

PARK SECTOR 21 SUMMARY

PARK SECTOR 21 PRIORITIES

These priorities were developed by using condition assessment information from site visits, standard-based needs analysis (NRPA standards and data provided by the Trust for Public Land ParkScore™ Project), and public input via an online survey, park user interviews, community events and Capital Improvement Plan (CIP) meetings.

1. Develop new park facilities
2. Develop neighborhood connections to parks and trails
3. Acquire new park land
4. Develop partnerships with the school system and other entities
5. Preserve environmentally sensitive areas
6. Revitalize existing parks

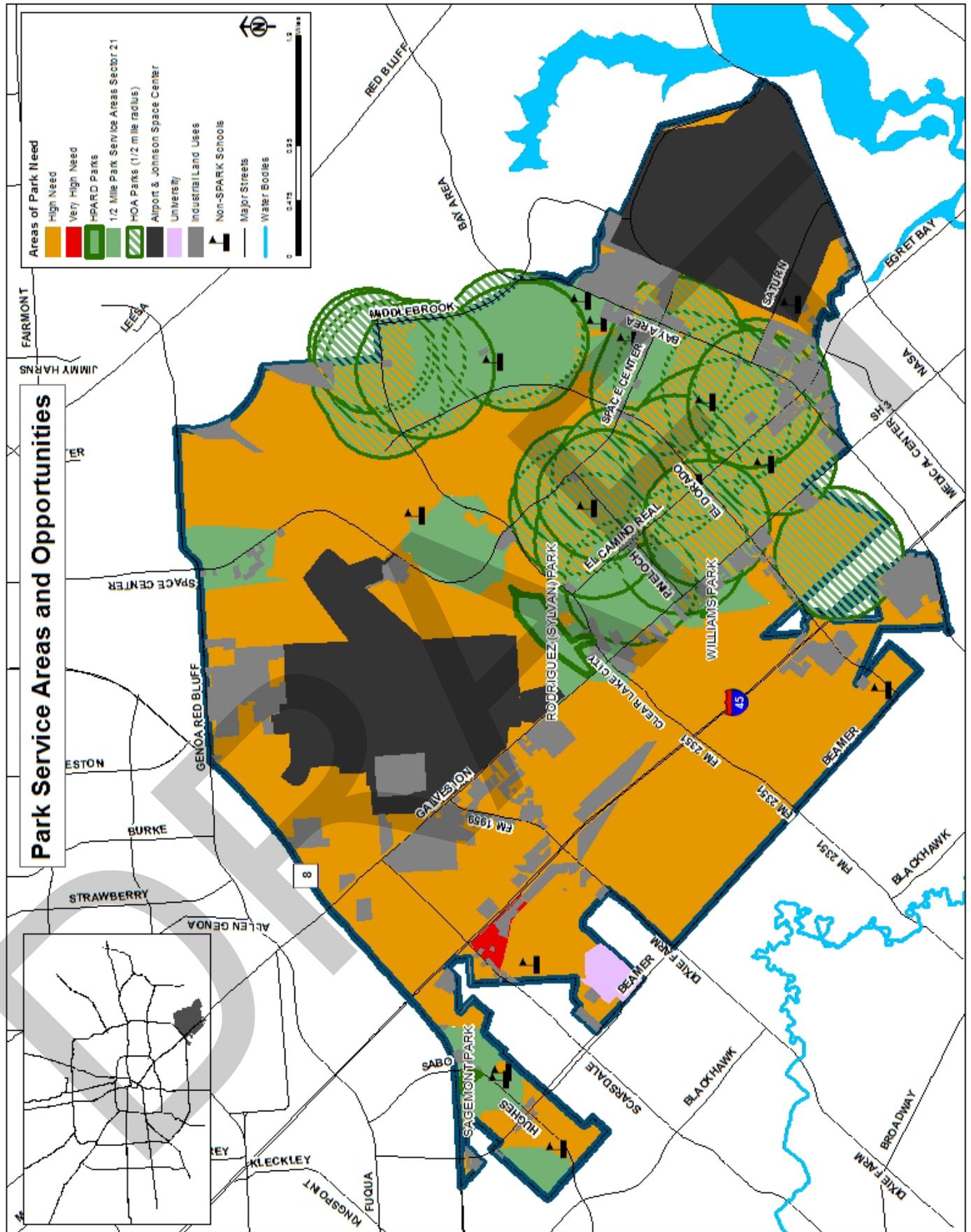
RECOMMENDATIONS

Williams Park in this Park Sector has the greatest need for redevelopment. However, the Sterling Knoll Association is responsible for maintenance until 2029. The only two other HPARD parks in this sector, Sagemont Park and Rodriguez (Sylvan) Park, both recently received renovations.

Currently, there is no need for additional park land because of the low population in the area. However, there are areas of need with no access to parks, which are closest to Beltway 8, I-45 and Scarsdale. Schools not participating in the SPARK School Park Program (Non-SPARK schools) should be explored as potential future partnerships for park space. Areas west of I-45 and north of Dixie Farm Road would seem to particularly benefit from additional Spark Parks. There is a high percentage of undeveloped and agricultural land in this Park Sector which could be conserved for future park use. The development of private parks seems to be keeping up with the demand for park land. Encouraging developers to continue to provide private parks in the new development would help to maintain the balance as this area grows. There are currently four trails maintained by the Home Owner Associations (HOAs) in this Park Sector.

This Park Sector is deficient in playgrounds, picnic shelters, trails, volleyball courts, dog parks, skate parks, community centers, spraygrounds, and softball fields. There is space at Rodriguez (Sylvan) Park for the possible development of amenities in the future. In the 2014 survey, the top three priorities of residents in Park Sector 21 when asked what recreational needs existed in their neighborhood were: hike, bike and walk trails, open space and natural areas, and spraygrounds or swimming pool facilities. Other services and amenities that residents asked for in the write-in portion of the survey were: archery programs, outdoor environmental education and camping, fitness programs, swim lessons, fishing activities, arts and crafts programs, and youth nature programs.

Sources: 2010 Census, 2010 Houston Health Survey, American Community Survey 2013, Houston Parks Board, HPARD 2014 Online Survey, Trust for Public Land ParkScore™ Project, 2040 H-GAC population projections by Park Sector



EXISTING HPARD PARKS

Facility Name	Address	Street	Total Acres	Trail Length
Neighborhood Parks				
Sagemont Park	11507	Hughes	8.30	N/A
Total HPARD Pocket Park Acreage			8.30	
Community Parks				
Rodriguez (Sylvan) Park	1201	Clear Lake City Blvd.	111.46	1.10
Total HPARD Pocket Park Acreage			111.46	
Total HPARD Park Acreage			119.80	
Total HPARD Trail Length				0.37

EXISTING COMMUNITY CENTERS AND POOLS

Community Centers and Pool Facilities	Address	Zip Code	Agency Responsible
Clear Lake Neighborhood Pools	Various Locations	Various	HOAs/Neighborhood Associations
Sagemont Community Center and Pool	11507 Hughes	77089	HPARD

PARK SERVICE AREAS

The Park Service Area map was produced using data provided by the Trust for Public Land ParkScore™ Project to show areas of park need. The green areas represent a ½ mile service area of public parks (city or county) and SPARK Parks (school parks open to the public after school) or other publicly accessible non-HPARD Parks.

The orange and red represent areas where there is not access to a park within a ½ mile. The degree of need (red is very high need and orange is high need) is based on population density, household income (less than \$35,000), and presence of youth (19 yrs or younger). The office and industrial land uses are represented in grey, to specifically highlight residential and commercial areas of need. Because of the development of private parks, most of the single family residential areas have access to park maintained by the HOAs. Non-SPARK schools are indicated on the map as black flags to explore as potential future partnerships for park space.

PARK SECTOR FACTS

- This Park Sector contains 328 acres of parkland (Harris County, HPARD & other providers). Of the 21,111 acres in this Park Sector, 2% of this acreage is parkland.
- There are approximately 72,000 residents, almost 55% of the population is Non-Hispanic White.
- According to the park land standards of people per 1,000 acres of park land, there is no need for additional park land because of the low population in the area. Due to the low population density of this Park Sector, some areas still show a need closest to Beltway 8 and around I-45 and Scarsdale; however, many of these areas have very little or no residential development.
- Park Sector 21 has a total of 7 miles of trails. There are four trails maintained by the HOAs.
- H-GAC population projections estimate that this area will add over 20,000 residents by 2040. To meet the park land needs for the estimated 2040 population an additional 8 acres of park land will be needed.

NEEDS ASSESSMENT FOR AMENITIES IN PARK SECTOR

The table below shows the total existing amenities (including, HPARD, County and SPARK Parks) as of 2015, the target goal per amenity, and the amenities needed based on population standards for each amenity using 2010 US Census Population. The last row shows the estimated number of amenities needed based on the H-GAC population projections for 2040 and amenity standards used in the 2007 Parks Master Plan.

AMENITY	PLAYGROUNDS	PICNIC SHELTERS	TRAILS (MILES)	OUTDOOR BASKETBALL COURTS	TENNIS	VOLLEYBALL	DOG PARKS	SKATE PARKS	COMMUNITY CENTERS	SWIMMING POOLS	OUTDOOR SPRAYGROUNDS	BASEBALL (LIT and UNIT)	SOFTBALL (LIT and UNIT)	SOCCER (LIT and UNIT)
2015 Goal	18	7	14	6	32	2	1	1	2	13	1	8	2	10
2015 Existing	15	3	7	6	32	0	0	0	1	13	0	8	1	10
2015 Needed	3	4	7	-	-	2	1	1	1	-	1	-	1	-
2040 Needed	5	2	4	2	-	1	-	-	1	-	-	-	1	-

GUIDE FOR ESTIMATED COST OF NEW AMENITIES, PARK LAND, AMENITY RENOVATIONS AND OPERATION AND MAINTENANCE FOR PARK SECTOR

The table below contains costs estimates (in 2015 dollars) based on the needs assessment using 2010 US Census population and population projections provided by H-GAC per Park Sector for 2040, for both amenities and land in this Park Sector. In addition, the cost estimates (in 2015 dollars) for renovation of existing facilities and operation and maintenance are listed. A general explanation of each figure and its source is listed below:

1. **Cost of New System Amenities:** This is the estimated cost for amenities based on the needs assessment above. Costs are estimated for 2015 and 2040 based on costs of 2014 HPARD projects. These costs are a guide and do not include site specific constraints such as utility extensions, flood mitigation or the purchase of land if expansion of the park was needed for these amenities.
2. **Cost of Park Land:** This is the land needed to meet the park land standards for 2015 and 2040 based on the 2010 US Census and the H-GAC estimated population projections respectively. Land costs are based on land values by Park Sector, provided by H-GAC, from 2014 HCAD values for properties greater than 5,000 sqft in size and with no structures.
3. **Cost of HPARD Amenity Renovation:** The 2015 cost estimate is based on the assessment that 30% of the existing facilities in this Park Sector need renovation. The 2040 cost estimate is based on the assessment that the remaining 2/3 of the facilities from 2015 and 30% of the new facilities will need renovation to meet the population growth. Costs are estimated for 2015 and 2040 based on costs of 2014 HPARD projects.
4. **Annual Operation & Maintenance:** This figure is based on the national average for parks and recreation operational spending amount (\$63) per resident in 2013 according the Trust for Public Land publication "2014 City Park Facts." Houston spent \$29 per resident on parks and recreation in 2013. This figure shows what the cost of spending this average amount per resident would be based on the current population and the projected population in 2040.

	1	2	3	4
	COST OF NEW SYSTEM AMENITIES	COST OF NEW PARK LAND	COST OF HPARD EXISTING AMENITY RENOVATION	ANNUAL COST OF OPERATION AND MAINTENANCE
2015	\$18,000,000	0 Acres- \$0	\$5,000,000	\$5,000,000
2040	\$15,000,000	8 Acres- \$520,000	\$19,000,000	\$1,000,000
TOTAL 2040	\$33,000,000	\$520,000	\$24,000,000	\$6,000,000

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