

WISCONSIN

# MUKWONAGO



## Comprehensive Outdoor Recreation Plan 2017-2022

# ACKNOWLEDGMENTS

The Village of

**Mukwonago**  
Where life, leisure and business thrive.

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This document was prepared by MSA Professional Services, Inc. with assistance from Village staff and the Committee of the Whole.  
Project No.: 8352002

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Bottom Left: Mukwonago Chamber of Commerce ([www.mukwonagochamber.org](http://www.mukwonagochamber.org))  
Right: Mukwonago Red Brick Museum ([www.mukwonagomuseum.org](http://www.mukwonagomuseum.org)):



**RESOLUTION 2017-131**

**A RESOLUTION ADOPTING THE  
COMPREHENSIVE OUTDOOR RECREATION PLAN, 2017-2022  
FOR THE VILLAGE OF MUKWONAGO, WISCONSIN**

**WHEREAS**, the Village of Mukwonago last updated its Comprehensive Outdoor Recreation Plan in 2004; and

**WHEREAS**, said plan is required to be updated every five years by the Wisconsin Department of Natural Resources in order for the Village to remain eligible for recreation grant funding under the State of Wisconsin Stewardship Program and other grant programs administered by the Department; and

**WHEREAS**, the Village desires to proactively plan for the growth and demand for park and recreational resources within the community; and

**WHEREAS**, the Village's Health and Recreation Committee has the responsibility of updating the Comprehensive Outdoor Recreation Plan for the Village of Mukwonago; and

**WHEREAS**, the Committee held several meetings to discuss the Comprehensive Outdoor Recreation Plan and solicited input from the public regarding improvements to the Village's park system; and

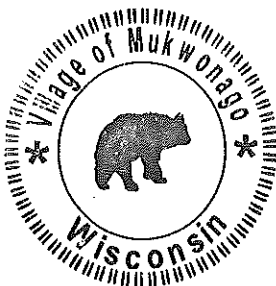
**WHEREAS**, the revised Plan provides for an integrated system of open space sites and parks within the Village of Mukwonago, a system that will preserve natural resources and enhance outdoor recreational activities for present and future residents of the Village; and

**WHEREAS**, the Plan findings and recommendations are set forth in the Village of Mukwonago Comprehensive Outdoor Recreation Plan 2017-2022; and

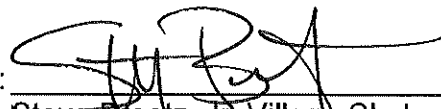
**WHEREAS**, the Plan has been recommended for adoption by the Committee.

**NOW, THEREFORE, BE IT HEREBY RESOLVED** that the Village Board of the Village of Mukwonago adopts the Village of Mukwonago Comprehensive Outdoor Recreation Plan 2017-2022.

Passed and adopted this 19<sup>th</sup> day of December, 2017.



  
Fred H. Winchowky, Village President

Attest:   
Steve Braatz, Jr. Village Clerk





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# 1

# INTRODUCTION

# INTRODUCTION

## 1.1 PLAN PURPOSE

Parks, recreation, trails and open space are important elements in the quality of life for all communities. Not only do parks, open space and trails provide a safe and healthy place to recreate, they also serve to beautify, protect the natural environment and influence the patterns of development in and around the community.

The Village of Mukwonago realizes the importance and benefits its parks, open space and trail systems have on the community's character and quality of life and is committed to providing for the recreational needs of current and future residents. This plan intends to guide the continual improvement of the Village's park, open space and trail systems to maintain its eligibility for State and Federal park and recreation grants. This plan envisions a connected system of parks, open spaces, and trails throughout Mukwonago, related to the community's natural resources, geography and neighborhoods.

The plan is also intended to be a support document and component of the Mukwonago Comprehensive Land Use Plan. This plan along with Mukwonago's other long-range plans and development-related ordinances, will be used to implement its parks and recreation program.

Specifically the plan provides:

- ◇ Information regarding demographic trends
- ◇ An inventory of existing park and recreational facilities,
- ◇ An analysis of parkland and recreational needs and demands,
- ◇ General policy direction regarding park and open space and bicycle and pedestrian facility planning and maintenance,
- ◇ Recommendations for improving existing park facilities and bicycle and pedestrian facilities,
- ◇ Recommendations for new park, bicycle and pedestrian facilities, and
- ◇ Implementation strategies.

## CORP & GRANT FUNDING

The Wisconsin Legislature created the Knowles-Nelson Stewardship Program (Stewardship) in 1989. Named for two of Wisconsin's most revered conservation leaders, Warren Knowles (Governor 1965-1971) and Gaylord Nelson (Governor 1959-1963, U.S. Senator 1964-1981), the purpose of the program is to preserve valuable natural areas and wildlife habitat, protect water quality and fisheries, and expand opportunities for outdoor recreation. The conservation and recreation goals of the Stewardship Program are achieved through the acquisition of land and easements, development of recreational facilities, and restoration of wildlife habitat.

The Stewardship grant program is the most widely used recreational grant program in the state. Eligibility for the program requires that a community maintain a local comprehensive outdoor recreation plan (CORP), updated every five years, and that the project for which grant funding is sought is described in the CORP. Many other similar state and federal recreational grant programs have similar requirements or have shown a tendency to favor those grant applications which are supported through previous community planning efforts.

This plan identifies conceptual locations and recommendations for different types of parks, trails, natural areas, and recreational facilities. In nearly every case, more detailed planning, engineering, study, budgeting, and discussions will be necessary before decisions are made to actually acquire land or construct recreational facilities.

## 1.2 PLANNING PROCESS

Recreation and bicycle and pedestrian planning are essential components of long-range community planning in Mukwonago. Currently Mukwonago has a Comprehensive Outdoor Recreation Plan (CORP) that was adopted in 2004. In 2017, the Village contracted with MSA Professional Services, Inc. to assist with an update to the 2004 CORP. Preparation and adoption of this plan occurred over a ten month period. Assistance with the development of this plan was provided by Village Staff and the Committee of the Whole.

Early in the planning process Mukwonago facilitated an online community survey to gather citizen feedback on desired public park, trail and recreational facilities (Refer to Appendix A). The process also involved a public involvement meeting after draft goals, objectives, policies and programs had been created. A public hearing was also held prior to plan adoption.

It is the Village's intention to update this plan every five years, in-part to remain eligible for park and recreation grants (see side bar on previous page), and as best practice to ensure that the plan remains relevant to the community's needs.

This plan was developed following the Guidelines for the Development of Local Comprehensive Outdoor Recreation Plans of the 2011-2016 Wisconsin State Comprehensive Outdoor Recreation Plan (SCORP) created by the Wisconsin Department of Natural Resources (WDNR). The plan content and format have been tailored to fit the needs of Mukwonago.

## PROJECT MILESTONES

### APRIL 2017

- Committee of the Whole of the Village Board - Survey Development

### MAY 2017

- Committee of the Whole of the Village - Park Tours

### JUNE 2017

- Committee of the Whole of the Village Board/Plan Commission - Survey Review, Analysis of Needs

### AUGUST 2017

- Committee of the Whole of the Village Board/Plan Commission - Review Top 3 Priority Park Site Concept Plans and Recommendations for Existing Parks
- Open House

### OCTOBER 2017

- Committee of the Whole of the Village Board/Plan Commission - Review Draft Plan and Revised Top 3 Priority Park Site Concept Plans
- Committee of the Whole of the Village Board - Plan Recommendation

### DECEMBER 2017

- Village Board Public Hearing
- Plan Adoption

# INTRODUCTION

## 1.3 THE ROLE OF PARKS, RECREATION & TRAILS

Proper planning is essential for the Village's parks, open space and trail systems to continue to meet the recreation needs of the community, as well as to continue to preserve valuable natural areas. Whether the Village is experiencing a bear or bull period of economic growth, it is important to remember the many benefits that park and recreational facilities provide the community.

### Community Image

Local parks provide opportunities for formal and informal social gatherings. Community festivals, organized recreational events, or chance meetings between residents at local parks, all provide opportunities for residents to socialize with people they might not otherwise meet. In addition, having excellent park and recreation facilities can be a source of pride for a community. These factors contribute to the image of the community as great places to live, work, stay and play.

### Community Health

With the rising national trend in obesity, especially among children, the Village's park, recreational and trail facilities play a vital role in maintaining and improving the health of residents in the community and aiding in the physical development of children. Parks also provide sanctuaries and places for residents to mentally recharge.

### Ecological Health

While parks, open spaces and trails provide opportunities to improve the health of residents, they also contribute to the greater ecological health of the Village. Local parks are often tied together with environmentally sensitive areas such as wetlands, floodplains, surface waters, or significant woodlands which can include trails. These areas provide food and shelter for local wildlife and natural stormwater retention. Individual parks can provide important "rooms" of natural resource activity; however, they become

even more functional when they can be linked together by environmental corridors, or "hallways." Wildlife, plants, and water all depend on the ability to move freely within the environment from room to room.

### Economic Prosperity

Leisure time is an important component of everyone's lifestyle and increasingly people are choosing locations to live based on quality-of-life amenities such as the amount and type of recreational facilities a community can offer. The ability to retain or attract new residents has direct economic benefits to the Village. Studies have also concluded that property values generally increase the closer residential lots are to a park facility. In addition, if a local parks system is designed with regional amenities, or connections to regional destinations, it can serve to bring additional visitors to the Village. The additional tourism can be a significant benefit to local businesses.

### Connections

Connecting parks and recreational facilities, downtowns, libraries and schools to each other and the general population via trails is important to encourage safe, alternative modes of transportation. The Village desires to be pedestrian and bicycle friendly, especially in highly trafficked locations in the community. The Village also desires to be connected to other communities and regional facilities. This allows for residents to travel safely to locations outside of Mukwonago and it also invites nearby communities in. Dedicated bicycle and pedestrian trails improve the comfort of users, open-up new travel options, reduce automobile traffic, increase recreation and exercise and help create more livable communities overall.



# 2

## ABOUT: MUKWONAGO

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## 2.1 LOCAL & REGIONAL CONTEXT

The Village of Mukwonago is located in the south-central portion of Waukesha County, Wisconsin, with a small portion of the Village also extending south into far northeastern Walworth County. Mukwonago is located approximately 90 miles northwest of Chicago, 30 miles southwest of Milwaukee, and 70 miles southeast of Madison, and has good access to all three of these metro areas via one of two major roadways which intersect within the Village limits, I-43 and WI-83.

The Village has a rural “small town” atmosphere, yet its mix of single- and multi-family residential areas have access to a historic downtown, a central business district, and an extensive variety of retail and commercial businesses. Residents are also provided access to extensive professional, social and civic establishments and organizations.

## 2.2 TRANSPORTATION & CIRCULATION

Two major roadways intersect within Village limits: I-43 and STH 83. I-43 provides a direct connection from Mukwonago to Milwaukee and I-94 which connects to Madison and Chicago.

Pedestrian travel through the Village is accommodated on sidewalks in many locations. The Village requires sidewalks in all residential neighborhoods. In locations where sidewalks are not required, typically developments with private roads, the Village has required pedestrian paths in place of sidewalks. The Village also has multi-use trails for pedestrians and bicycles throughout the Village. The Village wishes to connect these multi-use trails to one another and existing sidewalks to provide a connected system that allows users easy access to residential neighborhoods, public spaces and other Village attractions.

In addition to sidewalks located along Village streets, the Ice Ace National Scenic Trail, a 1,000 mile footpath that travels through Wisconsin, runs to the west of Mukwonago. There is no current connection to the Village. The City of Muskego Recreation Trail (6.7 miles) and proposed Fox River Trail run to the east of Mukwonago with no current connection to the Village. Refer to Section 3.5 of this plan for additional information on these facilities.

Snowmobile trails expand the range of seasonal recreational opportunities available in Waukesha and Walworth Counties, providing attractions during winter which promotes year-round tourism. A portion of State-funded snowmobile trail runs roughly from the west side of Mukwonago (CTH LO) to the north side near the railroad tracks.

Mukwonago does not offer public transit or shared ride taxi service for the general public. Waukesha County offers transportation options in Mukwonago for older adults and those with disabilities in the form of shared-fare taxi and Rideline programs.

## 2.3 DEMOGRAPHICS

This section describes some of the historic demographic trends for the Village of Mukwonago as it pertains to population, age composition, housing, and school enrollment. This includes data from the U.S. Census Bureau’s American Community Survey (ACS) which is reported as a rolling average over a 5-year period. ACS data where the margin of error exceeds 10% will be **bolded** and *italicized* in tables. Data also comes from the Wisconsin Economic Development Corporation (WEDC) Mukwonago, Wisconsin Community Profile.

## Population

The most recent population estimate for the Village is 7,866 for year 2017 (WEDC). From year 1980 to 2015, the population of Mukwonago grew by 86.5%, greatly out-pacing the percentage growth of Waukesha County (40.6%) and the State (22.0%). According to the WDOA population projections\*, the Village is expected to add an additional 2,165 residents between 2015 and 2040. This represents a 28.9% increase over a 25 year period, or 1.02% annual growth. These projections are greater than the growth projected for Waukesha County (15.7%) and the State (13.1%). New park lands and facilities will be necessary to continue meeting the demands of new neighborhoods.

*\*Note: Chapter 4 uses population projections calculated by the Village in Mukwonago's recent Comprehensive Plan update (2016) to project need for park land. WDOA population projections are used in Table 2.1 solely to compare Mukwonago to Waukesha County and the State as a whole.*

## Age Composition

Age composition is an important consideration in park and recreational planning as needs and desires of individuals will vary based on their interests and physical abilities. The table on the right summarizes the age composition of the Village's population from 2017 (WEDC). Approximately 25.8% of the population is considered youth (<20 years old) which is slightly below the 2000 Census count (28.4%). Approximately 22.8% of the population is considered at retirement age (>60 years old), which is higher than the 2000 Census count of 14.0%. This number is projected to grow as Baby Boomers continue to age. Similar trends are being seen across the nation. The median age of the Village has risen from 33.9 in year 2000 to 38.8 in 2017 estimates, which is about the State median (39.0).

Table 2.1 Population History & Projections

Source: US Census, 2011-2015 American Community Survey

Population History & Projections			
	Village of Mukwonago	Waukesha County	Wisconsin
1970	2,367	231,335	4,417,821
1980	4,014	280,203	4,705,642
1990	4,457	304,715	4,891,769
2000	5,977	360,767	5,363,715
2010	7,355	389,891	5,686,986
2011-2015 ACS	7,485	393,873	5,742,117
2017 (WEDC)	7,866	397,446	5,784,537
Projections			
2020	8,140	414,820	6,005,080
2025	8,705	434,230	6,203,850
2030	9,230	451,470	6,375,910
2035	9,530	457,690	6,476,270
2040	9,650	455,720	6,491,635
Change			
1980-2015	3,471	113,670	1,036,475
2015-2040	2,165	61,847	749,518
Percent Growth			
1980-2015	86.5%	40.6%	22.0%
2015-2040	28.9%	15.7%	13.1%

Table 2.2 Age By Range

Source: 2017 WEDC

Age by Range		
Age	Total	Percentage
0-9	928	11.8%
10-19	1,103	14.0%
20-29	916	11.7%
30-39	1,011	12.9%
40-49	1,066	13.6%
50-59	1,055	13.4%
60-64	584	7.4%
65+	1,206	15.3%
Median	38.8	

Table 2.3 Housing Statistics

Source: US Census, 2011-2015 American Community Survey

Mukwonago Housing Statistics	
Households	
2000	2,392
2010	2,923
2011-2015 ACS	3,046
2017	3,151
Average Household Size	
2000	2.54
2010	2.50
2011-2015 ACS	2.44
2017	2.45
% of Households with individuals under 18	
2000	37.5%
2010	35.6%
2011-2015 ACS	33.5%

# ABOUT: MUKWONAGO

## Housing

Based on 2017 WEDC estimates, there are 3,151 households in the Village, 33.5% of which include at least one child under 18 years old. The total number of households was up 759 since the year 2000; however, the number of households with at least one child under 18 years old declined from 37.5% of all households in year 2000. The average household size is 2.45 individuals, down from 2.54 in the year 2000. This decrease follows national trends (and other communities across the State) which show decreases in average household size attributed to smaller family sizes, increases in life expectancy, and increases in single parent households.

In total there were 3,271 housing units in the Village based on 2017 estimates; 3,151 occupied housing units plus an additional 120 vacant units. Of the occupied units, 2,207 (70%) are owner-occupied with the remaining 944 (29.9%) renter-occupied. Placement of future park and recreational facilities should consider where multi-family buildings are located or planned as these types of housing units generally lack access to green space and play equipment as compared to single-family lots.

## School Enrollment

The Village is part of the Mukwonago Area School District. The public and private schools in Mukwonago are listed in Chapter 3. The 2015-2016 enrollment for the entire district was 4,872 students.

## 2.4 PHYSICAL CHARACTER AND ENVIRONMENTAL RESOURCES

### Lakes and Ponds

The Lower Phantom Lake abuts the western ends of the Village. Both Upper and Lower Phantom Lakes are significant entertainment and recreational


areas for residents for fishing, skiing, ice skating and other active recreational opportunities. There are several other lakes and ponds near the Village including Eagle Spring Lake, Mukwonago Park Pond, Wood Lake, Potters Lake and Lake Beulah. The Vernon Marsh, associated with the Fox River is located immediately north of the Village. The Fox River wetlands continue through the Village along the riverbanks. Mukwonago River State Natural Area is another large wetland that protects the pristine segment of the Mukwonago River. The wetlands associated with the Mukwonago River bisect the Village in a west to east direction.

### Rivers and Streams

The Mukwonago River runs through the Village between Eagle Spring Lake and the Phantom Lakes. The River is identified as an exceptional resource water by the WDNR due to its cleanliness and ability to support many threatened and endangered species of fish and invertebrates and is considered a State Natural Area. The exceptional resource water length of the River is largely west of the Village. A second portion of the Mukwonago River flows from Lower Phantom Lake into the Fox River, in the northeast portion of the Village. This segment of the Mukwonago River is not as pristine as the segment that flows into Lower Phantom lake, but is just as important as the remainder of the Mukwonago River. Fish and mollusk diversity may be greater in the segment below the Phantom Lake dam. The Friends of the Mukwonago River is seeking to have the State reclassify this segment of river to reflect the importance and biological diversity that contribute to the entire system.

### Natural Vegetation

The Southeastern Wisconsin Regional Planning Commission has defined natural areas as tracts of land or water so minimally modified by human activity, or sufficiently recovered from the effects of such activity, that they contain intact native plant and animal communities believed to be representative of the landscape before European



settlement. These areas are classified into one of the following three categories: natural areas of statewide or greater significance (NA-1); natural areas of county wide or regional significance (NA-2); or natural areas of local significance (NA-3).

There are two natural areas within the Village:

- ◊ Lower Mukwonago River (NA-2): a stretch of river below the dam at Lower Phantom Lake that contains a large and diverse population of native fish species, including rare species such as the starhead topminnow, longear sunfish, pugnose shiner, least darter and lake chubsucker.
- ◊ Phantom Lake wetlands (NA-2): a deep and shallow marsh and sedge meadow bordering Lower Phantom Lake.

SEWRPC has identified primary environmental corridors as areas that are at least 400 acres in size, two miles in length and 200 feet in width. Secondary environmental corridors generally connect with the primary environmental corridors and are at least 100 acres in size and one mile in length.

The majority of the primary environmental corridors within the study area are located adjacent to the water resources, including most of the Village frontage along Lower Phantom Lake, and the entire corridor of land adjacent to the Mukwonago River. Smaller pockets are dispersed throughout the northern portion of the Village. In total there are 568 acres of primary environmental corridor in the Village. A sizable portion of the Village's primary environmental corridor acreage is located within public park and open space areas, with the remainder of the land under private ownership. Immediately to the north of the Village is a large area of primary environmental corridor within the 4,596-acre Vernon Wildlife Area, managed as a preserve and recreation area by the Wisconsin Department of Natural Resources. Here areas of marsh, flowage, river and lowland forest are easily accessible to Mukwonago residents for hunting, hiking, fishing and wildlife viewing.

A small area of secondary environmental corridor exists in the study area, totaling about one acre. This land adjoins a much larger corridor area in the adjacent Town of East Troy to the southeast.

The preservation of these corridors is important and will maintain a high level of environmental quality in the study area, protect its natural beauty, and provide valuable recreation opportunities.

In its Amendment to Planning Report No. 42: Natural Areas and Critical Species Habitat Protection and Management Plan for Southeastern Wisconsin (2010), SEWRPC lists the lower Mukwonago River and wetlands bordering Lower Phantom Lake as worth of preservation due to their high-quality natural areas and critical species habitat.

## Wildlife

There is a wide variety of wildlife in Waukesha and Walworth counties, particularly due to the Mukwonago River, Fox River and Phantom Lake. The Wisconsin Department of Natural Resources maintains a Natural Heritage Inventory which locates and documents rare species and natural communities, including federal threatened and endangered species. A comprehensive list can be found through the WDNR's Natural Heritage Inventory (<http://dnr.wi.gov/topic/nhi/>).

The natural resources of the Village are many and varied and provide an attractive character to the Village and also the potential for varied recreation opportunities. Perhaps the greatest recreation potential for these environmental corridors will be as linear parks and trail corridors linking the Village's recreation, employment, commercial and school sites.



# ABOUT: MUKWONAGO

## 2.5 EXISTING LAND USE AND ZONING

According to the United States Census Bureau, the Village has a total area of 7.9 square miles of land and 0.21 square miles is water. Using 2011-2015 ACS estimates, the population density of Mukwonago is 947 inhabitants per square mile.

Residential development is most dense surrounding S Rochester St at the center of the Village and to the east of Holz Pkwy/CTH NN. There are several additional residential sites scattered throughout the community.

Business land uses are located primarily along N Rochester St (WIS 83) and Main St (CTH ES). There are several additional commercial sites scattered throughout the community.

Industrial development has occurred along the railway line which runs north to south in the Village. Development has primarily been south of CTH ES.

The cumulative effect of the existing land use patterns and roadway system divides the community into geographic neighborhoods and can limit access to recreation facilities. The primary barriers in Mukwonago include the Mukwonago River, the railroad, I-43, and WIS-83. Refer to Figure 2.1, the Village's Zoning Map on the next page.

## 2.6 FUTURE LAND USE PLANS

The future growth of the Village is guided by the Village's 2009 Comprehensive Land Use Plan (updated in 2016). The current plan sets forth the desired development pattern for the Village over the comprehensive planning period. The plan also gives guidance to accommodate projected population, household, and employment growth; the infrastructure and institutions required to serve

residential, business, and industrial uses in the Village; and the Village's agricultural and natural resource base. Refer to Figure 2.2.

The 2016 update to the 2009 Comprehensive Land Use Plan identifies five key growth areas for the community which are described below and shown in Figures 2.3-2.7. The plan estimates that these five key growth areas represent at least 90% of the anticipated development or redevelopment over the next 20 years.

### North Key Area

The North key Area is generally along WIS-83 north of CTH NN. This area includes land that is currently in the Town of Mukwonago, but will become part of the Village pursuant to a boundary agreement with the Town. Development in this scenario is focused along and near major transportation corridors (WIS-83 and CTH NN). New recommended land uses for this Key Area include historical residential in the northwest portion of the area and low density multi-family residential surrounding WIS-83 and behind the existing low intensity commercial/business. Low density multi-family residential is also recommended at the intersection of CTHs EE and NN. The recommended land use map shows expansion of the existing park site located within the Fairwinds Subdivision.

### Northeast Key Area

The Northeast Key Area is generally along CTHs ES and NN and includes land within the Village boundary and land immediately east of the Village within the Town of Vernon with strong potential of annexation to the Village. Most of the properties within this area are already developed but there are several properties with the possibility of development in the east (low, medium and high density multi-family), center (high density multi-family) and west (low and medium density multi-family) parts of the area. The plan recommends that the residential growth planned for the far east part of the area include dedication of land for active park and open space.

[illegible]

# ABOUT: MUKWONAGO

## **South/Southeast Key Area**

The South/Southeast Key Area is generally south of I-43 along WIS-83 extending southward to CTH L and includes lands currently within the growth area of the Village, land that will be within Village borders pursuant to the boundary agreement with the Town of East Troy, lands within the Town of Vernon that may be annexed in the near future and land in the Town of Waterford within the Village's extraterritorial planning area that may be annexed to the Village further in the future. The recommended future land use map shows new medium density multi-family residential in the west and high density multi-family residential in the northeast. No specific park and open space dedication is recommended.

## **Southwest Key Area**

The Southwest Key Area is generally along I-43 between the Canadian National Rail Right-of-Way on the east and CTH ES on the west. This area includes land currently within the Village boundary and land that will be pursuant to the boundary agreement with the Town of East Troy. New low density multi-family residential is planned in the north and new medium density multi-family residential is planned in the west. The plan states that since the area planned for residential use is large, the Village may require dedication of land for park and open space use. There is land at the north end of this area that is owned by the Town of Mukwonago, but within the Village boundary. The property is recommended as open space/recreational land use and the majority of the site is identified as environmentally sensitive.

## **South Main Street/River South Key Area**

The South Main Street/River South Key Area is located generally along Main St (CTH ES) south of the Mukwonago River. All of this area is currently in the Village. No additional parks or residential uses are recommended for this area.

Outside of these key areas there are several other planned residential areas on the future land use map:

- ◊ Low-density multi-family residential planned south of CTH L and east of WIS-83.
- ◊ Low-density multi-family residential planned south of Plank Rd and east of the rail line.
- ◊ Medium-density multi-family residential planned north of Veterans Way and west of the rail line.
- ◊ Medium-density multi-family residential planned south of Bayview Rd surrounding Main St.

In addition to the recommended parkland in key areas, linkages to existing Village neighborhoods, parks, and businesses via bicycle and recreational trails are necessary to expand connections to new and proposed park facilities.



Figure 2.2 Future Land Use Plan

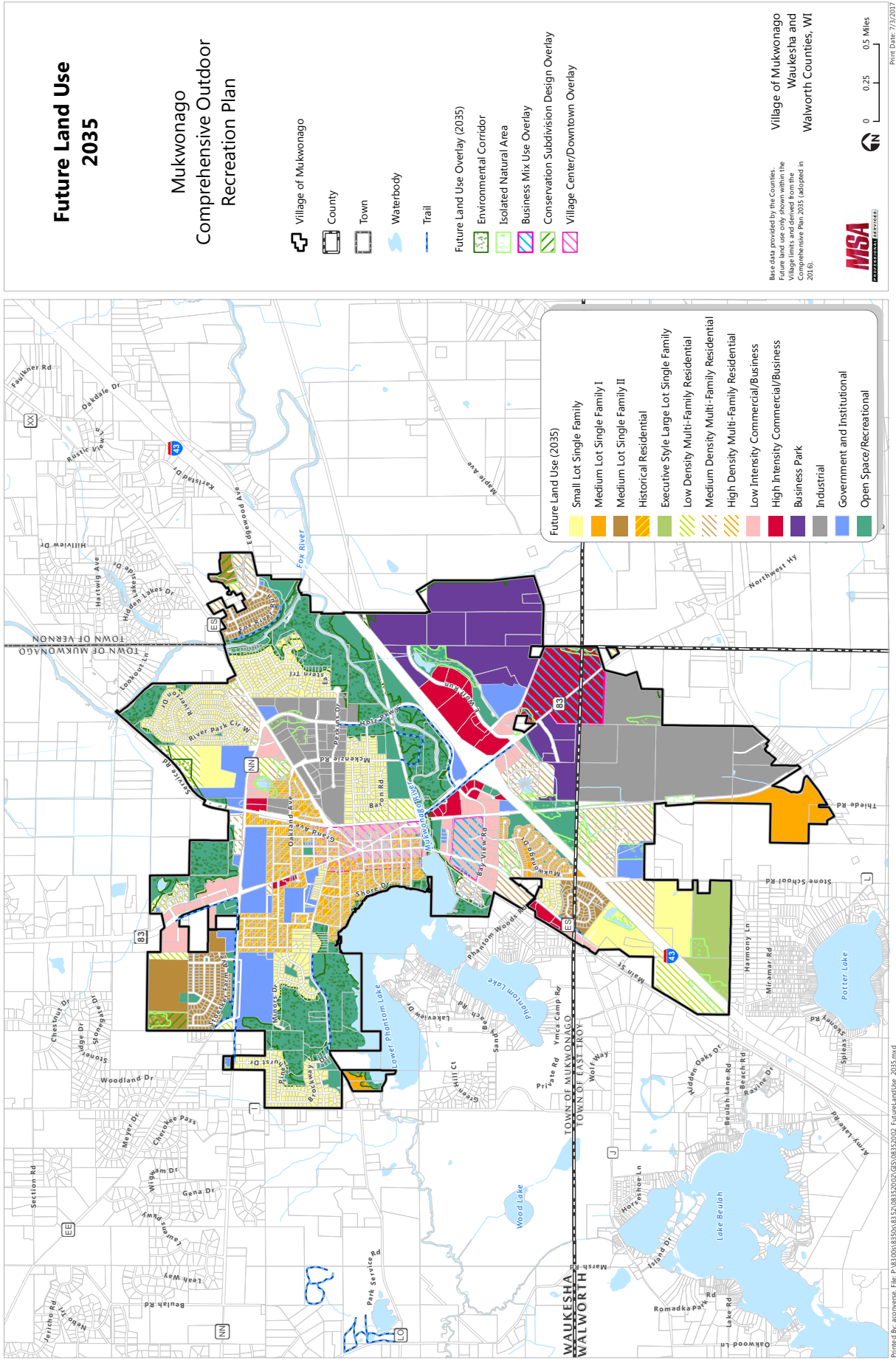


Figure 2.3 North Key Area

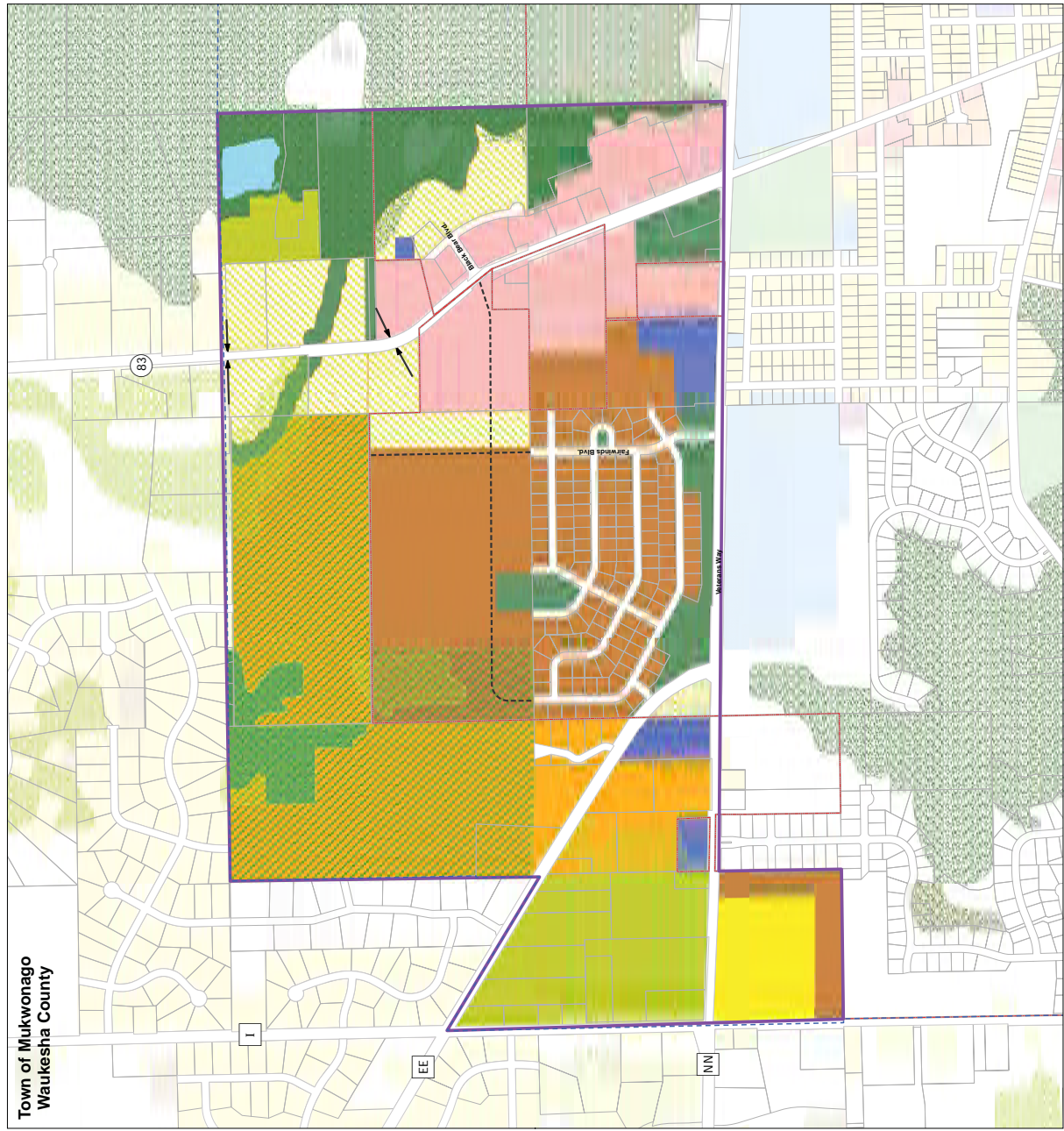




Figure 2.4 Northeast Key Area

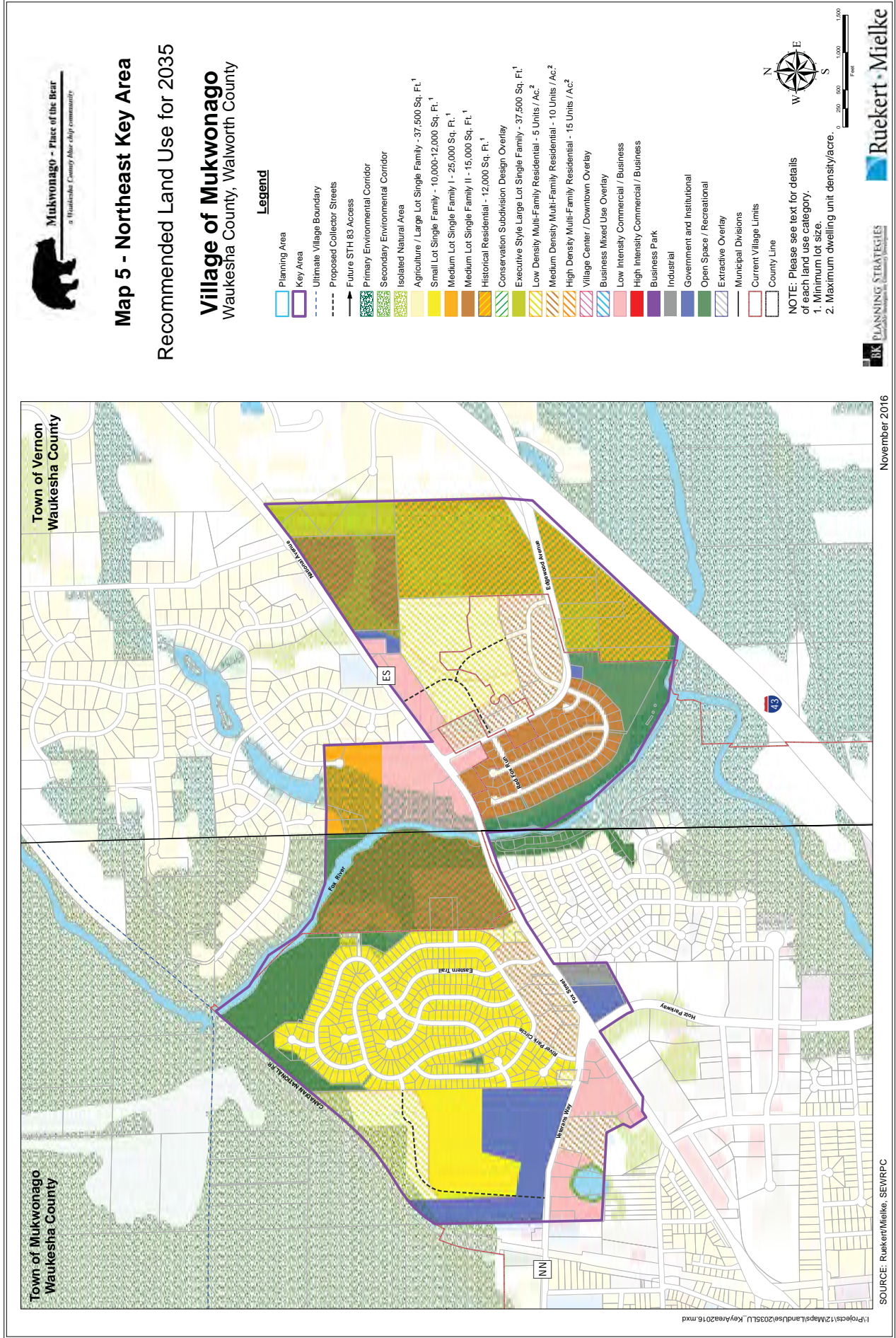


Figure 2.5 South/Southeast Key Area

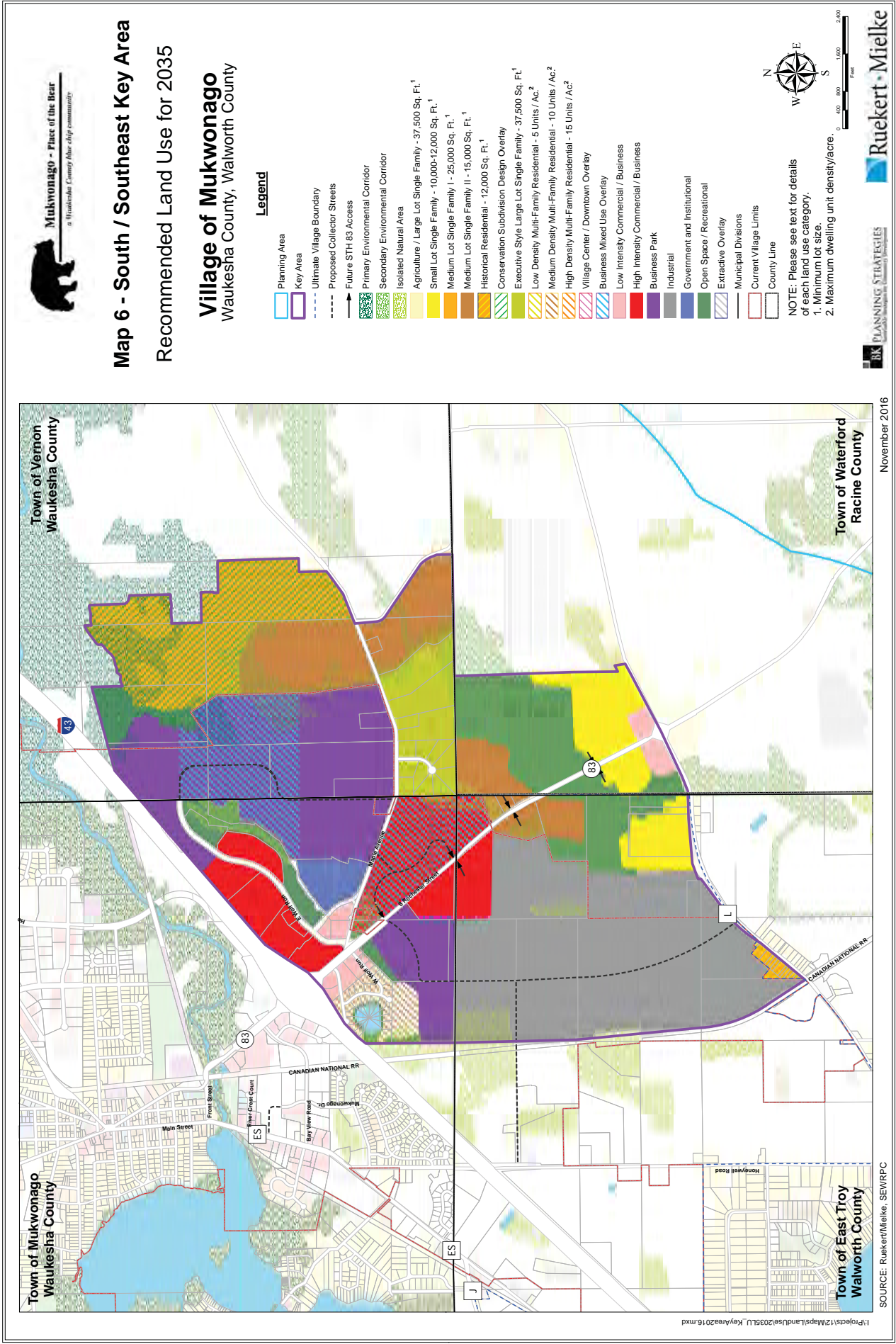




Figure 2.6 Southwest Key Area

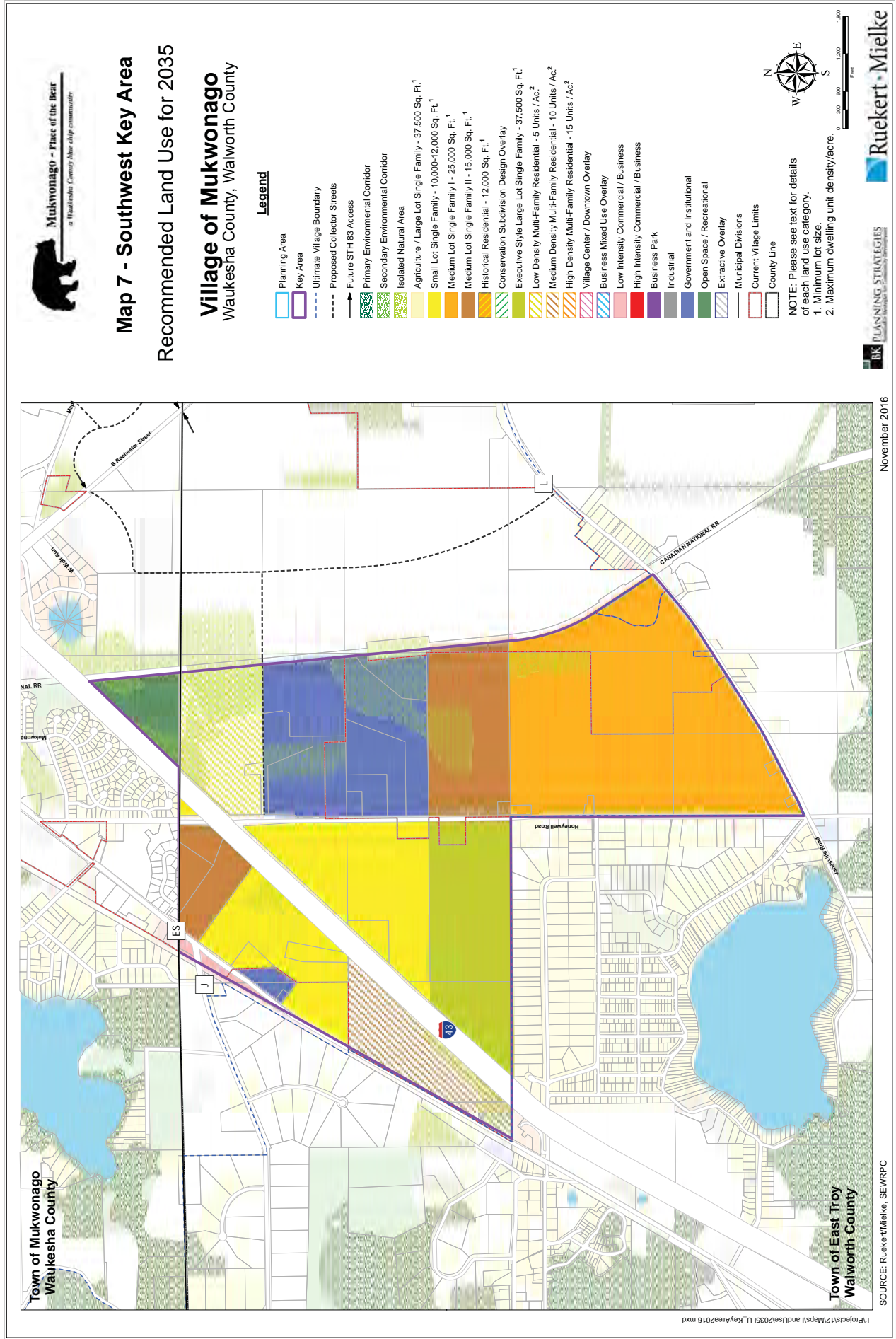
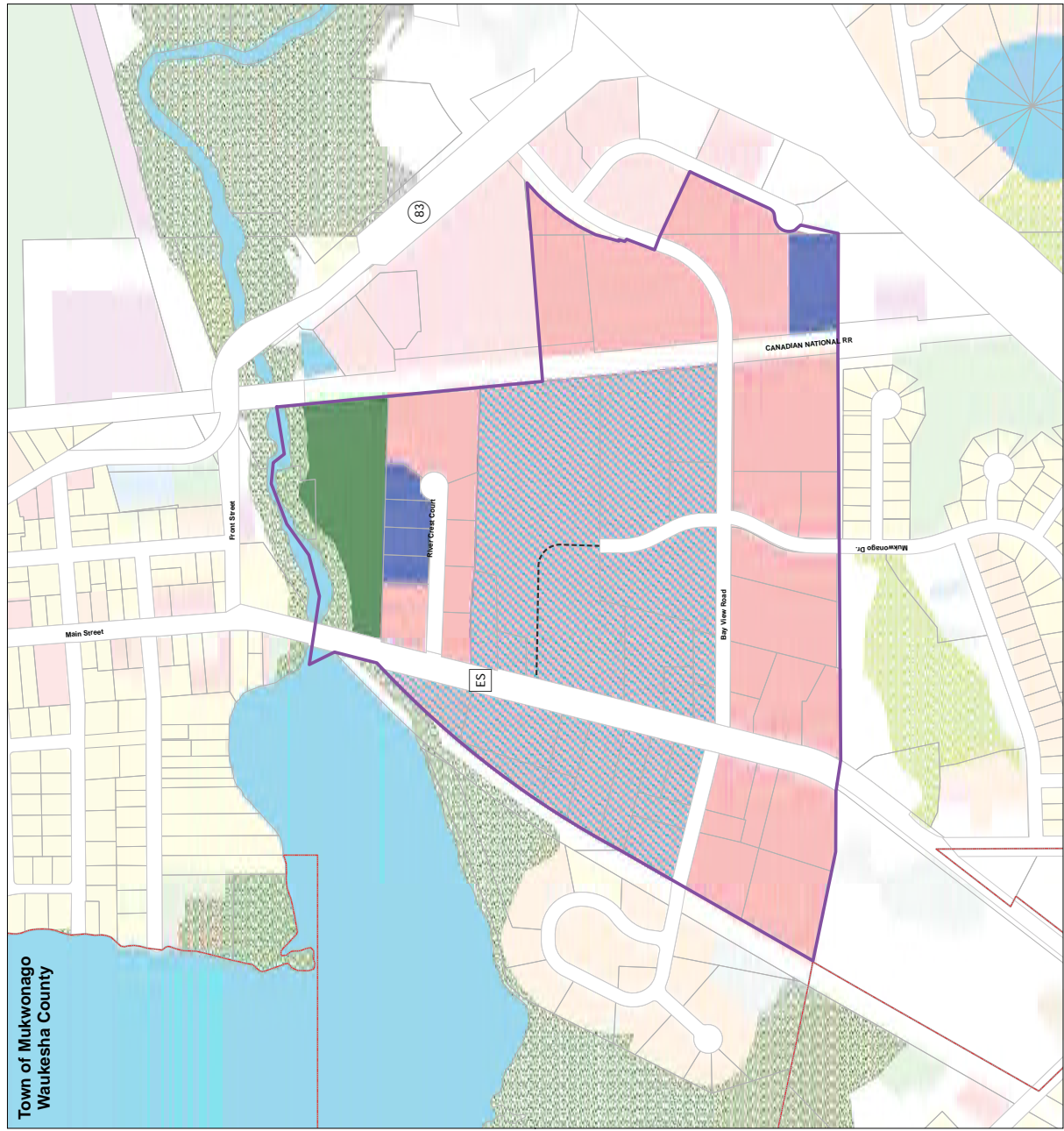


Figure 2.7 Main St./River South Key Area



SOURCE: Ruekert/Mielke, SEWRPC

November 2016



## Map 8 - Main Street / River South Key Area

Recommended Land Use for 2035

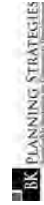
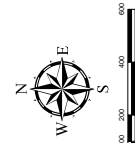
### Village of Mukwonago Waukesha County, Walworth County

#### Legend

- Planning Area
- Key Area
- Ultimate Village Boundary
- Proposed Collector Streets
- Future STH 83 Access
- Primary Environmental Corridor
- Secondary Environmental Corridor
- Isolated Natural Area
- Agriculture / Large Lot Single Family - 37,500 Sq. Ft.<sup>1</sup>
- Small Lot Single Family - 10,000-12,000 Sq. Ft.<sup>1</sup>
- Medium Lot Single Family I - 25,000 Sq. Ft.<sup>1</sup>
- Medium Lot Single Family II - 15,000 Sq. Ft.<sup>1</sup>
- Historical Residential - 12,000 Sq. Ft.<sup>1</sup>
- Conservation Subdivision Design Overlay
- Executive Style Large Lot Single Family - 37,500 Sq. Ft.<sup>1</sup>
- Low Density Multi-Family Residential - 5 Units / Ac.<sup>2</sup>
- Medium Density Multi-Family Residential - 10 Units / Ac.<sup>2</sup>
- High Density Multi-Family Residential - 15 Units / Ac.<sup>2</sup>
- Village Center / Downtown Overlay
- Business Mixed Use Overlay
- Low Intensity Commercial / Business
- High Intensity Commercial / Business
- Business Park
- Industrial
- Government and Institutional
- Open Space / Recreational
- Extractive Overlay
- Municipal Divisions
- Current Village Limits
- County Line

NOTE: Please see text for details of each land use category.

1. Minimum lot size.
2. Maximum dwelling unit density/acre.



Ruekert · Mielke



# Mukwonago Comprehensive Outdoor Recreation Plan





# 3

## PARK, OPEN SPACE AND RECREATION



## 3.1 VILLAGE-OWNED FACILITIES & EXISTING RECREATION PROGRAMS

The Committee of the Whole oversees the Village's nine park facilities totaling 380.1 acres. The system is represented by seven types of parks: mini-parks, neighborhood parks, community playfields, community parks, nature preserves, special purpose parks, and undeveloped lands. Refer to Appendix B for a description of the characteristics of each of these park classifications.

Table 3.2 (page 29) lists each Village park, acreage, and amenities. The location of each park is shown on the Existing Parks and Trails map in Appendix C.

### Village-Owned Facilities

#### Rosewood Park (Fairwinds Subdivision)

This is a 2.5-acre undeveloped park within the currently-under-development Fairwinds subdivision, north of Mukwonago High School. The land has been dedicated to the Village and will be developed into a neighborhood park, with intended future expansion. The Village plans to install a play structure in 2017 with a budget of \$40,000.

#### Field Park

Located at the southwest corner of STH 83 and CTH NN, this 16.0-acre park is the Village's primary community park, and is the site of numerous seasonal events every year. These events include a three-day exposition and carnival, four weekend Maxwell Street flea market events, and various other public celebrations. The park building is continuously reserved on weekends from spring through fall for family picnics, social gatherings, and municipal events; and the baseball field is the site of an organized summer league.



Rosewood Park (Fairwinds Subdivision)



Indianhead Park



Field Park



Miniwauken Park

Table 3.1 Mukwonago Park Acreage

<b>Mini Parks</b>	<b>0.6</b>
Open space adjacent to police station	0.6
<b>Neighborhood Parks</b>	<b>9.9</b>
Indianhead Park	7.9
Washington Avenue Park	2.0
<b>Community Playfield</b>	<b>65.0</b>
Miniwauken Park (developed)	65.0
<b>Community Parks</b>	<b>102.2</b>
Field Park	16.0
Minor Park	86.2
<b>Nature Preserve</b>	<b>31.6</b>
TID #3 Conservancy Area	31.6
<b>Special Purpose Parks</b>	<b>4.8</b>
Phantom Glen Park	4.8
<b>Undeveloped Parks</b>	<b>166.0</b>
Rosewood Park (Fairwinds Subdivision)	2.5
Miniwauken Park (undeveloped)	163.5

# PARK, OPEN SPACE & RECREATION

Park amenities include playground equipment, lighted baseball/softball diamond with backstop, basketball court, tennis/pickleball court, 8 horseshoe pits, off-street parking, open-air shelter with kitchen facilities, pavilion, restroom, grills, bleachers and picnic tables/benches.

## **Indianhead Park**

Indianhead Park is a 7.9-acre neighborhood park located on CTH ES and borders Village Hall to the south. The park contains 1,000 feet of frontage along the southern edge of the Mukwonago River and is used for both swimming and shore fishing. A walking path with a footbridge connects the park to the Jefferson Street neighborhood.

Park amenities include swimming, a bathhouse, shore fishing, playground equipment, volleyball court, bike/walking trail, off-street parking, open-air shelter, bike racks, and picnic tables/benches.

## **Miniwauken Park**

Miniwauken Park is a 228.5-acre community playfield located on McKenzie Drive, south of Meadow Park Estates Subdivision. The Mukwonago River flows through this park. The developed portion of the site is used heavily for sporting events and the remainder of the site is largely natural, with areas of native upland forest and wetlands.

Park amenities include a canoe launch, playground equipment, 6 baseball/softball diamonds with backstops, volleyball court, 5 soccer fields, football/la crosse field, bike/walking trail, off-street parking, open-air shelter, restroom, concession stand, bleachers and picnic tables/benches.

## **Minor Park**

Located on CTH LO, south of Minor's Homestead Subdivision, this 86.2-acre community park contains frontage along Lower Phantom Lake and extensive wetlands that are maintained in their natural state. It is used for both active and passive recreation.



*Minor Park*



*Phantom Glen Park*




*Open Space Adjacent to Police Station*



*TID #3 Conservancy Area*



*Washington Avenue Park*



Park facilities include baseball/softball fields that have backstops, picnic tables, park benches, open-air pavilions, playground structure, nature trails, disc golf course, gravel parking areas and portable restrooms.

#### **Open Space Adjacent to Police Station**

Located at 627 S. Rochester Street, south of the Police Station, this 0.6-acre mini park contains numerous large trees, a veterans memorial and benches.

#### **Phantom Glen Park**

Phantom Glen Park is a 4.8-acre special purpose park located on Andrews Street, west of CTH ES. The park has approximately 880 feet of frontage along Lower Phantom Lake. It is within easy walking distance of established residential areas.

Park amenities include a boat ramp, accessible fishing pier, off-street parking, open-air shelter, restroom, grills and picnic tables/benches.

#### **TID #3 Conservancy Area**

Located south of I-43 and east of STH 83, this 31.6-acre nature conservancy area has been restored with native wetland and prairie vegetation. The area is maintained as a regional detention/conservancy area with maintenance to be funded by a stormwater utility.

#### **Washington Avenue Park**

Washington Avenue Park is a 2.0-acre neighborhood park located on Washington Avenue, adjacent to the Village Library. The park serves adjacent residential areas.

Park amenities include playground equipment, baseball/softball diamond with backstop, basketball court, soccer field and picnic tables/benches.

### **Trails**

Figure 2.8 (Refer to Chapter 2) provides an overview of existing trails in the Village. Additional recommendations regarding these facilities are described under Section 6.3 of this plan.

### **Programming**

The Village does not offer any recreation programming, however the Town of Mukwonago offers recreational programming that is open to Village residents. The Town's Park & Recreation Department offers a wide variety of programming throughout the year for youth, adult and family. Examples of programming for youth include tennis, swim lessons, dance, baseball/softball, soccer, and tumbling. Examples of programming for adults include water exercise, dog training, and softball. For current offerings visit: <http://www.townofmukwonago.us/departments/parks-recreation>

### **Special Task Force**

The Village has created a special task force to plan for a Mukwonago Outdoor Performance Stage (MOPS). This stage would serve as an outdoor performance stage for area entertainers. The tentative location for the stage is Indianhead Park.

## **3.2 PRIVATELY-OWNED FACILITIES & RECREATION ORGANIZATIONS**

Privately-owned facilities provide valuable recreational facilities for communities. Furthermore, these lands serve as buffers to development, trail corridors and open space for wildlife. Continued cooperation between Mukwonago and these valued neighbors will help to maintain the quality of life now enjoyed by the residents of Mukwonago.

### **Private Recreation Organizations**


#### **SC43**

SC43 is a private soccer club that is based out of East Troy. Team members primarily come from East Troy and Mukwonago. A majority of soccer games are played in East Troy and some are held at Miniwauken Park in Mukwonago. SC43 offers both "recreational" and "select" divisions. The recreational division has 10 teams for youth

Table 3.2 Village Parks & Amenities Inventory (highlighted calls indicate lighted facilities, 'P' indicates portable toilet)

Park/Facility	Location	Acres	Swimming	Bathhouse	Boat Ramp	Shore Fishing	Fishing Pier	Playground Equipment	Backstop	Baseball/Softball Diamond	Basketball Court	Tennis Court	Volleyball Court	Soccer Field	Football/La Crosse Field	Frisbee/Disc Golf Course	Bike/Walking Trail	Horseshoe Pits	Off Street Parking	Open-Air Shelter	Pavilion	Restroom	Concession Stand	Grills	Drinking Water	Bike Racks	Bleachers	Picnic Tables/Benches
<b>Mini Parks</b>		0.6																										✓
Open Space Adjacent to Police Station	627 S. Rochester Street, south of Police Station	0.6																										
<b>Neighborhood Parks</b>		9.9																										
Indianhead Park	CTH ES, borders Village Hall to the south	7.9	✓	✓		✓		✓					✓				✓			✓	✓					✓		✓
Washington Avenue Park	Washington Avenue, adjacent to Village Library	2.0						✓		✓	✓			✓														✓
<b>Community Playfield</b>		65.0																										
Minnowkan Park (developed)	McKenzie Drive, south of Meadow Park Estates	65.0			✓			✓		✓			✓	✓	✓	✓	✓	✓		✓	✓	✓	✓				✓	✓
<b>Community Parks</b>		102.2																										
Field Park	Southwest corner of STH 83 & CTH NN	16.0						✓		✓	✓	✓							✓	✓	✓	✓	✓		✓		✓	✓
Minor Park	CTH LO, south of Minor's Homestead Subdivision	86.2						✓		✓							✓	✓		✓	✓	P						✓
<b>Nature Preserve</b>		31.6																										
TID #3 Conservancy Area	TID #3, south of I-43 and east of STH 83	31.6																										
<b>Special Purpose Parks</b>		4.8																										
Phantom Glen Park	Andrews Street, west of CTH ES	4.8			✓	✓														✓	✓	✓	✓	✓	✓		✓	✓
<b>Undeveloped Parks</b>		166.0																										
Rosewood Park (Fairwinds Subdivision)	Intersection of Oldfield Avenue and Rosewood Drive	2.5																										
Minnowkan Park (undeveloped)	McKenzie Drive, south of Meadow Park Estates	163.5																										





in grades two through eight. The select division has 12 teams comprised of youth age 11 and up. Tryouts are required to play on select teams. Select teams compete in the Southeast Classic League or something comparable.

## Private Facilities

### **Mukwonago YMCA**

The Mukwonago YMCA was built in 2012 and serves Waukesha, Walworth and Racine counties. Amenities include cardio and strength training equipment, group exercise classes, gymnasium, an indoor track, pools and programming for youth.

The YMCA also operates Phantom Lake YMCA Camp, located at S110W30240 YMCA Camp Road. The Camp was founded in 1896 and is one of the ten oldest in North America. The Camp offers day camps, overnight camps, family camps and retreats. Activities include boating, swimming, arts and crafts, archery, shooting range, zip lining, land sports, dance, music and theater.

### **Phantom Ranch**

Phantom Ranch is a summer camp and Christian retreat center located at W309 S10910 County Road I. The Ranch offers year round camping opportunities for youth and families. Activities include team building, farm animal class, horse riding, archery, land sports, paintball, boating, fishing, swimming, tubing, water skiing and winter sports.

### **Neighborhood Parks Owned by Private Associations**

The Village also has several privately owned parks located in residential subdivisions:

- ♦ Mukwonago Estates
- ♦ Fox River View
- ♦ Mukwonago Shore

## 3.3 SCHOOL FACILITIES

Schools can provide many of the same facilities found in a Village park, such as playground equipment and athletic fields. However, school properties are not completely interchangeable with park facilities because of student use when school is in session. Coordination of community recreation and school needs can lead to greater cost efficiencies.

**Clarendon Avenue Elementary School** (<1 acre) is located on Clarendon Ave and CTH NN, on the north side of the Village. The school site contains a hard surfaced play area with extensive play structures and swings.

**Parkview Middle School** (19 acres) is located on WIS-83 and CTH NN, adjacent to Clarendon Avenue Elementary School. The site features a running track, football field, soccer field, two basketball courts, baseball and softball diamonds.

**Mukwonago High School** (50 acres) is located on CTH NN, south of the Fairwinds Subdivision. The school site contains a running track, football stadium, eight tennis courts, soccer field, basketball court, baseball and softball diamonds, and numerous practice fields.

**Mukwonago Baptist Academy** (22.3 acres) is located on Stone School Rd, south of I-43. The school site contains a ball field, open space and playground equipment.

**St. Johns Evangelical Lutheran School** (17 acres) is located on CTH NN near the Mukwonago High, Middle and Elementary Schools. The school site contains playground equipment and open space.



# PARK, OPEN SPACE & RECREATION

## 3.4 COUNTY FACILITIES

### Mukwonago Park

A 355 acre park located on CTH LO, approximately three miles west of the Village of Mukwonago. The park is owned and operated by Waukesha County. Park facilities include large and small breed dog exercise areas; six group camping sites with restrooms; 30 family camping sites with drinking water and restrooms; four reservable shelter areas with electric, drinking water, volleyball and restrooms; archery range; swimming area and beach house; sledding hill; legacy forest; fishing; biking; cross country skiing; snowshoeing; and hiking trails.

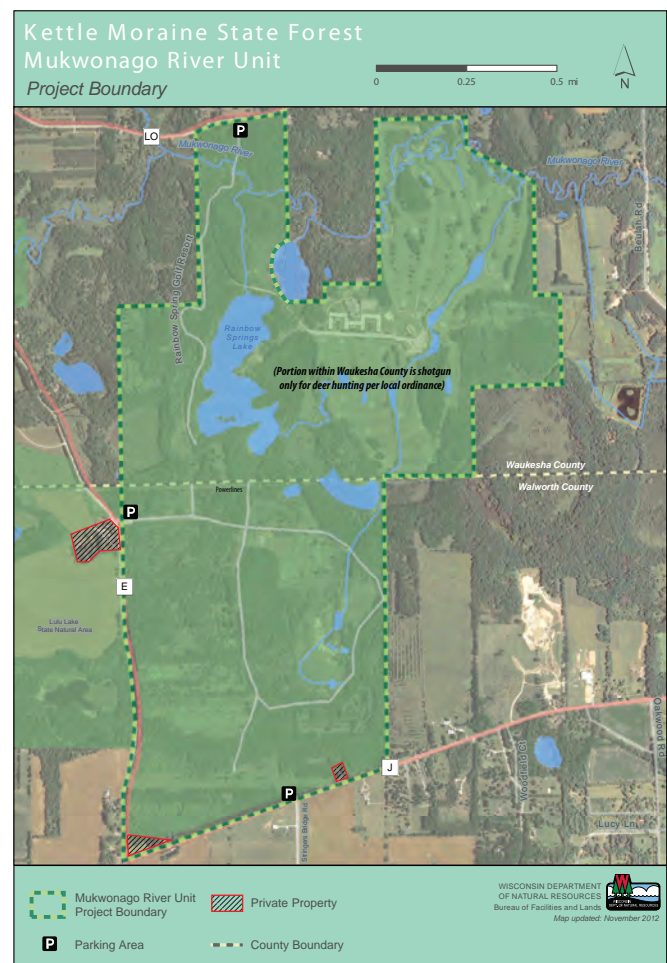


## 3.5 REGIONAL PARKS AND RECREATIONAL FACILITIES

Mukwonago is in the eastern portion of the WDNR's Southeast Region and is well-served by regional parks and open spaces. There are several other park and recreational facilities within close proximity to the Village of Mukwonago in public ownership. The following list provides the most significant facilities within the Mukwonago region that residents most likely would use. It is not an exhaustive list, but provides a variety of recreational activities. For more information, contact the representative websites.

### Kettle Moraine State Forest - Mukwonago River Unit

A 970 acre property located in Waukesha and Walworth Counties, approximately five miles west of the Village of Mukwonago. The property is in the Mukwonago River watershed and is an area known for its outstanding resource waters, varied habitats and biological diversity. The park currently offers hiking, fishing, hunting, trapping and cross country skiing. The frontage along the Mukwonago River is classified as an outstanding water resource and a Class II trout stream.

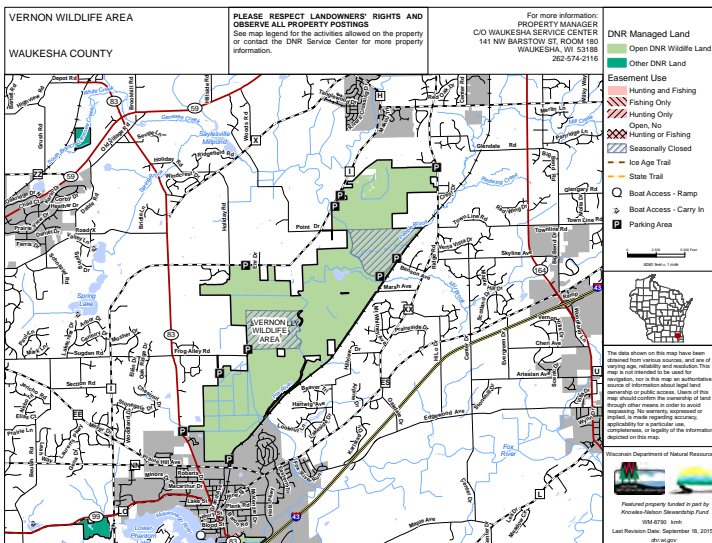


The park is currently under development along with the adjacent Lulu Lake State Natural Area which will result in all-season access to the properties.

Lulu Lake is to the west of Kettle Moraine State Forest - Mukwonago River Unit. The lake is 95 acres and 40 feet deep. It is a slow, no wake lake. The lake contains a diverse fish, amphibian and reptile fauna. It also contains rare plant species. Lulu Lake is owned by the WDNR and The Nature Conservancy. Deer hunting is allowed on the Nature Conservancy property by permit. Allowable activities on WDNR-owned land include hiking, fishing, cross country skiing, hunting, trapping, research, outdoor education, wild edibles, pets and wildlife viewing.

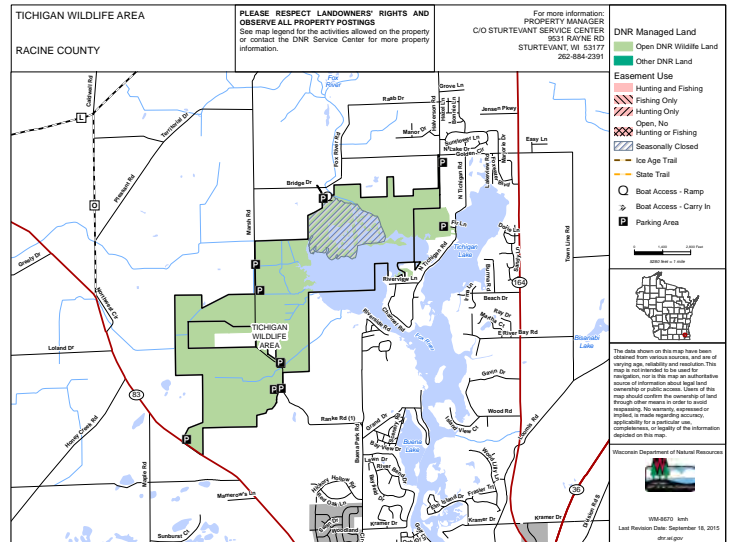
### Vernon Wildlife Area

The Vernon Wildlife Area is a 4,655 acre property located just north of Mukwonago in eastern Waukesha County. The property offers birding, boating, canoeing, cross country skiing, dog trial grounds, hiking, snowmobiling, trapping, wild edibles, wildlife viewing, fishing and hunting. This is a popular area for pheasant, small game, turkey and deer hunting.



### Tichigan Wildlife Area

The Tichigan Wildlife Area is 1,280 acres and approximately 10 miles southeast of Mukwonago. The following recreational opportunities are available at the Wildlife Area: birding; cross country skiing; canoeing; fishing (Tichigan Creek is a class III trout stream; hiking; hunting, especially deer, waterfowl, turkey, pheasant and small game; snowmobiling; trapping; wild edibles; and wildlife viewing.



### Ice Age National Scenic Trail

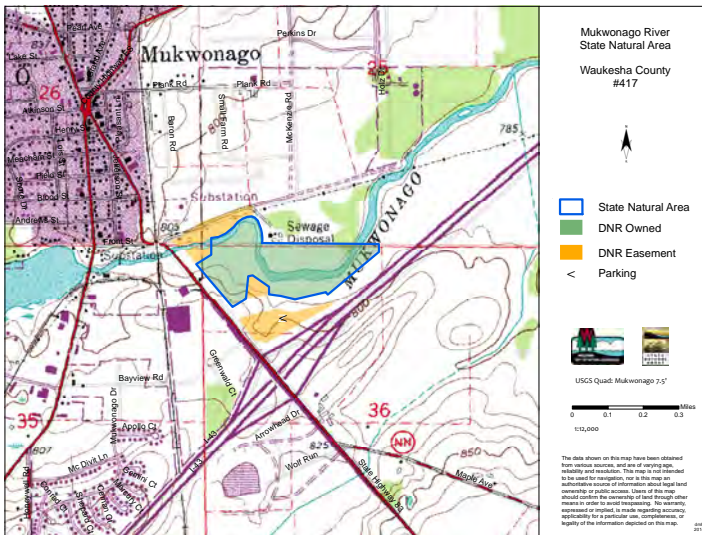
The Ice Age National Scenic Trail is a 1,000 mile footpath that runs through Wisconsin and is located approximately 10 miles west of Mukwonago. The trail highlights the State's Ice Age landscapes. The ability to connect to this trail would be a great amenity to the community.



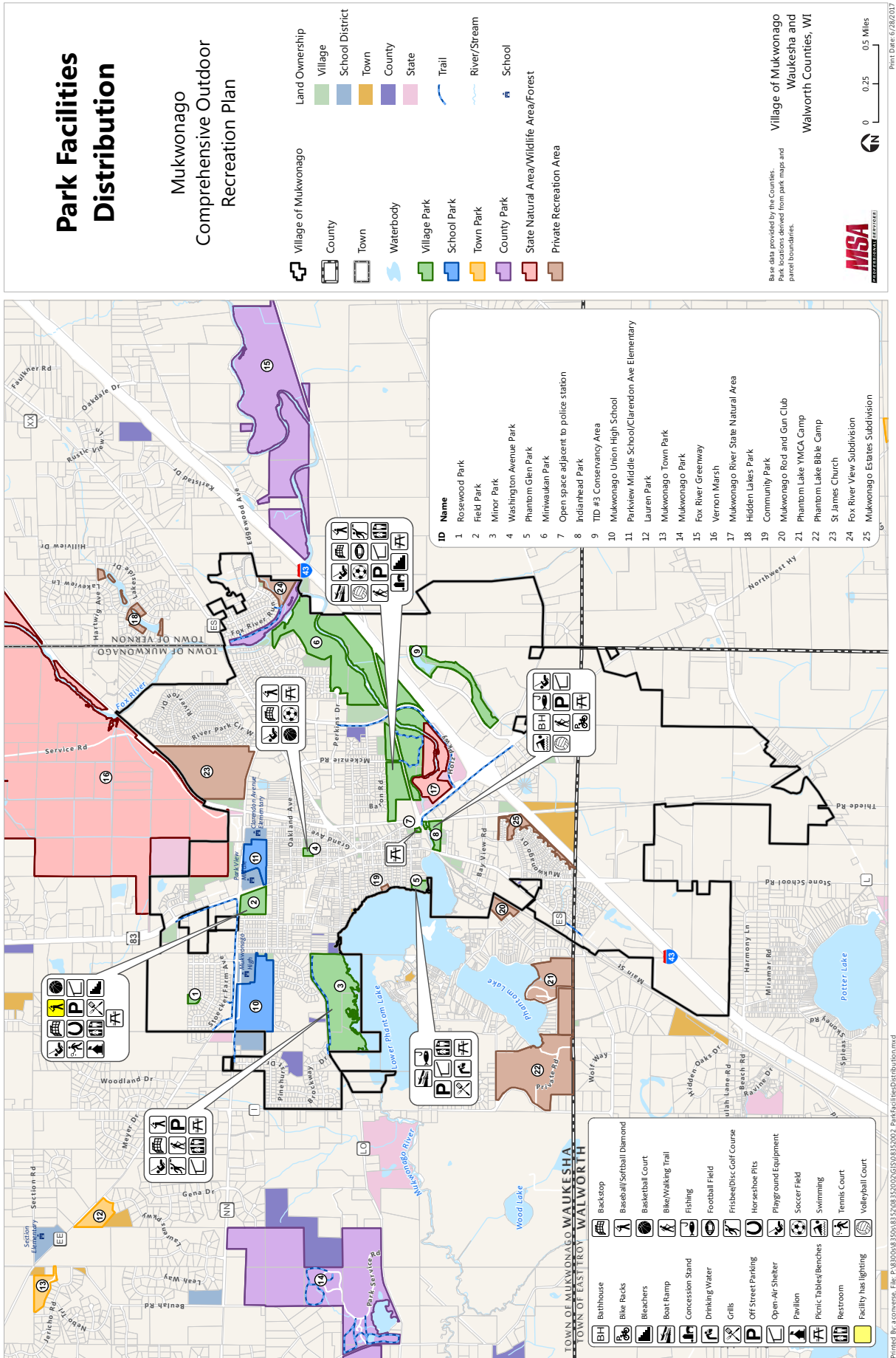
# PARK, OPEN SPACE & RECREATION

## Mukwonago River State Natural Area

The Mukwonago River State Natural Area is approximately 44 acres located directly south of Miniwaukan Park. The WDNR's objectives for this site include managing the site as a reserve for stream and springs, as an aquatic reserve and wetland protection area, and as an ecological reference area. The site is passively managed and is currently undergoing master planning. Activities that are allowed on the property include hiking, fishing, cross country skiing, hunting, trapping, scientific research, outdoor education, wild edibles, pets and wildlife viewing.









# 4

## ANALYSIS OF NEEDS & DEMANDS



# ANALYSIS OF NEEDS & DEMANDS

This chapter presents an analysis of how well the Village's existing park and recreational facilities satisfy current needs in the community. The adequacy of the Village's existing park and recreation systems are evaluated using the following methods:

- ◊ **Quantitative Analysis** - a comparison of existing parkland acreage and population projections versus park and recreational facility service guidelines, including a review of the types and amount of parkland available to Village residents.
- ◊ **Geographic Analysis** - an analysis of the geographic distribution and accessibility of park facilities in the Village.
- ◊ **Qualitative Analysis** - a summary of public input regarding Village parks and recreational facilities gathered through the community survey.
- ◊ **Regional & State Trends** - a summary of the demand trends in recreational amenities at the county and state level.

## 4.1 QUANTITATIVE ANALYSIS

An analysis of existing recreational land area is provided to determine if the recreational needs of residents are being met. This analysis is limited to an evaluation of park land, and does not include off-road trails not located in parks.

A loose target traditionally provided by National Recreation and Park Association (NRPA) is 10.5 acres of parkland per 1,000 residents (0.5 acres for Mini-Parks, 2.0 acres for Neighborhood Parks, and 8.0 acres for Community Parks). For the purpose of calculating anticipated parkland demand in Mukwonago, a service level of 10.5 acres per 1,000 residents was assumed.

Currently the Village is providing approximately 380 acres of developed and undeveloped parkland, not counting school facilities, county facilities or private facilities. Table 4.1 summarizes the current and projected supply and demand

Table 4.1 Total Developed & Undeveloped Park Acreage Surplus/Deficit

Total Developed & Undeveloped Park Acreage Surplus/Deficit (in acres)				
Year	2016	2021	2026	2036
Population	7,772	8,922	9,912	10,832
Total Supply (acres)	380.1	380.1	380.1	380.1
Demand (10.5 acres/1,000)	81.6	93.7	104.1	113.7
Surplus (10.5 acres/1,000)	298.5	286.4	276.0	266.4

Table 4.2 Total Developed Park Acreage Surplus/Deficit

Total Developed Park Acreage Surplus/Deficit (in acres)				
Year	2016	2021	2026	2036
Population	7,772	8,922	9,912	10,832
Total Supply (acres)	182.5	182.5	182.5	182.5
Demand (10.5 acres/1,000)	81.6	93.7	104.1	113.7
Surplus (10.5 acres/1,000)	100.9	88.8	78.4	68.8

Table 4.3 Park Acreage Surplus/Deficit by Type

Park Acreage Surplus/Deficit by Type (in acres)				
Year	2016	2021	2026	2036
<b>Population</b>	7,772	8,922	9,912	10,832
<b>Mini-Park</b>				
Standard (0.5 acres/1,000)	-3.3	-3.9	-4.4	-4.8
<b>Neighborhood Playgrounds/Parks</b>				
Standard (2.0 acres/1,000)	-5.6	-7.9	-9.9	-11.8
<b>Community Playfields/Parks</b>				
Standard (8.0 acres/1,000)	268.5	259.3	251.4	244.0
Excluding undeveloped portion of Miniwaukan Park	105.0	95.8	87.9	80.5
<b>Special Purpose Park</b>	No Standard Applicable			
<b>Nature Preserve</b>	No Standard Applicable			
<b>Undeveloped</b>	No Standard Applicable			

for total parkland acreage based on Village population and a service level of 10.5 acres per 1,000 residents.

Since approximately 52% of the parkland in Mukwonago is undeveloped or considered nature preserve, Table 4.2 summarizes current and projected supply and demand for only developed parkland. This table indicates that the Village is currently providing 23 acres per 1,000 residents



and has a surplus of 100.9 acres of parkland. If no new parkland is added, by 2036 the Village will be providing 17 acres per 1,000 residents and have a surplus of 68.8 acres of developed parkland.

Table 4.3 summarizes the current and projected supply and demand for parkland acreage by park types, using the traditional service guidelines provided by the NRPA. It should be noted that the information in Table 4.3 groups neighborhood playgrounds within the neighborhood parks classification and community playfields within the community park classification in order to provide comparisons with the NRPA guidelines. The information in Table 4.3 is based on the existing current status of parkland.

Since only a portion of Miniwaukan Park is developed, under Community Playfields/Parks Table 4.3 shows one line including the undeveloped portion of Miniwaukan Park and one line excluding the park. Whether the undeveloped portion of Miniwaukan is included or excluded, the table shows a surplus of Community Playfields/Parks through 2036.

The results from Table 4.3 indicate a current and future projected deficit for Mini-Parks and Neighborhood Playgrounds/Parks in Mukwonago. By the year 2036, Neighborhood Playgrounds/Parks are projected to have a 11.8 acre deficit and Mini-Parks are projected to have a 4.8 acre deficit.

Note: Mukwonago shows a projected surplus in total park acreage in Tables 4.1 and 4.2 but shows a projected deficit in Mini-Parks and Neighborhood Playgrounds/Parks through 2036 in Table 4.3. This is due to 202 acres of parkland being classified as Special Purpose Park, Nature Preserve, or Undeveloped (including the undeveloped portion of Miniwaukan), for which there is no applicable standard. While the Village is providing a net surplus of developed parkland, it is important to continue to plat new residential neighborhoods with dedicated public parks. These smaller

parks fill the deficit for neighborhoods parks and provide recreational opportunities for surrounding residents.

## 4.2 GEOGRAPHIC ANALYSIS

The location of parks and open space facilities in relation to the Village's residents is an important indicator of how well existing facilities are dispersed throughout the community. The National Recreation and Park Association advocates that all residents should live within a 1/4 to 1/2 mile of some type of public park or open space. The Park Service Areas map in Appendix C indicates areas of the Village that are not currently served by a Village park. The map also illustrates service areas based on park type, including 1.5-miles for community parks and 1/3-mile for all other park types. Areas currently zoned for neighborhood and urban residential uses that fall outside of these service areas are also highlighted.

The map shows several deficiencies in the location of parkland in Mukwonago:

- ◇ A residential area in north Mukwonago that is south of the rail line and north of CTH ES is underserved by all park types with the exception of community parks.
- ◇ A residential area along Edgewood Ave is underserved by all park types with the exception of community parks.
- ◇ A residential area in south Mukwonago, located northwest of I-43 and south of Bay View Rd, is underserved by all park types with the exception that the northern part of the neighborhood is served by community parks.
- ◇ A residential area roughly bounded by Lake St and Atkinson St is underserved by all park types with the exception of community parks.
- ◇ A residential area east southeast of Mukwonago Union High School is underserved by all park types with the exception of community parks.
- ◇ Residential areas in north Mukwonago on either side of WIS 83 and north of CTH NN, are

# ANALYSIS OF NEEDS & DEMANDS

underserved by all park types with the exception of community parks.

- ◇ Although the downtown appears well-served by all park types, there are no parks within easy walking distance of the downtown core. This area could be better served by a mini-park to support community events and serve as a general area of rest for shoppers.

*Please view the "Park Service Areas" map found in Appendix C for these specific locations.*

## 4.3 QUALITATIVE ANALYSIS

As part of the update to this plan, the Village administered an online survey to gather residents' opinion regarding Village Park facilities.

The survey was well-promoted: a postcard advertising the survey was sent to every household in the Village; various civic groups emailed their membership; the School District emailed parents; the Village posted on their website and departmental social media accounts; plus other various direct emails from Village staff.

In total 577 individuals started the survey and 493 individuals responded to questions through the end of the survey. Approximately 73% of those who took the survey live in Mukwonago. The following is a summary of responses to key questions. Refer to Appendix A for the complete results.

### Bike/Pedestrian

- ◇ When asked where residents would prioritize the location of new bike facilities, routes or trail, common responses included to/from parks, connecting existing trails, along waterways, WIS 83, near the high school, CTH NN, Holz Parkway, loop around the Village, CTH ES and CTH LO.
- ◇ 84% of respondents walk for exercise at least one day per week.
- ◇ 40% of respondents would like to see off-road walking/biking trails added, improved or

expanded within the Village.

- ◇ 68% of respondents believe the Village should allocate additional funding on sidewalk facilities/investment enhancements.

### Parks/Open Space

- ◇ The favorite park for respondents to visit is Field Park (the second most favored park was Miniwaukan Park).
- ◇ 19% of respondents expressed concern over safety or accessibility in Village parks. Respondents primarily had concerns with Field and Miniwaukan Parks. Concerns with Field Park included aging playground equipment, entering and exiting the park, fencing around the park, garbage and graffiti. Concerns with Miniwaukan Park included people and cars in the park after it closes.
- ◇ 63% of respondents commonly drive somewhere outside of Mukwonago to use specific recreational facilities. Common responses of where included Lapham Peak, Kettle Moraine and Ice Age Trail for hiking and biking; Ottawa Lake for fishing and swimming; Malone Park in New Berlin for new playground equipment; Hartland for the splash pad; and various locations for golf/driving range.
- ◇ When asked which activities or facilities respondents or members of their household most commonly participate in, the top response was walking (78% of respondents). The second most common response was playground equipment (60%).
- ◇ When asked which amenities should be added, improved or expanded in the Village, the top responses included off-road biking/walking trails, beaches/lake access and an outdoor pool.

### Recreation Programming

- ◇ 31% of respondents participated in Town of Mukwonago-sponsored recreation programs in the past year. Some respondents also noted that they do not participate in the Town's programs because the non-resident fees are too expensive.



- ◊ When asked what new type of recreation program or service the Village should consider offering, respondents said an outdoor pool; recreational programming for youth, adults and seniors; a splash pad; a public golf course; and an ice rink.

railroad tracks in Mukwonago pose a north-south barrier. The Mukwonago River provides an opportunity for trail facilities along the corridor, but also serves as an east-west barrier.

## 4.4 BIKING AND WALKING SUITABILITY ANALYSIS

Connecting parks and recreational facilities to each other and the population is an important component of bicycle and pedestrian planning, and also park and open space planning.

Barriers for bicycles and pedestrians include both a lack of facilities and unsafe facilities. Where sidewalks do not exist, it is difficult for pedestrians to access necessary services. Streets with heavy vehicle traffic, particularly those that are narrow, pose a danger to on-street cycling. Lack of safe pedestrian or bicycle crossings of busy streets also poses significant danger.

As mentioned previously, according to survey results the most common destinations that need to be improved for bicycle or pedestrian safety include:

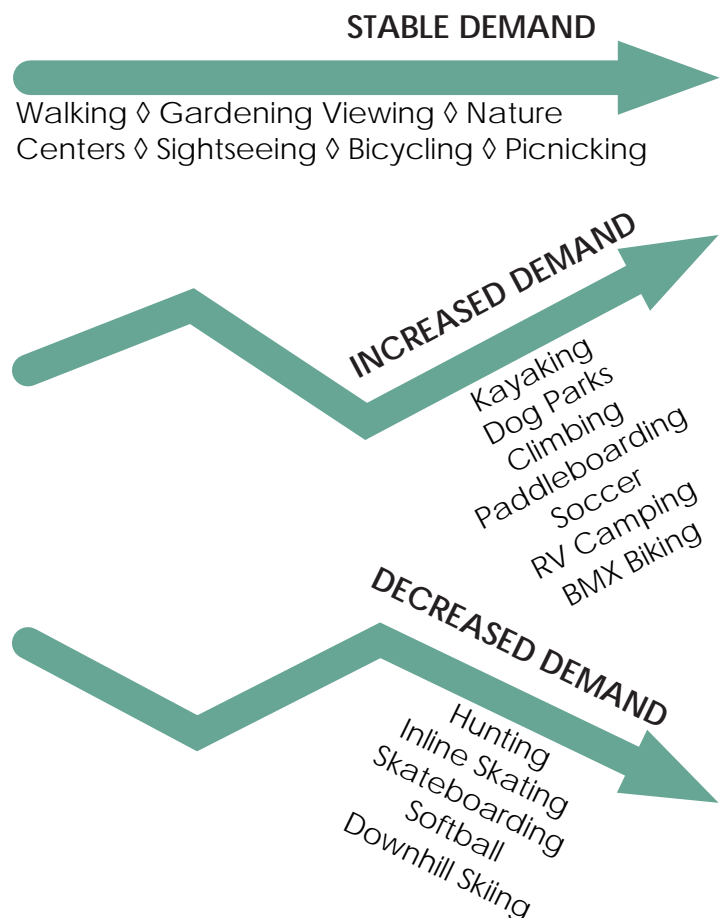
- ◊ WIS 83/Rochester Street
- ◊ CTH ES/Main Street
- ◊ Around High School and Middle School
- ◊ Intersection of CTH NN and CTH ES/Holz Parkway
- ◊ Intersection of WIS 83 and CTH ES
- ◊ Downtown area
- ◊ CTH NN
- ◊ Intersection of WIS 83 and Holz Parkway
- ◊ Around Field Park

Railroad tracks, rivers and creeks can also pose a barrier to bicycles and pedestrians. Separate bicycle and pedestrian crossing facilities are often not provided, and auto intersections can be difficult or dangerous on bike or on foot. The

## 4.5 REGIONAL & STATE INSIGHTS

Insights from the Wisconsin Statewide Outdoor Comprehensive Recreation Plan (SCORP), 2011-2016.

The goals listed below are recommended by the Wisconsin SCORP to help provide Wisconsinites better access/awareness to outdoor recreation opportunities and to help improve public health and wellness. The SCORP projects demand for the recreation activities in the image below.



# ANALYSIS OF NEEDS & DEMANDS

**Public Access to Land and Water** – One part of this goal is awareness; there is access to land and water, but many times people don't know about it. Maps and signage that are easily readable would help increase public awareness. The other part of this goal can be realized by providing additional sites with access to the water for boating, fishing, and swimming.

**Promote Outdoor Recreation as a "Get Fit" Initiative** – Educate the public about the health benefits of walking, biking, nature study, etc. and develop programming and recreation facilities with health agencies.

**Create Urban Parks and Community Green Space** – Create connected urban parks and community green spaces to improve quality of life and increase opportunities for recreation in urban areas.

## Insights from the Waukesha County Parks & Open Space Plan (POSP), 2008-2012.

To identify local trends in parks and recreation, Waukesha County conducted a public opinion survey as well as a focus group. Findings included:

- ◊ Respondents desired more park trails, reserved group picnic areas, archery ranges, swimming beaches, group camping, individual camping, playground equipment, boat launch facilities, bathrooms and fishing piers.
- ◊ A majority of respondents supported continued natural area and open space acquisition efforts and were not fully satisfied that key natural resources are being adequately protected.

The Plan also discusses accessibility considerations for recreation. According to the National Survey on Recreation and the Environment (NRSE), the top 15 recreation uses that were determined to have average to above average participation rates among mobility-disabled individuals included:

- ◊ Attending concerts
- ◊ Backpacking
- ◊ Bird watching, camping
- ◊ Canoeing
- ◊ Driving off-road
- ◊ Fishing
- ◊ Horseback riding
- ◊ Nature study
- ◊ Sightseeing
- ◊ Sledding
- ◊ Viewing fish
- ◊ Visiting historical/archeology sites
- ◊ Visiting nature centers
- ◊ Wildlife viewing

The top constraints to participation among mobility-disabled individuals included:

- ◊ No companions
- ◊ Outdoor pests
- ◊ Not enough money
- ◊ Personal health
- ◊ Not enough time

NRSE noted that these are the same barriers that non-disabled citizens typically experience.

The plan also proposes a Mukwonago River Greenway and Trail. The greenway (approximately 19.2 acres) would stretch from Eagle Springs Lake to the confluence with the Fox River. Greenway acquisition would require State of Wisconsin and Village of Mukwonago cooperation along with various conservation oriented groups. The proposed eight-mile trail would run from Mukwonago Park on the west to joining the Muskego Lakes Trail in the Village of Mukwonago, south of I-43.



# 5

## GOALS, OBJECTIVES, POLICIES & PROGRAMS

# GOALS, OBJECTIVES, POLICIES & PROGRAMS

This purpose of this plan is to guide development of subsequent parks, recreation, open space and bicycle and pedestrian facilities in Mukwonago. Goals and objectives are presented here as desired outcomes; objectives are added under a goal only when there is the need to describe multiple desired outcomes not adequately captured in the goal statement. Policies and programs include both actions and policy rules – they are the methods proposed to achieve the goals and objectives.

## 5.1 GOALS, OBJECTIVES, POLICIES & PROGRAMS

**Goal 1 -Ensure provision and protection of sufficient parks, recreation facilities and open space areas to satisfy the health, safety, and welfare needs of citizens and visitors, including special groups such as the elderly, the disabled, and pre-school age children.**

Objective 1- To provide quality recreation and adequate open space lands and facilities for each neighborhood of the community.

Objective 2- To provide coordination of public park and open space lands with other uses of land, in order that each may enhance the other and make possible the realization of the highest quality of life for people who live in the Mukwonago area.

Objective 3- To provide a diversity of recreational opportunities so that residents of all ages and abilities have an equal opportunity to enjoy the park and open space system.

### Policies

1. Maintain a level of service of at least 10.5 acres of developed parkland per 1,000 residents.
2. The type of park and open space facilities should be scaled to the needs of the area and population served, both present and future.
3. Whenever possible, all park sites and experiences will be made accessible to all potential users, in conformance with the Americans with Disabilities Act (ADA).
4. Parks should be designed to include a range of age appropriate playground equipment. For example, play equipment for children ages 6-23 months, 2-5 years, 5-12 years old and teenagers. Equipment should be properly signed to denote the intended age range of the equipment.
5. Whenever possible, parks and public areas will be linked to neighborhoods and each other by a system of non-motorized trails and path systems.
6. All parks should have multiple access points from surrounding neighborhoods.
7. Neighborhood parks should be sited and designed to enhance neighborhood cohesion and provide a common neighborhood gathering place.
8. Seek to ensure that all residential homes are within a 1/3-mile or less distance from some type of public park and open space facility.
9. Make every effort to repair, replace, or remove park facilities that become broken or otherwise become a safety hazard. Upon learning of any defective park facility the Village may post notice of a park closure or park facility closure until such time as corrective measures can be taken.
10. Active parklands in undeveloped areas should be acquired through land developer dedications where feasible.

## Goal 2 - Provide park and recreation space areas that preserve natural features and amenities.

Objective 1- To preserve natural features and amenities and conserve natural resources for the benefit of the community and society as a whole.

### Policies

1. Preservation of environmental corridors, isolated natural areas, wetlands, and undeveloped floodplains in their natural state should receive special attention to ensure their maintenance as wildlife and fish habitats, as natural drainage areas, as areas for passive recreation and outdoor recreation, and as reservoirs, for sediment removal, where appropriate.
2. The Village should investigate all regulatory and acquisition tools available to preserve conservancy lands or other open space.
3. Conservancy lands, which can be adequately and appropriately protected without public expenditure, should be preserved. Public funds should be used to acquire conservancy lands that cannot be protected through other means, or where public access is a high priority.
4. Preserve the natural features and conserve natural resources associated with the Mukwonago River, Fox River and surrounding lakes for the benefit of the community.

## Goal 3 - Adequately fund parks and open space areas.

Objective 1- Maintain a park and open space system that is sustainable with respect to annual maintenance and operation costs and servicing capabilities of the community.

Objective 2- Invest funds for the development of facilities that will maximize existing park and recreation areas, with the intention of increasing

## COMPLYING WITH THE AMERICANS WITH DISABILITIES ACT

The ADA, enacted in 1990, clearly states the right of equal access for persons to local government services, including parks. On September 15, 2010 the Department of Justice published revised final regulations implementing the Americans with Disabilities Act. The 2010 Standards included new provisions for accessible design for recreational facilities such as playgrounds, swimming pools, fishing and golf facilities. Similar to when the original 1991 ADA Standards were adopted for public buildings, a community is required to complete a self-evaluation of their recreational facilities for ADA compliance by March 15, 2012. Those communities with 50 or more full or part-time employees are also required to develop a Transition Plan, which identifies what corrective work will be completed, when it will be completed, and the individual responsible for the corrective work. Any new recreational facilities designed, constructed, or shaped after March 15, 2012 are subject to the 2010 Standards. Any alteration (not simple maintenance, but something that changes the way the site is used) must make the element altered accessible and must create an accessible path of travel through the site or facility to that element.

There are some fundamental differences in how accessibility in the outdoors is accommodated compared to indoors or the built environment. While restrooms, shelters, interpretive centers, and parking lots, for example, need to follow detailed ADA guidelines, other improvements such as trails or swimming beach areas, for example, do not necessarily need to follow indoor or built environment ramp grades or surfacing requirements. A good rule of thumb for the Village to follow is that anything constructed must not make the outdoor experience anymore difficult than what occurs naturally. Mother Nature does not have to comply with ADA, but the Village does.

The New England ADA Center is a good resource to use and offers checklists to evaluate accessibility at existing park facilities. The fillable checklist forms can be found here: <http://www.adachecklist.org/checklist.html#rec>

# GOALS, OBJECTIVES, POLICIES & PROGRAMS

park use.

Objective 3- Continue funding to allow for future parkland acquisition and new facility development.

## **Policies**

1. Maintain a capital improvement plan to replace worn or damaged recreational equipment and facilities. Use this plan to establish future capital improvement plans and annual budgets.
2. Take into consideration long-range maintenance and operations costs at the time new parklands are acquired through land dedications or other means.
3. Pursue grant funding from state, federal, recreation associations, or corporations which can aid in the purchase and/or development of desired park system improvements.
4. Require new developments to provide land or fees-in-lieu-of land dedication sufficient to meet the parkland needs generated by such development, based on Mukwonago's adopted parkland acreage policy (see Goal #1, Policy #1).

**Goal 4 -Utilize input and resources from the public, organizations and other agencies in the planning, development and operation of the park system.**

Objective 1- Coordinate park activities/facilities with civic, private, Village, County and State agencies and organizations to complement offerings without unnecessary duplication.

## **Policies**

1. Park development should be planned to avoid creating nuisance situations between neighbors and park users.
2. Particular attention should be given to coordination of land acquisition, land use control and planning programs of all federal, state,

county and local agencies concerned with parks and conservation.

3. School lands and facilities will be used for park and recreational purposes where appropriate and feasible.
4. Update the Village Park and Open Space plan every five years and solicit input from Village residents.
5. Coordinate subdivision review with all departments responsible for providing or maintaining adequate park facilities.

# 6

## RECOMMENDATIONS



# RECOMMENDATIONS

The quantitative, qualitative, and geographic analysis discussed in Chapter 4 reveals the need for improvements to existing facilities, as well as the acquisition and development of new sites for future recreational use. It should be noted that some of the recommendations may require considerable cooperation with others, including the citizens of Mukwonago, local civic and business associations, neighboring municipalities, Waukesha and Walworth Counties, and State agencies. In nearly every case, more detailed planning, engineering, study, budgeting, and/or discussion will be necessary before decisions are made to actually acquire land or construct recreational facilities.

The recommendations of this plan are divided into five major sections: (1) existing park facilities; (2) new park facilities; (3) trail improvements; (4) privately owned parks; and (5) miscellaneous recommendations. Many of the specific recommendations discussed in each section are identified on the Proposed Parks and Open Space map or the Proposed Bike and Pedestrian Facilities map. Acquisition projects will be implemented through donation, dedication, purchase, or a combination thereof.

The timeline for completion of the recommendations is within the next five years, or the life of this plan unless otherwise noted. Due to budgetary constraints it is unlikely that all of the recommendations within this chapter will be implemented in the next five years. Maintenance and improvement projects will be prioritized on an annual basis by the Village staff team in Mukwonago in conjunction with the community's Committee of the Whole as part of the Village's annual budget. Many of the recommendations regarding locating new park facilities will be coordinated with the annexation, attachment through cooperative boundary agreement or approval of development proposals; therefore, the timing is much more variable.

## 6.1 EXISTING PARK FACILITIES

The following is a bulleted list of recommendations for improvements to existing parks. Some of the recommendations identified within this section are remnants from the 2004 Mukwonago CORP. These recommendations have been highlighted (\*) where they occur. Chapter 7 (pages 57-58) includes a table showing the Village's priority improvements as voted upon by the Committee of the Whole.

### **Mini Parks**

#### Open Space Adjacent to Police Station

- a. Add lighting to memorial
- b. Add picnic tables and grills
- c. Develop a name for this park
- d. Connect with Indianhead via a trail
- e. Enlarge area around Memorial for better visibility
- f. Add play structure

### **Neighborhood Parks**

#### Indianhead Park

- a. \*Enhance park entrance
- b. \*Provide general maintenance and paint to bathhouse
- c. Add outdoor performance stage
- d. Add a play structure
- e. Remodel and expand bathhouse restrooms
- f. Make this a trolley stop
- g. Resurface/repair and expand parking lot (part of 2018 capital plan)
- h. New sand for beach
- i. New pier
- j. Add new pavilion with grill stations
- k. Add lighting
- l. Add benches
- m. Add electronic sign at park to advertise events
- n. Stabilization of beach area

#### Washington Avenue Park

- a. Add shade trees near playground equipment and library
- b. Add permanent restroom with additional capacity
- c. Add water fountain, tables, benches, grills and picnic tables

- d. Add bicycle rack
- e. Surface/improve basketball court
- f. Add small shelter

## **Community Playfield**

### Miniwauken Park

- a. Painting and maintenance on educational signage
- b. \*Implement an ADA accessible path from parking lot to the playground area
- c. \*Implement lighting for safety in parking areas
- d. Add additional play equipment
- e. Create an ADA accessible pathway from the east to west side of the park (part of 2018 capital plan)
- f. Designate more parking space for sports fields
- g. Repair picnic tables
- h. Install electrical to pavilion (part of 2017 capital plan)
- i. Add grill station and lights by pavilion
- j. Add more restroom capacity
- k. Improve access to the park as neighborhood streets can get crowded during large events
- l. Add more benches, picnic tables, shelters and grills
- m. Provide more access to the river
- n. Pave gravel section of path
- o. Update equipment
- p. Add nicer picnic facilities
- q. Reduce 18 hole disc golf to 9 hole family golf
- r. Add ADA accessible swingset/activities
- s. Add signage to designate each field, disc golf course and children's pathway
- t. Conduct wetland delineation to determine areas suitable for improvement

## **Community Parks**

### Field Park

- a. \*Complete walkway on east side of park so that a continuous loop is created and ensure walkway is connected to playground equipment and shelter
- b. Update play equipment. Use age-specific playground areas and consolidate swing set and playground.
- c. Remove sand around equipment to improve ADA accessibility.

- d. Increase police monitoring to improve safety at park
- e. Widen entrance on WI-83 and make pillars smaller at park entrance to increase visibility
- f. Move fence back along WI-83 to increase visibility of park entrance
- g. Widen entrance on CTH NN
- h. Better define drivable path and parking
- i. Restrict access to park that doesn't allow mid-street crossing of pedestrians from across street parking
- j. Add directional signage at intersection of CTH NN and WIS 83
- k. Add additional angled parking near play area
- l. Add more lighting
- m. Add more grill stations
- n. Add ADA accessible swing
- o. Upgrade and enlarge pavilion to handle major events
- p. Add electronic sign at park to advertise events
- q. Remove and re-purpose basketball area
- r. Consider building a new year-round heated pavilion
- s. Convert tennis court to pickle ball court (part of 2017 capital plan)

### Minor Park

- a. \*Upgrade existing trails and parking to current ADA standards
- b. \*Connect internal trails to future multi-use path along NN
- c. \*Implement permanent restroom facilities
- d. Add ADA accessible play area
- e. Add picnic facilities
- f. Add 18 hole disc golf course (part of 2017/2018 capital plan)
- g. Replace trail bridges (part of 2022 capital plan)

## **Special Use Parks or Nature Preserve**

### TID #3 Conservancy

- a. Add walking trails
- b. Add activity stations or exercise stations along trail - work with YMCA and ProHealth to implement

### Phantom Glen Park

- a. Update boat launch (part of 2017 capital plan)
- b. Parking lot resurfacing (part of 2017 capital plan)

# RECOMMENDATIONS

- c. Add lighting to boat launch area
- d. Add benches, picnic tables and grills by fishing pier
- e. Add a play area
- f. Add boat cleaning station
- g. Bathroom and pavilion upgrade (part of 2019 capital plan)

## Undeveloped parks

### Rosewood Park (Fairwinds Subdivision)

*(underlined recommendations are from survey completed by Village Board member in 2016, 4 subdivisions were polled)*

- a. \*Implement facilities proposed in master plan
- b. \*Implement designed facilities
- c. Add basketball court
- d. Add weather resistant picnic tables or park benches
- e. Add walking path
- f. Install two infant swings, with at least one that allows parent and child to swing and face each other
- g. ADA accessibility
- h. Multi-purpose greenspace (soccer field, baseball diamond, or free play)
- i. Splash pad
- j. Separate play equipment for older and younger children
- k. Add portable toilet or restrooms
- l. Add trees
- m. Add play structure (part of 2017 capital plan)

These are generalized locations used for planning purposes only.

**Site A** is River Park Estates, an existing subdivision that is underserved by all park types, with the exception of Community Parks. Following the current dedication requirement, at approximately 185 acres, River Park Estates would require 39 acres of parkland. The current undeveloped open space to the north owned by the homeowners association is approximately 37 acres. The existing 2 acre deficiency should be considered when future parks are developed. There are approximately 30 acres directly west of River Park Estates designated as Small Lot Single Family (10,000 - 12,000 Sq. Ft.). Assuming 12,000 Sq. Ft. lots and using the Village's requirement of one acre of parkland dedicated per 15 dwelling units, approximately 7.3 acres of parkland should be dedicated for this new residential area. This area is located adjacent to Vernon Marsh which offers birding, boating, canoeing, cross country skiing, dog trial grounds, hiking, snowmobiling, trapping, wild edibles, wildlife viewing, fishing and hunting. This park could also be coordinated with the nearby St. James park area, to develop a more expansive feeling open space while retaining private ownership of the St. James property. The River Park Estates neighborhood is also approximately 1.0 - 1.5 miles from Clarendon Avenue Elementary School and Park View Middle School which together offer a hard surfaced play area with extensive play structures and swings, a running track, football field, soccer field, two basketball courts, baseball and softball diamonds. However, school park hours are limited due to school hours and facilities and maintenance are the responsibility of the Mukwonago Area School District, not the Village directly. The distance of residences within the River Park Estates to the school parks heightens the need for additional park space within the neighborhood for general play facilities. A neighborhood park that serves the River Park Estates subdivision should include facilities such as athletic facilities, play equipment, shelter facilities, grills, lighting, and toilet facilities. A walking path could also be developed from the neighborhood through the environmental corridor

## 6.2 NEW PARK FACILITIES

The Village should develop new park and recreational facilities in areas that are underserved by existing facilities, where future residential expansion is expected to occur, or where the acquisition of park and open space will advance the goals and policies of this plan or the Mukwonago Comprehensive Plan.

The Potential Parks and Recreation Map in Appendix C identifies the general location for potential new or expanded park facilities, based in-part on the Mukwonago Comprehensive Plan Update (see Future Land Use Map in Section 2.6).



located to the north along the Fox River.

**Site B** (approximately 25 acres) is owned by the Town of Mukwonago, but is recommended as park land in the Comprehensive Plan update (2016). This potential park site is currently southeast of the Mukwonago Estates Subdivision, which has privately-owned parkland, but no current park facilities. The subdivision is currently underserved by Village Parks as shown on the Park Service Areas map in Appendix C. The new park should be a neighborhood park with areas of nature preserve as indicated in the future land use in the 2016 Comprehensive Plan update. The park should offer playground equipment, shelter facilities, grills, sport court(s) (e.g. basketball, tennis, volleyball), lighting, and toilet facilities. If the privately-owned parkland is ever developed, the Village should ensure that the Village's park facilities do not duplicate what is offered within the subdivision.

**Site C** is in an area that is underserved by all Village parks with the exception of Community Parks. The Comprehensive Plan update also designates additional residential (Small Lot Single Family (10,000 - 12,000 Sq. Ft.) and Medium Lot Single Family II (15,000 Sq. Ft)). The new park should be a neighborhood park. Like Site B, the new park should offer playground equipment, shelter facilities, grills, sport court(s) (e.g. basketball, tennis, volleyball), lighting, and toilet facilities.

**Site D** (5.7 acres) is an expansion of Rosewood Park as recommended in the Comprehensive Plan update (2016). This additional parkland will serve the area designated for residential to the north, northwest and west of Fairwinds Subdivision. Currently, approximately 100 of these acres are within Village limits. Rosewood Park is currently 2.5 acres. Using the Village's requirement of one acre of parkland dedicated per 15 dwelling units and the designation of this area as Medium Lot Single Family II (15,000 Sq. Ft. lot size) in the future land use map, this 100 acre residential area will include approximately 290 dwelling units. This calculation indicates that an additional ~19 acres of parkland dedication may be required. It is recommended that the Village only increase Rosewood Park's

size by 7.5 acres and require fee in lieu of land dedication for the remainder of Rosewood Park to make improvements that would benefit the neighborhoods. Site D is a potential location for larger facilities not included in the initial development of Rosewood Park, such as multi-purpose greenspace (soccer field, football field, la crosse field, etc.), basketball court or a splash pad, and extension of a walking path. Facilities at this park should not duplicate those found at Field Park (e.g. baseball/softball facilities, tennis/pickleball court).

**Site E** is in an area that is underserved by all Village parks with the exception of Community Parks. The current (and planned) land use for this area is commercial to the north and residential to the south. If new neighborhood park dedication is not viable, this area could be served by park facilities at nearby Clarendon Avenue Elementary School.

As new park lands are dedicated to the Village, individual park master plans should be developed in order to guide the installation of park facilities. All individual park master plans of the Village should be adopted as appendices to this plan in order to maintain eligibility for state and federal park and recreational grants.

## 6.3 TRAIL IMPROVEMENTS

Some of the trail, bicycle lane and intersection improvement recommendations identified within this section are remnants from the 2004 CORP. These recommendations have been highlighted (\*) where they occur. A map of the proposed routes and intersection improvements can be found in Appendix C. Specific bike/walk trail development recommendations for the plan include:

- A. CTH NN between WIS 83 and Perkins Drive
- B. CTH ES between Holz Pkwy and WIS 83
- C. WIS 83 between CTH NN and Front St.



# RECOMMENDATIONS

- D. CTH ES/Main Street between WIS 83 and MacIntosh Way
- E. Bayview Rd between CTH ES and WIS 83
- F. Eagle Lake Ave between Minor Park and WIS 83
- G. CTH NN between Pinehurst Drive and CTH II
- H. CTH I between CTH NN and CTH LO
- I. CTH LO between CTH I and Brockway Dr
- J. River Trail along Mukwonago River from northeast Miniwaukan Park to Lower Phantom Lake
- K. CTH ES to River Park Estates

Recommendations for intersection improvements include:

- 1. CTH NN and WIS 83: further enhancement to crosswalk (colored/textured surfaces, curb extension)
- 2. CTH ES and WIS 83: further enhancement to crosswalk (colored/textured surfaces, curb extension)
- 3. WIS 83 and Holz Pkwy: further enhancement to crosswalk (colored/textured surfaces, curb extension)
- 4. CTH ES and Holz Pkwy: enhanced crosswalk (colored/textured surfaces, driver warning lights and/or signage, timed pedestrian signals)

Other trail improvements include:

- ◇ Implement a wayfinding signage program for Village trail system.
- ◇ Implement a cohesive signage program for Village Park entrances and ensure that all parks are signed.
- ◇ Add a kiosk to all parks that shows park system map with park amenities.

from privately owned parks. Given the Village's limited maintenance funds, the Village should carefully consider any transfers of ownership of parkland. However, if the park needs capital improvements to mitigate safety hazards, the Village should consider this a case where the it needs to take over ownership.

If there are many privately-owned parks that are not being properly maintained and/or being offered in a transfer of ownership to the Village, the Village should consider foregoing it's current land dedication requirement (1 acre per 15 dwelling units) in favor of the fee-in-lieu of land dedication in more instances. If the Village does this, it should be sure that any fee-in-lieu of funds are used to improve nearby existing parks that will benefit the new neighborhood.

## 6.5 OTHER RECOMMENDATIONS

Some of the recommendations identified within this section are remnants from the 2004 CORP. These recommendations have been highlighted (\*) where they occur. Other community-specific recommendations include the following:

- 1. \*Develop and approve municipal ordinance aimed at goose mitigation.
- 2. Improve parks website - add more pictures, overall map of park facilities.
- 3. Create a Village Parks Facebook page. This page could provide residents with upcoming events, temporary closings or new developments.
- 4. Continue to plan for costs associated with treatment, removal and replacement of Ash trees in village parks and street terraces.

## 6.4 PRIVATELY-OWNED PARKS

The Village is often offered a transfer of ownership

# 7

# IMPLEMENTATION

# IMPLEMENTATION

This chapter summarizes tools and mechanisms that the Village can use to fund implementation of the park and open space recommendations discussed in Chapter 6, plan adoption and plan amendments.

## 7.1 TOOLS AND MECHANISMS TO FUND IMPLEMENTATION

Maintenance and operational expenses of the Village's Parks Department are generally funded through property taxes and user fees. As the park system grows the need to increase funding to meet the basic maintenance and operational costs also grows. Often there are insufficient funds to undertake major capital improvement projects. There are a wide variety of potential funding sources to assist with up-front capital costs, including acquisition of land and the development of new recreational facilities.

### Grant Programs

An important source of funding is grant programs offered by state and federal agencies, especially the Wisconsin Department of Natural Resources. Table 7.1 provides a summary of common state and federal park and recreation grant programs. The table is not an exhaustive list of grant programs, rather those that are typically used by municipalities. Other grant programs may exist and information regarding funding details shown in Table 7.1 should be verified with grant providers prior to seeking grant funding.

A new 5-year transportation program, Fixing America's Surface Transportation (FAST) Act, was approved (in 2015) by President Obama and is authorized from October 1, 2015 through September 30, 2020. This Act is administered by the Federal Highway Administration. The FAST Act includes a set aside for pedestrian and bicycle facilities, recreational trails, safe routes to school projects, community improvements such as historic

preservation and vegetation management, and environmental mitigation related to stormwater and habitat connectivity.

### Community Fund-raising & Volunteer Groups

Community groups and civic organizations are sometimes willing to organize fundraising efforts to assist with these costs, and they may also be able to marshal volunteer labor to assist with small development projects such as trail creation or playground installations. Local business and corporate support should also be sought. Both non-profit and for-profit organizations can be rewarded for their support with acknowledgment on a plaque or sign at the site.

### 501(c)3 Foundation

The Village can set up an endowment fund as an additional means of providing continual financial support for park acquisition and development. An endowment fund works like a permanent savings account. The amount individuals give, which is the principal, is never spent. Only the interest income is spent, thereby providing a continual source of monies. A park endowment fund can provide a means for residents to either bequeath money or provide ongoing donations to the Village's park system, with the certainty that the money donated will only be used for the advancement of recreation in the community. Gifts to an endowment fund are typically tax deductible under federal and state law.

### Tax Increment Financing (TIF)

As part of a broader plan to redevelop an area, the Village can use tax increment financing to assist with parkland or trail acquisition and development. There are some limitations to what revenues from a TIF district can be used to pay for; generally the costs of constructing public buildings cannot be funded with TIF.

Table 7.1 Park and Recreation Grant Funding Programs

Funding Programs By Category	Maximum Award	Application Due Date	Granting Agency
<b>Natural Heritage Land Trust (NHLT)</b>			
<ul style="list-style-type: none"> <li>A non-profit conservation organization that buys land and holds conservation easements. Conservation easements are voluntary agreements between a landowner and an easement holder (NHLT) to protect land by restricting certain uses. Conservation easements are voluntary and permanent.</li> </ul>			
<b>Land and Water Conservation Fund (LAWCON)</b>			
<ul style="list-style-type: none"> <li>This fund is used to implement projects that are identified by both the local and the state Comprehensive Outdoor Recreation Plan.</li> <li>In general, land acquisition, development, and renovation projects for public outdoor recreation purposes are eligible LWCF projects. LWCF does not include the "nature-based outdoor recreation" restriction that the Stewardship Local Assistance Programs do.</li> </ul>			
<b>Recreational Trails Program Grant</b>			
<ul style="list-style-type: none"> <li>Eligible projects include: maintenance and restoration of existing trails, development and rehabilitation of trailside and trailhead facilities and trail linkages, construction of new trails, and acquisition of easement or property for trails.</li> <li>May only be used on trails which have been identified in or which further a specific goal of a local, county or state trail plan included or reference in a statewide comprehensive outdoor recreation plan required by the federal LAWCON.</li> </ul>			
	Up to 50% of the total project costs of a recreational trail project. Payments are reimbursements on costs incurred after project approval.	1-May	DNR
<b>Urban Forestry</b>			
Provides technical service and financial assistance to communities for developing urban forestry programs. Priorities include: <ol style="list-style-type: none"> <li>Communities needing to develop an urban forestry plan;</li> <li>Communities needing worker training; and</li> <li>Communities needing to conduct a street tree inventory.</li> </ol> Eligible projects include 1) Undertaking street tree inventories; 2) Training for Village tree workers; 3) Developing urban open space programs; 4) Developing urban forestry plans; 5) Developing a tree ordinance; 6) Developing a public awareness program; and, 7) Tree planting and maintenance			
	50% local match required. Grants range from \$1,000 to \$25,000.	1-Oct	DNR
<b>Lake Protection and Classification Grants</b>			
<ul style="list-style-type: none"> <li>Designed to assist lake users, lake communities and local governments as they undertake projects to protect and restore lakes and their ecosystems. Eligible projects include:               <ul style="list-style-type: none"> <li>Purchase of property or a conservation easement</li> <li>Restoration of wetlands</li> <li>Development of local regulations or ordinances</li> <li>Lake classification projects that allow counties to design and implement local land and water management programs that are tailored to specific classes of lakes in response to various development and recreational use pressures (these grants are limited to \$50,000).</li> <li>Lake protection projects recommended in a DNR-approved plan including watershed management, lake restoration, diagnostic feasibility studies, or any other projects that will protect or improve lakes.</li> </ul> </li> </ul>			
	25% local match required. \$200,000 maximum per project.	1-May	DNR
<b>Recreational Boating Facilities Grant</b>			
<ul style="list-style-type: none"> <li>Construction of capital improvements to provide safe recreational boating facilities and for feasibility studies related to the development of safe recreational facilities.</li> <li>Also includes purchase of navigation aids, dredging of channels of waterways, and chemically treating Eurasian water milfoil.</li> </ul>			
	50% local match required	Established quarterly	DNR
<b>NRPA Fund Your Park</b>			
<ul style="list-style-type: none"> <li>Crowdfunding platform service designed for park and recreation agencies</li> </ul>			
	Service is free, tax deductible donations	<b>Application Open:</b> January 4 and June 6, 2016 <b>Applications Due:</b> February 2 and July 7, 2016	IRPA



# IMPLEMENTATION

Funding Programs By Category	Maximum Award	Application Due Date	Granting Agency
<b>Knowles-Nelson Stewardship Program</b>			
The Stewardship Program was established in 1989 to preserve Wisconsin's most significant land and water resources for future generations and to provide the land base and recreational facilities needed for quality outdoor experiences.	50% local match required	1-May	DNR
These goals are achieved by acquiring land and easements for conservation and recreation purposes, developing and improving recreational facilities, and restoring wildlife habitat.			
This is an umbrella program that funds the following grants:			
<b>Aids for the Acquisition and Development of Local Parks (ADLP)</b>			
<ul style="list-style-type: none"> <li>Helps to buy land or easements and develop or renovate local park and recreation area facilities for nature-based outdoor recreation purposed (e.g., trails, fishing access, and park support facilities).</li> </ul>			
<b>Urban Green Space (UGS)</b>			
<ul style="list-style-type: none"> <li>Helps to buy land or easements in urban or urbanizing area to preserve the scenic and ecological values of natural open spaces for nature-based outdoor recreation, including non-commercial gardening.</li> </ul>			
<b>Urban Rivers (UR)</b>			
<ul style="list-style-type: none"> <li>Helps to buy land on or adjacent to river flowing through urban or urbanizing areas to preserve or restore the scenic and environmental values of riverways for nature-based outdoor recreation.</li> </ul>			
<b>Acquisition of Development Rights Grants (ADR)</b>			
<ul style="list-style-type: none"> <li>Helps to buy development rights (easements) for the protection of natural, agricultural, or forestry values, that would enhance nature-based outdoor recreation.</li> </ul>			

The Village currently has two active TIF Districts. TID #3 (The Gateway District) and TID #4. TIDs are generally created for the purpose of stimulating redevelopment and new public and private investments. Tax increment could be used for land acquisition and site development, but could not be used for construction of park shelters.

Under state statute 66.1105 a municipality can use tax increment to complete public improvements within a 0.5-mile radius of the TID, so long as the use of the funds supports and benefits the TID. Therefore it may be possible for the Village to use TIF increment to pay for trail improvement projects near current TIDs or if it were to create any TIDs in the future.

## Transportation improvement program (TIP)

Mukwonago should work with the Southeastern Wisconsin Regional Planning Commission (SEWRPC) and WisDOT to include major recommendations of this Plan in annual updates of the Transportation Improvement Program, to


facilitate access to federal and state funding support. In particular, the communities should request that "first priority" projects get included in the Transportation Improvement Program (TIP).

## Parkland Dedication and Impact Fees

The Village's Municipal Code includes regulations regarding parkland dedication requirements. Within the corporate limits of the Village, subdividers are required to dedicate sufficient land to provide park, recreation, and general open space to meet the anticipated neighborhood needs of residential and development areas, as such park development is determined necessary or desirable by this plan.

### Parkland Dedication

Section Sec. 45-14(b)1 - parkland dedication, requires 1 acre per 15 dwelling units. Using the average persons per household value of 2.44 (2015) from 2011-2015 American Community Survey (ACS) data, this translates to approximately 27.3 acres per 1,000 residents. As noted in Chapter 4, the village is currently providing 23 acres per



1,000 residents. If the Village followed the minimum service level policy provided by the NRPA, then they would only need 0.38 acres per 15 dwelling units.

### **Fees in Lieu**

If parkland dedication is not possible, at the sole discretion of the Village Board a subdivider may satisfy the requirement for provisions of such park, recreation and general open space by payment of a fee in lieu of land. These fees are collected and used for purchase, development, improvement and maintenance of parks, playgrounds, open spaces and other recreational sites and facilities. Payments are required before the plat is submitted for final approval. The schedule for fees in lieu of dedication in 2016 were as follows:

- ◇ \$600 per single-family unit
- ◇ \$600 per two-family unit
- ◇ \$480 per apartment building, connected row houses or condo units of 3-7 units
- ◇ \$450 per apartment building, connected row houses or condo units of 8 or more units

Mukwonago's fees in lieu of land dedication should be updated annually based on the average assessed value per acre of undeveloped property within the Village, as determined by the Village assessor. With this approach, the fee for single-family units should be 100% of the average assessed value per acre and the fee for each multi-family unit should be two-thirds (2/3) of the average assessed value per acre. This methodology will keep fees up-to-date based on market conditions.

### **Impact Fees**

In addition, at the time building permits are issued for new construction of single-unit or multi-family residential units, a one-time fee is assessed and paid as a special charge (impact fee) for parkland development. This fee does not apply to commercial/industrial properties. Currently the Village assesses a fee of \$942 per dwelling unit.

## **Comparable communities**

Table 7.2 compares Mukwonago's land dedication, fees in lieu and park impact fees to comparable neighboring communities. When looking at Fees in Lieu in nearby communities, Mukwonago's fees are more than the City of Elkhorn and less than the City of Delavan.

The land dedication requirement for residential development in Mukwonago is calculated as acreage per 15 dwelling units. The Village of Pewaukee's land dedication requirement is determined by the Village Assessor and the Cities of Elkhorn and Delavan calculate requirements based on acres per dwelling unit. If calculated on a per dwelling unit basis, Mukwonago requires 0.07 acres per dwelling unit. This is higher than the City of Delavan (0.03 acres) but lower than the City of Elkhorn (0.24 acres).

# IMPLEMENTATION

Table 7.2 Summary of Land Dedication/Fees in Nearby Communities

	Village of Mukwonago	Village of Pewaukee	City of Elkhorn	City of Delavan
Park Impact Fees	\$942 per dwelling unit	\$1,034 per dwelling unit	• \$874 per single-family unit • \$681 per multi-family unit	\$1,011 per dwelling unit
Land Dedication Requirements	0.07 acres per dwelling unit (1 acre per 15 dwelling units)	Sufficient area to meet the proportionate park, rec and open space needs generated by the development. <i>Determined by Village Assessor</i>	0.24 acres per dwelling unit	0.03 acres per dwelling unit
Fees in Lieu of Land Dedication	<ul style="list-style-type: none"> <li>• \$600 per single-family unit</li> <li>• \$600 per two-family unit</li> <li>• \$480 per apartment building, connected row houses or condo units of 3-7 units</li> <li>• \$450 per apartment building, connected row houses or condo units of 8 or more units</li> </ul>	Unknown	\$535 per dwelling unit	\$757 per dwelling unit
Capital Park Department Budgets (2014, 2015, 2016)	<ul style="list-style-type: none"> <li>• 2014 actual: \$3,045</li> <li>• 2015 actual: \$260,638</li> <li>• 2016 actual: \$40,900</li> <li>• 2017: \$40,700</li> </ul>	<ul style="list-style-type: none"> <li>• 2014 actual: \$0</li> <li>• 2015 actual: \$44,946</li> <li>• 2016 actual: \$44,946</li> <li>• 2017: \$46,582</li> </ul>	<ul style="list-style-type: none"> <li>• 2014: unavailable</li> <li>• 2015 actual: \$45,582</li> <li>• 2016 actual: \$57,035</li> <li>• 2017: \$63,035</li> </ul>	<ul style="list-style-type: none"> <li>• 2014: \$167,000</li> <li>• 2015: \$13,500</li> <li>• 2016: \$130,000</li> <li>• 2017: \$5,000</li> </ul>
Operational Park Department Budgets (2014, 2015, 2016)	<ul style="list-style-type: none"> <li>• 2014 actual: \$145,092</li> <li>• 2015 actual: \$171,335</li> <li>• 2016 actual: \$146,629</li> <li>• 2017: \$168,590</li> </ul>	<ul style="list-style-type: none"> <li>• 2014 actual: \$151,632</li> <li>• 2015 actual: \$153,508</li> <li>• 2016 actual: \$112,285</li> <li>• 2017: \$170,937</li> </ul>	<ul style="list-style-type: none"> <li>• 2014: unavailable</li> <li>• 2015 actual: \$229,391</li> <li>• 2016 actual: \$207,571</li> <li>• 2017: \$226,590</li> </ul>	<ul style="list-style-type: none"> <li>• 2014 actual: \$268,938</li> <li>• 2015 actual: \$305,112</li> <li>• 2016 actual: \$329,477</li> <li>• 2017: \$346,087</li> </ul>
FTE & PTE Parks & Recreation Employees	<ul style="list-style-type: none"> <li>• FTE: 2</li> <li>• PTE: 0</li> </ul>	<ul style="list-style-type: none"> <li>• FTE: 1</li> <li>• PTE: ?</li> </ul>	<ul style="list-style-type: none"> <li>• FTE: 4</li> <li>• PTE: ?</li> </ul>	<ul style="list-style-type: none"> <li>• FTE: 4</li> <li>• PTE: ?</li> </ul>
Total Number of Parks	9	5 (joint park system with City)	13	17
Total Park Acreage	380	unknown	92	132
2016 WI DOA Population Estimate	7,772	8,106	9,897	8,414

## 7.2 PLAN ADOPTION & AMENDMENTS

This plan is adopted as a component of the Village Comprehensive Plan. As such, procedures for adoption of this plan, and future amendments, shall follow those procedures enumerated under sec. 66.1001 Wis. Stats. for comprehensive plan adoption. Those procedures are highlighted below:

### Committee of the Whole Recommendation

The Village's Committee of the Whole shall meet to

review the plan and pass a motion to recommend approval of the plan or plan amendment.

### Public Hearing

Prior to adopting this plan, or plan amendment, the Village could hold a public hearing to discuss the proposed plan or plan amendment; however this is not required since the plan is not being adopted as a component of the Village Comprehensive Plan. The meeting notice should provide a method for submitting written comments, and those comments should be read or summarized at the public hearing. The public hearing may be held by either the Committee of the Whole or Village Board.



### **Plan Adoption**

This plan and any future amendments become official Village policy when the Village Board passes, by a majority vote of all elected members, an adoption ordinance. The Village Board may choose to revise the plan after it has been recommended by the Committee of the Whole, and after the public hearing (optional).

### **Plan Amendment vs. Plan Update**

Amendments can be made at any time, but the Village should not amend the plan more than once per year. A common recommended approach is to establish a consistent annual schedule for consideration of minor plan amendments. This plan should be updated every five years in order to maintain eligibility for Wisconsin Department of Natural Resources Stewardship Funding. Unlike an amendment, a plan update should revisit the entirety of the plan content and include more robust opportunities for public participation.

## **7.3 PRIORITY IMPROVEMENTS**

The Committee of the Whole has prioritized the recommendations for each existing park in Mukwonago. Table 7.3 lists these priority improvements which Mukwonago wishes to accomplish between 2018 and 2022 along with estimated costs to be used for budgeting purposes.



Table 7.3 Priority Park Improvements 2018-2022

Park Improvement - Implementation Priorities 2018-2022									
Park Name	Improvement	Estimated Cost	Details	2018 Budget	2019 Budget	2020 Budget	2021 Budget	2022 Budget	Notes
<b>Open Space Adjacent to Police Station</b> 5 year total: \$50,400-\$55,000	Lighting	\$750-2,500 each	2-4 lights		\$6,000				
	Picnic tables	\$500-1500 each	2 tables	X					O&M Budget Item
	Connect with Indianhead Park	\$5,400	500 ft			\$5,400			
	Memorial	\$2,500-8,000						\$5,000	Work with American Legion
<b>Indianhead Park</b> 5 year total: \$258,000-\$1.5 million	Stage	\$150,000-1.25 million				\$750,000			Village investment combined with fundraising
	Remodel bathroom	\$75,000-250,000			\$100,000				
	Play structure	\$40,000+			\$75,000				
	Entrance sign	\$20,000-40,000			\$40,000				
	Repave parking lot	\$50,000			\$50,000				Included in 5 year capital plan
	Entry enhancement	\$3,000-4,000		X					O&M Budget Item
<b>Washington Avenue Park</b> 5 year total: \$174,000-\$368,000	General maintenance	\$10,000		X	X				O&M Budget Item
	Shelter	\$12,000-40,000					\$40,000		Combine with restroom
	Basketball court surface	\$5,000-10,000			X				
	Shade trees	\$350-1,000	3-5 trees	X		X			O&M Budget Item
	Permanent restroom	\$150,000-300,000							
	Bike rack	\$1,000		X					O&M Budget Item
<b>Miniwaukan Park</b> 5 year total: \$137,000-\$300,000	Site furniture	\$5,000-12,000		X	X	X			
	Pave path	\$80,000			\$50,000				
	Lighting	\$10,000			\$10,000				
	Update picnic facilities	\$5,000-20,000		X	X				Process started in 2017
	Play equipment	\$22,000-40,000					\$40,000		
	Additional restrooms	\$20,000-150,000					\$150,000		
<b>Field Park</b> 5 year total: \$500,000-\$1.7 million	Widen Hwy 83 entrance	\$10,000-50,000			\$25,000				
	Repave parking lot and install additional parking	\$80,000		\$80,000					Included in 5 year capital plan (reserves)
	Replace play equipment	\$40,000-100,000			\$75,000				
	New shelter building	\$400,000-1.5 million						\$500,000	Project can be pushed out into years 6-10
	Entrance sign	\$32,000-50,000			\$60,000				
	Playground surfacing	\$20,000+			\$15,000				

Park Improvement - Implementation Priorities 2018-2022									
Park Name	Improvement	Estimated Cost	Details	2018 Budget	2019 Budget	2020 Budget	2021 Budget	2022 Budget	Notes
<b>TID # 3 Conservancy</b> 5 year total: \$55,000-\$65,000	Add walking trails (gravel)	\$10/Linear Foot	4,500 ft				\$50,000		
	Activity Stations	\$2,500-4,000 ea	4-5 stations						
	Add lighting to boat launch	\$5,000-10,000			\$10,000				
	Playground	\$75,000-250,000							Limited parking may be an issue
	Add site furnishing	\$20,000-40,000			\$20,000				
<b>Phantom Glen Park</b> 5 year total: \$228,000-\$504,000	Boat cleaning station	\$3,000-4,000					\$5,000		
	Boat launch replacement (2017/18)			\$216,000					Include in 5 year capital plan. Grant award of \$104,531.33.
	Bathroom and pavilion	\$125,000-200,000			\$25,000				Remodel included in 5 year capital plan
	Shade trees	\$350-1,000 each	5-10 trees	X		X			Receiving a donation for 5 trees
	Picnic tables	\$4,000+	4 tables	X					O&M Budget Item
<b>Rosewood Park</b> 5 year total: \$35,250-\$53,500	Infant swings	\$1,500+		X					Part of the play structure
	Walking path (concrete)	\$18/Linear Foot	1,000 ft		X	X	X		
	ADA accessibility	\$10,000-20,000		X					ADA wood chips when the structure is installed
	Bathroom	\$150,000					\$150,000		
	Play Structure	\$60,000			\$60,000				
<b>Minors Park</b> 5 year total: \$548,000	Pedestrian bridge replacement	\$338,000						\$338,000	Included in 5 year capital plan
	Creation of new Park in outlot MUKV1967063	\$100,000			\$100,000				
	Continuation of the Holz Parkway multi-use trail (planning) (2017/18)	\$234,000		\$234,000					In the planning state. Included in 5 capital plan.
	Trail and foot bridge over the Fox River in CTH ES(planning).	\$320,000					\$320,000		Under discussion
<b>River Park Estates</b> 5 year total: \$100,000									
<b>Multi-Use Trails</b> 5 year total: \$554,000									
Annual Totals			\$530,000	\$721,000	\$755,400	\$755,000	\$843,000	5 Year Total	\$3,604,400.00

