
PARKS MASTER PLAN REPORT

.....

**CITY OF TURLOCK
CALIFORNIA**

**JULY 1995, ADOPTED
SEPTEMBER 2003, REVIEWED**

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Section 1

Introduction

Recreation is a vital part of the life-style of people living in the City of Turlock. It has been demonstrated here and in other California cities that adequate recreation facilities and parks are an important asset contributing to community stability and attractiveness of living in a particular community. All segments of the population from young to old need outlets for creativity, socialization, exercise and fun. In other words, opportunities for recreation activities are a major factor in determining our "quality of life".

Historically, cities have been considered the primary provider for basic public services including roads, water systems, police and fire services, and recreation and open space facilities. However, today we stand at a critical crossroads! As the population of our city continues to grow will we be able to keep up with the increasing demand for recreation opportunities and facilities? We have no one to look to but ourselves in answering this question.

The basic intent of this report is to assemble together in a single document a complete picture of this important recreational component of our quality of life in Turlock. It looks back at how we got to where we are today, the status of our present park and recreational facility inventory, and where we wish to be tomorrow. There is an old adage that says: "How are you going to get there if you don't know where you are going?" This report is our city's effort at identifying our "future destination" and laying out the road map of how to get there!

"We abuse land because we regard it as a commodity belonging to us. When we see land as a community to which we belong, we may begin to use it with love and respect."

Aldo Leopold

1.1 Purpose of the Parks Master Plan

The 1992 Turlock General Plan (reviewed and amended in 2002 and 2003) requires preparation of this Parks Master Plan. This Plan is intended to be a document that will be used to implement the goals set forth in the General Plan. It will assist decision-makers in recognizing current and future needs for recreation programs and facilities and it will provide a framework for an effective implementation program. This document offers an historical overview of the city, describes the recreational

planning process and presents recommendations for each existing park and its full development potential. The Parks Master Plan was adopted in 1995 and was also reviewed and amended in 2003.

1.2 Parks and Open Space Philosophy

One of the main goals of any master plan is to focus our community's vision on the park and recreational opportunities we want for Turlock as we continue to grow. If easily understood by the citizens and policy makers alike, chances are greater that future public and private projects will fit into the "big picture" of our park development goals.

As identified in the 1992 General Plan (reviewed and amended in 2002 and 2003), adequate park and recreation facilities rank among the top five concerns facing our growing city. Our citizens identified four specific issues that they felt the City "should be doing more of":

*"There is a pleasure
in the pathless woods,
There is a rapture
on the lonely shore,
There is a society,
where none intrudes,
By the deep sea,
and music in its roar:
I love not man the less
but Nature more."*

Lord Byron

preserving more community open space;
developing more recreation facilities;
developing more neighborhood parks; and
providing more youth activities.

Meeting these demands will require a wide range of actions including parkland acquisition and development; facility design, construction and management; program and facility financing and administration; and ongoing facility maintenance and upkeep. In order to achieve a successful parks and recreation operation, our community must be willing to make a serious commitment to all of these separate responsibilities.

1.3 Section Descriptions

The first section, **INTRODUCTION**, explains the intent of the Parks Master Plan Report as a document that promotes the importance of public input and the flexibility of final park design. The park and open space philosophy is presented in clear terms and serves as a mission or vision statement. The section descriptions explain briefly the contents of each section.

The second section, **TURLOCK TODAY**, describes our city's history, the people and its place in the Sacramento/San Joaquin Valley. It looks at the historic setting.....agriculture and canal buildings and the demographics ...a look at the people of Turlock, their pride in family and their need for a healthy lifestyle now and in the future.

The third section, **ANALYSIS OF SUPPLY**, looks at where we are today. A complete inventory of existing park and open space areas is included along with a foldout map showing their locations. An inventory of existing park facilities describes what can be found in each park. The policies from the 1992 Turlock General Plan (reviewed and amended in 2002 and 2003) are also included to understand what community values are now part of our general plan. This section also examines the pedestrian and bicycle circulation system in Turlock. These non-vehicular circulation links are important not only in their ability to connect our open space amenities, they also can provide an excellent means to achieve outdoor exercise.

In section four, **ANALYSIS OF DEMAND**, the planning methodology of this present parks and open space master planning effort is examined. The existing park land inventory as well as separate recreation facilities are compared to national standards and projected demands for 1995 and 2010 are identified. Beyond comparing our supply with these “national standards”, the desires of Turlock residents in regards to parks and open space facilities is examined through the results from four local recreation user surveys. This section reveals what different segments of the population want from a city parks and recreation system and what *specific features should be designed into new parks.*

In the fifth section, **SPECIAL ISSUES**, we examine some special issues (**ideas**) that are important to the future of Turlock. One of these issues is the unique delivery of recreation services already implemented by our city government through the reorganization of recreation services with the police department. As our concern with safety in the community grows, many see the link that recreation services play in providing alternative activities for our citizens particularly our youth.

We also take a look at a growing desire to establish an open space buffer around the city, a feature that is an important part of the unique character of our community. Such an open space could also provide a citywide, non-motorized transportation system for a wide cross-section of users including bicyclists, skaters, runners, and walkers.

Two elements that came from the residents: a desire for more small, neighborhood pocket parks and more public landmarks, are briefly examined along with suggestions that are included in this Plan.

Finally, the last special issue discussed is the never-ending challenge of providing for the increased operation and maintenance demands of our park system. It will do little good to make great plans for new parks, only to have the implementation efforts thwarted because we cannot keep up with the maintenance demands of these new public facilities.

In the sixth section, **STANDARDS AND DEFINITIONS**, the plan identifies the community standards for park land acreage as well as the general amenities that should be associated with each park type. A prototype plan for a neighborhood park has been prepared which graphically portrays these minimum amenities including cost estimates. As an adopted community standard, this level of developed park can then be reflected in the park dedication and improvement standards exacted on all new residential development.

In section seven, **OBJECTIVES AND POLICIES**, the proposed statement of purpose and overall objectives for Turlock's Park and Recreation System are identified. These serve as the legal basis to describe Turlock's intention to establish a city-wide system of public parks and recreation facilities that adequately serve our community and enhance our quality of life. The 2002 General Plan Review amended the General Plan to include the five objectives outlined in the Parks Master Plan. The General Plan was amended in 2003 to update the parkland standard based on the 2000 census and parkland inventory and to clarify the Public Greenway System.

In the eighth section, **PARKS MASTER PLAN DIAGRAM**, the physical elements of the proposed comprehensive parks program are outlined and graphically portrayed on a large map. New and existing facilities that respond to the new standards and community demands are identified. In addition, some sites are shown that could accommodate related private commercial recreation land uses.

Finally, in the last section of this report, Section nine, **ACTION PLAN FOR PARKS DEVELOPMENT**, the recommended implementation program is presented. Preliminary cost estimates are provided for each park and recreation amenity and a priority development plan is provided. Alternative funding sources are identified with recommendations for specific facilities. Immediate implementing steps are also identified.

1.4 Flexibility of the Parks Master Plan

It is the intent of this Parks Master Plan to describe and suggest the types of park facilities that will make Turlock a more exciting and desirable city in which to live. Throughout the planning and design process change and adaptation of the plan are welcomed and encouraged. The Park Master Plan should be a springboard from which to launch the designing of a particular park or recreation facility according to the implementation schedule contained herein.

The best parks will emerge through the interaction of needs and desires from the users and the reality of budget constraints and implementation strategies coming from elected officials and city staff. In this report some of the ways to make things happen will be discussed. Continued change and modification of the plan for a particular park or the entire parks and open space system should occur up until a project is actually constructed.

Note: Throughout this Plan we have included comments as written by Turlock citizens on the survey forms returned to the city. They are placed in no particular priority and the citation number is simply the next consecutive number that was assigned to each form returned.

Section 2

Turlock Today

Planning for parks and recreation facilities relies upon an understanding of the community, its setting and history, as well as the people who live here and how this population is expected to change in the future. This section provides such an overview so a better understanding may be gained regarding the diversity and cultural characteristics unique to Turlock.

"We need parks to keep our kids out of trouble and to expand time with them in sports—good for the whole family—to have fun and good health." 183

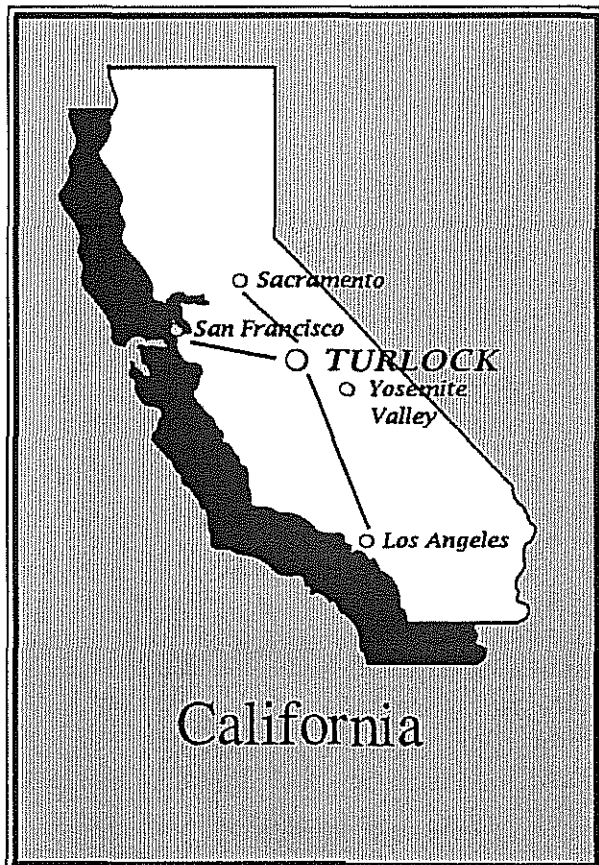
2.1 Location

Nestled between the foothills of the California Coastal Range and the Sierra Nevadas, Turlock is an agricultural hub to both the northern and southern San Joaquin Valley. Turlock is located in the heart of the San Joaquin Valley in Stanislaus County, 107 miles east of San Francisco, 85 miles south of Sacramento and 305 miles north of Los Angeles. Turlock earns its name geographically as the "Key to the Valley".

"Very glad to see an interest in park development. Developing parks is a great investment in kids and the community." 54

The city is primarily a food processing center with increasingly diverse industrial and commercial development. The top three farm commodities in 1992 were milk, almonds and chickens. Turlock is also the home of California State University, Stanislaus and world headquarters for Medic Alert Company.

Today Turlock, the second largest city in Stanislaus County, is recognized for its Music Festival and Scandinavian Festival that occur in the fall and spring each year. These family festivals pay tribute to Turlock's major agricultural industries and cultural heritage, attracting thousands of people from all over the state and nation.



2.2 Historical Setting

"We are extremely pleased to know that Turlock is considering more parks. They are necessary for a city as it grows. They are especially important for teenagers." 160

"I am in favor of city parks though I don't use them. I was pleased to see the park on Gettysburg and to see that people are using them. I am a single, golden age widow and I grew up in Crane Park." 79

"Well kept parks that are very convenient are wonderful and enhance the town's image and the happiness of young families. They make a real 'family' town." 173

"My children used Crane Park and now my visiting grandchildren like the play equipment." 88

"Community orchards and gardens would be a nice idea." 291

"We only attend the Norwegian picnic at Donnelly Parks once a year." 157

"Turlock's history began with a few entrepreneurial individuals who seized the opportunities before them, its success was defined by the natural resources available and its growth and character can be attributed to the resourcefulness of a vast number of cultures that made Turlock their homes." (from *Streams in a Thirsty Land* by Helen Alma Hohenthal).

Our rich history dates back to 1867 when John William Mitchell purchased 100,000 acres of land stretching from Keyes to Atwater. John Mitchell founded Turlock in 1871. The name Turlock came from the mythical town of Turlock, Ireland and this fictional town was found in a novel published by Harper's Weekly. Turlock was incorporated in February 1908. Two things were important for the growth of Turlock: water and transportation. Turlock proved to be an ideal location for shipping grain to major markets on the Central Pacific Railroad.

People of Swedish decent (1898) were the first to arrive followed by the Portuguese (1901). Most of the early Swedish people started out as farmers, dairymen and fruit growers. The Portuguese settlers came from the Azores and established themselves as farmers and merchants. Individual Portuguese farmers made outstanding records with the sweet potato. In fact one of the first Portuguese settlers, Manuel Pedras, was known as the sweet potato king.

In 1911 the Assyrians arrived and established an Assyrian colony near Turlock. Many of the Assyrians were also farmers. The fourth group to impact Turlock was the Japanese who arrived between 1914 and 1924. The Japanese soon built a reputation for growing watermelons and cantaloupes. Many old timers remember the melon harvest and Turlock's Melon Carnival held in the "good ole summertime". Other ethnic groups impacting Turlock include Mexicans, Armenians, Greeks and Chinese.

Agriculture flourished with dairy, alfalfa and melons between 1905 and 1940 and expanded in the 1930's to include peaches, grapes and poultry as major crops. In the 1950's almonds were introduced and have become one of the key crops produced in the Turlock region.

Turlock has a fascinating past. Being in touch with these roots helps us to understand where Turlock can go in the future. By understanding the

history we can better know who we are. By understanding the forces of nature at work in the valley we see how the land has been shaped and given form. These agricultural specialties and some of these interesting historical events and stories from the past need to be identified and interpreted in the parks and, in particular in the agricultural green belt surrounding Turlock.

2.3 Population Characteristics

Based on the experience of the 1980's, Turlock could be described as a fast-growing city in a fast-growing county. While the County's population increased 39 percent during the decade, Turlock grew 60 percent. This disproportionately high growth experienced in Turlock was almost matched by Modesto, the largest city in the county, with an increase of 54.5 percent. By contrast, population in the unincorporated areas of the County increased less than 3 percent during the period.

In the 1990's, the average annual growth rate in the City of Turlock was 2.8 percent. The populations increase during the 1980's translated to an average annual rate of growth of 4.9 percent. As shown in Table 2-A, the 1970's saw a 6.5 percent average annual growth rate. The growth rate in the 1990's was the slowest since the 1940's.

**TABLE 2-A
TURLOCK HISTORIC POPULATION GROWTH (updated in 2001)**

Year	Population	Average Annual Growth Rate since Prior Decade	Average Annual Growth Rate since 1910
2000	55,810	2.84%	na
1990	42,198	4.85%	4.20%
1980	26,287	6.51%	4.11%
1970	13,992	4.38%	3.71%
1960	9,116	3.87%	3.58%
1950	6,235	2.57%	3.50%
1940	4,839	1.24%	3.82%
1930	4,276	2.34%	5.13%
1920	3,394	7.99%	7.99%
1910	1,573	na	na

Sources: For all 1990 and 2000 population, U.S. Census.
For all other years: Turlock End of Moratorium Report, 1987.

"Aesthetics should be a high priority in future parks -Public Art Gardens - an environment for peaceful reflection."
218

"We as a community need to stress taking care of our parks-- vandalism seems to be quite out of hand. Respect for public property appears to be nonexistent. Graffiti (paint spray cans) should be outlawed to end this problem.

Although we haven't any children, teenagers don't seem to have enough to do. We need to have some programs to help teenagers 'buy-in' to the community, if they feel they are a part of the community perhaps we would have less vandalism in our community, people don't destroy their own property.

.....When I was growing up in Philadelphia, PA many of my neighbors acted as extended family, these people cared about you and acted as good role models. The policemen that walked the beat was a friend to us as we were growing up...

.....We need someone to lead the community in a turnaround toward becoming responsible human beings, to ourselves and our community....." 184

" (We need) Multi-purpose building for family reunions." 150

"Teens really need something. We are too busy as self-employed people to avail ourselves, but I hope to in about 10 years. If you do multiple parks, my opinion is that smaller and more parks is better than one huge park. Spread the sports areas around the city (i.e. tennis at one, basketball at another)." 83

"As a senior citizen, it would be nice to gather a small group of us and take a picnic lunch to a park like Donnelly or a church group for a gathering, but who would dare to in this day and age." 171

"Parks should be designed for all ages, so it can be a family outing for everyone." 122

Turlock's 1990 population was 42,198, as reported by the U.S. Census. (See Table 2-B.) The 2000 population was 55,810 according to the U.S. Census. By January 2002 this population had increased to 59,367 residents according to the State Department of Finance.

The Stanislaus Council of Governments (StanCOG) adopted in November 1989 projections of population for all of the cities in the county. Based on an estimated growth rate of 3.7 percent, StanCOG projected a Turlock population of 87,600 in 2010. The actual growth rate for Turlock in the 1990's was 2.8 percent. StanCOG adopted a growth rate of 3.38 percent for the City of Turlock in 2000 for the 2025 land use projections. Based on the revised 3.38 percent growth rate, the Turlock population is projected to be 77,900 in 2010.

The estimated population at buildout of the Planning Area, which includes all land within the Secondary Sphere of Influence, is 85,190. Buildout is projected to occur in 2013.

**TABLE 2-B
POPULATION TRENDS AND PROJECTIONS
TURLOCK, AND STANISLAUS COUNTY, (updated in 2001)**

	1980 ^a		1990 ^a			2010 ¹		
	Population	% of County	Population	% of County	Annual Growth Rate 1980-1990	Population	% of County	Annual Growth Rate 1990-2010
Turlock	26,287	9.9%	42,198	11.4%	4.8%	77,900	12.6%	3.38%
Stanislaus County	265,902	100.0%	370,522	100.0%	3.4%	619,800	100.0%	3.15%

^aTurlock and Stanislaus County figures from U.S. Census. Turlock growth rate based on StanCOG 2025 Land Use Projection, 2000, and 2001 Department of Finance population estimates. County 2010 population estimates from StanCOG projections, amended 1998.

Sources: U.S. Census 1980 and 1990; Stanislaus Council of Governments; Department of Finance; Stanislaus County Projections, 1998.

"Organized activities on a consistent basis.

1. Night concerts (on-stage)
2. Other stage shows
3. Dancing for whole community at tennis courts- line music.
4. Political Rallies
5. Ethnic Festivals

I said a consistent basis but don't take farmer's market from Main Street. It's great." 158

"We need nice, safe parks for all ages and amenities for all ages for the family no matter what age." 237

"We use Columbia Park frequently in summer because of pool. Have begun to use Gettysburg Park of late because of new play area." 254

"Although an Olympic pool is practically out of the question, I would like to see a northeast pool built, CSUS is inaccessible, Columbia pool is too far, THS pool is booked." 1

2.4 Household Size

According to the 2000 U.S Census, the number of households in Turlock in 2000 was 18,408, up 25 percent from 1990. It is projected that by 2010, the number of households in Turlock will be 26,862. (For more information on household projections, see Turlock General Plan Housing Element.)

Household size for Turlock in 1990 was 2.81 persons per household. In 2000, that figure was 2.92. This compares with 3.03 persons per household for the County as a whole in 2000. Increased average household size for the City during the decade of 1990 appears to be related to the increased proportion of Hispanic households, which tend to have a larger household size than the population as a whole. As household size increases additional pressures will be placed upon the city's parks and open space facilities and recreational programs which offer opportunities for personal health and enjoyment.

2.5 Ethnic Groups

Turlock's population is largely white, though the proportion of whites in the population decreased from 87.7 percent to 82.5 percent from 1980 to 1990, consistent with statewide trends. The white population decreased to 72.3 percent in 2000. The 1980 and 1990 Census collects data on four racial groups other than whites: American Indian/Aleutian, Asian/Pacific Islander, Black and Other. The 2000 Census added a new category of Two or More Races. As shown in Table 2-C, all of these groups increased in absolute terms and in proportion to the City's total population, though only marginally in some cases. Notable is the fact that the number of City residents identifying themselves as Black or Asian/Pacific Islander more than doubled during the 1980's but virtually unchanged proportionally from the total population in the 1990's. The "Other" race category increased by 5 percent in the 1990's and the new "Two or More Races" category represented 5 percent of the population. These two changes explained the decrease in the White population by 10 percent in the 1990's.

Separately from asking about their race, the Census asks individuals whether they identify themselves as of Spanish or Hispanic descent. Spanish/Hispanic residents made up 29 percent of the City's population in 2000, reflecting an increase of 86 percent during the 1990s. As noted above, the growing proportion of Hispanic households in the City is likely to result in a larger average household size than would otherwise be observed.

**TABLE 2-C
TURLOCK RACE AND ETHNICITY (updated in 2000)**

Race/Ethnicity	1980		1990		2000	
	No.	Percent of Total Population	No.	Percent of Total Population	No.	Percent of Total Population
American Indian/ Aleutian	211	0.8%	393	0.9%	523	0.9%
Asian/ Pacific Islander	612	2.3%	1,845	4.4%	2,671	4.8%
Black	222	0.8%	500	1.2%	798	1.4%
White	23,056	87.7%	34,820	82.5%	40,370	72.3%
Other	2,186	8.3%	4,640	11.0%	8,460	15.2%
Two or More Races	na	na	na	na	2,899	5.4%
Total	26,287	100.0%	42,198	100.0%	55,810	100%
Spanish/ Hispanic ¹	3,726	14.2%	8,849	21%	16,422	29.4%

¹Persons of Spanish/Hispanic origin may be of any race

Sources: U.S. Census 1980 & 1990 & 2000.

"I use the parks only when my grandson comes to visit. Because of my age, I am hesitant to go to a place where I can expect to find rowdiness." 85

"Children in the southeast area need a safe, efficient park with use for all ages, especially 4 thru 16 years, even the schools could utilize the area." 120

"Donnelly Park's children's playground has inadequate equipment. Therefore, we go to Crane Park. I also think it would be beneficial to the community to build four tennis courts at Donnelly Park and maintain those at Crane Park. Need new restrooms at Crane and better-maintained ones at Donnelly (lock all at night to prevent vandalism). Par courses are needed at all parks to ensure community fitness." 118

"I enjoyed Crane Park for many years when my children were 1-8. Now my 18 year old enjoys the basketball area several times a week." 228

2.6 Age of Population

Table 2-D shows that the age distribution of the population has remained fairly stable in the 1980's, with only a slight decrease in the percentage of young adults aged 18 to 24 (15.7 percent to 11 percent), and a corresponding increase in the percentage of adults aged 25 to 44 (27.8 percent to 32.3 percent). People 65 years and older constitute 12.5 percent of the total population, down only slightly from 12.7 percent in 1980.

The age range categories were modified in the 2000 census from 0-24 years making difficult for a comparison of specific age range categories. The overall age distribution of the population was fairly stable in the 1990's. There is a slight decrease in the percentage of adults from 25 to 34 (18.3 percent to 14.4 percent) and an increase in the percentage of adults aged 45 to 54 (8.1 percent to 11.4 percent).

**TABLE 2-D
TURLOCK AGE CHARACTERISTICS
1980, 1990, 2000**

Age Range	1980		1990		2000		
	No.	Percent	No.	Percent	No.	Percent	
0-5	2,619	10.0%	4,676	11.1%	0-4	4,505	8.1%
6-13	3,093	11.8%	5,433	12.9%	5-9	4,816	8.6%
14-17	1,572	6.0%	2,263	5.4%	10-14	4,677	8.4%
18-20	1,706	6.5%	1,914	4.5%	15-19	4,448	8.0%
21-24	2,412	9.2%	2,741	6.5%	20-24	4,545	8.1%
25-34	4,764	18.1%	7,728	18.3%	25-34	8,063	14.4%
35-44	2,561	9.7%	5,923	14.0%	35-44	8,040	14.4%
45-54	2,038	7.8%	3,417	8.1%	45-54	6,352	11.4%
55-64	2,172	8.3%	2,831	6.7%	55-64	3,759	6.8%
65+	3,350	12.7%	5,272	12.5%	65+	6,605	11.8%
Total	26,287	100.0%	42,198	100.0%		55,810	100.0%

Sources: U.S. Census 1980, 1990, and 2000.

2.7 Poverty Level

The federal government defines households within the poverty level as those earning less than 30% of the median county income. Within Turlock in 1999, a family of four earning less than \$17,029 in annual income would meet this criteria. According to the 2000 Census there were 1,665 families or 12.4 percent of all families in Turlock that were below the poverty level, a fairly significant number. It is assumed that people living below the poverty level are generally dependent upon no or low-cost facilities and programs for recreation. In most cases, the City is the main supplier of such programs and facilities.

"Your getting too high on your rates for Seniors and I don't mean \$10,000 a year - would you want seniors like that?" 96

"We have grandchildren that enjoy Crane Park and it is wonderful to see how much it is used and maintained." 176

2.8 Work Disability Status

The 2000 Census data revealed that approximately 11.2% of Turlock's population aged 21 to 64 have physical, mental, or sensory disabilities that prevent a person from doing work either in or outside the home, or limit the amount or kind of work the person can do. While this number may not be unusually significant as compared to the general population, these 6,263 citizens have special needs that must be an important element of our parks planning.

"We need severe penalties for any drug activity (for all ages) and use of liquor in a city park by minors. We also need a free area for the use of skateboards and rollerblades." 260

It is especially important that the design of park and recreation facilities must meet State requirements (Title 24) for handicap accessibility. Existing parks should also be upgraded to Title 24 as improvements are planned and made. Recent federal legislation requires that all children's play area be accessible. City Recreation programs should also consider the recreational needs of the disabled population. The Special Olympics is an example of such a program that is very successful, with participation levels growing in Turlock and Stanislaus County.

"Plans for parks in the future is an admirable endeavor, but a "plan" that satisfies everyone is Impossible! I, for one, find that a barbecue without beer is like a ham sandwich w/o HAM!" 274

"Wheelchair accessibility is a necessity! Safety!! Lots of patrols, no drinking, no gangs. My daughter loves handball and the parks don't really have courts for this." 75

"The physical beauty of this town and its parks is nowhere to be found... The parks in this town are in a sorry situation!!! I come from the East where a town this size would have at least four parks with plenty of trees and playground equipment for kids.

Donnelly Park's playground equipment is pitiful for a park that size!!! Donnelly needs trees around the playground area so parents won't fry in the summer while keeping an eye on their children! Also, with NO shade to protect the sand in the play area, children cannot even walk on it or sit on the couple of swings and slide you have there. IT'S TOO Hot!!!

So this town of 50,000 and growing all settle into one park in the summer: Crane Park. It's over used because it was never designed to serve that many people and now it is really showing the abuse of over use. Everyone goes to Crane Park because, you guessed it, TREES. The playground area is shaded by trees!!!"

43

2.9 The "Big Picture"

This is a short look at the "big picture" that makes our community unique. The history of Turlock is the heritage of the settlers, their determination and grit to make a way of life in this special place. This heritage and memory should be remembered and celebrated. As mentioned above, people are the real heart of the community and they came from a diverse ethnic background, which makes up the population of Turlock today.

Here in Turlock, we have agricultural workers and farmers who till the San Joaquin Valley's fertile soil and the business and professional people who were attracted to Turlock for its economic and social environment. Turlockers are friendly, hard-working, honest people; people who epitomize the Golden State pioneering spirit. All of these diverse people have chosen to make Turlock their home—the place where they raise their families.

The people and important crops and festivals need to be celebrated. Currently, the Scandinavian Festival is a wonderful example of an annual activity that celebrates our unique community. Events such as these bring us together as well as draw tourists to our city. Recreation activities could be linked with these types of celebrations such as bike races, marathons, triathlon events and race walks. In addition, these venues could support new recreation amenities benefiting our community year-round such as a new outdoor amphitheater to provide a place to accommodate large groups of people or a pedestrian trail loop as a place to hold races.

Section 3

Analysis of Supply

The first step in any planning effort is to understand where you are starting from. In other words, what is our existing inventory of parks and open space in our community and how are these amenities arranged today? This section provides a comprehensive overview of Turlock's existing parks acreage, how this acreage compares to other communities, and concludes with a detailed inventory of existing park facilities.

"Turlock is in need of all sizes of parks for all needs. Any start would be a good one in the right direction." 214

3.1 Existing Park Inventory and Classification

In 2002, there were approximately 299 acres of park or open space lands in our community. Most of this land is developed as local parkland; however, this inventory also includes the developed playfields on Turlock Unified School District schoolgrounds. As noted on Table 3-A, page 3-2, this existing inventory consists of four community parks, eighteen neighborhood parks, and twelve neighborhood school playfield parks.

"I would like to see more parks with facilities for children that are conveniently located throughout the community." 212

With a population of 59,367 in 2002 (2002 State Dept. of Finance), the City provided 5.0 acres for each 1000 residents. The National Recreation and Park Association (NRPA) recommends a total standard acres/1000 population between 6 to 10.5 comprised of community, neighborhood and mini parks.

"My tenants are young families, 25-35 in age with small children. They use the parks and I know of youngsters under 16 who do team sports. Seniors need "safe" parks space." 56

Turlock's park system embraces a wide variety of community, neighborhood, pocket, and neighborhood-school parks that are shown on Figure 3-1. Several parks also serve as water detention basins. There are no designated regional or city parks. Existing and planned park and recreation facilities are classified into the following categories.

Neighborhood-Serving City Parks. This classification consists of parks or playgrounds devoted primarily to serving a small portion of the City. Park facilities are usually oriented toward the recreational needs of children, but may also include volleyball courts, half-size basketball courts, and picnic and play areas that serve all age groups. No restrooms or off-street parking need be provided. Neighborhood-serving city parks

"Upgrade the playground at Donnelly and provide a shelter picnic/barbecue area near the playground. The addition of the basketball court was great. On the opposite side of the lake add another basketball court." 196

**TABLE 3-A
PARK INVENTORY AS OF 1990, 1994, 2000 AND 2002**

Park Classification ¹	Area in net Acres, 1990	Area in net acres, 1994	Area in net acres, 2000 ³	Area in net Acres, 2002 ³
COMMUNITY PARKS				
Donnelly	38.7	38.7	37.6	37.6
Pedretti	20.7	20.7	25.4	25.4
Dianne (unimproved)		34.0	34.7	34.7
Turlock Regional Sports Complex (opened 2002)			--	31.8
TOTAL COMMUNITY PARKS	59.4	93.4	97.7	129.5
Acres/1,000 pop. ²	1.4	1.9	1.7	2.2
NEIGHBORHOOD-SERVING CITY PARKS				
Soderquist	2.3	2.3	2.4	2.4
Broadway	1.8	1.8	1.8	1.8
Columbia	4.6	4.6	4.6	4.6
Sunnyview	10.1	10.1	9.8	9.8
Rotary International	5.0	5.0	5.0	5.0
Christoffersen	15.0	15.0	12.7	12.7
Bristol	4.0	4.0	4.0	4.0
Summerfaire	10.0	10.0	16.6	16.6
Central	0.5	0.5	0.5	0.5
Crane	7.7	7.7	7.0	7.0
G.A.R	0.2	0.2	0.2	0.2
Denair	0.7	0.7	0.8	0.8
Greenwood	0.3	0.3	0.3	0.3
Ferreira Ranch/Rose Circle (partially developed)			5.2	5.2
Four Seasons (partially developed)			2.2	4.3
Brookstone/Legends 6 (partially developed)			--	6.3
Two North Turlock Wingetts (unimproved)			--	6.2
SCHOOL PARKS				
Wakefield Elementary	4.0	4.0	4.0	4.0
Osborn Elementary	5.0	5.0	5.0	5.0
Cunningham Elementary	4.0	4.0	4.0	4.0
Brown Elementary	5.0	5.0	5.0	5.0
Crowell Elementary	6.0	6.0	6.0	6.0
Julien Elementary	5.0	5.0	5.0	5.0
Dutcher Elementary	6.0	6.0	6.0	6.0
Turlock High	10.0	10.0	10.0	10.0
CSUS	5.0	5.0	5.0	5.0
Dennis Earl Elementary	4.0	4.0	4.0	4.0
Turlock Junior High	8.0	8.0	8.0	8.0
Pitman High School (opened 2002)			20.0	20.0
TOTAL NEIGHBORHOOD PARKS	124.2	124.2	155.1	169.7
Acres/1,000 pop.	2.8	2.6	2.8	2.8
TOTAL PARK ACREAGE	183.6	217.6	252.8	299.2
Total acres/1,000 pop.	4.2	4.5	4.5	5.0

¹Park Classification by Community Development Services Department.

²For a population of 43,893 – January 1991, 48,113 - January 1994 and 59,367 - January 2002 population estimate for Turlock by the State Department of Finance and 55,810 by the 2000 Census (January 1, 2000).

³The acreage for the city parks were recalculated in 2002.

Source: Community Development Services Department, October 1994 and 2002 Note: Parkland area is based on acquisition date.

should be located along arterial or collector streets. Existing neighborhood-serving city parks are in the 1.8 – 15.0 acre range; planned parks are sized from around 5 acres depending on the needs of the neighborhood in which they are located. Pocket Parks are also included in this classification; no special size or location standards are specified.

"The monies should be used to fight crime, drugs, AIDS, education and balance the budget because of extra spending. Parks are very nice, if they have police protection. Quite simply, parks are just another "hang-out" for troubled and/or unsupervised teens to cause trouble." 188

Neighborhood School Parks. This classification consists of parks or playgrounds built adjacent to but separate from educational facilities. A school park provides for neighborhood recreation as well as the needs of the adjacent educational facility. Existing school parks are available for community use under a joint agreement between the City and the Turlock Unified School District. Planned neighborhood school parks are programmed at a size of eight acres each.

Community Parks. Community parks serve all ages and may include facilities for low-intensity / passive recreation use, lighted fields, courts, swimming pools, and areas and buildings for community festivals and civic events, as well as for organized sport and athletic competitions. Generally restrooms and some off-street parking are provided. While community parks serve larger areas of the City than do neighborhood-serving city parks, they may meet the recreation/open space needs of the adjacent neighborhood. Ideally, community parks should be located along arterial streets, though a location along collector streets is also acceptable. Existing community parks range in size from 20.7 – 38.7 acres. Planned community parks are programmed in the 18 – 35 acre range.

"Donnelly is a wonderful park but has little play equipment for children. The best park in our county is in Oakdale. Go check it out!!! Dorada Park in Oakdale is on A Street off of Yosemite Avenue. I am willing to travel all the way to Oakdale for a great park." 113

Standards

Park standards ensure that adequate open space for recreational use will be available as the City grows. The 1992 General Plan (reviewed and amended in 2002 and 2003) establishes distribution, size and service area standards for neighborhood and community parks. Standards for neighborhood school parks are subsumed within the neighborhood-serving city park category.

"Consider involving artists in designing fountains, benches, murals for the parks. An outdoor theater for summer concert performances." 192

Distribution. The 1992 General Plan as amended in 2003 establishes a citywide standard of 4.5 acres of public parks per 1,000 residents and is based on the 2000 parkland inventory. In accordance to the 1995 Parks Master Plan, two-third of the parkland is for Neighborhood-Serving Parks and one-third is for Community Parks. This is to be distributed as follows:

"Make the park nice enough to be wanted and worth traveling to a good area, not one that would attract unwanted public such as a gang members or drug addicts hangout. A park should be for all ages to escape our everyday problems." 18

Neighborhood-Serving City Parks	3.0 acres per 1,000 residents
Community Parks	1.5 acres per 1,000 residents

"Please develop more city sponsored recreation for adults. Fit adults make better parents who produce better children. Associations for adult leagues are not in the best interest of all." 174

Park Size. The following standards were adopted in the General Plan and established for all new parks:

Neighborhood-Serving City Park	3-8 acres
Community Park	18 acres or larger

Service Area. Service area is the territory within which recreational needs are served by a park, represented by a circle around parks in Figure 4-1.

"Crane Park is and has been a wonderful example of what a park should be used and enjoyed by many for generations." 148

Neighborhood-Serving City Parks	3/8 mile (about 2,000 feet)
Community Parks	up to a 5-mile radius

"Donnelly Park in our neighborhood is wonderful, but the children's play area is impossible in the summer it is TOO HOT. Please relocated it to an area with shade trees, such as the Crane facility." 310

During preparation of the 1992 General Plan citizens expressed concern regarding the larger community parks, particularly when it came time to designate potential sites for such future parks. Residents living in the vicinity of designated future community park sites felt that the larger park size, along with its corresponding amenities, draws large groups of park users. Residents generally felt that the activities associated with community parks can easily conflict with the smaller more personal neighborhood character in which they may be located. In fact, one designated community park site that was initially proposed on the east side of the city near Canal Drive and Daubenberger Road generated such a concern from neighbors that the Council deleted this site designation from the General Plan Land Use Map.

"We need more trees in all the parks in town. The only park I rank as excellent is Crane Park for the sole reason of the trees." 91

Section 6, 7 & 8 are devoted to updating these standards and establishing specific definitions, size, locational criteria, and minimum amenities, by park type.

3.2 Existing Park Facilities Evaluation

The chart on the following page (Figure 3-2) lists existing recreation facilities by specific city park presently in the Turlock Park System. The condition and use of each site was evaluated with on-site observation.

This inventory is to be used as a basis for development of the future improvements that will be included in **Section 8 – Parks Master Plan Diagram**. In addition to planning for new parks, the Parks Master Plan reflects recommendations based on identified needs and the potential for improving or expanding the existing recreation and park facilities.

"Large shady area, large grassy areas and safe creative playground equipment would be appreciated." 94

Six active parks are undeveloped or partially developed, Brookstone/Legends 6, Ferreira Ranch/Rose Circle, Four Seasons, two North Turlock Wingettes and Dianne. One new neighborhood-serving city park, Christoffersen, was developed in 2001. Between 1995 and 2002, most of the playgrounds in the existing parks have been upgraded to include the safer and lower maintenance metal playground equipment. In addition these playgrounds will have to incorporate safety surfacing on at least half of the play area to meet the federal mandates for handicap accessibility. Since 1995, a large wooden play park was installed at Donnelly Park.

"Any and all things are important to different age but personally it would be great to walk around the block without stepping in dog do-do....." 27

Restrooms have been closed at Columbia and are a maintenance liability in Crane Park. The restrooms are usable at Donnelly Park. Restrooms should be developed only at the community park or ball-complex level and not in the neighborhood parks. Most of the parks lack mature shade trees so the planting of trees and the building of picnic shelter and/or shade structures should be a high priority

"Present restrooms are creepy. Filthy and unsupplied. Yucch! Thank you for anti-alcohol and anti-noise rules. These make our parks pleasant and relaxing. Donnelly forest is beautiful! Some of the fountains actually work. This is good for a city park system." 297

The matrix also shows that there is a lack of large playfields for football and baseball. These types of activity play fields are almost exclusively provided at the school playgrounds that comprises a good deal of city recreational open space for organized activities. The Turlock Regional Sports Complex, opened in fall of 2002, provides 10 soccer fields for league play.

"Clean up the restrooms at the already existing parks. They are filthy for children or anyone to use! Provide the basic needs." 234

Although a majority of the parks have perimeter sidewalks there is generally a lack of walking paths and bike trails within the parks themselves. There is also a general lack of longer linear trails in other large open space or outdoor areas such as along the irrigation canals and railroad right-of-ways.

FIGURE 3-2 PARK FACILITIES MATRIX (updated in 2002)

Existing Facilities Matrix	DIANNE - C	DONNELLY - C	PEDRETTI - C	TURLOCK REGIONAL SPORTS COMPLEX - C*	BRISTOL	BROADWAY	BROOKSTONE/LEGENDS 6	CENTRAL	CHRISTOFFERSEN	COLOMBIA	CRANE	DENAIR	FOUR SEASONS	FERREIRA RANCH / ROSE CIRCLE	G.A.R.	ROTARY INTERNATIONAL	GREENWOOD	NORTH TURLOCK WINGETTES	SODERQUIST	SUMMERFAIRE	SUNNYVIEW	TOTALS
CITY QUADRANT	SW	NW	NW	NW	NE	SW	NE	SE	NW	SW	NE	SE	NW	NW	SE	NW	SE	NW	SW	NE	SE	
USE	A/U	A	A	A	A	A	A/U	P	A	A	A	P	A/U	A/U	P	A	A	A/U	A	A	A	
ACREAGE	34.7	37.6	25.4	31.8	4.0	1.8	6.3	0.5	12.7	4.6	7.0	0.8	3.9	5.2	0.2	5.0	0.3	6.2	2.4	16.6	9.8	
BARBEQUE GRILL (Individual)		27	6			4			3	1	6					10	1			4	4	66
BARBEQUE GRILL (Group)		3	3							2	3											11
BASKETBALL (Full Court)										1												1
BASKETBALL (Half Court)		1			1	1				3	1					1	1					9
BENCH		12	12	10	10	5		3	9	5	5	2				11	1			13	5	103
BLEACHER (Seating Capacity:1P=18")			1157																320			1477
BIKE RACKS (No. of Bikes Capacity)			5						1	5+						8						19
COMMUNITY CENTER/BUILDING										2												2
CONCESSION STAND			1																1			2
DRINKING FOUNTAIN		3	7	2	1	1		1	1	3	1					1			2	1	1	25
FOOD TABLE/BUFFET/PREP		1	2								2											5
GROUP PICNIC SHELTER		1	1							2												4
HORSESHOE PIT										1	10											11
IRRIGATION		+	+	+	+	+	+	+	+	+	+	+	+	+	+	+	+	+	+	+	+	3
LARGE GROUP PICNIC AREA		1								2												
LIGHTS (In Park)		1	+		4	6		5	2	15	20	2								1	2	58
LITTER RECEPTACLE		61	46	30	7	12		3	10	5	37	3				1	15	1			9	261
LITTLE LEAGUE BASEBALL FIELD				1															1			2
MULTI-USE SPORTS COMPLEX																						1
OPEN PLAY AREA		1	1		1	1	1		1	1	2		1	1		1	1			1	1	15
PARKING (No. of Spaces)		137	177	388		P		P	P	P	27					P	P	P	G	P	24	888
PICNIC TABLE		53	18	20		12		2	3	3	51	1			2	10	0			9	9	193
PLAYGROUND		2	1		1	1			1	1	2					1	1			1	1	13
RESTROOM		2	6			1				1	1											11
RETENTION POND/BASIN	1	1							1		1					1				1	1	6
SIDEWALK-PERIMETER		+			+	+	+	+	+	+	+	+	+	+	+	+	+			+	+	
SIDEWALK-INTERIOR		+	+		+	+	+	+	+	+	+	+	+	+	+	+	+			+	+	
SIGN-PARK IDENTITY		3	3		2	1					1	1	1	1	1	1	1			+	+	
SMALL GROUP PICNIC AREA		10				2					5					1					1	16
SOCCER FIELD				10																1		19
SOFTBALL FIELD			4	2																		10
SWIMMING POOL																						6
TENNIS COURT																						1
SHADE TREE		+	+	+	+	+	+	+	+	3	+	+	+	+	+	+	+			+	+	5
VOLLEYBALL (Sand Pit)										+									+	+	+	
VOLLEYBALL STAND (Sand Pit)		2	3								2											
WADING POOL						1																7
WALKWAY/PATH/TRAIL																					+	1

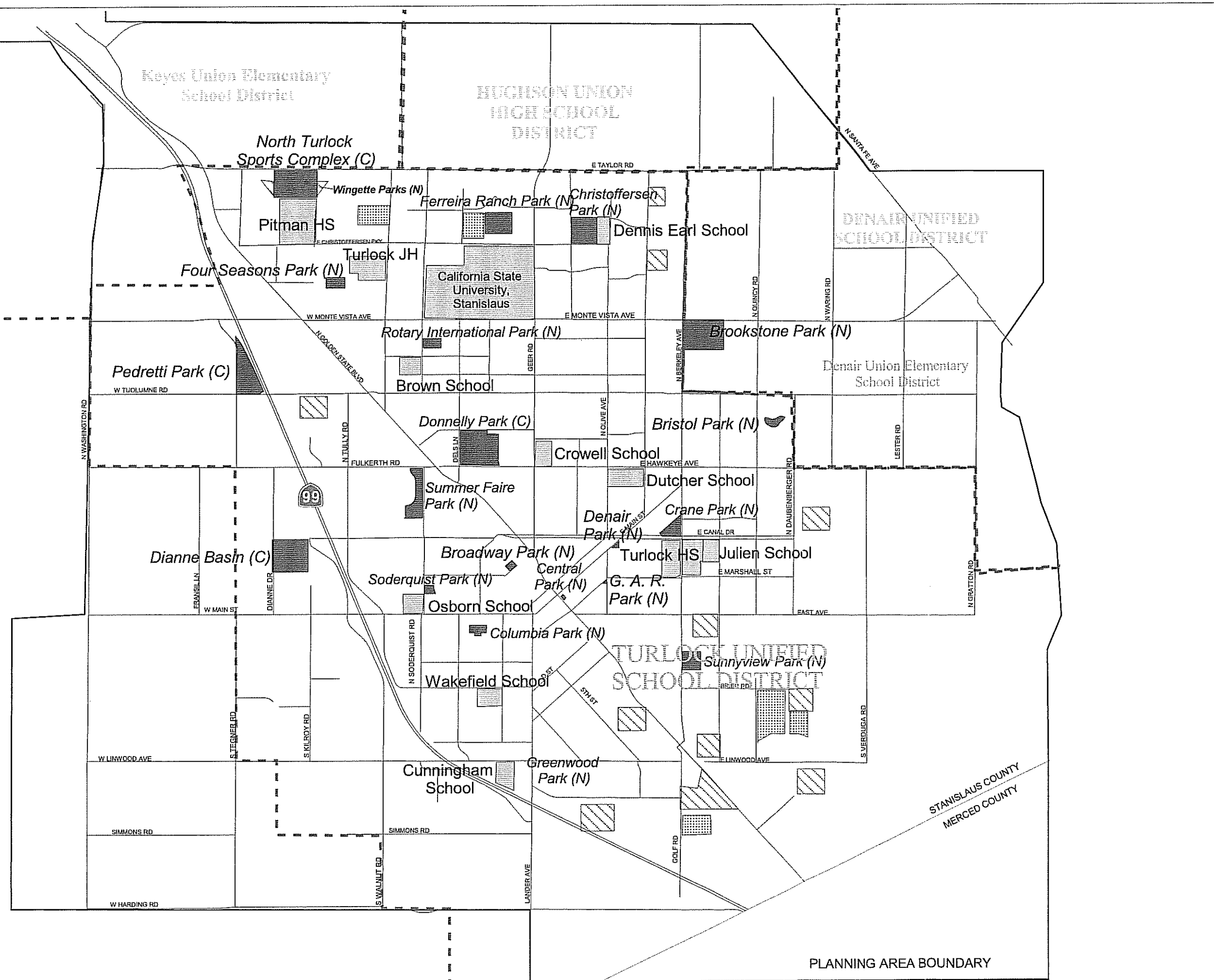
- C = Community Park
- A = Active Park
- P = Passive Park
- P/U = Passive Undeveloped/Partially Developed Park
- A/U = Active Undeveloped/Partially Developed Park
- P in matrix = Perimeter Parking
- G in matrix = Gravel Parking
- + = Present


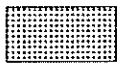

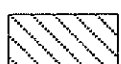
Source: City of Turlock

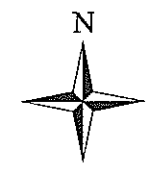
* = Developed Fall 2002

Parks & Schools

Figure 3-1



-  Existing Schools
-  Future Schools
-  Existing Parks
-  Future Parks



0 4000 Feet



Turlock Parks Master Plan

Updated February, 2004
City of Turlock, Planning Division

The chart below (Figure 3-3) lists existing recreation facilities presently on neighborhood school parks located on the school sites. The condition and use of each site was evaluated with on-site observation.

FIGURE 3-3 SCHOOLS RECREATION FACILITIES MATRIX

2002

Existing Recreation Facilities	TURLOCK HIGH	PITMAN HIGH	TURLOCK JUNIOR HIGH	BROWN ELEMENTARY	CROWELL ELEMENTARY	CUNNINGHAM ELEMENTARY	DENNIS EARL ELEMENTARY	DUTCHER ELEMENTARY	JULIEN ELEMENTARY	OSBORNE ELEMENTARY	WAKEFIELD ELEMENTARY	TOTALS
CITY QUADRANT	SE	NW	NW	NW	NE	SW	NE	NE	SE	SW	SW	
ACREAGE	10	20	8	5	6	4	4	6	5	5	4	
BASKETBALL (full court, outdoor)	3	4	16	2	3	2	6	5	4	1	2	48
BASKETBALL (half court, outdoor)	1			4				2	3	4	4	18
BASKETBALL (full court, indoor) a	2	1	1					1				5
BASEBALL FIELD (adult league)	2	2										4
BASEBALL FIELD (little league)									1		1	2
BASEBALL/SOFTBALL FIELD (non-league) b			3			1		2			2	8
FOOTBALL FIELD	1		1									3
GYMNASIUM c	3	1	1					1				5
HANDBALL (outdoor)			14	2			2					18
OPEN PLAY AREA d	1	1	1	1	1	1	1	1	1	1	1	11
PLAYGROUND (play structure)				2	1	2	1	2	1	1	1	11
SOCCER FIELD	1	1										2
SOFTBALL FIELD (adult league)	2											2
SWIMMING POOL	1	1										2
TENNIS COURT	6	6										12
VOLLEYBALL (outdoor)							4					4
VOLLEYBALL (indoor) a	1	1	1					1				4

Source: City of Turlock

- a Indoor basketball and volleyball courts are located in the gymnasiums.
- b Non league baseball/softball fields have hooded backstops and open play areas large enough for non-league recreation games.
- c School gymnasiums are designed for one official league play basketball court and at least one league play volleyball court. At Turlock High School, the Girls Gym is use for girls basketball league play and the Field House Gym is not used for league activity.
- d All open play areas used for non-league football, soccer, and other recreation activities. Some open play areas are suitable for certain league play such as “pee wee” soccer or flag football.

3.3 Sports and Special Use Facilities

Sports Facilities

Baseball Fields: Fields to accommodate youth and adult non-league baseball are generally provided from eight informal ball fields with hooded back-stop cages located on the open grass fields on the elementary school sites in the city. Youth league play is limited to one field at Soderquist Park, one field at Pedretti, one field at Julien School, and one field at Wakefield School. Four adult baseball fields used for league play are located at the two high school sites.

Softball Fields: Adult league play is almost exclusively limited to the four lighted fields at Pedretti Park. This facility is considered a regional softball facility, hosting local league play and regional to statewide tournaments. Two softball fields are located at Turlock High School and two are located at the Turlock Regional Sports Complex. Eight informal fields located on school sites are available for non-league play.

Basketball Courts: Nine half-court facilities are located at seven city parks. The only full-court is found at Columbia Park, a small community park site. There are 48 outdoor full-court facilities located throughout the community situated at school playgrounds. Five indoor full-court facilities are located within school gymnasiums. The school sites also have 18 outdoor half-court facilities.

Gymnasium: The City does not own and operate a multi-use enclosed gymnasium facility. Through the joint-use agreement with Turlock Schools, the city utilizes five school gymnasiums for limited volleyball and basketball league play and special gym events. While lacking use for indoor ball play, the War Memorial offers a wood floor and open assembly area that can accommodate exercise and floor recreation activities.

Multi-use Play Fields/Open Play Areas: Numerous grass-covered play fields are situated throughout the community at city parks, school sites, churches, and CSUS. There is presently no lighted play fields owned and operated by the city for organized field sports.

"Why are there so many baseball fields and no soccer fields? Tennis courts at Crane Park need help!" 213

"We live on Donnelly Park and there are no "courts" to attract people at night. I like that the parks close at night. I like that the parks close at dark. I do not like the idea of people hanging out after dark. If new parks have courts (tennis, basketball, or volleyball) they should have court and security lighting." 117

"Volleyball is a growing sport- Outdoor courts are great and inexpensive to maintain." 33

"I seldom use Donnelly Park because lack of recreational equipment such as courts, hoops, and play equipment. Crane Park is far superior." 235

"Plenty of barbecue pits, tables, places for people to play basketball, tennis, horseshoes." 21

"All lights for tennis, basketball, volleyball should be pay lighting by putting money into meter box." 55

"Northeast (north of Hawkeye) area lacks adequate park facilities that are available to the majority of citizens and the city needs a Public Golf Course!" 115

"I have five grandchildren in town. When we take them to a park, we go to the one on Canal Drive because of nice playground. Donnelly Park needs a nice playground in the shade for summer." 281

"Not important that each park have lots of facilities, as long as those facilities are available at another park. Same for age group focusing." 63

"Maintaining and upgrading existing parks should be of utmost concern." 153

"Glad you are doing this. Turn the focus on maintenance - someone who is dedicated to excellence." 267

Soccer: There are ten formal soccer play fields at the Turlock Regional Sports Complex accommodating the Turlock Youth Soccer Association youth league. Turlock and Pitman High Schools each have one official soccer field for high school league.

Tennis: The city owns and operates five tennis courts, three unlighted courts at Columbia Park and two lighted courts at Crane Park. In addition, through joint-use agreement, six lighted courts located at the Turlock High School and six courts at Pitman High School are available to city recreation classes and residents when there is no conflict with educational use.

Golf: There is presently no public golf course in the area that serves Turlock residents. This has been the focus of much attention by the city and a task force created by the Council in 1990 undertook a feasibility study analyzing the opportunities and constraints to development of a local course. This is a topic that receives special attention further in this Plan.

Special Use Facilities

Multi-use Recreation Centers: Turlock is fortunate in that there exists today a number of public buildings that offer multi-use facilities for our community to enjoy. These facilities are:

- War Memorial Center: Large assembly/meeting room with kitchen facility and one small meeting room.
- Senior Center: Medium-sized meeting facility with kitchen.
- Rube Bausch Center: Small meeting room with small kitchen.
- Columbia Center: Medium-sized meeting facility with kitchen located within neighborhood park.
- Youth Center: Small meeting/assembly facility.

While having sites or facilities that meet the accepted standards for our population, a major concern for our community is their age and use characteristics. Most of these existing facilities were built some years ago through excellent examples of community participation and local funding. Unfortunately, as city tax revenues have declined in recent years, so has the attention and dollars necessary to fund a proactive, preventive maintenance management program. Repairs and upkeep by the city has become reactive, and there is a growing maintenance liability among many of these aging facilities. Add to that the fact that new facilities are not being built, much less being planned for, and the problem will only increase as our community grows.

Pools: The city owns and operates only one public swimming pool that is located at Columbia Park. Through joint-use agreement with the Turlock School District the swimming and diving pools at Turlock High School and Pitman High School are available during the summer months as a supplement to the City's swim lesson and recreational swimming programs. However, conflicts with school activities preclude use other than during the summer months. Unfortunately, these facilities offer only a limited response to a high demand for swimming pools in our community due to the hot climate and relative lack of inexpensive, nearby, public pools.

"I would like to see Turlock get an indoor swimming pool. It has none. I came from a community which had one and it was used a lot, all year round." 252

Indoor/Outdoor Theater or Amphitheater: Presently there are no facilities owned and operated by the City designed to accommodate concerts, plays and other performing arts or cultural activities. The facilities at California State University, Stanislaus, including the performing arts theater and outdoor amphitheater, provide the only facilities for these venues. The City Arts Commission is actively utilizing the city-owned Carnegie Library building as a gallery, art classes, and a stage for smaller intimate plays and concerts, however, space is very limited.

"What we really need is a large indoor swimming pool complex like they have in Springfield, Oregon and Fort Collins, Colorado for year-round swimming." 265

"It would be nice if they had a gazebo in our park, we're just across the street from Broadway Park." 29

3.4 Pedestrian and Bicycle Circulation System

An outdoor non-motorized circulation system can be an integral part of a community's recreation element. Besides providing opportunities for outdoor recreation and health benefits, pedestrian and bicycle pathways can serve as connections to the city's parks and recreation facilities. This not only benefits the community by giving motorists an alternative to extra vehicle trips, but is a primary method for non-drivers, particularly our youth, to move around the community in a safe manner.

"There are no parks in our area, please consider the area near the Campus Park for a future park." 306

Turlock's flat topography and its mild rainfall are ideal for commuting and recreational bicycle riding, and walking. However, the scorching summer sun and unshaded streets can be deterrents to both bicyclists and pedestrians.

"Build new parks with the future in mind- 10 years +." 69

The Census data on means of transportation to work does not reveal a significantly higher incidence of bicycle use compared to other communities in Stanislaus County (3.3 percent of the employed residents walked to work). The data, however, does not take into account CSUS students who ride bicycles to the campus, a number that is increasing.

The Turlock General Plan encourages the use of walking and bicycling throughout our city and recognizes three classes of bikeways:

"If you are looking for a recreation park I feel it belongs away from residences. It's not safe anymore. Rural communities do not use parks (neighborhood) much as they are usually not living in close quarters. Parks are not used by the general population." 73

Public Greenway System (Bike Path/Greenway - Including Class I Bikeway and paseos). Provides a completely separated right-of-way designated for the exclusive use of bicycles and pedestrians with cross flows by motorists minimized. Dual use by bicyclists and pedestrians is generally encouraged. One exception is a Class I Bikeway, as defined by the California Department of Transportation, where a separate facility for pedestrians is encouraged to minimize conflicts with bicyclists especially if there is significant pedestrian use. A pathway of the Public Greenway System is usually located along a canal, railroad, or public street right-of-way, and may travel through a park or open space greenbelt (buffer) property.

"Running paths and bike paths should be considered. More tables available and water fountains...." 275

A bike path is bicycle and/or pedestrian pathway that is separate from motorists. A greenway is a bike path that is landscaped and/or travels through a park or open space greenbelt.

"I felt that seniors should have a suitable exercise area with minimal equipment or courses available." 108

"I'd like to see Donnelly developed up to be on par with Crane. Toys for kids, SHADE, SHADE, SHADE for playground area. How about some friendly geese?" 110

A greenway typically includes formal (urban/man-made) or informal (natural) landscaping that varies from a few feet up to 100 feet in width. The abutting landscaping and/or open space could be more than 100 feet in width if a bike path travels through a park or open space greenbelt area. A paseo is a greenway located along a public street with generous formal landscaping and is generally developed as part of an area wide plan to also be an integral non-motorized linkage within a neighborhood. A paseo is generally developed as part of an area wide master plan.

Bike Lane (Class II Bikeway). Provides a restricted right-of-way designated with a striped lane for the exclusive or semi-exclusive use of bicycles with through-travel by motor vehicles or pedestrians prohibited, but with vehicle parking and cross flows by pedestrians and motorists permitted.

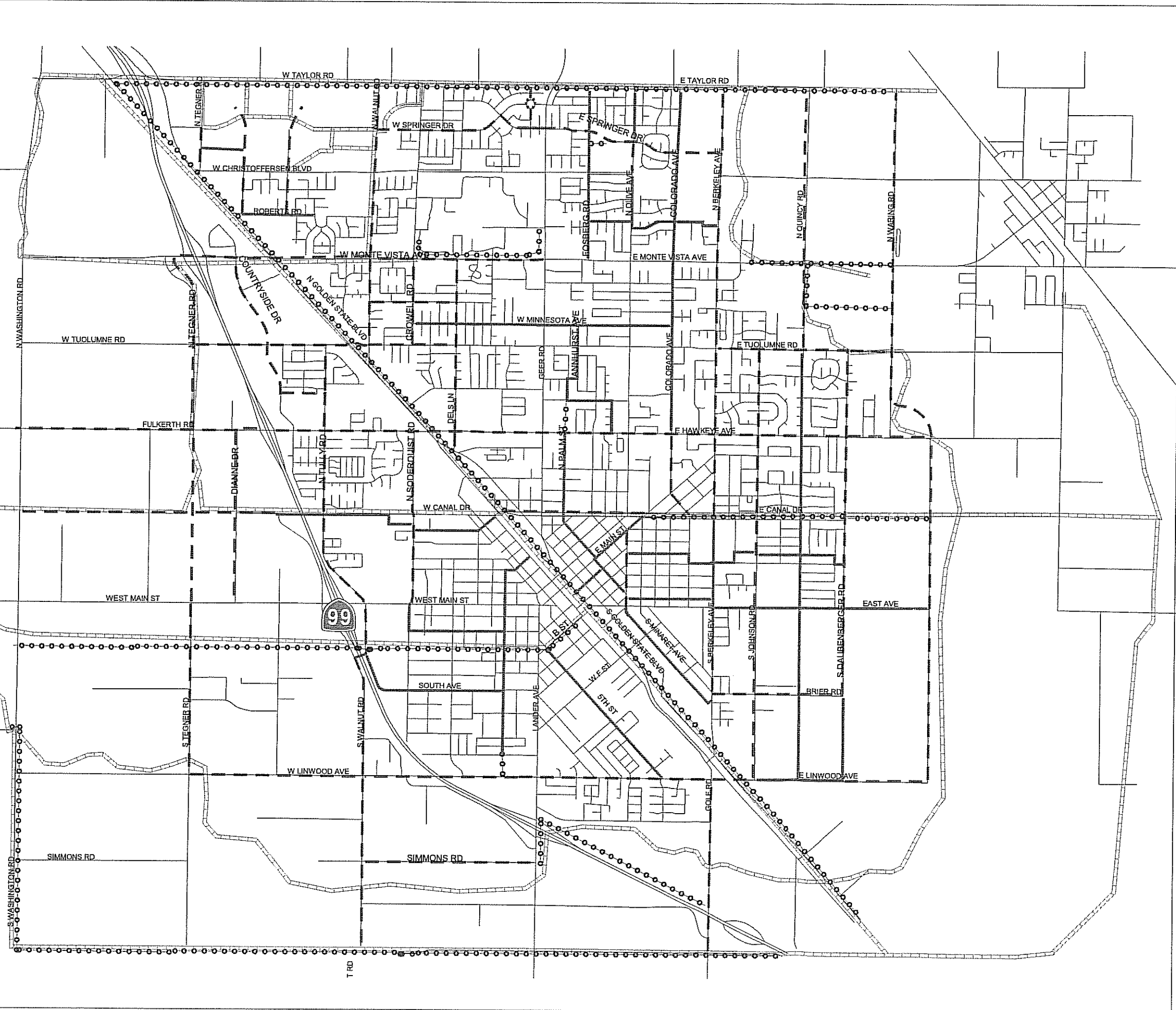
Bike Route (Class III Bikeway). Provides right-of-way designated by signs or permanent markings and shared with pedestrians on sidewalks and motorists on streets.

Figure 3-4, an excerpt from the General Plan, depicts existing and future bikeways and greenways. Future projects requiring an area-wide master plan may propose bikeways and greenways that are not shown in this figure. As of 2003, the existing bike paths/greenways are located along Crowell School (Eastside) and CSUS (inside perimeter), Walnut Road between Monte Vista Avenue and Christoffersen Parkway, Lateral No. 4 (Canal Drive) adjacent to Turlock High School and along Lateral No. 3 (Taylor Road) between Magnolia Drive and Ferriera Ranch Drive and between North Olive Avenue and Colorado Avenue. In 2003, the installation of paseos and other greenways started in the North Turlock Master Plan area.

General Plan Policy 4.1h, Objective 4, requires the establishment of open space buffers and pathway corridors (the Public Greenway System) around the perimeter and throughout the community. This policy calls for bike paths/greenways using Turlock Irrigation District Canals, railroad right-of-ways, and public streets including paseos. A bike path/greenway may travel through a park or open space greenbelt (buffer) property.

Bikeways & Greenways

Figure 3-4



- Public Greenway System
- Class I Bikeway
- Class II Bikeway
- Class III Bikeway



Parks Master Plan

City of Turlock, Planning Division
Updated February, 2004

3.5 Turlock 1992 General Plan Policies

Turlock's present General Plan states that park and recreation facilities rank high on the list of concerns for Turlock residents; they were among the top five issues identified at the General Plan public participation kickoff meetings. The provision of open space and development of new parks also found strong support in a public opinion survey the City undertook as part of the General Plan update process in 1990. The 1992 General Plan was approved in 1993, a comprehensive review was approved in 2002. The parkland standard was amended in 2003.

The General Plan further states the some of the most visible physical features of a community are its public outdoor parks and community recreation programs. These provide an important opportunity for residents to enjoy recreational opportunities that enhance their physical health and well being. In the General Plan process residents identified four specific issues related to what the City of Turlock should be doing more of: preserving more community open space, developing more recreation facilities, developing more neighborhood parks and providing more youth activities (at-risk youth programs).

The 1992 Turlock General Plan (reviewed and amended in 2002 and 2003) includes the following guiding policies and implementing policies relating to parks and recreation and bicycle and pedestrian circulation: *(General Plan Policy #'s are included)*

Many policy statements are followed by explanatory text or cross-references, which are in italic type. Text in a "script font" updates policies that have been accomplished as part of the 2002 General Plan review and the 2003 General Plan amendment.

"The park nearest our home is Crane Park. It's very nice but not considered safe. A little investment in lighting could remedy that problem." 229

"The Turlock Parks Department has done an excellent job of parks management." 259

"No rolling landscaping (hides/allows inappropriate or criminal activity). Put lots of trash cans out; vandal-proof picnic tables." 6

"We need a park for those who live west of Golden State and east of Highway 99. Please get started on the proposed park on N. Tully near Tuolumne. Thanks!!" 51

PARKS AND RECREATIONAL OPEN SPACE

Guiding Policies

- 4.1-a Develop a high quality, diversified public park system that provides a variety of recreational opportunities for all City residents.
- 4.1-b Explore mechanisms to increase the per capita park acreage.
- 4.1-c Identify the needs of special user groups, such as the disabled and elderly, and address these in the design and development of park and recreation facilities.
- 4.1-d Minimize substitution of private recreation facilities for developer fee payment or park dedication to ensure that a public park system will be permanently available to the entire community.
- 4.1-e Review park standards periodically to ensure that needs are being met.
- 4.1-f Continue cooperative efforts with the Turlock school district through joint use agreements for park and recreational facilities. Locate new neighborhood parks in conjunction with elementary or junior high schools wherever feasible.

Although school parks are not available for public use at all times and do not contain complete park facilities, substantial cost savings justify shared use.

- 4.1-g Explore a more equitable distribution of the cost of improved park standards between existing and new residents, businesses, and property owners.

Implementing Policies

- 4.1-h Implement the objectives of the Park Master Plan, approved in 1995 and amended in 2003.
 - **Objective 1: Park System Development**
Develop a high-quality public park system with adequate space and facilities to provide an appropriate mix of recreation activities for the City's residents and work force.
 - **Objective 2: Recreation Programs**
Provide a range of leisure, recreational and cultural programs and facilities that are accessible and affordable to all segments of the community.
 - **Objective 3: Operations and Maintenance Programs**
Provide for a high quality of maintenance for all city parks, landscaped open space areas, and recreational facilities that enhance the visual attractiveness of Turlock while being as cost-effective as feasible.

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- Objective 4: Public Greenway System and Open Space Protection Programs
Establish methods to identify, acquire, develop and maintain important open space buffers and pathway corridors (Public Greenway System) throughout the community which offer leisure recreational facilities, protect the local environment, and enhance the community quality of life.
 - Objective 5: Private Recreation Facilities
The City shall promote the provision of private recreation facilities within large-scale private developments to meet a portion of the park and recreation impacts created by the development.
- 4.1-i Examine the present organizational arrangement of park and recreation facility management and maintenance to enhance these relationships including park planning, programming, design and facility acquisition to reflect the heightened importance of parks and recreation to the City.

The Public Services Division of the Municipal Services Department administers maintenance of all city-owned landscaped areas. Community Services Division of Turlock Police Services administers city-sponsored recreation programs.

- 4.1-j Provide 4.5 acres of public neighborhood-serving city parks (3.0) and community parks (1.5) per 1,000 residents. This standard excludes detention basins used solely for drainage purposes and the proposed golf course, but includes parks jointly used by schools and the community.
- 4.1-k Calculate park fees to enable purchase of acreage and provision of off-site park improvements for 4.5 acres of parkland per 1,000 residents added and require payment of these fees and/or land deduction as a condition of all new residential development.

California Government Code Section 66477 (Quimby Act) allows the City to require dedication or payment of in-lieu fees sufficient to buy and provide off-site improvements for a maximum of 3 acres per 1,000 new residents; if the amount of existing parks exceed this limit, then the existing amount, up to a maximum of 5 acres per 1,000 residents, may be adopted as the standard. Fees, even if updated annually, are rarely sufficient; the law authorizes appraisals at the time a final subdivision map is recorded.

Chapter 7 (Dedications and Reservations) and Chapter 13 (Park Fees of Title 11, Subdivisions) of the Turlock Municipal Code will be amended to reflect the new standard.

Based on the 2000 Census and parkland inventory, the parkland standard increased from 4.2 to 4.5 acres of parkland per 1,000 residents.

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- 4.1- l Undertake efforts to increase the existing standard for park acreage per 1,000 residents from 4.2 to 5.0. Update park standards and dedication requirements periodically to reflect the increased standard.

The City is unable to collect fees for the maximum park acreage permitted under State law because the acreage in 1992 does not meet that standard. An addition of approximately 36 acres to the existing (1992) park system is required to bring the City's park acreage to 5.0 acres per 1,000 residents; the additional acreage needed to meet the standard will increase with continued growth. The City should consider special one-time efforts to increase the existing park acreage. See also policy 4.1-r.

The Quimby Act requires that dedication of parkland or collection of park fees shall be benchmarked on the latest federal census. The 2000 parkland inventory show the city's park acreage to be 4.5 acres per 1,000 residents as reflected in Table 4.1-A. Accordingly, the City of Turlock increased the standard for park acreage per 1,000 residents from 4.2 to 4.5 in 2003. This establishes the basis for the City of Turlock to increase the existing standard for park acreage per 1,000 residents from 4.2 to 4.5.

Accordingly, the City of Turlock increased the standard for park acreage per 1,000 residents from 4.2 to 4.5 in 2003 with a General Plan amendment and the Parks Master Plan Review. The Parkland Dedication Fee and Parks Improvement Fee will need to be increased accordingly.

- 4.1- m Consider levying a parks and recreation fee on nonresidential development commensurate with expected use of such facilities by employees of the non-residential developments.

Many California cities collect such fees. This funding mechanism can be used to provide recreation facilities in industrial areas.

- 4.1- n Where suitable land is available at acceptable cost, provide all residential areas with a neighborhood-serving city/community park (five or more acres where available).

Park locations have been selected to accommodate almost all new residences within a seven-minute walking distance of a park; a majority is much closer. Provision of parking at neighborhood parks will not be necessary.

Neighborhood-serving city and Community Parks should generally not be smaller than the standards set forth earlier in this section. Small parks are expensive to maintain and are unable to adequately support the full range of desired facilities.

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- 4.1-o Locate public parks in visible and accessible locations, in accordance with location criteria specified in Section 4.1.

Bristol Park, located along a winding local street, is not very accessible to residents other than its immediate neighbors, not fulfilling its designated function as a neighborhood-serving city park.

- 4.1-p Use available techniques to minimize acquisition costs.

The sale of land at prices below appraised market value ("bargain sale") to a non-profit land trust that re-sells to the City can provide tax savings to the seller.

- 4.1-q Acquire park sites promptly after collection of fees.

Delay in acquisition diminishes the purchasing power of available funds. Non-availability of maintenance funds should not be a reason to delay park acquisitions.

- 4.1-r Continue to study potential sites and opportunities to develop a public golf course at an appropriate location in order to meet this community need.

Given National Recreation and Park Association standards that call for a nine-hole golf course for every 25,000 residents, demand for at least one golf course is assured. Though there has been interest in developing a golf course for many years, the lack of start-up financing has prevented site acquisition.

Since the golf course will serve both future and present residents, the City could consider phased development of a city park that would include a golf course along with other recreation facilities. Provision of such a community-wide facility will improve the existing park acreage (see Policy 4.1-k); future development could be required to pay a fair share of expansion and improvements, subject to the maximum permitted by State law.

- 4.1-s Prepare and adopt a Parks, Recreation, and Open Space Master Plan.

Development of this Master Plan shall include analysis of the community value and desire regarding the present 50/50 split between neighborhood-serving city and community parks including recreational uses and purposes of each. The Master Plan should also specify in greater detail park improvement standards and costs estimates, a facility prioritization plan, and a financing and acquisition schedule.

The Parks Master Plan, approved in 1995, changed the equal split between Neighborhood-Serving City Park (including neighborhood school parks) and Community Park acreage to a two-thirds/one-third split (3.0 and 1.5 acres per 1,000 residents, respectfully).

4.1- t Examine the cost of ongoing maintenance of new neighborhood-serving city parks and explore alternative funding mechanisms to support their maintenance.

4.1-u Expand the involvement and opportunities of the Community Services Commission to facilitate the development and implementation of a Parks and Recreation Master Plan.

Placing a higher emphasis of the Community Services Commission into the park planning process can enhance citizen participation in the Parks Master Plan development and underscore the importance of the full range of park and recreation functions for the city.

The Parks Master Plan was adopted in 1995 and reviewed in 2003.

4.1- v Develop the Turlock Public Greenway System around the perimeter and throughout the community. The Public Greenway System consists of pathways for pedestrians and bicyclists separate from vehicular traffic lanes. Dual use by bicyclists and pedestrians is generally encouraged. A pathway of the public greenway system is usually located within or adjacent to a canal, railroad, or public street right-of-ways. A pathway may travel through parks or open space "greenbelt" properties. In most cases, a pathway should be landscaped or travel through an open space greenbelt (greenway) but sometimes a pathway may not be landscaped or abut open space (bike path).

A greenway typically includes formal (urban/man-made) or informal (natural) landscaping that varies from a few feet up to 100 feet in width. The abutting landscaping and/or open space could exceed 100 feet if the bike path travels through a park or open space greenbelt. A paseo is a greenway located along a public street with generous formal landscaping and is generally developed as part of an area wide plan to be an integral non-motorized linkage within a neighborhood.

In cooperation with the Turlock Irrigation District and Union Pacific Railroad, develop a linear recreation corridor in the irrigation canal right-of-ways and other TID facilities as appropriate and railroad right-of-ways.

Joggers and bicyclists are already informally using the canal right-of-way. Formal recognition will permit improvements, such as removal of stray structures that presently block paths in some places. TID has expressed its willingness to work with the City in this undertaking.

A portion of the canal right-of-way in front of Turlock High School has been completed as a bike path/greenway, known as the Joe Gallison Memorial Parkway. A portion of the canal right-of-way adjacent to Taylor Road between Magnolia Drive and Colorado Avenue has also been developed as a greenway. A greenway is located along Walnut Road between Monte Vista Avenue and Christoffersen Parkway and within the interior of the CSUS campus. A bike path/greenway is located on the east side of Crowell Elementary School. In 2003, the installation of paseos and other greenways started in the North Turlock Master Plan area

Turlock General Plan

4.1- w Continue joint school park usage agreement with the Turlock School District.

4.1- x Consider establishment of regional parks in cooperation with Stanislaus County.

The County's Conservation/Open Space Element calls for provision of regional parks in areas where growth is anticipated.

4.1- y Ensure that adequate funds are available for maintenance of facilities.

If necessary, consider the establishment of a citywide maintenance district.

4.1- z Coordinate park planning and improvements with facilities for pedestrian and bicycle travel.

See Section 5.4, Transportation Element.

4.1- aa Support the efforts of the Community Services Commission and other city-associated recreation organizations to fund and develop new joint-use recreation facilities.

Through coordinated efforts with other recreation groups, including the Turlock Youth Soccer Association and the Turlock Little League, the city can expand opportunities for new recreational facilities.

BICYCLE AND PEDESTRIAN CIRCULATION

Guiding Policies

5.4-a Promote walking and bike riding for transportation and recreation.

5.4-b Recognize and meet the mobility needs of persons confined to wheelchairs.

The Americans with Disabilities Act (ADA) establishes requirements for accommodating disabled persons.

5.4-c Provide safe and direct pedestrian routes and bikeways between places.

Implementing Policies

5.4-d Implement land use policies designed to create a pattern of activity that makes it easy to shop, play, visit friends, and conduct personal business without driving.

The neighborhoods described in the Land Use and City Design elements are designed to promote non-motorized transportation and to make it easy for those people who don't drive to be independent.

Turlock General Plan

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- 5.4-e Identify possible funding sources, to make improvements necessary to implement the Bikeways plan depicted in Figure 5-2.

While the City has adopted a Master Bikeway Plan, an implementation program that includes priorities and a schedule needs to be established.

The City of Turlock adopted the Air Quality Trust Fund (TMC 3-9-700ART) in 1993 which new development to pay a fee that would assist the funding of local projects that can contribute to the enhancement of air quality.

- 5.4-f Continue to designate a portion of the City's annual street construction and improvement fund for financing bikeway design and construction.
- 5.4-g Include requirements in the City TSM Ordinance for provision of bike-storage and other support facilities at employment sites and public facilities as a condition of project approval.

Due to changes in state law, the City has not adopted a TSM ordinance.

- 5.4-h Establish a program to encourage bicycle use among City employees.

Bike storage facilities and shower and locker rooms should be provided where feasible.

- 5.4-i Ensure that planting plans for street trees take into consideration shade and comfort for pedestrians and bicyclists.

Particular attention should be paid to places frequented by pedestrians, such as Main Street and other areas in Downtown and the Civic Center. Detailed measures relating to street trees are prescribed in Policy 7.4-e.

- 5.4-j Provide safe bicycle access to Pedretti Park.

- 5.4-k Install and maintain bike storage facilities at principal bicycle trip ends including Downtown, CSUS, major employers, and higher density residential projects.

- 5.4-l Continue working with the Turlock School District to ensure that school district attendance areas are drawn so as to minimize crossings of expressways and major arterial streets.

- 5.4-m Provide safe bicycle access to and parking facilities at all community parks.

Section 4

Analysis of Demand

4.1 Park Master Plan Methodology

Taking steps to provide parks and recreational opportunities for the residents of a growing community have been around since the founding of Turlock in 1871. Thanks to the vision of many past and present individuals lands were acquired, parks were developed, and recreation programs were established to offer all of us leisure, health and recreation benefits that today are an important part of our quality of life.

"We are extremely pleased to know that Turlock is considering more parks. They are necessary for a city as it grows. They are especially important for teenagers." 160

However, as part of the preparation of the 1992 Turlock General Plan it was recognized that a formal master plan and implementing program is necessary to determine additional community recreational needs and to integrate these into the park and open space system in a manner that best preserves our unique environment and culture. An implementing policy adopted as part of the 1992 Turlock General Plan formally established the directive of the City Council to prepare this Parks Master Plan.

"Thanks for wanting more parks! We love them as a family!" 300

To guide this planning program, the Turlock City Council appointed a Parks Master Plan Steering Committee. This steering committee was composed of representatives from the Community Services Commission, the Planning Commission, city staff, and the general public. Four objectives guided the planning and design process of this Plan:

1. Analyze the existing park and open space recreational facilities that serve the existing population and what will be needed to serve the population expected by year 2012.
2. Seek input from as many affected user groups as feasible to develop a plan that truly reflects community values and resident's desires.
3. Identify new park and open space recreational facilities and uses consistent with these values along with a clearly understood implementation program which includes preliminary cost estimates and a prioritized plan.

"We need more parks in the northeast side of town." 307

"There should be a park North of Monte Vista and East of North Olive." 308

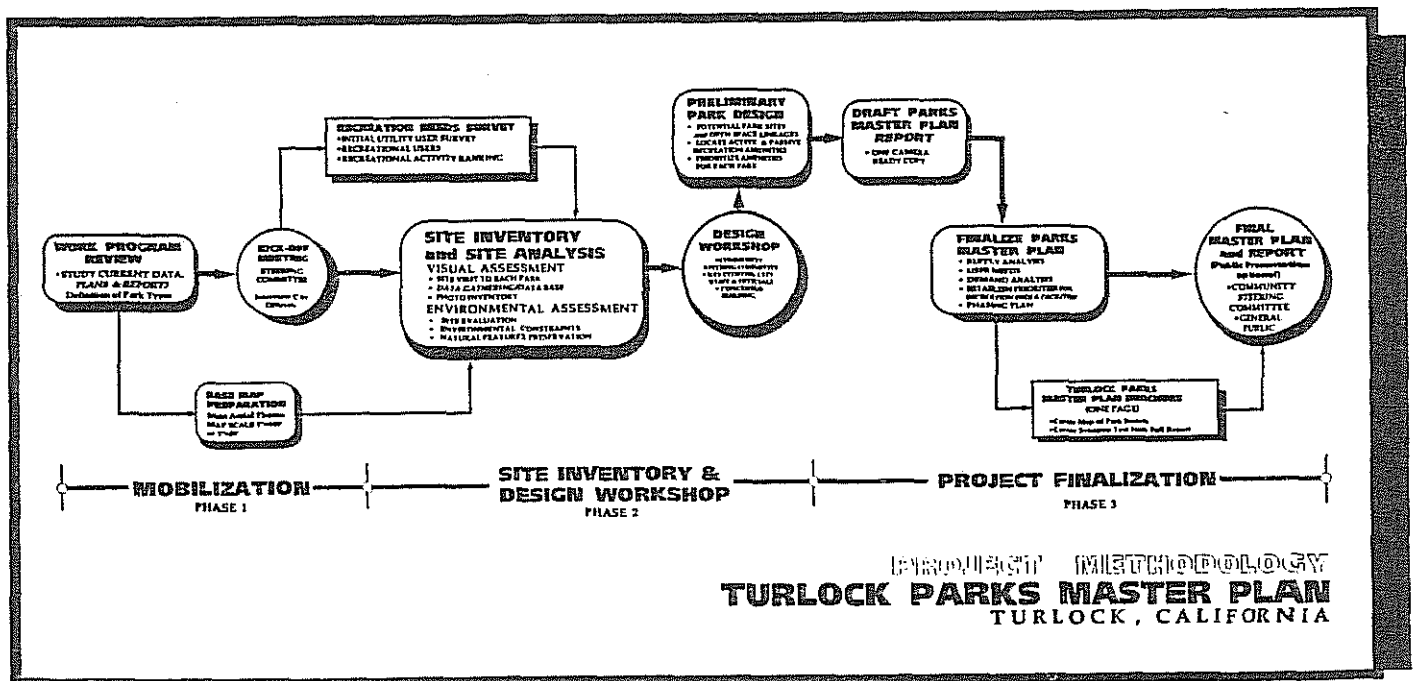
- Identify a range of appropriate alternatives for financing park and open space land acquisition, capital improvements and operations and maintenance.

"I think you should built a park for the constituencies that use them the most. We would like to see more bike paths not just on-street bike lanes." 290

"Have more recreation for teenagers and ages 5 thru 12. Have a roller rink, miniature golf course, another swimming pool on the North side of town. More small neighborhood parks." 18

The Planning Methodology flow chart shown below illustrates the three-phased approach that was followed in developing the Parks Master Plan. In Phase 1, existing data was collected on all existing parks as well as a close analysis of existing General Plan policies and land use patterns that helped form the new Parks Master Plan Map which identifies existing and future parks locations as well as potential sites for new private or public open space and recreation facilities identified in this Plan. The formal public involvement program was enacted in Phase 2 with three recreational user surveys and a week long design workshop. The design workshops were conducted in conjunction with key community leaders and decision makers and were intended to provide a public arena for citizens to express their ideas and define their needs. The final phase consists of public response to the draft Parks Master Plan and recommendations of the Turlock Planning Commission and Community Services Commission. This phase was concluded with formal adoption of a final Plan by the City Council in July of 1995. The Parks Master Plan was reviewed and amended in 2003.

FIGURE 4-1



THE TURLOCK PARK & RECREATIONAL PLANNING PROCESS

4.2 Park Land Standards

The National Recreation and Park Association (NRPA) has established standards which have been recognized by communities throughout the nation as minimum guidelines for addressing acreage of parkland per a given population (usually expressed as acres/1000 population). The national standards are meant to be a planning tool, recognizing that what works for some cities may not work in others. These standards assist recreational planners in determining the appropriate facilities based on overall population of the city for each major recreational activity.

In addition to the NRPA recreation standards, the 1992 Turlock General Plan (reviewed and amended in 2002 and 2003) sets forth local standards based on the acreage of parklands that existed in 2000. This local standard calls for 4.5 acres/1000 population, with 1.5 acres of community parks per 1000 population and 3.0 acres of neighborhood-serving city parks (includes school parks) per 1000 population. In that Plan, park size was set at 3 to 8 acres for neighborhood-serving city park and 18 acres or larger for community park.

The buildout population of Turlock is projected to be 85,190 residents by 2013. The future park needs at buildout by park type, as estimated by the 1992 General Plan (reviewed and amended in 2002 and 2003), are shown below on Table 4-A. A recommendation to revise these estimates is discussed in Section 7 and 8 of this Master Plan.

**TABLE 4-A
FUTURE PARK LAND NEEDS FOR BUILDOUT POPULATION,
(updated in 2003)**

	Neighborhood Serving City Parks (includes school parks)	Community Parks
Future Park Need at 3.0 acres/1,000 residents for each Neighborhood-Serving City Parks and 1.5 acres/1,000 for Community Parks	256	128
Existing (2002) Acreage	170	130
Net Acres Needed	86	0
Acreage Proposed (based on typical park size)	85	35

Note: Park acreage excludes proposed municipal golf course, linear recreation facilities along the canal right-of-way, and other greenways.

Source: City of Turlock Parks Master Plan, 1995 (updated 2003)

"We need more recreational opportunities here. Modesto may be a mess to drive in, but they have some beautiful and well planned parks. We really need a park in every planned neighborhood. Why are we always playing catch-up? This should be a priority to help stave off future problems with our youth." 2

"The physical beauty of this town and its parks is nowhere to be found...The parks in this town are a sorry situation. I come from the East where a town this size would have at least four parks with plenty of trees and playground equipment for kids. Donnelly Park playground equipment is pitiful for a park that size. Donnelly needs trees around the playground area so parents won't fry in the summer while keeping an eye on their children....." 43

"Visiting grandchildren who come for summer and winter vacations use park for picnics and play area at Donnelly Park. We need a park at the north end of town north of Monte Vista on east side." 126

In 2002, park acreage was 299 acres which includes school playfields that are utilized by the city as an extension of city parklands. More details of future park needs are discussed in **Section 8 – Parks Master Plan Diagram**.

The NRPA Standards and Facilities Needs Table, shown below, analyzes our existing recreation facilities inventory against the NRPA standards for specific sports and special use facilities. The demand for additional facilities today, and at a build-out population of 85,190, is shown.

TABLE 4-B
NRPA STANDARDS AND FACILITIES NEED TABLE (updated in 2002)
 (National Recreation and Park Association)

RECREATIONAL ACTIVITY	EX FACILITIES AVAILABLE IN TURLOCK (QUANTITY)	NRPA STANDARD POPULATION RATIO: UNITS PER 1000 a	FACILITIES NEEDED FOR 59,376 People by 2002	FACILITIES NEEDED FOR 85,190 People by 2013 b	CURRENT FACILITY DEMAND (Additional)	BUILDOUT FACILITIES DEMAND (Additional) c
Baseball d	12	1 Field/5000	12	17	0	5
Little League Baseball	4	1 Field/5000	12	17	8	13
Softball e	16	1 Field/3000	20	28	4	12
Basketball (full court-indoor/outdoor)	54	1 Court/5000	12	17	(42)	(37)
Field Games/Open Play Area (Soccer, Field Hockey, Lacrosse, Football)	26	1 Field/4000	15	21	(11)	(5)
Golf –9 Hole	0	1 Crse/25000	2	3	2	3
Golf –18 Hole	0	1 Crse/50000	1	1.5	1	1
Golf –Driving Range	1	1 Rng/50000	1	1.5	1	2
Horseshoes	11	1 Court/2000	30	43	19	32
Indoor Skate Rink (Roller Blade, Ice Hockey, etc.)		1 Indoor Rink/100000	0.5	1	1	1
Jogging/Walking Trails	3	1 Mile/4000	15 Miles	21 Miles	12	18
Meeting Rooms	6	1 Room/7500	8	11	2	5
Multi-Use Rec. Center	2	1 Cntr/30000	2	3	0	1
Picnic Tables	193	1 Table/300	198	280	5	87
Playground	24	1 Pgrnd/2000	30	43	6	19
Soccer	12	1 Fld/10000	6	9	(6)	(3)
Swimming	3	1 Pool/20000	3	4	0	1 f
Tennis	17	1 Court/2000	30	43	13	16
Volleyball	15	1 Court/5000	12	17	(3)	2

a Based on 1994 NRPA standards

b Buildout Population Estimate from City of Turlock, 2002.

c In Addition to those existing 2002.

d Includes eight informal fields with hooded backstops on school sites and formal fields on high school sites.

e Includes eight informal fields with hooded back stops on school sites and formal fields at Pedretti, Turlock Regional Sports Complex, and Turlock High School

f Local standard calls for one olympic size pool

Source: City of Turlock, 2002, see Tables 3.2 and 3.3

4.3 Parks and Recreation User Survey

Five different survey methods were employed in order to gain a deeper understanding of the present and future needs and desires of the citizens of Turlock. Three of these utilized structured questionnaires to elicit information and the fourth and fifth used more open dialogue, one in a one-on-one interview format and the other in an open public forum format. Each survey method was aimed at a particular audience and type of information. The full text of the survey instruments along with detailed analysis tables are included in Appendix Report A-2.


"The canal walkway from Berkeley to Daubenberger needs attention. We were told you would replant trees and bushes. We really miss them. Many people use the canal daily probably more than those who use a park." 303

General Adult Survey

The first survey was conducted through a questionnaire developed by city staff and placed in each household utility bill mailed out by the city in February, 1994. Approximately 1,425 responses were completed and returned to the city for analysis. Respondents were asked about their use of existing parks, the frequency of use and why they chose to use a specific facility. Other questions offered opportunities to list amenities the respondents wanted to see in the planning and design of new parks.

"A large community park would be nice if funds are available without extra taxation to keep it clean and beautiful. Otherwise we can be content with small parks near each subdivision." 285

Respondents ranged from 17 years of age to over 65, with most represented being in the 25 - 50 year old age range. A little over half of the respondents had one or more children under 18 years of age in the household. Residents living in the northwest quadrant of the city responded with the highest number of questionnaires. The fewest responses were from residents from the southwest quadrant of the city.


CITY OF TURLOCK
 900 North Palm Avenue, Turlock, California 95380

THE CITY OF TURLOCK PARKS MASTER PLAN SURVEY

The City of Turlock is developing a Parks Master Plan and would appreciate your comments, ideas, suggestions, etc. on developing park uses within the City.

The City of Turlock Community Development Services wishes to express its appreciation in advance for your participation in this survey. Please consider each question carefully, and note the occasional ranking requests. The ranking system is most important, as this allows the City to prioritize the development of parks.

1. In which area of Turlock do you live?

NW <i>General Drive</i>	NE
SW	SE

NE quadrant
 NW quadrant
 SE quadrant
 SW quadrant

2. Does your family use a park nearest your residence?
 Yes No

3. If your family does not use the park nearest to your home, what city park do you frequent the most? _____
 Why?
 a. _____ location e. _____ lights
 b. _____ amenities f. _____ atmosphere
 c. _____ size g. _____ other _____
 d. _____ trees

4. Please rank the 13 amenities as a 1, 2, or 3 with 1) very important, 2) average importance, or 3) not of importance:

a. _____ Barbecue/Picnic Area	d. _____ 36-50
b. _____ Basketball Courts	e. _____ 51-64
c. _____ Bike Paths	f. _____ 65+
d. _____ Children's Play Area	
e. _____ Horseshoe Pits	
f. _____ Lighted Sports Facilities	
g. _____ Physical Fitness Course	
h. _____ Restrooms	
i. _____ Sports Fields	
j. _____ Swimming Pool	
k. _____ Tennis Courts	
l. _____ Volleyball Courts	

m. _____ Wading Pool
 n. _____ Open Space
 o. _____ Other _____

5. Which age group should the City focus their financial resources toward for park development. (Rank 1-5)

preschool (ages 1-4)
 children (ages 5-12)
 teens (ages 13-18)
 adults
 seniors

6. What **SIZE** park would the City build in the future?

micro park (less than 2 acres, similar to Broadway Park)
 neighborhood park (2-10 acres, similar to Crane Park)
 community park (11-40 acres, similar to Dornelly Park)

7. Should City parks be lighted for night use? Yes No
 If yes, what type of lighting would be appropriate?

a. _____ ground lighting
 b. _____ security lighting
 c. _____ court/field lighting

8. The park nearest your home is within:

a. _____ 1/4 mile c. _____ 1 mile
 b. _____ 1/2 mile d. _____ more than 1 mile

9. What is your age group?

a. _____ 1-17 d. _____ 36-50
 b. _____ 18-24 e. _____ 51-64
 c. _____ 25-35 f. _____ 65+

10. How many children under the age of 18 live in your household?

a. _____ None d. _____ Three
 b. _____ One e. _____ Four
 c. _____ Two f. _____ Five or More

11. Additional comments: _____

FIGURE 4-2 PARKS MASTER PLAN SURVEY

"Turlock has spent enough on parks now. We don't need any more expenses put on us and there are enough parks now for everybody." 24

What Park Do You Use?: Crane Park was cited as the most frequently used park (43% of all respondents) and Donnelly Park ranked as the second most utilized park (26%).

Reasons For Frequenting Park:

In response to which park features influence a person's decision to use an existing park, "trees" and "atmosphere" were the two most mentioned reasons followed by "amenities" and "location." One hundred and thirty-four additional elements and reasons were listed by respondents in "other reasons"

**Question 3
Reasons For Frequenting Park**

<u>Feature</u>	<u>Percentage</u>
Trees	23%
Atmosphere	20%
Amenities	19%
Locations	18%
Size	14%
Lights	6%
Other (not included)	

"Need sports facilities geared to give teenagers somewhere constructive to go." 231

"Need a municipal golf course." 3

Which Age Group Should City Focus Its Parks Development Resources Towards: When asked about directing the resources for future parks, most thought that planning for young children (ages 5-12) should be the primary focus of new park development followed by preschool children, teens, adults, and older adults in that order.

"Do small neighborhood parks. No more large parks. Should focus on strip parks such as along Canal Drive, creating walking and biking areas." 269

New Park Size: In response to the desired size of new parks, respondents soundly preferred neighborhood park (2-10 acres) over large community parks or small micro parks by a margin of 2 to 1. This contrasts with the existing city standard of 50/50 mix for new park development.

**Question 6
Desired Future Park Size**

<u>Park Size</u>	<u>Percentage</u>
Community Park (11-40 ac.)	27%
Neighborhood Park (2-10 ac.)	64%
Micro Park	9%

"Clean up restrooms at the already-existing parks. They are filthy for children or anyone to use. Provide for the basic needs!!" 234

Importance of Park Amenities: When asked about what amenities are considered most and least important, responses within three general areas were identified. Restrooms, children's play areas, open space and barbecue/picnic grounds received the greatest level of support in that same order. The next general area of interest included a group of active sports facilities led by lighted facilities, bike paths, sports fields, volleyball and tennis courts, and finally, basketball courts. Near the bottom of the list receiving minimal support were physical fitness courses, wading and swimming pools, and horseshoe pits. In the "other" category, water features, group facilities, safety, maintenance, pedestrian/bicycle lanes, and shade trees were listed as desirable features for new parks.

Question 4
Importance of Park Amenities

<u>Amenity</u>	<u>Ranking*</u>
Restrooms	2.83
Children's Play Area	2.8
Open Space	2.76
Barbecue/Picnic Areas	2.64
Lighted Sports Facilities	2.43
Bike Paths	2.4
Sports Fields	2.36
Volleyball Courts	2.26
Tennis Courts	2.27
Basketball Courts	2.2
Physical Fitness Course	2.14
Wading Pool	2.04
Swimming Pool	2.04
Horseshoe Pits	1.98

*3= Very Important
2= Moderately Important
1= Not of Importance

Lighting of Parks: In a follow-up question, respondents were asked if city parks should be lighted for night use. By an 8 to 1 margin, people agreed that parks should be lighted for night use with over one-half of the respondents favoring security type lighting over court/field or ground lighting. Security lighting is generally installed in parks as general purpose lighting on tall masts, similar to street lights. Besides increasing security, the specific style of light fixtures utilized can contribute to the overall visual attractiveness of a park. This is a feature that can be added to existing parks as well as designed into new parks.

Question 7
Appropriate Park Lighting

<u>Lighting Type</u>	<u>Percentage</u>
Security Lighting	55%
Court/field Lighting	29%
Ground Lighting	14%


"Need a place for the teens to go. A place to skate might be beneficial. Also, tennis and volleyball courts. Perhaps a place to play roller blade hockey."
292

Youth Survey

"I think enhancing Sunnyview Park would be a great idea. There are many people living very close to it and if it were a nicer environment i.e., bigger trees and better play equipment, it might lessen the weekend crowds at Crane Park." 81

In the second survey, students from the local schools were given an opportunity to express their park use experiences and generate ideas for future parks and recreation activities. First, in late May of 1994, 135 elementary students from third, fourth, and fifth grade classes at Brown, Wakefield, and Crowell Elementary Schools were asked to complete a youth survey questionnaire. Next, 87 junior high students (ages 13-14) from University Junior High School participated in the survey process. Finally, in mid-June 147 students (ages 16-18) from Turlock High School completed the youth survey questionnaire. The responses were tabulated by general grade level and analyzed for major issues, ideas and trends. A complete analysis with full tables is provided in Appendix Report A-2.

Turlock Parks Master Plan YOUTH RECREATIONAL USER SURVEY SPRING 1994



This survey will be used to determine and plan for recreational amenities in the Turlock Parks System. So let us know what you do in the parks currently and what you would like to do if the recreational or play facilities were available. Please check the following boxes that pertain to your situation or preference. Thank you for your help.


How old are you? Grade in School?
 girl boy

1. How often did you visit a city park in the last year?
 almost every day
 about once a week
 about once a month
 only a few times last year
 once last year
 never

2. How far was this park from your home?
 less than one block
 1 to 2 blocks
 2 to 3 blocks
 4 to 5 blocks
 too far to walk

3. When you visited a park, who did you go with: (mark all that apply)
 parent or other adult
 brother or sister
 friends
 alone

4. How did you get to the park? (mark all that apply)
 automobile
 bike
 skate
 walk or run



TURLOCK PARKS MASTER PLAN-YOUTH RECREATIONAL USER SURVEY.....PAGE 1

The activities of junior high and high school students differed in many ways from 5th graders and elementary school students in their responses, as might be expected. High school students in grades 10, 11 and 12 visited parks the least and almost half went there with friends. High school students were less likely to use a bike or skates to get to a park than all other age children. There were equal percentages of those who arrived by automobile or walking.

High school students most often "hung out and talked" when visiting a park, followed by picnics, organized sports, taking a walk, playing catch, playground activity and hard-surface games. Jr. High aged students visited the parks most often for organized sports, followed by hanging out and talking, picnics, catching and throwing, playground activities, walking and hard-surface games.

FIGURE 4-3
SAMPLE PAGE OF YOUTH SURVEY

Fifth graders and Elementary school students visit the park more often with adults and siblings, but also with friends. The elementary school children are the most likely to arrive by walking or bike.

The activities of 5th graders and elementary school children favor playground activities by a wide margin, followed by organized sports and catching and throwing for the 5th graders. Based on the responses received, elementary school children do not participate in organized sports near as often as those in 5th grade and junior high, but they do have picnics and “hang out and talk” almost as often as the older youth so indicated. Higher skilled activities such as hard-surface games, kite flying and passive activities such as sun bathing were low of the list of activities experienced by 5th graders and elementary students.

What Should New Parks Provide?: When asked what they wanted in new parks, several trends emerged. Younger students wanted playgrounds while older students wanted more organized sports areas. All ages agreed on water fountains and food concessions as being high on the list of desired amenities. A diminishing interest in water areas occur as children get older but a rising interest in active sports such as sand volleyball and ice skating rinks, bike trails and skate paths increases with age. A desire for fort building materials diminished with age while an interest in places to hang out and talk increased. Many amenities such as hard surfaces for games showed moderate interest by youth of all ages.

“When our family gets together, we head for the park. Crane has something for everyone. My grandchildren look forward to eating breakfast in the park. Some larger parks (in big cities) have large enclosures for dogs. You can put your dog in the area, to romp and frolic with other dogs.....” 59

“...It would be nice to have a covered patio for social dances and club dances and possibly an exhibit center.” 93

“Bathrooms need to be nice. The ones at Crane Park are disgusting to take a toddler or preschooler to and they are the one who can't hold it till you get home.” 256

Question 6

What Facilities Should Be In New Parks

Top Ten-ranked Facilities Desired in New Parks by Age Group

	<u>Young Elementary</u>	<u>Older Elementary</u>	<u>Junior High Students</u>	<u>High School Students</u>
1.	Water Fountains	Playground Eqpmt.	Water Fountains	Water Fountains
2.	Food Concessions	Organized Sports	Food Concessions	Organized Sports
3.	Playground Eqpmt.	Water Areas	Organized Sports	Food Concessions
4.	Water Areas	Food Concessions	Hard Surface Areas	Picnic Areas
5.	Lots of Trees	Bicycle Paths	Lots of Trees	Lots of Trees
6.	Picnic Areas	Parent Sitting Areas	Ice Skating Rink	Hard Surface Area
7.	Walking Areas	Picnic Areas	Sand Volleyball	Water Areas
8.	Sand Volleyball	Ice Skating Rink	Bicycle Paths	Walking Areas
9.	Ice Skating Rink	Sand Volleyball	Places to Hang Out	Stage/Amphitheater
10.	Bicycle Paths	Open Lawn Areas	Open Lawn Areas	Places to Hang Out

"The park restrooms are in terrible condition. They must be maintained in order to provide a sanitary environment. This should be a priority." 247

"We need some focus on our teens and their boredom in Turlock. Less crime if they have somewhere free to go to entertain themselves." 299

"Perhaps some RV parking type parks." 20

"Place tennis courts and running trail at Bristol Park." 92

"Please take a look at what Oakdale has done to their community park. It has wonderful playground equipment. Children love to go through the maze, climb, swing, etc." 272

"We need more sports fields, soccer, baseball, etc." 296

When asked about specific playground equipment, there are also clear trends in the types of amenities desired by the different aged students. Small children prefer climbing ropes and ladders, slides, merry-go-rounds and swings. Fifth graders wanted slides, horizontal bars, balance beams and merry-go-rounds, respectively. Junior high students and high school students wanted slides, swings, tire swings, climbing structures and merry-go-rounds. All ages were in agreement that water slides, jumping, diving and swimming pools were high priorities in the development of water sports areas. Younger students thought water cannons and water jets would be fun. All ages expressed some support for duck ponds and fishing ponds, although always after active water activities.

Many of the amenities desired by Turlock youth would require development of new recreational facilities at a cost to the City. In regards to a preferred type of major recreational facility, a water park or family aquatics center garnered the highest single vote. These types of major sports facilities could be developed by a private developer or through a public-private partnership with the potential to be financially self-sustaining or even profit centers. The youth survey went further and queried the respondent if they would be willing to spend their own money in order to attend the new facilities they indicated a desire for. While the elementary-aged children were fairly mixed on their response, the older youth soundly supported this challenge. Sixty-six percent of the junior high-aged students responding indicated that they would be willing to spend more money to attend such a facility with seventy percent of the high school-aged students who answered indicating their willingness to pay.

Question 8		
Willingness to Pay For New Recreation Facilities		
<u>Age Group</u>	<u>Yes</u>	<u>No</u>
8-10 years	51%	46%
11-12 years	43%	48%
Jr. High age	66%	34%
High Sch. age	70%	26%

On-Site Interview with Park Users

In addition to the formal surveys, students from University of California at Davis assisted the city in gathering more information by conducting personal interviews with park users. On the Memorial Day holiday, May 31, 1994, visitors at Donnelly Park were asked to comment on park and recreation amenities they felt Turlock needed. To conduct these interviews a series of pictorial plates were developed illustrating park and open space facilities or amenities in other cities (example shown below). All of the pictorial plates are reproduced in Appendix Report A-2. Each plate represented a particular recreation or park theme and contained up to eight pictures portraying actual examples of that thematic element from other urban parks. These images provided a range of choices for the viewer and served as a tangible illustration of what a particular recreational facility or element might look like. From these images respondents could judge the appropriate level of development and forms to match their personal conception of what it meant to recreate in Turlock.

"Promote sports/recreation for life!" 289

"I would like to see parks with a children's theme or small zoo. Something that's more family oriented." 279

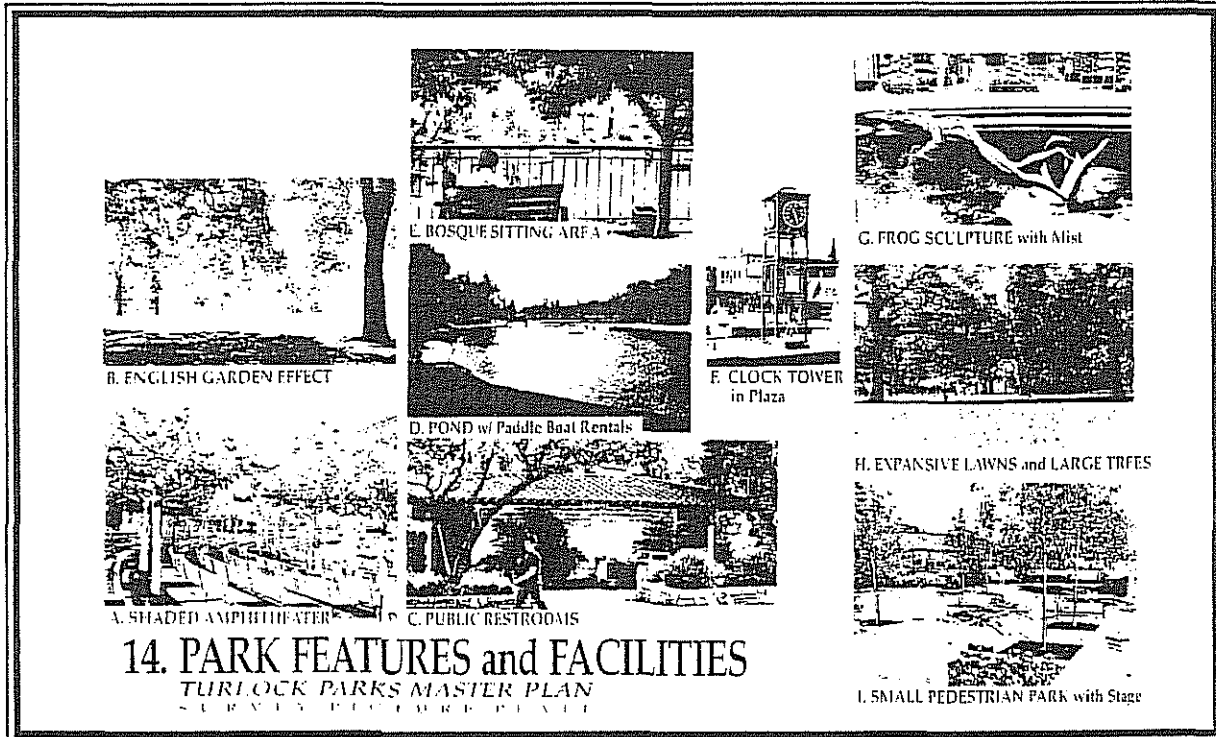


FIGURE 4-4 TYPICAL PICTORIAL PLATE USED WITH ON-SITE INTERVIEWS (see Appendix Report for full set of Pictorial Plates)

"Build a preschoolers playground, playground for 5-12 year olds, skate-board ramps, etc. for teens, picnic pavilion for seniors and adults, make a Big Bear Park scheme or something better yet, a Camelot Park somewhere on the outskirts of town.

This approach followed the wisdom that someone might not be able to talk about what they wanted, but could recognize it when they saw it.

Approximately 38 people were contacted during the afternoon with only one family refusing to review the images, due to a language barrier. Twelve thematic groups of images were used and some elicited clear consensus from the viewers. For example, the two sheets concerning water playground equipment and family aquatic centers received the most enthusiastic and consistent support from respondents.

Amenities in such a facility could include:

- double water slides
- shallow water play areas
- outdoor swimming pools
- wave machine
- water spray guns

...We need safe bike trails but yet, kids like to utilize their mountain bikes, but there are no supervised hills to go on. Kids like to race bikes and jump hills, etc. Let's try to provide these things.

While the numbers of respondents in this face-to-face interview was rather small, there is no doubt that when this group was shown graphic illustrations of different amenities, outdoor water activity parks ranked as their highest priority in desired amenities.

.....Let's build a special graffiti park so the youth can utilize their artistic talents in a positive way. Under supervision. Kids need structure and fun. Kids need safe hangout. Opening amusement parks will provide jobs for teens." 243

Additional elements that received high consensus ratings included:

- perennial flower gardens
- water fountains
- ornamental shrubs and shade trees
- theme playgrounds and contemporary wooden climbing structures
- adventure/miniature golf courses
- public golf courses
- free-skating ice rink
- picnic shade structures
- equestrian trails
- mist spray fountains
- shaded walkways
- gazebo/bandstands

"A facility should be built that would incorporate a little league baseball complex. Turlock should ashamed of its current facilities." 219

Public Workshops

Over a period of one week in January, 1994 four public workshops were held, one in each quadrant of the city, to allow residents to gather and discuss their ideas and interests in the development of parks and open space in Turlock. Although attendance was not overwhelming, some very articulate descriptions of the needs and opportunities in new parks, as well as changes to the old ones, were expressed by individuals and in many cases openly discussed. At times the discussions became philosophical, emphasizing sustainable development, preservation of farm land and the local economy. Several times these meetings evolved into a community-wide brain storming session where someone would mention a problem or need and city planners, consultants and members of the audience would work together suggesting solutions or strategies that might achieve the desired results. Comments from these meetings general to the city's recreation strategies have been incorporated into the proposed objectives and policies (Section 7). The specific requests or recommendations for existing park facility upgrades have been added in this section identified by specific park location.

"We need a park like 'Dennis the Menace Park' in Monterey. Check it out." 198

"Please consider larger concepts. See Ashland, Oregon or Portland, Oregon for great parks. Don't piddle around with drainage parks and corner lots. Look at walking/hiking paths, lake and fountains and wildlife (habitat)." 175

Park Master Plan Steering Committee

The Parks Master Plan Steering Committee played an important role in the solicitation and review of public participation involved in the Plan preparation. The Committee not only discussed among themselves their views of future parks and recreation needs for the community, but also reviewed the results of the various surveys and information collected during public workshops. The Committee members also assisted in the final ranking of the new park and recreation priorities for the city which was compiled in a summary list based on the total public input program.

"I would like to see more neighborhood parks built in Turlock with amenities appropriate for all age groups." 137

"A small lake is very ideal for fishing in the midst of a park!!" 111

4.4 Existing Facilities Demand

As noted previously, Public Design Workshops were held between January 12 – 18, 1994 to solicit public input regarding ideas and desires for new park facilities throughout Turlock. Many of the residents attending directed their comments towards specific amenities or features desired by residents within existing city parks. These desired amenities have been listed herein by specific park location. Comments in “script font” provide a status report regarding the desired amenities or features.

Community Parks

DONNELLY PARK: largest community park - 38.7 acres

1. Redevelop playground: Add playground equipment and safety surfacing (completed)
2. Spray pool with water play pieces
3. Ornamental fence around playground and benches (completed)
4. Develop an interior walk system: sidewalks 8' wide including a bridge over the lake.
5. Add sand volleyball courts
6. Horseshoe courts
7. Shade structures over some of picnic pads (completed)
8. Add two large picnic shelters (completed)
9. Create more edge condition
10. Upgrade benches
11. Sidewalk lights
12. Widen perimeter sidewalk

PEDRETTI PARK: community park/softball complex - 20.7 acres

1. More shade trees (completed)
2. Pave parking on west side of park
3. Upgrade drinking fountains (completed)
4. Upgrade playground equipment and add safety surfacing (completed)
5. Create fitness trail around perimeter of the park
6. Create shade structure near horseshoe pits
7. Add benches where necessary (completed)

Neighborhood Parks

BRISTOL PARK: a new neighborhood park - 4.0 acres

1. Provide shade structure or picnic shelter
2. Replace in park street lights with shorter pedestrian lights
3. Park identification sign (completed)

BROADWAY PARK: a neighborhood park - 1.8 acres

1. Add water play elements to existing wading pool (2003/2004)
2. Upgrade playground equipment and add safety surfacing (completed)
3. Relocate and replace benches (completed)
4. Buffer planting and mounds along northwest side of park
5. More trees (completed)
6. Perennial flower bed
7. Remodel restrooms

CENTRAL PARK: a small neighborhood park/ urban park/plaza of 0.5 acres (Includes the Chamber of Commerce)

1. Create small urban park/plaza (completed)
2. Upgrade benches and lights and add benches
3. Shade structure in the sitting area
4. Add sculpture or large art work to plaza
5. Add water feature or water fountain
6. Variety planter urns and annual flowers for plaza
7. 3' ft. hedge along southeast parking area to hide bumpers of parked cars
8. Renovate landscape and irrigation system (completed)
9. Paver Brick Memorials for Fund Raising

COLUMBIA PARK: a small community park/intensive neighborhood park

1. Reopen restrooms with proper management and maintenance practices
2. More benches in park
3. More picnic tables
4. Make improvements and additions to swimming pool
 - * spray pool - bubbler fountain
 - * water slide
 - * water cannons
 - * piping and valve play pieces
 - * water sport element (water basketball/water volleyball/ polo)
 - * water playground equipment (evaluated in 2002)
5. Concession stand/food service vendor within pool area (completed)

-
6. Create an outdoor terrace with tables and seats
 7. Develop more interior walkways (6' wide)
 8. Provide bike racks near bathhouse (completed)
 9. Picnic shelter(s) to accommodate 25 people (two completed)
 10. Improve Community Center building so it can be rented out and used for park programs and education classes
 11. Add new surfacing to basketball and tennis courts
 12. Make improvements to park with creation of flowering mounds
 13. Miscellaneous Needs:
 - * Telephone Booth
 - * Outdoor Garden
 - * Pergola
 - * Sculpture
 - * Benches
 - * Flowers and Perennials

CRANE PARK: a 7.7 acre neighborhood park/popular small community park

1. Reduce the number of picnic tables and pads by half
2. Develop interior walkways...8' wide (completed)
3. More benches along walkway...Add metal vs. wood
4. Add picnic pergolas/shade structures with vines
5. Revitalize Old Stone Fountain..plant flowers around fountain not in it.
6. Refurbish restrooms-make individual toilette rooms (completed)
7. Upgrade playground incorporates new play safety surfacing. (2003/2004)
8. Institute Graffiti Removal program (completed)
9. Resurface tennis court

DENAIR PARK: a small neighborhood park - 0.7 acres

1. Upgrade benches and litter receptacles to metal (completed)
2. Park identification sign (completed)
3. Add tables with seats (completed)
4. Develop flower display area (completed)
5. Install playground and equipment (completed)

G.A.R. (Grand Old Republic) PARK: a small neighborhood park 0.2 acres

1. Historic restoration and interpretative signs

GETTYSBURG PARK: a new neighborhood park - 5.0 acres

1. Create wetlands area in the detention pond
2. Park identification sign (completed)

**GREENWOOD PARK: a small neighborhood park
(neighborhood play area) 0.3 acres**

1. Provide shade structure or shelter for existing picnic table
2. Park identification sign
3. Add more trees

**CHRISTOFFERSEN PARK: an undeveloped neighborhood
park - 15.0 acres**

1. Create wetlands area in storm detention area and include wetlands plantings: trees and grasses
2. Interpretative trail, walkways and signage through wetlands
3. BMX bicycle course
4. School park relationship (completed)
5. Playground with safety surfacing (completed)
6. Benches and litter receptacles (completed)
7. Open free play areas (completed)
8. Half basketball court
9. Sand volleyball court
10. Interior concrete walks 6' wide
11. Amphitheater
12. Gazebo/bandstand
13. Pedestrian lights
14. Bike rack (completed)
15. Restrooms and drinking fountain (completed-fountain)
16. Horseshoe pits
17. Picnic tables and shade structure (completed-tables)
18. Drinking fountain (completed)
19. Two tennis courts
20. Landscaping and irrigation system (completed)

**SODERQUIST PARK: a neighborhood park 2.3 acres
(primarily a little league field)**

1. Pave parking area...curb and gutter
2. New park identification sign
3. Develop sidewalks and paving around bleachers (partially completed)
4. Banners
5. More trees (completed)
6. Benches and tables with seats near concession stand
7. Picnic shelters and picnic tables
8. Upgrade restrooms
9. Raised planting beds

**SUMMER FAIRE PARK: an undeveloped neighborhood park -
10.0 acres**

1. Create soccer practice fields (completed)
2. Develop practice softball and baseball fields
3. Playground with safety surfacing (completed)
4. Benches and litter receptacles (completed)
5. Open free play areas (completed)
6. Hard-surface play area
7. Sand volleyball courts
8. Interior walk system 6' wide (completed)
9. Small group picnic shelters 22' x 22'
10. Barbecues (completed)
11. Park identification sign
12. Spray pool with water play pieces
13. Shade structures/pergolas
13. Pedestrian Lights
14. Bike rack
15. Drinking fountain (completed)
16. Trees and irrigation (completed)
17. Major earth sculpturing: mounds and depressions (completed)
18. Perimeter parking (completed)

SUNNYVIEW PARK: large neighborhoods park 10.0 Acres

1. Provide parking in park or south of park in for 25 cars (completed)
2. Develop three multi-purpose play fields good for soccer, football and baseball (completed)
3. Improve and add to playground and include safety play surfacing (completed)
4. Create a walking trail around the perimeter of park and with the possibility of connection with city greenway system
5. Drinking fountain (completed)
6. Benches (completed)
7. Small picnic shelter with table and barbecue
8. More large shade trees (completed)

4.5 Future Special Facilities Demand

The following citywide recreation amenities and facilities are suggestions and proposals from Turlock residents that have evolved through public meetings, discussions, recreation user surveys and the design workshops. The order of placement is derived from a compilation of survey analysis and determinations as assigned by the Parks Master Plan Steering Committee.

1. ACQUIRE LANDS (Primarily Agricultural) SURROUNDING TURLOCK THROUGH CONSERVATION EASEMENTS AND LAND DONATIONS TO A NONPROFIT ORGANIZATION.

These lands surrounding Turlock should be obtained by conservation easement, purchase, donation, zoning density transfers and other reasonable methods of land acquisition. The City of Turlock needs to create a nonprofit land trust or park conservancy organization to plan, acquire and to receive private tax deductible donations of land and/or proceeds of a will or trust of its civic-minded citizens. This effort alone will substantially enlarge the open space and park lands of Turlock while at the same time create a buffer from adjoining developments and urban sprawl between Keyes/Ceres and Denair. In addition it would create acreage for a system of trails, paths and walkways around the entire perimeter of Turlock.

A private non-profit group established a Farmland Trust in June of 2000. The main objective is to protect Stanislaus County farmland by acquiring easements.

2. TURLOCK PUBLIC GREENWAY SYSTEM.

The Turlock Public Greenway system would be located along a canal, railroad, or public street right-of-way (including paseos), and may travel through a public park or the park conservancy or trust land (open space greenbelt property) and would allow a user to walk, skate or ride around the entire City of Turlock. The TPGS (Turlock Public Greenway System) would also connect to other trail connectors that would link Turlock with neighboring towns like Denair, Keyes, Hilmar, Delhi, Ballico, Modesto and Merced.

As of 2003, there is a 2,000 feet long separated bicycle and pedestrian pathway along Canal Drive between Colorado Avenue and Johnson Road. A 6,500 feet long pathway is located along Taylor Road between Magnolia Drive and Colorado Avenue. A 2,500 feet long pathway is located along Walnut Road between Monte Vista Avenue and Christoffersen Parkway. A 1,000 feet long pathway is

located on the east side of Crowell Elementary School. A greenway travels through the interior of the CSUS campus. In 2003, the installation of a pathway started in the North Turlock Master Plan area along Taylor Road between Tegner Road and Crowell Road, paseos, and other greenways.

3. DEVELOP FAMILY AQUATIC CENTER.

One of the potential profit centers of a complete parks and recreation system is the family aquatic center. This center could be developed as a partnership between private and public sector. The center could be jointly developed by the city providing the land and the developer building and managing the project and sharing the profits with the Community Activities and Services. These facilities would have water slides, water tube ride, shallow water play areas, water related play structures, water guns and other water-related elements, and possibly a wave machine. Related services within the aquatic park such as food concessions, tube rentals, lockers, sand volleyball, paddle tennis, tanning supplies and beach balls would complement the center.

4. MUNICIPAL GOLF COURSE and DRIVING RANGE.

An eighteen hole municipal golf course and driving range could add another potential for positive cash flow for the community. The golf course could be developed by Water and Sewer District and Clean Water Act bonds. The golf course could be watered from the spraying of treated effluent. There is a demand for a local public golf course as indicated in the recreation user survey.

5. SOCCER COMPLEX/LARGE SPORT FIELDS.

There is a need for a soccer complex of 10 to 12 soccer fields. This facility should be able to handle a wide variety of field sports such as football, field hockey, lacrosse, rugby etc. One or two fields should be lighted.

The Turlock Regional Sports Complex, completed in Fall of 2002, added eight soccer fields and two soccer/softball fields. The Turlock Regional Sports Complex is a new community park.

6. PUBLIC/PRIVATE RECREATION PROJECTS.

There are numerous opportunities of developing recreational projects that meet the needs of people in Turlock while at the same time producing a positive cash flow. Projects would involve a public/private agreement and might include adventure golf, miniature golf, family fun center, driving range, tennis club, gift shops, skate and bike rentals, ice skating rink, game arcade, public golf course, batting cages, restaurant on park grounds, water recreation area, aquatic and fitness center (natatorium), etc. This arrangement means the City would not have to increase staff for maintenance and upkeep. In many cases the facility can be turned over to the city to own and operate clear and free in a period of 15 to 25 years.

7. LITTLE LEAGUE COMPLEX.

A little league baseball complex is needed. Currently there are limited fields available and some are located with the adult fields. There is a need for a 5-field complex located within the city limits of Turlock.

8. MODIFY THE CURRENT PARK DEVELOPMENT STANDARDS TO PLACE A GREATER EMPHASIS ON NEIGHBORHOOD PARKS/NEIGHBORHOOD PLAY AREAS OVER COMMUNITY PARKS.

More neighborhood play areas should be developed like the size and scope of Greenwood Park (less than 20,000 sq. ft. and as small as 6000 sq. ft.) These parks should be built by developers or acquired by existing residents and maintained by a Landscape Maintenance District or a Property Owners' Association.

As recommended by the 1995 Parks Master Plan, the General Plan Review was amended to emphasize neighborhood-serving city parks over community parks. The standard was changed from a 50/50 ratio between neighborhood-serving city parks and community parks to a two-thirds/one-third ratio. Based on the 2000 census and parkland inventory, the standard increased to a total of 4.5 acres of parkland per 1,000 population with 3.0 acres per 1,000 population for neighborhood-serving city parks and 1.5 acres per 1,000 population for community parks.

9. ADDITIONAL MAINTENANCE/RECREATION STAFFING.

The Community Services Division (recreation) and Municipal Services Department (park maintenance) usually are pressed for providing services as the parkland is increased and the budgets reduced. With the proposed addition of facilities in this report there will be a need to increase recreation services and park maintenance staff. Some of the need will be in recreational programming, the expansion of recreation programs within the Police Services. There is also a need for an urban forester for the park trees and street trees as well as a horticulturist to set landscape maintenance schedule and identify and contain/check insect and plant diseases.

Recreation services staff increased from four in 1995 to seven in 2002. Park maintenance staff increased from eight in 1995 to eleven in 2002. The City has hired a certified arborist as a contract employee. The City also uses the local agricultural extension office as needed regarding insect or plant diseases that cannot be identified by City Staff.

10. ESTABLISH PARK MEMORIAL SERVICE and ENDOWMENTS FOR PARK MAINTENANCE.

Park Maintenance and Facility Replacement is an often overlooked item in a park budget. Most items in a park will one day need to be replaced and most items need some form of periodic maintenance to extend their usefulness. This, of course, applies to buildings as well as park equipment and even the landscape--trees, shrubs, grass and irrigation system. Turlock should create a mechanism for receiving tax-deductible gifts and endowments. The City should be committed to putting a dollar or more aside in an endowment for every dollar spent on capital improvements.

11. CREATE WETLANDS WITHIN STORM DRAINAGE SYSTEM and TO PURIFY CITY EFFLUENT FOR IRRIGATION USE IN PARKS.

Since Turlock has limited natural features, there is an opportunity to create a natural system of wetlands. Wetlands can have a twofold purpose of creating open space land as a natural habitat for birds and mammals and at the same time provide a natural system crucial in the purification of clean water for the city of Turlock.

12. CREATE TWO NEW COMMUNITY PARKS.

One park in the Southwest Area (Dianne Park) and one in the Southeast Area are planned. These parks would include elements common in a community park and be designed with input from the impacted neighborhoods.

See Item Number 5 above.

13. USE OF VOLUNTEERS/COMMUNITY SERVICE DETAINEES.

People and service clubs like to contribute to the community by volunteering their services. There is a need to have these volunteer services channeled and coordinated. Services might include assembly and installation of play equipment, flower garden planting and on-going watering and weeding. The police and court system have offenders that need to provide community service. They could be used for litter pickup, emptying of trash containers, graffiti removal and the cleaning and scrubbing of restroom facilities, etc.

The City of Turlock has used both offenders and volunteers to help with installation and maintenance of park facilities and landscaping.

14. FARMERS' MARKET SQUARE.

Create a multipurpose, hard-surfaced facility in a specific location that can accommodate an on-going farmer's market and can be used for other outdoor events such as art shows, cultural festivals, craft fairs, flea market, etc.

15. DOWNTOWN POCKET PARKS.

Develop small vest pocket parks in the downtown area that would be accommodating for shoppers, office workers and employees. These parks could be as simple as a place to sit with a spot of color or shade.

As part of the downtown revitalization project completed in 2001, street trees and other landscaping and street furniture were installed to make downtown more attractive and comfortable.

16. HISTORIC CENTRAL/ SAN JOAQUIN VALLEY RURAL VILLAGE PARK.

Establish a community rural village park with features common to our community and its heritage. Such a facility could include an orchard with fruit and nut trees and a dairy and poultry farm. Such a park could also include restored old farm house, store and church. This historic park would be ideally located in the park conservancy lands situated in the surrounding open space buffer of the city.

17. TURLOCK VISITOR CENTER.

Introducing visitors and tourists to the events, happenings, park and recreation facilities within our community. A small audiovisual display that gives the historic context of Turlock and what makes Turlock a unique city in which to live and work could be provided. This type of facility could be incorporated into the Chamber's Visitor and Convention Bureau facility.

The City of Turlock is working on a DVD that would promote the community.

18. TURLOCK COMMUNITY GARDENS...ROSES AND FLOWERS.

Every community loves flowers and, in particular, roses. A rose garden would be a welcome addition to the park system. Volunteers are necessary to make this work effort successful and should be solicited from a local garden club or rose society.

19. DEVELOP NATIVE CALIFORNIA GARDEN with WILDFLOWERS and XERISCAPE PLANTS.

This demonstration garden would be useful in educating a typical homeowner to the species and methods of planting. Using xeriscape plants that are both California natives as well as colorful and attractive will help to reduce water consumption for the typical landscape.

Section 5

Special Issues

This Parks Master Plan would not be complete if it did not examine some special issues that have direct and indirect implications for parks and recreation planning for Turlock. Each of these special issues discussed in this section were either first identified in 1992 as part of the preparation of the Turlock General Plan, or they surfaced during preparation of this Master Plan.

"Forget more parks. Police the ones we have to get rid of undesirables such as drug dealers and gang members." 12

The first issue that will be examined closer is the incorporation of Turlock's parks and recreation programming and services under the umbrella of the public safety operations, specifically Police Services. The second issue will take a look at the surprising interest in acquiring open space lands around the city to include a pedestrian/bicycle paved pathway system. It explores options for acquiring such lands through a non-profit conservancy or trust. In the third issue we'll examine the potential of creating more pocket parks throughout our city, in a method that may be surprisingly inexpensive, yet effective. The fourth issue very briefly looks at the importance of highlighting our existing public landmarks and the growing use of public art to enhance the visual attractiveness of a community. Finally, in the last issue we'll explore how we can get the most mileage from our maintenance efforts. These include looking at our administrative organization and maintenance management, the potential use of wastewater effluent in irrigation needs, and funding alternatives.

"Our parks in Turlock seem to be taken over by unsavory types. Can you make them safe for all of us or is our tax monies going to support drug deals under the trees?" 14

"Parks are needed. Keeping them so all can use and feel safe and be safe and to enjoy is your problem. So many destroy what gives pleasure to all." 42

5.1 Recreation and Police Services Strategy

Keeping up with the demands for more parks and recreation programs for a growing community has always been a challenge to park planners. However, in the last couple years this challenge has reached a critical level. Historically, communities have relied on its general tax dollars to keep up with the demands of an increasing population. These general tax dollars primarily pay for a growing community's increased demands of libraries, fire fighters, and police officers needed to fight increasing crime. Unfortunately, since the late 1970's, these general tax dollars have

"We do not need any more parks. We need more money put into public safety to fight crime that this City has." 44

"Turlock needs parks as many as possible, of all sizes, shapes, and kinds. But for each park we also need good maintenance, and static security to prevent their becoming sites of crime, as we see so often on TV for other areas." 47

"Also that the parks have patrol checks on them periodically. Also plenty of anchored trash containers and positively no alcohol should ever be allowed." 48

"Why even bother to build parks when they are taken over by non-city residents. Always crowded, loud ethnic music wrecks atmosphere." 50

"As long as the general public feels uncomfortable and unsafe, there is no need to build parks. They're littered with graffiti and controlled by the roughest people there. It is survival of the fittest. Amenities in the park do not matter if you can't keep the gangs and want-a-be gangs under control." 60

been decreasing at a faster rate than the demand for increased services. In the early 1990's the State diverted the local property tax share in order to make up for their decreased tax revenue. Unfortunately, many basic parks and recreation programs, including expanding our professional recreation staff, is competing with the needs for additional fire fighters and police officers for these shrinking tax dollars.

In response to this challenge, in mid-1993 the Recreation Services Department (at that time called Community Activity and Facilities) was restructured in the city government organization. Park and facility maintenance was assigned to Municipal Services and the recreation programs and activities operation was assigned to Police Services. While the reaction to this restructuring still includes its critics, the tie to public safety can be a positive one for the community as creative ideas are explored for the most effective use of available funds. A continuing challenge for our city is to effectively integrate public safety (law enforcement) activities into recreational programs and activities for those groups most at risk, particularly our youth. Our city must recognize that the prevention of youth crime and gang activity through recreation and human services is as important as more traditional law enforcement techniques?

What's The Problem?

In 1992 the California State Attorney General released a report "*Gangs 2000: A Call to Action*" that reported on current findings regarding anticipated impacts of gangs in our state by the year 2000. One of the primary findings of this report is that vast sums of money are being spent by the state and counties to keep gang members in correctional facilities. In 1992 alone, there were over 5,000 gang members or their associates in state or county prisons. The California Youth Authority (CYA) estimates that it costs approximately \$31,700 dollars per year to incarcerate a single youth, adding up to a total tab to the state's taxpayers a figure in excess of \$160 million dollars per year. The report goes on to state that by the year 2000, expenditures associated with the justice and correctional systems demands attributed to gang-related problems in California could conceivably grow to several billion dollars a year. One could easily imagine the educational, recreational and community facilities and programs that could be funded with these dollars if they could be diverted for other uses.

The Attorney General's report concludes that established more prevention programs and making important investments today are critical to saving vast amounts of resources tomorrow.

"Parks must be safe. Free of drinking and drugs and gangs!!!" 62

In the January, 1994 issue of *Western Cities Magazine*, published by the League of California Cities, significant attention was devoted to this issue of the importance of investing in our youth. The lead article, title "*Investing In Our Youth*", by George Carvalho, cited a statistic from the 1990 U.S Census reporting that, in over 19 million two-parent households in our nation, or approximately 21.2 percent, both parents work outside the home. This leaves the children to be cared by someone other than the parents. This did not even take into account the data regarding single-parent households. At the same time, an increasing number of our children get caught up in violence as victims, witnesses, or perpetrators. This same article cited a five-year study by the American Psychological Association that found the average child has witnessed 8,000 murders and 100,000 other acts of violence on television by the time he or she has reached the sixth grade.

"I think we need recreation for all ages. I think is we are going to do this we need to look into the future. We need types of entertainment or recreation which would get our youth involved! They would need some form of supervision. Maybe this would help to eliminate our vandalism and graffiti problem." 76

According to FBI statistics, more than 80 percent of reported crimes are committed by males between the ages of 13 and 22. The peak age for property crime arrests is 16, and, for violent crimes, it is 18.¹

These national trends have trickled down to all communities and Turlock is certainly no exception. Our police report an increase in youth-related crime including property crimes and crimes to persons that occur in our local parks. In 1994, there were six distinct known gangs in our city and over 250 known gang members. In fact, the city witnessed its first gang-related homicide in one of our local parks in 1994.

"Parks cost too much money and do not serve their purpose. They become a haven for a bad element. Not enough people use them to warrant the expense. Restroom areas become disaster within no time." 80

Gang activity is certainly not the only concern regarding the increase in crime and violence in Turlock, particularly within our parks. At Donnelly Park, police have taken reports of assaults, rape, and molestation involving children. Narcotic use in city parks is also on the increase. The Police Department has received numerous reports from parents and school officials regarding children finding and picking up used hypodermic syringes while playing in the park or while walking by a park on their way to school.

"If parks can't be kept safe from gangs and druggies...don't bother making them. Safety from being afraid of unsavories!" 87

1 Stephanie Mann and M.C. Blakeman, "Stopping Crime Where You Live: An Overview," 1993.

"Teenagers have no place to go in Turlock." 105

Restrooms have had to be closed and the police have had to hire officers on overtime to staff special patrols in response to this increasing community concern.

"We need lights for security and more hours of use at parks in the City especially for the sport-minded teenagers." 100

How Will We Respond?

Many in the law enforcement field are becoming increasingly aware that throwing more and more money at this growing problem will do little to effectively bring it under control. Instead, communities are exploring the links between recreation programs and traditional law enforcement in order to become more proactive in dealing with the challenge.

"After school games and sports would be a great asset to your community." 104

A recent National Recreation and Park Association report listed a number of examples of programs which have reduced crime.²

"I believe all parks except Pedretti Park should be vacated by sundown." 122

- During the summer, when Phoenix basketball courts and other recreation facilities were kept open until 2 am, police calls reporting juvenile crime dropped by as much as 55%.
- Fort Myers, Florida police report that juvenile arrests have dropped by nearly one-third since the city began STARS (Success Through Academics and Recreational Support) Program in 1990.
- In Newark, New Jersey an abandoned recreation center, once a magnet for vandalism and other crimes, is now used by 5,000 young people monthly and crime in the area has decreased.
- In Lexington, Illinois Police Chief Spencer Johansen has developed an annual three-day event for rural community youth (9-14) entitled "Cops and Kids Campout." This program is helping pave a two-way street of respect and trust between the department's officers and area youngsters.

"People who use parks should pay for them. The gangs make park use dangerous. They have taken over all parks except Crane Park. Donnelly Park is the scene of a lot of night gang activity between Westside gangs and Latin Kings. Crane is not safe at certain times of the day due to high school students and homosexual use of the restrooms. If we do not take our parks back we should not develop any more. Why waste tax dollars? Put money towards the library where people can gain knowledge. The growth of gangs is a result of ignorance." 124

In the January, 1994 edition of *Western Cities* Magazine, additional articles were included regarding the response to this problem that many California cities are trying. A study in Great Britain is cited which supports the concept that effective recreation programs can be very significant in reducing youth crime and violence. In an effort to reduce delinquency and crime among young people, an alternative program was established which targeted recreation programs oriented specifically at youth including those considered "at risk" or with prior criminal

2 Dateline: NRPA; "Prevention, Recreation Programs Challenged in Crime Bill", Park and Recreation, September 1994.

experiences. After a three-year period, almost half the clients maintained a trouble-free record and, in some cases, the project had significant success in helping to halt long-term criminals with histories of serious crimes.³

In this same publication, Nancy Johnson, a recreation manager from San Jose, California wrote an article identifying numerous examples where recreation programs do have a positive effect on the community⁴. Ms. Johnson cites a study from the City of San Diego's Recreation and Parks Department that found through its after school playground program, 95 percent of the students felt safer at after school programs than in their neighborhoods; 74 percent of the parents felt there was improvement in their child's behavior since joining the program; 50 percent of the students indicated they had a better attitude toward school since joining the program; and 32 percent of teachers felt after school participant's attitudes towards school were better or much better than that of nonparticipants. As Ms. Johnson's article goes on to state, many cities are increasing their attention to the relationship between recreation programs, particularly those aimed at youth, and the youth crime problem.

According to Heather Stanton of the Napa Park and Recreation Department, "Parks and recreation provide the essential services that combat youth and senior socialization problems. Prevention, not enforcement, is the key to societal ills."⁵ Others agree: "Youth-at-risk is the hot item in our community, so cutting youth programs, at least at this point, is not in the picture. I definitely feel that if we are to cut youth programs today, we will have major problems in the future. If you think we have a youth-at-risk problem now, you haven't seen anything yet," said Ron Williams of the Lodi Parks and Recreation Department.⁶ David Wigginton, Community Services Director for the city of Encinitas offered his views in a recent edition of *California Parks and Recreation Magazine* where he argued for a paradigm shift in the way law enforcement versus recreation services are used to attack problems of crime, particularly by youth. Mr. Wigginton asserts: "Properly organized and structured recreational programs provide participants with fundamental social skill development opportunities – skills that are no longer being emphasized in the home such as saying "please" and "thank you," learning to accept and like yourself, that it's okay to lose once in a

"Safe parks are extremely important. I'll avoid going to a park if I see undesirables loitering. Will often go out of town to safer parks, If necessary. We enjoy going to state parks." 97

"Larger parks may invite trouble makers, require more surveillance and can be a problem for neighbors near the park." 125

"We need security in parks so children can play without being in danger of molestation, drugs or other harmful things. Columbia Park is nearby but I don't feel it's safe unless I accompany my child to swim or play." 134

"We need places for youth to use for positive activities. Safe parks are an asset to all members of the community. Have teens help upkeep our parks (jobs=ownership). Have people with a vision help plan i.e. Joe Gallison at the Greenery." 154

3 George Carvalho, op. Cit.

4 Nancy Johnson, "Creativity While Facing An Uncertain Future," *Western Cities*, January 1994.

5 Ibid.

6 Ibid.

"Focus on clean up of parks. Maybe someone to watch over our parks daily. Get the stoners out of Crane Park after school (Turlock High School) Roselawn, etc. I drive by after school on Canal Drive and see a group of teens every time- smoking away-I wouldn't think of letting my children out to play there." 156

"Parks should be safe. Otherwise they are worse than useless." 166

"How do you prevent parks from becoming havens for drug dealers and juvenile delinquents? Invent a neighborhood "park watch!" 165

"I don't go to Columbia Park because it's not safe enough. Too many drugs and gangs. Just don't feel safe." 177

"There continues to be adults drinking and doing drugs on the Columbia Park side picnic tables day in and day out. As you know, Columbia has few amenities. We need porta Potties." 191

while, how to be a good winner, respect for others and their property, peaceful conflict resolution, understanding and controlling your own emotions."⁷

Unfortunately, most cities and counties are being forced to critically examine each recreation program and service offered in response to slashed budgets. If a program cannot pay its own way through user fees, they become prime candidates for the budget axe. According to a recent survey conducted by the California Parks and Recreation Society, most park and recreation professionals believe their departments are perceived as "non-essential" by appointed and elected officials; however, these "non-essential" departments define the community and create its quality of life.⁸ "Recreation and parks are just as essential city services as police, fire and public works because no one wants to live in a community where there are no parks or, worse yet, so poorly maintained facilities that they are not conducive to visitation. And, no one wants to live in a community where there are no opportunities for youth to socialize in a positive manner or for senior citizens to maintain their independence through mutual support," said Claudia Cauthorn from the City of Campbell. "We are the quality-of-life department, and, without quality, is there life?"⁹

The recent passage of the federal crime-fighting bill has brought additional attention to the recreation/youth crime relationship. This federal measure makes well-planned and supervised recreation programs for at-risk-youth an integral part of a multifaceted attack on violent crime. Despite some initial smirks about money for midnight basketball in the federal crime bill, it appears that convincing testimonials about reductions in crime associated with increased recreational programs are coming in from cities and communities across the nation. In a recent issue of the publication, *The Trust For Public Lands*, the editorial pointed out the emerging interest in the link between crime and recreation.¹⁰ It seems that an increasing number of communities are not only recognizing this link, but are putting their money where their beliefs are and passing local

7 Guest Editorial: "Time For a Paradigm shift," California Parks and Recreation Magazine, Summer, 1994.

8 Nancy Johnson, "Creativity While Facing An Uncertain Future," *Western Cities*, January, 1994.

9 Ibid.

10 Editorial; "Crime Concerns Lead to New Park Spending", *GreenSense*, The Trust For Public Land, Fall, 1994.

measures to support additional park and recreation funding. In 1992 Los Angeles voters passed the \$540 million Safe Neighborhood Parks Act, Which funds open space, recreation, and other programs to counter gang violence. A recent campaign flyer quoted Los Angeles Police Chief Willie L. Williams as saying, "Building safe neighborhood parks and providing healthy recreation opportunities is one of the most important things we can do to keep kids off the streets and out of gangs."¹¹ Voters are realizing the importance for kids to have positive things to do, and somewhere to do it. Said one supporter, "The last thing midnight basketball is about, is basketball."¹²

With the passage of the federal Omnibus Crime Bill in Sept. 1994, there are now funds available to qualifying communities that respond to this crime and preventive recreation link. The following is a list of prevention programs contained in the crime bill:

Local Partnership Act to provide formula grants directly to local jurisdictions for general crime prevention activities; funded at \$1.8 billion over six years.

Urban Recreation and At-Risk Youth Act to establish a new grant category under existing Urban Park and Recreation Fund to expand/improve recreation opportunities in high crime area; funded at \$5 million over five years.

Community Youth Services and Supervision Grant Program to provide grants to private, nonprofit "community based" organizations to establish non-school hour activities and programs, including recreation, academic enrichment and arts and crafts; funded at \$630 million.

Midnight Sport Leagues Grant Program to provide grants to eligible entities including parks and recreation to establish sport leagues with a minimum of 80 players, fifty percent of which must reside in publicly assisted housing; funded at \$30 million.

Drug Trafficking Prevention Program under Title II of the JJDSPA to provide grants to states, units of general local government and private not-for-profit anticrime organizations for programs to prevent youth gang and drug involvement.

Youth Violence Prevention Block Grants also under Title II of the JJDPA to provide grants to states to establish training, research, prevention and treatment programs relating to youth violence.

"A park that is accessible and safe are in my opinion the two most important issues. Our children need to have somewhere safe to play and exercise. Crane Park is setup with the ability to drive completely around it and the ability to see all areas of the park are great. With a quick circling of the park, law enforcement can quickly assess any problems that may be occurring at any time. With the increase in gang activity and crime, all future parks should be adequate lighting and be completely visible to law enforcement." 167

"I feel a park that offers activities to give young people a place to go and something to belong to. Connectedness to the community and to park activity groups that build self-esteem." 197

"Although I have small children and love the children's equipment it seems like we need more to keep our teens busy and off the streets. That is where I put my emphasis." 204

11 Ibid.

12 Ibid.

"Creating park space is an admirable concept but in reality simply creates a hangout for fringe dwellers, substance abusers, gangs and rowdies, no amount of security can preserve what parks used to be. A former park patron." 207

Police Partnerships Programs to provide grants to facilitate collaboration between law enforcement and social service agencies to develop innovative means, including youth councils and education to combat crime.

These programs and grants provide funding for prevention/intervention programs designed to decrease juvenile criminal behavior and target the root causes of crime in a community. The bill understates the role of park and recreation systems and focuses on crime prevention funding and grants primarily on schools, police partnerships and community based organizations.

"..Security is the #1 issue for any outside community setting." 226

In addition to the Omnibus Crime Bill, the House of Representatives passed the "Urban Recreation and At-Risk Youth Act" (H.R. 4034) in March 1994. The bill would create at-risk youth recreation grants for high crime areas with the existing Urban Park and Recreation Recovery Program which could allow multi-year program grants. Other programs have allocated funds in fiscal year 1995 for creating high quality recreation opportunities for crime prevention. These programs are part of Land and Water Conservation Fund State Assistance programs, Urban Park and Recreation Recovery programs and the National Park Service's recreation technical assistance. All of these urban park and recreation programs are vital to anti-crime efforts because they target the age group most prone to crime--our youth. Young people need safe places to play and constructive activities to occupy their time so they don't turn to antisocial behaviors.

"Plan for regular police patrolling of all parks. One bad incidents with scumbags can ruin a park forever." 244

Turlock has a jump on many communities as a result of the restructuring of our city government in July, 1993. At that time, the Department of Activity and Facilities, which had formerly been a separate city department, was merged with Police Services with the division title of Community and Human Services (Recreation). Part of the motive behind this structural merger recognized the importance of this recreation-crime prevention link as well as the greater assurance of continued funding if these recreational services were within the public safety department which is traditionally considered "essential city services".

"I love Crane Park except for the bathrooms. (Crane) It's beautiful and always cool in the summer maybe it could use more lighting to feel safe at night." 224

While initial reactions to this merger were mixed, it appears the community acceptance and understanding of this relationship has increased. Peter Inniss of The Planning Studio did research for this report on the existence and status of other communities who have established this law enforcement/recreation services partnership. First, he found that there are very limited examples of communities who have instituted recreational services and/or programming as an integrated function of law enforcement. Mr. Inniss determined that management of recreational

services and/or programming is new to law enforcement administrators and differs greatly from the traditional role of policing. He did not find any suitable examples where law enforcement has taken over part or total programming efforts in recreation services as an intervention technique or as a mechanism to secure additional funding. He concluded that the establishment of a management component within law enforcement that can deal with the programming or operational aspects of recreation needs to be reviewed carefully.

"Make all parks nonalcoholic - and enforce it!" 65

Common facility requirements for these two service centers has found greater acceptance if separate entrances for functional access is maintained. In order to separate public business from police business, most police facilities maintain entrances for police staff and prisoners separate and distinct from the public entrances. The public entry can serve as a common entry for both a police facility and a recreation component, if the facility is designed to accommodate this variable. The bigger challenge appears to be community perception. Separate entrances must be well-known so that the general public coming to do business with the recreation component of the facility will be distinct from the sensitive law enforcement activities. The research to date has indicated that existing sites where communities have co-located police buildings and park facilities is more a function of land availability and/or ownership and not a response to some other objective dealing with joint governmental operations or service consolidation.

"Donnelly Park is the best in the day time, but it's not safe in the evening, does not have enough lights." 74

"Parks are wonderful to have but unless there are major changes in our society, they aren't safe places anymore. None of us go to the local parks anymore due to drugs and violence." 251

The Turlock Police Services operates from three principal buildings located at the southeast corner of Palm Street and Starr Avenue. Since 1999, the Police Administration Division and the Community Services Division (Division in charge of recreation services) operate within a remodeled building that formerly housed City Hall. The remodeled facility has a uniquely designed lobby that provides access to a broad range of services including recreation, neighborhood associations, and youth services.

"I think security is the most important thing for our parks." 280

"Can only feel safe in larger numbers due to crime element and unsavory characters." 298

In summary, it appears that Turlock is one of the communities that broke ground in this administrative relationship between two important city services. Our challenge is to continue to look for new ways this union will enhance Turlock's quality of life, primarily our security and safety, while positively impacting the growing needs of our citizens, particularly our youth, with new and expanded leisure-time recreation activities. It takes great understanding and stretching from both sides as our police administrators continue to coordinate with our recreation professionals and "push the envelope."

"Safety should be the #1 concern and away from traffic." 309

"We are seniors and don't trust parks." 128

"Unfortunately, to encourage night use of parks, except for specific events, would be to set a trap for the innocent." 147

"I bring my toddler to Crane Park two times a week. I love this park but too many high school students doing drugs and gangs meeting immediately after school resides." 284

"We rarely use parks because of drug sales, mugging, and punks." 209

"We need bike paths such as Merced has." 239

"Our canal banks are underutilized! They offer an inexpensive form of recreation today- walking. It wouldn't take much to develop paved pathways alongside of them and greatly enhance our outdoor enjoyment and opportunities for leisure exercise." 312

5.2 Open Space Greenbelts and a Public Greenway System

One of the more surprising results for the public participation component of this park planning effort was tremendous support given to development of a pedestrian/bicycle circulation loop around the perimeter of the city via open space "greenbelts". Besides greatly enhancing our non-vehicular transportation network, this idea is reflective of the feelings of a current generation with a high regard for the environment who want more green space in their communities. As this idea was discussed by meeting participants, a growing awareness of the community benefits became evident.

The Circulation Element of the Turlock General Plan discusses in detail the circulation network in our community including aviation, train, truck vehicular, and non-motorized (bicycle) systems and facilities. Turlock's bicycle routes are identified on our circulation element system plan and provide extensions for continued growth through 2010. As mentioned earlier in this plan, however, these bicycle routes serve important roles beyond non-motorized circulation linkages between our parks. They can become important open space elements in themselves, contributing a great deal to our community character and recreational outlets.

All too often we limit our thoughts of bicycle paths to narrow, striped lanes along the edges or shoulders of paved roadways where bicyclists must compete with the automobile. Many cities have developed very successful bike/pedestrian pathway systems within open space corridors or easements completely separate from public streets. Merced's Bear Creek pathway/open space corridor system is just one example found nearby. When suggestions come up for something like this in Turlock, the common response is to point out that we don't have a natural creek system, or other natural open space feature, to take advantage of. That may be true - but we do have some open space corridors that parallel some man-made physical features, namely the Union Pacific Railroad (UPRR) Tracks and the Turlock Irrigation District canals.

When observed on a map, TID Laterals No. 3, 4, & 5 traverse the community in an east-west direction, providing connections with the major arterials. Lateral No. 3, parallel to Taylor Road, presently exists with minimal road crossings, offering a potential open space/circulation corridor link with minimal conflicts with autos and trucks. Many residents presently use the canal bank along Lateral No. 4 (Canal Drive) as informal walking paths today, requiring minimal improvements to become a paved pathway separate from the adjacent public street. The

UPRR right-of-way traverses the city from the northwest to southeast, also adjacent to one of our major arterials (Golden State Boulevard.) This right-of-way is fairly wide, and in many cases is also free from numerous street grade crossings.

"A park with a bike path and walking/jogging trails would be awfully nice." 67

Utilization of these existing physical open space corridors could result in a very effective public greenway system around the perimeter and throughout the community. The Turlock Public Greenway System (TPGS) consists of pathways for pedestrians and bicyclists separate from vehicular traffic lanes. While grade street crossings would be necessary, opportunities still exist to construct and install underground crossings at major streets. Most pathways in the TPGS are landscaped or travel through a park or open space greenbelt (buffer) and are called greenways. When a pathway is not landscaped and does not travel through an open space area, it is called a bike path. See Section 3.4, Pedestrian and Bicycle Circulation Systems, for more description on the TPGS.

The infrastructure planning being done by the city in conjunction with preparation of the Northwest Triangle Specific Plan includes plans for a pedestrian over crossing at Tuolumne Road and State Hwy. 99. This above-grade crossing will be an important element of the city's pedestrian/bicycle circulation system by providing an alternative way for residents to get to Pedretti Park other than driving or riding longer distances along Fulkerth Road or Monte Vista Drive.

"We need more bike paths within the city limits (i.e. like CSUS). They are excellent and much safer than riding on the streets." 141

As excitement built for this idea, the most common question asked was: "How could we afford to do something like this?" Turlock is not the only community searching for answers and alternatives to bring an idea like this into reality. One of the most popular ideas in the country is the acquisition of easements or land for greenways and trails. One of the first steps to explore in moving ahead on this goal is discussing the proposal for joint-use activities with representatives from the UPRR and TID. While user safety and ownership liability is often blamed as a reason why joint use can't be accomplished, one must point out that this problem has been overcome in communities throughout the country. The City has worked with TID to install bike paths/greenways along portions of TID Lateral No. 3 next to Taylor Road and Lateral No. 4 next to Canal Drive.

"Turlock is behind on park development- bike trails and community access. Recreation is necessary for a community to survive. With more parks- you will have less dense usage- thereby providing a more enjoyable outdoor experience." 180

Another important step is to explore tools available to acquire easements or land that would be the foundation of an open space, greenway, system. Many communities are effectively utilizing non-profit land trusts or conservancies, as evidenced by the proliferation of these organizations being formed across the nation. A non-profit park or open space conservancy or land trust is just that: a local, non-profit organization that administers a program to acquire, own and maintain valued open space

"A well-developed, environmentally structured park system that will enhance play, creativity, and peace." 232

lands and easements. Typically, acquisition of the land itself takes place through private tax-deductible donations by an individual who then gains an income "tax credit" for the value of the donated land or property. Many conservancies also receive financial contributions, property or land through gifts from estates.

This idea of obtaining lands or conservation easements as gifts from estates is becoming increasingly popular, particularly in growing communities where pressure for land development is increasing. Without proper planning, a valuable piece of farmland involved in an estate, and when located within an area with development pressure, can trigger an estate tax so large that the land itself has to be sold to pay the estate tax. If the way of life or farmland preservation is important to a family, they can often preserve the land, grant open space or a "greenbelt" easement, and have a manageable estate tax bill.

"We need safe bike trails, better yet, kids like to use their mountain bikes, but there is no supervised hills to go on!" 243

Most of the highly successful conservancy programs acquire and protect lands that have important environmental or cultural value. In many cases these lands have a lower value of development potential (i.e.: wetlands, riparian woodlands, and lands with sensitive topography, etc.) and the property owners can gain a tax benefit on land that may not be fully developable. This could be one of the obstacles in attempting to secure actual ownership of lands around Turlock where they are valuable and usable as cultivated crop land or farm land. Another alternative that might be more feasible for our local conditions is to acquire development rights as easements, thereby still allowing farming activities to continue in perpetuity. This could still allow for some types of pedestrian pathway systems on all or portions of these privately owned lands.

"The canal walkway from Berkeley to Daubenberger needs attention. We were told you would replant trees and bushes. We really miss them. Many people use this daily, probably more than those who use the park." 303

The first step to move ahead with this concept would be the establishment of local open space conservancy land trust organization. A core group of dedicated people/volunteers sold on the idea of the benefits of an open space buffer surrounding Turlock would be important to help form a governing board. By agreeing to meet regularly, this governing board would keep the goals in focus and ensure regular progress was underway and to secure land necessary to meet the goals of the trust or conservancy. The formation of a non profit 501(c) tax-exempt status for this organization would be one of the first actions to undertake. With that status achieved, all donations received would be tax-deductible to the fullest extent of the law. A countywide farmland trust was formed in 2000 for the purpose of protecting farmland.

The primary task of the conservancy would be to acquire lands necessary to meet the goals of the conservancy/trust for the preservation and protection of agricultural lands as an urban buffer. This would occur

through donations of land, land purchases and conservation easements. Donations could also be used to fund design work and construction and obtain required permits for trails and open space as needed. As a recognized organization, funds could be sought from county, state and federal programs that encourage open space preservation as well as alternative non-motorized transportation. In addition, volunteer groups including service clubs, youth groups, and the Conservation Corps could be tapped into for labor for construction projects.

"Need more bike lanes so I can abandon my car more often." 301

Another feature of an open space greenbelt around Turlock would be potential relief from the encroaching urbanization from Ceres or unincorporated lands in southern Stanislaus County including Keyes and Denair. It could also positively affect the value of land in Turlock as we create a quality of life found in few other valley communities. This dream is one of those that is certainly "do-able," but will require special attention and commitment by a task force or community group to generate and maintain the energy necessary to affect public policy and decision-makers.

Creating open space circulation loops will give people greater choices on how to get to and from their desired destination and will help make the open space greenbelt trail system work. These linkages will not only offer connections to major parks, landmarks, commercial nodes, schools, offices, and work places, but will increase the open space recreational opportunities for us and our children.

"I love our parks- used them for our children! As a senior, I wish we had a good place to walk..." 9

5.3 Pocket Parks

No one would argue that the nature of our city is changing. As Turlock grows we're finding that our community is not exempt from many of the problems common to urban areas of our state and country. Throughout the public participation program of this Master Plan Report, as well as that of the Turlock General Plan, residents shared a common theme: "We want more parks, but we're concerned about our safety when we use them!" It was repeatedly pointed out that while large community parks, like Donnelly Park, offer a nice open space amenity, most people didn't want to see one built near their neighborhood.

"We have 17 grand children who love to bring their bikes, tricycles or have a place to ride and play. We like to walk in a safe environment." 25

There was considerable discussion regarding the potential negative impacts from a large community park site which overflows into adjacent residential areas. It was generally felt that by its nature of use – serving the community – a community park attracts many more people to a

"Parks are so important, even to those who do not use them often- because they give everyone a sense of visual relief and sense of place. Children especially need to feel they can run and play and scream and jump." 64

"Parks are wonderful places for people to enjoy but the park must be a safe place. Smaller parks may be more friendly if neighbors will use them [I] walk my dog (on leash) at Sunnyview Park. We all enjoy it." 129

"The City should use existing neighborhood storm ponds to develop local parks for residents, cost to maintain would be funded by assessment districts." 116

"While larger parks offer more area for practices of sports like Pee-Wee T-ball and soccer, the smaller parks offer more of a sense of neighborhood." 195

specific area of the city. With those types of larger crowds the potential for nuisances and use conflicts increase. In fact, simply placing the designation for a proposed community park at Canal Drive and Daubenberger on the 1992 draft General Plan Land Use Map created so much objection from residents in the vicinity that the Council deleted the designation from the final adopted Map.

As has been discussed in other parts of this report, a strong sentiment expressed by Turlock residents is that the emphasis for new park development should shift from large community parks to a greater number of smaller, neighborhood parks, spread throughout the city. The general feeling is that at the neighborhood park scale, residents have more opportunities to frequent a park within walking distance of their home. This not only increases neighborhood character and livability, but lessens the need for city residents to travel long distances to a centrally-located community park in order to enjoy outdoor open space.

As citizens expressed interest in a greater number of smaller parks, many people suggested the potential use and formal recognition of many of the small storm water detention basins found throughout the city. These small, publicly-owned sites are today part of the city's storm water collection and drainage system. Before the city had a master storm water drainage plan (pre-1986), each separate development constructed had to devote some land for use as a small detention basin to hold the storm water runoff from that specific development. These small lots were dedicated to the city for ownership, with ongoing maintenance funded by the city, or as is commonly the case, funded by a maintenance benefit assessment district composed of property owners who owned property within the affected drainage territory.

Many of these small detention basins, particularly those that front local streets, were planted with sod and remain open and usable throughout the year. They have not been thought of as long-term drainage facilities, with their lifetime being limited until the city's master positive storm drainage system is completely installed. When that takes place, it has been expected that these small basins would be filled in and sold as development lots with the revenue reimbursing the storm water fund. While they generally lack any organized equipment (other than appurtenant pumps), these small lots do provide small areas of grass-covered open space that's commonly utilized by local neighborhood residents, particularly children, as informal play fields or park lands.

As part of this Plan preparation, it has been suggested that many of these existing open space detention basins become available as neighborhood

pocket parks. They could be sites where small facilities could be installed including a tot-lot, a small picnic area, perhaps a wading pool, with a usable area of grass-covered open space for children and animals to play in. Support for this idea generated enough interest that a proposed Pocket Park Standard has been developed in this Plan. Challenges to fully implement this idea, however, still exist.

"Large area parks are a thing of the past due to cost, maintenance and problems. Large sports complexes should be on country property away from existing homes. Mini-green areas for neighborhood use relieve traffic congestion." 199

First, the storm drain fund would still require financial reimbursements to make up for the original dollars that the drainage fund paid to originally acquire the land (or lost as a credit to the developer if the land were dedicated). Second, the maintenance costs associated with these small areas of grass-covered open space are relatively high in return for the number of citizens they serve. With additional facilities installed, it is likely that this maintenance cost/use benefit ratio might become more out of balance.

"Maybe the water run-off area could be developed a little to be used as miniparks." 240

A very positive suggestion that has been offered is that individual neighborhoods, if assisted by the city, might be interested in organizing a neighborhood pocket park benefit assessment district to generate funds to cover these two real issues. New facilities or improvements could be purchased and installed by the neighborhood residents themselves, with no city general tax dollars needed. While not every neighborhood where such an existing small basin exists may be interested, there appears to be enough support to formally pursue this suggestion further.

"The park seems to be taken over by a bad element. The larger parks draw more people and larger groups of this type. The smaller parks seem to have a family-type atmosphere, more focused on children." 248

5.4 Public Landmarks and Public Art

Turlock has more than just park lands in its landscaped open space system, it has public street median areas, entry-nodes and public landmarks spaces in the downtown. When developing a master parks plan and open space program, these small urban open spaces or landmarks must be remembered. These small urban parks, open space nodes and public landmarks can greatly contribute to the city's quality of life and make a positive impression on visitors as well as the local residents. In an effort to formally recognize these landscaped nodes, particularly along our city's entryways, special standards have been proposed in this Plan to assist in planning for their long term use and function.

"I think when you build a subdivision where there are going to be lots of little children, there should be a small park for them to play at. It keeps them off the streets, and it gives them a place to go." 249

Art-in-the parks or public art is another popular program gathering momentum in many communities. A sculpture (Bronze figure) placed on a bench or in a nook along a busy sidewalk helps give a sense of place

"Make the drain canal that's fenced in on Porter Way a grassy area for kids to play in the neighborhood and get them out of the street instead of wasting space." 262

"Developers could be required to plan, develop, finish micro parks as an integral part of their developments. It is common practice in many California communities." 287

"We would like to have a micro park on the corner of Logan and Bryce. The neighborhood would be responsible for its upkeep." 71

"I like Modesto's idea of several small community parks. Very accessible." 305

"We moved here in December of 1976. The fountains (in Donnelly Park) were beautiful. Would like to see those again. They added so much beauty as we entered Turlock from the 99 or Golden State Boulevard at Donnelly Park." 152

and adds to the physical beauty of a city. A clarion tower or a place to eat lunch in a downtown locale can often be accommodated in a small area and greatly contribute to community character. A small urban park with large shade trees, drinking fountain and a place to sit becomes a refuge from the hustle and bustle of the street.

Small vendor carts selling merchandise or food should also be a feature encouraged in downtown areas as they provide more "people activity" nodes along the downtown sidewalks. They also supplement the farmer's market and other festivals in the downtown area. These carts add charm, spirit of fun and whimsy to the streetscape of Turlock. Central Park is an example of an urban park with the Chamber of Commerce building, benches, large trees and proximity to downtown. Greater use and functions to these small downtown pocket parks will increase the positive aspects and discourage undesirable activities that can become a disincentive to even keeping them in our city.

5.5 Operations and Maintenance

The bulk of this report has focused on the park and recreational needs of our growing community. It establishes solid goals and objectives as city policy and identifies strategies to acquire and develop the future parks we will need as we enter the next century. Unfortunately, that is only a part of the parks and open space challenge we face. Design development and construction implementation naturally imply more landscaped areas to maintain and city management will have to direct their resources to keep up with this demand. Every design decision on a particular park has long range maintenance implications and costs long after the project has been completed.

As has already been discussed, the general tax dollars the city historically received from its citizens funded new park development as well as the ongoing operations and maintenance needs to keep these parks and facilities in usable condition. As general tax revenue has declined, funding for new parks and facilities for our growing city has generally been made up through fees and charges on new development. Unfortunately, there has not been a corresponding alternative mechanism available to fund the increased maintenance needs as new facilities have been added to the city's park land inventory.

As the city budget has been trimmed, the general fund taxes to park maintenance has been reduced. Over a three-year period in the early 1990's, maintenance department staff has dropped from 11 1/2 people to 8 people, while park lands have grown over 20-acres with the addition of Summerfaire Park and Bristol Park. From 1994 to 2002, the maintenance staff increased to 11 people, while park lands grew by 47 acres. This issue has great significance in the total perspective of parks as a visual indicator of our quality of life. The level and quality of parks and open space maintenance has a direct implication on their visual quality. They become part of the image of Turlock, visually reflecting the pride of our community, or lack thereof.

"It would be interesting if each park could "feature" something different. Like a water display at one and a small zoo at another and a flower arrangement at another and a music shell (gazebo) for concerts, etc. It would be more of a community project if the kids could help design a play area. Make a neighborhood a partner by including the "neighborhood" to pitch in." 35

To respond to this challenge, communities are seeking alternative methods and trying innovative programs to stretch their maintenance dollars further. Some of these are discussed here.

Administrative Organization

Reorganizing and consolidating departments has been tried by many cities, including Turlock. As part of the city's governmental restructuring in 1993, all maintenance operations were consolidated under the umbrella of Municipal Services. The plus side of this consolidation is that manpower, equipment, and other resources can be used most effectively to respond to an increasing maintenance demand. On the other side of the coin is a potential loss in priority, advocacy and coordination that usually exists if park and facility maintenance is administered by the same professionals administering the park and recreation services and programs. It is important that this current management structure be continually monitored to ensure that the parks maintenance priorities are coordinated with the recreation program priorities.

"I think you should fix the parks we have before building new ones. There are cities smaller than ours with parks that are 10 times nicer." 278

"I want the park to keep its level of quality at all times. And to take whatever measures to keep it that way!" 225

Maintenance Management

Stretching limited dollars is one of the primary requisites of prudent city management. In regards to park maintenance, the city has been fortunate to employ experienced individuals in its park maintenance management roles. Many individual efforts have been implemented in an effort to increase efficient maintenance practices while maximizing resources. The following is a list of additional ideas many cities are utilizing to help them reduce maintenance expenditures:

"Do not want more and better parks at the expense of raising taxes." 2253

- Develop uniform landscape standards so that employees clearly understand what is expected in regards to the planting and

"Better park maintenance! Your department could do a better job taking care of what we have." 268

"Finish parks already under way." 23

"Funds should be presented to the City in memory of a loved one to help purchase trees, shrubs, etc. to be used in a new park area to help landscape the area." 26

"let's quit spending money and start putting our people to work, including school children!!!" 31

"Hope something comes from this survey we definitely need to improve our parks!" 135

"We do not need another park. The City can't keep up the ones we have and they only invite crime." 148

"Turlock needs more parks. Just space would be nice, worry about the facilities afterwards."" 241

installation specifications for each different landscape feature as well as the expected maintenance standards for each specific park and facility.

- Centralized irrigation control at one location so that water can be managed and controlled in all parks and open space areas. Irrigation system should be tied into daily ETR (Evaporation Transpiration Rate) reading. The ETR would be monitored daily in the summer and water application rates would correspond directly to the ETR. This centralized irrigation system and a savvy horticulturist or ground maintenance person will allow the daily adjustment of water application at all locations in the park system. The water savings alone, not including labor costs, are well worth the investment.
- A complete assessment survey and inventory of all park and recreation items, facilities and their current conditions should be completed. This inventory will help identify every tree and shrub species and their horticultural condition. It would also document condition of park benches, picnic tables, trash receptacles, lights, drinking fountains, pavement, irrigation and lawn areas. Inventory items should be grouped by park and by type with remaining useful life assigned.
- When fully implemented, a fixed asset inventory and replacement program will determine when buildings, park structures, site furnishings or landscapes need to be replaced, replanted or rebuilt. Funds can be budgeted annually to accomplish this purpose. A building might have a useful life of 50 to 75 years, a group shelter 25 to 35 years, a bench 10 years and playground equipment 25 years and so on. Eventually all equipment, landscape material, site furnishings and buildings wear out by normal use or even abuse. A good operations and maintenance program helps to preserve and to give longer life to the physical equipment and to the landscape.
- Explore contractual maintenance arrangements for small or odd-shaped planting areas where manpower costs may be minimized by a private maintenance company. Contract maintenance requires close quality control and accountability measures to ensure that the city's standards including general visual appearance and plant health are protected.
- Consider joint-maintenance arrangements with other public entities for joint-use facilities. For instance, as more neighborhood-school parks are developed there may be an efficiency gained by one entity contracting with the other for landscape maintenance of the shared open space facilities.

-
- Take full advantage of programs that offer the use of inmate trustees from the County's criminal justice program. Obviously, there are many issues that should be considered ahead of time including trustee screening, specific tasks appropriate for this potential work force, insurance and management control. If these issues are closely examined, this could be a mechanism to stretch resources for routine maintenance functions.
 - Establish landscape maintenance standards--the final step of the design process. It is here where decisions made on the drawing board are given the true test.the test of time. This is more than simply a manpower needs per task analysis. But careful thought given to the minimum standards that the community finds acceptable for each separate maintenance item or element. The ultimate quality of a landscape is the result of the maintenance standards which are established and prioritized by management.

"The existing children's play equipment is very poor. Needs up-grading." 246

"Trees and interesting landscapes layout with hilly areas and flat areas so to set off different areas." 4

"It is very hard to be objective at my age. I use the parks with my grandchildren, feeding ducks, running, playing ball, enjoying the beauty. It hurts to see how Donnelly Park is abused sometimes. But I appreciate how well you keep it in spite of the abuse." 36

"Any town worth living in has good parks, well kept-up!" 172

"Not interested in a park. Much more interested in cutting down the rates for city services i.e. water, garbage, sewer. I suggest you consider ways to discuss these outrageous rates rather than thinking about a park." 77

"Think city should focus on street repairs, lighting and police protection before creating parks for open problems." 185

"I think you are doing a great job in keeping the parks well maintained."
189

"I hope this plan for more parks in Turlock goes through. My children and many more need a place to play." 203

"Cities have built-up mechanical systems—infrastructure—that area designed more to survive natural cycles than to benefit from them. For example, stormwater is managed for discharge more than it is used to recharge or revitalize city water systems." Urban Forestry, Oct. 1994

"Our urban communities desperately need two things: better ways to restore and maintain a healthy environment and ways to do this that use fewer natural resources and produce less pollution..."

"The city (water) system captures, channels, cleans, stores and delivers potable water for human use. Faced with rising costs, declining water quality and expanding capacity to accommodate expanding growth, communities are reexamining ways to reconnect the water cycle and flow patterns that rely on natural systems..."
The Urban Ecosystem: Putting Nature Back in the Picture, Urban Forests, Oct/Nov 1994

Application and Reuse of Waste Water Effluent

Water is becoming an increasingly valuable resource throughout our state, and our immediate region is no exception. Since its beginnings, the city has been blessed with what many thought was an unlimited supply of high quality water found within large underground aquifers. We have relied on this seemingly endless source for many years, simply needing only to drill a new well deep into the earth as our water demands have grown. Today, as the health standards for our drinking water increase and we learn more about the movement of potential contaminants into our water source, prudent conservation is becoming more important.

At the same time, the city residents are spending substantial dollars in developing and expanding the storm water collection system. While providing a very effective method of collecting our storm water runoff, and therefore increasing our health and safety, the system has created new challenges as we look for alternate ways to store, treat and discharge this urban runoff.

Today, our city is taking advantage of these storm water temporary detention basins for joint-uses as neighborhood parks. Like many other cities in our state, particularly those in more arid climates, we must come up with even more innovative ways to reuse this storm water runoff, as well as highly treated waste water effluent, in meeting the irrigation needs and discharged into the San Joaquin River. As water quality standards for this public waterway become more strict, and our community's amount of discharge increases, the city is identifying options other than direct discharge. One of the more desirable options utilizes larger retention and detention basins, settling ponds, and effective reuse and land application. The city presently sells part of this treated and high quality effluent to farmers for direct application as irrigation for non-edible field crops.

One potential idea that deserves additional examination is the use of our present storm drainage system to enhance our natural environmental resources. Since our community lacks many natural features such as waterways or topographic relief, the retention and detention basins could be creatively constructed to create an active wetland system of vernal pools, wildlife ponds and environmental interpretative trails. Such facilities could also offer new educational opportunities to our local schools. The use of natural wetlands could even be expanded as a natural method of nutrient removal and treatment for some of our storm water runoff. A review of detailed effluent chemistries and quantities along with available technologies is necessary.

Funding Alternatives

Regardless of how efficient and coordinated maintenance efforts can become, in the final analysis the biggest variable will still undoubtedly be the financial resources available. Other sections of this report examine the importance of considering maintenance funding mechanisms as an integral part of all new recreation facilities and parks. A high priority of the city should be to emphasize the establishment of benefit assessment districts as an ongoing source for maintenance funds. Whether it is a neighborhood hoping to organize support to acquire an existing small drainage basin and turn it into a pocket park, or a new developer installing open space corridors or landscape features, the ability to fund maintenance should accompany the proposal and approval.

Many cities are also finding small success in "adopt-a-park" program. Neighborhood groups may be willing to adopt certain open space or park facilities for special improvement projects or ongoing maintenance. Targeted maintenance needs may include landscape maintenance of small planter islands in right-of-ways, subdivision perimeter planting strips, or community gardens; graffiti eradication on subdivision perimeter block walls or public buildings; park picnic area cleaning or upkeep; and other small capital projects. Such programs could not only have a significant impact on stretching city financial and staff resources, but could have a very positive impact on enhancing neighborhood identity and camaraderie, two important elements of neighborhood character.

"Too keep costs under control and reduce vandalism, organize a community park maintenance corps. With teens and adults working together, for trash collection, lawn maintenance, and painting projects." 200

"Our community is in desperate need of places to bring young children, to play and socialize. It actually helps us to better parents and therefore raise quality human beings, please provide us with access!!" 230

"Thanks for considering parks a necessity these days! They are!" 270

"A play park like the City of Oakdale built would be great. It could bring the community together to build it. They built a Companies donated the equipment and the community got together and built it. It looks wonderful." 311

Section 6

Standards and Definitions

As introduced in Section 3, there is considerable academic and field research in the development of planning standards for provision of park and recreation facilities. Standards for actual land area have been developed that address acreage of parkland per a given population (usually expressed as acres/1000 population). In addition, standards have been created regarding park locations, area served by different types of parks, and appropriate number of individual facilities such as tennis courts or softball fields. The National Recreation and Park Association (NRPA) standards have been recognized by many public agencies as minimum guidelines intended to be modified based on local conditions. These national standards are meant to be a guide, recognizing that different standards, some higher or some lower, may be appropriate for different cities throughout the nation.

"We need more recreational opportunities here! Modesto may be a mess to drive in, but they have some beautiful and well-planned parks!! We really need a park in every "planned" neighborhood. This should be a priority to help stave off future problems with our youth!" 2

In the General Plan, distinct park types were identified and adopted as one part of Turlock's community park standards. Throughout this present planning effort these individual park types were examined more closely to determine their appropriateness and effectiveness in meeting the city's growing parks and recreation demands. Following this analysis, new standards and definitions for each park or facility type have been developed for our unique city and are included in this section. Amenities have been summarized in a matrix located in the end of this section.

"The types of facilities depend on the size and location of the park, if near school wouldn't need facilities like basketball courts, sports fields, swimming pools, tennis courts, etc. What we really need is a golf course!" 294

6.1 Acreage Standards

The 1992 General Plan (reviewed and updated in 2002 and 2003) established a standard of 4.5 acres of community and neighborhood park land for every 1000 residents, with 3.0 acres attributable to neighborhood-serving city, and 1.5 acres to community parks. As noted in Section 3, the basis for this acreage standard includes counting all activity fields on local school sites since the city and the Turlock Unified School District have written joint-use agreements regarding the recreational use of these facilities. The significance of this local park acreage standard is often misunderstood, with many suggesting that the city simply adopt a higher standard in order to increase the number of local park facilities. Unfortunately, the relevance of this "local standard"

"Is there a standard acreage for parks from planning perspective? Is there a standard planning ratio of acreage between parks and built up residential and commercial areas?" 114

and its ability to earn fees to develop new parks is largely dictated by State Planning Law.

"Having community park space for all neighborhoods is essential to having a "community".
1322

Historically, cities purchased land for new parks and installed park equipment from the general property taxes the city collected from all its citizens. These were tax dollars that the City Council had great discretion over in deciding how, and where, they would be spent. Since 1978, cities in California have had very strict limitations on the ability to increase local taxes to support community-wide facilities to serve a growing population. In response, most cities have passed on almost all costs of serving new residents exclusively to the new residents themselves. The collection of new dollars for park land acquisition and development has followed this pattern

"We do not need anymore small parks. Parks are a detriment to any residential area. Most major financial companies will not finance homes near a city or public park or across from schools."
138

Today, the city is authorized by State law to charge land developers, or others building new residential dwellings, a fee for each new dwelling unit constructed in the city. This fee is collected for the purpose of developing new parks and recreational facilities necessary to "serve the residents of that new development". The fees may also be used to rehabilitate existing parks and recreational facilities that serve the new residents. If the development is large, or if part of the land to be developed is designated a "park site" on the General Plan Land Use Map, then the city can require a dedication of the applicable land itself rather than fees. The State enabling law is very clear that the facilities must be based on a prescribed formula limited by a maximum defined in state law or a standard based on local parkland inventory and actual population determined on the date of the most recent federal census. The 1992 General Plan standard of 4.2 acres/1000 population standard exceeds the state minimum and is based on the actual conditions in our city as of the 1990 federal census. This standard cannot be raised until the next federal census is complete. The 2000 federal census and parkland inventory caused the standard to increase to 4.5 acres/1000 population.

"The play equipment at Crane Park is adequate, but it is not enough for the entire community to rely upon. More parks with up-to-date playground equipment is needed. Why is there so little equipment to play on at Donnelly?" 10

In summary, the city's standard will remain set to require **the dedication of land, or the payment of an in-lieu fee, at the rate equivalent to provide 4.5 acres of developed park and recreation facilities per 1000 population. The 1995 Parks Master Plan established that the acreage standard be modified to reflect the ratio one-third for community parks (1.5 acres/1000) and two-thirds for neighborhood-serving city parks (3.0 acres/1000).** This recommendation was a substantive change from our previous 50/50 split and will further the community value of developing more, smaller neighborhood parks over larger community parks. The specific standards and definitions of each of these park types follows next.

"A park should be close enough so it can be reached with a short bike ride. (Less than ten minutes away)." 163

6.2 Community Park Standards

DEFINITION	<ul style="list-style-type: none">• Large park that includes passive and active recreational facilities that serve the entire city or a substantial portion of the city.• A community park should include all facilities that are typically found at neighborhood and pocket parks.
SERVICE AREA	<ul style="list-style-type: none">• Up to five mile radius
SIZE	<ul style="list-style-type: none">• 18 acres or larger
ACREAGE STANDARDS	<ul style="list-style-type: none">• 1.5 acres/1000 population minimum
SITE CHARACTERISTICS	
Configuration	<ul style="list-style-type: none">• Contiguous usable nonlinear shape with level terrain to accommodate active recreation.
Access/Location	<ul style="list-style-type: none">• Locate on an expressway, arterial or major collector street.• Provide at least two major street frontages.• Provide connection to pedestrian and bicycle routes.• Locate activity areas to minimize conflicts with residential areas.
Character	<ul style="list-style-type: none">• Has desirable visual and natural attributes for passive recreation, such as significant vegetation, community location, vistas.• Use may emphasize recreation, thematic or community heritage element.
BASIC REQUIREMENTS	
Outdoor Sports	<ul style="list-style-type: none">• Regulation facilities for organized league practice and play for softball, baseball, and/or soccer.• Bleachers, restrooms, and concession stands at league sports facilities.• Tennis courts, basketball courts, volleyball courts, handball courts, and practice wall.
Passive Recreation	<ul style="list-style-type: none">• Jogging path, minimum two miles long.• Open turf area for casual games, minimum two acres.
Special Facilities	<ul style="list-style-type: none">• Community parks should include at least one special facility such as a pool community center, gymnasium, or amphitheater.
Play Area	<ul style="list-style-type: none">• Play lot for ages 6-12, minimum one.• Should include climbing structures, other apparatus, sand/water play.• All play experiences must be handicap accessible (ADA).• Open paved areas for roller hockey or skate board activities.• Benches adjacent to play areas.
Family Picnic Areas	<ul style="list-style-type: none">• Shaded and wind-protected area.

Community Park Standards (continued)

- Tables for 6-8 people each.
 - Barbecue facilities adjacent.
 - Locate adjacent to open turf and play areas.
- Group Picnic Area
- Shaded and wind-protected area.
 - Picnic tables, serving tables, and barbecue facilities for 200 person minimum (may be arranged in two or more sites for different size groups).
 - Restroom facilities nearby.
 - Play area nearby.
 - Locate adjacent to open turf area and away from nearby residential areas.
- Parking
- Off-street lot, minimum 100 spaces.
- Restrooms
- Permanent restroom buildings, minimum one per each 10 acres.
- Drinking Fountains
- Numerous drinking fountains situated adjacent to picnic area, tot lot, and activity fields.
- Lighting
- Provide security lighting for all off-street parking areas, restrooms, and major pedestrian sidewalks.
 - Provide lighting at athletic fields, courts, and any major activity area.
 - Design to prevent glare and spill-over into adjacent residential areas.
- Telephone
- Provide public phones accessible at all times.
 - Locate throughout park at reasonable intervals for safety.
- Bicycle Parking
- Lockable parking stations at suitable locations throughout park.
- Pathway System
- Provide multi-use paved paths, minimum ten-feet wide, for service and emergency vehicle access and police surveillance.
- OPTIONAL ELEMENTS**
- Natural habitat area.
 - Exercise course, 12 to 24 stations.
 - Specialized sports or activity facilities such as bocce ball courts, putting green, or horseshoe pits.
 - Food concessions building.
 - Community garden area.
 - Children's petting zoo.
 - Information kiosks.
 - Police mini-office.
 - Tot lot for ages 2-5, minimum one.

6.3 Neighborhood-School Park Standards

DEFINITION	<ul style="list-style-type: none">• Medium sized park that provides basic recreational activities for a neighborhood and adjacent educational facility.• Built adjacent to but separate from educational facilities and developed in cooperation with the School District and may be located in part or entirely on School District lands• Designed to serve neighborhood school children during school hours of 8am to 3pm, Monday - Friday, in addition to non-school hours.• Designed to allow use of outdoor activity areas and open turf activity areas by school physical education and recess use during the hours of 8am to 3pm, Monday - Friday.
SERVICE AREA	<ul style="list-style-type: none">• Up to .5 mile radius
SIZE	<ul style="list-style-type: none">• 4-5 acres park and 4-5 acres school activity fields = 8 - 10 acres total
ACREAGE STANDARD	<ul style="list-style-type: none">• 3.0 acres/1000 population minimum
SITE CHARACTERISTICS	
Configuration	<ul style="list-style-type: none">• Contiguous, usable (non-linear) shape, with level terrain to accommodate active (organized) and casual (non-organized) sports activities.
Access/Location	<ul style="list-style-type: none">• Locate on a collector or arterial street.• Provide two major street frontages if possible.• Locate adjacent to educational facilities.• Provide connection to pedestrian and bicycle routes.• Locate in central location to serve adjacent neighborhoods.
Character	<ul style="list-style-type: none">• Should contain large trees for shade and windbreaks.• May contain natural features for environmental education, such as water body, wetlands or unique vegetation.
BASIC REQUIREMENTS	
Outdoor Sports	<ul style="list-style-type: none">• Paved area for basketball courts, volleyball courts, handball courts, and practice wall, oriented primarily for school physical education use.
Passive Recreation	<ul style="list-style-type: none">• Open turf area for non-organized sports, minimum two acres.• Pathway system or track for walking/jogging.
Play Areas	<ul style="list-style-type: none">• Arranged in areas to facilitate joint use between school and public.• Play area for ages 6-12 should include climbing structures, other apparatus and sand play (oriented to school).• Tot lot for ages 2-5, oriented to daytime public use areas.• All play areas must be handicap accessible (ADA).• Benches adjacent to play areas.

Neighborhood-School Park Standards (continued)

- | | |
|--------------------------|--|
| Drinking Fountain | <ul style="list-style-type: none">• Minimum one (other than school provided), handicap accessible. |
| Off-street Parking | <ul style="list-style-type: none">• Generally not provided off-street., parking permitted on adjacent streets or on school parking lot. |
| Bicycle Parking | <ul style="list-style-type: none">• Lockable parking, minimum one location. |
| Lighting | <ul style="list-style-type: none">• Security lighting for major pathways only. |
| Shade | <ul style="list-style-type: none">• Provide shade structure where natural shade from trees is insufficient or as an extra amenity around family picnic area. |
| OPTIONAL ELEMENTS | <ul style="list-style-type: none">• Tennis courts or half-basketball court located adjacent or oriented to neighborhood.• Barbecue facilities at family picnic tables.• Off-street parking facilities for 10 - 30 cars.• Restroom building.• Exercise course or cluster.• Water spray play area or wading pool.• Practice baseball diamond with backstop and infield, not lighted.• Horseshoe pits or checker board tables with seats.• Information Kiosk.• Police mini-office. |
| Family Picnic Areas | <ul style="list-style-type: none">• Shaded and wind-protected area.• Minimum three tables for 6-8 peoples each.• Adjacent to open play fields area. |

6.4 Neighborhood-Serving City Park Standards

DEFINITION	<ul style="list-style-type: none">• Medium sized park that provides basic recreational activities for a specific neighborhood.• Typical neighborhood park facilities may be included as a portion of a larger community park.• Land area may be consolidated with a city storm water detention basin with part of the usable open turf areas designed to hold storm water for short periods of time during winter months.
SERVICE AREA	<ul style="list-style-type: none">• Up to .375 mile radius
SIZE	<ul style="list-style-type: none">• 3-8 acres
ACREAGE STANDARD	<ul style="list-style-type: none">• 3.0 acres/1000 population minimum
SITE CHARACTERISTICS	
Configuration	<ul style="list-style-type: none">• Contiguous with level terrain to accommodate active (organized) and casual (non-organized) sports activities.• Land may be arranged in a manner that includes linear corridor to extend or integrate park and/or open space feature into adjacent neighborhood.
Access/Location	<ul style="list-style-type: none">• Locate on a collector or arterial street.• Provide one frontage on major street with a second frontage on minor streets.• Provide connection to pedestrian and bicycle routes.• Locate in central location to serve adjacent neighborhoods.
Character	<ul style="list-style-type: none">• Should contain large trees for shade and windbreaks.• May contain natural features for passive recreation, such as body water or significant vegetation.
BASIC REQUIREMENTS	
Outdoor Sports	<ul style="list-style-type: none">• Limited hard surface area for half-basketball court.• May provide a tennis court, unlit.
Passive Recreation	<ul style="list-style-type: none">• Open turf area for non-organized sports, minimum one acre, two acres or more desirable.• Pathway system or track for walking/jogging.
Play Areas	<ul style="list-style-type: none">• Play lot for ages 6-12.• Should include climbing structures, other apparatus and sand play.• All play areas must be handicap accessible (ADA).• Benches adjacent to play areas.

Neighborhood-Serving City Park Standards (continued)

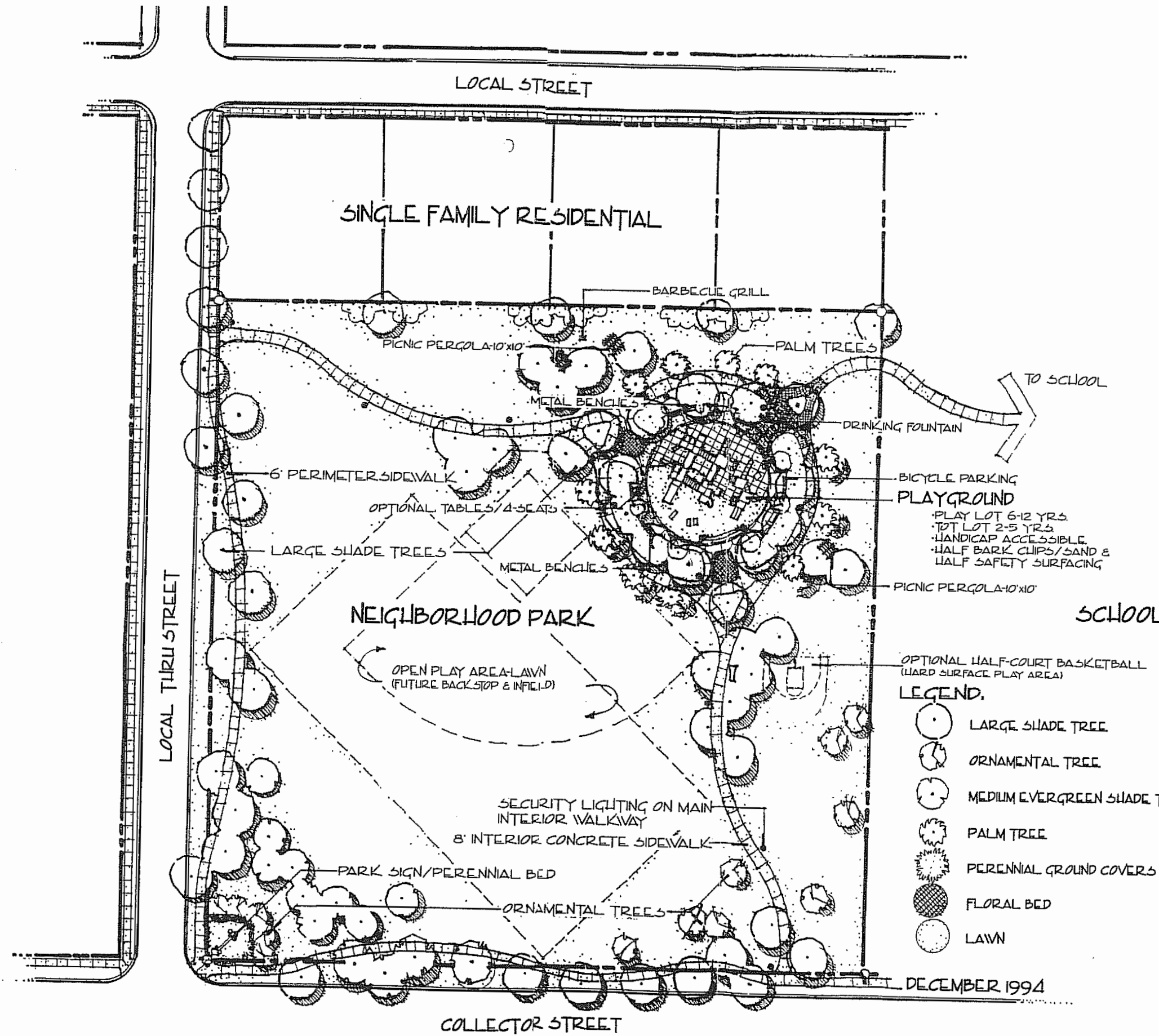
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|---------------------|--|
| Family Picnic Areas | <ul style="list-style-type: none">• Shaded and wind-protected area.• Minimum three tables for 6-8 people each.• Adjacent to open play fields area. |
| Drinking Fountain | <ul style="list-style-type: none">• Minimum one, handicap accessible. |
| Off-street Parking | <ul style="list-style-type: none">• Generally not provided off-street, parking permitted on adjacent streets. |
| Bicycle Parking | <ul style="list-style-type: none">• Lockable parking, minimum one location. |
| Lighting | <ul style="list-style-type: none">• Security lighting for major pathways only. |
| Shade | <ul style="list-style-type: none">• Provide shade structure where natural shade from trees is insufficient or as an extra amenity around family picnic area. |

- OPTIONAL ELEMENTS**
- Tennis courts or half-basketball court located adjacent or oriented to neighborhood.
 - Barbecue facilities at family picnic tables.
 - Restroom building.
 - Exercise course or cluster.
 - Water spray play area or wading pool.
 - Practice baseball diamond with backstop and infield, not lighted.
 - Horseshoe pits or checker board tables with seats.
 - Information/Notice Kiosk
 - Police mini-office.
 - Tot lot for ages 2-5.

Prototype Neighborhood Park

As noted in the introduction to this Section, the park land dedication and in-lieu fee formula established by State law and applicable to all new residential development is for the purpose of acquiring and constructing a neighborhood park to serve the affected residents. Historically, our city has limited its land/fee formula to the acquisition costs as Turlock had not adopted a "local standard" for a developed neighborhood park. As part of this Plan, a prototype neighborhood park meeting the standards herein has been included. Figure 6-1 on the following page illustrates this prototype neighborhood park.

Cost estimates to develop this prototype neighborhood park follow on the next two pages. These estimates are intended to serve as the basis for including development costs as a portion of Turlock's local park dedication and in-lieu fee requirement. These costs were updated as part of the 2003 Parks Master Plan Review. The parks fee collected for the acquisition and development of parks is reviewed annually for adequacy and accuracy.



ADMINISTRATIVE DRAFT
 PROTOTYPE NEIGHBORHOOD PARK PLAN
 TURLOCK, CALIFORNIA

Figure 6-1



**TABLE 6-A
PROTOTYPE NEIGHBORHOOD-SERVING CITY PARK IMPROVEMENT COSTS**

Turlock Parks Master Plan

Cost Estimate for Typical Neighborhood-Serving City Park

(Updated in 2002)

Item Quantity	Item Description	Unit	Size	Unit Cost	Total Cost
General Sitework					
7500	Rough grading	Cu. Yd.		\$ 1.68	\$ 12,630
5,640	Perimeter Concrete Walkways	Sq. Ft.	6' Wide	\$ 3.90	\$ 22,460
	Perimeter curb, gutter, and paveout (offsite)				\$ 130,270
Subtotal General Sitework					\$ 165,360
Playground					
5,000	Playground Perimeter Pad	Sq. Ft.		\$ 5.6	\$ 28,080
400	Approach Sidewalk	Ln. Ft.	8-10'	\$ 16.9	\$ 6,740
500	Curb/Retaining Wall	Ln. Ft.	12"x24"	\$ 28	\$ 14,000
1	Play Lot--Metal/Fiberglass	Lump Sum		\$ 45,000	\$ 45,000
	Safety Surfacing	Sq. Ft.			\$ 8,420
	Sand	Cu. Yd.			\$ 1,680
1	Bicycle Ribbon Rack	Each	5 bikes	\$ 280	\$ 280
2	Planter--Prefabricated Stone--20" High	Each	30" Dia.	\$ 7,580	\$ 15,160
4	Litter Receptacles	Each		\$ 600	\$ 2,400
6	Benches-with Back	Each	6'	\$ 600	\$ 3,600
1	Drinking Fountain	Each	Handicap	\$ 3,000	\$ 3,000
6	Spring Rockers			450	\$ 2,700
1	Swingset			3,930	\$ 3,930
2	Safety Lights			2,920	\$ 5,840
Subtotal Playground					\$ 140,830
Site Elements					
5	Picnic Tables--Concrete	Each	6' Long	\$ 700	\$ 3,500
1	Picnic Table ADA			\$ 670	\$ 670
	Shade Structure--Pergola/Arbor				\$ 6,740
6	Barbecue Grill	Each		\$ 157	\$ 940
1	Park Sign	Lump Sum		\$ 5,000	\$ 5,000
10	Receptacles			\$ 600	\$ 6,000
4	Benches with Back			\$ 600	\$ 2,400
	Signage (park rules)				\$ 560
Subtotal Site Elements					\$ 25,810

Landscape

12	Large Shade Trees	Each	24" Box	\$ 280	\$ 3,360
63	Perimeter Trees		15 Gal	\$ 53	\$ 3,370
40	Interior Trees		15 Gal	\$ 53	\$ 2,250
11	Large Shade Trees Around Playground	Each	36" Box	\$ 750	\$ 8,250
9	Medium Evergreen Shade Tree	Each	24" Box	\$ 275	\$ 2,475
204,000	Open Turf Area (Hydroseed Application)	Sq. Ft.			\$ 16,850
206,500	Irrigation	Sq. Ft.			\$ 47,170
206,500	Fine Grading	Sq. Ft.			\$ 22,460
Subtotal Landscape				\$ 106,185	

Total Neighborhood-Serving City Park Cost Estimate

\$307,920 for on site costs

\$130,270 for off site costs

\$438,190 Total costs

The parks improvement costs are based on estimates provided in 2002, on data provided in 1999 for the adjustments in park improvement fees updated to 2002 based on ENR indexing, or on data provided in the 1995 Parks Master Plan updated to 2002 based on ENR indexing.

Optional Elements

2250	Hardsurface Play Area (1/2 court Basketball)	Sq. Ft.		\$ 2.9	\$ 6,575
1	Restroom Building	Lump Sum	8'x12'	\$ 50,270	\$ 50,270
1	Exercise Course- 5 Structure	Lump Sum	10 Sta.	\$ 9,470	\$ 9,470
1	Wading Pool/Spray Pool with Animals	Lump Sum		\$ 14,610	\$ 14,610
2	Landscape Maintenance Contract*	Year		\$ 14,030	\$ 28,060
1	Hooded Backstop-30' wide, 10' wings	Lump Sum	10' Ht.	\$ 4,210	\$ 4,210
1	Horseshoe Pits	Each		\$ 2,050	\$ 2,050
1	Table with Checker Board & Four Seats	Each		\$ 1,020	\$ 1,020
1	Information kiosk	Each	3' Dia.	\$ 2,920	\$ 2,920
1	Telephone	Each		\$ 1,140	\$ 1,140
144	Mini-police Station	Sq. Ft.		\$ 146	\$ 21,040

**Should be required in every contract to insure a park with all landscape items vigorous and in healthy growing condition which limit disputes between contractor and city.*

Cost to develop a neighborhood park presented here is for contracted prices. Parks can be developed for much less if volunteer labor and donations of site items by service groups or clubs or individuals. (Laying sod, planting flowers, installing play equipment, placing site furnishings and constructing shade structures.)

The parks improvement costs are based on data provided in the 1995 Parks Master Plan updated to 2002 based on ENR indexing.

6.5 Pocket Park Standards

DEFINITION	<ul style="list-style-type: none">• Small open space area located within residential areas that provide open areas for passive recreation, including area for small children, or passive sitting areas for outdoor enjoyment.• Pocket park facilities may be provided within a specific neighborhood or community park.• Generally permitted only when developed or improved with private funds and accompanied with a landscape maintenance benefit district due to the inefficiency inherent in development and maintenance of such small areas.
SERVICE AREA	<ul style="list-style-type: none">• Up to .25 mile radius
SIZE	<ul style="list-style-type: none">• .25 to 1 acre.
ACREAGE STANDARD	<ul style="list-style-type: none">• No standard proposed.
SITE CHARACTERISTICS	<ul style="list-style-type: none">• Located within neighborhoods and in close proximity to high density residential housing or senior-housing developments contiguous with level terrain to accommodate active (organized) and casual (non-organized) sports activities.
BASIC REQUIREMENTS	<ul style="list-style-type: none">• Small, open turf area for non-organized field play.• Bench• Trash receptacle, minimum one.• Drinking fountain, handicap accessible.
OPTIONAL ELEMENTS	<ul style="list-style-type: none">• Picnic table(s), shaded, to accommodate 6-8 people.• Shade structure.• Small paved areas for unorganized court play.• Tot lot for ages 2-5.

6.6 Recreation Corridor (Public Greenway System) Standards

DEFINITION

- Linear corridors (bike paths/greenways) designed for pedestrian and bicycle linkages throughout the community and connections between major open space and recreational facilities. The pathways are separate from vehicular traffic lanes and generally designed for dual use by pedestrians and bicyclists. One exception is a Class I Bikeway, as defined by Caltrans, where a separate pathway for pedestrians is encouraged especially when there is significant pedestrian use.

A bike path is bicycle and/or pedestrian pathway that is separate from motorists. A greenway is a bike path that is landscaped and/or travels through a park or open space greenbelt. A paseo is a type of greenway that is located along a street with generous formal landscaping and is developed to be an integral non-motorized linkage within a neighborhood. Paseos are generally developed as part of an area wide master plan.

SIZE

- Width of corridor (bike path/greenway) will vary depending on location and purpose of corridor connection and underlying land use. Should also be able to protect any adjacent sensitive land use or resource.

ACREAGE STANDARD

- No standard.

SITE CHARACTERISTICS

- Linear corridors (bike paths/greenways) developed along a canal, railroad, or public street (including paseos) right-of-way, and may travel through a park or open space greenbelt property.
- Minimum 10 feet in width, maximum 50 to 100 feet.

BASIC AMENITIES

- Bicycle/pedestrian path, eight feet (8') in paved width.
- At major corridor connections, provide trailhead areas with benches and informational signing, and public telephone.
- Informal Landscaping - Incorporate shrub and tree patterns into low maintenance, landscape theme to minimize operations and maintenance costs. Informal landscaping replicates a natural setting and is generally provided along a canal or railroad right-of-way, and open space greenbelt property. The landscaping width can vary from a few feet up to 100 feet. The abutting landscaping width may exceed 100 feet within an open space greenbelt
- Formal Landscaping – Incorporate shrub, tree, and lawn into an urban (man-made) design. Formal landscaping is generally provided along paseos, other street right-of-ways, or public parks. The landscaping width can vary from a few feet up to 100 feet. The abutting landscaping width may exceed 100 feet within a park.
- Litter receptacles.

OPTIONAL AMENITIES

- Security and safety lighting
- Drinking fountains
- Equestrian path, soft surface, separate from bicycle/pedestrian path.
- Raised overcrossings or subterranean undercrossings offering separation from major streets and/or intersections.

6.7 Sports and Special Use Facility Standards

DEFINITION	<ul style="list-style-type: none">Facilities or recreation systems that service a specific recreational or community need for a portion or particular age group of the city's population.
SERVICE AREA	<ul style="list-style-type: none">All the city and/or community residents.
SIZE	<ul style="list-style-type: none">Varies depending on purpose, scope and scale of use.
LOCATION	<ul style="list-style-type: none">May be free-standing at a separate location or be incorporated within a community park.
FACILITY TYPES (may be combined)	
Baseball Fields	<ul style="list-style-type: none">1 field per 5,000 population for adult play.1 field per 5,000 population for youth play.Provide adequate number of lighted fields for evening league play.
Softball Fields (adult)	<ul style="list-style-type: none">1 field per 3,000 population.Provide adequate number of lighted fields for adult league play.
Basketball Courts	<ul style="list-style-type: none">1 court per 5,000 population (outdoor).
Bicycling	<ul style="list-style-type: none">1 mile per 2,000 population.
Field Games (Soccer, Field Hockey, Lacrosse, Football)	<ul style="list-style-type: none">1 field per 4,000 population.
Golf - 9 Hole	<ul style="list-style-type: none">1 course per 25,000 population.
Golf - 18 Hole	<ul style="list-style-type: none">1 course per 50,000 population.
Golf - Driving Range	<ul style="list-style-type: none">1 range per 50,000 population.
Gymnasium	<ul style="list-style-type: none">1 gymnasium per 20,000 population.
Horseshoes	<ul style="list-style-type: none">1 court per 2,000 population.
Jogging/Walking Trails	<ul style="list-style-type: none">1 mile per 4,000 population.
Multi-use Recreation Center	<ul style="list-style-type: none">1 center per 30,000 population.
Outdoor Theater	<ul style="list-style-type: none">1 theater per 30,000 population.Provide amphitheater seating for 600 - 1,200 people.

Sports and Special Use Facility Standards (continued)

- | | |
|---------------|--|
| Swimming Pool | <ul style="list-style-type: none">• 1 pool per 20,000 population• Pool size and configuration should accommodate organized youth and adult team swimming; recreational lap swimming; classes; and accessibility for the physically disabled, frail elderly, and young children. |
| Tennis Courts | <ul style="list-style-type: none">• 1 court per 2,000 population.• Provide 25% of courts for evening play. |
| Volleyball | <ul style="list-style-type: none">• 1 court per 5,000 population |

6.8 Community Gateway Standards

- DEFINITION**
- Landscape areas designed as focal points to announce entry into the city. May be incorporated into other parks or may be developed as separate areas in public rights-of-way.
- SIZE**
- Vary according to locating and entry point.
- LOCATION**
- West Main at Washington Road.
 - Lander south of State Route 99.
 - Golden State Blvd. north of State Route 99.
 - East Avenue at Daubenberger Road.
 - Monte Vista Avenue at Berkeley Road.
 - Geer Road at Taylor Road.
 - Golden State Blvd. at Taylor Road.
 - Fulkerth Road east of State Route 99.
- DESIGN STANDARDS**
- Community welcome entry sign, vertical monument.
 - Flowering trees.
 - Ornamental ground cover.
 - Sculptured earthen berm.
 - Each gateway should be designed with a unique recognizable character around a common community thematic element.

Turlock Beautification Master Plan

The Turlock Beautification Master Plan, adopted in winter of 2003, is a tool to aid the City of Turlock in accomplishing the goal for the improvement and beautification of the City's Highway 99 corridor, gateway zones, and secondary corridors. The main objectives are to maximize the impact of visual enhancement, unify the City of Turlock, and reinforce a City identity and character.

FIGURE 6-2
STANDARD AMENITIES BY SPECIFIC PARK TYPE (Updated in 2002)

Park Facilities Matrix	COMMUNITY PARK	NEIGHBORHOOD SCHOOL PARK	NEIGHBORHOOD-SERVING CITY PARK	POCKET PARK	RECREATION CORRIDOR
AMPHITHEATER	●				
BARBEQUE GRILL (Individual)	+	+	+		
BARBEQUE GRILL (Group)	+				
BASKETBALL (Full Court)	▲	▲			
BASKETBALL (Half Court)	▲	▲	+	■	
BENCH	+	+	+	■	■
BLEACHER (Seating Capacity: 1P=18")	+				
BIKE RACKS (No. of Bikes Capacity)	+	+	+		
COMMUNITY CENTER BUILDING	●	●			
COMMUNITY GARDEN	■				■
CONCESSION STAND	■				
DRINKING FOUNTAIN	+	+	+	■	■
EQUESTRIAN PATH					■
EXERCISE COURSE	■	+	■		■
FOOD TABLE/BUFFET/PREP.	+				
GROUP PICNIC SHELTER	■				
GYMNASIUM	●	●			
HANDBALL COURT	▲	▲			
HORSESHOE PIT	■	■	■		
INFORMATION KIOSK	■	■	■		■
IRRIGATION	+	+	+	+	
LARGE GROUP PICNIC AREA	+				
LITTER RECEPTACLE	+	+	+	+	+
LITTLE LEAGUE BASEBALL FIELD	+	■	■		
MULTI-USE SPORTS FIELD	+	■			

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- Basic amenity
Optional Feature
Community and Neighborhood-Serving City/School parks may contain a pool, community center, gymnasium or amphitheater
Community and Neighborhood-Serving City/School parks may contain courts for tennis, basketball, volleyball or handball.

Park Facilities Matrix	COMMUNITY PARK	NEIGHBORHOOD SCHOOL PARK	NEIGHBORHOOD-SERVING CITY PARK	POCKET PARK	RECREATION CORRIDOR
NATURAL HABITAT AREA	■				■
OPEN PLAY AREA	+	+	+	+	
PARKING (in no. of spaces)		■			
PETTING ZOO	■				
PICNIC TABLE	+	+	+	■	■
PLAYGROUND	+	+	+	■	
POLICE MINI-OFFICE	■	■	■		
PRACTICE WALL	▲	▲			
RESTROOM	+	■	■		
RETENTION POND/BASIN	+	■		■	
SECURITY LIGHTING	+	+	+		+
SHADED AREAS/STRUCTURE	+	+	+		
SIGN-PARK IDENTITY	+	+	+		+
SMALL GROUP PICNIC AREA	+	■	■		
SOCCER FIELD	+	▲			
SOFTBALL FIELD	+	▲			
SWIMMING POOL	●	●			
TENNIS COURT	▲	▲	■		
TOT LOT	+ ■	+	+ ■	■	
VOLLEYBALL (Sand Pit)	▲	▲			
VOLLEYBALL STAND (Pairs)	▲	▲			
WADING POOL	■	■	■		
WALKWAY/PATH/TRAIL	+	+	+		+

- +
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- Basic Amenity
- Optional Feature
- Community and Neighborhood-Serving City/School parks may contain a pool, community center, gymnasium or amphitheater
- Community and Neighborhood-Serving City/School parks may contain courts for tennis, basketball, volleyball or handball.

Section 7

Objectives and Policies

The following objectives and policies are provided as a statement of the City's commitment to establish, operate and maintain a city-wide system of public parks and recreational facilities that serve the residents of Turlock and significantly enhance our quality of life. The objectives are broad goals or statements of purpose that provide overall guidance in five distinct categories responding to primary parks and recreation issues. Policies are specific action strategies which will direct implementation efforts to achieve our objectives. Once adopted by City Council, these proposed objectives and policies would replace the broad policies within the Public Facilities Element of the Turlock General Plan. The 2002 General Plan Review amended the General Plan to include the five objectives outlined in the Parks Master Plan.

7.1 Park System Development

Objective 1: Park System Development

Develop a high-quality public park system with adequate space and facilities to provide an appropriate mix of recreation activities for the City's residents and work force.

Policies

- 1.1 Develop two community parks, one in the northwest quadrant and one in the northeast quadrant, in accordance with the Park Development Location Standards specified in this Parks Master Plan.

Sites have been identified in this Plan and should be acquired now as a high priority and developed when residential construction provides additional park development funding.

The Turlock Regional Sports Complex was mostly developed in 2002 as community park north of Pitman High School as part of the North Turlock Master Plan.

- 1.2 Develop new neighborhood-serving city and neighborhood-school parks in visible and accessible locations, in accordance with the development standards specified in the Parks Master Plan.

While most sites have been identified in this Plan, additional sites may be necessary as land use patterns from actual development occurs.

Between 1995 and 2002, four new neighborhood-serving city parks have been partially or fully developed and two neighborhood-school parks have been developed. All of these parks were identified in the Plan. Two new neighborhood-serving city parks are identified in the North Turlock Master Plan adjacent to the new community park.

- 1.3 Establish general zones of benefit around new neighborhood-serving city and neighborhood-school park sites so that park development fees collected from specific developments that will be served by the future park facility will be allocated towards the development of that specific park.

Today all park development fees collected are deposited in a single park development fund account. As annual expenditures for park development and improvements are authorized by the Council, these may not necessarily reflect park development responding to sites from which fees have been collected from new development. By having sub-accounts by geographical area, or specific planned park benefit zones, expenditures and development could more closely respond to fee collection.

In 1999, the City of Turlock amended park fees by having sub-accounts by geographical area.

- 1.4 Calculate park development fees to reflect cost of land acquisition, off-site public improvements, and general park improvements as permitted by State enabling law and as specified in this Master Plan. Land costs shall be based on 4.5 acres of park land per 1,000 residents added, which shall be charged as a development in-lieu fee or as park land dedication if the development includes all or portions of a park site as designated on the Park Master Plan and Turlock General Plan Land Use Map.

California Government Code Section 66477 (Quimby Act) allows the city to require dedication or payment of in-lieu fees sufficient to buy and provide off-site improvements and park improvements for a maximum of 3 acres per 1,000 new residents; if the amount of existing parks exceed this limit, then the ratio of the existing amount, up to 5 acres per 1,000 residents may be adopted as the local standard.

Chapter 7 (Dedications and Reservations) and Chapter 13 (Park Fees of Title 11, Subdivisions) of the Turlock Municipal Code will be amended to reflect the new standard to include park improvements.

Based on the 2000 Census and parkland inventory, the parkland standard increased from 4.2 to 4.5 acres of parkland per 1,000 residents.

- 1.5 Acquire park sites promptly after collecting fees or, when possible, by advancing funds from other enterprise accounts or grants.

Delay in acquisition diminishes the purchasing power of available funds.

- 1.6 Explore the use of available techniques to minimize park land acquisition costs including possible use of non-profit land trusts and conservancies.

More communities are effectively using existing land trusts, conservancies, or other types of non-profit organizations to acquire land at below-market prices, perhaps even donations, and then transferring title

to the public agency. This usually allows excellent tax credits for the original land owner that may not be possible through typical land dedications or purchases by a public entity.

- 1.7 Continue to explore methods to acquire additional park lands in an effort to increase the existing standard for park acreage per 1,000 residents from 4.2 to 5.0. This ratio should be monitored for adjustment at the next federal census.

The City is unable to collect fees or land per the maximum allowed under State law because the acreage in 1992 (when bench marked with the federal census) only met the 4.2 acres per 1,000 residents ratio. The City should consider special efforts to increase its park land inventory in order to increase the local ratio that could benefit the city at the next opportunity to modify this ratio (2000).

Based on the 2000 federal census and parkland inventory, the standard increased to 4.5 acres per 1000 population in 2003 through the Parks Master Plan Review and General Plan amendment.

- 1.8 Examine strategies and programs to allow neighborhood groups to acquire and maintain existing small storm water detention basins for neighborhood pocket parks.

Throughout preparation of this Plan, significant support has been expressed for a greater number of smaller, neighborhood pocket parks. Many opportunities exist through the utilization of small storm water detention basins; however, these small parks present a maintenance liability unless funded by maintenance districts or similar options.

- 1.9 New Pocket Parks shall only be developed when accompanied by establishment of a maintenance benefit assessment district to fund on-going maintenance and improvement costs.

With high development, operation and maintenance costs in proportion to community benefit received from these small parks, they should generally be discouraged by the city unless private funding for development and maintenance is provided.

- 1.10 Assign high priority to the improvement and rehabilitation of parks in existing neighborhoods, and to developing new neighborhood parks in those areas currently under served.

Many of our existing neighborhoods do not have access to local park facilities. Since most new park development fees come from newly developing areas, these older neighborhoods have been overlooked. The city should explore cooperative efforts with existing neighborhood groups to participate in the acquisition and development of parks in these older, but very important, residential neighborhoods.

- 1.11 As part of each fiscal year budget development, the expenditures proposed from the Park Development Fund shall be submitted to the Community Services Commission for their review and comment prior to City Council consideration.

The Community Services Commission members are charged with advising the City Council on all issues related to community activities, parks and recreation programs. It would be prudent that this Commission

also assume a role in reviewing the annual expenditures proposed to implement this Master Plan. They are important group to be a part of priority setting and monitoring.

- 1.12 All new parks and recreational facilities shall be located, oriented, and designed in such a way as to facilitate surveillance, security, policing, and maintenance.

First and foremost on the minds of residents is the desire and demand for safe recreational facilities. From the design standpoint, careful planning shall be given to the mix of facilities and amenities in an attempt to balance the demands of the park users while at the same time discouraging inappropriate activities.

- 1.13 Design of all new play areas shall conform to federal requirements for accessibility pursuant to the Americans with Disabilities Act of 1990, or other applicable legislation.

- 1.14 In the planning of recreation programs and facilities, the City shall promote the active involvement of all affected participants, including those with special needs, such as physically disabled, elderly, and youth.

In the future planning of all neighborhood parks and facilities public meetings shall be held with the affected neighbors to review needs, proposed improvements, and answer questions.

- 1.15 Continue cooperative efforts with the Turlock School District through joint-use agreements for parks and recreation facilities. Locate new neighborhood-serving city parks in conjunction with elementary or junior high schools wherever feasible. Work closely with the new high school planning committee to carefully consider new facilities that could offer mutual benefit to the educational needs as well as serving the community.

The City enjoys a particularly good relationship with the Turlock School District. During the planning for the next high school in Turlock, an event that occurs very seldom, the city and the district have a unique opportunity to explore joint-use facilities that could benefit from siting, maintenance and funding arrangements. One of the most important ideas suggested is an olympic-sized pool and diving complex.

The City and the School District worked cooperatively on the planning of Pitman High School and the new regional sports complex as part of the North Turlock Master Plan.

- 1.16 Coordinate with other private and/or city-associated recreation organizations, including the Turlock Youth Soccer Association, Turlock Adult Softball, Turlock Little League, and Turlock Swim Club, to fund and develop new joint-use recreation facilities.

Turlock has many strong private groups and associations which provide sports programs for our citizens. Through coordinated efforts, new sports facilities and special use parks can be developed which enhance the community's park and open space opportunities.

- 1.17 Continue to place a high emphasis on development of a golf course to serve the community. Explore public-private cooperative arrangements as well as the use of waste-water expansion programs to assist in the funding obligations.

According to the NRPA standards adopted in this Plan, demand for at least one nine-hole golf course is assured. With continued emphasis, an eighteen-hole course is certainly possible if the city can assist in land acquisition.

- 1.18 Identify potential sites along the Highway 99 corridor for the development of private facilities that would supplement local community recreational needs including a family aquatics facility, a skating (roller, blade, or ice) facility, and a family campground.

The Parks Master Plan Map identifies potential sites along Highway 99 that could accommodate such facilities. They have generally been situated along this transportation corridor due to the visibility and volumes of passing travelers that would be required to support such a facility. The city should explore efforts at public-private partnerships to encourage these developments.

- 1.19 Plan for the development of special use facilities to serve the community including a little league complex and a soccer complex. Each complex should provide for play fields, off-street parking lot, bleachers, restrooms, and concession area. Any lighting shall be designed and situated in such a way that impacts to adjoining land uses is minimized.

See Policy 1.16 regarding joint-use arrangements.

- 1.20 Consider development of new special facilities that highlight local agricultural products, community heritage, or environmental features exist in our community.

Public interest has been generated for a community museum/park that could highlight a farmstead with a garden, orchard, live dairy and poultry exhibit. A potential botanical garden is designated on the Parks Master Plan map next to the Water Quality Control Facility.

- 1.21 Develop a network of bicycle and pedestrian trails to link individual components of the city park system and the neighborhoods.

See Objective 4: Recreation Corridor Program.

- 1.22 Provide parks and/or facilities that can accommodate non-traditional forms of recreation as new needs arise.

Sports and recreation activities follow many other societal and cultural trends. Activities such as beach volleyball and roller blade leagues are just two examples of how sports activities change over time. The city should have facilities and parks to provide flexibility to accommodate new activities as they emerge.

- 1.23 Minimize substitution of private recreation facilities for developer fee payment or park land dedication to ensure that a public park system will be permanently available to the entire community.

While developers may claim credit for certain types of on-site, private recreational facilities they construct and maintain, these areas generally provide minimal benefit to affected residents and do not replace the need or user desire for larger park and picnic areas.

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- 1.24 As needed, the city Community Services Commissions and city staff shall prepare a report to the City Council describing all activities that have occurred implement this Master Plan. As part of this report, any recommendations that the Commissions believe are necessary regarding modifications or additions to the Plan shall be included.

7.2 Recreation Programs

Objective 2: Recreation Programs

Provide a range of leisure, recreational and cultural programs and facilities that are accessible and affordable to all segments of the community.

Policies

- 2.1 Develop and maintain a balanced recreation program that addresses the diverse needs of the various age, ethnic, neighborhood and interest groups in Turlock.

The delivery of recreation programs is an excellent way to celebrate community diversity by continuing existing programs and designing new programs that respond to the various needs, ages, cultures, languages, and living styles that make up the unique qualities of our community.

- 2.2 Participate in, and continue to develop, cooperative agreements with the numerous sports leagues (i.e.: Turlock Youth Soccer, Turlock Little League, Turlock Adult Softball Assn.), which manage a wide range of specific recreation and sports activities for Turlock residents.

Through cooperative arrangements with other groups, more recreation programs can be offered to community residents, often at a cost that does not require a city subsidy as many city-sponsored programs do. Nonetheless, it is important that these various activities sponsored and administered by other groups be coordinated to ensure fair and equitable access to all citizens.

- 2.3 Maintain the agreement with the Turlock School District regarding joint-use of school facilities for sports and recreation programs, including after-school programs.

The City is currently involved in seeking alternatives to the city-sponsored after school sports program. These types of programs are a critical part of a comprehensive approach to providing alternate activities for our youth, particularly during hours of the day when many parents are not at home.

- 2.4 Involve youth groups in the planning, design and management of existing and new sports and recreation programs oriented towards youth.

Special efforts should continue to seek the involvement of youth in the planning and design of youth-related activities. For Youth In (FYI) Turlock has begun to provide this link between youth as users and the community as providers.

- 2.5 Ensure that Turlock residents are given first priority in participation in city-sponsored recreation programs, activities, and leagues and use of city facilities for such activities.

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- 2.6 Continue to charge an out-of-service area fee for individuals signing up for city-sponsored adult recreation programs who don't reside in the city limits. Consider expanding this by including a rate differential for youth programs.

Historically, Turlock had an agreement with Denair School District allowing joint-use of facilities (similar to Turlock Schools) and did not charge different rates for city residents vs. non-residents to participate in recreation and sports programs. Two years ago the Denair School District elected not to renew the agreement and the City Council adopted a non-resident participation rate for adult participants in city sponsored programs. The City should monitor the youth activity rate and consider a similar rate-differential if excessive use in response to subsidy received is experienced.

- 2.7 Offer nature study programs to increase community awareness of open space opportunities and habitat enhancement in city parks and adjoining farm lands.

With the development of storm water detention basins, particularly the large holding basin at the City Waste Water Treatment Plant, the city has an opportunity to emphasize the educational aspects of a man-made wetlands and the associated natural and environmental features.

- 2.8 Coordinate with the Turlock Arts Commission to utilize city facilities and to develop programs that compliment and enhance the cultural arts of our community.

The existing public buildings used for senior activities and other recreational programs can become useful as public spaces to highlight the work of local artists as well as provide meeting space for workshops or classes sponsored by the local arts groups.

- 2.9 Conduct an educational and outreach program to inform community residents of recreational programs and services, as well as to heighten the public's awareness of parks and recreation activities and facilities and their value to Turlock's quality of life.

As the benefits of community recreation and parks become increasingly dependent on available tax dollars, it is critical that promotion and education of the benefit the community receives from this venue is emphasized. It is becoming more apparent that positive youth activities must be a component of any efforts the city chooses to deal with the challenge of increasing crime and violence among our young people.

- 2.10 Annually update statistics on participation levels and patterns of use/users for various city recreation programs as well as use of recreation facilities.

- 2.11 Periodically survey community attitudes and preferences concerning recreational programs utilizing a statistically-valid survey methodology.

Maintaining a solid and reliable base of information regarding use patterns and user profiles will be an important tool to effectively compete with limited dollars necessary to maintain a positive and effective city recreation program.

7.3 Operations and Maintenance Programs

Objective 3: Operations and Maintenance Programs

Provide for a high quality of maintenance for all city parks, landscaped open space areas, and recreational facilities that enhance the visual attractiveness of Turlock while being as cost-effective as feasible.

Policies

- 3.1 Continue to closely monitor all costs associated with maintenance of building and park facilities that are utilized by individuals or groups for special purposes. Use charges should fully recover costs associated with facility operations and maintenance.

Use fees should constantly be reviewed to ensure all costs for specialized use cover associated maintenance costs, including fixed asset replacement. Where use charges cannot support maintenance costs due to market considerations, the use/benefit ratio should be closely examined before a city subsidy is provided.

- 3.2 Examine the costs of ongoing maintenance of new neighborhood parks and explore alternative funding mechanisms to support their maintenance.

- 3.3 All new commercial and industrial developments located along arterials designated as community entry-ways shall include landscaped medians located within the public right-of-way of the adjoining street. Maintenance of these landscaped medians shall be covered by a maintenance district composed of the adjoining new developed property or as determined by a zone of benefit.

This is standard city practice in new commercial and industrial developments that have taken place in the past few years. Besides improving the visual attractiveness of adjoining business districts, the landscaped medians enhance our city entry ways.

- 3.4 Continue to coordinate and monitor the administrative activities of the Community Services Division of Police Services and the parks and facility maintenance activities administered from the Public Services Division of the Municipal Services Department.

Having the maintenance functions separate from the program delivery function can pose difficult challenges and priority conflicts. This arrangement must be continually monitored to ensure that functions and needs are coordinated to the maximum benefit of the community's quality of life, not controlled solely by a specific department's budget limitations.

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- 3.5 Continue to explore innovative tools, strategies and programs to increase the effectiveness of the city's maintenance efforts as more park lands and facilities are added to our inventory.
- 3.6 Explore the use of "adopt a park" programs to encourage a greater level of citizen responsibility in maintenance needs and landscape requirements for specific park features, public walls, building exteriors, and landscaped areas including median islands and entryways.

A growing number of communities are finding private funding assistance to cover specialized maintenance costs for exterior building painting, specific park improvement purchasing and maintenance, and landscape maintenance of specific areas. More can be done locally with attention to program administration.

- 3.7 Explore alternative funding sources to ensure that adequate dollars are raised by the city to maintain a growing number of city parks and recreational facilities.

The city should explore funding alternatives to supplement general tax dollars that today go to park maintenance needs. Examples include the establishment of a city-wide maintenance benefit assessment district.

7.4 Public Greenway System and Open Space Protection Programs

Objective 4: Public Greenway and Open Space Protection Programs

Establish methods to identify, acquire, develop and maintain important open space buffers and pathway corridors (Public Greenway System) throughout the community which offer leisure recreational facilities, protect the local environment, and enhance the community quality of life.

Policies

- 4.1 Develop the Turlock Public Greenway System around the perimeter and throughout the community. The Public Greenway System consists of pathways for pedestrians and bicyclists separate from vehicular traffic lanes. Dual use by bicyclists and pedestrians is generally encouraged. A pathway of the public greenway system is usually located within or adjacent to a canal, railroad, or public street right-of-ways. A pathway may travel through parks or open space “greenbelt” properties. In most cases, a pathway should be landscaped or travel through a park or an open space greenbelt (greenway) but sometimes a pathway may not be landscaped or abut a park or open space (bike path).

A greenway typically includes formal (urban/man-made) or informal (natural) landscaping that varies from a few feet up to 100 feet in width. The abutting landscaping and/or open space could exceed 100 feet if the bike path travels through a park or open space greenbelt. A paseo is a greenway located along a public street with generous formal landscaping and is generally developed as part of an area wide plan to be an integral non-motorized linkage within a neighborhood.

- 4.2 Amend the Circulation Element of the Turlock General Plan, specifically the Bikeway Plan, to show formal linkages along the TID lateral No. 3 adjacent to Taylor Road and a Tuolumne/Hwy. 99 pedestrian overpass.

The 2002 General Plan Review shows a three-mile trail corridor along TID lateral No. 3 running parallel to Taylor Road and linkage of Tuolumne Boulevard across Highway 99.

- 4.3 Work with representatives from TID and the UPRR to establish cooperative agreements for joint-use of these right-of-ways as an integral part of the Public Greenway System.

This will require involvement from staff, interested citizens, and elected officials to seek alternative solutions to the common reasons why agencies resist dual use and people activity in the vicinity of these

A portion of the TID canal adjacent to Turlock High School has been completed as a trailway called the Gallison Memorial Parkway.

4.4 Develop paseos generally as part of new area wide plans. Paseos provide integral non-motorized linkages within a neighborhood connecting residential areas to public facilities, commercial areas, and work areas. Paseos are included in residential subdivisions.

4.5 Continue to enforce and implement existing policies contained in Section 5.4 of the Turlock General Plan regarding Turlock's Pedestrian and Bicycle Circulation System.

Reference is made to the existing policies contained in the General Plan related to this topic. (They are also included in Section 3 of this Parks Master Plan).

4.6 Solicit interest from citizens that would like to be a part of the organization of a local group that would explore possible methods to achieve an effective open space buffer or greenbelt and public greenway system around Turlock.

Following adoption of the parks Master Plan, the Steering Committee could be involved in soliciting interested citizens for such a group. The Council would need to determine the appropriate priority for program administration.

4.7 Research existing programs used throughout that state and nation that have a proven record of administering an effective open space protection program, including land ownership as well as conservation or use easements.

4.6 Hold community forums to educate citizens regarding the advantages and challenges of having a local open space protection program as well as collect additional public input on the issues to explore and address.

4.8 Seek formal establishment of a local non-profit land trust or conservancy (or alternate groups that follows Policy 4.6) that could become the administrative support for an effective open space protection program.

A county-wide farmland trust was formed in 2000 for the purpose of protecting farmland.

7.5 Private Recreation Facilities

Objective 5: Private Recreation Facilities

The City shall promote the provision of private recreation facilities within large-scale private developments to meet a portion of the park and recreation impacts created by the development.

Policies

- 5.1 Promote the inclusion of private outdoor and indoor recreation facilities in large commercial/industrial projects (over 100 employees per shift) as a benefit for employees and as a means of reducing demand on public facilities.

Amenities as simple as a covered patio garden area for breaks and lunch periods to an indoor recreation room to an outdoor baseball diamond or walking trail could offer an excellent employee benefit as well as lessen the demand for additional public facilities.

- 5.2 Promote the development of private commercial recreation facilities that meet community recreation and activity needs and complement the public parks, facilities, and programs.

Many residents expressed desires for additional special recreation facilities that often require significant investment to construct and operate. Facilities such as a family aquatics center, a roller rink, or a miniature golf course outdoor activity center would all contribute greatly towards meeting the recreational needs of the community.

- 5.3 Certain private recreation facilities developed in conjunction with new large residential projects shall be eligible for a partial credit of park development in-lieu fees in accordance with the standards in the Turlock Municipal Code. Any such private recreation facility is subject to review and approval of the Parks and Recreation Commission.

Presently the Parks and Recreation Commission is not involved in the review, determination, and approval of private recreation facilities earning a partial parks development fee credit. The T.M.C. should be amended to include review by this Commission.

- 5.4 Consider levying a parks and recreation development fee on nonresidential development commensurate with expected use of such facilities by employees of the non-residential development.

Many California cities collect such fees. This funding mechanism can be used to provide recreation facilities in industrial areas which are often frequented by employees that may not reside in our community, but participate in after-work sports or recreation league events.

Section 8

Parks Master Plan Diagram

The park system proposed in this Master Plan provides for a comprehensive system of parks and open space areas throughout our community to meet our leisure and recreational needs. These parks and open space areas consist of several different park types, each of which satisfy a particular recreation demand suited to serve the residents of Turlock. The park or open space categories are:

- Community Park
- Neighborhood School Park
- Neighborhood City Serving Park
- Pocket Park
- Recreation Corridor (Greenway Trail) System
- Sports and Special Use Facility
- Community Gateway

These seven park and open space elements are graphically portrayed on the Parks Master Plan Diagram included in this section. Actual park sites shown include all existing park facilities as well as the proposed system of parks, recreation, and community service facilities to serve the projected buildout population of 85,190 residents by the year 2013. Locational criteria for new sites take into account the new park standards including convenient access and placement within reasonable distances to the area being served. Public land ownership, availability, and conformance with current zoning and General Plan land use designations are also considered.

An open space greenway with recreational trails located along canals and railroad rights-of-ways is proposed to provide an open space buffer around much of the city and compliment the non-motorized circulation system. A network of formal bicycle paths, part of the existing Bikeways System Plan, creates even more connections among elements of the city's park and open space system.

Portions of undeveloped, privately-owned lands have been designated for specific public park or sport facilities. In many cases, the existing General Plan land use designations may be something other than "Parks", "Open Space", or "Public Uses". In these cases, land acquisition would involve close cooperation with the property owner based on community support. In addition, alternative site locations have been shown for some of the commercial recreation facilities desired by the community and discussed in this Plan. Development of these facilities would be dependent upon market forces to clarify the highest and best choice of locations and development timing. A description of existing and proposed park, recreation or sports facilities follows. Identification numbers for each existing and proposed park and recreation facility

have been included herein and added on the Diagram as well. This will allow us to more closely monitor the planning and design of each separate facility. The existing Park Inventory (Table 3-A) and the Existing Facility Matrix (Figure 3-2) from Section 3 of this Plan includes the complete listing of all parks as well as the detailed amenities at each facility.

Community Parks

As of 2002, Pedretti Park (CP1), Donnelly Park (CP2), and the Turlock Regional Sports Complex (CP4 - opened in Fall of 2002) currently serve Turlock residents with 93.4 acres of developed and active community park land. Donnelly Park is equipped with a full range of amenities required for an active community park. While Pedretti Park's primary function is as a community adult softball complex and the Turlock Regional Sports Complex is mainly a soccer complex, most of the basic amenities (such as picnic facilities and playground) required for community parks are also present. As of 2002, the only function of Dianne Park (CP3) is a 34-acre drainage basin and is unimproved as a park facility. At a population of 59,367 in 2002, the existing ratio of approximately 2.2 acres of developed community park per 1,000 residents is over the current adopted standard of 1.5 acres per 1,000 residents. To meet the population expected at build-out (85,190) no additional acres of land will be required to be developed as community parks based on the current standard. However, the plan proposes an additional new community park in the southeast portion of the city.

Two sites for community parks have been shown on the Parks Master Plan Diagram.

- A 34-acre community park site on the east side of Dianne Drive (CP3).
- A community park site near Glenwood and Golden State Boulevard to serve the southeast quadrant of the city (CP5).

Neighborhood School and Neighborhood Serving City Parks

In 2002, twelve (12) neighborhood school parks and eighteen (18) neighborhood serving city parks provide a combined total of 169.7 acres of neighborhood park lands. These parks are listed on Table 3-A of Section 3, page 3-2. Included in this listing, and counted towards the acreage total, are four smaller park sites that are formally categorized by function as Pocket Parks and two city serving neighborhood parks that are undeveloped on the east and west sides of the North Turlock Sports Complex (NP32 and NP33). Based on the 2002 population, this park land area equals a ratio of 2.8 acres per 1,000 residents, is slightly less than the adopted standard of 3.0 acres per 1,000 residents. In addition, some of these sites are presently under design or development, limiting their complete usefulness as parks. To meet the population at build-out (85,190) a total of 86 additional acres of neighborhood parkland will be needed by 2013 (projected build-out date).

In addition to the existing neighborhood serving city parks in this category, identified as NP1 through NP11, NP22, and NP32 and NP33 (undeveloped), ten sites for future parks have been identified on the Park Master Plan Diagram.

- A four-acre site designated at the corner of Tuolumne and Countryside Drive to serve as a neighborhood park as well as landscaped open space to buffer adjoining residential areas from the highway-oriented commercial areas in the Northwest Triangle Specific Plan (NP21).
- A neighborhood park site on the east side of Colorado Avenue north of Hartwick and another neighborhood park site on the east side of Colorado Avenue at Moonbeam Way (The Northeast Turlock Master Plan, adopted in February, 2004, split the designated park site into two smaller sites, NP23a and NP23b).
- A neighborhood park site west of Quincy, south of East Avenue (NP24).
- A neighborhood/school park site east of Daubenberger, south of Brier Road (NP25).
- A neighborhood park site south of Linwood Avenue, west of Verduga Road (NP26).
- A neighborhood park site on the north side of Linwood Avenue, west of Johnson Road (NP28).
- A neighborhood park site on the east side of Fifth Street, north of Linwood Avenue (NP29).
- A neighborhood park site on the south side of Glenwood Avenue, between Golf Road and Lander Avenue (NP30).
- A neighborhood park site on the east side of Daubenburger Road, north of East Canal Drive (NP31).

Pocket Parks

As part of this Parks Plan, more formal recognition is proposed for small areas consisting of landscaped open space in the form of Pocket Parks or Public Landmarks. Since these are small sites, their acreage is included in the total park land calculations, but a minimum size for each individual pocket park has not been established. There are presently four formal sites that meet this designation: Central Park (PP1); G.A.R. Park (PP2); Denair Park (PP3); and Greenwood Park (PP4).

This category of small parks could increase if options to pursue neighborhood acceptance and responsibility for some of the small storm drain basins is implemented and they are converted in pocket parks. Since it is not proposed that these small pocket parks be developed at city-initiation, they are not specifically listed in this section nor are they included in the Park Priority Development Plan. However, some of the prime candidates for pocket park conversion are identified on the Park Master Plan Diagram. The City will eventually stop using these small storm basins due to new standards requiring all storm water to be treated. The existing basins could be developed as pocket parks or in residential units.

Open Space and Public Greenway System

Today, the primary open space feature, other than existing city parks, would include the Civic Center (Police Services) plaza and open space areas on the CSUS campus. In addition, the City's non-motorized trail system is essentially limited to existing bicycle lanes and routes of the Bikeway System along paved streets and informal walking paths along the TID canal No. 4 (adjacent to Canal Drive). As of 2003, an increasing amount of formal pedestrian and bicycle pathways that are separate from vehicle lanes have been developed as part of the Public Greenway System (bike paths/greenways). Most of the Public Greenway System has been developed in the north along Taylor Road and within the North Turlock Master Plan. Other sections of the Public Greenway System are along Lateral No. 4 adjacent to Turlock High School, Walnut Road between Monte Vista Avenue and Christoffersen Parkway, within the interior of CSUS campus, and on the east side of Crowell Elementary School.

The Parks Master Plan Diagram illustrates a very ambitious open space greenway buffer around Turlock, which include the Public Greenway System. This Public Greenway System includes links utilizing the canal and railroad rights-of-way, local streets, and connecting trails through existing parks and farm lands (future open space greenbelt properties) that surround the city.

Sports and Special Use Facilities

Sports and special use facilities are an important component of a community's recreation system because they provide space for recreation programs, offer opportunities for social interaction, foster community pride, and provide venues for the delivery of important social services. In Turlock, these facilities will be provided within community parks, public buildings, at school sites, and at special sports complexes. Within each broad category of sports or special use facility, the projection for additional facilities required to serve the city's buildout population is identified. This buildout population estimate is 85,190 residents by the year 2013.

Baseball Fields: In addition to the twelve fields (excluding little league) that exist today, an additional five will be required for the city's buildout population. In addition to four existing little league fields at three elementary school sites and Pedretti Park, a little league complex (SF1) has been proposed to be developed. While providing five fields, such a facility could offer a sorely needed sports facility for our area's youth and would be expected to be self-sufficient in operation costs.

Softball Fields: As with most other California cities, demand for adult softball facilities exceeds available supply. At buildout, twelve additional fields will be needed, most of those lighted. Expansions to Pedretti Park complex (CP1), or the little league complex (SF1), or shared use with new secondary school facilities will be looked to in order to fill this demand.

Basketball Courts: At build-out population in 2013, seventeen basketball courts should be provided. In 2002, there are 54 full-court, indoor and outdoor basketball facilities located mostly on school sites. Five indoor courts are available on school sites and are used for league play. As a result, no additional courts are needed for our build-out population. The city may continue to look at conversion of the War Memorial to a full-use gymnasium facility (SF2), unless community demand supports funding construction of a new facility that may be used for league play all year long.

Gymnasium: The city currently relies on using gymnasiums on school sites through a joint use agreement between the City of Turlock and the School District. As noted above, the city should examine conversion of the War Memorial building to include a gymnasium for indoor court activities (SF2). A city owned gymnasium would be available during school hours to the general public.

Multi-use Play Fields: Large grass-covered open space areas developed on school sites and city parks provide 26 play fields within the community. At build-out population, 21 play fields should be provided. Consequently, additional play fields may not be necessary.

It is not recommended that the city provide any additional football fields. Demand for these sports facilities is largely generated by the local school programs and the school district should assume primary role of providing these facilities.

Soccer: There are ten regulation fields at the Turlock Regional Sports Complex and two regulation fields on the two high school sites. Additional fields are not necessarily needed since nine fields should be provided at the build-out population.

Tennis: At the population of 59,376 in 2002, the City is deficient thirteen tennis courts from the required standard. At the time of buildout, projected to be 85,190 residents by the year 2013, sixteen additional courts will be required. New courts should be a feature considered in the design of new neighborhood and community parks.

The city should also resurface the existing courts at Crane and Columbia Parks. Additional courts would be appropriate as part of any private planned residential developments or commercial recreation center such as the family aquatics center.

Golf: Considerable attention and demand for this type of a sports facility moves it up near the top on any facility priority list. One 18-hole golf course is needed now to satisfy existing demand. At buildout, an additional course is recommended, in addition to three small executive, or 9-hole, courses. Special consideration should be given to incorporate plans for a golf course

(SF4) into the open space land acquisition as part of the city's wastewater treatment plant expansion. Lands at Linwood Avenue and Washington Road have been tentatively identified as potential sites.

Meeting Rooms/Recreation Centers: In this category, the city has a great head start. As mentioned in Section 3, the biggest challenge we face in providing new facilities is coming up with necessary funding for ongoing operations and maintenance. Six additional meeting rooms (SF5) will be required to serve the buildout population, along with one major recreation center. No particular site has been proposed to date, however, there should be consideration to locate the new recreation center within the site of the Public Safety Center on Palm Street (SF6). This proposal should continue to be a high priority which will not only provide a cost-effective use of a new facility, but would support programs linking youth recreation programs with Turlock's community-oriented policing efforts. Plans have also been suggested to expand the use of the community center at Columbia Park (SF7).

Thought should also be given for development of another senior center on the north area of the city. Facilities that allow the residents of city neighborhoods to meet and socialize at will become more important as the city implements other programs planned at increasing neighborhood involvement in our local government.

Swimming Pools: As noted in Section 3, demand for public swimming pools is high today and is increasing as Turlock grows. The demand for lap-swimming for exercise is essentially unfilled in our community today. In addition to the pools at Columbia Park, and limited use of the two high school pools, the city should have one additional pool right now (SF9), and a second to serve the population at buildout (SF10). In addition to recreational swim play, a public pool is important for providing recreational programs including senior's exercise, lap swimming, swim lessons, and life guard training. An indoor pool is recommended because it can be climate-controlled year-round, being as popular in the summer as the winter.

The Turlock Swim Club has indicated interest in expanding the pool facilities at the new proposed high school to include an Olympic-size pool and diving pool. The city could join this cooperative arrangement through facility management and maintenance agreements. Recreational swim and water activities may also be provided through a private commercial facility such as the recommended family aquatics center. Other swimming pools in planned residential developments may help in meeting the increasing demand as well.

Indoor/Outdoor Theaters: While the facilities at CSUS certainly offer the community excellent indoor and outdoor sites for cultural venues, demand for additional facilities will increase as our population grows and use/schedule conflicts with the university occur. A pergola or outdoor gazebo would be a nice addition to open areas around the water feature at Donnelly Park (SF12). In addition, a similar open air structure should be included in the community park (CP6) planned in southeast quadrant of the city.

As the city explores upgrading the Carnegie Library building to meet accessibility requirements, special attention and consideration should be given to plan for an expansion of this facility (SF11). With the excellent programs and reputation the Turlock Arts Commission has established at this site, it would be an excellent place to provide more space for gallery display, art classrooms, and for staging performing arts events. In addition, a site for a cultural/heritage park in the form of community orchard and homestead is indicated in south Turlock (SF13).

Community Gateways

Community gateways are landscape features that announce entry into Turlock. These features are not intended to be parks used for recreation. Rather, they are to be focal points that utilize signage, plant materials, and earthen berms to form a visually attractive feature to greet residents and visitors as they enter our community (CG1 - CG9). The adoption of the Turlock Beautification Master Plan in early 2003 established some guidelines to enhance the City's image including design guidelines for the nine community gateways.

Community gateways may be developed as part of a community park or recreation corridor, but are usually developed within a public right-of-way adjacent to a major street. Maintenance would be the responsibility of the Municipal Services Department as a city-funded responsibility or from funds derived from a benefit assessment district of adjoining properties. The Master Plan Diagram illustrates nine approximate locations for community gateways that are situated where major arterials or expressways enter the community.

Summary

The elements described in this Section, and shown on the enclosed Parks Master Plan Diagram, will contribute to the unified physical and cultural characteristics of the community for generations to come. When implemented in a logical and integrated way, along with improvements to the existing parks, the Parks Master Plan will ensure that the community objectives relating to safety, recreation, and quality of life are achieved.

Section 9

Park Development Action Plan

Implementation of this Parks Master Plan will increase the existing inventory of park land in Turlock by adding approximately 35 acres of new community parks and 45 acres (based on a typical five acre site) of new neighborhood parks to our city. Additional neighborhood park land inventory will be added through joint-use fields developed at new school sites adding an addition 40 acres for a total of 85 acres. Several existing parks and school sites will also receive improvements. Combined, these facilities will be necessary to provide a comprehensive parks and recreation system to serve Turlock's buildout population of 85,190 people by the year 2013.

Achieving this substantial increase in park land inventory will require significant costs for new land acquisition and site development. In addition, this commitment to an expanded park system carries with it significant long-term operation and maintenance responsibilities. A number of important actions are now necessary if we are to achieve this comprehensive parks and recreation program that will enhance our quality of life well into the next century.

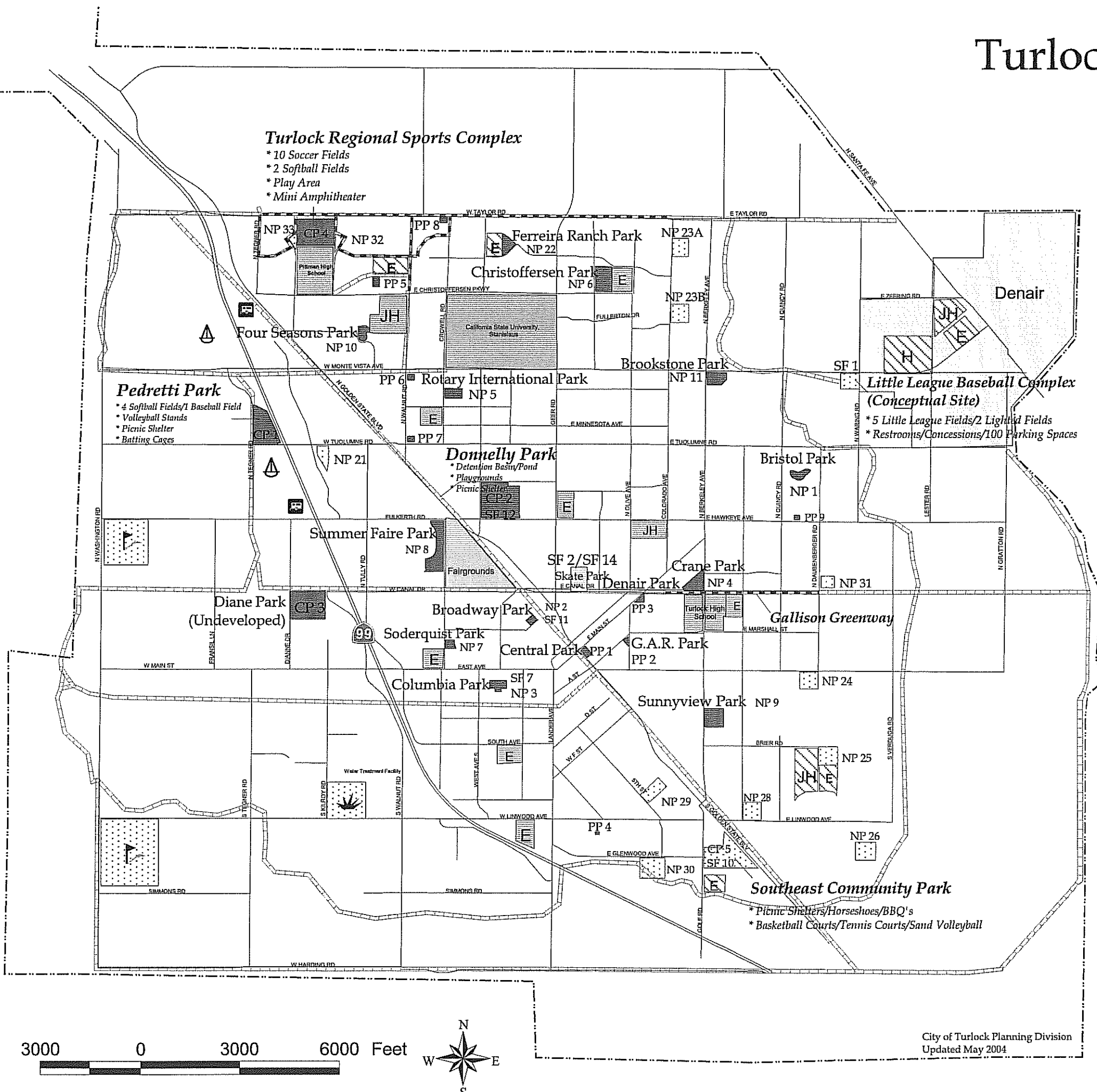
In this final section, we will outline the next steps necessary to begin implementation of this ambitious parks and recreation program. First, it is important to establish a general time frame for implementation of the comprehensive park improvements that our residents say they want. Next, the preliminary cost estimates for these facilities are identified. We then examine the increased operation and maintenance costs that will go along with the expanded facilities and identify potential funding methods available to the city to finance this comprehensive park development program. Finally, this section concludes with a list of immediate action steps that will begin initial implementation of the Parks Plan.

9.1 Project Development Plan

All the park and recreation acquisition and improvement development projects recommended by this Master Plan must be categorized according to a general development time frame before a detailed implementation program may be developed. It is important that community consensus be achieved in this regard, and equally important to keep in mind that this document is a "living" plan that will continue to be subject to review by the public and City, with course corrections made along the way as local conditions and funding availability changes. It is suggested that the following general strategy be employed to determine the sequencing of individual projects:

Turlock Parks Master Plan Diagram

Figure 8-1



Existing Park
 Future Park/Open Space Site

Park Classifications

CP Community Park
 NP Neighborhood Park
 PP Pocket Park
 SF Special Facility

Existing School
 Future School Site

School Classifications

E Elementary School
 JH Junior High School
 H High School
 P Public

Existing Greenway
 Future Greenway

* Pedestrian and bike pathways contiguous through greenbelts and parks and throughout the city along railroad tracks, irrigation canals and designated streets.
 * Incorporates appropriate physical/visual barriers to private residences.
 * Vegetation includes California native trees, shrubs, and wildflowers along pathways.
 * Uses lands surrounding Turlock through conservation easements and land donations to a non-profit Turlock park conservancy or Turlock land trust.

Recreational Vehicle Camp Site (Conceptual)

* Highway oriented full service RV park
 * Overnight camping/maintenance facility
 * Proximity to the conceptual site for a Family Aquatic Center
 * Abundant large shade trees

Family Aquatic Center Site (Conceptual Site)

* Water slides
 * Large pool/zero entry play pool
 * 60 - acre complex
 * Adventure golf
 * Game arcade/food service
 * Bumper boats/ Go-Carts

Public Golf Course/Driving Range (Conceptual Site)

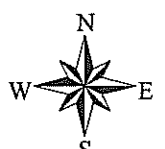
* 18 Hole Course
 * Use Gray Water for Irrigation

Turlock Botanical Gardens (Conceptual Site)

* Man-made Wetlands/Vernal Pools
 * Historical Farmsteads/Orchard

Planning Area Boundary

3000 0 3000 6000 Feet



City of Turlock Planning Division
 Updated May 2004

-
- Correct deficiencies that currently affect the existing population, such as lack of community parks, special facilities, and neighborhood parks in certain areas of the city.
 - Develop new parks and other facilities concurrently with new residential development.
 - Upgrade existing parks.
 - Acquire land and/or use agreements for future major parks.
 - Develop pedestrian/bikeway trail system that connects city park and recreation facilities.
 - Develop community gateways.
 - Protect critical resources important to our local setting and economy.

The list on the following page identifies proposed projects, arranged four, eight, and twelve year horizons from 2002 to 2013, the estimated build-out year. The list is further categorized into type of project – improvements to existing parks, development of new parks, and development of new special facilities. The projects have been categorized based on their general importance and desire to be developed, along with an expected, realistic, time frame. Within each project/year category, individual projects are not necessarily listed in suggested priority order. Implementation of these projects may actually occur in different time periods due to changing user preferences, changing land use patterns, availability of funding or other factors.

Many projects will occur concurrently, often with the planning for certain projects coinciding with the implementation of others. It also may be desirable to implement certain projects which have available funding or have lower costs in advance of implementing projects which are more desirable, but more costly. The improvements identified for existing parks and facilities are fully described in Section 4 – Analysis of Demand, summarized in this section only by title.

Four Year Projects

Existing Park Improvements

Pedretti Park Expansion
Donnelly Park Improvements
Broadway Park Improvements
Columbia Park Improvements
Soderquist Park Improvements
Sunnyview Park Improvements
Columbia Center Expansion
Carnegie Library Restoration
Crane Park Improvements
Christoffersen Park Improvements
Brookstone Park Improvements
Ferreira Ranch/Rose Circle Improvements (2003)
Four Seasons Park Improvements (2003)

New park Development

Tuolumne/Countryside Park
Glenwood Park
Golden State/Taylor Gateway
Lander/99 Gateway Project
Fulkerth/99 Gateway Project
Dianne Community Park
NTMP West Wingette Park
NTMP East Wingette Park

New Special Facilities

Turlock Regional Sports Complex (developed-fall 2002)
Rec. Center in Public Safety Bldg.
Indoor Pool/Gymnasium
Phase 1: Public Greenway System (partially developed-1 mile by 2002)
War Memorial Gymnasium Conversion
Skate Park
Dog Park
Water Feature – Broadway Park (2003)

Eight Year Projects

Existing Park Improvements

Pedretti Park Improvements
Bristol Park Improvements
Gettysburg Park Improvements
Summerfaire Park Improvements
Central Park Improvements
Walk/Jog Trail@Donnelly

New Park Development

Southeast Community Park
Colorado/Hartwick Park
Colorado/Moonbeam Park
Quincy/East Ave. Park
Daubenberger/Brier Rd. Park
Daubenberger/East Canal Park
Fifth/Linwood Park
West Main/Washington Rd.
Gateway
Monte Vista/Berkeley Gateway

New Special Facilities

Golf Course- Phase I
Senior Center @ Fire Station No. 4
Community Centers (4)
Phase 2: Public Greenway System
Water Park

Twelve Year Projects

Existing Park Improvements

G.A.R Park Improvements
Greenwood Park Improvements
Denair Park Improvements (2003)
Outdoor Theater @ Donnelly
Bridges @ Donnelly

New Park Development

Linwood/Verduga Rd. Park
Linwood/Johnson Rd. Park
Golden State/So. 99 Gateway
Geer Rd./Taylor Gateway
East Ave./Daubenberger Gateway

New Special Facilities

Little League Complex Development
Golf Course – Phase 2
Community Centers (2)
Swimming/Aquatics Center
Phase 3: Public Greenway System
Outdoor Garden/Homestead
Ice Rink

Note: These park and recreation improvements, as well as the gateway projects, must derive their funding from a number of different sources including general property tax dollars, special tax or assessment dollars, developers fees or contributions, grant funds, etc. For a more complete list of available funding sources, see *Section 9.4 potential Funding Methods*.

9.2 Preliminary Cost Estimates

As noted previously, the proposed park system will add approximately 35 acres of community park land and 45 acres (based on a typical five acre site) of neighborhood city serving parks at buildout. Approximately 34 miles of recreational corridors are also proposed. Several existing parks, facilities and school sites will also receive improvements.

Cost estimates have been prepared for this land acquisition and development of new parks and improvements to existing facilities. The costs cited below include a 10% to 15% allocation for design and engineering services. All figures are in 1994 dollars adjusted to 2002 based on the Engineering News Record Index (ENR), 1999 dollars adjusted to 2002 based on the ENR, or 2002 dollars. The cost of land is based on 2002 valuation of \$100,000 per acre. Itemized improvements are listed in Appendix A-4. The cost estimates have been updated as specific items have been completed, removed or added to the improvement lists. The following table presents an itemized list of development projects with their estimated costs for acquisition and development. Their implementation-year time frame is also indicated.

TABLE 9-A
ESTIMATED COST BREAKDOWN BY FACILITY TYPE (FOR BUILDOUT)
 (Updated in 2002)

<u>COMMUNITY PARKS</u>	<u>Timing</u>	<u>Development</u>	<u>Acquisition</u>
CP1 (a) Pedretti Park Improvements	4-8	\$141,000	\$0
CP1 (b) Pedretti Park Land Expansion	0-4	\$70,840	\$400,000
CP2 Donnelly Park Improvements	0-4	\$433,530	\$0
CP3 Dianne Community Park	0-4	\$2,250,330	\$0
CP4 Turlock Regional Sports Complex		\$0	\$0
CP5 Southeast Community Park	4-8	\$2,250,330	\$3,500,000
Subtotal		\$5,146,030	\$3,900,000
TOTAL			\$9,046,030

TABLE 9-A (Continued)

<u>NEIGHBORHOOD PARKS</u>		<u>Timing</u>	<u>Development</u>	<u>Acquisition</u>
<u>Existing Park Improvements</u>				
NP1	Bristol Park	4-8	\$5,000	\$0
NP2	Broadway Park	0-4	\$140,000	\$0
NP3	Columbia Park	0-4	\$340,760	\$0
NP4	Crane Park	0-4	\$253,250	\$0
NP5	Rotary International Park	4-8	\$53,120	\$0
NP6	Christoffersen Park	0-4	\$93,260	\$0
NP7	Soderquist Park	0-4	\$42,390	\$0
NP8	Summerfaire Park	4-8	\$70,400	\$0
NP9	Sunnyview Park	0-4	\$33,000	\$0
NP10	Four Seasons	0-4	\$182,420	\$0
NP11	Brookstone/ Legends 6	0-4	\$182,420	\$0
NP22	Ferreira Ranch/Rose Circle	0-4	\$182,420	\$0
Subtotal Existing Parks			\$1,578,440	\$0
<u>New Parks and Improvements</u>				
NP21	Tuolumne/Countryside Dr. NP	0-4	\$438,000	\$500,000
NP22	Ferreira Ranch /Rose Circle NP (See Existing Park)		\$0	\$0
NP23a,b	Colorado/Hartwick and Moonbeam NPs	4-8	\$438,000	\$500,000
NP24	Quincy/East Ave. NP	4-8	\$438,000	\$500,000
NP25	Daubenberger/Brier Rd. NP	4-8	\$438,000	\$500,000
NP26	Linwood/Verduga Rd. NP	8-12	\$438,000	\$500,000
NP27	(Deleted)		\$0	\$0
NP28	Linwood/Johnson Rd. NP	8-12	\$438,000	\$500,000
NP29	Fifth/Linwood NP	4-8	\$438,000	\$500,000
NP30	Glenwood/Golf Rd. NP	0-4	\$438,000	\$500,000
NP31	Daubenberger/East Canal NP	4-8	\$438,000	\$500,000
NP32	North Turlock Master Plan East Wingette NP	0-4	\$330,000	\$0
NP33	North Turlock Master Plan West Wingette NP	0-4	\$330,000	\$0
Subtotal New Parks			\$4,602,000	\$4,500,000
Subtotal All Neighborhood Parks			\$6,180,440	\$4,500,000
TOTAL				\$10,680,440
<small>(New parks NP21 and NP23a,b-NP31 are based on a typical five acre site)</small>				

<u>POCKET PARKS</u>		<u>Timing</u>	<u>Development</u>	<u>Acquisition</u>
<u>Existing Pocket Park Improvements</u>				
PP1	Central Park	4-8	\$36,400	\$0
PP2	G.A.R. Park	8-12	\$9,350	\$0
PP3	Denair Park	8-12	\$12,600	\$0
PP4	Greenwood Park	8-12	\$3,500	\$0
Subtotal			\$61,850	\$0
TOTAL				\$61,850

TABLE 9-A (Continued)

<u>SPORTS SPECIAL USE FACILITIES</u>		<u>Timing</u>	<u>Development</u>	<u>Acquisition</u>
SF1	Little League Complex	8-12	\$1,373,000	\$400,000
SF2	War Memorial Conversion (gymnasium)	0-4	\$585,000	n/a
SF3	Dianne Community Park (See CP3)	0-4	\$0	n/a
SF4	Golf Course	4-12	\$3,507,000	n/a
SF5	Community Center (6 @ new sites)	4-12	\$1,403,000	\$0
SF6	Rec. Center @ Public Safety Ctr	0-4	\$0	\$0
SF7	Columbia Center Expansion	0-4	\$585,000	\$0
SF8	Senior Center	4-8	\$1,169,000	\$0
SF9	Indoor Pool/Gymnasium	0-4	\$2,338,000	\$100,000
SF10	Swimming Aquatics Center @ SE CP5	8-12	\$2,338,000	\$100,000
SF11	Carnegie Arts Center Expansion	0-4	\$585,000	\$0
SF12	Outdoor Theater @ Donnelly Park	8-12	\$585,000	\$0
SF13	Community Garden/Homestead	8-12	\$585,000	\$0
SF14	Skate Park	0-4	\$500,000	\$100,000
SF15	Dog Park	0-4	\$300,000	\$50,000
SF16	Water Park	4-8	\$1,000,000	\$100,000
SF17	Walk/Jog Trail at Donnelly	4-8	\$50,000	\$0
SF18	Bridge at Donnelly	8-12	\$150,000	\$0
SF19	Ice Rink	8-12	\$1,000,000	\$200,000
Subtotal			\$18,053,000	\$1,050,000
TOTAL				\$19,103,000
<u>COMMUNITY GATEWAYS</u>		<u>Timing</u>	<u>Development</u>	<u>Acquisition</u>
CG1	West Main and Rt. 99	4-8	\$88,000	\$50,000
CG2	Lander Ave. south of State Rt. 99	0-4	\$88,000	\$50,000
CG3	Golden State Blvd. North of State Rt. 99	8-12	\$88,000	\$50,000
CG4	East Avenue at Daubenger Rd	8-12	\$88,000	\$50,000
CG5	Monte Vista Ave. at Quincy Rd.	4-8	\$88,000	\$50,000
CG6	Geer Rd. at Taylor Rd.	8-12	\$88,000	\$50,000
CG7	Golden State Blvd. At Taylor Rd.	0-4	\$88,000	\$50,000
CG8	Fulkerth Rd. east of State Rt. 99	0-4	\$88,000	\$50,000
CG9	Monte Vista Ave. at State Rt. 99	0-4	\$88,000	\$50,000
Subtotal			\$792,000	\$450,000
TOTAL				\$1,242,000

TABLE 9-A (Continued)

RECREATION CORRIDOR (PUBLIC GREENWAY) SYSTEM	<u>Timing</u>	<u>Development</u>	<u>Acquisition</u>
Total 34 miles (excludes interior pathways of future area wide plans) Includes trailheads, signage, amenities, planting, Limited lighting, and paved pathways.	12	\$3,549,000	\$0
TOTAL			\$3,549,000

SUMMARY OF COSTS FOR BUILDOUT NEEDS

	<u>Existing Park Development</u>	<u>New Park Development</u>	<u>Land Acquisition</u>	<u>TOTAL</u>
0-4 yrs.	\$3,709,290	\$8,424,330	\$1,850,000	\$13,983,620
4-8 yrs.	\$355,920	\$11,375,330	\$6,200,000	\$17,931,250
8-12 yrs.	\$760,450	\$9,157,000	\$1,850,000	\$11,767,450
TOTAL	\$4,825,660	\$28,956,660	\$9,900,000	\$43,682,320

9.3 Operation and Maintenance

Implementation of this Parks Master Plan will require increased effort in the operation and maintenance of the park and recreation system. As additional park acreage and facilities are developed, additional personnel, equipment, and materials will be required. Adequate budgets in the City's maintenance divisions are essential to the success of this master plan. No new facility should be constructed unless proper maintenance levels can be provided.

This challenge was discussed in Section 5 – Special Issues, where methods other cities are using to enhance their maintenance budgets were identified. Today, the funding for park and facility maintenance is almost exclusively derived from the general fund. To meet tomorrow's maintenance needs, the city must look to increased allocations from the general fund, inclusion of parks maintenance in any proposed Mello-Roos Assessment District(s), increasing the current assessment rates for the existing landscape and lighting districts, creating a city-wide maintenance benefit assessment district, or a combination of the above alternatives.

To project future operation and maintenance costs, the fiscal year 02/03 operating budget of \$1,730,569 (from Department 457, park maintenance and Department 439, storm basin maintenance) was divided by the 176 acres currently maintained, to yield a cost of \$9,833 per acre per year. The table below illustrates the estimated costs by phase of completion to full buildout population of 85,190 at 2013.

TABLE 9-B
ESTIMATED OPERATION AND MAINTENANCE COSTS (updated in 2002)

Phase of Completion	Total Acres	Total Cost per Year
0-4 yr.	234 (58 added)	\$ 2,300,922
4-8 yr.	295 (61 added)	\$ 2,900,735
8-12 yr.	312 (17 added)	\$ 3,067,896

- Notes:
1. Acreage totals include existing and proposed facilities.
 2. Acreage totals include community parks, neighborhood parks, special facilities, and buildings and community gateways.
 3. Recreation corridor (Public Greenway System) acreage was not included in this table
-

9.4 Potential Funding Methods

It's often said that coming up with the ideas is the easy part – it's putting the ideas into practice that's the hardest! In this case, implementation of this Parks Master Plan lies squarely on the shoulders of all of us! If Turlock residents truly want to see our parks improved, upgraded and expanded to include new and desirable amenities, it can happen.

Most of the funds required to build new neighborhood parks can be passed on to new residents through an increase to the present park development fees, as recommended in this Plan, to include park improvement costs in addition to land acquisition costs. Existing City ordinances that establish these in-lieu development fee exactions should be so amended as soon as possible. In 1996, the City of Turlock adopted park improvement fees. In general, however, new development should not be made to pay for projects that benefit solely the existing deficient areas of the city. In such cases, the City's general fund, grants, redevelopment funds, bonding, or other sources should be utilized.

The greatest funding challenge will continue to be the generation of dollars to construct new special use sports facilities, upgrade and improve existing parks and facilities, and keep up with the increased maintenance costs of our city parks. Therefore, general community financial support is critical if we are to expect full implementation of many of the facilities that residents have said they feel are important for our community to have. In this section, we have described a few of the revenue sources the city is presently utilizing or those that deserve immediate attention. A more complete matrix table summarizing other potential funding mechanisms is provided.

Existing Municipal Revenue Sources

The City is already using a number of techniques to stretch our local government revenue devoted to park and recreation purposes. Joint use agreements with the Turlock School Districts are allowing for shared use of existing and future public education facilities, increasing their efficiency and our public investment. In addition, the city has leveraged additional funds from Turlock's Storm Water System enterprise accounts to acquire and develop new storm water detention basins that allow for joint park use during the spring, summer and fall months. Now, a portion of the costs to maintain these storm basin/parks is partially recovered from the utility operating accounts.

User Fees and Charges

An important source of revenue that allows the city to continue to offer new recreation programs is from the fees charged for specialized recreation services and activities. Careful pricing of recreation services to meet the market demand within the community can maximize this potential revenue source. Since 1991, the City has carefully monitored the full costs of each recreation

program it offers, establishing user fees at levels that recover the operating costs as set by City Council.

Additional revenue can be generated by expanding recreation programs to meet new interests and needs of the community. New facilities can provide a setting from unique recreational developments or uses not being accommodated elsewhere in the area. The growth of recreational service fees is dependent upon the success of the City in formulating and marketing expanded recreation programs and facilities.

Building and picnic shelter rental fees are a source of income that may not be fully utilized to maximum capacity. A modest increase in revenues from rentals were approved in 2002. As additional facilities are developed, or existing facilities expanded, this rental revenue will increase. In the overall policy of creating more beautiful parks, a well landscaped gazebo, an informal amphitheater, or public plaza may generate additional revenues from rentals for weddings, receptions, concerts, etc. It is important to note that rental fees are largely dictated by the private market comparatives. In addition, whenever rental of a facility loses money in service costs to the City over the revenue generated, then a subsidy exists and continued losses should be carefully examined.

Concession Fees

Recreation concession fees are another potential revenue source that can positively or negatively impact the City's recreation delivery budgets. Whether it is the use of Pedretti Park by adult softball leagues or the food concessions operation itself, close monitoring is necessary to ensure that all related facility and maintenance costs are fully recovered from the concession fees established. This is also an area where additional concession opportunities should be explored as new revenue generators. Food service provided at Columbia Pool could increase patronage and bring in additional revenue, but a food service concession facility needs to be added.

Public-Private Partnerships

Private concessionaires or developers can be the source of positive cash flow for new recreation facilities to serve the city residents. A public golf course or an adventure golf course could be developed on public lands by a private party and a certain percentage of gross revenues shared with the city annually. Arrangements can also be drafted that transfer full ownership of the facility to the city after a number of years when the developers costs have been amortized. Other examples of similar facilities include a family aquatics center with water slides, wave pools, water play parks and concession stands; an indoor ice skating rink, a roller skating rink, and an overnight camping facility.

Private Funding and Citizen Participation

Private funding through donations provide a direct source of dollars for capital park improvements and includes volunteer people-power. This funding source is achieved by tapping into the corporate consciousness, service clubs and private foundations. Turlock has seen some very positive results from these sources, largely in the form of specific park elements (play structures, benches, tables, trees, etc.) that are donated in monetary form and/or installation labor. Other communities have achieved a great deal in this form by creating successful programs that attract dedicated, ambitious volunteers who offer their time, energy and expertise to many different projects.

The Municipal Services Division is interested in establishing a program that is used very successfully in other communities. An "Adopt-a-Park" program can get people in the community to provide routine maintenance to beautify common areas and buildings, develop new creative areas, restore badly deteriorated areas and buildings, and to combat mounting vandalism, graffiti, and littering.

Funding Methods Summary Matrix Table

There are a number of other funding sources that many cities and counties have successfully utilized to develop new parks and recreational facilities. In the following matrix table, a summary of these funding methods is provided. Each of them, individually, deserve special attention and careful review to determine their applicability to Turlock's parks and recreational facility needs.

FIGURE 9-1

FUNDING METHODS SUMMARY (Updated in 2002)

METHOD	USE/PURPOSE	ADVANTAGES	LIMITATIONS
Special Assessment Districts	To fund capital improvements with special benefit assessments.	Fees tied to users, does not fall under Gann limit, does not always require voter approval.	Traditional benefit assessments may be inflexible; difficult to obtain voter approval in developed areas.
Landscape and Lighting Act of 1972 (Assessment District)	To fund landscape lighting, parks and recreation improvements.	Benefit zones need not be contiguous. Voter approval not required to form the District. Protest can be overruled by 4/5 vote of the Council. Not under the Gann limit.	Improvements must be paid for annually on a “pay-as-you-go” basis.
Mello-Roos Act of 1982	Any capital improvements with a life of five years or more. Rehabilitation, operating and maintenance of some public services (police, fire, ambulance, recreation, parks and storm water).	Tax can be used to support the sale of bonds: if less than 12 voters – vote is by landowners – one vote per acre.	Two-thirds vote within the District is required to levy a tax and incur bonded indebtedness; must be associated with increased service requirements from growth in the District.
Certificates of Participation	Used to finance equipment and major capital projects.	Not considered debt; no voter approval required.	Cost to issue may be greater due to insurance and complex structure.
Quimby Act	Requires residential developers to provide land or in-lieu fees for park and recreation purposes. The park in-lieu fees are required pursuant to TMC 11-7-200ART.	New parks are provided for at the time of residential development.	Amount of effectiveness relies heavily on new development.
Municipal lease\ purchase financing	For the acquisition of equipment, land and facilities.	Tax exempt, not considered debt.	Less costly than bond issues, useful for small financing.
Taxable Municipal Bonds	Various.	Fewer residents and reporting requirements.	Increased interest cost.
General Obligation Bonds	Acquisition and improvements of real property.	Lowest cost of all debt instruments.	Requires two-thirds voter approval, cannot refund earlier bonds, limited use.
Limited Obligation Bonds	Acquisition and construction or public improvements.	Pledges only a portion of sales and use taxes to secure bonds. No increase in taxes makes it favorable to voters.	Two-thirds voter approval required.

METHOD	USE/PURPOSE	ADVANTAGES	LIMITATIONS
Privatization	Enterprise activities such as water treatment plants recreational facilities.	No voter approval required, lower costs, cash is generated from sale.	Loss of day-to-day control, limited or no market.
School/City Cooperation	Cost sharing of construction and rehabilitation of schools.	Combines two sources of revenue for an otherwise unaffordable facility.	School sites may not be located where there is greatest need.
Parks and Recreation Foundation	Fundraising arms to support parks and recreation.	Self-supporting organization, new revenues, included community involvement.	Limited potential for revenue generation
Community Development Block Grant	Rehabilitation in low-income areas.	Readily available, does not require voter approval.	Limited to use only in low-income areas. Competing priorities.
Parcel Tax	General Government.	No voter approval, can be equitably distributed.	Unknown public reaction.
Existing Revenues	Various.	Known, relatively stable sources.	Limited funding. Competing interests.
Public Lands Grant	Can be used for acquisition of parklands.	Low or non-existent acquisition cost.	Dedication may require site development. No funds generated.
Development Agreements	Various. May be used for acquisition and/or development.	Low cost method that may solve some existing deficiencies.	Negotiation may be delicate and complex. Concessions may be demanded.
User Fees	Levied on actual users of facilities, primarily for operations and maintenance.	Good potential revenue source, some already in place.	Politically sensitive, viable for operations and maintenance only.
Community Rehabilitation District	Capital improvement for streets, sewer, water, bridges, public buildings, libraries, and recreation facilities.	Allows for construction of large scale facilities, increases usability of small sources of funding. No new taxes or assessments imposed.	Does not generate revenue, may not be used to acquire sites, must be used in conjunction with existing facilities, limited long-term potential.
Donations	Involves community in improvements and acquisition of City parkland.	Saves City expenditure, create feeling of ownership in the community.	Limited potential. May only be useable for small scale items.

METHOD	USE/PURPOSE	ADVANTAGES	LIMITATIONS
Lease	Allows City to free up monies utilized for outlays. Primarily used for publicly owned land.	Decrease acquisition outlays, may be used along canal banks for greenway trail development.	Assessment income cannot be used for leasing, may cost more in long-term than purchase.
Parks and Recreation Facilities Tax	Specifically set up to collect for new park facilities.	Already approved by Council. Revenue generating.	Tax has not been raised since inception in 1978.
Park Improvement Fee	To fund the improvement of parks. The fee is required pursuant to TMC 11-7-214 enacted in 1996.	New development pays for improvements of new parks.	Development of parks generally lags new residential developments until sufficient fees are collected.
Intersurface Transportation Enhancement Act (ISTEA)	Federal Transportation funds established for relevant improvement projects, that could include pedestrian/bicycle trail development.	Federal funding sources requiring local match, however, maximizing local resources.	Funds are highly competitive and lack of local match has been a factor in city requests not receiving approval to date. Program is also limited with federal dollars nearing end of availability.

9.5 Implementation Action Steps

Following public review, modifications, and endorsement of this Park Master Plan and City Council adoption, several immediate action steps should be taken to begin formal Plan implementation.

Turlock General Plan Amendments

Initiate amendments to the 1992 Turlock General Plan, Public Facilities Element, and the Circulation Element, to incorporate the objectives and policies adopted herein as part of the City's General Plan.

The General Plan was amended in 1995, 2002, and 2003 to incorporate the latest changes regarding the Parks Master Plan.

Turlock Municipal Code Amendments

Initiate, for City Council consideration and action, amendments to the Turlock Municipal Code, Titles 9 and 11, to modify the park dedication and in-lieu formula to reflect the costs of land and park improvements pursuant to the Prototype Neighborhood Park.

Amendments were made in 1996 under Ordinance No. 908-CS and in 1997 under Ordinance No. 921-CS.

Turlock Municipal Budget

Establish revenue fee accounts that segregate park development fees collected from new residential development related to geographic location of park facility planned to serve the residents of the affected subdivision.

Completed in 1999.

Future Parks Financing Task Force

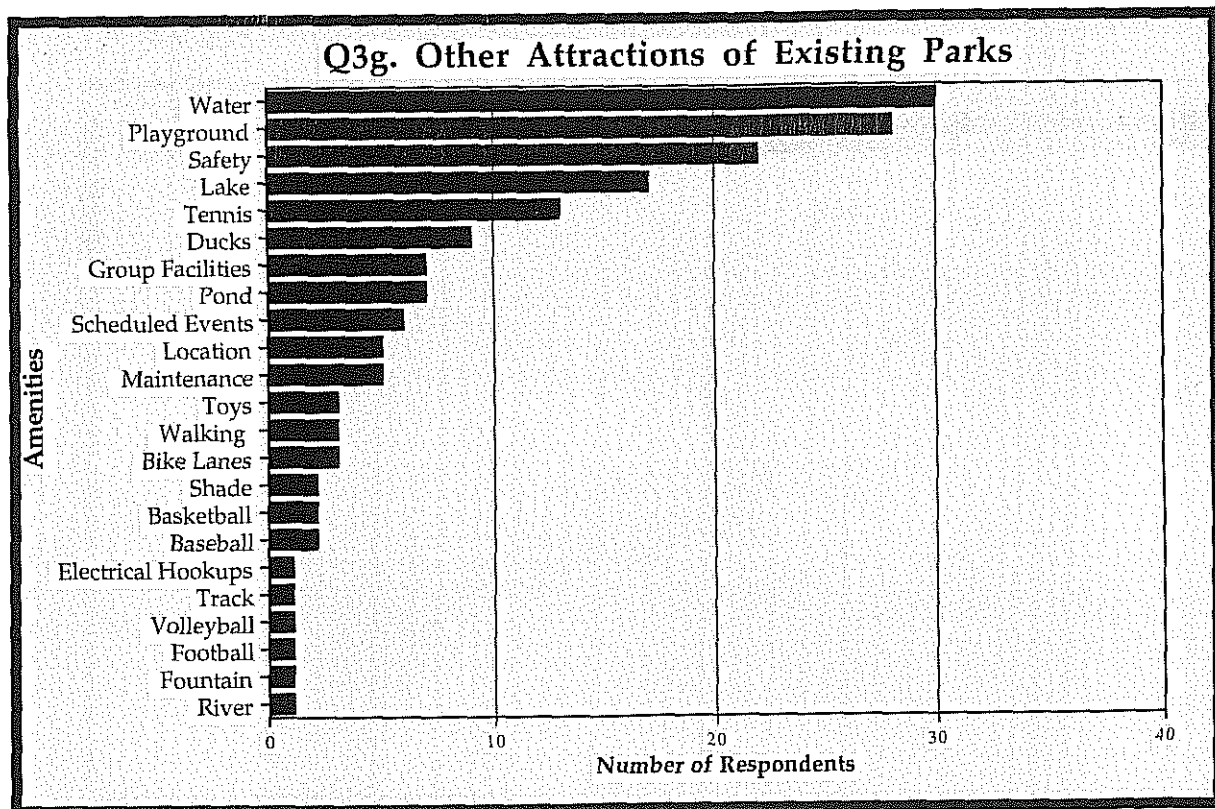
City Council establish formal task force to investigate the park improvement financing methods identified herein, including any other feasible methods, and recommend further actions the city should take to implement this Plan. City staff involvement would include Recreation and Neighborhood Services and Community Development Services.

Turlock Park and Open Space Land Trust

City Council seek interest from citizens willing to actively participate in a task force to explore details of establishing a Turlock Parks and Open Space Land Trust or Conservancy program.

A county-wide farmland trust was formed in 2000 for the purpose of protecting farmland throughout the county.

Appendices



Appendix A-1

Turlock Parks Fee and Land Dedication Ordinance

CHAPTER 11-7. DEDICATIONS AND RESERVATIONS

11-7-100ART. Dedications of Public Rights-of-Way and Easements

- 11-7-101. Dedications of streets, alleys, and other public rights-of-way and easements.
- 11-7-102. Waivers of direct street access.

11-7-200ART. Park Land Dedications

- 11-7-201. General
- 11-7-202. Requirements.
- 11-7-203. General standard.
- 11-7-204. Standards and formula for the dedication of land.
- 11-7-205. Formula for fees in lieu of land dedication.
- 11-7-206. Criteria for requiring both dedication and fees.
- 11-7-207. Amount of fees in lieu of park land dedication.
- 11-7-208. Subdivisions within the General Plan sphere of influence.
- 11-7-209. Determinations of land dedication or fees.
- 11-7-210. Credit for private recreation or open space.
- 11-7-211. Procedure.
- 11-7-212. Commencement of development.
- 11-7-213. Nonapplicable subdivisions.
- 11-7-214. Park improvement fees.
- 11-7-215. Fee determinations.
- 11-7-215.1. Interim fee.
- 11-7-216. In-fill development park land and park improvement fees.
- 11-7-217. Definition of dwelling unit.
- 11-7-218. Definition of residential development.
- 11-7-219. Fund use.
- 11-7-220. Credit for construction of park improvements.

11-7-300ART. Elementary School Site Dedications

- 11-7-301. General
- 11-7-302. Procedure.

- 11-7-303. Payments to subdividers for school site dedications.
- 11-7-304. Exemptions.

11-7-400ART. Reservations

- 11-7-401. General
- 11-7-402. Standards for the reservation of land.
- 11-7-403. Procedure.
- 11-7-404. Payments to subdividers.
- 11-7-405. Termination.

11-7-100ART. Dedications of Public Rights-of-Way and Easements

11-7-101. Dedications of streets, alleys, and other public rights-of-way and easements.

As a condition of approval of a final map or parcel map, the subdivider shall dedicate or make an irrevocable offer of dedication of all parcels of land within the subdivision which are needed for streets and alleys, including access rights and abutters' rights, drainage, bicycle paths, public greenways, scenic easements, public utility easements, and other public easements.

In addition, the subdivider shall improve or agree to improve all streets and alleys, including access rights and abutters' rights, drainage, public utility easements, and other public easements.

Improvements shall be in accordance with Chapter 8 of this title, Article 2 of Title 7 of this Code, and City Standard Specifications and Drawings.

11-7-102. Waivers of direct street access.

The City may require as a condition of approval of any subdivision the waiver of direct access rights to proposed or existing streets from any property within or abutting the subdivision.

The waiver shall become effective in accordance with its provisions and shall be contained in the owner's certificate of the final or parcel map.

11-7-200ART. Park Land Dedications**11-7-201. General**

The article is enacted pursuant to the authority granted by the Subdivision Map Act. The park and recreational facilities for which the dedication of land and/or payment of a fee is required by this article are in accordance with the Recreational Element of the General Plan.

11-7-202. Requirements.

As a condition of approval of a final subdivision map or parcel map, the subdividers shall dedicate land, pay a fee in lieu thereof, or a combination of both, at the option of the City, for part or recreational purposes at the time and according to the standards and formula contained in this article.

11-7-203. General standard.

It is hereby found and determined that the public interest, convenience, health, welfare, and safety require that property be dedicated for local park and recreational purposes at a ratio equal to the existing inventory of neighborhood and community park acreage for each 1,000 persons residing within the City or per 1,000 residents within the subdivision (Section 66477 of the Subdivision Map Act). For purposes of this computation the existing inventory of neighborhood and community park acreage shall be that number identified in the Public Facilities and Services Element of the latest adopted Turlock General Plan, as may be amended from time to time by City Council resolution.

(Ord. No. 809-CS, Amended, 07/01/93)

11-7-204. Standards and formula for the dedication of land.

Where a park or recreational facility has been designated in the Public Facilities Element of the General Plan and is to be located in whole or in part within the proposed subdivision to serve the immediate and future needs of the residents of the subdivision, the subdivider shall dedicate land for a local park sufficient in size and topography to serve the residents of the subdivision. The City shall develop a schedule specifying how, when, and where the City will use the land, or fees if paid in

lieu of dedication, as determined by the City, or both.

The amount of land to be provided shall be determined pursuant to the following standards and formula:

Land area required equals the number of dwelling units times the City-wide average of persons per household for comparable housing types, times the acres of existing neighborhood and community parks according to the Turlock General Plan, divided by 1,000.

Fees shall be based on the land area required times the fair market value.

(Ord. No. 809-CS, Amended, 07/01/93)

11-7-205. Formula for fees in lieu of land dedication.

(a) **General formula.** If there is no park or recreational facility designated in the Public Facilities Element of the General Plan, or any Specific Plan enacted pursuant thereto, to be located in whole or in part within the proposed subdivision to serve the immediate and future needs of the residents of the subdivision, the subdivider, in lieu of dedicating land, shall pay a fee equal to the value of the land prescribed for dedication in Section 11-7-204 of this article and in an amount determined in accordance with the provisions of Section 11-7-207 of this article, the fee to be used for a local park which will serve the residents of the area being subdivided.

(b) **Fees in lieu of land: Fifty parcels or less.** If the proposed subdivision contains fifty (50) parcels or less, the subdivider shall pay a fee equal to the land value of the portion of the local park required to serve the needs of the residents of the proposed subdivision as prescribed in Section 11-7-204 of this article and in an amount determined in accordance with the provisions of Section 11-7-207 of this article.

(c) **Use of money.** The money collected shall be used only for the purpose of providing park or recreational facilities reasonably related to serving the subdivision by way of the purchase of necessary land or, if the Parks and Recreation Commission deems that there is sufficient land available for the subdivision, for improving such land for park and recreational purposes. The money shall be placed in a designated Parks and Recreational Fund for such area. The money shall be committed within

five (5) years after payment or the issuance of building permits for one-half (½) of the lots created by the subdivision, whichever occurs later. If the money is not committed, it shall be distributed and paid to the then record owners of the subdivision in the same proportion the size of their lots bears to the total area of all lots in the subdivision.

11-7-206. Criteria for requiring both dedication and fees.

In subdivisions where the total shown on the subdivision map is over fifty (50) lots, the subdivider shall both dedicate land and pay a fee in lieu of dedication in accordance with the following:

(a) Where only a portion of the land to be subdivided is proposed in the Public Facilities Element of the General Plan as the site for a local park, such portion shall be dedicated for local park purposes, and a fee computed pursuant to the provisions of Section 11-7-207 of this article shall be paid for any additional land which would have been required to be dedicated pursuant to Section 11-7-204 of this article.

(b) Where a major part of the local park or recreational site has already been acquired by the City, and only a small portion of land is needed from the subdivision to complete the site, the remaining portion shall be dedicated, and a fee, computed in accordance with Section 11-7-207 of this article shall be paid in an amount equal to the value of the land which would otherwise have been required to be dedicated in accordance with Section 11-7-204 of this article. The fee shall be used for the improvement of the existing park and recreational facility or for the improvement of other local parks and recreational facilities in the area serving the subdivision.

11-7-207. Amount of fees in lieu of park land dedication.

When a fee is required to be paid in lieu of park land dedication, the amount of the fee shall be based upon the average estimated fair market value of the land being subdivided or the value of the land which would otherwise be required to be dedicated in accordance with Section 11-7-204 of this article.

The fair market value shall be as determined by an appraisal of the property by a qualified real estate appraiser mutually agreed upon by the City and the subdivider, which appraisal shall be used by the city in determining the fair market value. All costs required to obtain such appraisal shall be borne by the subdivider.

11-7-208. Subdivisions within the General Plan sphere of influence.

Where the proposed subdivision lies within the City's sphere of influence, an area not then within, but to be included within, the City limits, the subdivider shall dedicate land, pay a fee in lieu thereof, or both, in accordance with the adopted park and recreational principles and standards of the General Plan and in accordance with the provisions of this title.

11-7-209. Determinations of land dedication or fees.

Land dedication, or the payment of a fee in lieu thereof, or a combination of both, shall be determined by consideration of the following:

- (a) The Public Facilities Element of the General Plan;
- (b) The access and location of land in the subdivision available for dedication;
- (c) The size and shape of the subdivision and land available for dedication;
- (d) The feasibility of dedication; and
- (e) The availability of previously acquired park property.

The determination by the City as to whether land shall be dedicated, or whether a fee shall be charged, or combination of both, shall be final and conclusive.

11-7-210. Credit for private recreation or open space.

Where a substantial private park and recreational area is provided in a proposed subdivision, and such space is to be privately-owned and maintained in and by the future residents of the subdivision, partial credit, not to exceed fifty (50%) percent, may be given against the requirement of land dedication, or payment of fees in lieu thereof, if the Parks and Recreation

Department finds that it is in the public interest to do so and that all the following standards are met:

(a) That yards, courts, areas, setbacks, and other open areas required to be maintained by the zoning and building laws and regulations shall not be included in the computation of such private open space;

(b) That the private ownership and maintenance of the open space is adequately provided for by recorded written agreement, conveyance, or restrictions;

(c) That the use of the private open space is restricted for park and recreational purposes by recorded covenant which runs with the land in favor of the future owners of property and which cannot be defeated or eliminated without the consent of the City or its successor;

(d) That the proposed private open space is reasonably adaptable for use for park and recreational purposes, taking into consideration such factors as size, shape, topography, geology, access, and location;

(e) That the facilities proposed for the open space are in substantial accordance with the provisions of the Recreational Element of the General Plan; and

(f) That the open space for which credit is given provides a minimum of four (4) of the following local park basic elements or a combination of such and other recreational improvements which will meet the specific recreational and park needs of the future residents of the area:

Criteria List

- Children’s play apparatus area
- Landscape park-like and quiet area
- Family picnic area
- Game court area
- Turf playfield
- Swimming pool (forty-two (42’) feet by seventy-five (75’) feet with adjacent deck and lawn areas)
- Recreation center building

Before credit is given, the Parks and Recreation Department shall make written findings that the standards set forth in this section are met.

11-7-211. Procedure.

Prior to the approval of the tentative subdivision map or parcel map, the Planning Director, in the case of a tentative subdivision map, or the City Engineer, as required for a tentative parcel map, shall determine, after a report and recommendation from the Director of Parks and Recreation pursuant to Section 11-7-209 of this article, whether land is to be dedicated or in-lieu fees are to be paid by the subdivider, or any combination of land and fees.

The recommendation by the Director of Parks and Recreation shall include the following:

- (a) The amount of land required; or
- (b) That a fee be charged in lieu of land; or
- (c) That land and a fee be required; and/or
- (d) That a stated amount of credit be given for

private recreation facilities, or unique natural and special features, and the like; and

(e) The location of the park land to be dedicated or the use of the in-lieu fees; and

(f) The approximate time when the development of the park or recreation facility shall commence.

Such action shall be reviewed by the Planning Commission, and it shall include an appropriate condition in its final approval.

At the time of the filing of the final or parcel map, the subdivider shall dedicate the land and/or pay the fee as determined by the City.

Open space covenants for private park or recreational facilities shall be submitted to the City prior to the approval of the final subdivision map and shall be recorded contemporaneously with the final subdivision map.

11-7-212. Commencement of development.

At the time of the approval of the final or parcel map, the City shall specify when the development of the park or recreational facilities shall be commenced.

11-7-213. Nonapplicable subdivisions.

The provisions of this article shall not apply to industrial subdivisions, condominium projects, or stock cooperatives which consist of the subdivision of airspace in an existing apartment building which is more than five (5) years old when no new dwelling units are added. Subdivisions containing

five (5) or less parcels and not used for residential purposes shall be exempted.

11-7-214. Park improvement fees.

As a condition of approval of a final map or parcel map, the subdivider shall pay a park improvement fee on each dwelling unit as determined by the provisions of Section 11-7-215 of this chapter.

(Ord. No. 908-CS, Enacted, 12/07/96)

11-7-215. Fee determinations.

The park improvement fee required in this chapter shall be based on the Prototype Neighborhood Park standards and park improvements cost estimates that have been identified in the Public Facilities Element (Park Master Plan) of the General Plan, which is intended to serve the immediate and future needs of the residents of the proposed residential unit.

The park improvement fee per residential unit shall be determined (in generally the same manner as the Park Land Dedication is determined in Section 11-7-204 of this chapter) pursuant to the following standards and formula:

Neighborhood Park standard improvement cost per acre times the City-wide average of persons per household for comparable housing types, times the acres of existing neighborhood and community parks according to the Turlock General Plan, divided by 1000.

This park improvement fee shall be indexed with the Engineering News Record and adjusted on a quarterly basis. The fee shall be set by resolution of the City Council.

(Ord. No. 908-CS, Enacted, 12/07/96)

11-7-215.1. Interim fee.

Any subdivision map which has received final approval by April 9, 1997, shall pay a fee equal to fifty (50%) percent of the amount arrived at by using the formula set forth in Section 11-7-215.

(Ord. No. 908-CS, Enacted, 12/07/96; Ord. No. 921-CS, Amended, 06/12/97)

11-7-216. In-fill development park land and park improvement fees.

Every person carrying out a residential development, for which a dedication or fee as required by Section 11-7-202 and Section 11-7-214

of Article 2 of Chapter 7 of this title has not been paid, shall pay a fee, in lieu of dedication of land and a park improvement fee on each dwelling unit as determined in accordance with the provisions of Section 11-7-207 and Section 11-7-215 of this chapter. The fee shall be paid at the time of the issuance of the building permit or, if none is required, before the occupancy of an existing structure as a condominium for residential purposes.

(Ord. No. 908-CS, Enacted, 12/07/96)

11-7-217. Definition of dwelling unit.

"Dwelling unit" shall mean a building, or portion thereof, or a mobile home designed for residential occupation by one (1) person or a group of two (2) or more persons living together as a domestic unit. "Dwelling unit" shall not mean room additions to existing residential structures.

(Ord. No. 908-CS, Enacted, 12/07/96)

11-7-218. Definition of residential development.

"Residential development" shall mean:

- (a) The construction of one (1) or more non-mobile home dwelling units;
- (b) the construction of a mobile home park; or
- (c) The conversion to a residential use of an existing structure, or part thereof, pursuant to a variance, special use permit, planned development permit, or other discretionary planning permit.

(Ord. No. 908-CS, Enacted, 12/07/96)

11-7-219. Fund use.

The park improvement funds collected in accordance with the provisions of this chapter shall be used only for the purpose of providing park or recreational facilities reasonably related to serving the residential development by way of the construction and installation of park improvements and/or the purchase of necessary park land. The monies collected shall be placed in a designated Parks and Recreation fund for such area and shall be committed within five (5) years after payment.

In the event the money is not committed, it shall be distributed and paid to the record owner or owners of the residential development or dwelling units in the same proportion as the size of their unit bears to the residential development.

(Ord. No. 908-CS, Enacted, 12/07/96)

11-7-220. Credit for construction of park improvements.

A developer of new residential dwelling units may choose to install and/or construct certain park improvements within a neighborhood park that is identified to serve the residents of the affected subdivision in lieu of paying the park improvement fee. The park improvements must comply with the minimum standards adopted for neighborhood parks pursuant to the Turlock Parks Master Plan. The actual credit towards the park improvement fee that would otherwise be required will be determined and agreed to by the City and the residential developer pursuant to the terms of a development agreement which will be approved by the City Council in conjunction with the approval of the tentative subdivision map for the affected residential development.

(Ord. No. 908-CS, Enacted, 12/07/96)

11-7-300ART. Elementary School Site Dedications**11-7-301. General.**

As a condition of approval of a final subdivision map, a subdivider who develops or completes the development of one or more subdivisions within a school district shall dedicate to the school district such lands as the Council shall deem to be necessary for the purpose of constructing thereon schools necessary to assure the residents of the subdivision adequate elementary school service.

11-7-302. Procedure.

The requirement of dedication shall be imposed at the time of the approval of the tentative map. If, within thirty (30) days after the require-required dedication may be made any time before, concurrently with, or up to sixty (60) days after the filing of the final map on any portion of the dedication, the requirement shall be automatically terminated. The required dedication may be made any time before concurrently with, or up to sixty (60) days after the filing of the final map on any portion of the subdivision.

11-7-303. Payments to subdividers for school site dedications.

The school district, if it accepts the dedication, shall repay to the subdivider or his successors the original cost to the subdivider of the dedicated land, plus a sum equal to the total of the following amounts:

(a) The cost of any improvements to the dedicated land since its acquisition by the subdivider;

(b) The taxes assessed against the dedicated land from the date of the school district's offer to enter into the binding commitment to accept the dedication; and

(c) Any other costs incurred by the subdivider in the maintenance of such dedicated land, including interest costs incurred on any loan covering such land.

11-7-304. Exemptions.

The provisions of this article shall not be applicable to a subdivider who has owned the land being subdivided for more than ten (10) years prior to the filing of the tentative map.

11-7-400ART. Reservations**11-7-401. General.**

As a condition of approval of a tentative map, the subdivider shall reserve sites, appropriate in area and location, for parks, recreational facilities, fire stations, libraries, wells, or other public uses according to the standards and formula set forth in this article.

11-7-402. Standards for the reservation of land.

Where a park, recreational facility, fire station, well site, library, or other public use is shown on an adopted Specific Plan or adopted General Plan containing a Community Facilities Element, Recreation and Parks Element, and/or a Public Building Element, the subdivider may be required by the City to reserve sites as so determined by the City in accordance with the definite principles and standards contained in such Specific Plan or General Plan. The reserved area shall be of such size and shape as to permit the balance of the property within which the reservation is located to

develop in an orderly and efficient manner. The reserved area shall conform to the adopted Specific Plan or General Plan and shall be in such multiples of streets and parcels as to permit an efficient division of the reserved area in the event it is not acquired within the prescribed period.

11-7-403. Procedure.

The public agency for whose benefit an area has been reserved, at the time of the approval of the final map or parcel map, shall enter into a binding agreement to acquire such reserved area within two (2) years after the completion and acceptance of all improvements, unless the period of time is extended by mutual agreement.

11-7-404. Payments to subdividers.

The purchase price shall be the market value thereof at the time of the filing of the tentative map, plus the taxes against the reserved area from the date of the reservation, and any other costs incurred by the subdivider in the maintenance of the reserved area, including interest costs incurred on any loan covering the reserved area.

11-7-405. Termination.

If the public agency for whose benefit an area has been reserved does not enter into a binding agreement, the reservation of the area shall automatically terminate.

Survey Questionnaires and Results

Section A-2

Survey Questionnaires and Results



CITY OF TURLOCK
900 North Palm Avenue; Turlock, California 95380

THE CITY OF TURLOCK PARKS MASTER PLAN SURVEY

The City of Turlock is developing a Parks Master Plan and would appreciate your comments, ideas, suggestions, etc. on developing park sites within the City.

The City of Turlock Community Development Services wishes to express its appreciation in advance for your participation in this survey. Please consider each question carefully, and note the occasional ranking requests. The ranking system is most important, as this allows the City to prioritize the development of parks.

1. In which area of Turlock do you live?

- NE quadrant
- NW quadrant
- SE quadrant
- SW quadrant

NW	NE
SW	SE

Canal Drive Geer Lander

2. Does your family use a park nearest your residence?

- Yes No

3. If your family does not use the park nearest to your home, what city park do you frequent the most? _____
_____ Why?

- a. location
- b. amenities
- c. size
- d. trees
- e. lights
- f. atmosphere
- g. other _____

4. Please rank the 13 amenities as a 1, 2, or 3 with 1) very important, 2) average importance, or 3) not of importance:

- a. Barbecue/Picnic Area
- b. Basketball Courts
- c. Bike Paths
- d. Children's Play Area
- e. Horseshoe Pits
- f. Lighted Sports Facilities
- g. Physical Fitness Course
- h. Restrooms
- i. Sports Fields
- j. Swimming Pool
- k. Tennis Courts
- l. Volleyball Courts

- m. Wading Pool
- n. Open Space
- o. Other _____

5. Which age group should the City focus their financial resources toward for park development. (Rank 1-5)

- preschool (ages 1-4)
- children (ages 5-12)
- teens (ages 13-18)
- adults
- seniors

6. What SIZE park would the City build in the future?

- micro park (less than 2 acres, similar to Broadway Park)
- neighborhood park (2-10 acres, similar to Crane Park)
- community park (11-40 acres, similar to Donnelly Park)

7. Should City parks be lighted for night use? Yes No
If yes, what type of lighting would be appropriate?

- a. ground lighting
- b. security lighting
- c. court/field lighting

8. The park nearest your home is within:

- a. 1/4 mile
- b. 1/2 mile
- c. 1 mile
- d. more than 1 mile

9. What is your age group?

- a. 1-17
- b. 18-24
- c. 25-35
- d. 36-50
- e. 51-64
- f. 65+

10. How many children under the age of 18 live in your household?

- a. None
- b. One
- c. Two
- d. Three
- e. Four
- f. Five or More

11. Additional comments: _____

General Adult Survey (Sent in Public Utility Bills--January 1994)

PARKS MASTER PLAN SURVEY

(209) 669-7311

There will be four public workshops scheduled at the following elementary schools. The workshops are to take public input on the size of parks, what amenities should be in a park, the location of parks and a priority list to develop the park sites. The meetings will be held in school's cafeteria/auditorium beginning at 7 p.m.

January 12 - Julien Elementary

January 13 - Wakefield Elementary

January 27 - Crowell Elementary

January 18 - Brown Elementary

Please take time to fill out this important survey. The City will be using your preferences in deciding how to proceed with park development for our City. Your ideas are important to us!

What is a Parks Master Plan?

A Master Plan is a magazine-sized document which tells the City where they will build parks, how large each park will be and what each park will have in it.

Why are your thoughts important?

How can the City build parks for people if we don't know what the residents want? You are the most important park in this process.

The survey can be mailed to City of Turlock, ATT: Planning Dept., P.O. Box 1526, Turlock, CA. 95381 or brought to the Planning Department at City Hall, 900 N. Palm.

If you have any questions about this Parks Master Plan Survey, call 669-7311 ext. 25. Thank you for completing this survey!

Instruction to Parks Master Plan Survey

Sent Out in Utility Bills --January 1994

Turlock Parks Master Plan

YOUTH RECREATIONAL USER SURVEY

SPRING 1994



This survey will be used to determine and plan for recreational amenities in the Turlock Parks System. So let us know what you do in the parks currently and what you would like to do if the recreational or play facilities were available. Please check the following boxes that pertain to your situation or preference. Thank you for your help.

How old are you? Grade in School?
 girl boy



1. How often did you visit a city park in the last year?
 - almost every day
 - about once a week
 - about once a month
 - only a few times last year
 - once last year
 - never

2. How far was this park from your home?
 - less than one block
 - 1 to 2 blocks
 - 2 to 3 blocks
 - 4 to 5 blocks
 - too far to walk

3. When you visited a park, who did you go with: (mark all that apply)
 - parent or other adult
 - brother or sister
 - friends
 - alone

4. How did you get to the park? (mark all that apply)
 - automobile
 - bike
 - skate
 - walk or run



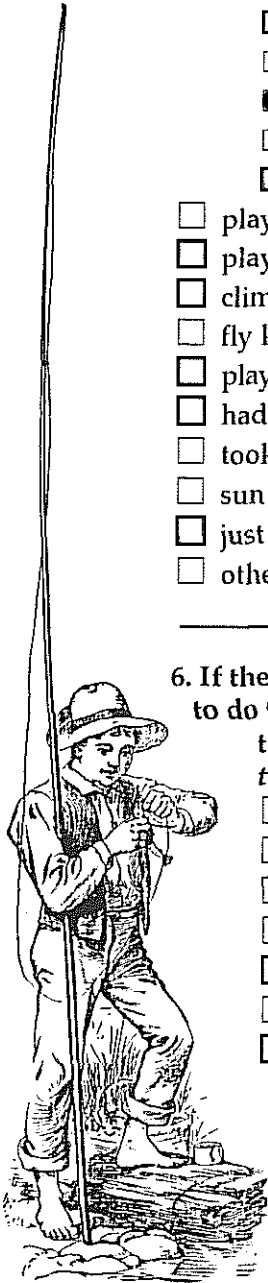
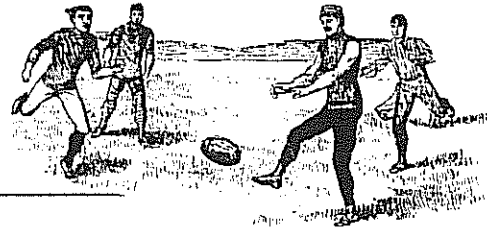
TURLOCK PARKS MASTER PLAN-YOUTH RECREATIONAL USER SURVEY.....PAGE 1

Youth Recreational User Survey
Passed out in Classrooms of Selected Schools --May 1994

5. What did you do when you visited the park.

You can check the box and circle activity(ies) that you did or participated in..

- played organized sports (baseball, soccer, football)
- played running games (hide & seek, tag, super soaker fights)
- played hard surface games (basketball, pogo, dodge ball, tether ball)
- skated around park
- bicycled around park
- used playground equipment (which ones? mark all that apply)
 - swings
 - merry-go-round
 - climbing structure
 - climbing ropes
 - ladders
 - others _____
 - tire swings
 - slide
 - bars
 - teeter totter
 - balance beams
- played catch or throwing games (ball, frisbee, smash ball, Koosh)
- played in the water (wading, splash games, tube, waterslide, swim)
- climbed trees
- fly kite
- played fantasy games with dolls or action figures (Barbie, GI Joe, etc.)
- had a picnic
- took a walk
- sun bathed
- just hung out and talked
- other things I've done _____



6. If the city was going to build a new park, what kinds of things would you like to do there? What kinds of equipment or facilities should be included? Mark all that you think are important from the list below and add as many new things as you would like at the end.

- organized sports fields (baseball, soccer, football)
- lawns for running games (hide & seek, tag, super soaker fights)
- hard surfaces for basketball, pogo, dodge ball, and tether ball
- skating paths (in-line)
- skateboard jumps, ramps, bowls
- bicycle paths in park
- playground equipment (which ones? mark all that apply)
 - swings
 - tire swings
 - merry-go-round
 - slides (all kinds - straight, curved, spiral, bumpy, concrete)

- climbing structure (wooden castle with crawl areas, rope walks)
- horizontal bars (acrobatics, balancing tricks)
- bar tag bars
- climbing ropes and rope ladders
- teeter totter
- balance beams
- other playground stuff: _____

- ice skating rink (hockey, figure skating, broom ball, free skating)
- lots of trees
- more flowers (annuals, perennials, bulbs, etc.)
- sand volleyball court
- lawns for throwing games (ball, frisbee, boomerang, gliders, Koosh)
- water areas (*which ones? mark all that apply*)
 - wading pool (knee deep)
 - splash pool (waist deep)
 - swimming pool (over your head, for lessons and fun)
 - jumping and diving pool with diving boards
 - competition swimming pool (for team work outs and swim meets)
 - water slide
 - water jets that come out of the ground (fountain you can play in)
 - water cannons (for water fights)
 - pond for fishing
 - pond for ducks



- climbing trees
- areas for flying kites
- fantasy games area for dolls or action figures (Barbie, GI Joe, etc.)
- sand play areas (digging and sculpting)
- picnic areas
- interesting walking areas
- sun bathing areas
- places to hang out and talk
- materials for building forts (boxes, boards, tires, spools)
- a stage or amphitheater for putting on plays or listening to music
- sitting areas so parents can watch kids play
- places to buy snow cones, pop corn, candy or a drink
- water fountains where you can get a drink
- other cool stuff that you would like to do or have in a new park:



Youth Recreational User Survey

Passed out in Classrooms of Selected Schools --May 1994

7. Do you think that there should be separate playgrounds in a park, one for the little kids, one for the middle sized kids and one for the bigger kids, or should they all be mixed together? If you think there should be separate areas, what aged kids belong in what groups? (draw circles around groups of park and playground users - you can have 2, 3 more groupings). (example 1, 2, 3, 4, 5, 6)

Age: 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16+

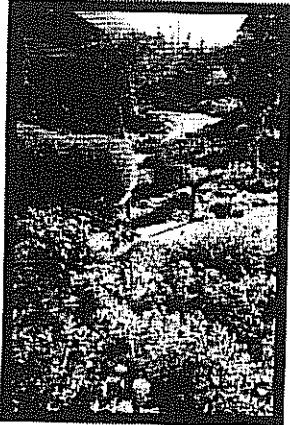
8. What outdoor recreational facilities would you like to see developed or other landscape features would you like to see installed such as sports areas, picnic shelters, flower garden, etc. Please be as specific as possible.

What kind of facility would you like to spend most of your day, i.e. sports complex, family fun center, adventure golf, ice skating rink, roller skating (in-line) and water park such as Manteca or a family aquatic center with lots of fun things to do like water spray guns, tube slides, water slides and colorful water playground features?

Would you be willing to spend more money to attend a facility mentioned above?

YES NO

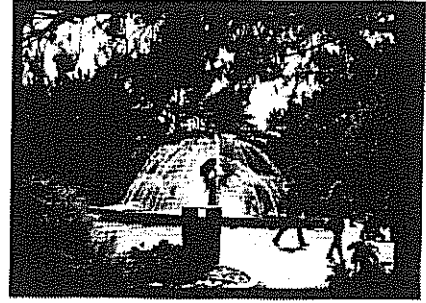




A. PERENNIAL GARDEN



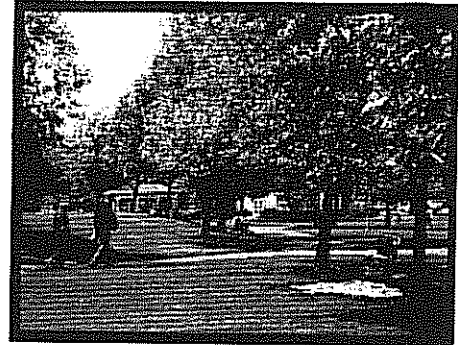
B. NATURALIST ENGLISH PARK
Areas of Sunlight and Shade



D. FOUNTAIN, FLOWERING SHRUBS
& SHADE



C. LAKES & DUCKS



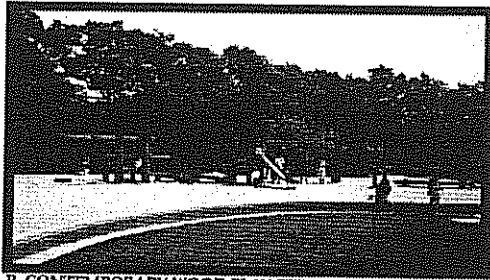
E. SOFT MOUNDS and TREES

1. ELEMENTS OF A PARK

TURLOCK PARKS MASTER PLAN
SURVEY PICTURE PLATE

Survey Picture Plate 1

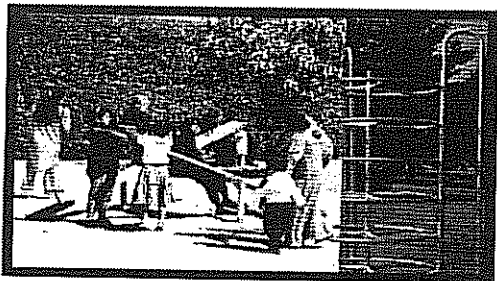
Used for On-Site Interviews



B. CONTEMPORARY WOOD PLAY STRUCTURE



C. FRONTIER
PLAYGROUND



A. TRADITIONAL PLAYGROUND

D. THEME
PLAYGROUND



E. ADVENTURE
PLAYGROUND



2. PUBLIC PLAYGROUNDS

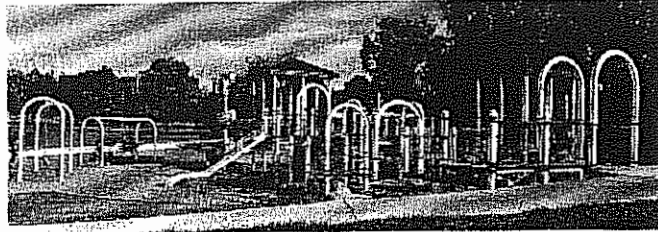
TURLOCK PARKS MASTER PLAN
SURVEY PICTURE PLATE

Survey Picture Plate 2

Used for On-Site Interviews



B. COMMUNITY BUILT PLAYGROUND



C. ALL METAL PLAYGROUND/ GROUP STRUCTURE



A. WOOD & METAL GROUP PLAY STRUCTURE



D. PLAYGROUND with Rubber Mat Safety Surfacing

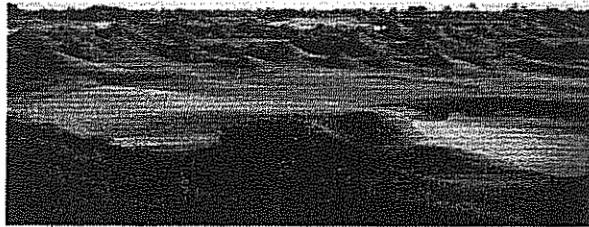


E. PLAYGROUND in Sand

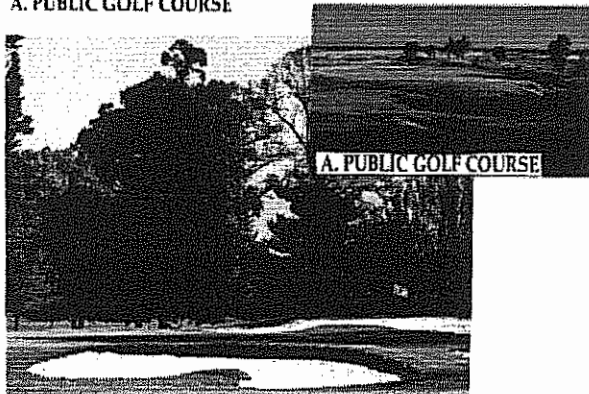
3. PLAYGROUND TYPES
TURLOCK PARKS MASTER PLAN
 SURVEY PICTURE PLATE

Survey Picture Plate 3

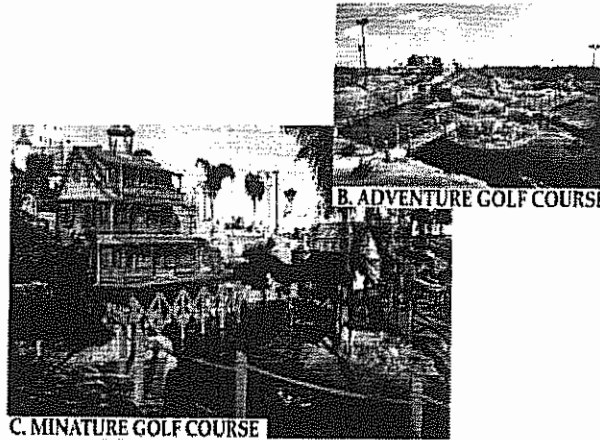
Used for On-Site Interviews



A. PUBLIC GOLF COURSE



A. PUBLIC GOLF COURSE



B. ADVENTURE GOLF COURSE

C. MINATURE GOLF COURSE

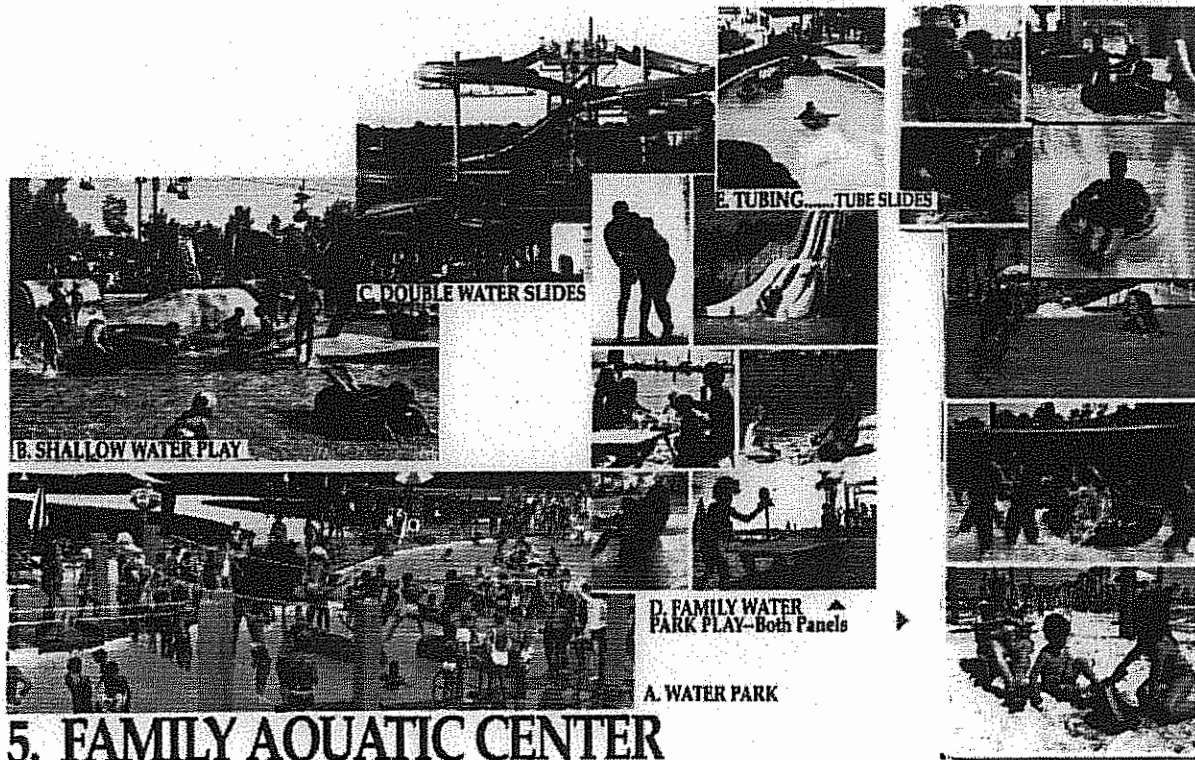


B. ADVENTURE GOLF COURSE

4. PUBLIC and ADVENTURE GOLF COURSES
TURLOCK PARKS MASTER PLAN
 SURVEY PICTURE PLATE

Survey Picture Plate 4

Used for On-Site Interviews



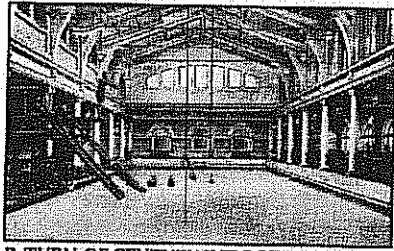
5. FAMILY AQUATIC CENTER
TURLOCK PARKS MASTER PLAN
SURVEY PICTURE PLATE

Survey Picture Plate 5
Used for On-Site Interviews

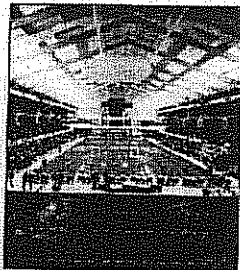


6. WATER PLAYGROUND EQUIPMENT
TURLOCK PARKS MASTER PLAN
SURVEY PICTURE PLATE

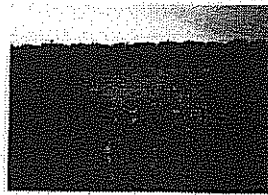
Survey Picture Plate 6
Used for On-Site Interviews



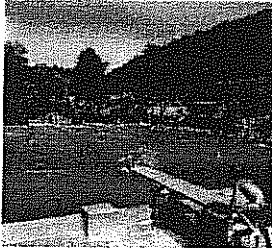
B. TURN-OF-CENTURY INDOOR POOL



C. NATATORIUM-FITNESS CENTER



I. DRIVING RANGE



A. OUTDOOR SWIMMING POOL



D. POND....Ole Swimming Hole



H. ARCADE GAMES



E. WATER SPRAY PIECE



G. OUTDOOR PATIO DINING

7. SWIMMING POOLS, PONDS- FAMILY FUN CENTER

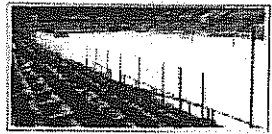
TURLOCK PARKS MASTER PLAN
SURVEY PICTURE PLATE

Survey Picture Plate 7

Used for On-Site Interviews



B. FREE SKATING
at INDOOR ICE RINK



C. INDOOR ICE SKATING RINK



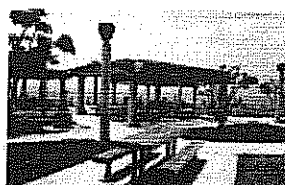
D. LEARNING TO FIGURE SKATE



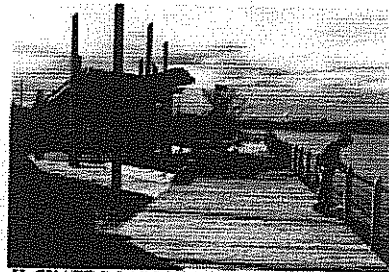
G. SKATE BOARDING and
SKATE BOARDING FACILITY



A. ICE HOCKEY



E. PICNIC SHADE STRUCTURE/PERGOLA



H. SKATE BOARDING



. OPEN PICNIC AREA
..No Shelter/Shade



E. LARGE PICNIC PAVILION

8. ICE SKATING, SKATE BOARDING and PICNIC SHELTERS

TURLOCK PARKS MASTER PLAN
SURVEY PICTURE PLATE

Survey Picture Plate 8

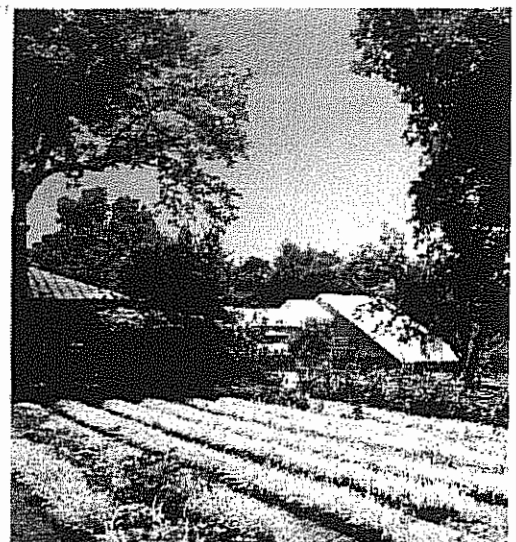
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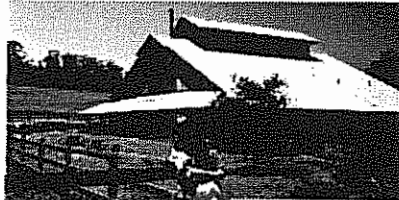
C. NATIVE WILDFLOWERS



D. NATIVE LANDSCAPE
..Ground Covers



E. DEMONSTRATION GARDEN/ORCHARD



B. INTERPRETATIVE
FARMSTEAD



A. WETLANDS CREATION



F. EQUESTRIAN
TRAIL

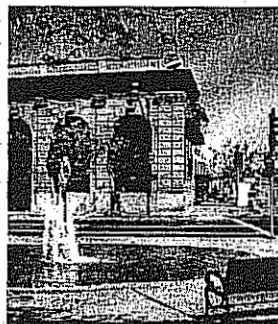


9. OPEN SPACE LANDSCAPE/ TURLOCK PARKS MASTER PLAN SURVEY PICTURE PLATE GREENWAY USES

Survey Picture Plate 9 *Used for On-Site Interviews*



B. MIST SPRAY.....
Great for Its Cooling Effect on Hot Days



C. DOWNTOWN SPRAY JET
FOUNTAIN



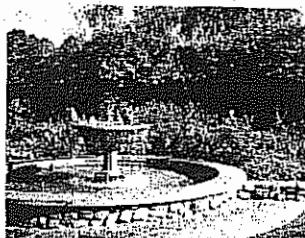
D. WATER FALLING
OVER SERIES of LEGDES



E. REFLECTING POOL
..Note Sitting Areas



A. SPLIT ROCK WATER FEATURE



F. BIRD BATH FOUNTAIN



G. POST MODERN FOUNTAIN



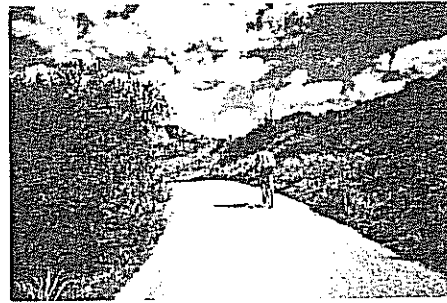
H. MULTI-BUBBLER JET FOUNTAIN

10. FOUNTAINS and SMALL PARKS TURLOCK PARKS MASTER PLAN SURVEY PICTURE PLATE

Survey Picture Plate 10 *Used for On-Site Interviews*



C. TYPICAL PARKWAY ROAD..18' Wide



D. 12' GREENWAY TRAIL



F. 12' GREENWAY TRAIL



A. SHADED WALKWAY



B. MOUNTAIN BIKE TRAIL



E. PEDESTRIAN PATH through Urban Area



G. WIDE WALKING PATH IN PARK

11. GREENWAY and TRAILS

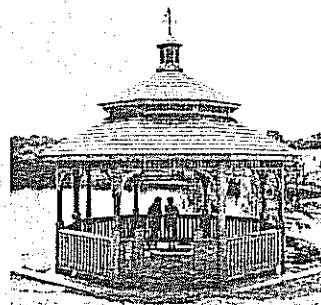
TURLOCK PARKS MASTER PLAN
SURVEY PICTURE PLATE

Survey Picture Plate 11

Used for On-Site Interviews



C. STREETSIDE CAFE



D. GAZEBO/BANDSTAND



E. VEST POCKET PARK



A. MINI-PARK



B. PATIO DINING/CAFE



F. SMALL PICNIC AREA



G. FARMER'S MARKET

12. URBAN SPACES and PARKS

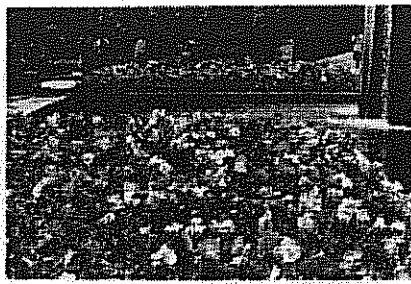
TURLOCK PARKS MASTER PLAN
SURVEY PICTURE PLATE

Survey Picture Plate 12

Used for On-Site Interviews



B. PANSY VARIETIES



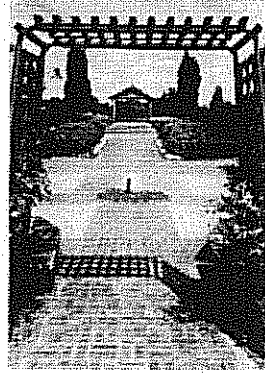
C. ICELAND POPPIES



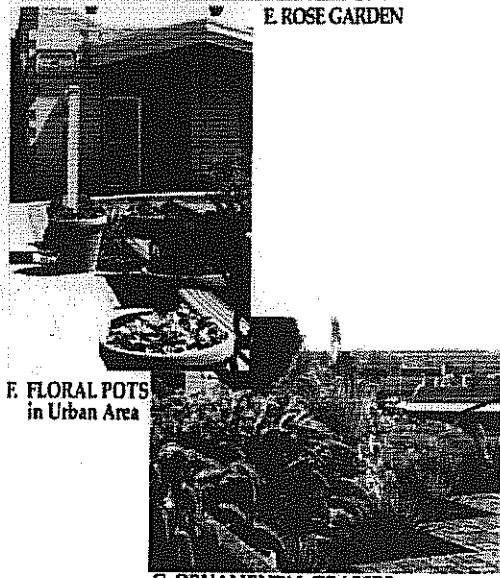
E. ROSE GARDEN



A. SEASONAL FLOWER BED



D. BOTANICAL GARDEN

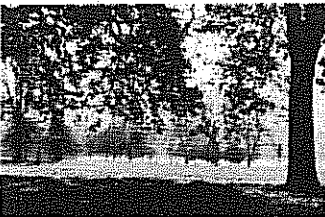


F. FLORAL POTS in Urban Area

G. ORNAMENTAL GRASSES

13. PUBLIC GARDENS TURLOCK PARKS MASTER PLAN SURVEY PICTURE PLATE

Survey Picture Plate 13 *Used for On-Site Interviews*



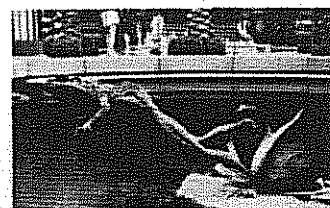
B. ENGLISH GARDEN EFFECT



E. BOSQUE SITTING AREA



F. CLOCK TOWER in Plaza



G. FROG SCULPTURE with Mist



A. SHADED AMPHITHEATER



D. POND w/ Paddle Boat Rentals



C. PUBLIC RESTROOMS



H. EXPANSIVE LAWNS and LARGE TREES

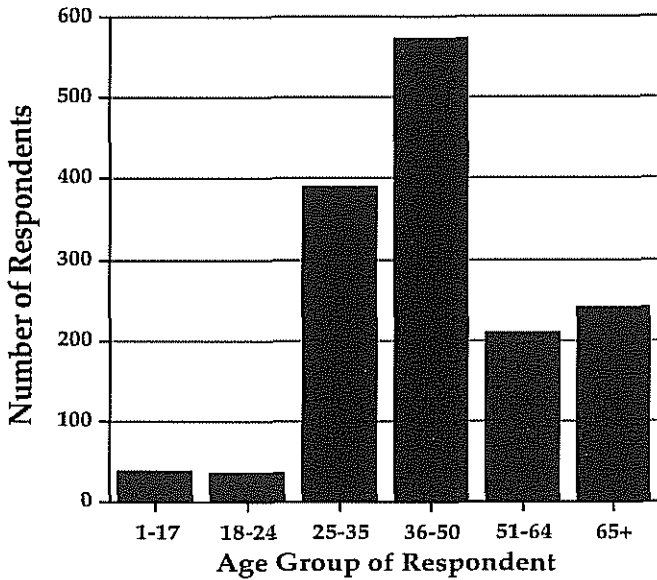


I. SMALL PEDESTRIAN PARK with Stage

14. PARK FEATURES and FACILITIES TURLOCK PARKS MASTER PLAN SURVEY PICTURE PLATE

Survey Picture Plate 14 *Used for On-Site Interviews*

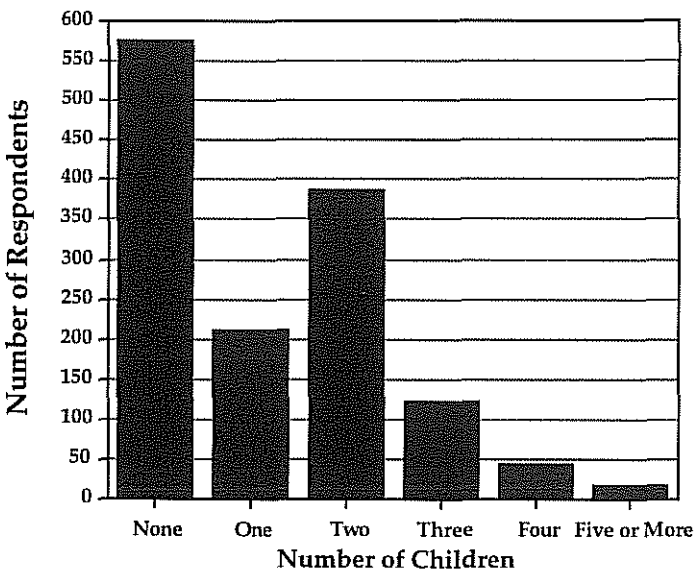
Q9 What is your age group?



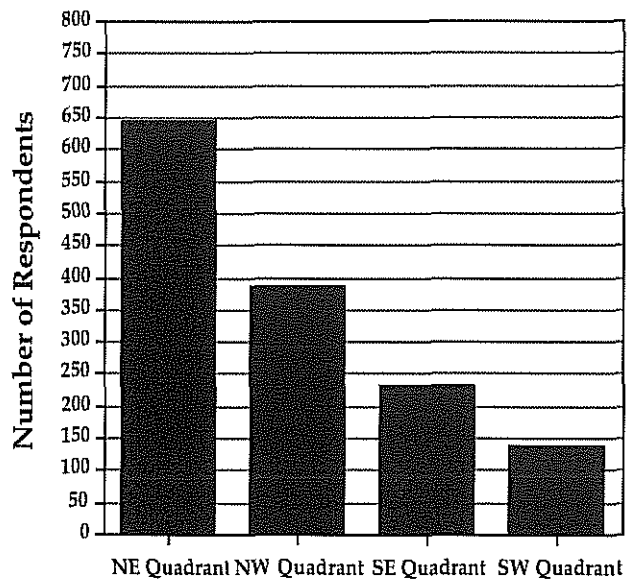
Who Responded to the Survey?

A survey of citizen opinions was conducted in early January, 1994 to provide an understanding of the current use and satisfaction with existing parks and to assemble information about people's desires for new facilities. The survey was conducted by placing a questionnaire in the January billing for utilities and asked respondents to return the questionnaire in person or by mail. By February 18, 1994 1415 questionnaires had been returned. Although the survey did not include random sampling, the large number of returns provides a representative assessment of the opinions of the respondents and is assumed to be representative of the general population of Turlock, especially in those age groups that responded in large numbers. The following is a brief summary of results.

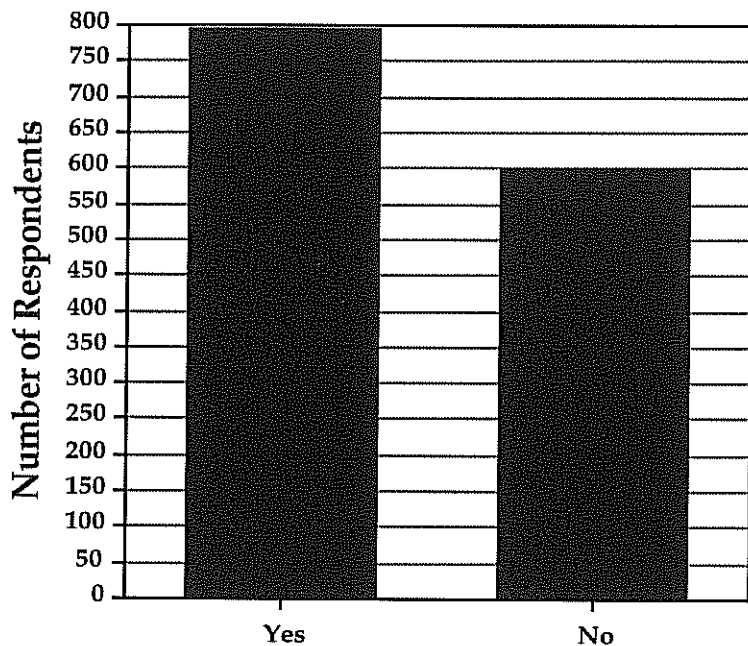
Q10 How many Children ≤ 18 yrs in hosehold?



Q1 Number of Responses in Each Quadrant



Q2 Does your family use a park nearest your residence?



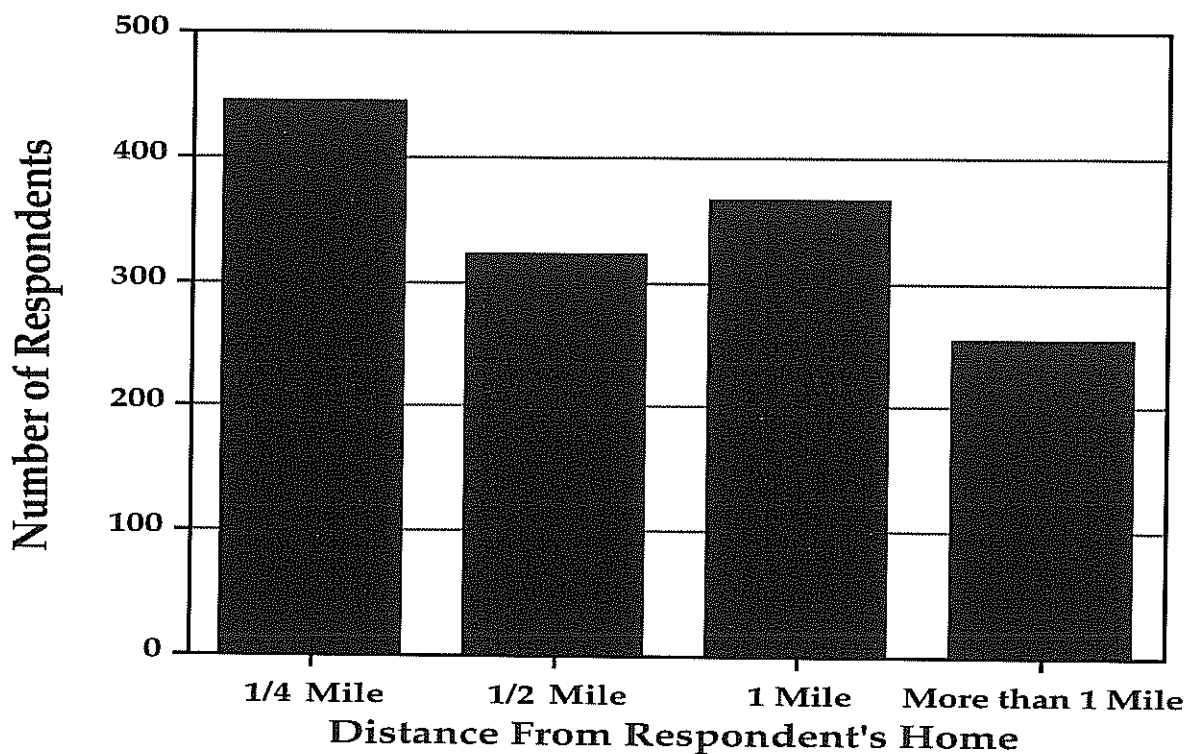
Survey respondents included individuals from all age groups with the majority (96%) being over the age of 25. Those respondents aged 36 to 50 constituted the single largest group (38%) followed by those in the 25-35 age group (25%). Older adults 51 years or older accounted for nearly 34% of the sample. Half the sample was made up of adults with no children.

Use of Existing Parks

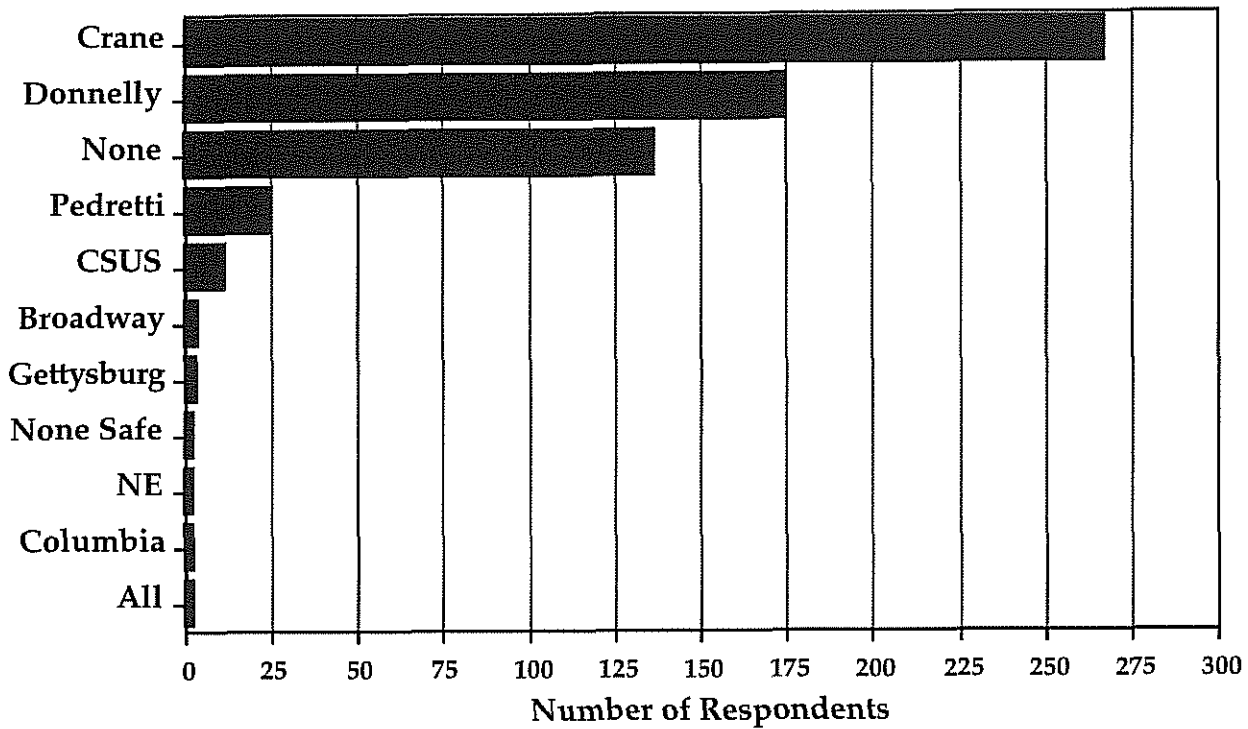
Fifty-six percent (56%) indicated that they frequented the park nearest their home. However, a significant number, (44%) used other parks.

Crane Park was the most frequently used park (43%). The second most visited park was Donnally with approximately 26%. 23% do not now use park facilities in Turlock or elsewhere.

Q8 Distance of Nearest Park From Your Home



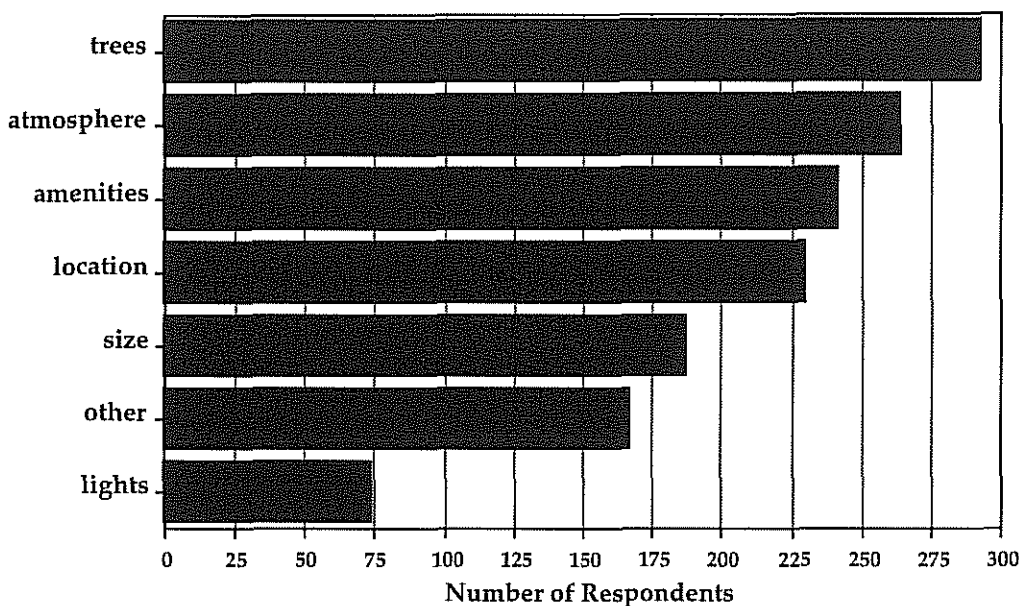
Q3 What city park do you frequent the most?



The fourth question requested information on what park features influence a person's decision to use the existing park. Trees were the single feature mentioned most often as attracting visitors to parks (23%). Atmosphere was listed second

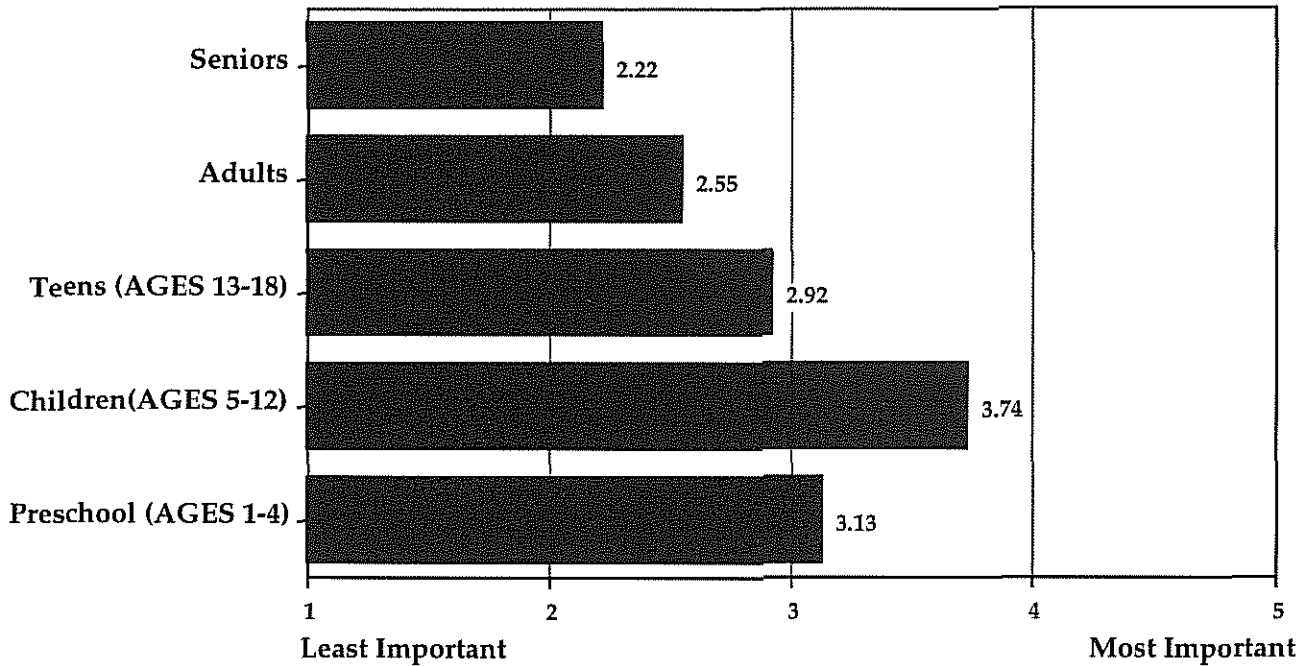
(20%) and amenities third (19%). Location (18%) and size (14%) were mentioned next and lighting (6%) was least important among items named in the survey.

Q3 Reasons for Frequenting Park



Six features or conditions were listed with an invitation to add others. It was possible to name more than one condition and 134 additional elements and reasons were named as "other" and are listed separately.

Q5 Which age group should be targeted for park development?



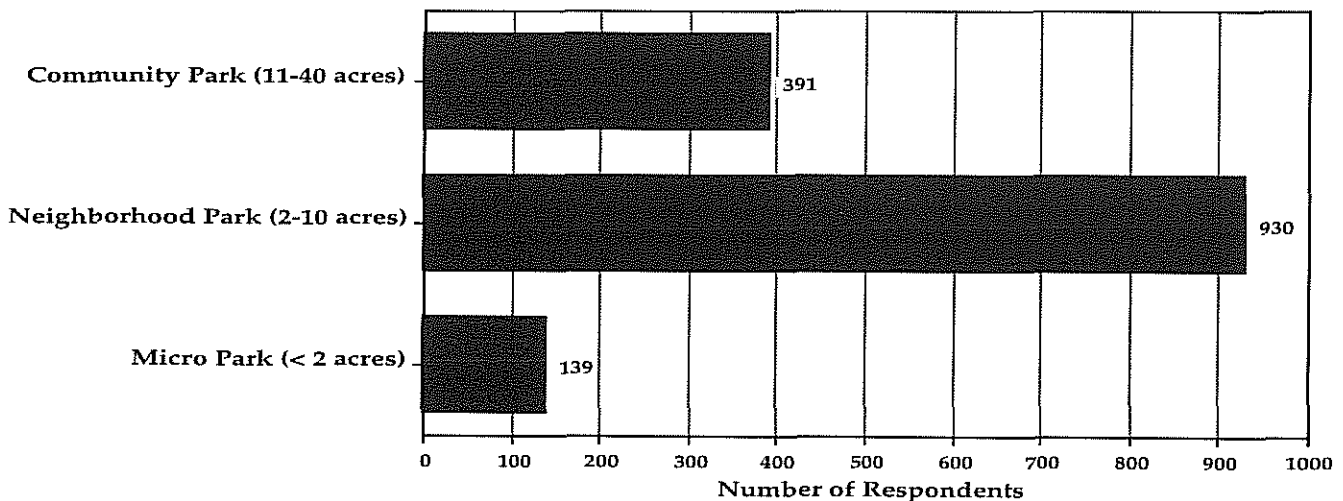
Future Park Development

The next set of questions were intended to gain insight into the needs and preferences that might be accommodated in new parks.

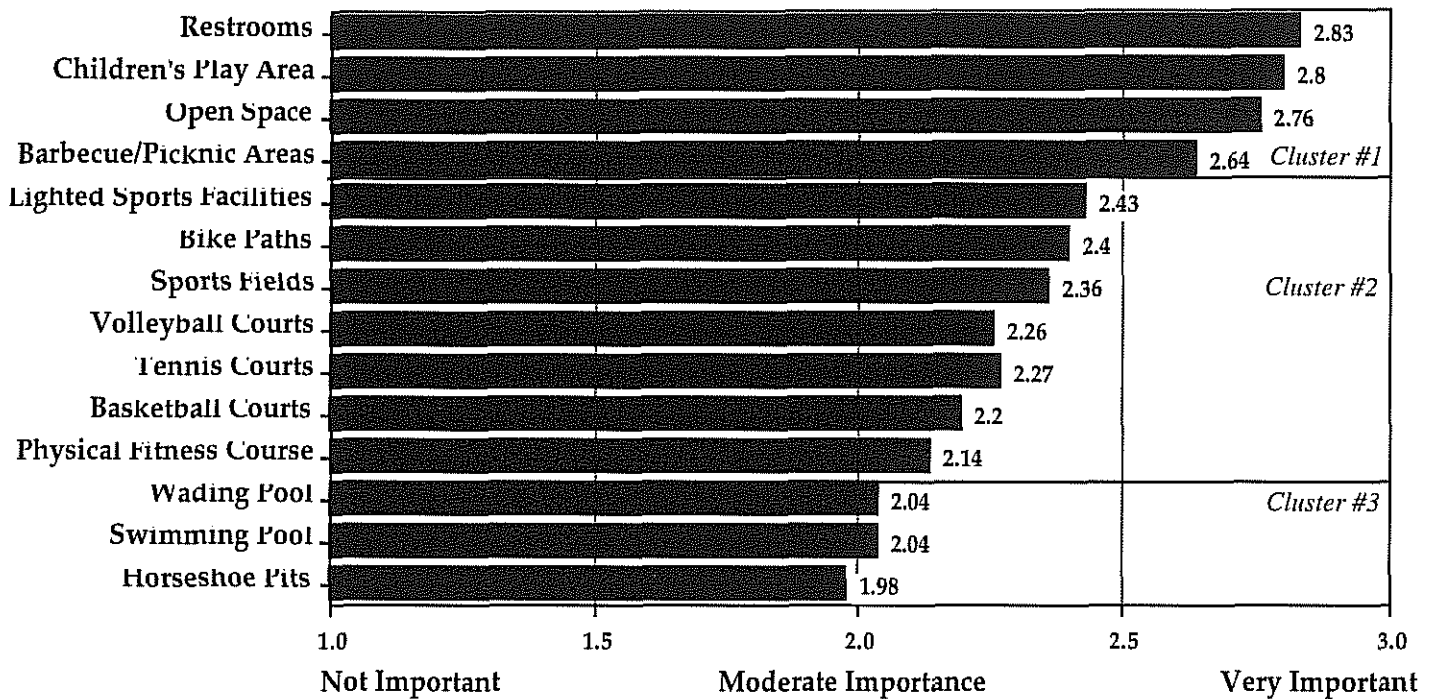
The first question in this group asked "which age group should the City focus financial resources toward for park development." Children ages 5-12 received the highest rating, followed closely by preschool children, ages 1-4, and teens aged 13-18. These were followed in descending order by adults and seniors.

On the issue of size of future parks, a full 70% preferred neighborhood parks (2-10 acres). Crane Park was mentioned as an existing example of this size open space. overwhelming choice of most respondents.

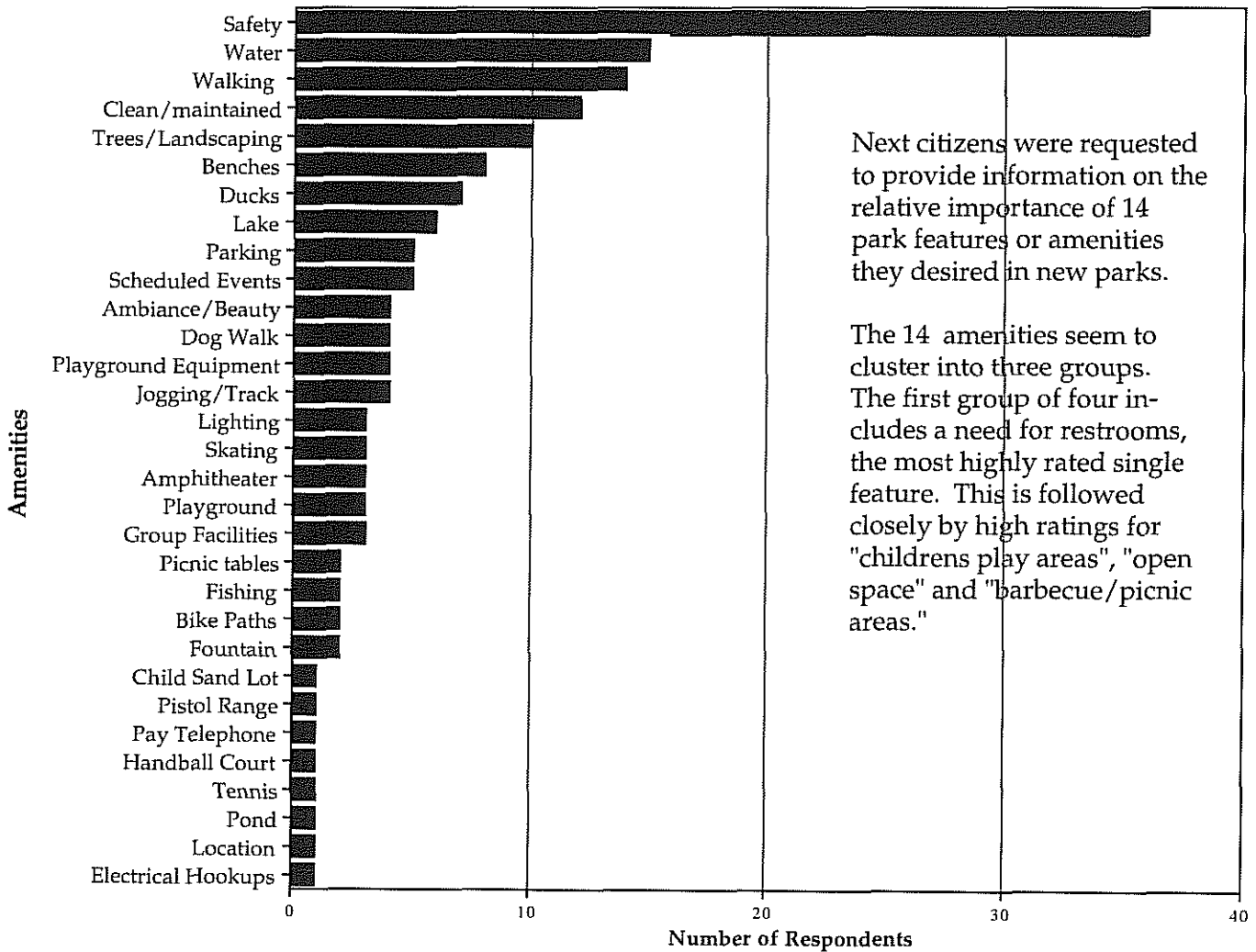
Q6 What size park should be built in the future?



Q4 Average Importance of Amenities



Q4o. Other Amenities Desired in New Parks



Next citizens were requested to provide information on the relative importance of 14 park features or amenities they desired in new parks.

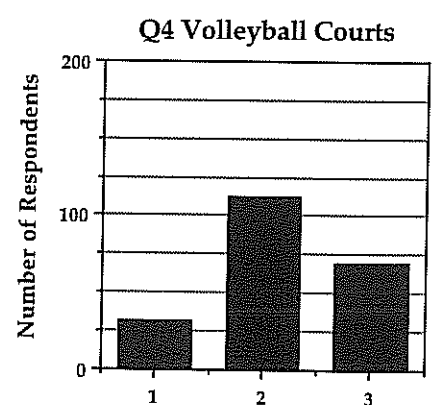
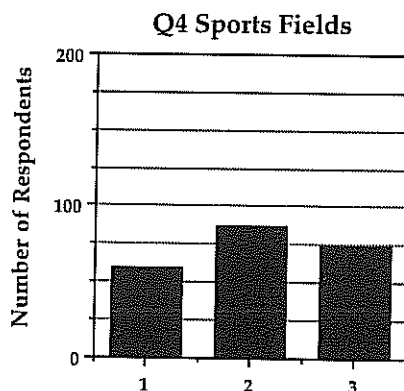
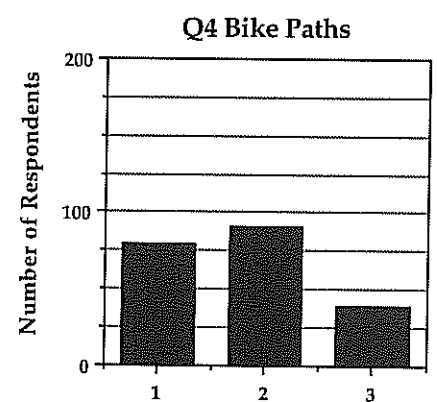
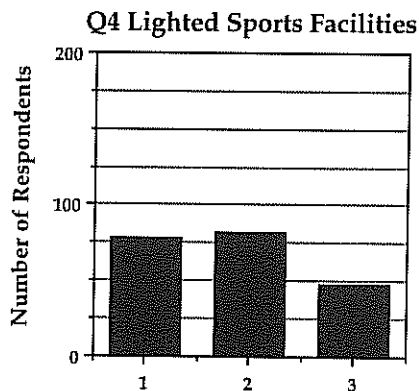
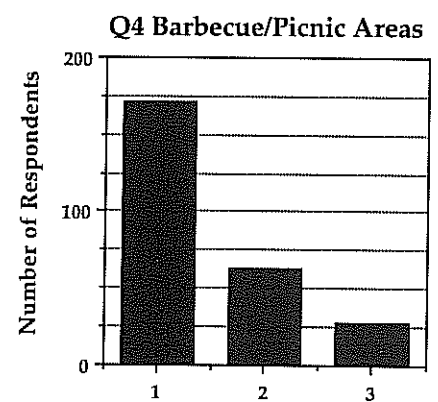
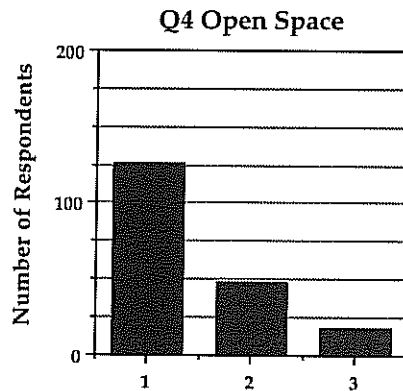
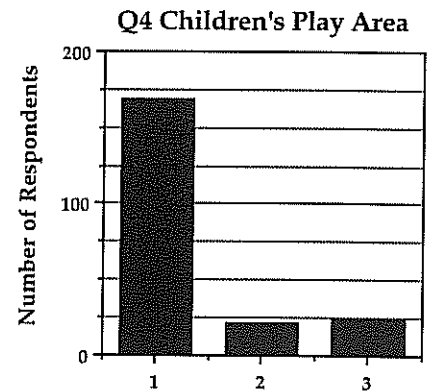
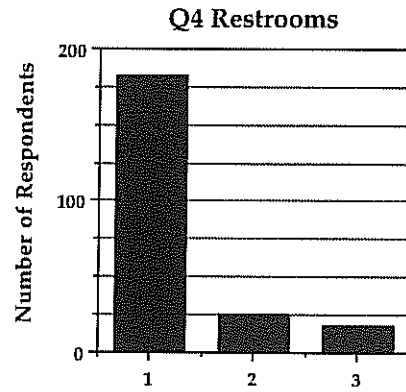
The 14 amenities seem to cluster into three groups. The first group of four includes a need for restrooms, the most highly rated single feature. This is followed closely by high ratings for "childrens play areas", "open space" and "barbecue/picnic areas."

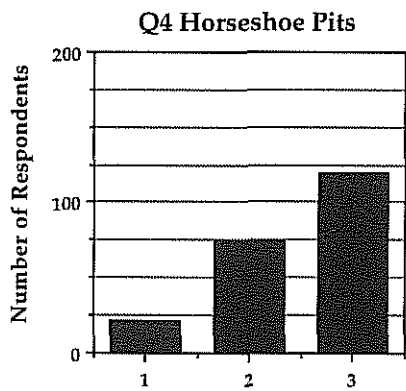
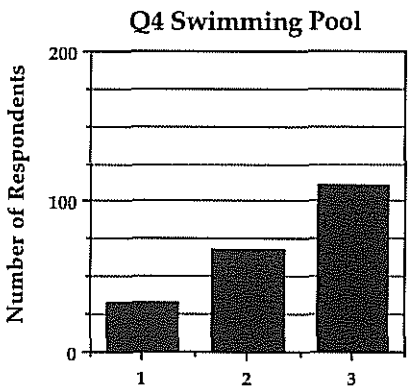
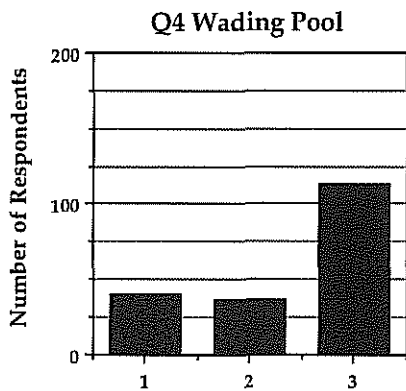
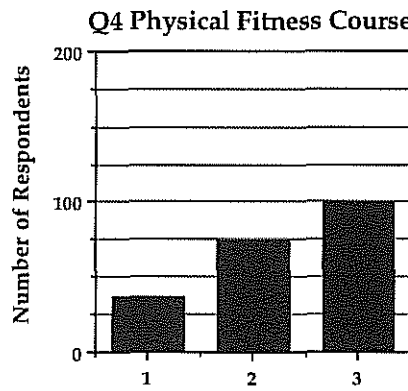
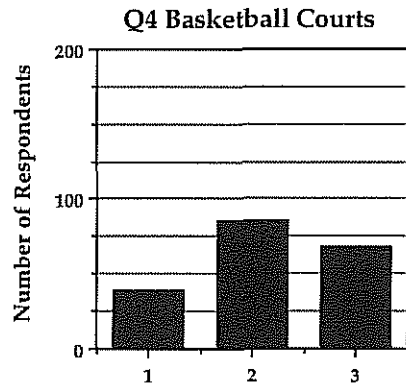
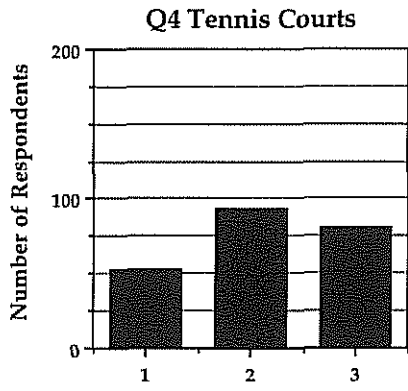
Question 4 in More Detail

While the ordering of amenities in Question 4 provides a sense of basic priorities, much can be learned by examining the range of ratings for each individual amenity in more detail. This closer look provides an understanding of the amount of consensus that exists about the importance of an amenity in a way that the average values don't.

This detailed analysis also more accurately reflects the intent of the question as asked, which specifically listed the possible values as "1) - very important, 2) - average importance, or 3) - not of importance." In this three point rating system, "1" and "2" are both levels of "importance" while a "3" rating indicated an absence of importance. So when viewing the following graphs, both the "1" and the "2" rating should be looked as two degrees of "Important" and the "3" values as "unimportant."

For example, using this analysis method, "Open Space", which rated third in the ordering based on averages can be seen to be almost identical to the "Restrooms" item. The amount of people rating it as a "3" or unimportant is almost identical to the first rated amenity, "Restrooms."





The second cluster of amenities refers to various active recreational activities. The highest rated category in this cluster is "lighted sports facilities" followed by bike paths and sports fields. Next is a series of court or hard-surfaced facilities including volleyball courts, tennis courts, and basketball courts. Physical fitness courses is the lowest rated element in this cluster.

The last cluster contains two elements related to water play -- "wading pool" and "swimming pool" and along with "horse-shoe pits" received the lowest ratings.

Other Amenities

Two questions (3 and 4) had "other" categories that allowed for additional items to be named as reasons for visiting existing parks (Q3g.) and as suggested amenities for future parks (Q4o). There are some obvious similarities in the two lists such as the emphasis on safety and water. Question 3, relating to existing parks indicated how much water was an attraction for people now, with 90 mentions. These were split between

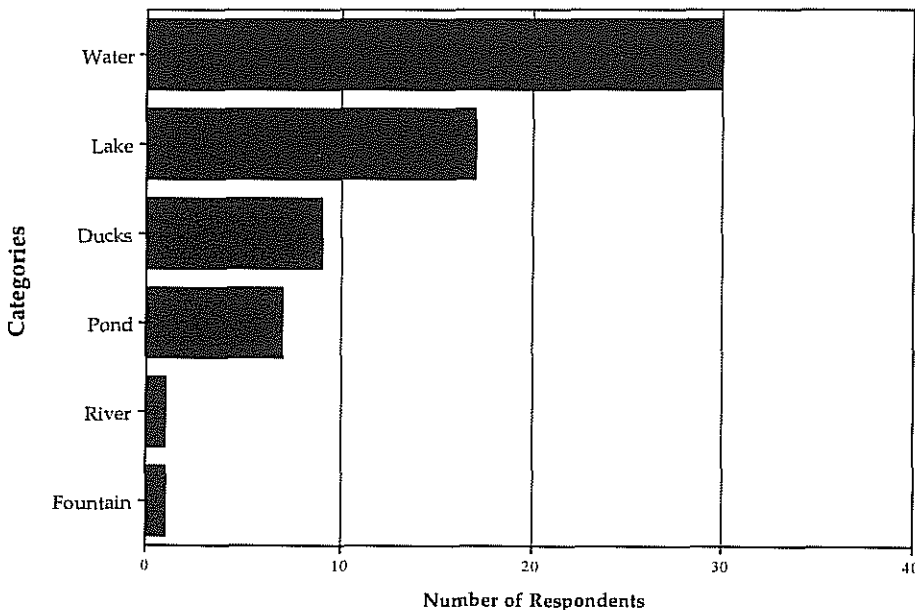
four types of water with references to lakes and ponds being the most important. It is also obvious that the presence of ducks plays an important part in attracting many visitors.

In the list of amenities desired in future parks (Q4o), additional elements such as maintenance, landscaping and ambiance and beauty were mentioned as desirable along with a long list of elements and facilities.

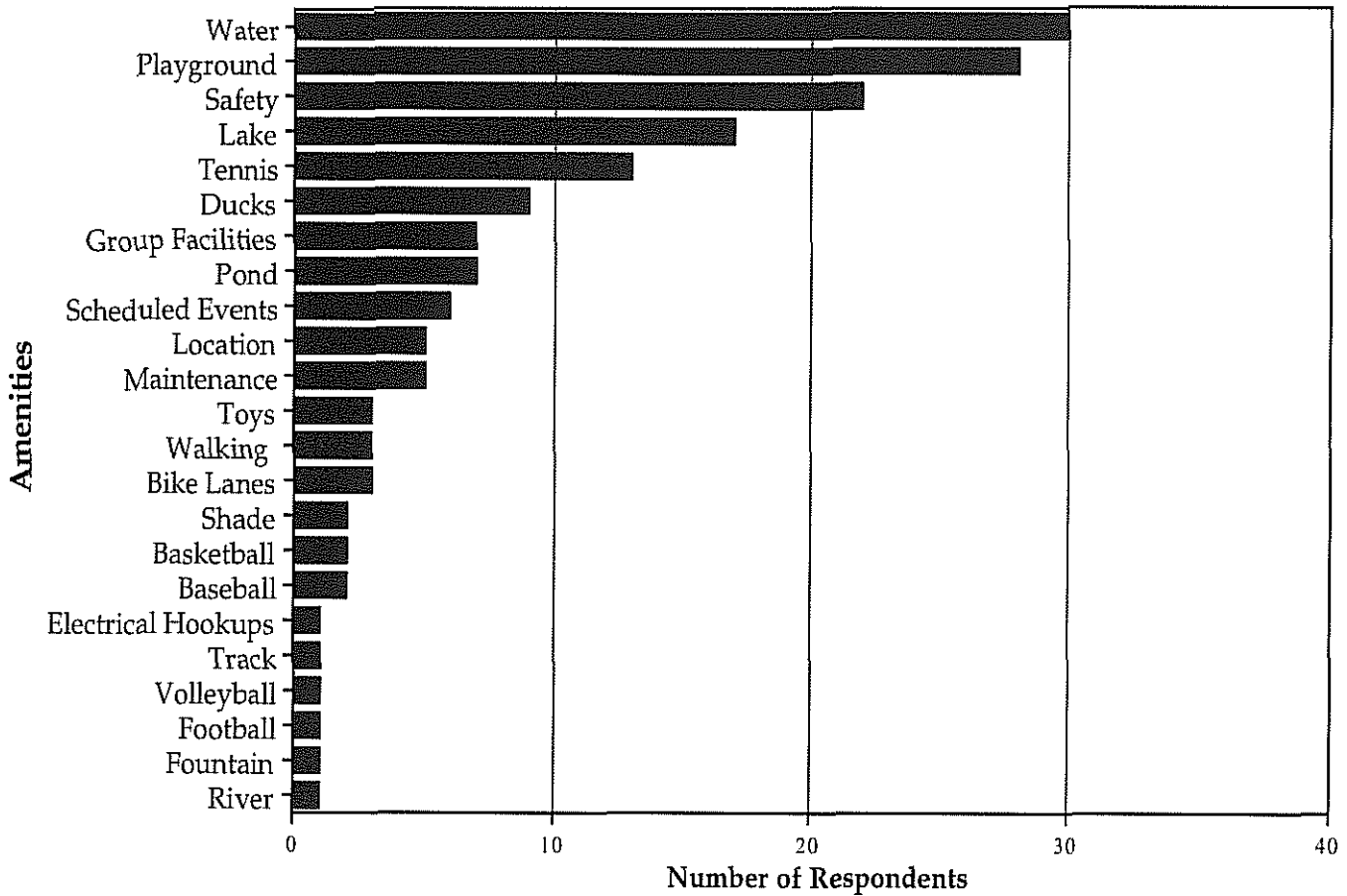
Two additional questions concerned the potential for using parks at night and specifically asked about the desire for lighting in parks.

Approximately eight times more people favored the addition of lighting than did not. A second question attempted to determine what kinds of lighting was considered the most appropriate for parks. Respondents could choose between "security lighting", "Court/field lighting" and "ground lighting."

Q3g. Water Related Attractions



Q3g. Other Attractions of Existing Parks

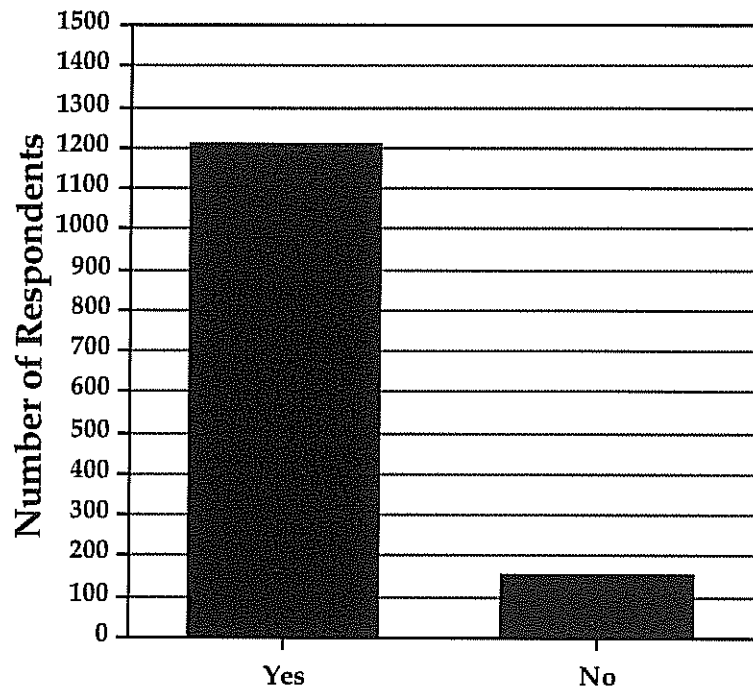


Respondents chose "security lighting" almost twice as often as the next option, "court/field lighting." Security lighting is usually installed in the form of general purpose lighting on tall masts, similar to street lighting on residential streets. This type of lighting can be very attractive and the light posts are available in both historic and contemporary styles. This type of lighting could be added to both existing parks as well as new parks.

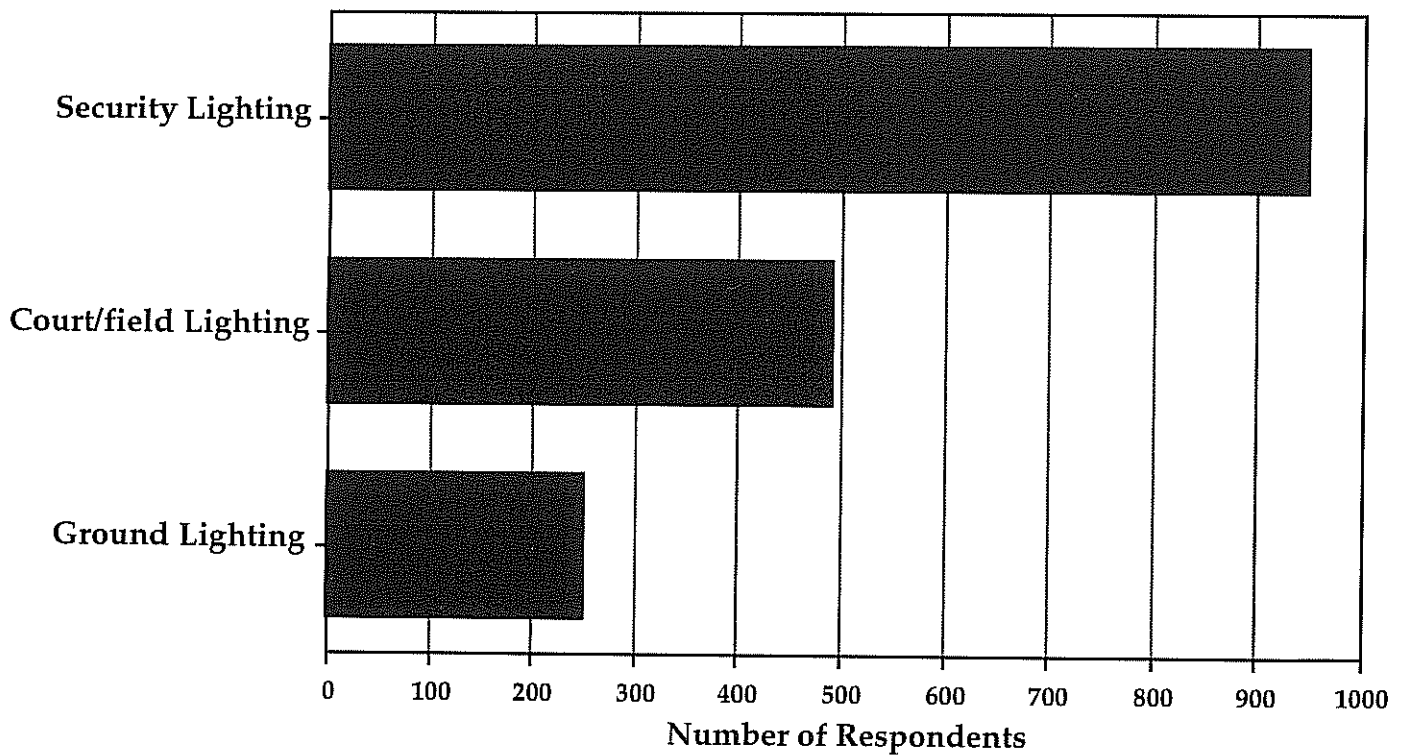
The second most important lighting was for courts and fields and relates to the strong emphasis on active recreation seen in other sections of the survey results. Court and field lighting can be very expensive to install and operate, but can easily double the usable time for sports such as softball, soccer and tennis where the number of leagues and individuals desiring access often outstrips the capabilities of existing facilities.

Ground lighting, although third in rank, received recognition by 250 respondents. Ground lighting is similar to security lighting except that it provides less general visibility within a park but adds substantially to the usability of particular areas and paths, improving both the a sense of orientation and security for footing. The aesthetic appeal of ground lighting can also be a significant addition to formal landscaped areas or areas with monuments, gazebos and fountains.

Q7 Should city parks be lighted for night use?



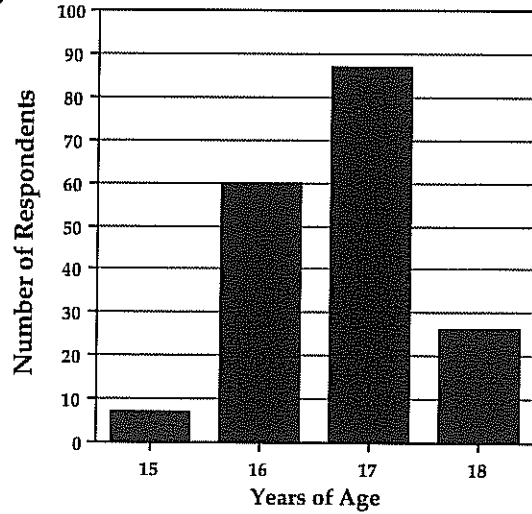
Q7 What type of lighting would be appropriate for parks?



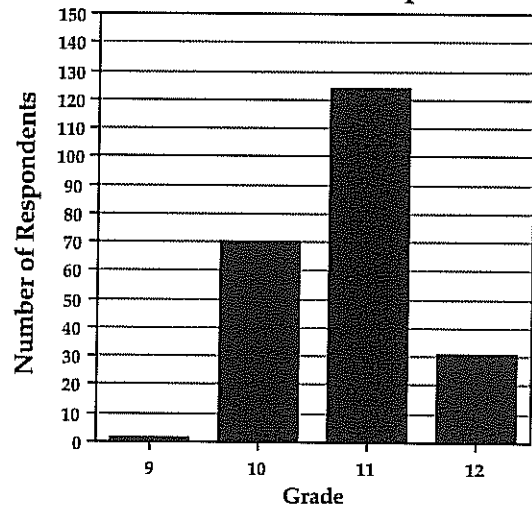
Survey of High School Students

Recreation survey of the High school Students was taken on May 21st, 1994. Over 181 sophomores, juniors and seniors from Turlock High School participated in this survey. The results are informative.

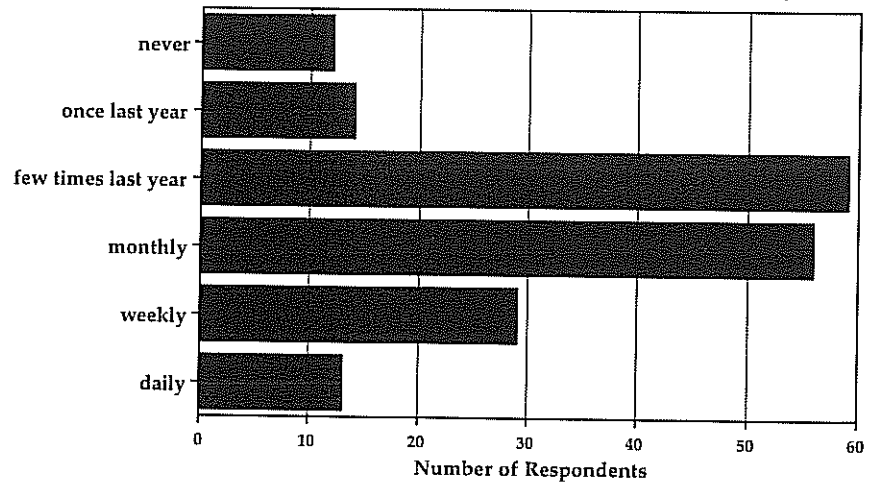
Age of Respondents



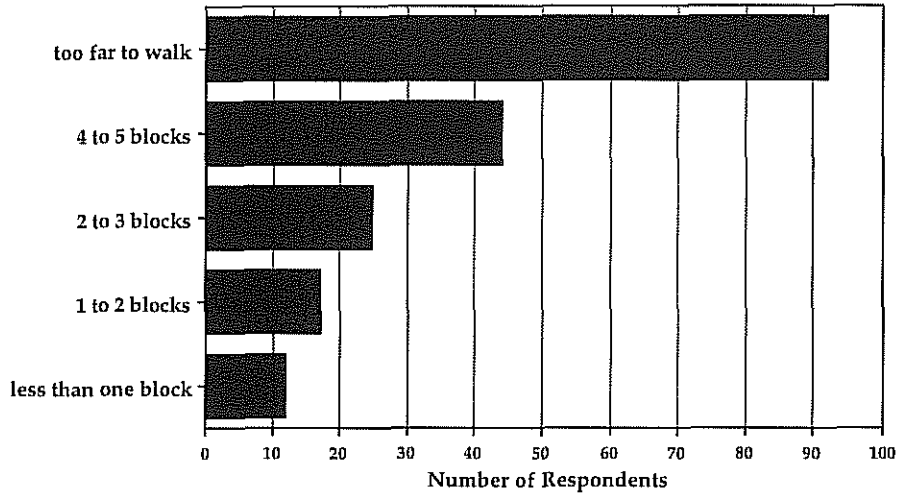
Grade Level of Respondents



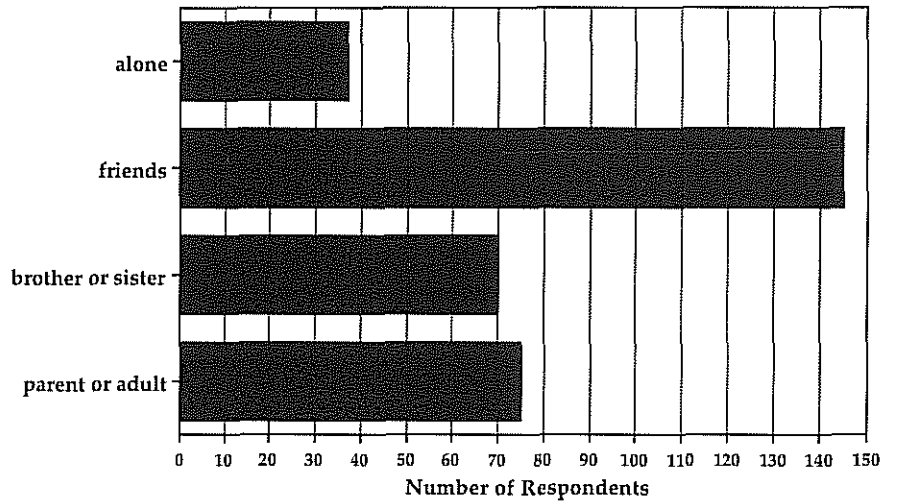
Q1 How often did you visit a park last year?



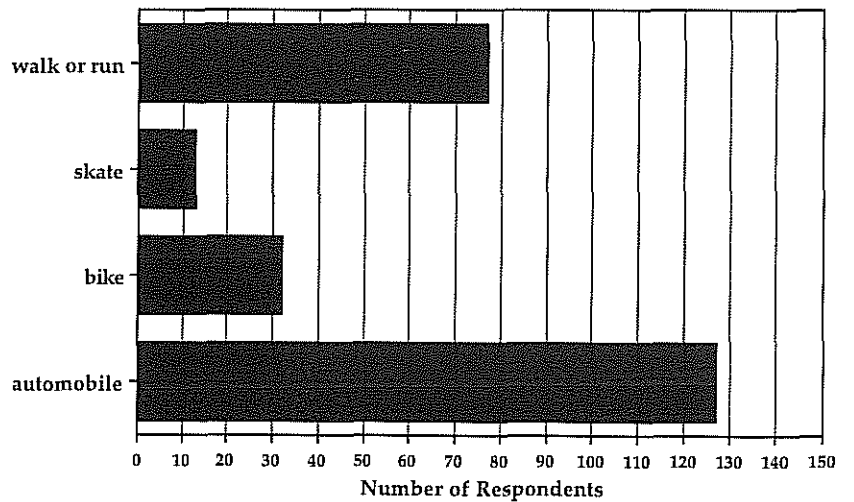
Q2 How far was this park from your home?



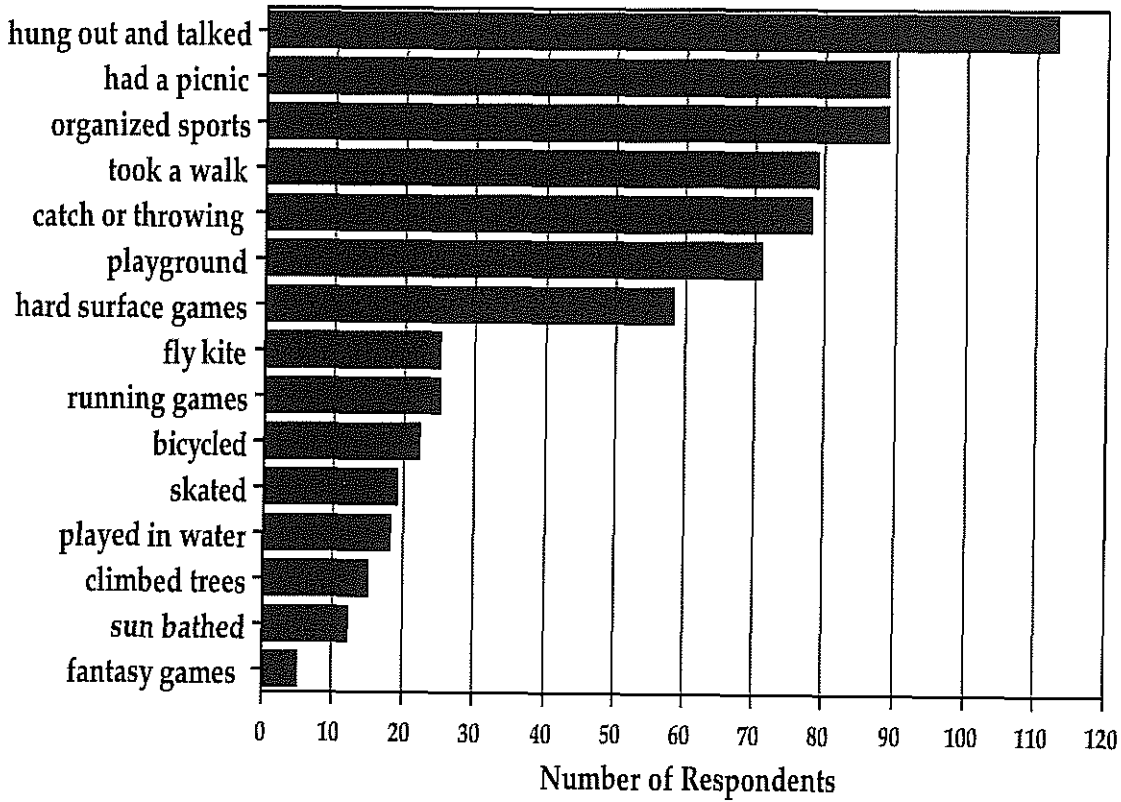
Q3 Who did you visit the park with?



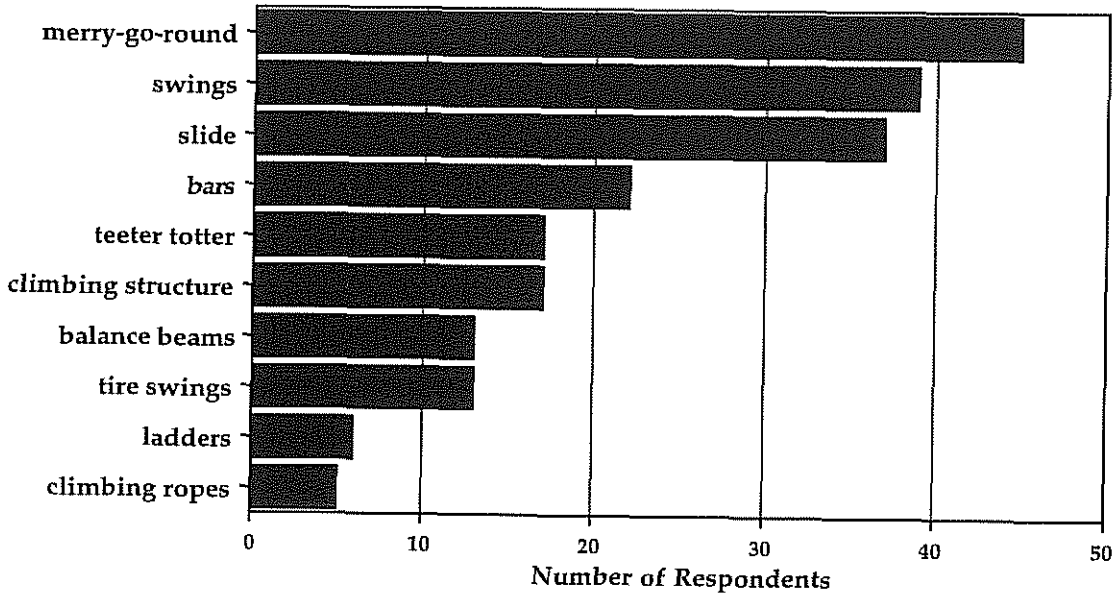
Q4 How did you get to the park?



Q5 What did you do at the park?

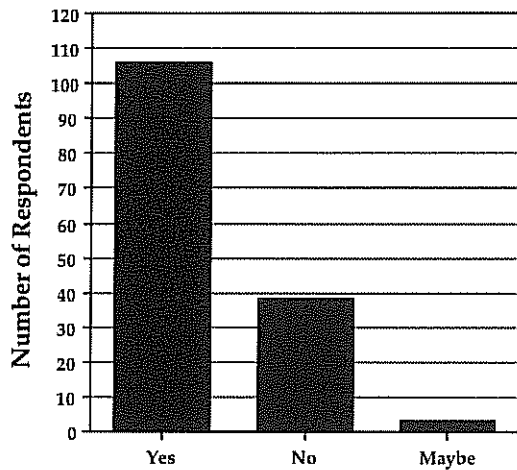


Q5 Use of playground equipment

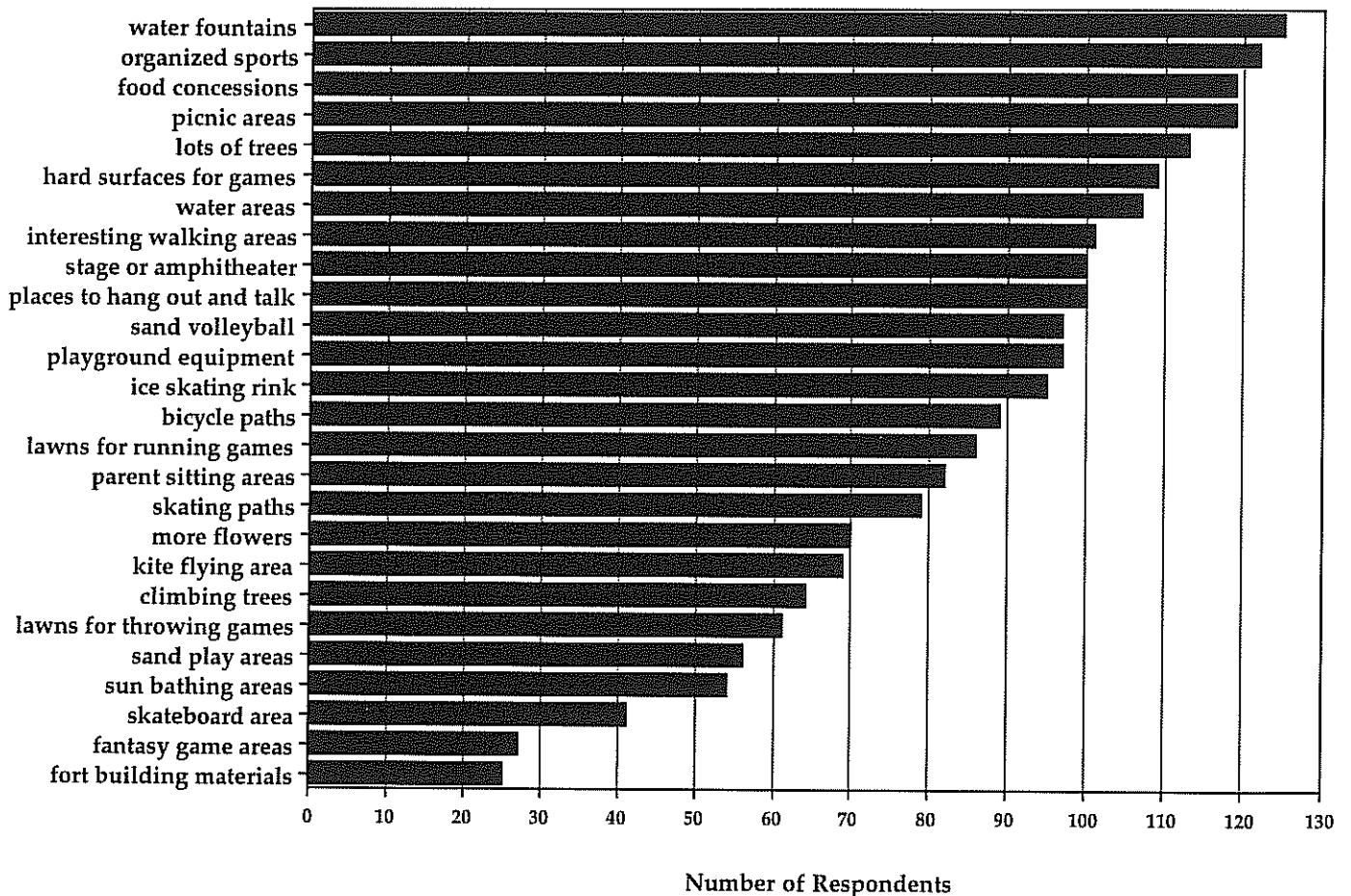


Priorities Expressed by High School Students for Proposed Activities and Elements for New Parks in Turlock

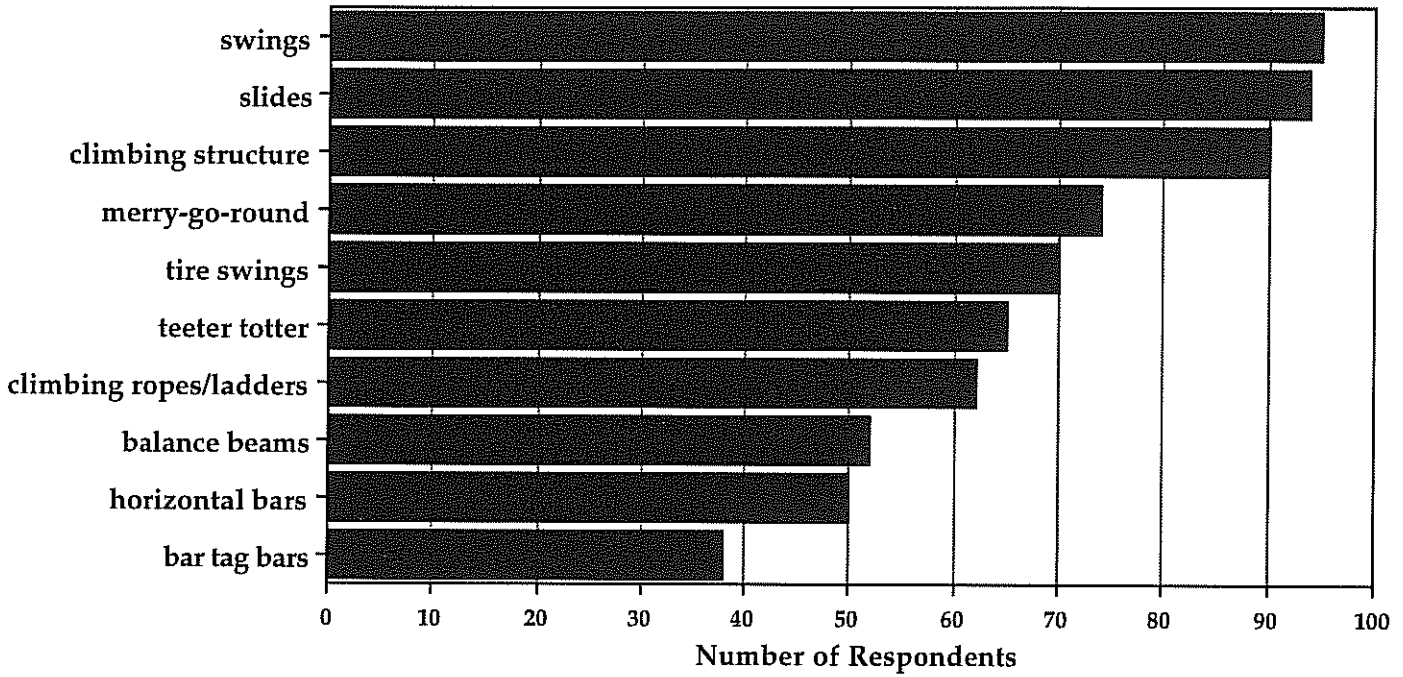
Would you be willing to spend more money to attend new facilities?



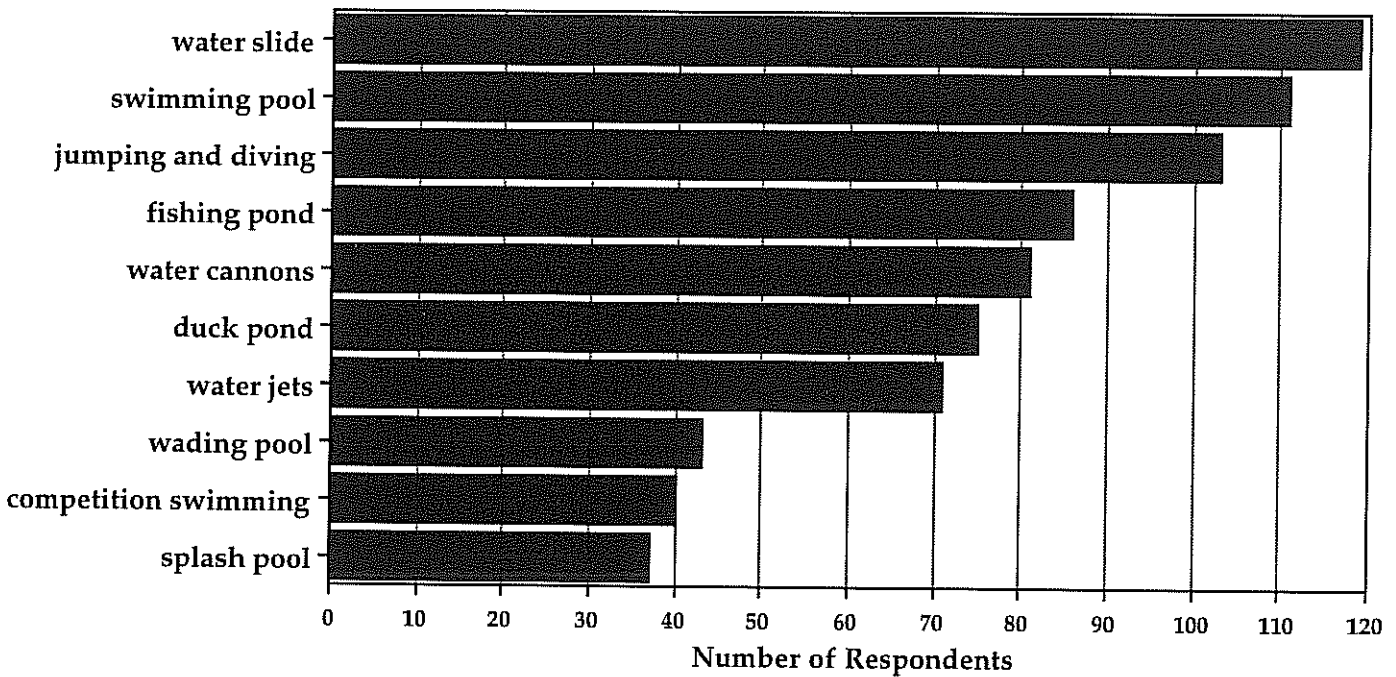
Q6 What would you like to see in new parks?



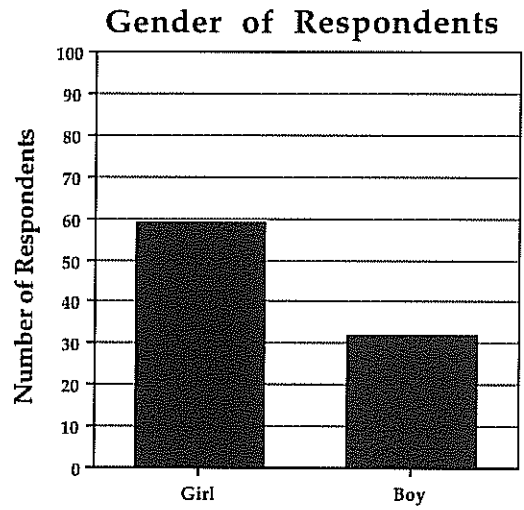
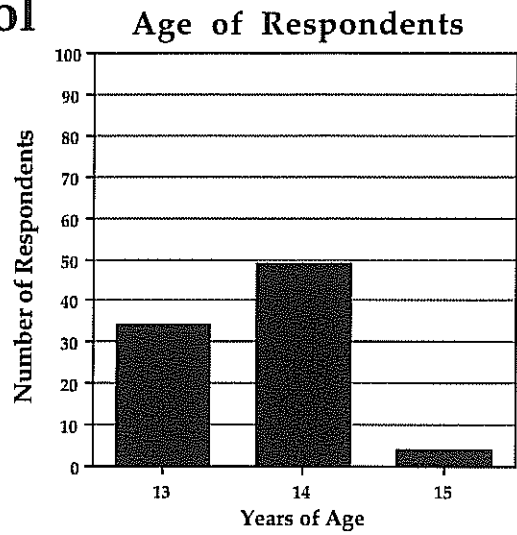
Q6 Preferred playground equipment for new parks



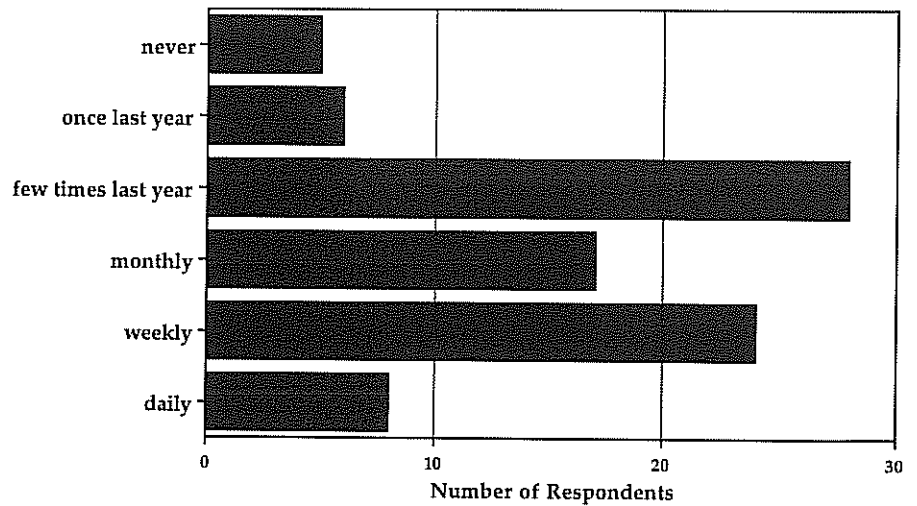
Q6 Preferred water areas for new parks



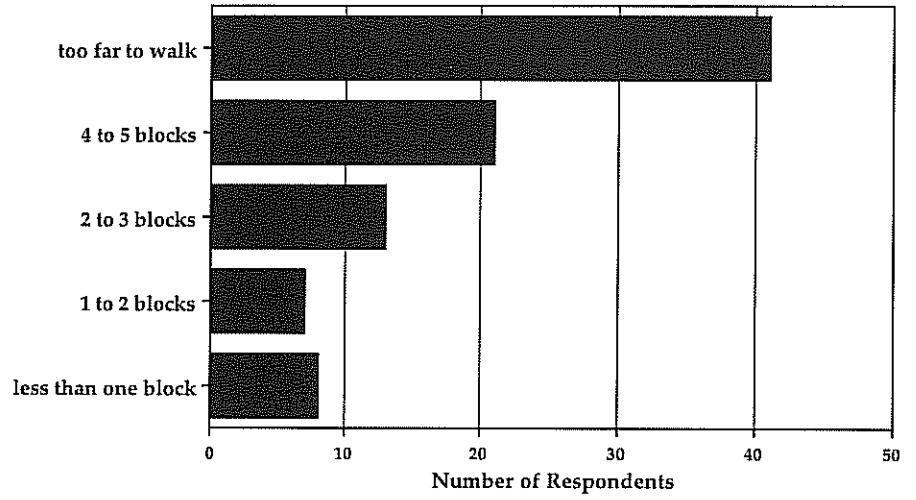
Survey of Junior High School Students



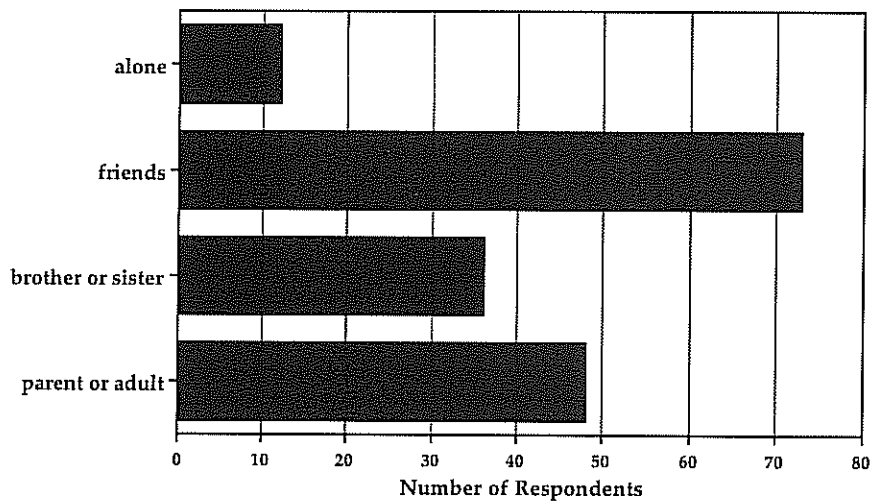
Q1 How often did you visit a park last year?



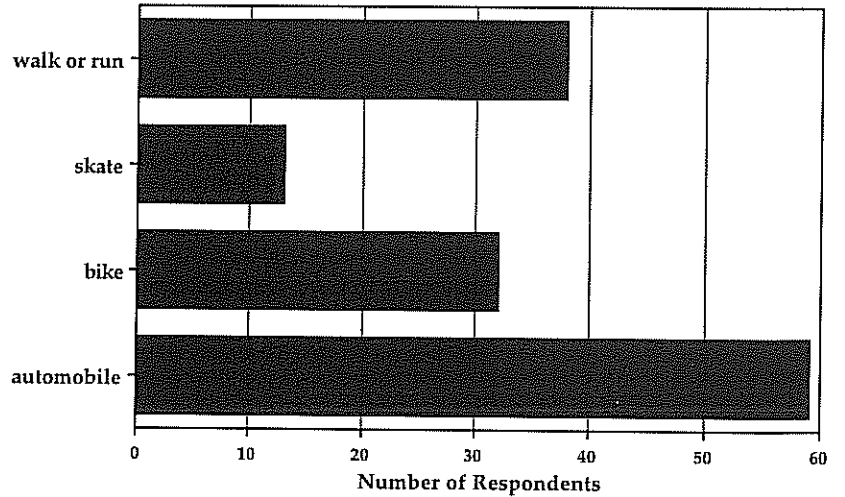
Q2 How far was this park from your home?



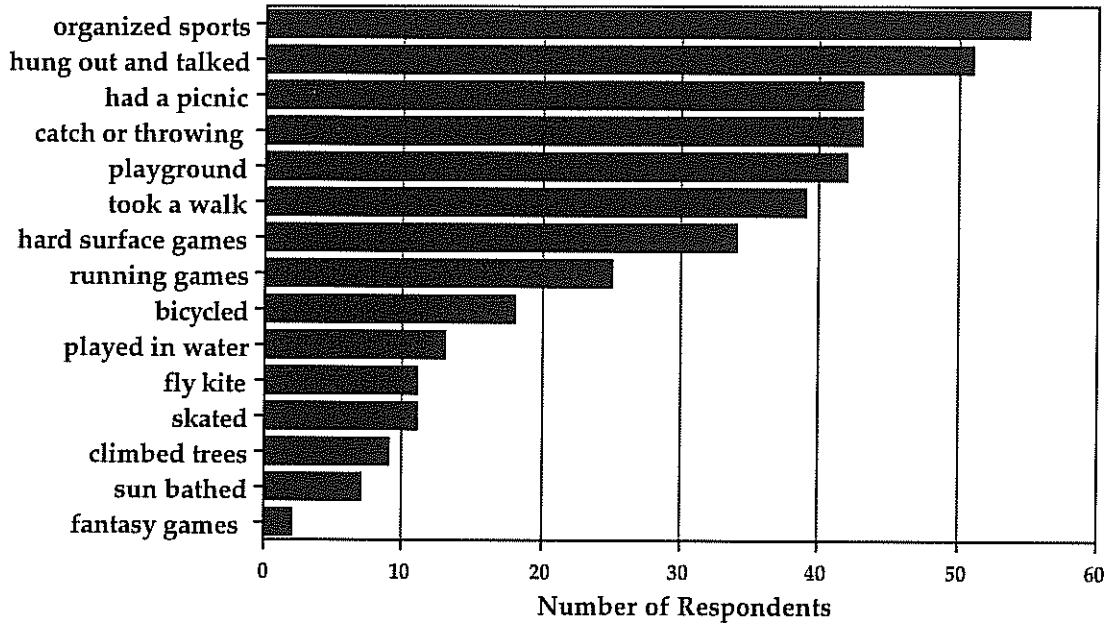
Q3 Who did you visit the park with?



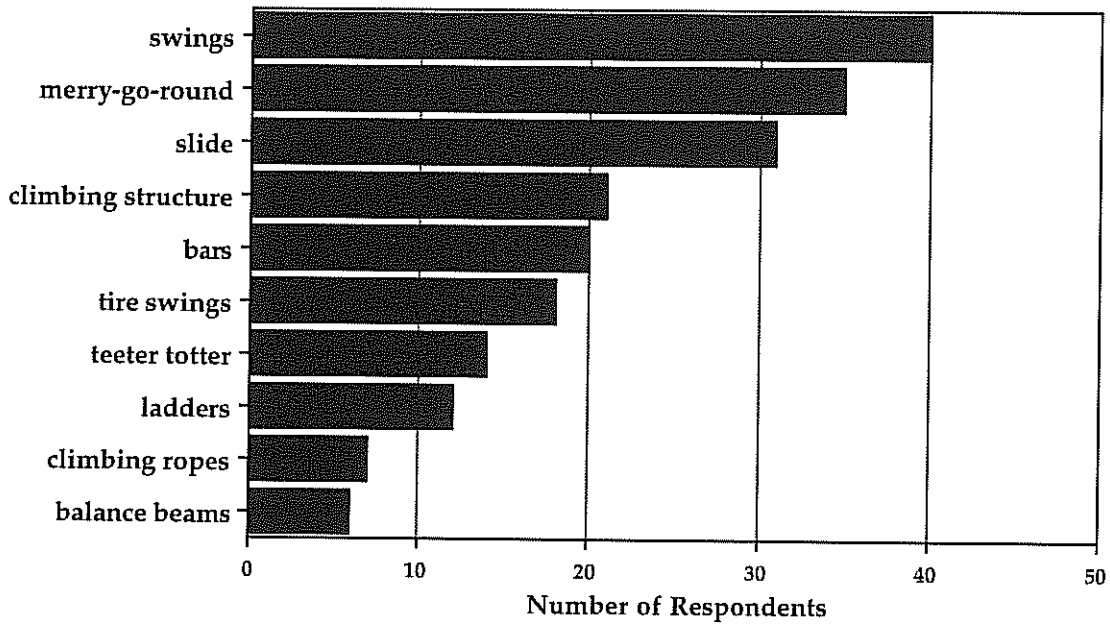
Q4 How did you get to the park?



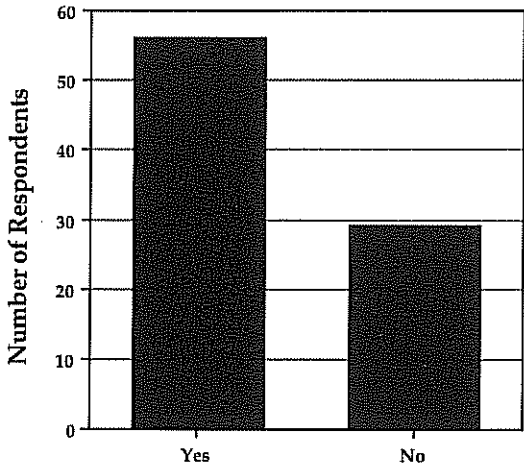
Q5 What did you do at the park?



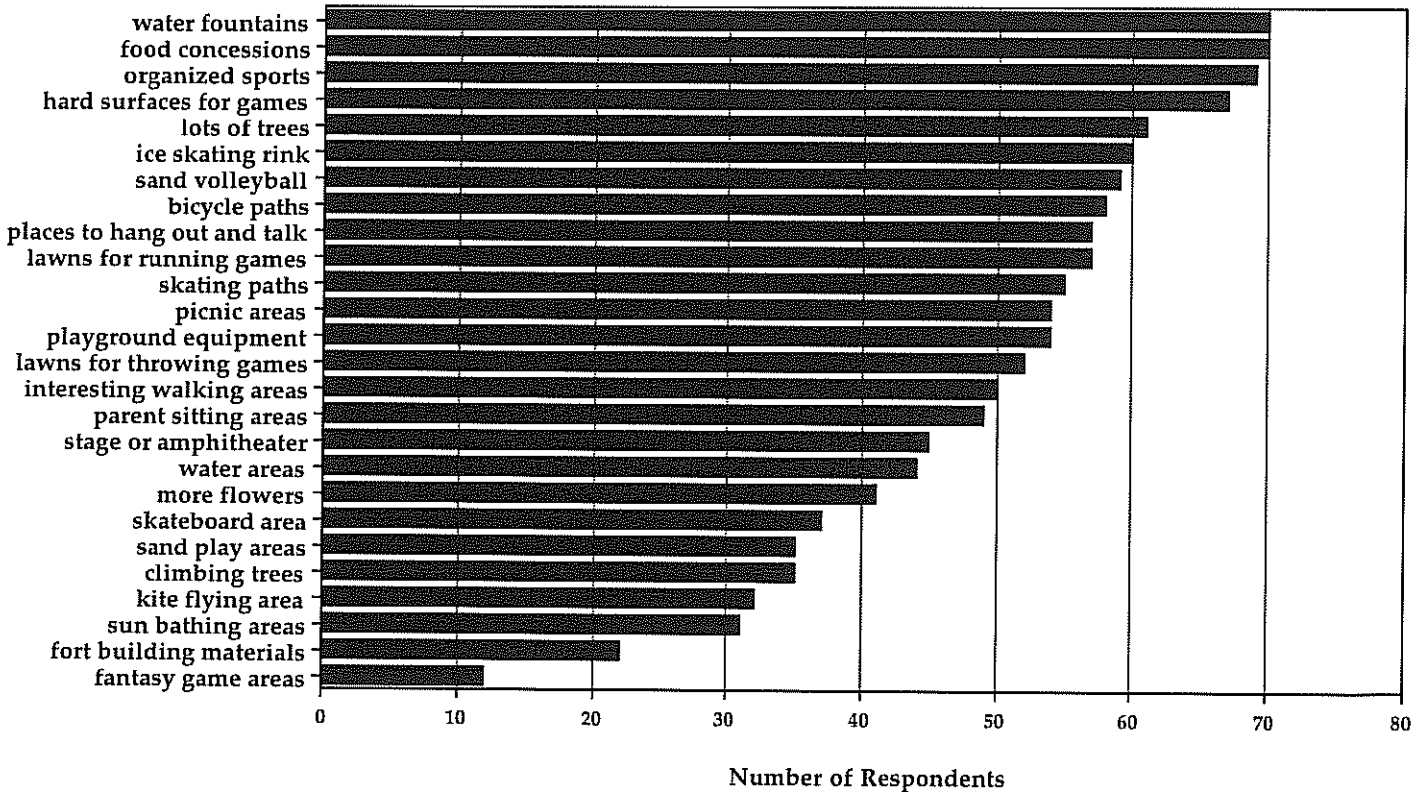
Q5 Use of playground equipment



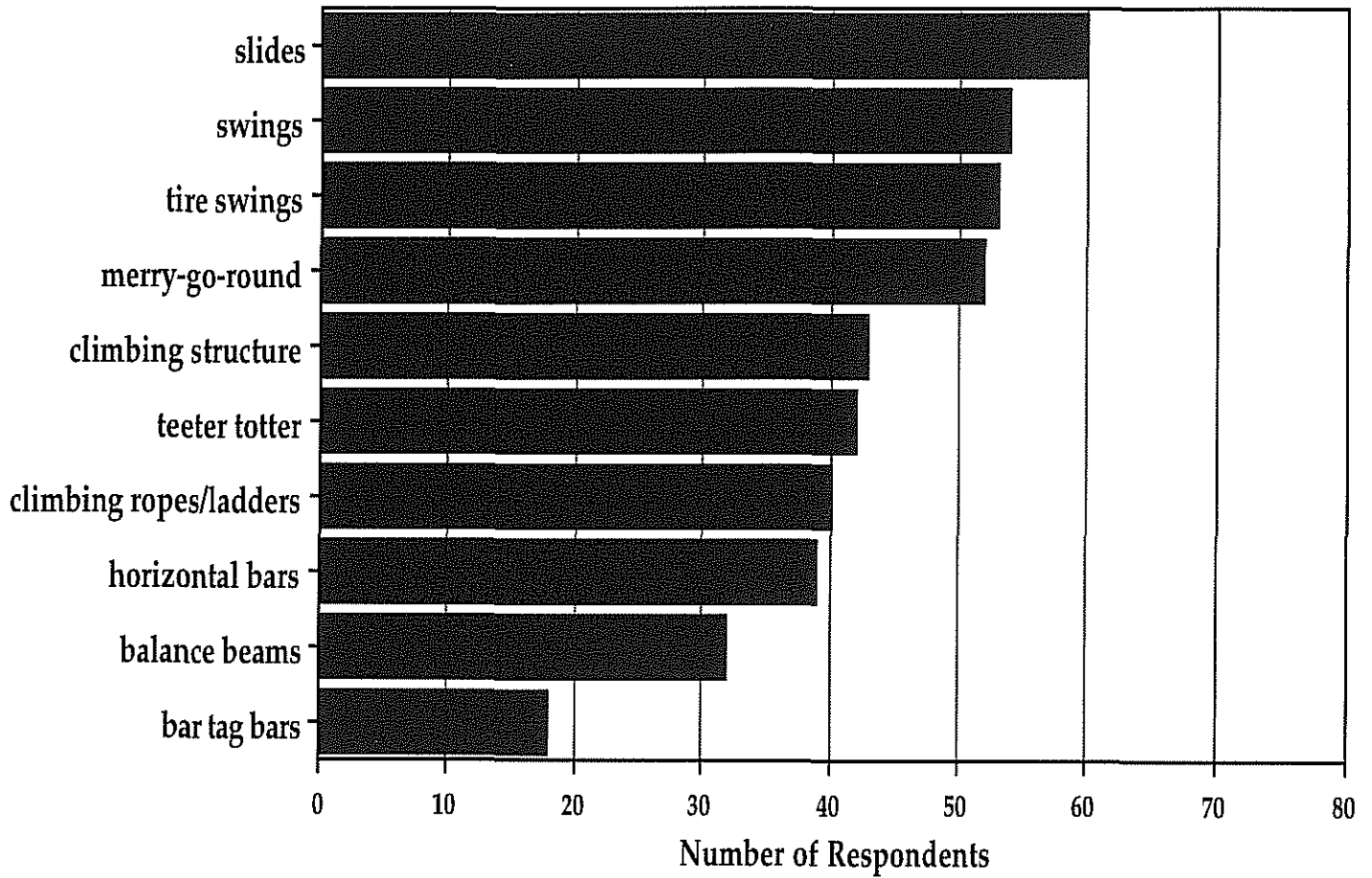
Would you be willing to spend more money to attend new facilities?



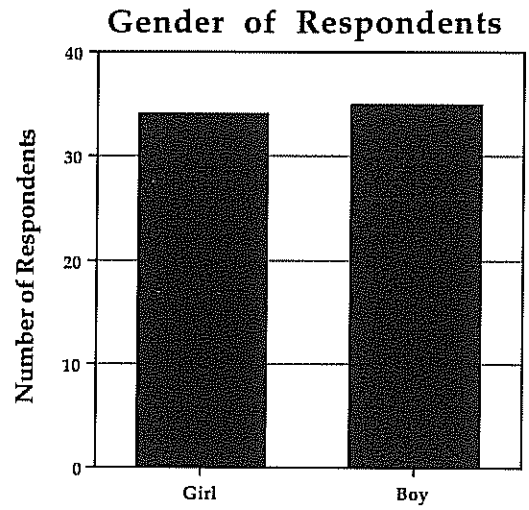
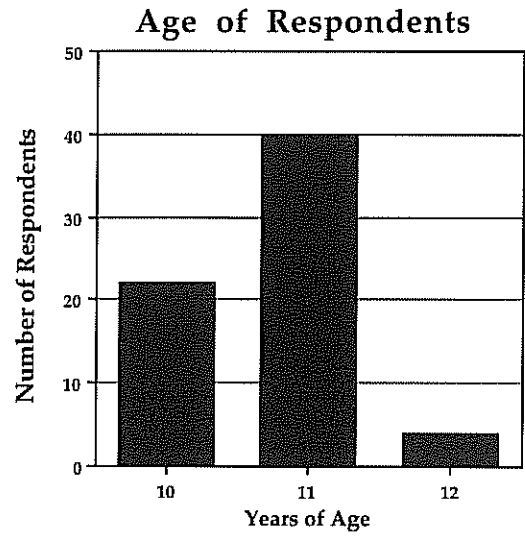
Q6 What would you like to see in new parks?



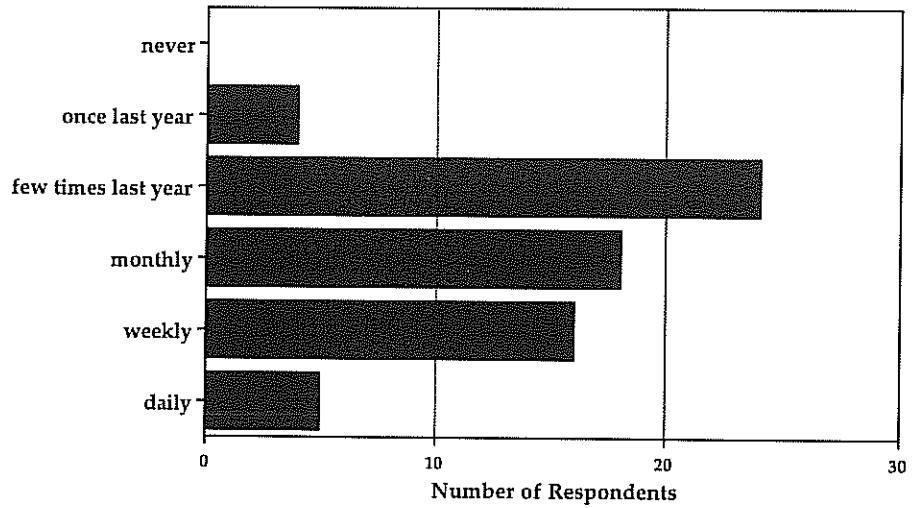
Q6 Preferred playground equipment for new parks



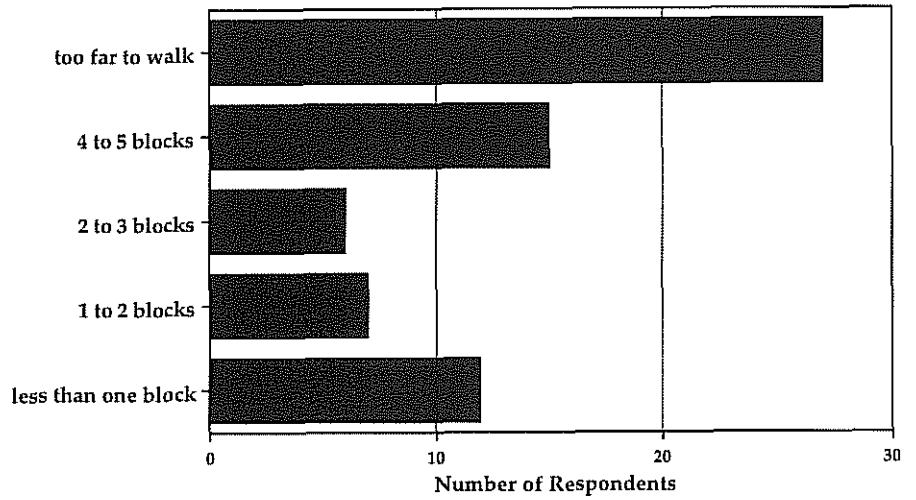
Survey of Fifth Grade Students



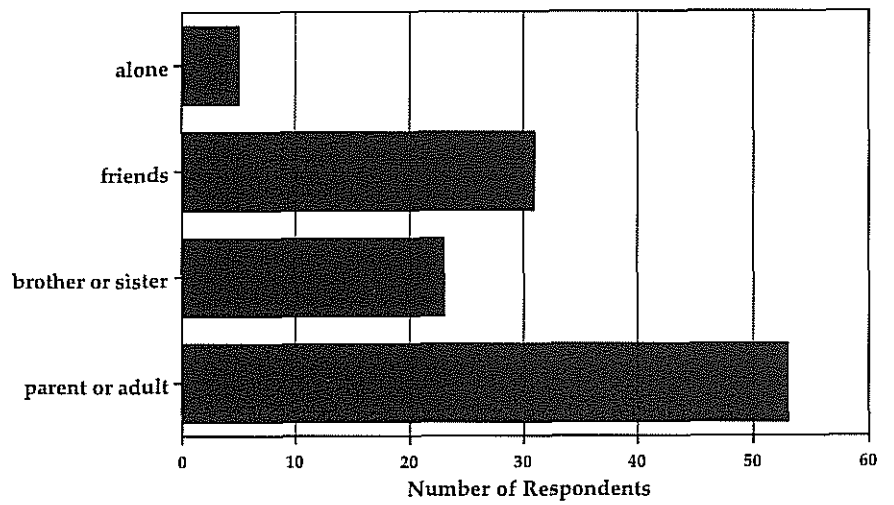
Q1 How often did you visit a park last year?



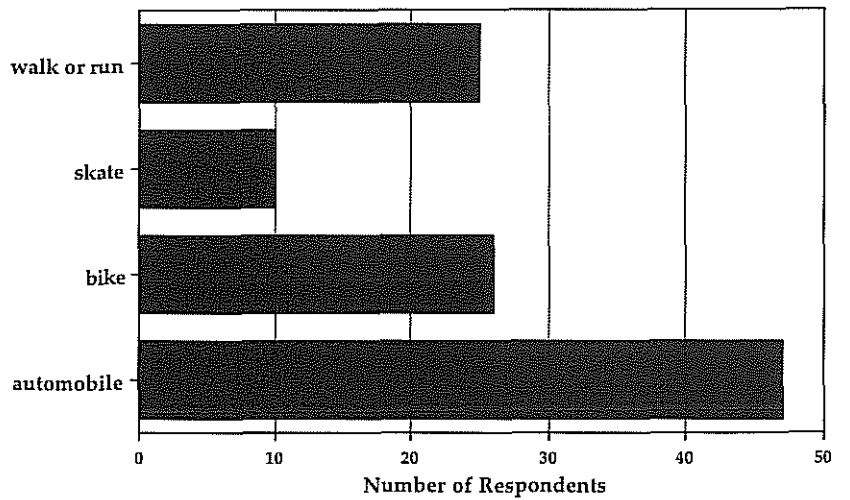
Q2 How far was this park from your home?



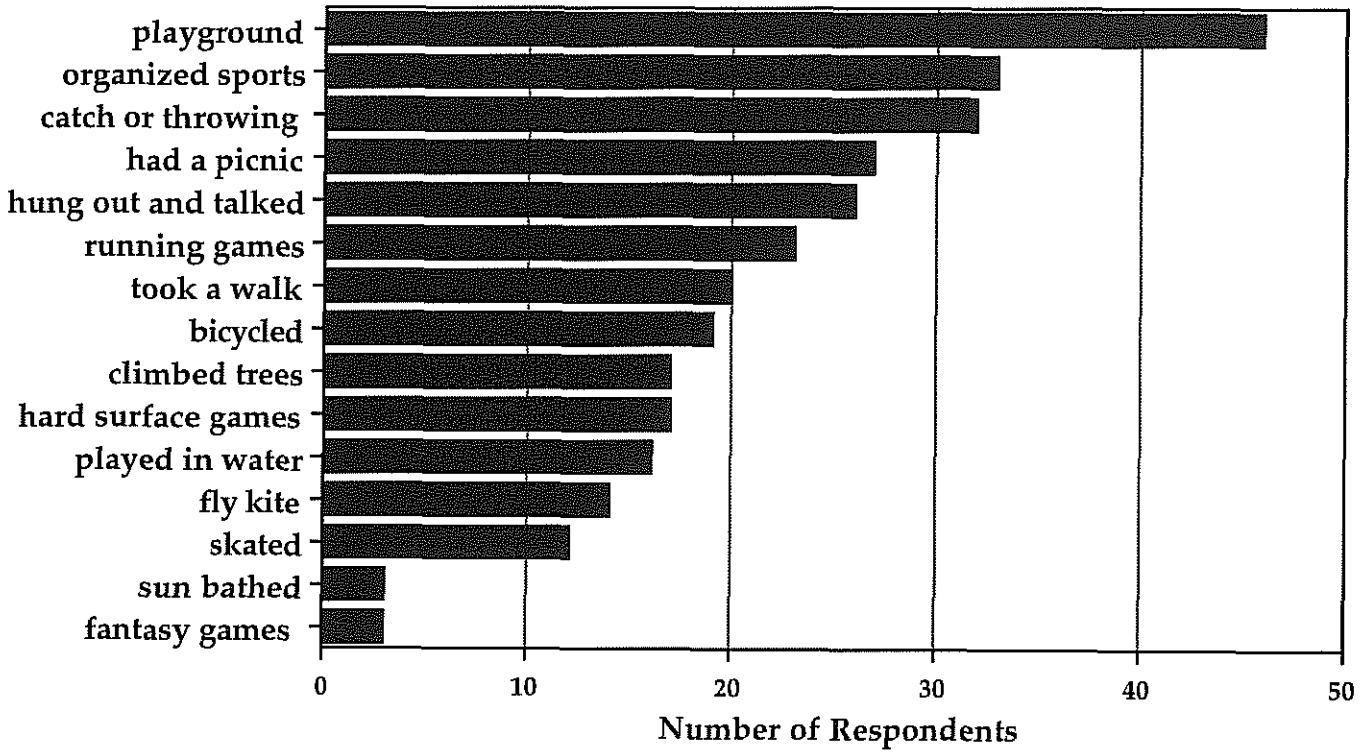
Q3 Who did you visit the park with?



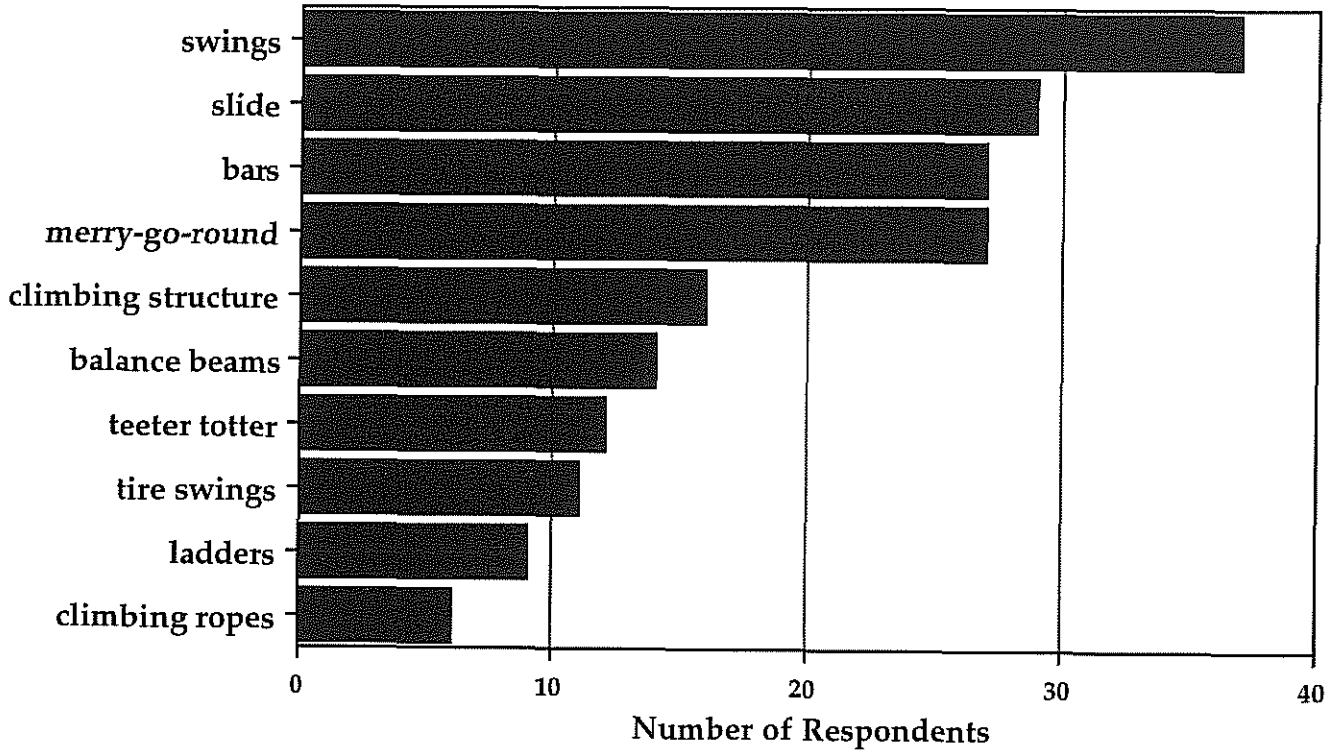
Q4 How did you get to the park?



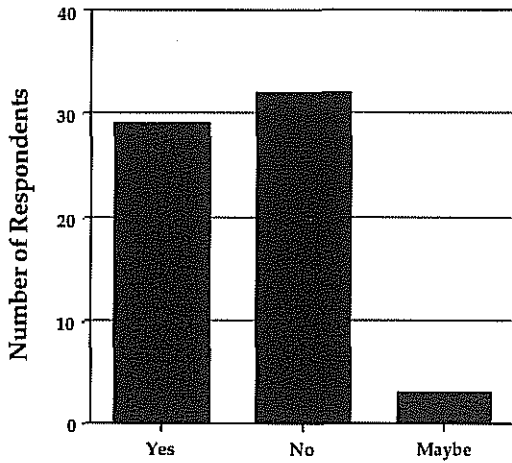
Q5 What did you do at the park?



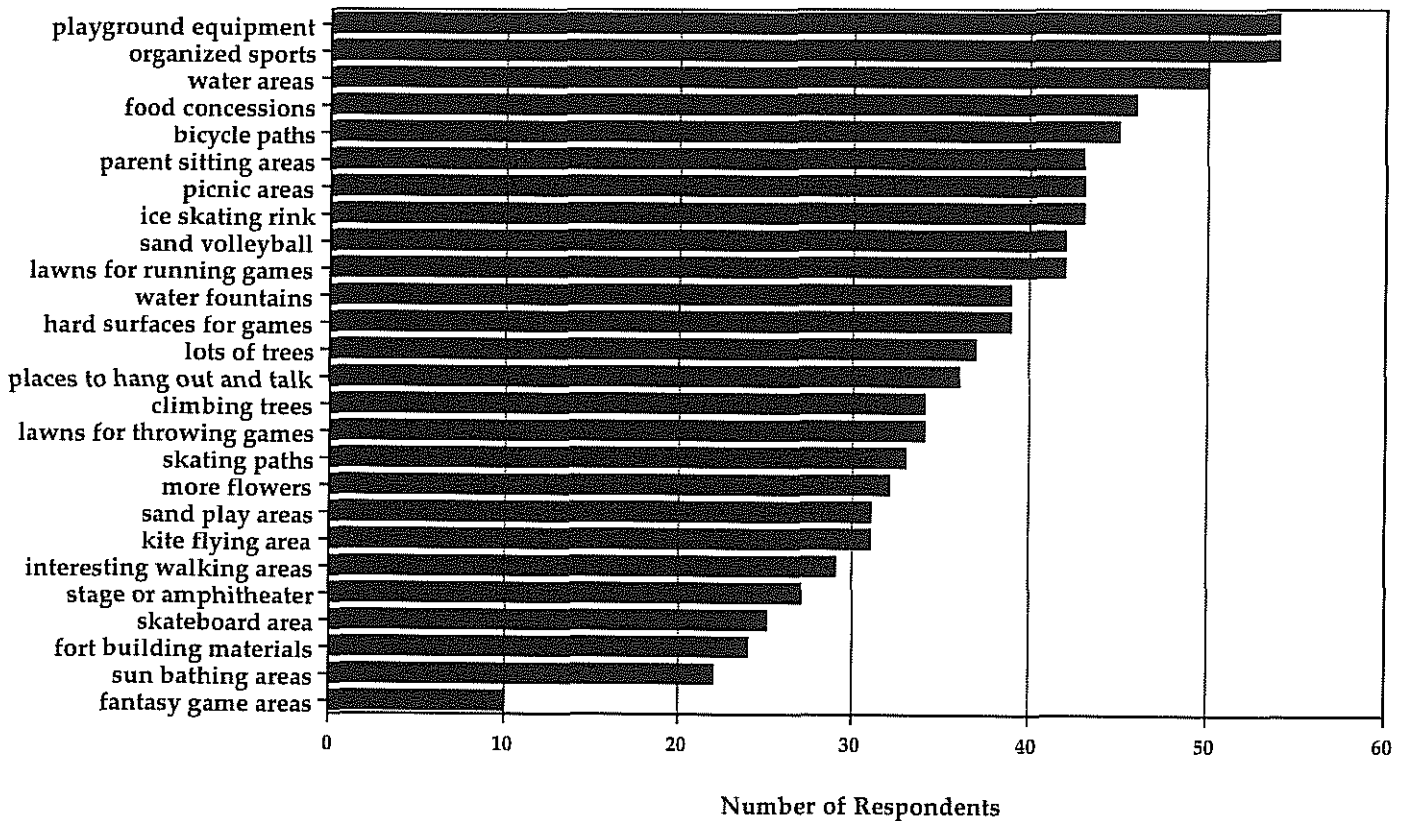
Q5 Use of playground equipment



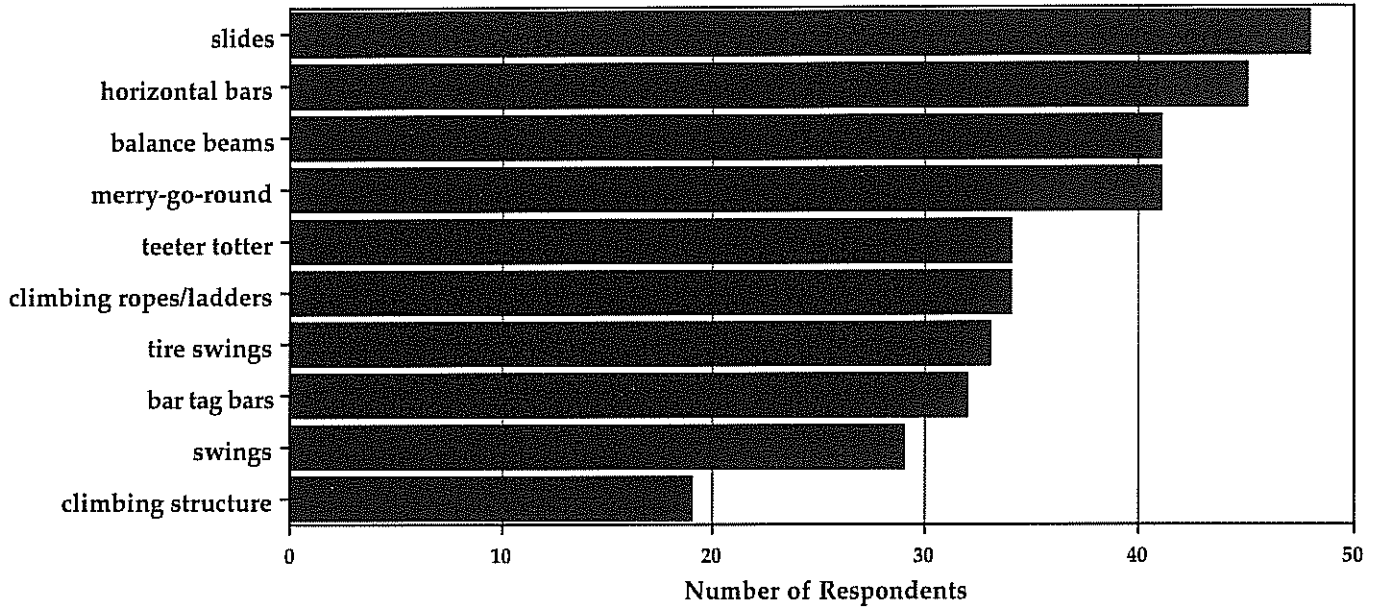
Would you be willing to spend more money to attend new facilities?



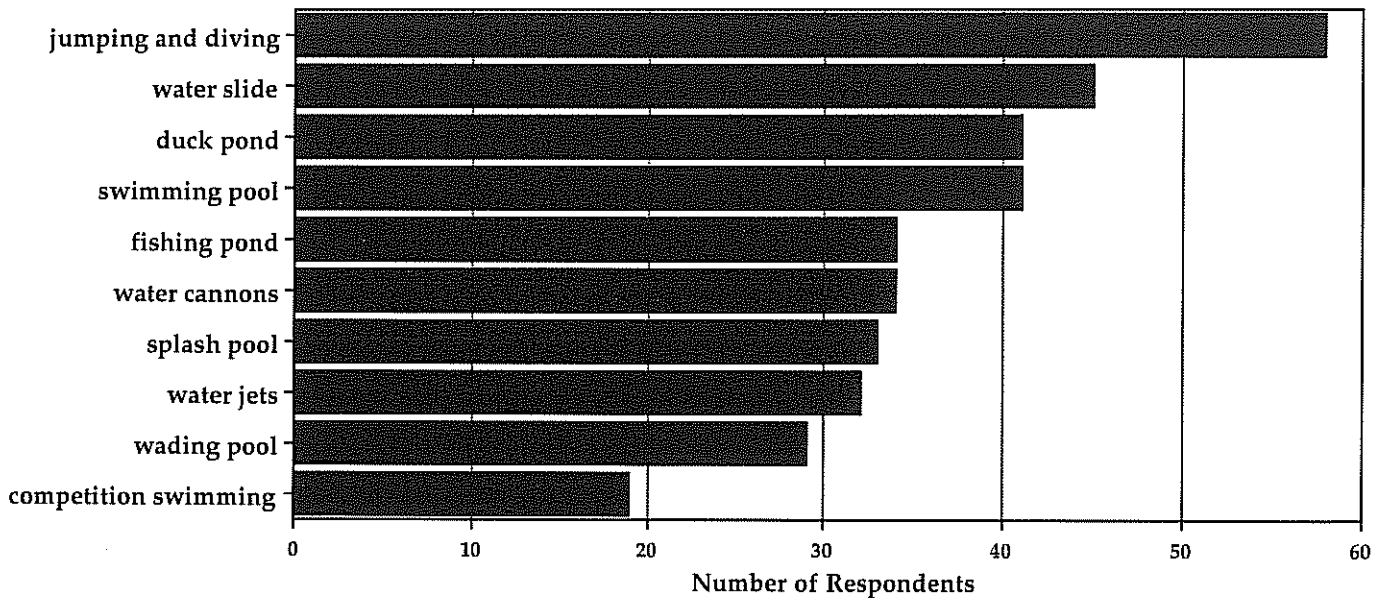
Q6 What would you like to see in new parks?



Q6 Preferred playground equipment for new parks

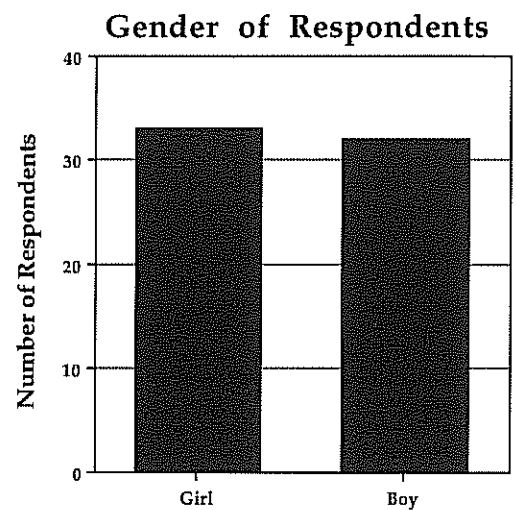
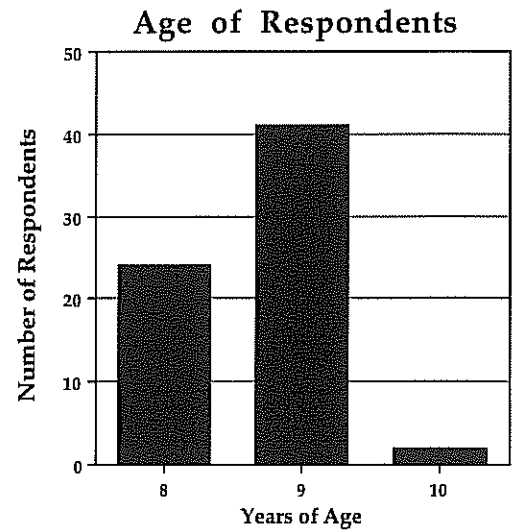


Q6 Preferred water areas for new parks

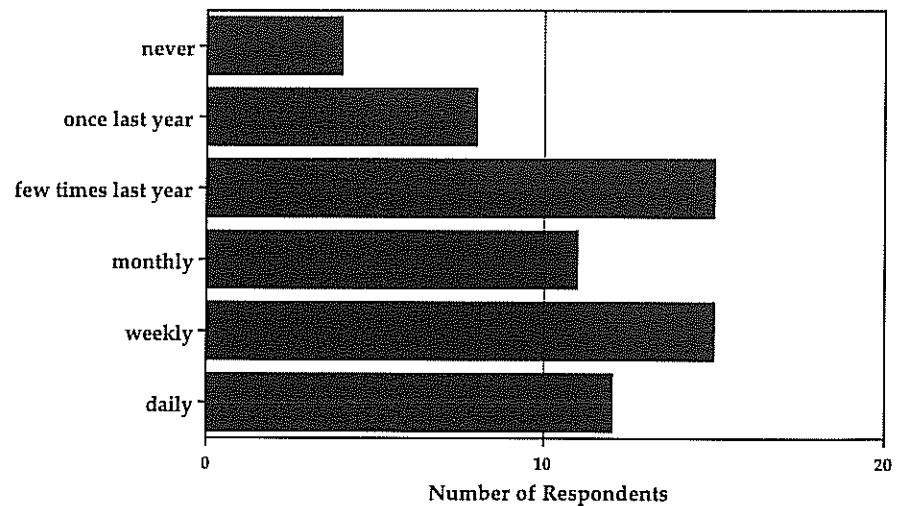


Recreation Survey of Elementary School Students

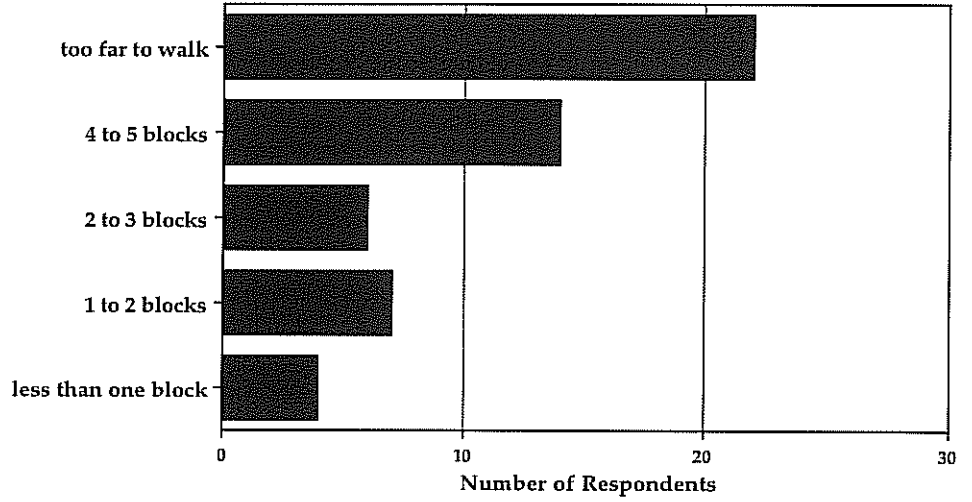
A recreation survey was taken of fifth grade students ranging in age from 8 to 10 years old on May 21st 1994 at Brown Elementary School, Wakefield Elementary School and Crowell Elementary School. One hundred thirty five kids participated in completing the survey. Note the graphs on the following pages that summarizes the findings from these fifth grade Turlockers.



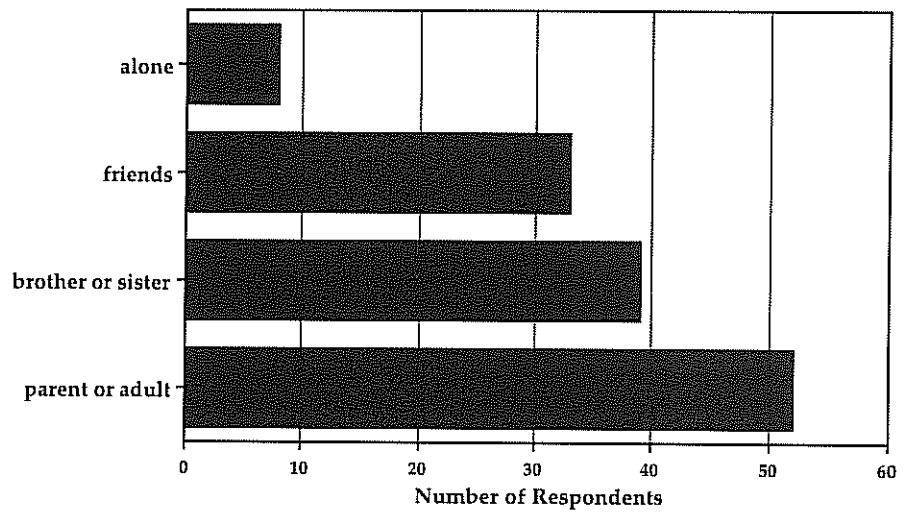
Q1 How often did you visit a park last year?



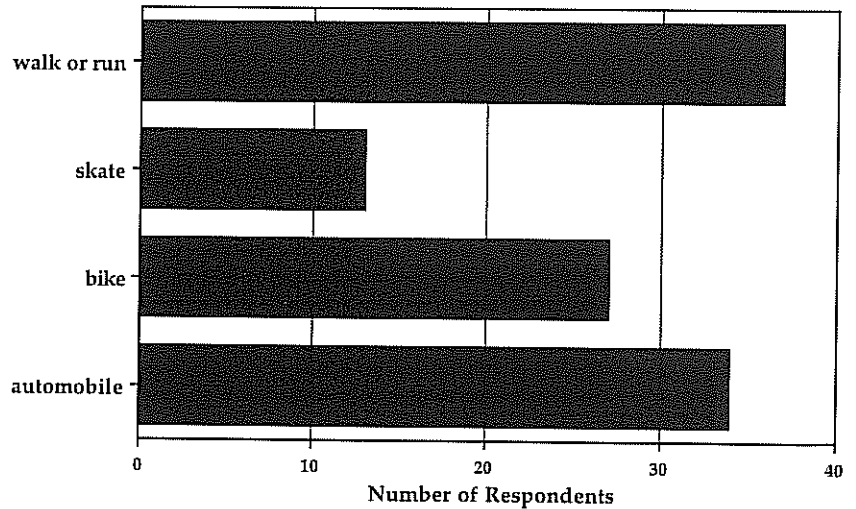
Q2 How far was this park from your home?



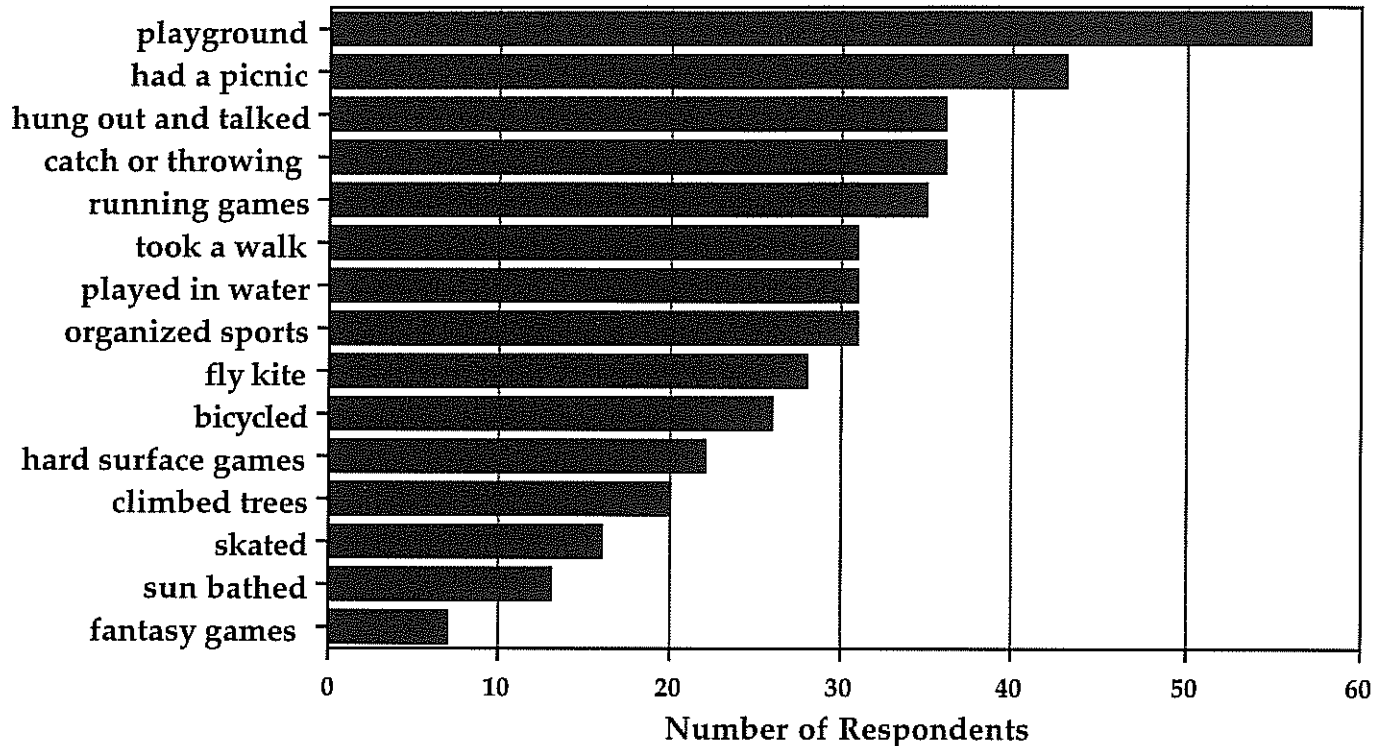
Q3 Who did you visit the park with?



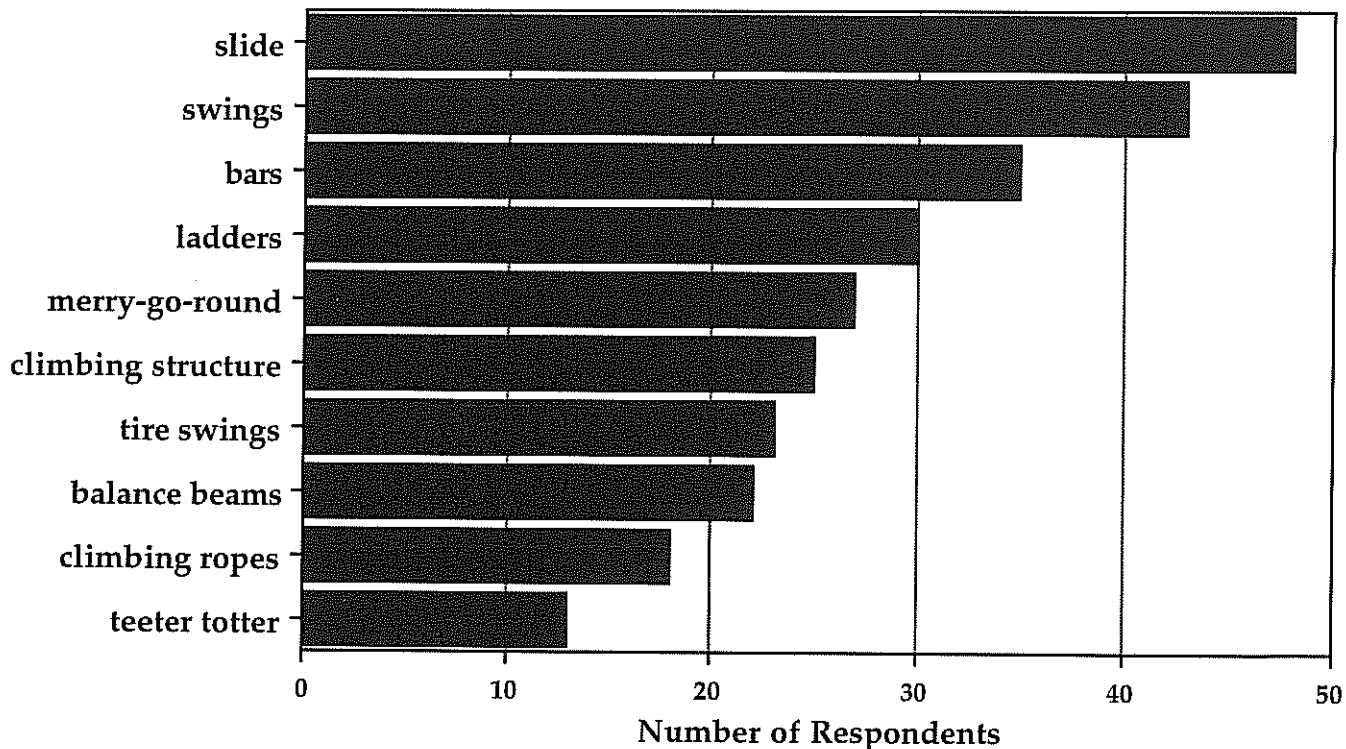
Q4 How did you get to the park?



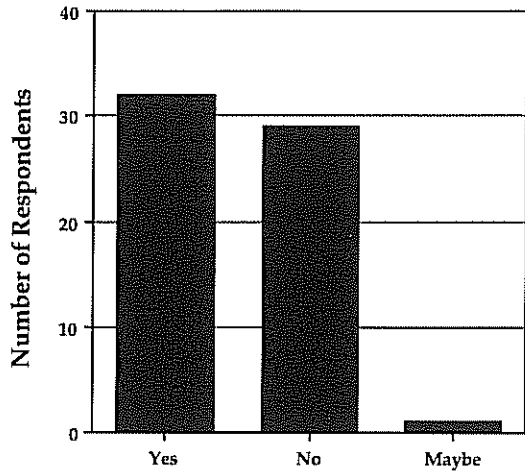
Q5 What did you do at the park?



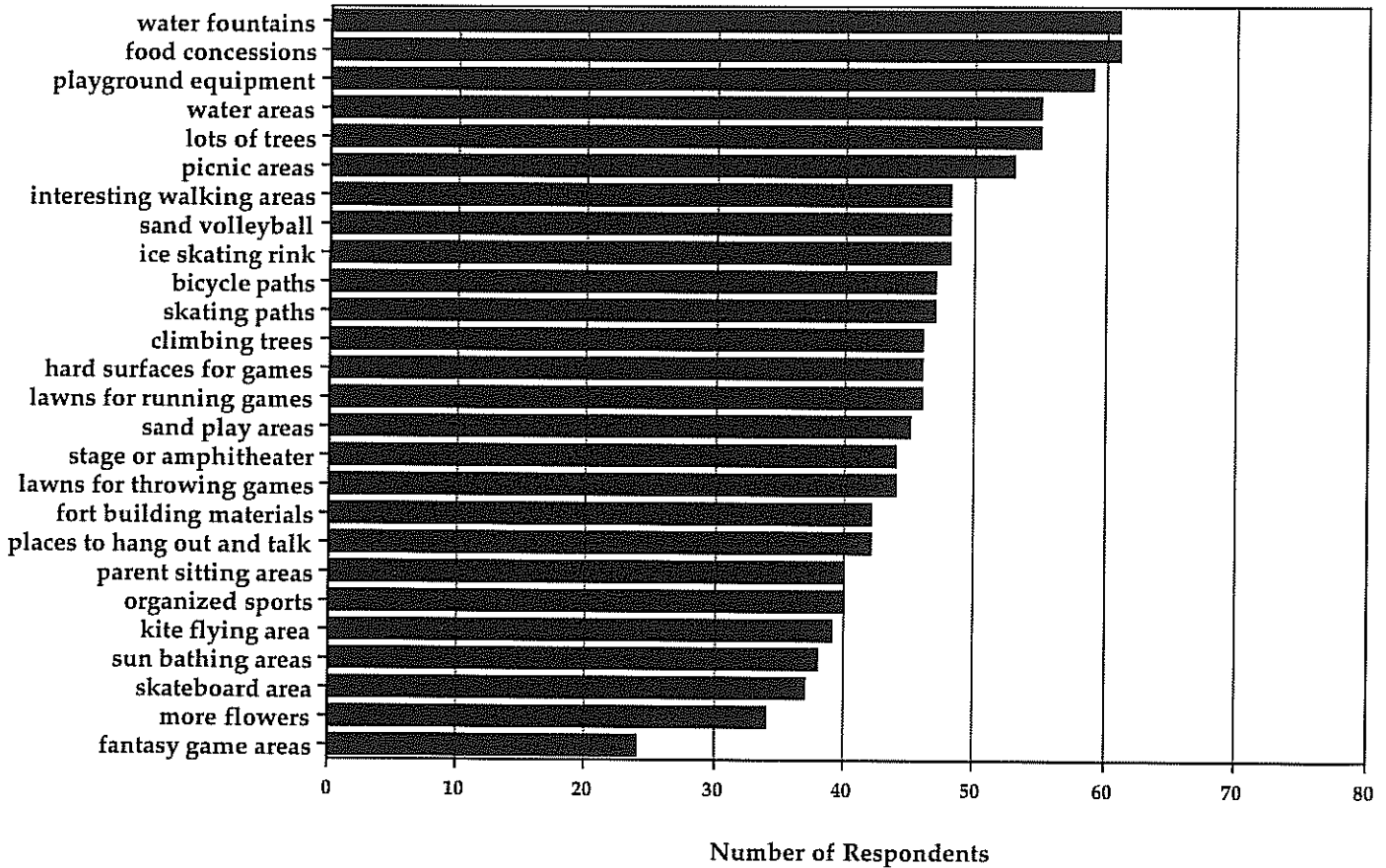
Q5 Use of playground equipment



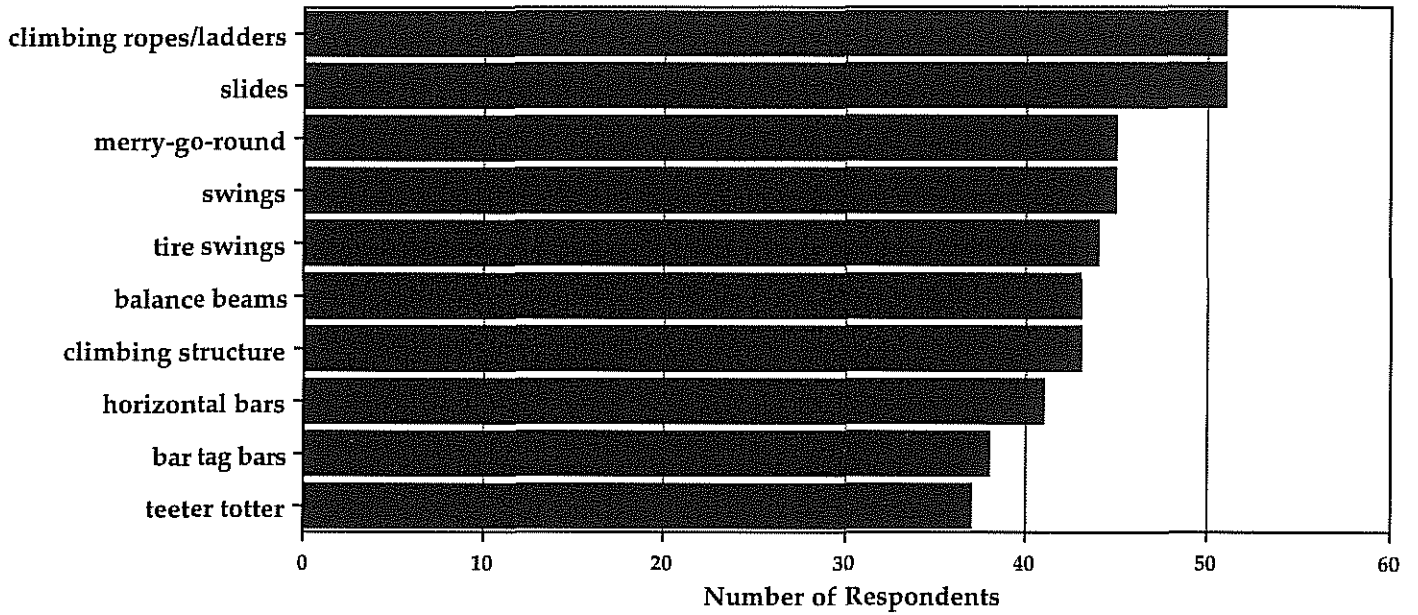
Would you be willing to spend more money to attend new facilities?



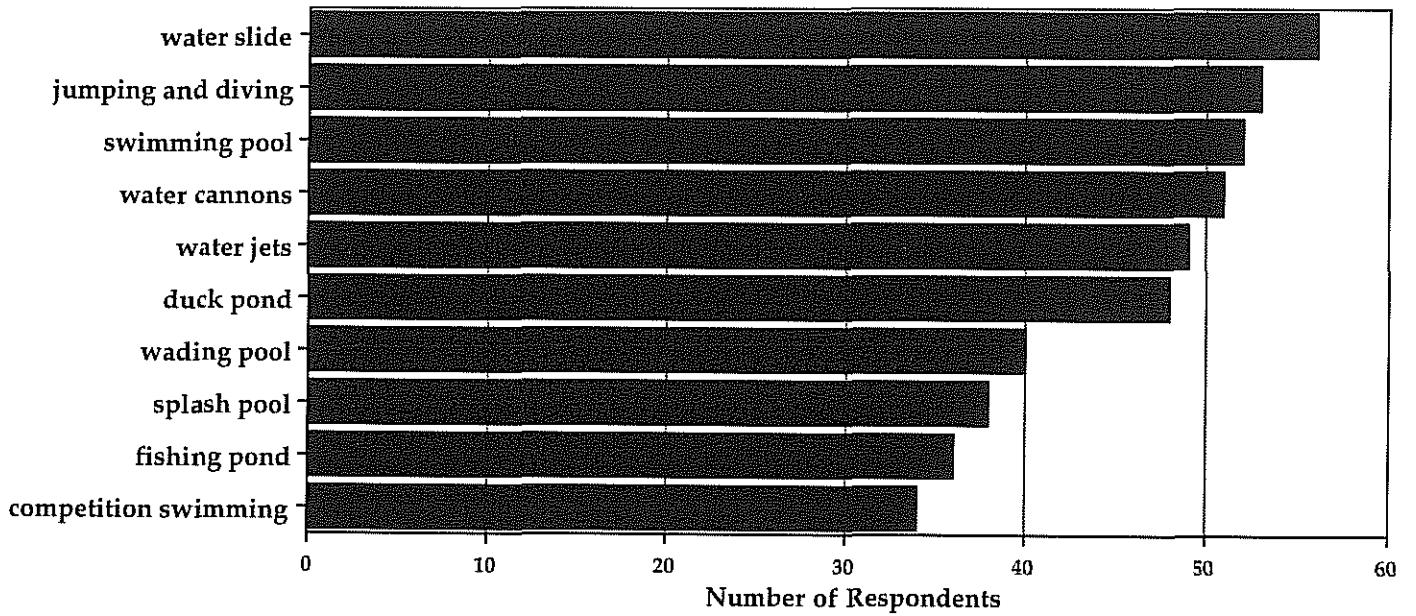
Q6 What would you like to see in new parks?



Q6 Preferred playground equipment for new parks



Q6 Preferred water areas for new parks



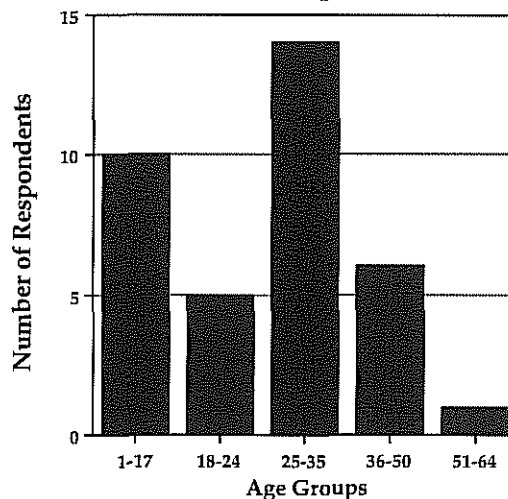
On-Site Interviews with Park and Recreation Users

In an effort to improve our understanding of the preferences of Turlock citizens concerning actual park design solutions, face to face interviews were held with visitors of Donnelly Park on Memorial Day, May 31, 1994. To conduct these interviews a series of pictorial plates were developed illustrating park and open space developments in other cities. Each plate had a theme and contained up to eight images. These images provided a range of choices for the viewer and served as a tangible illustration of what a particular recreational facility or element might look like. From these images respondents could judge the appropriate level of development and forms to match their personal conception of what it meant to live and recreate in Turlock.

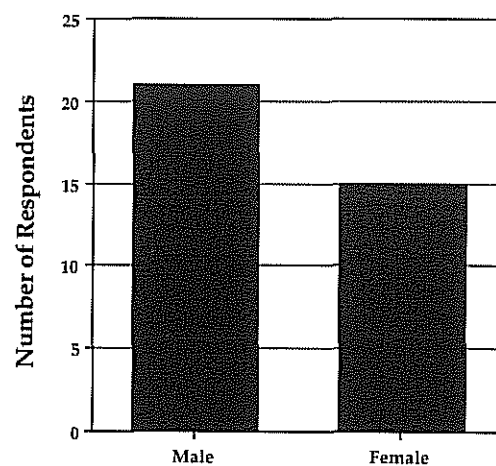
This method of conducting interviews proved to be very successful. The day was warm and somewhat overcast and the park was filled with approximately 250 users for most of the afternoon. The interviewer walked from one picnicing group to the next and asked individuals to view the image plates and express their opinion, which were recorded on a clip board. Approximately 38 people were contacted during the afternoon and it is noteworthy that only one family refused to review the images, and that was because the family only spoke Spanish and the researcher was unable to conduct the interview adequately because of his limited vocabulary. The success of the interviews is strongly linked to the images themselves which allowed park users to visualize what might be possible in the future. As people viewed the plates of images they were quite willing to express their preferences and felt free to elaborate on their feelings and desires.

As can be seen in the following bar charts, many of the results run counter to those expressed in the earlier surveys, especially as they relate to water based recreation. It appears that once people were able to visualize the impact of water recreational possibilities, they were enthusiastic about the addition of more facilities in Turlock. One should be cautious about how much strength to give the interviews however, since they represent such a small

Age Of Respondents

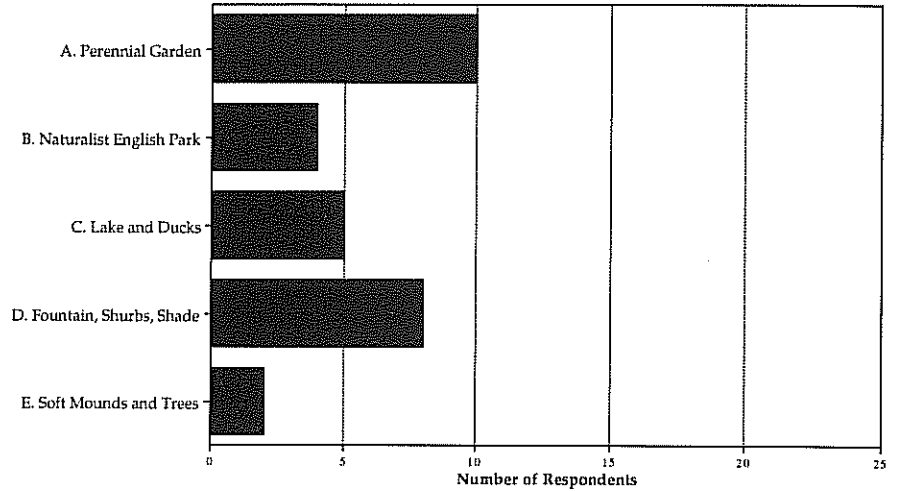


Gender of Respondents

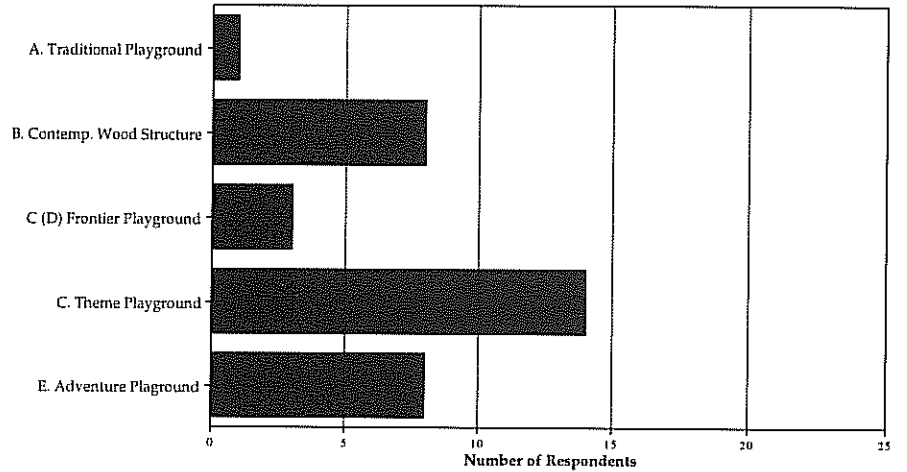


sample compared to the mail in survey or the student survey. It does point out that once people can visualize change, they seem much more likely to choose a new direction for the future, where if they are merely asked about these possibilities, they are more likely to stay with the status quo. It is also possible that those actually in the park during the interview are among those who use the parks often and are more aware of the needs and opportunities of Turlock's park system. It is also easier to just look out and directly observe strengths and shortcomings when in the environment being discussed.

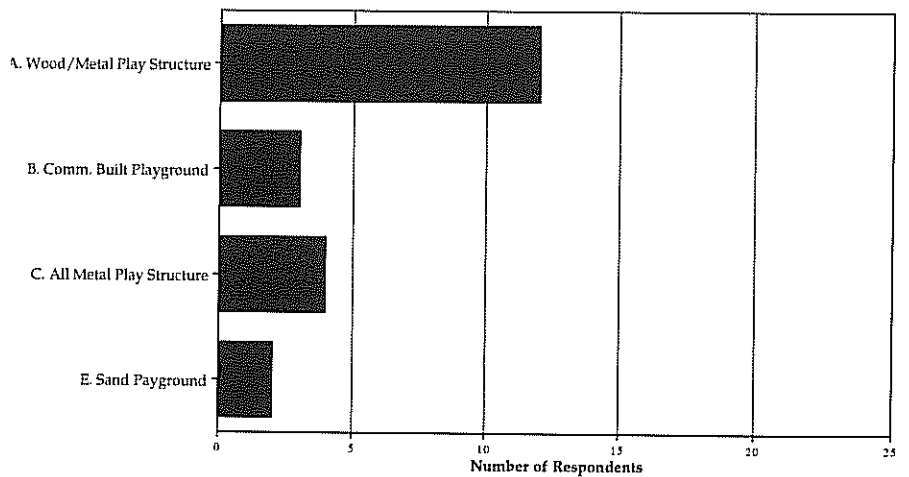
#1 Elements of a Park



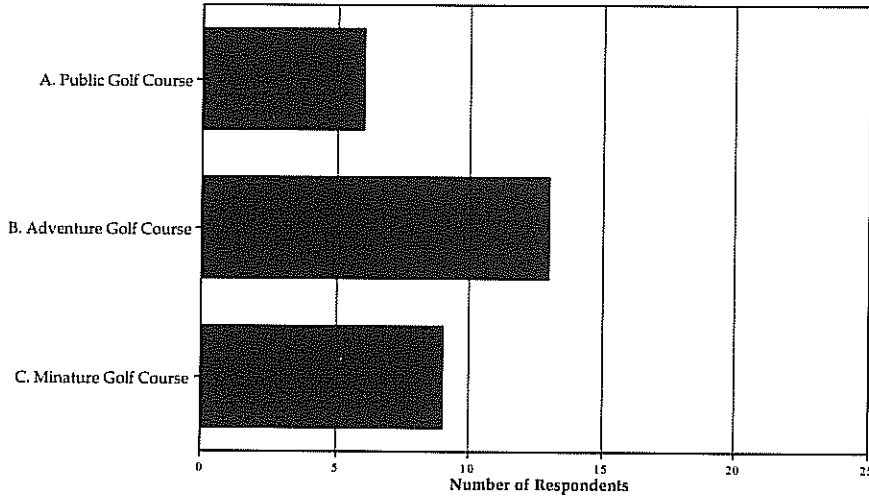
#2 Public Playgrounds



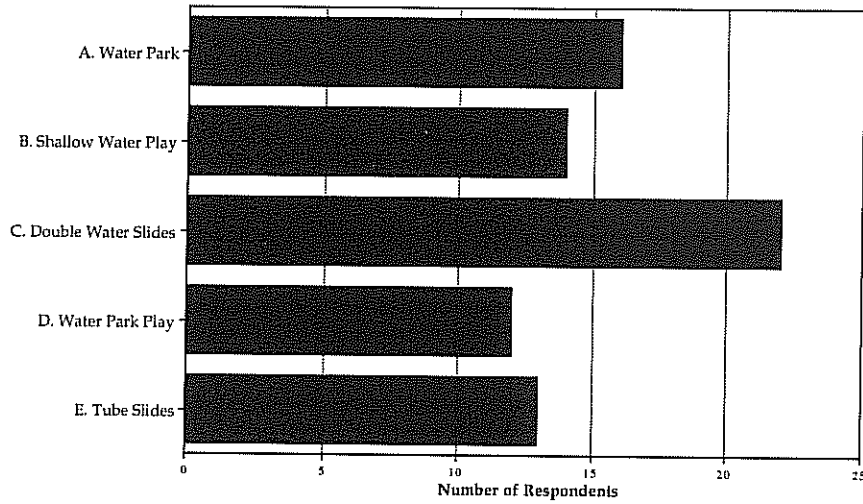
#3 Playground Types



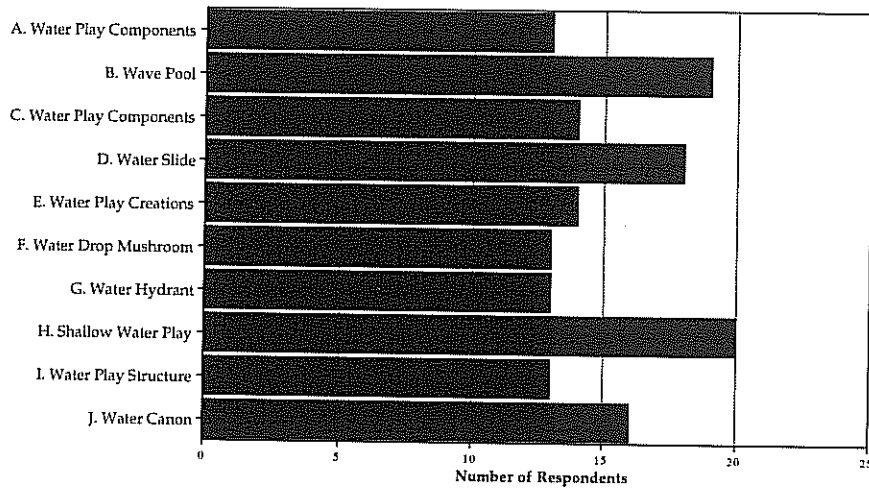
#4 Public and Adventure Golf Courses



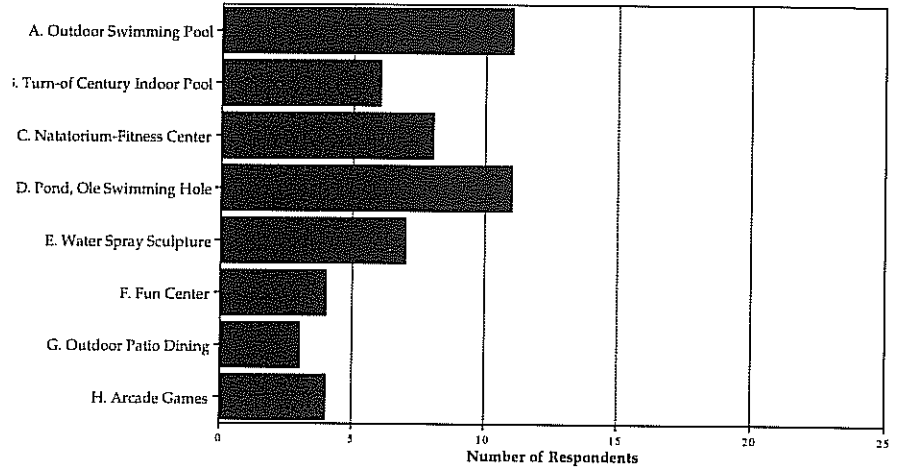
#5 Family Aquatic Centers



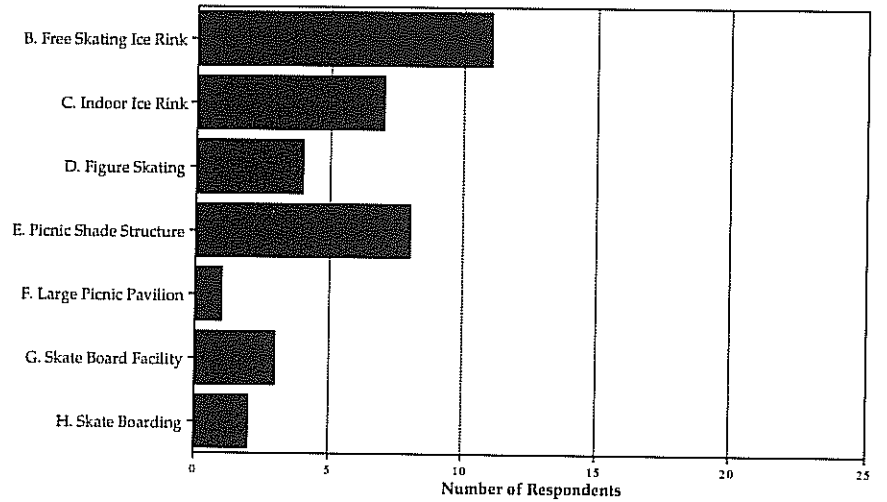
#6 Water Playground Equipment



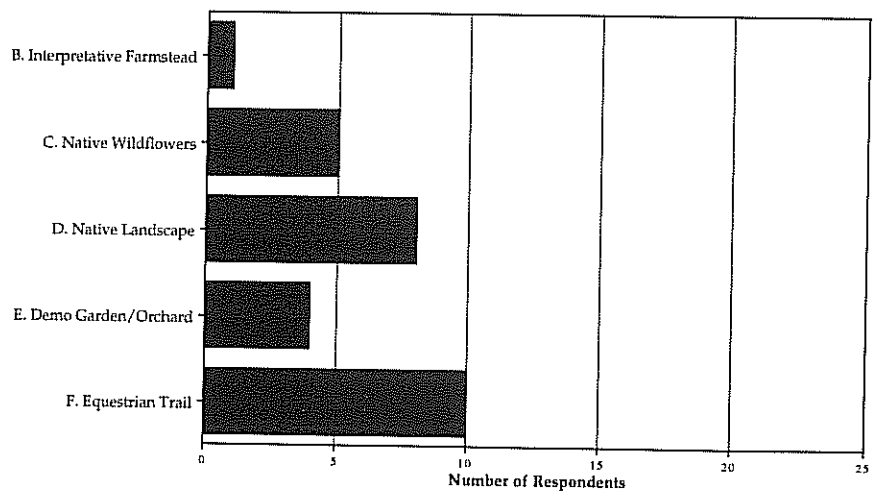
#7 Swimming Pools, Ponds - Family Fun Centers



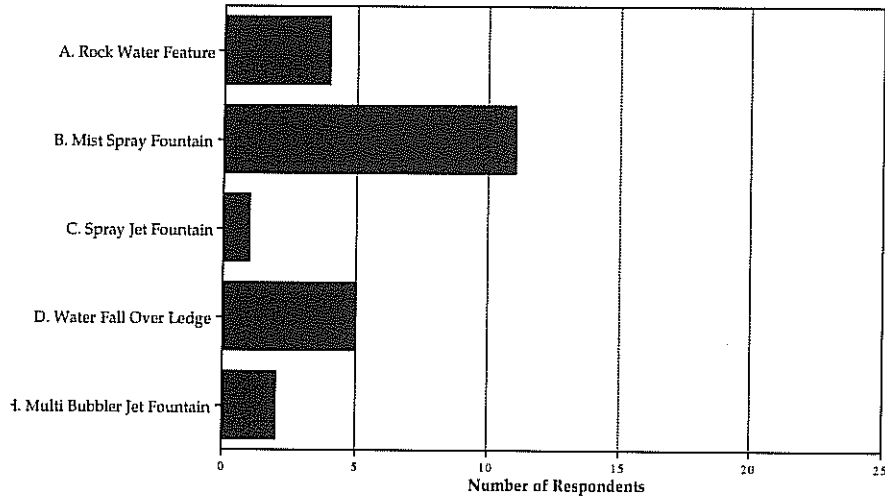
#8 Ice Skating, Skate Boarding and Picnic Shelters



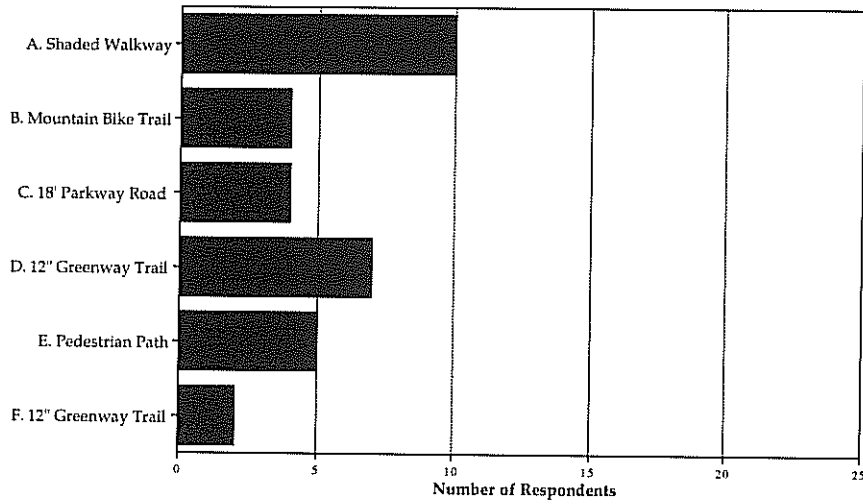
#9 Open Space Landscape / Greenway Uses



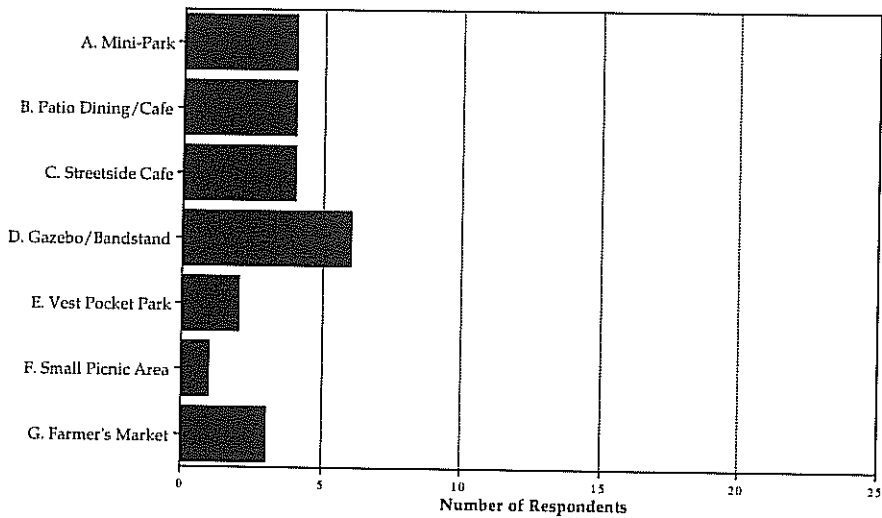
#10 Fountains and Public Spaces



#11 Greenways and Trails



#12 Urban Spaces and Parks



Community Workshop Comments

Community Workshop Comments

January 12th, 1994

8:30am-10:00am.....Meeting with Steve Hallam

Noon-1:15pm...Luncheon Meeting with Steve Hallam, Danelle Mitchell and Ernie Rubi

2:00pm-3:45pm....Ernie and I visited and took pictures of Crane Park, Sunnyview Park, G.A.R Park, and Denair Park

4:00pm-5:00pm....Introduced to Park and Recreation Commission . Bristol Park playground bid approved for \$11,000

7:00pm-8:45pm...Workshop #1 at Julien Elementary School. Received comment on park amenities and how the parks should be developed. Farmers market, well-maintained and simple neighborhood parks. Green streets.

Angie Rubi	Danelle Mitchell	Ernie Rubi	Steve McNeil
Scott King	Kent Harris/Turlock Journal		Hobart Hamilton
Tom Hoy	Marlene Lawrence	The Kid	Dr. Reyes Quezada

9:00pm-10:45pm.....Met and discussed User Survey techniques and strategies with Steve McNeil

January 13th, 1994

11:00am-11:40am.....Met with Ronald W. Hillberg, Life-long resident/City Council member. Lives near Crane Park.

2:00pm-3:45pm....Visited and took pictures of Columbia Park, Soderquist Park, Central Park and Broadway Park

3:15 pm-4:00pm.....Met with Mayor Dr. Curt Andre'. Trees. 1st Priority good neighborhood parks.

7:00pm-8:45pm...Workshop #2 at Wakefield Elementary School. Received comment on park amenities and how the parks should be developed. Velidrome and use of development agreements. Consider lighting and landscape assessment districts. Mello-Roos projects. Need non-motorized transportation plan. *Youth at risk are any kids with unstructured leisure time.* Recreation programs should pay for themselves. Need swimming pool (Public) NE. Bike paths with linkage through and around the city. Half court basketball with rough/broom finish to reduce slippage.

Mike Alberg/Patterson	Danelle Mitchell	Ernie Rubi
Mark R. Holmes/Principal		

January 14th, 1994

10:00am-10:45amPlace phone calls to all cosponsored organizations.

10:45-11:00am...call from Andrea Adams--Turlock Horseshoe Club. They have 10 horseshoe courts at Crane Park. They can only use Crane on Saturdays. They would like 12 horseshoe pits in a park that they could use all weekend. Six to nine tournaments per year with 45 to 65 pitchers.

11:00am-11:50am...Met with John Lazar, City Council member. More parks. Lives near Crane Park. Need north and south landscaped entries into Turlock

NOON -1:30pm...Luncheon meeting with Bob Johnson, Steve Kyte and Steve Hallam.

Discussion on ways to obtain financing for developing parks. Air Quality Trust Fund-Transportation ISTE monies and private concessionaires...batting cages, municipal golf

course, food service in designated parks. Senior resources.

In-line skating and lighted sand volleyball courts at Pedretti. Bike Patrol. Public safety building and youth facilities i.e. basketball and softball. Graffiti eradication program.

1:40pm-2:00pm....Met with Kevin Eklund/Turlock Swim Club Coach. Short coming with parks is a lack of a 50 meter pool. Johansen High School in Modesto has one as well as two-50 meter pools in Clovis and one at Junior College in Merced. Ideal situation--a 50 meter by 25 yard pool-indoor.

January 14th, 1994

4:00pm-5:00pm..Met with the TPMP Steering Committee at Club Room #2 at City Hall.

Reviewed weeks responses and feedback. Discussed need for appropriate neighborhood parks. Soccer program is important need--21 fields. Use of volunteers in creating facilities and park maintenance. Use of donated materials and equipment to shape and created land forms in the parks. Need a graphic section of the proposed bike path. Develop nonprofit land trust to acquire and manage open space greenbelt around Turlock... Conservation easements, wills and gifts of land. Land banking. Working dairy farm where people and particularly children can come and watch the operation. The City of Turlock has an abundance of exit ramps from Highway 99.

January 15th, 1994

1:00pm-4:00pm..Site visit, inventory and photographs of Donnelly Park, Gettysburg Park and Pedretti Park.

January 17th, 1994

7:00pm-8:30pm..Workshop #3 at Crowell Elementary School. Received comment on park amenities and how the parks should be developed. Need a plan for public golf courses in Turlock. 5-10-15 year master plan for Par 3, Regulation Size Municipal Course or 9-hole course with expansion to full 18 holes. Water can come from TID with ponds or lakes created to clarify the water. (Look into the treating of sewage effluent for use on golf course and other sports complexes). Like size of Greenwood park-3 lots wide play area and tot-lot. Trees can be donated through a memorial program. Crane Parks restrooms are in bad shape--need fixtures replaced. Service club could develop food kiosks in community park and neighborhoods could maintain their own parks. (See Meeting Notes Appendices 8.6)

Bev Hatcher

Steve Hatcher

Ernie Rubi

January 18th, 1994

8:30pm-9:15pm.....Met with Carolyn Ratto, City Council member. Need to meet a variety of needs. Enlarge number of playfields. Current park problems could be solved with smaller neighborhood parks. Provide passive linear parks like San Leandro. Need expanse of land for kids. Consider joint venture/inter community project that would create a recreational link i.e. soccer complex, softball fields etc. Limit picnic and restrooms from neighborhood parks. Water a natural thematic theme for Turlock Parks

9:15am-11:00am..... Met with Rick Harden and Cliff Martin. Discussed problems in parks, graffiti, restrooms. Eight person staff use to be 11+ people. Maintenance budget reduced and park lands to be maintained increased. The City of Turlock has a personal incentive program

which supplies some special projects in city parks such as flower bed from abandoned fountain in Crane Park. New parks--Summer Faire and Bristol have added 20 acres to Turlock Parks system but no increase in budget. Discussed volunteer efforts; focus on security, trash pickup, maintenance of some island parks. Difficult to monitor on-going maintenance by volunteer groups like high school. Also have alternate work program AWP workers which adds manpower in the summer months up to 4 people. Juvenile hall provides up to 30 youngsters to help on major work efforts in parks. Need a way to channel funds to parks for maintenance on a more regular basis -- quarterly rather than yearly. Need a matching monies fund (\$200,000. Example: recently small business administration provide a grant for \$60,000 for the planting of 494 [15-gal trees]. Need funds for operations and maintenance. Landscape and maintenance funds as well as a nonprofit group that could create an endowment. Trails/pedestrian paths should be under city street maintenance. Working on landscape agreement with Turlock Irrigation District TID.
1:45pm-4:30pm.....Field visit, photography and inventory Summer Faire Park, Lobo Park, Bristol Park and Greenwood Park.

7:00pm-8:30pm.....Workshop #4 at Brown Elementary School. Received comment on park amenities and how the parks should be developed. Need to develop neighborhood play areas/micro parks to reduce amount of vandalism and to provide feeling of ownership. Need safe parks where you can go without having to cross an arterial to get there. Neighborhood/city assessment district to pay for park improvements. Existing storm retention ponds would make good micro park. Need more play equipment at Donnelly Park. Create appropriate mounds/topographic feature for a park.

Marlene Lawrence
 Danelle Mitchell
 Dan Madden
 Bev Hatcher

Mike Patrick
 Ernie Rubie
 Scott Renshaw

Craig Bronzan
 Felica Renshaw
 Steve Hatcher

January 19th, 1994

8:30am-9:15am...Phone conversation with Alice Rebensdorf of Turlock Soccer Leagues. Turlock Soccer needs 4 more soccer fields beside Pedretti. Need 12 fields--4 large and 8 smaller.
10:00am to 11:45am...Revisit and inventory Crane Park. Talk with Park Maintenance staff at Crane Park

Joe Fuentes.

Noon-1:00pm.....Luncheon meeting with Ernie Rubi and Ellen Greenberg regarding North West Specific Plan

1:00pm-2:30pm.....Tour of parks and medians with Rick Harden

2:45pm-3:45pm.....Met with Kevin Cunningham. Input on parks for Turlock

4:00pm-5:30pm.....Met with Danelle Mitchell and Ernie Rubi to discuss significant comments of the meetings with various individuals.

Comments from Affiliated Organizations

Turlock Adult Softball

1. Need four more softball fields beside what is available at Pedretti. if can't use Pedretti need 8 new softball fields
2. Do have tournaments
3. Brand new league.
4. 200 People Playing next 4 years up to 15 teams, rent fields Preparation and lights.
5. Year round activity

Turlock Girls Softball Association

1. Pedretti Need 4 fields
2. NW Area Located
3. Joint use of junior High
4. 420 participants last season. Estimate 500 girls this season--1994.
5. Rent fields from the city; at Pedretti

Turlock Youth Soccer Association

Larry Giventer 209-632-8996

January 25th, 1994

9:15am-9:40am

1. Have over 1300 kids playing soccer
2. Will need more fields if the California State University Stanislaus campus expands into existing soccer fields--approx 12 fields at the college
3. Junior High 2 fields, 1 field within a track....no city park with soccer field
4. High school has between 1-3 fields depending but in poor condition. Fields at school a first come first served basis.
5. Needs: 8 smaller fields and 4 large fields
6. Field Sizes: World Cup Soccer: 80 yards x 120 yards
7. Would like to have one full-sized field lighted
8. Other areas looked at for fields include: Turlock Airport 8 miles east of Turlock
9. Need land and water supply

<i>Full Size for over 10</i>	<i>Under 8 years old</i>	<i>Under 10 years old</i>
<i>100-130 Yards long</i>	<i>40-70 Yards long</i>	<i>50-90 Yards long</i>
<i>50-100 Yards wide</i>	<i>35-50 Yards wide</i>	<i>35-60 Yards wide</i>

Parks Cost Estimate Worksheets (updated in 2002)

Turlock Parks Master Plan

Cost Estimate for Existing Turlock Parks

Item Quan.	Item Description	Unit	Size	Total Cost
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PEDRETTI PARK IMPROVEMENTS

	Pave Parking Lot North of Field #5			\$75,000
1	Drinking Fountain	Each	HC	\$ 3,000
2	Sand Volleyball Court	Each		\$12,000
1	Bleacher Cover for Field #5	Each		\$6,000
1	Equipment Storage building	Each		\$45,000

PEDRETTI PARK IMPROVEMENTS \$141,000

DONNELLY PARK IMPROVEMENTS

30,000	Interior Concrete Walkways	Sq. Ft.	8" Wide	\$117,000
1	Bridge	Lump Sum	8'x50'	\$75,000
2	Sand Volleyball Court	Each		\$12,000
1	Half-Court Basketball on East Side	Each		\$6,000
6	Horseshoe Pits	Each	50'x50'	\$3,510
1	Picnic Shade Structure (medium size)	Each	20'x20'	\$25,000
1	Large Group Picnic Shelters	Each	1500 SF	\$52,610
12	Benches with Backs	Each		\$7,200
36	Sidewalk Pedestrian Lights	Each		\$105,210
1	Fitness Apparatus Area	Sq. Ft.	1500	\$30,000

DONNELLY PARK IMPROVEMENTS \$433,530

BRISTOL PARK IMPROVEMENTS

1	Park Identification Sign	Lump Sum	16'x16'	\$5,000
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BRISTOL PARK IMPROVEMENTS \$5,000

BROADWAY PARK IMPROVEMENTS

1	Water Play Piece	Lump Sum		\$120,000
1	Arbor Shade Structure	Lump Sum		20,000

BROADWAY PARK IMPROVEMENTS \$140,000

Item Quan.	Item Description	Unit	Size	Total Cost
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COLUMBIA PARK IMPROVEMENTS

18	Benches with Backs	Each	6'	\$10,800
1	Swimming Pool Play Equipment (includes water slides, play equip.)	Lump Sum		\$146,130
1	Concession Stand/Food Vendor	Lump Sum	20'x15'	\$14,610
3600	Outdoor Terrace	Sq. Ft.		\$63,130
1	Community Center Improvements	Lump Sum		\$87,680
35,000	Resurfacing Tennis and Basketball	Sq. Ft.		\$18,410
COLUMBIA PARK IMPROVEMENTS				\$340,760

CRANE PARK IMPROVEMENTS

200	Interior Concrete Walkway	Sq. Ft.	8' Wide	\$8,000
18	Benches with Backs	Each	6' Long	\$10,800
1	Park Identification Signs	Each		\$5,000
1	Revitalize Restrooms	Lump Sum		\$58,450
14,400	Resurface Tennis Courts	Sq. Ft.		\$20,000
1	Upgrade Playground Area	Lump Sum		\$145,000
1	Renovate Large Picnic Area B	Lump Sum		\$6,000
CRANE PARK IMPROVEMENTS				\$253,250

CENTRAL PARK IMPROVEMENTS

4	Benches with Backs	Each	6'	\$2,400
1	Bronze Sculpture-Human Figure	Each		\$25,000
2000	Renovate Landscape & Irrigation	Sq. Ft.		\$6,000
1	Drinking Fountain	Each	HC	\$3,000
CENTRAL PARK IMPROVEMENTS				\$36,400

DENAIR PARK IMPROVEMENTS

2	Benches-Historical Character	Each	6'	\$1,200
1	Litter Receptacles	Each	20 Gal.	\$400
1	Tot Swing Box Area			\$10,000
	Interior Concrete Sidewalk		6'	\$1,000
DENAIR PARK IMPROVEMENTS				\$12,600

G.A.R. PARK IMPROVEMENTS

1	Historical Restoration	Lump Sum		\$5,260
1	Interpretive Signing	Lump Sum		\$4,090
G.A.R. PARK IMPROVEMENTS				\$9,350

Item Quan.	Item Description	Unit	Size	Total Cost
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GETTYSBURG PARK IMPROVEMENTS

1	Sand Volleyball Court	Lump Sum		\$6,000
10,800	North Side Sidewalk	Sq. Ft.	6' Wide	\$42,120
1	Park Identification Sign	Each		\$5,000
GETTYSBURG PARK IMPROVEMENTS				\$53,120

GREENWOOD PARK IMPROVEMENTS

1	Park Identification Sign	Lump Sum		\$3,500
GREENWOOD PARK IMPROVEMENTS				\$3,500

CHRISTOFFERSEN PARK IMPROVEMENTS

1	Benches with Backs	Each		\$600
1	Litter Receptacles	Each		\$600
1	Gazebo with Wood Floor	Lump Sum	24' Diam.	\$25,000
1	Drinking Fountain	Each	HC	\$3,000
2	Identification Sign	Each		\$10,000
100	Shade Trees	Each	24" Box	\$28,000
5,400	Perimeter Concrete Walkway-east side	Sq. Ft.	6' Wide	\$21,060
1	Security Light			\$5,000
CHRISTOFFERSEN PARK IMPROVEMENTS				\$93,260

SODERQUIST PARK IMPROVEMENTS

1250	Pave Parking Lot -30 Cars	Sq. Yd.	2" Pav/4"B	\$15,050
1	Park Identification Sign	Lump Sum		\$5,000
3000	Sidewalks Around Bleachers and Under	Sq. Ft.		\$11,700
12	Cloth Banners	Each		\$2,110
1	Telephone Booth	Each		\$1,750
5	Tables with Seats...Pedestal Stand	Each		\$4,380
4	Metal Benches with Backs	Each		\$2,400
SODERQUIST PARK IMPROVEMENTS				\$42,390

SUMMER FAIRE PARK IMPROVEMENTS

2	Park Identification Signs	Lump Sum		\$10,000
20	Concrete Benches with Backs	Each	6'	\$12,000
16	Concrete Litter Receptacles	Each	20 Gal.	\$6,400
4	Small Picnic Areas	Each		\$8,000
1	Half Court Basketball Court with Goal	Each	6'	\$6,000
1	Arbor Shade Structure	Each		\$25,000
1	Drinking Fountain	Each	HC	\$3,000
SUMMER FAIRE PARK IMPROVEMENTS				\$70,400

Item Quan.	Item Description	Unit	Size	Total Cost
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SUNNYVIEW PARK IMPROVEMENTS

1	Arbor Shade Structure	Each		\$15,000
1	Landscape Parking Lot	Lump Sum		\$5,000
1	Park Identification Sign	Each		\$5,000
1	Medium Size Picnic Area (includes tables, BBQ grills, and receptacles)	Lump Sum		\$8,000
SUNNYVIEW PARK IMPROVEMENTS				\$33,000

LITTLE LEAGUE COMPLEX...15 Acres

5000	Parking-100 Cars	Sq. Yd.	Asphalt	\$60,200
5	Multi-Purpose Playfields-incl. Landscape	Each		\$584,500
1	Playground Upgrade w/Safety Surface	Lump Sum		\$58,450
300	Shade Trees		24" Box	\$84,000
435600	Landscape/Irrigation			\$381,090
1	Restroom/Concession Stand	Lump Sum		\$204,580
LITTLE LEAGUE COMPLEX				\$1,372,820

TURLOCK GREENWAY TRAILS...35 Miles

34	Asphalt Trail includes Trailheads, Signage, Bridges, Restoration Landscape, Pit Privies, Alt. Trail Costs...High End Estimate per Mile (Decomposed Granite Trail...Alt. Surfacing)	Mile	12' Wide	\$3,549,000
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18 Hole MUNICIPAL GOLF COURSE

1	18 HOLE Golf Course with lighted Driving Range	Lump Sum Per Acre	225	\$3,507,000
				\$3.2 to 4.1 Million

Recreation Facilities and Ideas

Recreation Facilities and Ideas

WATER ORIENTATION:

Lake or Large Pond

Boating

NON-MOTORIZED: Rowboat, Kayak, Canoe, Sailboat, Paddleboat, Fishing Boat and Wind Surfing (*Need a LAKE!!*)

Watersports

Volleyball, Water Polo, Basketball, Water Aerobic Exercise

Barrier Free Fishing Pier

Wading/Spray Pool

Swimming Pool

Natatorium, Spa, Olympic Size Pool with Diving platform and/or Boards

Water Play

Water Slides, Spray Fountains or Features, Shallow Water Play Area

Aquarium

Beach

Wetlands

Vernal Pools, Detention Basins, Retention Ponds, Settling Ponds,

Court Sports

Tennis (Deck, Platform and Paddle), Basketball, Volleyball, Handball, Racquet Ball, Croquet, Badminton, Goal-Hi, Shuffleboard, Croquet, Lawn Bowling and Bocce Ball, Horseshoes

ACTIVE RECREATION:

Atmospheric Sports

Flying Kites, Sky Diving, Hot Air Balloons, Model Airplanes, Hang Gliding

Playground

Handicap accessible, Adventure Playground, Tot-lot.

Equestrian Facilities

Exercise

Jazzercise, Stretch and Tone, Aerobic, Step

Jogging Paths

Skateboarding

Roller Skating/Inline Skating

Exercise Course

Golf

Par 3 Golf, Executive Golf, Stadium Golf, Nine Iron, Pitch 'n' Putt, Driving Range, Adventure Golf, Miniature Golf

Shooting Sports

Rifle and Pistol Range, Trapshooting/Skeet, Archery

Teatherball

Mountain Bike

Riding and Show Arena

Outdoor Racquetball/Handball

ACTIVE ORGANIZED RECREATION:

Fighting Sports

Boxing, Karate, Judo, Wrestling etc.

Gymnastics

Track And Field

Youth Programs

T-Ball, Little League, Soccer, Pop Warner Football, American Legion Baseball, BNX Racing

Sports Fields

Baseball, Softball, Football, Soccer, Field Hockey, Lacrosse, Rugby, Speedball, Team Handball

PASSIVE RECREATION:

Camping

Fishing

Picnicking

Table Games

Checkers, Ping-pong, Chess, Cards

Big Chess

Sensory and Fitness Trails

Promenade Walk

Environmental Educational

Arts and Crafts

Turlock Senior Citizens Programs

Gardening, Dancing, Cards, Checkers, Ceramics, Arts and Crafts, Band, Pinocle, Pool, Blood Pressure Clinics, Pot Luck Dinners, Stitchery, Quilting, Bridge

Meditation Garden

Multipurpose Greenway

Urban Open Spaces

Cultural Landscapes

Heritage Areas

Nature Walks

Interpretative Walk, Sensory, Handicap Trail, Display Areas.

Zoo

Outdoor Amphitheater

Sports Complex (limited Location)

Little League, Soccer, Softball

Golf Course

Nature Center

Wetlands

Lake

Orchards

Vineyards

Fishing

Wildflowers

Native Plant Garden

Petting Zoo

Working Dairy Farm

Interpretative Area

Woodlands/Oak Grove

Farmland

Greenhouse

Collective Gardens

Historic Village

Farmer's Market

Camping

Picnicking

Wildlife Habitat

Bird Preserve

TURLOCK GREENWAY

Conservation Lands and Greenbelt Surrounding the City of Turlock. Land can be donated to Turlock Park Conservancy through conservation easements, gifts wills and trusts. TPC would have IRS 501c designation to give tax free donations and gifts.

Pedestrian Trails

Jogging Path

Equestrian Trail

REVENUE GENERATORS:

Tap unstructured recreational users

Compatible Commercial Uses

Restaurant, Coffee House, Bakery, Donut Shop, Public Service Building, Fire Station, Ice Cream or Soda Shop

Food Carts

Hot Dog Vendor, Ice Cream Wagon, French Fries, Ballons, Cappuccino/Expresso Coffee

Food Concession

Concession at Sports Complex or Aquatic Center, Beer Garden, Outdoor Cafe,

Aquatic and Fitness Center

(\$10.4 Million, 60,000 Sq. Ft.)
Youth Lounge, Racquetball, Exercise/Dance Studio, Natatorium, Leisure Pool, Gymnasium, Weight Room,

Child Care Nursery

Pay Toilets

Nursery

Farmer's Market

Flea Market

Art Exhibit

Greenhouse

Event Center

Covered Helos Tension Structure, Outdoor Amphitheater

Aquaculture

In ponds used to clean Turlock Effluent raise fish to be sold to restaurants and farmer's market. Use private entrepreneur and share in the profits and lease land to the fishermen.

Community Gardens

Aquatic Centers

Water Slides, Water Falls, Waves Pool, Water Play, Current Channels, Zero-Entry Pool (Part of a Multiple Activity Community Center)

Museum

History, Art, Agriculture, Transportation and Trade, Historic Village.

Adventure Golf/Minature Golf

Golf Course

Par 3 Golf, Executive Golf, Stadium Golf, Pitch 'n' Putt, Driving Range, 3-Iron

Batting Cages

Community Center

Neighborhood Fun Center

Gaming and Casino

Tennis Club

Water Park

Gift Shops

Skate and Bike Rentals

Sports Stadium

Sports Complex

Family Sports Center

Ice Skating Rink

Arcade

Go-Cart/Formula 1 Replicas

COMMUNITY PARK FACILITIES & ELEMENTS:

Amphitheater	Frisbee Golf Course	Self-Guided Nature Trails
Arboretum	Gazebo	Senior Citizens Center
Arbor	Green Grass	Shade
Art Center	Hard Surface Play Areas	Shade Structure
Aquatic Center	Historic Interest Element	Shrubs
Ball Wall	Horseshoe Pits	Signs
Bandstand	Informal Turf Area	Skate Board Course
Barbeque	(50' x 50')	Space Frame
Baseball	Jogging Paths	Soccer Complex
Basketball Court	Kiosk	Storage Yard
Beer Garden	Landscape Boundary	Swimming Pool
Benches	Lake	Table with Seats
Bike Paths	Lawn Games	Telephone
Bike Racks	Meeting Rooms	Tennis Courts
Boat Ramp	Memorial Monuments	Toy Boat Pool
Boat Rental	Metal Fence	Trails
Bollards (Lighting)	Model Airplane	Trash Receptacles
Botanical Garden	Multipurpose Play Areas	Trees
Checker Boards	Multipurpose Play	Turlock Visitor Center
Clock Tower	Fields	Wading Pool/Spray Pool
Community Center	Mural	Walking Path
Concessions	Museum	Waterfront Restaurant
Courtyard	Nature Center	Wetlands
Craft Shops	Old-Time Trolley Ride	Wildlife
Dance Floor-Outdoor	Parking	Wooded Paths
Dog Walk Area	Palm Court	
Drinking Fountain	Pedestrian Bridge	
Dumpster Facility	Pedestrian Lights	
<i>Earth Berms/Mounds/ Sculpting</i>	Pergola	
Electrical Hook-Ups	Petting Zoo	
Emergency Vehicle	Picnic Shelter-Group	
Access	(+30' x 60')	
Enclave (Sheltered Seat-	Picnic Shelter-Small	
ing Area 72' SF)	(Max 22' x 22')	
Entertainment Pavilion	Picnic Tables	
Equestrian Center	Picture Spot	
Equestrian Trails	Playground (Children's)	
Fence	Pond	
Field Sports	Public Art Landmark	
Fire Pits	Public Flower Garden	
Fishing Pier	Putting Green	
Fish Cleaning Station	Recreation Center	
Fitness Course	Restrooms	
Flagpole	Rock Features	
Flowers	Rose Garden	
Food Vendors	Sand Volleyball Court	
Fountains	Sculpture	
	Seating wall	

NEIGHBORHOOD PARK FACILITIES & ELEMENTS:

NEIGHBORHOOD PARKS

Arbor
Automatic Irrigation
Benches
Drinking Fountain
Green Grass
Park Sign
Pergola
Perimeter Sidewalk
Picnic Tables/Pad
Playground (Children's) w/
Play Equipment
Shade Trees
Trash Receptacles

OPTIONAL NEIGHBOR- HOOD PARK ITEMS:

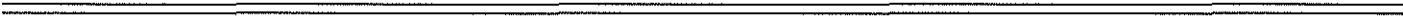
Ball Wall
Barbeque
Basketball Court
Bike Paths
Bike Racks
Checker Boards
Fitness Course
Flowers
Fountains
Gazebo
Hard Surface Play Areas
Horseshoe Pits
Kiosk
Multipurpose Play Areas
Multipurpose Play Fields
Pedestrian Lights
Picnic Shelter-Small
(Max 22' x 22')
Shade Structure
Shrubs
Table with Seats
Volleyball
Spray Pool
Walking Path

POCKET PARKS/ NEIGHBORHOOD PLAYGROUNDS/MINI-PARK

Arbor
Automatic Irrigation
Benches
Green Grass
Tot-Lot
Shade
Signs
Trees

OPTIONAL POCKET PARK ITEMS:

Basketball Court
Checker Boards
Flowers
Gazebo
Hard Surface Play Areas
Horseshoe Pits
Pedestrian Lights
Pergola
Picnic Tables
Shade Structure
Shrubs
Table with Seats
Trash Receptacles



Appendix A-6

Agencies, Organizations and Individuals Contacted

City of Turlock

Public Safety – Police
Human and Community Services
Public Safety – Fire
Municipal Services
Administrative Services
Community Development Services
Turlock Library

Affiliated Sports Groups

Turlock Youth Soccer Association
Turlock Swim Club
Turlock Little League
Turlock Girls Softball
Turlock Horseshoe Club

Public Education Agencies

Turlock School Districts
Denair School District
Chatom School District
Hughson School District

California State University, Stanislaus

Department of Public Affairs
Facilities Department

Stanislaus County

Chief Administrative Officer
Planning & Community Dev.
Environmental Resources
Parks & Recreation
Public Works
Stanislaus County Dept. of Education
Sheriff's Department

Merced County

Community Development
Parks Department

State of California

Department of Parks & Recreation
Department of Transportation
State Lands Commission

Other Agencies

Turlock Irrigation District
Pacific Gas & Electric
Pacific Bell
Southern Pacific Railroad
Union Pacific Railroad
Turlock Scavenger

Turlock Mosquito Abatement District
Keys Community Services District
Denair Community Services District

Sammons Communications
Turlock Journal
Modesto Bee

**Written Comments on the
Draft Master Plan**

Appendix A-8

Acknowledgements

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PARKS MASTER PLAN STEERING COMMITTEE MEMBERS

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Scott King	Brad Klavano	Marlene Lawrence
Mike Luevano	Deborah Mello	Danelle Stylos Mitchell
Andrea Ouse	Dr. Reyes Quezada	Ernie Rubi

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Ed Felt	Wray Haydock	Tom Hoy
Will Keener	Brian Manley	Mary Jo Mastin

TURLOCK CITY COUNCIL MEMBERS:

Curt Andre
Carolyn Ratto
Ronald W. Hillberg
Maurice Palmberg
John Lazar

CITY MANAGER

Steven H. Kyte

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COMMUNITY DEVELOPMENT

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Appendix A-9

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