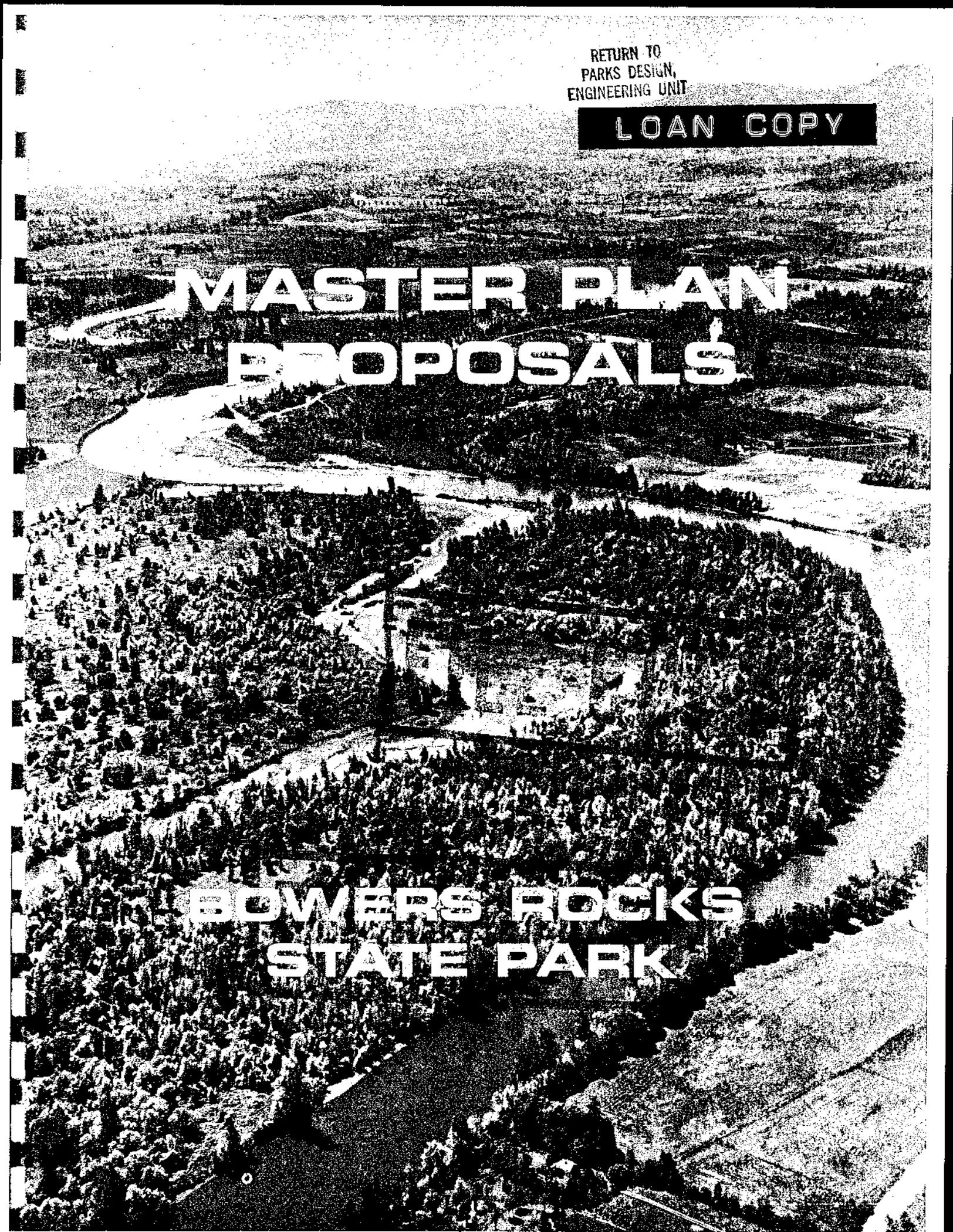


RETURN TO
PARKS DESIGN,
ENGINEERING UNIT

LOAN COPY

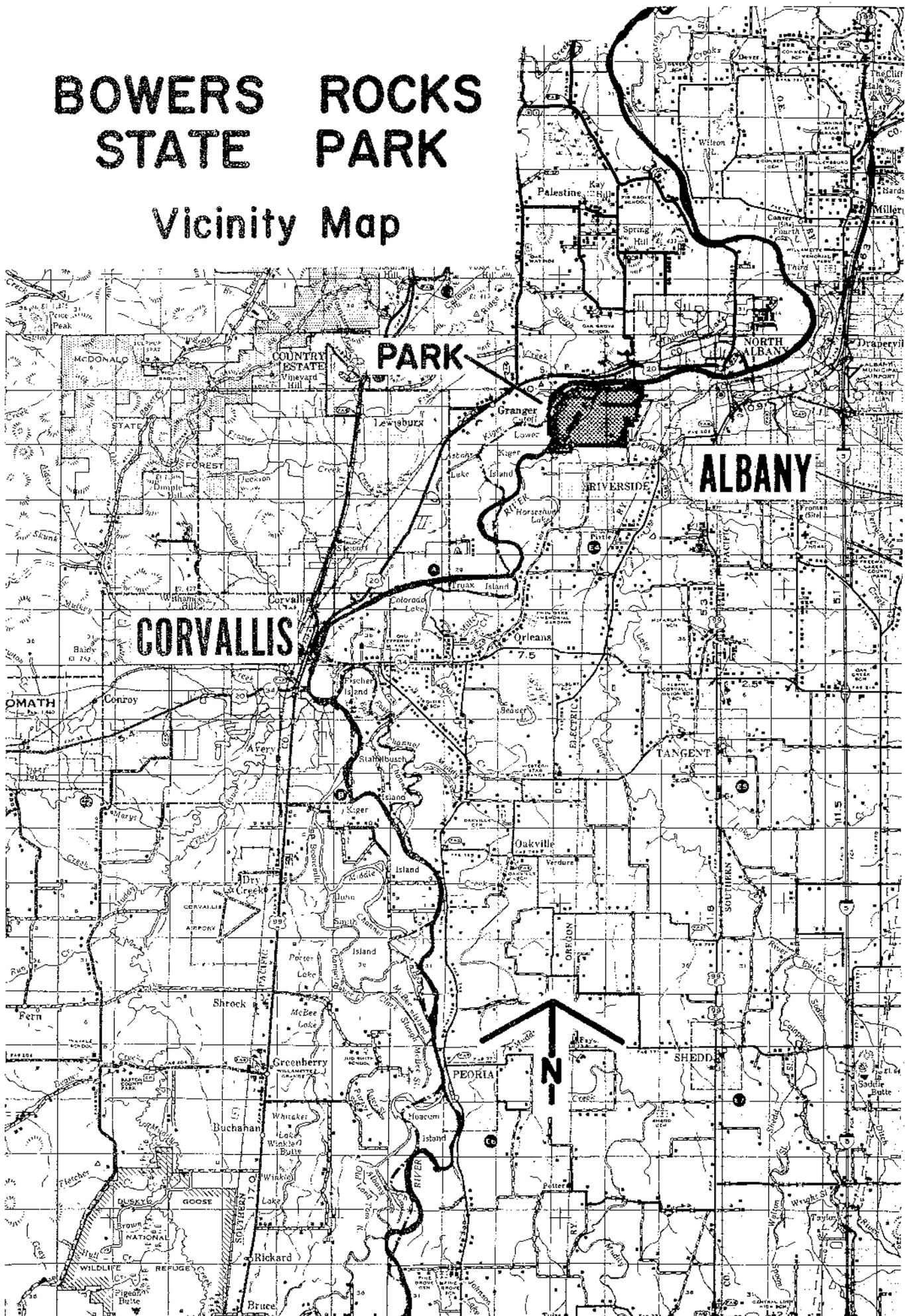
MASTER PLAN PROPOSALS

BOWERS ROCKS STATE PARK



BOWERS ROCKS STATE PARK

Vicinity Map



BOWERS ROCKS STATE PARK
MASTER PLAN PROPOSALS

The purpose of this report is to provide guidance information to parks personnel, administrators, and the general public regarding the major resource attractions and recreation development opportunities which are available at the park site.

The site evaluations, land use proposals, and development plan presented here have been developed by the professional staff of the State Parks and Recreation Branch after extensive contacts with other public resource agencies and individuals. The proposals indicate the resource attractions most vital to protect and the sites where developments present the fewest conflicts with site considerations.

The master plan is intended to have flexibility and should be continuously revised as new information dictates. Recommendations from individuals and groups are solicited which may provide for public interest improvements in the overall plan.

December 1973

MASTER PLAN CONTENTS

PARK PURPOSE

SITE EVALUATION

- | | |
|---------------------------|---|
| Protection Needs | - Vegetation Wildlife Scenic |
| Development Restrictions | - Topography Flooding Access and Utilities Critical Problems |
| Composite | - Protection Needs and Development Restrictions |
| Recreation Use Potentials | - Public Use Preferences Recreation Activities |

LAND USE PROPOSALS

- Public Agency Contacts
and Local Recommendations
- Other Nearby Parks
- Land Use Map
- Land Use Proposals
- Attendance Estimate

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- Master Development Plan
- Development Priorities

PARK PURPOSE

BOWERS ROCKS STATE PARK

THE SITE

Bowers Rocks State Park is located two miles southwest of Albany on the south bank of the Willamette River. The 893-acre site is nearly equally divided between forested lowlands along the river and open upland meadows. Access is by way of Riverside Drive, a well used thoroughfare between Albany and Corvallis.

BASIC ATTRACTIONS

The scenic, wooded lowlands near the river are undeveloped and remain in a nearly primitive condition. An excellent wildlife habitat supports waterfowl, deer, beaver, and many other birds and small animals native to the Willamette Valley. An important rookery for Great Blue Heron is located on the lower island area. The several sloughs are good warm water fisheries, and the main channel of the river supports a variety of trout. The open meadow areas above this two miles of river frontage contain several pond areas, support wildlife, and provide good development potential for a regional public park.

RECREATIONAL OPPORTUNITIES

The riverside wooded areas offer the attractions of scenic, natural surroundings well suited to fishing, boating, hiking, exploring, primitive camping, picnicking, and nature study activities with access by boat and by trails.

The upland meadows offer the areas needed for the development of more intensive recreation activities and related access. Here would be provided roads, parking areas, service buildings, restrooms, boat ramps, picnic areas, lake developments for small boats and fishing, and the management of lands for wildlife and waterfowl habitat improvements.

A system of several miles of trails would be provided to interconnect recreation interests.

DEVELOPMENT CONSIDERATIONS

More than 80 percent of the park area is subject to seasonal flooding by floods of 3-year frequency. Some 98 percent is subject to maximum floods of 100-year frequency. The park service facilities and roads would need to be on the higher ground at the southeast corner to be above major high water levels.

A high voltage power line easement bisects the northeast corner of the park reducing scenic attraction and use potentials at that area.

PURPOSE OF THE PARK

The proposed park carries out the authorization by the 1973 State Legislature for this site to be one of five state parks to be acquired for the public along the Willamette River. It also is supported by the recommendation of the "1972 Area Wide Open Space Plan" prepared by the District 4 Council of Governments.

The purpose of the park is to accommodate regional recreation needs for the Corvallis-Albany section of the Willamette River and maintain the natural values of this area for future generations to enjoy.

SITE EVALUATION

PROTECTION NEEDS

VEGETATION

The park can be divided into two nearly equal zones. One zone is moderately to heavily forested, and the second zone consists of open agricultural land. Cottonwood is the most dominant tree in the wooded area. Bigleaf Maple, white oak, and willow exist in fewer numbers. A few scattered Douglas Fir are located on the higher ground. The understory is a tangle of blackberries, salmonberries, fern, and young trees. In some areas the vegetation is so thick that it is nearly impenetrable.

Riverside vegetation and the cottonwood stand should receive primary protection consideration within this zone.

BOWERS ROCKS STATE PARK

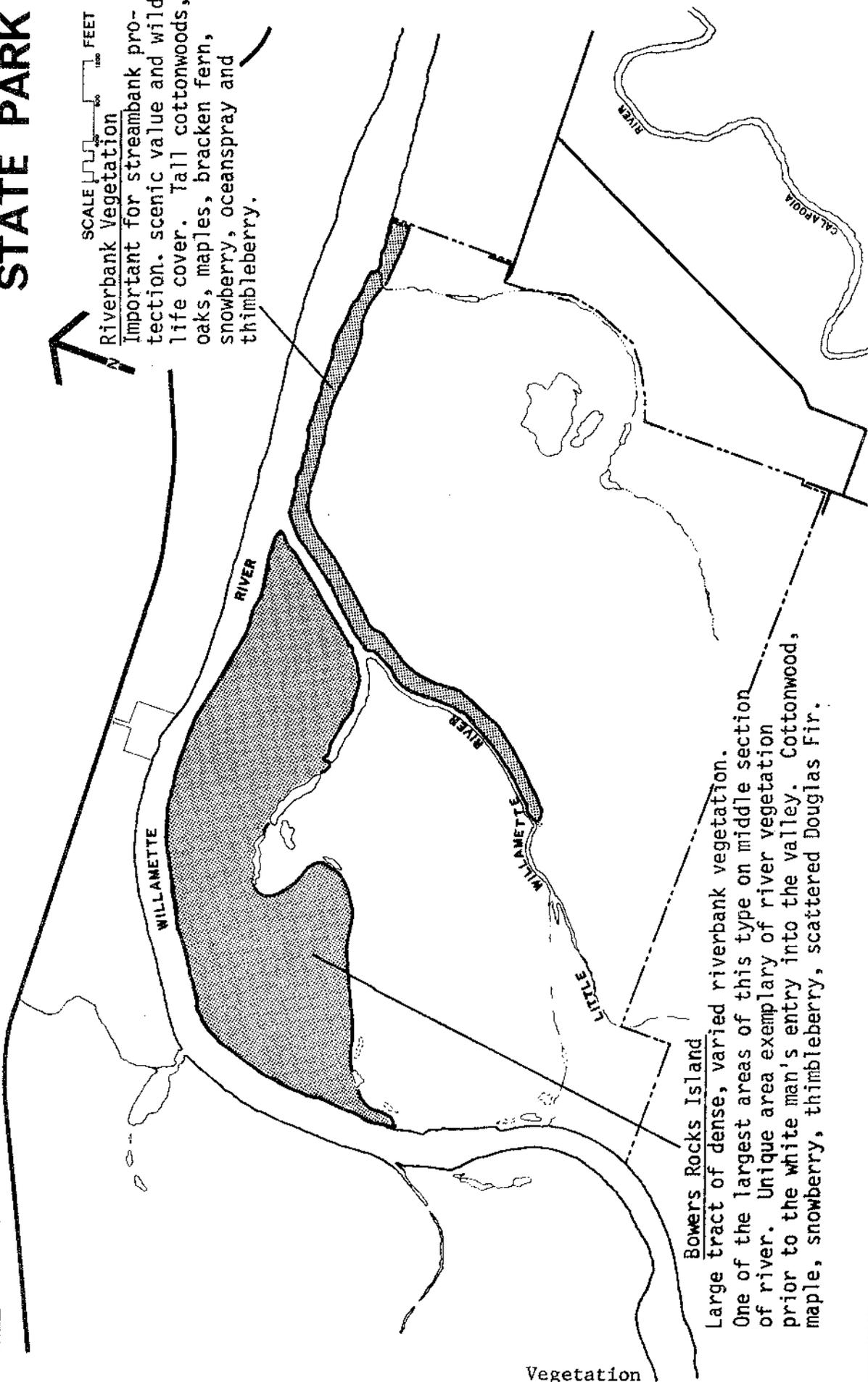
PROTECTION NEEDS: Vegetation
 Most Important



SCALE 0 250 500 1000 FEET

Riverbank Vegetation

Important for streambank protection, scenic value and wildlife cover. Tall cottonwoods, oaks, maples, bracken fern, snowberry, oceanspray and thimbleberry.



Bowers Rocks Island

Large tract of dense, varied riverbank vegetation. One of the largest areas of this type on middle section of river. Unique area exemplary of river vegetation prior to the white man's entry into the valley. Cottonwood, maple, snowberry, thimbleberry, scattered Douglas Fir.

Vegetation

PROTECTION NEEDS

WILDLIFE

The park lies within the boundaries of the Pacific flyway, making it a potential waterfowl management area. The dusky Canadian Goose utilizes similar areas in the mid-Willamette Valley area and could be established in the park using conventional waterfowl management techniques. Game Commission officials suggest that appropriate sections of the park be used for the cultivation of crops that will provide waterfowl feed and cover.

Ringneck pheasant, quail, and doves also inhabit the area in modest numbers.

The Willamette River and its backwater sloughs are considered fair to good fisheries. Although salmon and trout (sea-run varieties) are not readily caught in this area, they are common in the river's main stream during their annual spawning migrations. Backwater areas are the year-around habitat for abundant warmwater fish.

To preserve the fisheries, furbearer and waterfowl habitats, the banks of the river and sloughs are considered crucial habitat zones.

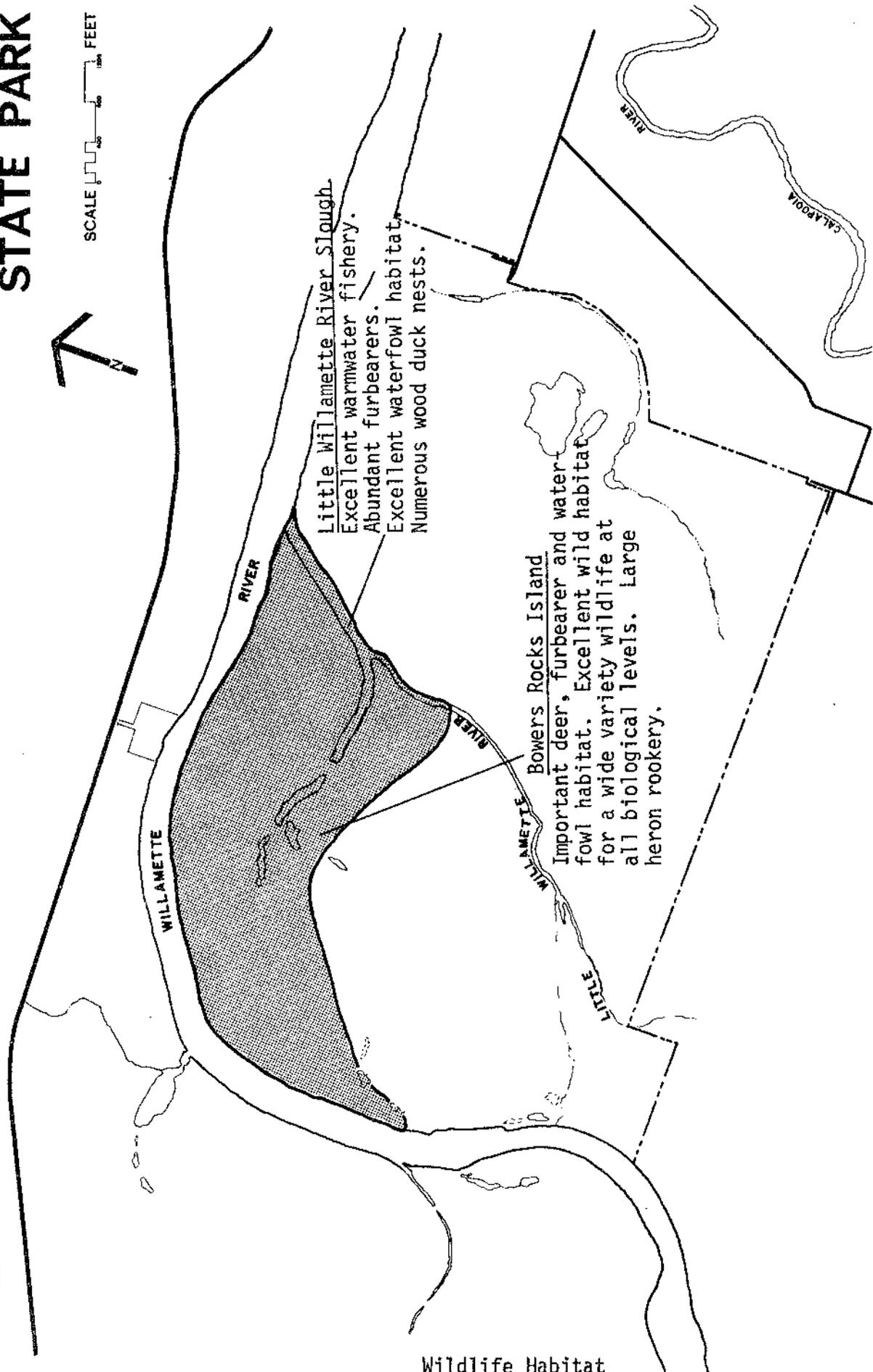
A most important area for wildlife habitat is the Great Blue Heron rookery located on the island adjacent to the river on the park's northwest corner. The rookery is an annual nesting site, with a concentration of approximately 50 nests. These birds build their nests high in the tops of the riverside cottonwoods. The nesting season extends from April to June each year. At this time they are acutely sensitive to disturbances of any kind. During that period, it is suggested that human entry be restricted within 600 feet of the rookery.

BOWERS ROCKS STATE PARK



SCALE 1" = 1 MILE

PROTECTION NEEDS: Wildlife Habitat
 Most Important



Little Willamette River Slough.
 Excellent warmwater fishery.
 Abundant furbearers.
 Excellent waterfowl habitat.
 Numerous wood duck nests.

Bowers Rocks Island
 Important deer, furbearer and waterfowl habitat. Excellent wild habitat for a wide variety of wildlife at all biological levels. Large heron rookery.

Wildlife Habitat

PROTECTION NEEDS

SCENIC

The park's greatest scenic offering is the wooded area located on the westerly half of the park. This area is a Tom Sawyer paradise complete with backwater sloughs, gravel bars, river shores, cottonwood forests, and oak trees heavy with Spanish moss.

The remainder of the park provides a farmland contrast with open, softly undulating fields, crossed by a meandering, tree-lined waterway. Higher land on the park's southern border provides an elevated view of the agricultural land and its wooded backdrop.

From the river and backwater sloughs the boater enjoys a spectacular view of majestic cottonwoods rising abruptly from the water's edge.

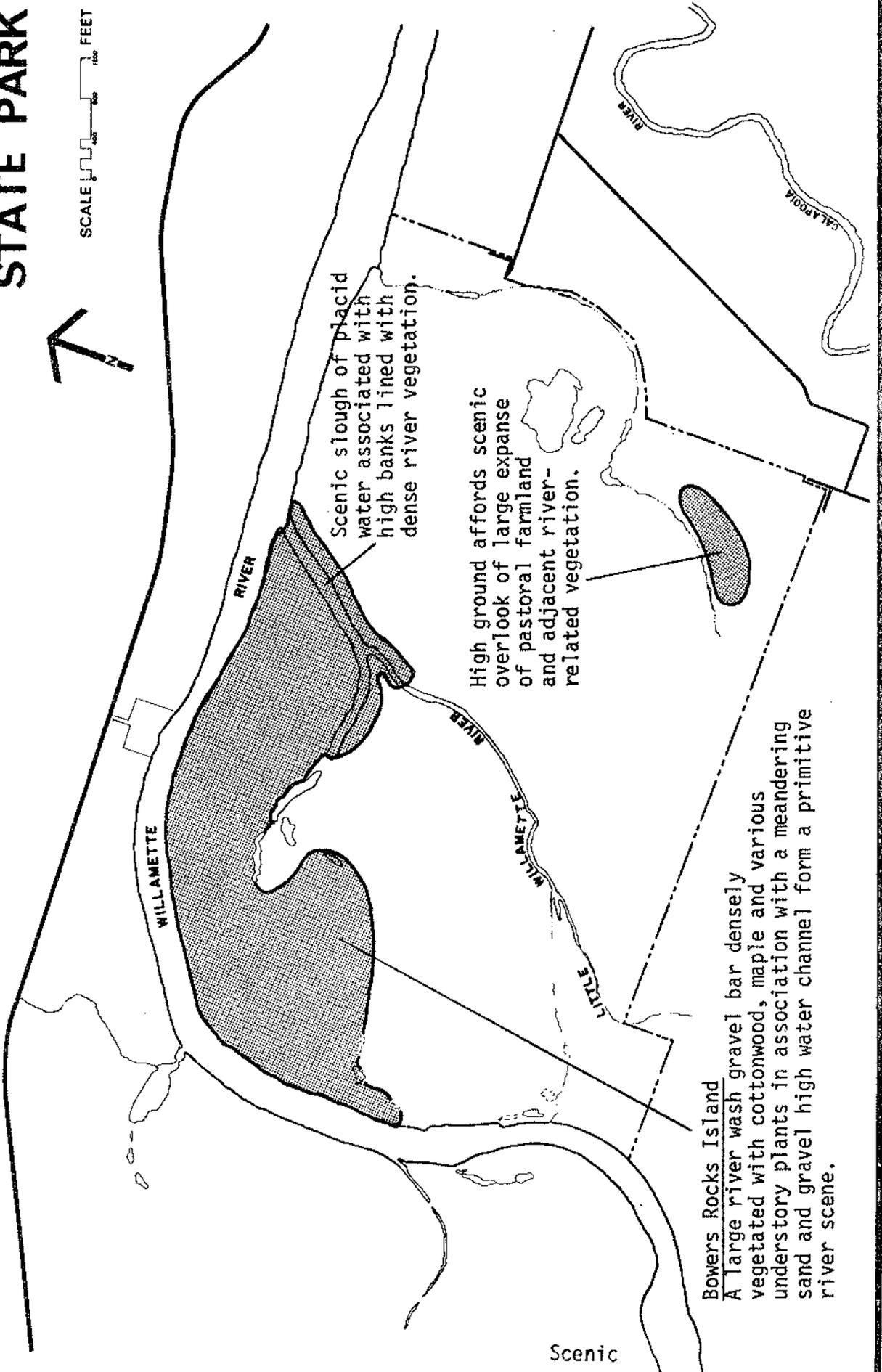
The northeast portion of the park lacks in scenic appeal and potentials.

BOWERS ROCKS STATE PARK



SCALE 1" = 1000 FEET

PROTECTION NEEDS: Scenic
 Most Important



Scenic slough of placid water associated with high banks lined with dense river vegetation.

High ground affords scenic overlook of large expanse of pastoral farmland and adjacent river-related vegetation.

Bowers Rocks Island
 A large river wash gravel bar densely vegetated with cottonwood, maple and various understory plants in association with a meandering sand and gravel high water channel form a primitive river scene.

Scenic

DEVELOPMENT RESTRICTIONS

TOPOGRAPHY

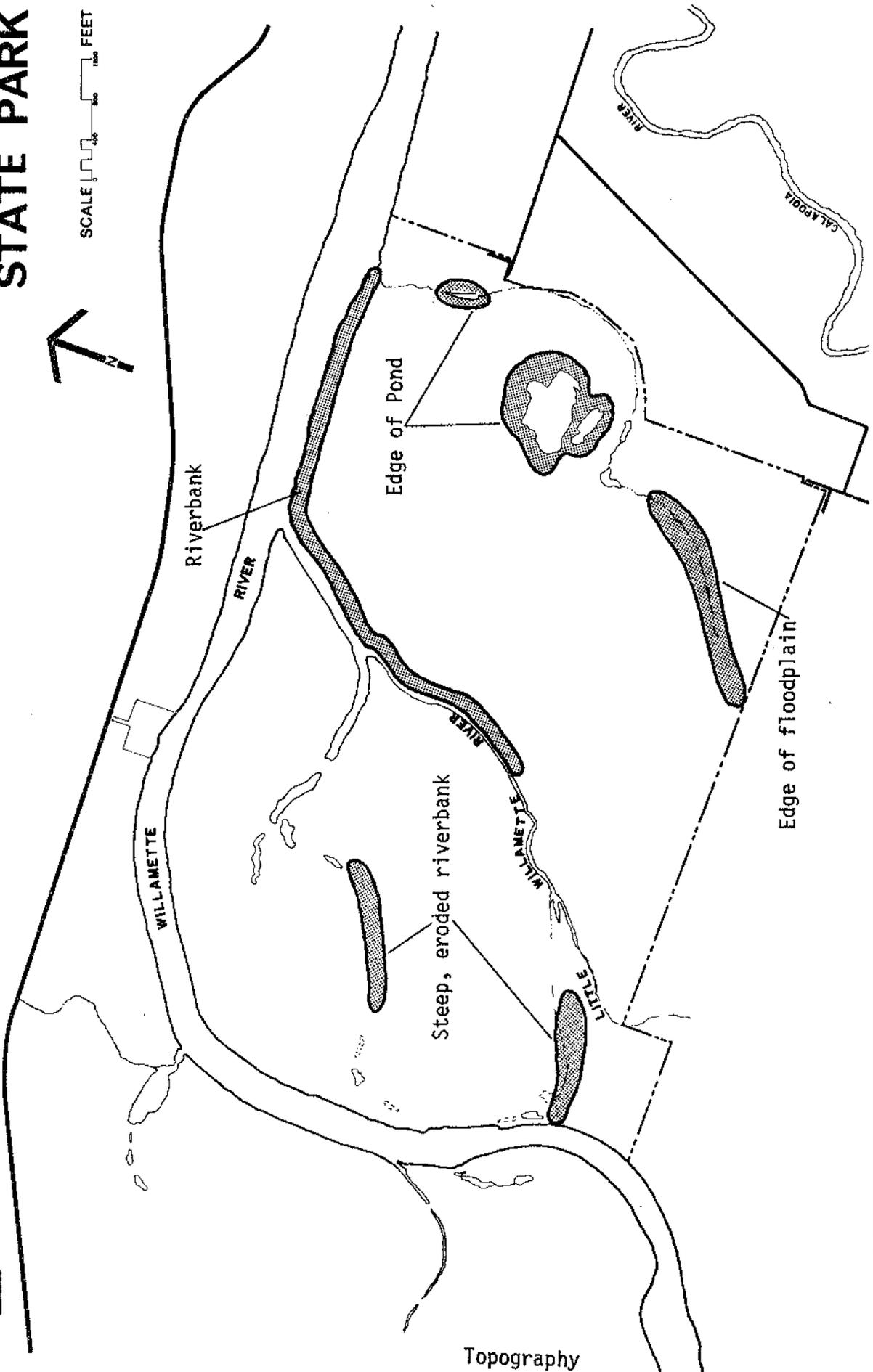
Most of the topographic features in the park do not present severe design restrictions. Most areas are characterized by slopes of three percent or less. Exceptions to this are the areas abutting the north-east end of Bowers Slough, where steep banks occur. Bryant's Lake (abandoned gravel pit) is another area where the shoreline is steep, and in places nearly vertical.

BOWERS ROCKS STATE PARK

DEVELOPMENT RESTRICTIONS: Topography
Over 10% Slope



SCALE 0 250 500 1000 FEET



Topography

DEVELOPMENT RESTRICTIONS

FLOODING

Flooding is severe in this area. More than 80 percent of the park is inundated by a 3-year frequency flood and approximately 98 percent is flooded during a 100-year frequency flood. Fortunately, most of this water is backwater from the Willamette River and not damaging high velocity discharge from the river's mainstream.

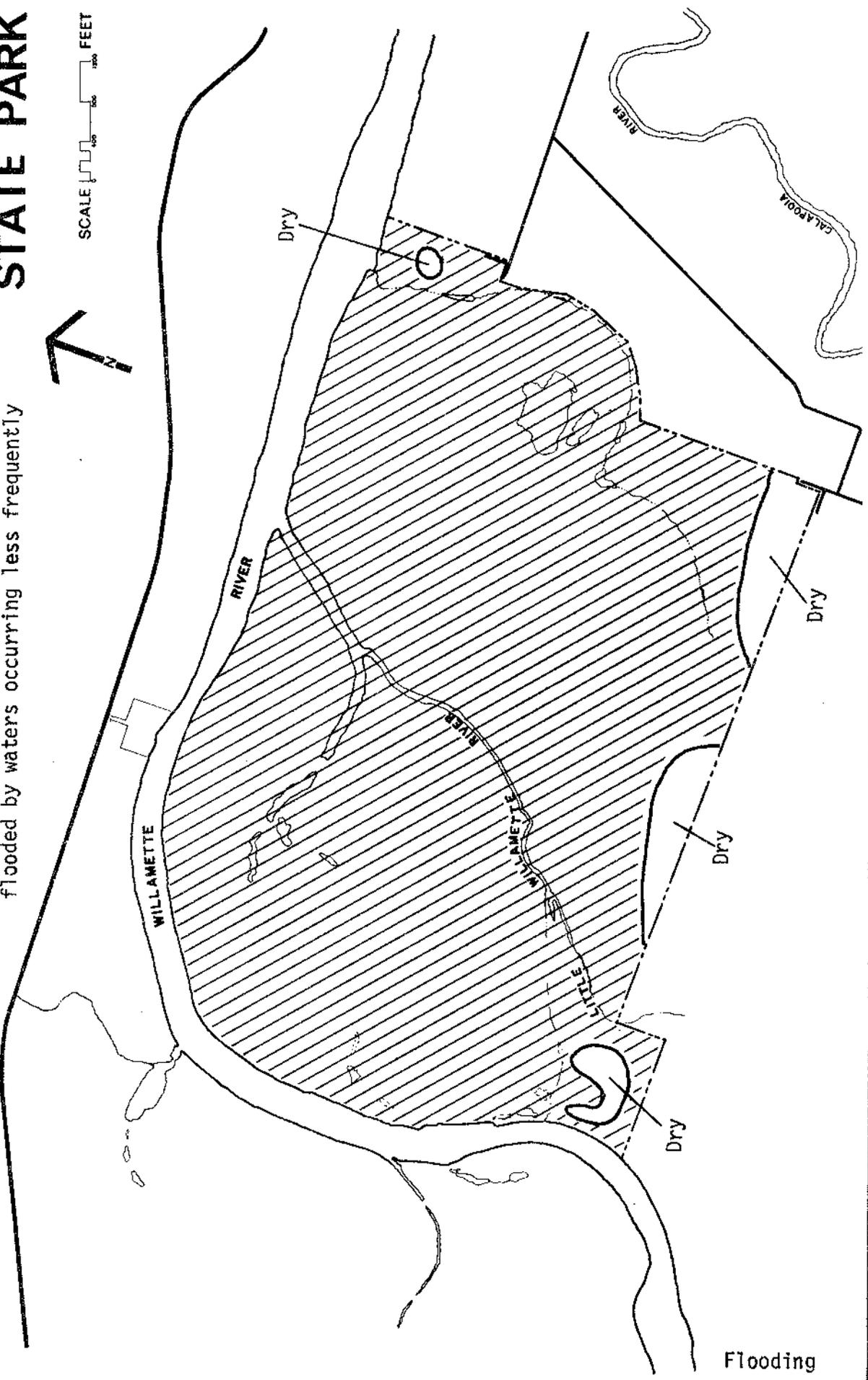
Flooding, by necessity, will be a primary development consideration. All park improvements will reflect the limitations and restrictions imposed by the flood conditions.

BOWERS ROCKS STATE PARK

DEVELOPMENT RESTRICTIONS: Flooding
80% of shaded area is flooded by a 3-year flood; 100% of the shaded area is flooded by waters occurring less frequently



SCALE 1" = 1000 FEET



Flooding

DEVELOPMENT RESTRICTIONS

ACCESS & UTILITIES

There are two existing road accesses to the park. One access intersects the park from the northeast and the other from the southeast.

The northeast access point is served by Bryant Drive and Cherry Lane. Bryant Drive is a narrow, county road that follows a 2-mile route from northwest Albany to the Cherry Lane turn-off. Cherry Lane guides traffic along a gravel road that deadends at the park's northeast corner. Bryant Drive also provides access to a number of rural homes and farms. Use of this access route for the main entrance is not recommended, since it would encourage travelers to approach the park via a narrow congested route. It is also important to note that this access route enters the park at a point where a Bonneville Power Administration high voltage line dominates the scene.

The southeast access point is served directly by Bryant and Riverside Drives. Riverside Drive is a major, paved county road that links the Corvallis and Albany Metropolitan areas. Because this road can absorb a larger volume of traffic and services from both population centers, it is favored as a park access route. Of the two accesses, this access also represents the most scenic and direct approach to the central recreational attractions within the park. Administrative control would be better along this park entry.

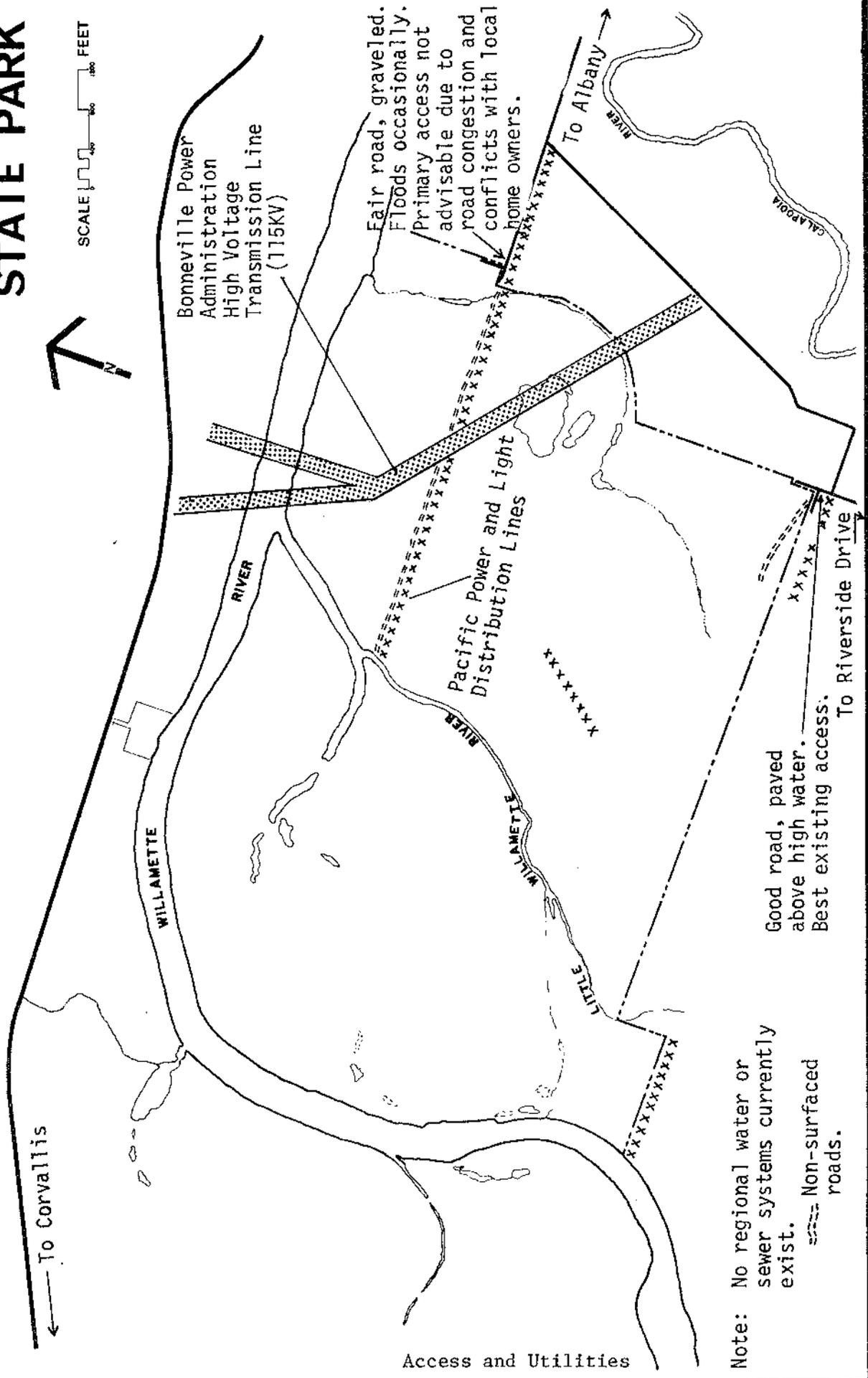
BOWERS ROCKS STATE PARK

DEVELOPMENT RESTRICTIONS: Access and Utilities

← To Corvallis



SCALE 1" = 100 FEET



Access and Utilities

Note: No regional water or sewer systems currently exist.
 --- Non-surfaced roads.

Good road, paved above high water.
 Best existing access.
 To Riverside Drive

DEVELOPMENT RESTRICTIONS

CRITICAL PROBLEMS

The most severe restrictions to development in this category are riverbank erosion, buffer zones, and a public utility easement.

Riverbank erosion is most critical during the fall and winter months when high velocity floodwaters are forced into the river's back-water sloughs. Areas within the park undergoing serious erosion include the central one-third of Coon Creek and the southwest one-third of the Little Willamette River Slough. Steep, eroding banks and a meandering flow-line create severe development restriction in these areas.

Park buffer zones are designated along the park boundary where additional park user and facility protection is necessary to avoid adverse impact from incompatible use on adjacent lands. Such zones are necessary along the east and south boundary where several private homes are located and future residential development is expected. The Willamette River to the north and west provides natural park buffer zones in those areas.

A Bonneville Power Administration easement (high voltage power lines) crosses the park's northeast corner. Landscaping and building construction are restricted in the easement area which measures 150 feet wide and 900 feet long.

BOWERS ROCKS STATE PARK

SCALE 0 200 400 600 FEET



DEVELOPMENT RESTRICTIONS: Critical Problems
 Most Critical

Soil Capability
 Utility Easements
 Stream bank erosion
 Park buffer

Soil Unstable
 for Development

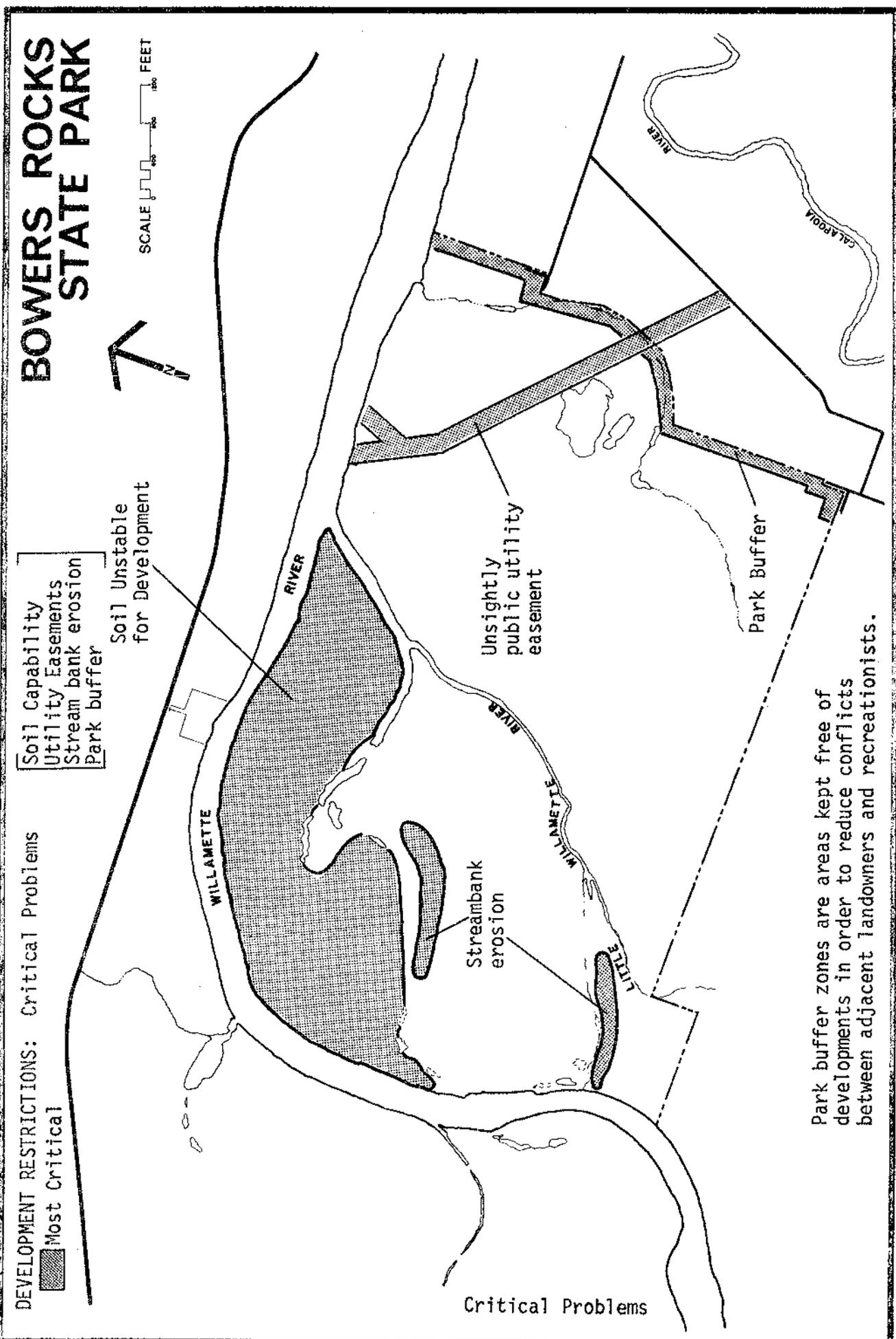
Unsuitably
 public utility
 easement

Park Buffer

Streambank
 erosion

Critical Problems

Park buffer zones are areas kept free of developments in order to reduce conflicts between adjacent landowners and recreationists.



COMPOSITE

PROTECTION NEEDS

DEVELOPMENT RESTRICTIONS

A composite has been made of the preceding maps showing the location of the most important Protection Needs (vegetation, wildlife, and scenic) and the most adverse Development Restrictions (topography, flooding, access, utilities, and critical problems).

The shaded portion of the following composite map shows the areas which present the combined aspects of needing the greatest protection of resource values and being the least suitable for major developments.

BOWERS ROCKS STATE PARK

COMPOSITE: Development Restrictions and Protection Needs
Most Conflicts



SCALE 0 50 100 FEET



Composite

RECREATION USE POTENTIALS

PUBLIC USE PREFERENCES

*RANKING OF ACTIVITIES IN OREGON

- | | |
|---------------------|---------------------|
| 1. Pleasure Driving | 10. Sporting Events |
| 2. Bicycling | 11. Horse Riding |
| 3. Walking | 12. Boating |
| 4. Outdoor Games | 13. Playing Golf |
| 5. Swimming | 14. Other |
| 6. Picnicking | 15. Hunting |
| 7. Beach Activities | 16. Snow Activities |
| 8. Fishing | 17. Cultural Events |
| 9. Camping | |

*Oregon Outdoor Recreation, Supplements and Revisions to: State Highway Division, 1972.

RECREATION USE POTENTIALS

RECREATION ACTIVITIES

Boating

Boating is one of the most popular activities in this area. Canoes and other forms of self-propelled craft are gaining popularity on the Willamette River. Quiet backwater areas in the park beckon boaters to explore.

Power boating is also popular and is oriented toward water skiing and touring this smooth flowing portion of the river.

Hunters employ boats to reach waterfowl concentrations along the river's shoreline and backwater areas.

Two public boat launching facilities serve the park area. One boat ramp is located at the old Adair park site on the Benton County side of the river and directly across from the forested island area. This ramp is in need of major repair. The other boat ramp is located two miles downstream at Albany's Bryant City Park. This ramp is well maintained, but has some limitations in use due to heavy siltation from the Calapooia River.

Fishing

The salmon, trout, and warmwater fisheries in the Willamette River's mainstream and sloughs are good and have been improving in recent years. The Coon Creek area is attractive for bass fishing. The fishing pressure in the area has been light to moderate, depending on the season.

Picnicking

Potential picnicking areas are located near the wooded shoreline of the Little Willamette River Slough. Water interest potentials and the variety of vegetation make this an attractive picnicking area. Parking areas and trailheads that provide access to the hiking trails could also service the picnic areas. Intensive use should be held to the upland areas, with only dispersed moderate use in the lower area below the Little Willamette channel.

Nature Study

The park provides ample opportunities for studying the natural environment. The park's northwest corner is outstanding as a natural area. The area vegetation is rich in variety and has changed little since the coming of the white man. Wildlife interests offer good potentials for nature study.

Outdoor school programs are becoming increasingly popular in Oregon, and Bowers Rocks State Park could become a valuable outdoor laboratory for the region's schools.

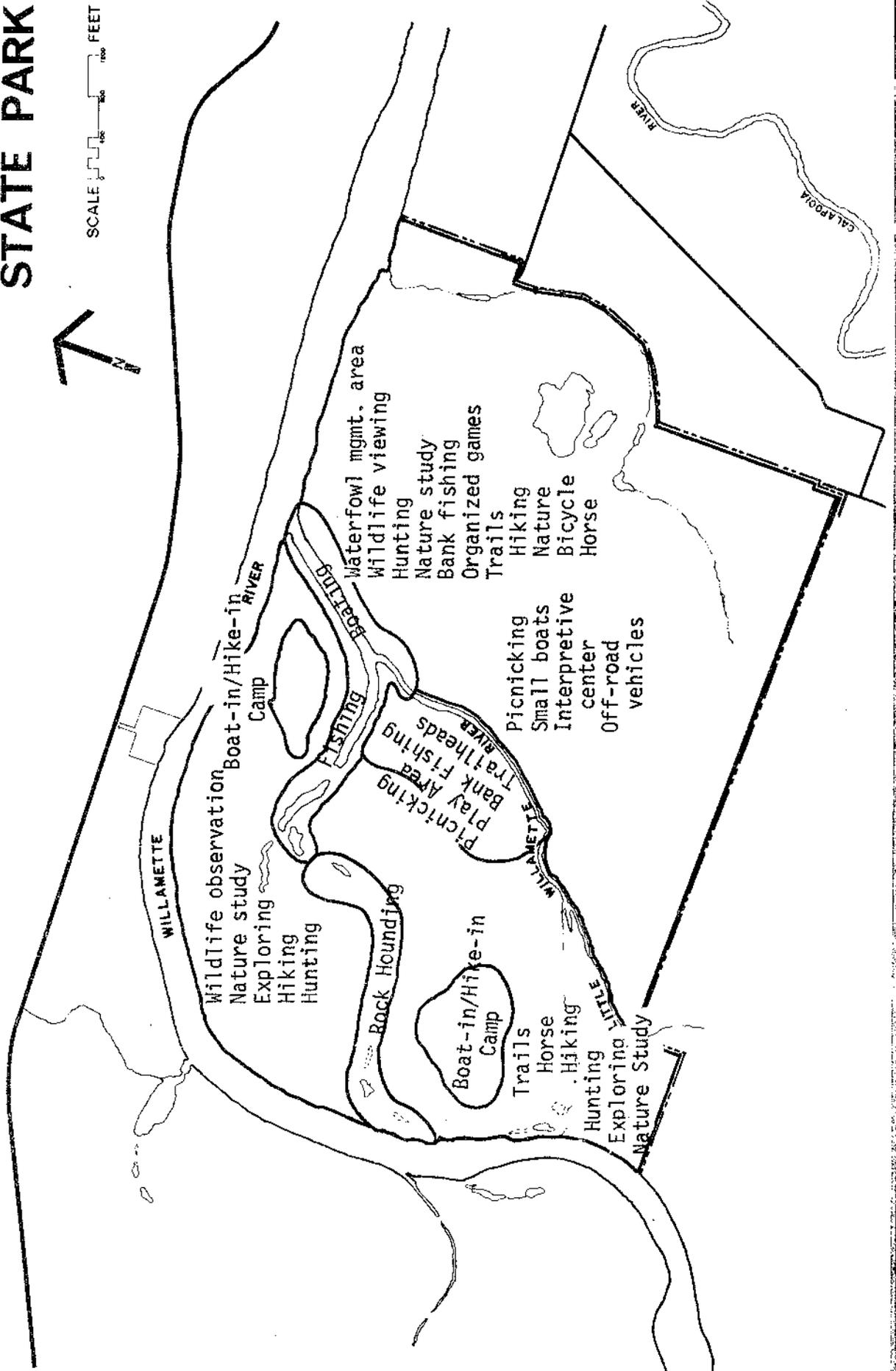
A naturalist program emphasizing river dynamics, vegetation, and wildlife, could be provided here.

BOWERS ROCKS STATE PARK



SCALE 0 100 200 FEET

RECREATION USE POTENTIALS



Recreation Use Potentials

LAND USE PROPOSALS

PUBLIC AGENCY CONTACTS AND LOCAL
RECOMMENDATIONS

- Local park and recreation officials have expressed the need in this area for additional group picnic facilities, trails, overnight camping sites, and areas for open play.
- The District IV Council of Government's 1972 Area-Wide Open Space Plan recommends that additional open space and park use acreage be provided along the Willamette River between Corvallis and Albany prior to 1990. A need for 7 additional boat ramps in the district was also revealed by the study.
- State Game Commission officials indicated that fishing, hunting, and wildlife viewing in the Bowers Rocks area could be greatly enhanced by employing conventional wildlife management techniques. They also indicated that the area's backwater sloughs provide excellent warm water fishing.
- The current state park plan identifies a need in the Linn-Benton County area for the state parks to provide an additional 171 picnic sites, 5 boat launching ramps, and 45 miles of trails by 1990.

MAJOR PUBLIC AND PRIVATE PARKS WITHIN A
20-MILE RADIUS OF THE CORVALLIS/ALBANY
METROPOLITAN AREA

| <u>Benton County</u> | | | <u>Linn County</u> | | |
|---------------------------------|--------------|---|--|--------------|---|
| I. <u>County Parks</u> | <u>Acres</u> | <u>Primary Use</u> | I. <u>County Parks</u> | <u>Acres</u> | <u>Primary Use</u> |
| Oakland Wayside | 1 | Picnicking Rest stop | Timber-Linn | 90 | Picnicking Open play |
| Adair Intake | 5 | Picnicking Boat launch | Freeway Lakes | 56 | Picnicking Water sports |
| Total Acres | <u>6</u> | | Total Acres | <u>146</u> | |
| II. <u>City Parks</u> | | | II. <u>City Parks</u> | | |
| Avery (Corvallis) | 75 | Picnicking Organized sports Open play | Bryant (Albany) | 40 | Picnicking Organized Sports Boat launch Open play |
| Willamette (Corvallis) | 76 | Picnicking | | | |
| Pioneer (Corvallis) | 30 | Picnicking Boat launch Open play | Tangent | 1 | Picnicking |
| Saxton | 2 | Picnicking | Jefferson | - | Picnicking Boat launch |
| Total Acres | <u>108</u> | | Peoria | 4 | Picnicking Boat launch |
| | | | Total Acres | <u>45+</u> | |
| III. <u>Private</u> | | | III. <u>Private</u> | | |
| | | | Colorado Lake | 30 | Picnicking Water sports Fishing |
| | | | Total Acres | <u>30</u> | |
| IV. <u>State Parks</u> | | | IV. <u>State Parks</u> | | |
| *Sarah Helmick (Polk County) | 31 | Picnicking Water Play | *Santiam River Rest Area (Marion County) | 15 | Picnicking Rest stop |
| Total Acres | 31 | | Total Acres | 15 | |

All of the above parks (city, county, state, and private) are day-use facilities. No overnight facilities could be found in the Corvallis/Albany investigation area. There were no Federal agency parks in the area investigated.

According to a 1970 Parks Inventory Study compiled by the Recreation Section (State Highway Division) there were only 158 picnic area acres in the entire Linn/Benton Counties area. The same inventory revealed only 29 camping area acres in the two counties. All of the camping area acres were in Linn County, but none of them were in or near the Corvallis/Albany metropolitan area.

*This park is not in Benton County; however, it does lie within the study area.

*This park is not in Linn County; however, it does lie within the study area.

BOWERS ROCKS STATE PARK

Land Use Proposals

SCALE: 0 400 FEET



BOWERS ROCKS STATE PARK
MASTER PLAN

Land Use Proposals

| <u>Land Use Category</u> | <u>Acres</u> | <u>% of Park</u> |
|--|--------------|------------------|
| <u>Primary Resources</u> | | |
| Bowers Rocks Island | 209 | 23% |
| <u>Secondary Resources</u> | | |
| Buffer zones, wildlife management areas, riverbank areas, open space | 528 | 60% |
| <u>Major Developments</u> | | |
| Intensive use picnic area | 74 | |
| Angler access and trailhead parking | 6 | |
| Angler access and boat ramp | 14 | |
| Viewpoint area | 6 | |
| Service area | 10 | |
| | 110 | 12% |
| <u>Minor Developments</u> | | |
| Dispersed-use picnic area | 23 | |
| Hike-in/boat-in camp area | 23 | |
| | 46 | 5% |
| Park Total | 893 Acres | 100% |

Attendance Estimate
BOWERS ROCKS STATE PARK

By Recreation Activity

| <u>Recreation Activity</u> | <u>Use Intensity</u> | <u>Recreation Units</u> | <u>Annual Users Per Unit</u> | <u>Estimated Annual Use</u> |
|----------------------------|----------------------|-------------------------|------------------------------|--|
| Picnicking | Dispersed | 25 | 100 | 2,500 |
| | Average | 25 | 500 | 12,500 |
| | Intensive | 50 | 2,000 | 100,000 |
| Camping | Dispersed | 15 | 200 | 3,000* |
| Trails - Hiking | Average | 4 miles | 3,000 | 12,000 |
| | Nature Dispersed | 1 mile | 1,000 | 1,000 |
| | Bicycle Average | 2 miles | 2,500 | 5,000 |
| | Horse Average | 3 miles | 1,000 | 3,000 |
| Boating | Average | 1 ramp | 3,000 | 3,000 |
| Fishing - River Ponds | Average | 3 miles | 2,000 | 6,000 |
| | Average | 10 acres | 3,000 | 30,000 |
| Hunting | Dispersed | | 2,000 | 2,000 |
| Sightseeing | Dispersed | 25 parking stalls | 4,000 | 100,000 |
| | | | Activity Estimate | <u>275,000 Day Use</u> (3,000 Camping*) |

By Comparison with Other State Parks
(Day use river oriented parks)

| | | | |
|------------|---------|-------------------------------|----------------|
| MARY YOUNG | 225,000 | (Oregon City - Portland Area) | |
| CHAMPOEG | 250,000 | (Wilsonville - Newberg Area) | |
| HELMICK | 175,000 | (Monmouth - Corvallis Area) | |
| ARMITAGE | 400,000 | (Eugene - Springfield Area) | |
| TOU VELLE | 325,000 | (Medford Area) | |
| | | Park Comparison Estimate | <u>325,000</u> |
| | | Estimated Annual Attendance | <u>300,000</u> |

DEVELOPMENT PROPOSALS

BOWERS ROCKS STATE PARK

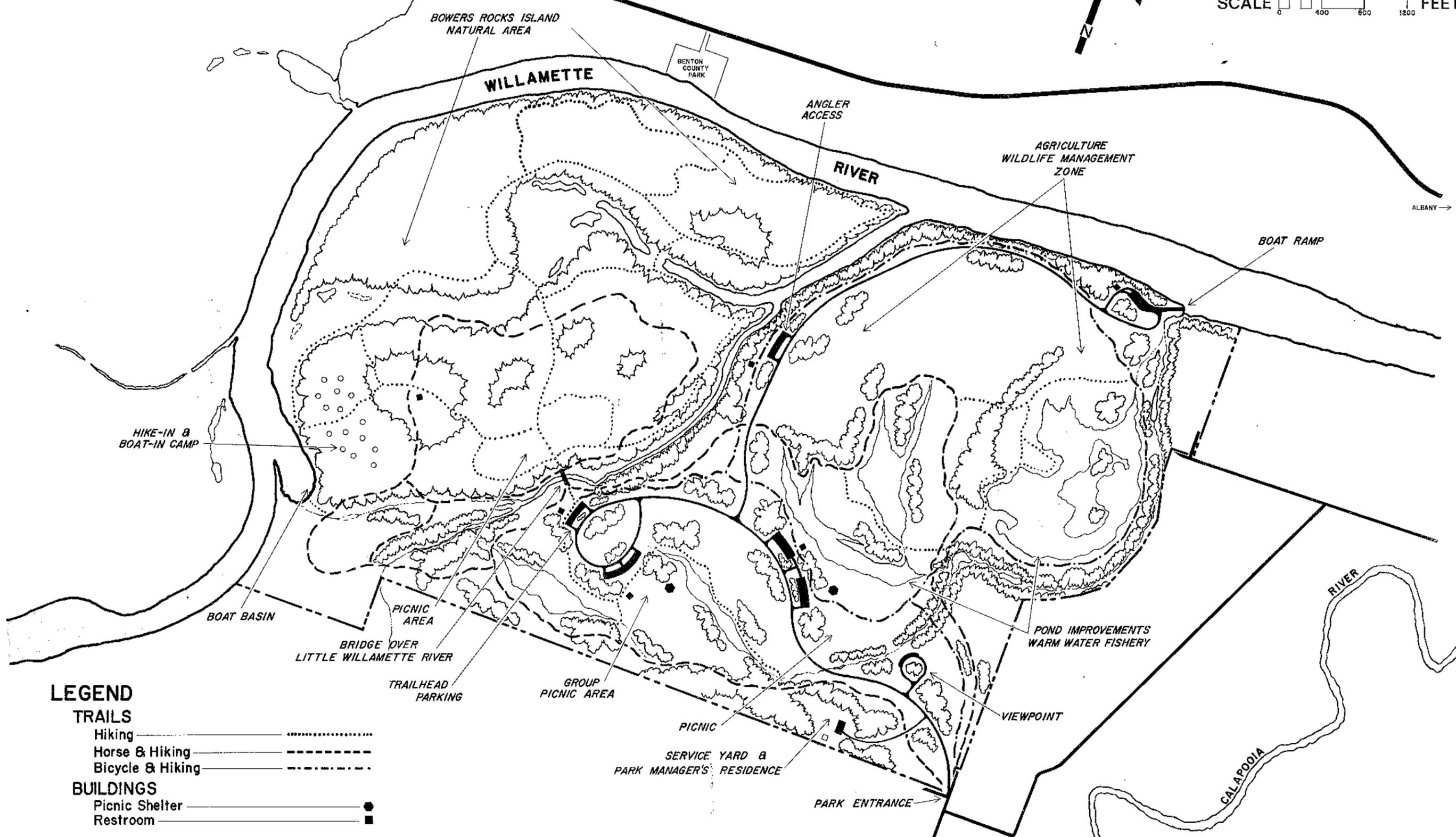
master development plan

SCALE 0 400 800 1200 FEET



ALBANY - CORVALLIS HWY. US 20
← CORVALLIS

ALBANY →



LEGEND

TRAILS

- Hiking —————
- Horse & Hiking ————
- Bicycle & Hiking - · - · -

BUILDINGS

- Picnic Shelter ———●
- Restroom ———■

DEVELOPMENT PRIORITIES

Initial Developments

1. Service yard and workshed improvements
2. Removal of surplus buildings
3. Main park entrance road to southwest trailhead area
4. Pond improvements
5. Tree plantings
6. Restroom and lower picnic area
7. Footbridge at Little Willamette River
8. Boat-in and hike-in camp with restroom
9. Trails at lower area
10. Wildlife management area
11. Viewpoint parking and park information board
12. Water system
13. Electric system
14. Sewage system
15. Signing
16. Landscaping

Second Stage Developments

1. Extend park road and provide boat ramp, parking, and restroom
2. Angler access parking and restroom
3. Upper picnic area parking, restroom, and picnic shelter
4. Boat basin
5. Horse trails
6. Wildlife habitat improvements
7. Tree planting and landscaping
8. Extension of water, sewer, and electrical lines

Long Range Developments

1. Group picnic area, restroom, and picnic shelter
2. Bicycle trail
3. Expansion of upper area hiking trails
4. Expansion of picnic use areas
5. Field games area