:29 AM
26	It needs to be left just how it is.	5/29/2025 6:14 PM
27	I live adjacent to this property so I don't need parking, restrooms and trashcans, but I would add all of these amenities if we're expecting increased use from visitors who do not live close to the site.	5/29/2025 6:11 PM
28	Leave it alone and send the grant on other areas with more current users.	5/29/2025 11:25 AM
29	No trespassing Signs...	5/29/2025 10:38 AM
30	Cleaning up all the trash and don't over develop it	5/22/2025 10:52 AM
31	Mountain biking trails	5/22/2025 10:33 AM
32	Nothing, please keep it wild.	5/22/2025 7:25 AM
33	Paved trails would be cool to connect to other trails	5/21/2025 11:00 PM
34	Recreation area for kids/park	5/21/2025 9:03 PM
35	No firearms	5/21/2025 6:29 PM
36	Nothing, leave it alone	5/17/2025 4:53 PM
37	Main thing is to leave it alone	5/17/2025 12:16 PM
38	Please leave it natural...as a native this is one of the few places left that doesn't draw hordes of people.	5/16/2025 3:26 PM
39	Cleaning up the masses of tires and concrete construction debris dumped in the area.	5/16/2025 11:48 AM
40	Benches and shade are always good	5/16/2025 11:39 AM
41	Smaller access roads	5/15/2025 1:32 PM
42	???	4/29/2025 10:55 AM
43	some of the trails have become very eroded due to heavy rains last year	4/27/2025 7:06 AM

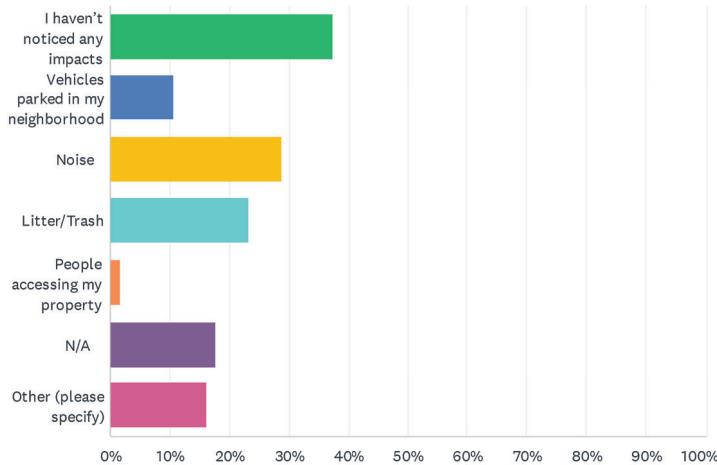
Q5 If you live near Washington Dome, how impactful are recreation activities on you? (rate 1-5)

Answered: 180 Skipped: 26



Q6 If you live near Washington Dome, in what ways are you impacted by recreational activities?
(select all that apply)

Answered: 180 Skipped: 26



ANSWER CHOICES	RESPONSES
I haven't noticed any impacts	37.22%
Vehicles parked in my neighborhood	10.56%
Noise	28.89%
Litter/Trash	23.33%
People accessing my property	1.67%
N/A	17.78%
Other (please specify)	16.11%
Total Respondents: 180	

#	OTHER (PLEASE SPECIFY)	DATE
1	Increased traffic and invasion of our peaceful neighborhood with motorized vehicles.	8/28/2025 6:57 PM
2	Motorcycles, ATV/UTV traffic up and down street	8/23/2025 5:19 PM
3	Recreational vehicles on neighborhood streets - traffic, noise, speeding, etc.	8/23/2025 10:38 AM
4	Equestrian accesses to the trails have been impacted	8/13/2025 12:57 PM
5	Increased traffic and noise on the streets from ATVs, motorcycles, etc. increased congestion at intersection Wash Fields Rd and 2000 S	8/6/2025 11:59 AM
6	My biggest concern are children driving motorized vehicles on streets to get there	7/31/2025 10:46 PM
7	destruction and disrespect for the natural domain	7/14/2025 11:04 AM
8	I guess I don't live that close to Washington Dome 😊	7/11/2025 9:46 PM
9	Dirt bikes on my road	7/11/2025 1:27 PM
10	The area has a spiderweb of ATV/dirt bike trails. Visible from I-15 and areas in the city	7/8/2025 2:36 PM
11	unauthorized trails created by motorized vehicles	7/5/2025 2:14 PM
12	Illegal use of motorized vehicles, destruction of non-trail areas and vandalism of neighborhoods by youth on motorized vehicles.	7/5/2025 1:39 PM
13	Occasional noise from ATVs and dirt bikes	7/4/2025 7:28 AM
14	noise and dumping trash like concrete and palm tree clippings	7/3/2025 3:38 PM
15	Dust from recreating and horse droppings	6/18/2025 9:36 PM
16	New people that move in, thinking how they use the existing trails at the Dome, is the only way they can be used. Not understanding that if it wasn't for dirt bikes, ATVs and horses, these trails would not exist.	6/11/2025 2:16 PM
17	Motorcycle noise can be irritating at times.	6/6/2025 8:54 PM
18	More atv riders with side by sides causes this area to not be safe for the kids that go out there to build jumps and forts. Let them have this area to be kids and keep the big machines off the land.	5/30/2025 7:56 PM
19	We benefit from a little buffer between our house and the dome, but we do occasionally hear ATVs. Increased use and awareness of this amenity will likely increase impacts.	5/29/2025 6:11 PM
20	Dust from motorized vehicles.	5/29/2025 3:42 PM
21	Erosion and land scars!	5/29/2025 10:38 AM
22	It seems some weekends/holidays there is huge amount of dust	5/29/2025 8:55 AM
23	The electric vehicles and gas dirt bikes, make way too much noise and destroy everything I would like to see just quiet activities, but I think electric bikes, electric dirt bikes are OK Also, there are a lot of desert tortoises around the area of documented the location of them and their burrows. There's several dozen. My email is travisgraham@gmail.com	5/23/2025 8:55 AM
24	I don't love the ATV activities in the area and feel that should be further out of town, warren valley	5/22/2025 10:33 AM
25	Dirt bikers coming off into street	5/22/2025 7:52 AM
26	Dust all over my house and yard	5/21/2025 8:37 PM
27	Motor bikes traveling fast through neighborhoods	5/21/2025 12:42 PM
28	I love seeing people and kids outside no matter what they are doing	5/17/2025 12:16 PM
29	Erosion from motorized vehicles on hillside along Birken Street.	4/27/2025 9:36 AM

Q7 Do you have any other thoughts or concerns?

Answered: 94 Skipped: 112

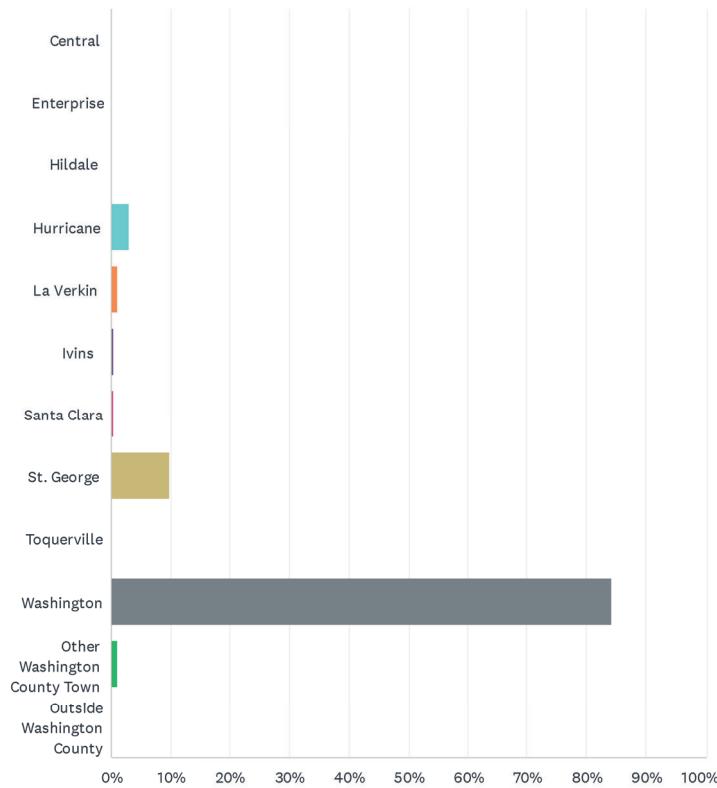
#	RESPONSES	DATE
1	There is so much building going on of residential and recreational attractions in Washington County. We have thousands of acres of beautiful desert around us that is perfect for these types of activities. Keep it out of the neighborhoods and make is accessible to a desert location that will not disrupt the tranquility and safety of residential neighborhoods and the natural habitat of wildlife. We have a huge amount of outdoor recreation available in this area. Given the amount of vacant land with similar terrain in the Washington County area, I see no reason to put things on our back doorstep. Under no circumstances do I believe the proposed project should include any motorized vehicle use or camping of any kind. I do wonder if this proposal is going to generate income? For whom? And who would be responsible for the daily and continuous maintenance of any trails, structures, signs etc. And how would the wages be paid? By taxes? Bonds? Entrance fees? Where are the planned access points? Our current trail system does not seem to be overcrowded and is enjoyed by many residents and visitors. It is stated that the Washington Dome is currently being used for unauthorized activity, including motor vehicles. An effort to stop that use rather than increase it would ensure drainage issues and/or flood and fire risks are avoided, wildlife habitat will not be disrupted, and the natural beauty can be enjoyed by residents.	8/28/2025 6:57 PM
2	Walking, hiking, horseback riding or bicycling are within my scope of reason. But motorized vehicles I am opposed to.	8/28/2025 3:54 PM
3	I Live near the end of Birken street at the top of the hill, and I do not want continued or increased traffic to and from the Dome area. I especially do not want any parking, restroom, etc facilities in the neighborhood. Access should be from non-residential areas.	8/23/2025 5:19 PM
4	I and other neighbors in the neighborhood immediately west of the Dome strongly oppose anything to increase recreation above our neighborhood on the west face of the Dome - doing so would increase the already high recreational vehicle traffic, some of which speed on the roads, disruption of the natural terrain, increase noise in the neighborhood, etc. I would not oppose efforts to improve the east side of the Dome, away from the neighborhoods.	8/23/2025 10:38 AM
5	The bare areas of the hillside erode from rain so quickly, I worry that the existing trails, and newly created bare trails will continue to fall apart in the rain. My concern would be the maintenance of trails and the impact precipitation would have on them.	8/22/2025 9:17 AM
6	No	8/21/2025 2:39 PM
7	If there was better parking, I believe others would use this area for more horseback riding.	8/15/2025 12:09 PM
8	Our open spaces need to be protected for everyone's enjoyment. Prohibit shooting guns and motorcycles. Tortoise have been seen here.	8/11/2025 5:01 PM
9	I don't see any need for these new trails. There are plenty of recreational areas nearby and I think it's a waste of money and resources to move forward with this project. Washington City needs to focus on preserving our town and way of life instead of spending more money on things that make our town noisier and trashing. I'm so disappointed in the direction this city is heading. Definitely looking into moving out if Washington.	8/11/2025 5:01 PM
10	Leaving an area for kids to ride motorcycles	8/11/2025 3:22 PM
11	Hope it becomes something enjoyable for many.	8/10/2025 2:44 PM
12	Please keep this area open to the public. Houses are being built where I used to have access to trails and now it's getting harder to find openings!! Please give more access points!!	8/7/2025 9:33 AM
13	Concern: Hopefully, to not have any trail access to existing neighborhoods for safety and noise reasons, and to keep the trails contained in just the dome area and the east side.	8/6/2025 2:46 PM
14	When children are driving to the dome, they are illegally driving on public roads to get there. Further, I have illegally seen unsupervised children accessing it, which is another concern.	7/31/2025 10:46 PM
15	Would love to keep it so we can enjoy riding our horses in this area.	7/31/2025 2:40 PM
16	The West side of this project should be reserved for minimal foot traffic only (possibly horse). Keep the side closest to Hwy 7 for motorized and other public uses.	7/17/2025 8:27 PM
17	Love to hike the dome trail.	7/16/2025 4:16 PM
18	While I can appreciate all of the many activities listed on question number 3 above- I know that some of these activities have negative impacts and can easily be done elsewhere. There are many areas in Washington County and many of them very close to St George and Washington city, in which there is very apparent damage due to some of these activities. These damages also equate to more expense in maintenance. Even with maintenance, the result will be increased damages and deterioration to the natural state, beauty and the plants and animals. I graduated the University of Utah with a degree in Parks and Recreation Management. Then served in Taylorsville City along with several other great opportunities and locations. I am a hiker and love to show others the natural beauties of Utah. I have done studies of the effects of "developing" the natural areas. During the eight years I've lived in Washington I've seen ongoing destruction (developing) to once pristine areas. I've spoken with many people who were born and raised here. Although there are some favorable aspects of "development" the general consensus from those who grew up here has essentially been - Quit creating more expenses for "development" which create even more ongoing expenses and damage.	7/14/2025 11:04 AM
19	Minimal development but with even porta potties and a small parking area a trail system there could be awesome!	7/11/2025 9:46 PM
20	I would like to see recreational areas such as the dome improved for that purpose and not sold for more housing	7/11/2025 7:38 AM
21	I would like to see this area remain natural. It is currently difficult to tell if you are on a trail or going the right way to hike on the west side up to the ridge and back on a loop. Trail markings would be helpful.	7/10/2025 4:03 PM
22	Need good balance of access to the recreational area, while still maintaining our safe, quiet, and beautiful neighborhood.	7/10/2025 1:02 PM
23	I would love to see official trails created close to my home. Previously, I didn't know many people used this area for recreation. But, I recently saw the Grapevine trailhead developed and noticed what was once a quaint hidden gem is now surrounded by a huge parking lot. It's rare the parking lot is full so I would love to see more consideration for how Washington Dome can be lower impact.	7/9/2025 1:17 PM
24	I live in Green Spring, Washington. The two "eyesores" in the area are the cutout left of the "D" on the old airport butte, and the Washington Dome with all the ATV and Dirt bike trails. I wish both could be restored. I realize that is unrealistic, but one can hope. I understand why people like to recreate using those trails on the Washington Dome. I just wish there was some way to reach a compromise. (Land swap?)	7/8/2025 2:36 PM

25	Roads, parking and access to trails and should be off the major roads to limit impact on neighborhoods.	7/7/2025 3:38 PM
26	Spend the money on shaded seating at the ball parks	7/7/2025 3:31 PM
27	Washington should step up and prohibit motorized recreation on the Washington Dome, including overpowered e-bikes.	7/5/2025 2:14 PM
28	Not every place needs to be a motorized vehicle area. The city needs to do more to ensure legal use of motorized vehicles, particularly minors.	7/5/2025 1:39 PM
29	The ridgeline road has great views and would be a perfect place for an established trail for hiking and biking.	7/4/2025 10:01 PM
30	If it isn't properly developed with amenities as suggested, it will ultimately be abused. The population is growing too fast and people need perimeters to help keep our outdoor environment safe and protected.	7/4/2025 7:59 PM
31	Protecting desert tortoises seen up there sometimes	7/4/2025 7:28 AM
32	I am happy to be of assistance if you need more information.	7/3/2025 3:38 PM
33	Preserving access to Washington Dome as development continues on northwest side.	7/3/2025 8:16 AM
34	Washington Dome is special because it is known by the locals only. It's our own small dirt bike riding area near home. If you develop and advertise it, it will become quickly overcrowded. It's not a big enough area to draw in more visitors. This may create a noise and dust situation that will affect the local residents and will likely close the area to motorized use. Washington City is already becoming overdeveloped, maybe you should leave well enough alone.	6/30/2025 3:11 PM
35	As construction has developed this area it has made it a lot more difficult to approach the trails without trespassing on peoples property and parking in front of people's homes. I would love to go more if the access was good. There aren't too many trails close but where you can get the elevation gain. Having a designated single track for running, hiking, maybe biking would be awesome. Would definitely add another close by place to trail run. The only other close place is over on the ridge by the airport and those trails aren't super well maintained either.	6/29/2025 3:13 PM
36	I would love to see mountain bike trails and running trails and make it off limits to motorized vehicles	6/28/2025 4:51 PM
37	I love the idea of pre-planning. Thank you!	6/18/2025 9:36 PM
38	I'm concerned that any improvements will bring more outside of the neighborhood users. This will likely lead to more people having issues with motorized recreation at the Dome. The majority of the dome is too steep and sandy for bicycles and most hikers. I've spent many hours maintaining the existing trails by trimming Creosote, filling in rain ruts and moving rocks. Only to be yelled at or finger pointed for riding my dirt bike. I feel the best thing to do is leave it alone. The trails are there already, people use them. If you do any type of improvements, they will also need to be maintained. One good rain can ruin many hours of work on just one trail. I live in Silver Falls and own a business off Washington Dam Rd and 1900 E, both of which are at the base of the Dome. I feel I can add value to the discussion and bring an unbiased view point of someone that uses the Dome trails for a variety of recreation.	6/11/2025 2:16 PM
39	Trails criss crossing across the dome is unsightly and looks like there is no management at all. The noise of motorcycles is constant here. Do they have mufflers?	6/10/2025 9:58 PM
40	I look forward to seeing how this develops. I know access has been an issue for some homeowners.	6/6/2025 8:54 PM
41	There are existing pathways that need to be cleaned of garbage and building trash.	6/3/2025 6:37 PM
42	Would love for some more multipurpose designed trails to be built on the dome	6/3/2025 6:37 PM
43	My major concern is for the preservation of the two extinct species of flower and cactus, which only grow on White Dome. While engaging more recreational activities are wanted- I would love to see methods and practices for preservation. Enhancements to attract outdoor activities- could and should involve opportunities to view and interact with the Dwarf Bear Poppy and the Gypsum Cactus / Siler's pincushion cactus. It would be great to have signs to show where the poppy is blooming; which trail to take to view it. Are they blooming or dormant.	6/3/2025 3:26 PM
44	Like it to remain available.	6/2/2025 3:03 PM
45	The dome could be a REALLY great spot for a disc golf course, which Washington City does not have yet. With the terrain it could easily be designed to be the best course in the County. Disc golf is a very accessible sport. Please consider it!	5/31/2025 7:29 AM
46	I hike this area weekly. It's a great workout! My son builds jumps for his mx and builds forts out there as well. They occasionally will camp out there. I love that he can be a kid and do these things and not be on video games all the time. Just whatever is done with the land make it safe for kids to make and create there fun. Like we had to.	5/30/2025 7:56 PM
47	All trails should be non motorized due to noise and proximity to neighborhoods.	5/30/2025 12:21 AM
48	I would like this area limited to foot traffic only.	5/29/2025 9:43 PM
49	Have the trails blend in with the vegetation instead of being an unsightly blight that you can see for miles. Prevent erosion and hide the trails from a long range view. A lot of higher elevation places have trails going up them that can be seen for miles and they detract from the beauty of the area	5/29/2025 7:34 PM
50	The trails that exist formed organically and the trails can already be accessed at many points. Sometimes the best action is no action.	5/29/2025 6:14 PM
51	We love this open space and appreciate the city's commitment to preserve and enhance the recreational opportunities it provides. We request thoughtful consideration regarding the location of any potential trailheads, access points, amenities, etc. as improvements will likely increase use and may impact the neighboring residents. Thank you for taking the time to solicit public feedback. We greatly value Washington City's outdoor amenities.	5/29/2025 6:11 PM
52	Visitor's Bureau and local chamber visitor guides need to include --- Visitor information on respecting the environment	5/29/2025 6:05 PM
53	I would love to see designed mountain bike trails. right now the area isn't very suited to mountain bikes...mostly dirt bikes	5/29/2025 5:58 PM
54	If possible limit or prohibit motorized vehicles.	5/29/2025 3:42 PM
55	New developments are restricting access to the dome	5/29/2025 3:12 PM
56	My experience has been that when government gets involved, they close trails and make other changes that make the site less enjoyable. Chuckwalla is a prime example. At least you are asking for user input which is a plus.	5/29/2025 12:35 PM
57	Would ANY development impact air traffic into the St. George Airport? This whole area is directly below the approach to runway 19, the primary runway there. How would these possible future users like having aircraft passing by interrupting their outdoor experience?	5/29/2025 11:25 AM
58	There are already many scars on Washington Dome that will take decades if not century's to heal. Stop the environmental carnage that Washington County is so famous for.	5/29/2025 10:38 AM
59	Access to outdoor activities are what makes Washington county special. Trails promote better health and satisfaction for living here.	5/29/2025 10:35 AM

60	My house is located at the foot of the Washington Dome. The noise from dirt bikes and ATVs is very noticeable at our location. Trash at the top of the Dome is a problem.	5/29/2025 9:36 AM
61	I don't go out there much because I don't know where to park or how to access the trails	5/29/2025 9:07 AM
62	I do not believe most OHV or otherwise motorized ever intend on staying within trails. I didn't know, I didn't see the signs, I pay my taxes, etc	5/29/2025 8:55 AM
63	I don't want to see this area changed at all! We love it because it's so "wild". Too much of our area is becoming "enhanced" and "improved" and if it continues we will have to leave to find another new home where nature and its inhabitants aren't pushed aside for human recreation.	5/29/2025 8:49 AM
64	It's a great area to continue to develop trails for non-motorized bikes & hikes, feels like Warner valley could take the motorized traffic as it is close by too.	5/28/2025 7:56 AM
65	I think this is an area that has untapped promise and opportunity. If it is feasible to make a loop trail it would be epic.	5/25/2025 9:36 PM
66	I don't want any new housing in the area.	5/25/2025 2:33 PM
67	Great opportunity for some great recreation!	5/23/2025 10:00 PM
68	Defining the trails, encouraging proper trail use, and preserving the natural beauty of the area while allowing for recreation should be taken into consideration.	5/23/2025 9:58 PM
69	It shouldn't be elaborate but make it convenient to use. Good workout.	5/23/2025 5:28 PM
70	The noise of the gas powered off road vehicles and dirt bikes is very annoying. I wish that this area was restricted to quiet activities. Electric bikes including electric dirt bikes are okay. Also there are a lot of tortoises around the area. I have documented the location of them and/or their burrows if anyone is interested in knowing where.. travisrgraham@gmail.com	5/23/2025 8:55 AM
71	I would like to see the tire graveyard cleaned up. I would hope that whatever is done keeps the animals that live on the dome safe and in their natural habitat. I also would hope that as the area grows those who have lived right on the dome are still able to use it without it being over crowded. I can walk to it in 5 minutes from my home and enjoy that it is such a open natural area where I can be with nature without many people around.	5/22/2025 10:52 PM
72	The area off of George Washington Parkway close to the road is starting to get used for dumping	5/22/2025 12:04 PM
73	I don't want it being over developed	5/22/2025 10:52 AM
74	I walk or run here every single day. I love having it accessible.	5/22/2025 10:36 AM
75	Growing ATV activities in the area that are too close to town and neighborhoods	5/22/2025 10:33 AM
76	It would be nice if there was a way to connect the trails to Long Valley community (under highway?) OR further East to the BLM land	5/22/2025 7:52 AM
77	Would be cool to have an active park. Maybe a running track or something	5/21/2025 11:00 PM
78	It's a great recreation area for the entire community, we'd hate to see developed and taken away.	5/21/2025 9:03 PM
79	I love the dome. I have several variations on trailer loops I use depending on how much time I have.	5/21/2025 6:29 PM
80	Trails are not easily accessible. Many trails are not suitable for hiking	5/21/2025 12:42 PM
81	If you develop and add easier access or will draw more people and ruin the atmosphere.	5/17/2025 4:53 PM
82	Keep it mostly how it is, no development. It is unique to the area and I'm hopeful to see it stay that way and not have it developed like everything else.	5/17/2025 12:16 PM
83	Would love to keep it as an open space/recreation area.	5/17/2025 9:29 AM
84	Love hiking in the area and enjoy climbing to the top. I'd also enjoy a loop that provides a way to hike all around. I'm guessing this would be a 5 mile loop and you would see Scenic Sunrise, Majestic and Long Valley.	5/16/2025 5:06 PM
85	This is a great quiet spot with an organic feel. It is okay for it not to be over industrialized due to needing to "spend money" somewhere. Just leave it alone.	5/16/2025 3:26 PM
86	I'd prefer ATVs be left out, the noise and erosion impacts of them are outsized compared to other rec uses	5/16/2025 12:38 PM
87	Regardless of any improvements to the Washington dome area, it should remain accessible to motorized recreation. Many local residents including children recreate there on motorized vehicles on a regular basis because it is easily accessible to their homes and safe to navigate to.	5/16/2025 11:48 AM
88	Maybe a place for surren type bikes to go instead. Just a thought to curb some behavior with them being on the roads and paths.	5/14/2025 2:40 PM
89	Work with all stakeholders for best results	5/14/2025 1:04 PM
90	Part of the reason I enjoy hiking the Washington Dome is because of the natural beauty. Whatever improvements are made, I would encourage measures be taken to protect much of the natural beauty of the area, such as the plants and flowers. It is a nice place for motorcycles and ATVs, but they often go off trails and damage the dome. We are running out of open space.. This area is worth protecting, especially against development going too high up the dome.	5/11/2025 9:56 PM
91	I like learning more about this place.	4/29/2025 10:55 AM
92	Washington Dome is a community treasure. My family and I use the non-official trails almost daily. Two things I'd like to add. 1) There is a trail we love to use that parallels Shooting Star, which isn't on the map. I think of it like a Shoreline trail (even though it isn't that). Roughly, you can take it about mid-way up Washington Dome, along the mountain, starting from Birken street north to the water tank above Shooting Star. It's mid-way up the dome, on the west side. It has a few places it branches off, but would love to see this one recognized. It's nice because it's one of the few single-track trails. 2) There is another single-track trail that we take from the top of Birken, which wraps around to the south. It also runs about midway up the dome, above the Lost Ridge cul-de-sac, which is missing from your map as well. Email me at mike@eads.io I'd be happy to collaborate further!	4/27/2025 9:36 AM
93	It's a needed open space for the area.	4/27/2025 9:24 AM
94	I would love for this area to remain protected and for the trails to stay maintained and usable as it is such a beautiful place to hike and enjoy nature. I've seen several desert tortoise while hiking and often see deer.	4/27/2025 7:06 AM

Q8 What city do you live in?

Answered: 203 Skipped: 3

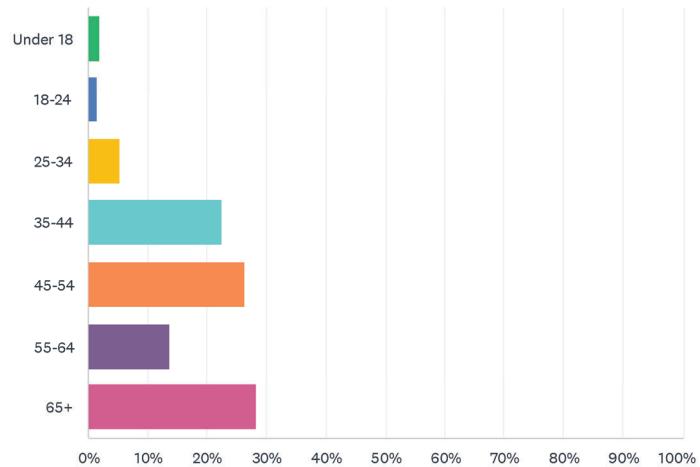


Washington Dome Survey

ANSWER CHOICES	RESPONSES
Central	0.00%
Enterprise	0.00%
Hildale	0.00%
Hurricane	2.96%
La Verkin	0.99%
Ivins	0.49%
Santa Clara	0.49%
St. George	9.85%
Toquerville	0.00%
Washington	84.24%
Other Washington County Town	0.99%
Outside Washington County	0.00%
TOTAL	203

Q9 What is your age?

Answered: 204 Skipped: 2



Washington Dome Survey

ANSWER CHOICES	RESPONSES	
Under 18	1.96%	4
18-24	1.47%	3
25-34	5.39%	11
35-44	22.55%	46
45-54	26.47%	54
55-64	13.73%	28
65+	28.43%	58
TOTAL		204

STAKEHOLDER INTERVIEWS

The project team conducted meetings with a range of key stakeholder groups to better understand the current use of the Washington Dome area and identify opportunities or concerns related to future recreational development. Stakeholders included representatives from the mountain biking, ATV, and equestrian communities, as well as HOA boards located near the Washington Dome. The team also met with the Washington City Police Chief to discuss safety, access, and enforcement considerations in the area. Below are the notes from each key stakeholder meeting.

RED ROCK BICYCLE

Thoughts

- Cyclists seem to follow rules; clear signage helps keep users on designated trails.
- Designated, separate trails for different user groups (bikes, hikers, ATVs, horses) can reduce conflict.
- Mountain bikers prefer single-track trails; these should be protected from motorized use.
- The area is well suited for families and beginner-friendly trails.
- If you build beginner trails, advanced trails will show up organically.
- North and South trailheads have strong potential for popularity.
- Tourists need clear info on weather, trail difficulty, and safety.
- A NICA loop would be supported.
- Local volunteers and groups could assist with trail development and maintenance.
- Maps and rule-based signage promote safe and responsible use.

Desired Outcomes

- More looped green and blue trails (beginner/intermediate).
- Clear, consistent signage.
- Separated trails by user type.
- Designated trailheads with parking and basic amenities (e.g., restrooms, changing areas).

Concerns

- Cattle and horses cause trail damage, especially after rain.

OHV REPRESENTATIVES

Thoughts

- Dirt bikes often use mountain bike trails.
- The area is relatively small, making it better suited for dirt bikes than larger OHVs like Jeeps or side-by-sides—though those may still be present for dispersed camping.
- The site has potential to become a family-friendly area for dispersed camping and OHV training.
- A designated shooting range would likely be well-used.

Recommendations

- Develop a training area where kids can safely learn to operate OHVs and pursue licensing.
- Restrooms are a top priority.
- Create staging areas large enough for trailer unloading.
- Install clear signage—especially in shared-use zones and at trailheads—to identify trail types and encourage safe, respectful use.
- Build separate trails for mountain biking to increase safety and enjoyment for all users.

Concerns

- Off-trail riding and the creation of unauthorized trails.
- Illegal dumping of large items (e.g., couches, appliances).
- Check with the Water Conservancy District about possible RV park plans near the Long

BACK COUNTRY HORSEMAN - SOUTHERN UTAH CHAPTER

Thoughts

- The area is currently used more by hikers and dog walkers than equestrians.
- If access improved, more people would ride the trails
- The neighborhoods would appreciate better access for equestrians
- Loops are preferred over out-and-back trails, especially for trailered riders.
- Motorcycles create the most conflict for equestrians due to speed and limited visibility.
- Cattle grazing occurs in the area; riders are accustomed to managing gates and interacting with cattle.
- Snowbird equestrians would likely use the area if facilities improved.
- The group is willing to support parking design, signage, and cleanup.

Recommendations

- Develop accessible equestrian parking with trailer turnaround areas (similar to Grapevine, Red Mountain, Cottonwood).
- Install clear signage for trailer routes, turnaround zones, shared-use etiquette, and “No Shooting” safety notices.
- Provide maps and signs identifying equestrian-friendly trails and canyon routes.
- Consider horse step-overs or other features to signal equestrian access, deter motorized use.
- Coordinate future parking layout with equestrian groups

Concerns

- Safety conflicts with fast-approaching motorcycles, especially on hills or in narrow canyons.
- Erosion affecting some canyon trails.
- Extensive garbage dumping reduces safety and recreational appeal.

EMERGENCY RESPONSE

Thoughts

- The paved trail and parking areas will provide good access/staging points if they need to respond to an incident.
- The patrol has a UTV and a helicopter available if needed.
- Patrol will usually have access to GPS locations if a 911 call is made.
- They have responded to incidents on the Washington Dome in the past where they had to hike in and hike out.
- There is a potential ordinance in the works to eliminate motorized use on designated trails in Washington City.

Recommendations

- Be clear on signage that even though the land is BLM, it is still in city limits. (No shooting)
- The entrances to trails should include infrastructure that will help mitigate motorized users.
- Will water be available?
- The exterior path (paved trail) is likely the most critical, even if it just starts out as a road base trail and is paved later.

Concerns

- The motorized use area may be problematic. They have observed that if there is a small area designated for motorized use, it will usually encroach on other areas.
- The biggest concern with areas like this is access. Our plan has this covered with the parking areas on each side and the plan for a wide, paved baseline trail.

SILVER FALLS HOA

Thoughts

- The area supports a mix of uses, including hiking, dirt biking, horseback riding, side-by-sides, shooting, and mountain biking.
- It has been successfully used as a shared recreation space, and the community wants to maintain that balance.
- Users value the wide-open landscape.

Recommendations

- Create a well-designed trail up to the crest for side-by-sides.
- Include designated biking and hiking trails.
- The east side of the mountain offers the best access.
- Consider a picnic area near the top.
- Provide amenities like water, bathrooms, and trailer-friendly parking.

Concerns

- Motorcycles erode the west side of the Dome, especially after rain.
- Side-by-sides often get stuck on the west side due to steep, loose terrain.
- There were previous plans for a city park and trailhead just south of Silver Falls.
- BLM land in the area is shrinking.
- Increased traffic from cars and OHVs through the neighborhood is a concern.
- The community does not want a full ban on OHV use.
- The community does not want an RV park.

DESERT MEADOWS HOA

Thoughts

- Mountain biking, hiking, and running trails would be well-used by the community.
- The area currently sees a significant amount of shooting activity.

Recommendations

- Develop an established trailhead with restroom facilities.
- Create a designated, safe area for shooting to improve safety and reduce conflicts.

Concerns

- Uncertainty about whether the Water Conservancy District will eventually expand into the area.
- Erosion and visible scarring on the west side of the Dome.



WASHINGTON DOME FEASIBILITY STUDY

December
2025



Briefing Document

Description: Presentation of designs for a possible new building to house restrooms and concessions at the Washington City baseball fields.

Presenter: Paul Walker, FFKR Architects

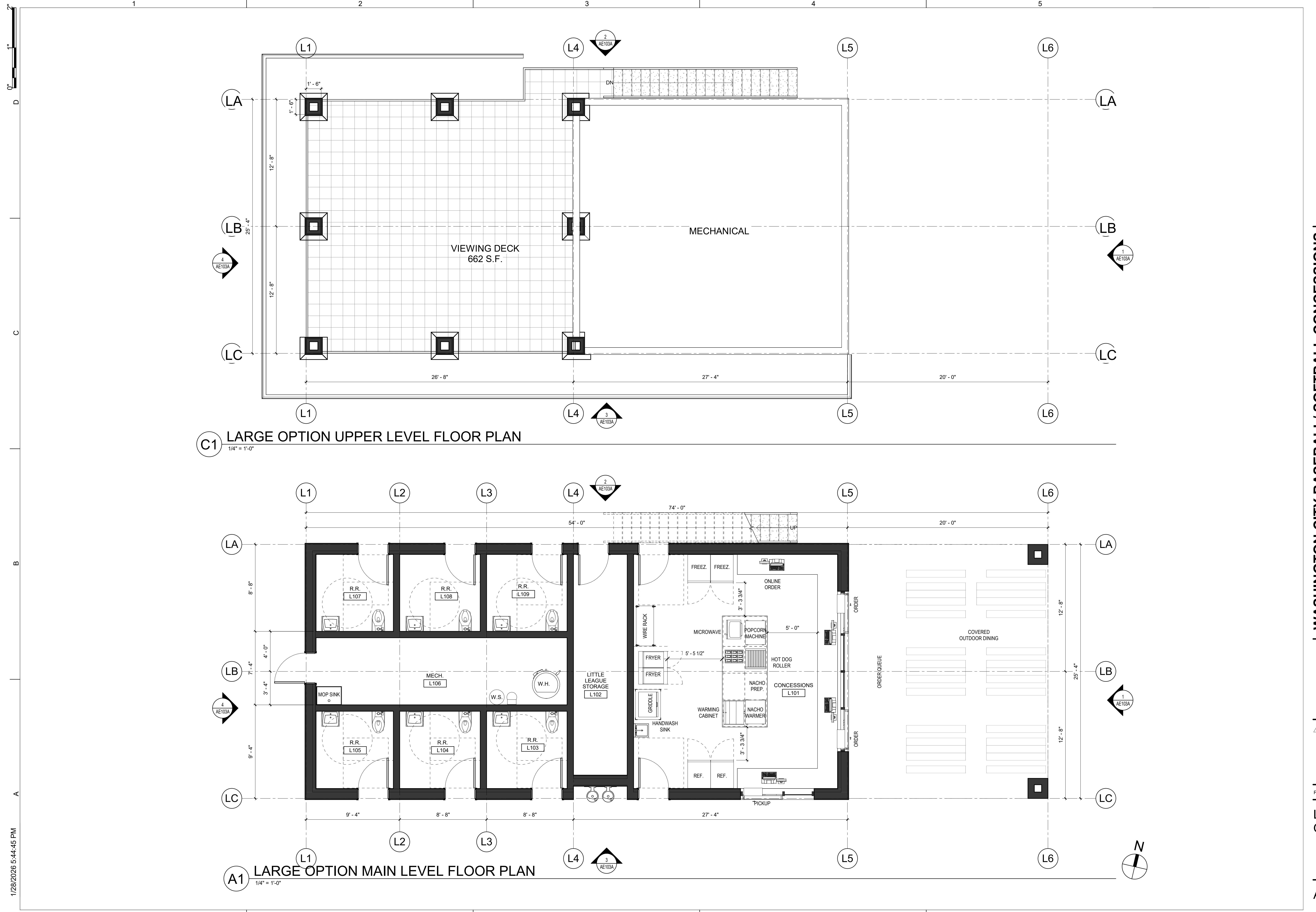
Submitted By: Paul Walker

Background Information: The existing concession building at the Washington City ballfields is significantly outdated and nearing the end of its functional lifespan. Built over 30 years ago, the facility suffers from several critical deficiencies. Key objectives for a new building include improved accessibility, increased capacity, and enhanced functionality.

The presentation includes three design options for a new facility, varying in size and features.

Action Item: Staff requests direction from the council regarding the desired size and aesthetic of the building. The consultant team will then refine the design plan and develop a detailed cost estimate based on the council's feedback.

Impacted Fund: City RPA Tax funds have been allocated for the building's design process. Future civil plans and construction costs will require subsequent budgeting.



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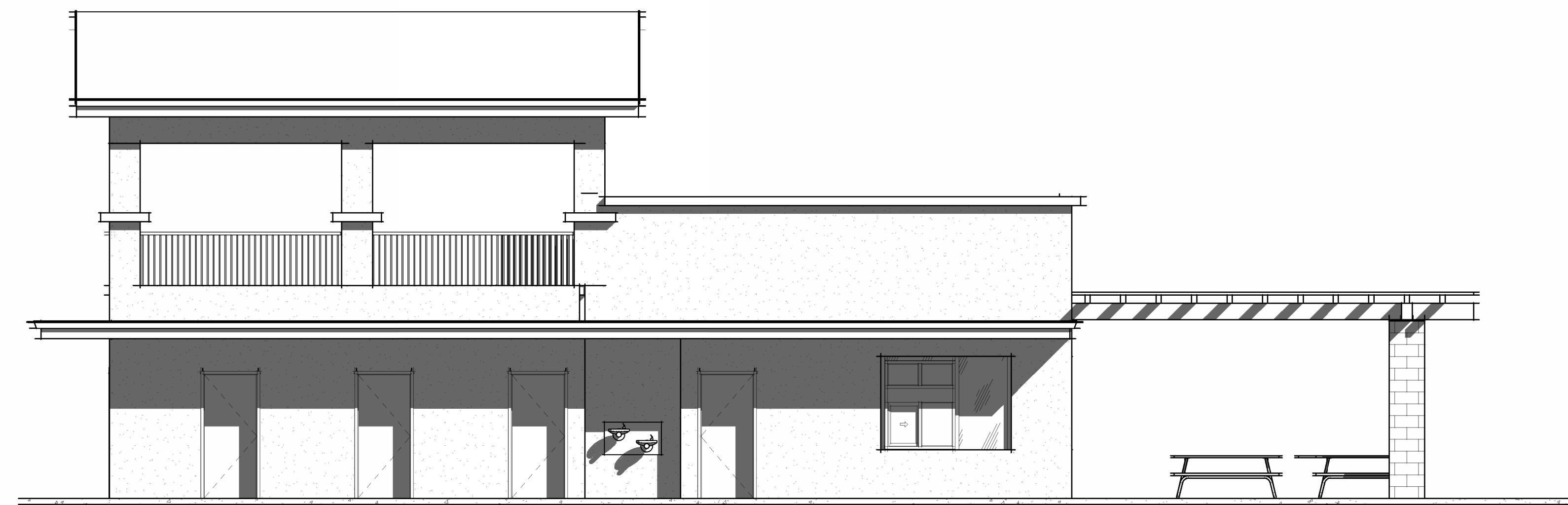
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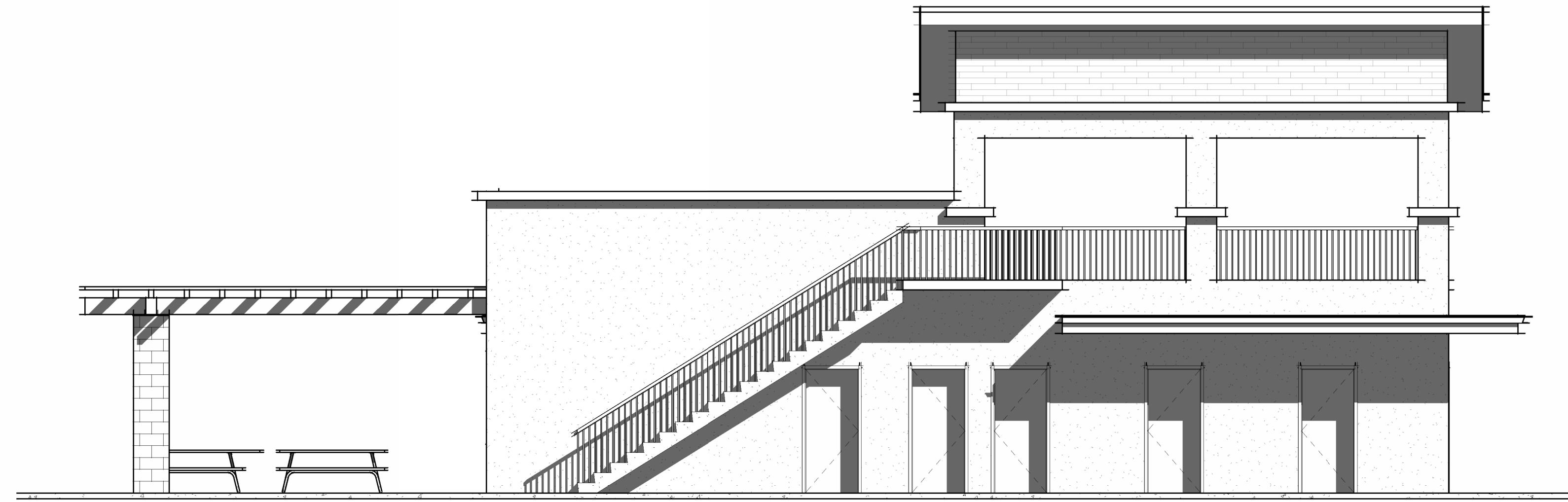
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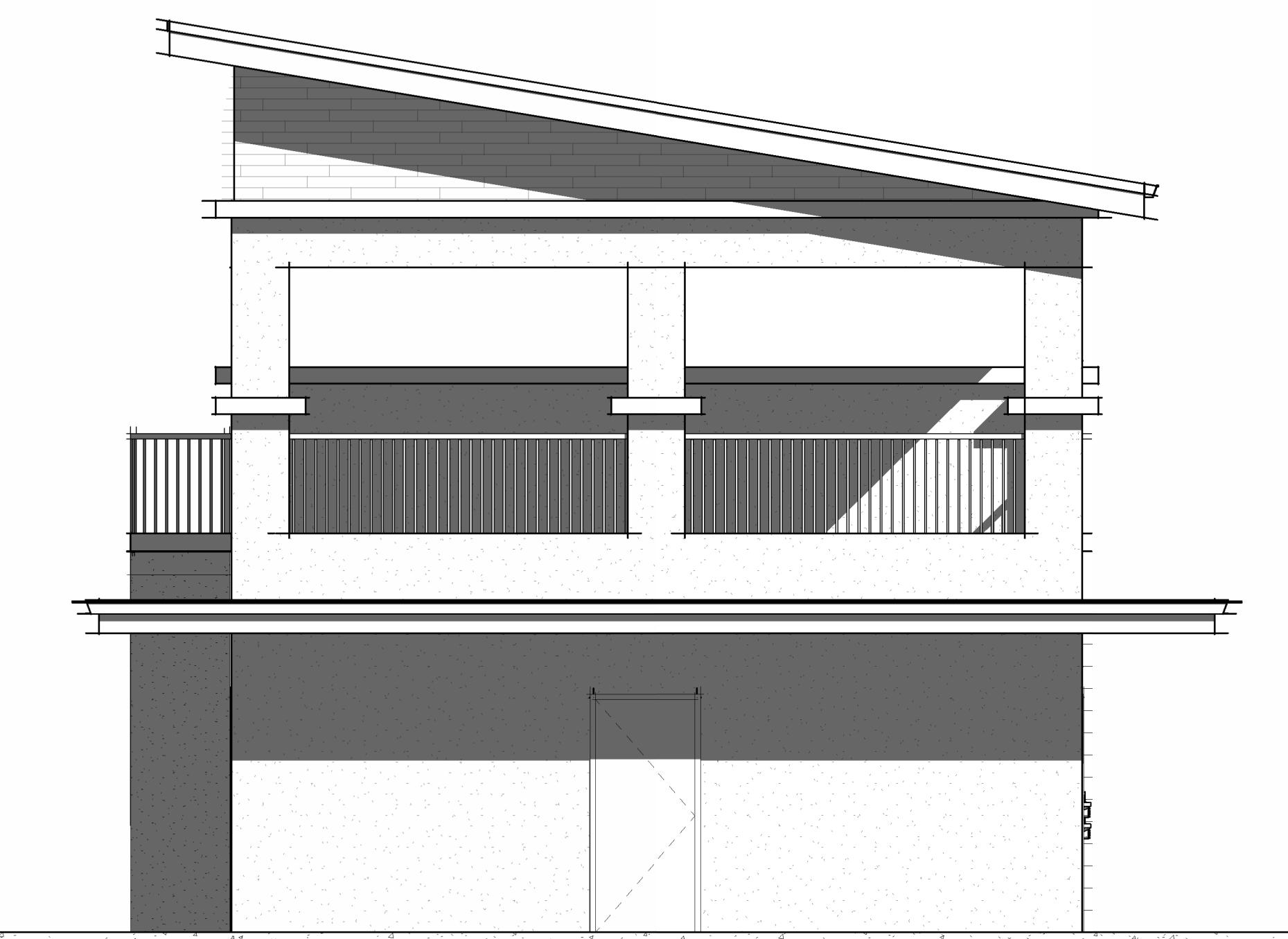
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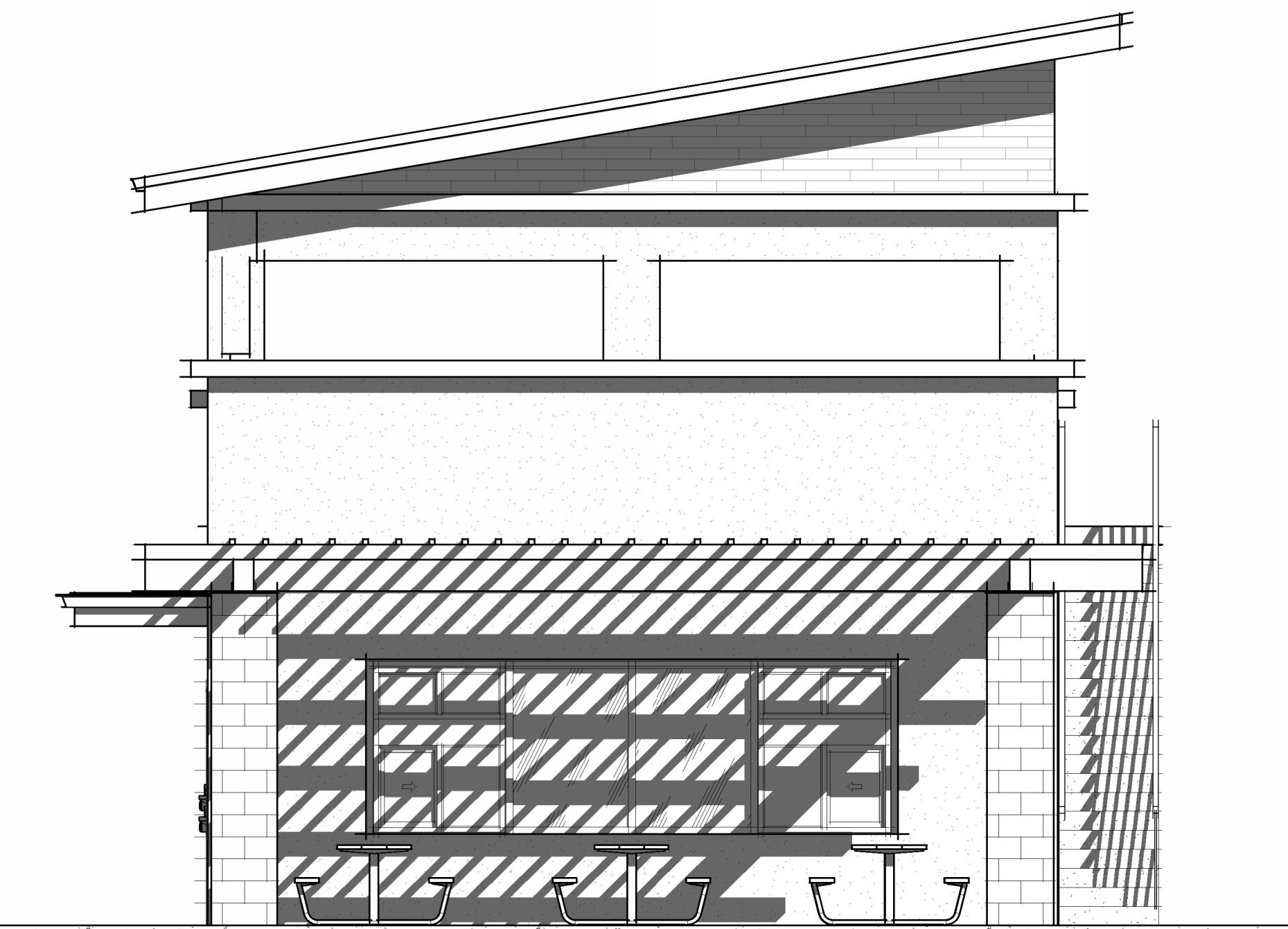
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3/16" = 1'-0"



4 LARGE WEST ELEVATION

1/4" = 1'-0"



1 LARGE EAST ELEVATION

1/4" = 1'-0"

WASHINGTON CITY BASEBALL/ SOFTBALL CONCESSIONS

450 E COMMUNITY CENTER DRIVE
WASHINGTON, UT 84780

NOT FOR CONSTRUCTION - 2026-01-28

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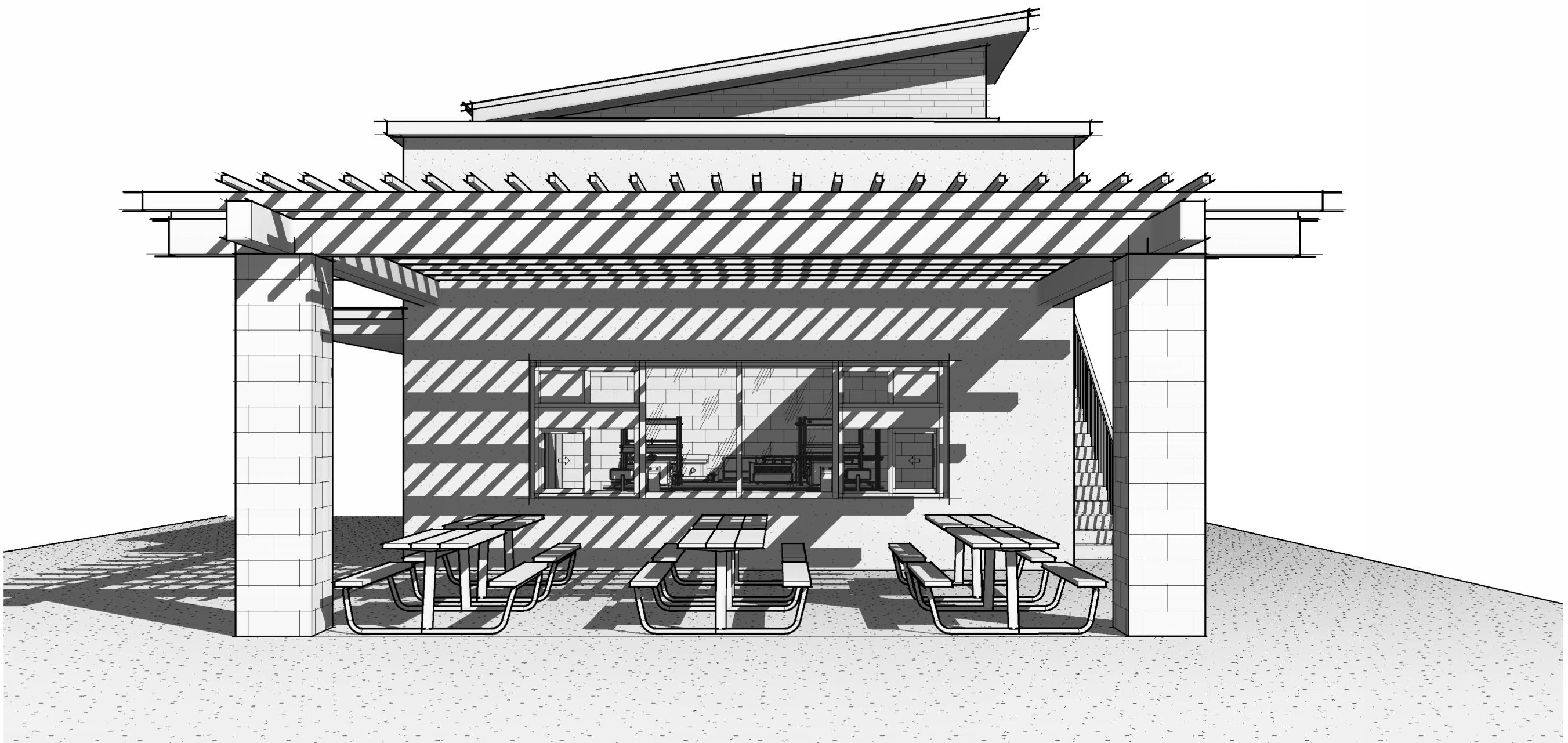
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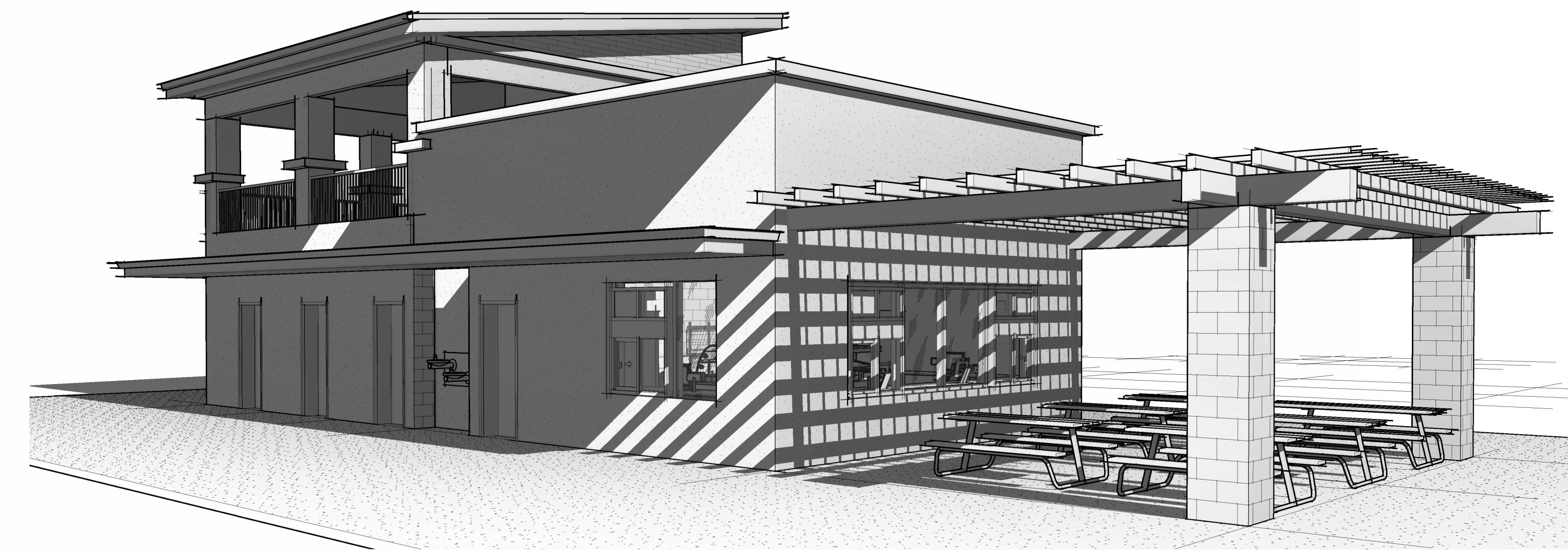
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3 LARGE REAR PERSPECTIVE



1 LARGE FRONT PERSPECTIVE 1



2 LARGE OPTION FRONT PERSPECTIVE

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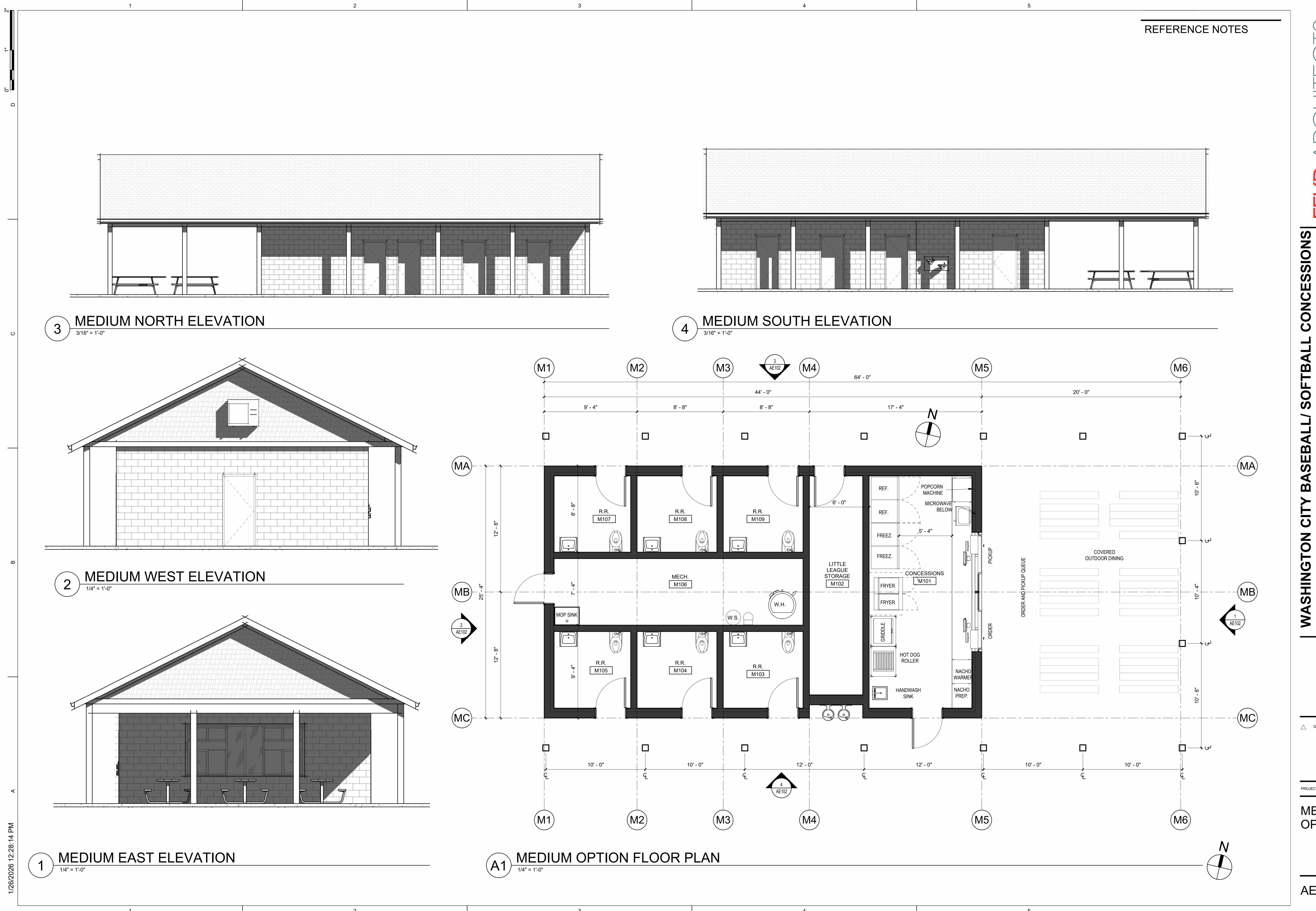
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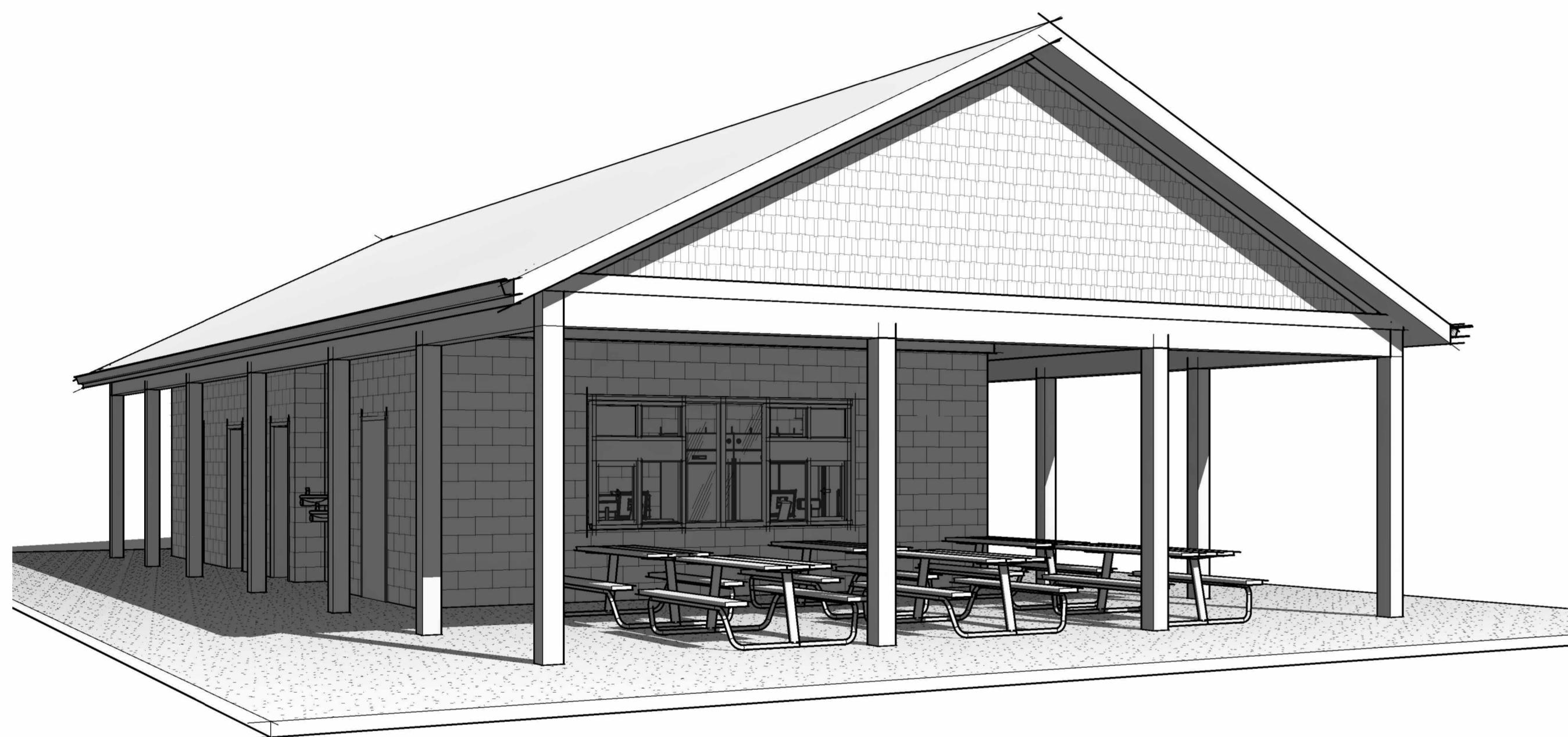
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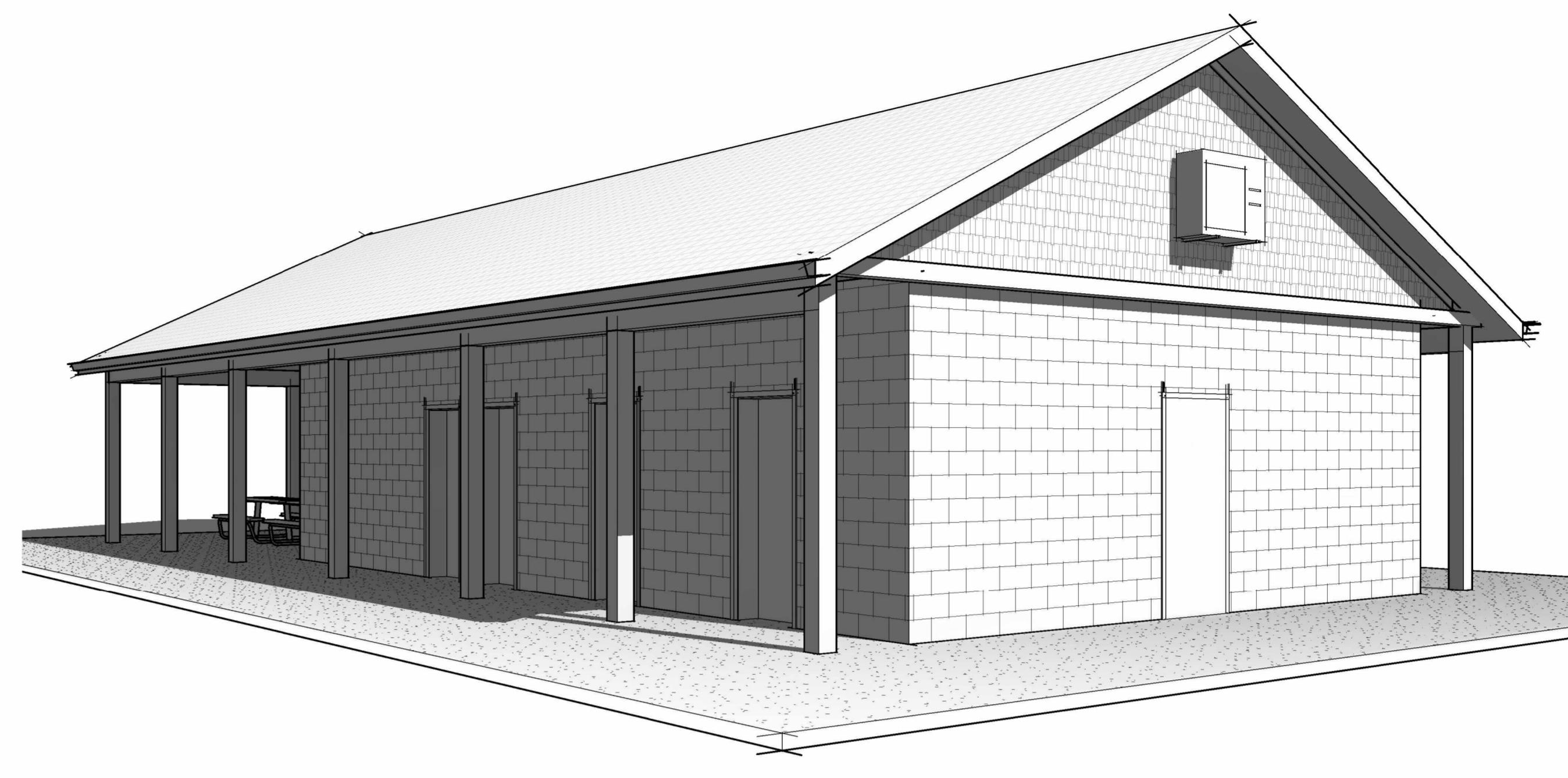
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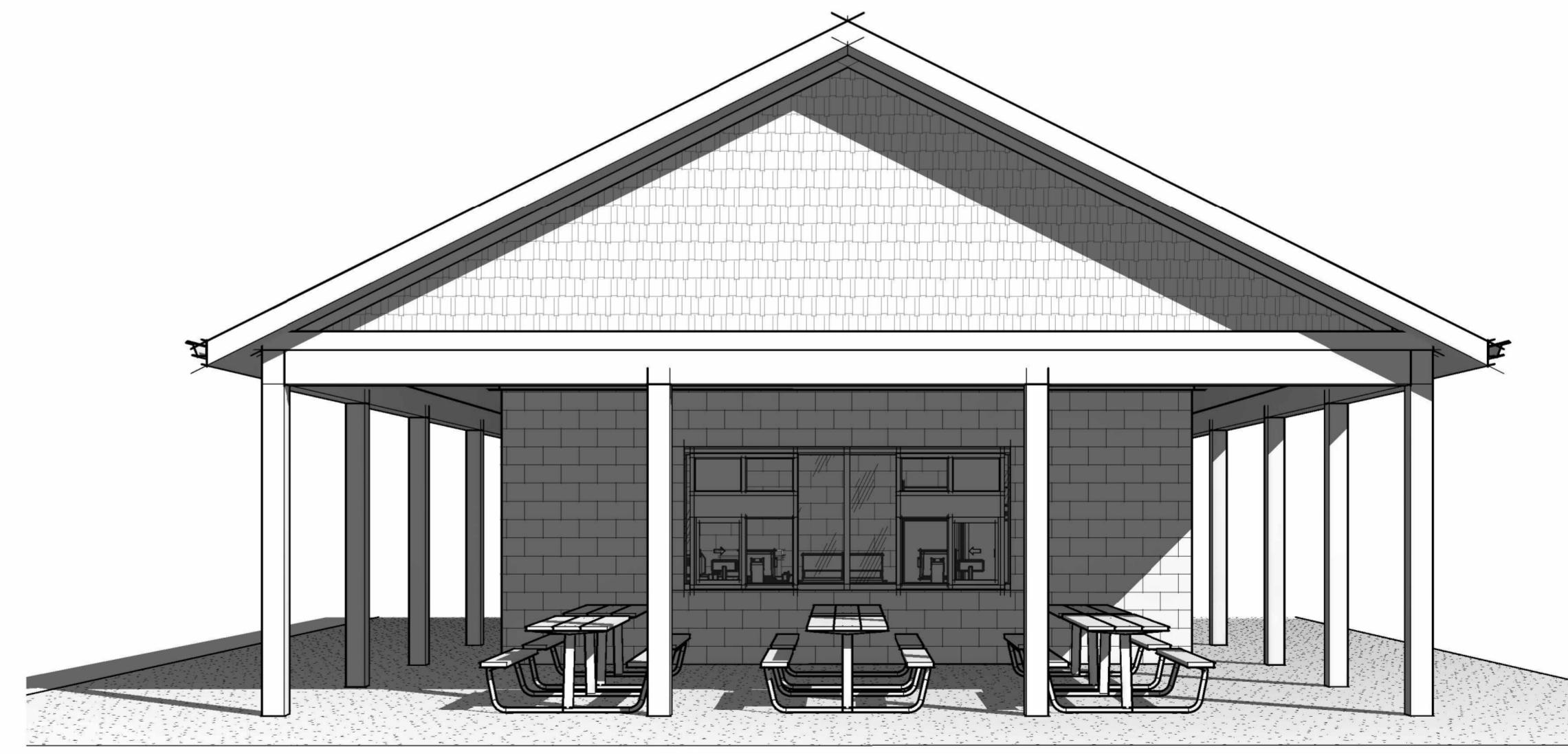
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1 MEDIUM FRONT PERSPECTIVE



2 MEDIUM REAR PERSPECTIVE



3 MEDIUM FRONT PERSPECTIVE 2

REFERENCE NOTES

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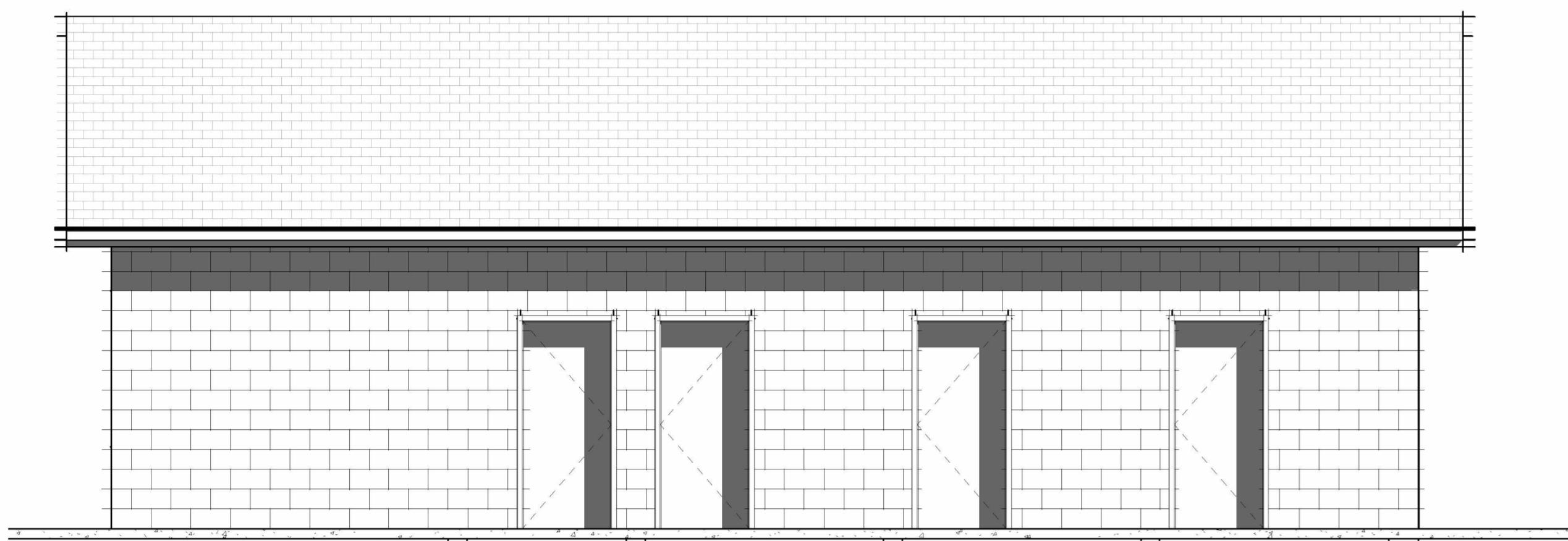
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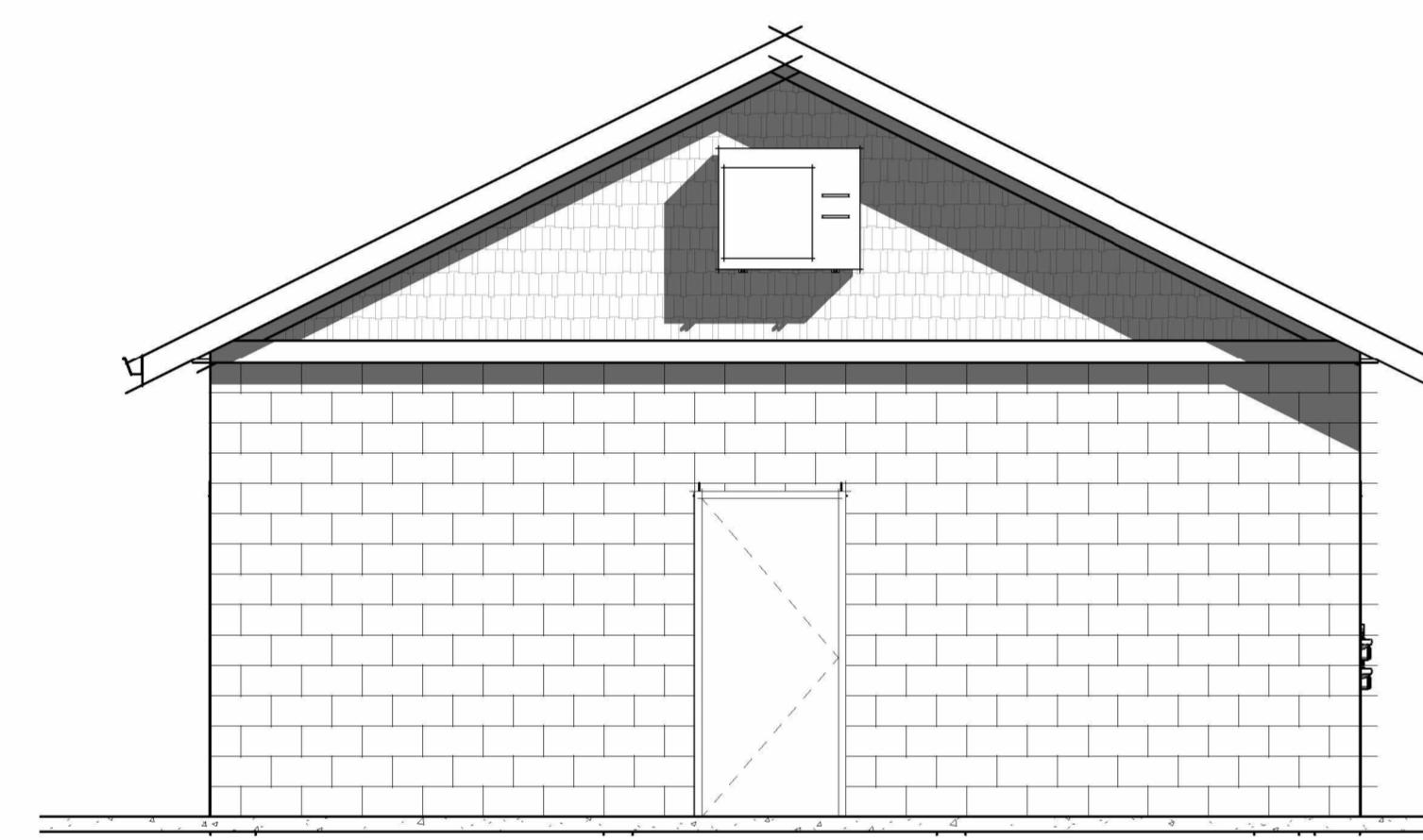
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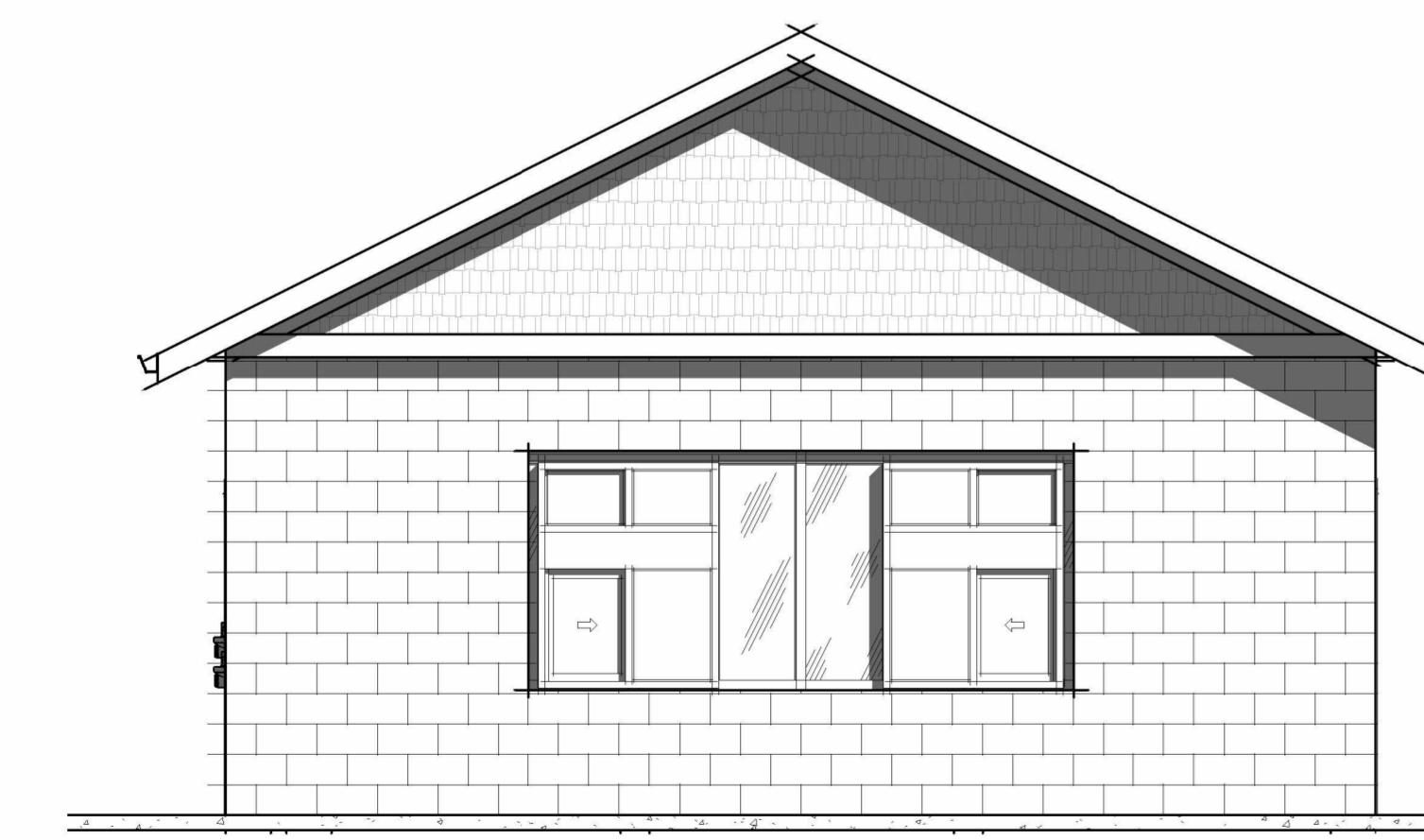
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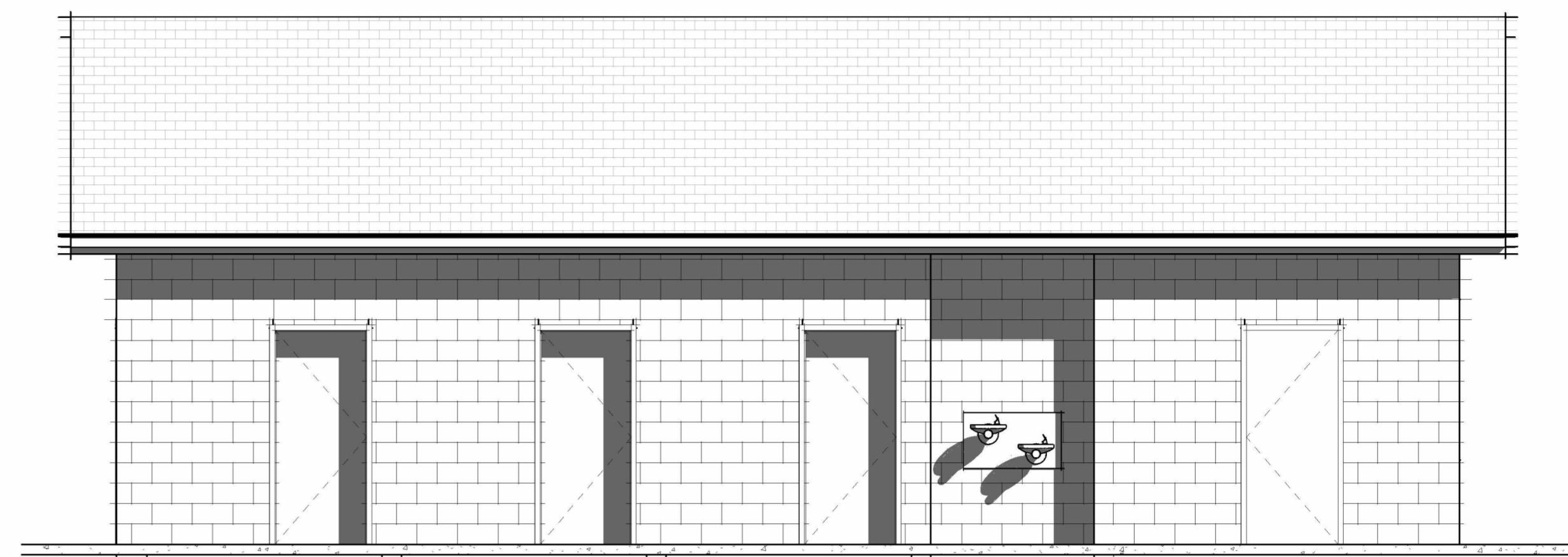
3 SMALL NORTH ELEVATION



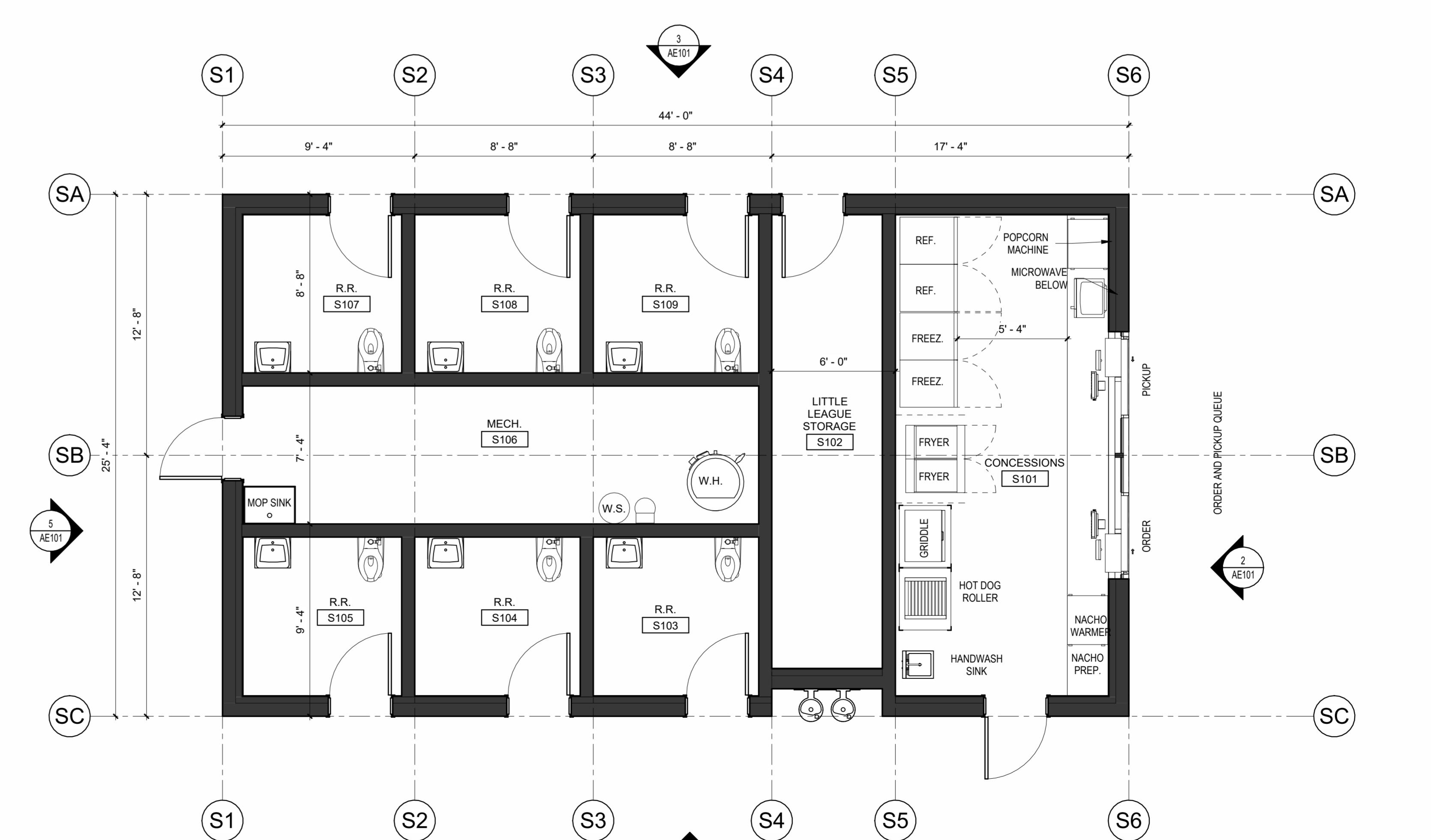
5 SMALL WEST ELEVATION



2 SMALL EAST ELEVATION



4 SMALL SOUTH ELEVATION



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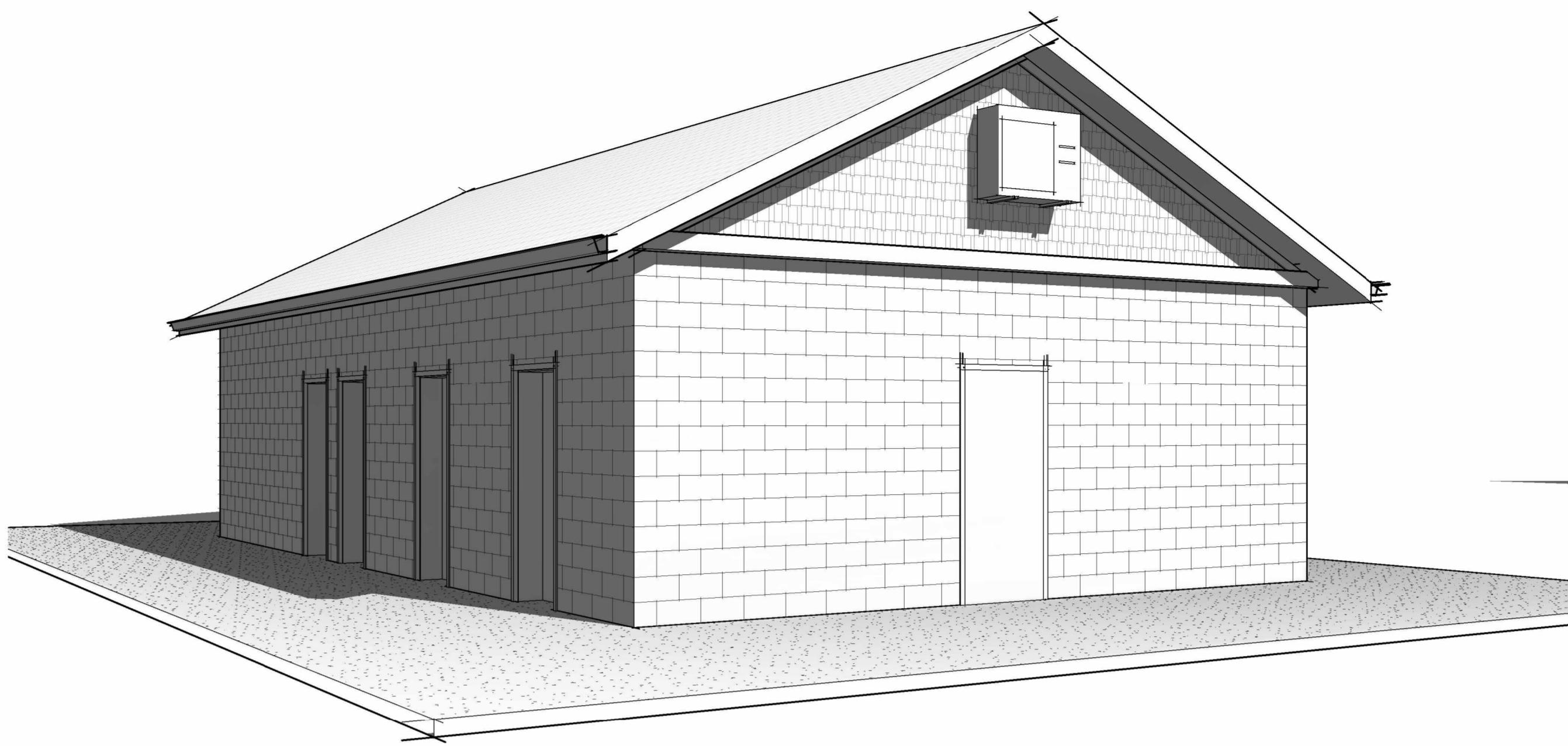
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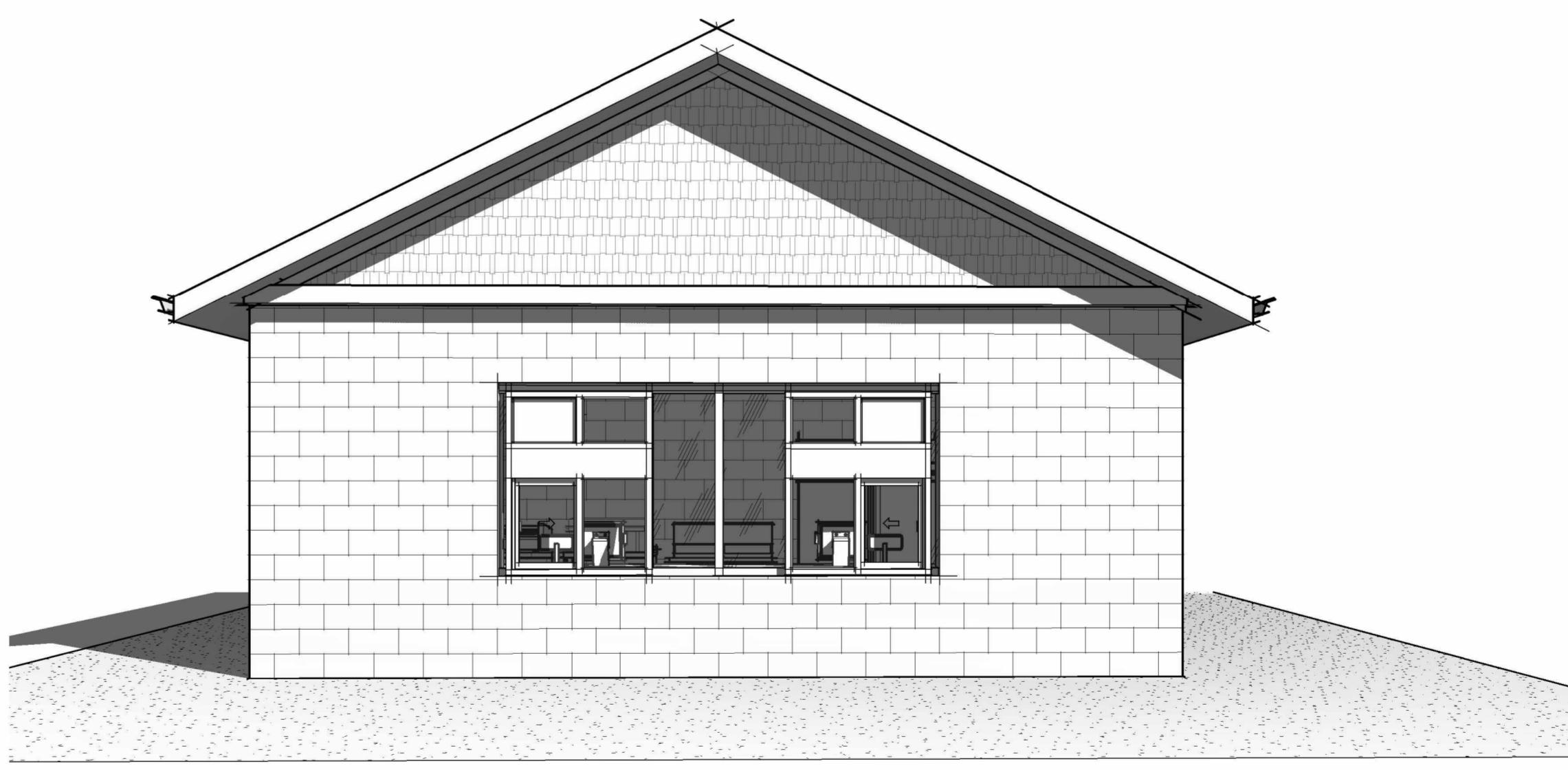
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1 SMALL FRONT PERSPECTIVE



2 SMALL REAR PERSPECTIVE



3 SMALL FRONT PERSPECTIVE 2

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