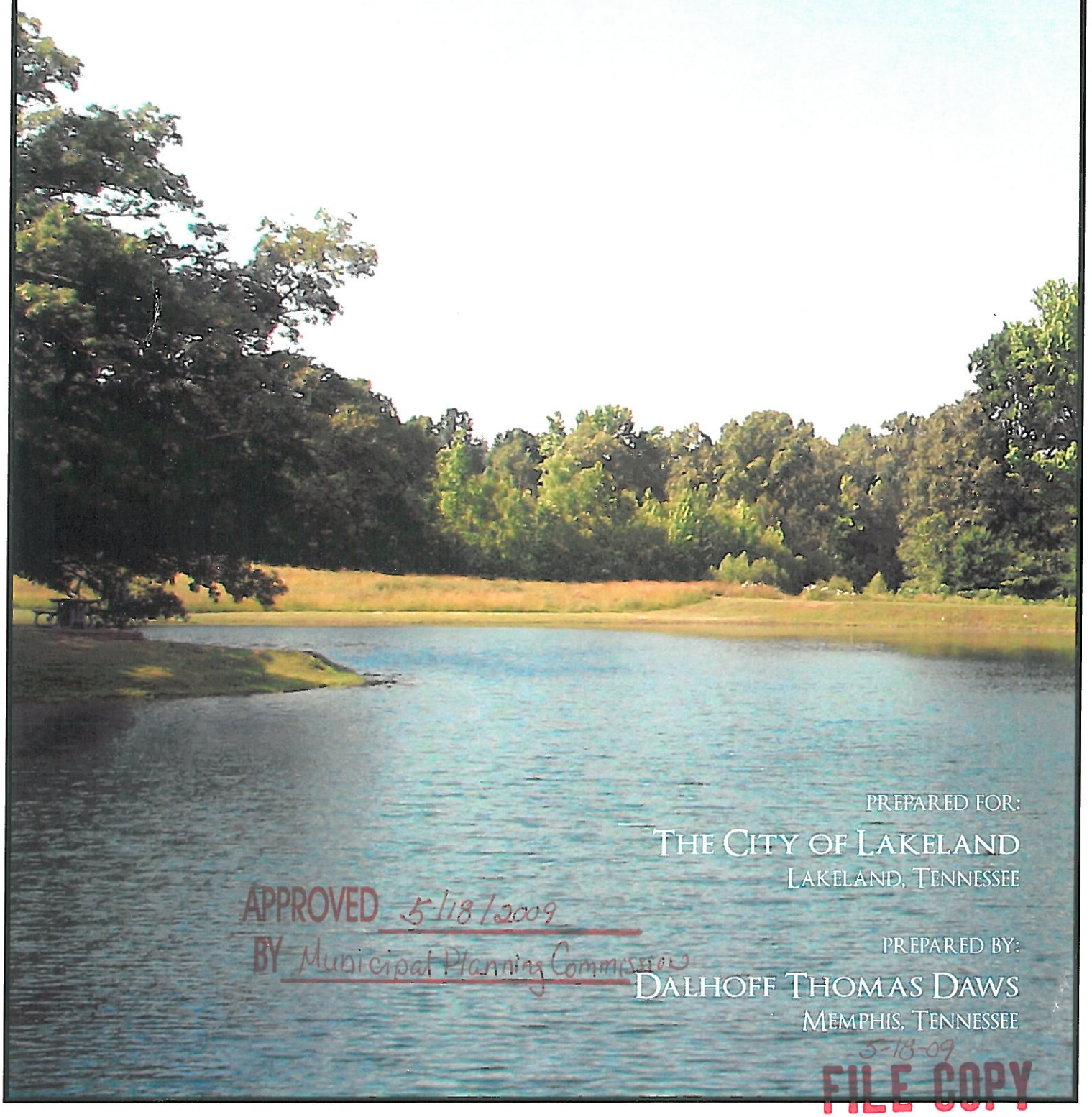
# LAKELAND
# RECREATION MASTER PLAN



PREPARED FOR:

THE CITY OF LAKELAND
LAKELAND, TENNESSEE

APPROVED 5/18/2009
BY Municipal Planning Commission

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# I. Introduction

Located just northeast of Memphis, Tennessee, the City of Lakeland is one of the fastest growing cities in Shelby County. With a comparatively low level of development and high level of natural terrain, the City boasts a natural atmosphere that many surrounding communities have lost due to population growth and suburban sprawl. Lakeland places high importance on its natural resources, and has taken measures

to ensure the preservation of the community's character for generations to come. The City has placed an emphasis on city and civic planning and recognizes the ability of parks, lakes, forests, and other natural features to improve the quality of life of its citizens. Included in the efforts taken to enrich the quality of life is the four-time designation of the City as a Tree City USA, and the consequential national recognition with the Tree City USA Growth Award, given by The Arbor Day Foundation to recognize environmental improvement and encourage higher levels of tree care. The City also promotes preservation by requiring developers to set aside parkland and greenways.

The City of Lakeland's Recreation Master Plan, which focuses on citywide parks and greenways, discusses the findings and recommendations for meeting existing and future park and recreation service needs for the City. The Master Plan identifies and evaluates existing park and recreation areas; assesses the need for additional parkland, open space and specialized facilities; establishes a vision and goals for the Lakeland Parks & Recreation System; and recommends an approach to implementation of these goals to meet the recreational needs of the community.

Citizens of Lakeland have repeatedly ranked natural resource preservation as a top priority in public forums, and the desired result of this Master Plan is to help the City of Lakeland maintain a balance between increased development and the preservation of these natural elements, which define the City for its residents. The Master Plan includes a 10-year facility projection and land need projection, and will serve as a guide and tool for making decisions regarding parklands and open space.

# II. Public Input

## CITIZEN FOCUS GROUPS

### INTRODUCTION

To aid in the development of the Parks and Recreation Master Plan, the City of Lakeland gathered input through two Citizen Focus Group sessions held at I.H. Managerial Park clubhouse. Members of the Focus Group included residents, City Staff, and Park Advisory Board members. Participants were asked to brainstorm and present their ideas, needs, goals, and concerns for citywide Parks and Recreation in the City of Lakeland. Information gathered from these sessions will serve as the blueprint for the successful development of parks, programs, and activities for the City.

The meeting began with a presentation of the existing park facilities and an explanation of the beginning and subsequent development of the City's Parks Department. Included in this presentation was a history of park creation, land purchases, and program and activity development within Lakeland. The purpose and goals of the public input session were explained, along with the process the meeting would follow. The citizens were presented with examples of communities that had developed Recreation Master Plans, and the success those communities were experiencing in their parks departments.

### PROCESS

Participants were randomly assigned to 5 different groups, with members of the Lakeland Park Advisory Board serving as discussion leaders for the various groups. A single topic was presented to the groups, who were then given 10-15 minutes to discuss. Participants would write their personal opinions of the topic on individual note cards, followed by a period of group discussion. After this interaction, groups would create a 'Top 3' list, which would be displayed for the different groups to compare their opinions.

Discussion topics included:

- Identify the most memorable experiences of successes created by the Lakeland Parks and Recreation Department.
- Identify the key factors for continued success for the Lakeland Parks and Recreation system.
- Identify the benefits that are the most important to you.
- Describe the vision for the Lakeland Parks and Recreation system.
- Identify which type of park Lakeland needs more of.
- Existing and potential challenges for the Lakeland Parks and Recreation system.
- Recreation programs needed by Lakeland Parks and Recreation system.
- Specialized facilities/amenities needed by the Lakeland Parks and Recreation system.
- Strategies to fund the Lakeland Parks and Recreation system.
- Partnerships that would support service for the Lakeland Parks and Recreation system.

(The complete listing of comments received from the Focus Group Members is listed in the appendix section of this Master Plan.)

## Citizen Focus Group Results

The results of the group lists were combined to form an overall list for the following topics:

- Descriptors for the Vision for the Lakeland Parks and Recreation system
- Parks needed by the Lakeland Parks And Recreation system
- Types of programs needed
- Specialized facilities/amenities needed

For each of the four topics, group members were asked to rank two items as the most important and two items as the second most important. The results were then analyzed by giving a double

value to the number one ranked items and a single value to number two ranked items. These number values were then added to create an ordered ranking for each topic to show which factors were the most important to the focus group participants.

**Example:**

12 - #1 rankings (double value) = 24
15 - #2 rankings (single value) = 15
Total Value = 39

| | | 1 | 2 | T |
|---|---|---|---|---|
| 1. | Develop a Connected Community | 12 | 15 | 39 |
| 2. | Serve the Entire Community | | | |
| 3. | Create an 'Identity' for the City | | | |
| 4. | Preserve Natural Environment | | | |
| 8. | Promote City Pride | | | |
| 9. | Sustainable | | | |
| 9. | Service Excellence | | | |
| 9. | Fun | | | |

The following are the results of the Citizen Focus Group Session.

**Descriptors for the Vision for the Lakeland Parks and Recreation System:**

1. Develop a Connected Community
2. Serve the Entire Community
3. Create an 'Identity' for the City
4. Preserve Natural Environment
5. Health & Well-Being
6. Environmental Stewardship
7. Well-Designed
8. Promote City Pride
9. Sustainable
10. Service Excellence
11. Fun
12. Variety
13. Leader – Local, State, National
14. Economy
15. Play
16. Progressive
17. Citizen Driven
18. Grown & Learn
19. Memorable Experiences
20. Innovative
21. Inclusive

**Types of Parks Needed by the Lakeland Parks and Recreation System:**

1. Community Center
2. Multi-Use Trails for Walking, Biking, Etc.
3. Large Multi-Use Parks that Serve the Whole Community
4. Parks with Lake, Creek, or Water Frontage
5. Skate Park
6. Spray Park
7. A Park consisting of Primarily Sport Fields
8. Natural Areas
9. Water Sports Facilities
10. Multi-Use Trails
11. Mid-Size Parks that contain active and passive recreational opportunities and serve several neighborhoods.
12. Wildlife Preserves
13. Small Neighborhood Parks
14. Water Park
15. Educational Park
16. Historic Sites

**Types of Programs Needed by the Lakeland Parks and Recreation System:**

1. Youth Sports
2. Fitness/Wellness Classes
3. Special Events (festivals, concerts in the park)
4. Classes for Life-Long Learning
5. Skateboard Park
6. After School Programs

**Specialized Facilities/Amenities Needed by the Lakeland Parks and Recreation System:**

1. Indoor Recreation of Community Centers
2. Lighted Sports Fields
3. Water/Spray Park
4. Skateboard Park
5. Trails and Pathways
6. Swimming Pools
7. Reservable Group Picnic Areas

# III. The Vision

## INTRODUCTION

The goal of the Vision Statement is to illustrate to the citizens of Lakeland the direction the City would like to take when making future discussion on improvements and expansion of the Park Recreation system. To demonstrate the importance of the public's participation in the preparation of the Recreation Master Plan, a Vision Statement was developed incorporating comments from the focus group discussions as key elements of its content.

## THE VISION STATEMENT

The Lakeland Parks and Recreation Department envisions providing **well designed**, interconnected parks, trails, recreation facilities, and natural areas that:

- **Connect and serve the entire community** by offering programs and facilities that encourage inclusion and participation.
- Demonstrate **environmental stewardship** of the public lands and facilities under our care. All facilities will be clean, safe, well maintained, and environmentally friendly. The **natural environment will be preserved** and the best practices in **sustainability** implemented.
- Enhance **health and well-being** through the provision of programming and facilities that encourage staying active, being fit and having **fun**.
- **Promote City pride** and improve the livability of our community by developing a **variety** of parks and facilities that **create an "identity" for our City.**
- Distinguish our system as a **local, state and national leader** in parks and recreation.
- Strengthen our **economy** and reinforces our commitment to **service excellence**.

# IV. Inventory

## INTRODUCTION

A field survey of the City's existing parks and recreation facilities was conducted in July of 2008. After the field survey, a table was created to inventory the City of Lakeland City-Owned Recreation Facilities (Table 1, Below). In total, the City of Lakeland features six public recreation facilities, totaling just over 100 acres of land. The location of each facility is shown in Exhibit I: Existing City-Owned Parks (Page 14). A profile of each facility is included on the following pages.

TABLE 1:
2009 EXISTING FACILITY/ACTIVITY INVENTORY
(CITY-OWNED PARKS)

| ACTIVITIES | UNITS | CITY HALL | I.H. PARK | OAK RIDGE | PLANT. HILLS | WIN. SLOPES | ZADIE E. KUEHL | COOL SPRINGS |
|---|---|---|---|---|---|---|---|---|
| **Baseball** | Fields | | | | | | | |
| **Softball** | Fields | | | | | | | |
| **Basketball** | Goals | | | | | | | |
| **Bicylcling** | Miles | | | | | | | |
| **Mountain Biking** | Miles | | 3 | | | | | |
| **Football** | Fields | | | | | | | |
| **Soccer** | Fields | | | | | | | |
| **Walking/ Jogging Trails** | Miles | 0.2 | 2.8 | 0.4 | | 0.4 | 0.2 | 1.2 |
| **Natural Areas** | Acres | | 60 | | 0.5 | 0.3 | | |
| **Open Space** | Acres | 3 | | 3.3 | | 1.23 | 0.01 | |
| **Lake** | Acres | | 5 | 0.83 | | | | |
| **Picnic Sites** | Tables | 14 | 22 | 1 | 4 | | 10 | |
| **Group Shelter/ Pavilion** | Each | 1 | 1 | 1 | | 1 | 1 | |
| **Playground/ Tot Lot** | 2,500 S.F. Playground | 1 (5,000 S.F.) | | | 1 | 1 | 1 | |
| **Tennis** | Courts | | | | | 2 | | |
| **Swimming Pools** | Pools | | | | | | | |

## City Hall Park

This 4-acre park is located next to Lakeland City Hall on Highway 70 and contains a pavilion with picnic tables, grills, restrooms, drinking fountains, paved parking, a paved jogging trail, and a playground area. Almost 3 of the park's 4 acres are devoted to open space, including a large area for soccer and an open area with a backstop. The 1/5 mile jogging trail winds through the perimeter of the park, mainly staying under the shade of the tree line. The playground area contains two play structures and two sets of swing sets.

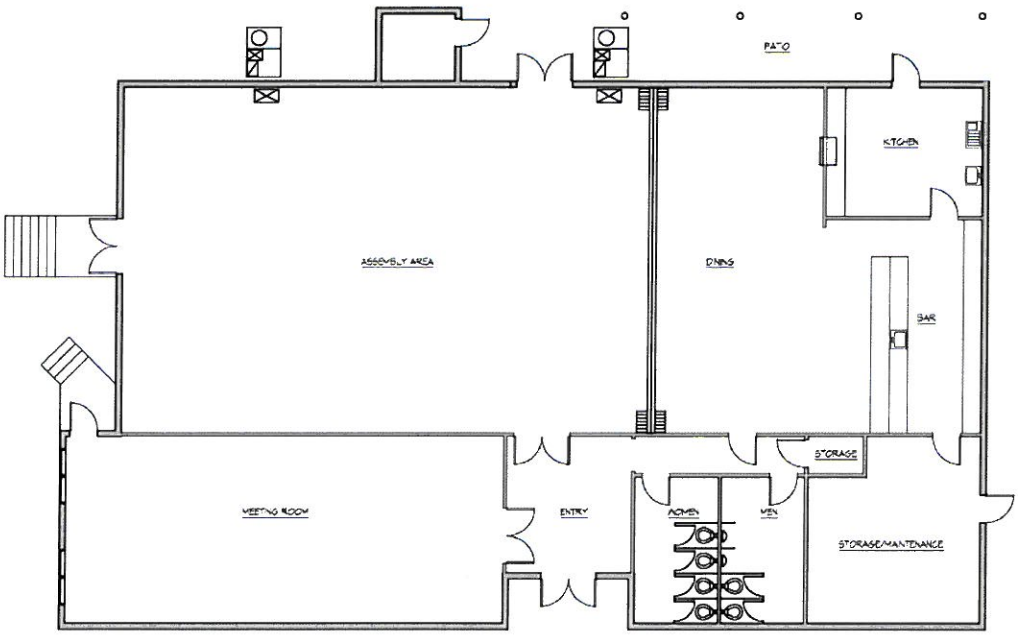
## I. H. Managerial

Once owned by the employees of International Harvester, this 65-acre tract of land located on Canada Road is now Lakeland's largest city park. The park features a 5-acre lake, rolling hills, jogging, biking, and hiking trails though wooded areas, picnicking, a pavilion, and portable restrooms. One of the main facilities at I.H. Park is the I.H. Clubhouse. This facility has recently been turned over to the City of Lakeland for management and programming.

The I.H. Clubhouse is approximately 5,500 square feet. The building contains:

1. Large Assembly Room (2,900 s.f.)
2. Kitchen (180 s.f.)
3. Open Bar (240 s.f.)
4. Restrooms
5. Entry Lobby
6. Storage/Utility Area
7. A Private Meeting Room (not accessible to the public)

The General appearance of the building is good. The building is composed of steel joists and column construction and appears to be a Type IV construction, non-sprinklered building. The roof appears to be in adequate shape, but the interior finishes are extremely out-dated. The public restroom may be adequate for assembly occupancy, but further investigation is needed. Entries appear to be ADA accessible with minor upgrades.




1 EXISTING FLOOR PLAN
SCALE: 1/8"=1'-0"

## Oak Ridge Park

Accessed through the Heron's Ridge subdivision, this 15-acre park is a combination of parkland dedicated by the Heron's Ridge and Oakwood subdivisions. Current improvements include a gazebo, a wooded walking path connecting the neighborhoods and the nearby school, and parking. Oak Ridge Park's future improvements include playground equipment and trails (not yet scheduled). This park also marks the beginning of what will become the City's greenways system.

## Plantation Hills

This small 3-acre neighborhood park contains land federally designated as wetland. The park has playground equipment and picnic tables and can be accessed either through a drive off of Hadley Road or a trail off of Bluebird Hill Cove.

## Windward Slopes

The newest addition to the Lakeland Parks System, Windward Slopes is an 11-acre park located on Beverle Rivera Drive. The park includes a 1/3 mile walking trail, parking, a playground with misters, a pavilion, two tennis courts, a ball wall, open space, and restrooms. There are also existing wetlands, which have been preserved. Future improvements include a boardwalk and observation deck in the wetlands area.

## Zadie E. Kuehl Memorial Park

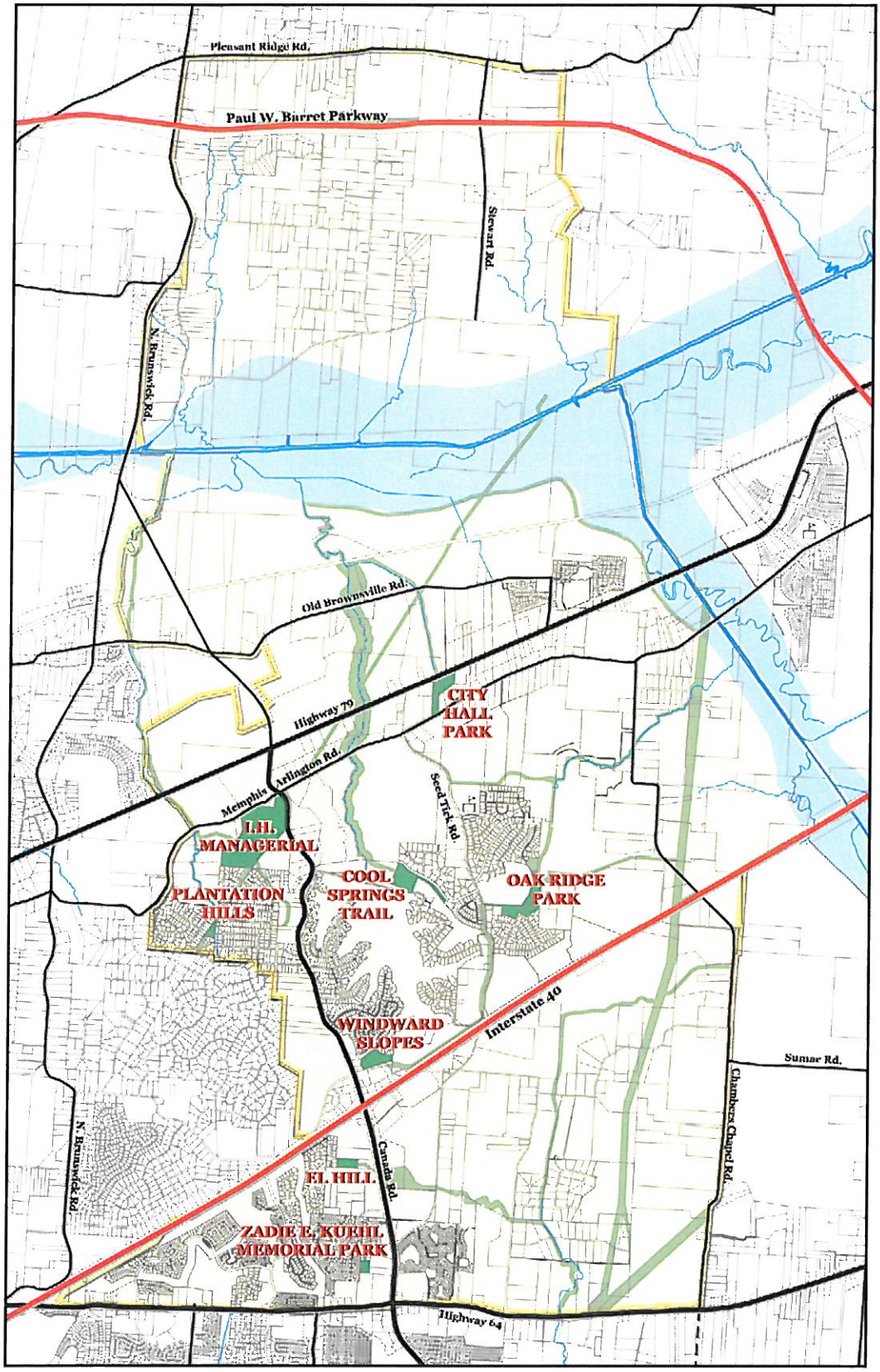
This 3-acre neighborhood park is located on Yukon Drive in the Canada Woods subdivision. The park offers a playground, 1/5 mile jogging trail, pavilion with picnic tables, grills, and a drinking fountain. The park also has been certified by the Tennessee Urban Forestry Council and the Tennessee Federation of Garden Clubs as a Level 1 Tennessee Certified Arboretum with a minimum of 30 different trees identified and labeled.

## Cool Springs Trail

Located in Cool Springs Neighborhood off of Seed Tick Road, this 1.2 mile trail winds alongside a residential road and into a wooded area with wildflowers planted on one side.

EXHIBIT I:

## Existing City-Owned Parks



# V. Existing & Future Recreation Land Uses

## INTRODUCTION

Many different variables influence park and recreation needs, causing quantifying those needs to be a difficult task. Participation patterns and community values vary greatly from one city to another. A problem that arises with determining need is that there is a danger in overstating demand, leading to underutilization of facilities, or conversely the underestimating of needs, resulting in overused facilities and a general lack of parkland and open space. Some approaches to estimating needs include the use of national standards, measurement of participation levels, input from public meetings, and goal setting, all of which were used in this Master Plan.

## Definitions of park types

The classification of park types can aid both in planning and design decisions and in land acquisition. Park classifications are typically determined by characteristics such as size, service area, typical facilities offered, and distribution within the community. Standards and guidelines drawn from The National Recreation and Park Association (NRPA) and the Urban Land Institute (ULI) were used to determine the following park type classifications and descriptions.

### Mini Park

The Mini Park is the smallest park classification, usually comprising only one acre or less* of land. It should be considered an alternative when providing a typical neighborhood park is impractical or when open space is limited, such as in a densely populated urban neighborhood. When located in residential areas, mini parks can include tot lots and playground areas, picnic tables, and benches. When located in urban or commercial environments, mini parks are often used for more passive purposes, such as plazas, venues for public art, or memorials. Elements of the mini park should meet the needs of the immediate neighboring uses, whether commercial or residential. The service area is usually a ¼ mile or less. *

### Neighborhood Park

Neighborhood parks serve the specific needs of the surrounding neighborhood and are typically the recreational focus of these neighborhoods, providing activities for families within walking distance of their home. These parks tend to be 5 to 10 acres* in size, depending on facilities provided. Common facilities include play structures, picnic areas, shelters, sports courts or lawns, pavilions, tennis courts, and volleyball courts, as well as elements often included in mini parks. Many neighborhood parks also often provide public restrooms. Playgrounds, trails and useable open spaces are among the most important elements commonly provided.

* National Recreation and Parks Association Standards

The typical service area for a neighborhood park is a half-mile radius*, and they are typically connected to residential areas through trails, sidewalks, bikeways, and greenways. The general standard for determining demand for Neighborhood Park land is .25 acres per every 100 people. * A centrally located, highly visible site for the park is desirable to promote use, stewardship, and safety. Parking is optional, but not usually necessary, and can lead to problems with overuse, noise, and street congestion.

### Community Park

Community parks serve a broader range of citizens and provide for more uses and facilities than do neighborhood or mini parks. The focus is to meet recreational needs of the greater community, as well as preserve some of the area's natural resources. These parks tend to be larger than 15 acres, and are typically between 30 and 50 acres* in size. When designating land for Community Parks, the standard to use is .25 acres per 100 people. * In a small town, the service range of these parks can reach a significant amount of the city's population. Due to the larger size of these parks, they should strive to meet both the active and passive needs of the community, incorporating many varied uses. Community parks typically include play areas, sport fields, equipment and maintenance storage areas, picnicking facilities such as tables, grills and shelters, and public restrooms. These parks can also include concession stands, other sports facilities such as tennis or BMX, community centers, amphitheaters, and large community pools. Community parks are also often a great setting for nature trails and general natural open space areas.

Connection of community parks to the surrounding area is very important, and whenever possible jogging trails and walking paths within the park should connect to a greater greenway system. Community parks usually serve an area within a half to 3-mile radius*, and citizens should be able to drive, bike,

* National Recreation and Parks Association Standards

or walk from nearby neighborhoods, schools, or other civic areas. Therefore, it is important to have good public access from streets, greenways, sidewalks, and bike lanes.

### Regional Park

Regional parks address a broader base of recreational needs in addition to those covered by smaller parks. These parks are large, covering 100 to 200 acres or more, and draw visitors from longer distances with activities such as boating, hiking, camping, fishing, golfing, and competitive sports. The increased size allows development of both passive and active recreation at a large scale, and sizeable areas of undeveloped land with natural vegetation and water features should be included. Establishment of these parks often requires a partnership between the city, landowners and neighboring jurisdictions, and can necessitate substantial funding sources. Public input and good coordination between landowners and city officials are also crucial to the success of the park. A regional park would reach beyond the limits of the City of Lakeland and serve many of the surrounding communities as well. Most regional parks are provided by large municipalities or are state and federally owned.

### Athletic Complex

Athletic complexes seek to concentrate sports fields onto fewer sites within the community. The centralization of athletic fields of common uses encourages tournament play, which can serve to boost the local economy. These parks often incorporate heavily programmed facilities for sport and league play such as softball, baseball and soccer. Good planning is essential to the success of these parks, ensuring proper traffic circulation, adequate parking, and buffering and mitigation of noise and lighting from the complex to neighboring uses. The development of athletic complexes allows the community to focus the heavier maintenance responsibility to one location and at the same time allow their community park system to develop in a more passive nature.

### Special Use Park

Special use parks serve a wide variety of functions and therefore can be a varying range of sizes. Examples of special use parks include parks devoted to a particular sport or other recreational activity, festival sites, water parks, performing art venues, nature parks or wildlife refuges, farmers' markets, dog parks, BMX parks, skate parks, and many other uses. These can be established to create revenue for the city or simply to fill a need for a specific recreational activity. Many special use parks like farmers' markets and performing arts venues can stand alone, while others such as water parks or skate parks are easily incorporated into community parks.

### Greenway

Greenways are interconnected swaths of land set aside for recreational use or the preservation of natural resources such as forests, wetlands, rivers and streams, and wildlife habitats. They often include the land around these natural features to ensure a buffer between the resource and adjacent uses. Greenways can function as a linear park connecting two points and providing connectivity between parks, neighborhoods, schools, and other points of interest. Greenways can include land that is ecologically, historically, or culturally significant, and often work well in conjunction with an interpretive educational system. These lands serve both to preserve land and create a great opportunity for passive recreation. The development of interpretive facilities, environmental centers, and nature trails is a great way to involve and educate the community and increase use. The incorporation of greenways in the overall park master plan for a city can serve to wrap the community with green space, creating both aesthetic and natural value.

The City of Lakeland has attained and upheld "Tree City USA" recognition for four years, and received the Tree City USA Growth Award from The Arbor Day Foundation in recognition of environmental improvement and higher

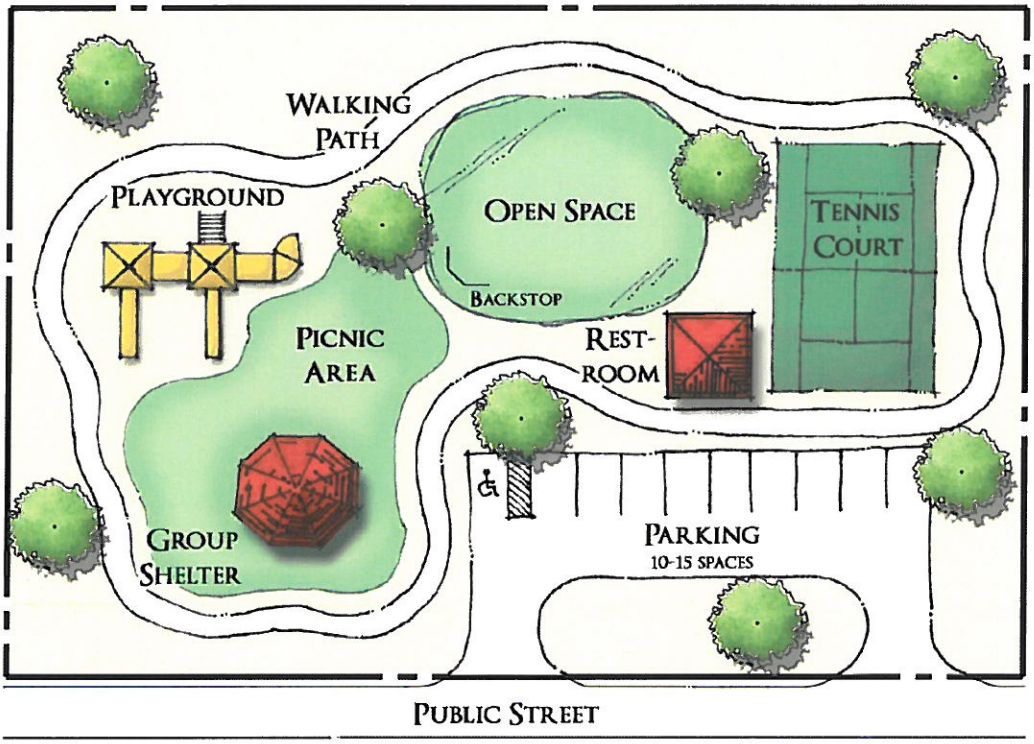
levels of tree care. The City's Tree Board plays an essential role in the stewardship and preservation of important trees and forests within the community and its greenways.

TABLE 1:

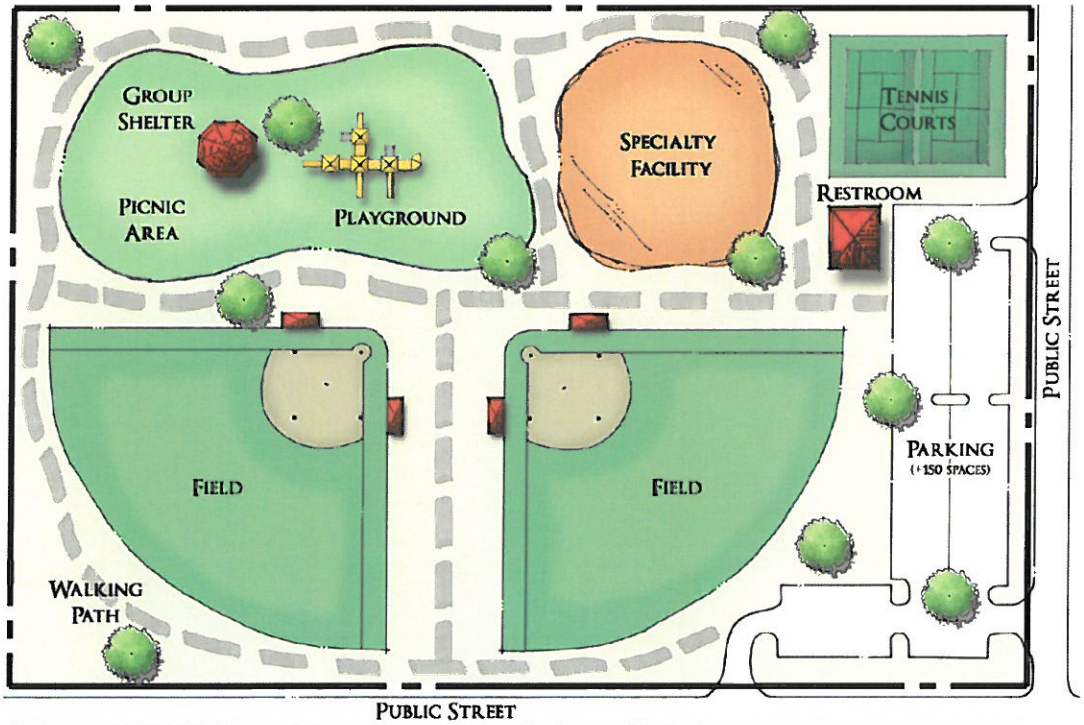
## PARK CLASSIFICATIONS & CHARACTERISTICS

| PARK TYPE | CHARACTERISTICS | FEATURES | TYP. SIZE | SERVICE AREA |
|---|---|---|---|---|
| **Mini Park** | Small public spaces in special or limited sites; can be plazas, memorials, gardens, places for public art, etc. | Tot lots and playground areas, picnic tables, benches | 1 Acre or less | Less than 1/4-mile radius |
| **Neighbor-hood Park** | Focused on needs of surrounding neighborhood; often includes open space and trails; is recreational centerpeice to development; offers activities close to home | Play structures, picnic areas, shelters, sports courts or lawns, pavilions, tennis courts, volleyball courts, restrooms | 5 to 10 Acres | A neighborhood; 1/4 to 1/2-mile radius |
| **Community Park** | Focused on recreational needs of greater community as well as preservation of some of the area's natural resources; can serve entire city or area of city | Play areas, trails and walking paths, sport fields, equipment and maintenance storage areas, picnicking facilities such as tables, grills and shelters, public restrooms, concession stands, other sports facilities such as tennis or BMX, community centers, amphitheaters, large community pools | 30 to 50 Acres | 2 or more neighborhoods; 1/2 to 3-mile radius |
| **Regional Park** | Allows development of both passive and active recreation at a large scale; allows for sizeable areas of undeveloped land; serves beyond the extent of the city's limits | Boating, hiking, camping, fishing, golfing, competitive sports, in addition to features listed for smaller parks | 100-200 Acres | Several communities; 1 hour driving time |
| **Althletic Complex** | Centralized fields of common uses; heavily programmed facilities; often operates at regional scale | Any sport requiring several fields for tournament play, such as baseball, softball, and soccer | Variable | Variable |
| **Special Use Park** | Created to meet a specific recreational need of the community | A particular sport or other recreational activity, festival site, water park, performing art venue, nature park or wildlife refuge, farmer's market, BMX or skate park, many other possible uses | Variable | Variable |
| **Greenway** | Swaths of land set aside for recreational use or the preservation of natural resources; serves to connect points of interest within a park system | Natural resources such as forests, wetlands, rivers and streams, and wildlife habitats; nature and walking trails; interpretive facilities and environmental centers | Variable | Variable |

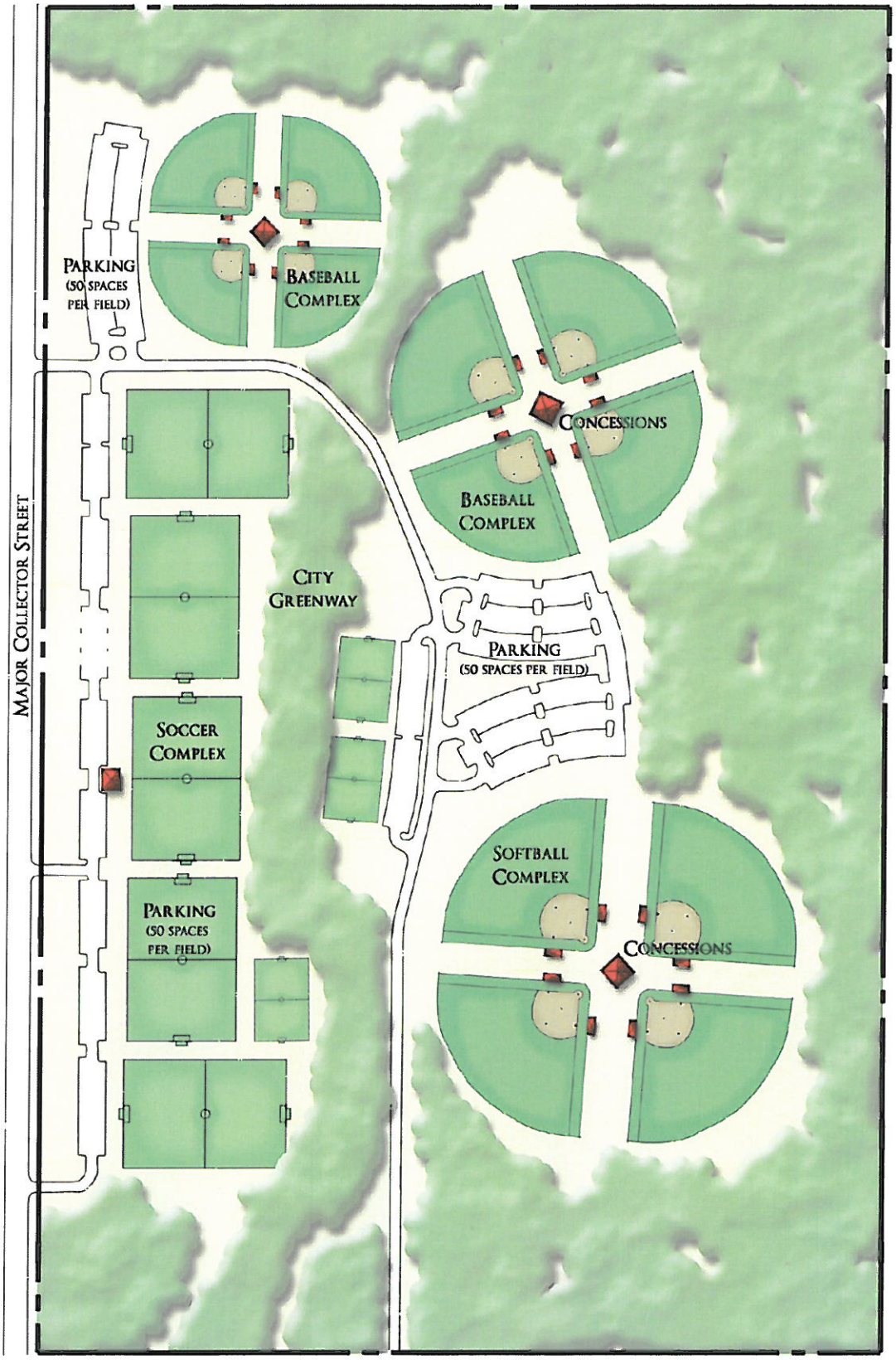
Source: National Recreation and Parks Association Standards




NEIGHBORHOOD PARK
5-10 ACRES




COMMUNITY PARK
30-50 ACRES




ATHLETIC COMPLEX

Of the City of Lakeland's six public parks, most of them fall into the classification of a neighborhood park. The exceptions to this are I.H. Park, which has been classified by this study as a special use park that is primarily a nature reserve, and Plantation Hills Park, which is too small to be considered a neighborhood park and is therefore classified as a mini park with a ¼-mile service area. City Hall Park, El Hill Park, Oak Ridge Park, Windward Slopes, and Zadie E. Kuehl Park are all classified as neighborhood parks, with a service area of a ½-mile.

As stated above, the Lakeland Park System consists primarily of Neighborhood Parks. This is clearly indicated in the Land Demand and Land Need Projections in Tables 5 and 6. Lakeland has sufficient Neighborhood Park Land through 2009. However, it will begin to have a negative result over the next five years, if no additional neighborhood parkland is acquired. With the city's present Park Land Dedication Regulation, future acquisition of Neighborhood Park Land to sustain this supply should not be a problem.

The Community Park Land needs are much the opposite. The city presently does not have any property that can be defined as a Community Park, leaving a large need in the city's park system. Again, this is clearly indicated in Tables 5 and 6. The Land Need Projections (Table 6) show the need for 32 acres of Community Park Land at present and a need over the next 10 years of 52 acres. As stated in the definition section of the study, a Community Park should contain between 30 to 50 acres. Basically, one Community Park will serve the needs of the city for the next 10 years. The need for this type of park was also echoed at the Citizens Focus Group Session and ranked among the highest type of facilities needed. The size of this park could exceed 50 acres, if the city decided to incorporate all of the City's athletic field needs all within one park. Based upon the results shown in

the Facility Need Projections (Table 9), one Community Park incorporating the Athletic Field needs could easily need to be more in the 75 to 100-acre range, depending upon the land configuration and restraints.

The city's Existing Park and Proposed Park Service Areas have been indicated in Exhibit III. The locations of the proposed neighborhood parks were originally identified in the Comprehensive Land Use Plan Update and were re-examined and found to be favorably located. The proposed Neighborhood Park service areas are shown at ½-mile radius.

Two possible Community Park locations are indicated with one in the southeastern portion of the city and the other in the middle-eastern portion of the city. Even though one Community Park can serve the city's needs for the next 10 years, two smaller parks may be desirable, one on either side of the interstate. These locations form a triangular serves area coverage using IH Managerial Park as part of the Community Park system. The passive facilities at IH Managerial Park do serve the city need for a Community Park facility. The Community Park on the north side of the interstate could be combined with an athletic complex facility. An athletic complex is recommended in this general area for several major reasons. The location is in close proximity to the interstate and a future interchange, and is in a location that will be as conducive as possible to the city's dark sky regulations.

EXHIBIT II:

## Existing City-Owned Parks Service Areas

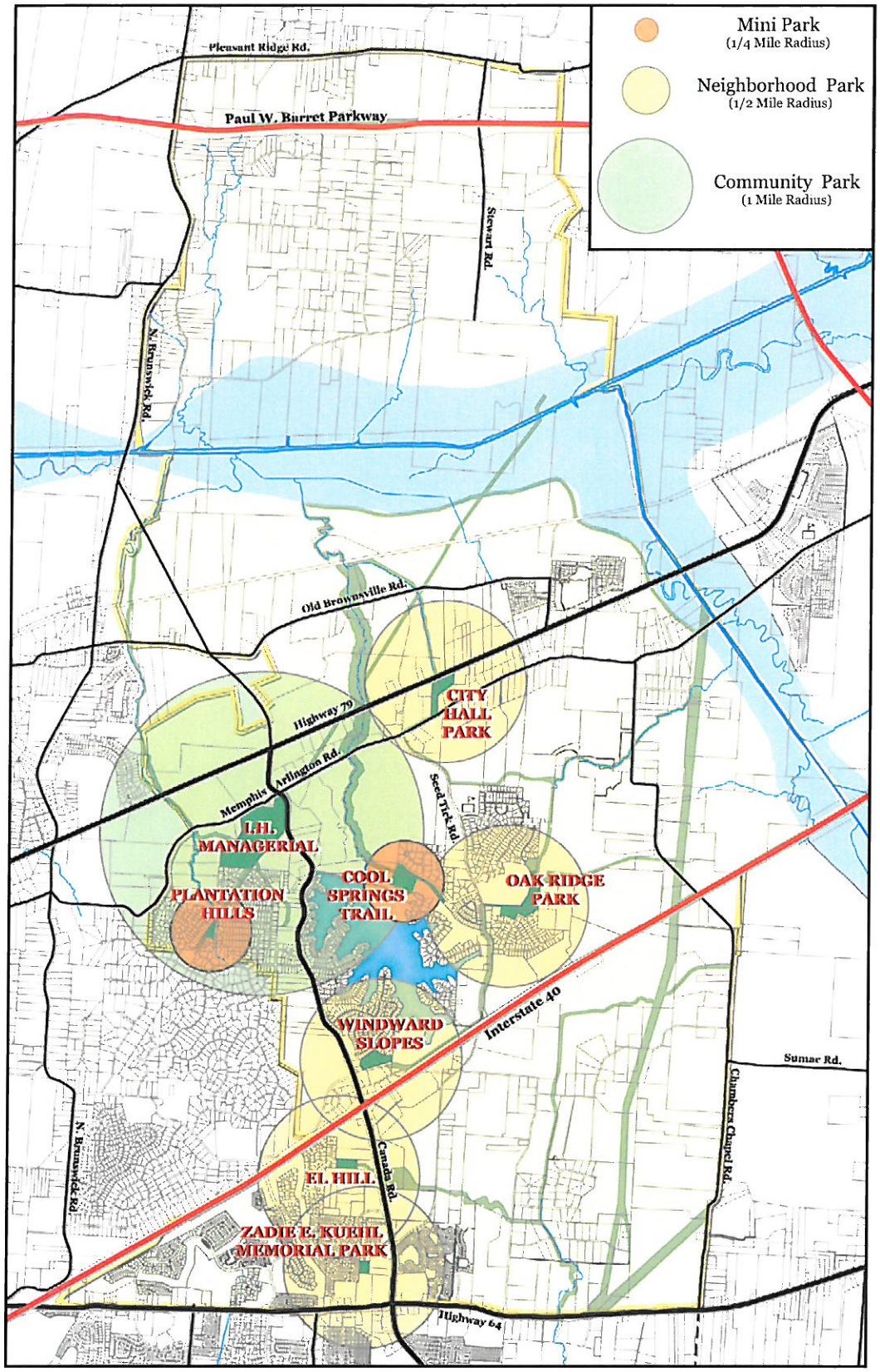
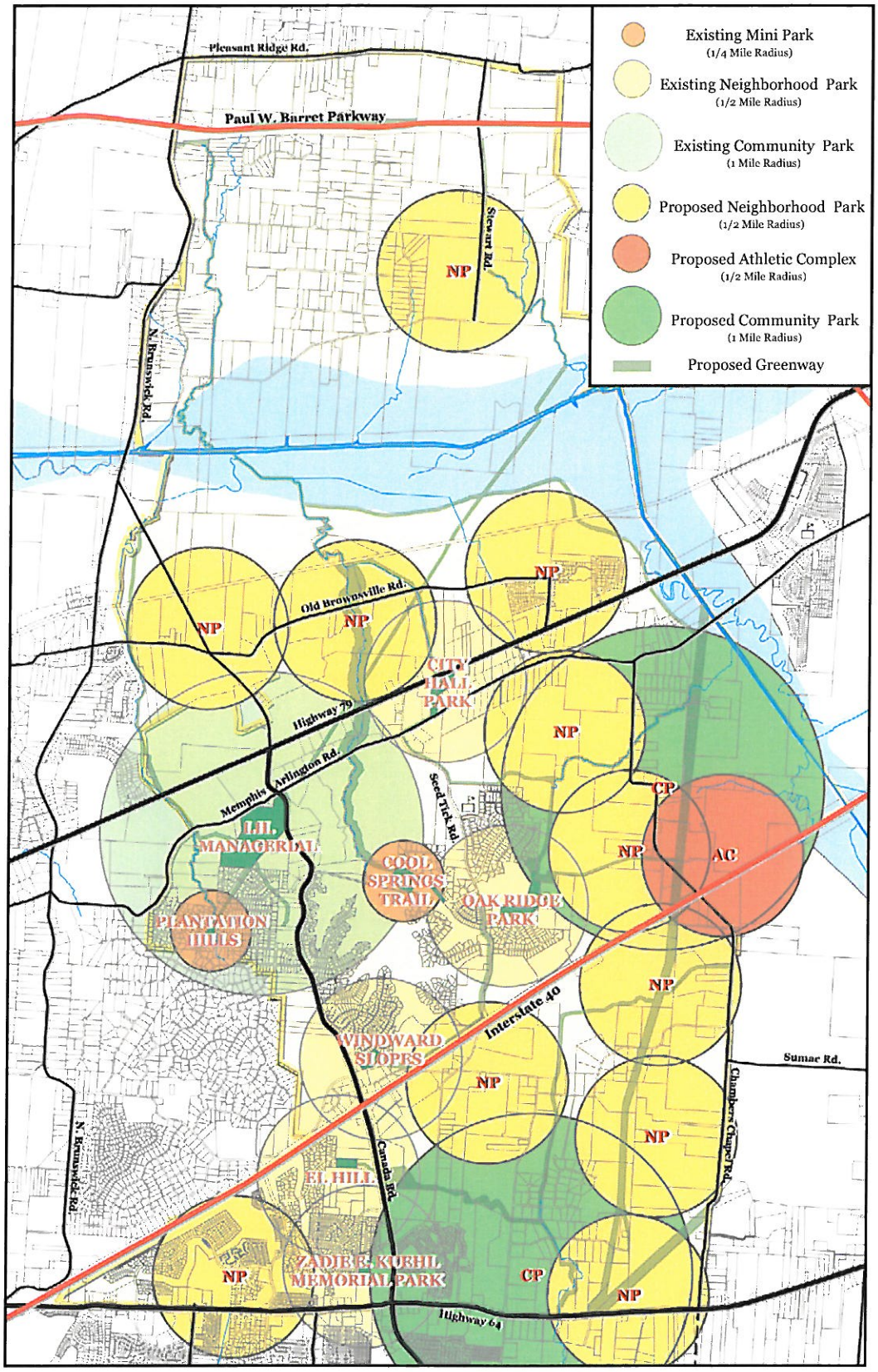


EXHIBIT III:

## Existing And Proposed City-Owned Parks Service Areas



## Population Projections

The City of Lakeland provided population projections made by Dugan Design Group in 2005 while preparing an update of the City's Comprehensive Plan. The Dugan Design Group projected a population change of 9.08% between 2009 and 2010 and 27.62% from 2010 to 2015 and 2015 to 2020. These percentages of change were then used with the most current available data to determine the estimated 2009 population and new 5 and 10-year population projections. The percentage of change in a year was doubled to 18.17% to estimate the two-year change from 2007 to 2009. The base data for the projections was gathered from the 2007 Special Census, provided by the City of Lakeland. It is assumed that this has or will be verified by the TN Department of Economic and Community Development.

The results of the population projections are as follows:

Table 3:
Lakeland Population Estimates & Projections

| YEAR | TYPE | POPULATION | % CHANGE |
|---|---|---|---|
| **2007** | Census | 10,848 | - |
| **2009** | Estimated | 12,819 | 18.17% |
| **2014** | Projected | 16,360 | 27.62% |
| **2019** | Projected | 20,880 | 27.62% |

Sources: U.S. Bureau of the Census, Tennesee Deptartment of Economic and Community Development, City of Lakeland Planning Department, Dugan Design Group, Lakeland Comprehensive Plan Update, 2006.

TABLE 4:
## LAKELAND LAND STANDARDS

| PARK TYPE | UNIT | STANDARD |
|---|---|---|
| **Neighborhood Park** | Acre | .25 per 100 * |
| **Community Park** | Acre | .25 per 100 * |

* National Recreation and Park Association

TABLE 5:
## LAKELAND LAND DEMANDS

| PARK TYPE | PROJECTION YEAR | POPULATION | STANDARD | DEMAND (IN ACRES) |
|---|---|---|---|---|
| **Neighborhood Park** | 2009 | 12,819 | .25 acres per 100 | 32 |
| | 2014 | 16,360 | | 41 |
| | 2019 | 20,880 | | 52 |
| **Community Park** | 2009 | 12,819 | .25 acres per 100 | 32 |
| | 2014 | 16,360 | | 41 |
| | 2019 | 20,880 | | 52 |

TABLE 6:
## LAKELAND LAND NEED PROJECTIONS

| PARK TYPE | PROJECTION YEAR | SUPPLY | DEMAND | RESULTANT |
|---|---|---|---|---|
| **Neighborhood Park** (.25 AC. per 100 people) * | 2009 | 33 | 32 | 1 |
| | 2014 | | 41 | -8 |
| | 2019 | | 52 | -19 |
| **Community Park** (.25 AC. per 100 people) * | 2009 | 0 | 32 | -32 |
| | 2014 | | 41 | -41 |
| | 2019 | | 52 | -52 |

* National Recreation and Park Association

## Land Acquisition

Information gathered from the Memphis Area Association of Realtors and other local realtors was used to determine estimated cost of raw land per acre. While prices vary greatly depending on many factors such as location, availability of utilities, floodplain issues, etc., the average cost of raw land in Lakeland was determined to be around $20,000 per acre. It should be noted, however, that the time in which this study was written was not normal economic conditions. The figures in Table 10 represent actual listings on the market at the time of the study, which indicate an average listing of $36,000 per acre.

Table 10:

Lakeland 2008 Cost of Raw Land

| LISTING | SIZE | TOTAL COST | COST PER ACRE |
|---|---|---|---|
| 1 | 43.18 Acres | $1,000,000 | $23,159 |
| 2 | 21 Acres | $550,000 | $26,190 |
| 3 | 13.18 Acres | $350,000 | $26,555 |
| 4 | 16.33 Acres | $759,000 | $46,479 |
| 5 | 26.49 Acres | $1,600,000 | $60,400 |
| | | **AVERAGE** | $36,557 |

Source: Memphis Area Associaiton of Realtors

# VI. Demand & Need for recreational facilities

## TRENDS IN RECREATION

There has been a large shift in the level of health and fitness of the American public over the last 30 years. Obesity rates have doubled since 1980 and the majority of Americans do not get enough physical activity to provide health benefits. Parks and greenway systems have a real and tangible opportunity to counter this epidemic. An activity as simple as walking is actually one of the best forms of exercise, but factors such as lack of availability and access, inconvenience, safety concerns, and low attractiveness keep people from getting out and being active. Trails and access to places to be active are significantly related to community physical activity levels. Many characteristics and design standards of a community can encourage physical activity. Cities should promote easy access to bike and walking paths, conveniently locate recreational facilities, provide destinations within walking distance, and ensure that open space is attractive and appealing. And overall "walkability" of the community should be a focus, providing ample well-lit trails that connect neighborhoods, points of interest, and parks. Many communities have installed outdoor fitness equipment in their community parks. The equipment can accommodate all age groups and can be grouped together or placed along an exercise trail. A good parks and greenway system can promote the desired behavior and make it harder to be sedentary.

## Facility Development Standards

To establish the demand for facilities for the City of Lakeland, this Master Plan utilized the Population Ratio Method along with standards specific to the City. This is a simple but effective method, which stresses the direct connection of recreation demands to population. One of the best-known and most widely used methods, the Population Ratio Method is also attractive because of its flexibility and ease of update. By evaluating national standards, local standards from other adjacent communities, and reviewing local attitudes and actual participation by residents, facility development standards were determined for Lakeland (Table 7, Below). The resulting projections will aide in future recreational planning decisions for the City.

Table 7:
### Lakeland Facility Standards

| FACILITY | UNIT | STANDARD |
|---|---|---|
| **Baseball** | Field | 1 per 2,500 |
| **Softball** | Field | 1 per 2,500 |
| **Basketball** | Court | 1 per 5,000 |
| **Soccer** | Field | 1 per 3,000 |
| **Golf Course** | Course | 1 per 25,000 |
| **Tennis** | Court | 1 per 2,500 |
| **Football** | Field | 1 per 5,000 |
| **Walking/ Jogging Path** | Mile | 1 per 1,000 |
| **Bicycling** | Mile | 1 per 1,000 |
| **Open Space** | Acre | 1 per 1,000 |
| **Playground** (2,500 S.F. min.) | Each | 1 per 5,000 |
| **Pavilion/ Shelter** | Each | 1 per 5,000 |
| **Picnic Tables** | Each | 1 per 1,000 |
| **Swimming Pool** | Each | 1 per 20,000 |

## Demand Projections

By applying current and projected population to the facility development standards established for Lakeland, current and projected demand for each facility can be established (See Table 8). The following is an example of how demand is calculated:

Activity: Tennis
Unit: Court
Standard: 1 court per every 2,500 people
Projected Population of Lakeland: 12,819

Facility Demand =
12,819 People x (1 Court/2,500 People)
= 5.1 Courts

Since it is unrealistic to build a partial facility, the figure of 5.1 courts is rounded down to 5 courts.

## Special Notes

1. Bicycling refers to cycling on paved trails. Dirt trails, such as those at I.H. Park, are not included in this total. Mountain biking refers to cycling on unpaved trails.
2. Even though the City of Lakeland has limited use of some privately owned basketball courts, the supply is figured at zero because they are not city-owned and use could be discontinued at any time.

TABLE 8:
## LAKELAND FACILITY DEMANDS

| FACILITY | PROJECTION YEAR | POPULATION | STANDARD | DEMAND |
|---|---|---|---|---|
| **Baseball** (Unit: Field) | 2009 | 12,819 | 1 per 2,500 | 5 |
| | 2014 | 16,360 | | 7 |
| | 2019 | 20,880 | | 8 |
| **Softball** (Unit: Field) | 2009 | 12,819 | 1 per 2,500 | 5 |
| | 2014 | 16,360 | | 7 |
| | 2019 | 20,880 | | 8 |
| **Basketball** (Unit: Court) | 2009 | 12,819 | 1 per 5,000 | 3 |
| | 2014 | 16,360 | | 3 |
| | 2019 | 20,880 | | 4 |
| **Soccer** (Unit: Field) | 2009 | 12,819 | 1 per 3,000 | 4 |
| | 2014 | 16,360 | | 5 |
| | 2019 | 20,880 | | 7 |
| **Golf Course** (Unit: Course) | 2009 | 12,819 | 1 per 25,000 | 1 |
| | 2014 | 16,360 | | 1 |
| | 2019 | 20,880 | | 1 |
| **Tennis** (Unit: Court) | 2009 | 12,819 | 1 per 2,500 | 5 |
| | 2014 | 16,360 | | 7 |
| | 2019 | 20,880 | | 8 |
| **Football** (Unit: Field) | 2009 | 12,819 | 1 per 5,000 | 3 |
| | 2014 | 16,360 | | 3 |
| | 2019 | 20,880 | | 4 |

TABLE 8:

## LAKELAND FACILITY DEMANDS

| FACILITY | PROJECTION YEAR | POPULATION | STANDARD | DEMAND |
|---|---|---|---|---|
| **Walking/Jogging Path** (Unit: Mile) | 2009 | 12,819 | 1 per 1,000 | 13 |
| | 2014 | 16,360 | | 16 |
| | 2019 | 20,880 | | 21 |
| **Bicycling** (Unit: Mile) (not including I.H. Park) | 2009 | 12,819 | 1 per 1,000 | 13 |
| | 2014 | 16,360 | | 16 |
| | 2019 | 20,880 | | 21 |
| **Mountain Biking** (Unit: Mile) | 2009 | 12,819 | 1 per 1,000 | 13 |
| | 2014 | 16,360 | | 16 |
| | 2019 | 20,880 | | 21 |
| **Open Space** (Unit: Acre) | 2009 | 12,819 | 1 per 1,000 | 13 |
| | 2014 | 16,360 | | 16 |
| | 2019 | 20,880 | | 21 |
| **Playground** (Unit: Each - 2,500 S.F. min.) | 2009 | 12,819 | 1 per 5,000 | 3 |
| | 2014 | 16,360 | | 3 |
| | 2019 | 20,880 | | 4 |
| **Pavilion/Shelter** (Unit: Each) | 2009 | 12,819 | 1 per 5,000 | 3 |
| | 2014 | 16,360 | | 3 |
| | 2019 | 20,880 | | 4 |
| **Picnic Tables** (Unit: Each) | 2009 | 12,819 | 1 per 1,000 | 13 |
| | 2014 | 16,360 | | 16 |
| | 2019 | 20,880 | | 21 |
| **Swimming Pool** (Unit: Each) | 2009 | 12,819 | 1 per 20,000 | 1 |
| | 2014 | 16,360 | | 1 |
| | 2019 | 20,880 | | 1 |

## Need Projections

By utilizing the amount of demand calculated for each type of facility, the actual need can now be determined. These figures are shown in Table 9, where the present number of facilities is related to the demand, resulting in either a negative number of facilities (indicating a future need) or a positive number (indicating an adequate availability of facilities). This is calculated for each activity and for every projection year, making it possible to plan for the development of future facilities before the need becomes critical.

In reviewing the need resultants, it must be remembered that these figures are cumulative and do not reflect the acquisition of facilities in preceding years. As new facilities are added to the existing system, future needs will decrease, and the numbers should be adjusted accordingly.

TABLE 9:

## LAKELAND FACILITY NEED PROJECTIONS

| FACILITY | PROJECTION YEAR | SUPPLY | DEMAND | RESULTANT |
|---|---|---|---|---|
| **Baseball** (Unit: Field) | 2009 | 0 | 5 | -5 |
| | 2014 | | 7 | -7 |
| | 2019 | | 8 | -8 |
| **Softball** (Unit: Field) | 2009 | 0 | 5 | -5 |
| | 2014 | | 7 | -7 |
| | 2019 | | 8 | -8 |
| **Basketball** (Unit: Court) | 2009 | 0 | 3 | -3 |
| | 2014 | | 3 | -3 |
| | 2019 | | 4 | -4 |
| **Soccer** (Unit: Field) | 2009 | 0 | 3 | -3 |
| | 2014 | | 3 | -3 |
| | 2019 | | 4 | -4 |
| **Golf Course** (Unit: Course) | 2009 | 0 | 1 | -1 |
| | 2014 | | 1 | -1 |
| | 2019 | | 1 | -1 |
| **Tennis** (Unit: Court) | 2009 | 2 | 5 | -3 |
| | 2014 | | 7 | -5 |
| | 2019 | | 8 | -6 |
| **Football** (Unit: Field) | 2009 | 0 | 3 | -3 |
| | 2014 | | 3 | -3 |
| | 2019 | | 4 | -4 |

TABLE 9:

## LAKELAND FACILITY NEED PROJECTIONS

| FACILITY | PROJECTION YEAR | SUPPLY | DEMAND | RESULTANT |
|---|---|---|---|---|
| **Walking/Jogging Path** (Unit: Mile) | 2009 | 5.2 | 13 | -8 |
| | 2014 | | 16 | -11 |
| | 2019 | | 21 | -16 |
| **Bicycling** (Unit: Mile) (not including I.H. Park) | 2009 | 0 | 13 | -13 |
| | 2014 | | 16 | -16 |
| | 2019 | | 21 | -21 |
| **Mountain Biking** (Unit: Mile) | 2009 | 3 | 13 | -10 |
| | 2014 | | 16 | -13 |
| | 2019 | | 21 | -18 |
| **Open Space** (Unit: Acre) | 2009 | 7.6 | 13 | -5 |
| | 2014 | | 16 | -9 |
| | 2019 | | 21 | -13 |
| **Playground** (Unit: Each - 2,500 S.F. min.) | 2009 | 4 | 3 | 1 |
| | 2014 | | 3 | 1 |
| | 2019 | | 4 | -0 |
| **Pavilion/Shelter** (Unit: Each) | 2009 | 5 | 3 | 2 |
| | 2014 | | 3 | 2 |
| | 2019 | | 4 | 1 |
| **Picnic Tables** (Unit: Each) | 2009 | 51 | 13 | 38 |
| | 2014 | | 16 | 35 |
| | 2019 | | 21 | 30 |
| **Swimming Pool** (Unit: Each) | 2009 | 0 | 1 | -1 |
| | 2014 | | 1 | -1 |
| | 2019 | | 1 | -1 |

# VII. Recommendations & Implementation

## RECOMMENDATIONS FOR EXISTING PARKS

The following are recommendations for park improvements for the existing city-owned parks in the City of Lakeland.

### CITY HALL PARK

1. Move soccer fields to an athletic complex or Community Park Facility.
2. Develop a Master Plan to consider the following:
    a. Address the connection between existing municipal land, parkland, and newly acquired adjacent property.
    b. Reassess program for the park, considering the needs for a municipal park for city employees versus previous needs of a neighborhood park.
    c. Explore possibility of re-allocating the shape of the parkland, keeping in mind the regulation that 4 acres of land must remain in parkland for perpetuity.
3. While City Hall Park continues to serve as a neighborhood park, the following should be considered:
    a. Create trail connecting existing parking to pavilion and playground area.
    b. Complete connection of trail crossing creek by playground to the playground.
    c. Upgrade safety surface and fix broken equipment.
    d. Upgrade pavilion by installing a ceiling to minimize bird and insect nesting and to reduce maintenance. Incorporate recessed commercial grade lighting to reduce vandalism.
    e. Add concrete pads around grills, benches, trash cans, etc. for easier maintenance.

f. Construct an overflow parking area with grass pavers south of the existing parking lot to accommodate parking needs for soccer leagues and large public meetings at City Hall.

## I. H. Managerial Park

1. Evaluate sight lines and consider relocating entrance to crest of hill or directly across from church entrance for safety of visitors both entering and exiting the park.
2. Upgrade pavilion by installing a ceiling to minimize bird and insect nesting and to reduce maintenance. Incorporate recessed commercial grade lighting to reduce vandalism.
3. Remove portable restrooms and replace with a permanent restroom facility.
4. Emphasize importance of park as trailhead for proposed greenway.
5. Improve trail system.
    a. Create an overall trail map including locations, distances, and connections to other trails and the greenway system. Use a GPS device and mapping software in the winter to locate and map trails.
    b. Incorporate wayfinding signage at trailheads and ground level trail markers in addition to existing markers on trees to make navigating trails easier.
    c. Control poison ivy along trails.
6. Develop a Master Plan to enhance the park and create greater opportunities for citizens to enjoy the lake. This plan should take into account the following:
    a. Addition of new amenities such as an open lawn, a small play structure, disc golf, an additional pavilion closer to the lake, an ADA accessible fishing pier, and a trail following the entire edge of the lake.

b. Evaluate any historical, cultural, or environmental significance to the park and incorporate educational and interpretive elements.

c. Evaluate the need for an outdoor classroom to implement environmental and wildlife educational programs.

d. Evaluate overall ADA accessibility of the lake, trails, and other amenities such as benches, grills, and tables.

7. Develop a Master Trail Improvement Plan for the existing trail system. The plan should address materials for treadways, location, and method of improvement for steep grades, surface drainage erosion areas, drainage crossings, and hillside trails.

8. Develop a Maintenance Manual/Strategy to evaluate the level of maintenance needs and staff the park accordingly.

9. Consider ways to improve and utilize the I.H. Managerial Clubhouse.

    a. Consider possible uses of large assembly space (able to serve approx. 150-190 people) such as Arts/Crafts Classes, Dances, Community Meetings, Dinners, Aerobics/Fitness, Information Gatherings, Private Parties, and Receptions.

    b. Obtain a detailed assessment of the building to determine what code issues will need to be addressed, as well as what upgrades are necessary or desired.

    c. Consider the following general recommendations for building upgrades:

        i. Upgrade toilets, lavatories, and doors to meet ADA requirements.

        ii. Confirm existence of asbestos in floor tiles and, if so, abate as needed. It is recommended that an asbestos survey be conducted <u>before</u> any renovation is started.

iii. Add exterior windows to allow natural light into assembly space.

iv. Upgrade all interior finishes of walls, floors, and ceilings.

v. Repair or replace exterior elements as needed, such as gutters and downspouts, concrete walks, roof shingles, doors, and miscellaneous painting.

vi. Verify use of building with occupancy requirements and sprinkler requirements (Small Assembly – 1999 SBC).

vii. Repair or replace all door hardware for code compliance.

viii. Verify building can be "grandfathered-in" as an existing occupied building.

ix. Upgrade lighting to provide adequate lighting for an assembly or meeting space.

OAK RIDGE PARK

1. Develop a Master Plan to consider the following:
    a. Addition of new amenities such as expansion of the trail system around edge of park and pond, more picnic tables in pavilion, benches, a playground, a level play area, picnicking facilities, and a spray park.
    b. Evaluate overall ADA accessibility of the pond, trails, and other amenities.
2. Upgrade pavilion by installing a ceiling to minimize bird and insect nesting and to reduce maintenance. Incorporate recessed commercial grade lighting to reduce vandalism.
3. Add landscaping to define and beautify the space and to provide shade.

## Plantation Hills

Several challenges facing Plantation Hills Park made it difficult to make recommendations for, and as a result, two possible solutions are offered. These solutions are in reaction to the following challenges:

A. Access to the park is very limited. A large drainage ditch along the east of the park acts as a barrier to the nearby neighborhoods to the east, the street on which it is located is a dead end which is far from any main roads, and the entrances are very hard to find and unmarked. Also, the playground is remotely located in the corner farthest from the parking area and hidden behind a natural area of mature trees and understory growth.

B. Maintenance requirements of the park are very high. The densely wooded location of the playground causes the need for constant cleaning of mold and pollen and for removal of branches for it to even be useable. This park poses high maintenance cost for a very small percent of population actually served.

C. The existence of designated wetlands limits usage of site.

D. The densely wooded nature of the park poses safety issues as sight lines are blocked in and out of the park by dense vegetation.

The solutions offered for this park are to:

1. Mitigate enough wetlands as to allow visibility into the park and relieve density of vegetation that is causing maintenance and safety issues for the play areas.

or

2. Remove playground equipment and allow the wetlands to grown in. Utilize this space as a trailhead to the greenway and incorporate educational features into the wetlands such as a plant identification area.

## Windward Slopes

1. Complete Master Plan, including construction of play lawn and wetland educational boardwalk and pier.

## Zadie E. Kuehl Memorial Park

1. Update playground with a play surface edging to stop deterioration of outer edge of play surface.
2. Replace existing hard patches and exposed concrete footing in play surface with a soft rubber surface in a geometric pattern such as a circle or square.
3. Remove portable restroom and replace with a small permanent unisex restroom facility.
4. Add concrete pads around grills, benches, trash cans, bike racks, etc. for easier maintenance.
5. Replace existing picnic tables, benches, trash cans, etc. as they wear over time with a more durable, heavy commercial grade product such as a recycled plastic or powder coated metal.
6. Evaluate overall ADA accessibility of trails, facilities, and other amenities such as benches, grills, and picnic tables.
7. Upgrade pavilion by installing a ceiling to minimize bird and insect nesting and to reduce maintenance. Incorporate recessed commercial grade lighting to reduce vandalism.

## El Hill Park

1. Develop a Master Plan for the park with passive uses inspired by the natural character of the site.
2. Provide a greenway/streetscape connection along El Hill Road that leads all the way to Canada Road.

## General Recommendations

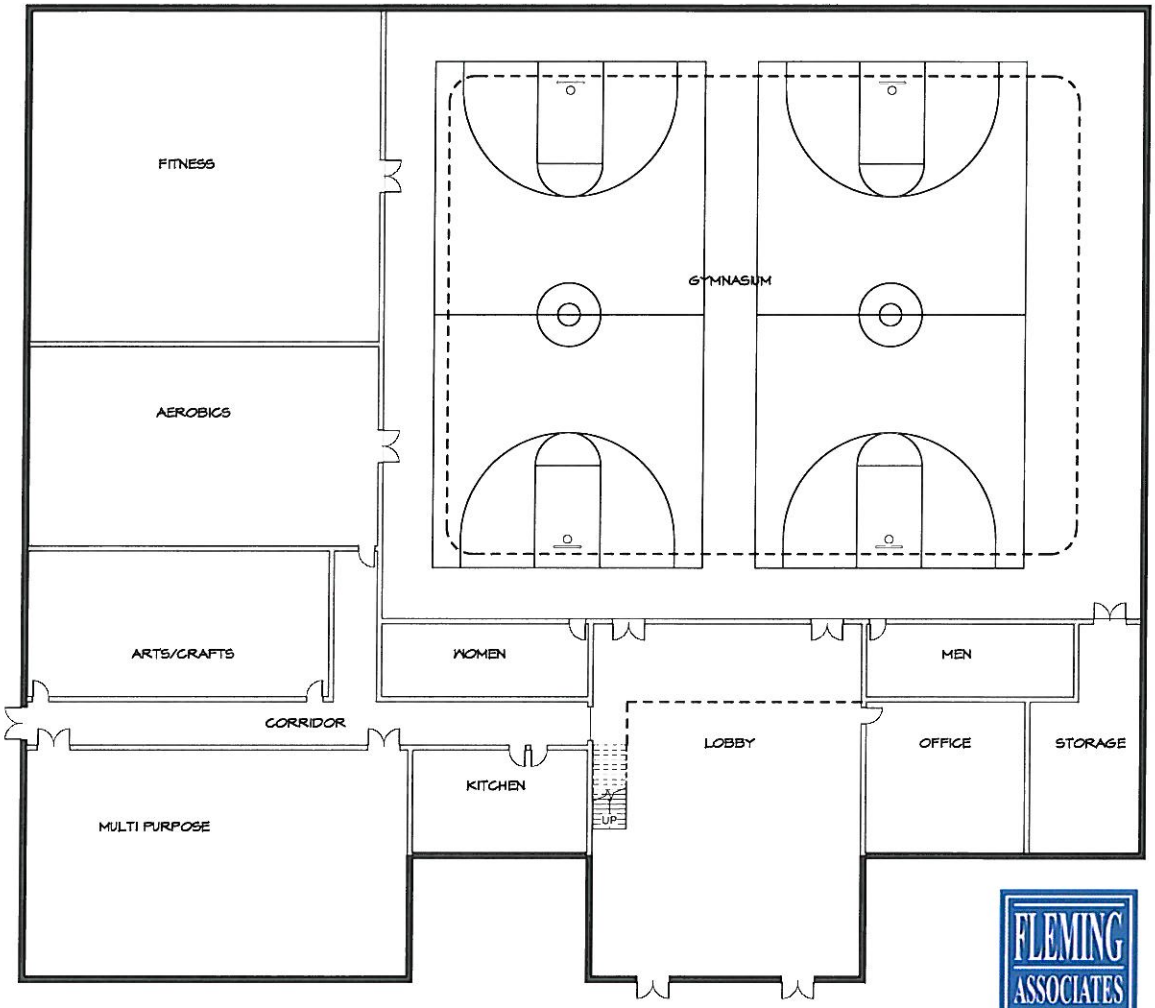
The development of a successful Parks and Recreation Master Plan is based on realistic and accurate goals and objectives that focus on the vision for not only the parks and recreation department, but the community vision as a whole. It should be understood that the Master Plan serves as a planning tool for making future decisions in the development of the City's Parks and Recreation Department. Development of facilities and programs and implementation will be dependent upon availability of staff and funding. The following recommendations are beyond park-specific and will need to be considered over a longer time frame than the specific park recommendations.

## Community Center Need

During the Citizens Focus Group Session, participants were asked to list the most needed type of parks and recreational facilities. In both cases, the participants overwhelmingly listed an indoor recreation/community center as the number one need. The need for a community center facility actually preceded the next needed facility by 50%.

A sample Community Center of Lakeland could be as follows:

| | |
|---|---|
| 1. Entry Lobby<br>• Reception Area<br>• Snack Area / Coffee Bar | 3,500 SF |
| 2. Administrative Area<br>• Office<br>• Breakroom | 800 SF |
| 3. Gym<br>• Two (2) Full-Size Basketball Courts<br>- Volleyball Courts | 16,000 SF |
| • Elevated Walking Track | 5,000 SF |
| 4. Arts / Craft Rooms (2)<br>• Pottery Class with Kiln | 2,000 SF |
| 5. Assembly / Multi-Purpose Room<br>• Dining for 200<br>• Dividable Areas | 3,000 SF |
| 6. Kitchen<br>• Catering Kitchen | 600 SF |
| 7. Aerobics Room | 2,400 SF |
| 8. Fitness Area<br>• Free Weights<br>• Cardio Machines | 4,000 SF |
| Subtotal | 37,300 SF |
| Mechanical / Circulation 30% | 11,190 SF |
| **TOTAL BUILDING SF** | **48,490 SF** |

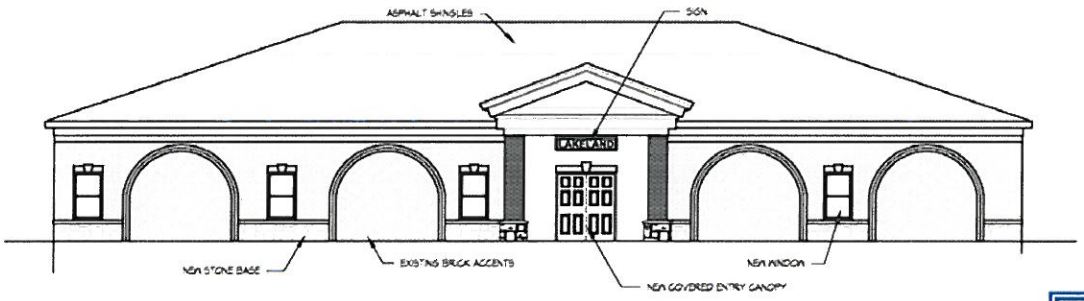



## SAMPLE COMMUNITY CENTER FLOOR PLAN

CITY OF LAKELAND

FLEMING ASSOCIATES
ARCHITECTS PLANNERS INTERIOR DESIGNERS
PROFESSIONAL CORPORATION

Until land and funding for a Community Center can be obtained, we recommend that general improvements be made to the I.H. Managerial Clubhouse, as stated in the specific park recommendations, so that the clubhouse can be used as a small community center facility. We would also recommend that the city consider some exterior elevation upgrades to the facility. A example of possible exterior upgrades is shown below.




1 CONCEPTUAL BUILDING ELEVATION UPGRADES
SCALE 1/8"=1'-0"

## Community Park Need

Another highly ranked facility by the Citizens Focus Group Session was the need for a "large multi-use park that can serve the whole community." By definition, a community park is 30 to 50 acres in size. At present, several of the city's neighborhood parks are functioning as community parks (City Hall Park, Windward Slopes, and Zadie Kuehl). Once a community park can be developed, the stress on the neighborhood parks will be alleviated.

## Athletic Field Need

Athletic fields are a highly demanded activity and indicated on the demand and need projections. Athletic fields were also ranked 7th out of 15 highly needed facilities within Lakeland and 1st as the most needed program. One of the best solutions to meet this need

is to plan and construct an athletic complex. The phasing of this type of facility is common in smaller communities.

This complex should not only meet the immediate needs for fields, but also allow for future expansion to meet the needs in 10 years. The plan for this complex should be comprised of 8 baseball fields, 8 softball fields, 4 soccer fields (which would be equivalent to 8 small soccer fields), 4 youth football fields, and support facilities. The complex will need to be approximately 100 to 150 acres in size to accommodate these needs.

Many communities are utilizing this concept for several reasons:

1. It avoids duplication of support facilities such as restroom, concessions, parking and infrastructure such as utilities serve.
2. Reduces the personnel required to operate sports fields.
3. Maintenance requirements are easier and more cost-effective since equipment and personnel do not have to be transported from site to site.
4. Sports field lighting can be concentrated in one area of the community, reducing light pollution.
5. This type of facility has the capability to draw local and state tournaments, which in turn provides revenue through participation fees and bolsters local business.

## Land Need

The constant effort by the City of Lakeland to provide a quality standard of living for its citizens has made Lakeland extremely appealing to families and businesses. This quality of living has also caused a steady increase in land cost. The city should consider ways to obtain land to meet its recreational land needs for a community center, community park, and future athletic complex as one of its highest priorities.

## Parkland Dedication

Upon review of the City's Parkland Dedication requirements, the dedication formula was found to be adequate and conforming to the local area. It should be noted as part of this document that open space requirements are contained within the Development Code as well and should be considered during the development review process. However, a few minor recommendations are being made for the City's review:

1. The City could set the average family size rather than requiring the applicant to determine the size from census data.
2. Set a per acre price in lieu of preparing an appraisal for each application. This per acre price should be an average of land cost across the entire City of Lakeland. The per acre cost should be evaluated every few years to make any adjustments with the real estate market.
3. Add language to the requirement that gives the City the option to require the fee in lieu of dedication, regardless of size, for overall community need. Since the City is in need of large land purchases such as a community park and/or athletic complex property, payment in lieu of dedication may be more advantageous to the City at this time.

## Detailed Greenway Plan

- "Develop a Connected Community"
- "Serve the Entire Community"
- "Preserve the Natural Environment"
- "Environmental Stewardship"

All of these statements ranked among the highest during the Citizens Focus Group Sessions. In an effort to pursue this vision, the city should consider the preparation of

a detailed Greenway Master Plan. The plan could include a detailed evaluation of the connections indicated on Exhibit III and evaluate connections of schools, parks, public spaces, location of trailheads, and address design and construction guidelines. The development of this plan will help preserve open space and the natural environment, while providing an extensive bicycling and pedestrian trail systems.

The City is planning to develop a Pedestrian and Bikeway Plan in the near future. Since the Pedestrian and Bikeway Plan could function as a stand-alone plan, we recommend the development of the Greenway Plan either follow or be prepared at the same time as the Pedestrian and Bikeway Plan. In the development of the Greenway Plan, certain segments of the Pedestrian and Bikeway Plan may serve as multiple uses for the Greenway Plan.

### Standardized Signage

The city should address the issue of standardized park signage as a whole. It is recommended that the city develop standard identification signage, directional signage and information signage to be used at each park, thus identifying them as public, city-owned parks, as opposed to private facilities.

### Grant Applications

It is recommended to apply regularly for grants to help implement the development of the city's park and recreation system. A list of some available grants is included in the funding source section of the master plan.

# VIII. Funding Sources

A key for the success of the City of Lakeland's Recreation Master Plan is the ability of the City to identify and secure stable funding sources for the recommendations and implementation of the Plan and for the ongoing operational, maintenance, and improvement needs of existing city parks. There always seems to be a gap between funding available from current sources and what is needed to fully implement the Master Plan. The following is a list of possible funding sources for parks, greenways, and trails. This list is not exhaustive, but rather provided as a starting point for researching available funding opportunities. Descriptions for the grant fund programs were drawn from the grant fund's corresponding website.

### BED TAX

A Bed Tax, or Hotel Tax, is a local tax on the rental of hotel rooms and other transient stay accommodations. The funds acquired can be used for the development of parks, construction of recreational facilities, and infrastructure development such as trails.

### DEDICATION//DEVELOPMENT FEES

Development Fees are fees on new residential and/or commercial developments to be put toward park and recreation development. Examples of uses of these fees include open space acquisition and neighborhood, community and regional park development.

### DONATIONS

A possible source of parkland is the private donation of such land by landowners to the City for a specific purpose or use through deed restriction.

### FACILITY NAMING RIGHTS

Revenue can be created for specific facilities by granting facility naming rights to an organization, business, or individual.

### General Obligation Bonds

General obligation bonds are bonds issued with the belief that a municipality will be able to repay its debt obligation through taxation or revenue from projects. They are backed by the full faith and credit of the jurisdiction issuing the bonds and may be used by a municipality of county for any lawful or necessary purpose. The primary advantage of these bonds is the ability to use the proceeds for almost any purpose, and to spread the benefits and burdens of the funds uniformly throughout the community.

### Inter-Governmental Agreements

For the development of athletic complexes, regional parks, and other large recreational facilities serving the greater community, Inter-Governmental Agreements should be considered. These agreements provide a contractual relationship between two or more local units of government for the joint usage or development of such facilities.

### Partnerships

Parks or facilities can be funded through a partnership with local schools, community colleges, community based organizations, private businesses, and Joint Power Authorities.

### Property Tax

The establishment of a property tax in the City of Lakeland could greatly help fund Park & Recreational Programs and aid in land acquisition.

### Recreational Service Fee

The City can establish a Recreational Service Fee for the purpose of construction and maintenance of recreational facilities. This fee can be applied to all organized activities requiring reservations, such as all organized sports and leagues.

### User Fees

Fees can be assessed to users of facilities to aide in maintenance or improvements of the facility or park.

### Heritage Conservation Trust Fund

The Tennessee Heritage Conservation Trust Fund seeks to protect significant natural areas in Tennessee by strategically partnering with landowners, government agencies, non-profit organizations, for-profit companies and others. Eligible projects range from the preservation of tracts for the purposes of tourism and recreation to projects focused on protecting or restoring the state's physical, cultural, archaeological, historical and environmental resources. (http://tennessee.gov/environment/trustfund/)

### Tennessee Recreation Educational Services Division Grants Program

Recreational Educational Services is responsible for administering federal and state grant programs to local and state governments. The Division manages the Local Parks and Recreation Fund (LPRF) Grant Program, the Land and Water Conservation Fund (LWCF), the Natural Resources Trust Fund (NRTF) and the Recreation Trails Program (RTP). The programs listed below have a match requirement and specific regulations for the applicants. (http://www.state.tn.us/environment/recreation/grants.shtml)

### Local Parks and Recreation Fund (LPRF) Grants

The LPRF is to provide grants to all eligible local governmental entities for the purchase of lands for parks, natural areas, greenways, and for the purchase of land for recreation facilities. The funds may also be used for trail development and capital projects in parks, natural areas, and greenways. At least 60 percent of the funds allocated will go to municipal governments as authorized by the act. Recreation Educational Services (RES) has been awarding grants to eligible local governments for the purchase and development of land since 1992. These grants require a 50% match.

## Land and Water Conservation Fund (LWCF) Grants

The Land and Water Conservation Fund (LWCF) Act of 1965 (Public Law 88-578, 78 Stat 897) was enacted "...to assist in preserving, developing and assuring accessibility to all citizens of the United States of America of present and future generations...such quality and quantity of outdoor recreation resources as may be available and are necessary and desirable for individual active participation..." The LWCF program provides matching grants to states, and through the state to local governments and state agencies that provide recreation and parks, for the acquisition and development of public outdoor recreation areas and facilities. Recreation Educational Services administers the LWCF grants. These grants require a 50% match.

## Natural Resources Trust Fund (NRTF) Grants

The NRTF was created by the General Assembly "to protect the endowment represented by the land and minerals owned by the State; and to ensure that development of state-owned non-renewable resources will proceed in a manner which is economically sound, and that revenues received from disposal of those resources will be used for the long term public interest." Grants from the NRTF may be awarded to all eligible local governmental entities and state areas for outdoor recreation, historical or archaeological sites, the acquisition of lands, waters, or interests in lands and waters. Recreation Educational Services Division (RES) administers the NRTF grants. These grants require a 50% match.

## Recreation Trails Program (RTP) Grants

Through the Safe, Accountable, Flexible and Efficient Transportation Equity Act: A Legacy For Users (SAFETEA-LU), RTP funds are available statewide for recreation trail projects. Eligible applicants include state, federal,

and local government agencies and private organizations. Priority is given to government agencies. Public/private partnerships are encouraged. 20% match required (qualifying in-kind match is allowed).

### FishAmerica Foundation Conservation Grant

The FishAmerica Foundation provides funding to non-profit organizations such as sporting clubs, civic associations, conservation groups, and state agencies, in the United States and Canada. The Foundations' Conservation Projects Committee funds hands-on, action-oriented projects that have clear and identifiable benefits to sport fish populations and the sport of fishing. While sound research should be the basis for all grant applications, the Conservation Projects Committee only funds projects that directly enhance water quality, habitat and/or sportfish populations. The average conservation grant is $7,500. (http://www.fishamerica.org/grants/)

### Transportation Enhancements Program (TE) Grant

TE activities are projects that, according to the National Transportation Enhancements Clearinghouse (NTEC), "expand travel choices and enhance the transportation experience by improving the cultural, historic, aesthetic and environmental aspects of our transportation infrastructure." As 10 percent of the Surface Transportation Program, TE is a large potential source of funding for trail projects. These grants require a 20% match. (http://www.tdot.state.tn.us/local/grants.htm)

### Safe Routes to School (SRTS)

SRTS is a federally funded program focusing on the benefits of children walking and biking to school. Its primary purpose is to encourage elementary and middle school children to safely walk and bike to school thereby promoting a healthier lifestyle, reducing traffic congestion and minimizing air pollution. Eligible recipients include state, local, and regional agencies including non-

profit organizations. Projects or activities are 100% federally funded; no match is required. (http://www.tdot.state.tn.us/bikeped/saferoutes.htm)

### Transportation, Community and System Preservation Program (TCSP)

Only states, MPOs, local governments and tribal governments are eligible recipients of TCSP grants from the Federal Highway Association (FHWA), though a nonprofit group could partner with an eligible recipient. TCSP projects should improve the efficiency of the transportation system, reduce the impacts of transportation on the environment, reduce the need for costly future public infrastructure, ensure efficient access to jobs, services and centers of trade, and encourage private sector development patterns. Trails are an eligible use of program funds; in FY 2008 eight trail projects received a total of $5,365,500 in TCSP funds. According to the National Park Service's RTCA program, this discretionary funding source is usually monies requested through elected congressional officials (earmarks). (http://www.fhwa.dot.gov/tcsp/)

### Land and Water Conservation Fund

The LWCF program provides matching grants to States and local governments for the acquisition and development of public outdoor recreation areas and facilities. The program is intended to create and maintain a nationwide legacy of high quality recreation areas and facilities and to stimulate non-federal investments in the protection and maintenance of recreation resources across the United States. (http://www.nps.gov/lwcf/)

### Kodak American Greenways Awards Program

Eastman Kodak, The Conservation Fund, and the National Geographic Society provide small grants to stimulate the planning and design of greenways in communities throughout America. The

annual grants program was instituted in response to the President's Commission on Americans Outdoors recommendation to establish a national network of greenways. Made possible by a generous grant from Eastman Kodak, the program also honors groups and individuals whose ingenuity and creativity foster the creation of greenways. (http://www.conservationfund.org/kodak_awards)

# IX. General Facility Cost

The following projected development costs of facilities are to be used as a tool for future budgeting and project implementation. They are a general estimate only and are subject to inflation. Prices were drawn from projects constructed in the Mid South over the last three years. Figures represent the installed price, but do not include bulk grading or utility improvements, as this can vary greatly from site to site.

### Baseball/Softball Field

Estimated Cost: $225,000

Price asssumes 250' field. Includes dugouts, backstop, 6' fencing, infield mix, sod, laser grading, infield drainage, irrigation, and lighting.

### Picnic Unit

Estimated Cost: $4,250

Price includes picnic table, concrete pad, grill, grill pad, trash receptacle, and trash receptacle pad.

### Playground

Estimated Cost: $100,000

Price assumes a 2,500 S.F. play area. Includes medium-sized play structure and rubberized safety surface with edging.

### Restroom/Concessions

Estimated Cost: $310,000

Price assumes 1,225 S.F. facility, appropriate for a four field complex. Building includes space for concessions, men's and women's restrooms, and storage. (No pressbox)

### Small Shelter/Pavilion

Estimated Cost: $39,250

Price includes small structure and concrete pad.

### Shelter/Pavilion

Estimated Cost: $60,250

Price includes structure and concrete pad.

### Soccer Field

Estimated Cost: $650,000

Price assumes standard 240' x 360' length. Includes laser grading, sod, corner markers, lighting, and irrigation.

### Swimming Pool

Estimated Cost:

Pool - $1,700,000

Air Structure Enclosure - $800,000

Price includes commercial grade Junior Olympic 8 lane swimming pool, decking, fencing, and lighting. Bath house is not included due to varying sizes and specifications.

### Tennis Court

Estimated Cost: $50,000

Price assumes standard size. Includes fencing, netting, playing surface, and lighting.

### Walking Trail

Estimated Cost: $35 per Linear Foot

Price assumes 8' wide 4" asphalt walk.

# X. Appendix

# CITY HALL PARK

**Inventory**
**City of Lakeland**
**Outdoor Recreation Study**

**Owner/Operating Agency:** City of Lakeland

**Location:** 9959 Hwy. 70

**Size:** 4 Acres ±

**Park Classification:** Community Park

**FACILITIES**

| | ACTIVITY | UNIT | NUMBER/ SIZE | 2008 EXISTING | 2008 PROPOSED |
|---|---|---|---|---|---|
| 1. | Basketball | Goals | | | |
| 2. | Tennis | Courts | | | |
| 3. | Baseball | Fields | | | |
| 4. | Softball | Fields | | | |
| 5. | Soccer | Fields | | | |
| 6. | Bicycling | Miles | | | |
| 7. | Walking/Jogging | Miles | 0.2± | | |
| 8. | Open Space | Acres | 3.0± | | |
| 9. | Playground/Tot Lots | S.F. | 5,000± | | |
| 10. | Picnic | Tables | 14 | | |
| 11. | Pavilion/Gazebo | Each | 1 | | |
| 12. | Parking | Spaces | | | |
| 13. | Natural Area | Acres | | | |
| 14. | Pond | Acres | | | |

Amenities: pavilion with picnic tables, grills, restrooms, drinking fountain, paved parking, paved jogging trail and a playground

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# CITY HALL PARK

**Condition of Facilities**
**City of Lakeland**
**Outdoor Recreation Study**

| | FACILITY | CONDITION |
|---|---|---|
| 1. | Pavilion/Gazebo | open-air, wood with shingled roof, good condition, 11 picnic tables (2 ADA), 2 grills, lighted with fans |
| 2. | Restroom | cinderblock building with shingled roof, fair condition, water fountain outside (not ADA) |
| 3. | Playground | 2 play structures and 2 swing sets; smaller play structure in poor condition –mildew, pollen, & grime, duct tape on slide; other play structure is newer, but faded, underlying tarp/rubber pulling up and showing in 3 places; taller swing set has 1 kiddie swing, missing other; fair condition; play surface for all play structures is mulch |
| 4. | Jogging Trail | asphalt (some concrete), clearly marked, some overhead lighting, good condition |
| 5. | Open Use Fields | backstop - no lights, good condition; poles for volleyball net; field space for soccer, water fountain (ADA) |
| 6. | Trash Cans | lots and lots of trash cans, several different styles |
| 7. | Entrance | lack of identification signage |
| 8. | | |
| 9. | | |

# I.H. MANAGERIAL

**Condition of Facilities**
**City of Lakeland**
**Outdoor Recreation Study**

| FACILITY | CONDITION |
|---|---|
| 1. Pavilion/Gazebo | open-air, metal roof, built in 2002, outside siding – fair condition;10 picnic tables - good condition; 2 trash cans; lighted; outside lighting; 3 fans – one missing blades; in need of general maintenance |
| 2. Restrooms | 2 porta-potties –one fenced; both in good condition |
| 3. Jogging/Biking Trail | 3 types – asphalt, gravel, and primitive dirt trails; asphalt and gravel in good condition, primitive trail slightly overgrown in woods and completely overgrown in field; path of primitive trails hard to follow, poison ivy prevalent on wooded paths |
| 4. Picnic Sites | all tables on concrete pads and in good condition, all with trash cans and some with grills; varied locations – wooded, water-side, and in open areas |
| 5. Pond | scenic and good for fishing |
| 6. Entrance | lack of identification and wayfinding signage |
| 7. | |
| 8. | |
| 9. | |

DTD

# OAK RIDGE PARK

**Condition of Facilities**
**City of Lakeland**
**Outdoor Recreation Study**

| FACILITY | CONDITION |
|---|---|
| 1. Pavilion/Gazebo | new - good condition, 1 picnic table, trash can, not lighted |
| 2. Sidewalk | asphalt, no edge; path to the gazebo, poorly maintained, edges overgrown; trail between subdivisions in good condition, wooded with new bridge over creek |
| 3. Open Space | hilly open field and retention pond |
| 4. Entrance | through subdivision |
| 5. | |
| 6. | |
| 7. | |
| 8. | |
| 9. | |

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# PLANTATION HILLS

**Inventory**
**City of Lakeland**
**Outdoor Recreation Study**

**Owner/Operating Agency:** City of Lakeland

**Location:** Bluebird Cove

**Size:** 3.17 Acres

**Park Classification:** Neighborhood Park

**FACILITIES**

| | ACTIVITY | UNIT | NUMBER/ SIZE | 2008 EXISTING | 2008 PROPOSED |
|---|---|---|---|---|---|
| 1. | Basketball | Goals | | | |
| 2. | Tennis | Courts | | | |
| 3. | Baseball | Fields | | | |
| 4. | Softball | Fields | | | |
| 5. | Soccer | Fields | | | |
| 6. | Bicycling | Miles | | | |
| 7. | Walking/Jogging | Miles | | | |
| 8. | Open Space | Acres | ? | | |
| 9. | Playground/Tot Lots | S.F. | 1,950± | | |
| 10. | Picnic Sites | Tables | 4 | | |
| 11. | Pavilion/Gazebo | Each | | | |
| 12. | Parking | Spaces | 4 | | |
| 13. | Natural Area | Acres | .54± | | |
| 14. | Pond | Acres | | | |

Amenities: playground equipment, picnic tables and a federally designated wetland

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# PLANTATION HILLS

**Condition of Facilities**
**City of Lakeland**
**Outdoor Recreation Study**

| FACILITY | CONDITION |
|---|---|
| 1. Playground/Tot Lot | one large play structure, 2 see-saw animals, and a bouncy seat; older, very dirty with pollen, mildew, and grime |
| 2. Swing Set | kiddie swings, 1 of 2 missing |
| 3. Wetland | signs tell visitors to keep out, not a 'feature' or 'attraction' for the park, as appearance of a wooded ditch |
| 4. Entrance | unclear, no signage, hidden between homes, hard to find |
| 5. | |
| 6. | |
| 7. | |
| 8. | |
| 9. | |

# PLANTATION HILLS

**Inventory Photos**

DTD

# WINDWARD SLOPES

**Inventory**
**City of Lakeland**
**Outdoor Recreation Study**

**Owner/Operating Agency:** City of Lakeland

**Location:** Beverle Rivera Dr.

**Size:** 11 Acres ±

**Park Classification:** Neighborhood Park

**FACILITIES**

| | ACTIVITY | UNIT | NUMBER/ SIZE | 2008 EXISTING | 2008 PROPOSED |
|---|---|---|---|---|---|
| 1. | Basketball | Goals | | | |
| 2. | Tennis | Courts | 2 | | |
| 3. | Baseball | Fields | | | |
| 4. | Softball | Fields | | | |
| 5. | Soccer | Fields | | | |
| 6. | Bicycling | Miles | | | |
| 7. | Walking/Jogging | Miles | .38± | | |
| 8. | Open Space | Acres | 1.23± | | |
| 9. | Playground/Tot Lots | S.F. | 2,575± | | |
| 10. | Picnic Sites | Tables | 2 | | |
| 11. | Pavilion/Gazebo | Each | 1 | | |
| 12. | Parking | Spaces | 35 (2HC) | | |
| 13. | Natural Area | Acres | 0.26± | | |
| 14. | Pond | Acres | | | |

Amenities: walking trail, parking, playground, pavilion and restrooms

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# WINDWARD SLOPES

**Condition of Facilities**
**City of Lakeland**
**Outdoor Recreation Study**

| FACILITY | CONDITION |
|---|---|
| 1. Pavilion/Gazebo | new, 2 picnic tables (1 ADA), trash can |
| 2. Playground | new, large play structure with slides, 2 climbers, 4 misters, water fountain, brick seat wall, colored vitriturf |
| 3. Ball Wall | new |
| 4. Tennis Courts | new, fenced, not lighted, 1 bench, 1 picnic table |
| 5. Restroom | new, small brick building with shingled roof, water fountain on outside wall |
| 6. Jogging Trail | asphalt loop around park, connects to neighborhood |
| 7. | |
| 8. | |
| 9. | |

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# ZADIE E. KUEHL MEMORIAL PARK

**Condition of Facilities**
**City of Lakeland**
**Outdoor Recreation Study**

| FACILITY | CONDITION |
|---|---|
| 1. Pavilion/Gazebo | open-air, metal roof, no bulbs in lights, 2 fans - neither with blades, 6 picnic benches; overall – good condition |
| 2. Playground | equipment in good condition, fun/unique play elements, 2 play structures with slides and tunnels, a glider, and a ball chute; Vitriturf – fair to poor condition – holes and tears, patched with different color; 2 bike racks, 4 benches – fair condition – warped wood, 2 small picnic tables, a grill, 2 trash cans, water fountain |
| 3. Jogging Trail | asphalt, good condition, well maintained edge |
| 4. Entrance | lack of identification signage, hard to find |
| 5. | |
| 6. | |
| 7. | |

# COOL SPRINGS TRAL

**Condition of Facilities**
**City of Lakeland**
**Outdoor Recreation Study**

| FACILITY | CONDITION |
|---|---|
| 1. Walking Trail | asphalt, good condition |
| 2. | |
| 3. | |
| 4. | |
| 5. | |
| 6. | |
| 7. | |
| 8. | |
| 9. | |
| 10. | |

DTD

# COOL SPRINGS TRAIL

**Inventory Photos**

Focus Group Comments 8.14.08

# Descriptors for Vision

## The Vision for the Lakeland Parks and Recreation System

| | | 1 | 2 | T | | | 1 | 2 | T | | | 1 | 2 | T |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1. | Develop a Connected Community | 12 | 15 | 39 | 8. | Promote City Pride | 2 | 9 | 13 | 15. | Play | 1 | 1 | 3 |
| 2. | Serve the Entire Community | 14 | 9 | 37 | 9. | Sustainable | 2 | 4 | 8 | 16. | Progressive | 1 | 0 | 2 |
| 3. | Create an 'Identity' for the City | 11 | 5 | 27 | 9. | Service Excellence | 3 | 2 | 8 | 16. | Citizen Driven | 1 | 0 | 2 |
| 4. | Preserve Natural Environment | 8 | 10 | 26 | 9. | Fun | 3 | 2 | 8 | 16. | Grow & Learn | 0 | 2 | 2 |
| 5. | Health & Well-Being | 8 | 6 | 22 | 12. | Variety | 2 | 0 | 4 | 19. | Memorable Experiences | 0 | 0 | 0 |
| 6. | Environmental Stewardship | 4 | 8 | 16 | 12. | Leader - Local, State, National | 0 | 4 | 4 | 19. | Innovative | 0 | 0 | 0 |
| 7. | Well-Designed | 6 | 2 | 14 | 12. | Economy | 0 | 4 | 4 | 19. | Inclusive | 0 | 0 | 0 |

Focus Group Comments 8.14.08

# Types of Parks Needed

## Parks Needed by the Lakeland Parks and Recreation System

| | | 1 | 2 | T |
|---|---|---|---|---|
| 1. | Community Center | 24 | 12 | 60 |
| 2. | Multi-Use Trails for Walking, Biking, Etc. | 14 | 3 | 31 |
| 3. | Large Multi-Use Parks that Serve the Whole Community | 12 | 7 | 31 |
| 4. | Parks with Lake, Creek, or Water Frontage | 8 | 4 | 20 |
| 4. | Skate Park | 7 | 6 | 20 |
| 6. | Spray Park | 6 | 3 | 15 |
| 7. | A Park Consisting of Primarily Sports Fields | 5 | 4 | 14 |
| 8. | Natural Areas | 1 | 10 | 12 |
| 9. | Water Sports Facilities | 4 | 2 | 10 |
| 9. | Multi-Use Trails | 3 | 4 | 10 |
| 11. | Mid-Size Parks that Contain Active and Passive Recreational Opportunities and Serve Several Neighborhoods | 3 | 3 | 9 |
| 12. | Wildlife Preserves | 2 | 4 | 8 |
| 13. | Small Neighborhood Parks | 2 | 1 | 5 |
| 14. | Water Park | 1 | 1 | 3 |
| 15. | Educational Park | 1 | 0 | 2 |
| 15. | Historic Sites | 0 | 2 | 2 |

Focus Group Comments 8.21.08

# Types of Programs Needed

## Recreation Programs Needed by the Lakeland Parks and Recreation System

| | | 1 | 2 | T |
|---|---|---|---|---|
| 1. | Youth Sports | 23 | 11 | 57 |
| 2. | Fitness/wellness classes | 12 | 19 | 43 |
| 3. | Special events (festivals, concerts in the park) | 17 | 6 | 40 |
| 4. | Classes for lifelong learning | 7 | 9 | 23 |
| 5. | Skateboard Park | 7 | 6 | 20 |
| 6. | After school programs | 3 | 10 | 16 |

Focus Group Comments 8.21.08

# Specialized Facilities/Amenities

## Specialized Facilities/Amenities Needed by the Lakeland Parks and Recreation System

| | | 1 | 2 | T |
|---|---|---|---|---|
| 1. | Indoor recreation or community centers | 31 | 5 | 67 |
| 2. | Lighted Sports Fields | 25 | 6 | 56 |
| 3. | Water/Spray Park | 12 | 14 | 38 |
| 4. | Skateboard park | 12 | 7 | 31 |
| 5. | Trails and pathways | 11 | 6 | 28 |
| 6. | Swimming pools | 1 | 9 | 11 |
| 7. | Reservable group picnic areas | 3 | 4 | 10 |

DRAFT

# Vision Statement

## For the Lakeland Parks and Recreation System

The Lakeland Parks and Recreation Department envisions providing **well designed**, interconnected parks, trails, recreation facilities and natural areas that:

- **Connect and serve the entire community** by offering programs and facilities that encourage inclusion and participation.
- Demonstrate **environmental stewardship** of the public lands and facilities under our care. All facilities will be clean, safe, well maintained, and environmentally friendly. The **natural environment will be preserved** and the best practices in **sustainability** implemented.
- Enhance **health and well-being** through the provision of programming and facilities that encourage staying active, being fit and having **fun**.
- **Promote City pride** and improve the livability of our community by developing a **variety** of parks and facilities that **create an "identity" for our City.**
- Distinguish our system as a **local, state and national leader** in parks and recreation.
- Strengthen our **economy** and reinforces our commitment to **service excellence**.