

# Washington County Wisconsin



## A Joint Parks, Recreation & Open Space Plan For

The Village of  
Jackson and The  
Town of Jackson

Revision  
March 2009



# Jackson Joint Village & Town Parks, Recreation & Open Space Plan - 2008

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# Chapter I

## Introduction

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### PLAN CONTEXT

To begin, it is important to realize recreation, in general, encompasses a wide variety of human activities, including rest and reflection, development of personal and social skills, meeting challenges, and social interaction. It includes both mental and physical exercise and personal enjoyment. Although recreational preferences may vary from individual to individual, recreation occupies a necessary and significant place in every person's life. It fulfills personal needs for quality of life and enhances a community's goal for Economic Development. Funding sources have become increasingly difficult due to financial burdens of many communities. Thus, the use of park impact fees have become a means for achieving Parks, Recreation and Open Space goals both in the Village and Town of Jackson. This requires greater understanding of land use laws, knowledge of perceptual planning, improved accounting systems, open space, and pathway systems being fully integrated into the most current practice of growth management, land use controls, and land-conserving development tools. With this in mind, and in the interest of continuity, this plan will be an addendum and compliment to the Joint Smart Growth Comprehensive Plan that has been created by the Village and Town of Jackson. Several areas throughout this plan will also reference resource and statistical information from the Joint Smart Growth Comprehensive Plan.

The primary purpose of the Parks, Recreation and Open Space Plan for the Village and Town of Jackson is to guide the preservation, acquisition, and development of land for park, recreation, and related open space purposes as needed to satisfy the wide range of active and passive recreational needs of Village and Town residents, and to protect and enhance the important natural resources located throughout the community as a whole. The importance of understanding the Level Of Service (LOS) for the community and the need for flexibility can be found in Chapter III.

Park and open space acquisition, development, and use have long been issues of concern to public officials and citizen leaders because of the importance of outdoor recreation sites and natural resource protection. The Southeastern Wisconsin Regional Planning Commission adopted SEWRPC Planning Report No. 45, *A Regional Park and Open Space Plan for Southeastern Wisconsin: 2020*, and at the request of Washington County, the Regional Planning Commission refined and detailed the regional plan as it relates to Washington County. That plan, documented in SEWRPC Community Assistance Planning Report No. 136, *A Park and Open Space Plan For Washington County – 3<sup>rd</sup> Revision*, was adopted by the County Board in 2004. The regional plan, and the Washington County Park and Open Space Plan, also recommends that each local unit of government in the County refine and detail the adopted plan as it relates to its local area of jurisdiction.

### UPDATE REQUEST

On July 12, 1995, the Village of Jackson requested that the Regional Planning Commission assist the Village in the preparation of a new Parks and Open Space Plan. The plan was to reflect recent park and open space acquisition and development activities within the Village, and was also intended to maintain Village eligibility to apply for and receive Federal and State aids in partial support of the acquisition and development of park and open space sites and facilities. The planning process involved, was conducted under the guidance of the Village of Jackson Park and Recreation Committee. In 2003, the Village requested a review and revision of the plan by the Parks & Recreation Director, under the guidance of the Village Parks & Recreation Committee and the Village/Town Joint Planning Group. The same procedure held true for the Town of Jackson, implementing its initial plan in 1986. It was then decided in the Fall of 2004, by the Joint Planning Group, to combine plan revisions, and create one Joint Parks & Open Space Plan to serve the Village and Town of Jackson. In 2006 it was then determined that the Joint Parks, Recreation and Open Space Plan would be a component of the Joint Smart Growth Comprehensive Plan, to be approved in 2008.

### PLANNING AREA

The planning area for the Village of Jackson, as shown in Map 1, is located in the southeastern portion of Washington County and consists of the Village of Jackson and portions of the Towns of Jackson and Polk. The planning area encompasses about 25 square miles. The Village of Jackson, based on 2008 corporate limits, comprises about 2.5 square miles, or about 10 percent of the planning area. The planning area for the Town of Jackson, as shown on Map 2, consists of the Town Limits, 36.47 square miles or 23,341 acres.

### REPORT FORMAT

The findings and recommendations of the Joint Village & Town Parks, Recreation and Open Space Plan are set forth in this report. Following this introductory chapter, Chapter II presents information about the Village & Town pertinent to park and open space planning. This includes information on the resident population, the land use pattern, and natural resources within the Village & Town. An inventory of existing park and open space sites and facilities is also included in Chapter II. Chapter III presents Trends, Implications, Classifications and Level of Service Analysis, which serves as the basis for the development of the new park, recreation and open space plan. It provides an inventory of park and open space needs in both the Village and Town. The recommendations and implementation of park, recreation and open spaces and the actions required to carry them out, are presented in Chapter V. A plan summary can be found in Chapter VI.

# Chapter II

## Inventory Findings

### INTRODUCTION

The proper formulation of any park and open space plan requires the collection of pertinent data. In this chapter we will look at the various information from both the Village and the Town of Jackson:

- Population Levels and History
- Land Use Development
- Existing Parks, Recreation, Pathways and Open Space Sites and Facilities
- Natural Resources within the area concerned
- *The data for the Village and Town of Jackson limits is presented in this chapter as recommended by SEWRPC and can be found on the Land Use Mapping in the Joint Smart Growth Comprehensive Plan.*

### RESIDENT POPULATION OF THE VILLAGE AND TOWN OF JACKSON

Historic and existing population levels are an important consideration in any park and open space planning effort. The projections in Table 1 were prepared using a methodology similar to that used by the Wisconsin Department of Administration, whereby population trends over the past 25 years are used to project future population. Population changes in the period between 1990 and 2005 are weighted more heavily than changes that occurred between 1980 and 1990.

Population forecasts, as stated above, are based on historical trends and are subject to revision. Many factors, such as changes in municipal boundaries, policies, housing availability, highway upgrades, and economic development can have a substantial impact on population trends. Currently, this population forecast would appear to be slightly higher than the rate favored by respondents to the 2006 Town of Jackson Comprehensive Planning Community Survey.

**Table 1**

Population / Forecasts								
Geographic Area	1850	1920	1950	1980	2000 (Census)	2005 (Estimated)	2010 (Estimated)	2020 (Projection)
Town of Jackson	1,038	1,231	1,299	3,180	3,516	3,553	3,580	3,626
Village of Jackson	-	230	361	1,817	4,938	5,528	6,079	7,099
Town of Hartford				3,269	4,031	4,188	4,336	4,607
City of Hartford				7,159	10,895	11,892	12,808	14,501
Town of Polk				3,486	3,939	4,031	4,110	4,253
Village of Slinger				1,612	3,901	4,330	4,730	5,471
Town of Trenton				3,914	4,440	4,518	4,597	4,740
Town of West Bend				3,588	4,834	4,919	4,992	5,122
City of West Bend				21,484	29,152	29,073	29,868	31,314
Village of Richfield				8,390	10,373	10,728	11,042	11,615
Village of Germantown				10,729	18,260	19,588	20,811	23,066
Washington County				84,848	117,496	123,570	129,085	139,214

Wisconsin Department of Administration, January 2004

## EXISTING LAND USE BASE

Land use is an important determinant of both the supply of, and the demand for, parks, recreation and related open space facilities. Accordingly, an understanding of the amount, type, and spacial distribution of land uses in the Village & Town, along with the planning area, as well as the historical conversion of rural lands to urban use, is essential to the development of a sound park and open space plan. Also integral to the plan development, is an understanding of land available for conversion to various types of urban uses.

The land use tables from the Joint Smart Growth Comprehensive Plan can be found on pages 6 & 7. These show information of the amount of land devoted to the various types of land uses in the Village of Jackson and the Town of Jackson. Details and specific mapping on the land uses can be found in the The Joint Smart Growth Comprehensive Plan.



*Village of Jackson Wheel Park;  
Constructed in 2005 in Jackson Park*

**Table 2**

### CURRENT LAND USE INVENTORY - VILLAGE

<b>Current Village Land Use Inventory by Acreage</b>		
<b>DESCRIPTION OF LAND USE</b>	<b>ACREAGE</b>	<b>% OF TOTAL</b>
Agricultural Use*	95.84 ac.	4.9%
Single Family Residential	473.96 ac.	24.3%
Two Family Residential	95.75 ac.	4.9%
Multi Family Residential	105.83 ac.	5.4%
Manufactured Housing	64.42 ac.	3.3%
Retail Business and Service Uses	67.72 ac.	3.5%
Industrial Uses	298.75 ac.	15.3%
Institutional Uses	35.28 ac.	1.8%
Parks	75.74 ac.	3.9%
Undeveloped Land	167.28 ac.	8.5%
Floodway, Floodplains, Waterways	179.67 ac.	9.2%
Rights - of - Way and Utilities	299.04 ac.	15.3%
<b>Totals</b>	<b>1,959.30 ac.</b>	<b>100%</b>

*Source: SEWRPC and Joint Smart Growth Comprehensive Plan*



Jackson Country Town Hall and Recreation Center;  
Youth Little League Game

Table 3

**CURRENT LAND USE INVENTORY - TOWN**

Town of Jackson Land Use Amount and Intensity, 2006			
Land Use Type	Acres	Percentage of Developed Land	Percentage of Total Land
<b>DEVELOPED</b>	<b>3,741.2</b>	<b>100%</b>	<b>17.2%</b>
Residential	2,424.0	64.8%	11.2%
single - family	2,236.0	59.8%	10.3%
high density (0.15 acre lots or smaller)	0.0	0.0%	0.0%
medium density (0.16 - 0.44 acre lots)	26.8	0.7%	0.1%
low density (0.45 - 1.43 acre lots)	1,830.6	48.9%	8.4%
suburban density (1.44 - 5.0 acre lots)	378.6	10.1%	1.7%
two - family	0.8	0.02%	0.004%
multi - family and mobile homes	0.0	0.0%	0.0%
land under residential development	187.2	5.0%	0.9%
Commercial	22.0	0.6%	0.1%
Industrial	215.2	5.8%	1.0%
manufacturing	20.3	0.5%	0.09%
wholesaling & storage	69.2	1.8%	0.3%
extractive	125.7	3.4%	0.6%
Transportation	884.1	23.6%	4.1%
streets and highways	767.4	20.5%	3.5%
parking (off - street)	38.7	1.0%	0.2%
recreational	2.4	0.06%	0.01%
rail related	75.6	2.0%	0.3%
Communication or Utilities	2.3	0.06%	0.01%
Institutional or Governmental	193.6	5.2%	0.9%
administration/safety/assembly	56.4	1.5%	0.3%
educational	118.1	3.2%	0.5%
cemeteries	19.1	0.5%	0.09%
	<b>Acres</b>	<b>Percentage of Undeveloped Land</b>	<b>Percentage of Total Land</b>
<b>UNDEVELOPED</b>	<b>17,986.9</b>	<b>100%</b>	<b>82.8%</b>
Outdoor Recreation (e.g., golf course)	240.0	1.1%	0.9%
Agricultural	12,339.2	68.6%	56.8%
Natural Areas	5,443.7	30.3%	25.1%
wetlands	4,382.8	24.4%	20.2%
unused rural land	330.9	1.8%	1.5%
woodlands	504.2	2.8%	2.3%
water	62.8	0.3%	0.3%
other	162.9	0.9%	0.7%
<b>TOTAL LANDS</b>	<b>21,728.1</b>	<b>N/A</b>	<b>100%</b>

Source: SEWRPC and Joint Smart Growth Comprehensive Plan



*Jackson Park; new playground equipment 2005*

## PARK AND OPEN SPACE SITES

### *Existing Park and Open Space Sites and Facilities For the Village & Town of Jackson*

As of 2008, there are 22 existing park and open space sites in the Village & Town of Jackson, which together encompass a total of 2,029.67 acres, or about 2% of the Village & Town of Jackson. As indicated in Table 5 and shown on Maps 1 & 2, 11 sites encompassing 1,769 acres, or about .07% of the area, are publicly owned. The remaining 11 sites encompassing 261 acres, are privately owned. As indicated in Table 5, intensive recreational facilities provided at sites in the planning area include: 6 basketball goals, 6 soccer fields, 4 picnic areas, 6 playfields, 7 playgrounds, one league softball diamond, four sandlot softball fields, six sand volleyball courts, 8 tennis courts, wheel park, ice rink and in-line skating area. Other significant outdoor recreation facilities available within the planning area include ice skating, fishing piers, public hunting, and a 26,000 sq. ft. Community Center.

### *Village of Jackson Parks System*

The Village of Jackson owns 6 park and open space sites, encompassing a total of 69 acres, or 4% of the Village. As indicated in Table 5, the Village-owned sites range in size from the one-acre Reis Memorial Park to the 25-acre Jackson Park. Locations of the Village owned sites are shown on Map 1. A brief description of each of the Village sites is presented below.

The Eagle Drive Playfield is a two-acre playfield located in the eastern portion of the Village. This site is primarily used for soccer. The future purpose of this site is for a connecting road and should not be considered a park.

***CEDAR RUN PARK:*** Cedar Run Park is a 24-acre open space site located along Cedar Creek on the southeastern side of the Village.

***JACKSON PARK:*** Jackson Park is a 25-acre community park located in the northeastern central portion of the Village. Facilities at this site include two basketball goals, soccer facilities, three picnic areas, playfields, 2 playgrounds, one league softball diamond, two sandlot softball diamonds, four tennis courts, four sand volleyball courts, a wheel park and concession building.

***MEADOWVIEW PARK:*** Meadowview Park is a two-acre neighborhood park located in the central portion of the Village.

***REIS MEMORIAL PARK:*** Reis Memorial Park is a one-acre neighborhood park located on the east side of the Village. Facilities at this site include a playfield and a playground.

***HICKORY LANE PARK:*** Hickory Lane Park is a 14-acre community park located in the southeastern portion of the Village. Facilities at this site include three basketball goals, 3 soccer fields, one picnic area, playfields, one playground, a sandlot softball diamond, two sand volleyball courts, a paved walking trail and an inline skating rink (and ice skating rink when weather conditions are appropriate, which replaces the former ice skating rink at the Village Hall).

***JACKSON AREA COMMUNITY CENTER:*** Jackson Area Community Center, currently being developed in 2008, is a 26,000 sq. ft. multipurpose building, set on 3.2 acres of land north of Hickory Lane Park. The center is being jointly funded by the Village of Jackson, Town of Jackson and the Washington County Boys & Girls Club. Amenities include: a 6,000 sq. ft. gymnasium, a fitness center, kitchen, cafeteria (which can be separated into two meeting rooms), art studio, dance/fitness studio, tot area with outdoor playyard, games room/lounge, technology center and Parks & Recreation Department offices.

### *Town of Jackson Parks System*

The Town of Jackson owns one park and open space site, encompassing a total of 48.7 acres, or less than 1% of the Town of Jackson.

***JACKSON TOWN HALL AND RECREATION CENTER:*** The Jackson Town Hall and Recreation Center is a 48.7-acre facility and open space site located on Division Road in the south central portion of the Town. The site includes 4 ball diamonds, park shelter with restrooms and kitchen, 2 soccer fields, walking trails, a batting cage, 3 tennis courts, a banquet hall facility, meeting rooms, and Town Board Room. It is important to note that the Town of Jackson is currently a rural demographic. Locations of the Town-owned sites are shown on Map 1.

***JACKSON TOWN GARAGE/TRANSFER STATION:*** The Jackson Town Garage/Transfer Station is an 8-acre facility and open space site in the central portion of the Town of Jackson along the Hwy 60 corridor. The site is primarily used for the Town Maintenance Department and Recycling Center. However, classes are held in a multi-purpose, second story classroom. There is also several acres of open space.

***TOWN OF JACKSON SUBDIVISION PARKS:*** Throughout the Town of Jackson, several private developments have private park land, not for public use.



*Jackson Country Town Hall and Recreation Center;  
Annual Kids Rummage Sale and Cookies With Santa*



Jackson Country Town Hall and Recreation Center;  
Youth Little League Game

Table 4

PARK AND OPEN SPACE SITES WITHIN THE VILLAGE & TOWN OF JACKSON 2008				
Number on Map 1 & 2	Site Name	Location	Ownership	Acreage
<b>PUBLIC</b>				
1	Cedar Run Park	T 10N, R 20E, Section 20	Village of Jackson	24
2	Eagle Drive Playfield	T 10N, R 20E, Section 20	Village of Jackson	2
3	Hasmer Lake Access	T 10N, R 20E, Section 13	State of Wisconsin	2
4	Jackson Marsh Wildlife Area	T 10N, R 20E, Section 09	State of Wisconsin	a1644
5	Jackson Park	T 10N, R 20E, Section 18	Village of Jackson	25
6	Jackson School	T 10N, R20E, Section 17	West Bend School District	3
7	Meadowview Park	T 10N, R20E, Section 19	Village of Jackson	2
8	Reis Memorial Park	T 10N, R20E, Section 17	Village of Jackson	1
9	Hickory Lane Park	T 10N, R20E, Section 20	Village of Jackson	14
10	Jackson Country Town Hall/Rec. Center	T 10N, R20E, Section 27	Town of Jackson	48.7
11	Jackson Area Community Center	T10N, R20E, Section 20	Village of Jackson	3.2
23	Jackson Town Garage/Transfer Station	T10N, R20E, Section 21	Town of Jackson	8
<b>SUBTOTAL: 11 SITES</b>				<b>1,776.00</b>
<b>PRIVATE</b>				
12	Kettle Moraine High School	T 10N, R20E, Section 21	Organizational	50
13	Pleasant Valley Tennis Courts	T 10N, R20E, Section 06	Private	10
14	Living Word High School	T 10N, R20E, Section 17	Private	48.8
15	Morning Star School	T 10N, R20E, Section 17	Private	8.69
16	David Star School	T 10N, R20E, Section 17	Private	80.6
17	Christ Lutheran Church	T 10N, R20E, Section 17	Private	2.86
18	Trinity Lutheran School	T 10N, R20E, Section 2	Private	5
19	New Hope Lutheran Church	T 10N, R20E, Section 8	Private	20.7
20	St. John's Lutheran Church	T 10N, R20E, Section 33	Private	7.12
21	Milwaukee Light Engineering Society	T10N, R20E, Section 36	Private	7
22	Lammscapes	T10N, R20E, Section 21	Private	20
<b>SUBTOTAL: 11</b>				<b>260.77</b>
<b>TOTAL: 22</b>				<b>2,036.77</b>
a. 1,096 acres of the Jackson Marsh are in the Village Planning Area				
Original Source: SEWRPC/Updates Internal				

**Table 5**

FACILITIES FOR SELECTED RECREATIONAL ACTIVITIES IN THE VILLAGE & TOWN OF JACKSON : 2008

Number on Maps 1 & 2	Site	Regulation Baseball	Basketball Goal	Soccer Fields	Picnic	Playfields	Playgrounds	League Softball	Sandlot Softball	Tennis Courts	Other Facilities
<b>PUBLIC</b>											
1	Cedar Run Park										
2	Eagle Drive Playfield			1		1					
3	Hasmer Lake Access										Carry - in access Fishing Peir
4	Jackson Marsh Wildlife Area										Public Hunting
5	Jackson Park		2	3	3	1	2	1	1	4	Wheel Park Concession Sand Volleyball
6	Jackson School		1	1		1	1		1		
7	Meadowview Park					1	1		1		
8	Reis Memorial Park						1				
9	Hickory Lane Park		3	3	1	1	1		1		Sand Volleyball In-Line Skate Rink Ice Rink
10	Jackson Country Town Hall and Recreation Center			2	1				4	4	Trails/open space batting cages, 2-horseshoe pits
11	Jackson Area Community Center		6			1	1				Gym - Art Studio, Fitness Center , Tech. Center, Garden
23	Jackson Town Garage/Transfer Station										Classroom space, open space
<b>SUBTOTAL: 11</b>			12	10	5	6	7	1	8	8	
<b>PRIVATE</b>											
12	Kettle Moraine High School	1		1				1			Football Field
13	Pleasant Valley Tennis Club									6	
14	Living Word High School			1			1				
15	Morning Star School						1				
16	David Star School										
17	Christ Lutheran Church										
18	Trinity Lutheran School										
19	New Hope Church										
20	St. John's Lutheran Church										
21	Milwaukee Light Engineering Soc.										Miniature Railroad
22	Lammscapes										Gardens and Models
<b>SUBTOTAL: 11</b>		1	0	2	0	0	2	1			
<b>TOTAL of 20 Sites:</b>		<b>1</b>	<b>12</b>	<b>12</b>	<b>5</b>	<b>6</b>	<b>9</b>	<b>2</b>	<b>8</b>	<b>8</b>	

Original Source: SEWRPC/Updates Internal



Village of Jackson Annual Arbor Day Celebration

**Table 6**

VILLAGE & TOWN OF JACKSON PARKS SYSTEM: 2008				
Number on Map 1 & 2	Site Name	Location	Type	Acreage
	<b>PUBLIC</b>			
1	Cedar Run Park	T 10N, R 20E, Section 20	Open Space	24
5	Jackson Park	T 10N, R 20E, Section 18	Community Park	25
7	Meadowview Park	T 10N, R20E, Section 19	Neighborhood Park	2
8	Reis Memorial Park	T 10N, R20E, Section 17	Mini Park	1
9	Hickory Lane Park	T 10N, R20E, Section 20	Community Park	14
10	Jackson Country Town Hall & Recreation Center	T 10N, R20E, Section 27	Community Park	48.7
11	Jackson Area Community Center	T 10N, R20E, Section 20	Recreational Facility	3.2
23	Jackson Town Garage/Transfer Station	T10N, R20E, Section 36	Maintenance/Open Space	8
<b>SUBTOTAL: 8 SITES</b>				<b>125</b>
Original Source: SEWRPC/Updates Internal				

**NATURAL RESOURCE FEATURES**

The natural resources of an area are important determinants of the ability of an area to provide a pleasant and habitable environment for all forms of life and to maintain its social and economic well-being. The planning of parks and open space should seek to preserve the most significant remaining aspects of the natural resource base to help retain the ecological balance and natural beauty of the area.

A description of the natural resource base of the Village limits & Town of Jackson limits, including surface water resources, wetlands, woodlands, and natural areas, as well as the environmental corridors encompassing such resources, will be presented in table format. A complete listing of acreage and details and mapping can be found in the Joint Smart Growth Comprehensive Plan.

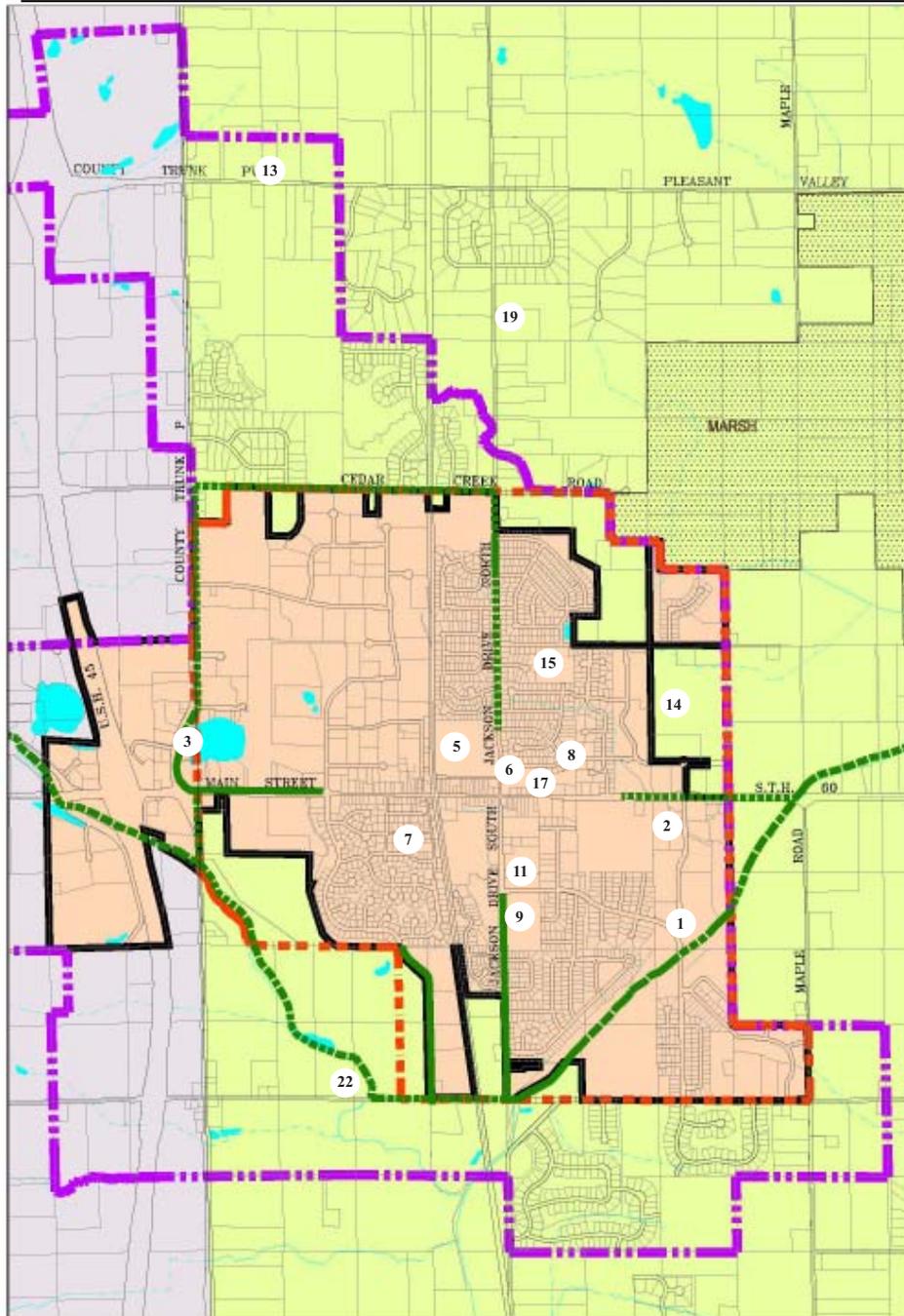
**Table 7**

NATURAL AREAS AND CRITICAL SPECIES HABITAT SITES IN THE VILLAGE & TOWN OF JACKSON : 2008					
Area Name	Classification Code <sup>a</sup>	Location	Ownership	Size	Description and Comments
Jackson Marsh	NA-2	T 10N, R 20E Sections 8,9,16,17	Wisconsin Department of Natural Resources and private	896 acres (an additional 675 acres are located outside of the planning area)	Large forested wetland consisting mainly of disturbed lowland swamp with smaller inclusions of white cedar-dominated northern wet-mesic forest. The large forested interior is invaluable for a number of native breeding birds. The site contains the following uncommon bird species: Veery, Ovenbird, Black -throated Green Warbler, Black-and-White Warbler, Northern Waterthrush, Nashville Warbler, Mourning Warbler, Blue-Grey Gnatcatcher, Canada Warbler, Wood Thrush, White-Throated Sparrow, and Winter Wren.
Mud Lake Swamp	NA-2 (RSH)	T 10N, R 19E Section 1 Town of Polk T11N, R19E Section 35 Town of West Bend	Private and Wisconsin Department of Transportation	110 (an additional 76 acres are located outside of the planning area)	Good-quality, undeveloped calcareous headwater lake surrounded by lowland hardwoods and tamarack swamp. Fen and bog floral elements are present. Adversely affected by construction of USH 45.
Jackson Woods	CSH	T 10N, R 20E Section 20	Village of Jackson and Private	24 Acres	<i>Lithospermum latifolium</i> , a rare plant species, grows on this site.
Cedar Creek (in part)	CSH (AQ-2)	T 10N, R 19E Sections 13, 14, 24 T 10 N, R 20E Sections 19, 30	..	4.2 miles in planning area (approximately eight acres)	Cedar Creek downstream from Little Cedar Lake to the confluence with Little Cedar Creek; contains critical mussel and fish species habitat. Ten mussel species, and the creek heelsplitter, a species of special concern were found here. The Lake Chubsucker, a fish species of special concern also inhabits this stream reach.
Cedar Creek (in part)	CSH (AQ-3)	T 10N, R 20E Sections 16, 20, 29, 30	..	3.2 miles in planning area (approximately 10 acres)	Cedar Creek downstream from Little Cedar Creek inflow to CTH G. Good fish population and diversity; bisects Jackson Swamp.
Frieden's Creek	CSH (AQ-3) (RSH)	T 10N, R 20E Sections 4, 5	..	3.2 miles (approximately 4 acres)	Site contains Blanchard's cricket frog, a State-designated endangered species. This stream had a Biotic Index rating of very good. <sup>b</sup>
Hasmer Lake	CSH (AQ-3)	T 10N, R 20E Sections 13, 18	..	15 acres	The Lake Chubsucker, a fish species of special concern, inhabits this lake.
Tilly Lake	CSH (AQ-3)	T 10N, R 20E Section 13	..	13 acres	The Lake Chubsucker, a fish species of special concern, inhabits this lake.
<sup>a</sup> NA-2 identifies Natural Area sites of countywide or regional significance. CSH identifies a Critical Species Habitat. AQ-2 identifies an Aquatic Habitat Area of countywide or regional significance. AQ-3 identifies an Aquatic Habitat Area of local significance. RSH identifies a Rare Species Habitat. <sup>b</sup> Based upon the Hilsenhoff Biotic Index (HBI) discussed in WI. DNR Technical Bulletin No. 132, Using a Biotic Index to Evaluate Water Quality in Streams, 1982.					
<b>(Mapping may be found in the Joint Smart Growth Comprehensive Plan)</b>					

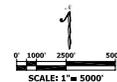
## MAP 2 Village of Jackson Parks, Recreation, Pathways and Open Spaces

Locations Found on Maps 1 and 2, with the Legend on Map 1.

- |                          |                                |                                 |                               |
|--------------------------|--------------------------------|---------------------------------|-------------------------------|
| 1. Cedar Run Park        | 7. Meadowview Park             | 13. Pleasant Valley Tennis Club | 19. UCC New Hope Church       |
| 2. Eagle Drive Playfield | 8. Reis Memorial Park          | 14. Living Word High School     | 20. St. Johns Lutheran Church |
| 3. Hasmer Lake Park      | 9. Hickory Lane Park           | 15. Morning Star School         | 21. Mil. Light Railroad       |
| 4. Jackson Marsh         | 10. Jackson Town Hall          | 16. David's Star School         | 22. Lammscapes                |
| 5. Jackson Park          | 11. Jackson Area Com.Center    | 17. Christ Lutheran Church      | 23. Town Garage               |
| 6. Jackson School        | 12. Kettle Moraine High School | 18. Trinity School              |                               |



- |   |                      |
|---|----------------------|
| EXISTING VILLAGE LIMITS                               | EXISTING TRAIL       |
| EXISTING TOWN LIMITS                                  | PLANNED FUTURE TRAIL |
| VILLAGE OF JACKSON SANITARY SEWER SERVICE AREA        |                      |
| 2015 - MAXIMUM VILLAGE LIMITS WITHIN JACKSON TOWNSHIP |                      |
| JACKSON MARSH   |                      |



### VILLAGE OF JACKSON AND TOWN OF JACKSON BOUNDARIES

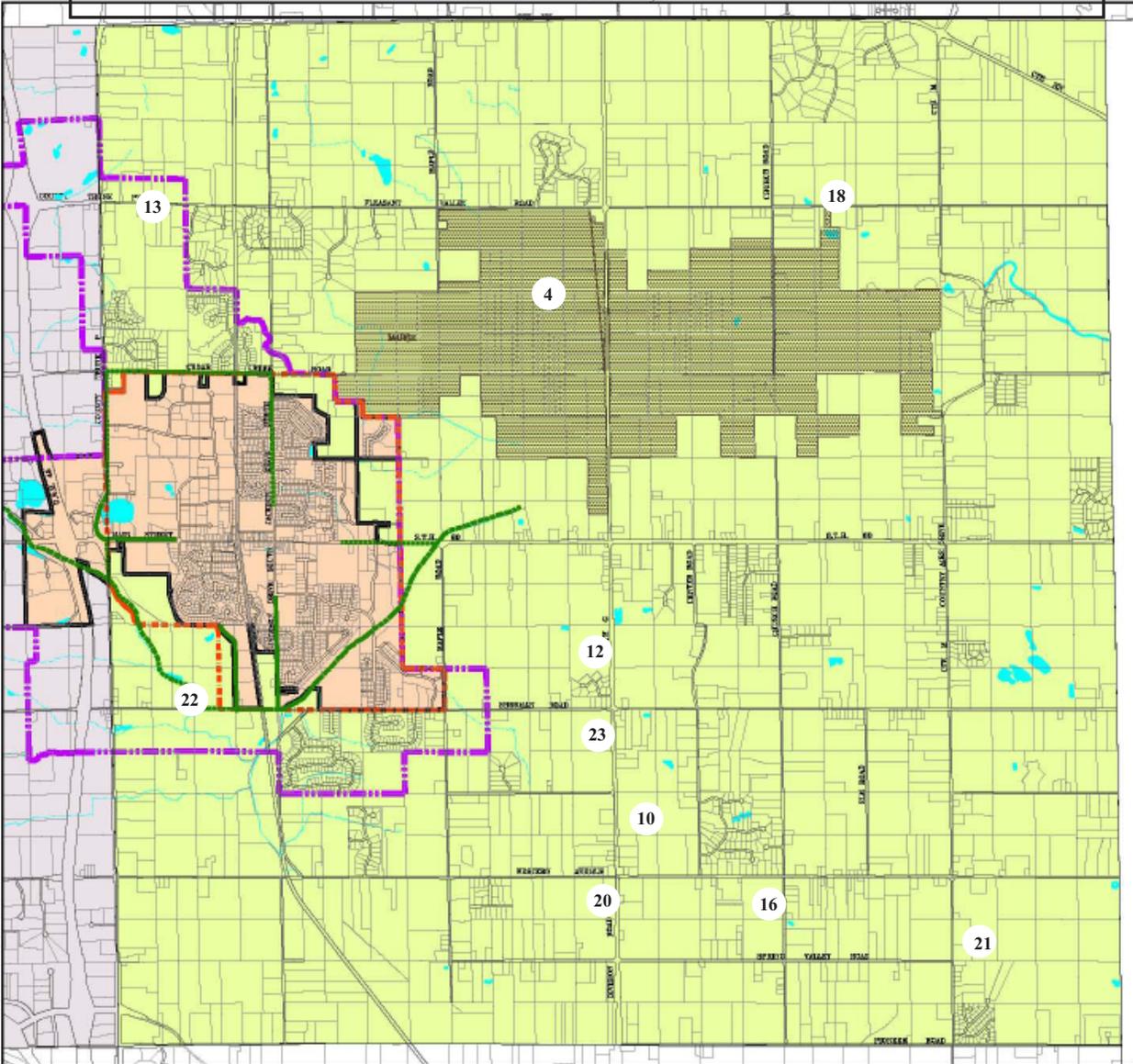
# MAP 1

## Town of Jackson

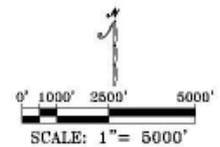
### Parks, Recreation, Pathways and Open Spaces

Locations Found on Maps 1 and 2, with the Legend on Map 1.

- |  |   |  |  |
|--|---|--|--|
| <ol style="list-style-type: none"> <li>1. Cedar Run Park</li> <li>2. Eagle Drive Playfield</li> <li>3. Hasmer Lake Park</li> <li>4. Jackson Marsh</li> <li>5. Jackson Park</li> <li>6. Jackson School</li> </ol> | <ol style="list-style-type: none"> <li>7. Meadowview Park</li> <li>8. Reis Memorial Park</li> <li>9. Hickory Lane Park</li> <li>10. Jackson Town Hall</li> <li>11. Jackson Area Com.Center</li> <li>12. Kettle Moraine High School</li> </ol> | <ol style="list-style-type: none"> <li>13. Pleasant Valley Tennis Club</li> <li>14. Living Word High School</li> <li>15. Morning Star School</li> <li>16. David's Star School</li> <li>17. Christ Lutheran Church</li> <li>18. Trinity School</li> </ol> | <ol style="list-style-type: none"> <li>19. UCC New Hope Church</li> <li>20. St. Johns Lutheran Church</li> <li>21. Mil. Light Railroad</li> <li>22. Lammscapes</li> <li>23. Town Garage</li> </ol> |
|--|---|--|--|



- |  |  |
|--|--|
| <ul style="list-style-type: none"> <li><span style="display: inline-block; width: 20px; height: 10px; background-color: #f4a460; border: 1px solid black; margin-right: 5px;"></span> EXISTING VILLAGE LIMITS</li> <li><span style="display: inline-block; width: 20px; height: 10px; background-color: #90ee90; border: 1px solid black; margin-right: 5px;"></span> EXISTING TOWN LIMITS</li> <li><span style="display: inline-block; width: 20px; border-bottom: 2px dashed purple; margin-right: 5px;"></span> VILLAGE OF JACKSON SANITARY SEWER SERVICE AREA</li> <li><span style="display: inline-block; width: 20px; border-bottom: 2px dashed red; margin-right: 5px;"></span> 2015 - MAXIMUM VILLAGE LIMITS WITHIN JACKSON TOWNSHIP</li> <li><span style="display: inline-block; width: 20px; height: 10px; background: repeating-linear-gradient(45deg, transparent, transparent 2px, black 2px, black 4px); border: 1px solid black; margin-right: 5px;"></span> JACKSON MARSH</li> </ul> | <ul style="list-style-type: none"> <li><span style="display: inline-block; width: 20px; height: 5px; background-color: green; border: 1px solid black; margin-right: 5px;"></span> EXISTING TRAIL</li> <li><span style="display: inline-block; width: 20px; border-bottom: 2px dotted green; margin-right: 5px;"></span> PLANNED FUTURE TRAIL</li> </ul> |
|--|--|



# Chapter III

## Trends, Implications, Classifications and Level of Service Analysis

### INTRODUCTION

To best create a community plan for Parks, Recreation and Open Spaces, the Systems Approach to Planning will be utilized. By definition, the systems planning approach is the process of assessing the park, recreation, open space needs of a community and translating that information into a framework for meeting the physical, spatial and facility requirements to satisfy those needs. In this context, systems planning must respond to the fundamental mission and objectives of the park and recreation agency and should be based on an ongoing assessment of the leisure needs and interests of the community. Which is why the systems plan for parks, recreation, open space, and pathway facilities is a component of the Joint Smart Growth Comprehensive Plan. As a functional element of the total plan, the systems plan is integrated into planning decisions, standards and strategies which include housing, transportation, drainage, schools, utilities, environmental management, industry, and commerce.

### TRENDS INFLUENCING THE PLANNING PROCESS

Listed here are some of the trends that will influence the park and recreation planning process of the future, and help serve as the basis for the development and application of community-specific guidelines.<sup>2</sup> The magnitude of these changes underscores the need to shift planning practices from a formula-driven to a systems approach that responds to changing conditions that will help communities in the future.

#### Environmental Trends:

- Disappearing resources
- Environmental cleanup
- Reduction of pollution and waste
- Environmentally sensitive life-styles
- More environmentally sound practices and habits
- NIMBY and no growth attitudes - "not in my backyard"
- Natural areas management
- The Greenhouse effect
- Reduction in number of vehicle trips
- Federal water quality mandates
- State land use planning mandates
- Natural disasters

2008 Youth Skateboard Competition; Jackson Park Wheel Park



#### Social Trends

- Coping with poverty
- Increased crime and violence
- Increased numbers of children at risk
- Change-related stress
- People empowerment
- Citizen participation
- Social service networking
- Increasing concerns for personal and family safety
- Major public health issue
- Increasing importance of wellness activities
- Increased inclusiveness
- Desire to preserve and maintain cultural heritages
- Dependence on volunteerism
- Increased childhood obesity
- Growing number of children participating in sedentary indoor activities

#### Economic Trends

- Reduced discretionary or leisure spending
- Increasing public costs
- Increasing labor and energy costs
- Tax limitation measures
- Increase in national poverty rate
- Leisure services provided by multiple providers
- More partnerships
- Economic restructuring of communities
- Growing importance of eco-tourism and travel
- Recognition of economic value of parks, open spaces, and amenity infrastructure
- Declining regional economies

#### Demographic Trends:

- Aging of society
- Proportion of middle-aged Americans
- Fewer "traditional" family households
- More emphasis on both eldercare and childcare
- Declining divorce rate
- Increasing cultural diversity
- Growth of urban minority under class
- Greater number of small house holds
- Changing housing patterns

<sup>1</sup> SOURCE: *Park, Recreation, Open Space and Greenway Guidelines*, James D. Mertes, Ph.D., CPRP and James R. Hall, CPRP; 1996

<sup>2</sup> SOURCE: *Park, Recreation, Open Space and Greenway Guidelines*, James D. Mertes, Ph.D., CPRP and James R. Hall, CPRP; 1996

### Technological Trends

- Technological Change - rapid pace will continue
- Easing of effects of aging
- Advances in information technology
- Increased contact with computers
- Information technology will blur distinction between work and home
- Increased media maladies - information overload
- More public meetings aired on Public/access cable/ on-line
- Greater energy costs shaping technology

### Trends In Urban Patterns

- Increased urban sprawl
- Greater “fill-in” development
- Revitalizing and retrofitting downtowns, industrial plants and commercial centers.
- Increasing importance of amenities
- Historic preservation
- Continued gentrification
- New ethnic centers
- Affordable housing
- Increased traffic congestion
- Municipal boundaries blurred by sprawl
- More political pressure for urban growth management
- Growth of partnerships
- Mobility of residents

## IMPLICATIONS OF TRENDS ON PARK, OPEN SPACE, AND GREENWAY PLANNING

The implications of these trends on public parks and recreation will be profound, affecting every facet of system planning and the delivery of services. The following defines some of these impacts:

- Greater focus on benefits-driven needs assessments which link planning decisions more directly to community values and goals.
- Greater emphasis on comprehensive open space planning and preservation, including broader definitions of open space and green space.
- More greenway planning along urban waterways and other corridors, supporting flood plain management, fish and wildlife habitat protection, water quality enhancement, off-street bikeways and pathways, aesthetic amenities and passive recreation.
- More emphasis on biofiltration of storm water runoff using natural drainage systems.
- More emphasis on historic and cultural resource planning.
- Increasing importance of recreation and open space contributing to more walkable, livable and sustainable communities.
- Merging of recreation, open space and transportation goals, especially in multi-modal systems.

- More patron involvement, as in adopt-a-park projects, park stewardship committees, friends-of-the-park groups, park watch and other forms of community volunteering.
- The legitimization of parks and open spaces as part of the urban land use planning and development process.
- Greenspaces contributing to downtown and neighborhood revitalization.
- More collaboration between parks and schools through joint acquisition, development and use of lands, and joint construction and use of facilities.
- Preventive recreation - recreation, parks and open space spaces as antidote for social problems.
- Joint use of utilities for linear connectors, pathways and bikeways.
- Emphasis on groups limited by income, mobility, language and/or cultural barriers including the elderly, disabled, ethnic communities and low income residents.
- Collaboration among providers - partnering and cooperation between public, private and nonprofit sectors in leisure delivery, especially social service agencies.
- Family-oriented recreation centers, with facilities geared to “one-stop-shopping” for each member of the family.
- Pressure to increase capacity and infrastructure of existing parks and facilities; concern for adequate maintenance.

## FLEXIBILITY IS THE KEY IN THE SYSTEM APPROACH PLANNING METHOD

Unique circumstances and “right timing” plays an incredibly important role in the System Approach to Planning. Flexibility must be allowed and taken into consideration at all times. A community must be able to respond to unforeseeable events and windows of opportunity that can occur at any moment. It would be a disservice to the Village or Town to rigidly adhere to the Joint Smart Growth Comprehensive Plan upon theoretical principle, when situations that come up would lead to a missed opportunity or misguided direction. This does not negate the value of the plan or of planning within the context of the plan, but merely allows for the unseen opportunities.



*Jackson Boys & Girls Club;  
Camping at Camp Silverbrook in West Bend, 2007*

## SYSTEMS APPROACH TO PLANNING

As stated the systems approach to planning focuses on creating a comprehensive and interrelated system of parks, recreation, open spaces, and pathways that:

- Respond to locally-based needs, values, and conditions.
- Provide an appealing and harmonious environment.
- Protect the integrity and quality of the surrounding natural systems.
- Are in harmony with the Joint Smart Growth Comprehensive Plan.

When the publication for Park, Recreation, Open Space and Greenway Guidelines (James D. Mertes, Ph. D., CLP and James R. Hall, CLP) was created, it was the firm conviction of the revision team that we should provide the best guidance possible for all communities regardless of size so that they may work within their own unique social, economic, and institutional structure to provide the park, recreation, and open space system that is best for their community and is with their economic and financial capability.

## LEVEL OF SERVICE GUIDELINE

The System Approach To Planning really centers around the Level of Service Guideline (LOS). <sup>1</sup>The definition is a ratio expressed as acres/1000 population which represents the minimum amount space needed to meet the recreation services desired by the citizens. Unlike the past, when planning centered strictly around the per capita standards, the LOS uses the acreage as a guide not a standard and gives more flexibility to those planning and to citizen input, desires and needs.

<sup>2</sup>The LOS should:

1. Be practical and achievable. Aspirational target must always be tempered with a dose of reality.
2. Provide for an equitable allocation of park and recreation resources throughout a community. There must be equal opportunity access for all citizens.
3. Reflect the real time demand of the citizens for park and recreation opportunities.



Jackson Country Town Hall and Recreation Center;  
Candlelight Hike & Snow Ball

## CALCULATING LEVEL OF SERVICE (LOS)

In larger communities and park systems (ie: county and state park systems), the LOS is much easier to calculate than in smaller communities such as Jackson.

When taking the current acreage of public lands in the Village and Town of Jackson, based on table #4 = 1,776 and dividing it by the 2005 estimated population<sup>3</sup> of the Village and Town of Jackson, as shown on Table #1 = 9,081, the total acres per 1,000 is 195, which is approximately .20 acres per person. The “standard” (which again, is only used as a benchmark) is 10 acres per 1,000. It’s important to note that: 1,644 acres of the public land is the DNR owned Jackson Marsh.

If you separate the Village and Town to find the estimated 2010 LOS, and only use properties owned by that municipality, it would look like the following:

### Village:

69.2 acres/6,079 = 11 acres per 1,000 or .011 acres per person.

### Town:

56.7 acres/3,580 = 16 acres per 1,000 or .016 acres per person.

### 2020 Estimated Population LOS based combined Village and Town Ownership, if no additional land is acquired:

125 acres/16,569 = 7.5 acres per 1,000 or .0075 acres per person

To summarize, once you combine resources between both the Village and the Town, as well as the DNR and County owned property, our community is fulfilling our needs on acreage. The task to address is development and maintenance of the current parks, recreation and open spaces. In addition, meeting the changing wants and needs of the community may also require additional acreage, even though statistically the acreage needs are met. Which again, the LOS approach embraces.

### **DEVELOPMENT AND MAINTENANCE**

As discovered through the LOS for the Jackson Community, the situation becomes more of a development and maintenance issue as opposed to acquisition. It’s taking what we have and keeping these resources in good condition as well as expanding areas (i.e.: trail system) to meet the practical requests of our patrons. Examples of assessment criteria for Parks and Facilities are found on pages 32 and 33. These tools can help to identify and prioritize issues to address with parks and facilities.

<sup>1&2</sup> SOURCE: Park, Recreation, Open Space and Greenway Guidelines, James D. Mertes, Ph.D., CPRP and James R. Hall, CPRP; 1996

<sup>3</sup> SOURCE: Wisconsin Department of Administration, 2004

# OUTDOOR FACILITY STANDARDS

Table #8, demonstrates the Per Capita Standards which used to dictate the need requirements for a communities. This was the sole measure of what a community should have offered to residents. It did not take into account population and more importantly, lacked the importance of community input and department long-range planning through self analysis.

*As per Meredith T. Bridgers, NRPA - March 18, 2008: NRPA (National Recreation and Parks Association) no longer endorses national per capita standards for facilities/park acreage. The Recreation, Park and Open Space Standards and Guidelines (1990, Lancaster) is out of print and has been replaced by Park, Recreation, Open Sapce and Greenway Guidelines (1996, Mertes & Hall). This utilizes community self analysis of Levels of Service Standards as opposed to per capita Standards.*

**Table 8**

PER CAPITA FACILITY DEVELOPMENT STANDARDS										
NON-RESOURCE ORIENTED FACILITY CRITERIA										
Minimum Per Capita Requirements				Design Standards					Service Radius of Facility (miles)	
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 0.1	Multi-Community, Community, and Neighborhood Parks	2.8 acres per diamond	Parking (30 spaces per diamond), night lighting, concessions, and bleachers, buffer and landscape	.28 acre per diamond .. .02 acre minimum 1.4 acres per diamond	4.5	2	
Basketball	Goal	Public Nonpublic Total	0.91 0.22 1.13	Neighborhood Parks	.07 acre per goal	..	..	0.07	0.5	
Ice-Skating	Rink	Public Nonpublic Total	0.15 .. 0.15	Neighborhood Parks	.3 acre per rink minimum	Warming House	.05 acre ..	1.65 minimum	0.5	
Playfields	Playfields	Public Nonpublic Total	0.39 0.11 0.5	Neighborhood Parks	1 acre per playfield minimum	Buffer Area	.65 acre minimum	1.65 minimum	0.5	
Playground Activities	Playground	Public Nonpublic Total	0.35 0.07 0.42	Neighborhood Parks	.25 acre per playground minimum	Buffer and Landscape	.37 acre	0.62 minimum	0.5	
Softball	Diamond	Public Nonpublic Total	0.53 0.07 0.6	Multi-Community, Community, and Neighborhood Parks	1.7 acre per diamond	Parking (20 spaces per diamond) Night Lighting Buffer	.18 acre per diamond .. .8 acre per diamond	2.68	1	
Swimming	Pool	Public Nonpublic Total	0.015 .. 0.015	Community and Neighborhood Parks	.13 acre per pool minimum	Bathhouse and Concessions Parking (400 sq. ft. per space Buffer and Landscaping	.13 acre minimum .26 acre minimum .7 acre minimum	1.22 minimum	3 3	
Tennis	Court	Public Nonpublic Total	0.5 0.1 0.6	Multi-Community, Community, and Neighborhood Parks	.15 acre per court	Parking (2.0 spaces per court) Night Lightning Buffer	.02 acre per court .. .15 acre per court	0.32	1	
RESOURCE ORIENTED FACILITY CRITERIA										
Minimum Per Capita Requirements				Design Standards					Service Radius of Facility (miles)	
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)	Resource Requirements	
Camping	Camp Site	Public Nonpublic Total	0.35 1.47 1.82	Regional and Multi-Community, Parks	.33 acre per camp site	Rest rooms-showers Utility hookups Natural area backup lands	1.5 acres per camp site	1.83	Wooded area Presence of surface water Suitable topography and soils	25
Golf	Regulation 18-hole course	Public Nonpublic Total	0.013 0.027 0.04	Regional and Multi-Community, Parks	135 acres per course	Clubhouse, parking maintenance practice area, Woodland-water areas and Buffer acres	8 acres per course 5 acres per course 35 acres per course 2 acres per course	185	Suitable topography and soils Presence of surface water Form-giving vegetation desirable	10
Picnicking	Tables	Public Nonpublic Total	6.35 2.39 8.74	Regional and Multi-Community, Community and Neighborhood Parks	.07 acre per table minimum	Parking Shelters and grills Buffer and parking overflow	.02 acre per table (1.5 spces per table) .02 acre per table	0.11	Topography with scenic views Shade trees Presence of surface water desirable Suitable soils	10
Skiing	Developed Slope (acres)	Public Nonpublic Total	0.01 0.09 0.1	Regional and Multi-Community, Parks	1 acre per of developed slope	Chalet, Parking Ski Tows (and lights), Buffer and maintenance, Landscape	.13 acre minimum .25 acre per acre of slope .4 acre per acre of slope .4 acre per acre of slope .35 acre per acre of slope	2.1	Suitable topography and soils (20 percent slope minimum) North or northeast exposure	25
Swimming	Beach (linear feet)	Public Nonpublic Total	Major Inland Lakes Lake Michigan 6 16 12 .. 18 16	Regional and Multi-Community, Parks	40 square feet per linear foot (average)	Parking Bathhouse-concessions Buffer areas	.2 acre per acre of beach .1 acre minimum 10 sq. ft. per linear foot	..	Natural beach Good water quality	10

# CLASSIFICATIONS FOR PARKS, OPEN SPACE, GREENWAYS, and PATHWAYS

Defined as expressions of the amount of land a community determines should constitute the minimum acreage and development criteria for different classifications or types of parks, open space, greenways and pathways.

The following classifications are intended to be used as guidelines at the local level. The revised classifications for parks, recreation areas, and open spaces expand upon past classifications to take into consideration local community needs. The key area of change in this regard is the inclusion of park-school sites, athletic fields, private/recreation facility, natural resource area/preserve, and greenways classification. There is a separate classification for paths which can be found on page 10 in the Jackson Joint Parks, Recreation and Open Space Plan.



*Movies In The Park , held at the Jackson Country Town Hall and Recreation Center, 2007*

**Table 9**

The following table provides an overview of the classifications for parks, recreation areas open space, and pathways.

Parks, Open Space, and Pathways Classifications Table				
Parks and Open Space Classifications				
Classification	General Description	Location Criteria	Size Criteria	Application of LOS
Mini - Park	Used to address limited, isolated or unique recreational needs.	Less than 1/4 mile distance in residential setting.	Between 2500 sq. ft. and one acre in size.	Yes
Neighborhood Park	Neighborhood park remains the basic unit of the park system and serves as the recreational and social focus of the neighborhood. Focus is on informal active and passive recreation.	1/4 to 1/2 mile distance and uninterrupted by non residential roads and other physical barriers.	5 acres is considered minimum size. 5 to 10 acres is optimal.	Yes
School - Park	Depending on circumstances, combining parks with school sites can fulfill the space requirements for other classes of parks, such as neighborhood, community, sports complex, and special use.	Determined by location of school district property.	Variable - depends on function.	Yes - but should not count school only uses.
Community Park	Serves broader purpose than neighborhood park. Focus is on meeting community - based recreation needs, as well as preserving unique landscapes and open spaces.	Determined by the quality and suitability of the site. Usually serves two or more neighborhoods and 1/2 to 3 mile distance.	As needed to accommodate desired uses. Usually between 30 and 50 acres.	Yes
Large Urban Park	Large urban parks serve a broader purpose than community parks and are used when community and neighborhood parks are not adequate to serve the needs of the community. Focus is on meeting community - based recreational needs, as well as preserving unique landscapes and open spaces.	Determined by the quality and suitability of the site. Usually serves the entire community.	As needed to accommodate desired uses. Usually a minimum of 50 acres, with 75 or more acres being optimal.	Yes
Natural Resource Areas	Lands set aside for preservation of significant natural resources, remnant landscapes, open space, and visual aesthetics /buffering.	Resource availability and opportunity.	Variable.	No
Greenways	Effectively tie park system components together to form a continuous park	Resource availability and opportunity.	Variable.	No
Sports Complex	Consolidates heavily programmed athletic fields and associated facilities to larger and fewer sites strategically located throughout the community.	Strategically located community - wide facilities.	Determined by projected demand. Usually a minimum of 25 acres, with 40 to 80 acres being optimal.	Yes
Special Use	Covers a broad range of parks and recreation facilities oriented toward single - purpose use.	Variable - dependent on specific use.	Variable.	Depends on type of use.
Private Park / Recreation Facility	Parks and recreation facilities that are privately owned yet contribute to the public park and recreation system.	Variable - dependent on specific use.	Variable.	Depends on type of use.

*SOURCE: Park, Recreation, Open Space and Greenway Guidelines, James D. Mertes, Ph.D., CPRP and James R. Hall, CPRP; 1996*

**Table 10**  
Parks, Open Space, and Pathway Classifications Table

**Pathway Classifications**

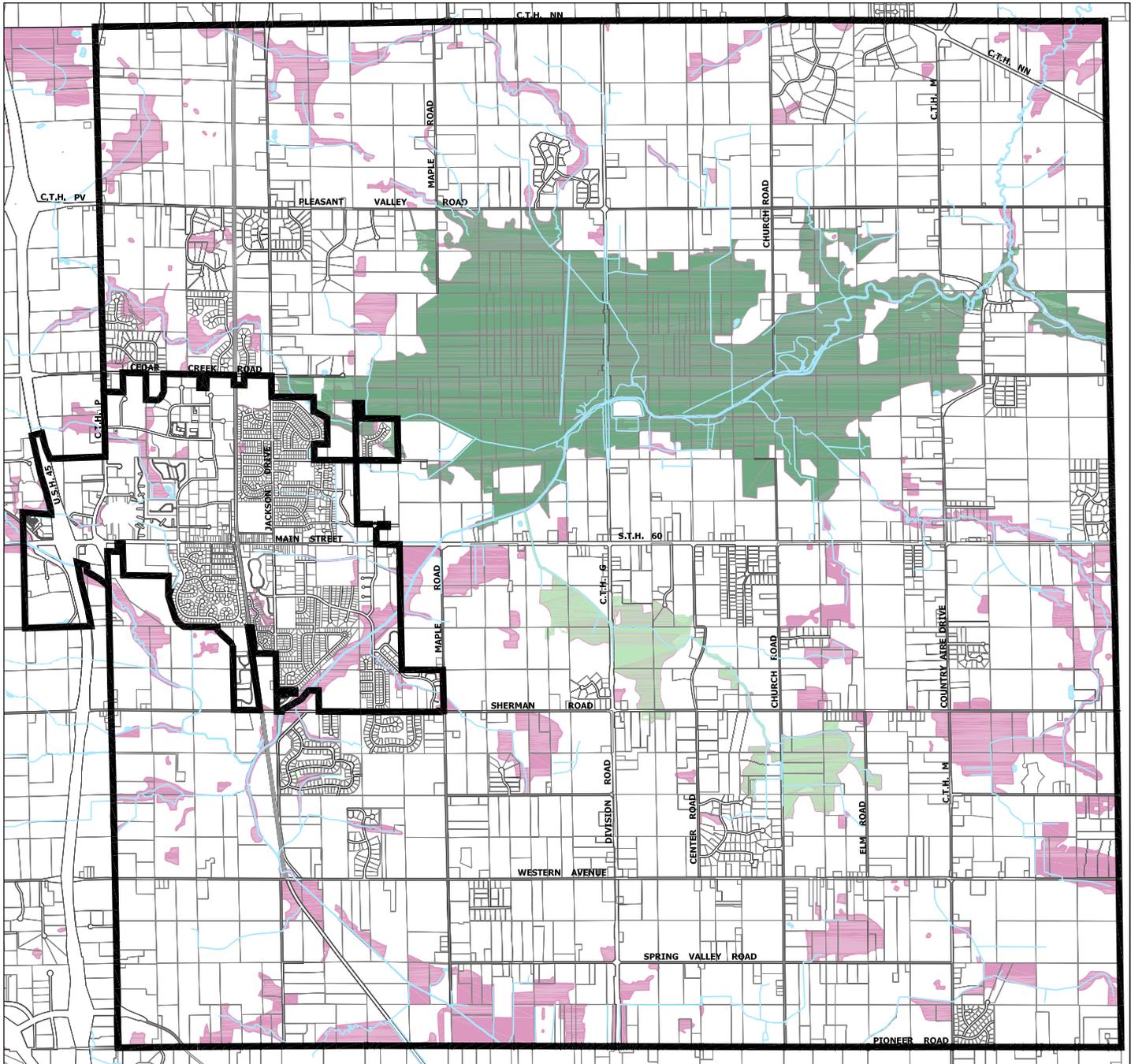
Classification	General Description	Description of Each Type	Application of LOS
Park Trail	Multipurpose trails located within greenways, parks, and natural resource areas. Focus is on recreational value and harmony with natural environment.	Type I: Separate/single-pupose hard-surfaced trails for pedestrians or bicyclists / in-line skaters. Type II: Multi-purpose hard-surfaced trails for pedestrians and bicyclists / in-line skaters. Type III: Nature trails for pedestrians. May be hard - or soft - surfaced.	Not Applicable
Connector Trails	Multipurpose trails that emphasize safe travel for pedestrians to and from parks and around the community. Focus is as much on transportation as it is on recreation.	Type I: Separate/single-pupose hard-surfaced trails for pedestrians or bicyclists / in-line skaters. <u>located in independant r.o.w.</u> (e.g., old railroad r.o.w.) Type II: Multi-purpose hard-surfaced trails for pedestrians and bicyclists / in-line skaters. <u>Typically located within road r.o.w</u>	Not Applicable
On - Street Bikeways	Paved segments of roadways that serve as a means to safely separate bicyclists from vehicular traffic.	Bike Route: Designated portions of the roadway for the preferential or exclusive use of bicyclists.  Bike Lane: Shared portions of the roadway that provide separation between motor vehicles and bicyclists, such as paved shoulders.	Not Applicable
All - Terrain Bike Trail	Off - road trail for all - terrain (mountain) bikes.	Single - purpose loop trails usually located in larger parks and natural resource areas.	Not Applicable
Cross - Country Ski Trail	Trails developed for traditional and skate - style cross - country skiing.	Loop trails usually located in larger parks and natural resource areas.	Not Applicable
Equestrian Trail	Trails developed for horseback riding.	Loop trails usually located in larger parks and natural resource areas. Sometimes developed as multipurpose with hiking and all-terrain biking where conflicts can be controlled.	Not Applicable

*SOURCE: Park, Recreation, Open Space and Greenway Guidelines, James D. Mertes, Ph.D., CPRP and James R. Hall, CPRP; 1996*



*Jackson 5k For Kids;  
Hickory Lane Park, 2004*

# Map #3 Village and Town of Jackson Environmental Corridors and Natural Features



- |  |  |  |  |
|--|--|--|--|
|  | EXISTING VILLAGE LIMITS                          |  | SECONDARY ENVIRONMENTAL CORRIDOR   |
|  | 2015 - MAXIMUM VILLAGE LIMITS (JACKSON TOWNSHIP) |  | PRIMARY ENVIRONMENTAL CORRIDOR   |
|  | SANITARY SERVICE AREA                            |  | ISOLATED NATURAL RESOURCE AREA   |
|  | WETLANDS LESS THAN FIVE ACRES IN SIZE            |  | SURFACE WATER  |
|  |  |  | FLOODLANDS PROPOSED TO REMAIN UNDEVELOPED AND ADDED TO THE SECONDARY ENVIRONMENTAL CORRIDOR  |
|  |  |  | PORTIONS OF EXISTING ISOLATED NATURAL RESOURCE AREA ANTICIPATED TO BE RECLASSIFIED AS SECONDARY ENVIRONMENTAL CORRIDOR                                     |
|  |  |  | FLOODLANDS LOCATED OUTSIDE THE SEWER SERVICE AREA WHICH WOULD BE INCLUDED IN THE ADJACENT ENVIRONMENTAL CORRIDOR SHOULD THE SEWER SERVICE AREA BE EXPANDED |



# Chapter IV

## Public Input

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### INTRODUCTION

As previously stated, the primary purpose of the Joint Parks, Recreation and Open Space plan for the Village & Town of Jackson, is the preparation of a sound and workable plan to guide the acquisition of lands and development of facilities needed to meet the outdoor recreation demands of the resident population of the Village, and to protect and enhance the underlying and sustaining natural resource base. Careful consideration was given in the planning effort to the maintenance, redevelopment, and expansion of existing sites and facilities as well as to the acquisition and development of new sites and facilities. Important preliminary steps in the development of such a plan included the collection of necessary planning data, presented in Chapter II of this report; the the current trends, implications, classification and level of service analysis, presented in Chapter III.

The implementation of recommendations directed at meeting the park and open space objectives is generally the responsibility of several levels of government: resource-oriented outdoor recreation objectives requiring the provision of large parks, area wide trail facilities, and facilities for such activities as golfing, camping, and boating, are typically the responsibility of the State and County levels of government; while nonresource-oriented outdoor recreation objectives requiring the provision of smaller local parks for activities such as softball, tennis, soccer, and children's playground activities are typically the responsibility of the local level of government.

Natural resource base preservation objectives to protect important natural resource features, such as the environmental corridors and isolated natural resource areas, are the responsibility of all levels of government.

### NEED AND IMPORTANCE OF PARKS, RECREATION AND OPEN SPACES.

As Professor Geoffrey Godbey (1993), who has written extensively on recreation and leisure issues, states...***“first and foremost, Americans believe that recreation and leisure are a part of their lives which is of critical importance.”*** And he goes on to say: ***“Ironically, thinking that recreation and leisure are important and may be negatively related to supporting public recreation and park agencies, which may sometimes be viewed as providing trivial, irrelevant, or second-rate services.”*** Without the perception of quality, use of the park system and related programs will always fall far short of their potential. Educating the public becomes a marketing “must” for professionals in Parks & Recreation. Although many communities have other agencies they provide similar services, it is imperative that people realize the value and importance of community based Parks & Recreation. Not all families can afford private memberships to clubs etc... that does not mean they should be denied quality of life experience.

On the parks side of things, had our National Parks not been created in the 1930's, the Grand Canyon would probably be subdivisions or condo's. There is a serious need for communities and local governments to be involved with providing Parks, Recreation and Open Spaces.

### PUBLIC INPUT

The systems approach to planning is inclusive to the public, boards, committees and all patrons. Several tools have been utilized to complete this plan, including brainstorming sessions of the Joint Parks & Recreation Committee, presentation at various Village and Town meetings, a questionnaire that was completed by the Town of Jackson in regard to the Joint Smart Growth Comprehensive Plan and two public information meetings.

### 2 JOINT PUBLIC FORUMS

Two separate Public Forums on the Joint Park, Recreation and Open Space Plan were held on October 9, 2003 and again on September 17, 2008. Several residents attended and their input was included in this document.

### SUMMARY OF TOWN QUESTIONNAIRE

In 2006, the Town of Jackson conducted a Resident Questionnaire. Approximately 36% of the households completed the survey pertaining to all the attributes of the Smart Growth Comprehensive Plan. A summary of the findings can be found in the Joint Smart Growth Comprehensive Plan.



*Jackson Wheel Park Community Build; August 6, 2005  
We had over 60 volunteers from the Village and Town of Jackson that worked over 14 hours to build our Wheel Park!*

# Chapter V

## Recommendation & Implementation

### PRIMARY OBJECTIVE

The single most important objective of this plan is to ensure that a community has the tools and foresight to secure the right types of Parks, Recreation, Open Spaces, Pathways and Greenways for its' community size and needs. What sets both the Village and Town of Jackson apart is it's positive partnering ethic. This partnership includes; boundary agreements, water and sewer agreements, fire agreements, a Joint Planning Group and a Joint Parks & Recreation Committee. These are further defined in the Smart Growth Comprehensive Plan. But, one added partnership with these two groups that truly sets the bar for uniqueness is the addition of the Washington County Boys & Girls Club. The Jackson Joint Parks & Recreation Department oversees the day-to-day operation of the Jackson Boys & Girls Club, this makes Jackson one of three in the nation that operate in this fashion.

When communities like the Village and Town of Jackson can partner in these capacities, it lends itself to creating and completing projects that would be unlikely to be accomplished alone. Thus, making partnerships a key element and asset in both the eyes of the Village of Jackson and the Town of Jackson. Winning the State of Wisconsin Partnership Award in 2006, is clear documented evidence of this commitment.

It is important that staff continue the pursuit of partnerships. This will help the community fiscally, as well as create a greater sense of unity. Through the brainstorming sessions and public forums, several agencies to approach included, but are not limited to:

- *The DNR*
- *Town of Polk*
- *West Bend School District*
- *The Washington County Resource Center*

**Community Partnership Award**  
For Communities Under 10,000

# JACKSON, WI

  
(Village & Town)

*With cooperation, so much is possible!!*

**TOWN OF JACKSON**

**VILLAGE OF JACKSON**

Revenue Sharing Agreement and Cooperative Boundary Plan

**A Joint Parks & Recreation Department and Boys & Girls Club was created.**

**A Village & Town Joint Planning Group meets regularly to address issues.**

**A Joint Smart Growth plan for the entire Village and Town is underway.**

Jackson Sewer and Water service may be extended to rural property in the Town beyond the Village.

**BOYS & GIRLS CLUB**

## WASHINGTON COUNTY & AREA PARK AND OPEN SPACE RECOMMENDATIONS

The regional park and open space plan, as amended by the Park and Open Space Plan for Washington County-2004, contains recommendations which, if implemented, would provide residents of Washington County, including residents of the Village & Town of Jackson, opportunities to participate in a wide range of both resource-oriented and nonresource-oriented outdoor recreational activities. These recommendations, which are incorporated in the Park and Open Space Plan for the Village & Town of Jackson, are concerned with the provision of major parks, which provide opportunities for intensive resource-oriented outdoor recreational activities such as golfing, picnicking, and swimming and the provision of recreation corridors which provide opportunities for various trial-oriented recreational activities, including hiking, biking, snowmobile routes and ski-touring. In addition, the plan contains recommendations for the protection and preservation of open space lands, including natural resource features such as woodlands, wetlands, and floodlands located within the environmental corridors and isolated natural resource areas of the Village and Town.

### *Major Parks and Trail Facilities*

The Park and Open Space Plan for Washington County-2004 recommends that the State and County levels of government assume responsibility for the provision of major parks.<sup>1</sup> As shown on Map 19, the County plan recommends that a total of 12 major public outdoor recreation sites be provided in the County. Under the County plan, a recommended park is proposed to be provided by Washington County within the Village of Jackson planning area at Tillie Lake. Prior to the 2004 plan, a Major Park near Tillie Lake was a priority. Details can be found on page 30.

This plan also calls for the Village of Jackson to acquire additional land for open space preservation purposes along the Cedar Creek and other streams within the Village. These lands would be used primarily for open space and passive use activities.

It is further recommended that the Village continue to provide and maintain facilities at the existing Village park sites. These include 1) Jackson Park, which is a community park; 2) Meadowview Park, which is a neighborhood park; 3) Reis Park, which is a small tot lot; 4) Cedar Run Park, which is an open space site along Cedar Creek; 5) Hickory Lane Park, which is a community park.

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<sup>2</sup>Resource-oriented recreational facilities include camping, golfing, picnicking, skiing, and beach swimming. Such facilities are dependent on the natural resources, such as woodlands and water bodies, of the site in which they are located. Facility requirements for these activities are set forth under Objective No. 3 in Appendix A.

<sup>1</sup>Major parks (or Type I and Type II parks) are defined as large, publicly owned, 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.

## PLAN IMPLEMENTATION

The recommended County Park and Open Space Plan is not complete until the steps required by the Wisconsin Department of Natural Resources and Washington County Board approval. The Village & Town of Jackson will need to implement the recommendations in their plan for their governing bodies to approve.

### *Wisconsin Department of Natural Resources*

The Wisconsin Department of Natural Resources (DNR) has the authority and responsibility for park development, natural resource protection, water quality management, and water use regulation. Certain DNR functions have particular importance in the implementation of county and local as well as State level park and open space plans. The Department has the obligation to prepare a comprehensive Statewide outdoor recreation plan and to develop long-range water resource management plans; the authority to protect, develop, and regulate the use of state parks, forest, fish and game, lakes and streams, certain plant life, and other natural resources; and the authority to administer, within the State and Federal grant program known as the Land and Water Conservation (LAWCON) fund program and the Wisconsin Stewardship Program. The LAWCON fund and Wisconsin Stewardship programs are intended to assist in the acquisition and development of local parks and urban green spaces. The DNR also has the responsibility to establish standard for floodland and shoreland zoning; and the authority to adopt, in the absence of satisfactory local action, shoreland and floodland zoning ordinances.

More specifically, in relation to the implementation of the Joint Village & Town Parks, Recreation and Open Space Plan, it is important that the Department endorse the plan, thus qualifying the Village & Town to apply for, and receive available State and Federal outdoor recreation grants in support of the plan implementation. In addition, the DNR should continue to acquire and preserve land within the Jackson Marsh Wildlife area project boundary and the Jackson Marsh Swamp Natural Area. It is further recommended that the Department provide passive use facilities at its property on the west shore of Hasmer Lake (which it has begun in 2004), including picnic tables, a fishing pier, parking lot, and carry-in boat access.

### *Washington County*

A complete summary of recommendations from the 2004 adopted Washington County Park and Open Space plan can be found on page 30, as well as the Washington County website.

Washington County has the authority and responsibility for the acquisition, development, and maintenance of the major parks and trails within recreation corridors in Washington County. It is recommended that Washington County acquire and develop a major park consistent with the Washington County Park and Open Space Plan, within close proximity to the Village & Town of Jackson. It is further recommended that Washington County acquire the Mud Lake Swamp Natural Area, located in the northern portion of the planning area, for preservation in essentially natural, open space uses.

### ***Isolated Natural Resource Areas***

Under the recommended plan, isolated natural resource areas encompass about 420 acres within the planning area. This reflects a reclassification of 16 acres from isolated natural resource area to secondary environmental corridor. It is recommended that such areas be preserved and protected in essentially natural, open uses. Under this plan, as shown on Map 3, isolated natural resource areas currently held in public or private park and open space use would continue to be maintained in such use. The remaining isolated natural resource areas are proposed to be protected through public land use regulation and considered for park and open space use as detailed drainage and neighborhood planning proceed.

### ***Natural Areas and Critical Species Habitat Sites***

Recommendations developed through the regional natural areas and critical species habitat protection and management plan, as documented in SEWRPC Planning Report No. 42, *A Natural Areas and Critical Species Habitat Protection and Management Plan for Southeastern Wisconsin*, have been incorporated into this park and open space plan. That plan sets forth a number of recommendations related to the preservation of identified natural areas and critical species habitat sites within the Village and Town of Jackson.

Found in Table #7 are portions of two natural area sites and six critical species habitat sites that have been identified in the Village & Town of Jackson planning area. The plan recommends that the Jackson Swamp Natural Area (NA-2) continue to be acquired and preserved by the Wisconsin Department of Natural Resources as part of the Jackson Marsh Wildlife Area, and the Mud Lake Swamp Natural Area (NA-2) be acquired and preserved by Washington County, and that those portions of the Jackson Woods, a critical species habitat site not currently owned by the Village of Jackson, be acquired and preserved by the Village. Specific recommendations for the remaining five critical species habitat sites, consisting of lake and stream habitat, were not formulated under the natural areas planning effort since such habitats are under the direct management authority of the Wisconsin Department of Natural Resources. The plan recommends that the Department of Natural Resources implement management and regulatory efforts necessary to ensure the long-term viability of the aquatic habitats and their critical species.

### ***Department of Natural Resources Open Space Sites***

The open space preservation element of this plan includes lands which have been acquired or which are proposed to be acquired by the Wisconsin Department of Natural Resources within the project boundary of the Jackson Marsh Wildlife Area. It is recommended that the Department continue to acquire additional land within the approved project boundary for open space purposes. Within the Village & Town of Jackson planning area, the Department currently owns about 162 acres outside environmental corridors and isolated natural resource areas within the Jackson Marsh Wildlife Area.

In addition, the Department owns an approximately two-acre open space site on the west shore of Hasmer Lake. It is recommended that this site be managed for passive uses through provision of picnic tables, a fishing pier, parking lot and a carry-in boat access site. The development of this project began in 2004 with paving the parking lot, and adding 2 fishing piers. A dedication was held in 2007 in which local Boys Scout Troop #764 crafted and donated benches throughout the park site.

### ***Existing Park and Open Space Sites***

Under the 1998 Park and Open Space Plan for the Village of Jackson and the 1986 Town of Jackson Plan, it is recommended that each entity adequately maintain all existing owned park and open space sites and outdoor recreation facilities. The maintenance activities of these sites would include, as necessary, the repair of paving and the resurfacing of parking lots and walkways; the resurfacing of court areas, such as volleyball, basketball and tennis courts; the provision, repair or replacement of such support facilities as sport field lighting, park benches, picnic tables, and drinking fountains; the repair or replacement of restroom facilities, water supply facilities, maintenance buildings, picnic shelters and community buildings; and the maintenance of lawns, gardens and other landscape plantings. In addition, such maintenance activities would also include their provision of additional playground equipment, playfield areas, picnic tables and areas for passive recreational use. It is also recommended that any existing outdoor recreation facility not meeting the accessibility requirements set forth under Federal Law in the Americans with Disabilities Act be brought into compliance with the Act in a timely fashion.

### ***Other Plan Implementation Considerations***

The Joint Parks, Recreation and Open Space Plan for the Village & Town of Jackson proposes that the entities acquire and develop new park sites and facilities and acquire open space lands along perennial streams (Cedar Creek). Their zoning ordinances can serve to protect those lands proposed for park and open space uses from incompatible urban uses. Changes to the zoning district map should be made as appropriate to reflect the proposed park and open space land acquisitions recommended in this plan. It is also important to note that, while the usual manner of acquisition of park and open space land consists of the purchase of fee simple interest, there are other methods of acquiring land. These other methods may include the purchase and leaseback of land; the acquisition of land subject to a life estate; the acquisition of tax delinquent land; acquisition through a gift or donation; and acquisition through dedication. Details of alternate funding sources can be found on page 27.

## LEVEL OF SERVICE RECOMMENDATIONS FOR THE VILLAGE AND THE TOWN

This chapter has presented information concerning the need for park, recreation and open space sites and facilities in the Village and Town of Jackson. Although the calculation of LOS on page 16, identify that acres per person needs are being satisfied, that does not mean there is not a need for additional park, recreation, open spaces and pathways throughout the Village and Town of Jackson. This again, is the component that makes the LOS approach positive for communities. It does not function only on rigid statistical numbers. It embraces and focuses on wants and needs as identified by staff, boards and the public. These recommendations are based on the Park, Recreation, Open Space and Greenway Guidelines as published by Mertes & Hall in 1996<sup>1</sup> and other needs as identified by the Joint Village & Town of Jackson Park and Recreation Committee, residents of both municipalities and staff. The recommendations and projects prior to this revision are listed below, with the new input listed on page 26 in the summary.

1. The Joint Village & Town of Jackson Park & Recreation Committee and staff has identified needs for a system of bicycle and pedestrian routes and paths, and a bicycle rest area.
2. The maintenance of the environmental corridors and isolated natural resource areas in essentially natural, open uses, would generally serve to meet the need for open space preservation throughout the Town and the Village.
3. A Joint "Nature Based" park where Hwy P crosses Cedar Creek. This park would have parking, a small picnic shelter, picnic tables and grilling areas with access to the creek and potential hike/bike path.
4. Acquisition of land from Sherman Road and Jackson Drive north, along Cedar Creek into the Jackson Marsh for continuation of the hike/bike path.
5. Acquisition of land along the Cedar Creek waterway for a connecting hike/bike path.
6. Completion of a hike/bicycle rest area at the corner of Hickory Lane and Eagle Drive on the Cedar Creek corridor.
7. Relocation of the Park-And-Ride at the south-west corner of HWY P and HWY 60 to Apple Lane to allow for safe passage for pedestrians. This would allow for the reconstruction of that dangerous intersection and would connect the 10 ft. multipurpose path that would provide safe passage for pedestrians and bicycles.
8. The design and installation of a pedestrian path/bridge connecting the Glen Brooke Subdivision and the Cranberry Creek Development over the Canandian National Railroad Tracks. The pedestrian passageway provides safe access connecting the east and west portions of Jackson.

9. Opening up the Railroad Square area, which is critical space to the Village and should be converted to parkland in the center of the Village.
10. Completion of a new Jackson Area Community Center and Boys & Girls Club to house programs, activities and events as well as the Joint Parks & Recreation Department.
11. Recommendations made by the Washington County Park & Open Space Plan can be found on page 30-32 of this document.
12. Bicycle/ Pedestrian Route and Trail System: As shown on Map 1 & 2, it is recommended that the Village develop a system of bicycle and pedestrian routes and paths. It is envisioned that this system would interconnect with major parks and trails or routes within Village and Town. In addition to the joint ventures, the Village & Town of Jackson, should make efforts to enter into joint planning efforts with the Town of Polk, the West Bend School District and Washington County to establish bicycle routes within the planning area outside the Village limits. This system is proposed to include about 15 miles of routes associated with street right-of-way and about two and a half miles of trails associated with environmental corridors within the Village.



*DNR Hasmer Lake Site; Annual Youth Fishing Derby, 2006*

# Chapter VI

## Summary

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### SUMMARY

The recommended park and open space plan consists of both area wide park and open space recommendations and Village & Town park and open space recommendations.

The area wide park and open space recommendations are based on the regional park and open space plan as amended by the Park and Open Space plan for Washington County. The summary of the 2004 County Plan can be found on page 30.

### *Details of Projects, Acquisition, Development and Estimated Costs*

Again, as described on page 16, what we discovered through the LOS analysis for the Village & Town of Jackson Community, the situation becomes more of a development and maintenance issue. Although the focus is not on acquisition as far as the equation for LOS - **IT DOES MEAN THAT SOME ACQUISITION IS NOT NECESSARY**. One example, is the “trail system”, some land along Cedar Creek will need to be acquired. Aside from taking what we have and keeping these resources in good condition, we also have a responsibility to expand areas (i.e.: trail system) to meet the practical requests of our patrons. By using the information gathered by staff, committee’s, boards and the public, we can work these projects into our action plans when the time is right. To assist in maintaining our current assets, examples of assessment criteria for Parks and Facilities are found on pages 32 and 33 will be helpful. These tools can help to identify and prioritize issues to address with parks and facilities.

A detailed listing of potential projects can be found on Table 11, page 28. It lists all the projects from the staff, committee’s, boards and public. Although we can estimate costs, when certain projects come to the forefront, a Request For Proposal should be generated to ensure nothing has been left out and the estimated costs are actual. It is difficult to prioritize the projects, because all too often it is the timing, an interest group or an opportunity that surfaces the projects.



*Jackson Town Hall and Recreation Center-  
Movies In The Park*



*Jackson Boys & Girls Club, 2004  
Annual Picnic in Hickory Lane Park*

### OTHER IDEAS & FUTURE RECOMMENDATIONS FROM THE JOINT PARKS & RECREATION COMMITTEE AS WELL AS THE GENERAL PUBLIC

1. A Splash Park located in Hickory Lane Park.
2. A Disk Golf Course incorporated into the Town Hall and Recreation Center Facility
3. An improved Ice Rink area.
4. A Beautification Garden created at the Town Hall facility in cooperation with a “Friends” group.
5. The conversion of part of the Town Hall facility as a “Nature Center”, with expanded trails throughout the property.
6. Extending the HWY 60 multipurpose path east throughout the Town of Jackson as well as north on HWY P to Pleasant Valley Road.
7. A Dog Run/Dog Park located in the Town or Village.
8. Closer working relationship with the DNR to help utilize and enhance the resources of the Jackson Marsh.
9. Working with the DNR to create a volunteer naturalist group to open the Marsh up to the community.

## ALTERNATE FUNDING SOURCES & OPPORTUNITIES

The funding of projects when dealing with Parks, Recreation and Open Spaces has become unique. Beginning in the 1980's the concept "Impact Fees" became a popular avenue for financing everything from park land to swimming pools. Unfortunately in recent years, the conditions and terms associated with collecting impact fees has become more and more limited and restrictive. Similar to "Stewardship" grant money which is now so restricted that only a handful of communities can actually apply, Impact Fees are running in the same direction. There are other means of financing parks, recreations and open space projects. These are referred to as the "pay-as-you-go" approach. Below are some samples:

**1. Special Assessment or Special Use Districts:** These districts can be established individually or under a generic state enabling statute. Once established, the district levies a tax which begins the flow of revenue. Bonds can then be sold based on the future appreciation of the property tax base within the district. The district boundaries are townships or village boundaries. Illinois Park Districts are set up in this fashion. Milwaukee County Parks is currently lobbying the legislation to allow for Park Districts in Wisconsin.

**2. User Fees:** Traditionally, park and recreation user fees were used to pay a portion of the cost of recreation programs and services. Typically the fees and charges were based on an agency or city commission promulgated cost recovery policy. While this method is said to equalize the costs and benefits, it cannot generate the funds needed for large capital projects.

**3. Reserves:** Reserves are those surplus funds in a local government coffer that are either intentionally built up for the so called "rainy day", or accrue because the budget requirements were less than the revenues collected. In today's budget picture for the state of Wisconsin - these coffers are pretty few and far between.

**4. Advance Acquisition of Park and Open Space Land:** In this approach a community maps out its future park, recreation and opens space land through the comprehensive planning process. It then goes about negotiating with landowners to purchase the property at a fair price, ideally before land boom prices begin to rise.

**5. Debt Financing:** This method essentially requires a community to sell bonds or otherwise borrow money to be repaid from an annual automatic lien on the general fund. Or a community can pay for its infrastructure in the same way a person borrows the money to purchase a new home.

**6. Lease-purchase contracts:** These contracts allow a community to begin to use a tract of land while accruing all the money needed to acquire the property. Sometimes the lease fee is higher than the interest on bonds: however it does provide a means to convince citizens that unless the community comes up with the money to purchase the land, the recreation opportunities enjoyed on the land will be foregone.

**7. Revolving Loan Fund:** Under this approach, a state may divert a percentage of a major revenue producer such as the alcoholic beverage tax or the lotto earnings into a revolving open lands fund. Local government can borrow from the fund at a lower interest rate than the commercial money markets.

**8. Bond Banks:** Under this approach a state legislature established the legal authority within the state treasury. The treasury can buy up all the small bond issues of participating local governments and in turn sell these in a very large and attractive package on the national and international markets.



Village of Jackson; Beginning of Cedar Creek Trail Project

**Table 11**

**Recommended Projects, Acquisition and Development at Proposed and Existing Park, Recreation and Open Space Sites**

Map #4 Letter	Future Project	Estimated Cost For Acquisition (# of acres and total cost)*	Estimated Cost For Development (Operation & Maintenance Cost determined in the RFP)	Funding Body and Total Cost
Referred To As Colored Line On Map Key	System of connecting bicycle and pedestrian routes, paths, trails and rest areas	Pedestrian Access-connecting the west side of railroad tracks to the east side:	\$200,000.00	Village
		Park-n-Ride Lot and Shared Use Path:	\$300,000.00	Village
		Interceptor corridor for hike/bike trail extension	\$100,000.00	Village
	Acquisition of land along the Cedar Creek corridor, north across Hwy 60 and into the Jackson Marsh - to continue hike/bike trail system	System of trails along the Cedar Creek Corridor: Cost TBD  Approx. \$30.00 per linear ft (includes: clearing, grubbing, disposal also; 10' multipurpose path: 2' asphalt wearing, 4" gravel base course, excavation restoration of path edge		
				<b>\$600,000.00 +</b>
A	Park Area on Hwy P and Cedar Creek, in the southwest corner of the Village of Jackson	Approximately 5 acres  Natural area, picnic tables, canoe drop, limited parking and natural type play elements  <b>\$60,000 **</b>	20X20 open picnic shelter; concrete floor, asphalt shingle roofing, no water or electric: \$30,000.00  6 picnic tables = \$2,400.00 Signage = \$600.00 Canoe port = \$2,000.00 Play elements = \$25,000.00 Gravel Parking Lot= \$1,000.00 <b>\$61,000.00</b>	Village & Town Opportunity  <b>\$121,000.00</b>
B	Center Street Park Area (Railroad Square)	Currently owned by Village	<b>\$500,000.00</b>  Open space, with artistic features and band shell type area to serve as "community square"	Village  <b>\$500,000.00</b>
C	Hickory Lane Splash Park	Currently owned by Village	<b>\$250,000.00</b>  Approximately 6,000 sq. foot water integrated playground	Village  <b>\$250,000.00</b>
D	Disc Golf Course (Incorporated into the Town Hall facility)	18 hole course	Professional Disc Baskets 18 x \$400.00 = \$7,200.00 (includes concrete for base) Signage: \$600.00 <b>\$7,800.00</b>	Town  <b>\$7,800.00</b>
E	Nature Center (incorporated into Town Hall facility)	Use of currently owned facility. (the north portion of Town Hall, minimal renovation.	Indoor Nature center/classrooms/ shops. Series of trails an paths. *work with DNR to incorporate Marsh into learning and recreation opportunities  This would require definition and Request For Proposal (RFP) for pricing.	Town  <b>Requires Bids</b>
Referred To As Colored Line On Map Key	Extension of the Hwy 60 Multipurpose path - throughout the Town of Jackson into the Town of Cedarburg.		Approx. \$30.00 per linear ft (includes: clearing, grubbing, disposal also; 10' multipurpose path: 2' asphalt wearing, 4" gravel base course, excavation restoration of path edge	Town  Village and Town Opportunity
	Extension of the Hwy P multipurpose path - north of Hwy 60 to Pleasant Valley Rd.			<b>TBD</b>
F	Dog Park (Incorporated into the Town Hall facility)  Fenced in - off leash dog park area. Include double entry, waste stations and sitting areas.	Approx. 5 acres Currently owned by Town	5,280 linear foot of steel, chain link fence at \$8.00 per LF = \$42,240 *Double gate = \$1,000.00 Waste Stations: 4 x \$300.00 = \$1,200.00 Benches: 10 X \$300.00= \$3,000.00 Signage: \$600.00 <b>\$48,040.00</b>	Town  <b>\$48,040.00</b>
G	Beautification Garden (Incorporated into the Town Hall facility)	Approx. 2 acres Currently owned by Town In the open area behind the Town Hall, labyrinth of gardens, gazebo and art features.	Gazebo = \$20,000.00 (includes structure, concrete and installation) Misc. perennials and annuals: \$2,000.00 Benches: 6 x \$300.00 = \$1,800.00 Gravel/Stone etc. = \$2,000.00 Sod Prep: = \$10,000.00 <b>\$35,800.00</b>	Town  <b>\$35,800.00</b>
H	Meadowview Park	Current Village Park	Addition of Basket Goals (From 1998 Plan) <b>\$12,000.00</b>	Village  <b>\$12,000.00</b>
I	Proposed Park/Trail Head on Sherman Road and Cedar Creek	Approx. 1 -2 Acres <b>\$24,000.00</b>	(From 1998 Plan) Gravel Parking Lot= \$1,000.00 Signage = \$600.00 Canoe port = \$2,000.00 2 picnic tables = \$800.00 <b>\$4,400.00</b>	Village  <b>\$28,400.00</b>
J	Proposed Park/Trail Head where Eagle Drive meets Hickory Lane along Cedar Creek	Approx. 1 -2 Acres Currently owned by Village	Gravel Parking Lot= \$1,000.00 Signage = \$600.00 Canoe port = \$2,000.00 2 picnic tables = \$800.00 <b>\$4,400.00</b>	Village  <b>\$4,400.00</b>

\* It's much too difficult to estimate Operation and Maintenance Costs until a full Proposal is created.  
Unit costs used to estimate acquisition costs were \$2,000 per acre of wetlands, \$12,000 per acre of woodlands.

**PROJECT FINANCIAL RESPONSIBILITY**

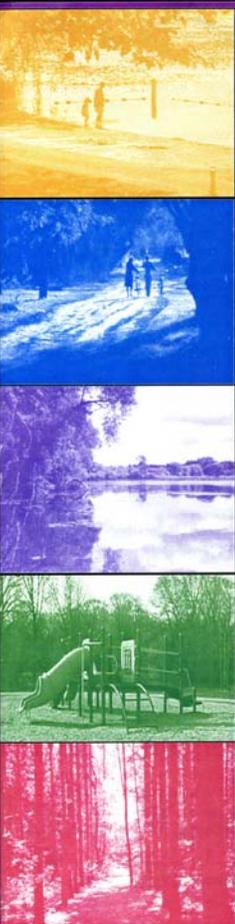
The financial responsibility for the acquisition, development and maintenance of the projects listed in Table 11, are titled the "Funding Body" and can be found in the last column. The projects have been presented in certain jurisdictions based on previous planning, site amenities and financial feasibility. It does not mean that the sites cannot be changed for a multitude of reasons. In addition, it is important to note that should the Funding Body (Village or Town) decide to pursue any of the projects, it is entirely up to that Funding Body to determine the appropriate avenue for funding the project. Funding source suggestions can be found on page 27th. In some circumstances, as with the trail projects, a joint venture may be entered into with both the Village and Town. The Jackson Area Community Center is an example of how this has mutually benefited both communities in the past.



*DNR Hasmer Lake Site; Annual Youth Fishing Derby, 2008*



# Washington County Park Plan Recommendations



Summary of:

## A Park and Open Space Plan for Washington County 2020

February 2004



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## Outdoor Recreation Recommendations

Proposed sites and facilities to be provided for public use include major parks and recreational facilities, trails, and boat access facilities. The recommended recreation sites and facilities are intended to meet the public's needs through the year 2020.

### Major Park Recommendations

- Pike Lake Unit of the Kettle Moraine State Forest - 705 acres**  
The Department of Natural Resources should acquire an additional 53 acres of land within the project area and continue to provide additional facilities in accordance with the master plan.
- Ackerman's Grove County Park - 78 acres**  
The County should improve the trail system and provide additional picnic shelters, a playground, and a sled hill.
- Family Park/Washington County Golf Course/Joseph P. Marx Woods Nature Preserve Complex - 323 acres**  
The County should acquire an additional 200 acres and provide formal picnic areas and necessary support facilities, a playground, playfields, boardwalks with associated trails, nature trails, and paved trails with a connection to the proposed Rubicon River recreation corridor being developed by the City of Hartford.
- Glacier Hills County Park - 140 acres**  
The County should acquire an additional 36 acres of primary environmental corridor adjacent to the park. This acquisition will connect the park with the Loew Lake Unit of the Kettle Moraine State Forest to the south and protect a bog to the north of the park. The plan recommends that the County provide upgraded restrooms, a lighted sled hill, improved electrical service to existing picnic shelters, a fishing pier and boat access facilities on Friess Lake, a boardwalk with improved trails, and a nature center.
- Heritage Trails County Park - 234 acres**  
The County should acquire an additional 90 acres of land, which would protect the Heritage Trails Bog Natural Area (NA-3) and the adjacent primary environmental corridor. It is proposed that the County provide additional formal picnic areas and shelters, a playground, upgraded restrooms, a swimming beach, an archery range, mountain bike trails, and a board walk with improved trails.
- Homestead Hollow County Park - 105 acres**  
The County should improve the picnic shelters, redevelop the playground, provide nature trails, and pave existing trails.
- Ridge Run County Park - 148 acres**  
The County should acquire an additional 25 acres, which would protect the remainder of the Silver Creek Marsh Natural Area (NA-3) and the adjacent primary environmental corridor. The Plan also recommends providing additional formal picnic areas and shelters, redeveloping the playground, improving existing trails, and providing nature trails.
- Sandy Knoll County Park - 257 acres**  
The County should acquire an additional 463 acres. This would protect the Sandy Knoll Wetlands Natural Area (NA-3) to the west of the park, the Sandy Knoll Swamp Natural Area (NA-3) to the east of the park, and would provide a connection with the Lizard Mound County Park located one-half mile to the north. The plan recommends that the County provide additional formal picnic areas and shelters, pave existing trails, redevelop playgrounds, and provide nature trails.

9

## Outdoor Recreation Recommendations Cont.

- Riverside Park - 99 acres**  
The plan does not recommend any additional land acquisition or facility development for this City of West Bend park.
- Proposed County Park A**  
The County should acquire a new 200 acre park site in the northwest portion of the County, which would include protecting the St. Anthony Beech Woods Natural Area (NA-2) and provide formal picnic areas and necessary support facilities, a playground, playfields, and nature trails.
- Proposed County Park B**  
The County should acquire a new 304 acre park site in the northern portion of the Village of Germantown. This acquisition will protect the Germantown Swamp Natural Area (NA-1). It is recommended that the County provide formal picnic areas and necessary support facilities, a playground, playfields, and nature trails.
- Proposed County Park C**  
The County should acquire a new 325 acre park site in the southwest portion of the County. The plan recommends that the County provide formal picnic areas and necessary support.

### Other Parks and Recommendations

- Other Parks**  
The Plan also recommends the County acquire and develop two new other County park sites:
  - Proposed County Park D**  
Acquire a new 10 acre park site on Big Cedar Lake. The plan recommends that the County should provide formal picnic areas and necessary support facilities and a swimming beach.
  - Proposed County Park E**  
Acquire a new 20 acre park site on Tilly Lake near the Village of Jackson. The County should provide formal picnic areas and necessary support facilities and a swimming beach.
- Leonard J. Yahr County Park**  
The County should develop facilities according to the approved master plan and acquire an additional 45 acres adjacent to the park.
- Lizard Mound County Park**  
The County should acquire an additional 6 acres adjacent to the park which would protect the remainder of the Lizard Mounds Woods natural area.
- Henschke Hillside Lake Access**  
The County should develop facilities according to the approved master plan.
- Dog Park**  
The County should acquire and develop a 10 acre dog park to serve residents of the County.
- Areawide Recreation Trails**  
The Plan recommends about 52 miles of recreation trails would be provided to enable participation in bicycling, hiking, nature study, and ski touring. Of the recommended 52 mile trail system within Washington County, about 12 miles would be provided by Washington County, and about three miles (including two existing miles) by the City of West Bend. The Department of Natural Resources and the Ice Age Park and Trail Foundation would be responsible for about 37 miles.  
  
The County should allocate \$40,000 to develop a detailed bike and pedestrian plan for Washington County. This plan would determine specific locations for bike and pedestrian trails and explore additional connections not shown in this plan.



10

## Outdoor Recreation Recommendations Cont.

- Other Trails**  
The plan proposes that one other 12 mile trail be developed by Washington County on the former Canadian National Railway Right-of-Way. The development of this trail is estimated to cost about \$633,600.

### Lake and River Access

The following major lakes in Washington County have inadequate or no access provided which met Department of Natural Resources standards:

- Bark Lake
- Lake Five
- Green Lake
- Silver Lake
- Lake Twelve
- Barton Pond
- Friess Lake
- Lucas Lake
- Smith Lake
- Wallace Lake

It is recommended that public canoe access points with parking should be provided on major streams every 10 miles in Washington County. As lakeshore properties (developed or undeveloped), become available in the years ahead, Washington County or the appropriate municipality should evaluate their recreational potential and consider their acquisition for public recreational use.

### Plan Implementation

- Acquisition Considerations**  
It is the intent of the Plan that all land acquisitions occur on a willing-seller, willing-buyer basis and that landowners receive fair market value for their property. Each transaction should follow the Wisconsin Department of Natural Resources acquisition procedures. This includes an appraisal by the Department for all acquisitions by governmental units using Department grants.  
  
While preserving park and open space land often consists of the purchase of fee-simple interest, there are other methods available to preserve and protect land. These other methods include conservation easements, conservation subdivisions, donations, and purchase/transfer of development rights.
- Costs**  
Associated costs for the acquisition and development of County park and open space sites are estimated at \$29.6 million. Of the \$29.6 million, the cost for acquisition and development for the County owned parks (excluding open space sites) is \$23.6 million. Of this amount, about \$4.7 million, (about 20 percent) would be required for the acquisition of additional park lands, and about \$18.9 million, (80 percent), would be required for the development of County park land. Distributed over the 18-year planning implementation period, approximate expenditures would be \$1.6 million per year. Assuming that the County's population would be approximately 150,200 persons by the year 2020, the average annual acquisition and development costs would be about \$11.82 per capita per year. Costs to the County could be significantly reduced through the use of alternative acquisition methods and State funds available for acquisition and development.




11

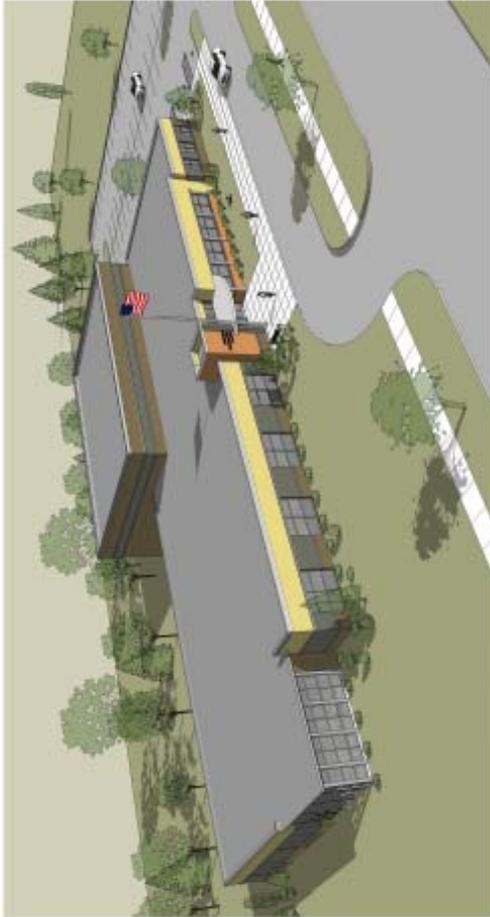
## Jackson Area Community Center

*Future Home of the*

**Jackson Jt. Parks & Recreation Dept.**

**and**

Jackson Boys & Girls Club, and Washington Co. Senior Meal Program



Building Overview



April 8, 2008



Jackson Community Center  
JACKSON, WISCONSIN

*Opportunities will be available in the Spring/Summer Guide for a wall name memorial. Any donations/sponsorships are welcomed!*

**YOUR JACKSON PLACE TO BE...**

- Gymnasium
- 6 basketball courts
- 2 volleyball courts
- Dance/Fitness Studio
- Fitness Center
- Changing Area
- Art Studio
- Tot Room
- Teen Room
- Computer Lab
- Boys & Girls Club/Senior games & lounge area
- Kitchen/Concession Area
- Cafeteria/Meeting Rooms



First Floor Plan

# Assessment Criteria

## EXAMPLE OF PARK ASSESSMENT CRITERIA

### Category 1: TURF

- N - Not applicable
- 0 - No problems
- 1 - Turf is in good condition with some bare areas
- 2 - Turf has a few problems that need some work: e.g. aeration and over-seeding
- 3 - Turf is in poor condition and needs renovation
- 4 - Turf is in very poor condition and should be completely redone

### Category 2: IRRIGATION SYSTEMS

- 0 - No problems
- 1 - System is in good condition with minor adjustment problems
- 2 - System is in fair condition -- needs frequent work
- 3 - System doesn't do the job and needs to be expanded (poor coverage)
- 4 - System is in very poor condition or no system at all

### Category 3: PLANTINGS AND TREES

- 0 - No problems
- 1 - Plantings/trees are in good condition with few minor problems
- 2 - Some bare areas that needs additional plant material
- 3 - Several areas have problems that need work
- 4 - Plantings/trees are in very poor condition and should be completely renovated
- 5 - Condition of trees presents dangerous safety situation

### Category 4: DRAINAGE SYSTEMS

- 0 - No problems
- 2 - Some saturation/standing water -- minor improvements are needed
- 4 - Very poor drainage
- 5 - Dangerous system/conditions exist

### Category 5: ACCESSIBILITY

- 0 - Entire park is accessible to handicapped
- 2 - Portions of the park are accessible to handicapped
- 4 - None of the park is accessible to the handicapped

### Category 6: PARKING

- N - Not applicable
- 0 - No problems
- 1 - Good condition - needs regular routine maintenance
- 2 - Surface in fair condition - spot repairs are necessary
- 3 - Surface in poor condition - several areas need major repairs
- 4 - Very poor condition - parking area needs complete renovation
- 5 - Dangerous conditions exist

### Category 7: PARKING AVAILABILITY

- N - Not applicable
- 0 - No problems
- 2 - Not enough parking mainly during peak-use periods or only occasionally
- 4 - Not enough parking most of the time

### Category 8: SIDEWALKS/PATHS/TRAILS

- N - Not applicable
- 0 - No problem
- 2 - Sidewalks/paths/trails are in fair condition and require minor repairs
- 4 - Sidewalks/paths/trails are in poor condition and require extensive repair or renovation
- 5 - Dangerous conditions exist

### Category 9: COURTS, BASKETBALL

- N - Not applicable
- 0 - No problems
- 1 - Good condition -- need minor routine maintenance -- patching or striping
- 2 - Fair condition -- need minor repairs
- 3 - Poor conditions -- need major repairs but still can be used
- 4 - Very poor conditions -- potholes, cracks; need extensive repair/resurfacing
- 5 - Dangerous surface conditions exist -- holes, large cracks, etc.

### Category 10: EQUIPMENT, BASKETBALL

- N - Not applicable
- 0 - No problems
- 1 - Equipment is old but can still be used
- 2 - Equipment requires regular routine maintenance
- 3 - Equipment is in poor condition and requires major repair or renovation
- 4 - Equipment is in very poor condition and should be replaced
- 5 - Dangerous condition exists

### Category 11: COURTS, TENNIS

- N - Not applicable
- 0 - No problems
- 1 - Good condition -- need minor routine maintenance -- patching and striping
- 2 - Fair condition -- needs minor repairs
- 3 - Poor conditions -- needs major repairs but still can be used
- 4 - Very poor conditions -- potholes, cracks; needs extensive repair/resurfacing
- 5 - Dangerous surface conditions exist -- holes, large cracks, etc.

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*SOURCE: Park, Recreation, Open Space and Greenway Guidelines, James D. Mertes, Ph.D., CPRP and James R. Hall, CPRP; 1996*

# EXAMPLE OF FACILITY ASSESSMENT CRITERIA

## Category 1: FACILITY CONDITION

- 0 - Building is in good condition
- 1 - Building has a few minor problems -- no effect on programs
- 2 - Building has many minor problems -- some effect on programs
- 3 - Building has a few major problems -- some effect on programs
- 4 - Building has many major problems -- significant effect on programs
- 5 - Portions of the building are unsafe and a safety or liability problem

## Category 2: MECHANICAL EQUIPMENT

- 0 - Mechanical equipment is in good condition
- 2 - Some of the mechanical equipment is in poor condition and should be replaced or repaired -- no effect on programs
- 3 - Mechanical equipment has some major problems and affect programs
- 4 - Mechanical equipment is in very poor condition or is insufficient to meet current demands -- significant effect on programs

## Category 3: VANDALISM

- 0 - No problem with vandalism
- 1 - Once in a while -- a variety of minor maintenance due to vandalism
- 2 - Occasionally -- a variety of maintenance because of vandalism
- 3 - Very often -- minor items need to be replaced
- 4 - Very often -- major items need to be replaced or fixed

## Category 4: PARKING

- 0 - Good access and parking
- 2 - Parking is inadequate mainly during peak-use periods.
- 4 - Parking is inadequate at all times.

## Category 5: ACCESSIBILITY

- 0 - Entire facility is accessible to handicapped
- 2 - Portions of the facility are accessible to handicapped
- 4 - None of the facility is accessible to the handicapped

## Category 6: ADEQUACY OF SPACE

- 0 - Entire facility is adequate for program needs
- 2 - Facility is slightly inadequate in space and/or has no effect on programs
- 3 - Facility has shortage of space in some areas and/or has some effect on programs
- 4 - Facility has extreme shortage of space in some areas and/or has a significant effect on programs

## Category 7: SECURITY

- 0 - Security is satisfactory
- 2 - Security is weak only in certain areas
- 3 - Security is poor in many areas around the facility
- 4 - Security is very poor around all parts of the facility

## Category 8: OFFICE

- 0 - Good condition
- 1 - Office has a few cosmetic items in need of repair
- 2 - Office is in fair condition with a variety of cosmetic or structural problems
- 3 - Office is in very poor shape and affect staff efficiency
- 4 - Office location is bad and seriously limits efficiency or security of facility

## Category 9: GYMNASIUM

- 0 - Good condition
- 1 - Gym has a few cosmetic problems
- 2 - Gym is in fair condition with a variety of problems (such as inadequate seating)
- 4 - Gym is in very poor condition and seriously affects programs

## Category 10: KITCHEN

- 0 - Good condition
- 1 - Auditorium has some cosmetic or minor utility problems but no effect on programs
- 2 - Kitchen has variety of problems (lack of storage or inadequate appliances) that have some effect on programs
- 4 - Kitchen has many deficiencies and seriously affects its use for programs

## Category 11: AUDITORIUM

- 0 - Good condition
- 1 - Auditorium has some cosmetic or minor problems but no affect on programs
- 2 - Auditorium has variety of problems that have some affect on programs
- 4 - Auditorium has many deficiencies and seriously affects its use for programs

## Category 12: CLASS ROOMS

- 0 - Good condition
- 1 - Classrooms have some cosmetic or minor problems but no affect on programs
- 2 - Classrooms have variety of problems (lack of storage or inadequate space) that have some affect on programs
- 4 - Classrooms have many deficiencies and seriously affects its use for programs

## Category 13: STORAGE AREA

- 0 - Good condition
- 1 - Storage is inadequate in some areas
- 3 - Storage is inadequate in many areas of the facility
- 4 - Storage is seriously inadequate and affects programs significantly

## Category 14: INTERIOR LIGHTING

- 0 - Good condition
- 1 - Lighting is in good condition with minor adjustment problems
- 2 - Lighting system is inadequate in some areas
- 3 - Lighting is inadequate or does not meet existing building code in some areas
- 4 - Lighting system is inadequate for entire facility

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*SOURCE: Park, Recreation, Open Space and Greenway Guidelines, James D. Mertes, Ph.D., CPRP and James R. Hall, CPRP; 1996*

# Articles of Interest and Partnership

The Daily News, Friday, September 23, 2005 / A3

## After years of planning, skate park is a reality

**BRIAN HINCKLEY**  
For the Daily News

**JACKSON** - With the growing popularity of extreme sports among youth, public skate parks seem to be popping up all around Southeast Wisconsin.

The one recently added to the village's park and recreation department will be officially opened and dedicated Saturday.

The youth in the Jackson area are excited about the new skate park as evidenced by the large number of kids using the park on a daily basis.

"It's pretty awesome," says 10-year-old Riley Kopesky of Hubertus.

Riley has also been to other skate parks in the area including the Hartford public park, West Bend's YMCA park and 4 Seasons skate park of Milwaukee.

The Jackson skate park is also popular among older kids in the area.

"It is a very nice skate park and keeps kids out of trouble, gives them something to do," says 17-year-old BMX bike rider Andrew Boudwine of Hartford.

The original idea of building a skate park was brought up during the master planning of Hickey Lane Park, which opened in 1999. The idea for a park grew with support coming from the Jackson Police Department, Public Works Department and other village and town support.

"The youth of the Jackson area have been involved from the start," said Kelly Valentino, parks and recreation director for the town and village of Jackson. "They picked the equipment, they attend board meetings and they distributed information."

The official dedication and ribbon cutting for the Jackson skate park will be Friday at 5 p.m. There will also be a pro-skiater demo by Dayne Brunmet, snacks, give aways and more.

Valentino and many community members agree that the skate park has proven to be a positive asset to the town of Jackson.

"I'm just so proud of the kids that have stuck with the project and worked so hard," she said. "This project was a true demonstration of community."



Andrew Boudwine, a 17-year-old BMX bike rider from Hartford, tries out the new skate park in Jackson. After years of planning, the park will be officially dedicated Saturday.

COMMUNITY The Daily News, Thursday, April 12, 2001 / A3



Kelly Valentino, director of the Boys and Girls Club as well as the town Park and Recreation Department, orders Easter eggs with other volunteers from left, Frank Howatstein, Cassie Engelman and Cary Skora at the Jackson Boys and Girls Club located at Christ Lutheran Church. The club offers programs to Jackson kids on pages 3-5.

## A new face in Jackson: Valentino enjoying dual role in fast growing community

**AMY SWANSON**  
By News Staff

**JACKSON** - There's a first time everything, and for Kelly Valentino, that's her job at the Boys and Girls Club.

Valentino is the first both of Recreation Department and for both the village and town of Jackson. She is also the director of the Jackson Boys and Girls Club, which is the only club in Jackson.

"The job is to be a good role model for the kids in the club," she said. "It's also the first day the club had its first meeting."

Valentino's salary as staff director in the Boys and Girls Club is the same as her previous position, which Fisher said allows for the program.

The village and town pay Valentino's salary, as staff director in the Boys and Girls Club is the same as her previous position, which Fisher said allows for the program.

and town of Jackson, creating and coordinating programs throughout both communities.

By the time school lets out, however, she transitions into the director of the Jackson Boys and Girls Club, which is also part of West Bend-Washington County.

"The job is to be a good role model for the kids in the club," she said. "It's also the first day the club had its first meeting."

Valentino's salary as staff director in the Boys and Girls Club is the same as her previous position, which Fisher said allows for the program.

The village and town pay Valentino's salary, as staff director in the Boys and Girls Club is the same as her previous position, which Fisher said allows for the program.

just around the corner from Jackson Elementary, invited the growing Boys and Girls Club to use the church's lower level and two separate classrooms.

"This whole thing has been bigger than any one person," said Bill Grunert, pastor of Christ Lutheran Church. "The cooperation was really behind this and I think they did it in a beautiful way. It makes me very proud of the kids and ourselves."

"It's been a good marriage," he said. "It's about people putting down their boundaries and not being afraid to be vulnerable to the community. It's a government, non-profit and church group working together."

"This could really be the start of something big," Fisher added. "It's about having the church, community, government, together. It's about commitment. The Boys and Girls Club does, however, operate independently of the church."

Valentino said that her dual role offers Jackson the best of both worlds. "The village and town of Jackson are working together with the Boys and Girls Club. It's about having the church, community, government, together. It's about commitment. The Boys and Girls Club does, however, operate independently of the church."

TheBooster | WEST BEND | NOVEMBER 13 2007 5

## Highway 60 multi-use path dedication



Submitted photo

It was a beautiful, sunny day for a ribbon cutting ceremony on Saturday, November 3, as the Village of Jackson dedicated its new Multi-Use Path along Hwy 60. In line to do the honors from left to right are Del Beaver, Ken Schuette, John Walther, Mary Ellen Meyer, Lorraine Schlessinger, State Representative, Pat Strachota, Scott Middlesteadt, State Senator, Glenn Grothman. Many thanks go out to the property owners and businesses that made this path possible.



3/17/06

## Biggest oak growing through a roof

### Jackson may have a Champion

By ZAK MAZUR  
Daily News Staff

TOWN OF JACKSON — Many homes are built of wood. In a sense, these homes are built of trees.

At the Jackson Town Hall, however, a living tree is part of the structure — it's growing through the overhang.

The tree, a huge burr oak estimated to be between 150 and 170 years old, may even be a champion, owing to its size and age.

With a circumference of 120 inches, the old oak is so impressive that the Davey Tree Expert Co. has nominated it as a Wisconsin Champion Tree.

"The tree is in great health," according to Steve Pfahl, Milwaukee district manager of Davey Tree Expert Co. The company was founded in 1880 and has 6,000 employees across the U.S. and Canada.

Pfahl is the consultant to the certified arborists who will prune the tree at 9:30 a.m. Tuesday at the Town Hall, 3146

Division Road. The pruning will mark the first time in its long history that the tree has ever had any professional care, according to Rob Reiko, a Jackson Town Board supervisor.

The state Department of Natural Resources maintains a list of Wisconsin's largest trees. Currently, there are 102 burr oak trees on the list, but most are smaller than the tree growing through Jackson's town hall.

Trees are placed on the list based off of a point system, which is determined by tree measurements. There are 30 other trees from the county on the Champion Tree List.

Whether or not the Jackson Town Hall tree is the largest of its kind in the state, Town Board Supervisor Bob Reiko said, "it's safe to say our's is the largest burr oak in the state — growing through a roof."

Burr oaks were once a common part of the oak savannah in the area before they were cleared for farmland.

Indeed, the tree is held in

Please see OAK/A9



Submitted photo

While it might not be the biggest burr oak in the state, a Jackson Town Board member is pretty sure it's the biggest growing through a roof. The tree at the Jackson Town Hall is slated for some tender, loving pruning Tuesday.

## Oak: Measures up

such high esteem that the town of Jackson has recognized it as having historic value, and thus deserving of some tender loving care — hence the upcoming professional pruning.

Trees growing through houses are rare, but not as rare as one might assume.

"People do strange things with trees all the time," said Pfahl. "Once we had to remove a tree that was growing through the middle of somebody's living room. We had chain saws running in the living room."

The exact history of the Jackson Town Hall tree is murky; it appears the building, originally the club house for a private golf course, was built around the tree in the 1960s in order to preserve it, according to Pfahl, who did a little research on the topic.

Reiko, too, was unsure why the structure was built around the tree.

"At one time the area was a golf course and later a bar of some sort, but that's all I know," he said.

"It's a very nice specimen," said Pfahl. "We are just doing a little maintenance work. There are plans to expand the space around the tree for root development. We are also going to take measurements to see how it stacks up to other large trees in Wisconsin."

## Music and movies in the park: great family time — and free

By ZAK MAZUR  
Daily News Staff

Imagine yourself laying on a blanket or relaxing on a chair at a park on a warm summer's night. As it grows dark, a huge screen shows a movie, or on a different night a live band serenades you.

If that sounds appealing, look no further than the village of Jackson's Music and Movies in the Park programs.

"With any of these events it's nice because they are truly family and community events," said Kelly Valentino, director of Parks and Recreation and the Boys & Girls Club unit director for the village of Jackson. "People can bring kids. It's for all ages. They are free —

movies and music — and it just gives families an opportunity to spend some quality time without spending a lot of money."

Timmerly Tamborino, a village of Jackson resident and mother of an 8-year-old and a 5-year-old, said children particularly love movies in the park.

"You take blankets, sleeping bags," she said. "Kids run around and play with other kids in the area. It's a real nice family event."

There's also a concession stand that sells food, drink and candy, said Valentino. Proceeds go to the Boys & Girls Club.

"If (people) can purchase these things from us we'd appreciate that," she said.

Tamborino agreed that the

### At a glance

#### MOVIES IN THE PARK

■ **Film:** The Wizard of Oz (Wizard of Oz pre-show costume contest for kids)

■ **Date and time:** Friday, July 20; film begins at dusk with cartoons and ends around 11 p.m.

■ **Location:** Jackson County Town Hall & Recreation Center, south of Highway 80 on Highway G (Division Road), past Kettle Moraine Lutheran High School.

concession stand is a hit with the kids.

"Oh yes, they love it," she said. "They can buy candy and walk around with glow in the dark neckties."

Valentino said movies and

#### MUSIC IN THE PARK

■ **Who:** Kenny Brandt Band

Date: Thursday, July 19

■ **Who:** Smoked Clubs

Date: Thursday, Aug. 2

■ **Who:** Bourbon Street Stompers

Date: Thursday, Aug. 16

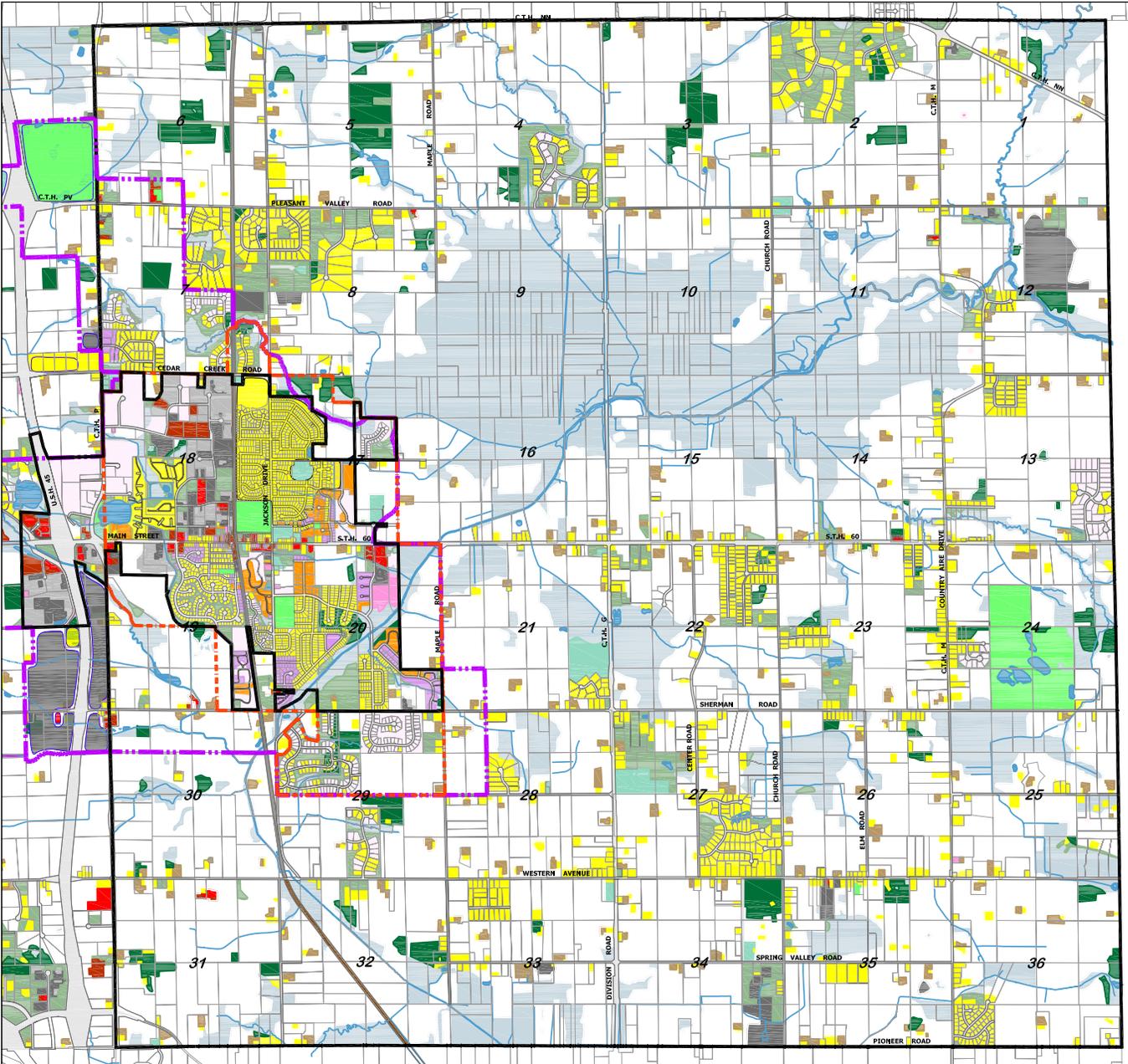
■ **Time:** All bands perform 7 - 9 p.m.

■ **Location:** All bands perform in Jackson Park

music in the park both offer a unique family entertainment alternative.

"It gives families and couples a chance to breakout of their usual routines and it's not expensive," she said.

# Existing Land Use Map

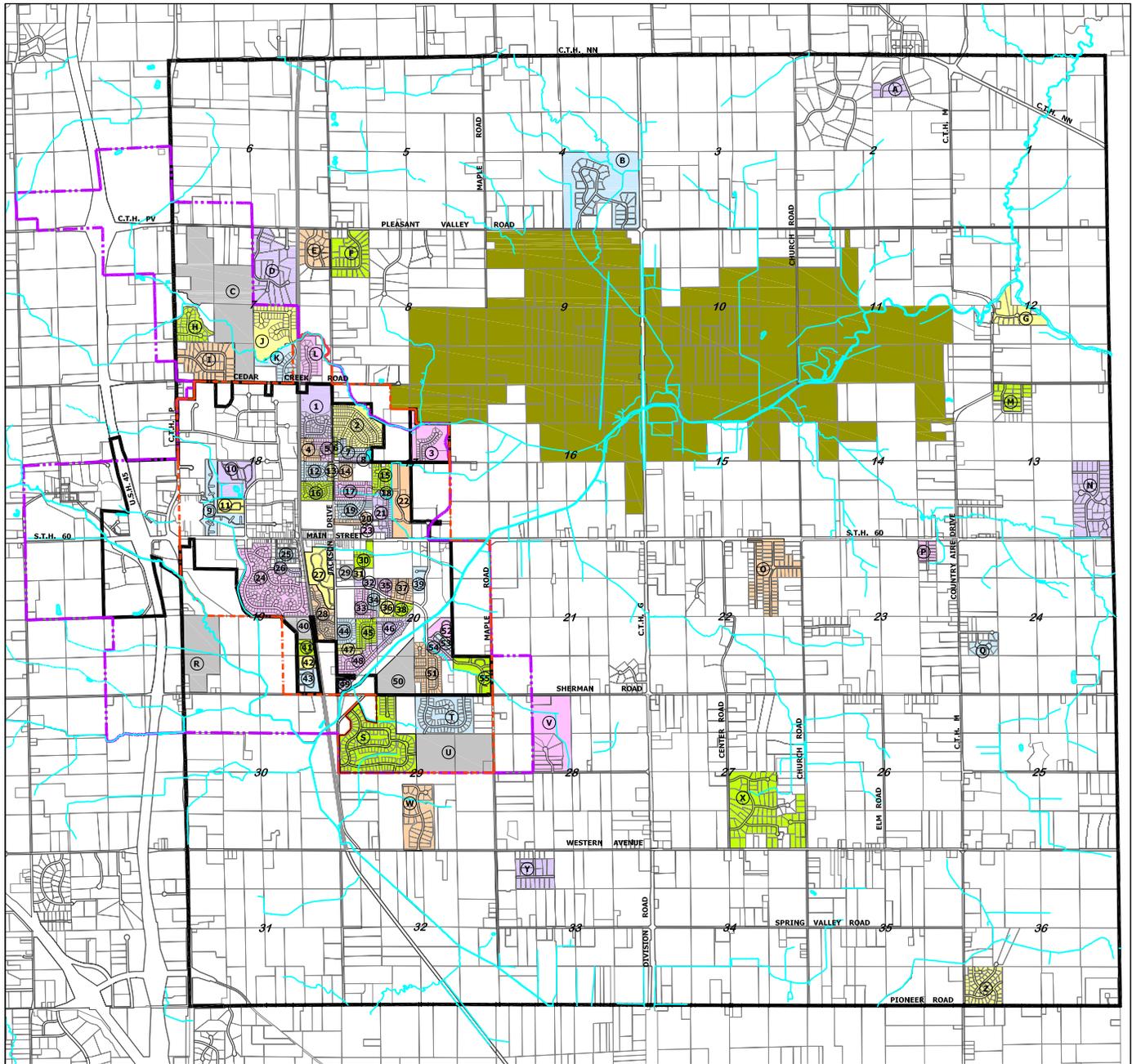


- |  |  |  |                            |
|--|--|--|----------------------------|
|  | EXISTING VILLAGE LIMITS                          |  | GOVERNMENT & INSTITUTIONAL |
|  | 2015 - MAXIMUM VILLAGE LIMITS (JACKSON TOWNSHIP) |  | RECREATIONAL               |
|  | SANITARY SERVICE AREA                            |  | AGRICULTURAL/FARM BUILDING |
|  | SINGLE-FAMILY RESIDENTIAL                        |  | WETLANDS                   |
|  | 2-FAMILY RESIDENTIAL                             |  | OPEN LANDS                 |
|  | MULTI-FAMILY RESIDENTIAL                         |  | WOODLANDS                  |
|  | RETAIL   |  | SURFACE WATER              |
|  | INDUSTRIAL                                       |  | VACANT                     |
|  | COMMUNICATION & UTILITIES                        |  |                            |



## VILLAGE OF JACKSON AND TOWN OF JACKSON EXISTING LAND USE

# Village and Town Subdivision Map



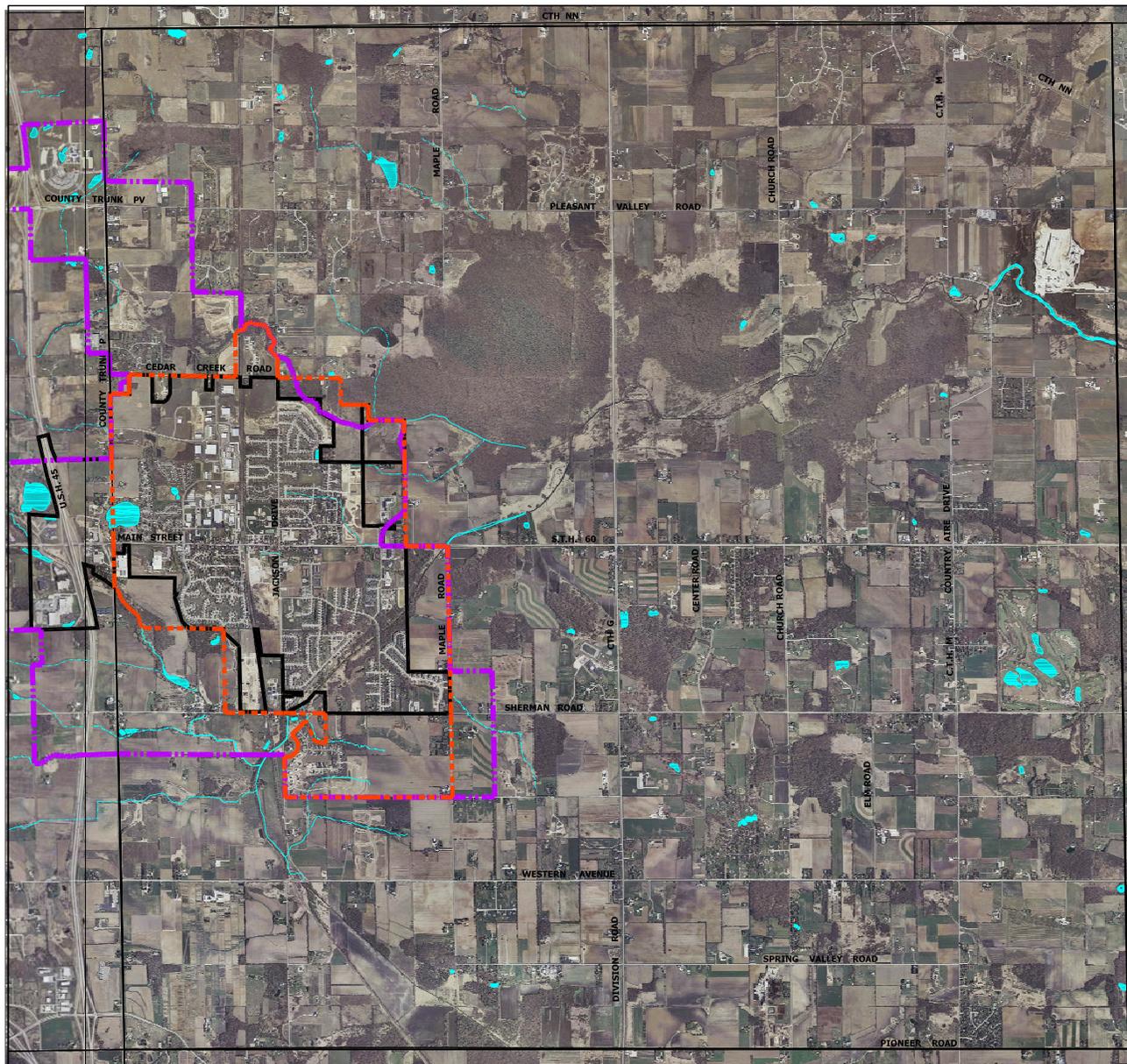
## VILLAGE

## TOWN

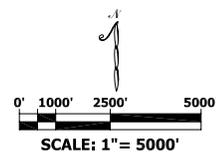
- |                                     |                                |  |                                      |                                       |                                  |
|-------------------------------------|--------------------------------|--|--------------------------------------|---------------------------------------|----------------------------------|
| 1 LAUREL SPRINGS (2/52)†            | 15 JACKSON HIGHLANDS           | 29 CRANBERRY CREEK - PHASE 5                 | 43 TWIN BRIDGES                      | A CATHEDRAL HEIGHTS                   | N STRAWBERRY GLEN (2/46)†        |
| 2 HIGHLAND CREEK FARMS - 4 (9/139)† | 16 PARKSIDE                    | 30 PINEHURST ADD. #3                         | 44 RIVERS BLUFF - ADD. #3            | B STONEY CREEK (19/28)†               | O FORREST HILLS                  |
| 3 ENGLISH OAKS (0/32)†              | 17 WILLOW RIDGE                | 31 PINEHURST ADD. #2                         | 45 RIVERS BLUFF                      | C VALLEYWOOD II & III                 | P COUNTRY VIEW                   |
| 4 WESTFIELD II                      | 18 HIGHLAND MEADOWS ADD. #1    | 32 PINEHURST ADD. #1                         | 46 DALLMANN VILLAGE                  | D PLEASANT HOLLOW ESTATES             | Q TESSLA RUN (0/10)†             |
| 5 WESTFIELD                         | 19 STONEFIELD                  | 33 PINEHURST ADD. #8                         | 47 RIVERS BLUFF - ADD. #1            | E HONEYWOOD                           | R MORNING MEADOWS                |
| 6 HIGHLAND CREEK FARMS              | 20 JACKSON PARK                | 34 PINEHURST ADD. #7                         | 48 RIVERS BLUFF - ADD. #2            | F MAGNA VISTA                         | S TWIN CREEKS (8/118)†           |
| 7 HIGHLAND CREEK FARMS - 3          | 21 HIGHLAND MEADOWS            | 35 PINEHURST ADD. #4                         | 49 CEDAR CREEK CONDOS                | G CRESTHILL                           | T SHERMAN PARK (4/55)†           |
| 8 HIGHLAND CREEK FARMS - 2          | 22 STONEWALL RIDGE             | 36 PINEHURST ADD. #6                         | 50 DALLMANN VILLAGE - PHASE 2        | H VALLEYWOOD (10/29)†                 | U PALOROMA FARMS                 |
| 9 GREEN VALLEY PHASE I              | 23 PARK COURT CONDOS           | 37 PINEHURST                                 | 51 CEDAR RUN                         | I HERMITAGE                           | V PRAIRIE MEADOW ESTATES (2/12)† |
| 10 GREEN VALLEY PHASE II            | 24 GLEN BROOKE OF JACKSON      | 38 PINEHURST ADD. #5                         | 52 CEDAR RUN CONDOS                  | J APPELLATION RIDGE - PHASE 2 (9/45)† | W CROSSWIND FARMS (11/26)†       |
| 11 GREEN VALLEY PHASE III           | 25 FIRST ADDITION              | 39 PHEASANT RUN CONDOS                       | 53 LEIGH DIVISION OF CEDAR RUN NORTH | K APPELLATION RIDGE - PHASE 1 (8/19)† | X EL CAMINO ESTATES              |
| 12 PARKSIDE ADD. #2                 | 26 MEADOWVIEW                  | 40 SHERMAN MEADOWS                           | 54 CEDAR RUN NORTH                   | L WEINAND'S HIDDEN CREEK              | Y MOCKINGBIRD HILL               |
| 13 PARKSIDE ADD. #1                 | 27 CRANBERRY CREEK CONDOMINIUM | 41 COBBLESTONE TRAILS (16/32)†               | 55 SHERMAN CREEK                     | M HIGHVIEW ESTATES                    | Z COUNTRY AIRE ESTATES           |
| 14 HIGHLAND VIEW                    | 28 CRANBERRY CREEK (23/67)†    | 42 THE CROSSINGS AT SHERMAN MEADOWS (12/32)† |                                      |                                       |                                  |

VILLAGE/TOWN LIMITS     
  SANITARY SEWER SERVICE AREA     
 \*NOTE: GREY SHADING INDICATES DEVELOPMENT HAS NOT BEGUN  
 2015 - MAXIMUM VILLAGE LIMITS WITHIN JACKSON TOWNSHIP     
  JACKSON MARSH     
 † (HOUSES, OR UNITS, BUILT/TOTAL IN SUBDIVISION)

## VILLAGE OF JACKSON AND TOWN OF JACKSON SUBDIVISIONS



- VILLAGE LIMITS
- TOWN LIMITS
- - - VILLAGE OF JACKSON SANITARY SEWER SERVICE AREA
- - - 2015 - MAXIMUM VILLAGE LIMITS WITHIN JACKSON TOWNSHIP



## VILLAGE OF JACKSON AND TOWN OF JACKSON BOUNDARIES

8/19/2008

# Village & Town of Jackson Adoption

*In Witness Whereof, the parties here to have executed this*  
**JOINT PARKS, RECREATION & OPEN SPACE PLAN**

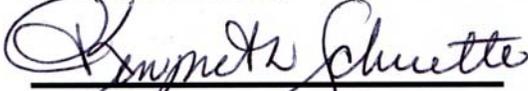
*On this 14th day of April, 2009*

## VILLAGE OF JACKSON

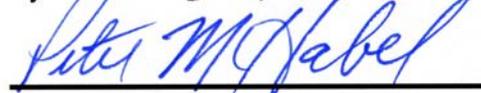
Village Board



By Scott Mittelsteadt, Village President



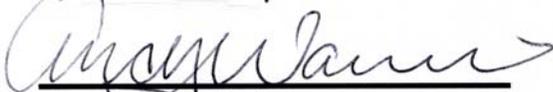
By Kenneth Schuette, Trustee



By Peter Habel, Trustee



By Mike Kufahl, Trustee



By Andrew Wanie, Trustee



By Phil Laubenheimer, Trustee

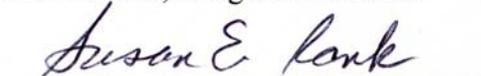


By David Roskopf, Trustee

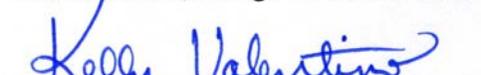
### ATTEST



John Walther, Village Administrator



Susan E. Rank, Village Clerk/Treasurer



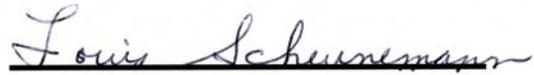
Kelly Valentino, Jt. Parks & Recreation Director

## TOWN OF JACKSON

Town Board



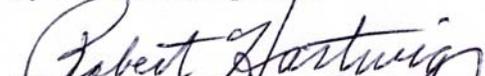
By Paul Servais, Town Chairman



By Louis Scheunemann, Supervisor



By Dan Kufahl, Supervisor

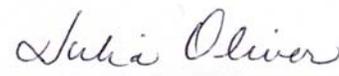


By Robert Hartwig, Supervisor

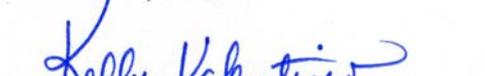


By Everette Russell, Supervisor

### ATTEST



Julia Oliver, Town Clerk



Kelly Valentino, Jt. Parks & Recreation Director



