



# CITY OF LOCKHART, TX

Parks, Recreation and Open Space Master Plan

PRODUCED BY:

**BURDITT**  
Land|Place

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## Parks, Recreation, and Open Space Master Plan

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# CITY OF LOCKHART

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## PARKS, RECREATION & OPEN SPACE MASTER PLAN

People need immediate places to refresh and reinvent themselves. Our surroundings, built and natural alike, have an immediate and a continuing effect on the way we feel and act, and on our health and intelligence. The places where we spend our time affect the people we are and can become.

*-Tony Hiss*

*Author, The Experience of Place*

*National Recreation and Park Association*

*National Literary Award Recipient*



# Executive Summary



## Introduction

Parks and recreation programs and facilities are an important part of the lifestyle and culture of Lockhart, Texas. From community events such as the annual Chisholm Trail Roundup and Diez Y Seis de Septiembre Celebration, to Little League and Youth Soccer games, recreation is part of Lockhart residents' daily lives.

The parks planning process aims to evaluate existing parks and recreation facilities to determine the need for improvements and additions, such as identifying new park and facility opportunities to support the recreation needs of Lockhart residents. During the Summer of 2017, Burditt Consultants, LLC was engaged by the City of Lockhart to update the Parks Master Plan to address current and future recreation needs and is influenced by stakeholder input. The following approaches were implemented in the development of the master plan:

- Standards-Based Approach – utilizing traditional park standards and evaluation of current trends.
- Demand-Based Approach - utilizing input from staff, City Council, the Parks Master Plan Steering Committee, sports leagues, and Lockhart residents to identify current and future needs and desires.
- Resource-Based Approach - leveraging available land, natural features, rights-of-way, and City facilities to enhance park and recreation opportunities.

The following studies were undertaken in the development of the master plan:

- Inventory of existing parks and facilities;
- Evaluation of available growth and demographic data, trends and projections;

- Analysis of stakeholder input conducted by the City including survey input, public meeting results, and targeted stakeholder input;
- Identification of Priority Projects;
- Development of concepts for new and renovated facilities;
- Probable cost estimation for priority projects;
- Evaluation of cost impacts per household;
- Identification of maintenance and operation costs for new and renovated facilities.

## Community Values

Through the process of community engagement, certain common community values were expressed and opportunities for demonstrating these values through park development and recreation programming are woven into this planning document.

Processes for engaging stakeholders in this process included meetings with a City Council-appointed Parks Master Plan Steering Committee, Staff guidance, an Online Survey, and two Public Meetings. Some of the most significant priorities identified are as follows:

## Key Priorities

- Walking, hiking, cycling, swimming, baseball were all popular recreation activities in which residents currently participate.
- Aquatics, trails and playgrounds were the most requested facilities.
- A high priority was placed on renovation of existing facilities.
- A recreation center was identified as a new facility desired for the community.
- Most survey participants determined a high priority should be placed on parks and trails within Lockhart.



*Lockhart High School Band participating in local parade.*



*Chisholm Trail Roundup in Lockhart.*



*Dickens Christmas in Lockhart.*



*Hot Rods and Hatters car show.*



*Lockhart has been the setting for many films and shows over the years.*

## Existing Parks and Facilities

An inventory of existing parks and facilities was conducted to determine the current condition of amenities and identify opportunities for additions and improvements to the parks system. Generally, the parks in Lockhart are functional, yet many features and amenities are aging and in need of updates or replacement in order to meet current standards and expectations. At the direction of stakeholder input, focus of this plan was placed on bringing current parks up-to-date with new and modern amenities.

## Priority Projects

The following projects were identified and concept drawings were developed along with statements of probable cost:

1. **City Park and Lockhart Youth Sports Complex** - Renovations and Additions
2. **Jason K. LaFleur Soccer Complex** - Parking Expansion, Dog Park, and Other Improvements
3. **Pecos Park** - Park Renovation & Development Standards for City-Wide Implementation
4. **Wayfinding and Architectural Concepts**
5. **Lot 29 at N. Walnut and N. Church Street** - Public Space Opportunities in Downtown
6. **Courthouse Square Improvements** - Public Space Opportunities in Downtown

## Implementation

A core component of any planning effort is consideration of how the plan will be implemented. With priority projects identified, it will then become the responsibility of Staff and Elected Officials, and even Lockhart Residents, to take ownership of the plan and develop the projects that are the most feasible each year. Each identified project will require a commitment of funds to realize, and in some cases may require issuance of public debt.

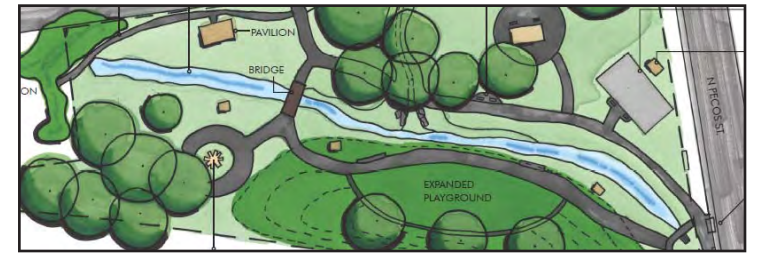
## Opinions of Probable Cost

Within this Plan, Opinions of Probable Cost (OPCs) have been provided that detail the items proposed in each concept plan. Though only Preliminary Concepts, these OPCs should aid the City in development of Capital Improvements budgets each year and provide the information needed for grant applications when available. Probable costs established herein will vary during the design and development of any given project and should be considered for guidance only.

With any project, the level of finish, materials choices, and untold numbers of changes and additions will likely find their way into a given project scope and budget. In anticipation of known scope changes within project budgets, cost estimates are provided with consideration of contractor mark-up, contingencies, and a 20% multiplier for “high range” estimates.

In addition to the cost of construction, general maintenance costs are included to assist planning of annual budgets as new and improved amenities are added to the system.

*The table shown on the right summarizes the Opinion of Probable Costs for each proposed capital project identified within the Master Plan. Costs were evaluated in terms of debt service per household valuation (taxable value) to illustrate the level of commitment required to fund a project through issuance of public debt (municipal bonds).*





## Summary of Priority Projects - Opinion of Probable Costs and Cost Per Household Valuation

Priority	Capital Project	Project Cost Estimate (avg. low-high)			Annual Debt Svc	I&S Rate per \$100 Value	Annual Cost per Property Valuation (Household Value)			
		low	high				\$75,000	\$100,000	\$150,000	\$200,000
1	City Park and Youth Sports Complex	\$9,768,390	\$11,722,068	\$900,091	0.165	\$124	\$165	\$248	\$330	
	Renovations and Additions									
2	Jason K. LaFleur Soccer Complex -	1,734,711	\$2,081,653	\$159,842	0.029	\$22	\$29	\$44	\$59	
	Parking, Dog Park & Other Improvements									
3	Pecos Park Renovation	1,006,501	\$1,207,801	\$92,742	0.017	\$13	\$17	\$26	\$34	
	Park Redevelopment Standards for City-Wide Implementation									
4	Courthouse Square	681,870	\$818,244	\$62,830	0.012	\$9	\$12	\$17	\$23	
	Public Space Opportunities in Downtown									
5	Lot 29 at N. Walnut and N. Church Street (Downtown Park/ Plaza)	\$1,273,206	\$1,527,847	\$117,317	0.022	\$16	\$22	\$32	\$43	
	Public Space Opportunities in Downtown									

Trails									
	Priority 1 -Park Connection (5'wide)	261,360	\$313,632	\$24,083	0.004	\$3	\$4	\$7	\$9
	Priority 2 - Stueve Ln Trail (5'wide)	304,920	\$365,904	\$28,096	0.005	\$4	\$5	\$8	\$10
	Priority 3 - Town Branch Creek Trail (10' Wide)	406,560	\$487,872	\$37,462	0.007	\$5	\$7	\$10	\$14
	Priority 4 - 183 Alternative (5' Wide)	87,120	\$104,544	\$8,028	0.001	\$1	\$1	\$2	\$3
	Priority 5- State Park Trail (5' Wide)	217,800	\$261,360	\$20,069	0.004	\$3	\$4	\$6	\$7
	Priority 6-East Circulation (10' Wide)	406,560	\$487,872	\$37,462	0.007	\$5	\$7	\$10	\$14
	Priority 7 -West Circulation (10' Wide)	479,160	\$574,992	\$44,151	0.008	\$6	\$8	\$12	\$16
	*annual cost per household based on 2016 City tax rates and total property valuation								
	*assumes 3% debt service and 15-year bond								

“Play is the work of a child.”

- *Maria Montessori*

Inventory & **Analysis**



01

Inventory &  
**Analysis**

02

Demand  
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03

Community  
**Community**

04

Programs &  
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Natural  
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Priority  
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Plan  
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# Project Overview

## Introduction

### **The Purpose of the Plan**

The City of Lockhart's Parks, Recreation, and Open Space Master Plan was originally developed in 1997 as a guide for park and recreation improvements over the next ten years. The plan provided guidance on new parks and facilities and was developed with stakeholder input. At the time of writing, the population of Lockhart was approximately 10,000, and has grown to a current population of 13,527 (Census 2016). Although the population of Lockhart has changed by relatively small increments, the types of recreation amenities desired by residents must continually be assessed while also updating and replacing equipment and facilities that have reached the end of their useful life.

In the Summer of 2017, The City engaged Burditt Consultants, LLC to develop an updated Master Plan that addresses current and future recreation needs as the City continues to grow and develop. The City's current parks and facilities are in varied states of condition and age, with several parks in need of complete renovation. The plan will address the physical need for replacement and/or renovation of existing amenities and suggest new ones where appropriate utilizing stakeholder input as a guide for determine the type, character and location of proposed improvements.

The City of Lockhart Parks, Recreation and Open Space Master Plan 2018-2028, herein referred to as "The Plan", has been developed to identify current and future needs for parks and recreation facilities and programs, prioritize projects for the next five to ten years, and provide guidance for implementation for the duration of The Master Plan.

While written as a ten-year plan, it is typical to update a recreation plan every 5 years, especially when experiencing significant growth or upon completion of a majority of key planned projects. This Plan focuses more on the near-term opportunities with an understanding of the coming growth in the area.

### **A Community-Driven Plan**

The development of the Master Plan has been guided throughout the process by a variety of stakeholder involvement processes to ensure that recommendations herein reflect the goals and intentions of its residents, staff and elected officials. To meet these ends, the following stakeholder involvement strategies were utilized:

1. Parks Master Plan Steering Committee - the Lockhart City Council appointed a nine member steering committee of Lockhart residents from a wide range of backgrounds and interests to guide the development of the plan. Monthly meetings were held to identify priorities for improvements to the parks and recreation system. Concepts for improvements were presented for discussion along with results from other stakeholder involvement for their review and comment.
2. Online Parks and Recreation Survey - an online survey was conducted for residents to answer a range of targeted and open-ended questions regarding parks, facility, and program needs. A total of 358 survey responses were received online, providing clear direction on several key priority areas:
  - General Park and Facility Upgrades
  - Aquatics Upgrades
  - Trails and Connectivity
  - Adult Sports
  - Sports Complex Upgrades
  - Indoor Recreation
  - Events and Event Space

3. Public Meetings - the City hosted two public meetings to gather input from residents on their priorities for parks and recreation facilities and programs. The first meeting held was a "workshop" where participants worked in small groups as they were guided through a series of recreation topics. Input from the meeting was used in conjunction with other stakeholder outreach efforts to develop intentions for park and facility improvements. The second public meeting provided an opportunity for the planning team to present preliminary design concepts for park improvements and allow participants to comment and provide valuable feedback for plan development.
4. Elected Officials and Staff Involvement - the Mayor, City Council Members, City Manager and Staff were actively involved throughout plan development, providing critical input regarding the opportunities, funding availability, and community values to be honored within the plan document.

## Master Plan Goals

### Master Plan Goals

The goals and objectives of a park planning effort should serve two purposes:

- 1. Guide the development of The Plan; and**
- 2. Guide the implementation of The Plan.**

These goals seek to express the needs and priorities of the residents, staff and elected officials for parks and recreation in harmony with the City's overall vision for managing growth, economic development, and quality of life in Lockhart.

The following goals have been identified for guidance of this plan:

**Goal 1:** Public recreational facilities should be multi-purpose and adaptable to future needs.

**Goal 2:** Because of rising costs, recreational improvements should be shared, where possible, with school, county, and non-profit entities who may have a stake in the benefits of recreational programs.

**Goal 3:** Open spaces and natural habitats should be preserved for future generations: additional land should be acquired and specialized parks developed.

**Goal 4:** All people should have access to all parks and recreational facilities regardless of age, sex, income, cultural differences, location in the community, and handicap status.

**Goal 5:** The availability of high quality parks, open spaces, and recreation opportunities plays an important role in economic development.

**Goal 6:** New growth (new subdivisions) should pay for their own recreational facilities.

**Goal 7:** The life expectancy of new parks and equipment can be 15 to 20 years: parks need to be renovated and equipment replaced or maintained as needed.

**Goal 8:** Maintaining public recreational facilities places a financial burden on the City; more facilities require more staff.

**Goal 9:** Parks and recreational programs must find ways to celebrate the variety of cultures within the community.

**Goal 10:** Public Recreation should be coordinated with other community recreation providers to avoid duplication and promote innovation

**Goal 11:** Public recreation should be integrated with all other public services, such as economic development, education, health, public safety, transportation, and protection of the environment.

**Goal 12:** Citizens should be involved in all aspects of planning for public recreation.

**Goal 13:** Local public recreation should be integrated with regional and state plans.

## Methodology

The Lockhart Parks, Recreation, and Open Space Master Plan was developed using a three-fold technique that follows general methodologies accepted by TPWD for local park master plans and by the Department of the Interior for local park system Recovery Action Plans (RAP). The following approaches were implemented:

**1. Standard-Based Approach** – uses standards established by the City to determine the quantity of park facilities required to meet the City’s needs for a given population. Standards are usually expressed as the quantity of park facilities needed to adequately serve every 1,000 citizens of the City.

Standards are established to provide the level of service that the City believes is most responsive to the amount of use and interests of its citizens. This plan compares current resources to national standards as appropriate for Lockhart.

**2. Demand-Based Approach** – uses public meetings, participation rates, league usage data, and surveys to determine how much the population uses and desires certain types of recreation facilities.

**3. Resource-Based Approach** – is based on the usefulness of available physical resources to provide recreation opportunities. For example, the City’s street rights-of-way, floodplains, and drainage corridors provide opportunities for trail connections.

All three methods are important in their own manner, but individually do not represent the entire picture. The assessment component of the project utilizes all three methods to determine what types of recreation facilities and parks are needed.

Typical assessments evaluate Level of Service (LOS). While this is important, we believe it is also critical to also understand and evaluate the Quality of Service. QOS evaluation requires intense community involvement and yields critical information of

how the facility or park amenity is performing according to the expectations of citizens overall. Quality of Service is most easily identified through conversation. Engaging park users is the most direct method of understanding the user experience for a given facility.

As national guidelines and standards are based on demographic trends rather than specific local desires, they must be fine-tuned to meet local conditions. It is important to recognize that national standards are simply guidelines or benchmarks that are intended to serve as a starting point for park planning. Each city has its own unique geographic, demographic, and socio-economic composition, and as such, the arbitrary application of national standards, as is often done, would not necessarily meet the needs of Lockhart.

### Inventory and Analysis

The inventory phase of the planning process includes inspection of the City’s existing parks and recreation facilities to determine overall condition, maintenance needs, and opportunities for additions and improvements. Observations of site, equipment and facility conditions are noted.

In addition to the City’s facilities, recreational facilities provided by other entities are noted to identify service gaps, avoid duplication of service and to gather a complete picture of recreation in Lockhart.

### Demographics, Growth and Trends

A key component of any master plan is understanding patterns of growth in the community and region. Regional, state and national trends in recreation are also considered, as the types of facilities and activities desired by the public are ever-changing.

### Priority Projects and Implementation

The results of data collection, analysis and stakeholder input result in the identification of priority projects for enhancement of Lockhart’s parks and recreation system. Some of these

projects are recommended to provide upgrades and improvements to existing facilities, whereas others are opportunities to add new features to the parks system that address growing needs for recreation.

Priority Projects have been studied to determine feasibility and probable costs to the level of detail appropriate at the conceptual level. Further study during a “design development” phase with a design professional will be needed to further refine the details, programming and costs for a given project when the times comes for implementation.

The City of Lockhart is located in a high growth area that includes the Austin-San Antonio corridor, and the other surrounding communities that have evolved over the past 100 plus years such as La Grange, Bastrop, San Marcos, New Braunfels, etc. These communities enjoy similar natural resource benefits and topography, rich history of settlement, farm and ranch influence as well as oil and gas. With a population at almost 14,000, the City now faces the important need to maintain facilities or create them, in a systematic approach that is sustainable and achievable.

### Planning Area Description

The planning area for the Parks Master Plan focuses on the park and recreation needs for residents within the Lockhart City Limits and ETJ, however the proximity of Lockhart to the large metropolitan planning areas of Austin and San Antonio, as well as smaller communities nearby, warrants consideration of the effects of regional growth and development when planning for future park and facility needs.

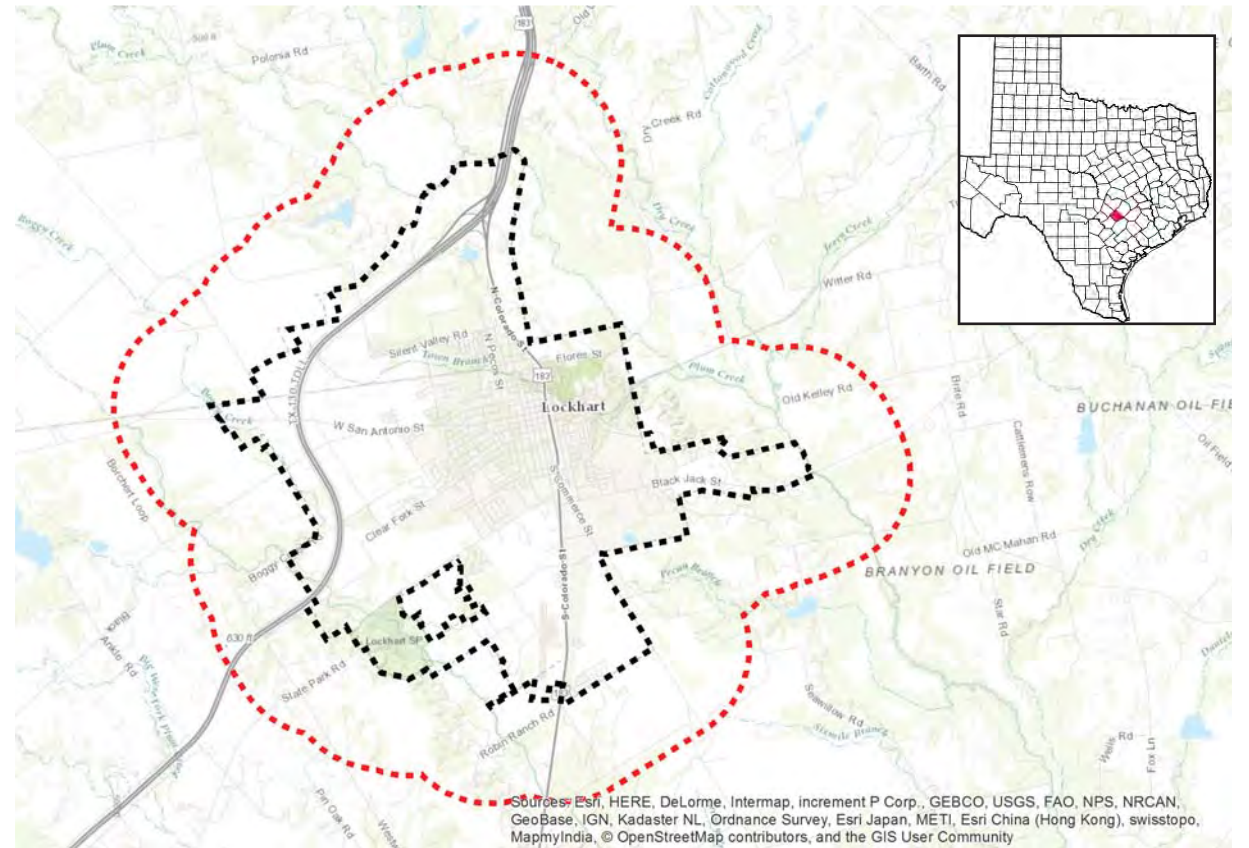
### Population Projections

The overall trend for communities near Austin, Texas is one of continued growth and expansion. Communities such as Lockhart, located less than an hour’s drive from the metropolitan area, are expected to grow significantly over the next ten years. Lockhart is already beginning to experience an increase in residential development and will likely continue to see the population grow at a steady pace.

## Community Profile

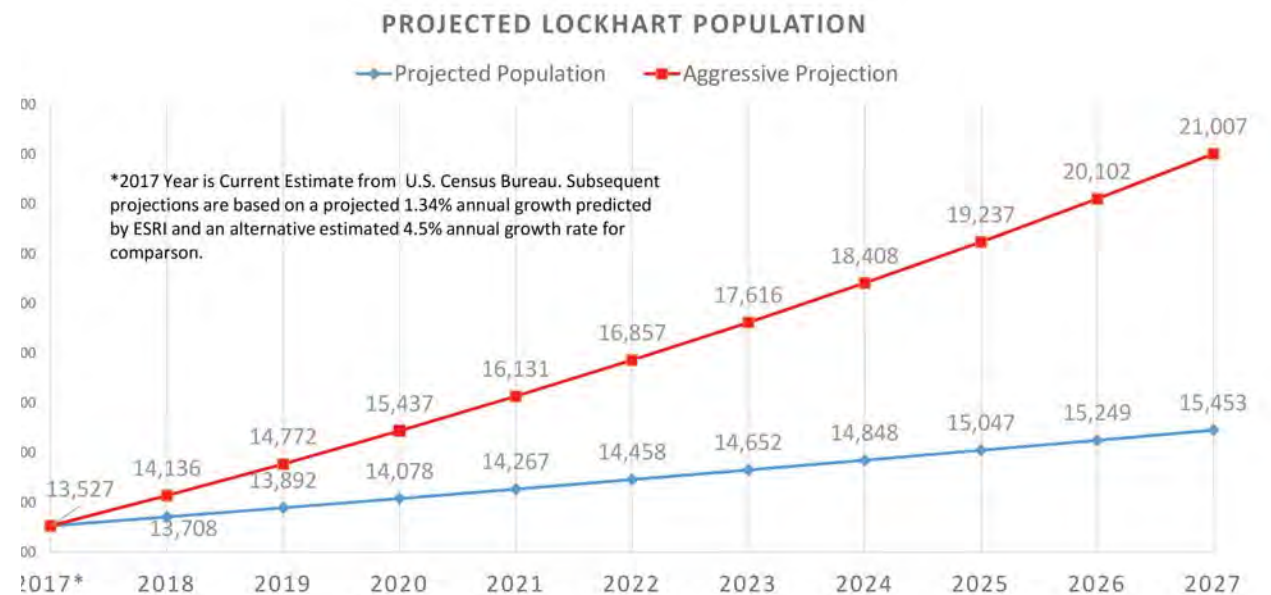
Conservative efforts project an ten year increase in population to a total of 15, 453 residents in Lockhart (1.34% annual growth). Given the rate of new housing starts and patterns in the region, it is quite possible that the population may continue to grow at a more aggressive rate of up to 4.5% per year, to a 2027 population of 21,007 residents.

Along with population growth comes the demand for more recreational resources distributed throughout the community to served a wide range of needs and desires. An important consideration for planning recreation is the distribution of age groups in the coming years. The five-year projections in Lockhart show growth in the age groups of 30-39 years and 65-79 years of age as the most significant. Ensuring that a diverse range of facilities are available should be an ongoing principle for park planning and development.



Planning Area - Lockhart, Texas City Limits (black) and Extra-Territorial Jurisdiction (red)

Population in Lockhart CL and ETJ	Residents 2017	Residents 2022	Change in Population
Age 0-4	958	1022	64
Age 5-9	953	1003	50
Age 10-14	965	1012	47
Age 15-19	928	964	36
Age 20-24	991	970	-21
Age 25-29	1151	1172	21
Age 30-34	1057	1201	144
Age 35-39	1003	1108	105
Age 40-44	949	984	35
Age 45-49	893	877	-16
Age 50-54	927	935	8
Age 55-59	956	967	11
Age 60-64	795	878	83
Age 65-69	644	749	105
Age 70-74	557	695	138
Age 75-79	370	509	139
Age 80-84	243	288	45
Age 85+	315	328	13



Lockhart's population has increased steadily, with the most significant growth periods in recent history documented in the decennial census of 1980 and 2000. The Earth Science Research Institute (ESRI) projects an annual growth rate of 1.34%. Based on this figure, the City would reach a population of 15,453 by the year 2027. Comparing this figure with a more aggressive 4.5% annual growth rate gives a projected population of approximately 21,007 residents.

# Demographics and Recreation Trends

## Recreation Trends

General demographic data such as population growth, age distribution and heritage-related information are valuable resources in telling the story of a community. A further refinement in planning recreation is to understand not only ‘who’ lives in Lockhart, but ‘how’ they spend their leisure time. In this age of data collection from every facet of our lives, valuable information regarding user preferences, recreational activity, and much more is available for use in planning future improvements to the parks and recreation system.

Data on recreation provided by the Earth Science Research Institute (ESRI), a geographic information software and information provider, provides rich insight into some of the preferred recreation activities of residents in and around Lockhart. This

information was collected by ESRI from a wide range of sources such as retail purchasing records from participating vendors, surveys, and other sources.

One of the most clear and telling results from evaluation of recreation trends in Lockhart is that the same two major categories of activities are reported in these trends as were identified in the Lockhart Parks and Recreation Online Survey. The largest participation categories were in

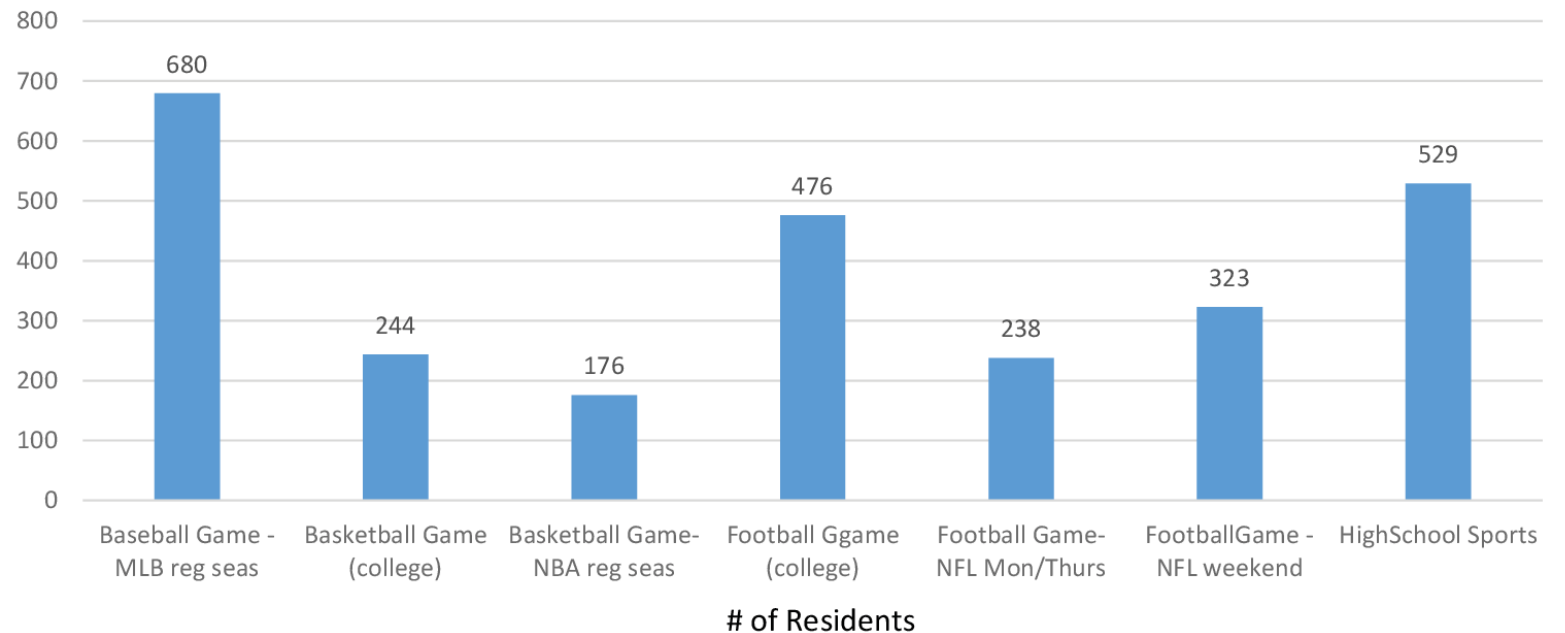
- Walking/Hiking/Bicycling
- Aquatics

Other activities that were highly popular in the 2016-2017 study period included a wide range traditional activities such as team sports, yoga classes and aerobics, golf, fishing, boating, tennis and more. The chart on the following page illustrates some of the most popular activities in Lockhart.

The take-home message is that Lockhart residents are active and engaged in a broad spectrum of interests. Providing variety is clearly a key priority in managing a healthy recreation system in the coming years.

### Sporting Events Attendance

ESRI's Lifestyle and Demographics Data 2016-2017

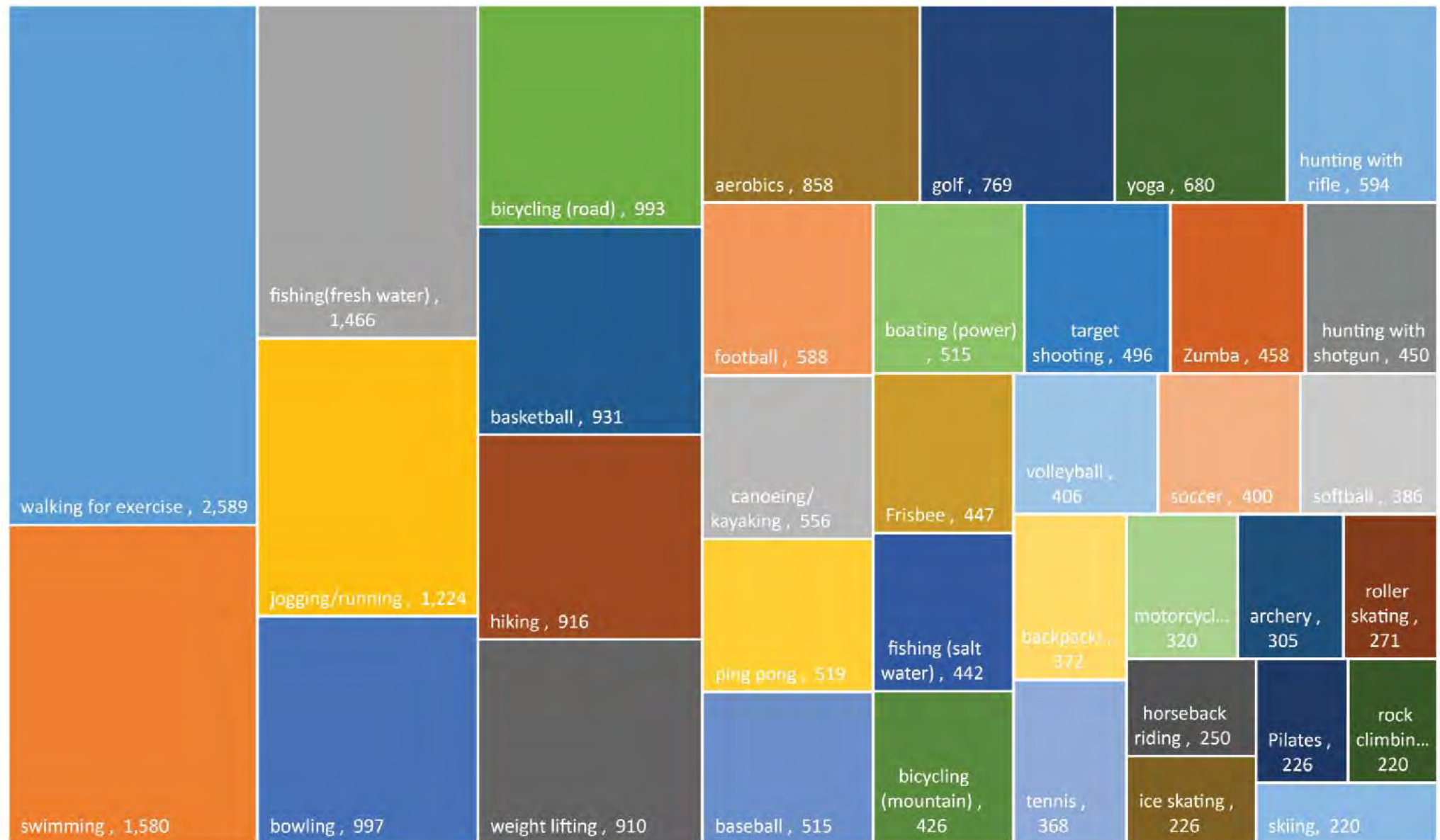


*ESRI's Lifestyles and Demographics Data form 2016-2017 reports a significant level of attendance of sporting game events by residents of Lockhart and the surrounding Extra-Territorial Jurisdiction (ETJ). Although not all of these events are provided by the City, interest in professional, college and even high school level of game play often mirrors the interest in those same sports at younger age levels.*



## Recreational Activity Participation in the Last 12 Months

ESRI's Lifestyle and Demographics Data 2016-2017



The chart above details the most popular recreational activities that residents in Lockhart participated in during the last 12 months. Most notably, trail-related activities such as walking, bicycling, jogging, and hiking as well as aquatics activities are the most popular. This trend aligns with input gathered from residents during the online survey and public meetings.

# Level-Of-Service

## Level-Of-Service

The capacity of a parks and recreation system to provide both the quantity and quality of parks, programs, and amenities can be evaluated in many ways. The quality and type of amenities offered by a parks system will vary with each community and is best determined through public engagement to determine what people want and need in their community.

The level-of-service of a park system can also be evaluated in terms of the geographic distribution of parks. Traditionally, park distribution has been evaluated by the distance from parks to neighborhoods in radius, which can be useful in a visualizing service gaps in the community.

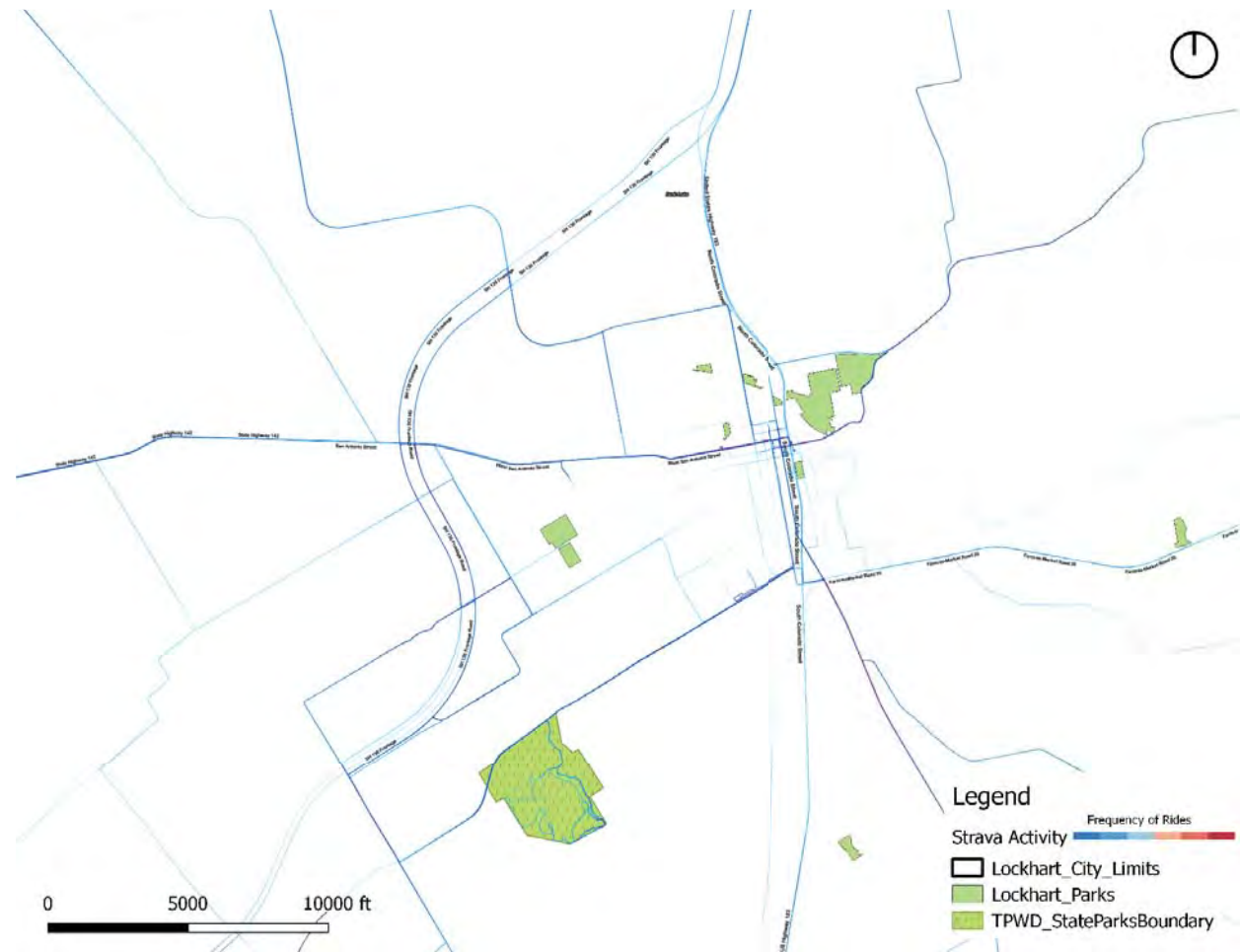
Taking this idea a step further, an analysis was conducted to evaluate the walk-able distance from any given park to consider the true distance from a park that can be accessed on foot or bicycle.

The analysis utilized existing roadways as the basis for measuring an approximate 15-minute walk from/to any park (1/2 mile). The resulting map illustrates significant gaps in the community where there are no parks within a 15-minute walk. The southeastern and northwestern quadrants of the community are the least accessible to parks. These areas are beginning to develop with new residential subdivisions and will be needing more neighborhood parks to serve a variety of needs.

## Strava Mobile Activity

The popular fitness and training website [strava.com](http://strava.com), and the associated mobile apps, are becoming a popular tool for evaluating pedestrian and bicycle activity in a community. Users of the mobile apps on smart devices and fitness watches actively track their routes and pace of activity with the integrated GPS in their devices. These data are uploaded to the website for mapping and tracking of activity. This service is becoming a powerful tool for evaluating a community's level-of-service with regards to non-vehicular mobility and

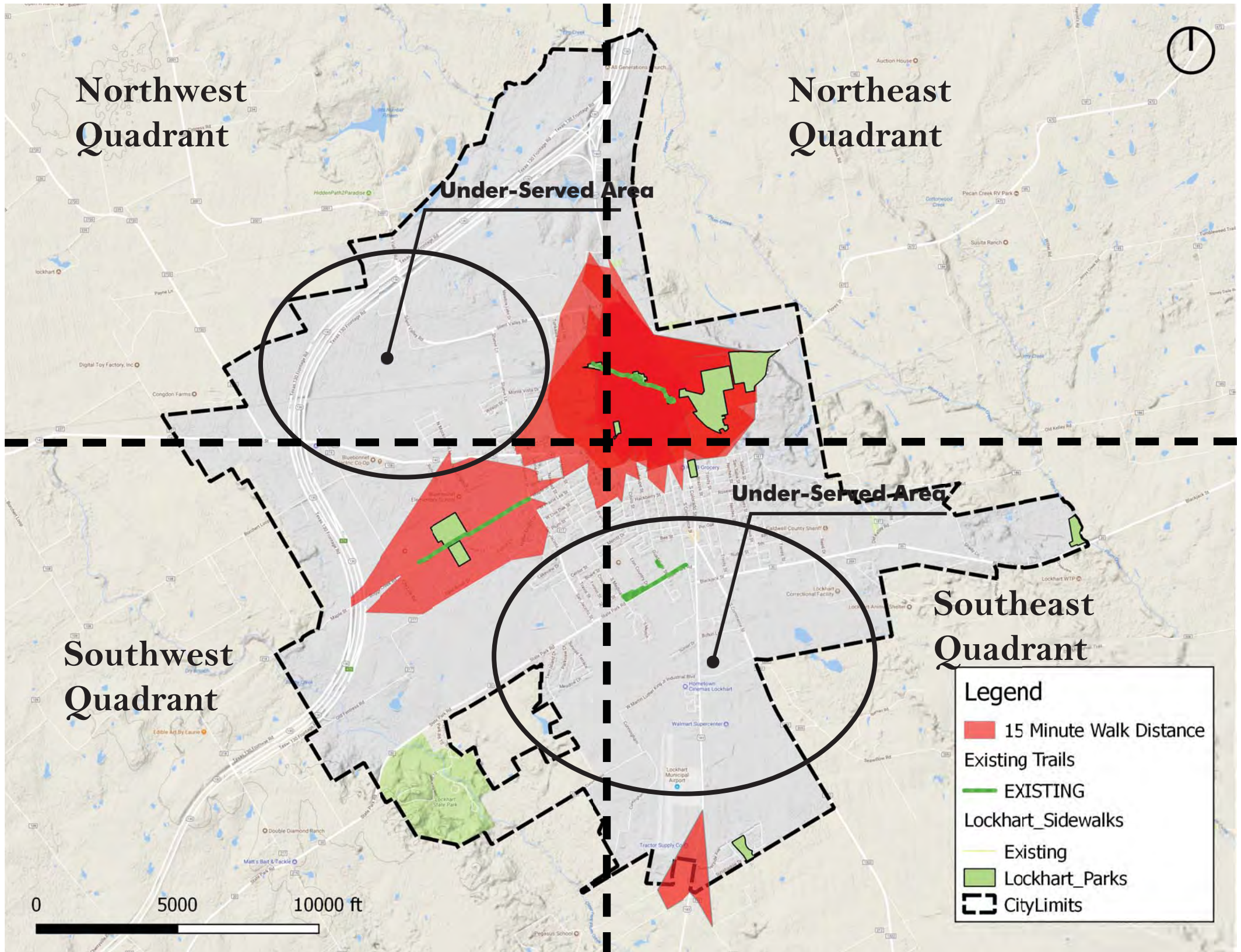
recreational capacity. Mapping of the Strava data in Lockhart paints a clear pattern of behavior in how residents and visitors move through the community on bike and on foot. All of the lines on the map above indicate pedestrian and bicycle activity within the past year. Darker lines indicate higher levels of activity than lighter ones. It is evident from the map above that there are areas of Lockhart where no pedestrian or bicycle activity is occurring due to lack of roads, sidewalks, or trails.



*Strava mobile users have uploaded their bicycle and pedestrian GPS data showing patterns of where residents and visitors walk and bicycle throughout Lockhart. The user base may only be a small percentage of the actual number of pedestrians and bicyclists and the community, but the data provides rich insight into recreational habits. The lines on the map above are generated from GPS tracking of users.*



## Level-Of-Service



# Standards Analysis

## National Standards and Level-of-Service

The National Recreation and Park Association (NRPA) published *Recreation, Park and Open Space Standards and Guidelines* which includes criteria for the provision of parks and recreation facilities and open space. The criteria are based on a national survey of municipalities of all sizes and geographic regions.

These standards offer guidance to municipalities for parks and recreation planning. The NRPA offers these standards and guidelines as a starting point and benchmark for communities to plan from. As with all communities, Lockhart has unique characteristics that require consideration of local demand for parks and recreation facilities that reflects the values and interests of residents in addition to the recognized standards.

The National Recreation and Park Association (NRPA) recommends creating a park classification system that categorizes parks based on use, size, and service area. Examples include Neighborhood parks with 1/4 mile service areas (5-10 minute walk) versus City parks with 1 mile or more in service area.

### Park Acreage Standards

Traditional park and recreation planning techniques have used standards established by the National Recreation and Parks Association (NRPA) to determine the quantity and type of amenities a city should provide. The NRPA suggests a minimum of 6.25 to 10.5 acres of park land per 1,000 population. This standard would suggest that the City of Lockhart should provide 84.5 and 142.0 developed acres of park land for its residents. Currently the City provides approximately 144.74 acres of total park land, for a total 10.09 acres per 1,000 population.

The City's total "developed" park area is 115.45 acres. This metric includes all park areas that are actively maintained, therefore excludes park acreage. When

looking at standards for "developed" park land, Lockhart provides 8.53 acres per 1,000 residents. This indicates that Lockhart is meeting current standards for developed park land, but will need to consider acquisition and development of additional park land as the City continues to grow.

Traditionally the NRPA has recommended a set of standards for minimum numbers of specific park facilities according to population (e.g.: 1 soccer field per 5,000 population), however they recognize that communities have unique needs and standards need to be used as benchmarks rather than firm rules for determining the number of facilities needed.

In addition to "developed park land", it is important to consider "undeveloped park land" that provides natural recreation space, wildlife habitat, and numerous other benefits. There is no standard for

*Using the NRPA recommended acreage for population, Lockhart is well above the recommended minimum for developed park space. As the City continues to grow, it will be important to keep pace with the growth by acquiring additional and developing park lands.*

NRPA Park Space Standards		
	Low	High
NRPA Recommended Acreage	6.25	10.5
Lockhart's Current Developed Park Supply	115.45 (8.53 ac./1,000)	
Lockhart's Developed Park Needs (based on current population of 13, 527)	84.5	142.0
Lockhart Park Needs 2027 (projected population 15,453*)	96.6	162.3
Lockhart Park Needs 2027 (aggressive growth - 20,000**)	125	210

\*ESRI Population Projection

\*\*Arbitrary Growth Projection

the amount of undeveloped space, therefore Lockhart should establish a local standard. **Currently, Lockhart has 21% undeveloped space within its parks.** This value can serve as a benchmark for new park development that can become the new minimum standard, or simply a guideline for distribution of open space.



# Inventory & Analysis 01

*A comparison of Lockhart's Level of Service compared to other cities' parks systems.*

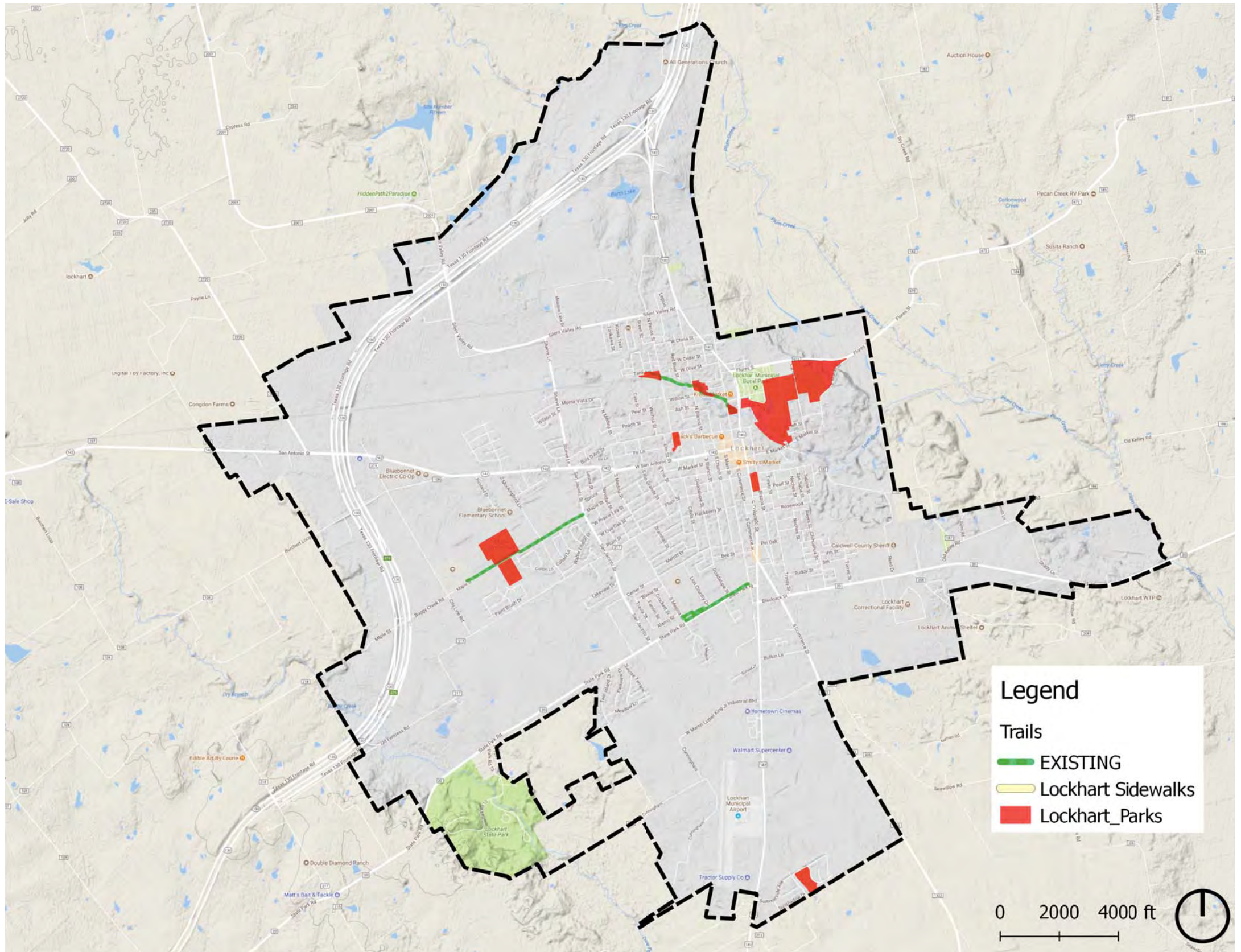
*Source: Adapted from (1990). Recreation, Park, and Open Space Standards and Guidelines. Ashburn, VA: National Recreation and Park Association. Based on 2016 Population Estimate is 13,527)*

level of Service Comparison			
City	Developed Park Acreage	Acres per 1,000 Residents	Population 2016 Estimate
LOCKHART	115.45	8.53	13,527
BOERNE	295.63	21.62	13,674
FREDERICKSBURG	323.3	29.69	10,886
NEW BRAUNFELS	500	6.94	72,095
GEORGETOWN	756	11.87	63,716
PFLUGERVILLE	500	8.75	57,122
CEDAR PARK	500	7.58	65,945
FRIENDSWOOD	234	6.03	38,800
PEARLAND	458.4	4.21	108,821
SAN MARCOS	1700	28.01	60,684
KERRVILLE	840.6	41.16	20,425
ROUND ROCK	656	5.66	115,997
BUDA	148.25	12.94	11461
KYLE	589.3	17.84	33,040
SCHERTZ	340	9.22	36,896
UNIVERSAL CITY	47.45	2.41	19,721

Note: population reporting year varies by municipality

Sport	NRPA Standard/ Population	Recommended Space Requirements	Recommended Size and Dimensions	Service Area Radius	Current Lockhart Inventory	Minimum Lockhart Standard	2027 Lockhart Standard (20,000 population)
Basketball	1/5,000	Full Courts	Varies	1/4 to 1/2 mile	7	3	4
Tennis Courts (LISD)	1/5,000	7,200 s.f./court, 2 ac./complex	36' X 78'	1/4 to 1/2 mile	8	3	4
Youth Baseball	1/5,000	1.2 ac.-3.85 ac.	Bases – 60'-90', Mound – 46'-60', Foul – 200'-320', Field radius – 250' – 400'	¼ - ½ mile	3	3	4
Youth Softball	1/5,000	1.5 ac. – 2 ac.	Bases – 60', Mound – 46', Field radius – 225'-275'	¼ - ½ mile	3	3	4
Football	1/20,000	1.4 ac. - 2 ac.	160' x 360' with a minimum of 6' clearance on all sides	1 - 2 miles	1	1	1
Soccer	1/5,000	1.7 ac.-2.1 ac.	195'-22' X 330'-360'	1 - 2 miles	8	3	4
Amphitheater	1/20,000	Varies			1	1	
Disc Golf	18 holes/20,000	Varies			1	1	
Fishing Piers	1/10,000	Varies			2	1	
Swimming Pools	1/20,000				1	1	
Competitive		minimum of 25 m x 16 m. Minimum of 27 square feet of water surface per swimmer. Ratios of 2:1 deck vs. water.			1	1	
Recreation		Varies	x	x			

# The Lockhart Parks System - Park and Trail Locations



## The Lockhart Parks System - Table of Amenities

### Functional Classification System

The parks are generally grouped into a functional classification system as follows:

- Neighborhood Parks(N) - small parks focused on providing passive recreation opportunities within a 1/2 mile radius (15 minute walk). Typical amenities include playgrounds, walking paths, picnic areas and open space.
- Community Parks(C) - larger parks that serve the entire community. These parks have an effective service area of 1 mile (5 minute drive) or more and provide amenities such as sports fields, aquatics facilities and event space.

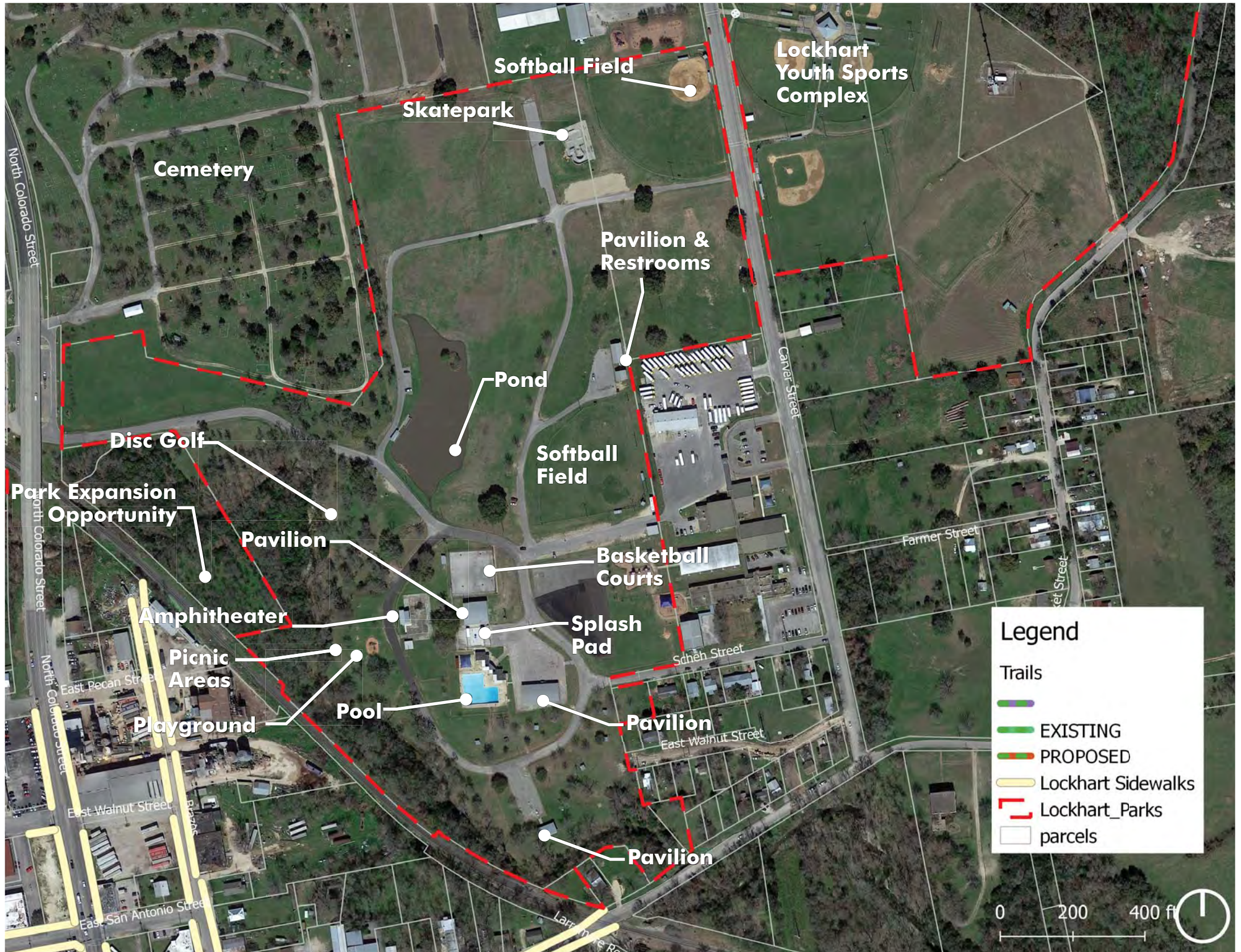
Park Facility Name	Location	Acres	Year Developed	Park Classification	Amphitheaters	Baseball/Softball Diamonds	Basketball Goals	BBQ Grills	Benches	Concession Buildings	Disc Golf Holes	Fishing Piers	Restrooms	Pavilions	Picnic Tables	Playgrounds	Skateparks	Soccer/Football Fields	Swimming Pools	Trails/Pathways (in miles)	Parking Spaces	Bike Racks	Drinking Fountain	Splash Pad	Picnic Shelter
Braun Park	Summerside Avenue	7.00		N				1	3				1		4						9	1			1
City Park	504 E. City Park Road	52.94	1973	C	1	1	4	7	16		1	2		4	36	2	1		1		150		4	1	8
Jason K. LaFleur Soccer Complex	1507 Maple Street	28.52		C			4		3	1			1	3	5	1		7		0.17	170				
Lions Park	S. Colorado Street	3.47	Mid-1960's	C				3					1	2	9	2					12				2
Lockhart Youth Sports Complex	1505 E. Market Street	34.51	1989	C		5				1			1		7	1		1			72		2		
Navarro Springs Park	800 N. Blanco Street	3.49		N				2	4						7	1				0.18	25		1		1
Nueces Park	Bois D' Arc Street	2.21	1940's	N			4						1		3	2							1		
Pecos Park	Pecos Street	2.83	Late-1970's	N			2	3						1	6	2							1		2
Santos Arredondo Park	500 N. Commerce Street	1.47		N					3						9	1				0.12	12				
Comanche Ridge Park	3800 FM 20	8.29	Undeveloped	C																					
<b>Total</b>		<b>144.74</b>			<b>1</b>	<b>6</b>	<b>14</b>	<b>16</b>	<b>29</b>	<b>2</b>	<b>1</b>	<b>2</b>	<b>5</b>	<b>10</b>	<b>86</b>	<b>12</b>	<b>1</b>	<b>8</b>	<b>1</b>	<b>0.47</b>	<b>450</b>	<b>1</b>	<b>9</b>	<b>1</b>	<b>14</b>

Classification Legend: (\*includes developed and undeveloped acreage)

C - Community Park

N - Neighborhood Park

# City Park





# Inventory & Analysis 01

## City Park



### Location:

504 E. City Park Road

### Size:

52.94 Acres

City Park is the centerpiece of Lockhart's parks system. Constructed in 1973, City Park is the largest, most feature-packed park and is home to many events and activities throughout the year. The park offers residents and visitors the opportunity for swimming, fishing, picnicking, covered pavilions, a splash pad, playgrounds, a skatepark and much more.



City Park not only has the most amenities compared with other parks but is also the largest City-owned park in Lockhart, its also the central location for many of the community's events throughout the year. The park is adjacent to the cemetery in the northwest corner as well as the Lockhart Youth Sports Complex to the east.

Generally, City Park is in working order and is heavily-used on a daily basis. Recreation ranges from programmed events to passive picnic and leisure activities. The age of various amenities, along with the heavy use throughout the year, has lead to a need for numerous upgrades throughout the park.

### Picnics and Pavilions

Pavilions and picnic shelters are widely used and reservations are made for parties every weekend. Currently there are eight picnic shelters and four pavilions at the park, with grill, picnic tables and trash receptacles. These features are all generally serviceable, but could be replaced to raise the quality of user experience.



# City Park

## Aquatics Facility

The Lockhart aquatics facilities include the City Pool and splash pad. The pool has been in service for many years, dating back to the development of the park. The associated bath house and office building is an aging structure constructed of concrete masonry units. Discussions with staff and users indicate that the building does not meet user expectations and is in need of replacement.

The pool deck area was originally built with exposed-aggregate concrete (pebble textured) which is considered by most people to be uncomfortable to walk on with bare feet, and is prone to being slippery if wearing shoes. It is recommended that the deck be resurfaced to a more modern texture that meets user expectations for comfort and safety.

The pool itself is a functional facility with a 25-meter competition/lap lane area as well as a shallow end for passive recreational use. Though functional, any renovation of the facility in the future should consider the current trends in aquatics facilities that include zero-depth entry pools (beach style) as opposed to traditional shallow ends. These types of entry areas are becoming more common, as they offer more accessibility for special populations such as wheelchair bound, elderly citizens, and small children.

## Parking and Open Space

The existing parking space available at City Park is generally adequate for daily activities, however the park is utilized for many large events throughout the year that routinely use all available parking space. The existing lots and open space are flexible in their current configuration for use as not only parking, but also an area for recreational vehicles, vendors, carnival activities and many other uses. Any future renovation of the park as a whole should balance the parking needs with the need for open space that remains flexible for a wide range of potential uses.

## Wayfinding

The park entrance and wayfinding signage throughout the parks system is dated with most in need of replacement. Entrance monuments at City Park should be updated along with kiosks and other wayfinding as features are added and replaced in the park.

## Trails and Connections

Opportunities exist throughout the park to create more pedestrian connections by adding walking trails that connect various park elements and create loops for exercise. Any future loop trails should include mile markers to aid users in keeping track of fitness goals.

Connections to the community can be further enabled by tying into the existing Lockhart Springs Walkway along Town Branch. To further this goal, the park could be expanded by acquiring land adjacent to the creek and railroad on the west side of City Park. The land is limited in its capacity for other uses, but could serve to expand recreation with trails, natural areas and educational opportunities. Any place



*Natural features such as this location at the waterfall within City Park along Town Branch give visitors a chance to enjoy quiet, natural spaces. More visitors would access these spaces if trails were developed along the creek.*



*Zero-depth entry pools can create a more accessible swimming environment for special populations.*



*The Lockhart Skatepark is a poured-in-place concrete facility that offers a variety of vertical and street elements for skaters of all ages.*

## City Park

where preserved natural areas exist within parks present opportunities to add interpretive signage that highlights local natural systems such as flora and fauna, watersheds, and other prominent features.

### Event Space

Events are a common use of City Park and are rated at 28.4% on survey respondents' list of priorities. The existing amphitheater, near the aquatics facility and basketball courts, provides a venue for performances throughout the year. The amphitheater is aging but functional, and criticisms are primarily with regards to air-flow in the summer months, access due to fencing, and seating. The location of the amphitheater is well-chosen, but renovation of the facility could allow for a re-working of the bermed

seating to increase capacity and facilitate more comfortable seating arrangements. Removal of the fencing could create a more approachable venue, that could be closed off, when-necessary, through the use of temporary fencing systems.

### Other Considerations

There are a variety of miscellaneous improvements that could be made to enhance the user experience at City Park. Restrooms and water fountains are in aging condition and do not meet user expectations for quality. Restrooms are an expensive but necessary component of a community park. These structures need to be sturdy and easy to maintain while offering a pleasant experience when used. Restrooms at City Park should be renovated or replaced during

the course of overall park improvements. Many of the water fountains throughout the park are non-functional and should be replaced.



*The City Park Amphitheater is home to a variety of performances and activities. Renovation of the site could create a more inviting and functional venue for promoting local music acts and recreation and economic development activities.*

# Lockhart Youth Sports Complex



# Inventory & Analysis 01

## Lockhart Youth Sports Complex



### Location:

1505 E. Market Street

### Size:

34.51 Acres

The Sports Complex was completed in 1989, with a total of six baseball and softball diamonds and one soccer field. The property is also shared with a cellular phone tower and the Lockhart Fire Department training field, which represent constraints to be considered for any proposed expansion in the future.

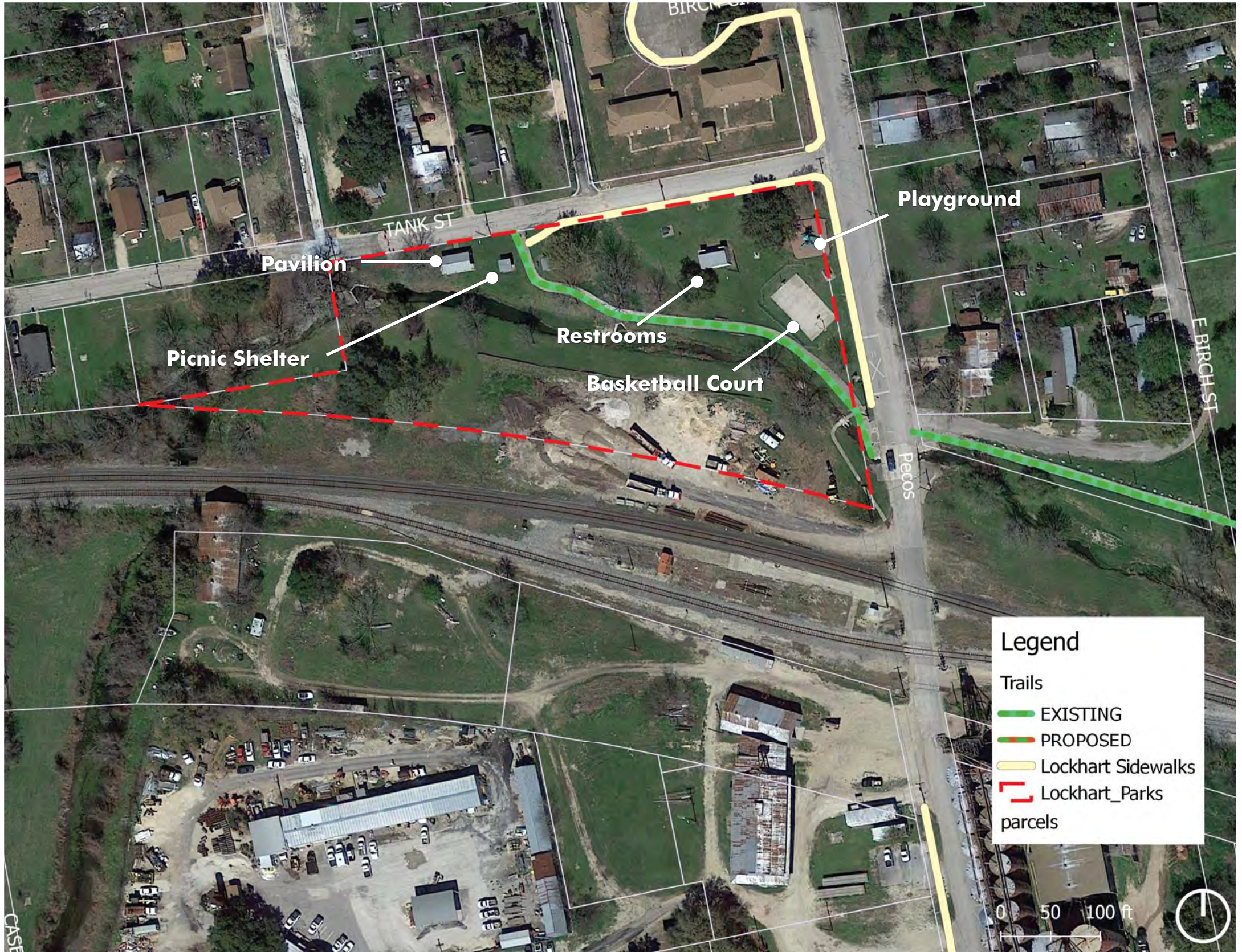


The existing fields and related facilities are generally old and in need of replacement. Lighting systems may be reusable in a future renovation, but fencing, dugouts, scorer's stands, and the concession/restroom/field house building need to be replaced. Some of the dugouts have rotten wood and rusted components, and most fencing is rusted. The existing concession building has been periodically repaired, but would best be replaced as a component of an overall renovation of the site to meet expected level-of-service.



Overall the site is capable of supporting most of the current Little League needs with the exception of tee-ball. As programs continue to grow it will be important to provide sufficient facilities to accommodate those programs. The existing fields need to be re-graded with any future renovation.

# Pecos Park



# Inventory & Analysis 01

## Pecos Park



**Location:**  
Pecos Street

**Size:**  
2.83 Acres

Created in the late 1970's with assistance of a grant from the U.S. Department of Housing and Urban Development, Pecos Park primarily serves as a neighborhood park to provide recreation opportunities for the adjacent neighborhood, including the former Lockhart Housing Authority complex. Town Branch, one of the two significant creeks in the community, runs through the length of the park, buffering recreation activity from the adjacent railroad right-of-way.



**Amenities:**

- Play Structure (1)
- Restrooms
- Basketball Court (1 full court)
- Swing set (2 sets, 7 swings)
- Spring toys (3)
- Picnic Shelters (2)
- Picnic Tables (5)
- Grills (3)
- Pavilion (1)
- Water Fountain (1)
- Trash Receptacles



Like several of the parks in town, Pecos Park is ready for a renovation. The existing play structure (large) is in good working order, however other play equipment is dated and in need of replacement. Picnic shelters and pavilions are still functional and can serve their purpose, but should be considered for upgrades if the park is renovated. The southern half of the property between Town Branch and the railroad is currently used for materials storage, but could be converted into additional park space. The existing restrooms are in poor repair and ready for replacement to bring up to user expectations. The recently closed Housing Authority project may present an ideal location for park expansion.

# Jason K. LaFleur Soccer Complex





# Inventory & Analysis 01

## Jason K. LaFleur Soccer Complex



**Location:**

1507 Maple Street

**Size:**

28.52 Acres

The Jason K. LaFleur Soccer Complex consists of seven soccer fields and one non-field area with a water pond, play structure, a picnic shelter and open space. Maple street divides the complex and the play ground area into two parts.

There are fields in Corporal Jason K. LaFleur Soccer Complex are currently home to most of the soccer practice and game play in Lockhart. The existing soccer field surface is uneven with patches of bare ground, which require new seeding and levelling regularly.

Shade structures on site are beginning to show signs of wear and could be replaced. Users also would like to see a second playground that is situated closer to soccer game areas for parents that are managing multiple children. Parking space is limited and should be considered as a priority for any renovations or additions. The existing concession/restroom facility is in good working order.

Sports field lighting has recently been provided by a grant from the Lower Colorado River Authority (LCRA) and will dictate that any site renovation maintain the same field orientation to avoid compromising the lighting system.

Land on the east side of Maple Street offers an opportunity for expanded park amenities. Much of this area is serving as stormwater detention area, thereby limiting the available choices to those appropriate in frequently flooded environments.



# Nueces Park



# Inventory & Analysis 01

## Nueces Park



### Location:

Bois D' Arc Street

### Size:

2.21 Acres

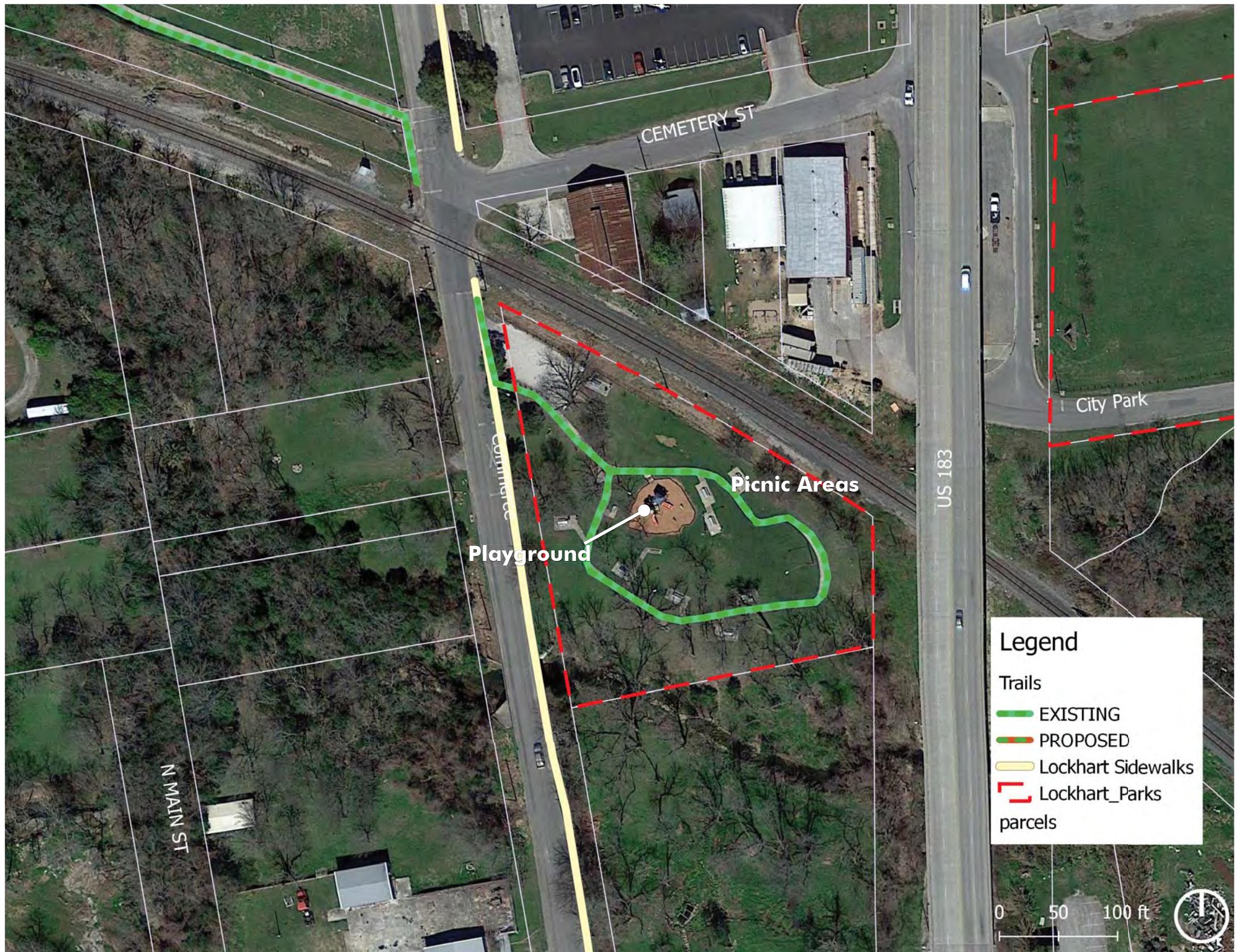
Nueces Park is located across the street of Lockhart High School Freshman Campus, nestled in the surrounding neighborhood. This park is about 0.5-1 mile from Navarro Springs Park, Arredondo Park and City park, and functions more as a passive neighborhood park.

A drainage ditch runs through the park at the southeast corner. The on-site basketball court, playground facilities, and picnic tables are showing signs of normal wear and tear, and consideration for repair or replacement should be made. The restrooms are in need of replacement to meet user expectations.

Nueces Park functions well as a passive park, and is not in need of any particular additions, rather upgrades to existing features. General landscape improvements, removal of the aging fence around the basketball courts, and upgraded restrooms and equipment would make a significant impact on park level of service in the area. One addition to the park that was requested was some security-level lighting in selected areas.



# Santos Arredondo Park



# Inventory & Analysis 01

## Santos Arredondo Park



### Location:

500 N. Commerce Street

### Size:

1.47 Acres

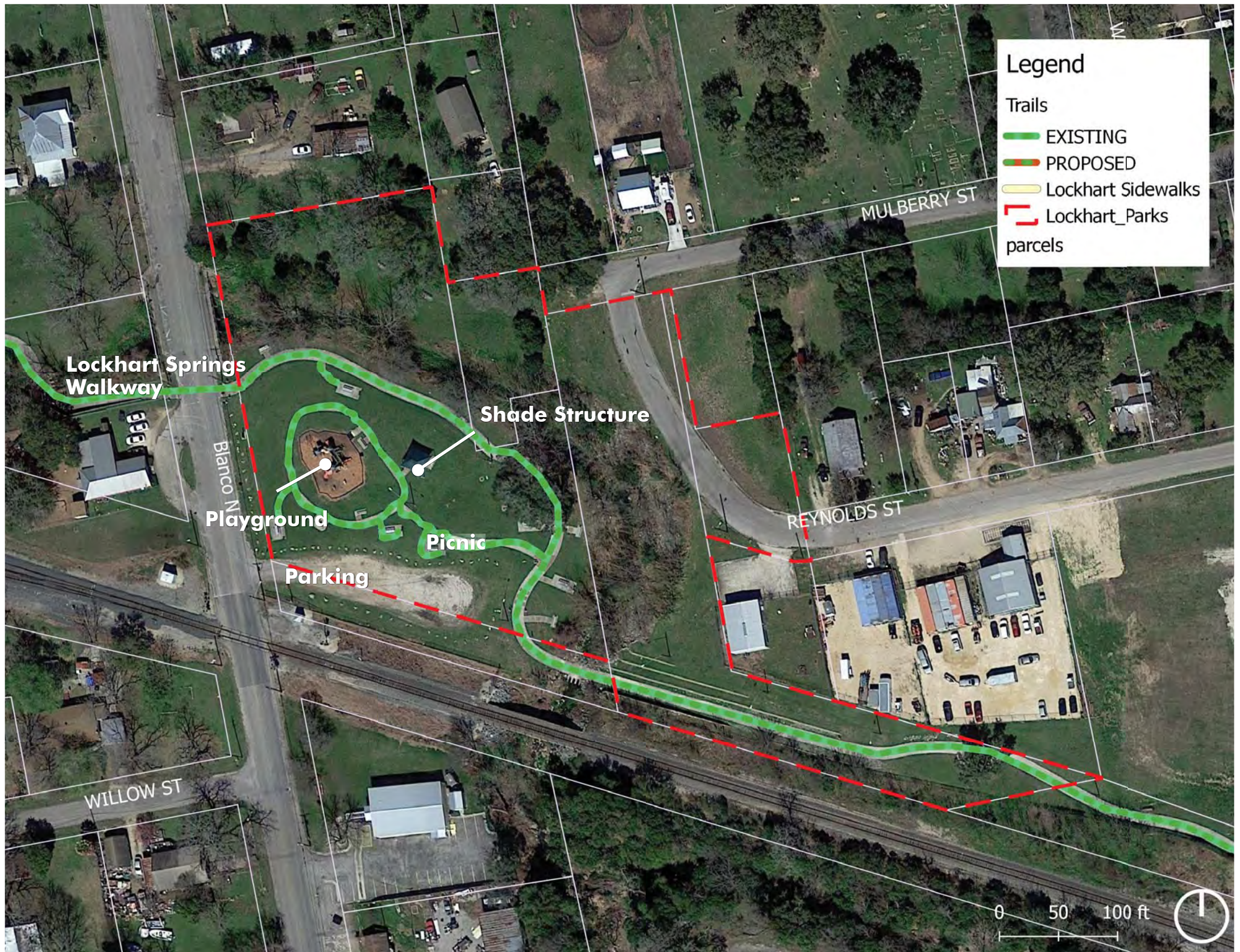
Santos Arredondo Park is located on the north side of town near Pecos Park and City Park, along Town Branch. Town Branch presents a great opportunity to be included as part of the park with management of vegetation along the creek and the addition of interpretive signage.

Arredondo Park has a playground and an internal trail, which are in good condition. The loop trail allows parents to walk around the park while having eyes on their children at the same time. Residents have mentioned that more trails like this should be available in other parks as well. This park also has benches and nine picnic tables that are often used by visitors. Shelter for the picnic area are desired to accommodate people during hot summer or other inclement weather.

Overall Santos Arredondo is in good working condition and currently needs no improvements. The most significant opportunity for enhancing user experience would be through the use of a trail connection to link the park to the other parks along the Lockhart Springs Walkway immediately to the north.



# Navarro Springs Park



# Inventory & Analysis 01

## Navarro Springs Park



**Location:**

800 N. Blanco Street

**Size:**

3.49 Acres

Navarro Springs Park is one of the more recent additions to the Lockhart Parks System. The park is located along the Lockhart Springs Walkway between N. Pecos Park and the City Park. Amenities at Navarro Springs Park are in excellent condition with no need for additions or improvements.

Like all of the parks in Lockhart, the entrance sign is in need of replacement as a part of a system-wide upgrade of wayfinding.



# Lions Park





# Inventory & Analysis 01

## Lions Park



### Location:

S. Colorado Street

### Size:

3.47 Acres

Lions Park is the closest park to Downtown, located on the east side of U.S. 183. Because the park is close to a major road and connecting with the neighborhood, it serves as a city-wide park as well as a neighborhood park. The park has a playground, picnic tables and shelters, BBQ Grills, pavilion and restrooms. The drainage ditch running through the park from north to south creates a feature of interest with foot bridge crossing at two locations in the park.



Lions Park has a Historical Marker describing the Battle of Plum Creek, and is home to a historic cabin that belonged to one of Lockhart's founders.

The park is in good working order, with only minor needs for upgrades to the foot bridges across the drainage that are rotten and should be repaired or replaced. However, any future renovation of the park should include updating of the restrooms and signage.

### Design Considerations

During stakeholder discussions, the idea of creating a small toddler park area was suggested to provide a fenced, safe area for age-appropriate play elements. Any renovation of the site should consider this opportunity to create a unique feature in the Lockhart Parks System.



# Braun Park



Playground

Parking

**Legend**

Trails

- EXISTING
- PROPOSED

Lockhart Sidewalks

Lockhart\_Parks parcels



# Inventory & Analysis 01

## Braun Park



### Location:

Summerside Avenue

### Size:

7.00 Acres

Braun park is the most recently built neighborhood park located within the Summerside neighborhood in south Lockhart. Braun Park has a playground, picnic table and shelter, benches and portable toilet. The facilities are relatively new compared with other parks. The existing shade structure is in need of a new shade cloth due to some holes that have developed. The existing play structure is faded and may need replacement within the next five years.



A large portion of the park property is devoted to stormwater detention for the surrounding neighborhood. This open space could serve as additional athletic practice fields if needed, or could be the site of a future dog park.



# Comanche Ridge Park



## Comanche Ridge Park



*View of Comanche Ridge Park property frontage from the bridge over Plum Creek.*



*The Comanche Ridge Park property resides entirely within the floodplain (shown left) with a 1.0% Annual Chance of Flooding. This lends the property to being minimally developed for passive recreation uses.*

### **Location:**

3800 FM 20

### **Size:**

8.294 Acres

Comanche Ridge Park is an undeveloped park property located on the east side of Lockhart along FM 20 (Blackjack St.). The property is situated along Plum Creek at the City Limits. Approximately 62% of the property is comprised of deciduous floodplain hardwood forest and woodland, typical of areas along creeks in Central Texas. The remainder of the property is made up of improved pasture. The property is entirely within the 100-year Floodplain, limiting its development potential in some regards, but offering opportunities as well.

The property would serve well as natural open space for recreation and enjoyment with a minimum of improvements to provide for access, parking and amenities such as picnic areas.

Careful and minimal development of the park would help to protect vital ecosystems along the floodplain that filter and reduce stormwater runoff, provide wildlife habitat and maintain air quality. These benefits can be highlighted to serve as an educational tool for park visitors through the use of interpretive signage along pathways at important locations in the ecosystem.



## Parks and Facilities Inventory

### League Sports in Lockhart

League sports such as Baseball, Softball, and Soccer, and Football are an important part of Lockhart residents' recreational life. The sports facilities in Lockhart are well-used and in need of some upgrades. Inspection of current conditions, followed by targeted input from league representatives and the general public have yielded valuable information regarding the physical needs for new and improved facilities for baseball, softball and soccer.

Meeting the needs for league sports requires consideration of not only the quality of facilities, but also the quantity. As the City continues to grow, the demand for sports fields and related facilities can be expected to grow as well.

#### Lockhart Little League

Youth baseball and softball in Lockhart are hosted by the Lockhart Little League with home games played at the Lockhart Youth Sports Complex, adjacent to City Park.

The Little League had approximately 550 registered players from 4-14 years old for the 2017 Fall season. The growth has been consistent in last 2-3 years with 15--250 new players every year. The Lockhart little League is expecting to grow faster in the next few years since it is the least expensive league in the surrounding area.

The League has six divisions and each division plays at least 12 games every spring, The League hosts at least one post-season game every year in Lockhart, which will bring a high volume of visitors in town. Five functional fields are utilized by the League now, including two baseball fields, two softball fields and one junior baseball field.

The League has been experiencing facility issues such as, inadequate and poorly ventilated restrooms, broken water spigots, worn fencing, aged and unsafe bleachers, dysfunctional batting cage, and poorly functioning score board. Almost all amenities needs to be upgraded or replaced. In additional, a larger, upgraded or new concession building and more restrooms are need in the complex.

#### Lockhart Youth Soccer Association

There are approximately 400 youth from 3-18 registered in the Lockhart Youth Soccer Association (LYSA). The Association hosts more than 450 games every year, the size doubled in last eight years. The games are concentrated in Fall and Spring season. According to the feedback from the soccer club, the players are experiencing inconsistent and unlevel surfaces, insufficient field drainage and seeding problems in different fields.

The soccer complex was built in the year 2000 without lighting. The City of Lockhart received a grant from LCRA for the soccer complex lighting in May 2017 with installation in December 2017. This generous gift greatly improves game plan and practice opportunities at the soccer complex. Some fields remain without lighting, including the most utilized fields U11 and U12.

The league has had to rent lighting towers for practice for the past season. An upgraded or additional playground, BBQ grills, picnic tables and covered space is have been requested in the complex.



## Lockhart Youth Field Sports Rosters

LEAGUE	AGE GROUP/ CLASS	TOTAL HOME GAMES PER SEASON	TOTAL NUMBER OF PLAYERS	REQUIRED FIELD SIZE	SEASONS PLAYED	Game Location	2027 Projected # of Players
Lockhart Little League (Baseball and Softball)	Tee Ball	Minimum 12 total games per season each division	430/120 (Spring/Fall)	G	Spring and Fall	Lockhart Youth Sports Complex	668
	Coach Pitch			G			
	Pee Wee (Boys Only)			A			
	Minors			A/C			
	Majors			B/D			
	Juniors			B/D			
Lockhart Youth Soccer Association	U4	450 (home games)	385	E	Spring and Fall	Jason K. LaFleur Soccer Complex	572
	U6-U10			E			
	U11-U17			F			

Note: the above analysis includes only sports that currently use City fields.

FIELD CODE	FIELD SIZE OPTIONS:	CURRENT FIELD INVENTORY	Linear Projection 2027 Field Needs
A	BASEBALL - 60 FT BASE PATHS	2	3
B	BASEBALL - 90 FT BASE PATHS	1	2
C	SOFTBALL - 220 FT FENCE RADIUS	2	3
D	SOFTBALL - 300 FT FENCE RADIUS*	1	2
E	MULTIPURPOSE FIELD - (SMALL) <240 FT	3	5
F	MULTIPURPOSE FIELD - (LARGE )>300 FT	5	8
G	TEE-BALL - 50 FT BASE PATHS, 150' FENCE RADIUS	0	0
*Not currently functional			

2027 projections for numbers of players and field needs are based on a linear projection of overall population growth in Lockhart to a total population of approximately 20,000 people.



## Recreation by Others

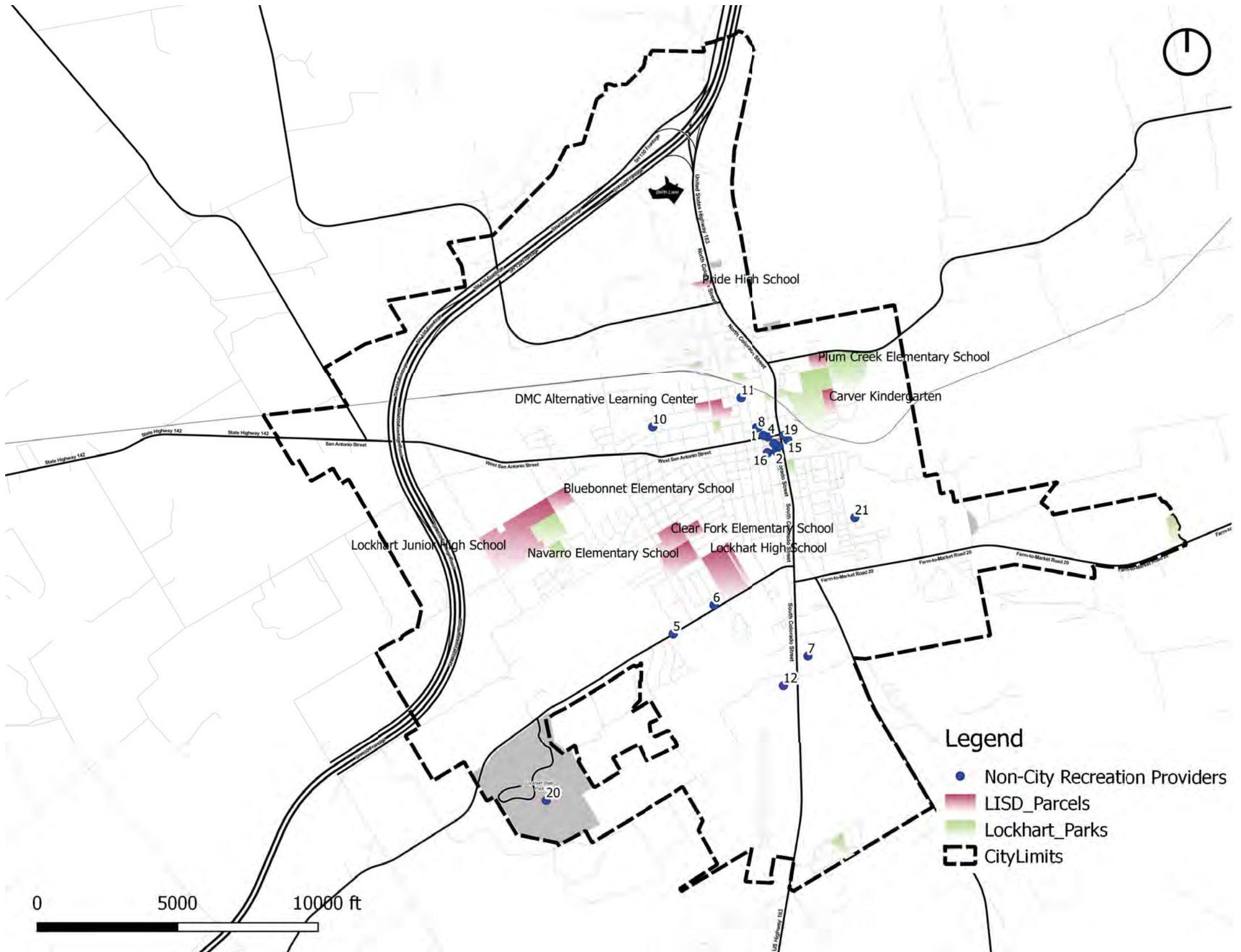
When evaluating the level of service provided by the City's Parks and Recreation Department, it is important to consider the facilities and services provided by private organizations, businesses, and other entities. Identifying the location and availability of these facilities and services can help to locate areas in need of additional recreational opportunities. Below is an in-exhaustive list of recreation facilities and services provided by other entities in and around Lockhart:

ID	Name	Address	Types
1	Power Zone Gym	109 W Walnut St, Lockhart, TX 78644	Fitness
2	Old Texas Barbell Company	212 S Commerce St, Lockhart, TX 78644	Fitness
3	Snap Fitness	605 State Park Rd, Lockhart, TX 78644	Fitness
4	Curves	115 E San Antonio St, Lockhart, TX 78644	Fitness
5	Curves International	1024 State Park Rd, Lockhart, TX 78644	Fitness
6	Snap Fitness	605 State Park Rd, Lockhart, TX 78644	Fitness
7	Anytime Fitness	1710 S Colorado St Ste 105, Lockhart, TX 78644	Fitness
8	Caldwell County Work Activity Center	201 N Main St, Lockhart, TX 78644	Training
9	Lockhart Community Recreation Center	218 E Market St, Lockhart, TX 78644	Recreation
10	Lockhart Area Senior Citizen Activity Center	901 Bois D'Arc St, Lockhart, TX 78644	Recreation
11	PeaceLoveYoga, LLC	112 Locust, Lockhart, TX 78644	Fitness
12	Hometown Cinemas	120 W Martin Luther King Jr Industrial Blvd, Lockhart, TX	Entertainment
13	Gaslight Baker Theatre	216 S Main St, Lockhart, TX 78644	Entertainment
15	Caldwell County Museum	314 E Market St, Lockhart, TX 78644	Entertainment
16	Gaslight Baker Theatre	216 S Main St, Lockhart, TX 78644	Entertainment
17	Southwest Museum of Clocks & Watches	101 E San Antonio St, Lockhart, TX 78644	Entertainment
18	Chisholm Trail Ballroom	118 S Commerce St, Lockhart, TX 78644	Event
19	Maverick Horseback Riding	5766 Balcones Dr, Austin, TX 78731	Recreation
20	Lockhart State Park	2012 State Park Rd, Lockhart, TX 78644	Recreation
21	The American Latino Hall	909 1st St, Lockhart, TX 78644	Event

*Recreation provided by other agencies and private organizations include a wide range of fitness, entertainment and other recreation services that complement those offered by the City of Lockhart.*



# Recreation Provided by Other Organizations



## Recreation by Others

School	Address	Playground	Baseball Diamond	Softball Diamond	Football Practice Field	Football Game Field	Track and Field Elements	Running Track	Soccer Fields	Tennis Courts
Lockhart High School	906 Center St, Lockhart, TX 78644, USA		1	1		1	5	1	2	8
Pride High School	1503 N Colorado St, Lockhart, TX 78644									
Lockhart Junior High School	500 City Line Rd, Lockhart, TX 78644				1				2	
Alma Brewer Strawn Elementary	9000 FM1854, Dale, TX 78616	2								
Bluebonnet Elementary School	211 S Mockingbird Ln, Lockhart, TX 78644	2								
Clear Fork Elementary School	1102 Clear Fork St, Lockhart, TX 78644	2								
Navarro Elementary School	715 S Medina St, Lockhart, TX 78644	2								
Plum Creek Elementary School	710 Flores St, Lockhart, TX 78644	1								
Carver Kindergarten	371 Carver St, Lockhart, TX 78644	3								
DMC Alternative Learning Center	510 Wichita St, Lockhart, TX 78644									



*The Lower Colorado River Authority (LCRA), a long-timer partner with the City of Lockhart, recently donated \$25,000 towards new sports field lighting at the Jason K. LaFleur Soccer Complex. Installation began in December 2017.*

*The Lockhart Independent School District is an important community partner for recreation in the Lockhart. Junior High and High School sports are always popular. Additional offerings include playgrounds at the elementary schools and tennis courts at the high school. Continued sharing of resources is vital to maintaining a complete offering of recreation programs and resources without duplicating effort.*

# Demand **Assessment**



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## Stakeholder Input

As an important component of the Demand Assessment Phase of the Parks Master Plan, staff specifically requested that the community be engaged in a variety of methods to express their needs and priorities for parks, facilities, and programs.

Some of the guiding principles followed were intended to assist City elected officials, staff, and committees or boards in establishing consistent and effective communication between the community and city government. Some of the principles included:

- **Partnership** – The agreement that community members have a right to be involved in the planning decisions that affect them. Allowing citizens to participate by communication with decision-makers and the receipt of feedback on how their input was used. This allows for ideas and issues to be considered.
- **Early Involvement** – Public involvement is to be early on in the needs assessment process and become integral to opportunity identifications, concept development, and the opportunity to affect eventual infrastructure expenditures.
- **Building Relationships** – The City believes that the Public involvement process is an investment in developing long-term relationships and learning opportunities with community partners and stakeholders.

- **Inclusiveness and Equity** – the City believes that public dialogue and decision-making processes identify, reach out to, and encourage participation of the community in its full diversity. Processes respect a range of values and interests and the knowledge of those who involve themselves. Historically excluded individuals and groups are included in an authentic manner within processes, activities, and decision making. Impacts, including costs and benefits can be discussed and considered fairly.
- **Transparency** – Public decision making processes are accessible, open, honest, and understandable. Members of the public receive information they need and can participate effectively.
- **Accountability** – City leaders and staff are accountable for ensuring meaningful public involvement in the work of city government.

Throughout the master planning process, the City has strived to:

- Build new and ongoing relationships with under-served and non-geographic issue-oriented groups, including outdoor and indoor users of all categories;
- Provide opportunities for user awareness or input through the use of social media and on-line surveys;
- Provide meeting opportunities with user groups, the general public, officials, agencies or boards ensuring that scheduling does not conflict with regularly scheduled local organizational meetings;
- Engage first-time users and recent citizens;
- Demonstrate that the input of all groups or individuals is important to the City and the Master Plan.

“Improve the quality of life in Lockhart.”

*-The Lockhart 2020 Comprehensive Plan*

## Key Audiences

The underlying goal of the community engagement portion of the project was to reach all audiences that may be affected or have an interest in parks, recreation, and outdoor open spaces. Reaching out to those groups or individuals, and those that may not yet have had an interest or be compelled to participate, remained an important goal of these efforts. Within the City of Lockhart some of these groups were:

- Little League
- Youth Basketball
- Lockhart ISD
- Youth Soccer
- Youth Football
- Flag Football
- Softball

## Parks Master Plan Survey and Public Input Meeting

The Parks Master Plan Survey was launched on September 6, 2017 and remained open on-line for a period of six weeks. There were 358 responses to the survey offering exceptional public input and outreach within the community. A public meeting was held October 10, 2017 at City Hall with 19 community members attending. Additional attendees included project team staff and City officials and staff.

A second public meeting was held December 6, 2017 at City Hall with 10 community members attending. Additional attendees included project team staff and City officials and staff.



**Parks, Recreation, and Open Space Master Plan**

**What:** Public Meeting  
**When:** October 10, 2017 | 6:00 – 7:30pm  
**Where:** City Hall | 308 W San Antonio Street (Glosserman Room)

**Your input and ideas** are needed to help the City of Lockhart create a new Parks, Recreation, and Open Space Master Plan.

Please come share your thoughts on new and existing **Parks, Programs**, and much more!

**BURDITT** Land | Place 310 Longmire Road P: 936.756.3041  
Conroe, TX 77304 F: 936.539.3240

**Help Plan Your Parks!**

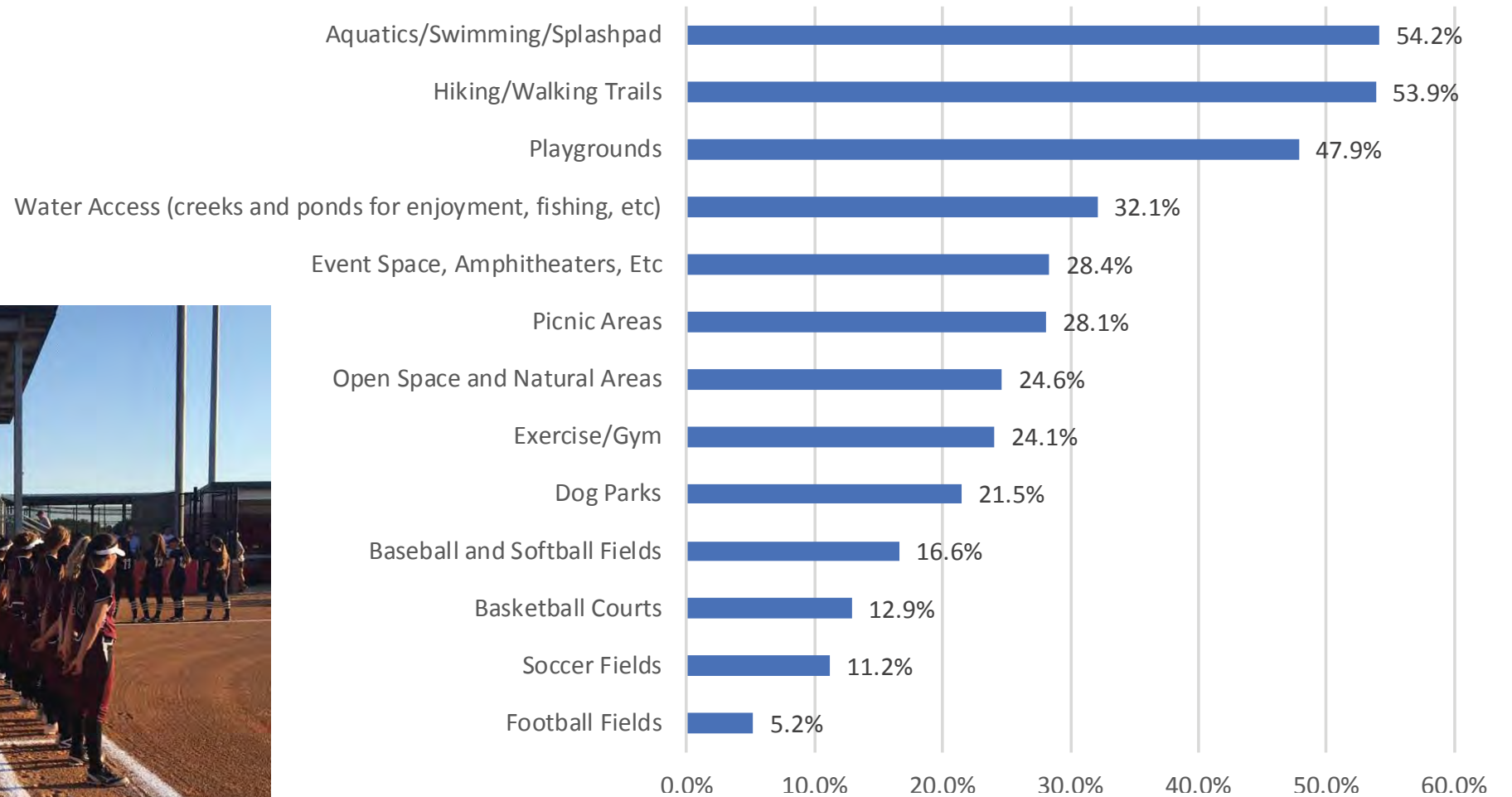
**64.1% of survey participants indicated that if funding were increased for parks and recreation, they would prefer to spend the money to renovate existing parks and facilities.**





## Which of the following are priorities for new or renovated park features and amenities? (choose top 3)

349 of Responses

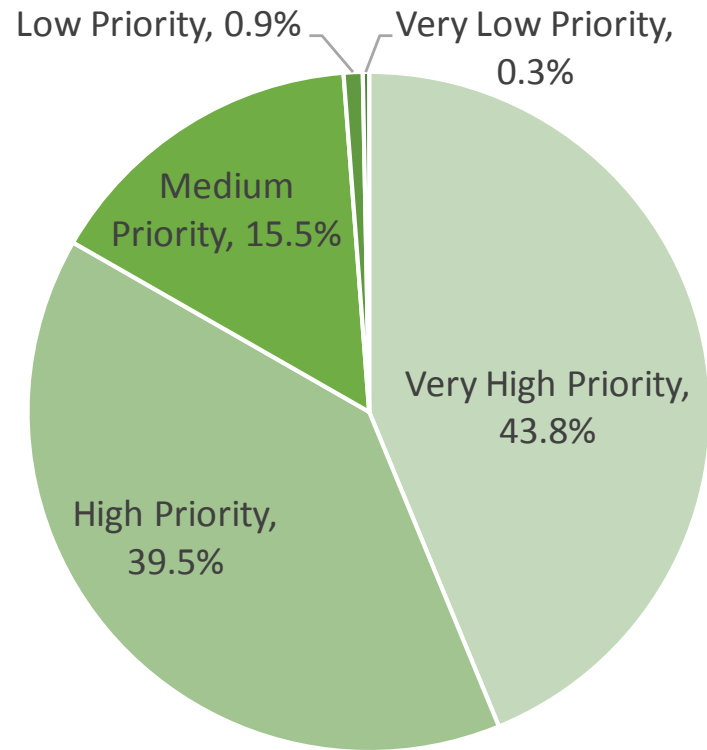


*The highest rated priorities for parks and recreation identified by the survey were 1. Aquatics Facilities 2. Hiking and Walking Trails and 3. Playgrounds. These priorities are reflected in the selection of priority projects (See Priority Projects)*

# Web Survey Results

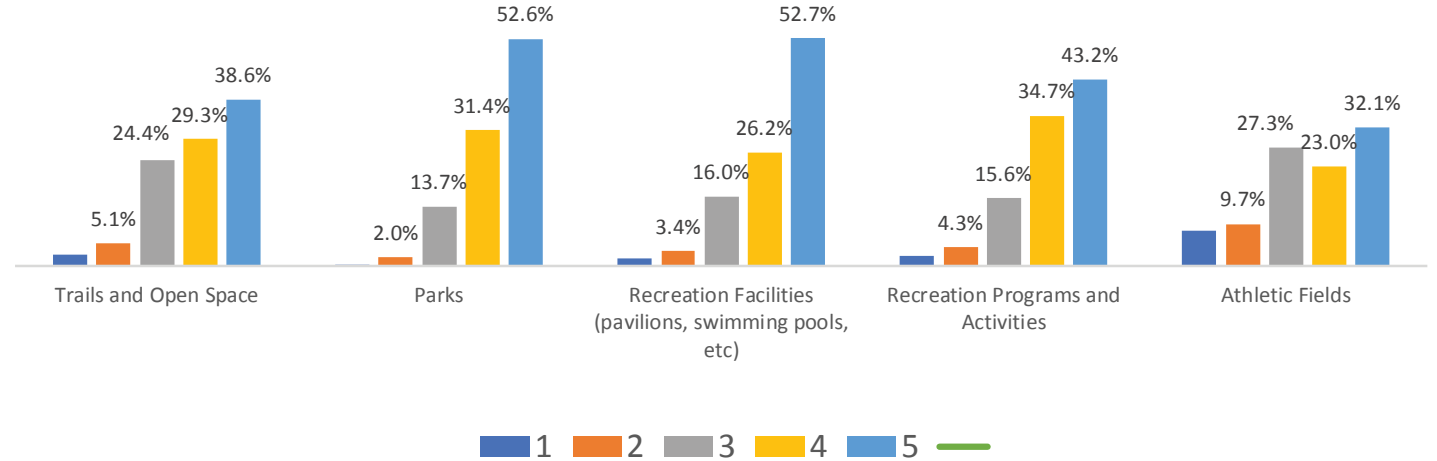
## What level of priority should the City place on parks, trails, and recreation facilities in Lockhart?

349 of Responses



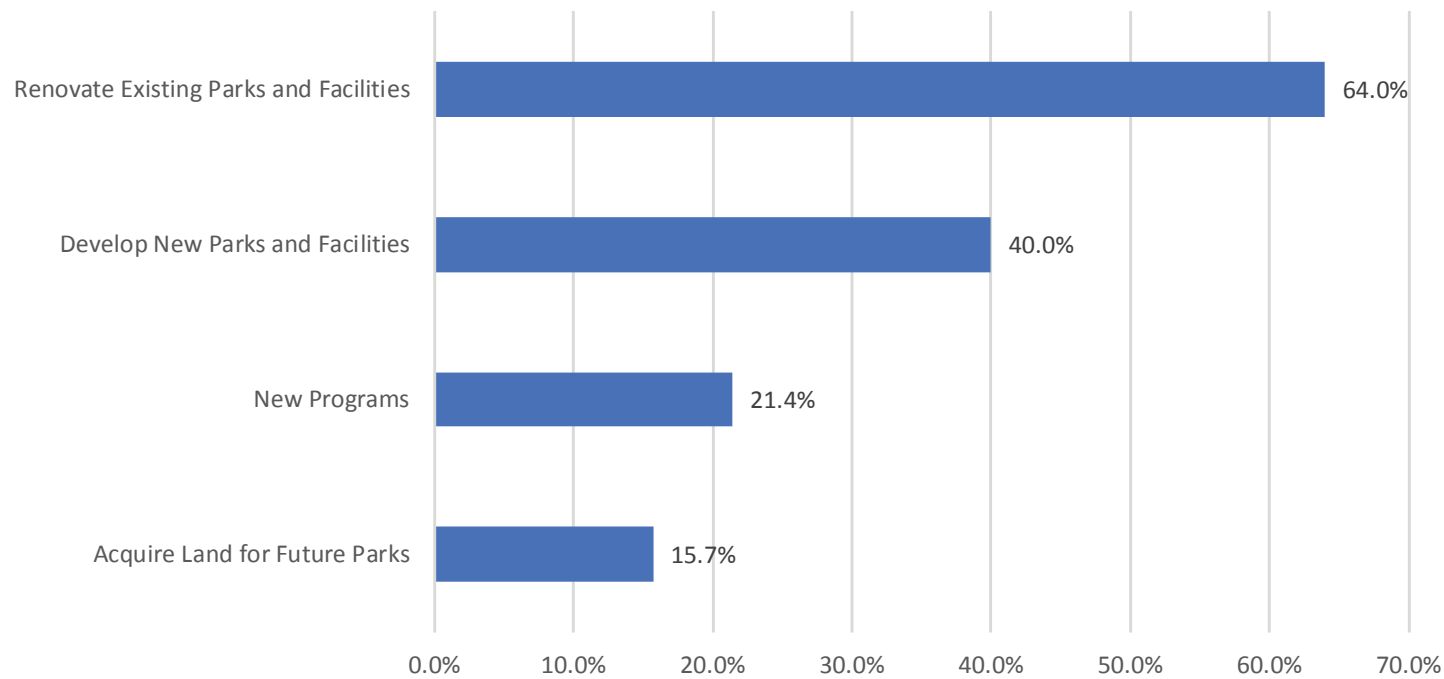
## How important are the following to you?

352 of Responses



*When asked to rate the importance of parks and recreation topics, survey participants consistently rated most categories as being “important” or “very important”. The most significant results indicate a high value is placed on “Parks” and “Recreation Facilities”, in keeping with other input from the planning process.*

# Demand Assessment 02



**If Spending were increased for parks and recreation, how would you prefer to spend the money?**

350 of Responses

*When asked how they would prefer to see money spent for parks and recreation, Renovation of existing Park and Recreation Facilities was reported as the most important for survey participants.*



*Participants of the first public meeting were engaged in a workshop, working in small groups. Each group was guided through a series of discussion topics covering a wide range of park and facility issues.*

# Community **Connections**



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## Connecting the Community

One of the highest and most consistently requested additions to the Lockhart parks system was the creation of a system of trail connections for walking, jogging, hiking, and bicycling. The online parks and recreation survey indicated that 67.9% of participants considered Trails and Open Space to be of moderate to high priority for consideration for parks and recreation spending (rating of 4 or 5 on a scale of 1 to 5).

Successful planning and implementation of a trail system should include an inventory of existing sidewalks and trails as well as opportunities for creating new connections throughout the community. Proposed trails should connect neighborhoods, schools, parks and other public places to the extent possible, utilizing available corridors such as rights-of-way, easements, and drainage corridors.

Development of city-wide connections is best done with a multifaceted approach, taking advantage of existing public space and easements. The most viable strategies for implementing a trail plan include the following:

- 1) Building connections along city-owned properties, rights-of-way, and drainage easements
- 2) Developing partnerships with Texas Department of Transportation (TxDOT) for development of trails along state-owned rights-of-way
- 3) Developing partnerships with utility transmission companies for development of trails along utility transmission corridors
- 4) Building bike lanes and/or share-the-road routes along city streets

The key to creating a successful trail system is making connections between public spaces. Important elements of the community to connect include schools, parks, business districts and neighborhoods. Available corridors for developing these connections include rights-of-way along roads, utility easements and drainage easements.

### Goals

A complete pedestrian network is essential to creating a vibrant community atmosphere in the City. The network should provide not only the path to places within the City, but also pleasant routes for recreation. At a minimum, the type of connections should include the following:

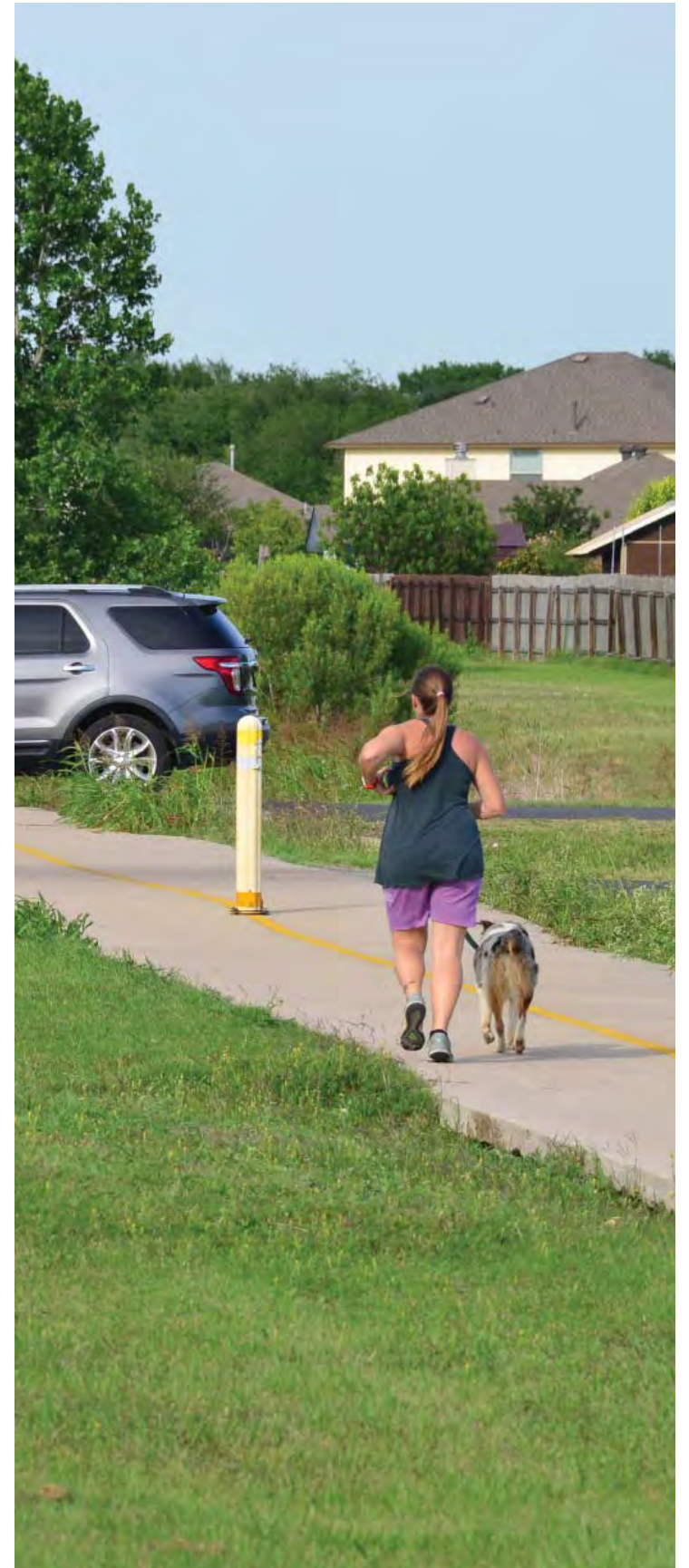
### Connection Type

- Neighborhood to Park
- Park to Park
- Neighborhoods to Private Recreation (Private fitness center, yoga studio, etc.)
- Neighborhoods to Downtown and other Public Spaces

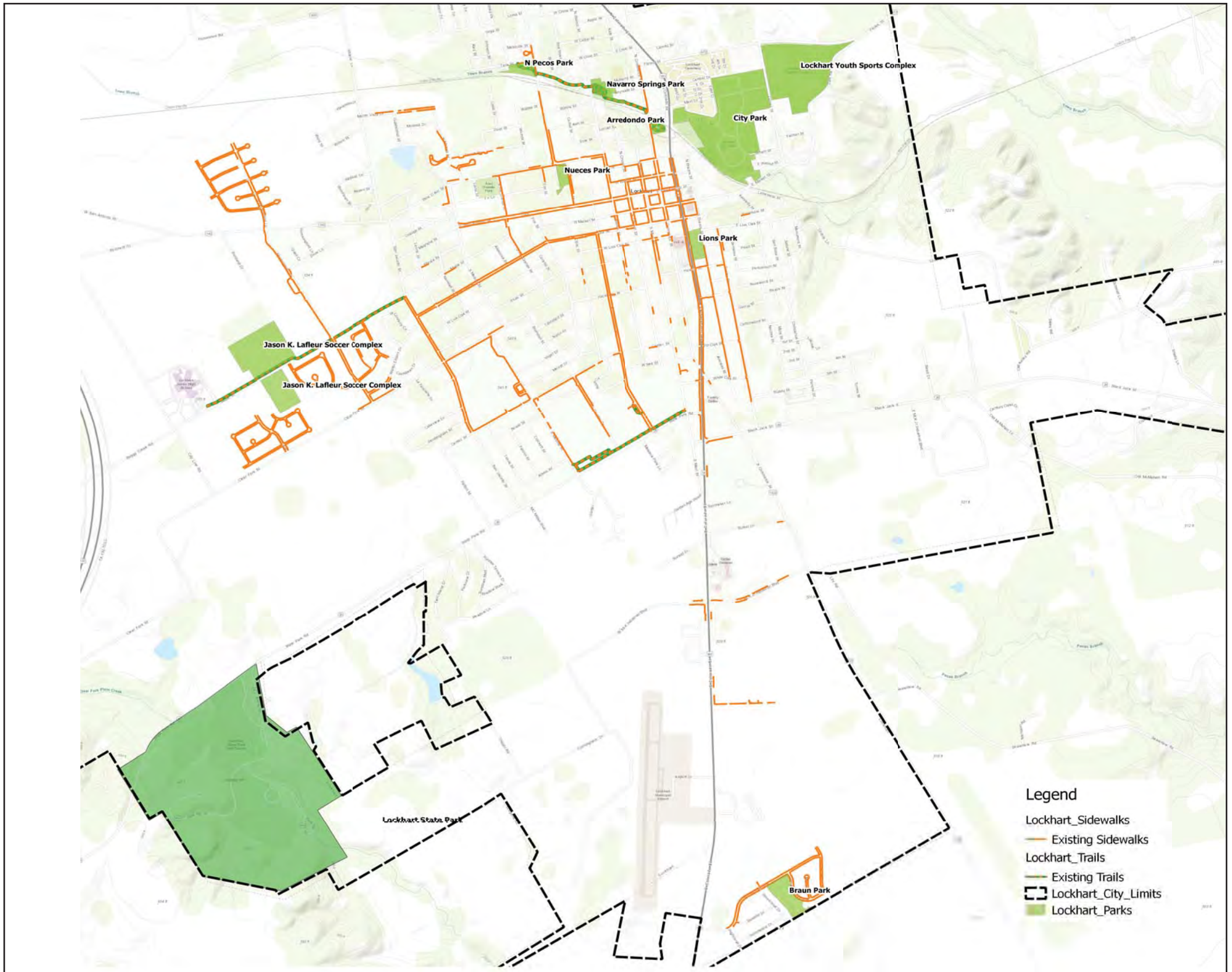
### Existing Conditions

Lockhart currently has a sidewalk and trail system including 31.13 miles of sidewalks and 3,787 feet (0.72 miles) of trails along Town Branch and within City parks. The existing sidewalk and trail network connects some of the parks, for example, the existing Lockhart Springs Walkway connects Navarro Springs Park and N. Pecos Park.

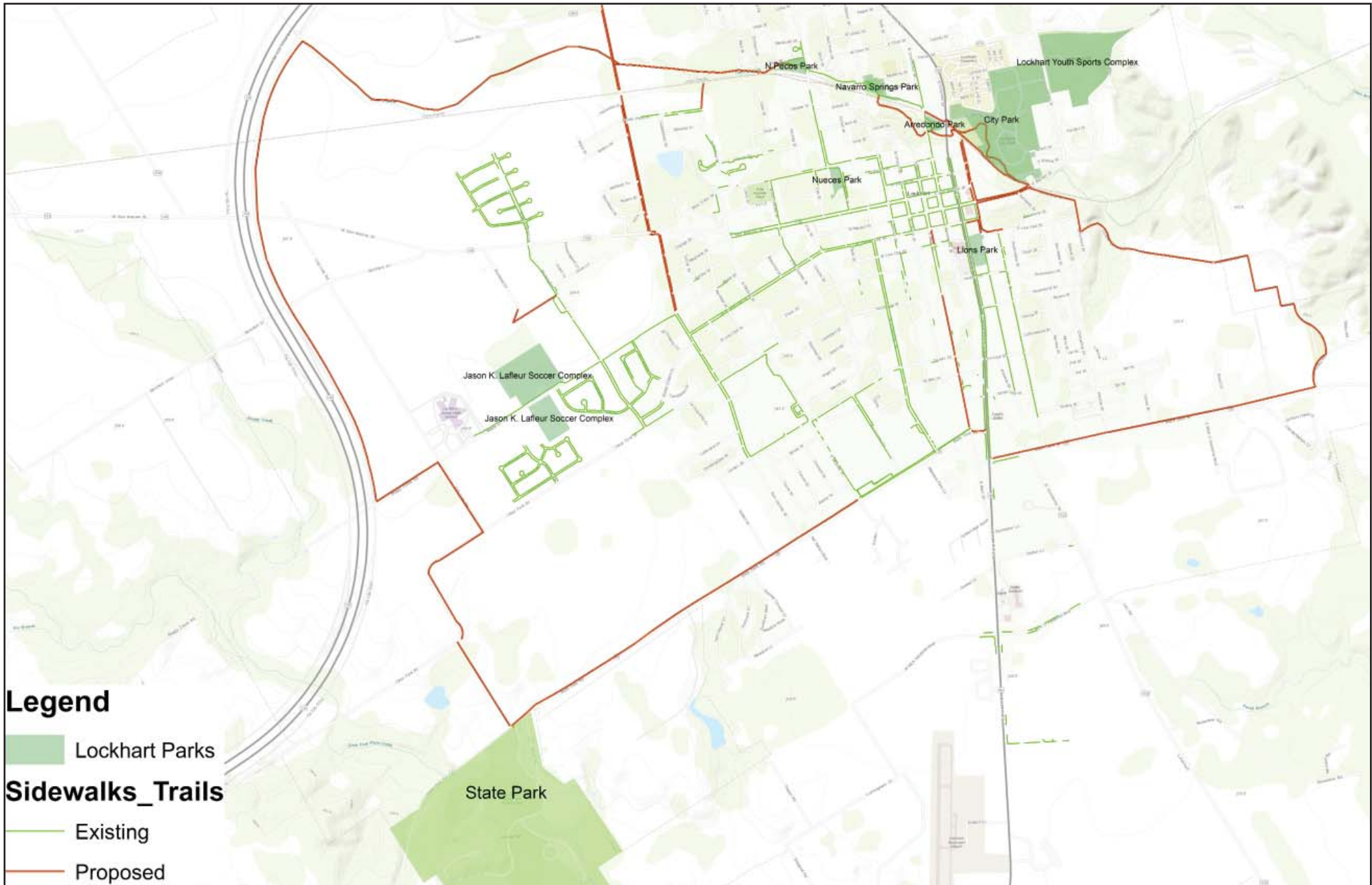
Existing sidewalks are primarily located in the Downtown area, along with the main roads in the old neighborhoods and along US Highway 183. Neighborhoods are mostly connected with major neighborhood streets, such as West Prairie Lea St., and S. Guadalupe St., but most neighborhoods are disconnected due to lack of sidewalks, missing crosswalks, and dead-end streets.



## Existing Pedestrian Paths



# Proposed Trail System



*The proposed trails shown above seek to create connections between key community features such as neighborhoods, Downtown, parks, and other public spaces. Routes were selected that would take advantage of available space within road rights-of-way, easements, and drainage corridors where available.*



# Community Connections 03

## Public input

In the public meeting, many comments were made on connections. Some points for consideration identified by residents are as follows:

- The existing sidewalks lack loop routes for walking, running and bicycling, and are not connecting places in town.
- Many existing sidewalks are not pleasant for recreational purposes, for example, along U.S. Route 183 the sidewalks provide good connections but may be too noisy for a recreational walking.
- Many neighborhoods are disconnected because of the missing pedestrian connections.
- There are not enough trails accessible for bicycles and people with disabilities.
- Some cross-walks are dangerous and, there are no safe routes for kids to walk to school.

There is no alternative access to the Lockhart State Park other than driving. Existing State Park Road (FM 20) has no shoulder and high-speed traffic which is dangerous to walk or bike.

## Criteria

After identifying the existing conditions, and the needs from the public meeting, routes were prioritized based on the following criteria:

- Routes that accommodate connections identified through public input.
- Routes that create the crucial connections between parks, neighborhoods, and other public spaces.
- Routes that are most feasible in terms of space availability, cost etc.
- Routes that were included in Lockhart Trail and Sidewalk Plan

## Proposed

Routes are identified by combining all the criteria and at least meet two of the criteria. The goal of the proposed trail system is to build connections of the existing recreation resources and provide a more walk-able environment in the City of Lockhart. The proposed trail system is approximately 15 miles long including the following seven sections:

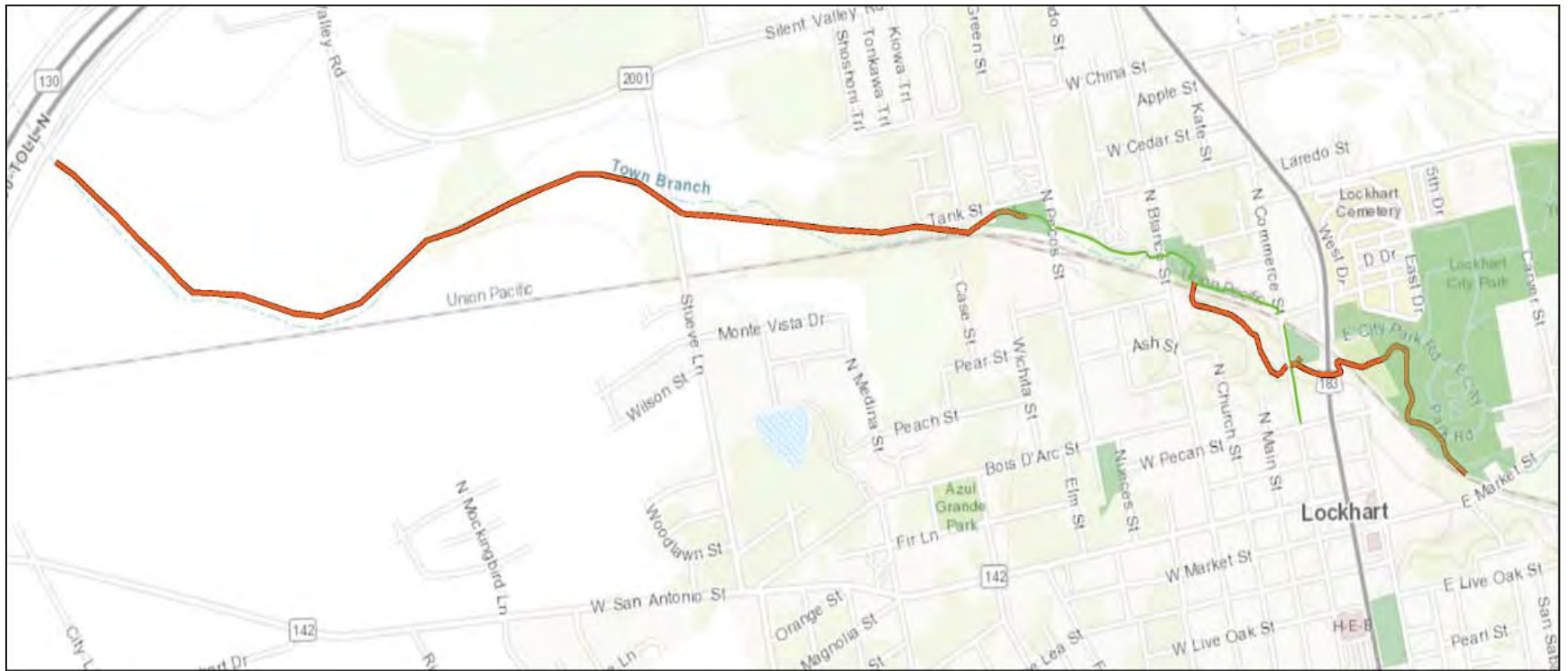
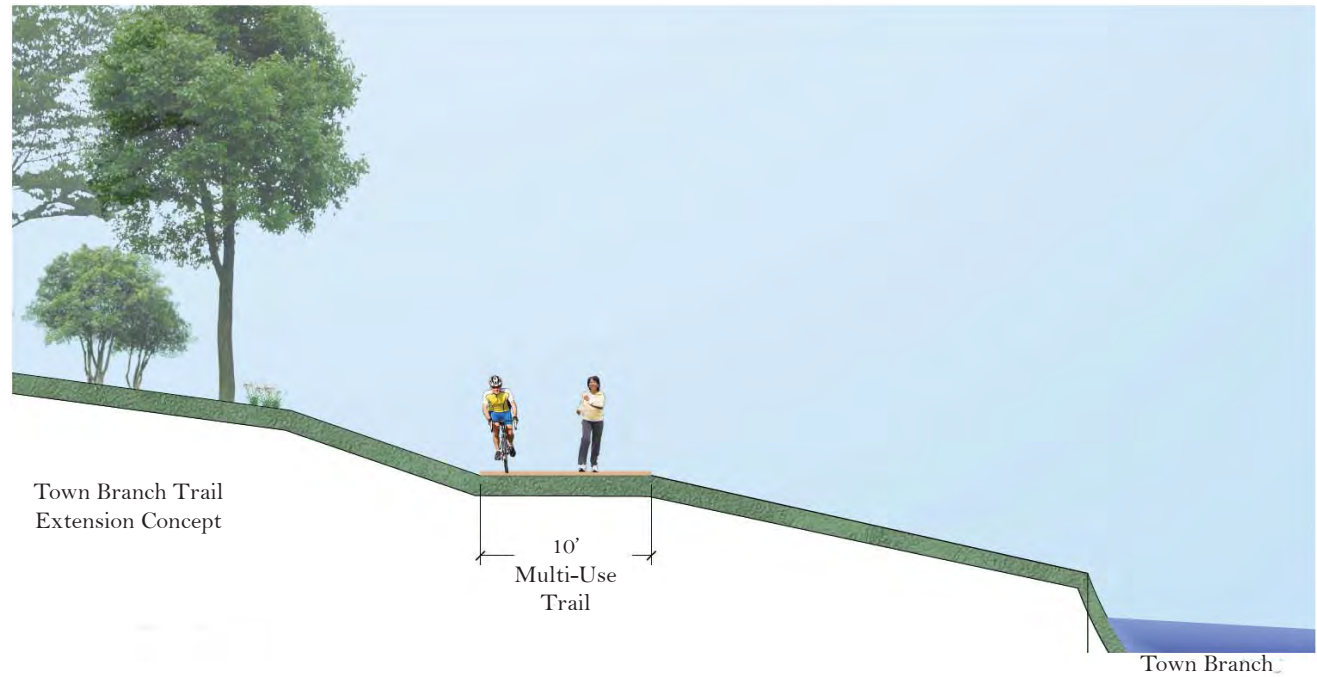
- Town Branch Trail
- Park Connections
- Stueve Lane
- East Circulation
- 183 Alternative
- West Circulation
- State Park Road Trail

*Below: View of the Lockhart Springs Walkway. The popular trail has set the standard for future pathways in Lockhart, offering lighting and benches along the way. The trail connects several park within the community along a creek called Town Branch, terminating on the east side at N. Commerce St. behind Kreuz Market.*



**Town Branch Trail** is an extension of the existing Lockhart Springs Walkway to the east. Town Branch Trail expands along the Town Branch for about 2.8 miles, the west side ends at the State Highway 130, and the east side ends outside of the City Park. The proposed part is following part of Town Branch and aiming at providing a quiet, peaceful and natural trail for walking, running, bicycling. This section could also be expanded along the creek in the future.

The existing Town Branch is a natural connection between N Pecos Park, the Navarro Springs Park and the Arredondo Park. The expansion of the Lockhart Springs Walkway will complete the connection to Lockhart City Park and further the goal of connecting the community more completely.



# Community Connections 03

**Park Connections** total length of 1.8 miles of park connections are proposed that create direct connections between City Park, Arredondo Park, and Lions Park, together with the existing Lockhart Springs Walkway and existing sidewalks in the Downtown area. These connections will improve continuity between parks, Downtown and area neighborhoods.

**Length:**

1.8 miles

**Primary Corridors:**

- Brazos Street
- Town Branch (City Park section)
- E. Market Street



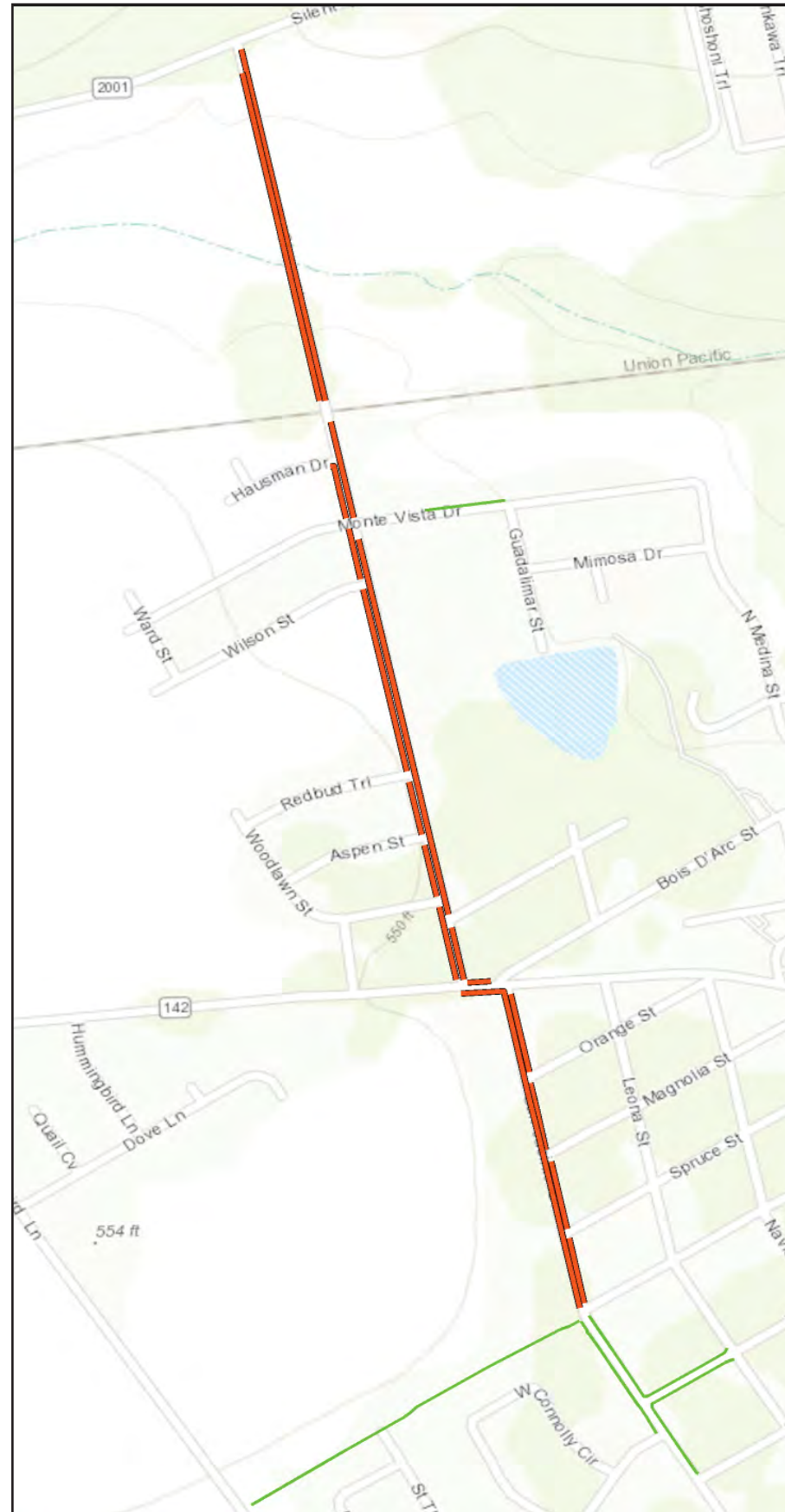
**Stueve Lane Trail** provides the pedestrian access to the neighborhoods in the east of Nueces Park. The proposed length is 2.1 miles. The proposed route connects with San Jacinto Street in the south, Silent Valley Road in the north and across with the proposed Town Branch Trail. This trail, together with the Town Branch Trail, the Park Connection, and the existing sidewalks, connect all the parks near Downtown together. This trail could utilize the street right-of-way space and provide the path for both transportation and recreation purposes. This section was both requested in the public meeting and planned in the Lockhart Sidewalks and Trail plan.

**Length:**

2.1 miles

**Primary Corridors:**

- Stueve Lane



# Community Connections 03

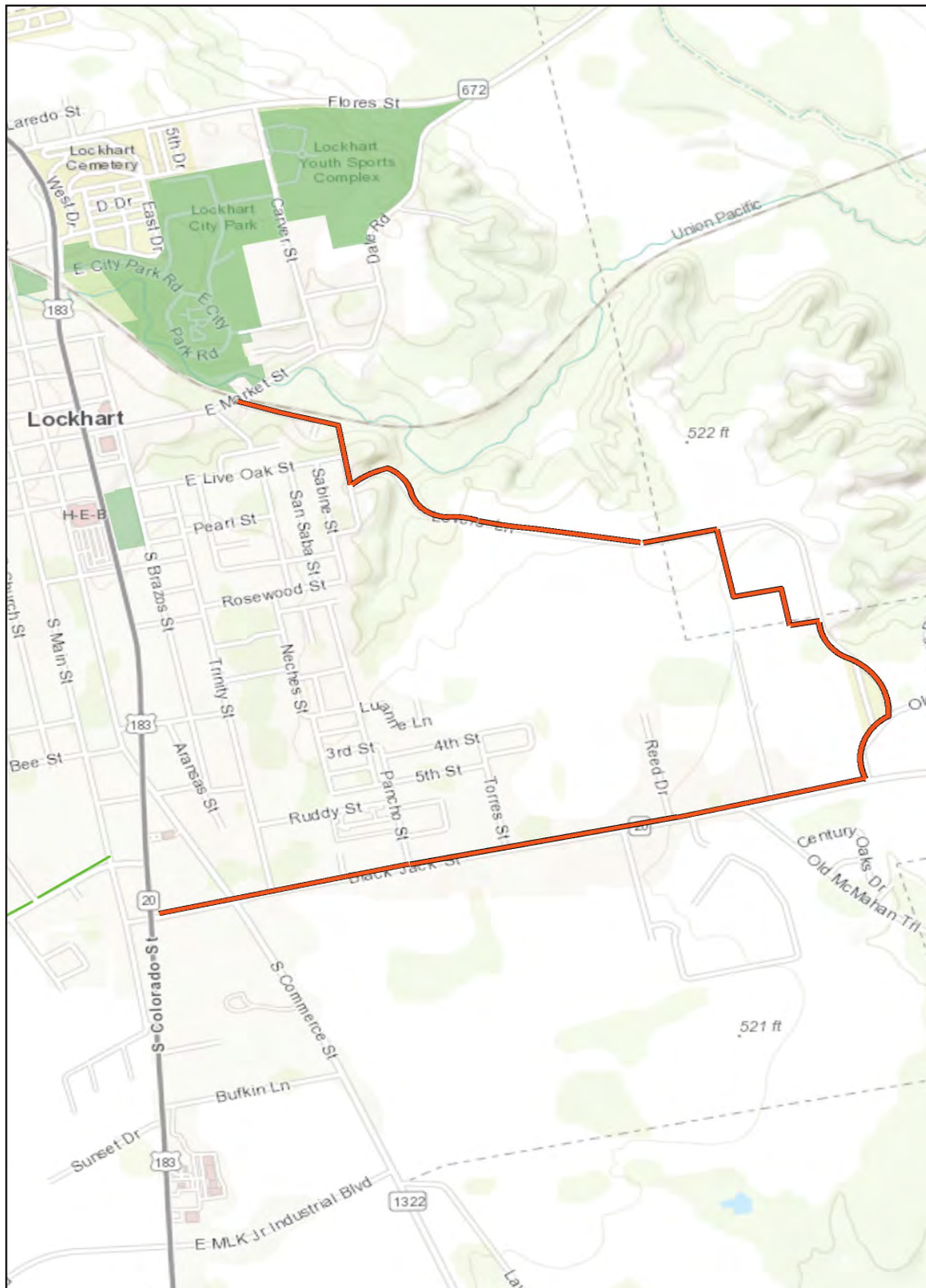
**East Circulation** is continuation of the Park Connections, creating a connection to U.S. Route 183 in the west by way of FM 20. The purpose of this route is to provide access to the parks for the east side neighborhoods. This route will primarily use the right-of-way along streets.

**Length:**

2.8 miles

**Primary Corridors:**

- Lovers Lane
- Reed Drive
- Black Jack Street



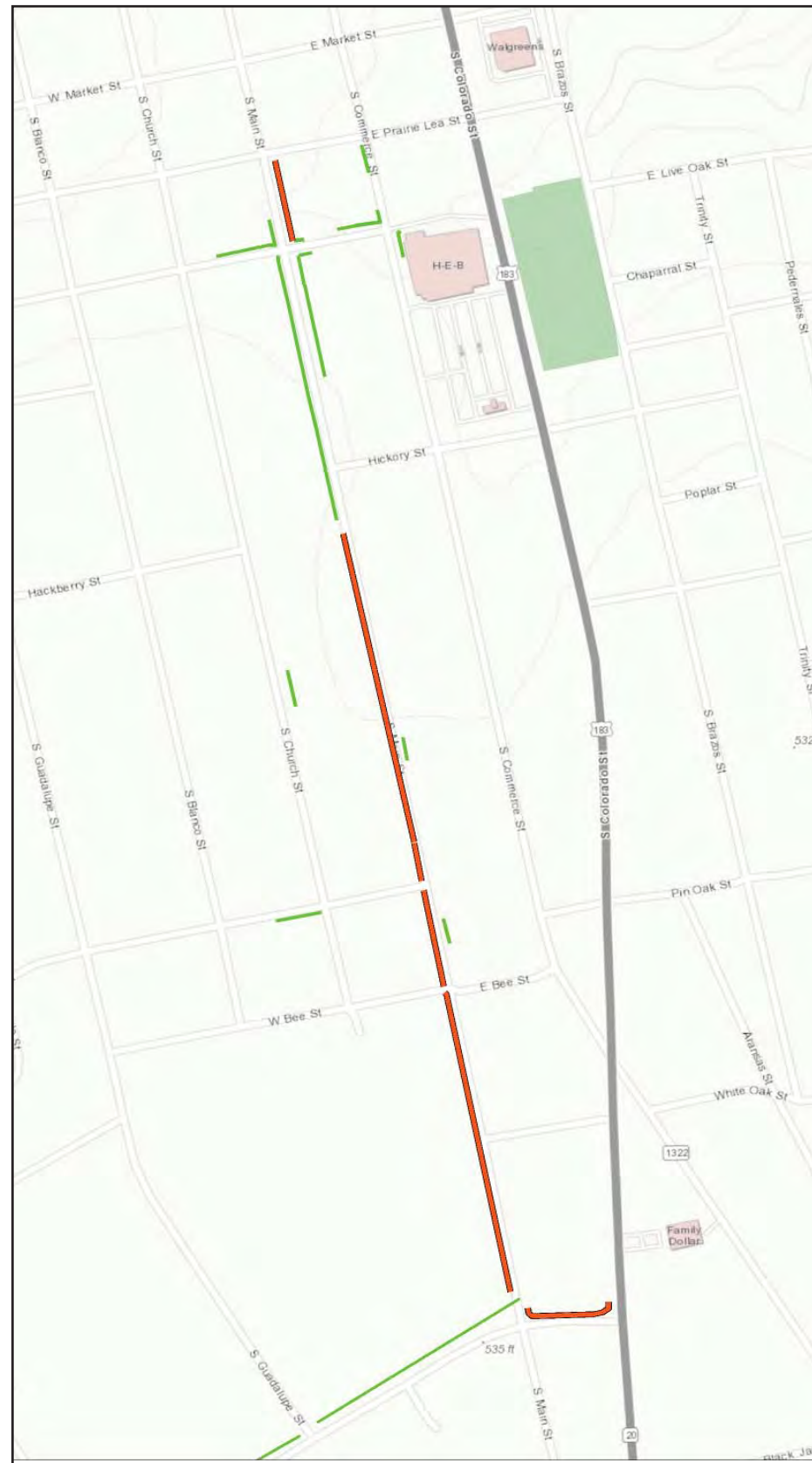
**183 Alternative** is routed along S. Main Street, parallel with the US 183. Participants of one of the public meetings stated that the newly built sidewalks along U.S. Route 183 are great for transportation purpose, but are too noisy for recreation purposes. Using the street right of way, this route creates an alternative to sidewalks along U.S.183 that connects area neighborhoods, and will provide a more peaceful route with calm traffic for recreational walking, running and bicycling.

**Length:**

0.6 miles

**Primary Corridors:**

- South Main street



**West Circulation** starts at Lockhart State Park and connects to the frontage road along TX130 by way of Country Road 217, Boggy Creek Road and City Line Road. The route would ultimately connect with the proposed Town Branch Trail. The proposed route is 3.3 miles long and utilizes street and highway rights-of-way and small section of private property.

**Length:**  
3.3 miles

**Primary Corridors:**

- Texas 130 frontage road
- Boggy Creek Road
- City Line Road



**State Park Road Trail** is aimed at creating connections to Lockhart State Park. Currently, the State Park has internal hike and bike trails, but the only way to get there is by driving. During public meetings, bike access to the State Park was one of the requested additions. The State Park Trail will meet the demand by providing walking and biking access to the Lockhart State Park. This trail starts from the existing trail along Lockhart Junior High School and the Jason K. LaFleur Soccer Complex, and runs to the State Park with a total length of 1.5 miles.

**Length:**  
1.5 miles

**Primary Corridors:**

- State Park Road

The cost estimate used the criteria of the ADA accessible width 5' in the state law, and the 10' trail to accommodate both the pedestrian and bikes. The material of the surface is paved concrete and for multiple purpose use. Based on the result of the cost estimation and the connections that the proposed trail could make. We prioritized the proposed trails into phases.

Phase I  
Park Connection  
State Park Trail

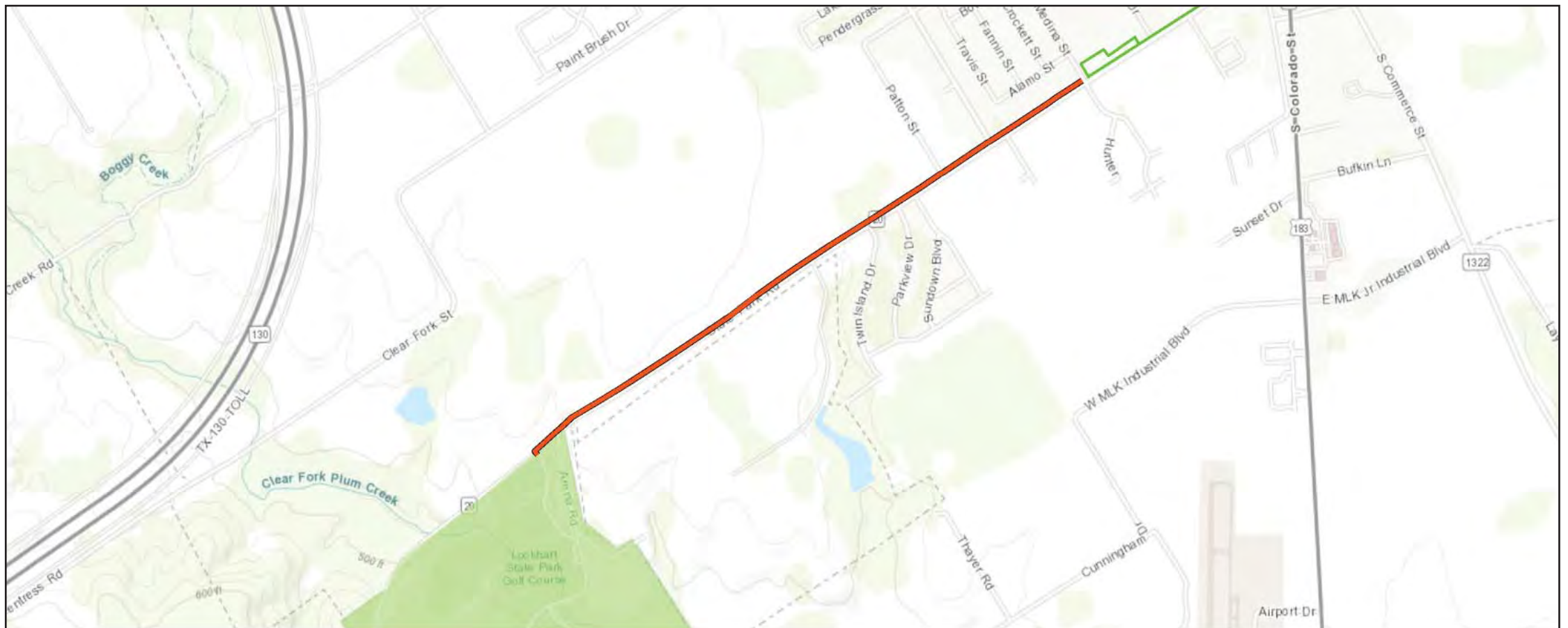
Phase II  
183 Alternative  
Town Branch Trail  
Stueve Lane Trail

Phase III  
East Circulation  
West Circulation

For the construction cost of the trails, more finance opportunities are provided in the Funding Opportunity in Implementation.

**Design Considerations**

To promote fitness and public health opportunities along the trail system, outdoor fitness equipment could be considered as part of the trail facilities. Equipment could be distributed in the available right of way along the trail, or grouped into workout stations.





## Opinion of Probable Costs

**City of Lockhart**  
**Proposed Trail System**  
 Opinion of Probable Costs

**Project Total**  
**\$2,290,254**

Item / Description	Material	Length(mi)	Qty	Unit	Unit Costs	Total Costs
<b>Path</b>						
Park Connection (5'wide)	Multi-use Trail, Concrete	1.8	47,520	SF	\$5.50	261,360
Stueve Lane Trail (5'wide)	Multi-use Trail, Concrete	2.1	55,440	SF	\$5.50	304,920
Town Branch Trail (10' Wide)	Multi-use Trail, Concrete	2.8	73,920	SF	\$5.50	406,560
183 Alternative (5' Wide)	Multi-use Trail, Concrete	0.6	15,840	SF	\$5.50	87,120
State Park Trail (5' Wide)	Multi-use Trail, Concrete	1.5	39,600	SF	\$5.50	217,800
East Circulation (10' Wide)	Multi-use Trail, Concrete	2.8	73,920	SF	\$5.50	406,560
West Circulation (10' Wide)	Multi-use Trail, Concrete	3.3	87,120	SF	\$5.50	479,160
Base Construction Cost						1,684,320
<b>General Conditions, Contingency and G.C. Markup</b>						<b>1,684,320</b>
10% Contingency						168,432
12.5% G.C. Markup, Overhead and Profit						210,540
<b>Total Construction</b>						<b>2,063,292</b>
<b>Pre-Development</b>						<b>226,962</b>
Surveying (1%)						20,633
GeoTech (1%)						20,633
Professional Service Fees (9%)						185,696

# Programs & **Events**



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“To be a City that is friendly to visitors and future residents with a spirit of fellowship and cooperation by accommodating their needs and recognizing the **wealth in cultural, ethnic and age diversity.** ”

*-The Lockhart 2020 Comprehensive Plan*

## Lockhart Tourism

Already considered a destination as a Film Friendly Texas Community and with multi-cultural events such as early Mays' Cinco de Mayo, the Chisholm Trail Roundup, and the Cowtown Sip, Stroll & Art Walk, there's plenty to do and reasons to visit. *The needs now are not only to increase economic development within the community, but also to address the needs and aspirations of Lockhart's citizenry.*

*Barbecue Capital of Texas* On May 26, 1999 House Resolution #1024 was adopted by the 76th Texas Legislature naming Lockhart the 'Barbecue Capital of Texas', then by the Senate in the Fall of 2003. Outside of the world famous barbecue, there are a number of cook-offs and festivals celebrating this piece of Lockhart's culture throughout the year.

*Current Events and Festivals* The Chamber of Commerce, in conjunction with the City of Lockhart, hosts a number of events annually. The following are a few of the more popular events held annually.

*Al Hopkins Tolbert Texas State Chili Championship* is held the third weekend in March each year at the Lockhart City Park. The cook-off is hosted by the Lockhart Chamber of Commerce and the City of Lockhart. The Central Texas Tolbert Chili Group sponsors more than 30 chili events all over Central Texas and Lockhart is blessed to be just one of those locations.



*Tolbert Texas State Chilli Championship*

## Lockhart Tourism

*BBQ Capital of Texas & Chili Championship* The first full weekend in June, this event is hosted at the Lockhart City Park and it kicks off the festivities for the Chisholm Trail Roundup – Rodeo & Music Festival. This event is sanctioned by the Lonestar BBQ Society and is limited to the first 100 BBQ Cooking teams to sign-up.

*Chisholm Trail Roundup (CTR)* is held the second full weekend in June and is Lockhart's biggest annual festival. It is held Thursday to Saturday at the Lockhart City Park and offers a packed schedule of activities including a Cowboy Breakfast, carnival, rodeo, live music and parade. This is a major tourism event for the Lockhart Chamber of Commerce and the City of Lockhart with 10,000+ people attending from cities and counties all over Central Texas.

*Independence Day Firework Extravaganza* has been celebrated in Lockhart every year since 1992. Hosted by the Lockhart Chamber of Commerce, this event is held in the City Park to celebrate July 4th, Independence Day. It is the largest fireworks show for a city of Lockhart's size in Central Texas!

*Tastes of Lockhart Culture* is another annual event held in the fall of each year. The event takes place around the downtown square and is designed to circulate people in and out of participating businesses. This event features local food, music, door prizes, local movie tours and shopping, all designed to keep shopping local and celebrate the rich culture of Lockhart.

*Dickens Christmas Celebration*, held on the first Saturday of December each year transforms Lockhart into a Dickens' style Christmas festival. The event is located around the Dr. Eugene Clark Library and the Downtown Square. The celebrations starts Friday night with the annual "Lighted Christmas Parade" and continues all day Saturday with a street festival featuring authentic Victorian decorations, choirs, jugglers, bagpipers, carriage rides, and the lighting of the Yule Log.



Existing Lockhart Parade

## Lockhart Tourism

### *Looking Toward The Future*

As Lockhart looks toward the future, the city should continue to add festivals and special events which celebrate the unique heritage and culture of the community. Additionally, Lockhart can consider public art and ongoing cycling tourism and special events to support active tourism initiatives within the region. Since downtown Lockhart and City Park both serve as the primary venues for community events, these priority projects (See Priority Projects) should be some of the first improvements made to the Parks system.

### *Trends in Recreation*

The National Recreation and Parks Association (NRPA) is the nation's leading professional organization for best practices, trends and advocacy for parks and recreation departments. NRPA's three pillars are Health and Wellness, Conservation and Social Equity. These three values are incorporated into recommendations for recreation programs and events for the future of Lockhart Parks and Recreation Department as outlined below.

### *Health and Wellness*

NRPA's vision as it relates to health and wellness is "leading the nation to improved health and wellness through parks and recreation." As retirees and young families continue to move to Lockhart, these residents' expectations for access to facilities and amenities which support active lifestyles increases. Additionally, recreational programs which support active and healthy lifestyles provide opportunities to expand or enhance special event offerings. Activities such as adult Olympics, fun runs, mini triathlon and partnering with Spartan or other adventure racing groups may provide unique opportunities to enhance resident's health and wellness lifestyle opportunities.

### *Walk-Ability*

Research demonstrates that people who have easy access to parks are 47 percent more likely to walk at

the daily-recommended level than those who do not have easy access. Moreover, when the distance from a park doubles, the likelihood of park use decreases by almost 50 percent.

Priority should be placed on park system connectivity through off-street multi-use trail development. Additionally, improving on-street pedestrian and bicycle access to neighborhood parks will insure residents' ability to access and utilize the park system. Please see the Community Connections Section for specific recommendations as they relate to improving connections in the community.

### *Social Media*

The means by which residents and visitors find information about a city's parks, facilities and programs is evolving. Where once the City's website may have been the go-to portal for disseminating important information to residents, social media has rapidly become the most effective tool. The City of Lockhart has active participation on Facebook to provide updates about programs, facilities and events. Facebook and other platforms such as Instagram, Twitter, Pinterest and Snapchat can provide access to a captive audience of followers to provide updates about programs and activities, and promote events with less effort than is needed to update a website. While the social media platforms change in popularity and usefulness, some important tips can help to reach users effectively and keep them engaged:

- Keep the content light - Keeping posts brief makes them easy to read, "like" and repost.
- Diversify - Maintain a variety of fresh platforms for communication.
- Keep em' coming back - Offer incentives to follow, such as occasional give-aways for participating in surveys and other online engagement.



*Public Art Concept*

## Lockhart Tourism

### *Art Walks and Public Art*

It might be said that we are all somewhat oblivious to our surroundings at times, even within a natural setting or public place. People have begun to disconnect from the people they meet and the beauty around them in favor, at times, of the smart phone or tablet. Public art can provide a new way to experience any city. It has a way of changing the way people experience not only the outdoors, but also our interior spaces as well.

Earliest public art programs started as a part of the New Deal, with the formation of the Treasury Department's Section of Painting and Sculpture in 1934. This program commissioned artists through competitions to create high-quality work for federal buildings, mainly post offices. One percent of each federal building was to be reserved for artistic decoration. "Public art is a public good," according to Darren Walker, vice president of the Rockefeller Foundation. *"It is the embodiment of the American ideal; in spirit and deed it is a reflection of our democratic values."*



*Public Art Concept*

Mindy Taylor Ross, director of public art for the Arts Council of Indianapolis, is hoping for an economic experience for smaller cities, on a humble scale. She sees Indianapolis' *public art program as a way to bring cultural tourism to the city.* "Art makes the city more dynamic, and it's definitely an economic development strategy," she says. "It makes an impact on conventioners, and they come back because of the dynamic cultural energy here." Ross hopes to attract travelers from around the region.

*A growing trend in communities across the country is the inclusion of the arts in parks and recreation programs.* Cities are providing space and opportunities for the creation of public art in the form of sculptures, murals, decorative benches and exhibiting paintings on city property to enhance parks and facilities. Sculptures can serve as a backdrop to other park features or as climbable elements that encourage social play and imagination. Other public art may be decorative in nature and can serve to provide insight into local culture and history. Many cities will commission artists for specific projects or even host a competition upon which a winner will have their work permanently on display at public parks or facilities. Examples include the cities of *Austin and Bastrop who both have Art in Public Places (AIPP)* organizations that are a part of city initiatives.

### *Lockhart Public Art "Al Fresco" Event*

Art al Fresco is an outdoor, or "fresh air", public sculpture competition which could be sponsored by the City of Lockhart and juried by a local art organization. The event should be a walk-able adventure for visitors and residents and located throughout the City's historic downtown and could also incorporate sections of the Lockhart Spring Trail Walkway and future trails.

The intention would be to have temporary installations which add visual interest to public spaces and create another festival/event to draw



*Bike Tourism Concept*

visitors to the community. The City could also consider allocating a portion of its Hotel Occupancy Funds for public art installations and/or tourism related programs and events.

### *Cycling Tourism/Events*

Regional cycling has become a popular activity across the state of Texas and as such, communities are seeking ways to become "bike friendly" and host cycling events which encourage rides incorporating a geographic area. Lockhart has an opportunity to host cycling events around the Austin area and to draw the cycling community into Downtown Lockhart and City Park.

### *Music Festivals (Old Settler's Opportunity)*

Old Settler's Music Festival has recently relocated its annual music festival to an area adjacent to the City of Lockhart. This could provide an opportunity to host a music "stage" as part of the overall festival, in Downtown Lockhart. By partnering with the Old Settler's Festival, Lockhart could enhance the existing event and add another tourism related event/festival to its robust year round programming.





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Priority  
**Projects**

07

Plan  
**Implementation**

“To be a City recognized for the **quality of its built environment and the integration of the natural landscape** throughout the community.”

*-The Lockhart 2020 Comprehensive Plan*

## Green Infrastructure

An often overlooked component of a city's infrastructure that provides a service to the people and environment is comprised of the natural resources such as creeks and rivers, floodplain, forests and natural areas. These land cover types provide a variety of services critical to maintaining a healthy community and ecosystem. Some of these ecosystem benefits include the following:

- Storm Water Runoff Reduction
- Water Quality (sediment reduction)
- Air Quality (pollutant capture)
- Carbon Storage and Sequestration
- Energy Use Reduction (cooling costs)
- Erosion Control
- Aesthetics, Recreation & Quality of Life

The forests in a community are a fundamental component of the City's natural, cultural, and economic history and continue to be valued by residents and visitors alike. Over time the forest canopy may be reduced as land is cleared for development in some areas, while other areas may continue providing ecosystem benefits, recreation, and many other benefits to the community.

Quantifying the extent of the forest canopy, whether in urban or rural areas, is important for understanding the value of the resource. In some communities, forest canopy is being preserved in lieu of stormwater management facilities in order to address stormwater runoff by utilizing overland detention and soil percolation rather than traditional storage systems.

Some of the key stormwater related benefits of the tree canopy include:

- Trees reduce stormwater runoff by capturing and storing rainfall in their canopy and releasing water into the atmosphere.
- Tree roots and leaf litter create soil conditions that promote the infiltration of rainwater into the soil.
- Trees help slow down and temporarily store runoff and reduce pollutants by taking up nutrients and other pollutants from soils and water through their roots.
- Trees transform pollutants into less harmful substances.<sup>1</sup>



<sup>1</sup> U.S. Environmental Protection Agency, *Stormwater to Street Trees: Engineering Urban Forests for Stormwater Management*, 2013

## Parks and Outdoor Recreation

The National Recreation and Park Association (NRPA) publishes Recreation, Park and Open Space Standards and Guidelines which include criteria for the provision of parks and recreation facilities and open space. The criteria are based on a national survey of municipalities of all sizes and geographic regions. These standards offer guidance to municipalities for parks and recreation planning. As with all communities, Lockhart has unique characteristics that require consideration of local demand for parks and recreation facilities that reflects the values and interests of residents in addition to the recognized standards.

NRPA recommends creating a park classification system that categorizes parks based on use, size, and service area. Examples include Neighborhood parks with 1/4 mile service areas (5-10 minute walk) versus City parks with 1 mile or more in service area.

### ***Parks Standards***

NRPA suggests a minimum of 6.25 to 10.5 acres of park land per 1,000 population. This standard would suggest that the City of Lockhart should provide between 85.46 and 143.58 acres for residents. The City's total park acreage is ***144.744 acres, with 115.45 being "developed" park land.*** When looking at standards for "developed" park land, Lockhart provides 8.53 acres per 1,000 residents. This indicates that Lockhart provides an average number of park acres for its residents, based on the recommended minimum for park land at this time. When looking at "undeveloped" park acreage, approximately ***20% of its park acres are "undeveloped" open space*** currently.

### ***Recommendation***

If the community desires to continue to develop parks and open space in accordance with its current ratio of developed versus undeveloped land, maintaining a 20% target for undeveloped space, would be a sufficient measure.

If the community desired a higher percentage of open space preservation, it is recommended Lockhart consider a 25% open space measure for future park and open space development.



*Lockhart State Park Structure*



*Lockhart State Park*

## Benefits of Parks and Open Space

For a number of years, parks and recreation professionals have attributed parks and open space to quality of life for a community, or the standard of health, comfort and happiness experienced by individuals or groups. It is understood that parks improve aesthetics and ecological services such as mitigating stormwater runoff, cleaning the air we breathe, and providing wildlife habitat in the urban environment.

Additionally, the community opportunity to realize health, comfort and happiness takes the form of increased physical activity and improved overall physical health of community members. Studies have even shown that parks can increase the property values of homes in a community. “The real estate market consistently demonstrates that many people are willing to pay a larger amount for a property located close to parks and open space areas than for a home that does not offer this amenity,” writes John L. Crompton, a professor at Texas A&M University who has published extensive research on parks and recreation.<sup>2</sup>

<sup>2</sup> Crompton, John. (Spring 2010) *Journal of Park and Recreation Administration*. “An Analysis of Parkland Dedication Ordinances in Texas.” Volume 28, Number 1 (pp. 70-102).

### **Regional Outdoor Recreation**

Several outdoor recreational opportunities are available around the Lockhart area which contribute to the community’s amenities and provide a rich environment for outdoor enthusiasts.

The Lockhart State Park, provides a number of outdoor recreation opportunities including the following:

- Golf
- Hiking
- Wildlife Viewing
- Swimming
- Recreational Vehicle Camping
- Active Play

The regional outdoor recreational opportunities should be advertised as community amenities for Lockhart residents, and long term partnerships should be evaluated for cost sharing for capital projects, tourism related marketing and programming, and long range facility and events planning.



*Lockhart State Park*



*Lockhart State Park*

## Other Strategies

### *Balancing Development with Natural Space*

Future development of parks within the community should have a balance of natural space preservation and programmed recreational development. These natural spaces could provide opportunity for trail development and interpretive elements for environmental education. The interpretive elements for environmental education could also provide an opportunity to partner with Lockhart ISD and other beautification or natural preservation groups for other educational opportunities regarding natural preservation.

### *Low Impact Design (LID)*

In a world of ever-decreasing natural resources and increasing development, it becomes important for the City to consider and adopt Low Impact Development (LID) techniques during design and construction of parks and facilities. Issues such as stormwater management, water quality, heat islands, and water conservation can be addressed through sound design principles.

Tools such as bioretention of stormwater, bio-swales, use of drought-tolerant native plant materials and rainwater harvesting can effectively be implemented into park and facility designs. Use of such tools are rapidly becoming a standard practice, and in some cases a requirement, in communities nationwide.

### *LED Lighting*

An important consideration with the replacement or installation of lighting and both parks and facilities is the use of LED lighting. LED light fixtures use remarkably less energy compared to incandescent bulbs and provide costs savings as well as promote sound environmental stewardship.



*Rainwater harvesting should be considered during the development of future pavilions. The above example captures rainwater from a pavilion roof top and stores it in a 5,000 tank for use in irrigation of the park landscape.*



*LED lighting is available for replacement of existing bulbs in parks or as a complete solution when choosing light standards for new facilities. Cost savings over the long-term are significant given the low energy requirement and long lifespan of the bulbs.*



*Use of native plants within landscape areas of parking lots can aid in removal of contaminants and sediments from stormwater prior to drainage into the watershed.*



*Bioswales, similar to drainage ditches, utilize selected vegetation to filter and slow down stormwater runoff prior to its drainage into the water shed. These bioswales can be designed using native vegetation adapted to the area, requiring minimal maintenance.*



## Park Land Dedication

In Randall Ardent’s *Rural By Design*, the author discusses preserving open space in order to protect small town character. Open spaces around the edges of communities or undeveloped properties dispersed throughout a community core are “favored aspects of traditional small towns.” He goes on to state that “few things change the character of small towns and rural communities more than the conversion of these natural areas to development.” Community amenities such as bike lanes, sidewalks, trails, parks and open spaces, contribute to the quality of life residents value and desire to see, as a community grows and develops.

A tool to ensure parkland dedication and development, and open space preservation remains a priority as the community grows, is a ***Parkland Dedication Ordinance***. The City of Lockhart currently has Community Facilities and Open Spaces requirements in the Subdivision Regulations of its Code of Ordinances. These requirements are opportunities for the community to realize open space preservation and park development, at a pace concurrent with

residential and commercial development within the community.

### ***Existing Standards***

The current public use land dedication requirements (Subdivision Ordinance, Article IV, Section 52-112) require land to be dedicated for residential subdivisions, only. For residential subdivisions between 5-20 acres, 5% of the total land area intended for residential use shall be dedicated and for residential subdivisions over 20 acres, 8% of the total land area intended for residential use shall be dedicated.

### ***Recommendations***

It is recommended that the current policies be reviewed to provide requirements for the development of park facilities, which are in line with the recommended standards of the community as residential subdivision development occurs.

A more performance-based approach to trails, sidewalks, bike lanes, park and open space dedication

and parkland development could provide for flexibility in the community’s development standards while realizing higher level of design through site development.

For example, allowing for the dedication of these facilities (sidewalks, bike lanes, park and open space) to meet the current dedication requirements (5% for developments between 5-20 acres and 8% for developments over 20 acres). Another example may be to include community goals for dedicated property such as:

- Dedicated sidewalks, trails and bike lanes must extend or connect routes on the City of Lockhart Thoroughfare Plan
- Open Space preservation must enhance the built environment through strategic preservation of tree canopy or natural buffers to the proposed development
- Parkland dedication must be accessible to the entire development and connected via sidewalks, trails and bike lanes
- Open Space dedication must be 20% of total area dedicated to meet the community facilities and open space dedication requirements.

It is also recommended for the community to consider the dedication of conservation easements along creeks and waterways to protect the waterways and enable further trail connectivity throughout the community. This will not only serve to protect these riparian areas, but will enhance the connectivity through the park trail system. The width of the easement could vary, based on the goal. For example, the community may consider the width of the waterway/creek and an additional twenty foot easement (20’) for trail development and buffering of developed structures from the edge of the waterway.



Navarro Springs Park



*Springs At City Park*

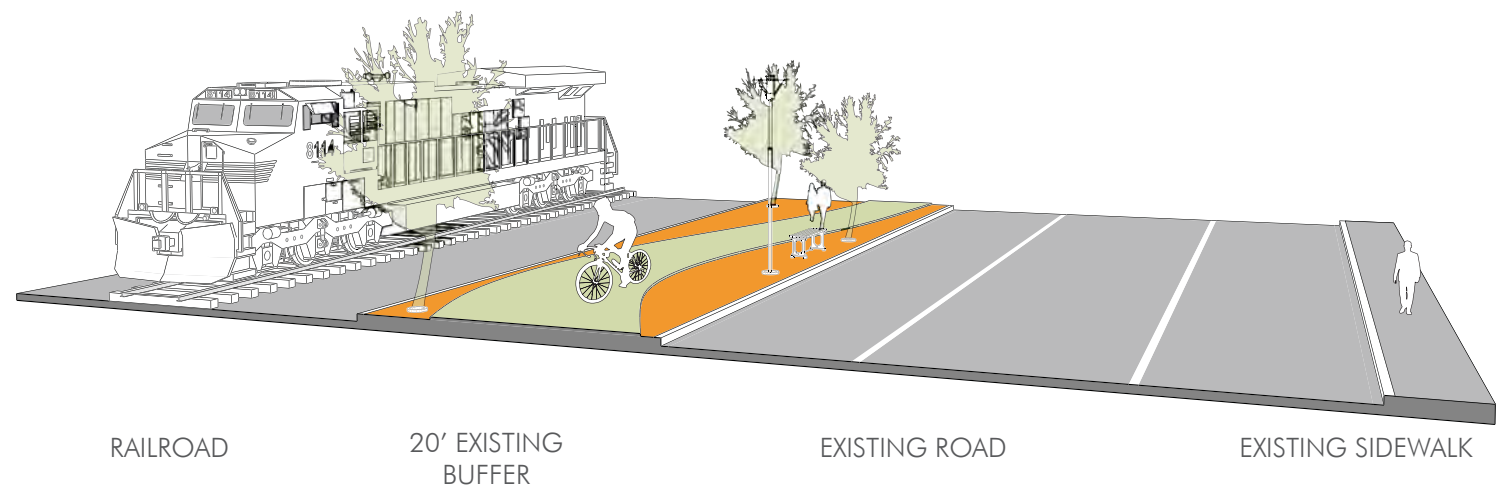
The City of Lockhart could consider developing a stream corridor plan to identify priorities for conservation easement dedication and these dedications could be considered in a developer's compliance with park and open space dedication.

Finally parks and open space dedication and parkland development should be a discussion of pre-development meetings with potential developers within the community. If open space is discussed as a value which should be enhanced, protected or preserved, for future development, developers will have the opportunity to appropriately respond to this community value through high quality site design. It is recommended that park professionals or landscape architects be utilized through the process of development review, to encourage creative design which enhances the community and mindfully mitigates impacts to the community. Sustainable development requires clear communication of values while providing a certain amount of common sense and flexibility in the application.

## Rails to Trails

The Rails to Trails concept takes existing rail rights of way, adjacent to public roadways and transforms the under-utilized easement into a multi-use trail. The image below conceptually demonstrates how this transition can occur.

In Lockhart, there are some areas where the rail rights of way are adjacent to parks and/or existing trails. The community can evaluate where opportunities to work with the railroad may make sense to convert these under-utilized spaces into community amenities and provide further connectivity of the parks system.



*Rails to Trails Concept*



# Priority **Projects**



01

Inventory &  
**Analysis**

02

Demand  
**Assessment**

03

Community  
**Connections**

04

Programs &  
**Events**

05

Natural  
**Resources**

06

Priority  
**Projects**

07

Plan  
**Implementation**

# City Park and the Lockhart Youth Sports Complex



- Improved 4-plex baseball
- New T-ball Complex with restrooms/ concession
- New adult ball fields and girl softball field with restroom and parking
- New park entrance
- (5) new group pavilions
- One new Event Pavilion with event plaza
- Reorganization/design of existing amphitheater area
- New swim bath house
- Improved pool amenities
- Open Spaces for special events or overflow parking
- New playground
- Trail system with foot bridges and crosswalks
- Approximately +/-500 parking spaces
- Relocated Soccer fields

## Conceptual Site Plan - CITY PARK & YOUTH SPORTS COMPLEX PRELIMINARY DESIGN

## City Park and the Lockhart Youth Sports Complex

### Renovations and Additions

City Park and the Lockhart Youth Sports Complex are some of the most highly-used features of the parks and recreation system. Overall, the layout of the park functions quite well provides space and amenities for a wide range of activities from picnics and passive play to large organized events such as the Chisholm Trail Roundup. Currently, most of the park is in working condition, but with so many features in need of updating or replacement, a complete renovation of the park is warranted. Key considerations for the renovation include:

- Improved Baseball and Softball Facilities
- Additional Tee-Ball and Soccer Fields
- Increased Parking and Circulation Throughout the Park
- Upgraded Aquatics Facility
- New and Additional Pavilions
- Improved Amphitheater

The proposed conceptual site plan for renovation of City Park and the Lockhart Youth Sports Complex seeks to achieve the above considerations as determined through stakeholder input. The plan (shown left) illustrates an improved layout concept with a new loop road along the northern boundary that enhances vehicular circulation while opening up opportunities for significant parking expansion through the core of the park. The parking lot will provide the much-needed parking while remaining flexible as space for a variety of event activities such as festivals and rodeos. An approximate 500 parking spaces will be available in the proposed site plan.

#### Sports Facilities

The proposed site plan also addresses the needs of the local baseball, softball and soccer leagues. Input from league representatives and coaches indicates a need for complete renovation of the baseball/softball complex including re-graded fields, new fencing, dugouts, seating, concession/restrooms/fieldhouse and scorer's stands. The existing sports field lighting can likely be re-used in the new complex.

In addition to renovation of the existing facilities, two new tee-ball fields are proposed with additional restrooms nearby. Expanded parking opportunities are planned to serve the tee-ball and four-plex fields. A new access road is planned in this area that connects E. Market Street to Carver Street, thereby improving access and circulation within the park.

#### Design Alternatives and Considerations

City Park is home to a wide range of recreational activities and events throughout the year. Some areas of the park provide space for event activities such as the Chisholm Trail Roundup. During this event, the softball field on the southeast corner of the park becomes the location of the CTR Rodeo. Other spaces, such as near the lake, are used for vendors, overflow parking, and other activities.

During any design and redevelopment of City Park, consideration should be made for the range of possible uses of these space. One design alternative to consider is to retain some parking areas as "overflow parking" that are developed as grass areas with an underlying rock base that allows for vehicle access when needed, while remaining flexible for other uses throughout the year.

#### Approximate Investment Per Household:

**\$124 to \$330 per year**

**(Based on property valuations between \$75K and \$200K)**



*Bleachers*

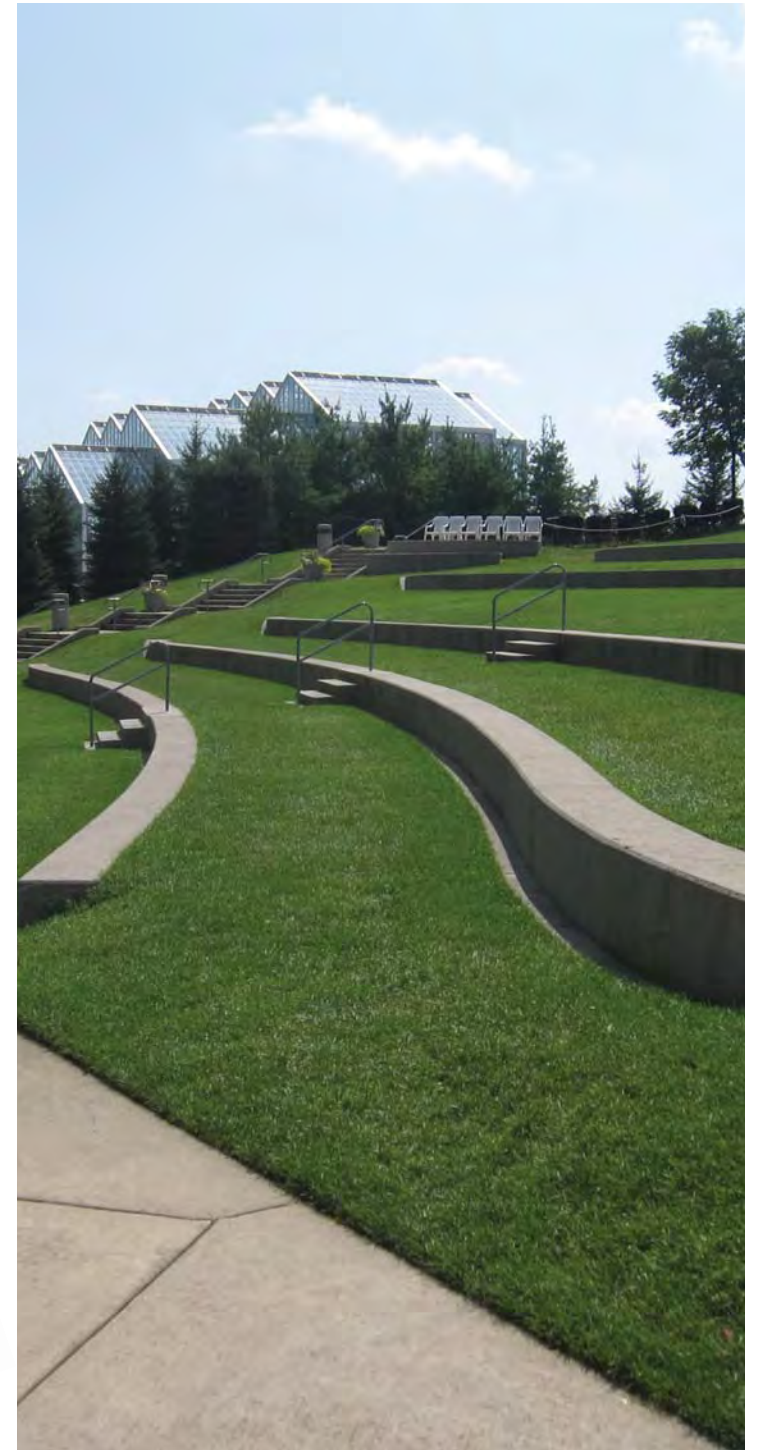


*Dugouts*



*Pavilions*

# City Park and the Lockhart Youth Sports Complex



*Example of terraced amphitheater seating proposed for the expanded berm area.*

## Conceptual Site Plan - CITY PARK AQUATICS AND AMPHITHEATER AREA IMPROVEMENTS NOT TO SCALE



## City Park and the Lockhart Youth Sports Complex

### Renovations and Additions

#### Event Space

Throughout the stakeholder involvement phase of the master plan effort, events were a frequent topic of discussion. There is a clear desire to encourage continued and expanded opportunities for events and entertainment including the use of the amphitheater at City Park. Utilizing the existing location, a renovated amphitheater can create an even more inviting venue with some selected changes to the amphitheater stage structure, seating and surrounding landscaped environment.

The proposed site plan takes advantage of the existing topography with some enhanced berms that could be terraced to create more formal seating arrangements that are user-friendly. The proposed new events pavilion provides a large multi-purpose pavilion that is oriented at the top of the amphitheater berm to serve as additional seating for concerts and other performances.

#### Aquatics

The existing pool and related bathhouse is planned for a complete renovation. The pool would retain the 25 meter competition/lap pool and be renovated to include a more modern, zero-depth entry (beach style) shallow end. The existing bathhouse would be completely replaced with a modern structure that includes men's and women's changing rooms/restrooms, office space and equipment storage. Taking advantage of topography around the pool area, a water slide is planned for the southwest corner that would run down the slope to a landing pool. The pool deck area would be re-surfaced to a modern, smooth, slip-free surface at the request of pool users and staff who have lamented the exposed aggregate surfacing as being uncomfortable to walk on with bare feet.



*Taking advantage of the existing slope, a water slide could be integrated into the pool complex with a landing pool at the bottom of the hill. (source: Water Slide World, Lake George, NY)*



*Modern zero-depth entry pools cater to a wide range of users, providing ease of access to the water for young children and senior citizens or users who may be more comfortable in shallow-water environments. Existing pools can be renovated to include this style of shallow area while retaining traditional competition/lap lanes. (source: City of Grain Valley, MO)*

# City Park and the Lockhart Youth Sports Complex

## Renovations and Additions

Project Total  
\$9,768,390

City Park and Sports Complex Opinion of Probable Costs

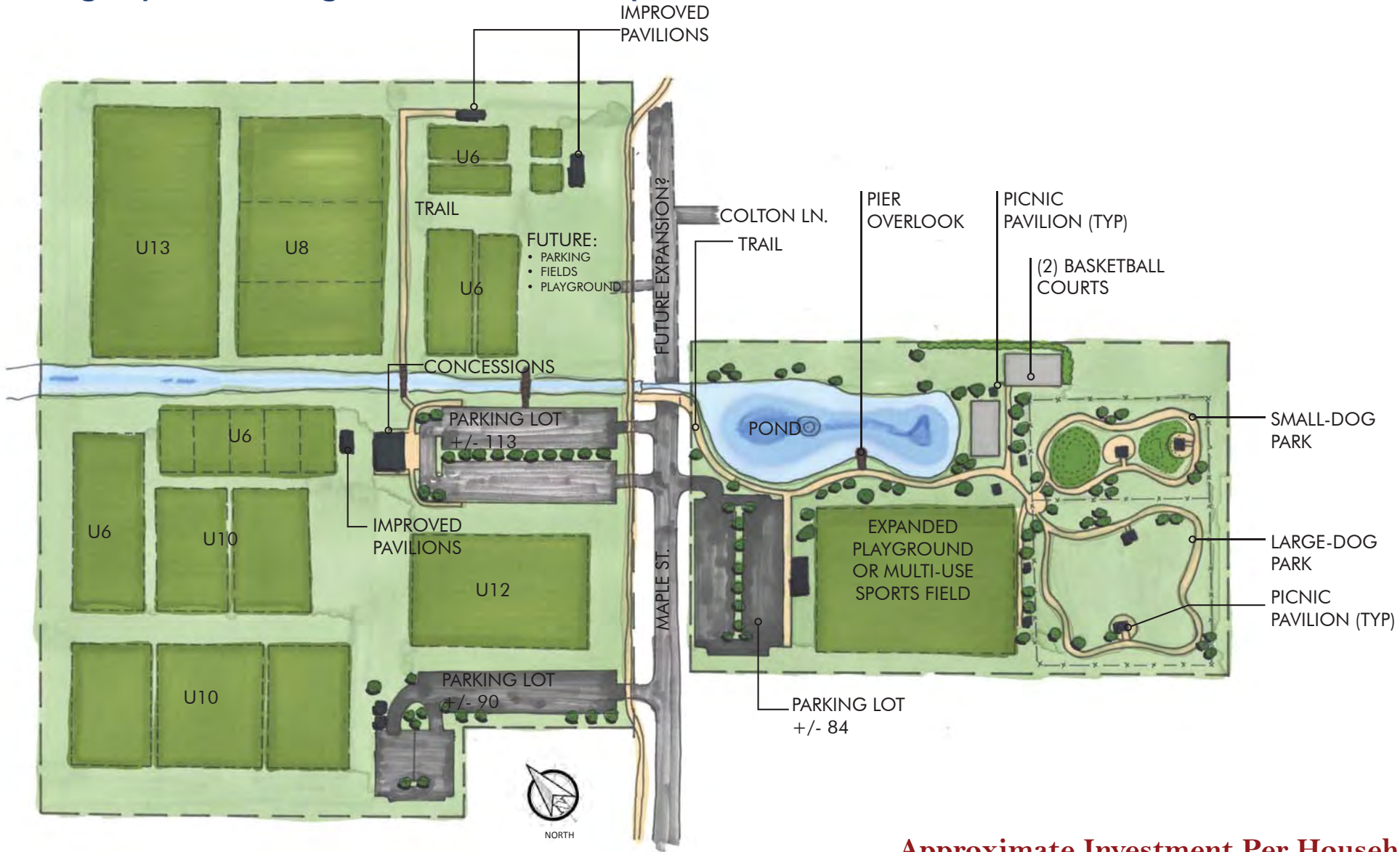
	Item / Description	Qty	Unit	Unit Costs	Total Costs
1	Site				\$1,301,662
	Remove existing Sr Ballfields	2	allow	25,000.00	50,000
	Remove existing Soccer Field	1	allow	5,000.00	5,000
	Demolition and Removal of Pavement	139,650	sf	1.80	251,370
	Demolition of Concrete	24,000	sf	2.60	62,400
	Demolition of Base	9,800	sf	1.00	9,800
	Demolition of Amphitheater	1	allow	15,000.00	15,000
	Demolition of Existing Pavilions	1	allow	25,000.00	25,000
	T-Ball Complex Parking Lot	5,333	sy	21.87	116,633
	New Park Road - East Side	2,845	sy	28.40	80,798
	New Park Road - West Side	8,800	sy	28.40	249,920
	Parking Lots - west side	19,867	sy	21.87	434,491
	Crosswalks	5	ea	250.00	1,250
2	Structures				\$3,130,000
	T-Ball Complex Restroom	1	allow	250,000.00	250,000
	New 4-Plex Concession/Restroom/Field House	1	allow	500,000.00	500,000
	Group Pavilion	5	allow	75,000.00	375,000
	Upgrade Existing Group Pavilion	1	allow	30,000.00	30,000
	Upgrade Existing Restroom	1	allow	30,000.00	30,000
	Picnic Shelters - concrete floor, metal cover, masonry	3	ea	25,000.00	75,000
	New Amphitheater	1	allow	200,000.00	200,000
	New Event Pavilion	1	allow	350,000.00	350,000
	Demolition of Existing Bathhouse and New Bath House	1	allow	800,000.00	800,000
	New Event Restroom	1	allow	520,000.00	520,000
3	Hardscapes				\$3,188,500
	New Walks at T-Ball Complex	4,000	sf	5.00	20,000
	T-Ball Complex - 2 Fields, lights	1	allow	225,000.00	225,000
3.4	T-Ball Complex Plaza	8,000	sf	5.00	40,000
3.5	Improvements at existing 4-Plex Fields -covered bleachers, dugouts, fencing, scorer's stands	1	allow	500,000.00	500,000

City Park and the Lockhart Youth Sports Complex  
Renovations and Additions

3.6	Soccer Fields - 2 Fields, lights	1	allow	175,000.00	175,000
	Sr. Ballfields - 2 Fields, lights	1	allow	650,000.00	650,000
	Basketball Courts - full size, goals, play surface	2	ea	75,000.00	150,000
	Trails - 5 ft wide - decomposed granite	25,700	sf	5.00	128,500
	Pedestrian Bridge	5	ea	45,000.00	225,000
	Playground - 2 to 5 and 5 to 12 yr old	1	ea	350,000.00	350,000
	Terracing at Amphitheater w/ Bermed Seating	1	allow	75,000.00	75,000
	Plaza at Amphitheater and Event Pavilion	1	allow	60,000.00	60,000
	Existing Pool Improvements	1	allow	400,000.00	400,000
	New Water Play (splash pad upgrades, water slide and assoc. elements)	1	allow	100,000.00	100,000
	Park Entrances	3	ea	30,000.00	90,000
4	Landscapes				\$194,550
	Trees	99		450.00	44,550
	Landscape Lawn and Irrigation Allowance (excluding sports fields)	1	allow	150,000.00	150,000
5	General Conditions, Contingency and G.C. Markup				\$1,953,678.00
5.1	10% Contingency				\$781,471.20
5.2	15% G.C. Markup, Overhead and Profit				\$1,172,206.80

# Jason K. LaFleur Soccer Complex (Maple St. Park)

## Parking Expansion, Dog Park, and Other Improvements



- +/- 100 additional parking
- Enhanced Pond
- Pier Overlook
- Shelter Upgrades
- New Dog Park; for large and small dogs
- Relocated Basketball Courts
- Additional Tree Canopy
- Optional Field Expansion; areas may be used for additional parking/fields/playground, as needed
- New Trails

**Approximate Investment Per Household:**  
**\$22 to \$59 per year**  
**(based on property valuations between \$75K and \$200K)**

### Conceptual Site Plan - JASON K. LAFLEUR SOCCER COMPLEX PRELIMINARY DESIGN

Not to Scale

## Jason K. LaFleur Soccer Complex (Maple St. Park)

### Parking Expansion, Dog Park, and Other Improvements

Soccer is a popular sport in Lockhart with approximately 385 players and the potential for many more in the coming years. The Jason K. LaFleur Soccer Complex (also known as Maple Street Park), serves as the primary location for soccer game play with another field located at City Park. Input from users indicates that the overall condition of the park is functional, but some specific additions and improvements could greatly enhance the user experience. Some of the identified needs include:

A concept design was developed that aims to create a more complete selection of recreation offerings. With the patterns of growth and development, the Jason K. LaFleur Soccer Complex will likely need to serve not only the soccer demand, but also provide for general recreation for area residents.

#### Soccer Complex

The proposed renovation includes re-grading all of the soccer fields to provide a more uniform and level playing surface. The recent sports field lighting system donated by the Lower Colorado River Authority (LCRA) will not be impacted by renovations. The basketball courts are planned to be relocated to the other side of Maple Street, thereby facilitating expansion of the adjacent parking lot. Additional parking spaces will also be gained through a re-working of the layout of the parking lot near the concession stand that serves as the primary park entrance. New pavilions are planned to provide shade for spectators in the soccer complex area.

#### Passive Park Areas

In addition to sports-related items, other amenities are planned to expand the recreation opportunities for other uses. Amenities planned on the East side of Maple Street include a pier/overlook at the retention pond, walking paths, a full-featured dog park and picnic pavilions. Additional play structures are planned to provide a wider range of play value including age ranges of 2 to 5 years and 5 to 12 years.

Soccer Complex Opinion of Probable Costs

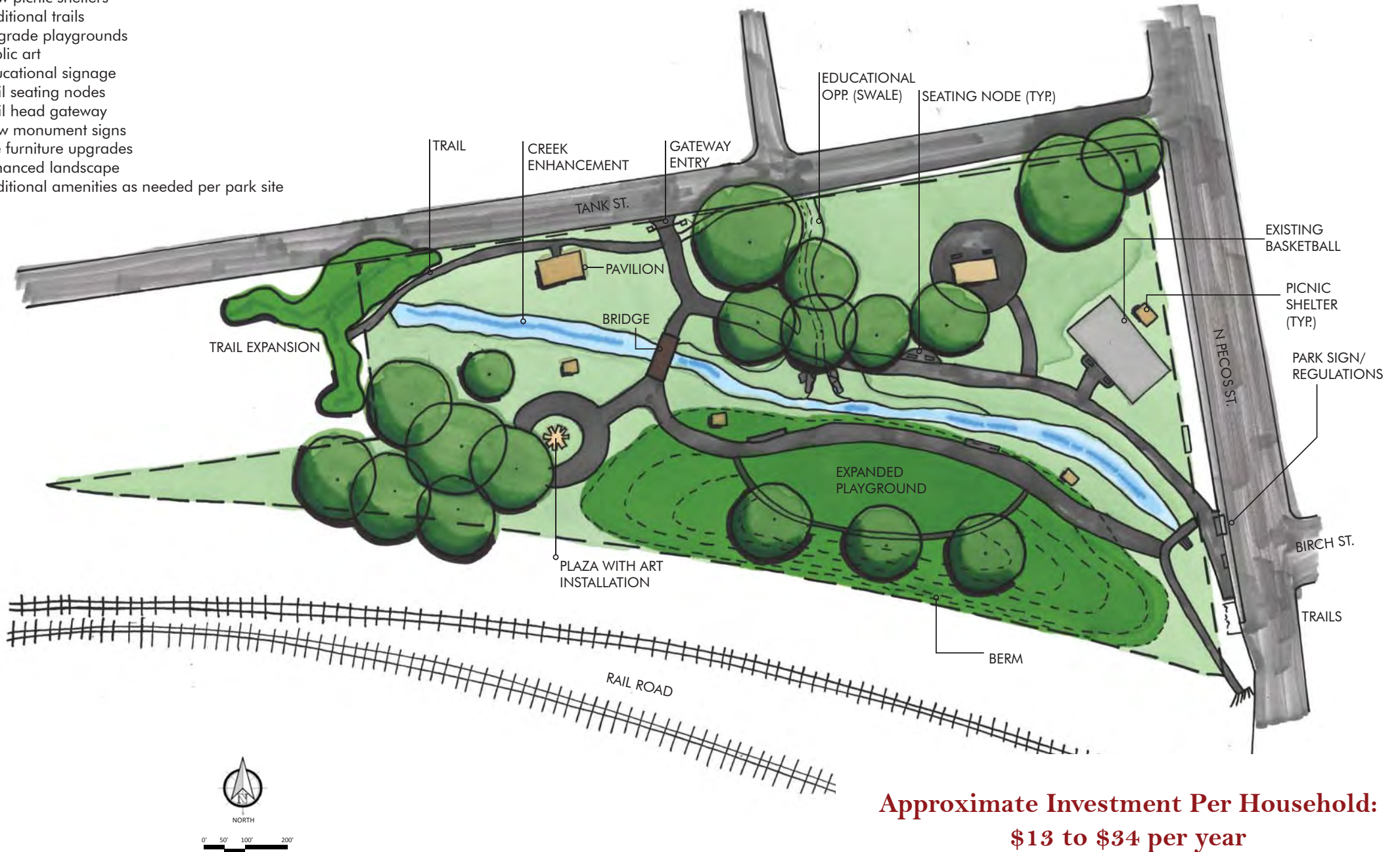
Soccer Complex Opinion of Probable Costs					Project Total \$1,734,711
	Item / Description	Qty	Unit	Unit Costs	Total Costs
1	Site				\$310,805
	Demolition and Removal of Pavements and Basketball Court	1	allow	8,000.00	8,000
	Grading of soccer fields and site	1	allow	120,000.00	120,000
	Add to existing Parking Lot	1,500	sy	21.87	32,805
	Seeding and Turf Establishment	1	allow	50,000.00	50,000
	Sports Field Irrigation	1	allow	100,000.00	100,000
2	Structures				\$300,000
	Picnic Shelters - conc floor, metal structure and roof, masonry	5	ea	25,000.00	125,000
2.2	Picnic Shelters in Dog Park - conc. floor, metal structure and roof, masonry	4	ea	25,000.00	100,000
2.3	Shade Sails	3	ea	25,000.00	75,000
3	Hardscapes				\$687,900
	Trails - 8 ft wide concrete	6,030	sf	5.00	30,150
3.2	Plaza at Concession	960	sf	5.00	4,800
	Playground - 2 to 5 and 5 to 12 yr old	1	5000	350,000.00	350,000
3.3	Basketball Court - full court, goals, play surface	2	allow	75,000.00	150,000
3.3	Dog Park - small and large - fencing and gates	1	allow	45,000.00	45,000
	Trails with in Dog Park - 5 ft wide concrete	8,000	sf	5.00	40,000
	Pier	1	allow	25,000.00	25,000
	Picnic Tables with Benches	7	ea	1,850.00	12,950
	Site Lighting	1	allow	30,000.00	30,000
4	Landscapes				\$78,050
	Trees in Dog Park	21	ea	450.00	9,450
	Trees	44	ea	450.00	19,800
	Shrub Screening	1,100	sf	8.00	8,800
	Lawn and Irrigation	1	allow	25,000.00	25,000
4.6	Berm in Dog Park	1	allow	15,000.00	15,000
5	General Conditions, Contingency and G.C. Markup				\$357,956.30
5.1	10% Contingency				\$137,675.50
5.2	15% G.C. Markup, Overhead and Profit				\$206,513.25
5.3	Testing of Materials				\$13,767.55

# Pecos Park

## Park Redevelopment Standards for City-Wide Implementation

### PARK & FACILITY UPGRADES:

- Restroom upgrades
- Pavilion upgrades
- New picnic shelters
- Additional trails
- Upgrade playgrounds
- Public art
- Educational signage
- Trail seating nodes
- Trail head gateway
- New monument signs
- Site furniture upgrades
- Enhanced landscape
- Additional amenities as needed per park site



**Approximate Investment Per Household:**  
**\$13 to \$34 per year**  
**(based on property valuations between**  
**\$75K and \$200K)**

## Conceptual Site Plan - PECOS PARK PRELIMINARY DESIGN

## Pecos Park

### Park Redevelopment Standards for City-Wide Implementation

With an identified need to upgrade neighborhood parks throughout the City, Pecos Park was selected for further study to develop standards for signage, picnic shelters, landscaping, arts and educational opportunities. Pecos Park is divided by a section of Town Branch, with all existing park elements on the north side of the creek.

#### Expanded Park Space

The south side of the creek has become a storage area for City and Railroad construction materials, but could be converted to park use with minimal effort. The proposed concept on the left takes advantage of under-utilized space on the south side of Town Branch by adding a pedestrian bridge and pathways that lead to a plaza and art installation, landscaping, and a playground; separated from the adjacent railroad right-of-way by a berm and associated landscaping.

#### Pavilions, Restrooms, and Wayfinding

With the redevelopment of Pecos Park, or any of the other parks in Lockhart, an opportunity is presented for the City to establish a standard for the style, quality and character of new features in City parks such as restrooms, pavilions and shade structures, entrance monuments and other wayfinding signage. Proposed concepts on the following page illustrate a language of architecture and material that take direction and inspiration from prominent buildings and monuments in the community. By creating a common language of design, these repeatable patterns can be used in other parks and public places throughout the community, thereby strengthening the identity of Lockhart. It is important for parks and public spaces to be easily identifiable as such and elevates the user experience at each location.



*Arbors such as the one shown above from “The Stroll” in Magnolia, Texas help to identify trail access points through the City.*

#### Additional Considerations

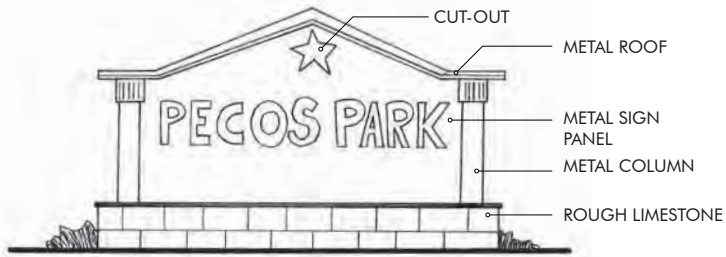
During any future renovation of Pecos Park, opportunities may exist for capturing additional park space in the area. The adjacent property to the north is the site of a recently discontinued housing project of the Lockhart Housing Authority presents a potential opportunity to add 1.28 acres of park land if the property becomes available. Primary challenges include the need to demolish existing structures and prepare the site for redevelopment. Such a park expansion would add significant value Pecos Park and the surrounding neighborhood.

During stakeholder discussions, the need for shade was mentioned numerous times. Some of the most frequently discussed areas of need were in playgrounds. Many play structure manufacturers now offer play equipment that has integrated shade sails or similar structures to provide for the comfort and safety of children during hot times of the year. Modifications to existing playgrounds can be made by installing shade sails or similar structures over existing play structures and other gathering areas within the parks.

# Wayfinding & Architectural Concepts

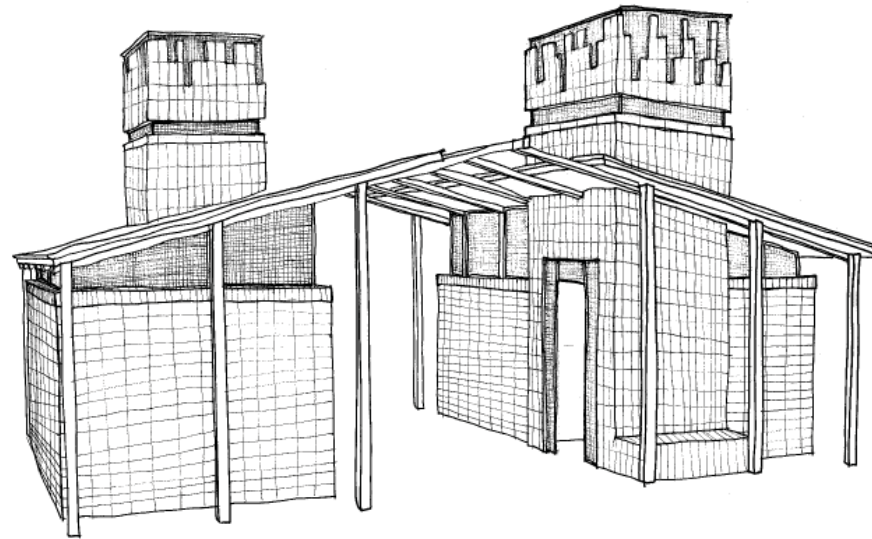
## Park Redevelopment Standards for City-Wide Implementation

TYPICAL PARKS MONUMENT AND WAYFINDING CONCEPTS

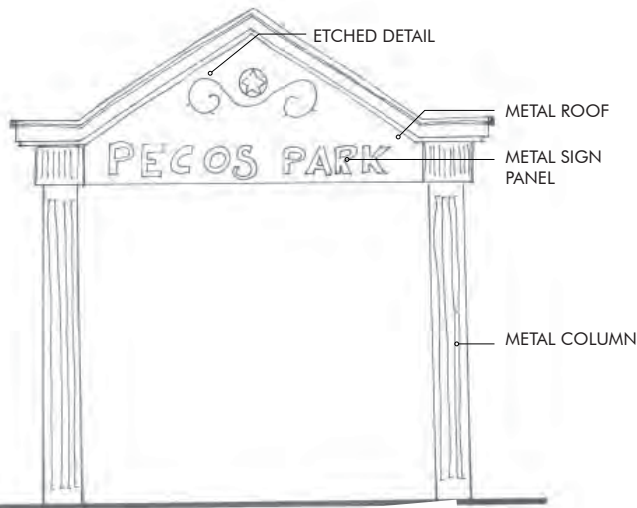


PARK MONUMENT SIGN

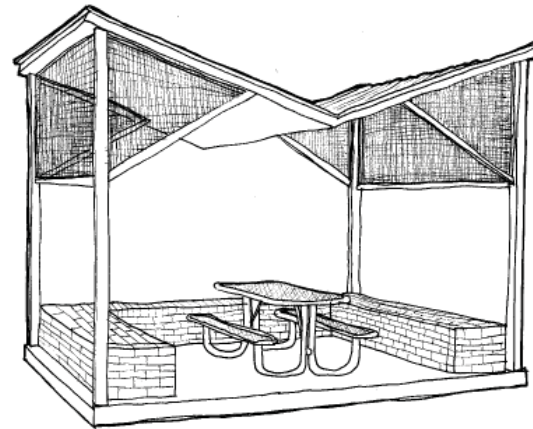
TYPICAL PARK STRUCTURES CONCEPTS



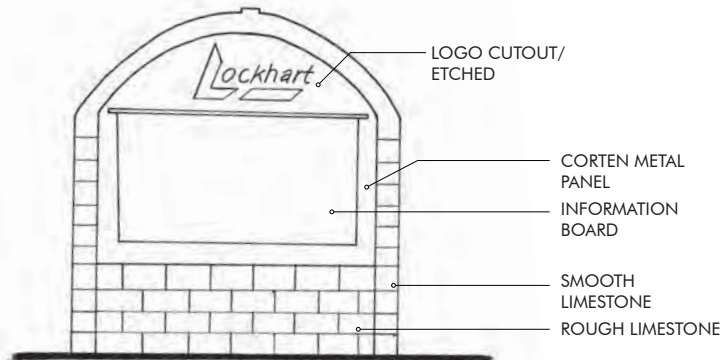
PUBLIC RESTROOMS



PARK/TRAILHEAD GATEWAY



PICNIC SHELTER



INFORMATION KIOSK



Inspiration from the County Courthouse

# Conceptual Site Plan - WAYFINDING & ARCHITECTURAL CONCEPTS

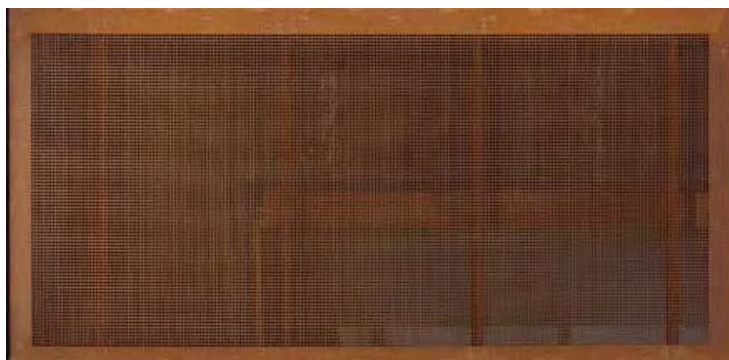
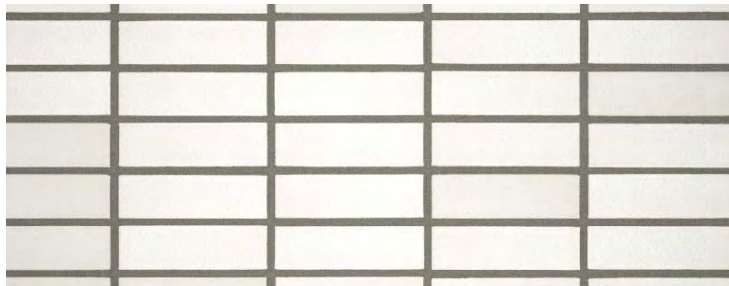
Not to Scale



## Wayfinding & Architectural Concepts

### Park Redevelopment Standards for City-Wide Implementation

#### TYPICAL MATERIALS



#### Pecos Park Opinion of Probable Costs

**Project Total**  
**\$1,006,501**

	Item / Description	Qty	Unit	Unit Costs	Total Costs
1	Site				\$57,000
	Removal of storage yard by UPRR				0
	General grading	1	ea	2,500.00	2,500
	Berm - 365 ft x 55 ft x 5 ft height	1	ea	12,000.00	12,000
	Creek enhancements - cleanup, bio-swale, erosion control, SWPPP	1	allow	30,000.00	30,000
	Site Lighting Improvements	1	allow	2,500.00	2,500
2	Structures				\$350,000
	Picnic Shelter - conc floor, metal cover, masonry	4	allow	25,000.00	100,000
2.2	Restroom Renovations	1	allow	250,000.00	250,000
3	Hardscapes				\$345,100
	Trails 10 ft wide concrete	7400	sf	5.00	37,000
	Art Plaza - decomposed granite paving, amenities	1	allow	20,000.00	20,000
3.3	Pedestrian Bridge - 40 ft length x 10 ft wide, steel, abutments	1	ea	63,500.00	63,500
3.3	Benches	10	ea	1,100.00	11,000
	Picnic Tables with Benches	6	ea	1,850.00	11,100
	Re-Use and Expand Playground	1	allow	200,000.00	200,000
	Concrete pads for benches - 4	500	sf	5.00	2,500
4	Landscapes				\$46,710
	Trees	3		450.00	1,350
	Lawn - grass sod and topsoil	28,000	sf	0.62	17,360
	Irrigation - tree bubblers and lawn, backflow, controller	1	ea	28,000.00	28,000
5	General Conditions, Contingency and G.C. Markup, Testing				\$207,690.60
5.1	10% Contingency				\$79,881.00
5.2	15% G.C. Markup, Overhead and Profit				\$119,821.50
5.3	Testing of Materials				\$7,988.10

**Lot 29 at N. Walnut and N. Church Street**  
**Public Space Opportunities in Downtown**



**Site Aerial Photo -** LOT 29 AT N. WALNUT AND N. CHURCH STREET  
Not to Scale

## Lot 29 at N. Walnut and N. Church Street

### Public Space Opportunities in Downtown

#### The Opportunity and Need

Stakeholder input gathered from the online survey and public meetings highlighted a need for expanded opportunities for community events in the Downtown area. Comments included numerous mentions of the need for a public space that could serve both as a passive plaza environment for gathering as well as a venue for performances such as concerts, theater or other arts. Another desire of residents was to develop public restrooms in Downtown that would encourage increased activity.

With much of Downtown developed, there are limited opportunities for development of public space without demolition of existing structures. One such property in the core Downtown area is a parcel at N. Walnut Street and N. Church Street identified as “Lot 29” in the subdivision records. Lot 29 is comprised of three separate parcels owned by the Diocese of Austin and the Episcopal Church in West Texas.

#### Current Land Use

Currently, the northern parcel owned by the Diocese of Austin (St. Mary’s of the Visitation Roman Catholic Parish) is developed as a park lot for the church. The property owned by the Lockhart Motor Company on the southwest corner of the block is a fenced, gravel parking lot that is used as a staging area for film crews periodically. Much of the remainder of the year finds this parcel vacant. The Episcopal Church property on the southeast corner is undeveloped. Although under different ownership and uses, an opportunity for creating a new plaza and venue on the site exists that would not detract from current uses.

#### A Downtown Plaza and Event Space

Primarily taking advantage of the southeastern parcel, a concept was developed to illustrate how the block could be transformed into a public plaza in Downtown complete with an event stage, picnic areas, passive formal landscaping, a water feature, and public restrooms. The adjacent parcel to the west would be available for the continued use as a film staging area, but could also attract food truck events or regular dining opportunities should the City desire. The event stage would serve as a pavilion as well, lending itself to a variety of uses from concerts to weddings. A formal lawn area would serve as open seating for performances.

#### Development Considerations

Any potential development of Lot 29 will need to take into consideration the policy restrictions of land in the area and will need to comply with the zoning district and the storm water management requirements that may require some detention of water on site.

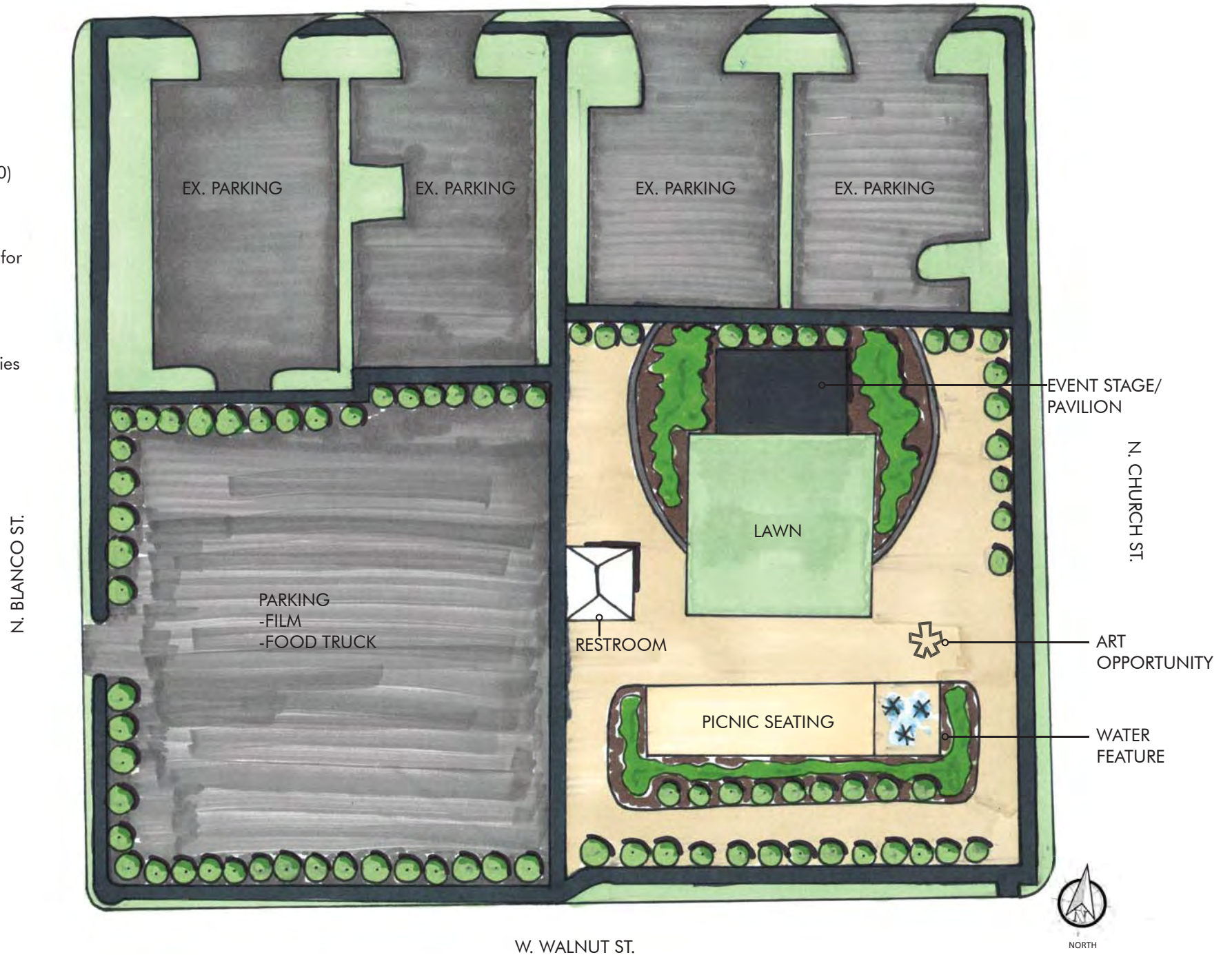


# Lot 29 at N. Walnut and N. Church Street

## Public Space Opportunities in Downtown

E. PECAN ST.

- Multi purpose stage (30x40)
- Small public restroom
- 3000 sf lawn seating
- Plaza
- Maintain existing concrete for parking
- Connect to surrounding neighborhood
- Public art space
- Shared parking opportunities



# Conceptual Site Plan - DOWNTOWN PARK/PLAZA PRELIMINARY DESIGN

Not to Scale

# Priority Projects 06

## Lot 29 at N. Walnut and N. Church Street Public Space Opportunities in Downtown

Lot 29 Opinion of Probable Costs

**Project Total  
\$1,273,206**

	Item / Description	Qty	Unit	Unit Costs	Total Costs
1	Site				\$55,000
	Utilities Extension	1	allow	25,000.00	25,000
	Site Lighting	1	allow	30,000.00	30,000
2	Structures				\$500,000
	Restroom	1	allow	250,000.00	250,000
2.2	Event Stage and Pavilion	1	allow	250,000.00	250,000
2.3					
3	Hardscapes				\$399,625
	Trails 5 ft wide concrete	3,925	sf	5.00	19,625
	Plaza	1	allow	200,000.00	200,000
3.3	Water Feature	1	allow	30,000.00	30,000
	Picnic Seating (Site furnishings, shade structures, masonry seat walls)	1	allow	150,000.00	150,000
4	Landscapes				\$55,856
	Trees	80	ea	450.00	36,000
	Planting Beds - soils, plants, mulch	3,800	sf	1.65	6,270
	Lawn - grass sod and topsoil	3,365	sf	0.62	2,086
	Irrigation - tree bubblers, lawn and planting beds, back flow, controller	1	ea	11,500.00	11,500
5	General Conditions, Contingency and G.C. Markup, Testing				\$262,725.14
5.1	10% Contingency				\$101,048.13
5.2	15% G.C. Markup, Overhead and Profit				\$151,572.20
5.3	Testing of Materials				\$10,104.81

**Park Renovation  
Investment Per Household:  
\$16 to \$43 per year**

**(based on property valuations between \$75k and \$200k)**



# Courthouse Square Improvements

## Public Space Opportunities in Downtown



AERIAL OF COURTHOUSE SQUARE

### INSPIRATION



**Courthouse Square Concept 1:** Improving the pedestrian environment; maximizing parking

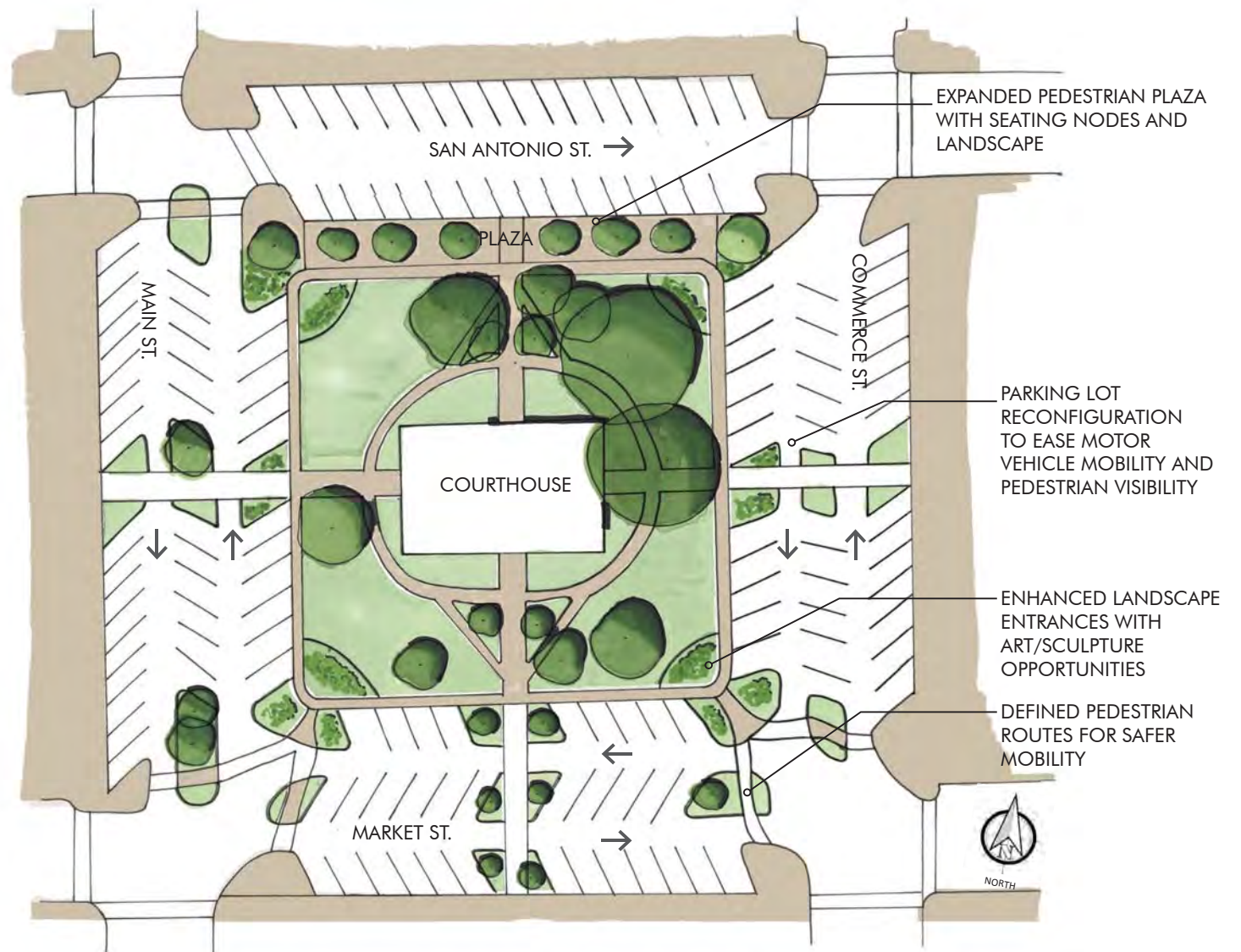


**Courthouse Square Concept 2:** Maximizing open space around the Courthouse

*Sustainable Places Project, pg 21*

- Enhanced pedestrian safety routes
- Expanded plaza spaces
- Public art spaces
- Landscape enhancement

**Investment Per Household:**  
**\$9 to \$23 per year**  
 (based on property valuations between  
**\$75K and \$200K**)



# Conceptual Site Plan - COURTHOUSE SQUARE PLAZA PRELIMINARY DESIGN

Not to Scale

## Courthouse Square Improvements Public Space Opportunities in Downtown

In 2013, the City of Lockhart was one of five cities chosen to participate in the Sustainable Places Project. The Project was an illustrative planning effort guided by six livability principles that identified several investments to improve the vitality of the community. One such project identified is an Enhanced Courthouse Square with improvements for pedestrian safety and accessibility. Though not a park in the proper sense, the public space around the Caldwell County Courthouse is a central feature in Downtown Lockhart, so much that the Courthouse has been the subject of numerous film scenes and photography projects.

Driving around the Courthouse Square as a visitor, one quickly becomes aware of the confusing nature of vehicular and pedestrian movement due to the layout of parking areas and traffic control structures. As a means of expanding the realm of true public space, a concept was developed as a part of the Parks Master Planning process to illustrate how minor enhancements in the streetscape can serve to calm and direct traffic in a more orderly fashion. Taking inspiration from the Sustainable Places Project, the concept shows an expanded plaza environments on the north side of the Square on San Antonio Street that serves to increase opportunities for pedestrian activity, whether passive or while in transit. Other proposed improvements included additional shade trees and more prominent traffic islands with landscaping that help to calm and direct vehicular traffic by more clearly delineating the vehicular realm from that of the pedestrian.

The concept on the left is a relatively conservative approach to addressing the problem of pedestrian mobility and safety. A more aggressive approach could be utilized that captured even more space for additional plaza features or even bistro-style sidewalk space in front of retail properties with the sacrifice of some parking spaces.

Courthouse Square Opinion of Probable Costs					Project Total
					\$681,870
	Item / Description	Qty	Unit	Unit Costs	Total Costs
1	Site				\$142,562
	Demolition and removal of pavement	19,420	sf	4.50	87,390
1.2	Demolition and removal of curbs	250	lf	8.00	2,000
	Curb and Gutter - 6" x 18"	2,330	lf	13.00	30,290
	Curb Ramps - tactile warning	31	ea	500.00	15,500
	Crosswalk marking	515	ls	5.00	2,575
	Parking stalls pavement stripping	143	ea	22.25	3,182
	HC Marking and Sign	5	ea	325.00	1,625
2	Structures				\$0
					0
3	Hardscapes				\$195,680
	Walks - 10 ft wide concrete with base	1,110	sf	8.00	8,880
	Plaza - specialty paving with base	4,100	sf	18.00	73,800
3.3	Islands - pavement with base	6,775	sf	8.00	54,200
	Site Lighting	1	allow	50,000.00	50,000
	Benches	8	ea	1,100.00	8,800
4	Landscapes				\$202,925
	Trees - backfill	17		525.00	8,925
	Planting Beds - soil mix, mulch, plants	8,000	sf	8.00	64,000
	County Landscape Enhancements Allowance (w/ irrigation upgrades)	1	allow	100,000.00	100,000
	Irrigation - tree bubblers and planting beds, backflow and controller	1	ea	30,000.00	30,000
5	General Conditions, Contingency and G.C. Markup, Testing				\$140,703.36
5.1	10% Contingency				\$54,116.68
5.2	15% G.C. Markup, Overhead and Profit				\$81,175.01
5.3	Testing of Materials				\$5,411.67

# Plan **Implementation**





01

Inventory &  
**Analysis**

02

Demand  
**Assessment**

03

Community  
**Connections**

04

Programs &  
**Events**

05

Natural  
**Resources**

06

Priority  
**Projects**

07

Plan  
**Implementation**

## Where to Begin

The Parks Master Plan identifies the priority projects and justification through stakeholder input. However, the timing of project implementation is largely a function of funding availability and other economic constraints to moving forward on a given project.

### Priority Projects

The following Priority Projects have been identified as part of this planning process:

1. City Park
2. Soccer Complex
3. Downtown Park/Plaza
4. Courthouse Square
5. Pecos Park
6. Connections

The Lockhart City Council will likely use a municipal bond, Economic Development Corporation funds or general fund revenues to fund any major improvements to the parks and recreation system. The system-wide goals for improvements include significant expenditures if all proposed projects were to be implemented. Given that not all items can

be reasonably developed at one time, it is important to focus on the highest priority components listed above for implementation, which may present the largest return on investment.

On the adjacent page is a summary table of probable costs and projected investment by the community. An annual debt service rate was calculated using 2016 taxable property values and City rates for guidance. With an assumption of 15 year bond periods and an annual debt service of 3%, the table on the following page illustrates the level of investment per household projected for key property value categories.

### Options and Alternatives

The list of proposed projects for the parks and recreation system offer individual opportunities for addressing current and future demand of recreation facilities. Some projects can be combined into a single effort, thereby providing some economy during design and construction.

The Design Development phase of this process will allow the City to further refine the important details that bring the park and recreation project to life. This process will include several iterations of projected costs, revisions and refinements that ultimately will be turned into construction documents. It is important during Design Development to continue

to gather input from stakeholders throughout the process to ensure that key details are not left out.

As the City continues with improvements and additions to the parks system, funding is often the key player in the decision making process. On the following pages are a variety of State and Federal grant programs available to aid cities in the enhancement of parks and recreation facilities and other public space projects.

### Land Acquisition

As the City continues to grow and develop, it will be important to continue acquiring additional lands for parks and open space. Based on NRPA standards for park space, Lockhart will need between 125 and 210 acres of developed park space by 2027. This translates to acquisition of an additional 10 to 95 acres of additional developed park land to stay within the range of the standard.

Some park space will be provided by subdivision development under the auspices of the Park Land Dedication Ordinance. Other land acquisition efforts should focus on community parks rather than small neighborhood parks.

“To be a City that focuses on family by ensuring **quality recreational and cultural activities, services, housing, economic and educational opportunities** that promote a well rounded productive member of the community.”

*-The Lockhart 2020 Comprehensive Plan*

## Proposed Parks Department Capital Projects - Cost Per Property Valuation

Priority	Capital Project	Project Cost Estimate (avg. low-high)		Annual Debt Svc	I&S Rate per \$100 Value	Annual Cost per Valuation			
		low	high			\$75,000	\$100,000	\$150,000	\$200,000
1	City Park and Youth Sports Complex	\$9,768,390	\$11,722,068	\$900,091	0.165	\$124	\$165	\$248	\$330
	Renovations and Additions								
2	Jason K. LaFleur Soccer Complex -	1,734,711	\$2,081,653	\$159,842	0.029	\$22	\$29	\$44	\$59
	Parking, Dog Park & Other Improvements								
3	Pecos Park Renovation	1,006,501	\$1,207,801	\$92,742	0.017	\$13	\$17	\$26	\$34
	Park Redevelopment Standards for City-Wide Implementation								
4	Courthouse Square	681,870	\$818,244	\$62,830	0.012	\$9	\$12	\$17	\$23
	Public Space Opportunities in Downtown								
5	Lot 29 at N. Walnut and N. Church Street (Downtown Park/Plaza)	\$1,273,206	\$1,527,847	\$117,317	0.022	\$16	\$22	\$32	\$43
	Public Space Opportunities in Downtown								

\*The table above represents probable costs per property valuation for projects identified in this plan. The table utilizes total taxable property valuation within the City Limits (current available is 2016) to determine the approximate tax impact on a given property if a given property were to be funded by public debt. The total 2016 taxable value for the City of Lockhart was \$545,043,660. The assumption above considers payments for a 15-year bond with a debt service of 3%.

\*\*source: <https://comptroller.texas.gov/taxes/property-tax/rates/>

## Operation and Maintenance Considerations

An often-overlooked component of parks and recreation planning that is critical to the success of any proposed improvements is consideration for the operation and maintenance costs associated with a given project. The true cost of ownership is realized at the ribbon-cutting ceremony, when the ongoing maintenance begins, continuing for the life of the

park or facility. Although the proposed Priority Projects within this plan are only at a conceptual stage of design, some approximate costs can be attributed to known routine tasks that will incur labor and material costs perpetually. Following are some basic cost considerations for the proposed projects.

### Estimates of Routine Maintenance Costs

	Maintenance Task	Area	SF/Hour	Rate	Total Time (per visit)	Total Cost (Visit)	# of Visits	Annual Cost
City Park	Sports Fields Mowing	530,289	33,000	\$45.50	16	\$728.00	40	\$29,120
	Common Area Mowing	1,361,202	51,750	\$35.00	26	\$910.00	52	\$47,320
	Landscape & Irrigation			\$15.00	8	\$120.00	52	\$6,240
	Restrooms & Trash			\$15.00	3	\$45.00	52	\$2,340
	Pool Maintenance		Monthly	\$1,000.00	1	\$1,000.00	12	\$12,000
	Expendables							
	Fuel		Per Visit	\$30.00	1	\$30.00	52	\$1,560
	General Maintenance		Per Visit	\$30.00	1	\$30.00	52	\$1,560
							Total	\$100,140
N Pecos Park	Common Area Mowing	99,239	51,750	\$35.00	1.92	\$67.12	52	\$3,490.15
	Landscape & Irrigation			\$15.00	2	\$30.00	52	\$1,560.00
	Restrooms & Trash			\$15.00	1	\$15.00	52	\$780.00
	Expendables							
	Fuel		Per Visit	\$10.00	1	\$10.00	52	\$520.00
	General Maintenance		Per Visit	\$30.00	1	\$30.00	52	\$1,560.00
							Total	\$7,910.15

## Estimates of Routine Maintenance Costs

	Maintenance Task	Area	SF/Hour	Rate	Total Time (per visit)	Total Cost (Visit)	# of Visits	Annual Cost
Court house	Landscape & Irrigation			\$15.00	2	\$30.00	52	\$1,560.00
	Restrooms & Trash			\$15.00	1	\$15.00	52	\$780.00
	Expendables							
	Fuel		Per Visit	\$3.00	1	\$3.00	52	\$156.00
	General Maintenance		Per Visit	\$30.00	1	\$30.00	52	\$1,560.00
	Total							

	Maintenance Task	Area	SF/Hour	Rate	Total Time (per visit)	Total Cost (Visit)	# of Visits	Annual Cost
Lot 29	Common Area Mowing	13,660	51,750	\$35.00	0.26	\$9.24	52	\$480.41
	Landscape & Irrigation			\$15.00	2	\$30.00	52	\$1,560.00
	Restrooms & Trash			\$15.00	1	\$15.00	52	\$780.00
	Expendables							
	Fuel		Per Visit	\$3.00	1	\$3.00	52	\$156.00
	General Maintenance		Per Visit	\$30.00	1	\$30.00	52	\$1,560.00
Total								\$4,536.41

	Maintenance Task	Area	SF/Hour	Rate	Total Time (per visit)	Total Cost (Visit)	# of Visits	Annual Cost
Navarro Spring Park	Common Area Mowing	22,434	51,750	\$35.00	0.43	\$15.17	52	\$788.97
	Landscape & Irrigation	58,432	Per Visit	\$15.00	0.5	\$7.50	52	\$390.00
	Expendables							
	Fuel		Per Visit	\$10.00	1	\$10.00	52	\$520.00
	General Maintenance		Per Visit	\$30.00	1	\$30.00	52	\$1,560.00
Total								\$3,258.97

**Estimates of Routine Maintenance Costs**

	Maintenance Task	Area	SF/Hour	Rate	Total Time (per visit)	Total Cost (Visit)	# of Visits	Annual Cost
Braun Park	Common Area Mowing	267,862	51,750	\$35.00	5.18	\$181.16	52	\$9,420.47
	Restrooms & Trash			\$15.00	1	\$15.00	52	\$780.00
	Expendables							
	Fuel		Per Visit	\$10.00	1	\$10.00	52	\$520.00
	General Maintenance		Per Visit	\$30.00	1	\$30.00	52	\$1,560.00
	Total							

	Maintenance Task	Area	SF/Hour	Rate	Total Time (per visit)	Total Cost (Visit)	# of Visits	Annual Cost
Lions Park	Common Area Mowing	45,567	51,750	\$35.00	0.88	\$30.82	52	\$1,602.54
	Landscape & Irrigation	38,339	Per Visit	\$15.00	0.5	\$7.50	52	\$390.00
	Restrooms & Trash			\$15.00	1	\$15.00	52	\$780.00
	Expendables							
	Fuel		Per Visit	\$10.00	1	\$10.00	52	\$520.00
	General Maintenance		Per Visit	\$30.00	1	\$30.00	52	\$1,560.00
	Total							

	Maintenance Task	Area	SF/Hour	Rate	Total Time (per visit)	Total Cost (Visit)	# of Visits	Annual Cost
Nueces Park	Common Area Mowing	46,693	51,750	\$35.00	0.90	\$31.58	52	\$1,642.15
	Landscape & Irrigation	15,897	Per Visit	\$15.00	0.5	\$7.50	52	\$390.00
	Restrooms & Trash			\$15.00	1	\$15.00	52	\$780.00
	Expendables							
	Fuel		Per Visit	\$10.00	1	\$10.00	52	\$520.00
	General Maintenance		Per Visit	\$30.00	1	\$30.00	52	\$1,560.00
	Total							

	Maintenance Task	Area	SF/Hour	Rate	Total Time (per visit)	Total Cost (Visit)	# of Visits	Annual Cost
Santos Arredondo Park	Common Area Mowing	24468.954	51,750	\$35.00	0.47	\$16.55	52	\$860.55
	Landscape & Irrigation	19883.451	Per Visit	\$15.00	0.5	\$7.50	52	\$390.00
	Restrooms & Trash			\$15.00	1	\$15.00	52	\$780.00
	Expendables							
	Fuel		Per Visit	\$10.00	1	\$10.00	52	\$520.00
	General Maintenance		Per Visit	\$30.00	1	\$30.00	52	\$1,560.00
Total								\$4,110.55

# Plan Implementation 07

## Future Recreation Center - Future Project Considerations

A Recreation Center is another frequently mentioned topic in the public meeting. Features such as an indoor basketball court, indoor dancing studio and indoor pool and multi-purpose space were brought up several times during the meeting.

A recreation center could accommodate most of the indoor features, and provide a community gathering place. A recreation center requires land acquisition process and budget planning. This should be a long-term consideration for the city. Participants were also asked about their preference on the amenities that should be included in the recreation center, and the results are as follows:

(# of Comments/Votes)

Multi-Purpose Gymnasiums 5;

Multi-purpose Activity Room 3;

Fitness room (Weights and Fitness Equipment) 2;

Aerobic/dance/fitness studio 2;

Fitness Room 2;

Racquet Court 1;

Locker Rooms 1;

Restrooms 1;

Child Care Facility 1;

Lobby 1

Other facilities discussed included: indoor pool; kids room/day care; programs; two full-size basketball court; Volleyball- basketball courts with different lines; Yoga studio.

In the public meetings, the facilities for different age groups and multi-purpose space were requested. We also integrated this request into park design, to create space for a wide age range of people. Thus, the Recreation Center could be a future consideration after implementing the other Priority Projects within the Master plan, so that it could meet the changing needs of the community.





# Plan 07 Implementation

A Community Recreation Center could provide space for traditional activities such as dancing, yoga, and other indoor activities and also could accommodate room for computer labs, game room, and an area for large banquet facilities with kitchen support. Besides space, a Recreation center usually offers programs such as arts and crafts, fitness classes, and educational classes. Indoor aquatics is another favorite feature to have in the community recreation center.

The size of the recreation center are commonly between 60,000 to 80,000 square feet in many cities, and the cost could vary between \$25,000,000.00 to \$40,000,000.00 depends on the area and the facilities, not including the land acquisition.





## Funding Opportunities

As the City continues with improvements and additions to the parks system, funding is often the key player in the decision making process. The following are funding mechanisms identified to assist in funding the priority projects identified during this planning process:

### Hotel/ Motel Occupancy Tax

These are proceeds from local hotel occupancy tax revenues received during the year. Expenditures from this fund are restricted, but could fund the following:

- *Tourism/Special Events*-Paying for advertising, solicitations and promotions that attract tourists and convention delegates to the City or its vicinity.
- *Public Art*-Expenditures that promote the arts
- *Wayfinding*-Signage directing tourists to sights and attractions that are visited frequently by hotel guests to the municipality.

### TRPA Grants Program

**-potential funding: \$400,000 (match grant)**

The Texas Recreation and Parks Account (TRPA) is funded by a portion of Texas sales tax received on selected sporting goods. These grants are awarded to applicants annually at varied levels depending on project type and available resources for the funding cycle. These funds are administered by the Texas Parks and Wildlife Department's Recreation Grants Branch for five programs including 1) Outdoor Recreation 2) Indoor Recreation 3) Small Community 4) Regional 5) Community Outdoor Outreach Program. Expenditures from this fund could be used to fund the following:

- *Trails*-Paying for motorized and non-motorized recreational trail projects.

- *Park Facility Improvements*-Expenditures that related to the acquisition, and/or development of public recreation areas in the State of Texas.

### Land and Water Conservation Fund

**-\$2.4 million apportioned to Texas in 2014**

The Land and Water Conservation Fund (LWCF) is a program of the National Park Service that provides matching grants to local governments for acquisition of park land and development of park facilities. Expenditures from this fund could be used to fund the following:

- *Trails*-Paying for recreational trail projects.
- *Park Facility Improvements*-Expenditures that related to the acquisition, and/or development of public recreation areas.

### Transportation Equity Act (SAFETEA-LU) - Recreation Trails Program

The Transportation Safety Act, also known as the Safe, Accountable, Flexible, Efficient Transportation Act: A Legacy for Users (SAFETEA-LU), provides for the distribution of funds from the Federal Highway Administration (FHWA). The Federal Highway Administration is the largest source of funding for shared use paths, trails and related projects. The Recreational Trails Program, an assistance program to FHWA, distributes funds for a range of activities including:

- *Trails*-Paying for recreational trail projects.

## Department of Transportation TIGER

TXDOT has funding annually which can assist local communities in constructing transportation facilities within the community. Expenditures from this fund are restricted, but could fund the following:

- *Community Connections*-Paying for sidewalks, trails and bike land development in the community.

## Wells Fargo

Wells Fargo Community Giving program in Texas can assist communities with community development, arts and culture and civic engagement projects. Expenditures from this fund could be used to fund the following:

- *Public Art*-Paying for public art acquisition and installation.
- *Bike Facilities*-Expenditures related to installing bike racks, parking, repair stations and storage facilities for bicycles.
- *Park Projects*-Expenditures related to the development of park and recreation facilities open to the public.

## Kaboom!

Kaboom! is an organization which supports playground projects in the US. Expenditures from this fund could be used to fund the following:

- *Playgrounds*-Paying for playground acquisition and installation.
- *Planning*-Expenditures related to playground planning activities involving the community.

## People For Bikes

The People For Bikes is a nonprofit which funds bicycle infrastructure. Expenditures from this fund could be used to fund the following:

- *Community Connections*-Paying for bike paths, lanes, trails and bridges.
- *Bike Facilities*-Expenditures related to installing bike racks, parking, repair stations and storage facilities for bicycles.

## Texas Commission on the Arts

These funds are for the purpose of promoting the Arts in Texas. Expenditures could fund the following:

- *Public Art*-Expenditures that promote the arts which include art acquisition, installation and/or programs and events.

## National Endowment for the Arts

These funds are for the expansion of art in communities, specifically strengthening of communities through art. Expenditures from this fund could be used to fund the following:

- *Public Art and Events*-Paying for art pieces, acquisition and/or programs and events which promote the arts in a community.



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