



# Tipp City

## Parks Master Plan



TIPP CITY, OHIO  
2019

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*“You can’t tell a kid that it’s time to exercise; that’s a turn off...you have to say “Let’s go to the park and have some fun! Then you get them to do some running, play on the swings, practice on the balance beam, and basically get a full workout disguised as play.”*

***-Arnold Schwarzenegger***

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# Acknowledgements

## CITY COUNCIL

Mayor-Joseph Gibson  
President- Katlyn Berbach  
Council Member- Carrie Arblaster  
Council member- John Kessler  
Council Member- Logan Rogers  
Council Member- Frank Scenna  
Council Member- Tom Merritt  
Clerk of Council- Janice Bates

## CITY ADMINISTRATION

City Manager- Timothy J. Eggleston  
Chief of Police- Eric Burris  
Emergency Services Chief- Cameron Haller  
Director of Finance- John Green  
Director of Municipal Services- Eric Mack  
Director of Community Development & Revitalization- Matthew Spring  
Public Works Superintendent- Tony Hunt  
Administrative Assistant- Erin Mixon

## 2019 PARKS ADVISORY BOARD MEMBERS

Chairman- Dawn Kramer  
Vice Chairman- Patrick Hodges  
Board Member- Doug Slagel  
Board Member- Ben Graham  
Board Member- Jim Heatherly  
TMCS Representative- Kathy Taylor  
Monroe Township Representative- Mackenzie English  
Tipp City Board of Education Representative- Andy Venters

# Table of Contents

- Executive Summary..... **4**
  
- Overview of Parks and Facilities ..... **7**
- Measuring Park Usage ..... **14**
- Citizen/Public Survey ..... **15**
- Parks and Recreation Trends ..... **20**
- Proposed Improvements..... **22**
- Partnerships..... **26**
- Current Parks Projects ..... **27**
- Future Parks Enhancements ..... **28**
- Recommendations by the Parks Advisory Board..... **31**

# Executive Summary

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The importance of a Parks Master Plan is two-fold.

It provides insight into:

- Tipp City's Parks current usage and the amenities each park features.
- Open space goals and equipment recommendations for every park in the City.

A Master Plan was created for Tipp City by Edsall & Associates LLC in 2003. This plan laid the foundation for building the Aquatic Center, adding the Bike Path through the Nature Center to City Park, and implementing many additions to Kyle Park.

Before the creation of the 2019 Parks Master Plan, a survey was posted on the City website and distributed to all residents via their utility bills. The results revealed how each Park is used. Questions asking which of the City's Parks are used, by whom, and how often; the specific Park amenities residents use and how often; and what new amenities residents would like to see installed. An important addition to the survey was asking which area parks and facilities are used by Tipp City residents. This will prevent budget waste by eliminating redundancy.

The recommendations made in the Tipp City Parks Master Plan should be considered an investment in meeting the future recommended needs of the City. Developing a first class parks system will help promote the livability of Tipp City and create a deeper sense of community pride. Both of these benefits help Tipp City's economic development program. The goals established for the Tipp City's Parks Master Plan were established through widespread citizen input, Parks Board input, and Staff recommendations.

Tipp City is community driven and therefore the results of the Tipp City Parks Master Plan will be a promising look into what the future of Tipp City looks like.

In any community there is the need to balance development with open space. Preservation of a City's natural resources, whether it be the Great Miami River that runs on the east side of Tipp City, multiple prairies, streams within neighborhoods, and any unique topographical feature of Tipp City should be an important consideration in the planning of its parks. Maintaining a balance of open space and land development is an important factor in achieving a balanced community. It would be hard to find a thriving community that has no green space. Children need space to run and play and adults need green space to retreat to for peace of mind.

Tipp City has grown approximately 8% since the last Parks Master Plan was created in 2003. Tipp City's Parks continue to serve not only the City population, but Monroe Township and surrounding communities. The partnership with Tipp Monroe Community Services is beneficial to promoting the recreation programs offered within the Parks System. The City has maintained the Community's Parks and has upgraded and expanded upon many of them.



The addition of the Tippecanoe Family Aquatic Center in 2005 was a valuable investment for City Park.

It has fulfilled the 2003 Master Plan suggestions of

- "A new pool complex to better serve all ages and increase user capacity beyond the current 305 bathers"  
-The Aquatic Center has a capacity of 500+, with a splash pad, slides, and diving boards to accommodate all ages.
- "Relocate two (2) baseball fields to Kyle Park and develop parking area to service the pool complex, Roundhouse, and softball fields."  
-A large parking lot was put in adjacent to the Aquatic Center. Additional parking was put in further down towards the tee ball fields.
- "...instructional and recreational pool with zero depth entry and water play area"



The development of Kyle Park into the Sports Complex that exists today has fulfilled the demand for recreational facilities as the population of the City and Township has grown.

Kyle Park now has these amenities

- 2 sand Volleyball/Badminton courts
- 12 Baseball/Softball fields
- 22 Soccer fields\*

\*number amended by City Council 9/16/19

With approval from both City Council and the Parks Advisory Board, horse trails were added in 2012.



# Overview of Parks and Facilities

Tipp City maintains a unique relationship with recreational groups and non-profit organizations within the area that use city parks and facilities for their sporting events. Each entity provides their own equipment and funding for some field maintenance, such as fertilization and seeding. Municipal Services dresses the ball fields, mows the grass, picks up the trash, and cleans and stocks the restrooms. The City contracts with Tipp Monroe Community Services for scheduling and administers the City policies when it comes to using the parks. It is left up to each sports organization such as Junior Baseball and Tipp City SAY Soccer & FC Tippecanoe to provide and maintain their equipment such as goals, baseball bases, storage building etc.

## City Park



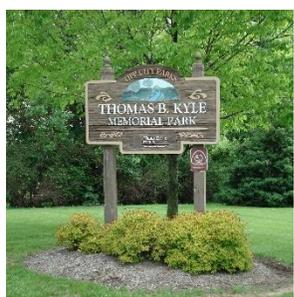
**Acres:** 46.41

**Classification:** Community Park

**Parking:** Yes

**Amenities:** Roundhouse, Basketball, Tennis, Pickle Court, 4 Baseball/Softball Fields, 1 Football Field, Grills, Picnic Tables, Shelter Buildings, Play Equipment, Open Play, Concession Area, Restrooms, Site Furnishings, Storage, Hiking/Jogging/Walkway, Biking, Boating/Canoeing/Skiing, Fishing, Swimming, Water Features, Disc Golf, Natural Areas, Community Festivals

## Kyle Park



**Acres:** 299.85

**Classification:** Community Park/Sports Complex

**Parking:** Yes

**Amenities:** 2 Badminton/Volleyball Courts, Basketball, Horseshoes, 12 Baseball/Softball Fields, up to 22 Soccer Fields\*, Grills, Picnic Tables, Shelter Buildings, Play Equipment, Open Play, Restrooms, Site Furnishings, Storage, Hiking/Jogging/Walkway, Biking, Fishing, Water Features, Disc Golf, Natural Areas

\*number amended by City Council on 9/16/19

## Canal Lock Park



**Acres:** 1.3

**Classification:** Mini Park/Special Facility

**Parking:** Yes

**Amenities:** Hiking/Jogging/Walkway, Biking

## Lesher Woods



**Acres:** 25  
**Classification:** Special Facility  
**Parking:** On Street  
**Amenities:** Hiking/Jogging/Walkway, Natural Areas

## Nature Center



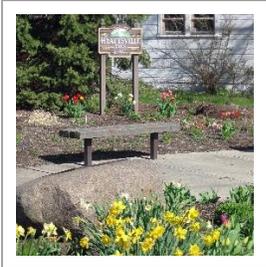
**Acres:** 18.73  
**Classification:** Special Facility  
**Parking:** Yes  
**Amenities:** Picnic Tables, Hiking/Jogging/Walkway, Biking, Fishing, Water features, Disc Golf, Natural Areas

## Railroad Depot



**Acres:** 0.17  
**Classification:** Special Facility  
**Parking:** On Street  
**Amenities:** Walkway, Bench

## Hyattsville



**Acres:** 0.12  
**Classification:** Mini Park  
**Parking:** On Street  
**Amenities:** 3 Benches, Walkway

## Hathaway Village



**Acres:** 7.9  
**Classification:** Neighborhood Park  
**Parking:** On Street  
**Amenities:** Grills, Picnic Tables, Play Equipment, Open Play, Site Furnishings, Stream

## Springhill



**Acres:** 0.7  
**Classification:** Mini Park  
**Parking:** On Street  
**Amenities:** Gazebo, Site Furnishings, Walkway

## Tweed Woods



**Acres:** 4.64  
**Classification:** Mini Park  
**Parking:** On Street  
**Amenities:** Play Equipment, Open Play

## Windmere



**Acres:** 4.83  
**Classification:** Neighborhood Park  
**Parking:** On Street  
**Amenities:** 1 Basketball Court, 1 Soccer Field, Play Equipment, Open Play, Site Furnishings, Walkway

## Woodlawn Village



**Acres:** 4.1  
**Classification:** Neighborhood Park  
**Parking:** On Street  
**Amenities:** 1 Soccer Field, 1 Softball Field, Picnic Tables, Play Equipment, Site Furnishings, Walkway

## Rosewood



**Acres:** 5.5  
**Classification:** Neighborhood Park  
**Parking:** Yes  
**Amenities:** Play Equipment, Open Play

## Hampton Woods



**Acres:** 2.3  
**Classification:** Mini Park  
**Parking:** On Street  
**Amenities:** Play Equipment, Open Play

## Manchester Chase



**Acres:** 0.74  
**Classification:** Mini Park  
**Parking:** On Street  
**Amenities:** Open Play, Hiking/Jogging/Walkway, Natural Areas

## Sycamore Woods



**Acres:** 1.5  
**Classification:** Mini Park  
**Parking:** On Street  
**Amenities:** Open Play

## Veteran's Memorial



**Acres:** 0.25  
**Classification:** Special Facility  
**Parking:** On Street  
**Amenities:** Gazebo, Benches, Site Furnishings, Walkway

### General Legend

-  Tipp City Corporation Limit
-  Existing Park and Recreation Facilities
-  Tipp City School Property
-  Private/Commerical Facilities
-  Great Miami River Bikeway

### Facilities Legend

-  Park and Recreation Facilities
- 1 Canal Lock Park
- 2 City Park
- 3 Hampton Woods Park
- 4 Hathaway Village Park
- 5 Hyattsville Park
- 6 Kyle Park
- 7 Leshner Woods
- 8 Manchester Chase Park
- 9 Nature Center
- 10 Railroad Depot Park
- 11 Rosewood Creek Park
- 12 Springhill Park
- 13 Sycamore Woods Park
- 14 Tweed Woods Park
- 15 Veteran's Memorial Park
- 16 Windmere Park
- 17 Woodlawn Park
- Prairies**
- 18 Eichman Prairie Reserve
- 19 Freeman's Prairie Reserve
- 20 Gravel Pit
- 21 Great Miami River Prairie Reserve
- 22 Lost Creek Prairie Reserve

### City School

- 1 Broadway Elementary
- 2 Coppock Woods
- 3 LT Ball Junior High School
- 4 Nevin Coppock ELeментарy
- 5 School Property
- 6 Tipp City Middle School
- 7 Tippecanoe High School
- 8 Board of Education

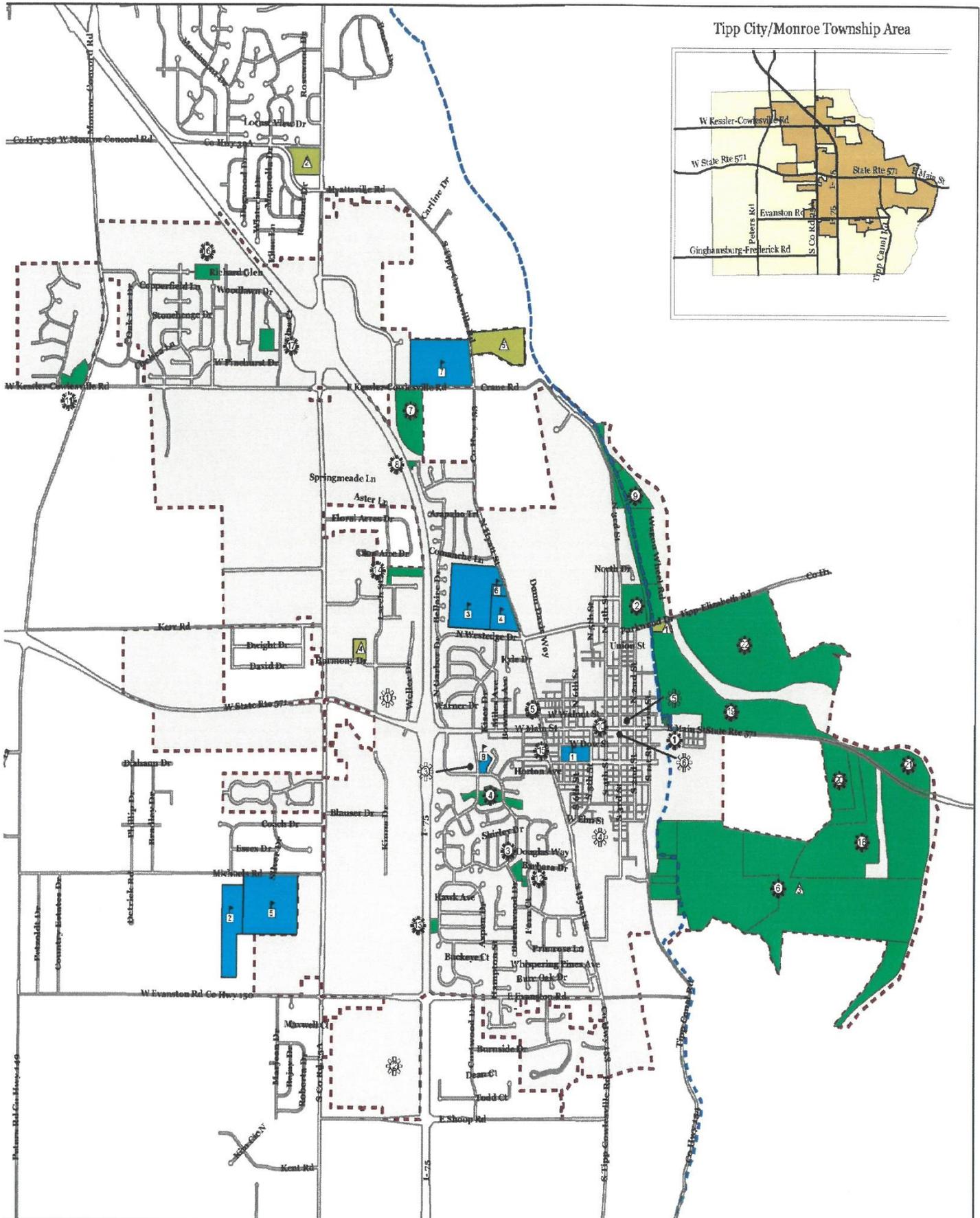
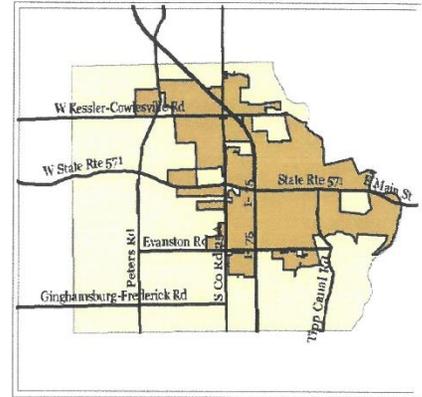
### Private/Commercial Facilities

- 1 Barefoot Canoes
- 2 Miami County YMCA Robinson Branch
- 3 Pin High Driving Range and Learning Center
- 4 Schroeder Tennis Center
- 5 Tipp City Eagles Recreational Park

### Special Facilities

- 1 Church of the Nazarene- Tipp City
- 2 Ginghamburg Church
- 3 Tipp City Government Center
- 4 Springhill Nursery
- 5 Tipp City Public Library
- 6 Tipp City United Methodist Church
- 7 Tipp Roller Mill and Theater

Tipp City/Monroe Township Area



**ATTACHMENT A**  
**Existing Tipp City Park**  
**Facilities**

|                        |                              | City Park | Hathaway Village | Hyattsville | Kyle | Leshar Woods | Nature Center | Railroad Depot | Springhill | Tweed Woods | Windmere | Woodlawn Village | Canal Lock | Rosewood | Hampton Woods | Manchester Chase | Sycamore Woods |
|------------------------|------------------------------|-----------|------------------|-------------|------|--------------|---------------|----------------|------------|-------------|----------|------------------|------------|----------|---------------|------------------|----------------|
| INDOOR                 | Roundhouse                   | Yes       |                  |             |      |              |               |                |            |             |          |                  |            |          |               |                  |                |
| OUTDOOR                |                              | Yes       | Yes              | Yes         | Yes  | Yes          | Yes           | Yes            | Yes        | Yes         | Yes      | Yes              | Yes        | Yes      | Yes           | Yes              | Yes            |
| CLASSIFICATION         |                              | C         | B                | A           | C/E  | D            | D             | D              | A          | A           | B        | B                | A/D        | B        | A             | A                | A              |
| LAND AREA: ACRES       |                              |           |                  |             |      |              |               |                |            |             |          |                  |            |          |               |                  |                |
| PARKING                |                              | Yes       | F                | F           | Yes  | F            | Yes           | F              | F          | F           | F        | F                | Yes        | Yes      | F             | F                | F              |
| COURT GAMES            | Badminton/Volleyball         |           |                  |             | 2    |              |               |                |            |             |          |                  |            |          |               |                  |                |
|                        | Basketball                   | Yes       |                  |             | Yes  |              |               |                |            |             | 1        |                  |            |          |               |                  |                |
|                        | Four Square                  |           |                  |             |      |              |               |                |            |             |          |                  |            |          |               |                  |                |
|                        | Hopscotch                    |           |                  |             |      |              |               |                |            |             |          |                  |            |          |               |                  |                |
|                        | Horseshoes                   |           |                  |             | Yes  |              |               |                |            |             |          |                  |            |          |               |                  |                |
|                        | Shuffleboard                 |           |                  |             |      |              |               |                |            |             |          |                  |            |          |               |                  |                |
|                        | Tennis                       | Yes       |                  |             |      |              |               |                |            |             |          |                  |            |          |               |                  |                |
|                        | Pickle Court                 | Yes       |                  |             |      |              |               |                |            |             |          |                  |            |          |               |                  |                |
| FIELD GAMES            | Baseball/Softball            | 4         |                  |             | 12   |              |               |                |            |             |          |                  |            |          |               |                  |                |
|                        | Football                     | 1         |                  |             |      |              |               |                |            |             |          |                  |            |          |               |                  |                |
|                        | Soccer                       |           |                  |             | 22*  |              |               |                |            |             | 1        | 1                |            |          |               |                  |                |
| PICNICKING             | Grills                       | Yes       | Yes              |             | Yes  |              |               |                |            |             |          | 1                |            |          |               |                  |                |
|                        | Picnic Tables                | Yes       | Yes              |             | Yes  |              | Yes           |                |            |             |          |                  |            |          |               |                  |                |
|                        | Shelter Buildings            | Yes       |                  |             | Yes  |              |               |                | G          |             |          |                  |            |          |               |                  |                |
| PLAYGROUNDS            | Play Equipment               | Yes       | Yes              |             | Yes  |              |               |                |            | Yes         | Yes      | Yes              |            | Yes      | Yes           |                  |                |
|                        | Open Play                    | Yes       | Yes              |             | Yes  |              |               |                |            | Yes         | Yes      | Yes              |            | Yes      | Yes           | Yes              | Yes            |
| SITE IMPROVEMENTS      | Concession Area              | Yes       |                  |             |      |              |               |                |            |             |          |                  |            |          |               |                  |                |
|                        | Restrooms                    | Yes       |                  |             | Yes  |              |               |                |            |             |          |                  |            |          |               |                  |                |
|                        | Site Furnishings             | Yes       | Yes              | 3 benches   | Yes  |              |               |                | Yes        |             |          |                  |            |          |               |                  |                |
|                        | Storage                      | Yes       |                  |             | Yes  |              |               |                |            |             |          |                  |            |          |               |                  |                |
| TRAILS                 | Hiking/Jogging/Walkway       | Yes       |                  | W           | Yes  | Yes          | Yes           | W              | W          |             | W        | W                | Yes        |          |               |                  |                |
|                        | Biking                       | Yes       |                  |             | Yes  |              | Yes           |                |            |             | Yes      | Yes              | Yes        |          |               | Yes              |                |
| WATER SPORTS/ FEATURES | Boating/Canoeing/Skiing      | Yes       |                  |             |      |              |               |                |            |             |          |                  |            |          |               |                  |                |
|                        | Fishing                      | Yes       |                  |             | Yes  |              | Yes           |                |            |             |          |                  |            |          |               |                  |                |
|                        | Swimming                     | Yes       |                  |             |      |              |               |                |            |             |          |                  |            |          |               |                  |                |
| WINTER SPORTS          | Water Features               | Stream    | Yes              |             | Yes  |              | Yes           |                |            |             |          |                  |            |          |               |                  |                |
|                        | Ice Skating/Hockey           |           |                  |             |      |              |               |                |            |             |          |                  |            |          |               |                  |                |
| OTHER                  | Sledding/Tobogganing/Skiing  |           |                  |             |      |              |               |                |            |             |          |                  |            |          |               |                  |                |
|                        | Camping                      |           |                  |             |      |              |               |                |            |             |          |                  |            |          |               |                  |                |
|                        | Golf                         |           |                  |             | H    |              |               |                |            |             |          |                  |            |          |               |                  |                |
|                        | Disc Golf                    | Yes       |                  |             |      |              | Yes           |                |            |             |          |                  |            |          |               |                  |                |
|                        | Natural Areas                | Yes       |                  |             | Yes  | Yes          | Yes           |                |            |             |          |                  |            |          |               |                  |                |
|                        | Roller Skating/Skateboarding |           |                  |             | Yes  |              |               |                |            |             |          |                  |            |          |               | Yes              |                |
|                        | Track & Field                |           |                  |             |      |              |               |                |            |             |          |                  |            |          |               |                  |                |
| Community Festivals    | Yes                          |           |                  |             |      |              |               |                |            |             |          |                  |            |          |               |                  |                |

**Key**  
A=mini park  
B=neighborhood park  
C=community park  
D=Special Facility  
E=sports Complex  
F=on street parking  
G=gazebo  
H=driving range  
J=currently undeveloped  
W=walkway only

\*number amended by City Council on 9/16/19

# Measuring Parks Usage

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Measurement is the fundamental basis for making a decision or taking action. Accordingly, most government departments have a clear method of measuring the services they provide. For example, the police can measure the number of enforcement actions, the fire department can measure the number of establishments inspected and fires fought, and the education department can measure the number of pupils taught as well as their performance on standardized tests.

## Why measure park use?

There are many benefits to being able to measure the uptake and utilization of recreational services and facilities. It provides accountability by showing the public and elected officials the return they are receiving on their investments through tax dollars. Although park departments tend to be underfunded, they still receive substantial funding. To show how these investments benefit the community is critical to increasing trust, as well as potentially being able to demonstrate the impact of changes in investments. For example, if a park had to be closed, it would be clear how many people would be denied access to services, or, conversely, if an additional sum of money were given to the park for a special program, it would be possible to estimate the additional number of people who could be served with these additional resources. It's one thing to claim that everyone living within a quarter mile of a park would be influenced, but not everyone uses the available facilities.

Learning more about usage patterns and their fluctuations could be highly valuable to park planners and managers and to understanding how to best optimize the limited resources that are available. Routine measurement can also inform park managers about other issues related to park use; for example, there may be barriers that are not obvious to those who only have limited contact with parks. There may be intimidating groups of people, mentally ill or intoxicated patrons who may discourage others from using the park. Maintenance problems, like litter, graffiti, overgrown lawns and broken equipment, can also be assessed.

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*Measurement is the fundamental basis for making a decision or taking action.*

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## Goals of Measurement

The main goals of measurement should be to quantify the use of facilities and to describe the characteristics of their users. Park-use measurement can be readily implemented through systematic observation. By selecting representative times of the day and days of the week, it is possible to get a general estimate of park use. Many studies have been conducted assessing park use, identifying peak-use periods and low-use periods. If these varied park-use times are sampled, it is possible to estimate the total park use over time.

Park facilities can refer to any park element or structure, including lawns, fields, courts or play areas. User characteristics refer to attributes, such as gender, age group and race/ethnicity. This level of information

would provide evidence of the equity of services: are men served more than women, children more than seniors or minority populations more than majority?

More detailed assessment of characteristics could also include a tally of activities, either summarized as a level of energy expenditure (e.g., sedentary, moderate physical activity or vigorous physical activity), which is an important measure when it comes to health and well-being, or described as a type of activity (e.g., tennis, basketball, picnicking), which provides substantive information on recreational preferences. This information can provide insights about which facility investments are favored by residents and can guide planning for staffing, programming and future renovations. All this data can be used to justify budgetary needs and expenditures.

## Tipp City Citizen Parks Survey Overview

555 Surveys were taken

### Ages of survey takers:

13-19 (113)  
20-29 (33)  
30-39 (137)  
40-49 (75)  
50-59 (66)  
60-69 (64)  
70-79 (43)  
80+ (22)

### City of Residence:

Tipp City (525)  
Vandalia (5)  
Bethel (3)  
Monroe Township (6)  
Left Blank (6)  
Middletown, NY (1)  
Miami County (2)  
Huber (1)  
New Carlisle (2)  
Troy (3)  
Minster (1)

### Children's parks usage:

Yes (292)  
No (252)

### Parks usage-self:

Yes (486)  
No (65)

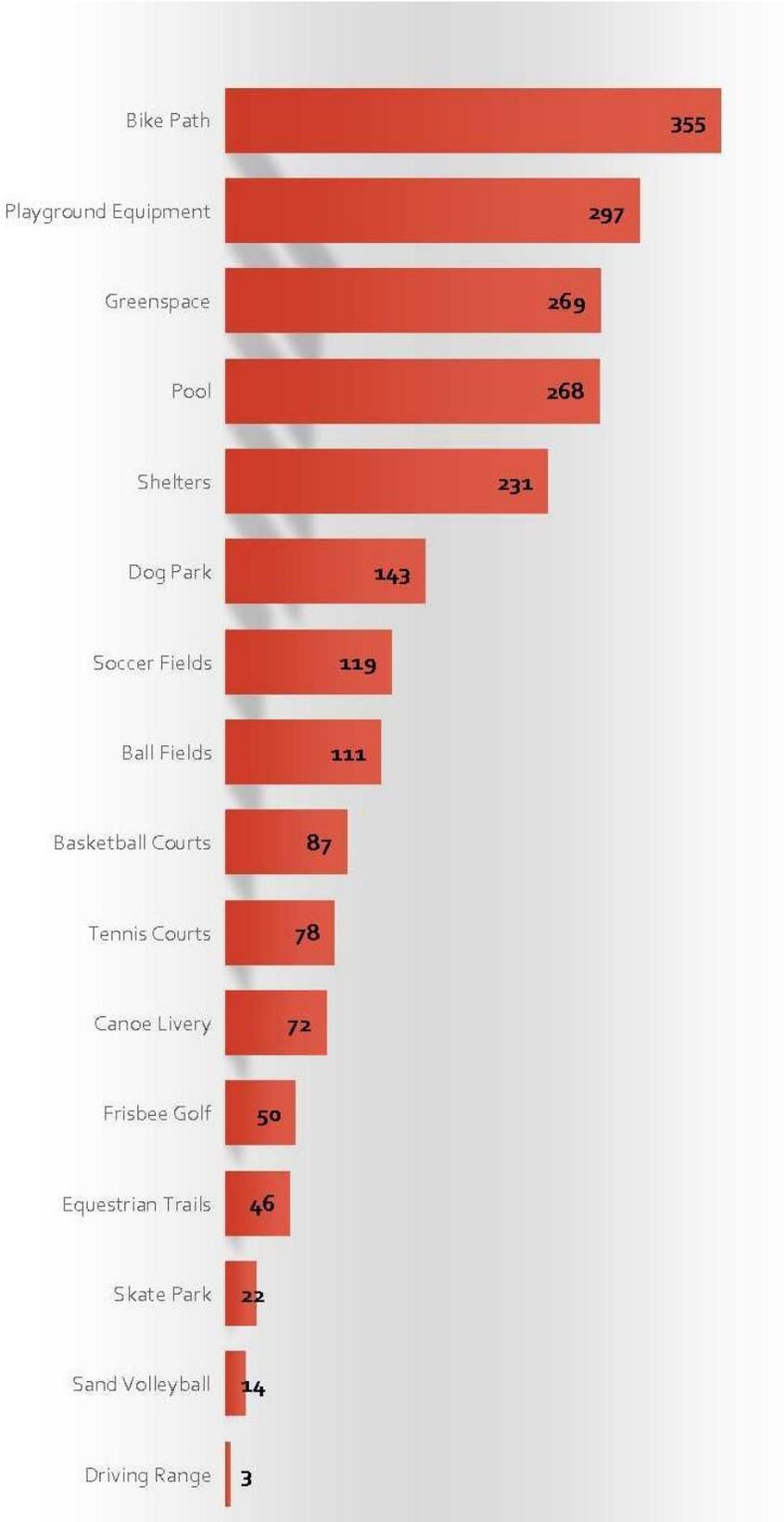
### How Often:

Daily (48)  
Weekly (212)  
Monthly (145)  
Rarely (89)

## Area Facilities Usage Results



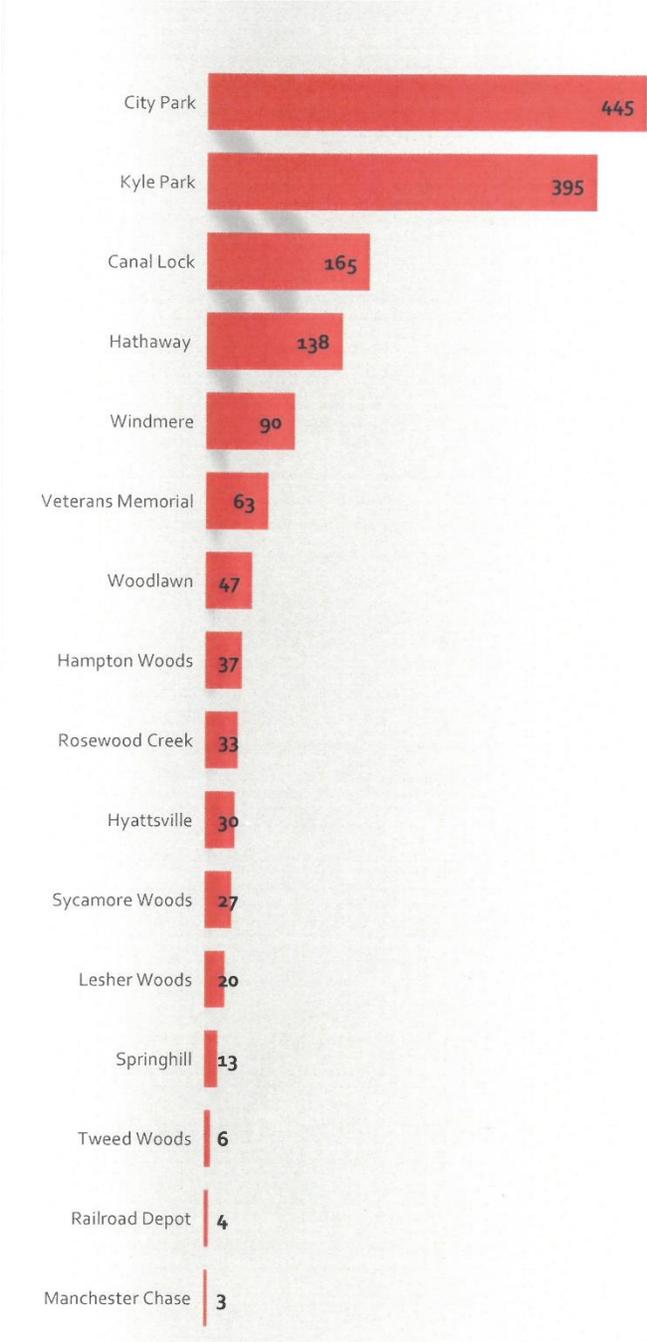
# Parks Amenities Usage Results



## Suggested Parks Features Results



# Neighborhood Parks Usage Results



# Parks and Recreation Trends

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## 2019 Trend Outlook

The top trends in Parks are Healthy Aging, Fitness, Technology, and WIFI.

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*“Recreation programs have long had the image of being programs for youth. Many are making some changes.....that clearly target specific segments of multiple generations.”*

*-LERN.ORG*

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## Healthy Aging

With an estimated 77.3 million U.S. baby boomers (approximately 25% of the population according to US Census data), maintaining quality of life as they age is their main health concern. As a result, incorporating healthy aging programs into existing City parks and facilities is becoming important to communities across America. Thankfully, resources to fund these programs are plentiful. Since 2013, NRPA, with the support of the Centers for Disease Control and Prevention (CDC), has been providing grants to local park and recreation (P&R) agencies to deliver the Walk with Ease (WWE), Active Living Every Day (ALED), and Fit & Strong! (F&S!) arthritis-appropriate evidence-based interventions (AAEBIs). These programs:

- Help people in your community become and maintain physically active lifestyles
- Provide a safe location for physical activity in your service area
- Attract new audiences to your agency
- Provide opportunities for funding and community partnerships
- Increase the probability of reaching adults struggling to become physically active

Source: National Recreation and Park Association (2019) *Healthy Aging in Parks: Evidence-Based Interventions*. Retrieved from: <https://www.nrpa.org/our-work/partnerships/initiatives/healthy-aging-in-parks/evidence-based-interventions/>

## **Fitness**

The use of body weight exercises is growing in popularity and that fits in perfectly with outdoor parks. Bodyweight training requires little to no equipment. Instead, it relies on a person's bodyweight as the training modality — e.g., pushups and planks. Encouraging bodyweight exercises within the City's parks with signs is a cost-effective way to offer fitness to community members without having to purchase expensive gym equipment.

Source: National Recreation and Park Association (Jan. 7, 2019) *10 Top Fitness Trends in the New Year*, by *Vitisia Paynich* Retrieved from: <https://www.nrpa.org/parks-recreation-magazine/2019/january/10-top-fitness-trends-in-the-new-year/>

## **Technology**

Park and recreation agencies will eagerly embrace the use of technology in 2019 for a variety of purposes, including monitoring of park visitors, biometric identification at entrances to public facilities and programs, and scientific uses, such as surveying fire-prone landscapes and charting the spread of invasive species. Although it is not likely to occur in 2019, facial recognition software may be coming to parks and recreation sooner than we think, as it already has for retail businesses and law enforcement.

Source: National Recreation and Park Association (Jan. 7, 2019) *Top Trends in Parks and Recreation for 2019*, by *Richard J. Dolesh* Retrieved from: <https://www.nrpa.org/parks-recreation-magazine/2019/january/top-trends-in-parks-and-recreation-for-2019/>

## **WIFI hotspots**

Parks Departments across the US are adding WIFI hotspots to city parks in an effort to attract teens and millennials. WIFI is now being considered a public utility instead of an amenity. With the wide availability of smart phones, it is a way to reach out and let them know they can be out of the house and in the park while still having access to all of their apps. A community effort to create a truly social aspect social media. Ideally, most Parks Directors would want citizens to “unplug” and enjoy the beauty of outdoor spaces they've created within the city. Ensuring that there are “hang out” spots added around the parks to allow citizens to be on their phones while enjoying the sunshine and fresh air and being comfortable would be the realistic vision of the future of parks.

Source: National Recreation and Park Association (May 8, 2018) *Bridging the Digital Divide-Free Wi-Fi in Parks*, by *Mark Saferstein* Retrieved from: <https://www.nrpa.org/parks-recreation-magazine/2018/may/bridging-the-digital-divide-free-wi-fi-in-parks/>

# Proposed Improvements

## 1-Parks for All (Accessible Equipment)

Making the City parks inclusive and fun for all is one of Tipp City's top goals. Parks should be a place where children who use wheelchairs and their friends can easily play together. Below is an example of Accessible Equipment that Mr. Eggleston has sourced.



### NEOS® 360 Accessible

ZZXX0994 • ALL AGES

Awarded for its innovation, NEOS 360 encompasses the best of physical endurance in a full-body gaming approach that helps participants develop agility, coordination, strength, and stamina. Its circular design develops peripheral vision, auditory, and spatial awareness skills.

- 8 games
- 1- and 2-player options or team play
- 8 buttons
- Games are approximately 45 seconds each
- Free instructional sign included
- Original NEOS® 360 (ZZXX0995) also available

## 2- Age Specific Equipment

Making the parks a one stop place for families with children of all ages is a goal of Tipp City. Families are more likely to use the parks if all of their children have access to equipment suitable for their needs. Having age specific equipment sized to differing age groups, such as toddler size, is a long term plan for Tipp City. Below are examples of Toddler Play Equipment that Mr. Eggleston has sourced.



### 3- Low Impact Wellness Equipment

Tipp City has a large senior citizen population. Maintaining an active lifestyle is important to many of them. The availability of low impact wellness equipment will be a valuable addition to Tipp City's Parks. Below is an example of Wellness Equipment that Mr. Eggleston sourced.



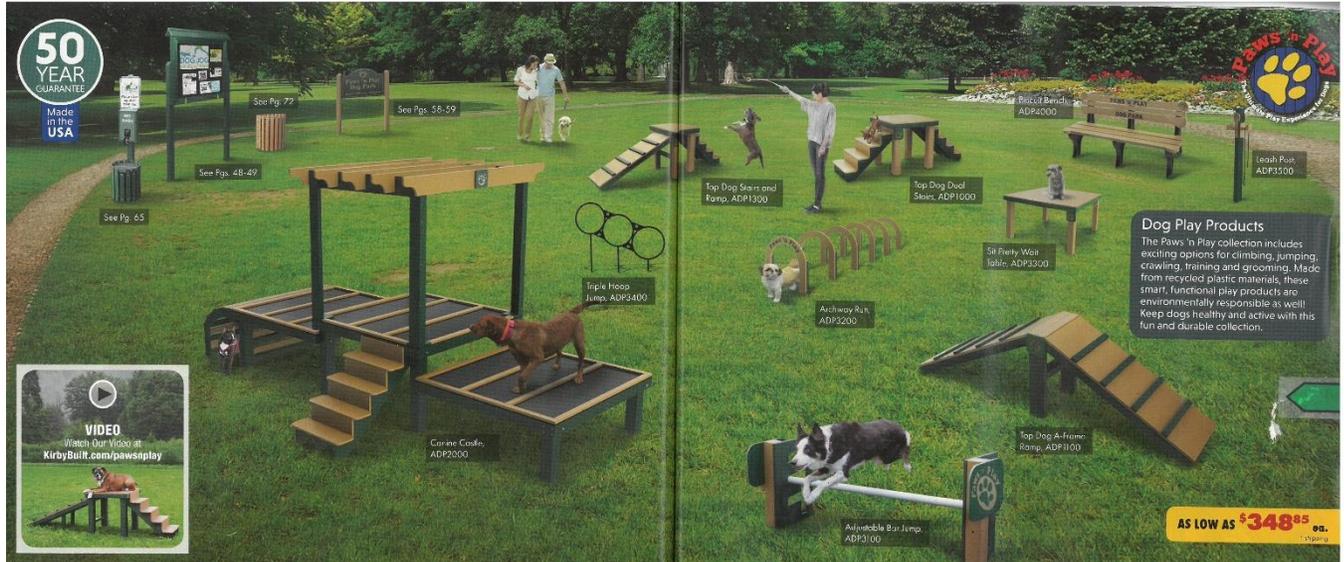
Play is a basic human need for people of all ages. So how do we cater to the play needs of everyone? By creating low-impact wellness playgrounds that provide all adults with opportunities for socialization, exercise, and fun!

**LifeTrail.**  
Advanced Wellness System



## 4- Dog Park Equipment

American dog owners spend approximately \$1285 a year on their pet. Our four legged friends have become a part of the family and our spending reflects that. Tipp City's dog park (within Kyle Park) is very popular. Adding equipment to the dog park to make it more exciting for dogs and their owners is in the long term plan. Below are examples of Dog Park Equipment that Mr. Eggleston has sourced.



**Canine Castle**

161.5" l x 74.5" w x 80" h

- 3 Platform Heights with Non-Skid Surface and Space Underneath for Running and Hiding
- Crawl-Through Tunnel Allows Dogs to Build Confidence
- Stairs Allow Dogs of Any Size and Confidence Level to Step into the Castle

- Doggy playset tested and approved by dog experts
- The first of its kind doggy playset!
- Open pergola roof playset is made from 100% recycled plastic
- Weather resistant, will not rot, splinter or fade
- Great for use indoors or outdoors

**\$3,818.85** ea. + shipping

ADP2000

## The Ultimate Play Experience for Dogs!

- Paws 'n Play creates an exciting, safe and durable play space. These play products are the perfect addition to any outdoor or indoor dog park, spa, daycare, resort, or animal clinic.
- The Paws 'n Play collection includes exciting options for climbing, jumping, crawling, training and grooming.
- Paws 'n Play products were developed with expert advice from industry professionals. Products are made from recycled plastic materials so they're low maintenance, long-lasting and great for the environment.



"As a pet resort owner who cares for over a hundred dogs each day—I certainly appreciate quality products to offer my guests. We've had the Canine Castle for months and my guests couldn't be happier. We never have to worry about slippage due to the rubber matting. I think I've finally found the ultimate non-destructive play set that is both beautiful and sturdy. Thank you for making such an outstanding product for the pet care industry."

**Nina Race, Spa Paw & Tail™, Premier Pet Resort and Daycamp**



# Partnerships



**Tipp Monroe Community Services (TMCS)** organizes the use of Parks facilities by nonprofit and youth groups by collecting insurance forms and park usage forms. TMCS also organizes youth sports leagues that play in our parks such as flag football. Any youth sports team or organization that wants to host a tournament in our parks goes through TMCS. They liaison for the Parks and Tipp Schools on service projects in the parks by student organizations, as well as maintaining the Veterans organizations donation funds that help with upgrades to various Parks.



**Tipp City Youth Soccer** hosts all of their fall and spring soccer leagues in Kyle Park. They have soccer leagues for children that are pre-kindergarten through high school\* aged. They also help financially with upgrades and maintenance on the Kyle Park soccer fields.

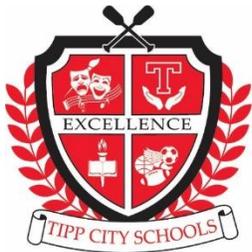
\*amended by City Council on 9/16/19



**Tipp City Foundation** is active in fundraising for Parks projects. Most recently, the Parks Department and the Tipp Foundation worked together to plant the Tipp Foundation Tree Grove at Kyle Park. The Tipp Foundation has many groups under their umbrella that donate funds to Tipp City Parks.



**Tipp City Junior Baseball** hosts all their events in Kyle Park and City Park. They have baseball and softball for children that are kindergarten thru Jr High ages. They maintain the infields of all 16 Tipp City ball diamonds during their seasons as well as help financially with various upgrades on the ball diamonds.



**Tipp City Board of Education (BOE)** The Stadium usage is the big collaborative effort between the Parks and the Tipp City BOE. Tipp City's Junior High softball use the fields in Kyle Park for their practices and to play their games.



**Great Miami Riverway** is working to draw people into the community through the use of the bikeway that runs along the Great Miami River. Their goal is to develop and implement ongoing marketing, planning, and programming to increase use of recreational, historical, and cultural assets. As well as attract more visitors, support economic development, and strengthen river corridor neighborhoods.

# Current Parks Projects

**New Kyle park Exit Route-** Proposed overflow exit for large events



# Future Parks Enhancements

**3<sup>rd</sup> Street Parking Lot**-Proposed at a cost of \$125,000 in the CIP for 2025



CITY OF TIPP CITY - FIVE YEAR PLAN (2019-2023)  
ATTACHMENT B

| DEPT / ITEM  | Year | Pg. No. | 2020              | 2021              | 2022              | 2023              | 2024              | 2025              | 2026              | 2027              | 2028              | 2029             | 2030              |
|--|------|---------|-------------------|-------------------|-------------------|-------------------|-------------------|-------------------|-------------------|-------------------|-------------------|------------------|-------------------|
| <b>CAPITAL IMPROVEMENT RESERVE FUND - FUND 417</b>         |      |         |                   |                   |                   |                   |                   |                   |                   |                   |                   |                  |                   |
| <b>PARKS- CIP Fund</b>                                     |      |         |                   |                   |                   |                   |                   |                   |                   |                   |                   |                  |                   |
| <b>PARK PROJECTS</b>                                       |      |         |                   |                   |                   |                   |                   |                   |                   |                   |                   |                  |                   |
| Asphalt Resurfacing TFAC                                   |      |         |                   |                   | 50,000            |                   |                   |                   |                   |                   |                   |                  |                   |
| Asphalt Resurfacing Bike Trails                            |      |         | 25,000            |                   |                   |                   |                   |                   |                   |                   |                   |                  |                   |
| Safety Surface & Equip, City & Kyle Parks                  |      |         | 15,000            | 15,000            | 15,000            | 15,000            | 15,000            | 15,000            | 15,000            | 15,000            | 15,000            | 15,000           | 15,000            |
| Neighborhood Park Improvements                             |      |         | 25,000            | 25,000            | 25,000            | 25,000            | 25,000            | 25,000            | 25,000            | 25,000            | 25,000            | 25,000           | 25,000            |
| Tipp City Entrance Signs                                   |      |         | 17,000            |                   |                   |                   |                   |                   |                   |                   |                   |                  |                   |
| Kyle Park Restrooms  |      |         | 100,000           |                   |                   |                   |                   |                   |                   |                   |                   |                  |                   |
| City Park - convert electric from overhead to below ground |      |         |                   |                   | 60,000            |                   |                   |                   |                   |                   |                   |                  |                   |
| Kyle Park 2nd Entrance                                     |      |         |                   |                   |                   |                   | 500,000           |                   |                   |                   |                   |                  |                   |
| 3rd Street Parking Lot                                     |      |         |                   |                   |                   |                   |                   | 150,000           |                   |                   |                   |                  |                   |
| Main Street Parking Lot at Prairie                         |      |         |                   |                   |                   |                   |                   | 150,000           |                   |                   |                   |                  |                   |
| Nature Center Shelter                                      |      |         |                   |                   |                   |                   | 30,000            |                   |                   |                   |                   |                  |                   |
| Passive Exercise Equipment along Bike Path                 |      |         |                   |                   |                   |                   |                   |                   | 180,000           |                   |                   |                  |                   |
| Demo Parks Garage  |      |         |                   |                   |                   |                   |                   | 15,000            |                   |                   |                   |                  |                   |
| Parks/Streets Pole Barn                                    |      |         |                   |                   |                   | 75,000            |                   |                   |                   |                   |                   |                  |                   |
| Replacement of Kyle Park Soccer Field Playgound            |      |         |                   |                   |                   | 30,000            |                   |                   |                   |                   |                   |                  |                   |
| Hathaway Park Playground upgrade                           |      |         |                   |                   |                   |                   | 30,000            |                   |                   |                   |                   |                  |                   |
| Woodlawn Park Playground upgrade                           |      |         |                   |                   |                   |                   |                   | 30,000            |                   |                   |                   |                  |                   |
| Sycamore Woods Play Structure                              |      |         |                   |                   |                   | 30,000            |                   |                   |                   |                   |                   |                  |                   |
| Dogpark Upgrade  |      |         |                   |                   |                   |                   | 10,000            |                   |                   |                   |                   |                  |                   |
| City Park Teeball fields restroom upgrades                 |      |         |                   |                   |                   | 10,000            |                   |                   |                   |                   |                   |                  |                   |
| KylePark Baseball dugout covers                            |      |         |                   |                   |                   |                   |                   | 10,000            |                   |                   |                   |                  |                   |
| Additional (pervious pavement) parking at pool/stadium     |      |         |                   |                   |                   |                   | 100,000           |                   |                   |                   |                   |                  |                   |
| <b>TIPPECANOE FAMILY AQUATIC CENTER</b>                    |      |         |                   |                   |                   |                   |                   |                   |                   |                   |                   |                  |                   |
| Paint & Caulk Pool Bottoms                                 |      |         | 8,000             | 20,000            | 16,000            | 10,000            | 10,000            | 10,000            | 10,000            | 10,000            | 10,000            | 10,000           | 10,000            |
| TFAC Refrigerator/Freezers                                 |      |         |                   |                   |                   |                   |                   |                   |                   | 5,000             |                   |                  |                   |
| TFAC Replace HVAC Units                                    |      |         |                   |                   |                   |                   |                   |                   |                   |                   | 10,000            |                  |                   |
| Replace Sand in Filters                                    |      |         |                   |                   | 4,000             |                   |                   |                   | 7,500             |                   |                   |                  | 7,500             |
| Replace Pumps & Motors                                     |      |         |                   |                   | 15,000            | 10,000            | 10,000            | 10,000            | 10,000            | 10,000            | 10,000            | 10,000           | 10,000            |
| New/Replace Large Fun Umbrellas                            |      |         |                   |                   | 15,000            |                   |                   |                   | 15,000            |                   |                   |                  | 15,000            |
| New/Replace Small Fun Umbrellas                            |      |         |                   |                   |                   | 15,000            |                   |                   |                   | 15,000            |                   |                  |                   |
| Lifeguard Umbrellas, Diving Boards, etc.                   |      |         | 5,000             | 10,000            |                   |                   | 10,000            |                   |                   | 10,000            |                   |                  | 10,000            |
| Concession Upgrade   |      |         |                   |                   |                   | 20,000            |                   |                   |                   |                   |                   |                  |                   |
| PolySoft Splashpad Surface                                 |      |         |                   | 20,000            |                   |                   |                   |                   |                   |                   |                   |                  |                   |
| Replacement of Activity Pool Play Structure                |      |         |                   |                   |                   | 150,000           |                   |                   |                   |                   |                   |                  |                   |
| Paint Pool Slide Stair/Structure                           |      |         |                   |                   |                   | 30,000            |                   |                   |                   |                   |                   |                  |                   |
| <b>PARK VEHICLES &amp; EQUIPMENT</b>                       |      |         |                   |                   |                   |                   |                   |                   |                   |                   |                   |                  |                   |
| Parks 1/2 Ton Pick-Up                                      | 2016 |         |                   |                   |                   |                   |                   |                   |                   |                   | 35,000            |                  |                   |
| Parks 3/4 ton Pick Up                                      | 2005 |         | 27,500            |                   |                   |                   |                   |                   |                   |                   |                   |                  |                   |
| Parks, 3/4 Ton Pick Up                                     | 2012 |         |                   |                   |                   |                   | 32,500            |                   |                   |                   |                   |                  |                   |
| Parks, 3/4 Ton Pick Up                                     | 2015 |         |                   |                   |                   |                   |                   |                   |                   | 35,000            |                   |                  |                   |
| Parks 1 Ton Dump   | 2006 |         |                   |                   |                   |                   |                   |                   |                   |                   |                   |                  |                   |
| Parks, 1 Ton Dump  | 2008 |         |                   | 45,000            |                   |                   |                   |                   |                   |                   |                   |                  |                   |
| Parks Tractor - JD5210                                     | 1998 |         |                   |                   |                   |                   | 30,000            |                   |                   |                   |                   |                  |                   |
| Parks Tractor - JD4310                                     | 2005 |         |                   |                   |                   |                   |                   | 35,000            |                   |                   |                   |                  |                   |
| Parks Tractor - JD5325                                     | 2007 |         |                   |                   |                   |                   |                   |                   |                   | 35,000            |                   |                  |                   |
| Tri-Deck Mowers (have 2 mowers, on 4 year rotation)        |      |         | 18,000            |                   | 18,000            |                   | 18,000            |                   | 18,000            |                   | 18,000            |                  | 18,000            |
| Zero turn Mowers (have 5 mowers, on five year rotation)    |      |         | 11,250            | 11,500            | 11,750            | 12,000            | 12,000            | 12,500            | 12,500            | 12,750            | 13,000            | 13,000           | 13,250            |
| <b>TOTAL PARKS</b>   |      |         | <b>\$ 251,750</b> | <b>\$ 146,500</b> | <b>\$ 229,750</b> | <b>\$ 432,000</b> | <b>\$ 832,500</b> | <b>\$ 462,500</b> | <b>\$ 293,000</b> | <b>\$ 172,750</b> | <b>\$ 136,000</b> | <b>\$ 73,000</b> | <b>\$ 123,750</b> |

# Recommendations of the Parks Advisory Board

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- **The Parks Board recommends that separate trails be provided for pedestrians and animals using a shared-use, separate-tread trails system.** Should the City find it advantageous to develop additional equestrian trail-ways, the USDA Equestrian Design Guidebook standards should be followed.

Source: Forest Service technology & Development Program (2018) *Equestrian Design Guidebook for trails, Trailheads and Campgrounds*. Retrieved from:

[https://www.fhwa.dot.gov/environment/recreational\\_trails/publications/fs\\_publications/07232816/page06.cfm#use](https://www.fhwa.dot.gov/environment/recreational_trails/publications/fs_publications/07232816/page06.cfm#use)