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2019 Needs Assessment

Background

In 2011, Park City and Snyderville Basin Special Recreation District (“SBSRD” or the “District”) joined together to evaluate needs and opportunities to jointly provide recreation facilities and services. A study was published entitled “Recreation Facility Demand Study” which outlined the different services provided in the combined boundaries and compared their level of service to similar communities. Since the study, several new facilities have been added in the Snyderville Basin (“Basin”). Since 2011, the District has added two gymnasiums, four dog parks, three pavilions, two outdoor tennis courts, and eight dedicated pickleball courts.

The purpose of this study is to update the prior report for SBSRD in the following areas:

- Revise population projections and household characteristics
- Update the current inventory of existing facilities in the Basin
- Evaluate current levels of demand, usage, and capacity of existing facilities
- Update levels of service in comparable mountain resort communities
- Evaluate recommendations for needed facilities and levels of service

The study will also analyze the facilities by ownership to identify areas where the District relies heavily on facilities which are owned and operated by the Park City School District (the “School District”) and what effects any future limitations on usage of School District facilities might have on District programs and events.

Executive Summary

This study finds that SBSRD is heavily reliant on the School District for many of its more popular facilities, including multi-use fields, gymnasiums, and ballfields. The existing inventory of facilities located in the District is shown in Table 1, which shows the service levels provided by SBSRD with School District facilities, as well as the level of service (“LOS”) provided if SBSRD were to no longer have access to school-owned facilities. LOS is how many facilities a community provides per the number of people in that community. If the LOS is lower, then it is providing more service because a lower LOS means there are fewer people-per-facility than a higher LOS. For example, SBSRD has one multi-purpose field for every 1,641 people living in the community. In comparison, SBSRD only has one multi-purpose for every 3,937 people in the community when school-owned facilities are removed. This is a significantly lower service level.

TABLE 1: SBSRD – CURRENT LEVEL OF SERVICE

Facilities	Number of Facilities with Schools	LOS with Schools	SBSRD Owned	
			Facilities (without Schools)	LOS without Schools
Basketball – Outdoor	2	9,844	2	9,844
Bike Park	1	19,687	1	19,687
Dog Parks	5	3,937	5	3,937
Fitness/Exercise Facilities	1	19,687	1	19,687
Gymnasiums (Basketball & Volleyball)	7	2,812	2	9,844

Facilities	Number of Facilities with Schools	LOS with Schools	SBSRD Owned	
			Facilities (without Schools)	LOS without Schools
Jogging Track – Indoor	1	19,687	1	19,687
Ballfields	2	9,844	0	NA
Park Acres*	96	5	96	5
Pavilions	13	1,514	13	1,514
Pickleball Courts	8	2,461	8	2,461
Playgrounds	5	3,937	5	3,937
Pool – Indoor	1	19,687	0	NA
Pool – Outdoor	1	19,687	1	19,687
Skateboard Park	1	19,687	1	19,687
Multi-Use Fields	12	1,641	5	3,937
Soccer fields (U8 & U10)	2	9,844	0	NA
Tennis – Outdoor	6	3,281	6	3,281
Trails*	172	9	172	9
Volleyball – Outdoor/Sand	2	9,844	2	9,844
Indoor Field	1	19,687	1	19,687

* Parks and trails are calculated in total acres or miles. The LOS column is calculated in acres or miles per 1,000 population.

As another means of identifying appropriate service levels for the District, a community recreation survey was recently conducted by Y2 Analytics (“Survey”). This analysis identified community-perceived shortages in current District facilities. The Survey results should be considered in tandem with the results from this Needs Assessment to formulate a strategic plan for moving forward.

Population Projections

Population information for the District in 2010 and 2017 was pulled directly from the Summit County Department of Economic Development report from U.S. Census estimates through 2017. The 2030 projected population comes from the Wasatch Front Regional Council’s Traffic Analysis Zones which have been analyzed through GIS to refine the projections specifically for SBSRD. It is projected that by 2030 there will be just over 23,000 people living in the District, an increase of nearly 3,500 people from 2017 to 2030.

TABLE 2: POPULATION GROWTH PROJECTIONS

	Population 2010	Population 2017	Population Projection 2030
SBSRD	17,165	19,687	23,151

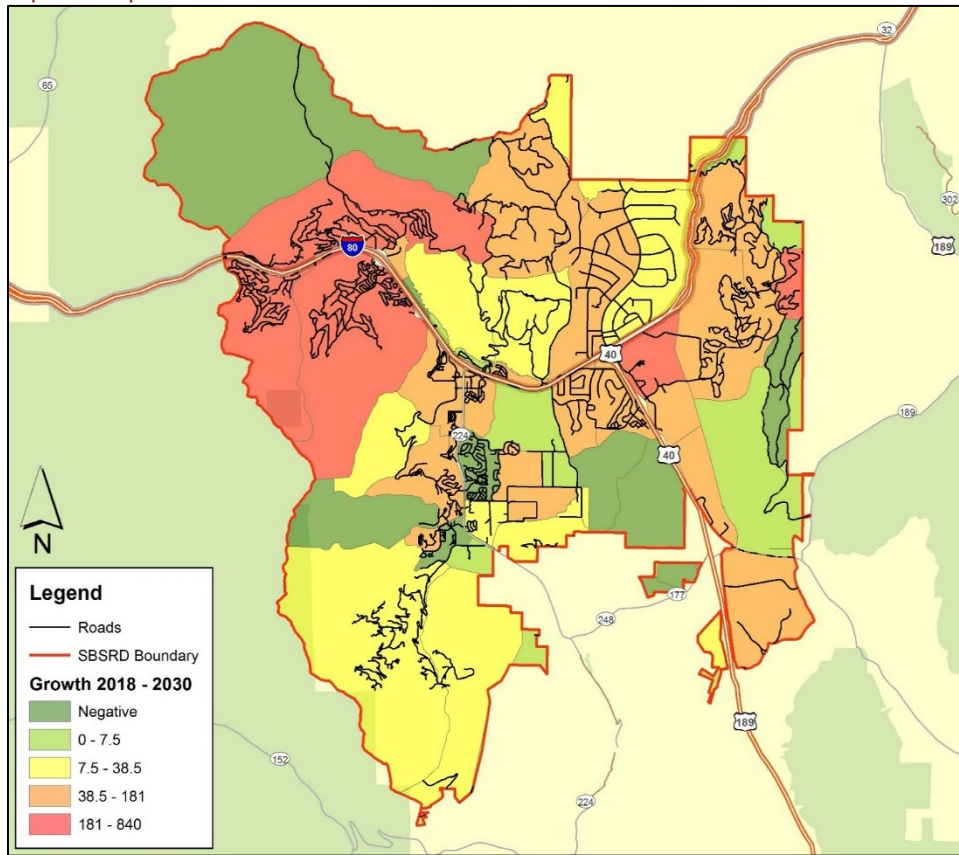
Source: Summit County Demographic and Income Profile for Basin Rec (U.S. Census Bureau), TAZ

*It should be noted that the previous Needs Assessment presented a much higher 2010 population estimate and, subsequently, higher population projections. The population data used previously was also an estimate produced by Summit County which appears to have been adjusted as new data has been released by the U.S. Census Bureau.

It is notable that the U.S. Census doesn’t consider secondary-home usage or extended visitors when calculating population. With the large number of second homes in the Basin, there may be times when the population is significantly higher than what is shown in Table 2.

The map shows the expected growth by geographic location. The most concentrated growth is projected to happen in the Summit Park area as well as in the area immediately east of the I-80 interchange. Moderate growth is expected to occur throughout the Basin and the Silver Summit area served by SBSRD.

Expected Population Growth 2018-2030



Source: SBSRD, TAZ WFRC

Household Characteristics

To better understand the needs of the residents in the District, an analysis of a few key household characteristics was made and then compared to local and national levels. The Utah and United States population projections are pulled directly from the U.S. Census data and its Population Estimates Program (“PEP”) while the median age and household size numbers are recorded directly from the U.S. Census American Community Survey (“ACS”).

As shown in Table 3, the District has a median age which is higher than the national average. The average household size in the Basin is also higher than the national average; however, it is still lower than the local average found within the state of Utah.

TABLE 3: HOUSEHOLD CHARACTERISTICS

	Population		Median Age		Household Size	
	2010	2017	2010	2017	2010	2017
SBSRD	17,165	19,687	38.8	39.8	2.78	2.80

	Population		Median Age		Household Size	
	2010	2017	2010	2017	2010	2017
Utah	2,763,885	2,948,427	29.2	30.3	3.10	3.16
United States	308,745,538	318,558,162	37.2	37.7	2.58	2.64

Source: ACS 2013-2017, 5-Year Estimates

These numbers show that the District is somewhat more comparable to national household characteristics than Utah household characteristics. The higher median age may also influence SBSRD's priorities when considering the demand for future recreational facilities.

Comparable Mountain Resort Communities

Zions Public Finance, Inc. ("ZPFI") surveyed three other mountain resort communities in order to better understand the recreational services and facilities offered by comparable cities. After discussion with SBSRD, these cities were chosen due to similar populations, household size, location in the western United States, and overall characteristics. Some of the communities are the same as those surveyed in the 2012 report. LOS data from these comparable mountain resort communities is provided in Appendix A and throughout this report not to establish a "right" LOS, but rather for comparison purposes only.

TABLE 4: COMPARATIVE COMMUNITIES – DEMOGRAPHICS

	Population 2017	Median Age	Persons per Household (2012-2016)
Steamboat Springs	12,965	37.4	2.49
Truckee	16,553	38.1	2.64
Jackson Hole	21,563	38.3	2.56
SBSRD	19,687	39.8	2.80

Source: ACS 2013-2017, 5-Year Estimates

Existing Inventory of Capital Facilities

Many of the facilities can be used for multiple purposes. For example, many full-size fields are equipped with dirt infields for baseball or softball purposes, but their grass outfields can also be used for other activities such as football, lacrosse, or soccer. Another example is an indoor gymnasium's ability to facilitate volleyball, basketball, and pickleball. Table 5 lists all the uses of these facilities. This means some multi-purpose facilities are counted more than once to show the facility's ability to serve multiple functions. For example, the District has eight dedicated pickleball courts but there are also two tennis courts lined for four pickleball courts and a gymnasium which houses three pickleball courts. This means the total number of pickleball facilities within the District is 15, despite there only being eight dedicated pickleball courts. A complete list of facilities by location can be found in Appendix B and C.

TABLE 5: FACILITY USAGE

Facilities	Number of Facilities
Ballfields*	8
Basketball – Indoor*	7
Basketball – Outdoor	2
Bike Park	1
Dog Parks	5

Facilities	Number of Facilities
Fitness/Exercise Facilities	1
Jogging Track – Indoor	1
Park Acres	96 ¹
Pavilions	13
Playgrounds	5
Pickleball Courts*	15
Pool – Indoor	1
Pool – Outdoor	1
Skateboard Park	1
Multi-Use Fields*	12
Soccer Fields (U8 & U10)*	2
Tennis – Outdoor*	6
Trail Miles	172
Volleyball – Indoor*	7
Volleyball – Outdoor/Sand	2
Indoor Field	1

Source: SBSRD, ACS 2013-2017 5-Year Estimates, ZPFI

*These facilities are also counted under another category such as soccer, baseball, basketball, pickleball, volleyball, etc. and are not included in the total count of facilities found in Table 1 on page 2.

Many of the facilities where SBSRD programs are held are owned and operated by the School District and have limited availability. This has the potential to cause scheduling problems if these school-owned facilities were ever to become unavailable for scheduling by the District. This report takes a closer look at the effects that loss of school facilities would have on the District's programming. Table 6 classifies the ownership of each site where the District uses facilities.

TABLE 6: FACILITY SITE OWNERSHIP

Location	Ownership
Ecker Hill Complex	School
Basin Recreation Fieldhouse	SBSRD
Jeremy Ranch Elementary	School
Matt Knoop Memorial Park	SBSRD
Park City High School	School
Trailside Elementary School	School
Trailside Park	SBSRD
Willow Creek Park	SBSRD
Treasure Mountain Fields	School

¹ This number deviates from that found in the 2011 study because it does not take into account school facilities and Willow Creek open space.



Analysis of Individual Programs and Facilities

Fields

This section will focus on the number of fields which are available to the residents in the District and the types of activities that they facilitate due to the multiple uses that an open field provides. There are three sizes of field: full, under 10 (U10), and under 8 (U8). Many fields are considered multi-use because they can serve multiple purposes.

There is a total of 12 multi-use fields available to SBSRD. The Ecker Hill Complex houses five of those fields. Willow Creek Park and Trailside Park each offer two fields and Treasure Mountain, Park City High School, and Matt Knoop Memorial Park all have one field. These multi-use fields provide a place for soccer, lacrosse, and football. Some of the fields have an infield for baseball and softball activities and are accounted for in this section. SBSRD also provides two fields for U10 and U8 soccer and mid-size lacrosse matches. These smaller fields are located at Trailside Elementary School and at Jeremy Ranch Elementary School.

The table below shows a comparison of the fields that are owned by the District to those which are owned by the School District. It shows that more than half of the multi-use fields used by the District and all of the small (U8 and U10) fields are school-owned. The District only owns five of the 14 fields which it currently uses to facilitate programs.

TABLE 7: FIELDS – OWNERSHIP

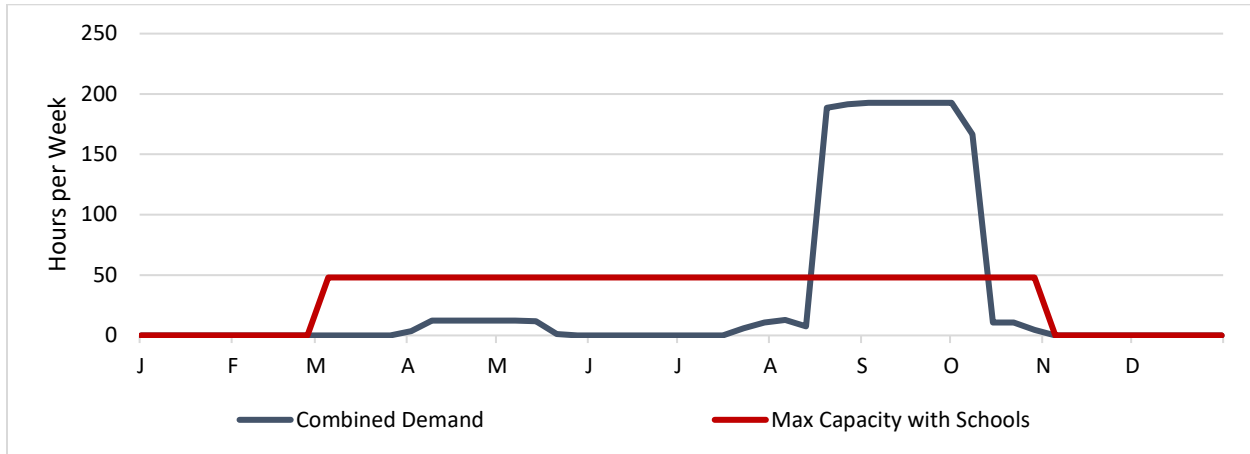
Facilities	SBSRD	Total
Multi-Use Fields	5	12
Soccer Fields (U8 & U10)	0	2

U8 & U10 Soccer Fields

The U8 and U10 soccer fields located at Trailside Elementary and Jeremy Ranch Elementary are available to the District at varying times during the year. There is no availability from November through February due to cold weather. Fields are available for use from March through October at varying availability when school is in session. Total capacity during the school year is 60 hours per week, assuming four hours of availability at peak times on weekdays and 10 hours of availability on Saturdays, for an average of five hours of availability per day (2 fields × 5 hrs/day × 6 days/wk = 60 hrs). Fields are considered to be at maximum capacity at 80 percent of total capacity; therefore, maximum capacity during the school year is 48 hrs/wk.

Chart 1 shows the demand for this specific size of field according to the District's programming schedule. These fields are primarily used by lacrosse and soccer players under the age of 10. Peak demand for these facilities begins in mid-August, when the District's Fall Soccer program begins, and ends near mid-October. Demand during this time reaches a maximum of 192.7 hours per week, creating a shortage of as much as 175.6 hours per week (192.7 hrs/wk – 48 hrs/wk = 144.7 hrs/wk). The District may address this shortage by constructing new U8 and U10 fields. In this case, it would need to construct six new fields (144.7 hrs/wk ÷ 24 hrs/wk = 6 fields). Another option would be to consider the impact of addressing this shortage of facilities by allowing these programs to be played on multi-purpose fields.

CHART 1: U8 & U10 SOCCER FIELDS WITH SCHOOLS

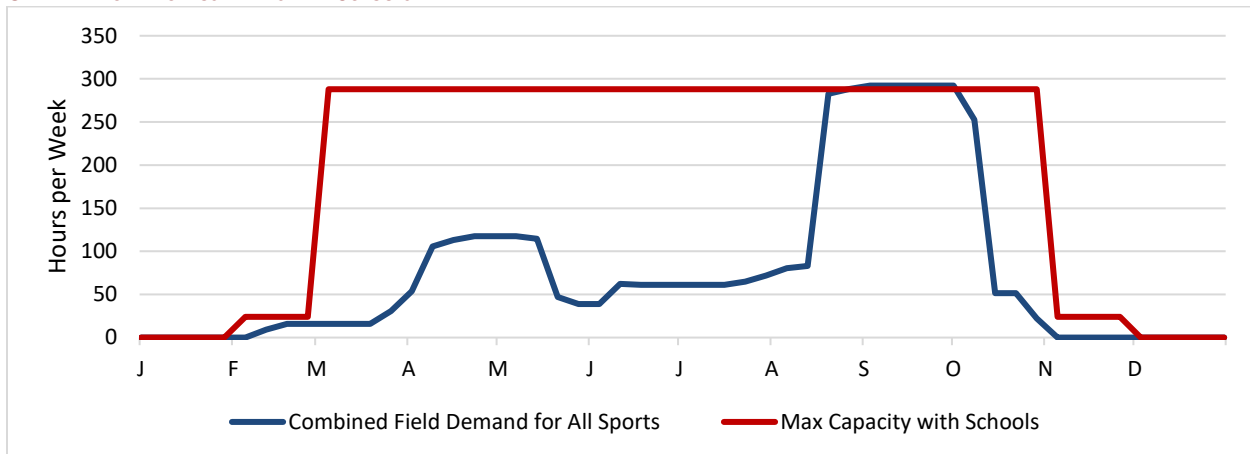


Multi-Purpose Fields

SBSRD has use of a total of 12 multi-purpose fields, seven of which are school property. Availability of school fields fluctuates based on the school year. Matt Knoop Memorial Park has the only field available for 10 months out of the year. All fields are closed during December and January. This means maximum capacity varies throughout the year. Chart 2 shows the different tiers of maximum capacity during the year.

Multi-purpose fields are used by multiple sports (such as football, soccer, lacrosse, and baseball) and host multiple events during the summer, resulting in large spikes of demand from week-to-week. It should also be noted that the excess demand from the U8 and U10 fields is included in the demand calculated for multi-purpose fields. This indicates that the District has capacity to host all programs on multi-purpose fields available to it; however, the maximum capacity is slightly exceeded during the District’s Fall Soccer program in September and October. This means programs may find it difficult to find open fields, even with the use of school facilities.

CHART 2: MULTI-PURPOSE FIELDS WITH SCHOOLS

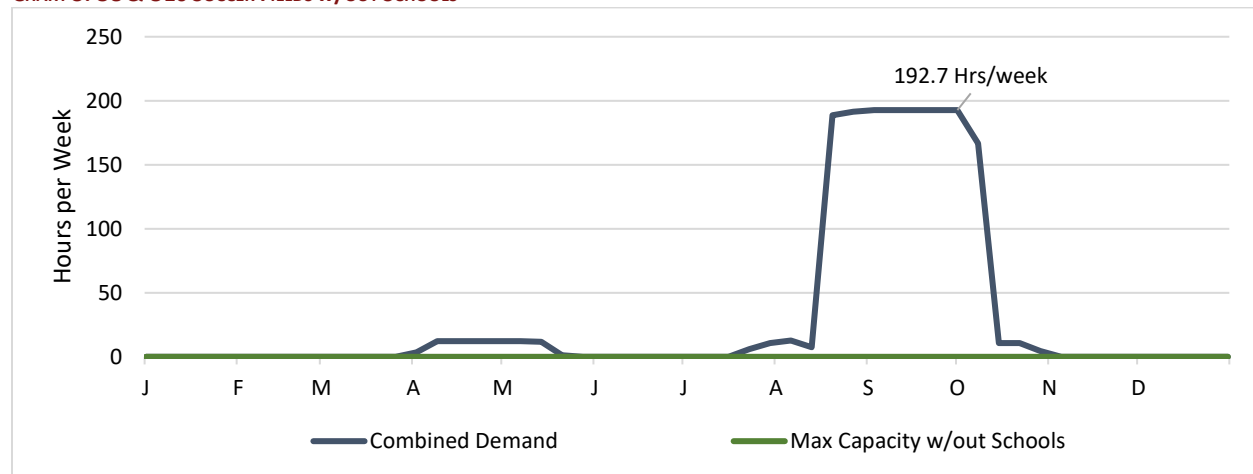


Analysis of Field Capacity without School Facilities

The above analysis shows that the District relies heavily on school facilities to meet the demand generated by its programs. The following is a hypothetical analysis of the District's capacity to meet the same level of demand without school facilities.

The school-owned fields at Trailside Elementary and Jeremy Ranch Elementary are the only U8 and U10 facilities supporting the District's programs. Without these two fields, the District would have no capacity to meet the demand for U8 and U10 fields. Chart 3 shows the shortages that would result if the District could no longer schedule programs at schools. The largest shortage would be during August when there is demand for 192.7 hours per week with no supply. To meet this demand, SBSRD would need to construct eight new fields; this assumes fields would be available six days a week for an average of five hours a day ($192.7 \text{ hrs/wk} \div 24 \text{ hrs/wk} = 8 \text{ fields}$). Another option would be to consider the impact of addressing this shortage of facilities by allowing these programs to be played on multi-purpose fields.

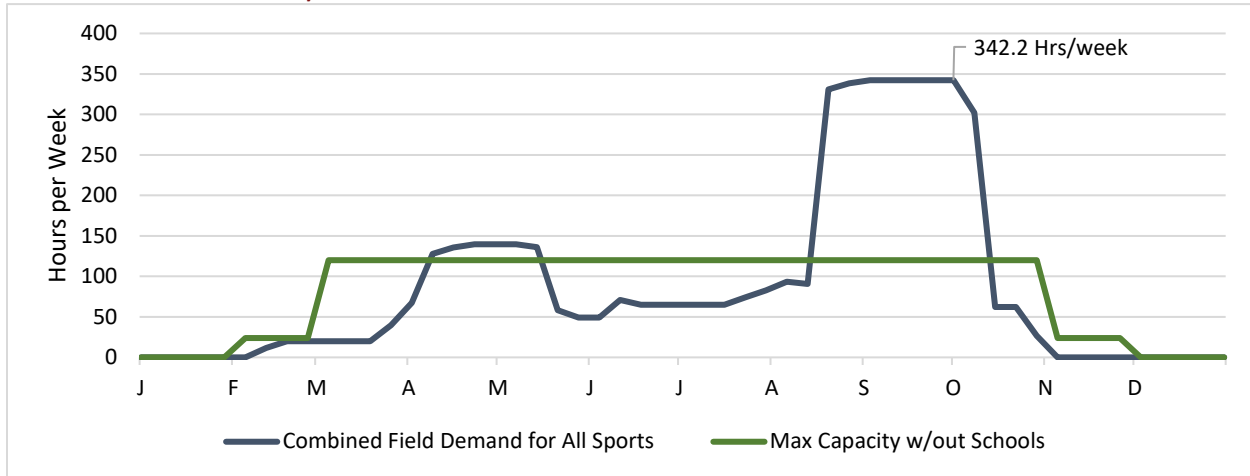
CHART 3: U8 & U10 SOCCER FIELDS w/OUT SCHOOLS



SBSRD utilizes seven school-owned multi-use fields. If those school-owned fields are removed from consideration, then the maximum capacity that the District can provide decreases greatly. In a scenario without school-facilities, only the two fields at Willow Creek Park², the two fields at Trailside Park, and the field at Matt Knoop Memorial Park are considered. This means the total capacity for multi-purpose fields would be 150 hours per week ($5 \text{ fields} \times 5 \text{ hrs/day} \times 6 \text{ days per week} = 150 \text{ hrs/wk}$). Since facilities are considered to be at maximum capacity at 80 percent of total capacity, maximum capacity would be calculated at 120 hours per week. This is a decrease of 168 hours per week from when school fields were being included.

Chart 4 shows the dramatic effect the loss of seven school-owned multi-use fields would have on the District's ability to meet programming demands as well as provide space for large events. The excess demand from the U8 and U10 fields would not be met by the multi-purpose fields and a shortage would result. The largest shortage would be 222.2 hours per week ($342.2 \text{ hrs/wk} - 120 \text{ hrs/wk} = 222.2 \text{ hrs/wk}$). The District could meet this shortage by building 10 new multi-purpose fields assuming that they were available six days a week for an average of five hours a day at peak times ($222.2 \text{ hrs/wk} \div 24 \text{ hrs/wk} = 9.3 \text{ fields}$).

² The 2011 report showed three fields at Willow Creek Park. However, one was eliminated when the tennis courts were built.

CHART 4: MULTI-PURPOSE FIELDS W/OUT SCHOOLS

The recent Survey indicates that District residents consider field space very important. Survey responders indicate that 23 percent consider field space important to their households. While there isn't an immediate need for new fields when school facilities are available to SBSRD, the facilities are still extremely close to maximum capacity. Constructing new fields now would allow the District to use its own fields for more programs and decrease its dependency on school-owned fields. It would also allow more availability of fields during the busy Fall season when peak demand is at its highest.

Ballfields

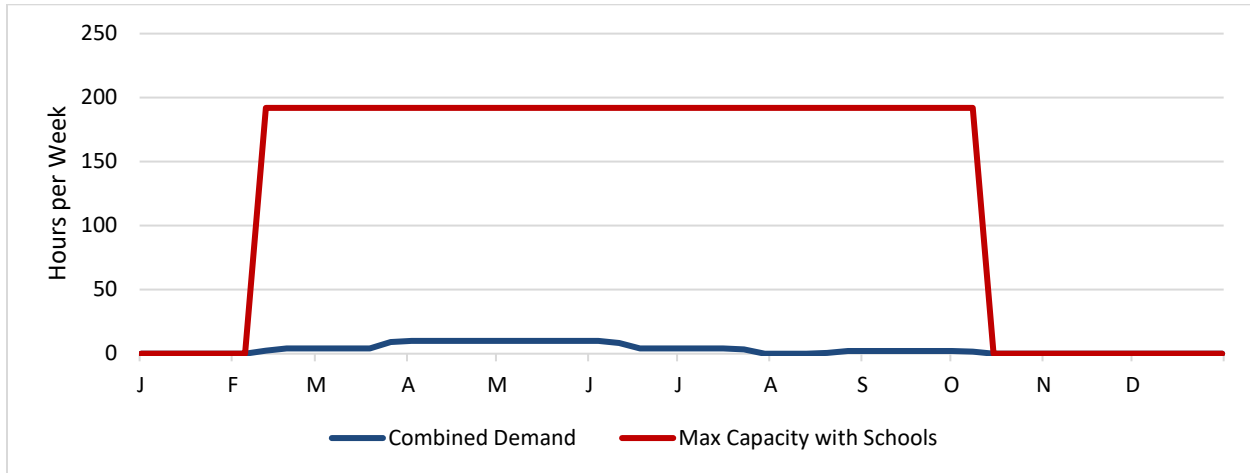
There are eight ballfields of varying sizes available to the District. There are two fields located at the Ecker Hill Complex, three at Treasure Mountain Middle School, two fields at Park City High School, and one field at Trailside Elementary School.

In the recent Survey, only eight percent of respondents answered that baseball/softball fields were important to their households. Therefore, constructing new baseball- or softball- specific facilities may not be of high importance to the District.

Demand for these ballfields, based on current programs, reaches its highest point from mid-April to early June with demand for 10 hours per week of field time spread amongst various programs and teams. Total capacity for nine months of the year is 240 hours per week. Because fields cannot be tightly scheduled for practice times, fields are considered at capacity at 80 percent usage of peak times. Therefore, capacity of each field is 24 hours per week, or 192 hours total for the eight ballfields.

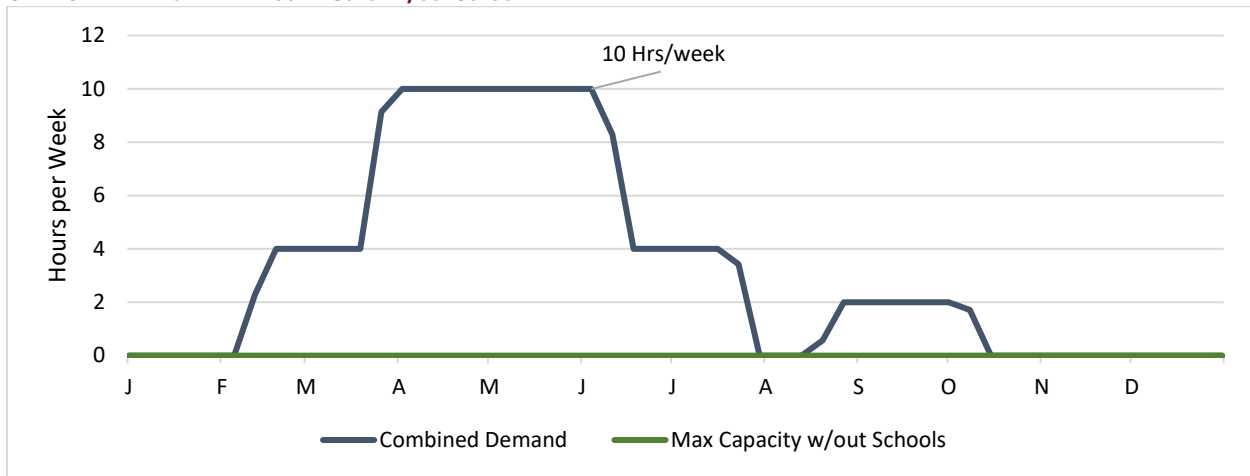
Chart 5 shows the combined demand for all SBSRD activities scheduled at these facilities compared to the capacity of 192 hours per week. The analysis shows that there is currently excess capacity at these facilities, but it should be noted that this analysis does not account for the demand that school activities may also be placing on the ballfields and that scheduling more activities may not be an option.

CHART 5: BALLFIELDS WEEKLY HOURLY USAGE WITH SCHOOLS



The District does not currently own any facilities which are used specifically for baseball and softball activities and all current programming is located at school-owned facilities. This indicates that SBSRD may face a substantial scheduling problem if access to the school-owned facilities were ever to be restricted. Chart 6 shows the District’s ability to facilitate activities currently scheduled at fields used specifically for baseball and softball if it were to lose access to school facilities.

CHART 6: BALLFIELDS WEEKLY HOURLY USAGE W/OUT SCHOOL



If SBSRD were to lose access to school facilities, it would need to construct an additional ballfield which would be available for baseball and softball programming for four hours a day during the weekdays, during peak demand periods, and 10 hours on the weekend. This provides 30 total hours with a maximum capacity of meeting demand for 24 hours (80 percent).

Basketball – Outdoor

SBSRD offers two outdoor basketball courts located at Trailside Park and at Willow Creek Park. Each of these two courts has a total of six basketball hoops which allow for either two small courts or one full-length court. For the purposes of comparison, each court will be counted for its full-size capability and only counted once.

The following table shows a comparison between the LOS offered by SBSRD and the other comparable communities. Only six percent of District respondents in the recent Survey said outdoor basketball courts were important to their household and 65 percent said the current facilities met their needs either very or extremely well. This indicates building new outdoor basketball courts may not be an immediate priority for the District.

TABLE 8: BASKETBALL-OUTDOOR – LEVEL OF SERVICE

Facilities	Mountain Resort Average	SBSRD
Basketball – Outdoor	17,264	9,844

Bike Park

The bike park at Trailside Park was opened in 2011 and was the first professionally-designed bike park in Utah. There is no charge to use the bike park and it is open to the public. In general, the bike park is open whenever weather permits which generally includes the seven months between April and October.

The bike park is also one of the most popular facilities amongst District residents according to the recent study in which 31 percent of respondents living within the District reported the bike park was important. This means the bike park is the second most important outdoor facility to residents within the Basin. The respondents were also very pleased with the quality of the bike park with 96 percent of respondents reporting that it met their needs either extremely or very well. This indicates that current facilities are meeting the District’s needs. The table below compares SBSRD’s LOS to other comparable communities.

TABLE 9: BIKE PARK – LEVEL OF SERVICE

Facilities	Mountain Resort Average	SBSRD
Bike Park	14,759	19,687

The District also offers three pump tracks to residents. One pump track is located at Trailside Park as part of the bike park there, while the other two are located at the East Canyon Trailhead and Matt Knoop Park. These tracks are normally grouped with bike parks in public perception and could be another reason for why the Survey showed high marks of satisfaction in terms of bike park facilities.

Dog Park

SBSRD offers five total dog parks to its residents. At Willow Creek Park, there is a 2.4-acre fenced area dedicated to dogs. This area features a dog-friendly pond, 1/3-mile soft-surface trail, 24,000 square feet of play space, and an agility course. Trailside features two size-specific dog parks. One park is designated for smaller dogs while the other is more accommodating to large dogs. The Woods at Parley’s Lane offers a half-acre area specified for off-leash pet activities and the Run-A-Muk trail area allows for two miles of off-leash trails for dogs as well as a 43-acre space for dog use. There was only one dog park within the District reported in 2011. Since then, the District has added four additional dog parks.

TABLE 10: DOG PARK – GROWTH IN FACILITIES

Facilities	2011 Facilities	Current Facilities	Growth in Facilities
Dog Parks	1	5	4

Dog parks are the most important outdoor facility in the Basin according to District residents. In the recent Survey, 49 percent of District respondents indicated dog parks were important to their households. For comparison, no other facility scored over 31 percent in importance. The Survey results also indicate that residents are pleased with current facilities with 71 percent reporting the dog parks meet their needs either extremely or very well. The following table compares the dog amenities offered in the Basin with the comparable communities. It shows that the District provides a substantially higher LOS than other mountain resort communities. The District has no need for additional dog parks based on the current LOS and Survey results.

TABLE 11: DOG PARK – LEVEL OF SERVICE

Facilities	Mountain Resort Average	SBSRD
Dog Parks	11,518	3,937

Indoor Fitness/Exercise/Turf Field

The Basin Recreation Fieldhouse offers a total area of 85,000 square feet available to all residents. It offers cardio machines, weight machines, jogging track, fitness studios, golf simulator, batting cages, and a 21,375 square-foot turf field. There is also 42,000 feet of rentable event space located within The Fieldhouse. The Fieldhouse is open seven days a week for public use with special lower rates offered to residents.

District respondents in the recent Survey indicated that they were pleased with SBSRD's fitness facilities as 92 percent of residents indicated group fitness studios are meeting their needs either extremely or very well. Feedback on the indoor jogging track was also very positive as 89 percent reported it met their needs very or extremely well. Table 12 shows SBSRD's LOS as it compares to other communities.

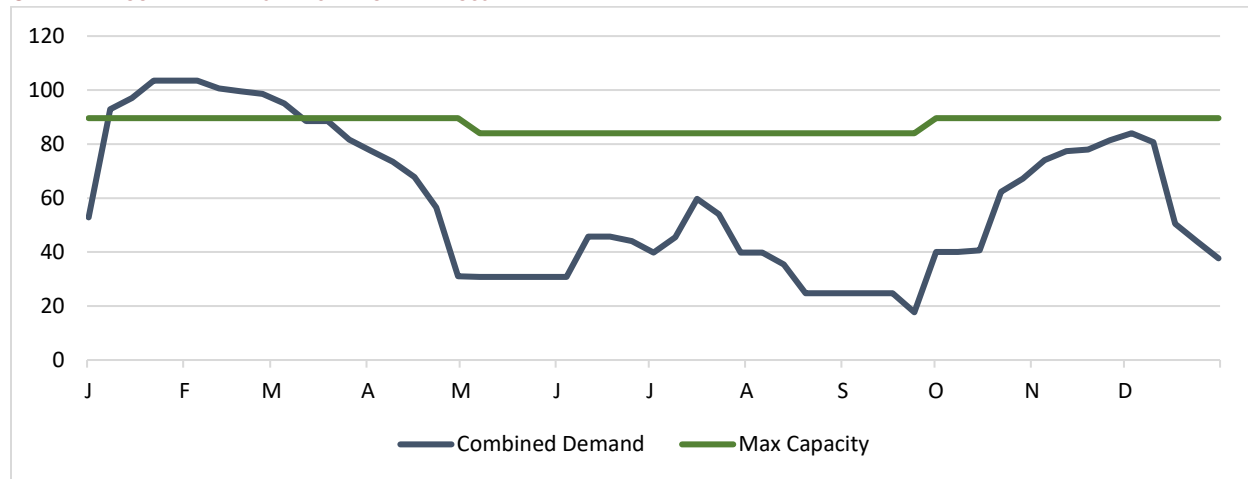
TABLE 12: FITNESS/EXERCISE – LEVEL OF SERVICE

Facilities	Mountain Resort Average	SBSRD
Fitness/Exercise Facility	19,058	19,687
Jogging Track	16,553	19,687
Indoor Field	NA	19,687

One of the more popular facilities at the Basin Recreation Fieldhouse is the state-of-the-art indoor turf field. It is in constant demand throughout the year. Chart 7 shows the demand placed on the field by the programs and events scheduled there throughout the year. The field is available Monday – Friday from 5:30 a.m. to 10 p.m. and Saturday and Sunday from 7 a.m. to 7 p.m. from June through September. From October through May the field is available until 9 p.m. on Saturday and Sunday. This schedule allows for a total capacity of 112 hours per week from October to May and 105 hours from June to September; however, capacity is considered to be 80 percent of the total capacity which sets the actual maximum capacity at 89.6 hours per week from October to May and 84 hours per week from June to September.

Mid-January through early April are when peak demand reaches its highest in terms of regularly scheduled programming with 18 programs using the field at some point during that time. Demand is regularly over 100 hours per week. At peak demand, demand for the indoor field reaches 104 hours per week which indicates a capacity shortage of 14.4 hours per week (104 hrs/wk – 89.6 hrs/wk = 14.4 hrs/wk). Programming on the field becomes more lenient during the spring and summer seasons as more activities are able to move outside. The fall season shows an increase in demand as programs move back inside.

CHART 7: INDOOR FIELD AT BASIN RECREATION FIELDHOUSE



In the Survey, 24 percent of District residents indicated indoor field space was important to their households. Adding another field with the same hours of operation would double the maximum capacity provided by the District’s indoor fields and would allow for more scheduled activities and open time during the winter months when demand is highest. Residents also indicated that 39 percent of households would use a new indoor jogging track if a new facility was built. It is possible for a new jogging track to be incorporated with a new indoor field. This new facility would have the ability to meet two needs in one.

Gymnasiums

There are two gyms at Ecker Hill Middle School, as well as at the Basin Recreation Fieldhouse. The residents within the Basin also have access to the gym located in the Trailside Elementary School and two additional gyms at Treasure Mountain Junior High. These gyms have multiple uses with one full-size gym able to facilitate either basketball, volleyball, or pickleball. The gyms at the Ecker Hill Complex can facilitate two volleyball games or two basketball games, and the gyms at the Basin Recreation Fieldhouse can facilitate three volleyball games or two basketball games. The District has added two additional gymnasiums since the 2011 study. Table 13 below shows the increased inventory.

TABLE 13: GYMNASIUMS – GROWTH IN FACILITIES

Facilities	2011 Facilities	Current Facilities	Growth in Facilities
Gymnasiums (Basketball & Volleyball)	5	7	2

It should be noted that the District only owns the gyms located at the Basin Recreation Fieldhouse. The other gyms are school-owned. The following table shows the difference between the gyms offered by SBSRD alone compared to the capacity available through a combination of District and school facilities.

TABLE 14: GYMNASIUMS – OWNERSHIP

Facilities	SBSRD	Total
Gymnasiums (Basketball & Volleyball)	2	7

The gymnasiums within the Basin are available for varying times throughout the week. The gyms at Ecker Hill Middle School are available to the District for four hours a day during the weekdays and 10 hours on Saturdays. The gym at Trailside Elementary School is available for three hours a day during the week and 10 hours on Saturdays. The gyms at the Basin Recreation Fieldhouse are available for programming for five hours a day on weekdays and 10 hours on Saturdays and Sundays. The gyms at Treasure Mountain Elementary School are available for six hours per week. These facilities combine for a total capacity of 181 hours per week. Maximum capacity is calculated at 80 percent of the total capacity, which means the maximum capacity of the District's gymnasium facilities is 144.8 hours per week when including school facilities.

Peak demand for gymnasiums reaches its highest point during the winter months. There is weekly demand for about 230 hours from early January to mid-February, according to programming hours reported by the District. The basketball programming alone requires over 130 hours per week from January through February. Chart 8 shows the combined demand for all SBSRD activities scheduled at these facilities compared to the capacity of 144.8 hours per week. The analysis shows that there is currently a shortage at these facilities during winter months of 85.2 hours per week (230 hrs/wk – 144.8/week = 85.2 hrs/wk). If we assume a new gym would have the same availability as the gyms currently available at The Fieldhouse, then SBSRD would need to add three gyms (85.2 hrs/week ÷ 36 hr/wk = 2.36 gyms).

CHART 8: GYMNASIUMS WITH SCHOOLS

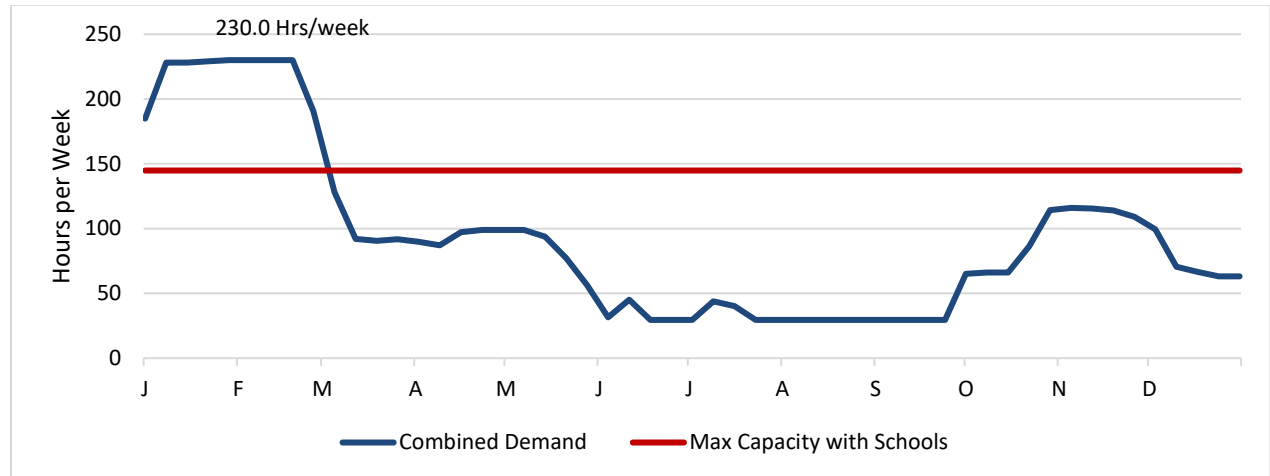
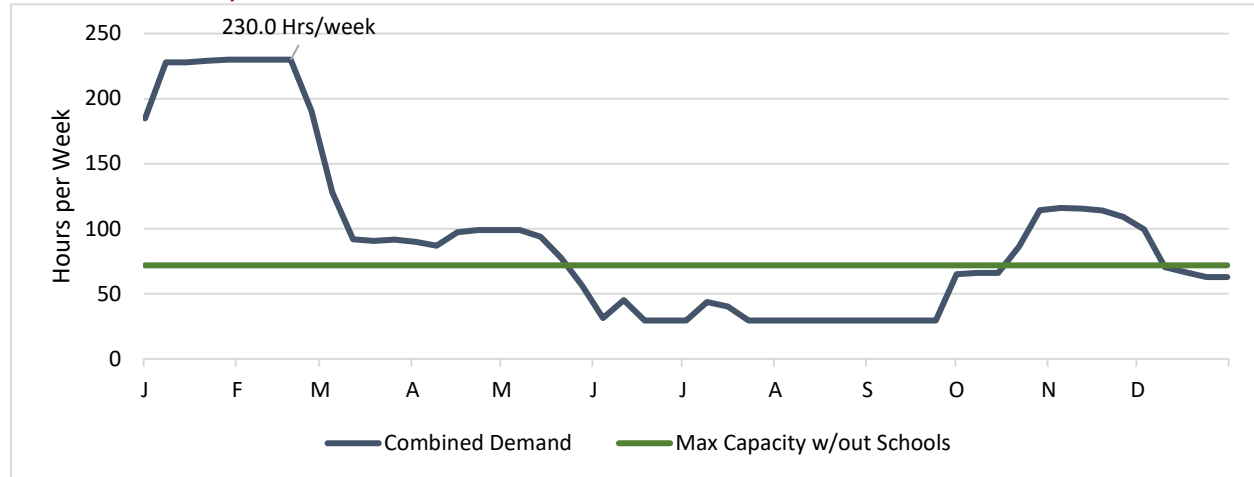


Chart 9 shows how the District's ability to facilitate gym demand changes when school-owned facilities are removed. Without these other school facilities, the two gyms at the Basin Recreation Fieldhouse are the only gyms available to meet the demand for gyms found in the District. The new maximum capacity provided by these two gyms alone would be 72 hours per week (45 hrs/wk × 2 gyms × 80 percent = 72 hrs/wk). The demand in the winter months would cause a shortage in capacity of 158 hours per week (230 hrs/wk – 72 hrs/wk = 158 hrs/wk). This means SBSRD would need to add five gymnasiums to facilitate demand throughout the year without utilizing any school facilities (158 hrs/wk ÷ 36 hrs/wk = 4.38 gyms).

CHART 9: GYMNASIUMS W/OUT SCHOOLS



The recent Survey result showed that most residents are content with the current gymnasium space as 85 percent reported that current facilities meet their needs extremely or very well. Many respondents didn't consider gyms to be very important as only 14 percent responded that gyms were important indoor facilities within their households.

Aquatics

SBSRD currently has one outdoor lap pool with four lanes and a splash pad located at The Fieldhouse. The pool's primary use is for laps, lessons, and fitness classes while the splash pad provides safe entertainment for children. In the Survey, 21 percent responded that their households considered outdoor aquatics (lap lanes) as important. This ties it for the fourth most important outdoor facility within the District. The following table shows the LOS that these facilities allow the SBSRD to provide to its residents as compared to other communities.

TABLE 15: AQUATICS – LEVEL OF SERVICE

Facilities	Mountain Resort Average	SBSRD
Pool – Outdoor	NA	19,687

Parks & Trails

SBSRD offers its residents 96 acres of park space. This is separated between four parks. Of these parks, Willow Creek Park offers 20 acres to the public. Trailside Park offers 63 acres of recreation space.

Included with these parks are a wide variety of park amenities, including playgrounds for children and pavilions for group gatherings. There are five playgrounds in the District with two playgrounds each at the Trailside and Willow Creek parks. There are also 13 pavilions in SBSRD's parks. Matt Knoop Memorial Park hosts seven pavilions, while Willow Creek Park and Trailside Park have three pavilions respectively. The District provides a variety of pavilion sizes. There are four large pavilions which can facilitate groups of 26 to 40 people, four medium pavilions for groups of 10 to 25, and five small pavilions for groups under 10 people. The table below shows a comparison between the number of pavilions in 2011 and now. As shown, the District has built two new pavilions since the last study.

TABLE 16: PAVILIONS – GROWTH IN FACILITIES

Facilities	2011 Facilities	Current Facilities	Growth in Facilities
Pavilions	11	13	2
Large (26-40 people)		4	
Medium (10-25 people)		4	
Small (<10 people)		5	

SBSRD also offers about 172 miles of maintained trails in various locations. Trails are considered multi-use which allows for both hiking and mountain biking availability. When asked how the respondent would allocate \$100 of spending within the District, the average response for trail funding was \$25 out of \$100. This was the highest average allocation of all options and shows that residents value their trails and would prefer funds be spent on additional trails over other programs or facilities. The Survey also reported that 89 percent of respondents would be “most likely to support” a bond to fund more trails. These results show District residents are willing to financially support more trails.

TABLE 17: PARKS AND TRAILS – LEVEL OF SERVICE

Facilities	Mountain Resort Average	SBSRD
Park Acres (acres per 1,000)	5	5
Pavilions	4,737	1,514
Playgrounds	7,795	3,937
Trails (miles per 1,000)	4	9

Outdoor Pickleball

Pickleball is one of the fastest growing sports in the United States. Its popularity has increased demand in most communities and SBSRD has provided facilities to meet those demands. When asked in a recent Survey about how well the District’s current facilities are meeting the needs of residents, 48 percent of respondents replied that they met their needs extremely or very well; however, 33 percent responded that current programs are not meeting their needs very well or not well at all. This means the District may want to consider scheduling more programs on their new facilities to meet the public demand for organized pickleball activities.

The District recently finished eight courts at Willow Creek Park which are specifically designed for pickleball alone. These courts are not multi-use and are only used for pickleball and could provide a large capacity for more pickleball programs as indicated by Survey respondents. In 2011, the District did not have any courts which only facilitated pickleball and it now has eight. This increase is shown in the table below.

TABLE 18: PICKLEBALL COURTS – GROWTH IN FACILITIES

Facilities	2011 Facilities	Current Facilities	Growth in Facilities
Pickleball Courts	0	8	8

Skate Parks

The skate park at Trailside Park serves local skaters in the Basin during the warmer parts of the year. It offers both traditional and unique features which create an environment that is friendly to both beginners and advanced skateboarders.

Most of the comparative communities also offer skating amenities to their residents. A comparison of the LOS provided at those communities as it relates to the LOS offered by SBSRD can be found in the table below.

TABLE 19: SKATE PARKS – LEVEL OF SERVICE

Facilities	Mountain Resort Average	SBSRD
Skate Park	11,272	19,687

Tennis Courts

SBSRD offers six outdoor tennis courts. Four of these courts are located at Trailside Park with the other two at Willow Creek Park. Half of the courts at Trailside Park have been designated as multi-use for pickleball, but the study assumes the LOS offered when all courts are in use for tennis. The District has added two tennis courts since 2011, as outlined in the following table.

TABLE 20: TENNIS COURTS – GROWTH IN FACILITIES

Facilities	2011 Facilities	Current Facilities	Growth in Facilities
Tennis Courts	4	6	2

The table below shows a comparison of the LOS offered by SBSRD versus the average LOS offered at the comparable communities. It shows that the District provides a slightly better LOS than other mountain resort communities.

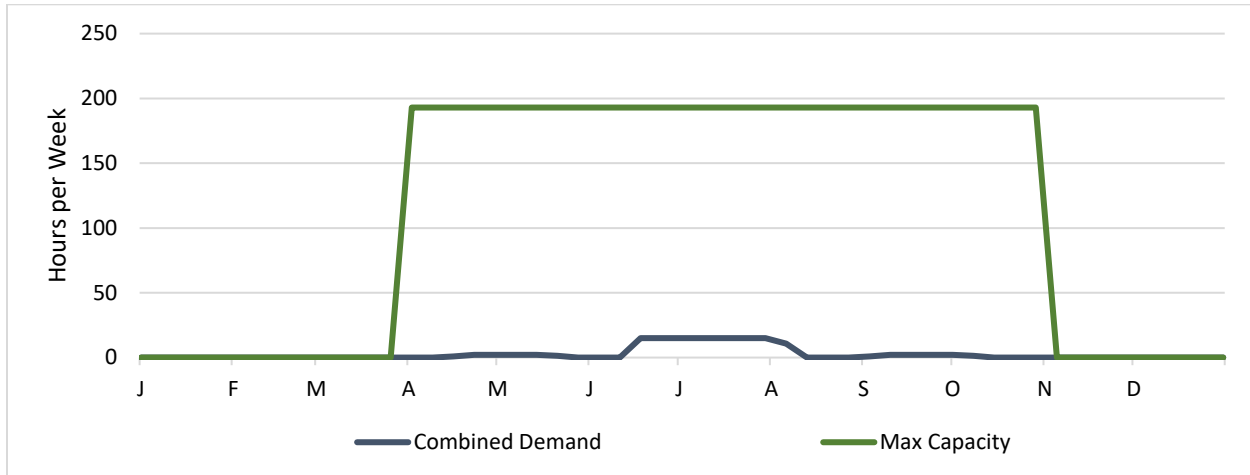
TABLE 21: TENNIS COURTS – LEVEL OF SERVICE

Facilities	Mountain Resort Average	SBSRD
Tennis Courts	4,089	3,281

According to District staff, the tennis courts are generally closed from November until April. The courts are available during daylight hours the rest of the year and generally experience two hours of use in the mornings and four hours of use in the evenings on weekdays with 10 hours of use on the weekends. This provides a daily average of 6.7 hours of use and a total capacity of 241.2 hours per week (6 courts × 6 days × 6.7 hrs/day = 241.2). Courts are considered to be at maximum capacity when usage is at 80 percent, which means maximum capacity is 193 hours per week.

Chart 10 shows the combined demand for all SBSRD tennis activities compared to the capacity of 193 hours per week. The analysis shows that even during the peak demand there is currently a large surplus of availability. However, it should be noted that the courts are often busy with untracked open play. The courts have the highest usage during July and into mid-August when demand reaches 15 hours per week for all programs. This leaves a surplus of 178 hours per week during peak demand (193 hrs/wk – 15 hrs/wk = 178 hrs/wk). The District currently has no need for more tennis courts; however, it should be noted that respondents were asked to evaluate the District's tennis programs. The Survey found that while adult tennis programs are meeting the needs of residents, only 37 percent of respondents felt that youth tennis programs were meeting their needs extremely or very well. This indicates that the District may consider adding more tennis programming if it determines that the demand for such programs is sufficient.

CHART 10: TENNIS COURTS



Volleyball - Outdoor

There are two courts within the District where outdoor volleyball is offered. The sand volleyball courts are located at Willow Creek and are available as long as the weather permits.

TABLE 22: VOLLEYBALL-OUTDOOR – LEVEL OF SERVICE

Facilities	Mountain Resort Average	SBSRD
Sand Volleyball Court	7,793	9,844

Events

The District also hosts a wide range of events throughout the year which utilize multiple facilities. These events are often short programs that range from a few hours to a few days but host a large number of people. They include sports tryouts and camps, sporting events, and community gatherings. The facilities used for these events are primarily the fields and the indoor field at the Basin Recreation Fieldhouse. The demand these additional events place on the facilities have not been included in the analyses provided previously, but they do present a substantial impact on availability of facilities during event dates. The table below shows the name, location, number of participants, and dates of SBSRD’s events over the past year.

TABLE 23: SBSRD EVENTS

Event	Participants	Date	Location
Fields			
PCSC Tryouts	300	May 21-22, May 29- June 1, 2018	Trailside Park Upper & Lower
Tenacity Lacrosse Practices	20	May 29, June 12, 19, 26, July 3, 10, 24, 2018	Matt Knoop Park
Skitown Shootout	2,700	June 6-7, 2018	Ecker Hill Complex
X-10 Lacrosse Camp	40	June 11-14, 2018	Jeremy Ranch Elementary
Avalanche Invitational	4,675	June 14-16, 2018	Ecker Hill, Willow Creek, Trailside Park, Matt Knoop, Trailside Elementary
PCSC Camp	200	June 18-22, 2018	Ecker Hill
Backyard Campout & Movies in the Park	300	4 nights – varies	Trailside Park

Event	Participants	Date	Location
Fields			
Park City Showdown	1,400	June 29-30, 2018	Ecker Hill, Willow Creek, Matt Knoop
Park City Adult Invitational	300	July 7-8, 2018	Trailside Park
Triple Crown	1,200	July 10-14 July 17-21	Ecker Hill
Backyard Bash	100	July 14, 2018	Willow Creek
Park City Extreme Cup	4,640	July 26-28, 2018	Ecker Hill, Willow Creek, Trailside Park, Matt Knoop, Trailside Elementary
Orem High School Soccer	30	August 2-4, 2018	Matt Knoop Park
Cortina Soccer Camp	200	August 5-18, 2018	Willow Creek
Nike Lacrosse Camp	100	August 6-9, 2018	Ecker Hill
Weber State Soccer	40	August 6-9, 2018	Matt Knoop Park
UVU Soccer	30	August 9-11, 2018	Matt Knoop Park
Harmony Bats Baseball Clinic	30	August 13-17, 2018	Ecker Hill
Challenger Soccer Camp	100	2 weeks - varies	Trailside Elementary
Indoor Field			
Sundance Awards	3,500	January 24-27, 2019	Fieldhouse Field, Gym, & Studios
Black Diamond Gymnastics "Winter Classic"	3,000	February 20-24, 2019	Fieldhouse Field
PCEF "Running w/ ED"	1,500	May 17-18, 2019	Fieldhouse Field
PC Ski Team "Ski Swap"	3,000	November 2-4, 2018	Fieldhouse Field

Regional Facilities

There are several facilities available for District residents that are not owned by SBSRD. These facilities provide additional services to residents but have not been included in the previous sections as the scheduling of these facilities is not controlled by SBSRD. This section will provide an overview of these facilities for informational purposes.

Additional Aquatics

The Park City Aquatic Center is owned by the School District but operated within SBSRD boundaries. Further, the District contributed to the initial cost of pool construction. This facility offers an indoor pool and kiddie pool and provides District residents with a source of family-friendly, year-round aquatic activities. This facility also provides access to a dive tank which can be used for SCUBA certifications and practice. In the recent Survey of local residents, 27 percent responded that their households considered indoor pools (lap lanes) important. This makes it the third most important indoor facility within the District. In addition, 23 percent of respondents would be interested in using an indoor leisure pool if it were to become available in the Basin and/or Park City.

Climbing Wall

The District doesn't currently have a climbing wall, and only 30 percent of residents indicated that the area's climbing wall facilities were meeting their needs either extremely or very well. The nearest climbing wall facilities are located at the PC MARC, but residents indicated in the recent Survey that 26 percent would use a climbing wall if one were built. This tied for the fourth most desired facility by District residents. Rock climbing and bouldering are increasing in popularity as an alternate form of

exercise. This popularity, combined with the Survey results, make a case that the District may want to consider adding a climbing wall to its list of facilities.

Ice Sheet

The Park City Ice Arena is a year-round facility which offers a full-size ice sheet and various activities. There are substantial open skate sessions, private lessons, and camps held at the indoor facility. While SBSRD doesn't schedule these activities, District residents have the option to attend them. The District contributed to the Ice Arena's construction costs and continues to contribute annually to operation costs. The facility provides a certain level of service to residents due to its location.

Additional Multi-Use Fields

The Park City Sports Complex also offers several additional full-size, multi-use fields to District residents. These fields are owned and scheduled by Park City, but SBSRD has been allowed to use them in the past for program scheduling. These fields are often used for soccer and lacrosse programs, but they have the ability to host baseball/softball and football activities as well, if available to the District.

Summary

Since 2011, the District has increased its facilities to meet the growing population and demand within the Basin. The Survey indicates that dog parks are the most important outdoor facility for residents within the District. SBSRD met that demand by adding four new dog parks since 2011.

While the District has succeeded in meeting many of the demands of its residents, there are still additional needs that this analysis and Survey have identified that should be addressed. This study concludes that additional facilities would be immediately beneficial to residents in the Basin and/or would help alleviate current demand:

Climbing Wall	1
Fields Indoor	1
Gymnasiums (Courts: Indoor Basketball, Volleyball)	3
Jogging Track	1

The study also concludes that facilities which rely heavily on School District facilities, such as multi-use fields and ballfields, would also benefit from additional facilities to help mitigate the effects any future limitations on usage of School District facilities might have on District programs and events.

Multi-Use Fields	7 ³
Ballfields	1 ³

As SBSRD’s population continues to grow over the next ten years, the number of facilities needed to maintain this high level of service will need to continue to increase. In addition to those facilities listed above, this study has also concluded that the following facilities will need to be added to maintain the District’s LOS:

Dog Park	1
Gymnasiums (Courts: Indoor Basketball, Volleyball)	1
Pavilions	2
Playgrounds	1
Pickleball Court	1
Multi-Use Fields.....	2
Tennis Court	1

Adding these facilities would allow SBSRD to maintain its current LOS. The District may also choose to construct more facilities than those listed. Any increase would allow SBSRD to offer a higher LOS to its residents which would result in higher satisfaction and an increased draw of new residents who highly value recreation.

Table 24 calculates needs based on the current and revised LOS standards. The columns on the right indicate the anticipated facilities the District will need to maintain its LOS through the next ten years. The column on the far right indicates the number of new facilities the District will need to construct.

³ This facility recommendation is dependent on the current level of commitment and allowable usage of School District facilities being reduced and/or discontinued.

TABLE 24: COMPARABLE COMMUNITIES, LEVEL OF SERVICE

Summary of Levels of Service (LOS) Current and Future Needs					
Facilities	Current Facilities	Shortages	Total Needs Now	Total Needs (10 Yrs.) Revised LOS	Add'l Facilities Needed (10 Yrs.) Revised LOS
Baseball Fields	8	0	8	8	0
Basketball – Outdoor	2	0	2	2	0
Bike Park	1	0	1	1	0
Dog Parks	5	0	5	6	1
Fitness/Exercise Facilities	1	0	1	1	0
Gymnasiums (Basketball & Volleyball)	7	3	10	11	4
Jogging Track – Indoor	1	1	2	2	1
Pavilions	13	0	13	15	2
Playgrounds	5	0	5	6	1
Pickleball Courts	8	0	8	9	1
Pool – Indoor	1	0	1	1	0
Pool – Outdoor	1	0	1	1	0
Skateboard Park	1	0	1	1	0
Soccer Fields (Full Size)	12	0	12	14	2
Soccer Fields (U10)	2	0	2	2	0
Soccer Fields (U8)	2	0	2	2	0
Tennis – Outdoor	6	0	6	7	1
Volleyball – Outdoor/Sand	2	0	2	2	0
Indoor Field	1	1	2	2	1

Source: ACS 2013-2017, 5-Year Estimates, ZPFI

Appendix A – Comparative Communities: Level of Service

Facilities	Steamboat Springs	Truckee	Jackson Hole	Mtn. Resort Avg.	SBSRD
Basketball - Indoor		5,518	21,563	13,540	2,812
Basketball - Outdoor	12,965		21,563	17,264	9,844
Bike Park	12,965	16,553		14,759	19,687
Dog Parks				11,518	3,937
Fitness/Exercise Facilities		16,553	21,563	19,058	19,687
Jogging Track - Indoor		16,553		16,553	19,687
Ballfields				NA	9,844
Park Acres (Acres per 1,000)	8	4	3	5	5
Pavilions	1,621	8,277	4,313	4,737	1,514
Pickleball Courts	1,621			1,621	2,461
Playgrounds	1,441	16,553	5,391	7,795	3,937
Pool - Indoor		16,553	21,563	19,058	19,687
Pool - Outdoor				NA	19,687
Skateboard Park	6,483	16,553	10,782	11,272	19,687
Multi-Use Fields	1,621	4,138	5,391	3,717	1,641
Soccer Fields (U10)				NA	9,844
Soccer Fields (U8)				NA	9,844
Tennis - Outdoor	1,297	8,277	2,695	4,089	3,281
Trails (Miles per 1,000)	4	7	2	4	9
Volleyball - Indoor		8,277		8,277	3,937
Volleyball - Outdoor/Sand	4,322	8,277	10,782	7,793	9,844
Indoor Field				NA	19,687

Appendix B – District Facility Inventory by Location

SBSRD Facility Inventory 2019	
<p>Trailside Park</p> <ul style="list-style-type: none"> 2 Full-Size Multipurpose Fields 4 Tennis Courts 4 Pickleball Courts 1 Outdoor Basketball Court 2 Playgrounds 1 Skatepark 2 Dog Parks 1 Disc Golf Course (9 Holes) 1 Bike Park 3 Pavilions 	<p>Fieldhouse</p> <ul style="list-style-type: none"> 1 Indoor Field (Turf) 4 Batting Cages 2 Golf Cages 2 Indoor Basketball Courts 3 Indoor Pickleball Courts 3 Indoor Volleyball Courts 1 Outdoor Lap Pool 1 Splash Pad 1 Indoor Track 5 Fitness/Exercise Areas
<p>Willow Creek Park</p> <ul style="list-style-type: none"> 2 Full-Size Multipurpose Fields 2 Tennis Courts 8 Pickleball Courts 3 Pavilions 1 Outdoor Basketball Court 2 Sand Volleyball Courts 2 Playgrounds 1 Dog Park 5 Outdoor Fitness Stations 	<p>Matt Knoop Memorial Park</p> <ul style="list-style-type: none"> 1 Full-Size Multipurpose Field (Turf) 1 Playground 7 Pavilions <p>The Woods</p> <ul style="list-style-type: none"> 1 Dog Park <p>Run-a-Muk</p> <ul style="list-style-type: none"> 1 Dog Park

Appendix C – School Facility Inventory by Location

School Facility Inventory 2019	
Ecker Hill Complex 2 Ball Fields 5 Multi-Use Fields 2 Indoor Volleyball Courts 2 Indoor Basketball Courts 1 Indoor Pool	Treasure Mountain School 3 Ball Fields 1 Multi-Use Field 1 Indoor Volleyball Court 2 Indoor Basketball Courts
Trailside Elementary School 1 Ball Field 1 U8/U10 Field 1 Indoor Basketball Court	Park City High School 2 Ball Fields 1 Multi-Use Field
	Jeremy Ranch Elementary School 1 U8/U10 Field