

## 6. RECREATION AND OPEN SPACE ELEMENT

### Data, Inventory, and Analysis

#### INTRODUCTION

The City of Altamonte Springs offers a wide range of open space, recreational activities and leisure-time opportunities to citizens by maintaining parks and providing recreational programs throughout the City. The Department of Leisure Services is responsible for administering these facilities and programs. The purpose of the Recreation and Open Space Element is to plan for a comprehensive system of public and private recreation and open space sites in Altamonte Springs to serve the existing and future residents of the City.

#### DATA SUMMARY AND ANALYSIS

This subsection presents an inventory of recreational facilities, existing resource-based and activity-based recreational facilities and open space, and identifies parks, playgrounds and beaches accessible to the public within Altamonte Springs. The inventory also indicates the type of improvements developed on the respective recreation sites. Included in the inventory are municipal, county, and state parks as well as those privately owned facilities opened to the public. Though only available for public use when classes are not in session, recreation facilities at school sites represent another recreation source included in the inventory.

The inventory provides an emphasis on recreation space within the City limits of Altamonte Springs. However, Seminole County and the State of Florida maintain an abundance of regional parks and recreation space scattered throughout the region that are available to and frequented by Altamonte Springs residents. Regional facilities and special recreational facilities within Seminole County are included in the inventory. Neighborhood and community facilities outside the City are infrequently used by Altamonte Springs residents since comparable facilities are available to them through public and private recreation facilities within City limits. Additional recreation facilities owned and operated by the private sector may also be available to residents located within private developments as an amenity. These amenities usually include clubhouses, pools, racquet sports, and golf.

#### ***Recreation Definitions***

Since recreation space provided by the City differs according to purpose, function, and activity, a Recreation Space Classification System was developed and used to profile the existing recreation system. As a design guide helpful to measure adequacy of future recreation resources and needs, this classification system defines recreation space according to service area and function. The following section defines each component of Altamonte Springs's recreation space system.

#### ***Recreation Space Classification***

The following is a list of recreation area classifications and respective definitions that are referenced throughout this element:

- A. **Tot Lots.** A small park designed to serve a 2-3 block area and generally a population of up to 2,500 persons. Tot lots are 0.5 to 1.0 acres in size. Tot lots may be used in areas where it is difficult to acquire sufficient land for a neighborhood park. Currently, Altamonte Springs has two designated Tot Lot Parks. Turnbull Park is located at the intersection of Maitland Avenue and

Turnbull Avenue and Sunshine Park is located at the intersection of Spring Lake Hills Road and Oranole Road.

- B. **Neighborhood Park.** A park for intense and diverse recreational activities which may include, but are not limited to, equipped play areas, benches, open space landscaping, picnic tables, field games, court games, picnic area, landscaping and gardens, or senior citizen areas. Neighborhood parks are generally 1.0 to 5.0 acres and are accessible by foot or bicycle with a service radius of about one-half mile and a service population of up to 5,000 persons.
- C. **Community Park.** A park that provides a diverse range of recreational and leisure activities or contains areas of environmental or aesthetic quality. Facilities and activities may include, but are not limited to, athletic fields, swimming pools, gymnasiums, performing and designing art centers, crafts buildings, and any facilities associated with neighborhood or mini-park recreation areas. A community park is typically a "drive-to" facility from 5.0 to 25.0 acres in size that services the needs of up to 25,000 people. Community parks are ideally located near collector or arterial roads to accommodate adequate access and should be well buffered from adjacent residential areas.
- D. **Special Facilities.** Special recreation facilities are generally identified as specialized public recreation facilities that are unique in their nature and purpose. Special facilities are exemplified by golf courses, community centers, boat ramps, zoos, stadiums and other single-purpose facilities. While development standards are available for such facilities, special facilities are based more on the desires or unique characteristics of a community rather than actual need.
- E. **District Parks.** A major or district park is usually designed to provide recreation opportunities to more than one community or to an entire county. These sub-regional parks are often based on a resource that cannot be provided by a community park. District parks can serve populations of about 100,000 people and are typically located within 30 minutes driving time of the users. These parks may provide ample contact with natural aspects of the setting and include large picnic areas, areas for field sports, nature trails, boating facilities and riding paths.
- F. **Regional Parks.** Regional parks function primarily to provide special natural resource use to people of all ages. They are generally greater than 3,000 acres in size and within an hour's driving time of the population they serve. Activities available at a typical regional park include boating, swimming, hiking, horseback riding, picnicking, overnight camping, and nature appreciation.
- G. **Nature Reserve Areas.** Areas primarily designed with consideration for outdoor recreation and nature preservation, including, but not limited to, areas for viewing and studying land, aquatic, or avian wildlife, conservation activities, swimming, hiking, camping, trail facilities, nature centers, or botanical gardens. Service area radius and desirable acreage may vary. A nature reserve area may be one of the following:
  - 1. **Conservation/Open Space Area.** Area preserved and managed to protect its natural environment or aesthetic quality or to protect health, safety and welfare by providing open spaces between roadways or development, with recreation and leisure activity serving as a secondary function.
  - 2. **Linear Recreation Area.** Area developed to provide travel routes for one or more types of recreational or human operated vehicles such as horseback riding, bicycling, hiking, or jogging.

### ***Recreation Space Functions***

In addition to the recreation area classification system, recreation areas can be classified into two broad categories: active-based and passive-based recreation activities. Most public parks and open space can be classified as either active or passive-based recreation depending on the facilities and natural resources located at the park site. These terms are defined as follows:

**A. Active-Based Recreation Activities.** Active-based recreation activities involve the pursuit of physical exertion that raises the heart rate to a level significantly above the resting level. This may be achieved through a variety of activities that may include team sports such as baseball and football, as well as individual activities including jogging, bicycling, hiking, swimming, or playground activity. The main benefits of such recreation uses are increased cardiovascular fitness and improved mental health through release of energy and/or tensions.

Active-based recreation activities promote participation and rely on the presence of recreational facilities that enable certain activities to function. Without the provision of such facilities, the activity would either be limited in quality or altogether eliminated. Active-based recreation areas may include open space areas, especially when such areas are unsuitable for development and/or protect the existing natural resource. Active-based recreation activities are further divided into two categories:

1. **User-Oriented.** User-oriented activities can be provided anywhere, if funding and space are available. Activities include: baseball, football, basketball, golf, and tennis. User-oriented facilities generally are manmade, and should be located to best serve the population of the community.
2. **Resource-Based.** Resource-based activities are those activities that can only occur in certain environments. This includes all water related activities, hiking trails, hunting, camping and winter activities. Resource-based activities are designed to make maximum use of the natural resources, such as waterways, woodlands, and wetlands, since the resource is not present in all communities.

**B. Passive-Based Recreation Activities.** Passive-based recreation involves activities that do not necessarily raise the heart rate significantly above the resting level, but rather do provide refreshment through furnishing visual and/or psychological release from the pressure of everyday urban life. In passive-based recreation facilities, emphasis is placed on enjoyment of a natural resource or an activity and not on participation. The passive-based recreation facilities category includes picnic tables, observation areas, botanical gardens, historical or archaeological sites, and park benches. Passive recreation activities include sunbathing at the beach, walking through a scenic area, or a visit to a local historical site.

Passive-based recreation areas are often referred to as open spaces. Open spaces include: fields, walking trails, scenic view points, and greenbelts. Generally, open space areas have minimal facilities. Open space areas can be characterized as areas unsuitable for development or as areas set aside for the protection of natural resources. Open space can also be used to enhance urban areas by providing relief from impervious surfaces such as parking lots and shopping centers.

### ***Recreation Space Service Guidelines***

For each park classification, a minimum amount of area is necessary to satisfy space requirements needed to support those facilities. Demand for facilities is generated by the number of residents living

within that service area. Table 6.1 identifies the service guidelines established by the Florida Department of Environmental Protection (FDEP) for recreation space. FDEP recommends that the guidelines set forth in Table 6.1 be modified to suit the individual needs of each community based upon local interests and values.

**Table 6.1  
FDEP Service Guidelines for Recreation Space**

Classification	Location	Acres/ 1,000 People	Park Size	Service Area/ Population Served	Facilities
Tot Lots	Neighborhood area	0.5	1.0	2-3 block area / up to 2,500	Equipped play areas, benches, open space landscaping, and picnic tables optional
Neighborhood	Neighborhood area	2.0	5.0	0.25 to 0.5 mile / up to 5,000	Facilities in tot lots plus sports fields, recreation buildings, paved multi-purpose courts, senior citizens area, picnic area, open play areas, and landscaping
Community	Designed to serve residents of a group of neighborhoods	2.0	20.0	0.5 to 3 miles / up to 5,000	All facilities found in a neighborhood park plus facilities to service the entire family. Pools, softball/baseball fields, tennis courts, play areas, picnic areas, passive and active recreation areas, recreation building, and related parking.
Urban Open Space	Urban Areas	1.0	0.1	0.25 to 0.5 mile	Passive recreation area. Trails, and commemorative structures optional

Source: Florida Department of Environmental Protection, Outdoor Recreation In Florida - 2000.

## PARK LAND AND FACILITIES INVENTORY

The physical location of Altamonte Springs affords residents a variety of leisure opportunities. Natural amenities such as numerous lakes, the Little Wekiva River, and a warm climate with pleasant breezes are among the City's resources. Without adequate designation of parks and open space, the reservation and acquisition of suitable sites and spaces will become increasingly difficult as land costs rise. Fortunately, the City currently owns a number of developed or developable sites that will help meet existing and projected needs.

### **Public Recreation**

The City currently owns 224.50 acres of recreational land designated for community parks, neighborhood parks and open space. Figure II-6.1 and Table 6.2 identify the location, acreage and classification of these parks. Table 6.3 lists the facilities available at each developed park. The City also offers a variety of recreational programs at its parks that are designed to meet the needs of all age groups, including the elderly and handicapped. Table 6.4 lists recreational programs and activities that are provided through the Leisure Services Department. City recreational facilities primarily serve Altamonte Springs residents but many are available to non-residents. A description of the developed public parks is listed below. Many of the City's active-based outdoor recreation facilities provide lighting, expanding the duration such facilities are available to the public or organized recreation and sporting activities.

**Table 6.2**  
**Altamonte Springs Park Land Inventory**

Name	Location	Acreage	Site Type	Park Type
Merrill	NW	28.00	Active	Community
Eastmonte	SE	21.00	Active	Community
Westmonte	NW	14.00	Active	Community
Lake Lotus	SW	125.00	Active/Passive	Community
Sunshine	SE	0.75	Passive	Neighborhood
Hermit's Trail	NE	2.00	Active/Passive	Neighborhood
Lake Orienta	SE	1.50	Active	Neighborhood
Cranes Roost Park/ Uptown	NE	25.00	Active/Passive	Special Services
City Library Park	NE	0.50	Passive	Neighborhood
Turnbull	SE	0.75	Passive	Tot Lot
San Sebastian Trail Head	NW	6.00	Active/Passive	Neighborhood
<b>TOTAL</b>		<b>224.50</b>		

Source: Leisure Services Department, 2010

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**Table 6.3  
Recreational Facilities**

Facility	Total	Parks												
		Merrill	Eastmonte	Westmonte	Lake Lotus	Sunshine	Hermit's Trail	Lake Orienta	Cranes Roost Park	City Library Park	Turn-Bull	San Sebastian Trail Head	Lake Brantley Athletic Complex	Other Parks
Baseball/Softball Field	8-L/5-NL	3-L	5-L/1-NL	2-NL									3-NL	
Tennis Courts	5-L		1-L	4-L										
Basketball Courts	4-L, 3 indoor		2-L	2-L									3 (indoor)	
Playgrounds	6	1	1	1			1				1			1
Multi-Purpose Fields	1			1										
Racquetball Courts	4-L		4-L											
Boat Ramps	1							1						
Jogging Trail	3 (4 miles)	1(1 mile)			1 (2 miles)				1(1 mile)					
Civic/Recreation Building	2		1	1										
Swimming Pool	2			1 (25 meter)									1 (50 meter)	
Therapeutic Pool	1			1										
Volleyball Courts	5-L	3-L											2-L	
Bocci Courts	2			2										
Picnic Pavilions	13	3	3	2	3		1			1				
Other	3				boardwalk with fishing pier								2 gymnasiums at Lake Brantley H.S.	

\*L=Lighted, NL=Not lighted

Source: Leisure Services Department, 2010

**Table 6.4**  
**Department of Leisure Services Typical Program Activities**

<b>RECREATION CENTER ACTIVITIES</b>		
Baseball	Softball	Tennis Tournaments
Flag Football	Softball Tournaments	Tumbling Tots
Gymnastics	Softball: Men, Women, Co-ed, Youth	Volleyball Leagues
Aerobic Dance Classes	Spring Break Field Trips	Youth Flag Football
Weightlifting	Summer Camp	Youth Lock-In & Dances
Raquetball leagues	Swim Lessons	Youth & Adult Basketball
Wrestling	Tennis Teams: Adult, Junior	Youth Cheerleading
Teen Camp	Tennis Lessons	Youth Tennis
Boxing		
<b>SPECIAL EVENTS</b>		
Eddie Rose Volunteer Appreciation Banquet	Altamonte Jazz Ensemble Concerts & Dances	Easter Egg Hunt
Red Hot & Boom (July 3rd celebration)	Friday Night Live Concerts	Senior Health Fair
Spaghetti Dinner Fundraiser	Jazz Jams	Dancing Fountain Shows
Sunset Cinemas	Halloween at Cranes Roost	Family Fest
Light Up the Holidays	Santa Tuesdays	Easter Community celebration
Holiday Light Displays	Coppers n Choppers	Holiday Movie Nights
<b>LIBRARY</b>		
Public computers with Internet access and Microsoft Products	Children's programs including story times, after school art, homework help, crafts	Children's Summer reading Program
Wireless Access	Audio books on compact disc	Young adult (teen) books and special programs
ESL (English as a Second Language Material)	DVDs for checkout	Faxing service (\$1 per page for local and toll-free numbers)
Books in large print and in Spanish	Voter registration	
<b>THERAPEUTIC ACTIVITIES (Senior &amp; Special Population)</b>		
Bowling (Specials & Seniors)	Senior Field Trips - single day and multi-day	Card Games (Seniors)
Monthly Nightbird Dance	Adapted Aquatics	Special & Senior Dinners
Belly Dancing (Specials)	Warm Water Exercises	Softball, Bocce, Swimming, Tennis (Specials)
Thursday Night out (Specials) cooking classes, karaoke singing, arts and crafts, movie night	STOP (Saturday Time-out for Parents)	Holiday Nights Light Ride (Specials)
Summer Camp (Specials)	Ballroom Dancing (Specials & Seniors)	Play Your Way (Specials ages 5 - 12)
Bocce leagues (Seniors)	Cheerleading - Sparklers (Specials)	Fundraisers - car washes (Specials)
Bambino Buddy Ball (Specials)	Winter Camp (Specials)	Computer skills classes (Seniors)

Source: Leisure Services Department, 2010

### ***Community Parks***

The City has four larger, community parks with on-site supervision. Parks in this classification provide recreation areas that are primarily active in nature and designed for intensive uses, while still containing a significant amount of open space not designed for specific activities. These parks serve a city-wide population. Vehicular parking is provided and pedestrian and bicycle access is also available at each of these parks. All four community parks provide barrier-free access and handicapped parking spaces. The following provides additional information about each community park

- A. **Merrill Park.** Merrill Park, 28.0 acres in size, is the largest developed park in the City. It is located in the northwest quadrant of the City and is known as the City's primary baseball/softball complex. It also has a one-mile nature/jogging trail.
- B. **Eastmonte Park.** Eastmonte Park, 21.0 acres in size, is located in the southeast quadrant of the City on Longwood Avenue, a few blocks south of S.R. 436. Eastmonte Park contains extensive recreational facilities and the City Civic Center. The Civic Center is available for organized leisure and civic programs.
- C. **Westmonte Park.** Westmonte Park is the home of the Department of Leisure Services' operations center. It contains the Department's offices, an auditorium, and activity rooms. The City swimming pool and a therapeutic pool are also located at this park, as well as two tournament quality bocce courts. Westmonte Park provides a variety of recreational facilities and a shaded playground. The park site, covering 14.0 acres, is located in the northwest quadrant of the City on Spring Oaks Boulevard, north of S.R. 436.
- D. **Lake Lotus Park.** The City's Lake Lotus Park totals 125.0 acres. Fifteen acres of upland land is used for active recreation. The remaining 110.0 acres are subject to seasonal wet conditions and is not suited for intensive recreational uses. This area has been designated as a passive park with boardwalks and scenic views of Lake Lotus. The City obtained grant funds through the Florida Recreation Development Assistance Program for the development of upland areas and preservation of wetland areas found in Lake Lotus Park.

### ***Neighborhood Parks***

Neighborhood Parks are smaller than community parks and are organized for efficient utilization. These parks provide leisure-time opportunities for many user groups within walking or a short driving distance from residential areas. The City owns and develops neighborhood parks that are passive, active, or both. Sunshine Park, located in the southeast quadrant of the City, is a small passive neighborhood park. It includes open space, benches and walkways. Turnbull Park in the southeast quadrant of the City is a small primarily passive park with one play area. Hermits Trail, in the northeast quadrant, is an active/passive neighborhood park. It contains picnic areas, play areas and open space. An active neighborhood park is Lake Orienta. The City's only boat ramp is located at this park.

Cranes Roost Park, developed in the mid-1990's, is located around Cranes Roost Lake within the City's Regional Business Center (RBC) Activity Center. Cranes Roost Park is part of the Regional Business Center's Cranes Roost Lake Master Plan. The Park includes major waterfront improvements along Cranes Roost Lake, which include pedestrian walkways and a boardwalk, pavilion and amphitheater. Financing of Cranes Roost Park was accomplished partially through the use of Tax Increment Financing funds collected in the Regional Business Center and through developer contributions and fees. The San Sebastian Trail is another of the City's neighborhood parks. It is located along the Seminole Wekiva Trail and provides access to a trail that will eventually become part of a regional trail

system.

### ***Public Access to Lakes***

Lakefront properties in the City of Altamonte Springs are predominately built-out and in private ownership. The City owns property on Lake Orienta (Lake Orienta Park) and Lake Lotus (Lake Lotus Park). Public access to Lake Orienta is available from the City boat ramp located at this park. Any other vacant lakefront lands currently in the City limits are in private ownership and have development committed or approved. These vacant lands are primarily within the boundaries of a Development of Regional Impact or a Planned Unit Development.

### ***Open Space***

Although a majority of land within the City of Altamonte Springs is developed, there are open space areas that require protection from development. These areas present opportunities for conservation, ecological, recreational, and aesthetic purposes. Open space in this plan is defined as "undeveloped land suitable for passive recreation and/or Conservation Areas." According to the Seminole County Property Appraiser's website, there are 177.51 acres of land either zoned conservation or by deed are designated as conservation in the City. These include land owned by homeowners associations, city owned park and recreational areas, natural drainage areas, and lands owned by private or nonprofit agencies such as the Florida Audubon Society.

The City emphasizes "usable open space" requirements for developed properties in its Land Development Code. For example, the City's Land Development Code requires a minimum of twenty-five (25%) percent open space in all public and private developments. The Land Development Code also contains provisions that allow Activity Center Intensity/Density Bonuses when developers provide increased landscaping, increased open space, and/or capital contributions for land acquisition, streetscape improvements, and pedestrian and bicycle facilities. These standards ensure a minimum amount of "usable open space" throughout the City of Altamonte Springs.

### ***Other Facilities/Services***

The City provides two other services/facilities that are not mandatory but are supported by the City and the private sector. This includes the City of Altamonte Springs Library, which is located in the southeast quadrant of the City at 281 Maitland Avenue. The library is owned and operated by the City and is currently supported, in part, by new development through impact fees. The library's inventory currently contains 36,000 volumes. The City's existing facility was expanded to 8,028 square feet in size when the library moved into adjacent space that was formerly leased to the Seminole County Chamber of Commerce.

The other service is a median beautification program that provides aesthetics and open space along three arterial roadways in the City (SR 436, SR 434, and Maitland Avenue). In addition to City efforts, a private development is responsible for a median beautification program along SR 434 in front of the West Town Corners shopping center, West Town Parkway, Central Parkway, and Montgomery Road.

### ***Joint Use Facilities***

The City of Altamonte Springs partners with local schools to make additional recreational opportunities available to City residents. Two joint use facilities are Teague Middle School and Lake Brantley High School. The City uses the Teague Middle School gym for basketball practice and leagues as well as

their multi-purpose rooms for Teen Camp. Residents can use the swimming pool or gymnasiums for basketball and volleyball at Lake Brantley High School.

### ***Private Recreation***

Private recreation facilities supplement public facilities for certain segments of the population. Some existing single-family subdivisions and all new multi-family residential projects (as mandated by the Land Development Code) include recreational facilities. For example, the property owners of Highridge Subdivision, a single-family subdivision in City's southeast quadrant, own and maintain a private park. The park is 0.81 acres in size and contains playground equipment and an open play area.

Altamonte Bowling Lanes, located at 280 Douglas Avenue in the northwest quadrant of the City is considered a commercial recreational complex available for use by residents of the City. The facility offers bowling activities, leagues and clubs, and provides its facilities for parties and events.

The City encourages development of private recreation facilities to complement public recreational facilities to the extent that such facilities are compatible with the City's land development policies. Private, recreational opportunities for City residents include swimming pools and tennis courts at residential projects and the bowling alley located in one of the City's commercial districts.

## **RECREATIONAL OPPORTUNITIES WITH SEMINOLE COUNTY AND THE SEMINOLE COUNTY SCHOOL BOARD**

Altamonte Springs residents have access to all Seminole County Parks. A major Seminole County Park is Sanlando Park, which is 49.0 acres in size. It is located northeast of the City's Westmonte Park on Douglas Avenue. It contains 25 tennis courts, racquetball/handball courts, basketball courts, volleyball courts, picnic areas/shelters, five baseball/softball fields, and a playground. Seminole County residents have access to City recreational facilities, based on availability.

Recreation facilities at properties owned by the Seminole County School Board in Altamonte Springs, including Lake Orienta Elementary School, Forest City Elementary School, Spring Lake Elementary School, and Lake Brantley High, are also available to City residents when school is not in session. These facilities are used for City of Altamonte Springs Men and Women's softball leagues and the Men's basketball league.

Another coordinated effort involves the Fieldhouse at Lake Brantley High School. The City and Lake Brantley High School received Public Education Capital Outlay (PECO) funds to construct a joint-use multi-purpose community facility on Lake Brantley High School property. The Fieldhouse was completed in 1995 and includes a swimming pool and gymnasium.

## **CURRENT AND PROJECTED NEEDS**

This portion of the Element analyzes the recreational need of the City's current and future population. It also establishes a Level of Service (LOS) standard for meeting the current and future needs followed by a discussion on the methodology and needs by population for recreational land through 2030.

### ***Recreation Demand and Needs***

The establishment of a LOS standard helps the City determine its current and future recreation needs. This standard should meet the policies of the City and be adequate for the existing and future population. It should also be economically feasible.

#### ***Level of Service (LOS) Standard.***

City of Altamonte Springs' LOS standard is based on the amount of parkland needed (acres/1000 people). The LOS standard for Recreation and Open Space is 3.37 acres per 1,000 persons and is listed below.

#### ***LOS Methodology/Analysis***

The LOS standard of 3.37 acres per 1,000 persons is adapted from guidelines recommended by FDEP and the Florida Recreation and Parks Association (FRPA). The adaptations are necessary to adjust the FDEP and FRPA guidelines to conform to City policies and financial capabilities.

The Florida Housing Data Clearinghouse estimates the City's 2010 population at 42,620 persons. The population is projected to increase to 45,481 persons by 2030. The City currently operates 224.50 acres of parkland. Based on the current population and 224.50 acres of parkland, the City currently has 5.3 acres of parkland per 1,000 persons. Applying the currently adopted LOS standard to the City's 2010 population indicates that the recreation system contains 80.5 acres above the minimum necessary to maintain the level of service standard. Based on the recreational land LOS of 3.37 acres per 1000 population, the City has adequate parkland for the current and projected number of Altamonte Springs residents. Table 6.5 illustrates the existing demands and needs for recreation land in Altamonte Springs.

The projected population for year 2030 is 45,481. Based on future anticipated population and the current adopted LOS standard, the population will demand 153.27 acres of parkland. With a current inventory of 224.50 acres, the City will have 71.23 acres of parkland above that necessary to meet the minimum standard through the long range planning horizon.

Table 6.5 identifies the projected 2030 demand and need for recreation land in the City.

**Table 6.5  
Recreational Land Demands and Needs**

<b>People</b>	<b>Existing Acres</b>	<b>Actual LOS (Acres/1,000 People)</b>	<b>Adopted Los (Acres/ 1,000 People)</b>	<b>Acres Needed Based On Los</b>	<b>Surplus(+)/ Need (-) (Acres) (1)</b>
<b>2000</b>					
41,200	210.25	5.10	3.37	138	+71.40
<b>2030</b>					
45,481	224.50	4.94	3.37	153.27	+71.23

Source: Florida Data Housing Clearinghouse, Leisure Services Department

### ***Recreation Needs for Special Groups -- Seniors, Adolescents, and Handicapped***

The provision of recreational facilities should consider needs of special groups such as the elderly, handicapped, and young adolescents. The 2000 recreation guidelines established by DEP do not specifically address recreation demands and needs of these special groups. These groups require special planning consideration during the design of parks and recreation facilities.

- A. **Handicapped.** Parks and recreational facilities should generally be designed to accommodate special access needs of senior citizens and handicapped persons. Parking facilities at parks should include an adequate number of handicapped parking spaces, while recreation facilities such as fishing piers, pavilions, and ballfield stadiums should contain ADA compliant ramp structures at access points to enable passive participation in recreational activities. Without special design considerations at access points many handicapped and walking-impaired persons will not be able to participate in both active and passive recreation activities.
- B. **Senior Citizens.** Recreational interests of senior citizens and adolescents vary from those of more active age groups. Senior citizens, particularly those in their later years, prefer more passive and less energetic activities such as shuffleboard, card games, nature walks, fishing, and picnicking than more demanding activities such as baseball, racquetball, and soccer. Activities available to seniors should include numerous places to picnic, walking trails and nature observation at area preserves. Although opportunities in recreation are available throughout the City, provision of additional activities for seniors should be considered.
- C. **Adolescents.** Young adolescents lack the physical size and strength to actively participate in certain recreational activities, but can do so where special facilities are provided. For example, shallow wading pools located immediately adjacent to swimming pools allow them to safely enjoy water activities. A number of playgrounds offering recreational equipment designed for various adolescent age groups are included in the park designs within the City.

## **FUTURE RECREATION AND OPEN SPACE**

This portion of the element focuses on programs and efforts that will enhance and expand existing parks, recreation, and open space within the City of Altamonte Springs. Recreational opportunities with Seminole County and the private sector will also be discussed.

### ***Correction of Existing Deficiencies***

No deficiencies in park land currently exist. Recreational facilities are adequately funded. The City currently collects impact fees from new developments for parks and recreation services to raise revenues for additional park land, recreational facilities and site improvements. The City has identified several opportunities that will expand and enhance the recreational facilities to meet the needs of Altamonte Springs. Each opportunity is discussed below.

### ***Future Park Sites***

Development of existing recreational land owned by the City is one opportunity for the City to enhance its recreation and open space program. Two small undeveloped sites have been set aside for park development, as funds become available.

- A. **Cranes Way Water Tower Site - NE Quadrant - 5 acres.** This site contains a City water

tower. A small, landscaped passive neighborhood park can be accommodated adjacent to the water tower.

- B. **Lake Florida Lift Station Site - NE Quadrant - 0.75 acres.** This site contains a City lift station. A small, landscaped passive neighborhood park may be accommodated here.

### **Private Recreation Facilities**

Another means of reducing the City's need to provide future recreation space and facilities would require new residential developments, including motels and hotels, to provide these services for their tenants or guests. Multi-family residential developments often provide facilities such as swimming pools, tennis courts, picnic areas, and fitness trails as amenities to attract prospective tenants. The use of private facilities reduces demand at Public Park and recreational facilities.

As part of the Land Development Code, the City permits private recreation facilities in appropriate zoning districts, based on surrounding land use compatibility. The Land Development Code also sets criteria for the provision of active/passive recreational facilities in new multi-family housing projects.

## **INCREASING RECREATIONAL OPPORTUNITIES**

### ***Future Use of School Recreation Sites***

The use of school recreation sites for public recreation purposes represents an efficient use of these facilities and ultimately of public tax expenditures. Once students leave school grounds after daily classes end, recreational facilities are left unused when not made available to the public. The City may negotiate additional agreements with the School Board for joint use of the existing recreation facilities at the Altamonte Springs schools in future if the need arises.

### ***Coordination with Seminole County Recreational Space System***

A portion of park area surrounding the City is owned and maintained by Seminole County. Therefore, the City of Altamonte Springs should coordinate its future recreation plans with the County to avoid duplication of services provided by both entities for citizens.

### ***Pedestrian/Bicycle Trail***

An abandoned railroad right-of-way west of I-4 and north of SR 436 was converted to a pedestrian/bicycle Trail in 2000 by Seminole County. This trail, called the Seminole Wekiva Trail, provides a pedestrian/bicycle link to three parks: the City's Westmonte Park, the City San Sebastian Park, and Seminole County's Sanlando Park. The City shall continue coordination with Seminole County regarding future plans to connect this trail to existing and proposed regional bicycle/pedestrian trail facilities.

## STATE COMPREHENSIVE PLAN CONSISTENCY

### INTRODUCTION

As part of their compliance review, the Department of Community Affairs (DCA) will review local government comprehensive plans for consistency with the State Comprehensive Plan (SCP) (Chapter 187, Fla. Stats.). Plans that are not sufficiently consistent with the SCP will receive a determination of non-compliance. The Plan must then be brought into compliance to avoid the sanctions available pursuant to Chapter 163.3184 (11) and vagaries of the Administrative Procedures Act process (Chapter 120, F.S.).

Chapter 163, Florida Statutes, the Local Government Comprehensive Planning and Land Development Regulation Act (the Growth Management Act) defines consistency as "...compatible with..." and "...furthers..." the SCP. "Compatible with" means that the Plan is "**not in conflict with**" the SCP. The term "furthers" means "**to take action in the direction of realizing the goals or policies**" of the SCP. (Chapter 163.3177 (10)(a)).

Since the SCP goals and policies are very broad, it is not difficult for the City to be "**compatible**" with them. It is considerably more difficult to demonstrate that the City's Plan has clearly "**...taken action in the direction of realizing the goals and policies...**" of the SCP.

In order to assist the City in developing goals, objectives and policies for the Open Space and Recreation Element of its Plan that are consistent with the SCP, the SCP was analyzed to determine which of its policies are applicable to the City's Open Space and Recreation Element. The SCP policies applicable to this Element are listed below in no particular order of importance.

Each SCP Goal is listed with its associated policies. The Goal and the Policies are reproduced verbatim. The policy number refers to a specific SCP policy and may therefore appear out of sequence. The list should not be considered as complete or the final authority of the applicability to the Open Space and Recreation Element. The DCA has the final authority to determine the City's compliance with the State Comprehensive Plan.

### *SCP Goals and Policies*

**GOAL 10 -- FLORIDA SHALL PROTECT AND ACQUIRE UNIQUE NATURAL HABITATS AND ECOLOGICAL SYSTEMS, SUCH AS WETLANDS, TROPICAL HARDWOOD HAMMOCKS, PALM HAMMOCKS, AND VIRGIN LONGLEAF PINE FORESTS, AND RESTORE DEGRADED NATURAL SYSTEMS TO A FUNCTIONAL CONDITION.**

**Policy 2** - Acquire, retain, manage, and inventory public lands to provide recreation, conservation and related public benefits.

**Policy 7** - Protect and restore the ecological functions of wetlands systems to ensure their long-term environmental, economic and recreational value.

**Policy 11** - Expand state and local efforts to provide recreational opportunities to urban areas, including the development of activity based parks.

**Policy 12** - Protect and expand park systems throughout the state.

**Policy 13** - Encourage the use of public and private financial and other resources for the development of recreational opportunities at the state and local levels.

## REGIONAL POLICY PLAN CONSISTENCY

As part of their compliance review, the Department of Community Affairs (DCA) will review local government comprehensive plans for consistency with the *Strategic Regional Policy Plan* (SRPP) adopted by the East Central Florida Regional Planning Council (ECFRPC) in 1998. The ECFRPC also reviews the Plan and makes a consistency recommendation to DCA. This consistency recommendation is based on the relationship of the City's Plan to the SRPP as a whole.

In addition, the City's Comprehensive Plan is striving to be consistent with the regional vision – "2050 How Shall We Grow". The City's Plan supports the "4 C's" of the regional vision as stated below.

The "4 C's" of the Regional Vision stand for:

- *Conservation*- Identifying and protecting our most critical natural resources of regional significance, and doing this first.
- *Centers*- Promoting more future growth and development in compact urban centers with great amenities (great places to live, work, shop and recreate in a more pedestrian-friendly setting).
- *Corridors*- Connecting centers with mixed-use corridors served by multi-modal (motor vehicles, light rail, commuter rail, bus, bus rapid transit, bike lanes and pedestrian trails) transportation systems.
- *Countryside*- Taking the pressure off countryside by increasing the density and intensity of great urban centers, and thus deferring the need for more sprawl into the countryside.

In order to assist the City in developing goals, objectives and policies for the Future Land Use Element consistent with the SRPP, the SRPP was reviewed to determine which of its policies were applicable to the City. The SRPP policies applicable to this Element are shown below.

SRPP Sections	Policies
Economic Development	n/a
Emergency Management	n/a
Housing	n/a
Natural Resources	4.35
Transportation	n/a
Land Use	6.1, 6.6,
Public Facilities	7.4, 7.7, 7.8,

## FUTURE LAND USE

Data, Inventory, and Analysis  
October 2010

### Legend

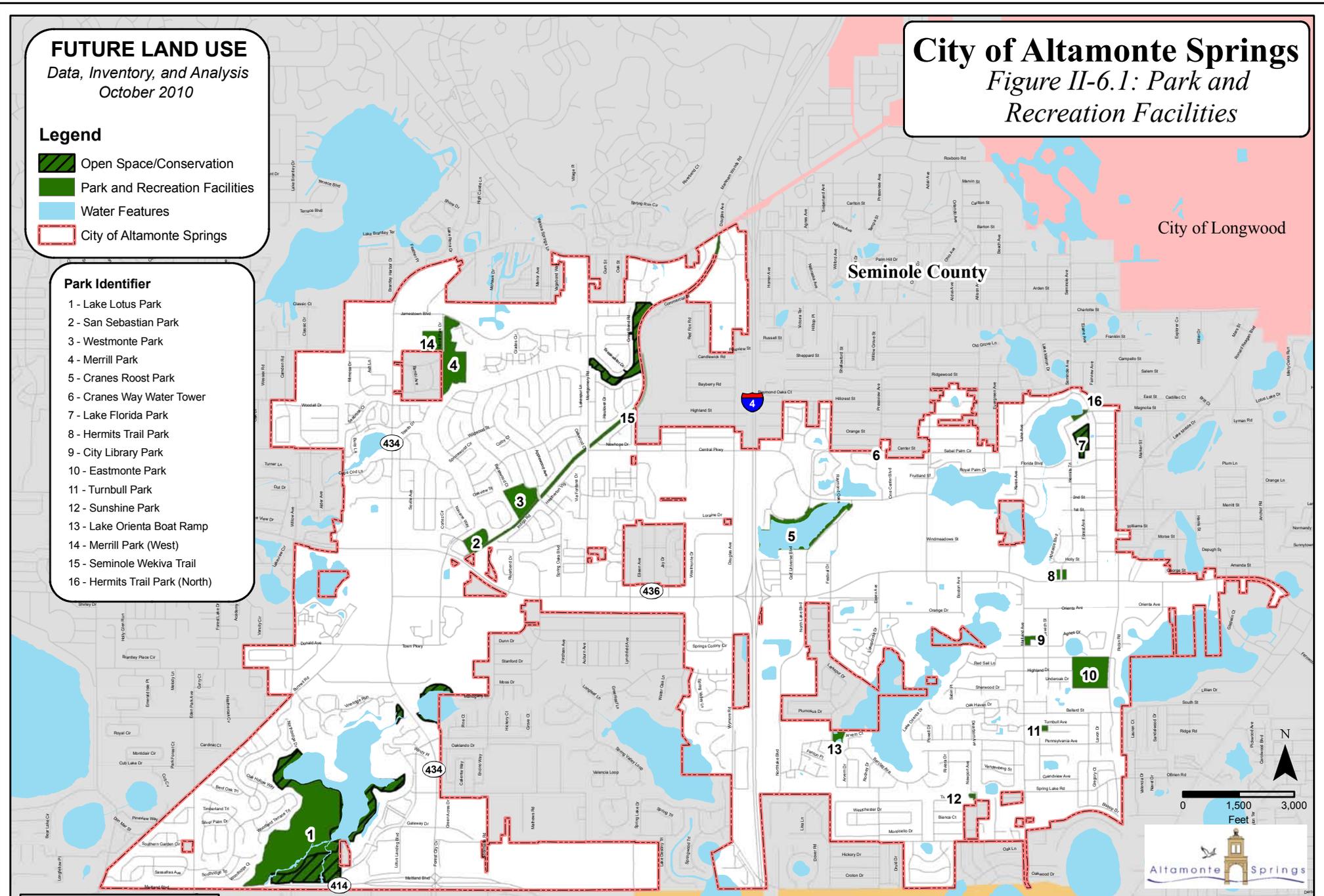
-  Open Space/Conservation
-  Park and Recreation Facilities
-  Water Features
-  City of Altamonte Springs

### Park Identifier

- 1 - Lake Lotus Park
- 2 - San Sebastian Park
- 3 - Westmonte Park
- 4 - Merrill Park
- 5 - Cranes Roost Park
- 6 - Cranes Way Water Tower
- 7 - Lake Florida Park
- 8 - Hermits Trail Park
- 9 - City Library Park
- 10 - Eastmonte Park
- 11 - Turnbull Park
- 12 - Sunshine Park
- 13 - Lake Orienta Boat Ramp
- 14 - Merrill Park (West)
- 15 - Seminole Wekiva Trail
- 16 - Hermits Trail Park (North)

# City of Altamonte Springs

Figure II-6.1: Park and  
Recreation Facilities



Source: City of Altamonte Springs GIS  
Seminole County GIS, 2010  
044187015

Orange County

City of Maitland



Kimley-Horn  
and Associates, Inc.