

CHAPTER SEVEN

RECREATION AND OPEN SPACE ELEMENT

PURPOSE

The Recreation and Open Space Element of the Malabar Comprehensive Plan addresses recreation and open space planning issues for the Town. Statements of a goal, objectives and policies for guiding the Town's implementation actions conclude the element. It is the intent of the Town that this plan element sets forth a comprehensive framework for guiding decisions on public policy and capital improvements for recreation facilities and programs in a manner consistent with the Town's goals and objectives.

The Town of Malabar is situated in the southeast section of Brevard County. The Recreation and Open Space Element of the Town's Comprehensive Plan reflects the town's location and desire to preserve and provide access to the open spaces and recreational opportunities afforded in this area of Florida.

Recreation and Open Space

The first component of the Element of the Town's focus on the conservation of and public access to environmentally sensitive lands and habitats. The Town has been an important partner to the Brevard County Environmentally Endangered Lands (EEL) program which has set aside approximately 912 acres of wetland and upland community habitats within the Town. In conjunction with Brevard County's EEL program and the Brevard Metropolitan Planning Organization (MPO), the Town has assisted in the development of a countywide trail system that links conservation lands, parks, and open spaces. The Brevard Greenways and Trails Master Plan is a proposed a multimodal system of urban connector trails that utilize existing right of way as well as greenway trails with their own right of way in less developed areas. Included in the Greenways and Trails Master Plan proposed is a 22-mile South Brevard Linear Trail linking Malabar's endangered lands with neighboring communities. The Malabar Scrub Sanctuary and Jordan Scrub Sanctuary – both EEL program lands located within the Malabar Town limits – are along this proposed multi-use corridor to be renamed after the late conservationist Al Tuttle. In Malabar, a bicycle path is already being planned along Marie Street, which connects the two sanctuaries.

The second component of the Element is access to the Indian River Lagoon (IRL). While the Town does not have Atlantic Ocean frontage, its eastern border is the IRL. The IRL offers many potential recreational and economic benefits to the communities along its banks. While the IRL extends along the entire eastern border of the Town, the Town does not own any land along the IRL and therefore has been unable to provide public access to the IRL.

EXISTING CONTIONS AND DATA

Level of Service Analysis

The Town has adopted a Level of Service of five (5) acres of park and recreation lands per 1,000 residents. As can be seen in the following table, the Town will continue to meet this level of service through 2030. The existing park space is based upon Town-owned parks and open space. It does not include parks and spaces leased by the Town.

TABLE 7-1: RECREATION AND OPEN SPACE LOS

Fiscal Year	Town Population	Existing Space	Required LOS (Space per Capita)	Space needed for Required LOS	Actual LOS (Space per Capita)	Surplus or Deficit Space
2005	2,842	147.34 acres	0.005	14.21 acres	0.0529	133.13 acres
2010	3,412	147.34 acres	0.005	17.06 acres	0.0441	130.28 acres
2015	3,425	147.34 acres	0.005	17.13 acres	0.0439	130.21 acres
2020	3,687	147.34 acres	0.005	18.44 acres	0.0408	128.91 acres
2025	3,925	147.34 acres	0.005	19.63 acres	0.0383	127.72 acres
2030	4,145	147.34 acres	0.005	20.73 acres	0.0363	126.62 acres

Source: Town of Malabar, Calvin, Giordano & Associates, Inc.

Sites and Facilities Ownership

Within the Town of Malabar are a variety of parks and open spaces. The Town owns five park facilities. Of the five Town-owned park facilities, three were purchased using Florida Communities Grants, namely Fern Creek Crossing, Golf Disc Park, and Richard E. Cameron Sr. & Volunteers Wilderness Preserve. The state owns four conservation areas which are managed by Brevard County through their EEL program. The table below outlines the name, location, ownership, facilities, and acreage of the sites in the Town.

TABLE 7-2: RECREATION AND OPEN SPACE FACILITIES

NAME/LOCATION	OWNERSHIP	FACILITIES	ACREAGE
Malabar Community Park 1850 Malabar Rd	Town of Malabar	Soccer Field Baseball Field Tennis Court Basketball Court Volleyball Court	Pavilions Fitness Trail Playground Bridle Trail Restrooms
Huggins Neighborhood Park Johnston Ave & Florence St	Town of Malabar	Playground, Gazebo	3.69
Fern Creek Crossing 1585 Malabar Rd	Town of Malabar	Benches, Passive Walkway	1.15
Richard E Cameron Sr & Volunteers Wilderness Preserve North Corey Road	Town of Malabar	Bicycle Trails Hiking Trails	Horseback Riding Trail Wildlife Observation
Golf Disc Park 1845 Malabar Rd	Town of Malabar	Golf Disc Pins	8.2
17-acre parcel (undeveloped) Weber Rd & Malabar Rd	Town of Malabar	None – Open space	17.83

Malabar Scrub Sanctuary Malabar Rd & Malabar Woods Blvd	State of Florida (Brevard County EEL Program Land)	Bicycle Trails Hiking Trails	Horseback Riding Trail Wildlife Observation	379.27
Malabar Scrub Sanctuary – Western Tract Malabar Rd & Briar Creek Blvd	State of Florida (Brevard County EEL Program Land)	None – EEL Program Managed Land		161.46
Jordan Scrub Sanctuary Malabar Rd & Marie St	State of Florida (Brevard County EEL Program Land)	Bicycle Trails Hiking Trails	Horseback Riding Trail Wildlife Observation	344.45
Jordan Scrub Sanctuary – Eastern Tract Township Rd & West Railroad St	State of Florida (Brevard County EEL Program Land)	None – EEL Program Managed Land		27.07
		TOTAL– Owned by Town of Malabar		147.34
		TOTAL - Owned by County / State		912.26
		TOTAL		1,059.6

Source: Town of Malabar, Calvin, Giordano & Associates, Inc.

RECREATION AND OPEN SPACE ELEMENT GOALS, OBJECTIVES, AND POLICIES

Goal 7-1:

Provide Adequate Recreation and Open Space. Insure provision of an adequate comprehensive system of public and private recreation and open space sites which meet the needs of existing and projected user groups.

7-1.1 Objective:

System of Parks and Recreation. The system of parks and recreation facilities shall be improved and maintained over time in order to meet the needs of existing and future population.

7-1.1 Policy:

Level of Service Standards for Parks and Recreation Facilities. In systematically planning for needed recreation land and facility improvements, the Town shall apply the level of service standards cited in Table 7-1. These standards shall be used as level of service criteria in reviewing proposals for development orders or permits.

7-1.1.2 Policy:

Monitor and Update Recreation Demand and Supply Analysis. The Town shall make available five (5) acres of recreation land per one thousand (1,000) population. However, the Town shall refine the land development regulations in order to assure that new development provides necessary recreation lands, facilities, and/or fees in lieu thereof in order to accommodate respective demands of such new development as of December 2010.

7-1.1.3 Policy:

Mandatory Land Dedication or Fees in Lieu Thereof. The Town shall enforce a mandatory land dedication or fees in lieu thereof for recreation land, recreation facilities, and/or multi-purpose trails required to satisfy the demands generated by the development.

7-1.1.4 Policy:

Future Recreational Capital Improvements. If in the future the Town identifies recreation improvements for which public funds are needed, as

opposed to developer financed improvements, the Town shall schedule and incorporate such projects costing \$25,000.00 or more in the Capital Improvements Element.

7-1.1.5 Policy:

Maintenance of Existing Recreation Land And Facilities. The Town shall maintain existing recreation and facilities using proper management and funding techniques.

7-1.2 Objective:

Protect Open Space Systems. The Town shall protect lands designated as open space in the Town's Future Land Use Map from incompatible land uses and such designated lands shall remain functionally intact.

7-1.2.1 Policy:

Implement Land Development Regulations. Within one year of the adoption of this element the Town shall adopt Land Development Code regulations that protect and preserve open space. Regulations shall include specific open space definitions and standards addressing protection of open space, natural vegetation, landscape, and signage. Regulations shall include stipulations governing the provision and use of open space for buffering, protection of natural corridors, including drainage ways, as well as other commonly accepted uses.

7-1.2.2 Policy:

(none in original document)

7-1.2.3 Policy:

Inclusion of Open Space. Development regulations shall include provisions for incentives and/or requirements for the designation and inclusion of open space in future development.

7-1.2.4 Policy:

Standards for Review and Maintenance. Within one (1) year after the adoption of a master drainage plan the Town shall adopt criteria which shall be used to review all proposals for development in existing and proposed areas designated as open space on the master drainage plan map or map series as well as on the Future Land Use map.

7-1.2.5 Policy:

Interagency Coordination. The Town shall coordinate with other governmental and/or non-governmental organizations that ensure the protection, conservation and enhancement of natural areas of open space.

7-1.3 Objective:

Access Facilities. The Town shall ensure that all public recreational facilities shall have operational automobile, bicycle and pedestrian access facilities as deemed appropriate by the Town Council.

7-1.3.1 Policy:

Right-of-Way Improvements. Where feasible, the Town shall improve rights-of-way as needed for access to public parks and facilities.

7-1.3.2 Policy:

Design of Access Facilities. Public parks and facilities shall be designed and constructed with accessways which are compatible with the character and quality of on-site natural resources.

7-1.3.3 Policy:

Bicycle/Pedestrian Accessways. Public parks and facilities shall be provided with bicycle and pedestrian accessways as deemed feasible by the Town Council.

7-1.3.4 Policy:

Parking Areas and Bicycle Accommodations. The Town shall provide parking spaces and bicycle racks at Town owned and/or operated recreation sites where needed and deemed feasible by the Town Council.

7-1.3.5 Policy:

The Town shall make the necessary provisions in location, design and development of recreation sites and facilities to ensure reasonable public access.

7-1.3.6 Policy:

Facilities for Handicapped and Elderly. The Town shall continue to maintain and retrofit existing recreation sites and facilities so that they are accessible to the elderly and the disabled, consistent with the Americans with Disabilities Act (ADA). New recreation sites and facilities shall also be designed consistent with the ADA.

7-1.4 Objective:

Access to Indian River Lagoon. The Town shall promote new access points and preserve existing access facilities to the Indian River Lagoon and its tributaries.

7-1.4.1 Policy:

Require Access Points Be Provided as Needed. The Town shall assure that appropriate access is provided to the Indian River Lagoon through the most economically feasible methods.

7-1.4.2 Policy:

Funding Assistance. The Town shall explore the possibility of obtaining grants, gifts, contributions, funding assistance and other financial resources for the purchase of land contiguous to the Indian River Lagoon for the purpose of public access to the lagoon.

7-1.4.3 Policy:

Public-private Partnerships. The Town shall pursue appropriate joint public and private ventures to obtain lands and/or financing necessary to provide access facilities to the Indian River Lagoon.

7-1.5 Objective:

Public and Private Coordination in Planning for Recreation Improvements. The Town shall coordinate planning for recreation improvements with each level of government, including the Brevard County School Board, the Audubon Society, and the private sector in order to promote recreational opportunities in a cost-effective manner.

7-1.5.1 Policy:

Joint School Park Concept. The Town shall coordinate with the Brevard County School Board in assuring that any future school sites which may be located within the Town incorporate appropriate recreational amenities (Note: No school sites are currently located within the Town; nor are any Town sites included in the Brevard County School Board plan for future school sites).

7-1.5.2 Policy:

Public Participation in Recreation Improvements. By the year 2010, any recreation needs which are not fulfilled by the private sector shall be met by the public sector.

7-1.5.3 Policy:

Coordinate with the Private Sector. The Town shall coordinate with private development sector as well as existing and future industry located within the Town in order to develop additional fair and equitable measures for accommodating future recreation land and facility needs.

7-1.6 Objective:

Promote Greenways. The Town shall encourage the continued development of a greenway system that supports interconnectivity among and between recreational areas as a means of improving access.

7-1.6.1 Policy:

Coordination with County. The Town shall coordinate with the Brevard County to further the development of the Brevard County Greenways system plan.

7-1.6.2 Policy:

Trailhead Access. The Town shall partner in the development of trailheads and other recreational access to the greenways and Brevard County Trailways.

7-1.6.3 Policy:

Greenways Network Plan. The Town shall continue to identify appropriate linear open spaces for potential greenway network programming, potential acquisitions, planning and development. A greenways network plan shall be created and coordinated with Brevard County and surrounding municipalities to promote, develop and maintain linear connections between existing and proposed parks and open spaces and community and civic facilities for pedestrian, bicycle and other non-motorized uses.