

# City of Crossville

## 2021 Recreation Plan Update

### Introduction

In 2014, the City of Crossville contracted with Lose and Associates to complete a Master Recreation Plan to guide the City's growth and expenditures for its recreation programs. The existing facilities in the plan included Centennial Park, Duer Soccer Fields, Garrison Park, and Meadow Park Lake. The plan also recommended modifications in the personnel structure of the Recreation Department. Progress in these areas is noted in the following milestones section.

### Milestones

The most significant project identified in the City's 2014 study was the renovation of the Garrison Park complex. Phase one of the project has been completed with the construction of a \$1,200,000 splash pad and playground with supporting facilities.



*Garrison Park Splash Pad*



*Garrison Park Inclusive Playground*

On the night of August 2, 2017, the City's own K-9 Cain gave the ultimate sacrifice protecting his handler as they pursued a fleeing felon. In Cain's honor, the City applied for and received a Dog Park Dash grant for the renamed dog park. It was rededicated on March 31, 2019, and both sides of it received jump hurdles, tunnel houses, bridge climbs, balance beams, training platforms, hill climbs and additional benches.



**Entrance to large and small dog facilities at K-9 Cain Memorial Dog Park**



**New facilities at K-9 Cain Memorial Dog Park**

With the growth in popularity of pickleball, the City self-funded the conversion of its tennis courts at Centennial Park into eight pickleball courts in 2019, which have been heavily utilized.



***Centennial Park pickleball court***

Trails and hiking were identified as a desired activity in the 2014 survey. Since that plan's adoption, six (6) trails have been established totaling 7.3 miles. In conjunction with trail development, a hiking marathon has been established in the County with this year's participation totaling 2,052 humans and 400 dogs. In addition to the hiking trails, the City participated in funding mountain bike trails at Cumberland Mountain State Park which now total approximately five (5) miles. The City has identified several existing trails at its Meadow Park Lake facility that can be linked together to establish more than five (5) miles of additional off-road bike trails. To facilitate this project, a multi-use trailhead should be built to support biking, hiking, and disc golf.

In October 2020, the City Council approved the construction of a disc golf course on City property at Meadow Park Lake. The project is privately funded with the City providing in-kind services and the land. The course will use existing park facilities for parking and restroom facilities. Project completion is set for summer of 2021.



***One of the challenging disc golf baskets at Meadow Park Lake***

One of the major needs identified in the 2014 plan was an indoor recreation/aquatic facility. In September 2020, Wold-HFR Design completed a study to further define the need and support for an indoor recreation facility that would include an aquatic center. That study is provided as an attachment to this update. As a first step in undertaking the project, the City submitted a preliminary application for acquisition funding through the LPRF program in 2020.

### **Demographics**

The 2014 Plan estimated the 2018 Crossville population to reach 11,189. According to a special census completed in November 2017, population was 11,564, exceeding that estimate. Additionally, the City expanded its land mass by 1.02 square miles to 20.99 square miles. Since the special census, building within the City has been brisk with 115 residential permits during fiscal year 2018 - 2019 and 142 residential permits during fiscal year 2019-2020. Those permits were dominated by two types of housing: starter-type single family homes and the Gardens, which uniquely targets RV owners with high-end homes specifically designed to house RVs. The recreation needs of these two populations are quite different, since the first tend to be young families and the second often retired, more affluent couples. Using an average household size of 2.5 persons, the new construction should add approximately 640 persons to the City population, taking it over the 12,000 mark. In those same fiscal years, 507 residential permits were issued in the unincorporated areas of the county. Many were located in the Fairfield Glade and Lake Tansi developments due to the availability of public water supply and existing infrastructure. Residents in those areas are likely to use City facilities if they have children; the City is the only place where baseball, soccer, and softball leagues are available in the County. However, Fairfield Glade is heavily marketed as a retirement community with many amenities covered by homeowner's fees and memberships. Lake Tansi, has some amenities which make it attractive to retirees, but has more young families and less amenities than Fairfield Glade.

### **Plan Updates**

During 2020, three different surveys were undertaken to gauge various aspects for recreation and quality of life issues and opportunities. As part of the City/County Three Star Grant, Good Folks Creative + Marketing completed a survey that focused on image and quality of life issues including outdoor recreation, arts and crafts, and indoor recreation. The City commissioned Wold-HFR Design to complete a recreation study which covered all aspects of recreation, the major goal of which was to measure support for an indoor recreation facility. Finally, the City completed the five-year update of its Land Use Plan which also addressed quality of life, including recreation issues.

### **Survey Summaries**

#### **Good Folks Marketing + Creative**

The survey conducted by Good Folks was part of a State Three Star Grant for the purposes of establishing branding and a marketing initiative for the City of Crossville and Cumberland County. While the City has established recognition as "The Golf Capital of Tennessee," that does not capture the wide variety of outdoor recreation and other opportunities in the City and County.

#### **Wold – HFR Design**

Wold-HFR Design was specifically contracted to gauge the level of desire and feasibility for an indoor recreation / aquatics facility. The 2014 Recreation Plan established a strong community desire to have an indoor recreation facility and aquatics. The City has already addressed part of that need with the renovation of Garrison Park and a wildly popular splash pad. Therefore, it was prudent to get a reading on the current community outlook on the level of support, utilization prospects, and financial feasibility.

### Land Use Update

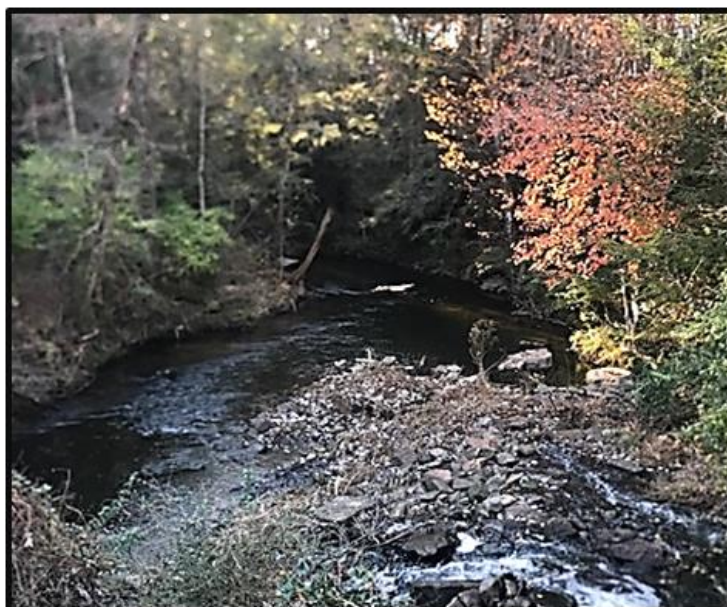
The City is in the midst of updating its five-year Land Use Plan. The survey for it included several questions about recreation, trails and open space. The answers reflected a strong support for public spaces to be preserved as open space, showed support for trails and an indoor recreation facility, and indicated that the City was already doing a good job of providing opportunities for outdoor organized sports and league play.

### Future Projects

One of the shining stars in the public participation arena is the ever-expanding walking trail system fueled by volunteer labor and an annual City funding allocation of \$10,000 in most years. Trail design and planning also receives assistance from the City's Engineering Department. That system's planning document is provided as attachment 2.



*Woodlawn Trail*



*Maryetta Trail*

Meadow Park Lake is one of the most significantly untapped resources of the City. As noted previously, it is the site of the new disc golf course. Hiking trails are already in place, but will continue to be expanded. A trail grant application will be submitted to construct a multi-use trailhead that will provide facilities for existing and expanded hiking trails, but also be an anchor for mountain bike trails. Additional plans include a new office/general store and expanding camping opportunities. Finally, if plans are approved by the appropriate state and federal agencies, the dam height will be raised by a projected eighteen (18) feet, which will at least double to acreage of the lake and provide much greater opportunity for water-based recreation and a water supply for the region to meet the needs for a projected half century.



*Meadow Park Lake*

A major project that will meet multiple needs for non-existent aquatic facilities and opportunities for indoor recreation activities year-round is an indoor recreation facility. The City specifically targeted validation of this need via the commissioning of the study by Wold-HFR Design. (Attachment 3) This survey found that 75% of respondents fully support funding the building and operation of a multi-purpose indoor recreation. The Wold-HFR study expounds upon many of the topics contained in this update.

### **Funding Options**

In recent history the City of Crossville General Fund has been the primary funding source for recreation facilities and renovations. The most recent project renovating Garrison was completed using approximately 60% City funds, with another 45% coming from a LPRF grant, and the balance from a pass through grant from the Health Department from Tabaco Settlement funds and a grant from the three Cumberland County Rotary clubs. Projects such as the conversion of the City tennis courts to pickleball courts was 100% City funded. The trails program in the City and surrounding area is funded by the City and often constructed with considerable volunteer labor for the local Friends of the Trails group who also sponsor the annual hiking marathon which, as noted earlier, attracted over 2,000 participants in 2020.

As the City moves forward it will continue to seek funding sources which will include, LPRF grants, Healthy Tennessee grants, Diabetes Grants, Trails grants, Foundation and Corporate grants, and volunteer labor. However, it is anticipated the largest portion of funding will remain in the form of the City's general fund primarily funded through tax revenue, with a small portion coming from users' fees. If the City moves forward with an indoor recreation facility, it is anticipated that about 50 percent of the operating revenue will come through aggressive programming, while tax revenue will make up the difference and cover capital costs.

### **Conclusion**

The City of Crossville is the "Golf Capital of Tennessee." That designation is in line with its history of retiree recruitment. However, several factors indicate a need to expand beyond the limited focus on just golf as a recreational activity in Crossville and the greater Cumberland County area. Many of these additional needs were identified in the 2014 Master Recreation Plan; however, for clarity's sake, we are updating them with additional data in this report. First, the area has so many options for outdoor activities due to the unique topography and biological diversity of the Cumberland Plateau; the area is selling itself short by not capitalizing on those. One evidence of this is the strong support for trails and hiking throughout the area. Second is the growing population with greater proportion of younger families. This calls for more diverse recreational offerings, including options for indoor activities during the winter when options are currently limited to schools or limited private facilities. Indoor facilities would serve both the senior population and young families. Finally, the need for some sort of aquatic facility is noted in the survey data compiled by both Good Folks Creative + Marketing and Wold-HFR Design. Therefore, the City's priority is to address these multifaceted needs in one complex to optimize long term operating costs and efficiencies.

### **Attachments:**

1. Facilities Listing
2. Trail Map and Trail Plan
3. Wold-HFR Survey
4. Good Folks Survey
5. Land Use Plan Update