

City of Tempe Master Plan

Standards and Level of Service

Introduction

This section presents information about existing levels of parks and recreation service in Tempe and proposes new standards for levels of service to be achieved by 2010 based on population projections and service gaps. Solutions for achieving these levels of service will include partnerships with existing providers and creating new partners through joint development of capital projects. Partnerships can be with private and public organizations. In addition, this section presents models for new parks and facilities and strategies for acquiring land.

Level of Service

A community-wide analysis survey of all public, not-for-private, and private recreation facilities was completed as part of the plan. Many recreation service providers are capable of partnering with the City on recreation facilities where needed, both on a capital level and on a management level. The City has demonstrated its willingness to partner with the Boys and Girls Club on the new, multi-recreational center under construction. The key to effective partnering is having a common vision and values set in place.

Several strategies may be used to assess the need for new facilities and programs. One method is to compare the supply of facilities and programs against demand. If demand outstrips supply, there is a shortage of facilities or programs. If demand is less than supply, there is excess capacity and no immediate need for additional recreation facilities or programs.

One of the techniques that has proven effective and that is easy to understand is to develop standards. The community first agrees on the number of facilities or resources (such as acreage) that is desirable. The standard is generally based on population and density. An example would be a population of 5,000 per ball field. Communities around the United States have developed recreation (and other levels of service) standards against population levels per type of recreational facility.

The National Recreation and Park Association (NRPA) encourages communities to develop standards that reflect the values and needs of the Community against the population levels to be served by the community.

Service area analysis may also be developed for ease of access to parks and recreation facilities and programs. Where standards are normally presented in tabular format, a service area analysis is developed from population estimates or projections against a service radius of a half a mile to a mile. This method evaluates equity access, that is,



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how far users are from a given park, recreation facility or program service. If a Community decides for example that all citizens should have a community pool located within two miles of their residence, the map can easily show which areas of the City do not have that level of access. The following chart indicates the total resources in the community:

Recreation Facility Standards

Facility	City Facilities	Public Facilities	Private Facilities	Total Facilities	Recommended Standard (in population)	Facilities Required per standard	Additional facilities needed by 2004 (Population Estimate=167,000)
Softball Fields	22	17	1	40	1 / 5,000	33	0
Baseball Fields	3	14	0	17	1 / 5,800	29	12
Soccer Fields/ Football Fields	41	19	2	62	1 / 2,000 1 / 10,000	101	39
Running Tracks	0	6	0	6	1 / 10,000	17	11
Basketball Courts	44.5	46	9	99.5	1 / 1,250	134	34.5
Tennis Courts	51	28	18	97	1 / 4,000	42	0
Playgrounds	42	27	15	84	1 / 2,500	67	0
Shelters/ Ramadas	25	0	1	26	1 / 10,000	17	0
Swimming Facilities	4	2	5	11	1 / 15,000	11	0
Community Centers	3	0	3	6	1 / 30,000	6	0

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Community Centers Summary

The size and range of services delivered by these types of recreation facilities vary widely. The maps show gaps in service areas in northeast and southeast Tempe. With the population increasing in these areas, the northern area of Tempe is in greatest need for a community or recreation center.

Generally, a recreation center can service a 3-mile radius. Smaller facilities cannot support the population base that a larger center can. Facilities that consist of only a gym cannot be expected to delivery services to a population base much larger than 5,000 to 10,000 residents. Typically a recreation center will serve 1 square foot per population served. (ex: A 10,000 square feet center would serve 10,000 people)

In addition, many groups and individuals have expressed a need for more diverse space than a community center could provide. Seniors, teens, and those with disabilities have all expressed the need for more recreational space that is designated for their use.

Tempe's Existing Level of Service for Community Centers: 4

Benchmark: 1 center per 30,000 population served (6 recommended)

Difference: 2 additional facilities are needed

Capital Cost Estimate: \$6 - \$7 million per facility based on \$200 per square foot x 30,000 square feet per facility as a minimum plus associated overhead costs.

Swimming Facilities Summary

The need for renovation and repairs of existing pools has been mentioned in other sections of the Master Plan report, especially considering the gaps that exist in the north and south portions of the City. There are existing pool facilities in Chandler and Scottsdale that are available to these under-served areas. A cooperative agreement with these cities could result in meeting their needs and not requiring more new facility development by the City of Tempe.

New facilities that may be built should be designed to accommodate larger numbers of users than the existing pools. Two types of aquatic facilities can be designed: Community Pools and Signature Aquatic Centers. Community pools are defined as flat-water competitive pools with supporting play features and a water surface of approximately 10,000 sq. ft. Signature Aquatic Centers focus on interactive play features and contain approximately 20,000 sq. ft. of water surface, and provides zero depth entry with deep and shallow water along with moving water.

There is an opportunity with this Master Plan to develop signature facilities that can create a unique experience for users while a generating positive economic impact to the surrounding communities through developing new jobs and potential cottage businesses.



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There are potential gaps in both the northern and southern portions of the city. If existing pools are renovated, they should be expanded, if possible, to accommodate more users to serve a larger geographical area.

Tempe's Existing Level of Service for Swimming Facilities: 4

Benchmark: 1 community pool per 25,000; (1 swimming center per 40,000 recommended)

Difference:

Capital Cost Estimate: \$5 million per new aquatic facility; \$2 million each for rehabilitating existing facilities

Athletic Fields Summary

Soccer, baseball, softball, football

Interest in soccer is growing nationally and the demands for fields are becoming increasingly competitive. The supply of the current fields is beyond the carrying capacity of what is available in Tempe. Tempe is also using their existing fields for more than one sport. Based on national service level standards, there is a need for more baseball, football and soccer fields in Tempe.

Tempe's Existing Level of Service for Fields: 66 fields for a population of 157,000

Benchmark: 1 field per 5,000 population (softball), 1 field per 5,800 population (baseball), 1 field per 2,000 population (soccer), 1 field per 10,000 population (football)

Difference: 0 softball, -12 baseball, and -39 football/soccer combination

Capital Cost Estimate: \$250,000 per field (could be less depending upon how many fields are in one location.)

Basketball Courts Summary

Tempe is behind the standard for basketball courts. Increasing the number of basketball courts as well as many of the other recreational opportunities for drop-in games is known to have positive affects within neighborhoods. There have been suggested links between having such opportunities available and reducing youth crime and other at-risk behaviors. Considering a strong desire on the part of the public to provide facilities for teens; basketball courts could be one of those sources that is really needed.

There are opportunities for developing more signature recreation facilities for the community. Indoor and outdoor-supervised basketball complexes, perhaps combined with a community center or teen facilities, would not be land intensive and should be considered at existing as well as new parks.

Tempe's Existing Level of Service for Basketball Courts: 44.5

Benchmark: 1 court per 1,250 population (134 recommended)

Difference: -34.5

Capital Cost Estimate: \$1.5 million per indoor facility/ \$40,000 per outdoor facility



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Playground Facilities Summary

Tempe has some very old and dated playground equipment in some parks. These playgrounds offer little creativity and most are not handicapped accessible. Equipment is limited to basic play structures, slides, swings, and spring toys. The themes are simple in design. Most playgrounds have sand-play surfaces.

Playgrounds serve a multitude of demographic groups, children under 10, teens, adults, seniors and families. They require more preventative type maintenance and can last anywhere from ten to fifteen years. Playgrounds can be built not only for children under the age of ten, but recent experiments with teenaged playgrounds have been citing success. This type of teen playground could be included in the planning of other teen activities. Playgrounds can also be developed for the entire family including seniors that can provide a truly family experience with the grandparents.

Tempe's Existing Level of Service for Playgrounds: 42

Benchmark: 1 playground per 2,500 population (62 recommended)

Difference: 0

Capital Cost Estimate: \$55,000 (bigger neighborhood playgrounds) to \$150,000 (regional playgrounds)



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Recommended Recreation Services

User Groups	Benefits	Priority Programs and Services	Partnerships
Senior Adults	<ul style="list-style-type: none"> ▪ Reduced alienation and loneliness ▪ Provides opportunities for community involvement and social interaction. ▪ Improves emotional and physical health. 	Intergenerational programs Health/fitness Environmental education Dance Tours/trips Games Classes Clubs Trail and open space use Swimming Art/cultural events Volunteers services Community gardening	Senior Centers Assisted Living Centers Businesses Health Providers Churches Private Providers Other Governmental Jurisdictions Childcare Providers School Districts Civic/Service Organizations Co. Parks and Recreation
Adults	<ul style="list-style-type: none"> ▪ Improves emotional and physical health. ▪ Provides opportunities for community involvement and social interaction. ▪ Provides leadership opportunities. 	Environmental education Classes Community Services Arts/Cultural events Volunteers Services Health and fitness Dance Sports/sports tournaments Trail and open space use Swimming Running/jogging/walking	Adults Sports Groups Colleges Senior Centers Assisted Living Center Businesses Health Providers Churches Private Providers Athletic Clubs/Organizations Other Governmental Jurisdictions
Teens (12 – 18 years)	<ul style="list-style-type: none"> ▪ Provides positive lifestyle choices and alternatives to self-destructive behavior. ▪ Provides source of self-esteem and positive self-image. ▪ Provides leadership opportunities. ▪ Improve social skills 	Environmental education Employment training Trips Arts/Cultural events Volunteer Services Health and fitness Dance Sports/sports tournaments Trail and open space use Swimming Rollerblading Before/after school programs Unstructured/drop in programs	School Districts County Parks and Recreation YMCA Youth Sports Providers Assisted Living Centers Businesses Health Providers Churches Private Providers Other Governmental Jurisdictions



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User Groups	Benefits	Priority Programs and Services	Partnerships
School age (5 – 12 years)	<ul style="list-style-type: none"> ▪ Enhances child development. ▪ Builds productive and contributing citizens. ▪ Fosters environmental and community stewardship. ▪ Improves social skills ▪ Provides source of self-esteem and positive self-image. 	Crafts Trips Arts/Cultural events Environmental education Safety Classes Holiday activities Sports/sports tournaments Trail and open space use Swimming Rollerblading Before/after school programs Summer fun programs	Schools districts YMCA Youth Sports Providers Assisted Living Centers Businesses Health Providers Churches Private Providers Other Governmental Jurisdictions
Pre-school (2 – 5 years)	<ul style="list-style-type: none"> ▪ Fosters environmental and community stewardship. ▪ Builds community pride. ▪ Builds productive and contributing citizens. 	Music Reading/story time Varied schedules Environmental education Water safety Tours Intergenerational programs Sports/sports tournaments Trail and open space use Swimming	Schools districts YMCA Youth Sports Providers Assisted Living Centers Businesses Health Providers Churches Private Providers Other Governmental Jurisdictions
Families	<ul style="list-style-type: none"> ▪ Builds strong families, the foundation of a stronger society. ▪ Provides positive lifestyle choices and reduces anti-social behavior. ▪ Reduces alienation and loneliness. 	Environmental education Arts/cultural events Holiday activities Trips/tours Trail and open space use Swimming Community gatherings	Schools districts YMCA Chamber of Commerce Downtown Development Associations Assisted Living Centers Businesses Health Providers Churches Private Providers Other Governmental Jurisdictions



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User Groups	Benefits	Priority Programs and Services	Partnerships
People with disabilities	<ul style="list-style-type: none"> ▪ Promotes emotional and physical health and rehabilitation. ▪ Provides opportunities for social interaction. ▪ Provides opportunities to gain life satisfaction through independence. ▪ Provides source of self-esteem and positive self-image. 	Adaptive programs Inclusive programs Specialized programs Environmental education Sports/sports tournaments Trail and open space use Swimming	School district Special Olympics Guide Dogs for the Blind Easter Seals School for the Deaf Assisted Living Centers Employment Centers Businesses Health Providers Churches Private Providers Other Governmental Jurisdictions
Diverse Cultural Groups	<ul style="list-style-type: none"> ▪ Promotes ethnic and cultural harmony. ▪ Builds strong communities. ▪ Build strong families, the foundation of a stronger society. 	Inclusionary programs Special Events Holiday Events Sports/sports tournaments Trail and open space use Swimming	Assisted Living Centers Businesses Health Providers Churches Private Providers Other Governmental Jurisdictions



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Demographics

A brief discussion of the demographics of Tempe is in order before we turn to models and standards, because the demographics of Tempe have an effect on recreation demand. Tempe continues to grow but at a slower rate due to lack of developable land. The population is projected to grow to 166,739 by 2004. This is an increase of 4.5% over 1999 population estimates of 159,496.

Findings

- The City of Tempe 1990 population was at 141,865 and estimated at 159,496 in 1999 and projected to increase to 166,739 by the year 2004. This is an increase of approximately 4.5% from 1999 to 2004 in population, which is estimated to be 7,243 persons over the next 5-year period.
- From 1999 to 2004, thirteen of the census tracts are projected to increase in the 1 - 5% range; four are projected to increase in the 6-10% range, three are projected to increase in the 11-20% range and one is projected to be 37%. Seven census tracts are projected to decline.
- The highest concentration of population is located in the upper middle planning district on the east side (University Dr. to Broadway Rd. and Rural Rd. to Price Rd.). One Census tract, 3186 (McKellips Rd. to Loop 202 and West of College Ave. to Priest Dr.), indicates an almost non-existent population of 2 with no expectation of growth.
- The contiguous Census tracts of 3187 (Loop 202 to University Dr. and Kyrene Rd. to Scottsdale Rd.), 3190 (University Dr. to Broadway Rd. and Kyrene Rd. to Rural Rd.), and 3191 (University Dr. to Broadway Rd. and Rural Rd. to McClintock Dr.) indicate a high concentration of 18 - 24 year olds. By the year 2004, it is anticipated these three areas will represent approximately 37% of this population age segment.
- Tracts 3186 (McKellips Rd. to Loop 202 and West of College Ave. to Priest Dr.), 3187 (Loop 202 to University Dr. and Kyrene Rd. to Scottsdale Rd.), 3188 (Loop 202 to University Dr. and Priest Dr. to Kyrene Rd.) and 3191 (University Dr. to Broadway Rd. and Rural Rd. to McClintock Dr.) account for the lowest median household incomes and are located in the northwest corner of Tempe.
- The significant growth areas are located in the northern half of the City (North of Broadway Road).



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- The increases in the population are occurring in the age groups of 45 - 64 with the age group of 15-17 showing the highest increase among the under 18 age groups. The aging of the baby boomers, who account for the highest amount of the population, impact the growth in the older age groups. It is projected by the year 2010, women between the ages of 40 and 64 will be the largest age demographic group.
- The age group of 30-39 will represent the largest segment of the population at 16.5% by 2004.
- The median age of the area is increasing from 31.6 (1999 Estimate) to 33.3 (2004 projection). This indicates a relatively younger composition to the area.
- The median household income is increasing in Tempe. By 2004, the age group of 45 - 54 is the group with the highest median household income followed by the 35 - 44.

<i>Rank</i>	<i>1989 Census</i>	<i>1999 Estimate</i>	<i>2004 Projected</i>
<i>Highest</i>	\$35 - 49,999	\$50 - 74,999	\$50 - 74,999
<i>Second</i>	\$15 - 24,999	\$35 - 49,999	\$35 - 49,999
<i>Third</i>	\$50 - 74,999	\$15 - 24,999	\$15 - 24,999

- The Tempe population is comprised mostly of whites from 74% in 1999 to 70.3% by 2004. This is followed by Hispanics at 14.9% in 1999 with an increase to 17.3% by the year 2004; and Asians are ranked third at 5.5% in 1999 with an increase to 6.2% by the year 2004. The rest of the community is made up other races, which will slightly increase by the year 2004.
- The southern or lower sections of the planning districts are not as diverse in their racial makeup as the northern or upper sections of the planning districts.
- The size of households is slightly decreasing. Tempe has household sizes decreasing from 2.47 in 1990, to 2.39 in 1999 and projected to continue to decrease to 2.37 by the year 2004. This is a partly due to the national trend of family sizes decreasing.
- The number of households is increasing. Tempe is projected to have the number of households increase from 1999 estimate of 64,486 to 68,060 by the year 2004. This is an increase of about 5.5%.

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Models

This section on models discusses future facilities that may be appropriate for Tempe. Models are typical facility types that are currently being built in other communities in the region and nation. Wherever possible, partnership and collocation with schools are desirable to take advantage of economies of scale concerning land acquisition, parking, and other features.

Multi-generational Recreation Centers Model (service radius – 3 miles)

The size of the facility is not as important as the service radius and the population contained within. The standard of size typically equates to one square foot per person targeted to be served by the center.

Recreation centers today are designed to serve all demographic groups in one setting. These include preschool, grade school, middle school, high school, single adults, young families, extended families, and seniors. Designated spaces for seniors and teens are usual components of these facilities. These facilities range from 50,000 sq. ft. up to 100,000 sq. ft. Since they serve large population areas versus neighborhood specific areas, they can generate substantial income to offset operational costs.

They can also contain the following amenities:

- Gyms
- Indoor walking track
- Game rooms
- Tutorial spaces
- Meeting rooms
- Indoor or outdoor aquatic spaces
- Cardiovascular and free weight fitness rooms
- Aerobic/dance rooms
- Art or performing art spaces
- Kid fit and preschool areas
- Climbing walls
- Locker rooms
- Sauna and steam areas
- Adequate storage space
- Offices
- Community gathering spaces
- Concession or restaurant spaces



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Family Aquatic Centers (service radius – 5 miles)

Warm water pools typically are designed to serve an outdoor and/or indoor aquatic experience. Bather capacity levels are a minimum of 450 indoor and 1,200 outdoor. These facilities can generate income to help offset operational costs. They usually include a minimum of three separate pools, with the following amenities:

- Zero depth entry
- In-water playgrounds
- Water slides
- Lear to swim areas
- Lazy rivers
- Resistant water areas
- Therapeutic pools
- Lap swim areas
- Water polo and basketball areas
- Deep water
- Picnic and birthday party areas
- Concessions
- Restrooms
- Zoned by targeted groups

Special Use Parks and Facilities

Special Park facilities are created to serve targeted groups or special interest groups in a certain type of recreation category. These facilities are typically citywide or neighborhood focused. Examples include dog parks, community gardens, golf courses, downtown event parks, disabled parks, walking parks, zoos, or botanical gardens. These special use parks and facilities can be very costly if not designed and managed correctly. They typically have a wide-demographic appeal and need to operate under a different type of criteria than a neighborhood or community park. The city has incorporated many of these special use parks and the community has appreciated them.

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Ball field Complexes (service radius – 10 miles)

Today, ball field complexes are designed for baseball, softball, football, and soccer in 4, 5, 6, 8, 10, 12 and 16 field complexes. These facilities are high economic revenue producers because of the special tournaments they can attract. In return, hotel rooms are sold, and food and entertainment establishments benefit.

Softball complexes for adults and girls are usually designed in 4, 5, 6, 8 or 10 field complexes. These type of sports complexes include amenities such as lights, concessions, batting cages, picnic areas, irrigated fields, scoreboards, quality sound systems, covered dugouts, good quality turf and covered play areas for children.

Baseball and football complexes are typically targeted to boys ages 6 – 18 and include the same amenities and design as softball complexes.

Soccer complexes are typically designed in 4, 6, 8, 10, 12 and 16 field complexes that can serve all levels of players. The complexes include lights, concessions, warm-up areas, irrigation, picnic areas, playgrounds, parking, restrooms, and fields that can easily be changed to reduce wear. The complexes range in size from 15 to 40 acres.

Mini-Parks (1 – 2 acres)

Mini-parks are small pocket parks that provide open play space in urban downtown centers and in high-density neighborhoods. These mini-parks are typically one or two dimensional in design and include a single play feature or an attraction like a fountain. These mini-parks are typically designed as in-fill areas and provide a breakup of pavement and houses. These mini-parks generally serve a population serving a quarter of a mile around the park.

Neighborhood Parks (2 – 10 acres)

Neighborhood parks range from 5 to 10 acres and include a picnic area, playground, outdoor courts for basketball or tennis, inline paths or walking paths, no restrooms and limited parking, low level lighting, and practice areas for baseball, softball, or soccer. Neighborhood parks generally serve a population residing in a half-mile radius around the park.

Community Parks (10 – 50 acres)

Community parks are generally 10 – 50 acres and contain active and passive spaces. Active and passive spaces could include lighted game field complexes, indoor and outdoor recreation centers and pools, walking paths, picnic areas, playgrounds, tennis courts,



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special event areas, ponds, entertainment areas, concessions, restrooms, natural areas, a nature center, gardens, and fountains. A special attraction like an off leash activity area, spray fountains, skateboard park or horticulture center could also be added. Community parks generally serve the population residing in a one to three-mile radius around the park.

Regional Parks (50+ acres)

Regional parks are major destination parks to most urban centers. They provide a high balance of active and passive spaces and can incorporate special event activities. Regional parks serve a population radius base of 3 miles and more.

Desert Nature Parks

The City should play an important role in the protection of desert resources. Lands with significant natural features, such as critical wildlife or plant habitat, rock outcroppings, and other features are fragile and should be protected by the City. Often such lands are appropriate for use as undeveloped open space. Desert parks are important features of any park system and should be developed by the City as a way of protecting important natural resources.

Benchmark

Standards are recommended for acreage of parkland and resources. These proposed standards are based on a number of sources, including historical provisions of services provided by Tempe, public preferences determined by a number of sources including survey research, NRPA guidelines, and recreation facilities in other benchmarked communities.

The benchmark agencies included in the Master Plan include Boulder, Colorado; Henderson, Nevada; and Mesa, Arizona.

Overall, the findings indicate that the cities responding to the benchmark survey meet the National Park and Recreation Association recommended standards for 1-2 acres/1000 population for neighborhood parks but are below the standard for 5-8 acres/1000 population for community parks.

The City of Tempe Community Services Department, Parks and Recreation Division provides 1.9 acres/1000 population for neighborhood parks, which is consistent with the NRPA recommended standard of 1 – 2 acres/1000 population. The Department has 3.3-acres/1000 population for community parks, which is below the NRPA recommended



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standard of 5 – 8 acres/1000 population for community parks. The City of Tempe meets national standard for providing regional parks of 11 acres per 1000 population. With the addition of the Rio Salado Park, the total for all parks in the City of Tempe is 1,870 acres.

