



CITY OF LOVELAND

parks and recreation

master plan

Adopted July 15, 2014



Acknowledgements

We would like to thank the many citizens, staff, and community groups who provided extensive input for the development of the Parks & Recreation Master Plan. The project was a true community effort, anticipating that this plan will address our residents' priorities now and in the future.

City Council

Cecil Gutierrez, Mayor

Chauncey Taylor

Troy Krenning

Joan Shaffer

Phil Farley

Hugh McKean

John H. Fogle

Ralph Trenary

Dave Clark

Parks and Recreation Commission

Gene Alvine

Sean Cronin

Katie Davis

Twyla Dennis

Jack Doyle

Deb Huffsmith

Deborah Manderscheid

Leighton Millar

Brian Steckelberg

Hugh McKean, Council Liaison

Open Lands Advisory Commission

Lori Bell

Gale Bernhardt

Rick Brent

Andy Hawbaker

Ross Livingston

Ted Mioduski
Darren Pape
Jim Roode
William Zawacki
Hugh McKean, Council Liaison

Golf Advisory Board

Jim Corlett
Hope Chrisman
Joe Lopo
Noel Mickelson
Julie Nelson
Thomas O’Gorman
Robert Walkowicz
Jan Wall
Jerry Weitzel
Jim Whitenight
Troy Krenning, Council Liaison

Department Staff

Gary Havener, Director of Parks & Recreation
Marilyn Hilgenberg, Administrative/Business Manager
Keven Aggers, Recreation Manager
Janet Meisel-Burns, Senior Park Planner
Larry Callihan, Parks Manager
Bill Wildenberg, Parks/Open Lands Planner
Steve Southard, Golf Operations Manager
Rob Burdine, Natural Areas Manager

Consultant Team



MIG, Inc.
4696 Broadway
Boulder, CO 80304
www.migcom.com



National Research Center, Inc
2955 Valmont Rd., Suite 300
Boulder, Colorado 80301
www.n-r-c.com

Table of Contents

Acknowledgements

Resolution

Executive Summary

I.	Introduction	1
	a. Purpose of the Plan.....	1
	b. Planning Process	2
	c. Coordination with Other Plans	3
	d. Plan Organization.....	3
II.	Planning Context	5
	a. Planning Area.....	5
	b. Demographic and Community Characteristics	10
	c. Residential Development and Growth	12
III.	Existing System	15
	a. Parks.....	16
	b. Open Lands	17
	c. Golf.....	18
	d. Recreation Facilities.....	18
	e. Trails.....	20
	f. Public Grounds.....	21
	g. Recreation Programming.....	21
IV.	Community Priorities	25
	a. Outreach Methods and Findings	25
	b. Key Priorities.....	35
V.	Standards, Guidelines and Policies	41
	a. Parks.....	43
	b. Open Lands	47
	c. Golf.....	50
	d. Recreation Facilities.....	50
	e. Trails.....	54
	f. Recreation Programming.....	55
	g. Maintenance, Operations and Administration	57

VI. Parks, Open Lands and Facility Needs	63
a. Parks.....	64
b. Open Lands	66
c. Golf.....	67
d. Recreation Facilities	68
e. Trails.....	70
f. Public Grounds	72
g. Recreation Programming	72
VII. Recommendations.....	73
a. Integration	73
b. Recommendations	75
VIII. Implementation Plan	95
a. Capital Project List (10 Years)	95
b. Funding Sources	96
c. Conclusions	101

Appendix A: System Inventory

Appendix B: Thompson School District R2-J Programmed Recreation Facilities

Appendix C: Development Guidelines for Parks and Open Lands

Appendix D: Open Lands Evaluation Criteria

Appendix E: Guidelines for Protection of Environmentally Sensitive Areas

Figures

Figure 1-1: Planning Process

Figure 4-1: Quality of Service Rating

Figure 4-2: Community Recreation Characteristics

Figure 4-3: Community Recreation Priorities

Figure 4-4: Desired Programs

Maps

Map 1: Existing Parks, Open Lands and Trails

Map 2: Potential Parks

Map 3: Potential Open Lands Areas

Map 4: Potential Trails

Map 5: Parks, Open Lands and Trails Opportunities and Connectivity

Tables

Table 3-1: Summary of Park Land Inventory

Table 3-2: Summary of Open Lands Inventory

Table 3-3: Summary of Loveland Specialized and Outdoor Recreation Facilities

Table 3-4: Summary of Loveland Indoor Recreation Facilities

Table 3-5: Summary of Public Grounds Inventory

Table 3-6: 2013 Recreation Program and Sports Participation

Table 4-1: Outreach Activity Participation

Table 4-2: Top Ten Recreation Activities

Table 4-3: Recreation Amenities Used Most Frequently

Table 4-4: City Recreation Programs, Classes, Activities or Events with Greatest Participation

Table 4-5: Activity and Facility Highlights and Opportunities

Table 4-6: Community Prioritization of Open Lands

Table 4-7: Top Funding Priorities for Improvements

Table 4-8: Support for New Recreation Center

Table 4-9: Preferred Funding Approach for Park and Recreation Programs and Facilities

Table 6-1: Park Land Level of Service and Needs

Table 6-2: Open Lands Potential Service Levels and Needs

Table 6-3: Golf Service Levels and Needs

Table 6-4: Loveland Specialized Recreation Facilities Level of Service and Needs

Table 6-5: Loveland Sport and Outdoor Recreation Facility Level of Service and Needs

Table 6-6: Loveland Trails Level of Service and Needs

*Table 8-1: Financial Aspects of Master Plan Recommendations, Parks and Recreation
Department*

RESOLUTION #R-43-2014

A RESOLUTION ADOPTING THE 2014 PARKS AND RECREATION MASTER PLAN OF THE CITY OF LOVELAND AND AMENDING THE 2005 COMPREHENSIVE MASTER PLAN BY ADDITION OF THE 2014 PARKS AND RECREATION MASTER PLAN AS A FUNCTIONAL (COMPONENT) PLAN ELEMENT

WHEREAS, on March 6, 2007 by Resolution #R-21-2007, the City Council adopted the “2005 Comprehensive Master Plan”; and

WHEREAS, pursuant to Section 6 of the 2005 Comprehensive Master Plan, the City Council may amend the 2005 Comprehensive Master Plan by amendment of a functional (component) plan element previously adopted as part of the 2005 Comprehensive Master Plan after a duly-noticed public hearing is held, and recommendations are made, to the City Council by the Planning Commission; and

WHEREAS, on October 16, 2001 by Resolution #R-100-2001, the City Council adopted the “Parks and Recreation Master Plan,” which is a functional (component) plan element of the 2005 Comprehensive Master Plan; and

WHEREAS, the City’s Parks and Recreation Department has prepared an update to the Parks and Recreation Master Plan, known as the “2014 Parks and Recreation Master Plan”; and

WHEREAS, on April 9, 2014, the Open Lands Commission reviewed and provided input regarding the 2014 Parks and Recreation Master Plan; and

WHEREAS, on April 10, 2014, the Parks and Recreation Commission adopted a motion recommending that the City Council adopt the 2014 Parks and Recreation Master Plan; and

WHEREAS, on April 23, 2014, the Golf Advisory Board reviewed and provided input regarding the 2014 Parks and Recreation Master Plan; and

WHEREAS, on June 9, 2014, the Planning Commission adopted a motion recommending that the City Council amend the 2005 Comprehensive Master Plan by addition of the 2014 Parks and Recreation Master Plan as a functional (component) plan element, and making certain findings in support of that recommendation as required by Section 6.0 of the 2005 Comprehensive Master Plan; and

WHEREAS, the City Council desires to adopt the 2014 Parks and Recreation Master Plan and amend the 2005 Comprehensive Master Plan by addition of the 2014 Parks and Recreation Master Plan as a functional (component) plan element as in the best interest of the citizens of the City of Loveland.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF LOVELAND, COLORADO:

Section 1. That the 2014 Parks and Recreation Master Plan, a copy of which is on file with the Loveland City Clerk, is hereby adopted and shall be used by the City to provide a framework to the growth, management, and development of parks, open lands, public grounds, golf courses, recreation facilities, trails, and programs. The 2014 Parks and Recreation Master Plan shall supersede and replace the Parks and Recreation Master Plan adopted in 2001.

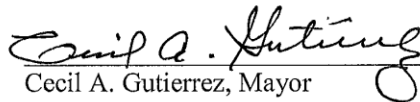
Section 2. That the City Council hereby adopts and incorporates by reference the findings set forth in the motion adopted by the Planning Commission on June 9, 2014.

Section 3. That the 2005 Comprehensive Master Plan is hereby amended by the addition of the 2014 Parks and Recreation Master Plan as a functional (component) plan element.

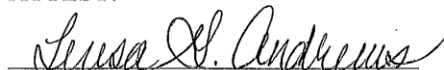
Section 4. That this Resolution shall take effect as of the date of its adoption.

ADOPTED this 15th day of July, 2014.

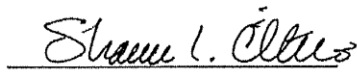



Cecil A. Gutierrez, Mayor

ATTEST:


Luisa S. Andrews
City Clerk

APPROVED AS TO FORM:


Shawn L. Allen
Assistant City Attorney



Executive Summary

In late spring 2013, the City of Loveland began updating its *Parks & Recreation Master Plan* (Master Plan) to provide community-supported direction for developing and enhancing parks and open lands in the future. The *Master Plan* guide presents a framework to the growth, management and development of parks, open lands, public grounds, golf courses, recreation facilities, trails and programs. Emphasis is placed on a 10-year focus with projections for the remaining years through build-out (approximately 50 years) to better frame long-term financial impacts.

Community Priorities

The *Master Plan* update included a strong public engagement process to ensure that plan recommendations would reflect community needs and priorities. As noted in Chapter 4, over 1,400 people participated in the planning process. Feedback revealed that Loveland residents are highly satisfied with the quality of services provided by the Parks & Recreation Department. Respondents indicated that recreation is essential to their quality of life, providing important opportunities to enjoy nature/outdoors and improve their health, wellness and fitness. According to outreach respondents, the most needed facilities in the future are more trails and bike paths, accessible open lands and natural

areas, and community-scale parks and facilities, such as an additional recreation center. To maintain current standards of financial accountability, priorities must be set to be able to provide high quality parks and recreation services in a cost-effective manner. Community feedback indicated that City parks and recreation services should be supported through a mix of tax dollars (primarily) and some user fees—requiring a greater City investment than is currently provided to accommodate system expansions and enhanced services.

Park and Recreation Priorities

In addition to taking community priorities into account, the *Master Plan* included a technical analysis of community desires for the acquisition and development of new park land, open lands, golf courses, recreation facilities and trails. Needs assessment findings were used to update and customize City policies and guidelines and to right-size the future park and recreation system in terms of community priorities and City goals (Chapter 5). This includes reducing past standards and guidelines, and recalculating numerical needs for land and facilities in 10 years and through build out (Chapter 6). These updates were based on the following analyses:

- **A level of service analysis** found that Loveland provides fewer trails and pathways, less accessible open space acreage, and less indoor recreation space on average than Fort Collins, Longmont, and Boulder.
- **A GIS access analysis** evaluated the distance people must travel from their homes to reach different types of recreation opportunities. The study revealed a need for more than 170 acres of neighborhood parks and 597 acres of community parks at build out, even when right sizing park standards and focusing park provision Areas of higher residential density.
- **A recreation facility analysis** took into account changing recreation trends, noting a need for more indoor recreation space, aquatics opportunities, nature-based recreation, and specialized recreation opportunities (e.g., dog parks and pickleball courts).
- **A trail analysis** identified needs for more than 75 miles of hard and soft-surfaced trails to support recreation, connectivity and improved access to City parks and community destinations.
- **An open lands analysis** identified open lands opportunity areas where access to water and nature could be provided through acquisition and/or development to meet resident’s needs, and significant natural resources could be protected. Approximately 8,000 additional acres of open lands will be needed to maintain current service levels through build out.

Key Policies and Recommendations

The Master Plan represents the City's first integrated park, recreation and open lands plan, creating a strong, unified approach for the Parks and Recreation Department to prioritize resources and address needs in a holistic and comprehensive way. Based on community priorities, several new directions are proposed in this plan in the short-term while also maintaining flexibility to respond to future desires and the economic health of the City:

- **Integrated Planning and Development:** Synergies between parks, open lands, golf courses, trails and public grounds are identified to show where access, resource distribution, and management efficiencies can be improved by planning and developing sites jointly.
- **Community Park System:** The City's park system of the future is more focused on popular, larger scale parks and recreation facilities such as community parks, specialized facilities, and interconnected trails. More dispersed neighborhood parks will be planned where residential densities decrease on the fringes of the GMA.
- **Interconnected Trail System:** Loveland will move beyond completing the single-loop City Recreation Trail toward developing an interconnected system of city and regional trails that provide access to parks, open lands and other destinations within the City and beyond.
- **Accessible Open Lands:** The City will increase access to natural areas and open lands to provide more nature-based recreation opportunities and connect residents to the outdoors, while protecting sensitive natural areas and wildlife habitat from impacts.
- **Financial Feasibility:** The City will continue to enhance services in a fiscally conservative manner using available resources. This means: 1) City recreation programs will have more flexibility to respond to changing market conditions; 2) the future development of golf courses and specialized facilities will be based on financial feasibility and the role of private providers in meeting service guidelines; and 3) new park standards will focus park resources where needed most, with a different guideline addressing needs in estate residential and other low density developments.

These directions translate into specific short and long-term recommendations identified in Chapter 7.

Implementation

The Master Plan presents preliminary cost estimates for short-term projects to be initiated or completed in the next ten years (Chapter 8). Costs are estimated at \$87 million dollars. Funding for most short-term (10-year) recommendations would be available through projected revenues from existing Department

financial resources. The two exceptions are the partial funding of a new recreation center and new community park.

To continue to provide service at the existing level of quality and consistency on a debt-free basis, all current funding sources must be renewed or expanded to implement Plan recommendations. Continued and expanded support from the City's General Fund and other potential funding sources such as grants, donations, and on-going support from the Department's special revenue sources for operations and programming will be of paramount importance in sustaining current service levels and as new lands and facilities are brought online.

Conclusions

The Loveland Parks & Recreation Department provides effective, efficient and high quality leisure facilities, sites, services and programs for its citizens and community visitors. It balances its ability to provide outstanding facilities and customer service with its desire to remain debt free and keep taxes low for residents. As a result of the Department's successful cost recovery policies, it collects monies to offset and limit subsidy from the City's General Fund—creating an integrated, financially sustainable system of parks, open lands, golf courses, recreation facilities, trails and programs that support a healthy, active and cohesive community. Public engagement findings noted a high level of community satisfaction with the Parks & Recreation Department. While guidelines for the provision of future lands and services have been reduced to right-size the park and recreation system, community feedback validates this new direction for parks, recreation and open lands in the future.

The success of this Plan hinges on future decisions by City leaders and residents to renew or increase the sources of funding that support parks, recreation, and the protection of open lands. Clearly this is a community priority, integral to a high quality of life for today's residents and future generations.



I. Introduction

In late spring 2013, the City of Loveland began updating its *Parks & Recreation Master Plan* to provide community-supported direction for developing and enhancing parks and open lands in the future. The result of this process is a long-range plan addressing community needs for parks, public grounds, golf courses, recreation facilities, programs, open lands and trails within the City's Growth Management Area through build-out (about 50 years). It represents the City's first integrated park, recreation and open lands plan, creating a strong, unified approach for the Parks and Recreation Department to prioritize resources and address community recreation and open lands needs in a holistic and comprehensive way.

Purpose of the Plan

The *Parks & Recreation Master Plan* (the Master Plan) is intended to guide growth and development of park lands, facilities and services in Loveland to meet the community's needs for recreation and leisure time opportunities. This document creates a clear, consolidated set of goals, policies and standards for development and enhancement of the City's park system, open lands, trails, golf courses, recreation facilities, public grounds and programs. The Master Plan will also provide the City with clear guidance regarding future expansion, land acquisition, renovations and capital improvement projects.

Planning Process

The Master Plan was developed in three phases, as noted in Figure 1-1. Throughout the project, plan development was directed by the Parks and Recreation Project Team (Project Team), with guidance from the Parks and Recreation Commission (PRC), the Open Lands Advisory Commission (OLAC) and the Golf Advisory Board. These groups met in all three phases of the planning process to ensure the plan was on the right track and that recommendations reflected the overall goals and vision of the community.

Figure 1-1: Planning Process



- **Phase 1: Where Are We Now?** Beginning in late spring 2013, Phase 1 established a baseline of information to provide a foundation for the planning process. This included stakeholder interviews with city leaders to identify key recreation issues and opportunities to address. It included a parks tour to assess the condition of the existing park system, as well as an update to the parks, recreation facilities and open lands inventories. Key findings were summarized in the Park, Facility and Program Analysis.
- **Phase 2: Where Do We Want to Be?** Phase 2 included extensive community outreach to collect information about current use of and desires for the park and open lands system. The Parks and Recreation Community Survey (PARCS), online questionnaire, intercept events and focus group meetings occurred during this phase. Community feedback was used to identify specific recreation needs and priorities in order to update standards and

guidelines for parks, facilities, open lands, golf courses and trails and calculate needs based on a strong understanding of the level of service to be provided in the future.

- **Phase 3: How Do We Get There?** Building on the findings of the first two phases, Phase 3 included updating existing policies and drafting recommendations and a capital development plan to achieve the community’s vision for services in the future. This phase included the development of a Draft Master Plan for review by City staff, city leaders, advisory groups and residents, with feedback from these groups incorporated into the Final Master Plan.

Coordination with Other Plans

This document is an update to the 2001 *Parks & Recreation Master Plan* and the 2003 *Open Lands Plan*, incorporating both into one Master Plan document for the Parks and Recreation Department. It is part of the 2014 *City of Loveland Comprehensive Plan* update, and is consistent with the Loveland Municipal Code.

The Master Plan draws on the information presented in several other planning documents, including those noted below.

- *U.S. Census Bureau – 2000 and 2010 Census*
- *Loveland Annual Data and Assumptions Report 2013*
- *Department Operation Plans and Reports 2013*
- *Our Lands, Our Future: Recreation and Conservation Choices for Northern Colorado 2013*
- *Larimer County Plug in to Nature Project 2012*
- *City of Loveland Bicycle and Pedestrian Plan 2012*
- *North Front Range Metropolitan Planning Organization 2014*
- *Regional Bicycle Plan 2014*

Plan Organization

Following this introduction (Chapter 1), this document is organized as follows:

- **Chapter 2: Planning Context** provides a description of the City of Loveland and its surrounding area, the City’s context within the local network of parks and recreation providers, and local demographic and housing trends.
- **Chapter 3: Existing System** provides an overview of the present-day state of the parks and recreation system, focusing on the critical issues impacting City services.
- **Chapter 4: Community Priorities** describes the common themes that emerged from the PARCS survey, online questionnaire, intercept events and workshops.

- **Chapter 5: Standard, Guidelines and Policies** establishes parks and recreation system service level standards and provides guidelines and policies concerning acquisition, distribution, development and management of lands and facilities.
- **Chapter 6: Parks, Open Lands and Facility Needs** assesses existing and potential future gaps in accessibility and service levels in the parks and recreation system, based on the standards established in Chapter 5.
- **Chapter 7: Recommendations** responds to the standards established in Chapter 5 and the refined service approach described in Chapter 6 by presenting short- and long-term recommendations for system and service improvements.
- **Chapter 8: Implementation Plan** presents preliminary cost estimates for Master Plan projects to be initiated or completed in the next ten years. It notes potential funding sources for implementation, as well as longer term funding needs.

Five appendices provide additional details relevant to this plan. These include:

- **Appendix A: System Inventory** lists all parks, open lands, specialized facilities and public grounds in the Loveland system.
- **Appendix B: Thompson School District R2-J Programmed Recreation Facilities** lists the sports fields and recreation facilities owned and managed by the School District that are available for City use per the City/School District's Joint Use Agreement.
- **Appendix C: Development Guidelines for Parks and Open Lands** documents City directions for planning, design, and development of parks and open lands, organized by site classification.
- **Appendix D: Open Lands Evaluation Criteria** documents City evaluation criteria for proposed open land acquisitions.
- **Appendix E: Guidelines for Protection of Environmentally Sensitive Areas** documents City guidelines for protection of environmentally sensitive areas.



II. Planning Context

The City of Loveland is a unique community with an environment that supports a variety of recreation opportunities. The City's context in the surrounding region, its topography and natural resources, the presence of other state and regional parks and open lands, and community demographics all play a significant role in park development and planning. This chapter briefly summarizes these elements to provide a foundation for the *Parks & Recreation Master Plan*.

Planning Area

The City of Loveland is located in Larimer County in north central Colorado, approximately 45 miles north of Denver and 10 miles south of Fort Collins, the Larimer County seat. The City includes a land area of more than 35 square miles, although its Growth Management Area is nearly 67 square miles in size. Due to its proximity to Fort Collins, Loveland is included in the Fort Collins-Loveland Metropolitan Statistical Area and also is associated with the Front Range Urban Corridor. Neighboring communities also include Windsor, Johnstown, Estes Park and Berthoud (Map 1).

Transportation and Access

A number of highways and railroads provide access to Loveland: Interstate 25 (I-25) runs north-south on the east side and US 34 runs east-west, putting Loveland on the most direct route from I-25 to Estes Park (the gateway to Rocky Mountain National Park). These routes bring a number of visitors through town. In addition, US 287 runs north-south through downtown Loveland, connecting the City to Fort Collins (north) and Berthoud (south). Little development occurs south of State Highway 402, which runs east of US 287 (becoming 14th St SW to the west).

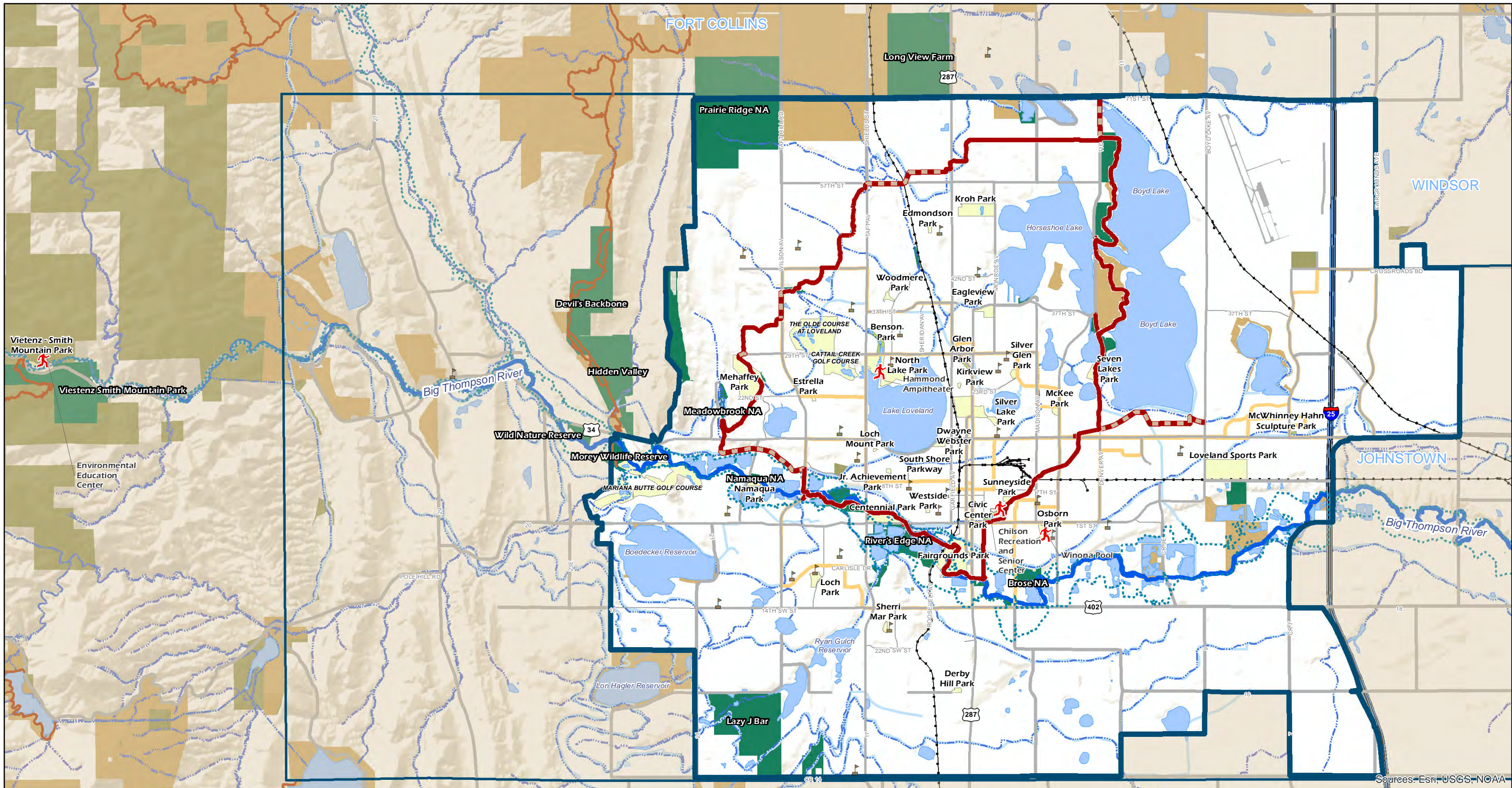
Three different railroads segment the City: Burlington Northern (BNSF) runs north-south through downtown, where the BNSF line intersects with the Great Western Railroad. A Union Pacific line is located in the northeast portion of the city, near the Fort Collins- Loveland Airport.

The City's bikeways and recreation trail system, which includes on-street bike lanes and routes as well as off-street trails, provides opportunities for pedestrian and bicycle travel in the City.

Natural Features and Topography

A number of natural features contribute to the planning area's landscape. One of the most notable features is the number of large lakes and reservoirs that provide numerous opportunities for leisure and recreation, but also can serve as natural barriers to transportation. While Lake Loveland is the most prominent body of water inside the City limits, Boyd Lake, Horseshoe Lake, Boedecker Lake, Rist-Benson Reservoir, Ryan Gulch Reservoir, and numerous smaller lakes and ponds dot the Loveland landscape.

The Big Thompson River runs through the south portion of the city, creating a number of wetlands in the river corridor and floodplain. In addition, land features such as Namaqua Ridge and First Ridge are located on the west side of the City where the foothills begin. The foothills vistas, which include Devil's Backbone, the Mummy Range and the entrance to Big Thompson Canyon, and the Rocky Mountain range and peaks can be seen from many areas of the community. These natural features provide opportunities for recreation and open lands protection.



Parks and Recreation Master Plan

City of Loveland

Map 1: Existing Parks, Open Lands, and Trails



Miles 0 0.25 0.5 1 1.5 2

April 17, 2014

Existing Loveland Properties

- Parks, Golf Courses, & Public Spaces
- Open Lands / Conservation Easements
- City Recreation Facility

Existing Surrounding Public Spaces

- Open Lands / Conservation Easements
- Federal Lands
- R2J Schools

Existing Trails and Links

- Loveland Recreation Trail
- Future Recreation Trail
- Existing Soft-Surface Trails

Planning Boundaries

- Growth Management Area
- Community Influence Area
- 100 Year Floodplain

Water Features and Transportation

- Big Thompson River
- Streams and Canals
- Lakes, Ponds, and Reservoirs
- Railroad Tracks
- Interstate
- Major Roads
- Colt Bus Routes

Sources: Esri, USGS, NOAA

Other Park and Open Lands Providers

While the City of Loveland is the major provider of parks, recreation facilities, golf courses, trails and open lands in the planning area, other entities also play important roles. The planning process will consider parks and open lands provided by others to avoid unnecessary duplication in services, allow for a wider range of recreation opportunities in the region, and identify partnership opportunities for parks and open lands. Major providers include:

- **Colorado Parks and Wildlife (CPW):** The State owns and manages Boyd Lake State Park as well as several State Wildlife Areas (e.g., Lon Hagler and Lonetree Reservoirs). CPW sets and enforces laws and regulations for wildlife, develops site management plans and surveys properties.
- **Larimer County:** The County provides the Fairgrounds and Events Complex, the Ranch, in the northeastern corner of the planning area. It also protects or partners on several open lands sites, such as Devil’s Backbone, and Big Thompson Parks. Larimer County Parks also offers camping and RV facilities at a number of sites near Loveland, including Carter Lake and Horsetooth Reservoir.
- **Surrounding Communities:** Loveland is located adjacent to several communities including Fort Collins, Windsor, Johnstown and Berthoud. These communities offer varying levels of private and public leisure programs and facilities, which Loveland residents may take advantage of. The regional consumption of services can be reciprocal, with residents of other communities who reside or work close to Loveland using Loveland facilities and programs. This synergism will have an impact on the provision of and needs for services.
- **Homeowners Associations (HOAs):** In Loveland and surrounding communities, several different Homeowners Associations provide parks and/or open lands in many neighborhoods. HOA parks may meet close-to-home recreation needs in some areas even though their locations are not tracked and their facilities vary widely in terms of type, size and quality.
- **Private Providers:** In addition to the public entities, there are a wide variety of private providers in in Loveland and surrounding communities that provide or support recreation opportunities. These include health clubs, country clubs, pools, and privately owned entertainment centers that draw people from throughout northern Colorado.
- **R2-J School District:** A long-standing Intergovernmental Agreement with Thompson R2-J School District allows both entities to utilize each other’s facilities, thereby maximizing use of community recreation resources. This applies to sports fields, City golf courses, tennis courts, gymnasiums, select meeting and class rooms, and the District’s three indoor swimming pools.



Demographic and Community Characteristics

The *Parks & Recreation Master Plan* is a long-range plan looking at community needs for

parks, recreation facilities, programs, public grounds, and open lands within the City’s Growth Management Area, Community Influence Area, and surrounding lands in the next 10 to 25 years, and up to community build-out. Consequently, it is important to identify demographic characteristics and trends that will influence both short- and long-term needs. Key findings include:

- **An Aging Population:** As with many American cities, Loveland is shifting to an older age structure as the numbers of older adults and seniors increase. The percent of the population over 65 years has increased from 12% in 2000 to 14.9% today.¹ Since 2000, the median age in the City has increased from 36 to 38.7 years old. National recreation trends show that older adults and seniors are continuing to recreate longer into their lives than in the past, engaging in low impact and social activities, as well as competitive recreation and fitness.
- **Age Group Breakdown:** Loveland’s largest age group is older adults (40 to 64 year olds). This demographic makes up about one-third of Loveland’s total population. Young adults (20 to 39 year olds) are the second largest group at 26%, and seniors (65 and over) are the third largest at 15%.
- **Disability/Mobility/Health Concerns:** Approximately 37% of Loveland residents aged 65 and older report having a disability.² While this characterization applies to only 9% of the total population in Loveland, health challenges such as obesity and chronic illnesses are

¹ U.S. Census Bureau – 2000 and 2010 Census

² 2011 American Community Survey 1-Year Estimates

Loveland at a Glance

Population today: 72,846

Projected population growth:

Total in 5 years (2018) 82,820

Total in 10 years (2023) 93,247

Total in 25 years (2038) 118,656

% of family households: 66%

Average household income:

\$58,646

Percentage of households below

\$25,000: 25%

Percentage of residents who commute outside Loveland for work: 51.5%

Source: Loveland Annual Data and Assumptions Report (2013)

increasing nationwide and affecting recreation participation. More park and recreation facility users, as well as program participants across the nation, are dealing with health concerns such as mobility issues, vision loss, hearing loss, weight challenges and other health issues. Recreation providers are addressing this challenge by providing health and fitness opportunities, as well as improved access to recreation amenities for people with disabilities.

- **Percentage of Family Households:** The majority of households in Loveland (66%) are categorized as family households. Over half of all households (51%) include children less than 18 years of age. In Loveland, families are an important target market for parks and recreation opportunities.
- **Cultural Diversity:** Loveland’s current racial and ethnic composition is 87% White. Census data shows that 10% of the community is Hispanic or Latino and that the Hispanic population has grown slowly from 8.6% in 2000³ to 10% in 2011.⁴ In general, racial minorities are increasing, growing from 7.1% of the population in 2000 to 13% in 2011.⁵ A more diverse population may drive the need for more programming diversity in the future.
- **A Range of Income Levels:** In 2011, the average household income for Loveland was \$58,646, which has remained relatively stable since 2006. However, this is substantially less than in Larimer County overall, which averages \$70,974 per household. In addition, approximately 25% of households have an income of less than \$25,000 and 9.4% of those were below poverty level in 2010.⁶ Income levels may affect the City’s ability to recover costs of services and may influence access to services, types of services offered, and pricing policies.
- **Percentage of Commuting Residents:** Over half of Loveland residents (51.5%) commute outside of Loveland for work. Approximately 23% of residents commute to Fort Collins and 15% commute to the Longmont/Boulder area. A smaller share of residents commutes to Greeley and/or the Metro-Denver area. More so than people who work locally, this commuting population may be limited in their time available to use facilities

³ U.S. Census Bureau – 2000

⁴ 2011 American Community Survey 1-Year Estimates

⁵ U.S. Census Bureau – 2000 and 2010 Census

⁶ 2007-2011 American Community Survey 5-Year Estimates

and participate in recreation programming. In addition, commuters may have access to a wide array of recreation amenities nearby work.



Residential Development and Growth

- **Growing Land Area:** The City of Loveland consists of approximately 22,595 acres or 35.31 square miles. It has grown by 17.9% in area since 2002.⁷ The large Growth Management Area also means there is potential for further expansion.
- **Slowed Residential Growth:** As of 2010, there were approximately 28,5578 households in Loveland. As in many communities across the country, the number of residential building permits in Loveland dropped significantly during the recession, but has begun to climb over the last three years.
- **Forecasted Residential Units:** The 2005 *Comprehensive Plan* target is to supply over 51,000 housing units by 2035 to accommodate the projected growth in population. The mix of units (single-family homes vs. multi-family units) as well as lot sizes, density, and the spacing of development will affect needs for parks and open lands, as well as recreation opportunities.
- **Population Growth:** According to City data, Loveland’s population is projected to grow moderately at 2.9% through 2015, slowing to 2.4% from 2017-2025, and 1.5% from 2026 to 2035. Even with the modest growth rate, the 2035 projected population of 113,474 persons is 60% greater than today’s population.⁹ New park and recreation facilities will be needed to meet the increasing demands stemming from a larger population.
- **New Residential Areas:** New residential neighborhoods are planned for each quadrant of the Growth Management Area. The timing of residential growth will affect project priorities for new park development.

⁷ City of Loveland GIS Division and Larimer County Records

⁸ U.S. Census Bureau – 2010 Census

⁹ City of Loveland Strategic and Community Planning Division

- **Variations in Residential Density:** Loveland’s residential development consists mainly of single-family detached houses. However, between 2011 and 2012, approximately 40% of new residential construction was multi-family units.¹⁰ According to the City’s approved Land Use Plan, medium and high-density housing is proposed near the center of the community. Low-density and estate residential neighborhoods are planned for around the periphery of current city limits. The density and character of the different residential zones may warrant different service provision strategies for different parts of the city.

¹⁰ 2006-2008 American Community Survey; City of Loveland Building Division



III. Existing System

Loveland's Parks and Recreation Department manages different types of public lands and recreation facilities through four different divisions:

- Parks Division
- Open Lands Division
- Golf Division
- Recreation Division

For this reason, park land, open lands, golf courses, and recreation facilities and programs are inventoried separately. As an integrated plan, the *Parks & Recreation Master Plan* presents a collective look at all of these resources in the existing system. An overview of these resources is included in this chapter with the full inventory presented in Appendix A.



Parks

The City of Loveland has approximately 492 acres of park land at 31 sites ranging in size from one to 87 acres. By the current classification, these sites are comprised of 19 neighborhood parks, six community parks and five civic spaces as defined below. Table 3-1 summarizes the park inventory. Details are provided in Table A-1 in Appendix A, which presents the full park inventory by classification and site.

- Neighborhood Parks:** Neighborhood parks are small parks that serve nearby neighbors with basic recreation opportunities and play space. They typically range in size from five to ten acres and serve an approximate travel distance of ½ to ¾ mile.
- Community Parks:** Community parks are larger, multi-purpose sites that support a variety of recreation opportunities and provide specialized facilities with appeal for the entire community. These parks typically support organized, active recreation activities (such as sports) and large-group gatherings. Community parks may include natural areas to support recreation and other benefits. They typically range in size from 30 to 100 acres and serve residents within an approximate distance of two miles.
- Civic Space:** Civic spaces serve the entire community and contribute to the aesthetics of the City. These public spaces may have recreational value and vary in size depending on their function and use. Loveland does not have a service guideline for civic spaces.

Table 3-1: Summary of Park Land Inventory

Classification	# of Sites	Developed Acres	Undeveloped Acres	Total Acres
Neighborhood Parks	19	90.99	1.18	92.17
Community Parks	6	308.48	52.67	361.15
Civic Spaces	5	39.23	0	39.23
TOTAL	31	438.7	53.85	492.55

Note: See Appendix A, Table A-1, for details.



Open Lands

The City of Loveland inventories and classifies open lands by ownership status in the following categories:

- Loveland Fee-Simple Properties and Partnerships:**
 The open land parcels in this category are purchased outright, thereby giving the purchaser full rights for protection, management and development. This includes sites where the City funds 100% of the transaction, as well as partnerships where the City has partial ownership in the properties. The size of the

ownership stake varies by site, currently ranging from seven to 100 percent. The City manages the open lands it owns fully, but partner sites may be managed and maintained by other agencies, such as Larimer County or Colorado State Parks.

- Loveland Conservation Easements (CEs):** A conservation easement is a voluntary, often permanent restriction limiting the development of a property in order to preserve its conservation values. Conservation easements may be purchased and/or otherwise acquired by the City of Loveland or in partnership with other agencies. These lands continue to be managed and maintained by the landowners, in accordance with management plans agreed upon by the landowner and the City.

Table 3-2 summarizes this inventory noting total acreage as well as the City’s stake in these protected open lands.

Table 3-2: Summary of Open Lands Inventory

Classification	# of Sites	Developed Acres	Undeveloped Acres	Total Acres	Loveland Ownership %	Loveland Owned Acres
Loveland Fee Simple Open Lands and Partnerships	26	44.13	4,035.07	4,079.20	43%	1,771.62
Loveland Conservation Easements	13	8.88	3,273.90	3,282.78	79%	2,584.67
TOTAL	38	53.01	7,308.97	7,361.98	59%	4,356.29

Note: See Appendix A, Table A-3, for details.



Golf

The City owns and manages three municipal golf courses. These include one 9-hole course (Cattail Creek Golf Course) and two 18-hole courses (The Olde Course at Loveland and Mariana Butte Golf Course). A new 9-hole mini-course is also located at Cattail Creek. Together, the courses total nearly 408 acres. Because these facilities are operated as an Enterprise Fund, the lands are inventoried and classified separately from other types of parks and open lands.

Recreation Facilities

Park amenities and facilities include all types of developed features provided in parks, open lands and golf courses, ranging in size and scale from a small park bench to a large, multi-purpose recreation center. Some of these facilities, such as meeting rooms and picnic shelters, are available for reservation. For planning purposes, recreation amenities and facilities are described in three categories:



- Specialized Recreation Facilities:** Specialized recreation facilities include buildings and other major facilities that are likely to generate revenue or support fee-based activities. They may incorporate a variety of indoor recreation facilities and spaces. Examples of specialized recreation facilities include recreation centers, aquatic facilities, senior centers, golf course clubhouses and facilities, environmental education centers, amphitheaters and historic buildings.
- Sports and Outdoor Recreation Facilities:** Sports and outdoor recreation facilities support different types of outdoor recreation opportunities, both active and passive. These facilities are located in parks and open lands where appropriate as per Development Guidelines. Examples include sports fields and courts, picnic shelters, playgrounds, spray parks, skate parks, dog parks and fishing piers.
- Amenities:** Amenities are features provided in parks and open lands that support user activities or contribute to the character of the site. Examples include parking, restrooms, benches, picnic tables, drinking fountains, bike racks, trash receptacles, signage, concessions, art, memorials and flag poles.

Table 3-3 summarizes the inventory of specialized recreation facilities and sports and outdoor recreation facilities. Park amenities are not inventoried by numbers of amenities provided.

Table 3-3: Summary of Loveland Specialized and Outdoor Recreation Facilities

Outdoor Facility	Current # of Developed Facilities
Specialized Recreation Facilities	
Golf Course/Club House	3
Recreation & Senior Center	1
Outdoor Pool	1
Environmental Education Center	1
Amphitheater / Stage	2
Sports and Outdoor Recreation Facilities	
Athletic Fields (Soccer, Football)	37
Baseball/Softball Fields	30
Basketball Courts	11
Volleyball Courts	2
Tennis Courts	28
Pickleball Courts	4
Spray Park	2
Skate Park	3
Dog Park	2
Fishing Access (dock/platform)	3
Playgrounds	27
Pavilion, Shelter or Gazebo	29

Table includes facilities under construction at RENA (Summer 2014 opening) and Mehaffey Park (2015 opening). See Appendix A, Table A-1 and A-2 for details.

Within the specialized recreation facilities, there are a variety of indoor recreation spaces that are counted as well. These are summarized in Table 3-4.

Table 3-4: Summary of Loveland Indoor Recreation Facilities

Indoor Facility	#
Indoor Aquatic Facility	1
Gymnasiums	2
Racquetball Courts	3
Aerobics / Dance Studio	1
Exercise Track	1
Fitness Atrium	1
Free Weight	1
Gymnastics Room	1
Multi-purpose Rooms	1
Classroom	2

Note: See Appendix A, Table A-2, for details.



Trails

Trails include off-street and hard or soft-surfaced recreation trails in parks, public grounds and open lands. More than access pathways, these amenities provide opportunities for walking, hiking, biking, dog walking, rollerblading, riding a scooter, and other non-motorized activities. The presence of trails at various sites is noted in the park and open lands inventories in Appendix A (Table A-1 and A-3, respectively and in Appendix A-5).

Prior to this planning process, the City only tracked the total miles or linear feet of hard- and soft-surfaced trails associated with the Recreation Trail loop. In addition to the 17.5 miles of hard-surfaced trails associated with developed City Recreation Trail loop, there are 5.96 miles of other hard-surface trails associated with park areas and 13.90 of soft-surfaced trails at City sites throughout the community.



Public Grounds

The Parks and Recreation Department maintains more than 90 acres of landscaped public grounds, which are inventoried by site in Appendix A, Table A-4. For discussion, public grounds are classified in two categories:

- Beautification Areas:** Beautification areas are public spaces maintained as aesthetically pleasing landscapes with little or no active recreation value, such as landscaped areas around buildings, street rights-of-way and medians, detention basins, and small pocket parks (less than 0.2 acres). The City maintains approximately 43.6 acres of beautification areas.
- Cemetery:** The Lakeside Cemetery and Loveland Burial Park (47-acres) are maintained and operated by the City. The City sells lots, columbarium niches and cremains plots, is responsible for the Perpetual Fund, and handles all grounds maintenance.

Table 3-5: Summary of Public Grounds Inventory

Classification	# of Sites	Total Acres
Beautification Areas	31	43.63
Cemetery	2	47.08
TOTAL	33	90.71

Note: See Appendix A, Table A-4, for details.



Recreation Programming

The City of Loveland offers a variety of recreation programs and events to the community. A scan of the Loveland *Recreation Division Operations Plan 2013-2022* and the Leisure Times Activity Guide illustrates the scope and variety of recreation programs and events offered. These include programs and events in the following service areas:

- Athletics/Sports:** Leagues, camps and classes supporting youth and adult athletics, as well as skill development.

EXISTING SYSTEM

- **Aquatics:** Programs, classes and drop-in opportunities such as learn to swim, water fitness, lap and open swimming and pool events.
- **Health, Wellness and Fitness:** Programs, classes and drop-in opportunities such as aerobics, Silver Sneakers, weight training and healthy eating/living.
- **Specialized Classes and Activities:** Specialized programs and classes for individualized groups, such as senior services and socials, adaptive recreation activities, childcare, preschool and after school programs.
- **General Instruction and Recreation:** Programs and classes such as general instruction, general interest, cultural and fine arts, science and learning.
- **Nature/Outdoor Recreation:** Programs, classes and trips supporting outdoor adventure, environmental education, nature interpretation and outdoor skills.
- **Special Events:** Community events, fairs and festivals.

The City’s recreation facilities and programs attract a large number of participants as noted in Table 3-6 below.

Table 3-6: 2013 Recreation Program and Sports Participation

Facility/Programs by Category	Count
Golf Course Participation	
Golf Rounds	104,597
Mini Golf Rounds	4,236
Chilson Recreation Center Participation	
Chilson Attendance	468,124
Daily Tickets Sold	201,686
Annual Use Passes	2,118
Average Daily Attendance	1,288
# Facility Rentals	408
Swim Lesson Enrollments	1,534
Silver Sneakers Passes	2,184
Racquetball Reservations	10,375
Fitness Class Attendance	76,171
Personal Training Appraisals	3,323

Table 3-6: 2013 Participation (continued)

Facility/Programs by Category	Count
Recreation Program Participation	
General Instruction Attendance	36,830
Senior/Adaptive Recreation Attendance	50,729
Senior Center Fitness Attendance	35,962
Total Fitness Programming Attendance	75,461
Environmental Education Participants	1,200
Outdoor Aquatics and Athletics Participation	
Winona Pool Attendance	29,217
Swim Beach Attendance	9,500
Winona Swim Lesson Enrollments	703
Winona Facility Rentals	35
Adult Athletic Attendance	165,296
Youth Athletic/Tennis Attendance	101,624
Field/Court Reservations	10,548
Batting Cage Tokens	24,885
Sports Tournament Participation	
Tournament Sports Teams	>1,000

Source: Annual Report to the Community, Loveland Parks & Recreation Department, 2013

EXISTING SYSTEM



IV. Community Priorities

The City of Loveland has identified the following Vision and Mission statements in meeting the needs of the Loveland community.

Vision: *Loveland: a vibrant community, surrounded by natural beauty, where you belong.*

Mission: *Achieve Loveland's community vision through innovation, dedication and excellent service.*

The City of Loveland is highly successful in providing popular park and recreation facilities and services. The *Parks & Recreation Master Plan* update process included a strong public engagement component to ensure that plan recommendations would reflect community needs and priorities. Following an overview of the different outreach activities, this chapter highlights key findings as well as key themes heard from the community.

Outreach Methods and Findings

A variety of outreach methods were applied to engage a broad spectrum of people in the planning process (Table 4-1). Over 1,400 people representing many different insights and opinions regarding future investments and priorities participated in the process. The following outreach methods were used:

- **PARCS Survey:** The statistically-representative Parks and Recreation Community Survey (PARCS) were mailed in July 2013 to a random selection of 1,600 Loveland households to identify recreation priorities, participation and needs. A total of 447 residents returned surveys providing statistically accurate results with a confidence level of 95% and a margin of error of plus or minus 5%. Survey results were weighted so that respondent age, gender, tenure (rent versus own) and housing unit type were consistent with the demography of Loveland overall.
- **Parks, Recreation and Open Lands Questionnaire:** An online questionnaire was available on the City's website for five weeks from July 12, 2013 to August 12, 2013, to collect information regarding community preferences, recreation priorities, and important park and recreation activities and services. The online questionnaire was open to all people who wanted to have a voice in the planning process. A total of 421 people responded.



- **Community Intercept Events:** To obtain feedback from park users who might not otherwise participate in the planning process, eight intercept events were held between July 13 and August 11, 2013. An interactive voting exercise and comment cards were available at two community festivals, a Foote Lagoon concert, a Farmer's Market, the Library and three recreation venues to obtain feedback from park and recreation facility users. Approximately 500 people participated in these events.
- **Stakeholder Interviews:** Five stakeholder interviews were held in June 2013 with key City leaders, including the Mayor, City Manager, City Financial Advisor and two City Council members. Stakeholders discussed the benefits, impacts and challenges facing parks and recreation in Loveland, providing direction early in the planning process to help focus the effort.
- **Organized Sports Focus Group:** On September 11, 2013, the City of Loveland hosted a focus group meeting with representatives from sports and athletic groups to discuss sport facility and field needs. Twelve people participated, representing sports such as tennis, soccer, baseball, softball, lacrosse and pickleball. In addition to meeting discussion, several groups provided written descriptions of their programs and facility needs.

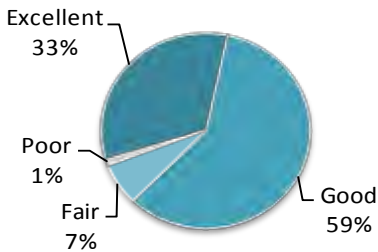
- **Recreation Staff Focus Group:** On September 11, 2013, Loveland’s Recreation Manager, Golf Manager and Recreation Supervisors met to discuss program, events and recreation needs. The group identified programming strengths, weaknesses, emerging or growing needs, potential partners, and options for increasing program revenues. Participants also explored the City’s role in providing recreation services.
- **Advisory Groups:** The Loveland Parks and Recreation Commission (LPRC), Open Lands Advisory Commission (OLAC), Golf Advisory Board, and Technical Advisory Group (TAG) met at key times during the planning process to provide direction for plan development. A total of 37 members participated in advisory group meetings and conference calls.
- **Our Lands–Our Future:** Results from a citizen survey conducted as part of the regional open lands study *Our Lands – Our Future* were also included in the analysis of community needs and priorities.

Table 4-1: Outreach Activity Participation

Outreach Activity	Number of Participants
PARCS Survey	447
Parks, Recreation and Open Lands Questionnaire	421
Community Intercept Events	500
Stakeholder Interviews	40
Organized Sports Focus Group	12
Recreation Staff Focus Group	6
Advisory Groups	37

Notable findings from the outreach process are highlighted below. A complete summary of findings is found in the *City of Loveland, CO Parks and Recreation Report of Results* from the Parks and Recreation Survey (PARCS) and in the *Parks and Recreation Master Plan Intercept, Questionnaire and Stakeholder Meeting Results* document (both available under separate cover).

Figure 4-1:
Quality of Service Rating



Quality of Services

Most Loveland residents are highly satisfied with the overall quality of services provided by the Parks and Recreation Department. Ninety-two percent of PARCS Survey participants rated Department services “good” to “excellent.”

While online questionnaire participants associated many benefits with parks, recreation and open lands, 70% stated that “providing opportunities to enjoy nature/outdoors” is the most important. “Improving health, wellness and fitness” (67%) ranked a close second.



Community Activities, Use and Participation

Online questionnaire respondents reported that walking for exercise or pleasure is the recreation activity in which they most frequently engage. Other activities Loveland residents frequently engage in include bicycling, exercise/fitness activities (aerobics, weights, yoga), hiking/nature walks, dog walking/dog parks and jogging/running. The ten recreation activities residents report engaging in most frequently are

listed in Table 4-2.

Table 4-2: Top Ten Recreation Activities

Rank	Activity	Average Monthly Participation
1	Walking for exercise or pleasure	5.32
2	Bicycling	2.93
3	Exercise/fitness (aerobics, weights, yoga)	2.90
4	Hiking/nature walks	2.75
5	Dog walking/dog parks	2.09
6	Jogging/running	2.07

Table 4-2: Top Ten Recreation Activities (continued)

Rank	Activity	Average Monthly Participation
7	Swimming (indoor and/or outdoor pools)	1.55
8	Court sports outdoors (e.g., tennis, basketball, volleyball)	1.48
9	Golf	1.46
10	Sports events (watch)	1.03

Parks and trails are popular in Loveland and used by many people in the community. More than 90% of online questionnaire respondents indicated that they use large community parks, the City Recreation Trail, and small neighborhood parks at least once or twice a year. Per Table 4-3 below, more than a quarter of questionnaire respondents indicated that they use the City Recreation Trail and the Chilson Recreation Center at least once a week. When asked to identify the most important recreation facilities provided by Loveland, 58% of respondents selected the Chilson Recreation Center. The City Recreation Trail received the second highest rate of response (31%), followed by neighborhood parks (22%), Fairgrounds Park (21%), North Lake Park (20%) and Chilson Senior Center (19%).

Table 4-3: Recreation Amenities Used Most Frequently

Types of recreation amenities you use at least once per week	Online Questionnaire
City recreation trails	31%
Chilson Recreation Center	26%
Small City parks in my neighborhood	22%

More questionnaire respondents participate in community events than in any other type of City recreation program or activity. A total of 62% report that they or their family members participated in community events. Between 24 and 33% of respondents indicated that they participated in drop-in fitness activities, fitness or wellness classes, golf programs or events, outdoor field sports, and aquatics.

Table 4-4: City Recreation Programs, Classes, Activities or Events with Greatest Participation

What types of City recreation programs, classes, activities or events do you or family members currently participate in?	Online Questionnaire
Community events	62%
Drop-in fitness	33%
Fitness or health and wellness classes	32%
Golf programs or events	30%
Outdoor field sports	28%
Aquatics	24%

Questionnaire participants were asked, “if you could do anything, which activities would you like to spend more time doing?” Fishing and participation in concerts, festivals and community events ranked among the highest responses.



Photo by Chuck Hundertmark

Evaluating Needs

PARCS Survey respondents evaluated a number of community characteristics in Loveland. Each characteristic was classified into 10 broad categories (or indices), shown in Figures 4-2 and 4-3 below. Residents were asked 1) to rate the quality of services currently provided by the City (4-2) and; 2) to identify priorities for City services falling in the same categories (Figure 4-3).

Indices receiving the highest ratings from residents with respect to current services were the Health and Wellness Opportunities Index and the Physical Appearance of the Community Index which, notably, included the number of parks in the City. The Trails Path and Mobility Index, while very highly rated in terms of priority (1%), received less favorable ratings in terms of current service provision.

Figure 4-2: Community Recreation Characteristics

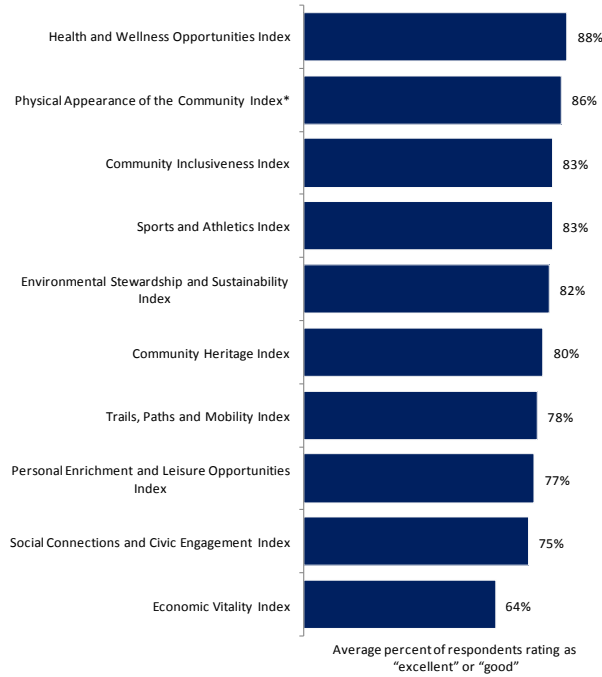
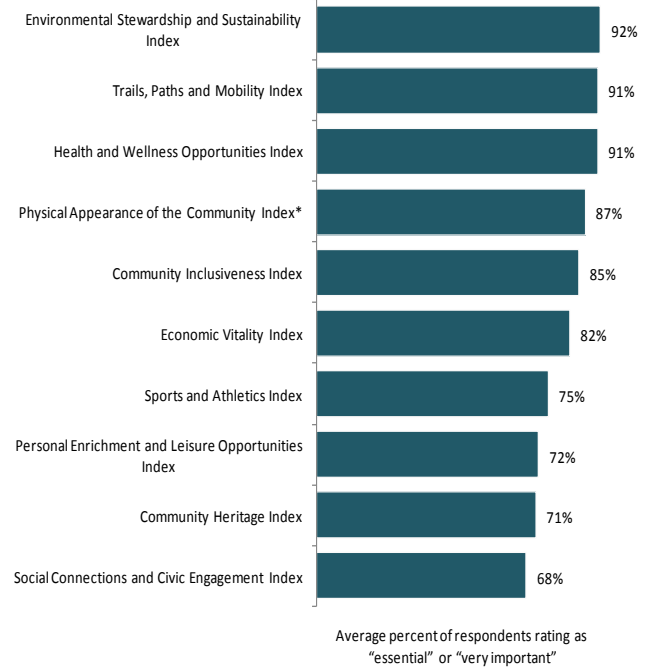


Figure 4-3: Community Recreation Priorities



The PARCS Survey also asked respondents to 1) select the three most important Loveland Parks and Recreation Department services and facilities; and 2) rate these same services and facilities in terms of quality. The quality ratings reported for activities and facilities were compared to the importance rankings to identify action areas. Activities and facilities ranked as higher in importance but lower in quality were flagged in the analysis as the areas in need of the most attention. Services and facilities falling into this category are shown in the two lower quadrants in Table 4-5 below and include (but are not limited to) fishing, outdoor swimming and water sports, personal enrichment classes and neighborhood parks.

Table 4-5: Activity and Facility Highlights and Opportunities

	Activities	Facilities
Higher in Importance, Higher in Quality	Golf Biking on trails Field sports (such as baseball, softball, soccer, football, etc.) Fitness or health and wellness classes (such as aerobics, yoga, weight training, etc.) Drop-in fitness (such as weights, exercise machines, etc.) Community events (such as July 4th Festival, Farmer's Market) Hiking on trails Certifications (such as CPR, AED, First Aid, Babysitting, etc) Indoor swimming pool activities	Mariana Butte Golf Course Chilson Recreation Center Chilson Senior Center Loveland Sports Park Fairgrounds Park Playgrounds Recreation Trail System Viestenz-Smith Mountain Park and Environmental Education Center
Higher in Importance, Lower in Quality	Fishing Children and teen summer camps Outdoor water sports (such as swimming, wading, etc.) Skill-building classes (such as computers, finances, etc.) Personal enrichment classes (such as cooking, art, photography, music, drama, etc.) Outdoor swimming pool activities	Picnic shelters Winona Outdoor Pool North Lake Park overall Neighborhood parks Dog park



According to online questionnaire respondents, the most needed facilities, amenities, and services in Loveland are more trails or bike paths, water access, open lands and natural areas, and another community recreation center.

Protecting open lands is important or very important, as noted by 94% of online questionnaire respondents. Even stronger than the desire to protect habitat is the priority placed on acquiring and developing open lands to support

outdoor recreation (e.g., hiking, mountain biking and camping opportunities). Table 4-6 ranks community priorities for open lands acquisition based on the percentage of people selecting these responses.

Table 4-6: Community Prioritization of Open Lands

What types of open lands should be the highest priority for acquisition and development?	Online Questionnaire
Places that support outdoor recreation (e.g., hiking, mountain biking, camping opportunities)	63%
Wildlife habitat with limited public access	46%
Places that provide river or lake access	45%
Open lands to buffer Loveland from other cities	37%
Places that support environmental education and nature interpretation	34%

Funding

Online questionnaire respondents report that their top three funding priorities for improving recreation and park and open lands are to expand the trail network, protect more open lands and build a new community recreation center.

Table 4-7: Top Funding Priorities for Improvements

What are your top three priorities for improving lands, parks and recreation in Loveland?	Online Questionnaire
Expand the trail network	61%
Protect more open lands	36%
Build a new community recreation center	32%

A majority of Loveland residents support the construction of a new recreation center. In the PARCS survey, 78% of respondents reported somewhat or strongly supporting the idea (22% somewhat or strongly opposed). Sixty-eight percent of online questionnaire respondents reported support for a new recreation center (17% somewhat or strongly opposed).

Table 4-8: Support for New Recreation Center

Would you support or oppose building a new stand-alone recreation center?	PARCS Survey	Online Questionnaire
Strongly support	40%	32%
Somewhat support	38%	36%
Somewhat oppose	11%	9%
Strongly oppose	11%	8%
Don't know (questionnaire only)		14%



Both the PARCS survey and the online questionnaire showed that the majority of Loveland residents believe that park and recreation programs and facilities should be funded mostly from tax dollars with some from user fees.

Table 4-9: Preferred Funding Approach for Park and Recreation Programs and Facilities

How should park and recreation programs and facilities be funded?	PARCS Survey	Online Questionnaire
Mostly from tax dollars and some from user fees	59%	57%
Mostly from user fees and some from tax dollars	23%	24%
100% from taxes – no fees should be charged to use recreation programs and facilities	16%	10%
100% from user fees	2%	2%

Key Priorities

Key themes around community preferences and priorities were identified through the outreach findings (PARCS Survey, online questionnaire, stakeholder interviews, focus group meetings, and intercept events), benchmarking data, and trends in the field of parks and recreation. Key findings regarding community needs for parks, open lands and recreation facilities are summarized below.¹

- **High Quality Services:** Residents recognize that the City of Loveland provides a high level of service for parks, facilities, and programs. As noted in the PARCS Survey, respondents rated the City as “much above” or “above” other surveyed communities in 36 of 38 categories measured. The provision of high quality customer service has increased recreation participation in programming and park use. The community conveyed its positive impression of the City’s services through all outreach forums with a majority of respondents rating the quality of golf courses, facilities, parks, recreation programs, trails, and open lands/natural areas as either good or excellent.
- **Trail Connectivity:** Respondents across outreach forums noted that providing trails and paths for exercise, recreation and non-motorized transportation is the greatest recreational need in Loveland. Trails consistently were identified as essential elements of the park and recreation system. Trails are highly used (six of the top ten recreational activities in Loveland are trail-related activities), and are seen as an important component of Loveland’s quality of life. Trail expansion is also rated as a top funding priority for the City—particularly for the completion of the recreation loop trail around Loveland. Trails also play an important role in connecting residents to parks, facilities and open lands, and residents indicated they would visit Loveland’s parks more often if they had the ability to walk or bike to these destinations safely.
- **Health and Fitness:** Outreach findings show that health and wellness is an important community priority that residents believe parks and recreation can benefit or advance in a number of ways. The vast majority of PARCS Survey respondents felt that promoting health and wellness opportunities was a critical role for the Loveland Parks and Recreation Department to play in the community; 91% rated this purpose essential or very important. Loveland as a place to live a healthy life was regarded as “excellent” or

¹ More details are available in outreach reports and meeting summaries, which are available under separate covers.

“good” by 93% of respondents. Drop-in fitness and organized fitness/wellness classes were the second and third most popular types of programming indicated in the online questionnaire (behind community-wide special events), based on the percentage of respondents participating.

- **Access to Open Lands:** The Parks and Recreation Department plays an important dual role of providing opportunities to enjoy nature and the outdoors while protecting open lands. Although open lands are important for environmental stewardship, residents indicated that the most important reason to acquire open lands is to increase opportunities for outdoor recreation (e.g. hiking, biking, fishing, rafting, camping, etc.). In fact, “hiking/nature walks” is the top activity people would like to participate in more frequently, as noted in responses to the online questionnaire and the PARCS Survey. Access also includes views and vistas of the surrounding landscape and its natural assets. This priority reflects a growing trend in open land and parks acquisition to protect natural areas, provide close-to-home opportunities to experience nature, and develop natural areas in parks with amenities and facilities to support outdoor recreation.



- **Water Access:** Respondents in many outreach forums noted a desire for more water access to support recreation activities such as swimming, fishing, tubing and rafting. Water access provides another opportunity to enjoy nature and the outdoors, which was identified as a highly valued benefit of the parks and recreation system. Through the PARCS Survey, fishing had the highest latent demand of any recreation activity—meaning that residents would like to fish more frequently if the resources and opportunities existed to do so. In the PARCS Survey, residents rated outdoor swimming, water sports and fishing as high in importance, but simultaneously rated existing amenities that support these activities as low in quality.



- **More Indoor Recreation Space:** Participation data and public comments recognize the Chilson Recreation and Senior Center as a high quality, successful venue for supporting indoor organized and drop-in programs and events. The Chilson Recreation Center has seen record attendance in the past few years (including increases in class and program participation), and that participation in many indoor activities is still growing. Although Chilson was expanded, the Recreation and Senior Center is believed to be operating close to full

capacity at select times, with limited room to address community demands for additional programs. In comparison to other benchmark communities (see Appendix A), Loveland has fewer recreation centers. Feedback also suggests that there are few private fitness centers in Loveland to address additional demand. For this reason, additional indoor recreation space is believed to be one of the community's most critical needs.

- **More Diverse Recreation Opportunities:** A variety of recreation opportunities are provided by the City's Parks and Recreation system. However, City resources in recent years have strongly focused on community park development and traditional recreation activities (such as sports, playing on playgrounds, indoor programs and trails). With the planned opening of River's Edge Natural Area, the City also intends to strengthen its support for outdoor recreation and nature interpretation, reflecting a growing interest in these opportunities locally and regionally.² City directives to recover costs for recreation programming has affected the City's ability to provide diverse amenities for new or emerging activities and sports. In the PARCS Survey, residents identified several amenities and activities that rated high in importance but fair to poor in their provision. These included facilities such as neighborhood parks, North Lake Park, Winona Outdoor Pool, a dog park, and picnic shelters. It also included activities such as fishing, personal enrichment classes (e.g., cooking, art, photography, etc.), outdoor swimming, outdoor water sports, children and teen summer camps, and skill building classes (e.g., computers, finances, etc.). Many of these activities (fishing, personal enrichment classes, dog-related activities) were also identified as ones with latent demand –

² The flood of September 2013 has delayed opening of this site.

activities that people would like to do more often if resources and opportunities existed – in the online questionnaire.

- **More Opportunities for Active Seniors:** While all ages in Loveland have shown an interest in fitness and active recreation, the City has prioritized providing fitness, health and wellness activities for older adults and seniors. Over the past decades, the City has continuously expanded its programming for a more active senior population and is seeing increased participation in senior health programs such as Silver Sneakers. As the more active “Baby Boomer” generation continues to age, a need for life-long learning and sports, social activities and other pursuits will be needed as people continue to recreate longer. That said, the City will have to achieve the right balance in providing services to all age groups.



- **Improved Swimming Opportunities:** Respondents to the PARCS Survey rated the quality of the City’s existing opportunities for outdoor swimming as low, while simultaneously noting that swimming is high in importance. In the past few years, there has been some community discussion regarding the expansion of outdoor aquatics as the Winona Pool continues to age. City leaders recognize that the need for outdoor swimming must be balanced with the comparatively high cost to develop, maintain and operate pools that are available for

short periods of time annually. Some leaders also note that outdoor swimming may be a lower community priority than many other types of recreation activities. For this reason, water access, swim beaches, spray parks, and other cost effective water play opportunities have also been discussed to address this need. Including the three indoor swimming pools located at area high schools, as well as the Chilson Recreation Center indoor aquatic facility, Loveland meets or exceeds the amount of public pools available for indoor swimming in comparison with the benchmark cities.



- **Access to Golf (Quality and Participation):** Loveland’s municipal golf courses are popular local and regional attractions. Rated high in quality by outreach respondents, the golf courses are in an enviable position of showing steady rounds played and growing interest in the mini-course and youth programs. Although a large portion of the

community does not play golf, golf programs in Loveland have robust participation rates. In fact, golf was noted in the online questionnaire as one of the top ten recreation activities based on frequency of participation. This is unusual for a specialized recreation activity, especially one in which participation is declining nationwide. On the other hand, Loveland residents noted that they would like to play golf more frequently—again a strong indicator of the success Loveland has had in increasing interest among golfers.

- **More Events and Programs:** Loveland is a highly active community, with strong participation levels in recreation events and programs. Outreach findings indicated that community events are the City’s most popular type of recreation activity, followed by fitness/health/wellness classes. In recent years, there has been noticeable growth in programming in fitness, dance, gymnastics and pickleball. Recreation program enrollments among all age groups increased 39% in 2012. Sports leagues recognize that a challenge to expanding existing programs or offering new ones to meet the demand will be the lack of practice and game-quality fields and facilities.
- **Adequate Funding:** Financial accountability has long been a standard for Loveland’s Parks and Recreation Department, which is described by key stakeholders as one of the Department’s strengths. The Department operates within cost-recovery guidelines that limit service levels that require the City to evaluate priorities in order to provide high quality parks and recreation services in a cost-effective manner. The Department also operates on a debt-free basis given a financial policy that is strongly supported among City leaders. These policies, however, do play a role in defining park and recreation needs, as well as defining the “business model” of the Parks and Recreation Department. Community feedback in several different outreach forums indicated that parks and recreation services in Loveland should be supported through a mix of tax dollars (primarily) and some user fees—requiring a greater City investment than is currently provided if the Department determines that this is a sustainable model. Accommodating system expansions and enhancing services will be challenging within the current and anticipated funding environments.

COMMUNITY PRIORITIES



V. Standards, Guidelines and Policies

Recreation, open lands and park planning are an integral part of community land use planning. Planning standards, guidelines and policies assure that the priority recreation needs of Loveland residents are addressed with available resources. They also reflect community aspirations and expectations for the park and recreation system. Standards, guidelines and policies are based on changing community priorities and needs, thereby establishing a flexible baseline for services in the future.

The standards, guidelines and policies in this chapter supplement other adopted codes and regulations with the presumption that all County, State and Federal regulations applicable to parks, open lands, and recreation services are met. For clarity, the following terms are used:

- **Standard:** A standard is an adopted measurement of the quantity or quality to be provided. Park and recreation standards reflect the level of service the City will strive to provide, and should be based on community values. Standards can be used as performance measures to gauge success in meeting community needs.
- **Guideline:** A guideline is a statement, principle or procedure used to determine a course of action. Guidelines provide directions for services, but are applied using staffing expertise based on the availability of resources and changing community priorities and needs. Guidelines can also be used as performance measures.

- **Policy:** A policy is a statement that guides decision-making to achieve goals and objectives for services. Policies often set forth the City’s standards and guidelines in short statements. For clarity, policies include the following language:
 - “Shall” means that conformance is required. Standards shall be implemented.
 - “Will” indicates that conformance is encouraged and the policy is intended to be carried out as circumstances allow. Guidelines will be implemented.
 - “May” suggests that a policy is permissive, and that the City has latitude regarding whether the action will occur.

Standards, guidelines and policies help assure that decisions are based on consistently applied criteria that serve the best interests of the community as a whole. City standards and policies provide guidance in the planning and development of current and future facilities. Standards, guidelines, and policies are the basis for determining community needs and ultimately formulating a plan of action for implementation.

Customization of Standards and Guidelines

The City’s planning standards were originally created using industry standards established by the National Recreation and Park Association (NRPA), U.S. Bureau of Outdoor Recreation and numerous other State and local agencies. However, NRPA has moved away from promoting a “one-size-fits-all” approach and recommends applying customized standards and guidelines based on the local context and specific community needs.

As part of this planning process, the City defined community priorities and reviewed quantitative data to evaluate existing standards and guidelines. The purpose was to determine where revisions were needed to reflect current and future priorities. The following factors were considered:

- **Existing Service Levels:** How well do existing service levels meet community needs? Are existing standards and guidelines being achieved?
- **Community Satisfaction, Priorities and Demands:** To what degree is the community satisfied with existing recreation opportunities? What services are being requested?
- **Community Needs:** Where are gaps in services? What new services will be needed in the future as the City’s population grows? What new services are needed as recreation trends continue to change?

- **Benchmarking:** What service levels are being provided by comparable cities?
- **Available Resources:** Are existing standards achievable while still meeting City financial goals? Which capital and operational costs are supported by the City budget? What services are residents willing to pay for, and what cost recovery targets must be achieved to sustain assets and operations?

This chapter includes a comprehensive set of policies organized by the categories of parks, open lands, golf courses, recreation facilities, trails, programming and operations and administration. Appendix C presents more detailed development guidelines for parks and open lands.



Parks

Park Service Levels and Distribution

A1. The City will provide the following types of parks to serve residents:

Neighborhood Parks

- **Definition:** Smaller parks that serve neighborhoods with basic recreation opportunities and play space.
- **Size Range:** Typically 5-10 acres
- **Service Distance:** Approximately ½ mile or ¾ mile [See A-7]
- **Service Guideline:** Approximately 1.25 acres per 1,000 residents

Community Parks

- **Definition:** Larger, multi-purpose parks that support a variety of recreation and leisure service opportunities and provide specialized facilities with appeal for the entire community. These sites typically support organized, passive and active recreation activities (such as sports) and large-group gatherings. Community parks may include natural areas to support recreation and other benefits.
- **Size Range:** Typically 30-100 acres
- **Service Distance:** Approximately 2 miles
- **Service Guideline:** Approximately 4.5 acres per 1,000 residents (Civic space acreage may count toward this guideline)

Civic Space

- **Definition:** Public space that contributes to the aesthetics of the City and may have passive and recreational values.
- **Size Range:** Varies
- **Service Distance:** Citywide
- **Service Guideline:** None

- A2. The provision of neighborhood and community parks will be guided by Development Guidelines noted in Appendix C. City Departments should coordinate in the provision of recreation-oriented civic spaces, taking into account park development guidelines.
- A3. The City may provide additional types of parks designed to meet a specific recreation need or enhance services. These include but are not limited to:

Special Use Parks

- **Definition:** Parks designed and developed to meet a specific recreation need. These may include single-purpose sites (such as a trailhead) or sites developed in partnership (such as a school park on school property). [Example: Viestenz-Smith Mountain Park]
- **Size Range:** Varies
- **Service Distance:** Varies
- **Service Guideline:** None

Regional Parks

- **Definition:** Larger parks that provide access to regional-scale recreation facilities and often also conserve unique natural, scenic or cultural features. These parks may contain active and passive recreation areas and be developed in conjunction with adjacent open lands. Regional parks typically accommodate large groups and frequently have infrastructure to support heavy use and/or revenue-generating activities. These sites contribute to the City's economic vitality and identity and may provide ecological or environmental benefits.
- **Size Range:** Typically 100 acres +
- **Service Distance:** Citywide and beyond

- A4. The City shall provide developed park land at a service level of 5.75 acres per 1,000 residents to support recreation goals. The dedication of resources for future park land will be based on a desired allocation of neighborhood parks and community parks.
- A5. Other types of park land (regional parks or special use parks), golf courses, trails, and open lands will be provided in addition to the proposed park land service level. (See standards and guidelines for open lands, golf courses, and trails, which are noted independently in Sections 3, 4 and 5 of this document.)

- A6. Parks may include undeveloped acreage to support community aesthetics, reflect the character of the local landscape, protect natural areas, provide environmental benefits, and buffer surrounding uses. Open lands also may be acquired and developed adjacent to park land to support these goals.
- A7. Neighborhood parks will be located in residential areas of the city with services targeting higher density areas¹ based on the following guidelines:
- **Medium and High Density Residential:** ½ mile service distance
 - **Low Density Residential:** ¾ mile service distance
 - **Estate Residential:** No neighborhood park standard. Area to be served by other types of park land and trails
- A8. Community parks will be located in the City within 2 miles of residential areas to be served.
- A9. Parks will be planned to avoid overlapping and duplication of service areas, maximize use of resources and provide consistent levels of service.
- A10. Park acquisition and site development will be prioritized based on several criteria, such as cost, number of residents served, number of recreation uses provided, and programming needs met.

Park Acquisition

- A11. For areas included within the Growth Management Area, the City will strive to secure park land in advance of annexation, subdivision or development.
- A12. When applying park land standards, County enclaves and sub-divisions will be excluded since no Capital Expansion Fees were collected on these dwelling units.
- A13. An ownership and encumbrance search shall be conducted for potential acquisition sites. Appraisals may be obtained to determine the fair market value of the potential acquisition property.
- A14. A title commitment and survey will be required for each potential acquisition. If the site is acquired, a title policy in the amount of the acquisition will be supplied to the City.
- A15. The City will acquire property for parks by warranty deed, where possible.

¹ Residential density is defined by the Development Services Department. Currently, these definitions apply: high density (10-22 units per acre); medium density (4-10 units per acre); low density (2-4 units per acre); estate (up to 2 units per acre).

- A16. In underserved areas where no lands are available for purchase, the City may provide parks and recreation opportunities through partnerships (e.g., with the School District) and/or redevelopment of other public lands.
- A17. The Department will participate in the City's review of new development proposals to evaluate opportunities and needs for parks, trails, open lands and recreational resources.
- A18. Developers will be requested to provide information to the City about the amount of park and open land set aside to meet the required provision of undeveloped lands as per City code. This information will help the City allocate resources to underserved areas, consistent with the policies of this Plan.

Park Development

- A19. Parks will be developed as per Development Guidelines that address factors such as required amenities, site access, and appropriate development (Appendix C).
- A20. Parks co-located adjacent to schools or on school property will be jointly planned and developed to maximize use, operational and economic efficiencies.
- A21. Park development for neighborhood parks may occur after residential development in a park service area exceeds 50%. Park development for community parks may occur independently of nearby residential development based on community recreation facility and programming needs.
- A22. Construction and project development will occur only if adequate funding has been identified for future maintenance, operations and programs.
- A23. The City will follow the established master planning and review processes and coordinate appropriate details with other City departments, appropriate Commissions and stakeholders. The City will provide citizens with an opportunity to be involved in the site master planning process.
- A24. The design and development of new parks and facilities shall take into account all mandated Federal, State, County and City regulations, and will consider the City's vision, goals and guidelines for park maintenance, recreation programming, connectivity, sustainability, resource conservation and community development.
- A25. Park land will be developed and managed primarily for recreation uses, but also may support natural or cultural resource protection.

A26. Development will be coordinated with schedules identified in the City’s Capital Improvement Program and the City’s Strategic Financial Plan.

Open Lands

Open Lands Service Levels and Distribution

- B1. The City will acquire, develop, operate and manage open lands using dedicated funding for this purpose.
- B2. The City will prioritize specific open lands acquisitions, projects and services according to resident priorities and City goals, with consideration of regional goals noted in the *Our Lands – Our Future* regional open lands study.
- B3. The following opportunity areas within the City’s Growth Management Area will be considered first in the allocation of resources for open lands acquisition, development, restoration and management:
- **Urban Open Land and Trails:** Provide open lands that enhance passive recreation, connectivity, urban aesthetics and the character of the city.
 - **Natural Resource and Wildlife Areas:** Support resource and habitat conservation or protection in areas that provide an ecological or environmental benefit to the community. Significant natural resource opportunities are identified in this Plan.
- B4. Special and unique opportunities outside of the City’s Growth Management Area may be considered secondarily when allocating resources for open lands acquisition, development, restoration and management. This may include:
- **Regional Open Lands and Trails:** Support open lands that enhance connectivity to regional trails, protect view sheds or unique landmarks, or otherwise provide a unique benefit to City residents.
- B5. The City will provide public access to open lands where compatible with resource protection goals. Sites will be assessed in terms of capacity for public access and development prior to acquisition.
- B6. The City will regularly reassess community priorities for open lands acquisition and use this information to update long-range acquisition plans and guide the provision of services.

Open Lands Acquisition

- B7. Open lands may be acquired through a variety of methods, including purchase, warranty deed, conservation easement, right-of-way easements, or partnership.

- B8. The City will set aside up to 10% of annual open lands tax revenues for partnerships with other agencies primarily for properties outside the GMA.
- B9. The City will attempt to acquire land before sites are annexed to the City or planned for development.
- B10. An ownership and encumbrance search shall be conducted for potential acquisition sites. Appraisals may be obtained when needed to determine the fair market value of the potential acquisition property.
- B11. A title commitment will be required for each potential acquisition. If the site is acquired, a survey and title policy in the amount of the acquisition will be supplied to the City.
- B12. Potential acquisitions will be evaluated using the Open Lands Property Evaluation Form. This evaluation process will be updated periodically to account for changing open lands priorities.
- B13. Potential acquisitions will be evaluated against other City and regional long-range plans, such as transportation plans, that may affect future site use and development.
- B14. The City will acquire any water shares or rights tied to open lands properties when feasible.

Development

- B15. Development guidelines for open lands will be followed to address factors such as levels of access, and appropriate types and levels of development (Appendix C).
- B16. Site management plans will be prepared prior to site development to ensure that critical natural resources are protected.
- B17. The City may provide open lands in several development classifications, as well as considering other unique opportunities. (Appendix C)

Open Lands Management

- B18. Loveland will set aside a minimum of 15% of annual Larimer County open space tax revenues for long-term management, maintenance and operations of its open lands system.
- B19. Intergovernmental agreements or negotiated contracts will be created to define management agreements for properties and conservation easements acquired with partner entities.

- B20. Site management plans will be prepared for City-owned open lands. The Plan will describe the overarching management philosophy for the property, permitted uses, targeted service levels for access, development and restoration, and appropriate strategies for operations, programming, maintenance and enforcement. The City will provide citizens with an opportunity to be involved in the site management planning process.
- B21. Site management plans will be prepared by the landowners for City-held conservation easements. Plan development will include conducting a baseline inventory assessment of resources at the time of acquisition. The Plan will describe the overarching management philosophy for the property, permitted uses, and appropriate strategies for operations, programming, maintenance and security.
- B22. Site management plans may set forth additional site-specific rules and regulations for site uses compatible with management goals for the property and its resources. Public notice (signage) will be provided where access may be limited, restricted or not allowed.
- B23. Site management plans are adaptive and will be updated over time based on changing resources, priorities, and site conditions.
- B24. The Parks and Recreation Director may designate open lands exempt from the City's weed ordinance (Section 7.16.040 of the Loveland Municipal Code). Noxious weed management and revegetation using native species will be addressed in site management plans.
- B25. Farm leases for actively farmed agricultural properties owned by the City of Loveland or encumbered with a Conservation Easement shall be kept on file at the City of Loveland, Department of Parks and Recreation, Open Lands Division.
- B26. The Open Lands Division will review any proposed utility easements through open lands, while easements are being negotiated, to identify potential resource impacts.



Golf

Service, Distribution, Acquisition and Development

- C1. This City will operate its golf courses as a government Enterprise Fund and recover 100% of operating, capital and debt costs.
- C2. Golf Fund fees and revenues will be used for the planning, management, purchase, construction, operations and maintenance of golf courses.
- C3. The City will consider acquiring and developing new courses based on financial feasibility, community needs, market characteristics, service levels for local residents and potential economic impacts associated with visitor use.
- C4. The City may consider the financial feasibility of land acquisition, golf course development and/or expansion based on a service level guideline of 1 hole per 1,850 residents.
- C5. The City will continue to track golf participation and cost recovery, basing decisions for course expansion or new course development on available data.
- C6. Golf courses will be developed and managed primarily for golf and associated uses, but also may support natural or cultural resource protection or other recreation opportunities.



Recreation Facilities

Facility Service Levels and Distribution

- D1. The City will provide the following types of recreation amenities and facilities to serve residents:

Specialized Recreation Facilities

- **Definition:** Specialized recreation facilities include buildings and other major facilities that are likely to generate revenue or support fee-based activities. They may incorporate a variety of indoor recreation facilities and spaces, such as

gymnasiums, swimming pools, classrooms and multi-purpose rooms, dance studios, lounges, social space and storage.

- **Location:** Specialized facilities are typically located in community parks, but may be developed as stand-alone facilities or in civic spaces.
- **Examples:** Recreation centers, aquatic facilities, senior centers, golf course clubhouses and facilities, environmental education centers, amphitheaters and historic buildings.

Sports and Outdoor Recreation Facilities

- **Definition:** Sports and outdoor recreation facilities support different types of outdoor active and passive recreation opportunities.
- **Location:** These facilities are located in parks and open lands where appropriate as per Development Guidelines.
- **Examples:** Sports fields, sport courts, picnic shelters, playgrounds, spraygrounds, skate parks, dog parks and fishing piers.

Amenities

- **Definition:** Recreation amenities support user comfort and convenience or contribute to the character of the site.
- **Location:** Amenities are located in parks and open lands where appropriate as per Development Guidelines.
- **Examples:** Parking, restrooms, benches, picnic tables, drinking fountains, bike racks, trash receptacles, signage, facility lighting, concessions, art, memorials.

- D2. The City will assess the financial feasibility of developing, operating and programming specialized recreation facilities prior to development. Financial feasibility, along with the following service level guidelines, will provide direction as to the numbers of facilities to provide:
- **Multi-purpose Recreation Center:** 1 per 60,000 residents
 - **Outdoor Aquatic Facility or Pool:** 1 per 50,000 residents
 - **Environmental Education/Nature Center:** 1 per 70,000 residents
- D3. Recreation centers will be developed as large, multi-purpose spaces (approximately 2,000 square feet per 1,000 residents) for programming, sports, recreation and social events to serve all ages.
- D4. Prior to recreation center development, a financial feasibility and market study will be completed to identify the location and type of facility to provide. The recreation center will be developed in a highly-accessible location with amenities and facilities to address indoor programming and drop-in recreation needs. This may include the following:
- Gymnasium space (for court sports such as basketball, volleyball, pickleball)
 - Specialized indoor spaces (e.g., gymnastics, tumbling, tennis, soccer)

- Indoor aquatic facilities
 - Exercise, fitness or weight equipment areas and studios
 - Indoor track
 - Large, multi-purpose rooms
 - Special preschool, teen or senior space
 - Community gathering space
 - Arts programming space and studios
 - Support spaces (e.g., locker rooms, showers, family changing areas, restrooms and administrative offices, and storage).
- D5. The City will continue to focus its aquatic efforts on providing leisure swimming and waterplay facilities, including shallow depth pools for recreation swimming, lessons, lap swimming, and aquatic programming.
- D6. Community needs for competitive swimming pools and indoor court space may be addressed through City-School District partnerships.
- D7. The City will follow Development Guidelines for Parks and Open Lands regarding the provision of recreation amenities and facilities. (Appendix C)
- D8. The City will distribute sport and outdoor recreation facilities to ensure geographic accessibility and meet identified community needs. Facilities may be provided according to the following service level guidelines:
- **Athletic Fields (Soccer, Football, Lacrosse):** 1 per 2,000 residents
 - **Baseball Fields:** 1 per 10,000 residents
 - **Softball Fields:** 1 per 5,000 residents
 - **Batting Cages:** 1 per 75,000 residents
 - **Basketball Courts (outdoor):** 1 per 6,500 residents
 - **Volleyball Courts (outdoor):** 1 per 35,000 residents
 - **Tennis Courts (outdoor):** 1 per 3,000 residents
 - **Pickleball Courts (outdoor):** 1 per 25,000 residents
 - **Skate Park:** 1 per 35,000 residents
 - **Spraygrounds:** 1 per 35,000 residents
 - **Dog Park:** 1 per 50,000 residents
 - **Disc Golf:** 1 per 70,000 residents
 - **Fishing Access (dock/platform):** 1 per 35,000 residents
- D9. The City will inventory and annually re-evaluate the capacity of recreation facilities to ensure that sufficient numbers are provided.

Development

- D10. The City will develop, improve and provide safe, accessible, attractive facilities to meet the recreation programming needs of the community, as priorities and resources permit.
- D11. Recreation facilities will be designed to accommodate both drop-in and programmed uses.
- D12. Where feasible, the City will provide sports fields and courts for community-based, self-directed youth athletic groups and organizations. Groups will be responsible for costs associated with facility preparations and programming at City facilities.
- D13. Where feasible, the City may provide facilities for use by community-based non-profit recreation organizations. Groups will be responsible for costs associated with facility preparations and programming at City facilities.
- D14. The City will continue to develop traditional recreational facilities, such as athletic fields, sports courts, playgrounds and recreation centers, throughout the community to meet growing leisure needs. Area service levels, financial feasibility, market characteristics, and local social and economic impacts will be considered.
- D15. The City may provide non-traditional, distinctive (specialized) or unique facilities in parks to respond to changing recreation trends and address localized interests and needs. Non-traditional features will be identified in master planning processes or through community outreach.
- D16. Established park master planning and review processes will be followed and include coordination with other City departments, Commissions, Advisory Boards, and stakeholders. The City shall provide citizens with an opportunity to be involved in site master planning processes.
- D17. The City will support the City-School District's Joint Use Agreement regarding facility development and programming.



Trails

Service Levels and Distribution

- E1. The City will provide off-street hard- and soft-surfaced trails for off-street, non-motorized, and non-equestrian recreation uses.
- E2. Trails may be provided in parks, open lands and golf courses to support recreation use or in corridors to provide access to community destinations and connectivity to the trail system.
- E3. The City will establish service level guidelines for the City's provision of trails. The City may provide hard-surfaced trails based on a guideline of 1 mile per 3,000 residents and soft-surfaced trails based on a guideline of 1 mile per 5,000 residents.
- E4. The City will inventory hard- and soft-surfaced trails separately, counting the following:
 - City trails in acquired corridors (land ownership or conservation easement); and,
 - Loop or elongated recreation trails in parks, open lands or golf courses (Note: this does not include pathways designed to provide access to facilities or golf paths at golf courses.)
- E5. To improve access, new community parks and specialized recreation facilities (e.g., a new recreation center) will be connected to Class I Bikeways (off-street trails) where feasible. The City may connect other parks and developed open lands to trails.
- E6. The City will emphasize trail access for citizens inside the City's Growth Management Area. Future connections to regional or statewide trail systems will be done in cooperation with public, multi-agency and private entities.

Acquisition

- E7. The City will locate the Recreation Trail and any connector trails within existing or newly negotiated easements, where feasible.
- E8. The City will seek conditions of approval to require that developments provide land, access or easements for the City's trail system when development proposals are submitted.
- E9. The City may acquire parkways or greenways by warranty deed for trail development and other park uses.

E10. Trail underpasses (or walkways) will be constructed and maintained at all four crossings of the State/ Federal Highways within the City. Other major arterials and railroad crossings will also be considered for underpasses to provide safe crossings and easy access to the trail.

Development

E11. Trails will be designed and developed to reflect the character of surrounding corridor, park, or open lands. The recreation trail system will be designed as an off-street, non-motorized, urban recreation trail.

E12. Trailheads will be developed where feasible and where adequate parking and services can be provided. New community parks or open lands will include trailheads where these sites connect to the trail system.

E13. The development of trail linkages or spur connections will be the responsibility of new developments desiring a connection to the Recreation Trail system. Responsibility includes development and maintenance.



Recreation Programming

Service Levels and Provision

F1. The City will provide a comprehensive spectrum of recreation programming in its parks, open lands, recreation facilities, golf courses and trail corridors. This includes indoor and outdoor programs, active and passive recreation opportunities, and nature-based and traditional developed recreation programs.

F2. The City will provide recreation programming to support these outcomes:

- Opportunities to play sports
- Health, wellness and fitness
- Services for specialized populations (selected groups and ages)
- Connections to the outdoors and nature
- Youth development and lifelong learning for all ages
- Social cohesiveness and a strong sense of community

- F3. The City will provide recreation programs and events in these service areas:
- **Athletics/Sports:** Leagues, camps and classes supporting youth athletics, adult athletics and skill development.
 - **Aquatics:** Recreation programs, classes and drop-in opportunities such as learn to swim, water fitness, lap swimming, open swimming, and pool events.
 - **Health, Wellness, and Fitness:** Programs, classes and drop-in opportunities such as aerobics, Silver Sneakers, weight training and healthy eating/living.
 - **Specialized Classes and Activities:** Specialized programs and classes for individualized groups, such as senior services and socials, adapted recreation activities, childcare, preschool, and afterschool programs.
 - **General Instruction and Recreation:** Programs and classes such as general instruction, general interest, cultural and fine arts, science and learning.
 - **Nature/Outdoor Recreation:** Programs, classes and trips supporting outdoor adventure, environmental education, nature interpretation, and outdoor skills.
 - **Special Events:** Community events, fairs and festivals.
- F4. The Parks and Recreation Department will meet established Council-directed financial policies and take these directives into account in determining the numbers and types of programming to provide.
- F5. Future program decisions will be based on citizen demands, the local market, available resources (staffing, budget and facility), and the ability to meet cost recovery targets.
- F6. The City will continue to facilitate special events provided by other community groups or event producers, charging appropriate fees to recover costs for facility use and associated event support services.
- F7. The Parks and Recreation Department will provide and/or partner with other Departments to address needs for cultural and fine arts programming.
- F8. The City will track recreation data (attendance, class participation, number of classes offered) by program service area to measure success in the provision of programs.
- F9. The City will centralize indoor programming in large, easily accessible program hubs to increase quality control and efficient use of staff resources.
- F10. Game and tournament sites will be centralized as much as possible to increase quality control and efficient use of staff resources.
- F11. The City will disperse outdoor programming and sports practices in satellite locations around the community, including schools as per the City-School District intergovernmental agreement for joint use.

- F12. Both self-directed (drop-in) and programmed uses will be accommodated in City recreation facilities.
- F13. The City will facilitate programs that serve different skill levels and interests. It will provide programming that emphasizes introductory level courses and skill development. The City will look to local and regional self-directed groups to provide advanced skill development and competitive sports and recreation programs.
- F14. The City will facilitate and schedule programs providing a balance between local-serving programs and events/tournaments that attract out-of-town visitors.
- F15. The City will consider the needs of new and emerging sports, as well as growing traditional sports, when developing and programming new athletic fields and facilities.

Maintenance, Operations and Administration

Maintenance

- G1. Facilities, equipment, programs and grounds will be maintained to provide a safe, clean, and aesthetically pleasing atmosphere.
- G2. The Department may continue to provide contract maintenance for other City Departments for grounds maintenance around detention ponds, power stations, civic spaces and public buildings. Services may be contracted out where feasible or necessary.
- G3. The City shall review all master plans and designs for parks and open lands to assess requirements for long-term maintenance and stewardship. Design modifications may be proposed where needed.
- G4. The City shall determine the maintenance needs and costs for all new parks, open lands and major public facilities prior to development, identifying funding mechanisms for preventive maintenance, routine maintenance, and life-cycle costs such as long-term renovation and capital replacement.
- G5. The City will develop an integrated approach for the maintenance of park land, open lands and public grounds to ensure the efficient use of resources. Maintenance funding may be tracked and provided through separate budgets. Services may be contracted out where feasible or necessary.

- G6. The City will implement maintenance strategies to decrease costs and increase efficiencies system-wide, such as standardizing (within an acceptable range) park furnishings, incorporating low-maintenance and native plants, integrating non-turf (no-mow) areas, and using raw water for turf irrigation purposes.

Administration

- G7. The Department shall follow the City-County intergovernmental agreement and coordinate with Larimer County and adjacent governmental entities on master plans regarding parks, trails, recreational activities, open lands and golf courses.
- G8. The City will continue to explore opportunities for partnerships with the R2J School District and engage in joint planning, financing, and maintenance of parks, open lands and recreation areas adjacent to schools where feasible.
- G9. Through agreements and sponsorships, the Department may coordinate with other agencies and community groups in providing and programming recreational facilities.
- G10. The Department will collect community feedback and track community preferences and user satisfaction through surveys, comment cards, and other citizen and user-group input and discuss results with the appropriate advisory boards and commissions.
- G11. The Department will hire qualified employees and provide safe, appropriate work environments; materials, supplies, tools, equipment and vehicles; and storage areas to enable and facilitate safe, efficient and effective maintenance and operations.
- G12. Customer satisfaction and guest services will be a priority for all Department facilities, programs and areas.
- G13. The Parks and Recreation Department shall have the authority to establish and enforce such rules and regulations as it deems necessary pertaining to the protection and safe use of parks, recreation facilities, open lands, golf courses and trails owned or managed by the City.
- G14. The Parks and Recreation Department shall have the authority to establish such rules and regulations as it deems necessary pertaining to the protection of natural resources at all sites owned or managed by the Department.

Operations

- G15. The City will continue to operate and maintain the public Cemetery and provide a variety of interment sites and services.

- G16 New technology will be incorporated to operate more efficiently in the provision of facilities, programs and services.
- G17. The Department may add, delete or modify a service, procedure or operation after careful consideration of many factors, including current standards and guidelines, cost/benefit ratios, negative and positive implications, cost recovery policies, market considerations, citizen, staff and Council input and impacts to the community as a whole.
- G18. The Department will establish standards and guidelines as benchmarks to measure performance and gauge success. Standards shall be met or exceeded where practical, and guidelines will be implemented as financial circumstances and other situational constraints allow.
- G19. The City will periodically update and review facility scheduling processes, procedures, and priorities, formalizing processes for determining field allocation priorities and maintenance schedules and playability.
- G20. More specific policies and operational guidelines may be developed by Divisions in their annual operational plans, as approved by the Director of the Parks and Recreation Department. These policies and procedures will be reviewed and updated as needed, but at least once per calendar year.
- G21. Where feasible, facilities and services provided by the Department will take the local market into consideration and will strive to limit direct competition with private/commercial operations.

Financial

- G22. The Department will meet established City and Council-directed financial policies.
- G23. The Department will operate on a modified user-pay philosophy for some facilities and services. Fees will be charged to help recover costs and reduce taxpayer subsidy. Fees will be set based on market conditions including supply and demand, program or facility availability and cost recovery policies established by staff, the Parks and Recreation Commission, the Open Lands Advisory Commission, the Golf Board or City Council.
- G24. Financial assistance programs will be made available for selected facilities and activities to ensure access for low-income families and youth.
- G25. Fee schedules will be created with special consideration for subsidy assistance to youth, seniors and low-income individuals.

G26. Capital Expansion Fees (CEFs) will be collected to fund the acquisition and development of parks, trails, recreation facilities, and open lands.

G27. Funds may be established and/or revenues earmarked for specific purposes.

- **Golf Fund** fees and revenues will be used for the planning, management, purchase, construction, operations and maintenance of golf courses.
- **The Parks Improvement Fund** will be used for capital projects at existing park locations.
- **The Conservation Trust (Lottery)** will be used for the planning, management, purchase, construction, operations and maintenance of recreation trail and amenities.
- **Open Lands Tax Revenues** from the Larimer County Help Preserve Open Spaces Sales Tax will be used for acquiring interests in, protecting, improving and maintaining open lands, natural areas, wildlife habitat, and trails.
- **Cemetery Perpetual Care Fund** will be used to maintain the cemetery into the future once lots are substantially sold.

G28. The Department will implement a capital replacement plan to ensure the replacement of old or worn equipment and facilities.

G29. The City may operate or contract for concessions in parks and at recreational facilities on an exclusive basis.

G30. Private or special event vending in parks, open lands, public grounds and facilities shall require Department approval.

G31. Cash handling policies will be implemented to provide for the security of City funds. An annual review will be conducted to evaluate and update policies and procedures when needed.

G32. The City may apply for grants and seek donations to provide supplemental resources for projects, programs and operations.

G33. Before acceptance, donation offers will be reviewed to determine their value to the community and identify any operational requirements as a result of the donation. The City may require donations to include all or a portion of installation and/or other operational costs.

G34. The Loveland Parks and Recreation Foundation will promote and encourage the advancement of parks and recreation opportunities in Loveland through fundraising and assisting with donor requests. It may provide similar services for all lands managed and operated by the Parks & Recreation Department.

G35. The City may limit recreation participation and facility use to Loveland residents or apply special discounts for services offered to Loveland residents.



VI. Parks, Open Lands and Facility Needs

In Phase 2 of the planning process, a Needs and Opportunities Assessment evaluated community needs for the acquisition and development of new park land, open lands, golf courses, recreation facilities and trails. To ensure accuracy, community needs were examined in a variety of ways, including:

- **Research into community preferences, priorities and participation trends**, using community outreach findings (summarized in Chapter 4);
- **A level of service analysis**, looking at existing service levels in comparison to benchmark communities and current City standards and guidelines;
- **A GIS access analysis**, using a spatial approach to evaluate the distance people must travel from their homes to reach different types of recreation opportunities;
- **A recreation facility analysis**, considering demands and needs for sports and specialized recreation facilities in Loveland; and
- **An open lands analysis**, evaluating community priorities for the acquisition, protection, and development of open lands in comparison to established planning priorities.

Report findings were used to update the City’s policies and guidelines, and to right-size the future park system in terms of community priorities and City goals. This chapter applies the updated policies—summarized in Chapter 5—to identify needs for new land and facilities in

the next 10 years and through build out (≈ 50 years). These needs are based on current City projections for population growth, which are anticipated to be updated in the next few years. Per capita guidelines can be reassessed periodically based on new population estimates.



Parks

The Master Plan proposes park guidelines based on the amount of *developed* park land at each park site (noted in the Appendix A inventory). Applying these new guidelines, Table 6-1 summarizes the amount of park land needed now, in ten years, and at build out

(estimated to be 2063).

As noted in the table, developed park needs are based on an overall guideline of **5.75 acres per 1,000 residents**. This is higher than the existing level of service but lower than the 2001 Plan standard. In addition, specific guidelines for the provision of neighborhood parks and community parks and civic spaces are used to identify short and long-term needs.

Table 6-1: Park Land Level of Service and Needs

Park Type	Existing Developed Acreage ^{1&2}	Existing LOS ³ (acres/1,000)	2001 Standard (acres/1,000)	Proposed Guideline (acres/1,000)	Additional Developed Acres Needed ^{3 & 4}		
					Population (2013) 72,846	Projected Population (2023) 93,247	Population at Build Out (2063) 210,000
Neighborhood Parks	91.0	1.25	2.5	1.25	--	25.6	171.5
Community Parks	308.5	4.23	5.0	4.5	-	71.91	597.30
Civic Spaces	39.2	0.54	0	0.0	n/a	n/a	n/a
TOTAL	438.7	6.0	7.5	5.75		97.51	768.8

¹ Mehaffey Park is included in existing developed park land acreage (Spring 2015 opening)

² Viestenz-Smith Mountain Park not included in existing developed acreage. Site was destroyed by 2013 flood. Staff is evaluating reconstruction options.

³ The existing LOS and acreage needs are based on developed park acreage.

⁴ Acreage needs show the number of developed acres needed in addition to what is provided today.
Note: Population estimates were provided by the City Of Loveland.

Neighborhood Park Needs

As illustrated in Table 6-1, additional acreage will be needed for developed neighborhood parks as the community grows:

- **Now:** None¹
- **In 10 Years:** 25.6 acres, or approximately 3 new parks (at 8+ acres each)
- **At Build Out:** 171.5 acres, or approximately 21-22 new parks (at 8 acres each)



Community Park and Civic Space Needs

Additional acreage will be needed for developed community parks or for civic spaces that may count toward community park guidelines. Where the City already owns several acres of undeveloped community parks, this acreage is noted as a potential opportunity for meeting this need.

- **Now:** None
- **In 10 Years:** 71.91 acres, which could be met by the development of:
 - Phase 2 development of Kroh (12 acres)
 - Phase 2 development of Loveland Sports Park (19 acres)
 - Phase 2 development of Fairgrounds Park (10 acres)
 - Phase 1 of a new community park (31 acres)
- **At Build Out:** 597.3 acres, which could be met by the development of:
 - All of the above (72 acres)
 - Phase 2 of the new community park noted above (45 acres)
 - Full development of 480 acres of new community parks

¹ While no new neighborhood parks are currently needed, the analysis counts Loch Mount Park as a fully developed neighborhood park. The site lacks many of the facilities typically provided in neighborhood parks, as noted in the Development Guidelines in Appendix D.

Open Lands

Needs for open lands are based on priorities for land acquisition, land availability, the cost of the land to be acquired, as well as the amount of funding available for acquisitions from dedicated open lands funding sources.

The City of Loveland currently owns or participates in partnerships to protect 4,079 acres of open lands and protects another 3,283 acres through conservation easements. Because some of these lands are held in partnership, only 1,772 acres and 2,585 acres are counted respectively as Loveland acreage. This service level is substantially less per capita than both Fort Collins and Boulder, as noted in findings of the benchmarking analysis for the Needs and Opportunities Assessment. However, the City of Loveland does not guide its acquisition policy based on per capita service levels.² Instead, it strives to acquire priority open lands based on available funding.

To establish a baseline for open lands needs, Table 6-2 illustrates future needs assuming the City would continue to invest in open lands to maintain its existing level of service.

Table 6-2: Open Lands Potential Service Levels and Needs

Park Type	Existing City Acreage ¹	Existing LOS ^{2 & 4} (acres/1,000)	Potential Acres Needed ^{2 3}		
			Current Population (2013) 72,846	Projected Population (2023) 93,247	Population at Build Out (2063) 210,000
Fee Simple Properties and Partnerships	1,771.62	24.34	--	498	3,339.78
Conservation Easements	2,584.67	35.48	--	723.73	4,866.1
TOTAL	4,356.29	59.82		1,221.73	8,205.83

¹ Existing City acreage counts all owned acreage and an ownership percentage of partner sites.

² The existing LOS and acres needed are based on both developed and undeveloped acreage.

³ Acreage needs show the number of acres needed in addition to what is provided today

⁴ A portion of Loveland's Open Land Acres are located outside of the Growth Management Area.

² Few communities rely on per capita service standards alone to guide the acquisition of open lands. However, many cities track the amount of open lands/natural areas on a per capita basis, similar to other classes of park land. This allows them to determine which City funds should be allocated for open lands vs. park lands, as part of an integrated funding and management approach.

To maintain the City’s existing level of service, the following open lands are needed in addition to the existing inventory:

- **Now:** None
- **In 10 Years:** 1,221.73 acres
- **At Build Out:** 8,205.83 acres



Golf

This Master Plan proposes a service level guideline to identify a “trigger point” at which the City should consider golf needs based on changes in the golf market and participation levels, financial performance, and the possibility of private providers meeting this need. Table 6-3 summarizes golf needs based on a guideline of **1 hole per 1,850 residents.**

In addition to existing golf courses, the following is needed:

- **Now:** None
- **In 10 Years:** Initiate discussions regarding need for additional golf holes
- **At Build Out:** 69 holes, or three or four 18-hole courses (or some combination with 9-hole courses)

Table 6-3: Golf Service Levels and Needs

	# of Holes	Existing LOS	2001 Standard	Proposed Guideline	Additional # of Holes Needed		
					Current Population (2013)	Projected Population (2023)	Population at Build Out (2063)
					72,846	93,247	210,000
Golf	45	1/1,619	1/1,333	1/1,850	--	5	69

The per capita guideline is a service level indicator to evaluate the financial feasibility of acquiring, developing, expanding and operating an additional 9 or 18-hole course. These needs can be expressed based on the City’s population growth:

- When the City’s population exceeds 100,000, the City may consider the financial feasibility of a 9-hole course.
- When the City’s population exceeds 116,500, the City may consider the financial feasibility of an 18-hole course.

- At build out, the City may consider the financial feasibility of three or four 18-hole courses (or some combination with 9-hole courses).

These needs may also be met from the private sector, rather than by the City.



Recreation Facilities

This Master Plan proposed three categories of amenities and facilities and associated guidelines:

- **Specialized Recreation Facilities:** Needs are based on financial feasibility and service level guidelines.
- **Sports and Outdoor Recreation Facilities:** Needs are based on service level guidelines.
- **Park Amenities:** Needs are based on the number and types of parks developed.

Table 6-4 and 6-5 summarize needs for specialized facilities and sports and outdoor recreation facilities based on service level guidelines proposed in this plan. These guidelines are noted in terms of 1 facility per number of residents served. In addition, Recreation Center guidelines are also reported in terms of number of square feet per 1,000 residents served.

Table 6-4: Loveland Specialized Recreation Facilities Level of Service and Needs

Specialized Facility	# or SF	Existing Level of Service	2001 Guideline	Proposed Standard	Additional # of Facilities Needed		
					Current Population (2013)	Projected Population (2023)	Population at Build out (2063)
					72,846	93,247	210,000
Recreation Center ¹	1 90,606sf	1/72,846 1,244 sf/1000	none 2,000sf/1,000	1/60,000 2,000sf/1,000	0 55,086sf	1 95,888sf	3 329,394sf
Aquatic Facility (outdoor)	1	1/72,846	1/20,000	1/ 50,000	0	1	3
Environmental education/nature center ²	1	1/72,846	none	1/ 70,000	0	0	2

¹ Recreation center guidelines and needs are based on square footage and numbers of facilities.

² Following the September 2013 flood, the Environmental Education Center at Viestenz-Smith Mountain Park is temporarily inaccessible.

Table 6-5: Loveland Sport and Outdoor Recreation Facility Level of Service and Needs

Outdoor Facility	# of Facilities	Existing Level of Service	2001 Guideline	Proposed Standard	Additional # of Facilities Needed		
					Current Population (2013)	Projected Population (2023)	Population at Build out (2063)
					72,846	93,247	210,000
Athletic Fields (Soccer, Football, Lacrosse)	37	1/1,968	1/1,500	1/2,000	0	10	68
Baseball Fields	7	1/10,407	1/5,000	1/10,000	0	2	14
Softball Fields	14	1/5,203	1/5,000	1/5,000	1	5	28
Batting Cages	1	1/72,846	1/50,000	1/75,000	0	0	2
Basketball Courts	11	1/6,622	1/5,000	1/6,500	0	3	21
Volleyball Courts	2	1/36,423	1/5,000	1/35,000	0	1	4
Tennis Courts	25	1/2,914	1/2,000	1/3,000	0	6	45
Pickleball Courts	7	1/10,406	none	1/25,000	0	0	1
Spraygrounds	2	1/36,423	1/25,000	1/35,000	0	1	4
Skate Park	2	1/36,423	1/22,500	1/35,000	0	1	4
Dog Park	1	1/72,846	none	1/50,000	0	1	3
Disc Golf	1	1/72,846	1/30,000	1/70,000	0	1	2
Fishing Access (dock/platform)	2	1/36,423	none	1/35,000	0	1	4
Swim Beach	1	1/72,846	1/50,000	none	Opportunity based		
Water Access	6 ¹	1/12,141	none	none	Opportunity based		

¹ Water access is not facility-based and is provided at 6 sites, including 2 parks and 4 open lands.

Specialized Recreation Facility Needs

In addition to existing specialized facilities, the following is needed:

- **Now:** Additional recreation center space and 1 environmental education center
- **In 10 Years:** 1 outdoor aquatic facility, 1 recreation center, and 1 environmental education center
- **At Build Out:** 3 outdoor aquatic facilities, 3 recreation centers, and 3 environmental education centers

Note: Need for one environmental education/nature center could be met through the renovation of the flood-damaged Viestenz-Smith Mountain Park to restore access to the existing Environmental Education Center.

This Plan does not provide separate guidelines for different types of indoor facilities included in a recreation center, such as indoor aquatic facilities, sports courts, fitness rooms, multi-purpose rooms, classrooms and studios. Those facilities would be defined by a market analysis and financial feasibility study for a multi-purpose indoor recreation center prior to development. However, a need is noted for indoor court space that can be used for basketball, pickleball and other uses.

Sport and Outdoor Recreation Facility Needs

Needs for sports and outdoor recreation facilities are noted in Table 6-5. While most needs are based on per capita guidelines, there also is a need for additional swimming beaches and water access. The provision of these facilities is opportunity-based, meaning they are dependent on the location of future community parks and open lands/natural areas. To address these needs, beaches and water access points should be evaluated and considered wherever the opportunity is present, in accordance with development guidelines for parks and open lands.



Trails

Given the considerable local interest in trails in Loveland, as well as State and National trends towards increased trail use, this Master Plan identifies needs for hard-surfaced trails (e.g., multi-purpose recreation trails and off-street bike paths) and soft-surfaced trails (e.g., nature trails, mountain bike trails, jogging trails and other soft-surfaced paths).

As noted in Table 6-6, hard-surfaced trail needs are based on a guideline of **1 mile/3,000 residents**, which is higher than the City's current level of service but lower than its previous trail standard. Soft-surfaced trail needs are based on a guideline of **1 mile/5,000 residents**. The City did not previously have a guideline for soft-surfaced trails.³

³ The existing miles noted in Table 6-6 are based on current City estimates.

Table 6-6: Loveland Trails Level of Service and Needs

Trail Surface	Existing Miles	Existing LOS	2001 Standard	Proposed Guideline	Additional # of Miles Needed		
					Current Population (2013) 72,846	Projected Population (2023) 93,247	Population at Build out (2063) 210,000
Hard	23.46	1/3,105	1/2,000	1/3,000	.82	7.62	46.54
Soft	13.90	1/6,708	none	1/5,000	.67	4.75	28.1

Hard-Surfaced Trail Needs

In addition to existing hard surfaced trails, the following is needed:

- **Now:** .82 miles
- **In 10 Years:** 7.62 miles
- **At Build Out:** 46.54 miles

This need could be met in developing some, but not all, of the planned off-street trails identified in the 2012 *Bicycle and Pedestrian Plan* and the 2013 *NFRMPO Regional Bicycle Plan* for the Loveland Growth Management Area (GMA). These plans recommend approximately 13.0 miles of regional trails and 58.6 miles of local trails through build out (per estimates based on GIS data).

Soft-Surfaced Trail Needs

In addition to existing soft-surfaced trails, the following is needed:

- **Now:** 0.67 miles with the inclusion of River’s Edge Natural Area trails
- **In 10 Years:** 4.75 miles
- **At Build Out:** 28.1 miles



Public Grounds

The City maintains approximately 30 beautification areas as part of their inventory of public grounds including downtown planters and grounds surrounding City buildings. There are no public ground development standards. Sites are added and maintained in association with expansion of City buildings, amenities and facilities.

The City also maintains and operates the Lakeside Cemetery and Loveland Burial Park. The City has a long-term obligation to “perpetually” maintain Cemetery grounds but, there is no development standard for cemeteries in Loveland.



Recreation Programming

Recreation programming is an integral component of the services provided the Parks & Recreation Department. As the community grows, additional recreation programming will be needed in the seven program service areas identified in Chapter 5. Community feedback suggests that enhanced programming is needed in nature programs and outdoor recreation, cultural arts, and special events.

In addition, the City will need to program any new specialized facilities in order to meet its cost recovery goals. Specific needs for programs will be assessed annually as part of the Recreation Division’s Operations Plan and based on citizen demands, the local market, available resources (both budget and facility), and the ability to meet cost recovery requirements.



VII. Recommendations

This chapter summarizes recommendations for the short term (10 years) and long term (through build out). This material is supported by several appendices including development guidelines for parks and open lands (Appendix C), open lands acquisition criteria (Appendix D) and guidelines for the protection of environmentally sensitive areas (Appendix E).

Integration

The *Parks and Recreation Master Plan* is the first integrated system plan for the Parks & Recreation Department. While it provides recommendations for parks, open lands, recreation facilities, golf, trails, public grounds and programs for the next 10 years, it also presents new directions for the entire park and recreation system through the anticipated City build out (2063).

Based on community preferences, priorities and trends in recreation, several new directions are proposed in this plan:

- Integrated Planning and Development:** Priorities for the integrated park and recreation system are being set by identifying adjacencies, connections and other synergies between parks, open lands, golf courses, trails and public grounds to determine how

access, resource distribution, and even elements such as their value as wildlife habitat can be improved by planning and developing sites jointly.

- **Community Park Focused Park System:** Loveland’s park system of the future is more focused on highly popular, larger scale parks and recreation facilities such as community parks, specialized facilities, and interconnected trails. Fewer (more dispersed) neighborhood parks will be planned as residential densities decrease on the fringes of the GMA.
- **Interconnected Trail System:** Loveland is moving beyond completing the single-loop City Recreation Trail toward developing an interconnected system of city and regional trails that provide access to parks, open lands and other destinations within the City and beyond.
- **Accessible Open Lands:** Responding to community priorities, Loveland will begin increasing access to natural areas and open lands to provide more nature-based recreation opportunities and connect residents to the outdoors, while protecting sensitive natural areas and wildlife habitat from impacts.
- **Financial Feasibility:** The City will continue to enhance services in a fiscally conservative manner using available resources. Guidelines have been revised to allow 1) City recreation programs more flexibility in responding to changing market conditions; 2) the future development of golf courses and specialized facilities based on financial feasibility and the role of private providers in meeting service guidelines; and 3) park standards adjusted based on densities within estate residential and other low density developments. As planning and development occurs, consideration should be given to the nexus with the Capital Expansion Fee system.

Recommendations

The Master Plan includes short and long term recommendations for parks, open lands, golf, recreation facilities, trails, public grounds, recreation programs, and operations and management.

Parks

Map 2 illustrates recommendations for the acquisition and development of parks in the next 10 years based upon projected growth and population densities as specified in Chapter 1 of this plan. Specific recommendations are noted below.

Short Term (10 years)

- **Renovate flood-damaged facilities.** Complete facility and landscaping renovations for neighborhood, community, and mountain parks damaged in the 2013 flood.
- **Complete the development of existing community parks.** Complete Phase 2 development of the Loveland Sports Park, Kroh Park, and Fairgrounds Park as recognized in the 10-year Capital Plan.
- **Acquire and develop one new community park.** Acquire approximately 75 acres for a new community park in northwest Loveland connected to the proposed trail system. (See CP-1 on Map 2). Engage residents in master planning this site following the Development Guidelines in Appendix C. In the short term, develop Phase 1 (approximately 30 acres) to address facility needs as per the service level guidelines in this plan. Location of future parks will follow residential growth.
- **Acquire and develop new neighborhood parks.** Acquire and develop approximately 25 acres for new neighborhood parks. Consider locations connected to the proposed trail system, adjacent to other open lands opportunities or coordinated with other City development plans. Provide facilities following the Development Guidelines noted in Appendix C. Consider the following (Map 2):
 - Park in East Loveland (NP-1): Provide a neighborhood park in conjunction with the planned Centerra development (planned low density residential development, trails and other land uses).
 - Park in Southeast Loveland (NP-2): Provide a neighborhood park to serve existing low density residential development and more extensive planned areas of medium and high density development. Consider a site near the planned

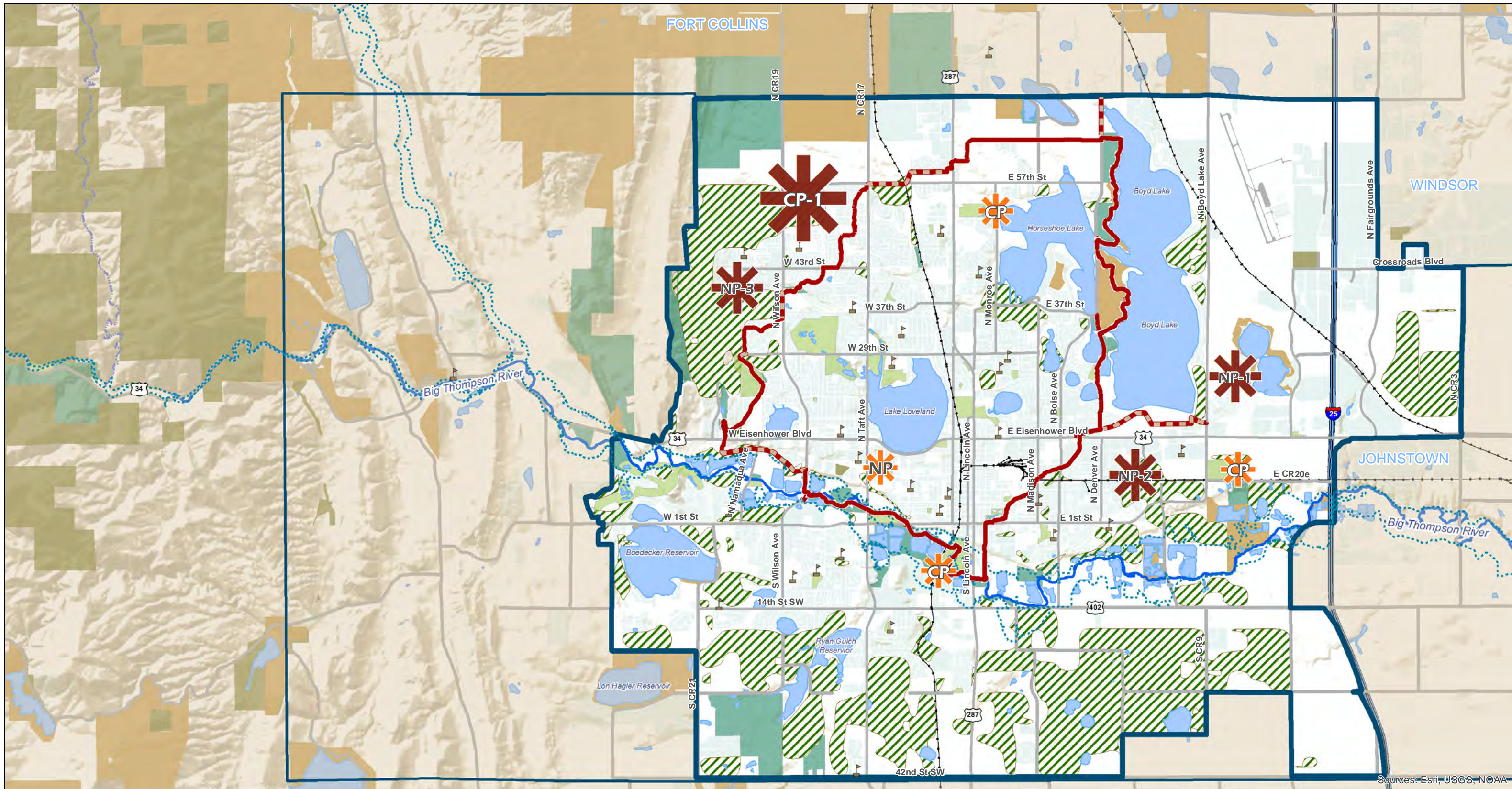
RECOMMENDATIONS

multi-purpose regional trail that would connect this park to the Loveland Sports Park.

- Park in Northwest Loveland (NP-3): Provide a neighborhood park to serve nearby residential development.
- **Renovate Junior Achievement Park.** Improve this site to provide a play experience similar in quality to other neighborhood parks and to meet the needs of this medium density residential area. Repair facilities and provide park amenities and signage to better serve this neighborhood. Investigate opportunities for acquiring adjacent acreage.
- **Enhance/improve parks where needed.** Using park inspections and information compiled for this planning process, improve and enhance parks where needed. Recognize funding sources on the 10-year Capital and Operations plans to add park amenities, ensure visible park signage, upgrade restrooms at select sites, add sport field and court lighting, and address other needed improvements.

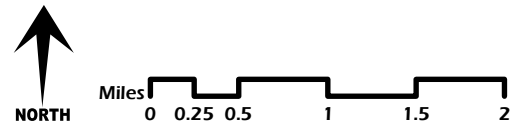
Long Term (Build out)

- **Acquire and develop new neighborhood and community parks.** Acquire acreage, master plan and develop new neighborhood and community parks following the policies and guidelines in this plan. Prioritize park acquisition and development in denser residential areas and in locations connected to the trail system or potentially augmented by open lands acquisition. New park acquisition should include:
 - Add new neighborhood parks (146 acres)
 - Add new community parks (486 acres)
- **Design future parks for water conservation.** Use native plants, apply xeriscaping, and reduce turf areas that are not needed as open play space to reduce water needs at future parks balanced with long term funding for maintenance needs.
- **Replace infrastructure, refresh or renovate old parks.** Continue monitoring facility condition, replacing old, worn or damaged facilities or equipment as per the capital replacement plan. Refresh or renovate old parks periodically, updating facilities and landscaping as per new recreation trends and needs.



Sources: Esri, USGS, NOAA

Map 2: Potential Parks



May 15, 2014

Potential Parks: 2014 - 2024
(NP = Neighborhood Park, CP = Community Park)

- Development at Existing Parks
- Potential Parks

Potential Parks: 2024 & beyond

- Potential Park Locations
(Approximate future residential areas only)

Existing Loveland Properties

- Loveland Parks, Golf Courses, and Public Spaces
- Loveland Open Lands / Conservation Easements

Existing Surrounding Public Spaces

- Public Open Lands / Conservation Easements
- Federal Lands
- R2J Schools

Loveland Recreation Trail

- Loveland Recreation Trail
- Future Recreation Trail

Planning Boundaries

- Growth Management Area
- Loveland Community Influence Area
- Big Thompson Watershed - 100 Yr Floodplain

Open Lands

Map 3 illustrates potential priorities for open lands acquisition now and through build out. Specific recommendations are noted below.

Short Term (10 years)

- **Renovate flood-damaged open lands and facilities.** Renovate key flood-damaged open lands to provide facility access and restore natural landscapes, such as at River’s Edge Natural Area and Morey Wildlife Reserve/Natural Area. Consider trails, public access and programming at these sites.
- **Pursue “quick win” projects.** Focus on projects that increase public access to open lands, as per community outreach findings. Publicize these projects and future strategies to make open lands more accessible and connect people to nature while protecting natural resources. Consider developing trail viewpoints and/or low-maintenance waysides (e.g., benches, interpretive signage/kiosk, water access and/or picnic tables) to promote opportunities for trail use and nature experiences for families and others.
- **Inventory and plan for open lands in development categories.** Integrate the open lands development categories identified in Appendix C into future planning. Categorize open lands by function (similar to parks planning) rather than ownership to provide a better sense of which open lands are accessible, developable for outdoor recreation and environmental education/nature interpretation, or acquired for primarily habitat/resource protection. Institute consistent naming to communicate the primary functions of each site.
- **Pursue desired opportunities within the GMA.** When the opportunity exists, acquire additional open lands within Growth Management Area (GMA) as per Plan guidelines, focusing on identified priorities such as providing water access and/or protecting flood-prone areas.
- **Consider open lands along urban trail corridors.** Continue with plans to acquire urban trail corridors by easement or ownership, including buffers along trail corridors where these pass through priority open lands. Focus on corridors that support access to existing and proposed open lands and parks.
- **Acquire open lands adjacent to proposed parks.** As the City acquires park land (e.g., CP-1, NP-1, and NP-3), evaluate opportunities and acquire land where feasible to connect these sites to existing or proposed open lands and trail corridors. Jointly master plan

RECOMMENDATIONS

adjacent parks and open lands. Foster access and connections to nature at these sites where consistent to site management plans.

- **Renew Larimer County Open Lands Tax.** Analyze implications and formulate plan if Larimer County Open Lands tax expires in 2018 and is not renewed before that time.

Long Term (Build Out)

- **Evaluate potential open lands.** Apply, modify and update the acquisition criteria in Appendix D to evaluate future opportunities for new acquisitions.
- **Acquire additional open lands as per Plan guidelines.** Focus future acquisitions on acreage inside Growth Management Area (GMA), or secondarily, on unique opportunities outside the GMA that may be pursued through partnership.
- **Update and implement site restoration and asset replacement plans.** As open lands become more accessible and developed, ensure that resources are available for site improvements including natural area restoration and capital replacement. Continue monitoring facility condition, replacing old, worn or damaged facilities when needed.

Golf

Short and long-term recommendations for golf are noted below.

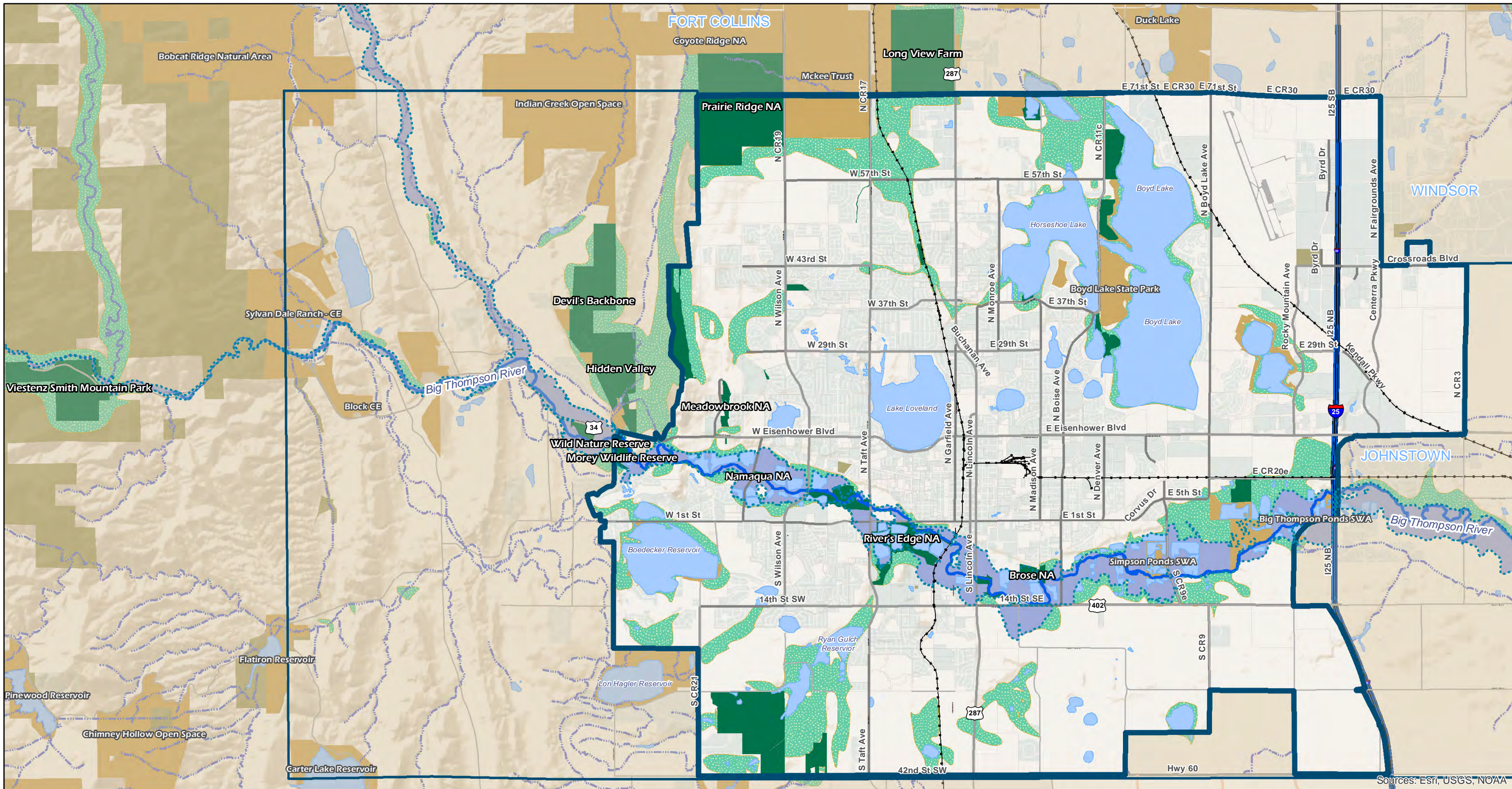
Short Term (10 years)

- **Replace equipment.** Upgrade and replace equipment at the Mariana Butte Golf Course, the Olde Course at Loveland, and the Cattail Creek Golf Course and Mini Course.
- **Marianna Butte Renovation.** Complete renovations required due to the 2013 flood, as well as planned course renovations in the next 10 years.
- **Renovate Olde Course buildings.** Replace the maintenance building and clubhouse at the Olde Course at Loveland.
- **Continue asset replacement.** Continue monitoring facility condition, replacing old, worn or damaged facilities when needed.
- **Golf programming.** Pursue opportunities to provide additional golf programming to grow participation figures and retain current golfers. Develop programming to attract new participants ages 5 to 11 (child), 12 to 17 (youth), and ages 18 to 25 (young adult). The majority of current golfers report learning the sport before the age of 25. It is critical to increase participation in the future customers by engaging them before the age of 25.

Long Term (Build out)

- **Evaluate needs for new courses.** If existing golf courses continue to operate successfully through enterprise funds, evaluate needs for additional courses (some combination of 36, 18 and 9-hole courses) as the community grows. Identify and consider any needs met by private providers. Conduct a financial feasibility and market study with an operating pro forma to assess options to fund and develop each new course, taking into consideration changes in participation and any new trends in golf. Identify the best size, location, programming and use for this type of facility, taking into account options for revenue-generation and City policies to operate as enterprise facility. When financially feasible, design and develop new golf courses.
- **Replace assets, refresh or renovate older sites.** Continue monitoring facility condition, replacing old, worn or damaged facilities and equipment when needed. Refresh facilities and landscaping of existing courses when warranted and financially feasible over the next 50 years.

RECOMMENDATIONS



Parks and Recreation Master Plan
City of Loveland

Map 3: Potential Open Lands Areas

NORTH

Miles 0 0.25 0.5 1 1.5 2

April 17, 2014

<p>Open Lands - Potential Areas</p> <ul style="list-style-type: none"> ⋯ Big Thompson Watershed - 100 Yr Floodplain ■ Floodplain Potential Areas ■ Other Open Land Potential Areas 	<p>Existing Loveland Open Lands</p> <ul style="list-style-type: none"> ■ Loveland Open Lands / Conservation Easements 	<p>Planning Boundaries</p> <ul style="list-style-type: none"> Growth Management Area Loveland Community Influence Area
<p>Existing Surrounding Public Spaces</p> <ul style="list-style-type: none"> ■ Public Open Lands / Conservation Easements ■ Federal Lands 		

Sources: Esri, USGS, NOAA

Recreation Facilities

Short and long-term recommendations for recreation facilities are noted below.

Short Term (10 years)

- **Investigate feasibility of a new multi-purpose recreation center.** Conduct a financial feasibility and market study with an operating pro forma to assess options to fund and develop a new multi-purpose recreation and community center. Identify the best size, location, programming and use for this type of facility, taking into account funding options, revenue-generation and recreation center policies and guidelines in this Master Plan. If financially feasible, design and develop the recreation center. Locate the facility adjacent to a community park near residential development to maximize geographic access, in a location that is accessible to cars, transit, bikes and pedestrians.
- **Investigate feasibility of a new outdoor aquatic facility.** Conduct a financial feasibility and market study with an operating pro forma to assess options to develop an additional aquatic facility for leisure and recreational use. Generally locate the facility on the north side of the City or adjacent to a community park using equal demographic distribution as a basis for site selection. Consider spray and water play features, a lazy river, or similar amenities.
- **Address other facility needs through site development.** Master plan parks and open lands to address 10-year facility needs based on public input, service level guidelines presented in this Master Plan, and the current modified Development Guidelines presented in Appendix C. Distribute these facilities geographically for easy access.
- **Repair/upgrade specialized facilities.** Continue monitoring and address improvements needed at specialized facilities such as Winona Pool, the Barnes Batting Cages, and Chilson Recreation Center.

Long Term (Build Out)

- **Develop specialized facilities.** Provide additional recreation centers, outdoor aquatic facilities, and nature/environmental education centers in addition to existing facilities and recommendations for the 10-year planning horizon. Conduct a financial feasibility and market study, design and develop new specialized recreation facilities as the community continues to grow. Continue to apply best practices in facility design, integrating technology and reducing long-term operating and maintenance costs where

feasible. Distribute facilities geographically for easy access via trails, roads, and transit. Address programming, revenue-generation and cost recovery needs.

- **Address long-term facility needs through site development.** Master plan parks and open lands to address facility needs through build out based on service level guidelines in this plan and the Development Guidelines presented in Appendix D. Distribute these facilities geographically for easy access.
- **Continue to implement an asset replacement plan.** Continue monitoring facility condition, replacing old, worn or damaged facilities and equipment when needed. Prior to replacement, identify whether a new or different type of facility should be considered as per changing recreation trends and community needs.

Trails

Map 4 illustrates potential locations for City and regional trails through build out. Recommendations are noted below.

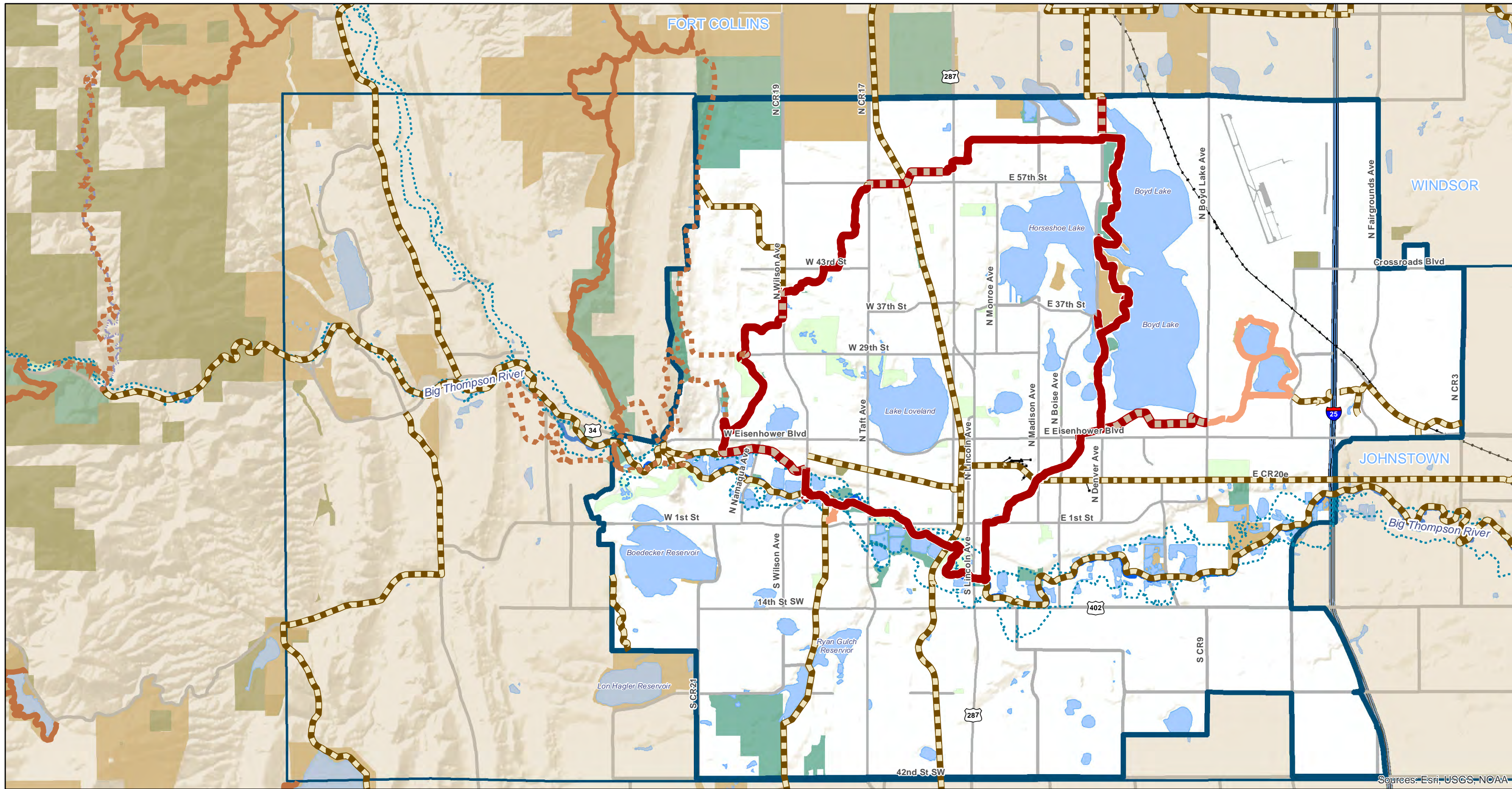
Short Term (10 years)

- **Inventory soft-surfaced and hard-surfaced trails.** Update the inventory of City-provided trails in parks and open lands, and identify additional trails provided on partner properties in addition to the developed recreation trail loop.
- **Proceed with the City Recreation Trail.** Complete renovations to flood-damaged areas of the City Recreation Trail, and continue to acquire and develop missing links and trail segments when the opportunity exists.
- **Develop loop trails in parks.** Provide hard-surfaced loop trails in all new community parks, in existing community parks where feasible, and in larger new neighborhood parks to support walking, biking, exercise, nature interpretation, and other non-motorized trail activities.
- **Develop trails in targeted open lands.** Develop accessible hard-surfaced and soft-surfaced trails, trail viewpoints and trailheads in existing or acquired open lands where these trails will not impact significant natural resources.
- **Provide trail access to large parks and facilities.** Enhance access to new community parks and specialized recreation facilities by prioritizing trail development in corridors tied to these locations.

Long Term (Build Out)

- **Develop trails.** Provide 46.54 miles of hard-surfaced and 28.1 miles of soft surfaced trails to achieve service level goals through build out. Once the trail inventory is complete, several existing trails not currently inventoried will make an impact on meeting these trail standards.
- **Enhance connectivity to parks, open lands, facilities.** Prioritize the acquisition and development of City and regional trails connecting Loveland parks, open lands, and recreation facilities to key destinations in the City and Growth Management Area. Align with the recommendations of the *City of Loveland Bicycle and Pedestrian Plan (2012)* prioritizing citizen access.
- **Provide regional connectivity.** Support regional trail connectivity within Loveland's Growth Management Area as per recommendations in the *North Front Range Metropolitan Planning Organization Regional Bicycle Plan (2014)*.

RECOMMENDATIONS







Sources: Esri, USGS, NOAA

Map 4: Potential Trails





April 17, 2014



Hard Surface Trails, Bike Lanes, and Links

-  Loveland Recreation Trail
-  Future Recreation Trail
-  Proposed Regional Trail Corridors (by others)
-  Existing Trails (by others)



Soft Surface Trails

-  Existing Trails (by Loveland and/or others)
-  Potential Trails (by Loveland and/or others)




Existing Loveland Properties

-  Loveland Parks, Golf Courses, and Public Spaces
-  Loveland Open Lands / Conservation Easements

Existing Surrounding Public Spaces

-  Public Open Lands / Conservation Easements
-  Federal Lands

Planning Boundaries

-  Growth Management Area
-  Loveland Community Influence Area
-  Big Thompson Watershed - 100 Yr Floodplain

Public Grounds

Short and long-term recommendations for public grounds are noted below.

Short Term (10 years)

- **Implement cemetery improvements.** Construct an additional columbarium and repair/replace other amenities as needed. Maximize available cemetery acreage through expanded burial options, in-fill and reclamation of vacant/abandoned lot spaces.
- **Renovate cemetery buildings and amenities.** Replace the Cemetery Maintenance Building and Office in 2015. Make the Cemetery more accessible and address parking needs, signage and other improvements at the Loveland Burial Park.

Long Term (Build Out)

- **Continue existing cemetery operations.** Continue the perpetual care of the Lakeside Cemetery and Loveland Burial Park, including general care and preservation of the interment sites and landscapes, grounds, walks, roadways, and structures. There is no standard or guideline for expansion or additional development.
- **Maintain funded beautification areas.** Continue to provide contract maintenance for public grounds around detention ponds, power stations, civic spaces and public buildings. Avoid using park and recreation funding for these purposes. Discourage the provision of mini-parks.

Recreation Programming

Short and long-term recommendations for recreation programming are noted below.

Short Term (10 years)

- **Provide programming at community parks.** Provide and expand programs/events and address the field scheduling needs associated with Mehaffey Park and the Phase 2 development of Loveland Sports, Kroh, and Fairgrounds parks.
- **Provide programming in open lands.** Expand the Nature/Outdoor Recreation program service area, taking advantage of new open lands when developed. Program River's Edge Natural Area and Morey Wildlife Reserve.

RECOMMENDATIONS

- **Program expanded recreation facility space.** Take into account programming demands and needs in identifying the type of indoor space needed at potential recreation facilities (i.e., Recreation Center). Program facilities based on market demands for equipment, facilities, and amenities and consider the City's cost recovery goals.
- **Address operating expenditures.** While capital may be available to acquire and develop new parks, open lands and recreation facilities, it is of paramount importance to identify a funding source and budget for operating expenditures prior to construction. These expenditures may include administrative, supervisory, maintenance and support staff as well as supplies and services needed to operate and maintain new amenities to meet or exceed the recognized City standard.
- **Coordinate cultural arts and educational programming.** Coordinate with the Cultural Service Department and the Library to address repetition in meeting community needs for cultural arts and educational programming. Utilize all City facilities and resources to maximize space and minimize duplication where possible.

Long Term (Build Out)

- **Align programming and operations resources.** Align facilities and programs offered with community needs as the population grows. Continue cost recovery and revenue generation through recreation facility operations and programming, recognizing that the numbers and types of new recreation facilities brought online in the next 50 years may need General Fund support for staffing, operations, marketing, IT and other indirect services.
- **Consider changing trends.** As time passes and the population changes, the interests, needs and desires of the City's citizens also change. When new programs and facilities are brought on-board in response to growth and other demographic changes, ensure that new trends are considered for both short-term and long-term time development of facilities and programs.

Operations/Management

Short Term (10 years)

- **Plan and make ADA improvements.** Update the 1990 ADA Transition Plan for the Parks and Recreation Department identifying necessary improvements in parks, open lands, golf, recreation facilities and trails. Establish a schedule and identify a funding source for improvements.

- **Update Capital Expansion Fees.** Review and update CEF funding, recognizing that all four fees (parks, open lands, recreation and trails) are critical to implementation of this plan. Communicate the importance of capital expansion fees in funding and achieving the established *Parks and Recreation Master Plan* guidelines, which have already been reduced based on current financial realities.
- **Recognize HOA services as supplemental to the Parks and Recreation Master Plan.** Coordinate with City planning and development staff to review and discuss developer guidelines and/or requirements for play fields, open space and trails in new residential development. Collect information about the amount of land and types of facilities provided by developers/Homeowners Associations to assist in identifying underserved areas in the future, as well as eliminating duplication where possible.
- **Integrate maintenance.** Integrate the City's approach for maintaining park land, open lands and public grounds to ensure the efficient use of resources. Share staff, equipment and expertise, or contract out for services to increase maintenance efficiencies for all lands and facilities maintained by the Parks & Recreation Department.

Long Term (Build Out)

- **Update the Master Plan.** Continue to assess community priorities on an ongoing basis and regularly update the Master Plan by integrating recommendations for parks, open lands, golf, facilities, trails, public grounds and programming into a Parks, Recreation and Open Lands Plan for the future.

RECOMMENDATIONS



VIII. IMPLEMENTATION PLAN

The recommendations presented in the last chapter identify capital projects that will be needed in the short and long term. These recommendations will help the City build an integrated system of parks, recreation facilities, open lands and trails as illustrated in Map 5. The primary focus of this implementation plan, however, is on short-term projects.

Capital Project List (10 Years)

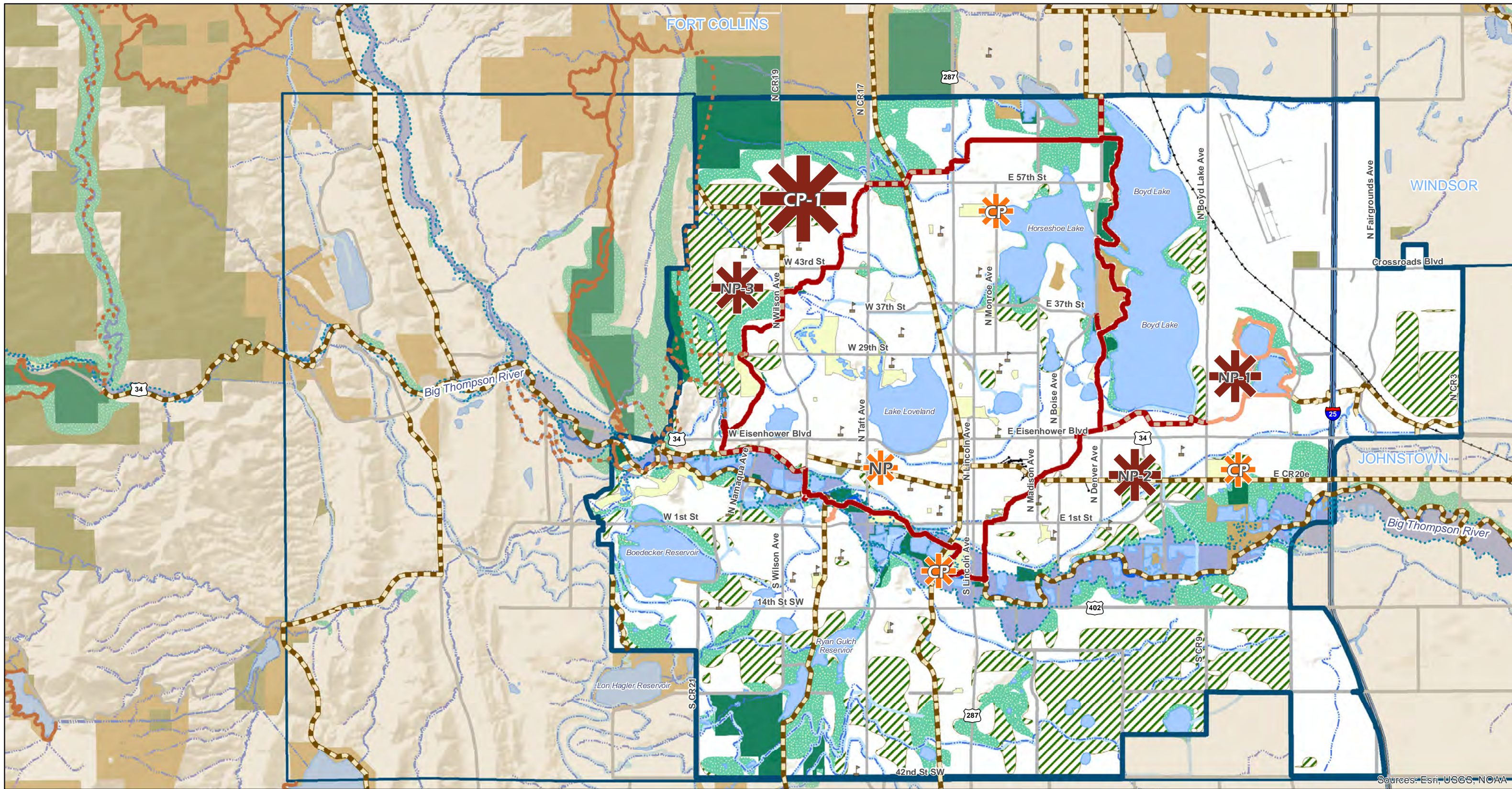
Table 8-1 presents preliminary cost estimates for Master Plan projects to be initiated or completed in the next ten years at an estimated \$87.3 million dollars. Total project costs are identified, recognizing that several different funding sources will be utilized for project implementation. As each new project is completed, additional operating funds will be needed to manage, maintain, and program sites and facilities. Funding is updated and allocated by City Council annually through the City's budget process to implement planned projects. Consequently, these projects and costs will be updated with each budget cycle and incorporated into the 10-year Capital Improvement Plan for the Parks & Recreation Department.

Funding Sources

To continue to operate on a debt-free basis, the Master Plan recommendations utilize all current sources of funding at existing levels (benchmarked with inflation). New funding sources for operations and programming should be explored as new lands and facilities are brought online. This may include alternative funding sources such as gifts, grants, and partnerships to increase and enhance available resources.

Existing funds for parks and recreation include:

- General Fund – FUND #100
- Cemetery Perpetual Care – FUND #140
- Parks Improvement – FUND #200
- Conservation Trust – FUND #201
- Open Lands Tax – Fund #202
- Parks Capital Expansion – FUND #260
- Recreation Capital Expansion – FUND #261
- Trails Capital Expansion – FUND #262
- Open Lands Capital Expansion – FUND #263
- Golf Enterprise Fund – FUND #375



Sources: Esri, USGS, NOAA

Map 5: Parks, Open Lands, and Trails Opportunities and Connectivity



Miles 0 0.25 0.5 1 1.5 2

May 15, 2014

Potential Parks: 2014 - 2024
 (NP = Neighborhood Park, CP = Community Park)

- Development at Existing Parks
- Potential Parks

Potential Parks: 2024 & beyond

- Potential Park Locations
(Approximate future residential areas only)

Potential Open Lands

- 100 Year Floodplain
- Floodplain Potential Areas
- Other Potential Areas

Planning Boundaries

- Growth Management Area
- Community Influence Area
- Streams and Canals

Hard Surface Trails, Bike Lanes, and Links

- Loveland Recreation Trail
- Future Recreation Trail
- Proposed Regional Trail Corridors (by others)
- Existing Trails (by others)

Soft Surface Trails

- Existing Trails (by Loveland and/or others)
- Potential Trails (by Loveland and/or others)

Existing Loveland Properties

- Parks, Golf Courses, & Public Spaces
- Open Lands / Conservation Easements

Existing Surrounding Public Spaces

- Open Lands / Conservation Easements
- Federal Lands
- R2J Schools

Table 8-1: Financial Aspects of Master Plan Recommendations, Parks and Recreation Department

Projected Projects ¹		2015-2024
Parks		Estimated Cost ²
Loveland Sports Park	Phase 2 development	\$3,000,000
Kroh Park	Phase 2 development	\$1,800,000
Fairgrounds Park	Phase 2 development	\$ 500,000
CP-1 (Northwest Loveland)	New community park acquisition (60+ acres); Phase 1 development (31 acres)	\$10,500,000
NP-1 (East)	New neighborhood park	\$1,000,000
NP-2 (Southeast)	New neighborhood park	\$1,700,000
NP-3 (Northwest)	New neighborhood park	\$1,700,000
Junior Achievement Park	Renovation; add playground	\$750,000
Viestenz-Smith Mountain Park	Redevelopment to support outdoor recreation, environmental education, and trail use	\$2,300,000
Park improvements	System-wide enhancement at various sites (i.e., restrooms, shelters, NL renovations)	\$2,140,000
Sub-total		\$36,900,000
Open Lands		
River's Edge Natural Area, Morey Wildlife Reserve	Renovation and restoration of flood-damaged areas	\$1,014,680
Quick-win development projects	Allocation for trail viewpoints, fishing access, or similar projects	\$3,700,000
Trails in open lands/urban trail corridors	Allocation for corridor acquisition	\$500,000
Open lands acquisitions (inside GMA)	Allocation for land acquisition, restoration (where needed), access and development	\$18,850,250
Unique acquisition opportunity (outside GMA)	Unique open lands not within Loveland's GMA	\$2,700,000
Sub-total		\$26,764,930
Golf		
Mariana Butte Golf Course	MB Course flood, asset replacement and other renovations	\$516,250
Olde Course at Loveland	OC Clubhouse, maintenance building renovation and course improvements	\$3,176,100
Sub-total		\$3,692,350
Specialized Recreation Facilities ³		
New recreation center	Feasibility study and development	\$22,850,000
New outdoor aquatic facility	Feasibility study and development	\$3,250,000
Sub-total		\$26,100,000
Trails		
City Recreation Trail	Acquire, develop missing links	\$2,761,470
Added loop trails at existing P&R sites	Loops trails at existing sites (e.g., LSP, Kroh, MB)	\$500,000
Multi-purpose trail development/connectivity	Allocation	\$3,325,400
Sub-total		\$6,586,870
Public Grounds		
Loveland Burial Park	New columbarium and renovation of office/shop	\$754,000
Sub-total		\$754,000
Other		
ADA Transition Plan update	ADA plan update to address compliance issues at individual sites	\$200,000
Sub-total		\$200,000
Total⁴		\$87,348,150

¹ Reflects projects and associated funding to implement Recommendations identified from 2015-2024.

² Costs are estimated in 2014 dollars and have not been adjusted for inflation by year. Projects and costs will be updated annually with the City Budget process.

³ This section notes costs for specialized recreation facilities. Other types of facilities have been estimated under the development budgets for those sites.

⁴ Funding for most 10-year recommendations is available utilizing existing Department financial resources. The two exceptions are partial cost of a new recreation center and new community park.

Note: Equipment replacement is budgeted annually through the City's budget process and included in the Capital Improvement Program.

There are several funding sources that feed Parks & Recreation Department funds. A few of these are described below.

- **Charges for Service:** The Department operates on a modified “user pay” philosophy and recovers expenditures with revenues where possible and within market conditions. In 2014, user fees are estimated to provide approximately 42% of annual recreation revenues and are essential to facility operation and maintenance. However, note that fees charged for services cannot be increased beyond what the market will bear.
- **General Fund Subsidy:** Some programs and facilities funded by the City’s General Fund, do not completely fund themselves through user fees so the City provides a “subsidy” or additional investment in parks and recreation in these areas for the benefit of the community. These General Fund dollars support critical services such as parks and public grounds maintenance, specialized recreation, youth and senior programming.
- **Capital Expansion Fees (CEFs):** Since 1984, Loveland has kept property and sales taxes low by relying upon residential impact fees, so that development would cover its proportionate share of the impacts on infrastructure and programs. This has provided a steady revenue source for new parks, recreational facilities, trails, and open lands preservation—all needed due to the increasing demands caused by population growth. While the revenues vary year to year depending on the amount of development, these funds are integral to achieving the guidelines for expansion set forth in this Master Plan.
- **Larimer County Open Lands Sales Tax:** Open lands acquisition relies not only on CEFs, but also on the City portion of the current Larimer County Open Space sales tax, which was approved through 2018. In addition to acquisition, these tax dollars support open lands management and operations. Beyond 2018, the funding of Larimer County Open Space Tax is to be determined. To address the on-going maintenance of existing and future open lands, especially those targeted for public access and development, a funding source is needed.
- **Conservation Trust (Lottery Proceeds):** The Parks and Recreation Department receives revenues derived from State Lottery Funds, which are restricted for parks and recreation sites, facilities and projects. In the early 1990s, City Council designated that these funds be used primarily to fund Loveland’s Recreation Trail System, including maintenance and construction, and secondarily to contribute to other parks and recreation sites and facilities.
- **Grants, Donations and Other:** The Parks and Recreation Department utilizes grants and donations to enhance or leverage its funding for projects in meeting community needs. Much of the flood renovations identified in Master Plan recommendations will be funded through insurance, grants and donations.

Future Funding Needs

From a financial perspective, all Master Plan recommendations identified for the first ten years have been incorporated into the Department's 10-Year Capital Plan (2015-2024). This plan is updated and approved annually by the City Council as part of the budget process, including operating costs identified within the scope of each project.

For the purpose of this plan, current revenue sources and funding levels are assumed to continue throughout the 10 year plan, as well as into the future. Based on these assumptions:

- Current funding sources are adequate to fund all but two recommendations set forth in this plan for the first ten years (2015-2024).
- There is only partial funding in the Parks Capital Expansion Fund to meet the standard for Community Parks and the development of a new community park in the next ten years.
- There is only partial funding in the Recreation Capital Expansion Fund to meet the recreation center standard and develop a new recreation center in the first 10 year time period.
- Building and operating new parks and facilities will require additional operating funding for Parks and Recreation facilities, services and programs to meet community needs.
- At some point, the City may need to consider other funding sources to support its park and recreation system or change its standards to match available funding. These may include new tax measures, additional development fees, or increasingly involving partners, volunteers, and business sponsors in meeting needs for new development, operations, maintenance and programming.

Conclusions

The Loveland Parks & Recreation Department provides effective, efficient and high quality leisure facilities, sites, services and programs for its citizens and community visitors. It balances its ability to provide outstanding facilities and customer service with its desire to remain debt free and keep taxes low for residents. Because of the Department's successful cost recovery efforts, it collects monies to offset and limit subsidy from the City's General Fund—creating an integrated, financially sustainable system of parks, open lands, golf courses, recreation facilities, trails and programs that support a healthy, active and cohesive community.

Public engagement findings noted a high level of community satisfaction with the Parks & Recreation Department and validate this new direction for parks, recreation and open lands in the future. Given changes in funding realities and recreation trends in the last ten years, this plan resets the metrics used by the City to measure success. The Master Plan changes guidelines

and standards to match the shift in community priorities and needs for parks, recreation facilities, and open lands. It recommends increasing community-scale services and integrating the provision of parks and open lands to “right-size” the system according to community expectations.

The success of this Plan hinges on future decisions by City leaders and residents to renew or increase the sources of funding that support parks, recreation, and the protection of open lands. Clearly this is a community priority, integral to a high quality of life for today’s residents and future generations.



Appendix A: System Inventory

Revised 5/2014

Table A-1: City of Loveland Parks and Civic Spaces

	ACREAGE [^]			SPORT FIELDS			SPORT COURTS				OUTDOOR RECREATION FACILITIES							TRAILS		WATER ACCESS			OUTDOOR AMENITIES			OTHER			
	DEVELOPED ACRES	UNDEVELOPED ACRES	TOTAL ACRES	BASEBALL/ SOFTBALL	FOOTBALL/ SOCCER	SYNTHETIC TURF	BASKETBALL COURT	HORSESHOE PITS	TENNIS COURT	VOLLEYBALL COURT	IN-LINE HOCKEY	AMPHITHEATER/ STAGE	PAVILION/ SHELTER/ GAZEBO	PICNIC AREAS/TABLES	PLAYGROUND	SKATE PARK	SPRAY PARK	SWIMMING POOL	TRAIL	TRAILHEAD	FISHING	WATER ACCESS	WATER VIEW	CONCESSIONS	PARKING (Off-Street)		RESTROOM	SCULPTURE	
PARKS																													
NEIGHBORHOOD PARKS																													
Derby Hill Park	3.51		3.51		P			•					•	1															
Dwayne Webster Veteran's Park	5.47		5.47				1*	•	2*			3	•	1											•	•	•	Veterans Memorial location	
Eagleview Park	11.30		11.30	B	P		1					1	•	1															
Edmondson Park	2.35		2.35					•	2*				•	1															
Estrella Park	1.14		1.14		P								•	1															
Jr. Achievement Park	1.77		1.77	B	P		1																	•				Storage facility	
Kirkview Park	1.16		1.16										•	1															
Loch Lon Park	10.71		10.71		3								•	1															
Loch Mount Park	0.73		0.73																										
McKee Park	4.15		4.15	B	•				2				•	1															•
Namaqua Park	6.52		6.52					•				1	•	1						•		River		•	PR	•	Landscape sculpture		
Osborn Park	10.64	1.18	11.82	1	•				2*				•	1			1							•	PR		Court Striped for Pickleball		
Seven Lakes Park	10.22		10.22		•		1					1	•	1				•	•					•	•				
Sherri Mar Park	2.70		2.70		P								•	1															
Silver Glen Park	4.28		4.28	B	P								•	1															
Silver Lake Park	4.16		4.16										•	1															
Sunnyside Park	3.97		3.97	2B	•		1	•	1				•	1				•										Storage Building, Court Striped for Pickleball	
Westside Park	1.49		1.49					•					•	1															
Woodmere Park	4.72		4.72	B	P								•	1															
Neighborhood Parks Subtotal	90.99	1.18	92.17	9	14	0	5	6	9	0	0	6	17	17	0	0	1	0	2	1	0	1	0	6	3	3			
COMMUNITY PARKS																													
Centennial Park	30.95	3.00	33.95	5*, 1				•				1	•	1				•	•	•	•	River	•	•	•	•			
Fairgrounds Park (and Barnes Softball Complex)	72.23	14.86	87.09	10*			1*					4	•	2	1	1		•	•	•	•	River	•	•	•	•	Batting Cages, Dog Park		
Kroh Park	26.10	12.00	38.10	3	6							1	•	1						•		Pond	•	•	•	•			
Loveland Sports Park (LSP)	55.00	19.03	74.03		7	1*	2			2	2	3	•	1	1	1						Pond	•	•	2	•			
North Lake Park	60.20		60.20	2	7		2*	8	12*		1	5	•	3						•		Pond & Lake	•	•	3	•	Miniature Train, LYAA Building, Swim Beach		
Mehaffey Park*	64.00	3.78	67.78		3		1		7*			5		1	1			•	•			Pond			2	•	4 lighted Pickleball Courts & Dog Park		
Community Parks Subtotal	308.48	52.67	361.15	21	23	1	6	9	19	2	2	19	5	9	3	2	0	3	3	4	2	6	5	5	10	6			
CIVIC SPACES																													
Benson Park & Sculpture Garden	15.00		15.00									1	•									Pond			•	•			
Civic Center Park	14.29		14.29								1		•	1				•	•			Pond		•		•	Chilson Recreation Center, Senior Center, Library, and Senior Housing complex		
Glen Arbor Park	1.74		1.74									1																	
McWhinney Hahn Sculpture Park	4.20		4.20																					•		•			
South Shore Parkway	4.00		4.00															•	•	•		Lake		•		•			
Civic Spaces Subtotal	39.23	0.00	39.23	0	0	0	0	0	0	0	1	2	1	1	0	0	0	1	2	1	0	3	0	3	1	5			
Developed Park Land Subtotal	438.70	53.85	492.55	30	37	1	11	15	28	2	2	27	23	27	3	2	1	4	7	6	2	10	5	14	14	14			
Special Use Area																													
Viestenz-Smith Mountain Park**	19.10		19.10					•				1						•	•	•		River						Environmental Education Cabin. Site destroyed by 2013 flood. Closed until redevelopment. Redevelopment timeframe unknown.	
Undeveloped Park Land Subtotal	19.10	0.00	19.10	0	0	0	0	1	7	0	0	1	0	0	0	0	0	2	1	1	0	2	0	1	3	1			
Total for Park System	457.80	53.85	511.65	30	37	1	11	16	35	2	2	28	23	27	3	2	1	6	8	7	2	12	5	15	17	15			

Key: B= Backstop; P = Practice Goal; * = lighted facility; PR = Portable Restroom; • = existing amenity or facility present on site
 * Note: Mehaffey Park is scheduled for development in 2014/2015
 **Note: Viestenz-Smith Mountain Park was heavily damaged in the September 2013 flood. Many of the facilities noted here are damaged or not accessible.
[^]Park acreages calculated from recorded Plat documents

APPENDIX A: SYSTEM INVENTORY

Table A-2: City of Loveland Specialized Recreation Facilities

SPECIALIZED RECREATION FACILITIES	ATTRIBUTES			GOLF	AQUATICS	COURTS		FITNESS					OTHER			OTHER / SPECIALIZED SPACE	
	TOTAL SF	ACREAGE	LOCATION	OUTDOOR GOLF FACILITIES	POOL & AQUATIC FACILITIES	RACQUETBALL	GYMNASIUM	AEROBICS / DANCE STUDIO	EXERCISE TRACK	FITNESS ATRIUM	FREE WEIGHT	GYMNASTICS	LOUNGE	MULTI-PURPOSE ROOM	CLASS / CONFERENCE ROOM		CONCESSIONS / VENDING
GOLF COURSES																	
Cattail Creek Golf Course and Clubhouse	2929.00	52.04	Cattail Creek Golf Course	9-hole, par 3 course, mini course, driving range												1	Pro shop and snack bar. Area = 2,929 sf (153 sf porch + 1,666 sf clubhouse + 710 sf covered patio).
Mariana Butte Golf Course and Clubhouse	6,547.00	221.88	Mariana Butte Golf Course	18-hole course, driving range									1				Pro shop, full service restaurant and pub. Main level floor plan = 6,547 sf.
The Olde Course at Loveland (Golf Course and Clubhouse)	3,366.50	132.38	The Olde Course at Loveland	18-hole course, driving range												1	Pro shop, snack bar. Clubhouse area = 3,366.5 sf without patio areas.
Subtotals	12,842.50	406.30				0	0	0	0	0	0	0	1	0	0	2	
BUILDINGS AND MAJOR FACILITIES																	
Chilson Recreation Center & Senior Center	90,606.00		Civic Center Park		8-lane lap pool, leisure pool, water slide, lazy river, steam room and 2 hot tubs (indoor/outdoor)	3	2	1	1	1	1	1	2	1*		1	
Winona Pool	26,403.80		Osborn Park		All facilities within fenced area; including building, leisure pool, water slide, spray feature, etc.											1	This SF area included the pool, deck area, building footprint only. All other areas are included in the park acreage. Tanning area, basketball court and volleyball court (within fenced pool enclosure)
Environmental Education Center	73,616.00	1.69	Viestenz-Smith Park														Area listed includes EE structure and immediate area only. Viestenz-Smith Mnt Park was severely damaged by the 2013 flood and is closed for public use at this time.
Lone Tree Schoolhouse	816.00		North Lake Park												1		Used for library storage
Junior Achievement Storage Building	2,730.00		Jr. Achievement Park														Used for library storage
Hammond Amphitheater	14,212.74		North Lake Park														Stage, grassy bowl seating (capacity 300)
Foote Lagoon Amphitheater	4,985.00		Civic Center Park														4175 sf seating + 810 sf stage and moat. Concrete spectator seating (capacity 300)
Subtotals	213,369.54	1.69				3	2	1	1	1	1	1	4	1	2	6	
Total	226,212.04	407.99				3	2	1	1	1	1	1	5	1	2	8	

Note: The Chilson Recreation multi-purpose room (capacity 450 theater or 350 banquet) can be divided into three separate rooms.

Note: The acreage associated with buildings and major facilities is inventoried with the park where it is located.

APPENDIX A: SYSTEM INVENTORY

Table A-3: City of Loveland Open Lands

OPEN LANDS	ACREAGE					ACCESS & MAINTENANCE			TRAILS			WATER ACCESS			AMENITIES			OTHER
	DEVELOPED ACRES	UNDEVELOPED ACRES	TOTAL ACRES	WATERWAY ACRES	LOVELAND'S OWNERSHIP %	LOVELAND ACRES	MANAGEMENT & MAINTENANCE	PUBLIC ACCESS	PAVED TRAIL	SOFT SURFACE TRAIL	TRAILHEAD	FISHING	WATER ACCESS	WATER VIEW	INTERPRETIVE SIGNAGE	PARKING	RESTROOM	
LOVELAND FEE SIMPLE PROPERTIES AND PARTNERSHIPS																		
Boyd Lake North		67.12	67.12		50%	33.56	Loveland	Rec Trail	☐					Lake		•	•	Parking/restroom at Boyd L. SP
Boyd Lake South		41.25	41.25		50%	20.63	Loveland	Rec Trail	☐					Lake		•	•	Parking/restroom at Boyd L. SP
Brose		35.77	35.77	1.50	100%	35.77	Loveland	Future Trail										
Centennial Natural Area		1.32	1.32		100%	1.32	Loveland	No Access										
CTM Place		1.25	1.25	0.18	100%	1.25	Loveland	Open						River				
Devil's Backbone (City of Loveland portion)		382.00	382.00		11%	42.02	Larimer County	County Trail		☐	•					•	•	
Hermit Park Open Space	41.06	1,316.79	1357.85		7%	88.26	Larimer County	Regional		☐	☐				☐	☐	☐	
Hidden Valley		219.32	219.32		90%	197.39	Larimer County	County Trail										
Long View Farm		479.51	479.51		17%	79.89	Larimer County	Future Trail										
Meadowbrook Natural Area		26.42	26.42	1.10	100%	26.42	Loveland	Rec Trail	☐	☐	☐			Pond	☐			
Morey Wildlife Reserve *	0.27	27.47	27.74	12.10	100%	27.74	Loveland	Nature Trail	☐	☐	☐		•	River	☐		☐	
Namaqua Natural Area		5.86	5.86	0.64	100%	5.86	Loveland	Open					•	River		•	•	Parking/restroom at Namaqua Pk
Prairie Ridge Natural Area		781.35	781.35		75%	586.01	Loveland	Future Trail										
Rec Trail - 1st		51.80	51.80	10.19	100%	51.80	Loveland	Rec Trail	☐					River / Pond				
Rec Trail - 2nd,3rd,4th,5th,6th		10.94	10.94	2.94	100%	10.94	Loveland	Rec Trail	☐				•	River / Pond				
Rec Trail - Cottonwood Natural Area		4.50	4.50		100%	4.50	Loveland	Rec Trail	☐					River				
Rec Trail - Emerald Glen Natural Area		10.49	10.49		100%	10.49	Loveland	Rec Trail	☐									
Rec Trail - Heinrich Open Space		29.92	29.92	0.28	10%	2.99	CO State Parks	Rec Trail	☐	•				Lake		•		Parking at Boyd L. SP
Rec Trail - Loomis I,II,III		23.24	23.24	1.69	100%	23.24	Loveland	Rec Trail	☐				☐	River				
Rec Trail - Macy Natural Area		1.20	1.20		100%	1.20	Loveland	Open					•	River				
Rec Trail - RFJY Natural Area		11.53	11.53	0.92	100%	11.53	Loveland	Rec Trail	☐				•	River				
Rec Trail - Trailwood Natural Area		6.34	6.34		100%	6.34	Loveland	Open										
River's Edge Natural Area* / Jayhawker Ponds	2.80	149.25	152.05	65.16	100%	152.05	Loveland	Open	☐	☐	☐	☐	☐	Pond	☐	☐	☐	Picnic shelters
Viestenz-Smith Mountain Park (undeveloped)^		318.97	318.97	1.70	100%	318.97	Loveland	Nature Trail		☐		☐	☐	River		•		US Forest Service parking
Ward Trust 1		5.73	5.73		100%	5.73	Loveland	Future Trail										
Wild Nature Reserve		25.73	25.73	0.52	100%	25.73	Loveland	Future Fishing										
Subtotals	44.13	4,035.07	4,079.20	98.92	43%	1,771.62			12	7	5	2	9	15	5	8	7	
LOVELAND CONSERVATION EASEMENTS																		
Chimney Hollow CE		1,851.25	1,851.25		100%	1,851.25	Larimer County	Future Access										
Dakota Ridge CE		112.92	112.92		50%	56.46	Owner	Future Trail										
Dunkin CE		51.32	51.32	1.23	100%	51.32	Owner	Future Trail										
Heron Lakes CE		40.16	40.16		50%	20.08	Berthoud	Future Trail										
Hopkins CE		58.40	58.40		100%	58.40	Owner	No Access										
Horseshoe Lake / Coulson CE		5.27	5.27		100%	5.27	Owner	No Access										
Lazy J Bar S CE	8.88	314.79	323.67	2.85	100%	323.67	Owner	No Access										
Loveland Sports Park CE		38.31	38.31		100%	38.31	Owner	Future Trail										
Sylvan Dale Ranch CE		480.26	480.26		22%	105.66	Owner	Future Trail										
Sylvan Dale Ranch - Green Ridge CE		142.57	142.57		13%	18.53	Owner	No Access										
Sylvan Dale Ranch - Red Ridge CE		136.59	136.59		10%	13.66	Owner	No Access										
Walden West CE		31.78	31.78	14.74	100%	31.78	Owner	No Access										
Waterford Place CE		10.28	10.28	0.84	100%	10.28	Owner	Future Trail										
Subtotals	8.88	3,273.90	3,282.78	19.66	79%	2,584.67												
Total for Open Lands	53.01	7,308.97	7,361.98	118.58	59%	4,356.29			12	7	5	2	9	15	5	8	7	
OTHER OPEN LANDS																		
Various Open Lands**			91,169.00		0%		Multiple***											
Subtotals			91,169.00			0.00												

• = existing amenity or facility present on site

* Note: Sites heavily damaged in the September 2013 flood. It is uncertain at this time when these sites will open.

** Note: Other Open Lands include properties conserved by entities other than the City of Loveland. Examples include regional connections such as the Blue Sky Trail north of Devil's Backbone Open Space, State Wildlife Areas such as Boedecker Lake, and privately-owned conservation easements. Please consult the Regional Study *Our Lands - Our Future* for more detailed information.

*** Note: CO State Parks, CO Division of Wildlife, Legacy Land Trust, Fort Collins, Larimer County, Berthoud, and Estes Valley Land Trust.

^Viestenz-Smith Mnt Park undeveloped acres counted with Open Lands but not intended for future open lands or park development.

APPENDIX A: SYSTEM INVENTORY

Table A-4: City of Loveland Public Grounds

PUBLIC GROUNDS	TOTAL ACRES	NOTES/ OTHER
BEAUTIFICATION AREAS		
1st & Dotsero Detention	1.00	
1st & Tyler Detention	1.28	
2nd & Jefferson Lot	0.10	
3rd Street Lot	0.03	
5th & Jefferson Parking	0.06	
SW 14th Median	0.68	
29th Street Median	0.21	
Arkins Branch	15.08	
Bank Property	0.03	
Bishop Lot	0.52	
DLA Planters (45)	0.15	
FAB	0.13	
Fire Station #2	0.60	
Fire Station #3	0.67	
Fire Station #4	0.32	
Fire Station #5	0.75	
Fire Station #6	1.09	
Fire Training (100 Fire Engine Red Road)	0.46	
Iron Shirt	0.17	
Marshall & Monroe Detention	0.61	
MOC/Streets	0.01	
Museum	0.02	
Police/Courts	4.50	
Pulliam	0.01	
Rail Road (ROW from 5th Street to 6th Street)	0.46	
Service Center	4.52	
Thompson Pocket Park	0.01	4th and Lincoln
Waste Water Plant	7.26	
Waste Water Pump Stations	1.40	
Water Plant	0.75	
Xeriscape Garden	0.75	
Subtotals	43.63	
CEMETERIES		
Cemetery Median	0.08	
Loveland Burial Park & Lakeside Cemetery	47.00	Split by HWY 287
Subtotals	47.08	
Total for Public Grounds	90.71	

Table A-5: City of Loveland Off-Street Recreation Trails Inventory

Recreation Trails (miles)	TRAILS		OTHER
	PAVED TRAIL	SOFT SURFACE TRAIL	
RECREATION TRAIL LOOP			
Recreation Trail System	17.50		Soft-Surface Trails destroyed with flood
Subtotals	17.50	0.00	
TRAIL LOOPS AT PARK SITES			
Fairgrounds Park (and Barnes Softball Complex)	0.89		Fairgrounds =.62, Barnes= .27 (in addition to recreation trail system)
Loveland Sports Park (LSP)	0.88		
North Lake Park	0.75		South=.29, North= .46
Mehaffey Park*	1.15		
Subtotals	3.67	0.00	
LOVELAND OPEN LAND PROPERTIES AND PARTNERSHIPS			
Devil's Backbone (City of Loveland portion)		4.92	
Hermit Park Open Space		3.00	
Jayhawker Ponds		0.71	
Meadowbrook Natural Area		0.46	
Morey Wildlife Reserve			Soft-Surface Trails destroyed with flood
River's Edge Natural Area	0.20	4.35	Main= 3.94, Ryans Gulch Trail=.41
Subtotals	0.20	13.44	
OTHER DEPARTMENT SITES			
Benson Park & Sculpture Garden	0.86		
Civic Center Park	0.29		
Mariana Butte (Butte Trail)		0.46	
McWhinney Hahn Sculpture Park	0.17		
Subtotals	1.32	0.46	
OTHER TRAILS			
South Shore Scenic	0.77		
Subtotals	0.77	0.00	
Total Trails	23.46	13.90	



Appendix B:
Thompson School District R2-J
Programmed Recreation Facilities

Appendix B: Thompson School District R2-J Programmed Recreation Facilities

Elementary Schools

Carrie Martin Elementary School

Address: 4129 Joni Lane, Loveland, Co 80537

Amenities: Large athletic field; backstops; accessible playground; small indoor gym

PR Uses: Youth flag football, soccer, volleyball, basketball practices

Seasons: Fall, winter, spring

Edmondson Elementary School

Address: 307 W. 49th St., Loveland, Co 80538

Amenities: Large athletic field; backstops; accessible playground; small indoor gym

PR Uses: Youth volleyball, basketball practices

Seasons: Fall, winter, spring

B.F. Kitchen Elementary School

Address: 915 Deborah Dr., Loveland, Co 80537

Amenities: Athletic field, backstop; accessible playground; small indoor gym

PR Uses: Youth flag football, volleyball, basketball practices

Seasons: Fall, winter, spring

Big Thompson Elementary School

Address: 7702 W. Hwy 34, Loveland, Co 80538

Amenities: Accessible playground; small indoor gym

PR Uses: Youth volleyball, basketball practices

Seasons: Fall, winter, spring

Lincoln Elementary School

Address: 3312 N. Douglas Ave, Loveland, Co 80538

Amenities: Athletic field; backstops; accessible playground; small indoor gym

PR Uses: Youth flag football, soccer, volleyball, basketball practices

Seasons: Fall, winter, spring

Sarah Milner Elementary School

Address: 743 Jocelyn Dr., Loveland, Co 80537

Amenities: Large athletic field; backstops; accessible playground; small indoor gym

PR Uses: Youth flag football, soccer, volleyball, basketball practices

Seasons: Fall, winter, spring

Namaqua Elementary School

Address: 209 N. County Rd. 19 E, Loveland, Co 80537

Amenities: Large athletic field; backstops; accessible playground; small indoor gym

PR Uses: Youth flag football, soccer, volleyball, basketball practices

Seasons: Fall, winter, spring

Monroe Elementary School

Address: 1500 N. Monroe Ave., Loveland, Co 80538
Amenities: Large athletic field; backstops; accessible playground; small indoor gym
PR Uses: Youth soccer, volleyball, basketball practices
Seasons: Fall, winter, spring

Centennial Elementary School

Address: 1555 W. 37th St., Loveland, Co 80538
Amenities: Large athletic field; backstops; accessible playground; small indoor gym
PR Uses: Youth soccer, volleyball, basketball practices
Seasons: Fall, winter, spring

Stansberry Elementary School

Address: 407 E. 42nd St., Loveland, Co 80538
Amenities: Large athletic field; backstops; accessible playground; small indoor gym
PR Uses: Youth flag football, volleyball, basketball practices
Seasons: Fall, winter, spring

Truscott Elementary School

Address: 211 W. 6th St. Loveland, Co 80537
Amenities: Small artificial turf athletic field; backstop; accessible playground;
1 indoor junior high-sized gym
PR Uses: Youth basketball, volleyball practices; adult basketball, volleyball games
Seasons: Fall, winter, spring

Garfield Elementary School

Address: 720 N. Colorado Ave., Loveland, Co 80537
Amenities: Large athletic field; backstops; accessible playground; small indoor gym
PR Uses: Youth volleyball, basketball practices
Seasons: Fall, winter, spring

Mary Blair Elementary School

Address: 860 E. 29th, Loveland, Co 80538
Amenities: Large athletic field; backstops; accessible playground; small indoor gym
PR Uses: Youth volleyball, basketball practices
Seasons: Fall, winter, spring

Van Buren Elementary School

Address: 1811 W. 15th, Loveland, Co 80538
Amenities: Large athletic field; backstops; accessible playground; small indoor gym
PR Uses: Youth flag football, soccer, volleyball, basketball practices
Seasons: Fall, winter, spring

Winona Elementary School

Address: 201 S. Boise Ave., Loveland, Co 80537
Amenities: Large athletic field; backstops; accessible playground; small indoor gym
PR Uses: Youth volleyball, basketball practices
Seasons: Fall, winter, spring

Ponderosa Elementary School

Address: 4550 Florence Dr., Loveland, Co 80538

Amenities: Large athletic field; backstops; accessible playground; small indoor gym

PR Uses: Youth volleyball, basketball practices

Seasons: Fall, winter, spring

Cottonwood Plains Elementary School

Address: 525 Truman Dr., Fort Collins, Co 80525

Amenities: Large athletic field; backstops; accessible playground; small indoor gym

PR Uses: Youth volleyball, basketball practices

Seasons: Fall, winter, spring

Coyote Ridge Elementary School

Address: 7115 Avondale Rd., Fort Collins, Co 80525

Amenities: Large athletic field; backstops; accessible playground; small indoor gym

PR Uses: Youth volleyball, basketball practices

Seasons: Fall, winter, spring

Middle Schools

Walt Clark Middle School

Address: 2605 Carlisle Dr., Loveland, Co 80537

Amenities: Large athletic field; backstops; indoor junior high gym

PR Uses: Youth volleyball, basketball practices; adult volleyball, basketball games

Seasons: Fall, winter, spring

Bill Reed Middle School

Address: 370 W. 4th St., Loveland, Co 80537

Amenities: Large athletic field; backstops; large indoor gym

PR Uses: Youth volleyball, basketball games; adult volleyball, basketball games

Seasons: Fall, winter, spring

Lucile Erwin Middle School

Address: 4700 Lucerne Ave, Loveland, Co 80538

Amenities: Large athletic field; backstops; indoor junior high gym

PR Uses: Youth volleyball, basketball games; adult volleyball, basketball games

Seasons: Fall, winter, spring

Conrad Ball Middle School

Address: 2660 N. Monroe Ave., Loveland, Co 80538

Amenities: Large athletic field; backstops; indoor junior high gym

PR Uses: Youth volleyball, basketball games; adult volleyball, basketball games

Seasons: Fall, winter, spring

High Schools

Thompson Valley High School

Address: 1669 Eagle Dr., Loveland, Co 80537

Amenities: Large athletic fields; district football/track stadium; baseball field; two indoor gyms; public swimming pool ; 6 non-lighted outdoor tennis courts

PR Uses: Tennis courts; occasional use of pool for classes

Seasons: Summer

Mountain View High School

Address: 3500 Mountain Lion Dr., Loveland, Co 80537

Amenities: Large athletic fields; practice football field w/track; baseball field; softball field; two indoor gyms; public swimming pool ; 6 non-lighted outdoor tennis courts

PR Uses: Tennis courts; occasional use of pool for fitness classes

Seasons: Fall, winter, spring, summer

Loveland High School

Address: 920 W. 29th St., Loveland, Co 80538

Amenities: Band practice/soccer field; practice football field w/track; two indoor gyms; public swimming pool

PR Uses: Occasional use of pool for fitness classes; use of gyms for youth basketball

Seasons: Fall, winter, spring



Appendix C:
Development Guidelines for
Parks and Open Lands

Appendix C: Development Guidelines for Parks and Open Lands

This appendix presents guidelines for the planning, design, and development of parks and open lands. These guidelines provide general directions that are intended to supplement State and Federal mandates for park development. These guidelines are also intended to provide more specific directions for enhancing the parks and recreation system than are noted in the standards, guidelines and policies in Chapter 5 of this plan.

GUIDELINES BY CLASSIFICATION

Development guidelines are provided for three types of parks (neighborhood parks, community parks and civic spaces) and five types of open lands (urban trail corridors, rural trail corridors, nature reserves/preserves, open spaces/greenways and conservation easements). These guidelines apply to the design and development of new sites, plus the renovation or expansion of existing sites.

Neighborhood Parks

	Development Guidelines
Description	<ul style="list-style-type: none"> • Small parks that serve nearby neighbors with basic recreation opportunities and play space
Service Level	<ul style="list-style-type: none"> • 1.25 developed acres per 1,000
Service Area	<ul style="list-style-type: none"> • Serves approximately a ½ -mile distance in medium and high density residential areas • Serves approximately a ¾-mile distance in low density residential areas • Not provided in estate residential areas
Location/Access	<ul style="list-style-type: none"> • Centrally located and accessible to surrounding neighborhoods • Located within walking/biking distance of most users • Connected to the surrounding community by sidewalks, and where feasible, bike routes and trails • Fronts a local street, not an arterial
Co-location	<ul style="list-style-type: none"> • May be co-located adjacent to schools. Joint planning and development should be considered to maximize use and economic efficiencies. • May be co-located adjacent to open lands. Sites should be jointly planned and co-developed where open land access is desired.
Size	<ul style="list-style-type: none"> • Range of 5-10 acres in size • Smaller parks are allowable if co-located and co-developed with other sites • Larger parks may incorporate natural areas

Design	<ul style="list-style-type: none"> • At least 85% of the site should be relatively level, developable and usable. • Responds to local conditions, including topography, site context, neighbor preferences, and neighborhood character • Considers impacts on adjacent land uses, including noise, traffic and lights. Where possible, locates active amenities away from neighboring homes
Amenities to Provide	<ul style="list-style-type: none"> • Essential recreation amenities for close-to-home play, including playground, open turf area and active use facility (e.g., sports court or field) • Site identification signage and appropriate site furnishings (picnic tables, benches, bike racks, drinking fountains, trash receptacles, etc.) for the intended size, scale and use of the park
Amenities to Consider	<ul style="list-style-type: none"> • Informal ball field • Informal soccer/football field • Sport courts (volleyball, basketball, pickleball) • Horseshoe pits • Thematic play area • Trails • Trailheads • Native vegetation areas
Amenities to Avoid	<ul style="list-style-type: none"> • Large-scale or high-use recreation facilities, such as game-quality fields, stadiums, sports complexes, swimming pools, or indoor activity space • High-maintenance landscaping (e.g., floral beds, horticultural displays)

Community Parks

	Development Guidelines
Description	<ul style="list-style-type: none"> • Larger, multi-purpose parks that support a variety of recreation opportunities and provide specialized facilities with appeal for the entire community. These sites typically support organized, active recreation activities (such as organized sports) and large-group gatherings. Community parks often include natural areas.
Service Level	<ul style="list-style-type: none"> • 4.5 developed acres per 1,000 (civic space acreage may count toward this guideline)
Service Area	<ul style="list-style-type: none"> • Serves approximately a 2 mile distance • May help meet neighborhood park needs within a ½ mile or ¾ mile service distance • Serves a portion of the community; may include specialized facilities that serve residents citywide

Location/Access	<ul style="list-style-type: none"> • Located reasonably central and accessible to area to be served • Connected to the surrounding community via sidewalks, bike lanes, and off-street local or regional trail • Should front and be accessible via a collector or arterial street • Transit stop may be nearby
Co-location	<ul style="list-style-type: none"> • May be co-located adjacent to schools • May be co-located adjacent to and co-developed with open lands
Size	<ul style="list-style-type: none"> • Range of 30-100 acres in size • Ideal size of 60-70 acres
Design	<ul style="list-style-type: none"> • At least 85% of the site should be relatively level, developable and usable. • Responds to local conditions, including topography, site context, and community character. • Designed via master planning process that includes input of community and stakeholders
Amenities to Provide	<ul style="list-style-type: none"> • Various specialized and multi-use facilities to support drop-in and programmed activities • Accessible pathway connecting park elements • Sufficient off-street parking for intended uses • Site identification signage and appropriate site furnishings (picnic tables, benches, bike racks, drinking fountains, trash receptacles, restrooms, lighting, etc.) for the intended size, scale and use of the park
Amenities to Consider	<ul style="list-style-type: none"> • Any neighborhood park feature • Destination play area • Sprayground • Sports fields (softball, baseball, soccer, football, lacrosse, multi-purpose) • Sport complex, stadium • Sports courts, court complexes (e.g., tennis, volleyball, basketball, pickleball, bocce) • Recreation center • Aquatic center, swimming pool • Compatible active-use facilities (e.g., track, disc golf, par course, outdoor fitness equipment, climbing spire, skate park, freestyle BMX facility, bike pump track.) • Group picnic areas, shelters, pavilions • Event space, grandstand • Plaza, viewpoint • Off-leash dog area, dog beach • Display garden, community garden • Natural areas, habitats

	<ul style="list-style-type: none"> • Hard and soft-surfaced trails (loop, jogging path, nature trail) • Interpretive signage, information kiosk • Water access (fishing pier, swim beach, non-motorized boat launch) • Water bodies (non-motorized boating) • Winter recreation areas (sledding hill, ice rink, winter trails) • Concessions
Amenities to Avoid	<ul style="list-style-type: none"> • Regional-scale facilities • Small-scale restrooms or insufficient support amenities for site use

Civic Spaces

	Development Guidelines
Description	<ul style="list-style-type: none"> • Public areas that contribute to the aesthetics of the city. Civic spaces may include areas with recreational value.
Service Level	<ul style="list-style-type: none"> • No guideline
Service Area	<ul style="list-style-type: none"> • May serve residents citywide
Location/Access	<ul style="list-style-type: none"> • Connected to the surrounding community via sidewalks, bike lanes, and off-street local or regional trail • Should front and/or be accessible via a collector or arterial street • Transit stop may be nearby
Co-location	<ul style="list-style-type: none"> • May be co-located adjacent to and co-developed with open lands or other public facilities
Size	<ul style="list-style-type: none"> • Varies
Design	<ul style="list-style-type: none"> • At least 85% of the site should be relatively level, developable and usable. • Contributes to city image and identity • Design via master planning process that includes community and stakeholder input
Amenities to Provide	<ul style="list-style-type: none"> • Specialized facilities to support site’s intended use • Accessible pathway connecting park elements • Site identification signage and appropriate site furnishings (picnic tables, benches, bike racks, drinking fountains, trash receptacles, restrooms, etc.) for the intended size, scale and use of the park
Amenities to Consider	<ul style="list-style-type: none"> • Indoor facilities • Art, sculpture, fountains, memorial • Gardens, horticulture displays, arboretum, specialized landscaping

	<ul style="list-style-type: none"> • Group picnic areas/shelters • Amphitheater • Event space • Off-street parking • Natural area or water body • Plaza, viewpoint
Amenities to Avoid	<ul style="list-style-type: none"> • Regional-scale facilities • Small-scale restrooms or insufficient support amenities for site use

Urban Trail Corridors

	Development Guidelines
Description	<ul style="list-style-type: none"> • Open lands corridors within the Growth Management Area that provide multi-purpose trails and related amenities
Service Level	<ul style="list-style-type: none"> • No acreage guideline • 1 mile of trail for every 3,000 residents (applies to all hard-surfaced recreation trails)
Service Area	<ul style="list-style-type: none"> • May serve residents citywide and attract others from throughout the region • Is considered within walking or biking distance when a trail access point is within ¼-mile from trail users • Has larger service area where trailhead with parking is available
Location/Access	<ul style="list-style-type: none"> • Inside Growth Management Area • Typically part of planned City or regional trail corridor • Within owned corridor or easement • Accessible at trailheads, cross-streets, and access points with other pathways • May be connected to public sidewalks, bike routes, transit routes and regional trails or other public/private trails
Co-location	<ul style="list-style-type: none"> • May be co-located with open lands that provide buffers along the trail • May connect to existing parks, open lands, schools or other destinations • May connect to other trail corridors
Size	<ul style="list-style-type: none"> • Corridor width varies (minimum 30 feet) • May be larger/wider to include recreation wayside or undevelopable natural resources
Design	<ul style="list-style-type: none"> • Should be relatively level, developable and usable to support an 8-10 foot trail with buffers

	<ul style="list-style-type: none"> • Should consider impacts on adjacent land uses, including noise and lights • Development should avoid impacts to sensitive or high-value natural resources
Amenities to Provide	<ul style="list-style-type: none"> • Hard-surfaced trails • Site identification and directional signage • Trail mileage markers • Appropriate site furnishings (picnic tables, benches, bike racks, trash receptacles, etc.) for City and regional trails • Trailheads (may be provided at connecting parks/open lands)
Amenities to Consider	<ul style="list-style-type: none"> • Soft-surfaced trails • Interpretive signage • Information kiosks / trail maps • Par course • Outdoor exercise equipment • Viewpoints • Trail waysides (picnic tables, benches, etc.) • Spur trails to water/fishing access, viewpoints, etc. • Grass side strips, landscaping
Amenities to Avoid	<ul style="list-style-type: none"> • Non-linear recreation facilities, playgrounds, sports courts, etc. • Restrooms, water fountains (unless provided at trailhead) • High-maintenance landscaping (e.g., floral beds)

Rural Trail Corridors

	Development Guidelines
Description	<ul style="list-style-type: none"> • Open lands corridors outside the City’s Growth Management Area that provide soft and/or hard-surfaced trails and related amenities
Service Level	<ul style="list-style-type: none"> • No acreage guideline • 1 mile of trail for every 3,000 residents (applies to all hard-surfaced recreation trails, including those in corridors, parks and open lands) • 1 mile of trail for every 5,000 residents (applies to all soft-surfaced recreation trails, including those in corridors, parks and open lands)
Service Area	<ul style="list-style-type: none"> • May serve residents citywide and attract others from throughout the region • Is considered within walking or biking distance when a trail access point is within ¼-mile from trail users • Has larger service area where trailhead with parking is available

Location/Access	<ul style="list-style-type: none"> • Outside Growth Management Area • May be part of planned regional trail corridor • Within owned corridor or easement • Accessible at trailheads, cross-streets, and access points with other pathways • May be connected to public sidewalks, bike routes, transit routes and regional trails or other public/private trails
Co-location	<ul style="list-style-type: none"> • May be co-located with open lands that provide buffers along the trail • May connect to existing parks, open lands, schools or other destinations • May connect to other trail corridors
Size	<ul style="list-style-type: none"> • Corridor width varies (minimum 30 feet) • May be larger/wider to include recreation wayside or undevelopable natural resources
Design	<ul style="list-style-type: none"> • Should be relatively level, developable and usable to support an 3-10 foot trail with buffers • Should consider impacts on adjacent land uses, including noise and lights • Development should avoid impacts to sensitive or high-value natural resources
Amenities to Provide	<ul style="list-style-type: none"> • Trails (hard or soft-surfaced) • Site identification and directional signage • Trail mileage markers • Appropriate site furnishings (picnic tables, benches, bike racks, trash receptacles, etc.) for regional trails • Trailheads (may be provided at connecting parks/open lands)
Amenities to Consider	<ul style="list-style-type: none"> • Interpretive signage • Information kiosks / trail maps • Viewpoints • Trail waysides (picnic tables, benches, etc.) • Spur trails to water/fishing access, viewpoints, etc. • Equestrian trails amenities • Native landscaping
Amenities to Avoid	<ul style="list-style-type: none"> • Urban character development, lighting • Recreation facilities • Restrooms, water fountains, etc. (unless provided at trailhead) • Grass strips and high-maintenance landscaping (e.g., floral beds, horticultural displays)

Nature Reserves/Preserves

	Development Guidelines
Description	<ul style="list-style-type: none"> Open lands acquired primarily for the protection of natural resources or wildlife habitat
Service Level	<ul style="list-style-type: none"> No acreage guideline
Service Area	<ul style="list-style-type: none"> Not acquired for recreation service
Location/Access	<ul style="list-style-type: none"> Inside or outside Growth Management Area No access or restricted public access
Co-location	<ul style="list-style-type: none"> May be co-located with parks, but marked as restricted, ecologically sensitive area
Size	<ul style="list-style-type: none"> No size requirement; larger parcels provide more valuable habitat
Design	<ul style="list-style-type: none"> Designed for maximum ecological benefit Minimal development, avoiding impacts to sensitive or high-value natural resources
Amenities to Provide	<ul style="list-style-type: none"> Undeveloped open lands Regulatory/identification signage
Amenities to Consider	<ul style="list-style-type: none"> On street parking Gate/fencing Benches Low-impact trail system
Amenities to Avoid	<ul style="list-style-type: none"> High and medium impact facilities, including parking Lighting Turf, ornamental, or non-native plantings

Natural Areas

	Development Guidelines
Description	<ul style="list-style-type: none"> Open lands acquired to provide outdoor recreation opportunities and natural resource protection (example Rivers Edge Natural Area)
Service Level	<ul style="list-style-type: none"> No acreage guideline
Service Area	<ul style="list-style-type: none"> May serve residents citywide and attract others from throughout the region
Location/Access	<ul style="list-style-type: none"> Typically within Growth Management Area

APPENDIX C: DEVELOPMENT GUIDELINES FOR PARKS AND OPEN LANDS

	<ul style="list-style-type: none"> • May be outside of Growth Management Area where unique opportunities or natural resources are present • May be connected to the surrounding community via sidewalks, bike lanes, and off-street local or regional trail • Should front and/or be accessible via a collector or arterial street • Transit stop may be nearby
Co-location	<ul style="list-style-type: none"> • May be co-located with schools or recreation centers for nature education, outdoor classrooms and outdoor programming • May be co-located with parks to provide different type of recreation opportunities • May be connected to urban or rural trail corridors
Size	<ul style="list-style-type: none"> • No size requirement • Should be large enough for intended recreation facilities and education opportunities
Design	<ul style="list-style-type: none"> • Designed for highest level of public access to open lands • May accommodate large-group activities • Designed to support programmed and self-directed uses, including outdoor recreation, nature programs and environmental education • Amenities provided should be limited to the numbers and types of visitors the area can accommodate, while retaining the resource value and natural character of site
Amenities to Provide	<ul style="list-style-type: none"> • Park identification signage • Interpretive signage • Site furnishings (benches, trash receptacles, bike rack, trash receptacles, etc.) for intended scale and use of the site • Trails (hard or soft surfaced), boardwalks where needed • Off-street parking (gravel)
Amenities to Consider	<ul style="list-style-type: none"> • Soft-surfaced recreation trails (hiking, jogging, mountain biking) • Multi-use hard-surfaced trails • Trailhead or entry • Interpretive signage, kiosk • Picnic tables, small shelter • Picnic pavilion • Shade structure or gazebo • Viewpoint, viewing blinds • Fishing access • Fishing pier • Bridge • Nature playground

	<ul style="list-style-type: none"> • Outdoor classroom • Environmental education or nature interpretation center (indoor or outdoor) • Bike agility course • Small outdoor amphitheater • Vault or flush toilets • Off-street parking (gravel or paved) • Bus parking or turn-around • Lighted facilities
Amenities to Avoid	<ul style="list-style-type: none"> • High impact facilities • Turf areas or ornamental plantings • Active use facilities (sports fields, sport courts, etc.)

Open Spaces/Greenways

	Development Guidelines
Description	<ul style="list-style-type: none"> • Open lands acquired to protect unique landscapes and open space from development, contribute to urban aesthetics and support ecological functions (stormwater detention, floodplain protection, water quality enhancement, etc.); may secondarily provide recreation opportunities
Service Level	<ul style="list-style-type: none"> • No acreage guideline
Service Area	<ul style="list-style-type: none"> • May serve residents citywide
Location/Access	<ul style="list-style-type: none"> • Typically within Growth Management Area • May be outside of Growth Management Area where unique opportunities or natural resources are present • May include floodplain, steep slope or other hazard area that precludes development • May be connected to the surrounding community via roads, bike lanes, and off-street local or regional trail
Co-location	<ul style="list-style-type: none"> • May be co-located with parks
Size	<ul style="list-style-type: none"> • Varies • Size sufficient to perform ecological function
Design	<ul style="list-style-type: none"> • May be designed to protect capacity for flood storage or other ecological services • May be designed to enhance visual features or scenic value • May support programmed and self-directed outdoor recreation uses;

	<p>typically less developed than natural area</p> <ul style="list-style-type: none"> • Amenities should be limited to the numbers and types of visitors the area can accommodate, while providing ecological function
Amenities to Provide	<ul style="list-style-type: none"> • Protected natural features • Park identification signage
Amenities to Consider	<ul style="list-style-type: none"> • Interpretive signage • Site furnishings (benches, trash receptacles, bike rack, trash receptacles, etc.) for intended scale and use of the site • Trails (hard or soft surfaced), boardwalks • Trailhead or entry • Interpretive signage, kiosk • Picnic tables, small picnic shelter • Shade structure or gazebo • Viewpoint, viewing blinds • Fishing access • Fishing pier • Bridge • Nature playground • Bike agility course • Small outdoor amphitheater • Vault or flush toilets • Off-street parking (gravel or paved)
Amenities to Avoid	<ul style="list-style-type: none"> • High impact or large group recreation facilities • Lighting • Turf, ornamental, or non-native plantings

Conservation Easements

	Development Guidelines
Description	<ul style="list-style-type: none"> • Privately owned open land that uses a permanent legal transfer of certain land rights to the City to achieve specific conservation objectives (such as natural resource protection, agricultural soil preservation, etc.)
Service Level	<ul style="list-style-type: none"> • None specified
Service Area	<ul style="list-style-type: none"> • None specified
Location/Access	<ul style="list-style-type: none"> • Inside or outside Growth Management Area • Depends on legal agreement; may provide no access, restricted public

APPENDIX C: DEVELOPMENT GUIDELINES FOR PARKS AND OPEN LANDS

	access, or limited public use (i.e., as a trail corridor)
Co-location	<ul style="list-style-type: none"> • May be connected to other open lands and trail corridors
Size	<ul style="list-style-type: none"> • No size requirement; larger parcels provide more valuable habitat and resource protection
Design	<ul style="list-style-type: none"> • Designed to meet specific conservation objective(s)
Amenities to Provide	<ul style="list-style-type: none"> • None required
Amenities to Consider	<ul style="list-style-type: none"> • Dependent on legal agreement and conservation objectives, but may include limited public access facilities such as low-impact trails
Amenities to Avoid	<ul style="list-style-type: none"> • Medium or high impact facilities • Anything contrary to legal agreement or conservation objectives



Appendix D:
Open Lands Evaluation Criteria

Appendix D: Open Lands Evaluation Criteria

The following evaluation criteria can be applied to properties proposed for open lands acquisition. These criteria reflect guidelines for open lands and can be used as a tool in determining which properties are best suited for acquisition. The scoring system is an index, not a precise measurement, based on a point scale. If a particular evaluation criterion is not applicable, the element will not be scored or ranked.

GENERAL LOCATION

- Inside GMA
- In area underserved by recreation opportunities (no parks, golf courses, recreation trails or facilities within $\frac{3}{4}$ mile)
- In high or medium density residential area
- Near schools, recreation centers or childcare facilities
- Serves as a community separator or buffer between land uses

ADJACENCY/CONNECTIVITY

- Adjacent to or near other protected open lands
- Adjacent to or near park
- Extension of acquired urban trail corridor
- Part of planned trail network
- Potential to acquire adjacent lands
- Compatibility of adjacent land uses

ECOLOGICAL/RESOURCE VALUE

- All or mostly native species
- Rare species or unique plant communities present

APPENDIX D: EVALUATION CRITERIA

- Protected or endangered wildlife present
- Part of wildlife corridor
- Few or manageable invasive species
- Older or mixed-age plant communities (some >80 years, some 40-80 years)
- Large parcel size
- Significant ecological function (e.g., stormwater detention, water filtration)
- *Natural Areas Sites Report (2008)* ratings and data

WATER/HYDROLOGY

- Includes or is adjacent to water body, wetland or riparian area
- Provides significant buffer around water body (50-300 ft)
- Natural hydrology is intact

OUTDOOR RECREATION

- Potential for public access/use
- Provides development opportunity to meet facility guidelines (e.g., fishing access, swim beach, water access, disc golf, nature center)
- Provides development opportunity to meet trail guidelines
- Provides opportunities for nature interpretation and environmental education
- Provides other recreation opportunities

OTHER SIGNIFICANCE (VISUAL, CULTURAL, HISTORICAL, GEOLOGICAL)

- Provides vistas or scenic backdrop
- Has visual exposure from roads, trails, view points, etc.

- Contains significant archaeological or historic resources
- Contains significant paleontological sites
- Contains significant geological features, such as faults, anticlines, etc.
- Includes farmland or supports agricultural character or community
- Contains other unique landscape features

SITE QUALITY/DEVELOPMENT

- Is under development pressure
- Was not previously developed
- Lacks buildings or deteriorated infrastructure to improve or remove
- Access is available to site
- Potential for site/habitat restoration
- Irrigation is present and water rights are intact (where applicable)

POLITICAL FACTORS

- High-profile acquisition from the public perspective
- Serves as a catalyst for other acquisition(s)
- Serves as a positive example for other landowners
- Contributes to balance of property types for the Open Lands Program

PRICE

- Reasonable price given current supply and demand and net value
- Reduced price for charitable tax purposes
- Partnership (cost sharing)
- Property will become more expensive or unavailable if not acquired now
- Projected management and maintenance costs are affordable

APPENDIX D: EVALUATION CRITERIA



Appendix E:
Guidelines for Protection of
Environmentally Sensitive Areas

Appendix E: Guidelines for Protection of Environmentally Sensitive Areas

This section was originally included in the City of Loveland's 1996 *Open Lands Plan*. The protection techniques described, including setbacks and buffers for the Big Thompson River, other waterways, lakes and ditches, remain valid and are recommended for the conservation of environmentally sensitive areas in and around Loveland. A number of recommendations from the 1996 plan have been accomplished by the Open Lands Division, including the preservation, restoration, and enhancement of several focus areas identified along the Big Thompson River and other sites, as well as buffer areas, setbacks, and floodplain protection techniques recommended as development guidelines.

The Big Thompson River Corridor

The Big Thompson River is Loveland's only natural waterway and contains more than one-fifth of all the natural sites surveyed within the study *City of Loveland Natural Areas Sites* (2008). These areas include forests, ponds, riparian and upland habitat rated from low to high. Numeric quality ratings were given to 14 attributes. The ratings ranged from 1 (low) to 10 (high). A rating of 1 indicates either that the natural area values are exceedingly low and no natural values exist, or that the value is absent altogether, e.g., no wetlands on a completely upland site. These ratings were based on professional judgment, rather than on quantitative field data. All told, some 18-sites along the Big Thompson received an overall habitat quality rating of 6 or higher as identified in the study. In particular, the river west of Taft obtained a very high habitat rating and is the only place along the river that combines an uninterrupted view of the Front Range with a completely natural foreground setting. Other sites have high potential for habitat enhancement, as well as for new recreational opportunities. Thus, the river is an extremely important natural resource and this plan recommends protection techniques to improve and enhance the corridor for both wildlife and human use. The river is visible from only a few places along city streets. An excellent paved bike path does run along part of the river, but to become useful as the backbone of a transportation network, it needs directional signs explaining how to get to downtown, parks and neighborhoods, as well as interpretive signs explaining river history, wildlife habitat and riparian vegetation. At issue is how to protect and enhance the Big Thompson River Corridor. Currently the corridor remains a patchwork of public (City/County) and private land holdings that include existing development, activity lands, agricultural lands, active and reclaimed gravel operations. The City should explore opportunities to work with landowners, in particular along the eastern sections of the corridor. For example, the City

may be able to offer incentives to gravel-miners to plan for long-range conversion to wildlife habitat and recreational uses. Conservation techniques to encourage these activities might include creative purchase, land exchanges, deed restrictions, conservation easements, purchase of development rights, and clustered or limited development.

Proposed Development Guidelines

This plan recommends that in the future, the area within the **floodway** not be developed, and the area within the **100-year floodplain** remain in as undisturbed a state as possible to protect wildlife habitat, preserve water quality, and minimize flood damage. Specific recommendations are made for areas along the river corridor and for the area within the 100-year floodplain. This plan also proposes development guidelines within two areas along the Big Thompson River. The areas are designed to be flexible according to the river's natural characteristics, settlement and land-ownership patterns along the corridor. It is the intent of the City to work with landowners fairly on a site-by-site basis. The first is an innermost **Resource Protection Area** that includes the floodway plus important natural areas (those rated 6 or higher for overall habitat quality in the *Natural Areas Sites* report). The City of Loveland defines the floodway as the central part of the floodplain, which must be reserved as open lands to carry floodwater efficiently and without damage to life or property. Restrictions on development already exist within the floodway. The proposed Resource Protection Area expands upon these restrictions by proposing no new development within either the floodway or the identified natural areas with an overall habitat rating of 6 and above. The second area is the **Big Thompson Buffer Area**, which is land within the flood fringe (located between the Resource Protection Area and the 100-year floodplain) plus all adjacent natural areas. All proposed new development within the Buffer Area should be located at least 50 feet beyond the Resource Protection Area. This 50-foot buffer is intended to minimize negative impacts on the Resource Protection Area. Ideally, the entire Buffer Area should remain in as "undisturbed" a state as possible in order to help preserve water quality, provide wildlife habitat, and minimize flood damage and erosion. Any new development within the Buffer Area should include provisions for natural restoration and enhancement within the corridor. Site-specific analysis is needed when a landowner desires to build within the Big Thompson River Corridor (outside of the floodway), in an area that is identified as containing a significant natural area rated 6 and above. For these areas, the City requests that the owner have an Environmentally Sensitive Areas Report (ESAR) prepared by a qualified expert that is mutually acceptable to the City and the landowner. This study will assist in determining both mitigation measures and development opportunities.

DEFINITIONS	
Floodway:	The central part of the floodplain, which must be reserved as open space to carry floodwater efficiently and without damage to life or property (FEMA).
100-Year Floodplain:	The area that has a 1 in 100 likelihood of flooding in any given year.
Fringe Area:	The area outside of the floodway but still within the 100-year floodplain.
Resource Protection Area:	The area that includes the floodway and natural areas with an overall habitat rating of 6 or above, where no development shall occur.
Big Thompson Buffer Area:	Within the fringe area and consists of any adjacent natural areas rated 5 and below for overall habitat quality and a 50-foot setback from the Resource Protection Area.

Restoration and Enhancement

The restoration of creeks, streams and rivers back to a more natural state is an evolving science. Fort Collins hydrologist, Dave Rosgen, and others have pioneered river restoration techniques to revive channelized and degraded waterways throughout the West. Within Colorado, Boulder Creek is a formerly degraded waterway that has been returned to environmental health while providing community parks, recreational trails, trout fishing, swimming, and wildlife habitat. The South Platte River through Denver, Fountain Creek in Colorado Springs, and the Arkansas River near Pueblo provide additional success stories. Urban waterways and their enhancement potential can be major rallying points for volunteer efforts creating a sense of ownership and community pride. For example, volunteers have planted thousands of trees along the South Platte River, and in Pueblo, volunteer rangers help patrol, interpret and maintain the greenway.

General Recommendations

This section of the plan focuses on strategies for restoring the Big Thompson River and recommends both general and specific actions throughout the Big Thompson River Corridor. These apply to the entire river corridor and include:

- Work to restore the natural hydrologic processes of the river (which may include some channel migration where the river moves back and forth over time).

- At the time that a specific parcel is being evaluated (for development or protection) it is necessary to acquire precise mapping of the floodway location.
- Where possible, trails should be built upland and kept out of sensitive riparian areas and forest.
- Combine structural and non-structural bank stabilization methods. Cover concrete and stone rip-rap with topsoil and plant with native cuttings (such as willow, cottonwood, alder, and birch).
- Re-grade steep river banks to create riverbank “terraces,” which present a more natural means to control erosion. Moreover, the occasional flooding of terraces nourishes cottonwood seedlings, ensuring the continuance of groves.
- Re-grade pond and lake shoreline slopes to create undulations for wetland habitat and wading birds.
- Remove non-native weedy trees such as Russian olive and salt cedar (tamarisk).
- Restore wetlands, and replant with native wetland vegetation.
- Include the Big Thompson in the area-wide trail connection plan.
- Require that a restoration and enhancement plan be prepared for the river corridor as part of any proposed development plans.
- Require tree protection measures during construction such as protective fencing around the drip line of existing trees.
- Protect viewsheds and other resources in the corridor.
- Discourage the placement of earth fill within the floodplain.

Site-Specific Recommendations

The plan addresses and makes recommendations for seven areas of the Big Thompson. These seven areas were chosen because they represent relatively distinct areas (locations) along the Big Thompson River. Each has location-specific management and action recommendations.

Area A is the westernmost section of the Big Thompson, and includes the highly ranked Natural Area Sites 69 and 137, both rated 9 for overall habitat quality. These natural areas consist of unusually large stands of mature cottonwoods and willows. In addition to providing a natural and dramatic western gateway to Loveland, this area also protects the

Big Thompson's water quality by acting as a natural filtering system.

Recommendation:

- Protect this area through conservation easements, negotiated management agreements and land acquisition.

Area B is located in the center of the river corridor next to the Mariana Butte Golf Course. The neighboring cottonwood forest provides good habitat for songbirds. The site complements the open quality of the golf course and provides possible trail connections to Devil's Backbone.

Recommendation:

- Protection techniques should be studied for this area.

Area C includes the gravel mine and ponds near Namaqua Avenue. Portions of this area are still being actively mined and other portions include reclaimed ponds.

Recommendation:

- Plan for long-term protection and restoration. Work with the landowner to restore and protect this site through easement or installment purchase.

Area D includes the river corridor west of Taft and east of Wilson. This area includes quality wildlife habitat and an unusually clear and natural view of the Front Range.

Recommendations:

- Protection techniques should be studied for this area of key parcels west of the Macy Subdivision parcel.
- An open, rural feel of adjacent lands should be encouraged and, where possible, ensured through the purchase or donation of conservation easements.

Area E consists of large ponds including those owned by Hewlett-Packard. The area contains scenic views to the foothills, wildlife habitat, and opportunities for water access and passive recreation.

Recommendations:

- Protection techniques should be studied for this area with private landowners and the County.
- Work with landowners to regrade banks of ponds to prevent erosion and create nesting habitat for waterfowl.

Area F, directly east of Hwy 287 and north of Hwy 402, includes a development which incorporates high-density residential along an identified Resource Protection Area without harming the integrity of the river corridor, creating a positive amenity to this area.

Recommendations:

- Re-grade riverbanks to create terraces for natural erosion control, replace rip-rap containing exposed rebar, and other dangerous objects or hazardous situations. Remove weedy, non-native vegetation.
- Negotiate with the owner of the land (private or public) to achieve these restoration and enhancement measures.

Area G, the eastern section of the Big Thompson corridor, winds east of Area F into the plains beyond I-25. Relatively undisturbed in comparison with the western section, and primarily surrounded by agricultural lands, this section includes 19 natural areas, 10 of which have an overall rating of 6 and above. Additionally, native vegetation should be used for any plantings within this buffer zone and access should be minimized or prohibited.

Recommendations:

- Obtain precise floodway mapping of this area.
- Encourage conservation easements in order to maintain the open, rural feel of adjacent lands.
- Provide incentives to private extraction companies to plan for and implement the restoration and enhancement of the river corridor.
- Work with adjacent landowners to voluntarily control erosion by maintaining vegetated buffer strips along the riparian corridor.

Techniques to Protect the Big Thompson Buffer Area

The ranges of techniques that can be applied to protecting the Big Thompson Buffer Area include the following:

- Include a setback requirement as part of existing open space, natural area, or park dedication requirements. This would include land that falls within the 100-year floodplain.
- A landowner could grant an easement to the City or to a qualified land trust with the potential for tax benefits of the donation.

- The City could utilize its open lands funds to acquire an open space easement on the setback and thereby compensate landowners for the incremental loss of value. That value would need to be determined by an independent appraisal. (It should be recognized that in some cases the easement may actually increase the value of the development.)
- The City could negotiate an increase in density on the development parcel in return for the easement on the buffer area.
- The City could negotiate a transfer of density within the parcel or to other parcels in return for establishing the buffer area.
- The City or County may be interested in purchasing a fee interest in the setback area from landowners.

Lake Edges and Ditches

Loveland is fortunate to have so many lakes and ditches in and around the community. Although many of these waterways are man-made, some of the most significant natural areas can be found on the edges of lakes and along some of the ditches. At lake edges and along ditches, there are two main open lands objectives:

- Protect natural areas from the impacts of development, especially wildlife habitat.
- Where appropriate, provide public access to lakes and along ditches.

This plan recommends several types of buffers to protect edges from development impacts. These are illustrated in the sections below. Development includes structures, roads, parking areas and all impervious surfaces. Development impacts of concern include: water contamination from pollutants such as fertilizers, run-off from parking areas, and pesticides and other chemicals; increased erosion and siltation and loss of wildlife habitat caused by the removal of vegetation. Nearly all lakes and reservoirs identified in this plan are artificial or enhanced lakes created to store, control and distribute irrigation water. In the majority of instances, the lakes are privately owned and operated, with most surrounding land in private ownership. Many of these lakes have more than one high water level depending on the purpose to be served. Additionally, a high water level may be adjusted up or down as a result of changes dictated by operational requirements of the lake owner, modifications to the reservoir, or regulatory agencies of the state or federal government.

In most instances, the operating high water line can be defined as the statistical average over a 5-year period. This is defined as that elevation which is arrived at by taking the sum

of the high water elevation in the months of May and June for the last 5 years and dividing by 10. However, every lake and its surrounding area are unique, and actual lake shore configurations will need to be adapted to fit individual circumstance. The cross-sections below are illustrative of typical conditions existing for lakes shore edges and ditches.

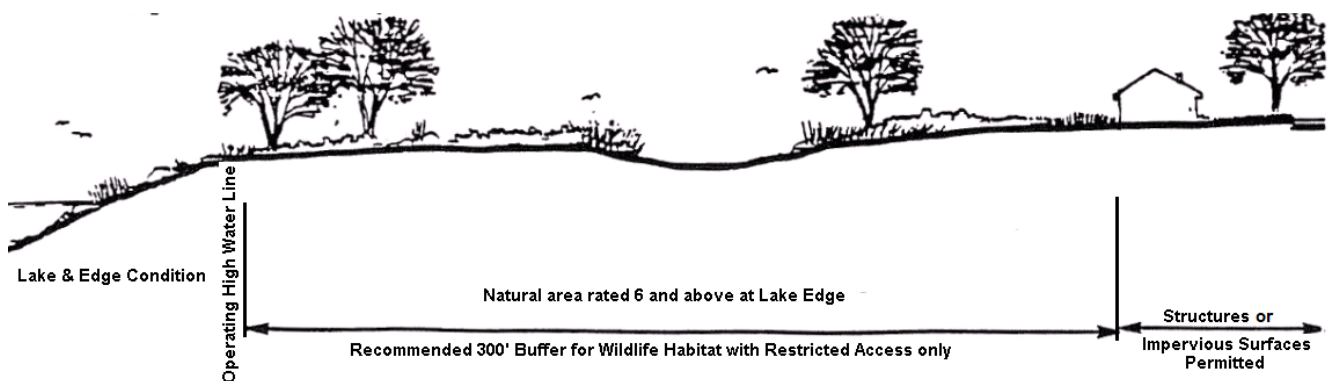
Buffers

Establishing buffers along lake edges protects both water quality and wildlife habitat. The determination of appropriate buffer widths is dependent upon several conditions. For lakes that have natural areas along the shoreline, the *Natural Areas Sites* report must be consulted to determine the rating value for the overall habitat quality assigned to the particular site. Numeric quality ratings were given to 14 attributes. The ratings ranged from 1 (low) to 10 (high). These ratings were based on professional judgment, rather than solely on quantitative field data.

In areas that have natural areas rated 6 or above along lake edges, a buffer width of 300 feet is recommended. This translates to a development setback from the operating high water line of 300 feet. The 300-foot dimension is based on extensive research and is the recommended standard.

**A decrease in the minimum buffer width may be justifiable on the basis of site-specific conditions. The Plan recommends that reductions in the buffer width may be considered after site-specific research has been conducted. This can be accomplished by an independent consultant with appropriate credentials and mutually agreed upon by the City of Loveland and the private interest seeking changes to the recommended buffer width. It is the intent of the City to work with landowners fairly and work on a site-by-site basis.

Cross-section showing the recommended 300-foot buffer for natural areas with an overall habitat rating of 6 and above, along lake edges:



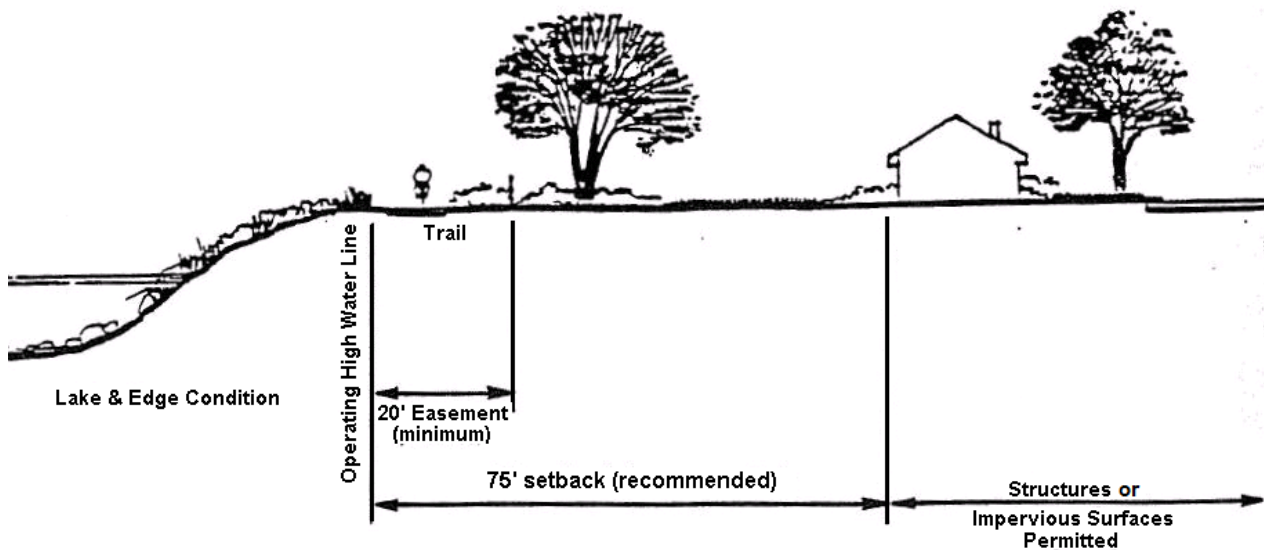
For lake edges that have natural areas rated 5 and below, development should be setback 75 feet in order to protect water quality by minimizing the impacts of sediment input. A naturally vegetated buffer zone of this width can usually catch and retain sediment containing metals and toxic substances that have been carried over land from developed areas. Native vegetation should be used for plantings in this buffer zone, with invasive and non-native species prohibited. In the case of lake edges without the 6+ rated natural areas (where a 75-foot setback is recommended), reduced buffers may be considered if adjacent developed areas have appropriately designed, constructed, and maintained storm water control systems.

Public Access Along Lakes

Public access along lakes and ditches was a stated goal by Loveland citizens at many of the public meetings conducted for this [1996] plan. In areas where habitat protection is not the primary objective, public access may be appropriate.

Within the 75-foot setback for development as described above, easements for trails should be considered. These trails should provide a link between neighborhoods, parks, and other trails. Where a shoreline trail is not appropriate, but public access to the lake edge is still desired, the use of spur trails or other pedestrian access points can provide public access.

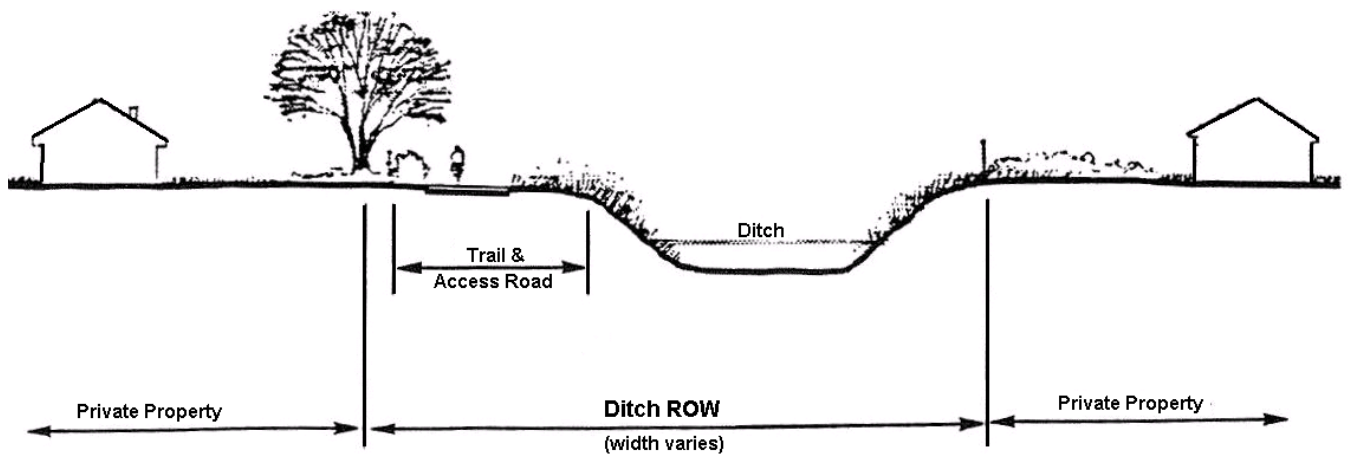
Cross-section showing the recommended 75-foot buffer with an easement for a trail:



Public Access Along Ditches

Ditches and their accompanying access roads crisscross the Loveland community. These ditches are often used by small species of wildlife as both habitat areas and movement corridors. They provide wildlife linkages amidst an increasingly urbanized area. They also provide an excellent opportunity for off-street trail connections that can link neighborhoods to parks, schools, and other trails. The primary function of ditches is agricultural in nature, supplying irrigation water to the farms surrounding Loveland and further east on the plains. This function must first and foremost be protected. This plan also recommends that some of the ditches serve as recreation/trail linkages and that a complete study be undertaken to determine which connections are most feasible and desirable as additions to Loveland’s trail system. Similar to the Big Thompson River Corridor, any development proposals submitted to the City that involve lake edges or ditches should include a restoration and enhancement plan. As part of the City’s review process, it is recommended that Colorado Parks and Wildlife (CPW) be given the opportunity to review and comment on any proposed development in identified significant natural areas. CPW staff has extensive experience and in many cases, are very familiar with existing wildlife conditions in specific areas.

Cross-section showing a trail along a ditch:

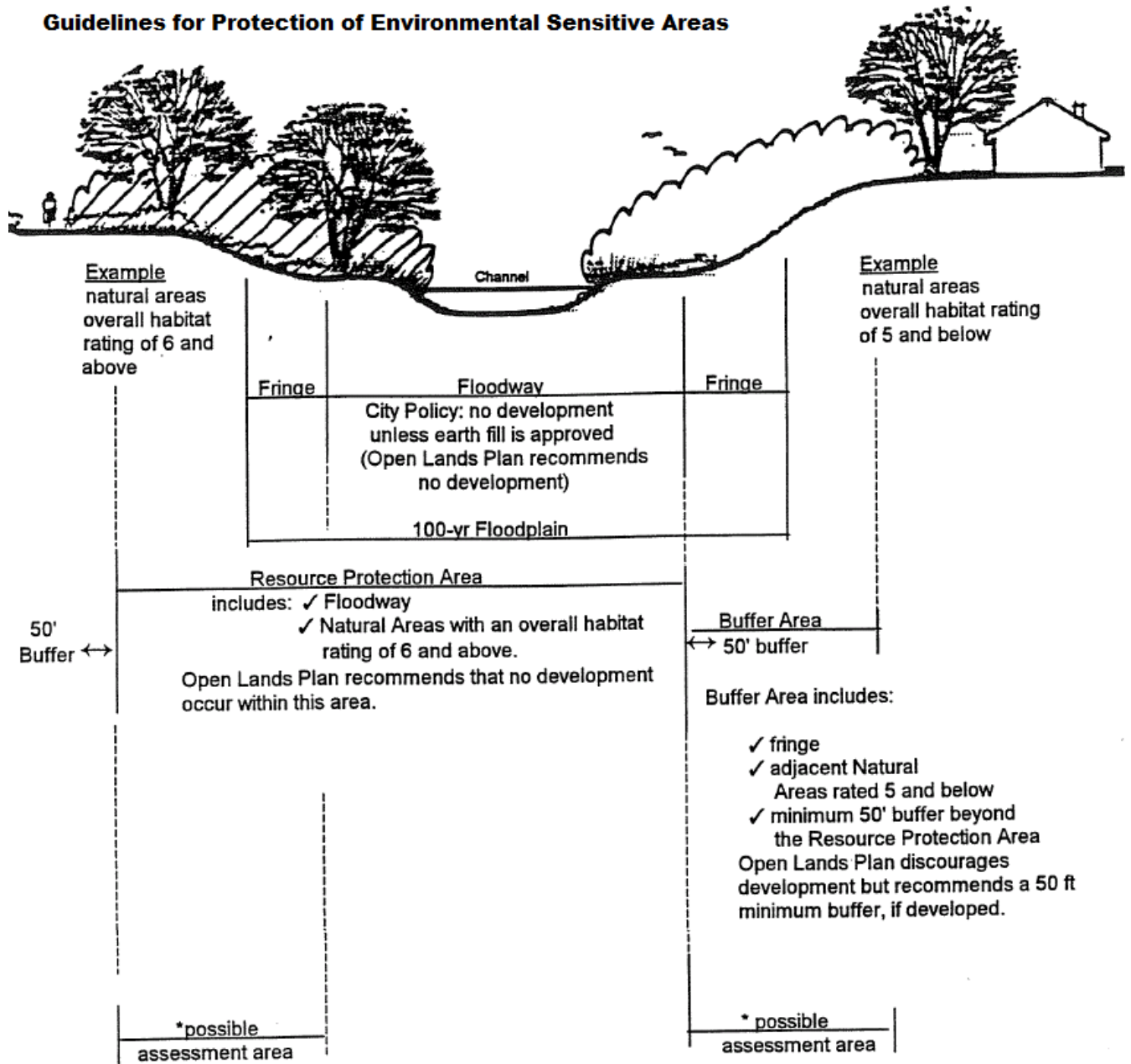


Techniques to Protect Lakeshore Setbacks

The range of techniques that can be applied to protecting the lake shore setback zone include the following:

- Include the lake shore setback guideline as part of existing open lands, natural area, or park dedication requirements. Landowners could meet these guidelines by counting that portion of the land that was included in the setback. This would include the land from the operating high water line to the 300-foot or 75-foot setback mark.
- The City could utilize its open lands funds to acquire an open lands easement on the setback land, thereby compensating landowners for the incremental loss of value. That value would need to be determined by an independent appraisal. (It should be recognized that in some cases the easement may actually increase the value of the development.)
- The City could negotiate a transfer of density within the parcel or to other parcels of land in return for establishing the lakeshore setback area.
- The City, County, and State Parks may be interested in purchasing a fee interest in the setback area from landowners. In such instances, the purchase price would be negotiated and landowners would be encouraged to consider various land protection options when selling these lands (see Section V. Standards, Guidelines and Policies of *2014 Parks & Recreation Master Plan*).

Guidelines for Protection of Environmental Sensitive Areas



*includes the completion of a natural areas impact assessment study

