

PARK AND OPEN SPACE PLAN

TOWN OF JACKSON WASHINGTON COUNTY WISCONSIN

**SOUTHEASTERN WISCONSIN
REGIONAL PLANNING COMMISSION**

KENOSHA COUNTY

Francis J. Pitts
Mary A. Plunkett
Sheila M. Siegler

RACINE COUNTY

John R. Hansen
Earl G. Skagen
Michael W. Wells

MILWAUKEE COUNTY

Irene M. Brown,
Secretary
Harout O. Sanasarian,
Vice-Chairman
Jean B. Tyler

WALWORTH COUNTY

John D. Ames
Anthony F. Balestrieri,
Chairman
Allen L. Morrison

OZAUKEE COUNTY

Allen F. Bruederle
Sara L. Johann
Alfred G. Raetz

WASHINGTON COUNTY

Thomas J. Sackett
Patricia A. Strachota
Frank F. Uttech

WAUKESHA COUNTY

Robert F. Hamilton
William D. Rogan,
Treasurer
Paul G. Vrakas

TOWN OF JACKSON OFFICIALS

BOARD OF SUPERVISORS

CHAIRMAN

Reuben J. Schmahl

Verlyn Krueger
Alois Okruhlica

CLERK

Gordon C. Hoffmann

**SOUTHEASTERN WISCONSIN REGIONAL
PLANNING COMMISSION STAFF**

Kurt W. Bauer, PE, AICP, RLS. Executive Director
Philip C. Evenson, AICP Assistant Director
Kenneth R. Yunker, PE Assistant Director
Robert P. Biebel, PE Chief Environmental Engineer
John W. Ernst. Data Processing Manager
Gordon M. Kacala Chief Economic Development Planner
Leland H. Kreblin Chief Planning Illustrator
Donald R. Martinson Chief Transportation Engineer
Bruce P. Rubin Chief Land Use Planner
Roland O. Tonn, AICP Chief Community Assistance Planner
Joan A. Zenk Administrative Officer

Special acknowledgement is due Gerald H. Emmerich, Jr., SEWRPC Principal Planner, for his contribution to this report.

**COMMUNITY ASSISTANCE PLANNING REPORT
NUMBER 140**

**A PARK AND OPEN SPACE PLAN
FOR THE TOWN OF JACKSON
WASHINGTON COUNTY, WISCONSIN**

Prepared by the
Southeastern Wisconsin Regional Planning Commission
P. O. Box 1607
Old Courthouse
916 N. East Avenue
Waukesha, Wisconsin 53187-1607

September 1986

Inside Region: \$3.00
Outside Region: \$6.00

(This page intentionally left blank)

SOUTHEASTERN WISCONSIN REGIONAL PLANNING COMMISSION

916 N. EAST AVENUE

P.O. BOX 1607

WAUKESHA, WISCONSIN 53187-1607

TELEPHONE (414) 547-6721

Serving the Counties of:

KEOSHA
MILWAUKEE
OZAUKEE
RACINE
WALWORTH
WASHINGTON
WAUKESHA

September 21, 1986

Mr. Rueben J. Schmahl, Chairman
Town of Jackson
Town Hall
3685 Division Road
Jackson, Wisconsin 53037

Dear Mr. Schmahl:

The Town of Jackson in a letter dated January 16, 1984, requested that the Southeastern Wisconsin Regional Planning Commission assist the Town in the preparation of a park and open space plan--a plan which would provide recommendations concerning the preservation, acquisition, and development of needed park and open space lands in the Town. Acting in response to that request, and working under the direction of the Town Board, the Regional Planning Commission staff has completed the requested park and open space plan for the Town of Jackson.

This report describes that plan. It sets forth agreed-upon park and open space preservation, acquisition, and development objectives and supporting standards relevant to the needs and values of the citizens of the Town; presents pertinent information on the supply of, and the need for, park, recreation, and related open space lands; and identifies the roles which the Town and other units and agencies of government should play in meeting park and related open space needs.

Implementation of the plan presented in this report would, over time, provide for an integrated system of parks and open spaces within the Town--a system that would serve to preserve and enhance the natural resource base while providing adequate opportunities for a wide range of high-quality recreational experiences. The importance of the implementation of this plan to the overall quality of life within the Town cannot be overemphasized. The Town of Jackson contains many high-quality natural resource amenities, including streams, attractive and environmentally important woodlands and wetlands, and good wildlife habitat. These resource amenities are as irreplaceable as they are invaluable and, once lost, will be lost forever. Action taken now not only will preserve these natural resources and, therefore, the natural beauty, cultural heritage, and overall quality of the Town for all time, but will also facilitate the provision of a park and open space system that can provide the residents of the Town with the opportunity to participate in a wide variety of wholesome outdoor recreation activities close to home.

The Regional Planning Commission is pleased to have been able to be of assistance to the Town in planning this important program. The Commission stands ready, upon request, to assist the Town in presenting the information and recommendations contained in this report to the public and to elected officials for review and evaluation prior to adoption and implementation.

Sincerely,



Kurt W. Bauer
Executive Director

(This page intentionally left blank)

TABLE OF CONTENTS

	Page
CHAPTER I - INTRODUCTION.....	1
CHAPTER II - THE MAN-MADE AND NATURAL RESOURCE	
FEATURES OF THE TOWN OF JACKSON.....	3
Introduction.....	3
Description of the Town of Jackson.....	3
Park and Open Space Sites.....	5
Environmental Corridors and Prime Agricultural Land.....	9
Environmental Corridors.....	9
Primary Environmental Corridors.....	10
Secondary Environmental Corridors.....	12
Isolated Natural Areas.....	12
Prime Agricultural Land.....	12
CHAPTER III - PARK AND OPEN SPACE PRESERVATION, ACQUISITION, AND	
DEVELOPMENT OBJECTIVES, PRINCIPLES, AND STANDARDS.....	15
Introduction.....	15
Park and Open Space Objectives.....	15
Application of Park and Open Space Standards.....	16
CHAPTER IV - RECOMMENDED PLAN.....	19
Introduction.....	19
Areawide Considerations.....	19
Major Parks and Trail Facilities.....	20
Open Space Preservation.....	21
Environmental Corridors.....	21
Prime Agricultural Lands.....	21
Town Considerations.....	22
Future Population Levels and Distribution.....	22
Need for Town-Owned Park Sites and Facilities.....	24
Recommended Town Park.....	24
Plan Implementation.....	24
Wisconsin Department of Natural Resources.....	24
Washington County Park and Planning Commission.....	25
Town of Jackson.....	26
Concluding Remarks.....	27

LIST OF APPENDICES

Appendix	Page
A Outdoor Recreation and Open Space Planning Objectives, Principles, and Standards.....	31

LIST OF TABLES

Table		Page
Chapter II		
1	Population of the Town of Jackson: Selected Years 1850-1980.....	5
2	Existing Land Use in the Town of Jackson: 1980.....	7
3	Park and Open Space Sites in the Town of Jackson: 1985.....	9
Chapter IV		
4	A Summary of Existing and Proposed Public Park and Open Space Lands in the Town of Jackson.....	25

LIST OF FIGURES

Figure		Page
Chapter II		
1	Population of the Town of Jackson.....	5

LIST OF MAPS

Map		Page
Chapter II		
1	Location of the Town of Jackson in the Southeastern Wisconsin Region.....	4
2	Historic Urban Growth in the Town of Jackson: Selected Years: 1950-1980.....	6
3	Existing Park and Open Space Sites in the Town of Jackson: 1985.....	8
4	Environmental Corridors, Isolated Natural Areas, and Prime Agricultural Lands in the Town of Jackson: 1980.....	11
Chapter IV		
5	Recommended Park and Open Space Plan for the Town of Jackson.....	23

Chapter I

INTRODUCTION

Broadly defined, recreation is an activity or experience undertaken solely for the pleasure or satisfaction derived from it. Recreation can be experienced indoors or outdoors. It encompasses a wide variety of human activities ranging from rest and reflection to learning and teaching, from development of personal and social skills to meeting challenges and recovering from failures. Recreation is enjoyment and includes both mental and physical exercise, personal and interpersonal experience, and self-provided and socially observed entertainment. Although recreational preferences may vary from individual to individual, recreation occupies a necessary and significant place in every person's life. For purposes of this report, recreation will be viewed in a somewhat narrower framework as including only those recreational activities typically carried on outdoors.

A variety of parks and recreational facilities, including open space lands, should be provided to offer opportunities for participation in a wide range of active and passive recreational pursuits. The primary purpose of the park and open space plan for the Town of Jackson, then, is to guide the preservation, acquisition, and development of land for park, outdoor recreation, and related open space purposes as needed to satisfy the recreational needs of the resident population of the Town, and to protect and enhance the underlying and sustaining natural resource base.

Because of the importance of outdoor recreation sites and areas for natural resource protection, park and open space acquisition, development, and use have been issues of concern to public officials and citizen leaders. On December 1, 1977, the Southeastern Wisconsin Regional Planning Commission adopted SEWRPC Planning Report No. 27, A Regional Park and Open Space Plan for Southeastern Wisconsin: 2000, which sets forth park and open space objectives, together with a plan intended to guide the preservation, acquisition, and development of lands needed for outdoor recreation, as well as for the protection of the natural resource base of the seven-county Southeastern Wisconsin Region, to the year 2000. Similarly, in 1978 the Washington County Park and Planning Commission prepared the Washington County Outdoor Recreation Plan for 1978 thru 1983, which identified actions to be undertaken by Washington County over a five-year period to carry out certain recommendations contained in the regional plan. In addition, the county plan set forth a recommended five-year plan for four of the towns in the County, including the Town of Jackson. The adoption of this plan by the Town Board made the Town eligible to apply for and receive federal and state aids in partial support of the acquisition and development of needed park and open space sites and facilities for a five-year period ending in 1983. On January 16, 1984, the Town Board of the Town of Jackson requested that the Regional Planning Commission assist the Town in updating the park and open space plan in order to continue to maintain town eligibility for federal and state aids.

The findings and recommendations of the requested park and open space planning effort, an effort carried out under the direction of the Town Board, are set

forth in this report. Chapter II of this report presents information about the Town pertinent to park and open space planning, including information on the resident population, the land use pattern, and the natural resource base of the Town, together with information on the existing park sites and open space lands within the Town. Chapter III presents the park and open space preservation, acquisition, and development objectives, principles, and supporting standards which served as the basis for the development of the park and open space plan for the Town, together with a description of park and open space needs in the Town. Chapter IV presents the recommended park and open space plan and identifies the actions required to carry out the recommended plan.

Chapter II

THE MAN-MADE AND NATURAL RESOURCE FEATURES OF THE TOWN OF JACKSON

INTRODUCTION

An understanding of the important man-made and natural resource features of the Town of Jackson is essential to the preparation of a sound park and open space plan. This chapter presents information on the existing population, land use pattern, park and open space sites, and natural resource base of the Town. The first section of this chapter describes certain pertinent characteristics of the Town, including the resident population size and distribution. The second section presents a description of the existing residential and other urban land use development in the Town; while the third section presents pertinent data on the existing park and open space sites and facilities. The fourth and final section presents a description of the environmental corridors and prime agricultural lands in the Town.

DESCRIPTION OF THE TOWN OF JACKSON

The Town of Jackson is located in U. S. Public Land Survey Township 10 North, Range 20 East, in the east-central portion of Washington County and, as shown on Map 1, is bounded by the Towns of Trenton and West Bend on the north, the Town of Cedarburg in Ozaukee County on the east, the Town and Village of Germantown on the south, and the Town of Polk and the Village of Jackson on the west. The Town is 34.9 square miles in area, based on 1985 civil division boundaries. The Village of Jackson, which is also located in U. S. Public Land Survey Township 10 North, Range 20 East, is 1.6 square miles in area.

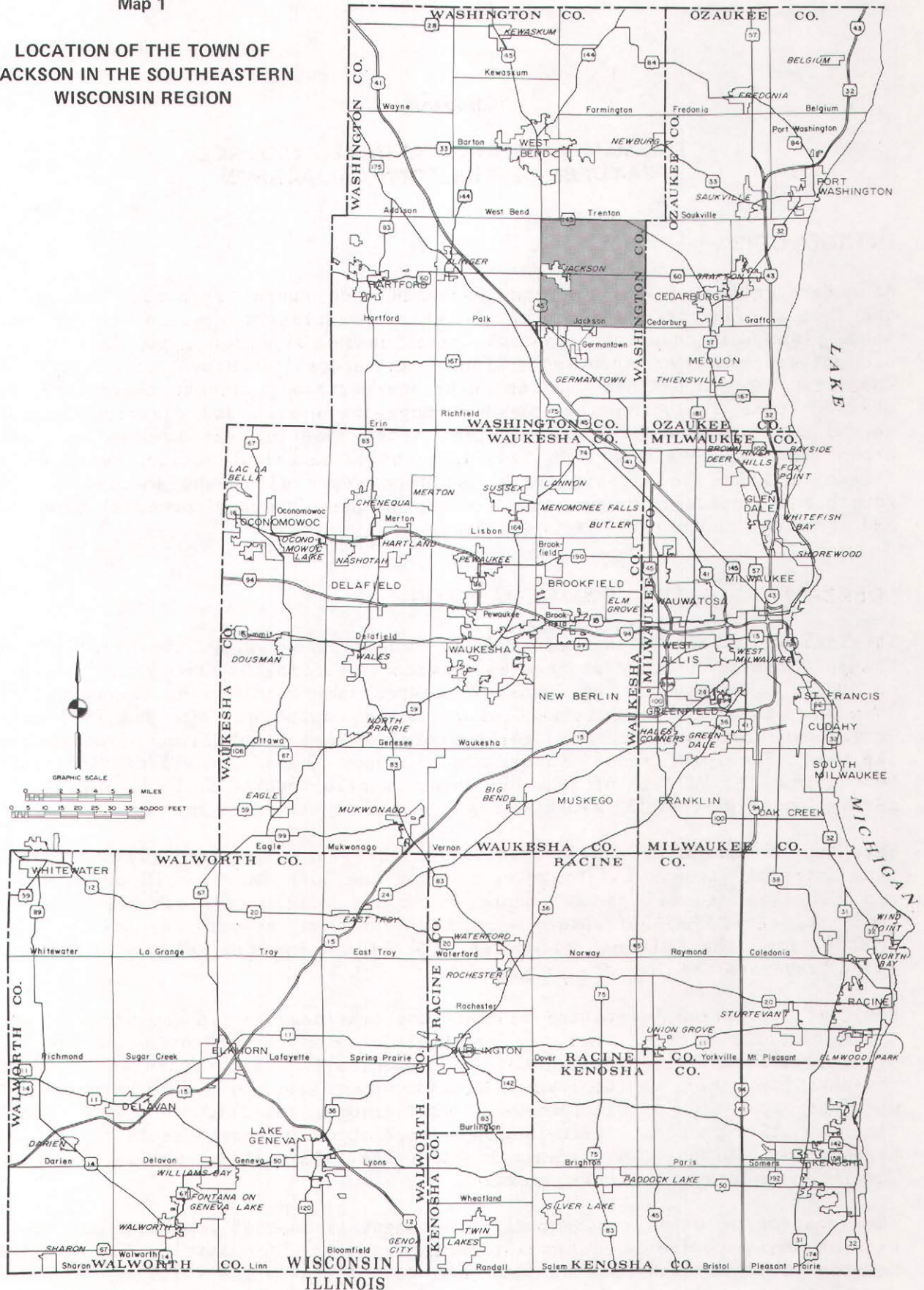
The Town is served by a well-developed highway transportation system. Important arterial streets and highways serving the Town include STH 60, STH 143, and STH 145, as well as a network of county and local trunk highways. The newly relocated USH 45 freeway is located less than one mile west of the Town. In addition, the Chicago, Milwaukee, St. Paul & Pacific Railroad (Milwaukee Road) traverses the planning area.

Resident population levels are an important consideration in any park and open space planning effort. Data on the historic resident population of the Town are presented in Table 1 and shown in Figure 1. As indicated in Table 1, the resident population of the Town of Jackson was relatively stable between 1850, when the population of the Town was 1,038 persons, and 1960, when the population was 1,576 persons. After 1960, the population increased rapidly, to 2,844 persons in 1970 and 3,180 persons in 1980. The 1985 resident population of the Town is estimated to be 3,259 persons.

The location of urban residential development is another important consideration in any park and open space planning effort. The distribution of lands devoted to urban land uses in the Town, as well as in the Village of Jackson,

Map 1

LOCATION OF THE TOWN OF
JACKSON IN THE SOUTHEASTERN
WISCONSIN REGION



Source: SEWRPC.

Table 1

**POPULATION OF THE TOWN OF
JACKSON: SELECTED YEARS
1850-1980**

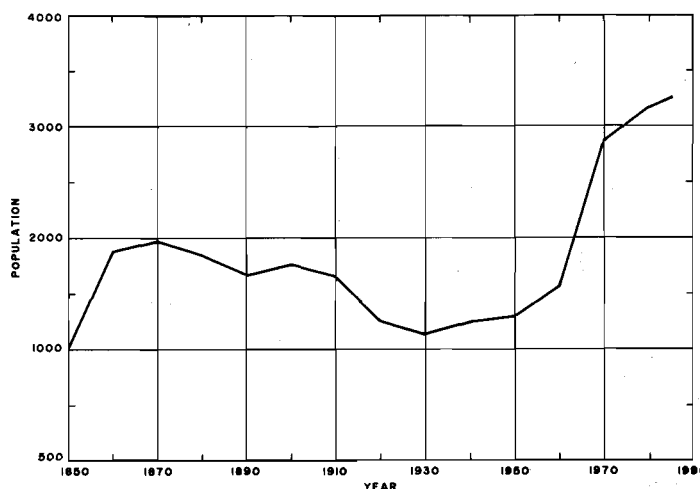
Year	Total Population		
	Number	Change from Preceding Census	
		Absolute	Percent
1850	1,038	--	--
1860	1,891	853	82.2
1870	1,978	87	4.6
1880	1,844	-134	- 6.8
1890	1,680	-164	- 8.9
1900	1,760	80	4.8
1910	1,660	-100	- 5.7
1920	1,231 ^a	-429	-25.8
1930	1,126	-105	- 8.5
1940	1,244	118	10.5
1950	1,299	55	4.4
1960	1,576	277	21.3
1970	2,844	1,268	80.5
1980	3,180	336	11.8

^aThe Village of Jackson was incorporated from a portion of the Town in 1912. In 1920, the population of the Village of Jackson was 230 persons.

Source: U. S. Bureau of the Census and SEWRPC.

Figure 1

POPULATION OF THE TOWN OF JACKSON



Source: U. S. Bureau of the Census, Wisconsin Department of Administration, and SEWRPC.

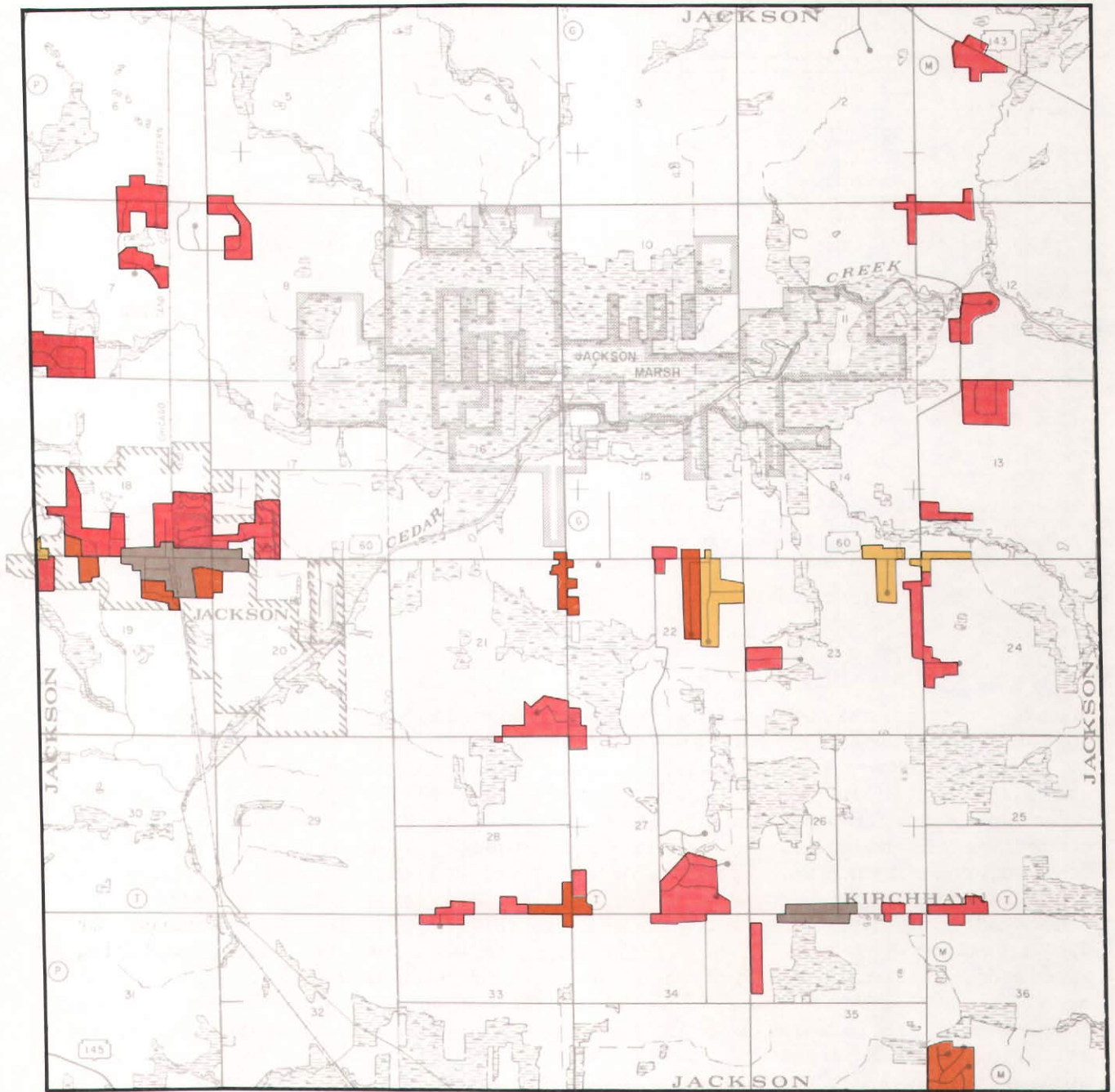
in 1950 and selected succeeding years is shown on Map 2. In 1950 there was only a single, small concentration of residential lands in the Town, located in the southeastern portion, while a small concentration of urban development was also located in the Village of Jackson. After 1950, however, urban development increased rapidly in the Town. As shown on Map 2, by 1980 there were concentrations of urban residential development in the northwestern, southeastern, and northeastern portions of the Town. The amount of land devoted to the various types of land uses in the Town in 1980 is presented in Table 2. As indicated in Table 2, agricultural uses accounted for about 15,395 acres, or 69 percent of the total area of the Town. Other rural land uses, including woodlands, wetlands, and other open lands, combined encompassed 5,070 acres, or 22 percent of the Town. Thus, about 20,465 acres, or 91 percent of the Town, were still in rural uses in 1980. Residential lands accounted for 1,058 acres, or about 5 percent of the Town and 56 percent of the urban lands, while other urban uses combined covered about 835 acres, or only 4 percent of the Town and 44 percent of the urban lands in the Town. Thus, about 1,893 acres, or 9 percent of the Town, were in urban uses in 1980.

PARK AND OPEN SPACE SITES

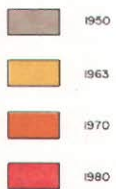
There were 11 park and open space sites and outdoor recreational facilities in the Town of Jackson in 1985, which together encompassed 1,806 acres, or 8 percent of the total area of the Town. As shown on Map 3 and indicated in Table 3, six sites encompassing 1,661 acres, or 55 percent of the sites and 92 percent

Map 2

HISTORIC URBAN GROWTH IN THE TOWN OF JACKSON: SELECTED YEARS 1950-1980



LEGEND



Source: SEWRPC.



Table 2

EXISTING LAND USE IN THE TOWN OF JACKSON: 1980

Land Use Category	Acres	Percent of Subtotal	Percent of Town
Urban			
Residential ^a	1,058	55.9	4.7
Commercial.....	9	0.5	-- ^f
Industrial ^b	30	1.6	0.2
Transportation ^c	700	37.0	3.1
Governmental and Institutional....	56	2.9	0.3
Recreational ^d	40	2.1	0.2
Subtotal	1,893	100.0	8.5
Rural			
Agricultural.....	15,395	75.2	68.8
Woodlands.....	520	2.5	2.3
Wetlands.....	4,315	21.1	19.3
Other Open Lands ^e	235	1.2	1.1
Subtotal	20,465	100.0	91.5
Total	22,358	--	100.0

^aIncludes residential areas under development.

^bIncludes wholesaling and storage.

^cIncludes off-street parking, communication facilities, and utilities.

^dConsists of intensively used outdoor recreation lands.

^eIncludes surface water, unused lands, and extractive uses.

^fLess than one-tenth of 1 percent.

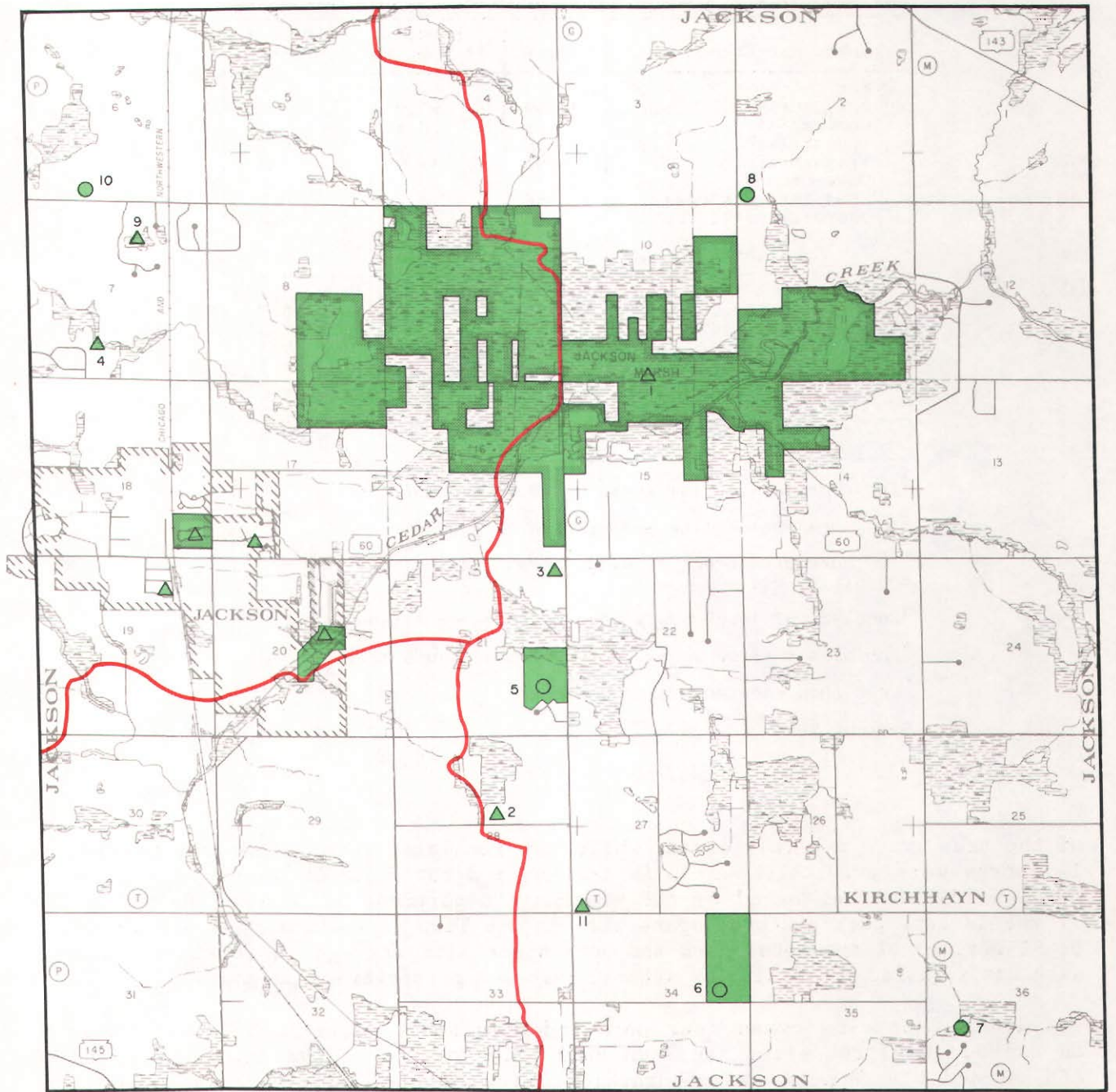
Source: SEWRPC.

of the area, were publicly owned, while the remaining five sites encompassing 145 acres were privately owned. As further indicated in Table 3, the Jackson Marsh Wildlife Area, owned by the Wisconsin Department of Natural Resources, is the largest park and open space site in the Town, encompassing 1,644 acres, or 91 percent of the total park and open space site acreage in the Town. This site was acquired primarily for natural resource preservation purposes.

The Town of Jackson owned four park and open space sites in 1985. As shown on Map 3, the first site, the Town Hall site located at the intersection of STH 60 and CTH G near the geographic center of the Town, is five acres in size. This site provides a small open area west of the Town Hall suitable for the development of certain outdoor recreation facilities such as tennis courts or a playground. The second site, a residential land subdivision park located in the Pleasant Hollow Estates subdivision in the northwest portion of the Town, is three acres in size and encompasses part of a small wetland. The third site, another subdivision park located in the Hermitage subdivision in the northwest portion of the Town, is seven acres in size and also encompasses part of a small wetland. The fourth site, a historic site located in the southern portion of the Town, is one acre in size and provides a small picnic area.

Map 3

EXISTING PARK AND OPEN SPACE SITES IN THE TOWN OF JACKSON: 1985



Source: SEWRPC.

Table 3

PARK AND OPEN SPACE SITES IN THE TOWN OF JACKSON: 1985

Map Reference Number ^a	Site Name	Ownership	Acreage	Facilities
1	Jackson Marsh Wildlife Area...	State	1,644	Conservation lands, hunting grounds
2	Emanuel Church.....	Town	1	Historic site, picnic area, restrooms
3	Town Hall.....	Town	5	Open space
4	Subdivision Park.....	Town	3	Conservation lands
5	Kettle Moraine High School....	Organizational	49	Sports field
6	David Star Church.....	Organizational	80	Sports field, children's play equipment, hiking trails
7	Railway Engine.....	Private	7	Special recreation (miniature railroad), picnic area, children's play equipment, restrooms
8	Trinity Lutheran.....	Organizational	4	Sports field, basketball goals, children's play equipment, restrooms
9	Subdivision Park.....	Town	7	Conservation lands
10	Pleasant Valley Tennis.....	Commercial	5	Indoor tennis, restrooms
11	Wayside.....	State	1	--
--	11 sites	--	1,806	--

^aSee Map 3.

Source: Town of Jackson and SEWRPC.

In addition to the park and open space sites provided by the public and private sectors, Washington County provides two snowmobile trails within the Town. As shown on Map 3, a 7.5-mile trail traverses the center of the Town from the Village and Town of Germantown on the south to the Town of Trenton on the north, and a 2.8-mile trail traverses the western portion of the Town south of the Village of Jackson.

ENVIRONMENTAL CORRIDORS AND PRIME AGRICULTURAL LAND

Ecological balance and natural beauty within an area are important determinants of the ability of that area to provide a pleasant and habitable environment for all forms of life and to maintain its social and economic well-being. Preservation of the most significant aspects of the natural resource base, including environmental corridors and prime agricultural lands, is therefore essential to the well-being of an area. This section describes the environmental corridors and important agricultural lands in the Town of Jackson.

Environmental Corridors

One of the most important tasks completed under the regional planning effort was the identification and delineation of those areas in southeastern Wisconsin containing concentrations of recreational, aesthetic, ecological, and cultural resources, and which therefore should be preserved and protected in essentially natural, open uses. Such areas normally include one or more of the following seven elements of the natural resource base which are essential to the maintenance of both the ecological balance and natural beauty of southeastern Wisconsin: 1) lakes, rivers, and streams and their associated shorelands and floodlands; 2) wetlands; 3) woodlands; 4) prairies; 5) wildlife habitat areas; 6) wet, poorly drained, and organic soils; and 7) rugged terrain and high-relief topography.

While the foregoing elements make up integral parts of the natural resource base, there are five additional elements which, although not part of the natural resource base as such, are closely related to, or centered upon, that

base, and are a determining factor in identifying and delineating areas with recreational, aesthetic, ecological, and cultural value. These five additional elements are: 1) existing park and open space sites; 2) potential park and open space sites; 3) historic sites; 4) significant scenic areas and vistas; and 5) natural and scientific areas.

The delineation of these 12 natural resource and related elements on a map results in an essentially linear pattern of relatively narrow, elongated areas which have been termed "environmental corridors" by the Regional Planning Commission.¹ Primary environmental corridors include a wide variety of the important resource and related elements and are at least 400 acres in size, two miles in length, and 200 feet in width. Secondary environmental corridors generally connect with the primary environmental corridors and are at least 100 acres in size and one mile in length.

In any discussion of environmental corridors and important natural features, it is important to point out that such features can assist in noise pollution abatement, water pollution abatement, and favorable climate modification. In addition, because of the many interacting relationships existing between living organisms and their environment, the destruction or deterioration of an important element of the total environment may lead to a chain reaction of deterioration and destruction. The drainage of wetlands, for example, may have far-reaching effects, since such drainage may destroy fish spawning grounds, wildlife habitat, groundwater recharge areas, and natural filtration and floodwater storage areas of interconnecting stream systems. The resulting deterioration of surface water quality may, in turn, lead to a deterioration of the quality of the groundwater which serves as source of domestic, municipal, and industrial water supply, and upon which low flows of rivers and streams may depend. Similarly, the destruction of groundcover may result in soil erosion, stream siltation, more rapid runoff, and increased flooding, as well as the destruction of wildlife habitat. Although the effects of any one of the environmental changes may not in and of itself be overwhelming, the combined effects must eventually lead to a serious deterioration of the underlying and supporting natural resource base and of the overall quality of the environment for life. The need to maintain the integrity of the remaining environmental corridors and important natural resource features in the Town of Jackson should, thus, be apparent.

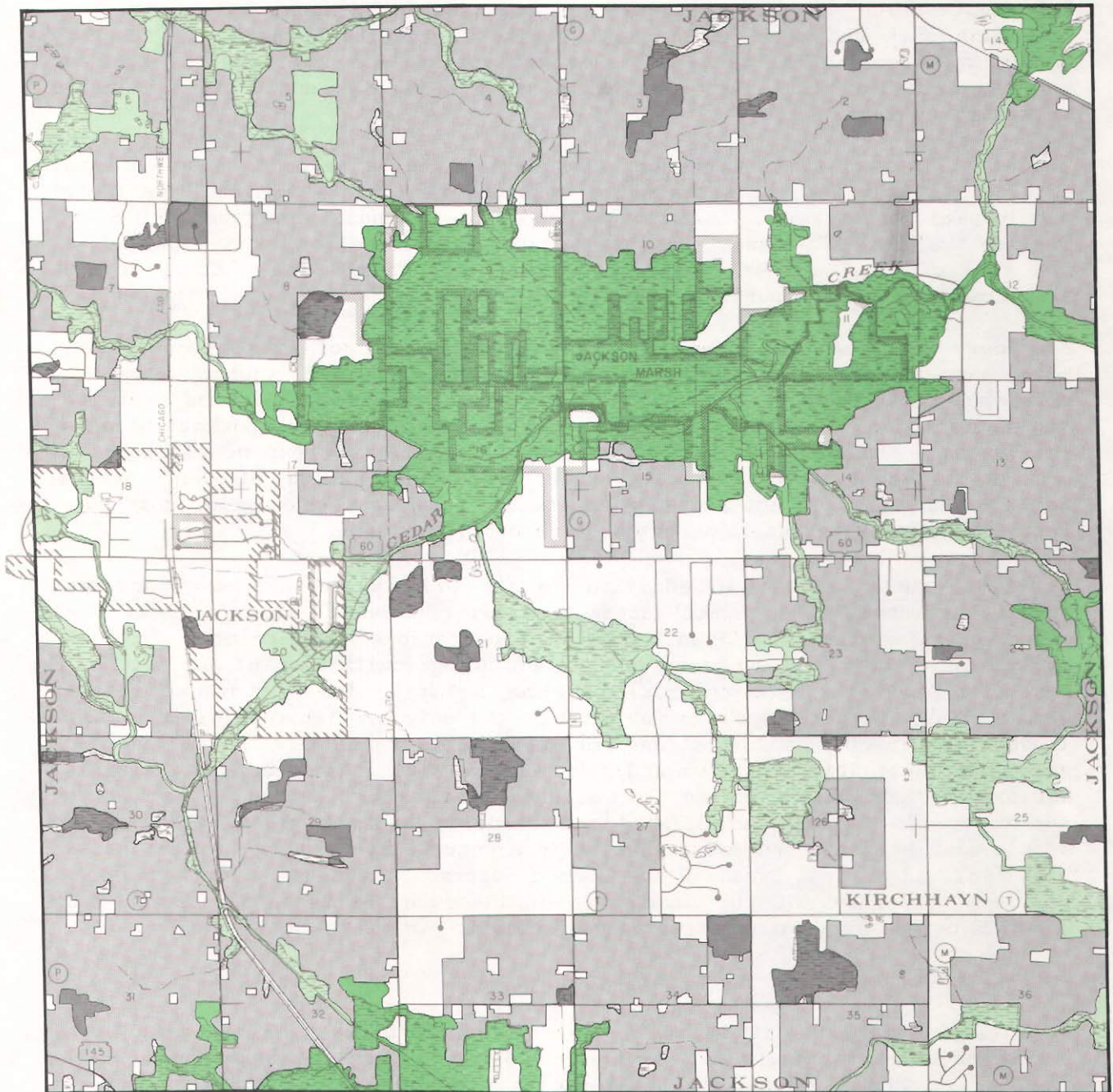
Primary Environmental Corridors: As shown on Map 4, the primary environmental corridors in the Town of Jackson are located primarily in the vicinity of the Jackson Marsh Wildlife Area. Other primary environmental corridor segments are located in the northeastern, eastern, and southwestern portions of the Town. The primary environmental corridors, as shown on Map 4, encompass about 3,100 acres, or about 14 percent of the total area of the Town. Of these 3,100 acres, about 1,335 acres, or about 43 percent, are in public ownership.

The primary environmental corridors include the best remaining woodlands, wetlands, and wildlife habitat areas, and are, in effect, a composite of the best remaining residual elements of the natural resource base of the Town.

¹A detailed description of the process of refining the delineation of environmental corridors in southeastern Wisconsin is presented in SEWRPC Technical Record, Vol. 4, No. 2, pages 1 through 21.

Map 4

ENVIRONMENTAL CORRIDORS, ISOLATED NATURAL AREAS,
AND PRIME AGRICULTURAL LANDS IN THE TOWN OF JACKSON: 1980



LEGEND

- PRIMARY ENVIRONMENTAL CORRIDOR
- SECONDARY ENVIRONMENTAL CORRIDOR
- ISOLATED NATURAL AREA
- PRIME AGRICULTURAL LANDS

Source: SEWRPC.



These corridors have truly immeasurable environmental and recreational value. The protection of the primary environmental corridors from intrusion by incompatible rural and urban uses, and thereby from degradation and destruction, should be one of the principal objectives of the town park and open space plan. The preservation of such corridors in an essentially open, natural state--including park and open space uses, limited agricultural uses, and country estate-type residential uses--will serve to maintain a high level of environmental quality in the Town, protect its natural beauty, and provide valuable recreation opportunities.

Secondary Environmental Corridors: As shown on Map 4, secondary environmental corridors in the Town of Jackson are located primarily along small perennial and intermittent streams. As shown on Map 4, the secondary environmental corridors in the Town of Jackson encompass about 1,630 acres, or about 7 percent of the area of the Town. Of these 1,630 acres, only about three acres, or less than 1 percent, are in public ownership.

Secondary environmental corridors contain a variety of resource elements, often remnant resources from primary environmental corridors which have been developed for intensive agricultural and urban purposes. Secondary environmental corridors facilitate surface water drainage, maintain pockets of natural resource features, and provide corridors for the movement of wildlife, as well as for the movement and dispersal of seeds for a variety of plant species. Such corridors, while not as important as the primary environmental corridors, should also be preserved in essentially natural, open uses.

Isolated Natural Areas: In addition to the primary and secondary environmental corridors, other, small concentrations of natural resource base elements exist within the Town. These concentrations are isolated from the environmental corridors by urban development or agricultural use, and, although separated from the environmental corridor network, have important natural values. Isolated natural areas may provide the only available wildlife habitat in an area, provide good locations for local parks and natural areas, and lend unique and aesthetic character and natural diversity to an area. The remaining isolated natural areas in the Town of Jackson are shown on Map 4, and include a variety of wetlands, woodlands, and wildlife habitat areas. These areas should also be protected and preserved in a natural state to the extent possible. Isolated natural areas in the Town of Jackson encompass about 570 acres, or about 3 percent of the total area of the Town. Of these 570 acres, only about 35 acres, or about 6 percent, are in public ownership.

Prime Agricultural Land

For planning purposes it is useful to distinguish between prime agricultural lands and other farming areas. Prime agricultural lands are those lands which, in terms of farm size and soil characteristics, are best suited for the production of food and fiber. The Regional Planning Commission has defined prime agricultural land as areas containing farm units which meet the following criteria: 1) The farm unit must be at least 35 acres in area; 2) at least 50 percent of the farm unit must be covered by soils which meet U. S. Soil Conservation Service standards for national prime farmland or farmland of statewide importance; and 3) the farm unit should be located in a block of farmland at least 100 acres in size. A county farmland preservation plan was prepared by Washington County in 1981. This plan is documented in the report

entitled, Farmland Preservation Plan, Washington County, Wisconsin, Stockham and Vande Walle, 1981. Based upon this plan,² prime agricultural lands identified within the Town of Jackson, as shown on Map 4, encompass about 10,280 acres, or about 46 percent of the total area of the Town.

A number of important public purposes would be served by the preservation of these agricultural lands. These purposes include the maintenance of agricultural reserves, energy conservation, the maintenance of open space, the protection of environmentally significant areas, the control of public costs, the preservation of the local economic base, and the preservation of the rural lifestyle. Recommendations regarding the preservation of prime agricultural lands in the Town are presented in Chapter IV of this report.

²The Washington County farmland preservation plan, adopted by the Washington County Board of Supervisors in 1981, identified farmland preservation areas within the unincorporated area of Washington County. The farmland preservation areas identified under that plan are categorized as either "primary" farmland or "secondary" farmland. With minor exceptions, the primary farmlands defined under the county plan meet the criteria for prime agricultural land established by the Regional Planning Commission and, accordingly, all primary farmlands identified under the county plan are included in the configuration of prime agricultural lands shown on Map 4. Those areas identified under the county plan as secondary farmland, however, include some farmlands which do not meet the Regional Planning Commission criteria for prime agricultural land. Only those secondary farmlands which meet the Regional Planning Commission criteria have been included in the configuration of prime agricultural land presented on Map 4.

(This page intentionally left blank)

Chapter III

PARK AND OPEN SPACE PRESERVATION, ACQUISITION, AND DEVELOPMENT OBJECTIVES, PRINCIPLES, AND STANDARDS

INTRODUCTION

Planning is a rational process for formulating objectives and, through the preparation and implementation of plans, meeting those objectives. The formulation of objectives, therefore, is an essential task which must be undertaken before plans can be prepared. The Regional Planning Commission, as part of the regional park and open space planning program completed in 1977, formulated a comprehensive set of park and open space preservation, acquisition, and development objectives. Because the study viewed all park and open space facilities as an integral part of an areawide system, the objectives addressed community and neighborhood, as well as regional, park and open space facilities. This chapter sets forth the park and open space objectives, highlighting those objectives particularly applicable to the formulation of a park and open space plan for the Town of Jackson.

PARK AND OPEN SPACE OBJECTIVES

The following seven park and open space preservation, acquisition, and development objectives were originally formulated under the regional park and open space planning program, and were adapted to and utilized in the development of the park and open space plan for the Town of Jackson.

1. The provision of an integrated system of public outdoor recreation sites and related open space areas which will afford the resident population of the Town of Jackson adequate opportunities to participate in a wide range of outdoor recreational activities.
2. The provision of sufficient outdoor recreation facilities to afford the resident population of the Town of Jackson adequate opportunities to participate in intensive nonresource-oriented outdoor recreational activities.
3. The provision of sufficient recreation facilities to afford the resident population of the Town of Jackson adequate opportunities to participate in intensive resource-oriented outdoor recreational activities.
4. The provision of sufficient outdoor recreation facilities to afford the resident population of the Town of Jackson adequate opportunities to participate in extensive land-based outdoor recreational activities.
5. The provision of sufficient surface water access areas to afford the resident population of the Town of Jackson adequate opportunities to participate in extensive water-based outdoor recreational activities on the inland lakes and rivers, consistent with safe and enjoyable lake use and the maintenance of adequate water quality.

6. The preservation of sufficient lands in essentially natural, open uses to assure the protection of the underlying and sustaining natural resource base and enhancement of the social and economic well-being and environmental quality of the Town of Jackson.
7. The efficient and economical satisfaction of outdoor recreational and related open space needs, meeting all other objectives at the lowest possible cost.

Complementing each of the foregoing objectives is a planning principle and a set of planning standards. These are set forth in Appendix A and serve to facilitate the quantitative application of the objectives in plan design, test, and evaluation. It should be noted that while the attainment of all objectives is considered desirable to provide the residents of the Town of Jackson with the fullest possible opportunity for high-quality recreational experiences, the responsibility for providing the necessary parks, open space land, and associated recreational facilities is shared by the private sector and the public sector, the latter composed of the various levels, units, and agencies of government operating in the Jackson area. In this regard, under the adopted regional park and open space plan, the responsibility for the provision of open space, large resource-oriented parks, recreation corridors, and resource-oriented recreational facilities is delegated to state and county units of government, while the responsibility for the provision of smaller community parks and associated intensive nonresource-oriented recreational facilities is delegated to local units of government. Local units of government are also responsible for the protection of certain natural resource features within their areas of jurisdiction. Importantly, the responsibility for the provision of certain recreational facilities is left with the private sector, which, in the Southeastern Wisconsin Region, currently provides about one-fourth of all park and open space lands.

APPLICATION OF PARK AND OPEN SPACE STANDARDS

While rural towns do not generally have the population densities to warrant the provision of urban-type parks and intensive outdoor recreational facilities, a town-owned park and limited recreational facilities may be warranted in such areas in order to promote a desirable sense of community; to serve as a focal point for special local civic events; and to meet certain outdoor recreation needs, such as the need for softball diamonds and picnic areas. Historically--preceding the development of urban subdivisions in rural areas over the past several decades--residents of rural towns lacking park and recreation facilities were generally permitted the use of park sites and facilities in nearby urban villages or cities where they came to sell their products and purchase goods and services. More recently, however, many rural towns have taken on a mixed urban-rural character, and some incorporated communities which previously provided rural residents with park and recreation facilities have taken the position that use of their park sites and facilities should be limited to residents of those communities. Rural town residents may thus be left with no ready access to park or recreation facilities. In order to accommodate the basic park and recreation facility needs of residents of towns, and to promote a desirable sense of community, rural town units of government which currently lack town-owned park and recreation facilities should have the opportunity to acquire and develop, with available federal and

state grant-in-aid support, one town park and associated recreation facilities. As a community facility, the town park should be readily accessible to town residents, and thus should be located in conjunction with other community facilities which serve as a focal point for town residents, such as a town hall, school, or town fire department.

(This page intentionally left blank)

Chapter IV

RECOMMENDED PLAN

INTRODUCTION

The primary purpose of the park and open space planning program for the Town of Jackson is the preparation of a sound and workable plan to guide the acquisition and development of lands and facilities needed to satisfy the outdoor recreation demands of the resident population of the Town, and to protect and enhance the underlying and sustaining natural resource base. Thus, important preliminary steps in the development of such a plan are a determination of the probable size and distribution of the population to be served with park and open space sites and facilities, a determination of the quantity and type of outdoor recreation sites and facilities needed to satisfy the future recreation demands of this population, and a determination of the quantity and type of open space sites needed to protect and enhance the underlying and sustaining natural resource base.

Chapter III of this report indicated that there are different types of park and open space objectives to be attained by different levels of government, namely: resource-oriented outdoor recreation objectives requiring the provision of large parks, trail facilities, and water access facilities for activities such as hunting, fishing, and boating, and logically the responsibility of the state and county levels of government; nonresource-oriented outdoor recreation objectives requiring the provision of smaller parks for activities such as softball, tennis, soccer, and children's playground activities, and logically the responsibility of the local level of government; and natural resource base preservation objectives to protect important natural resource features, such as environmental corridors, isolated natural areas, and prime agricultural lands, logically the responsibility of all levels of government. The Regional Planning Commission's regional park and open space plan, adopted by Washington County in 1978, includes recommendations for the attainment of regional or areawide resource-oriented outdoor recreation objectives and of natural resource base preservation objectives. The first part of this chapter, therefore, summarizes the areawide plan recommendations for resource-oriented outdoor recreation sites and facilities, the protection of the environmental corridors and isolated natural areas, and the protection of prime agricultural lands. The second section discusses population levels and distribution in the Town of Jackson, identifies the need for local park facilities, and sets forth the recommended park plan for the Town. The third section outlines the steps required to implement the recommended plan.

AREAWIDE CONSIDERATIONS

The regional park and open space plan contains recommendations which, if implemented, would provide residents of Washington County, including residents of the Town of Jackson, opportunities to participate in a wide range of resource-oriented outdoor recreational activities. The recommendations are

concerned with the provision of major parks, which provide opportunities for intensive resource-oriented outdoor recreational activities such as camping, swimming, and picnicking; the provision of recreation corridors, which provide opportunities for various trail-oriented recreational activities, including hiking, biking, and ski touring; and the provision of water access facilities. In addition, the plan contains recommendations for the preservation of environmentally and economically important lands, including primary environmental corridors and prime agricultural lands. The Washington County Board adopted the regional park and open space plan on January 10, 1978.¹

Major Parks and Trail Facilities

The regional plan recommends that the state and county levels of government assume responsibility for the provision of major parks.² The regional plan recommends that the Wisconsin Department of Natural Resources continue to maintain the major outdoor recreation area in the County--Pike Lake State Park located in the Town of Hartford--and acquire and develop one additional state park in the County proposed to be located on Lucas Lake in the Town of West Bend. It is also recommended that Washington County continue to develop and maintain the county parks which have been classified as major parks under the regional park and open space plan, including Glacier Hills, Homestead Hollow, Ridge Run, and Sandy Knoll Parks, and acquire and develop one new major park by the plan design year 2000. These existing and proposed state- and county-owned major parks should provide adequate opportunities for intensive resource-oriented outdoor recreational activities for the residents of Washington County and the Town of Jackson.

The regional plan also recommends the provision of recreation trails within a system of recreation corridors.³ Under the plan, two recreation corridor segments are proposed to be located within Washington County. The first segment would be located along the main stem of the Milwaukee River, while the second segment would be located in the Kettle Moraine area. Combined, these segments would provide about 53 linear miles of recreation trails, giving residents of Washington County and the Town of Jackson adequate opportunities for participation in trail-oriented activities.

¹The Regional Planning Commission staff, in cooperation with the staff of the Washington County Park and Planning Commission, is in the process of updating the regional park and open space plan. Upon completion and adoption by the Regional Planning Commission, the Washington County Park and Planning Commission, and the Washington County Board, this plan update will serve as an amendment to the initial plan. This plan is anticipated to include the refined delineation of environmental corridors in Washington County, as well as the refined delineation of the prime agricultural lands identified in this report.

²Major parks (or Type I and Type II parks) are defined as large, public general-use outdoor recreation sites which provide opportunities for such resource-oriented activities as camping, golfing, picnicking, and swimming, and have a large area containing significant natural resource amenities.

³A recreation corridor is defined as a publicly owned continuous linear tract of land, generally located in scenic areas or areas of natural, cultural, or historical interest, which provides opportunities for trail-oriented outdoor recreational activities such as biking, hiking, horseback riding, natural study, and ski touring.

Open Space Preservation

The location and extent of the important open space lands in the Town of Jackson--including primary and secondary environmental corridors, isolated natural areas, and prime agricultural lands--are described in Chapter II of this report. The preservation of these open space lands would serve to maintain a high level of environmental quality in, and protect the natural beauty of, the Town of Jackson, as well as provide valuable recreational activities for residents of the Town. Such preservation would also help to avoid the creation of serious and costly environmental and developmental problems.

Environmental Corridors: As already noted, primary environmental corridors in the Town of Jackson encompass about 3,100 acres, or about 14 percent of the total area of the Town. Under the recommended park and open space plan for the Town, all primary environmental corridors would be preserved in essentially natural, open uses.

It is recognized that certain private uses--including private recreational uses and low-density residential uses--as well as public outdoor recreation and related open space sites can serve to adequately protect such environmental corridors. Therefore, the plan recommends that, to the extent practicable, the corridors be maintained in private uses for resource preservation and limited recreational use purposes, and that such maintenance be promoted through proper zoning. To the extent that the primary environmental corridor lands within the Town of Jackson are required for public recreational use, the plan recommends that such corridors be publicly acquired through dedication or purchase. Under the plan, primary environmental corridor lands in the Jackson Marsh Wildlife Area would continue to be maintained in public ownership by the Wisconsin Department of Natural Resources, and about 925 acres of additional primary environmental corridor lands in the Jackson Marsh would be acquired by the Department.

As already noted, secondary environmental corridors in the Town of Jackson encompass about 1,630 acres, or about 7 percent of the total area of the Town. Under the recommended park and open space plan for the Town, all these secondary environmental corridor lands would be preserved through public land use regulation.

In addition to the primary and secondary environmental corridors, other, smaller concentrations of natural resource base elements exist in the Town. These concentrations are isolated from the environmental corridors by urban development or agricultural uses, and, although separated from the environmental corridor network, have important natural value. As already noted, isolated natural areas in the Town of Jackson encompass about 570 acres, or about 3 percent of the total area of the Town. It is recommended that such areas be preserved in essentially natural, open uses and protected through appropriate land use regulation.

Prime Agricultural Lands: Prime agricultural lands in the Town of Jackson encompass about 10,280 acres, or about 46 percent of the total area of the Town. Under the recommended park and open space plan for the Town, all these lands would be maintained in agricultural use and protected for such use through public land use regulation.

TOWN CONSIDERATIONS

As already noted, the regional park and open space plan recommends that the state and county levels of government assume responsibility for the provision of major parks and recreation corridors, and, along with local units of government, protect important natural resource lands. Under the regional plan, local units of government, including the Town of Jackson, would be responsible for providing intensive nonresource-oriented sites and facilities, such as a town park providing ball diamonds and picnic areas. The need to provide a town park and outdoor recreation facilities is dependent upon both the existing and probable future size and distribution of the resident population of the Town. This section, therefore, describes such population levels and distribution in the Town, identifies the need for local parks and outdoor recreational facilities, and sets forth the plan for the acquisition and development of town parks and facilities.

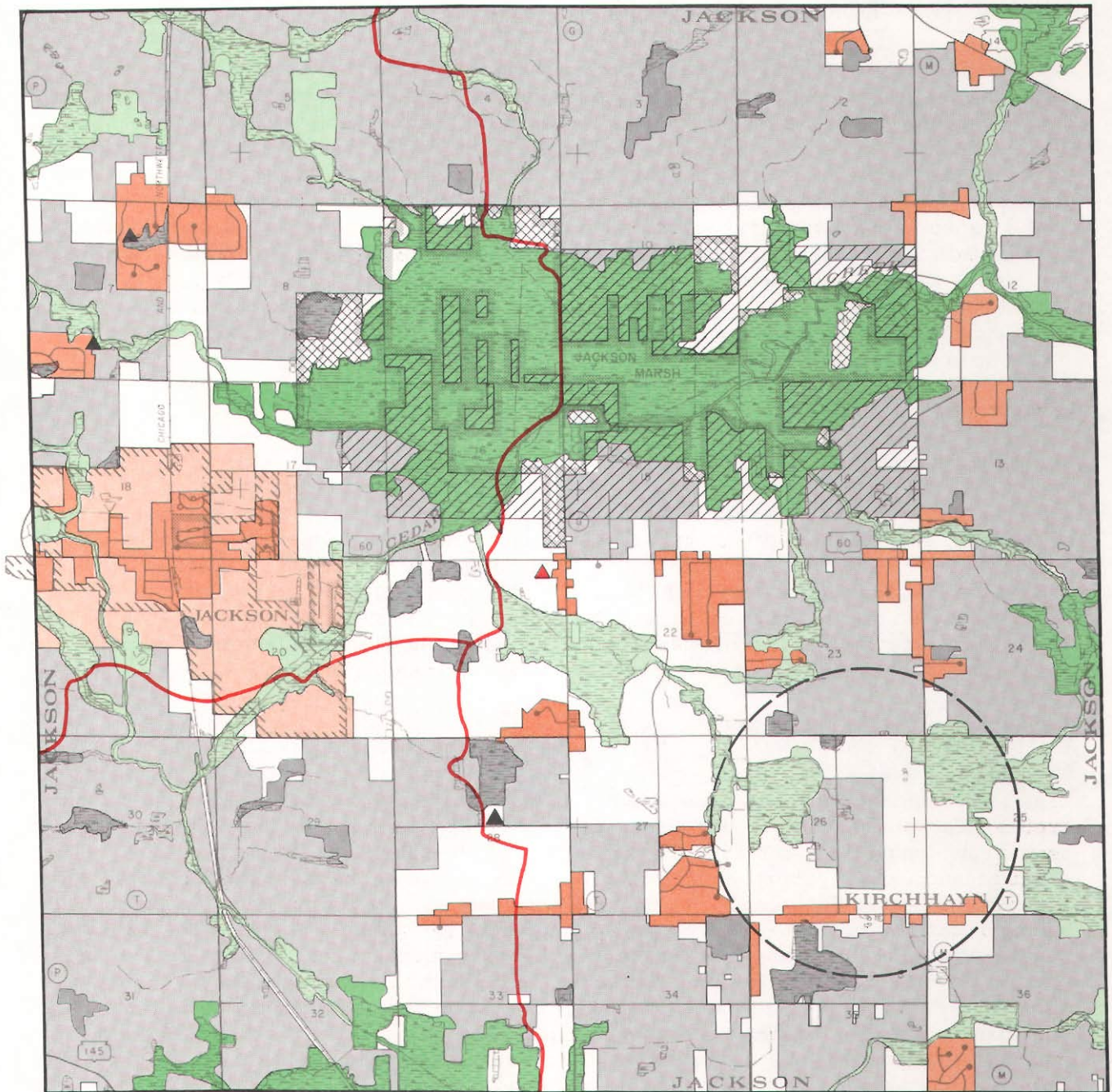
Future Population Levels and Distribution

Map 2 in Chapter II shows the location and extent of concentrations of residential and other urban development in the Town of Jackson, as well as in the Village of Jackson, in 1980. As shown on Map 2, intensive urban development has occurred within and adjacent to the Village of Jackson in a collection of residential subdivisions in the southeast portion of the Town, and in scattered residential subdivisions located primarily in the northeast and northwest portions of the Town. As already noted, the population of the Town of Jackson in 1985 is estimated at 3,259 persons.

The preparation of population level and distribution forecasts for relatively small geographic areas, such as the Town of Jackson, is a difficult task. However, for that portion of the Town of Jackson adjacent to the Village of Jackson, a planned population level and distribution was developed in the sewer service area plan for the Village. This plan is documented in SEWRPC Community Assistance Planning Report No. 124, Sanitary Sewer Service for the Village of Jackson. Under the plan, the population of the Village of Jackson and the urban service area proposed to be served by sewerage facilities would be about 6,000 persons by the year 2000. The location of the area of the Town within the sewer service area--based on 1985 corporate limits--is shown on Map 5. This area comprises about 285 acres, or about 1 percent of the total area of the Town.

With respect to the more rural areas in the Town, it is anticipated that additional urban residential development can be accommodated on platted, but as yet undeveloped, residential lots. There were 127 undeveloped residential lots in platted subdivisions in the Town of Jackson in 1985. Assuming that these residential lots are fully developed by the year 2000 with about three persons residing in each residential unit, and that the population of the existing housing units in the Town is maintained at approximately the 1985 level, the population of the Town of Jackson would reach about 3,640 persons by the year 2000--including about 3,259 persons residing in residential units in 1985 and 381 persons in units anticipated to be developed by the year 2000. The locations of concentrations of existing and planned residential development in the Town of Jackson--based on 1985 corporate limits--are shown on Map 5.

RECOMMENDED PARK AND OPEN SPACE PLAN FOR THE TOWN OF JACKSON



LEGEND

- GENERALIZED EXISTING URBAN DEVELOPMENT, INCLUDING LANDS PLATTED FOR RESIDENTIAL DEVELOPMENT
- UNDEVELOPED LANDS WITHIN THE VILLAGE OF JACKSON SEWER SERVICE AREA
- COUNTY SNOWMOBILE TRAIL
- OTHER RURAL LANDS

TOWN PARK AND OPEN SPACE SITES

- EXISTING OPEN SPACE SITE
- PROPOSED DEVELOPMENT AND ADDITIONAL ACQUISITION AT TOWN HALL SITE
- PROPOSED TOWN PARK--GENERAL SITE LOCATION

NATURAL RESOURCE PRESERVATION

- PRIME AGRICULTURAL LAND
- PRIMARY ENVIRONMENTAL CORRIDOR
- SECONDARY ENVIRONMENTAL CORRIDOR
- ISOLATED NATURAL AREA
- ADDITIONAL OPEN LAND WITHIN JACKSON MARSH WILDLIFE AREA
- LAND PROPOSED FOR INCLUSION IN THE JACKSON MARSH WILDLIFE AREA



Source: SEWRPC.

Need for Town-Owned Park Sites and Facilities

Residential development in the Town may be expected to continue to have a mixed rural-urban character. The provision of urban-type parks and intensive nonresource-oriented outdoor recreational facilities--such as children's play areas, basketball goals, and ice skating rinks--to serve the widely dispersed urban-type subdivisions in the Town does not appear to be practical. As noted in Chapter III, however, a town park would be desirable to meet the needs of the Town for such community outdoor facilities as picnic areas, tennis courts, playfields, and ball diamonds. Thus, a park providing such facilities should be acquired and developed by the Town. As a community facility, this park should be readily accessible to all town residents. Such a town park is often best located in conjunction with other community facilities which serve as a focal point for town residents, such as the Town Hall.

Recommended Town Park

To meet the need for a town park, it is recommended that the Town develop tennis courts and playground facilities on the town-owned land located west of the Jackson Town Hall (see Map 5). It is also recommended that the Town consider the acquisition of about 15 additional acres of land adjacent to the Town Hall site for the provision of a playfield area, a ball diamond, and a picnic area. Should additional land not be available adjacent to the Town Hall site, it is recommended that the Town acquire and develop a park site in the southeastern portion of the Town. The site should have an area of about 15 acres. The general location of this site is also shown on Map 5.

PLAN IMPLEMENTATION

The recommended park and open space plan for the Town of Jackson includes recommendations for the maintenance of important open space land in the Jackson Marsh, and of an existing snowmobile trail through the Town, by county and state agencies of government. The plan also includes recommendations for the acquisition of additional primary environmental corridor lands within the Jackson Marsh Wildlife Area project boundary. In addition, the plan includes recommendations for the protection of important natural resource features within the Town, including environmental corridors and isolated natural areas, and prime agricultural lands. Finally, the plan includes recommendations for the provision of outdoor recreational facilities on publicly owned lands adjacent to the Town Hall, and the acquisition of additional lands at this location for the provision of playfields and picnic areas.

The recommended park and open space plan is not complete, however, until the steps required to implement the plan have been specified. This section of the chapter, accordingly, is intended to serve as a guide for use in carrying out the recommended park and open space plan for the Town of Jackson. It describes the actions required by the Wisconsin Department of Natural Resources, the Washington County Park and Planning Commission, and the Town of Jackson to implement the park and open space plan.

Wisconsin Department of Natural Resources

The Wisconsin Department of Natural Resources has authority and responsibility in the areas of park development, natural resources protection, water quality

Table 4

**A SUMMARY OF EXISTING AND PROPOSED PUBLIC PARK
AND OPEN SPACE LANDS IN THE TOWN OF JACKSON**

Governmental Unit	Park and Open Space Lands (acres)		
	Existing (1985)	Proposed	Total
Wisconsin Department of Natural Resources....	1,644	1,715	3,359
Washington County.....	--	--	--
Town of Jackson.....	16	15	31
Total	1,660	1,730	3,390

Source: Wisconsin Department of Natural Resources and SEWRPC.

maintenance, and water use regulation. Because of this broad range of authority and responsibility, certain Department functions have particular importance in the implementation of the park and open space plan for the Town of Jackson. These include the authority to protect, develop, and regulate the use of state parks, forests, fish, game, lakes, streams, certain plant life, and other outdoor resources; the authority to acquire conservation and scenic easements; and the authority to administer the federal Land and Water Conservation (LAWCON) fund within the State. The Department also has the obligation to establish standards for floodplains and shoreland zoning, and the authority to adopt, in the absence of satisfactory local action, floodplain and shoreland zoning ordinances.

It is important that the Department approve and adopt the town park and open space plan in order to enable the Town to apply for and receive federal outdoor recreation grants in support of plan implementation. Under the recommended park and open space plan for the Town of Jackson, the Wisconsin Department of Natural Resources would also be responsible for the continued maintenance of the Jackson Marsh Wildlife Area located within the Town. Under this proposal, the Department would maintain about 1,644 acres of land in the Jackson Marsh Wildlife Area for limited outdoor recreation and open space preservation purposes. As indicated in Table 4, the Department would also acquire approximately 1,715 additional acres of land within the Jackson Marsh Wildlife Area project boundary for such purposes.

Washington County Park and Planning Commission

Washington County is responsible jointly with the Town of Jackson for the protection of important natural resources in the Town. The plan recommends that the County and the Town cooperate in the placement of all environmental corridors and isolated natural areas in an appropriate zoning conservancy district, and all prime agricultural lands in an agricultural land preservation district. The proper application of conservancy district zoning would generally ensure the preservation of the natural resource features within the primary and secondary environmental corridors and isolated natural areas of the Town of Jackson. The placement of all identified prime agricultural lands in an

agricultural preservation district would assure the protection and continued use of such lands for agricultural purposes. The County should also continue to maintain the snowmobile trail traversing the Town.

Town of Jackson

Under the recommended plan, the Town of Jackson would be responsible for the development of tennis and playground facilities at the Town Hall site, and the acquisition of additional lands adjacent to the Town Hall site for the development of such community facilities as picnic areas and playfields. Should lands adjacent to the Town Hall site not be available for acquisition, the Town would acquire and develop a community park site in the southeastern portion of the Town.

In addition and as already noted, the Town, in cooperation with the Washington County Park and Planning Commission, would preserve through public land use regulation the important natural resources and prime agricultural lands in the Town. Full implementation of these plan recommendations, along with the recommendations herein directed to the Wisconsin Department of Natural Resources and the Washington County Park and Planning Commission, would result in the attainment of the park acquisition and development and open space preservation objectives presented in Chapter III of this report.

Implementation of the recommendations directed at the Town of Jackson under the park and open space plan would require a total capital expenditure of about \$124,000.⁴ This open space acquisition and development cost could be distributed over a plan implementation period of approximately 15 years. Under the assumptions that additional residential development will occur in the available undeveloped platted lots in the Town, and that the population of the Town will be about 3,640 persons by the year 2000, the average annual acquisition and development cost would be about \$8,267, or about \$2.40 per capita.⁵ It should be noted that, to the extent that acquisition and development proposals become eligible for state or federal aid, these costs could be reduced. Thus, if 50 percent of the acquisition and development costs for town park and recreation facilities is obtained through state and federal aid, full implementation of the acquisition and development proposals could

⁴Town park acquisition and development costs are estimated in 1985 dollars as follows: 1) development of outdoor recreational facilities on the existing Town Hall site, \$27,500--including the development of two tennis courts at \$11,000 per court and of one playground area at \$5,500; 2) acquisition of 15 acres of land either adjacent to the Town Hall site or in the southeastern portion of the Town, \$37,000, or \$2,500 per acre; and 3) development of outdoor recreational facilities on lands proposed for acquisition, \$59,000--including the development of a picnic area and shelter for \$25,000, the development of a softball diamond for \$13,000, and the provision of a playfield, landscaping, and park support facilities for \$21,000.

⁵The average annual per capita costs were derived by dividing the average annual cost by the average annual population over the 15-year plan implementation period. The average annual population--determined by calculating the average of the 1985 population of 3,259 persons and the plan year 2000 population of 3,640 persons--is 3,450 persons.

cost as little as \$62,000 over the 15-year plan implementation period, about \$4,133--or \$1.20 per capita--per year. This cost could be offset further by the continued collection and use of subdivision dedication fees--currently \$200 per lot--for the acquisition of parks and facilities, and by the use of charitable donations for parklands and facilities.

CONCLUDING REMARKS

The primary purpose of the park and open space planning program for the Town of Jackson was the preparation of a sound and workable plan to guide the acquisition and development of lands and facilities needed to satisfy the outdoor recreation and open space needs of the existing and probable future population of the Town, and to protect and enhance the underlying and sustaining natural resource base. Implementation of the recommended plan would ensure the protection and preservation of the environmental corridors and isolated natural areas of the Town; the maintenance of important agricultural lands in agricultural uses; and the provision of an adequate number and variety of park and open space sites and facilities geographically well distributed throughout the Town, thus meeting the existing and probable future recreation needs of the residents.

(This page intentionally left blank)

APPENDICES

(This page intentionally left blank)

Appendix A

OUTDOOR RECREATION AND OPEN SPACE PLANNING OBJECTIVES, PRINCIPLES, AND STANDARDS

OBJECTIVE NO. 1

The provision of an integrated system of public general use outdoor recreation sites and related open space areas which will allow the resident population of the Region adequate opportunity to participate in a wide range of outdoor recreation activities.

PRINCIPLE

Attainment and maintenance of good physical and mental health is an inherent right of all residents of the Region. The provision of public general use outdoor recreation sites and related open space areas contributes to the attainment and maintenance of physical and mental health by providing opportunities to participate in a wide range of both intensive and extensive outdoor recreation activities. Moreover, an integrated park and related open space system properly related to the natural resource base, such as the existing surface water network, can generate the dual benefits of satisfying recreational demands in an appropriate setting while protecting and preserving valuable natural resource amenities. Finally, an integrated system of public general use outdoor recreation sites and related open space areas can contribute to the orderly growth of the Region by lending form and structure to urban development patterns.

A. PUBLIC GENERAL USE OUTDOOR RECREATION SITES

PRINCIPLE

Public general use outdoor recreation sites promote the maintenance of proper physical and mental health both by providing opportunities to participate in such athletic recreational activities as baseball, swimming, tennis, and ice-skating—activities that facilitate the maintenance of proper physical health because of the exercise involved—as well as opportunities to participate in such less athletic activities as pleasure walking, picnicking, or just rest and reflection. These activities tend to reduce everyday tensions and anxieties and thereby help maintain proper physical and mental well being. Well designed and properly located public general use outdoor recreation sites also provide a sense of community, bringing people together for social and cultural as well as recreational activities, and thus contribute to the desirability and stability of residential neighborhoods and therefore the communities in which such facilities are provided.

STANDARDS

1. The public sector should provide general use outdoor recreation sites sufficient in size and number to meet the recreation demands of the resident population. Such sites should contain the natural resource or man-made amenities appropriate to the recreational activities to be accommodated therein and be spatially distributed in a manner which provides ready access by the resident population. To achieve this standard, the following public general use outdoor recreation site requirements should be met as indicated below:

Site Type	Size (gross acres)	Publicly Owned General Use Sites							
		Parks				Schools ^a			
		Minimum Per Capita Public Requirements (acres per 1,000 persons) ^d	Typical Facilities	Maximum Service Radius (miles) ^b		Minimum Per Capita Public Requirements (acres per 1,000 persons) ^f	Typical Facilities	Maximum Service Radius (miles) ^c	
				Urban ^e	Rural			Urban ^e	Rural
I ^g Regional	250 or more	5.3	Camp sites, swimming beach, picnic areas, golf course, ski hill, ski touring trail, boat launch, nature study area, playfield, softball diamond, passive activity area ^h	10.0	10.0	--	--	--	--
II ⁱ Multicommunity	100-249	2.6	Camp sites, swimming pool or beach, picnic areas, golf course, ski hill, ski touring trail, boat launch, nature study area, playfield, softball and/or baseball diamond, passive activity area ^h	4.0 ^j	10.0 ^j	--	--	--	--
III ^k Community	25-99	2.2	Swimming pool or beach, picnic areas, boat launch, nature study area, playfield, softball and/or baseball diamond, tennis court, passive activity area ^h	2.0 ^j	--	0.9	Playfield, baseball diamond, softball diamond, tennis court	0.5-1.0 ^m	--
IV ⁿ	Less than 25	1.7	Wading pool, picnic areas, playfield, softball and/or baseball diamond, tennis court, playground, basketball goal, ice-skating rink, passive activity area ^h	0.5-1.0 ^o	--	1.6	Playfield, playground, baseball diamond, softball diamond, tennis court, basketball goal	0.5-1.0 ^m	--

2. Public general use outdoor recreation sites should, as much as possible, be located within the designated primary environmental corridors of the Region.

B. RECREATION RELATED OPEN SPACE

PRINCIPLE

Effective satisfaction of recreation demands within the Region cannot be accomplished solely by providing public general use outdoor recreation sites. Certain recreational pursuits such as hiking, biking, pleasure driving, and ski touring are best provided for through a system of recreation corridors located on or adjacent to linear resource-oriented open space lands. A well designed system of recreation corridors offered as an integral part of linear open space lands also can serve to physically connect existing and proposed public parks, thus forming a truly integrated park and recreation related open space system. Such open space lands, in addition, satisfy the human need for natural surroundings, serve to protect the natural resource base, and ensure that many scenic areas and areas of natural, cultural, or historic interest assume their proper place as form determinants for both existing and future land use patterns.

STANDARDS

The public sector should provide sufficient open space lands to accommodate a system of resource-oriented recreation corridors to meet the resident demand for extensive trail-oriented recreation activities. To fulfill these requirements the following recreation-related open space standards should be met:

1. A minimum of 0.16 linear mile of recreation related open space consisting of linear recreation corridors^P should be provided for each 1,000 persons in the Region.
2. Recreation corridors should have a minimum length of 15 miles and a minimum width of 200 feet.
3. The maximum travel distance to recreation corridors should be five miles in urban areas and 10 miles in rural areas.
4. Resource-oriented recreation corridors should maximize use of:
 - a. Primary environmental corridors as locations for extensive trail-oriented recreation activities.
 - b. Outdoor recreation facilities provided at existing public park sites.
 - c. Existing recreation trail-type facilities within the Region.

OBJECTIVE NO. 2

The provision of sufficient outdoor recreation facilities to allow the resident population of the Region adequate opportunity to participate in intensive nonresource-oriented outdoor recreation activities.

PRINCIPLE

Participation in intensive nonresource-oriented outdoor recreation activities including basketball, baseball, ice-skating, playfield and playground activities, softball, pool swimming, and tennis provides an individual with both the opportunity for physical exercise and an opportunity to test and expand his physical capability. Such activities also provide an outlet for mental tension and anxiety as well as a diversion from other human activities. Competition in the various intensive nonresource-related activities also provides an opportunity to share recreational experiences, participate in team play, and gain understanding of other human beings.

STANDARD

A sufficient number of facilities for participation in intensive nonresource-oriented outdoor recreation activities should be provided throughout the Region. To achieve this standard, the following per capita requirements and design criteria for various facilities should be met as indicated below:

Minimum Per Capita Facility Requirements ⁹				Design Standards					Service Radius of Facility (miles) ¹
Activity . . .	Facility	Owner	Facility Per 1,000 Urban Residents	Typical Location of Facility	Facility Requirements (acres per facility)	Additional Suggested Support Facilities	Support Facility Requirements (acres per facility)	Total Land Requirement (acres per facility)	
Baseball . .	Diamond	Public Nonpublic Total	0.09 0.01 0.10 ⁵	Types II, III, and IV general use site	2.8 acres per diamond	Parking (30 spaces per diamond) Night lighting ¹ Concessions and bleachers ¹ Buffer and landscape	0.28 acre per diamond -- 0.02 acre minimum 1.40 acres per diamond	4.5	2.0
Basketball .	Goal	Public Nonpublic Total	0.91 0.22 1.13	Type IV general use site	0.07 acre per goal		--	0.07	0.5
Ice-Skating	Rink	Public Nonpublic Total	0.15 ⁴ -- 0.15	Type IV general use site	0.30 acre per rink minimum	Warming house	0.05 acre --	0.35 minimum	0.5
Playfield Activities .	Playfield	Public Nonpublic Total	0.39 0.11 0.50	Type IV general use site	1.0 acre per playfield minimum	Buffer area	0.65 acre minimum	1.65 minimum	0.5
Playground Activities .	Playground	Public Nonpublic Total	0.35 0.07 0.42	Type IV general use site	0.25 acre per playground minimum	Buffer and landscape	0.37 acre	0.62 minimum	0.5
Softball . .	Diamond	Public Nonpublic Total	0.53 0.07 0.60	Types II, III, and IV general use site	1.70 acre per diamond	Parking (20 spaces per diamond) Night lighting ¹ Buffer	0.18 acre per diamond -- 0.80 acre per diamond	2.68	1.0
Swimming	Pool	Public Nonpublic Total	0.015 ⁷ -- 0.015	Types II and III general use site	0.13 acre per pool minimum	Bathhouse and concessions Parking (400 square feet per space) Buffer and landscaping	0.13 acre minimum 0.26 acre minimum 0.70 acre minimum	1.22 minimum	3.0 3.0
Tennis	Court	Public Nonpublic Total	0.50 0.10 0.60	Types II, III, and IV general use site	0.15 acre per court	Parking (2.0 spaces per court) Night lighting ¹ Buffer	0.02 acre per court -- 0.15 acre per court	0.32	1.0

OBJECTIVE NO. 3

The provision of sufficient outdoor recreation facilities to allow the resident population of the Region adequate opportunity to participate in intensive resource-oriented outdoor recreation activities.

PRINCIPLE

Participation in intensive resource-oriented outdoor recreation activities including camping, golf, picnicking, downhill skiing, and stream and lake swimming provides an opportunity for individuals to experience the exhilaration of recreational activity in natural surroundings as well as an opportunity for physical exercise. In addition, the family can participate as a unit in certain intensive resource-oriented activities such as camping, picnicking, and beach swimming.

STANDARD

A sufficient number of facilities for participation in intensive resource-oriented outdoor recreation activities should be provided throughout the Region. To meet this standard, the following per capita requirements and design criteria for various facilities should be met as indicated below:

Minimum Per Capita Facility Requirement TM				Design Standards						Service Radius of Facility (miles) ^X
Activity	Facility	Owner	Per Capita Requirements (facility per 1,000 residents)	Typical Location of Facility	Facility Requirements (acres per facility)	Additional Suggested Support Facilities	Support Facility Requirements (acres per facility)	Total Land Requirements (acres per facility)	Resource Requirements	
Camping..	Camp site	Public Nonpublic Total	0.35 1.47 1.82	Types I and II general use sites	0.33 acre per camp site	Rest rooms - showers Utility hookups Natural area backup lands	-- -- 1.5 acres per camp site	1.83	Ungrazed wooded area Presence of surface water Suitable topography and soils	25.0
Golf.....	Regulation 18 hole course	Public Nonpublic Total	0.013 0.027 0.040	Types I and II general use sites	135 acres per course	Clubhouse, parking, maintenance Practice area Woodland-water areas Buffer acres	8.0 acres per course 5.0 acres per course 35.0 acres per course 2.0 acres per course	185.0	Suitable topography and soils Presence of surface water Form-giving vegetation desirable	10.0
Picnicking..	Tables	Public Nonpublic Total	6.35 ^Y 2.39 8.74	Types I, II, III, and IV general use sites	0.07 acre per table minimum	Parking Shelters and grills Buffer and parking overflow	0.02 acre per table (1.5 spaces per table) -- 0.02 acre per table	0.11	Topography with scenic views Shade trees Presence of surface water desirable Suitable soils	10.0
Skiing....	Developed Slope (acres)	Public Nonpublic Total	0.010 0.090 0.100	Types I, II and III general use sites	1.0 acre per acre of developed slope	Chalet Parking Ski tows (and lights) Buffer and maintenance Landscape	0.13 acre minimum 0.25 acre per acre of slope 0.40 tow per acre of slope 0.40 acre per acre of slope 0.35 acre per acre of slope	2.1	Suitable topography and soils (20 percent slope minimum) North or northeast exposure	25.0
Swimming..	Beach (linear feet)	Public Nonpublic Total	Major Inland Lakes Lake Michigan 6 12 18 16 -- 16	Types I, II, and III general use sites	40 square feet per linear foot (average)	Parking Bathhouse-concessions Buffer area	0.2 acre per acre of beach 0.10 acre minimum 10 square feet per linear foot	.. ^Z	Natural beach Good water quality	10.0

OBJECTIVE NO. 4

The provision of sufficient outdoor recreation facilities to allow the resident population of the Region adequate opportunity to participate in extensive land-based outdoor recreation activities.

PRINCIPLE

Participation in extensive land-based outdoor recreation activities including bicycling, hiking, horseback riding, nature study, pleasure driving, ski touring, and snowmobiling provides opportunity for contact with natural, cultural, historic, and scenic features. In addition, such activities can increase an individual's perception and intensify awareness of the surroundings, contribute to a better understanding of the environment, and provide a wider range of vision and comprehension of all forms of life both as this life may have existed in the past and as it exists in the present. Similar to intensive resource-oriented activity, the family as a unit also can participate in extensive land based recreation activities; such participation also serves to strengthen social relationships within the family. For activities like bicycling, hiking, and nature study, participation provides an opportunity to educate younger members of the family in the importance of environmental issues which may become of greater concern as they approach adulthood.

STANDARD

A sufficient number of facilities for participation in extensive land-based outdoor recreation activities should be provided throughout the Region. Public facilities provided for these activities should be located within the linear resource-oriented recreation corridors identified in Objective 1. To meet this standard, the following per capita requirements and design criteria for various facilities should be met as indicated below:

Minimum Per Capita Public Facility Requirements ^{aa}			Design Standards				
Activity	Facility	Per Capita Requirements (linear mile per 1,000 residents)	Typical Location of Facility	Minimum Facility Requirements (acres per linear mile)	Suggested Support Facilities and Backup Lands	Minimum Support Facility Requirements (acres per linear mile)	Resource Requirements
Biking	Route	-- ^{bb}	Scenic roadways	--	Route markers	--	--
	Trail	0.16	Recreation corridor	1.45	Backup lands with resource amenities	24.2	Diversity of scenic, historic, natural, and cultural features Suitable topography (5 percent slope average maximum) and soils
Hiking	Trail	0.16	Recreation corridor	0.73	Backup lands with resource amenities	24.2	Diversity of scenic, historic, natural, and cultural features Suitable topography and soils
Horseback Riding	Trail	0.05	Recreation corridor Type I general use site	1.21	Backup lands with resource amenities	24.2	Diversity of scenic, historic, natural, and cultural features Suitable topography and soils
Nature Study	Center	1 per county	Types I, II, and III general use sites		Interpretive center building Parking	--	Diversity of natural features including a variety of plant and animal species Suitable topography and soils
	Trail	0.02	Recreation corridor Types I, II, and III general use sites	0.73	Backup lands with resource amenities	24.2	Diversity of natural features, including a variety of plant and animal species Suitable topography and soils
Pleasure Driving	Route	-- ^{cc}	Scenic roadways recreation corridor	--	Route markers	--	--
Ski Touring	Trail	0.02	Recreation corridor Types I and II general use sites	0.97	Backup lands with resource amenities	24.2	Suitable natural and open areas Rolling topography
Snowmobiling	Trail	0.11	Private lands (leased for public use)	1.45	Backup lands, including resource amenities and open lands	24.2	Suitable natural and open areas Suitable topography (8 percent slope average maximum) and soils

OBJECTIVE NO. 5

The provision of opportunities for participation by the resident population of the Region in extensive water-based outdoor recreation activities on the major inland lakes and rivers and on Lake Michigan, consistent with safe and enjoyable lake use and maintenance of good water quality.

PRINCIPLE

The major inland lakes and rivers of the Region and Lake Michigan accommodate participation in extensive water-based recreation activities, including canoeing, fishing, ice fishing, motorboating, sailing, and water skiing, which may involve unique forms of physical exercise or simply provide opportunities for rest and relaxation within a particularly attractive natural setting. Participation in extensive water-based recreation activities requires access to the major inland lakes and rivers and Lake Michigan and such access should be available to the general public.

STANDARDS

1. The maximum number of public access points consistent with safe and enjoyable participation in extensive water-based recreation activities should be provided on the major inland lakes throughout the Region. To meet this standard the following guidelines for access points available for use by the general public on various sized major inland lakes should be met as indicated below:

Size of Major Lake (acres)	Minimum Number of Access Points—Public and Private	Optimum Number of Parking Spaces
50 - 199	1	$\frac{A}{16.6} - \frac{D^{dd}}{10}$ <p>Minimum:^{ee} 6</p>
200 or more	Minimum of 1 or 1 per 1,000 acres of usable surface ^{ff}	$\frac{A}{15.9} - \frac{D^{gg}}{10}$ <p>Minimum:^{ee} 12</p>

2. The proper quantity of public access points consistent with safe and enjoyable participation in the various extensive water-based recreation activities should be provided on major rivers throughout the Region. To meet this standard the maximum interval between access points on canoeable rivers^{hh} should be 10 miles.

3. A sufficient number of boat launch ramps consistent with safe and enjoyable participation in extensive water-based outdoor recreation activities should be provided along the Lake Michigan shoreline within harbors-of-refuge. To meet this standard the following guidelines for the provision of launch ramps should be met:

Minimum Per Capita Facility Requirements (ramps per 1,000 residents)	Design Standards				Maximum Distance Between Harbors of Refuge
	Typical Location of Facility	Facility Area Requirements	Suggested Support Facilities, Services and Backup Lands	Support Facility Area Requirements	
0.025	Types I, II, and III general use sites	0.015 acre per ramp	Rest rooms Parking (40 car and trailer spaces per ramp)	-- 0.64 acre per ramp minimum	15 miles

4. A sufficient number of boat slips consistent with safe and enjoyable participation in extensive water-based outdoor recreation activities should be provided at marinas within harbors-of-refuge along the Lake Michigan shoreline. To meet this standard the following guidelines for the provision of boat slips should be met:

Minimum Per Capita Facility Requirements (boat slips per 1,000 residents)	Design Standards			Support Facility Area Requirements
	Typical Location of Facility	Facility Area Requirements	Suggested Support Facilities, Services, and Backup Lands	
1.3	Types I, II, and III general use sites	--	Fuel, concessions, rest rooms Parking Storage and maintenance	-- 0.01 acre per boat slip 0.01 acre per boat slip

OBJECTIVE NO. 6

The preservation of sufficient high-quality open-space lands for protection of the underlying and sustaining natural resource base and enhancement of the social and economic well being and environmental quality of the Region.

PRINCIPLE

Ecological balance and natural beauty within the Region are primary determinants of the ability to provide a pleasant and habitable environment for all forms of life and to maintain the social and economic well being of the Region. Preservation of the most significant aspects of the natural resource base, that is, primary environmental corridors and prime agricultural lands, contributes to the maintenance of ecological balance, natural beauty, and economic well being of the Region.

A. PRIMARY ENVIRONMENTAL CORRIDORS

PRINCIPLE

The primary environmental corridors are a composite of the best individual elements of the natural resource base including surface water, streams, and rivers and their associated floodlands and shorelands; woodlands, wetlands, and wildlife habitat; areas of groundwater discharge and recharge; organic soils, rugged terrain, and high relief topography; and significant geological formations and physiographic features. By protecting these elements of the natural resource base, flood damage can be reduced, soil erosion abated, water supplies protected, air cleansed, wildlife population enhanced, and continued opportunities provided for scientific, educational, and recreational pursuits.

STANDARDS

All remaining nonurban lands within the designated primary environmental corridors in the Region should be preserved in their natural state.

B. PRIME AGRICULTURAL LANDS

PRINCIPLE

Prime agricultural lands constitute the most productive farm lands in the Region and, in addition to providing food and fibre, contribute significantly to maintaining the ecological balance between plants and animals; provide locations close to urban centers for the production of certain food commodities which may require nearby population concentrations for an efficient production-distribution relationship; provide open spaces which give form and structure to urban development; and serve to maintain the natural beauty and unique cultural heritage of southeastern Wisconsin.

STANDARDS

1. All prime agricultural lands should be preserved.
2. All agricultural lands should be preserved that surround adjacent high-value scientific, educational, or recreational sites and are covered by soils rated in the regional detailed operational soil survey as having very slight, slight, or moderate limitations for agricultural use.

OBJECTIVE NO. 7

The efficient and economical satisfaction of outdoor recreation and related open space needs meeting all other objectives at the lowest possible cost.

PRINCIPLE

The total resources of the Region are limited, and any undue investment in park and open space lands must occur at the expense of other public investment.

STANDARD

The sum total of all expenditures required to meet park demands and open space needs should be minimized.

- ^a In urban areas facilities for intensive nonresource-oriented activities are commonly located in Type III or Type IV school outdoor recreation sites. These facilities often provide a substitute for facilities usually located in parks by providing opportunities for participation in intensive nonresource-oriented activities. It is important to note, however, that school outdoor recreation sites do not generally contain natural areas which provide space for passive recreation use.
- ^b The identification of a maximum service radius for each park type is intended to provide another guideline to assist in the determination of park requirements and to assure that each resident of the Region has ready access to the variety of outdoor recreation facilities commonly located in parks, including space and facilities for both active and passive outdoor recreational use.
- ^c The identification of a maximum service radius for each school site is intended to assist in the determination of active outdoor recreation facility requirements and to assure that each urban resident has ready access to the types of active intensive nonresource-oriented facilities commonly located in school recreation areas.
- ^d For Type I and Type II parks, which generally provide facilities for resource-oriented outdoor recreation activities for the total population of the Region, the minimum per capita acreage requirements apply to the total resident population of the Region. For Type III and Type IV sites, which generally provide facilities for intensive nonresource-oriented outdoor recreation activities primarily in urban areas, the minimum per capita acreage requirements apply to the resident population of the Region residing in urban areas.
- ^e Urban areas are defined as areas containing a closely spaced network of minor streets which include concentrations of residential, commercial, industrial, governmental, or institutional land uses having a minimum total area of 160 acres and a minimum population of 500 persons. Such areas usually are incorporated and are served by sanitary sewerage systems. These areas have been further classified into the following densities: low-density urban areas or areas with 0.70 to 2.29 dwelling units per net residential acre, medium-density urban areas or areas with 2.30 to 6.99 dwelling units per net residential acre, and high-density urban areas or areas with 7.00 to 17.99 dwelling units per net residential acre.
- ^f For public school sites, which generally provide facilities for intensive nonresource-oriented outdoor recreation activities, the minimum per capita acreage requirements apply to the resident population of the Region residing in urban areas.
- ^g Type I sites are defined as large outdoor recreation sites having a multicounty service area. Such sites rely heavily for their recreational value and character on natural resource amenities and provide opportunities for participation in a wide variety of resource-oriented outdoor recreation pursuits.
- ^h A passive activity area is defined as an area within an outdoor recreation site which provides an opportunity for such less athletic recreational pursuits as pleasure walking, rest and relaxation, and informal picnicking. Such areas generally are located in parks or in urban open space sites, and usually consist of a landscaped area with mowed lawn, shade trees, and benches.
- ⁱ Type II sites are defined as intermediate size sites having a countywide or multicommunity service area. Like Type I sites, such sites rely for their recreational value and character on natural resource amenities. Type II parks, however, usually provide a smaller variety of recreation facilities and have smaller areas devoted to any given activity.
- ^j In general, each resident of the Region should reside within 10 miles of a Type I or Type II park. It should be noted, however, that within urban areas having a population of 40,000 or greater, each urban resident should reside within four miles of a Type I or Type II park.
- ^k Type III sites are defined as intermediate size sites having a multineighborhood service area. Such sites rely more on the development characteristics of the area to be served than on natural resource amenities for location.
- ^l In urban areas the need for a Type III park is met by the presence of a Type II or Type I park. Thus, within urban areas having a population of 7,500 or greater, each urban resident should be within two miles of a Type III, II, or I park.
- ^m The service radius of school outdoor recreation sites, for park and open space planning purposes, is governed primarily by individual outdoor recreation facilities within the school site. For example, school outdoor recreation sites which provide such facilities as playfields, playgrounds, and basketball goals typically have a service radius of one-half mile, which is the maximum service radius assigned to such facilities (see standards presented under Objective No. 2). As another example, school outdoor recreation sites which provide tennis courts and softball diamonds typically have a service radius of one mile, which is the maximum service radius assigned to such facilities (see standards presented under Objective No. 2). It is important to note that areas which offer space for passive recreational use are generally not provided at school outdoor recreation sites, and therefore Type III and Type IV school sites generally do not meet Type III and Type IV park accessibility requirements.
- ⁿ Type IV sites are defined as small sites which have a neighborhood as the service area. Such sites usually provide facilities for intensive nonresource-oriented outdoor recreation activities and are generally provided in urban areas. Recreation lands at the neighborhood level should most desirably be provided through a joint community-school district venture, with the facilities and recreational land area required to be provided on one site available to serve the recreation demands of both the school student and resident neighborhood population. Using the Type IV park standard of 1.7 acres per thousand residents and the school standard of 1.6 acres per thousand residents, a total of 3.3 acres per thousand residents or approximately 21 acres of recreation lands in a typical medium-density neighborhood would be provided. These acreage standards relate to lands required to provide for recreation facilities typically located in a neighborhood and are exclusive of the school building site and associated parking area and any additional natural areas which may be incorporated into the design of the park site such as drainageways and associated storm water retention basins, areas of poor soils, and floodland areas.

- ^o The maximum service radius of Type IV parks is governed primarily by the population densities in the vicinity of the park. In high-density urban areas, each urban resident should reside within 0.5 mile of a Type IV park; in medium-density urban areas, each resident should reside within 0.75 mile of a Type IV park; and in low-density urban areas, each urban resident should reside within one mile of a Type IV park. It should be noted that the requirement for a Type IV park also is met by a Type I, II, or III park within 0.5-1.0 mile service radius in high-, medium-, and low-density urban areas, respectively. Further, it should be noted that in the application of the service radius criterion for Type IV sites, only multiuse parks five acres or greater in area should be considered as satisfying the maximum service radius requirement. Such park sites generally provide areas which offer space for passive recreational uses, as well as facilities which provide opportunities for active recreational uses.
- ^p A recreation corridor is defined as a publicly owned continuous linear expanse of land which is generally located within scenic areas or areas of natural, cultural, or historical interest and which provides opportunities for participation in trail-oriented outdoor recreation activities especially through the provision of trails designated for such activities as biking, hiking, horseback riding, nature study, and ski touring. In the Region in 1973 only Milwaukee County, with an extensive parkway system, and the Wisconsin Department of Natural Resources, with the Kettle Moraine State Forest—Southern Unit, possessed the continuous linear lands required to develop such a recreation corridor.
- ^q Facilities for intensive nonresource-oriented outdoor recreation activities generally serve urban areas. The minimum per capita requirements for facilities for intensive nonresource-oriented outdoor recreation activities, therefore, apply to the total resident population in each urban area of the Region.
- ^r For each facility for intensive nonresource-oriented activity, the service radius indicates the maximum distance a participant should have to travel from his place of residence to participate in the corresponding activity.
- ^s Each urban area having a population of 2,500 or greater should have at least one baseball diamond.
- ^t Support facilities such as night lighting, concessions, and bleachers generally should not be provided in Type IV sites. These sites typically do not contain sufficient acreage to allow adequate buffer between such support facilities and surrounding neighborhood residences.
- ^u Each urban area should have at least one ice-skating rink.
- ^v Each urban area having a population of 7,500 or greater should have one public swimming pool or beach.
- ^w Facilities for intensive resource-oriented activities serve both rural and urban residents of the Region. The minimum per capita requirements for facilities for intensive resource-oriented activities, therefore, apply to the total resident population of the Region.
- ^x Participants in intensive resource-oriented outdoor recreation activity travel relatively long distances from their home. The approximate service radius indicates the normal maximum distance a participant in the respective resource-oriented activity should have to travel from his place of residence to participate in the corresponding activity.
- ^y The allocation of the 6.35 picnic tables per thousand residents to publicly owned general-use sites is as follows: 3.80 tables per thousand residents of the Region to be located in Type I and Type II parks to meet the resource-oriented picnicking needs of the Region and 2.55 tables per thousand residents of urban areas in the Region to be located in Type III and Type IV parks to meet local picnicking needs in urban areas of the Region.
- ^z A picnic area is commonly provided adjacent to a swimming beach as a support facility. Thus, the total amount of acreage required for support facilities must be determined on a site-by-site basis.
- ^{aa} Both urban and rural residents of the Region participate in extensive land-based outdoor recreation activities. Thus, minimum per capita requirements for trails for extensive land-based activities apply to the total resident population of the Region.
- ^{bb} Bike routes are located on existing public roadways; therefore, no requirement is provided.
- ^{cc} Pleasure driving routes are located on existing public roadways; therefore, no requirement is provided. However, a recreation corridor may provide a uniquely suitable area for the development of a system of scenic driving routes.
- ^{dd} The survey of boat owners conducted under the regional park study indicated that for lakes of 50-199 acres, the typical mix of fast boating activities is as follows: waterskiing—49 percent; motor boating—35 percent; and sailing—16 percent. The minimum area required per boat for safe participation in these activities is as follows: waterskiing—20 acres; motor boating—15 acres; and sailing—10 acres. Assuming the current mix of boating activities in conjunction with the foregoing area requirements, it is found that 16.6 acres of "usable" surface water are required per boat on lakes of 50-199 acres. The number of fast boats which can be accommodated on a given lake of this size range is the usable surface area of that lake expressed in acres (A) divided by 16.6. The optimum number of parking spaces for a given lake is the number of fast boats which the lake can accommodate reduced by the number of fast boats in use at any one time by owners of property with lake frontage. The latter figure is estimated as 10 percent of the number of dwelling units (D) on the lake.
- ^{ee} The minimum number of parking spaces relates only to parking to accommodate slow boating activities such as canoeing and fishing and is applicable only in the event that the application of the standard indicated a need for less than six parking spaces for fast boating activities. No launch ramp facilities would be provided for slow boating activities.

^{ff} Usable surface water is defined as that area of a lake which can be safely utilized for motor boating, sailing, and waterskiing. This area includes all surface water which is a minimum distance of 200 feet from all shorelines and which is free of submerged or surface obstacles and at least five feet in depth.

^{gg} The survey of boat owners conducted under the regional park study indicated that, for lakes of 200 acres or more, the typical mix of fast boating activities is as follows: waterskiing—43 percent; motor boating—33 percent; and sailing—24 percent. The minimum area required per boat for safe participation in these activities is as follows: waterskiing—20 acres; motor boating—15 acres; and sailing—10 acres. Assuming the current mix of boating activities in conjunction with the foregoing area requirements, it is found that 15.9 acres of "usable" surface water are required per boat on lakes of 200 acres or more. The number of fast boats which can be accommodated on a given lake of this size range is the usable surface area of that lake expressed in acres (A) divided by 15.9. The optimum number of parking spaces for a given lake is the number of fast boats which the lake can accommodate reduced by the number of fast boats in use at any one time by owners of property with lake frontage. The latter figure is estimated as 10 percent of the number of dwelling units (D) on the lake.

^{hh} Canoeable rivers are defined as those rivers which have a minimum width of 50 feet over a distance of at least 10 miles.

Source: SEWRPC.