

NEW AUBURN  
LITTLE LEAGUE



EAST  
AUBURN  
COMMUNITY  
UNIT



Auburn, ME

PHASE I - FINAL DRAFT

# Athletic Facilities Needs Assessment

Date: April, 2014  
WP # 12678A



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# 1 Executive Summary

The City of Auburn has identified the need to comprehensively examine the community's traditional athletic programs and facilities. Development of an Athletic Facilities Needs Assessment is intended to assist the City going forward as it weighs the ability for municipal and privately administered programs to continue to maintain current service levels, while considering opportunities to improve current service levels and anticipate future athletic user needs, whether by means of consolidation, relocation or expansion of their athletic programs and facilities. The City sought out consultant services to perform the Assessment with a directed focus on the following athletic programs:



Baseball



Basketball (Indoor and Outdoor)



Football



Soccer



Softball



Tennis



Track and Field (Indoor and Outdoor)

The Assessment is recognized by the City as a targeted study, within an overall community recreational health and wellness system. Past local planning efforts have identified community interest and support for a greater variety of recreational activities, and pedestrian and bicycle transportation systems, some of which are concurrently being examined by other consultant led planning initiatives such as the feasibility study for *Redevelopment/Relocation of Edward Little High School* and the *Mt Apatite Joint Land Use Study*. These and other future planning initiatives may be of value to the community in terms of developing a comprehensive active living plan that understands Auburn's community-wide social and physical, health and fitness needs.

Guidance and plan development assistance came from City of Auburn Staff including:



Clint Deschene, City Manager

Denis D'Auteuil, Director of Public Services



Ravi Sharma, Parks and Recreation Department Director  
Eric Cousens, City Planner

Additional support provided from athletic program/facility Stakeholders included:



**Auburn School Department**

Katherine Grondin, Superintendent  
Jim Miller III, Edward Little High School Principal  
Dan Deshaies, Athletic Director  
Billy Hunter, Support Services Director  
Jude Cyr, Business Manager



**East Auburn Community Unit**

Bill Saucier



**New Auburn Little League**

Dori-Anne Tarr



**Saint Dominic Academy**

Lee Hixon, (Former Administrative Director)



**Boys & Girls Club**

Andie Hannon, Director



**Auburn Suburban Little League**

Jeff Benson, President



**Auburn/Lewiston YMCA**

Brian DuBois, (Former Director)  
Jim Lawler, Director



**Central Maine Community College**

Dave Gonyea, Athletic Director



**Lewiston Auburn Youth Soccer Association**

Dave Staszak








# 2 Background

The Auburn community provides a range of opportunities for youth and adults to participate in traditional sports athletic programs at a variety of facilities located throughout the City. The facilities are owned by a variety of public and private organizations, and many of the facilities are also hosts programs for multiple organizations which do not own facility capacity to host their own events. The varying condition of the facilities, their locations spread throughout the community, and inefficiencies in schedule demand for multiply program interests has led to several debates regarding consolidation, expansion and relocation of many of the athletic facilities in recent years. Regardless of the discussions and suggested solutions, the message has remained clear that these athletic programs are of great value to the community and Auburn should continue to investigate ways to improve the level of service offered to the public.

The most recent publicly supported document addressing athletic facilities in Auburn was the 2010 Update to the Auburn Comprehensive Plan, which considered a broad range of recreational opportunities throughout the community. This comprehensive planning effort identified the need to continue to support and provide physical recreational opportunities, find efficiencies in terms of consolidation of existing facilities to develop higher quality athletic opportunities, and continue to find strategic means to partner with neighboring communities.






The following list includes locations of all such facilities where athletic programs evaluated in this study are taking place, whether privately or public owned and operated. Many of these facilities are shared between multiple organizations administering athletic programs in Auburn. Many of these locations also offer practice level facilities for the Athletic Study programs in addition to full service fields and gymnasiums. Indoor track and field is the only athletic program and supporting facility that is part of this study which the community does not currently offer. This program is commonly hosted at Bates College in Lewiston, Bowdoin College in Brunswick, Colby College in Waterville, the University of Maine in Orono and the University of Southern Maine in Portland. (*See Town-Wide Athletic Facilities - Location Map - Figure F-2*).

There are also host of additional public and private facilities providing athletic and passive recreational uses throughout the community such as swimming, field hockey, ice hockey, hiking, lacrosse and boating. (*See Town-Wide Parks Inventory - Location Map - Figure F-1*). These sites were not evaluated in detail as part of the programs this Athletic Facilities Needs Assessment study examined. They were acknowledged however, as they are likely to continue to support overall community recreational needs and may provide opportunities to adapt and or expand capacity for a wide variety of recreational uses in the future.

Facility Type	Owner	Title	Public	Private	Notes
 <b>Youth Baseball</b>	ME Army National Guard / US DOD City of Auburn City of Auburn	Garfield Road Complex	X		(2) Fields - Operated by ASLL (2) Fields - Operated by NALL (1) Field - Operated by NALL <b>Totals: (5)</b>
		Pulsifer Fields	X		
		Sherwood Heights Elementary School	X		
 <b>Adult Baseball</b>	ME Army National Guard / US DOD City of Auburn Saint Dominic Academy	Garfield Road Complex	X		(1) Field - Operated by ASLL (1) Field (1) Field - Shared Use <b>Totals: (3)</b>
		Pettengill Park	X		
		Saint Dominic Academy		X	
 <b>Youth Softball</b>	ME Army National Guard / US DOD	Garfield Road Complex	X		(1) Field - Operated by ASLL <b>Totals: (1)</b>
 <b>Adult Softball</b>	ME Army National Guard / US DOD City of Auburn City of Auburn Saint Dominic Academy East Auburn Community Unit	Garfield Road Complex	X		(1) Field - Operated by ASLL (1) Field (2) Fields*** (1) Field (1) Field <b>Totals: (6)</b>
		Pettengill Park	X		
		Lakeview Fields	X		
		Saint Dominic Academy		X	
		Tribou Field		X	
 <b>Youth Soccer</b>	Auburn School Department LAYSA	East Auburn Community School LAYSA	X X	X X	(1) Field*** (2) Fields <b>Totals: (3)</b>
 <b>Adult Soccer</b>	Auburn School Department Auburn School Department Central Maine Community College LAYSA Saint Dominic Academy Saint Dominic Academy	Auburn Middle School	X		(1) Field*** (1) Field*** (1) Field (2) Fields (1) Field - Shared Use (1) Field <b>Totals: (7)</b>
		Edward Little High School	X		
		Central Maine Community College		X	
		LAYSA		X	
		Saint Dominic Academy		X	
 <b>Tennis Court (Outdoor)</b>	Auburn School Department Auburn School Department Saint Dominic Academy	East Auburn Community School	X		(2) Courts*** (6) Courts*** (4) Courts <b>Totals: (12)</b>
		Edward Little High School	X		
		Saint Dominic Academy		X	

\*\*\*Denotes Joint Use Land and Water Conservation Fund (LWCF) Sites for four facilities serving athletic needs as evaluated in this study. These agreements are intended for shared use between the City and at least one other entity.

(See Figures F-3 through F-10 for facility locations)

Facility Type	Owner	Title	Public	Private	Notes
<b>Youth / Practice Football Field</b> 	Auburn School Department	Edward Little High School	X		(1) Field
	City of Auburn	Chestnut Street Park	X		(1) Field
	City of Auburn	Cleveland Park	X		(1) Field
	ME Army National Guard / US DOD	Garfield Road Complex	X		(1) Football Field - Shared Use - Operated by City of Auburn
			X		<b>Totals: (4)</b>
<b>Adult Football Field</b> 	Auburn School Department	Walton Elementary School	X		(1) Field <b>Totals: (1)</b>
<b>Track &amp; Field (Outdoor)</b> 	Auburn School Department	Edward Little High School	X		(1) Track & Field Facility*** <b>Totals: (1)</b>
<b>Basketball Court (Indoor)</b> 	Central Maine Community College	Central Maine Community College		X	(1) Basketball Court
	Auburn School Department	Edward Little High School	X		(1) Basketball Court
	Saint Dominic Academy	Saint Dominic Academy		X	(1) Basketball Court
	Auburn School Department	Auburn Middle School	X		(1) Basketball Court
	Auburn/Lewiston YMCA	Auburn/Lewiston YMCA		X	(1) Basketball Court
	Boys & Girls Club	Boys & Girls Club		X	(1) Basketball Court
	Auburn School Department	Fairview Elementary School	X		(1) Basketball Court
	City of Auburn	Hasty Community Center	X		(1) Basketball Court <b>Totals: (8)</b>
<b>Basketball Court (Outdoor)</b> 	Auburn School Department	Auburn Middle School	X		(3) Hoops in Parking Lots
	Auburn School Department	East Auburn Community School	X		(2) Hoops in Playground
	Auburn School Department	Fairview Elementary School	X		(1) Court
	Auburn School Department	Sherwood Heights Elementary School	X		(1) Court
	City of Auburn	Union Street Gully	X		(3) Courts***
	Auburn School Department	Walton Elementary School	X		(1) Court <b>Totals (11)</b>

\*\*\*Denotes Joint Use Land and Water Conservation Fund (LWCF) Sites for four facilities serving athletic needs as evaluated in this study. These agreements are intended for shared use between the City and at least one other entity.

(See Figures F-3 through F-10 for facility locations)

# 3 Assessment Approach

The Phase I Athletic Facilities Needs Assessment seeks to:

- Establish a baseline understanding of the current athletic programs offered within the community of Auburn.
- Provide key findings to validate the current program capacity requirements and identify the need for additional program capacity.
- Provide recommendations regarding opportunities to improve the athletic program capacity and efficiency of operations to create a more enjoyable user experience.

The approach to the Phase I Assessment is organized in accordance with a sequential methodology that begins with a summary review of relevant, readily available data. Recreational sports industry planning standards and comparisons to other similar Maine community facilities are factor into the benchmark data and inform the service area analysis. Existing athletic program data is examined in terms of scheduling capacity. Finally, community stakeholder input and an understanding of the unique athletic user needs of the Auburn community are incorporated with the data analysis to support findings and recommendations for the City to consider in terms of near term (5-10 year) and long term (10-25 year) changes to its athletic programs. The order of task process performed by the Wright-Pierce team to prepare the Phase I Needs Assessment is as follows:

- Demographics Analysis
- Benchmark Analysis
- Stakeholder Input
- Service Area Analysis
- Athletic Programs Assessment
- Findings and Recommendations



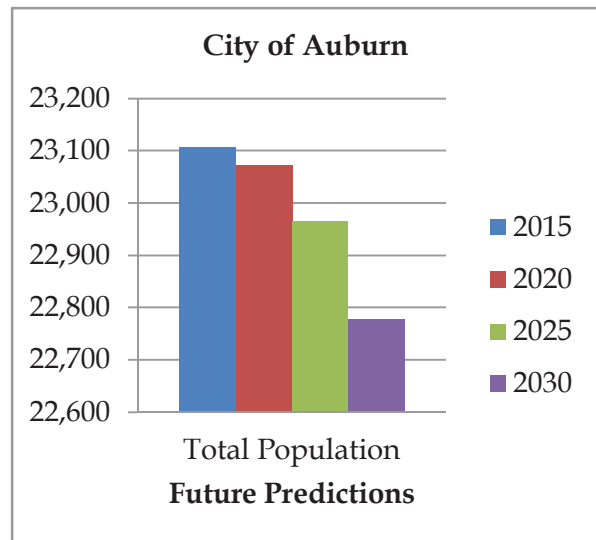
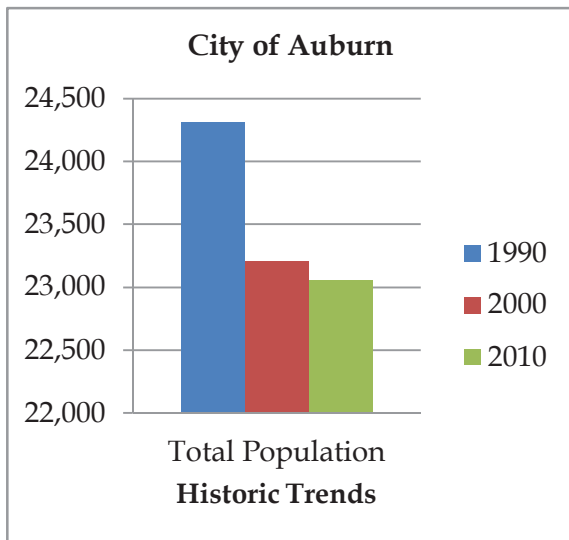
The Phase II Athletic Facilities Needs Assessment scope includes:

- On-Site evaluation of existing facility conditions and operations of all athletic facilities during periods of athletic program use throughout the spring, summer and early fall periods with support from athletic each facility's maintenance staff.
- Recommendations for each facility and related program in terms of repair, replacement, expansion, consolidation, acquisition needs, expansion of hours of operations (outdoor lighting) and co-use of facilities between more than one stakeholder group.
- Provision of planning level cost estimates for each of these recommendations.
- Updates to the Phase I Service Area Analysis and Athletic Program Assessment.
- Provision of final project recommendations to the City, considering both the athletic program user needs and ability of the community to support those needs in the near-term (1-5 year) and long-term (25 year) horizons.

# 4 Demographic Analysis

Demographic analysis provides a means of understanding the potential athletic program user base within the City of Auburn. The Assessment first examines population data from the U.S. Census Bureau and the Maine Office of Policy and Management in terms of historic population trends and future population predictions for the State of Maine, Androscoggin County and the City of Auburn.

Auburn’s population peaked at **24,449** in **1960** and has experienced a slow and steady decline over the decades since. The State of Maine and Androscoggin County have experienced low to moderate growth over that same period.

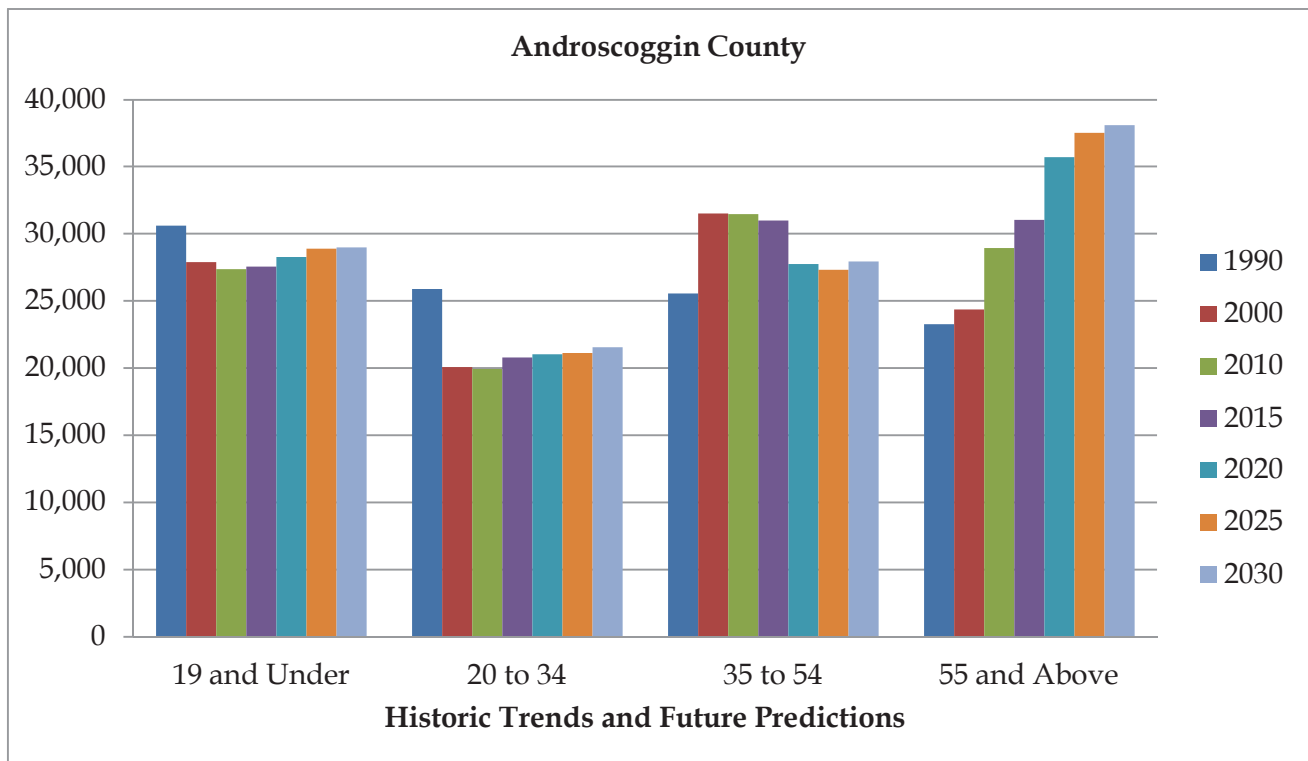
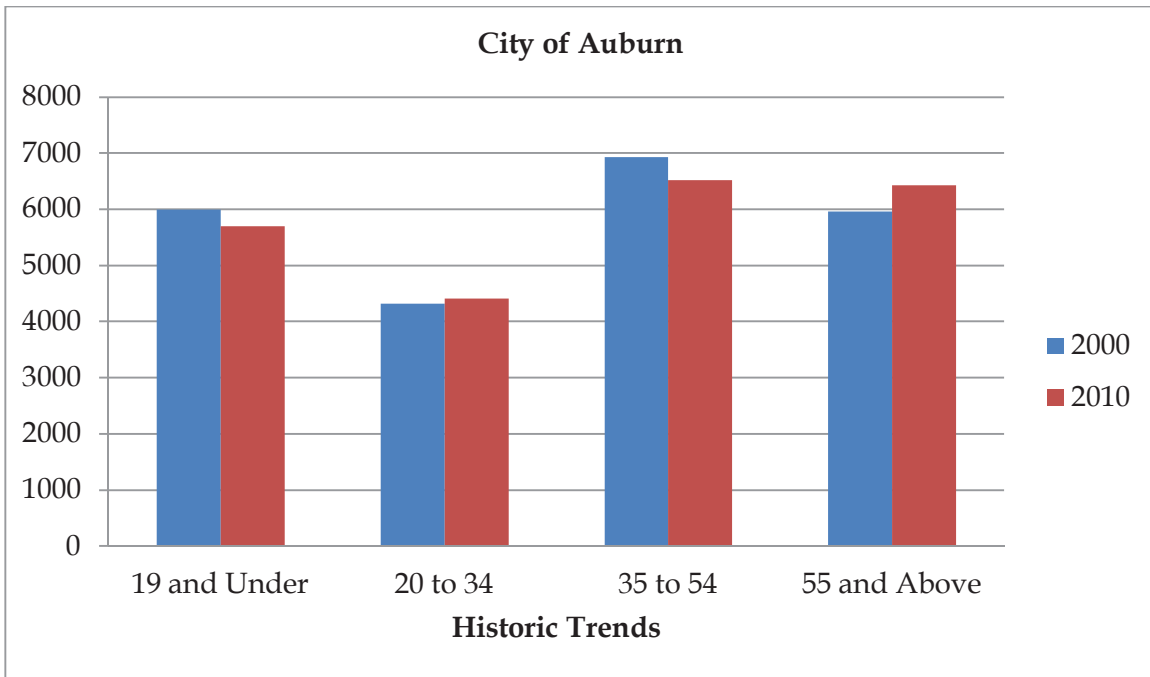


The Maine Office of Policy and Management has published population change predictions through 2030 for the State of Maine, Androscoggin County and the City of Auburn as well. Their predictions indicate a continuum of past recent historic population trends, with the City continuing to experience a slight decline in population. Androscoggin County and the State are projected to continue to grow slightly. *(An explanation of their demographic projects can be found here)*

<http://maine.gov/economist/projections/index.shtml>

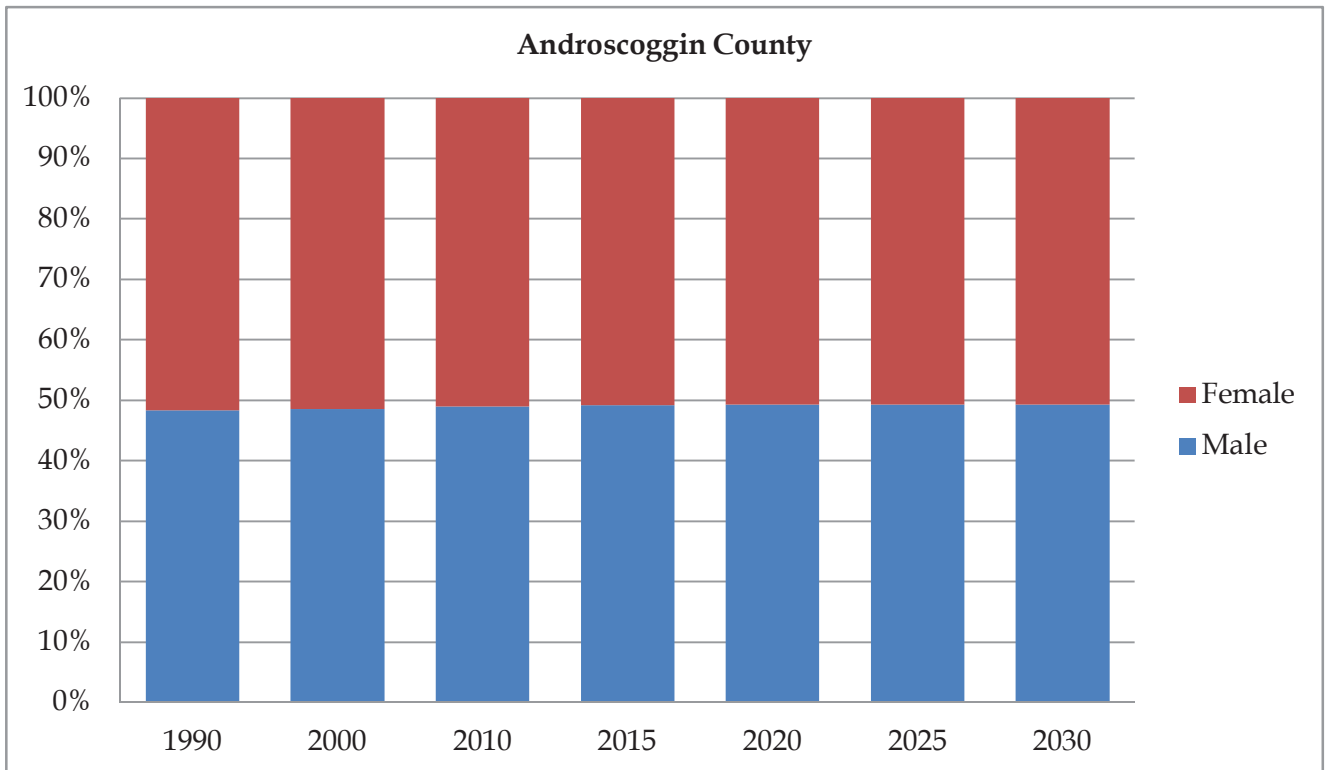
Another factor considered when examining historic Census data and future predictions is how the four primary age group segments - 19 and under, 20 to 34, 35 to 54 and 55 and above - are trending. At a national level, young families with children are migrating towards the southwest region of the county, and an increasingly aged population base is remaining in the northeast. This is also the case for the City of Auburn. This level of detailed Census data for the City from 2000 to 2010 is readily available for review. Androscoggin County and the State of Maine have more readily available historic data as well as future predictions over a longer duration, which also presents similar

distribution patterns to Auburn’s more limited data range, indicating that youth populations are declining in the near term and elderly populations continue to rise. Furthermore, the 2010 Census for Auburn indicates that the average house hold size is 2.26, which suggests that many households may be two-income dwellers with no children.



In addition to a slight decline in the most active team oriented athletic program participation age segment of 19 and under, and the expected increase in the Baby Boomer generation, 55 and above age segment (an age group that participates more actively in other recreational opportunities beside traditional team sports), the City should make note of the decrease in the 20 to 34 age segment. This age group is primarily responsible for regeneration of the population, and a decline in this segment may result in a long term decrease in the 19 and under population segment.

The last Census data analysis consideration focused on the balance of the male and female populations. As with the previous data sets, this level of detailed Census data is readily available for the City from 2000 to 2010. Androscoggin County and the State of Maine have more readily available historic data as well as future predictions over a longer duration, which also represent similar distribution patterns to Auburn’s limited data set. Gender populations are important for the City to consider as men and women participate at varying levels and in different athletic activities. According to recreational industry research trends developed over the past couple of decades, approximately 60% of women participate at least once per year in a sport or recreational activity while men participate at a rate closer to 70%. While male participation rates have remained steady over the years, female rates have increased significantly with increased program opportunities.



Women's participation in team oriented activities tends to decline after organized youth programs, while men are more likely to continue to participate in team oriented athletic activities beyond grade school. In addition to the differences in participation rates, women tend to prefer the following recreational activities:

**General exercise / Walking / Jogging / Aerobics / Biking / Swimming / Tennis / Golf / Basketball**

Men tend to prefer:

**Jogging / Biking / Golf / Weight Lifting / Basketball / Football / Hiking / Fishing / Hunting**

Additional local data as provided by stakeholders including school enrollments and athletic program enrollments was also examined as available. The data is expanded on in *Section 7 Service Area Analysis* and *Section 8 Athletic Programs Assessment* of this study. These data sets, while generally limited in availability to the past decade from several of the private stakeholder run programs in particular, also reflect a slow decline in youth population over the past decade.

# 5 Benchmark Analysis

In comparison to other municipalities in Maine, Auburn is somewhat at the forefront in terms of planning for comprehensive athletic facility needs on a community-wide basis. Recently Cumberland, Freeport and South Portland have had public supported debate and moved forward with varying levels of larger athletic field complex developments, however each of these municipal projects were a result of largely unanticipated opportunities that presented themselves under varying circumstances to each community (e.g. donation of land) rather than as a result of strategic planning initiatives.

Portland completed a needs assessment survey in 2007 and Saco completed a parks and recreations needs assessment in 2003, and while not solely focused on athletic facilities only, they appear to be the only municipalities in Maine to produce recent and comparable recreational facility study efforts involving athletic facilities as a component of the studies at the municipal level.

For Auburn's Athletic Facilities Needs Assessment, Wright-Pierce has performed a cursory review of the athletic facilities located in Augusta, Bangor, Lewiston and Portland for inclusion in this assessment as requested by City Staff. Each of these municipalities is either comparable to or larger in population size than Auburn, and serves as a geographic hub of regional interest.

In addition to the compilation of relevant local, Maine-based benchmark data, national benchmarking guidelines from the National Parks and Recreation Association (NRPA) and the American Planners Association (APA) provide another recreational industry standard planning tool for assessing the community's athletic program and facility needs. NRPA 2013 Parks and Recreation Operating Ratio and Geographic Information System (PRORAGIS) and APA planning standards, provide benchmark data from comparable municipalities in terms of population size, ethnic diversity, income level and youth demographics from throughout the United States. These national standards are weighed in relation to local and regional climate conditions and user trends in the greater Auburn/Lewiston region, throughout Maine and New England. (*See Section 9 Findings & Recommendations for further discussion of local, regional and national athletic facility trends*)

Benchmark data is particularly relevant in *Section 7 Service Area Analysis* of the study. Benchmark data provides the "big picture" view of the athletic program needs in comparison to demographic data and ability of the City to operation and maintain a satisfactory level of program service. Utilizing the 2010 Census total population of approximately 23,000 people, Auburn's current athletic facilities can be compared to athletic facility needs based on the established benchmark population service levels. Ultimately, this data serves as a basis for discussion and the community should carefully weigh these planning standards with the unique user needs of Auburn and the surrounding region that utilizes its athletic programs and facilities.

The following facility's required to provide for Auburn's Assessment athletic programs are stated in terms of population per 1,000 people in comparison to national benchmark datum. Establishing these baseline standards allows development of a service area analysis, and the ability to illustrate service areas and potential gaps in the community. (See Service Areas Map Figures F-3 through F-10)

Facility Type	Benchmark Service Pop.	Facility Need	Existing Facilities	Public	Private
Youth Baseball	1 Per 6,000	4	5	5	
Adult Baseball	1 Per 6,000	4	3	2	1
Youth Softball	1 Per 6,000	4	1	1	
Adult Softball	1 Per 4,000	6	6	4	2
Youth Soccer	1 Per 7,500	3	3	1	2
Adult Soccer	1 Per 4,000	6	7	2	5
Tennis Court (Outdoor)	1 Per 2,000	12	12	8	4
Youth/ Practice Football	1 Per 10,000	2	4	4	
Adult Football	1 Per 15,000	2	1	1	
Track & Field (Outdoor)	1 Per 15,000	2	1	1	
Basketball Court (Indoor)	1 Per 3,000	8	8	4	4
Basketball Court (Outdoor)	1 Per 3,500	7	11	11	

## ATHLETIC PROGRAM FACILITY BENCHMARKS

Phase I Needs Assessment benchmark data listed above is inclusive of practice level facilities, regulation facilities and non-regulation facilities under the respective athletic program user types. During the Phase II Facilities Assessment, it is anticipate that these numbers will be refined based on the physical conditions assessment of the facilities and a determination of site capacity potential to upgrade any substandard sized facilities to satisfy the communities service area requirements where they may be currently lacking or underutilized.

## OTHER RECREATIONAL FACILITY BENCHMARKING DATA

Given the lack of comparable municipal data in Maine, State-wide assessment data is available from the State of Maine under the "2009-2014 Maine State Comprehensive Outdoor Recreation Plan (SCORP)". This study concurs with the general trend towards an aging population in Maine, with most recreational interests leaning towards more passive outdoor recreational interests, however it confirms that the primary athletic interests of the youth population is still focused on traditional, organized sports such as baseball, basketball, soccer and softball. One of the most significant findings of this report is that there is a general trend in population across the state to participate in more passive recreational opportunities versus traditional athletic programs.

The plan document is available for review at:

<http://www.maine.gov/doc/parks/programs/SCORP/index.html>

# Stakeholder Input

Continued support for provision of athletic programs and facilities, as identified by the general public as recently as 2010 in the City’s *Comprehensive Plan Update*, was a key factor in initiating the Athletic Facilities Needs Assessment. In addition to the community-wide support, focused stakeholder input was vetted out from all interested parties operating within Auburn that provide athletic facilities and or programs germane to the Assessment. This included the City, non-profit and for profit entities. The intent of this local input component of the Assessment is to identify:

- Operational structure of the existing stakeholder athletic programs
- Each group’s additional athletic program service needs
- Gauge stakeholder interest for participation in a community-wide planning initiative intended to make athletic program and facility improvement recommendations to meet the athletic user needs of the City of Auburn.

Each Stakeholder group was initially contacted via phone conversation to gauge their interests in participating in the process. All current stakeholders indicated interest in participating in the Assessment and they were provided with a baseline survey from Wright-Pierce, serving as an effort to gather consistent athletic program data as available from each of the groups. The level of detailed information received as a result of this survey varied for each stakeholder. In addition to written responses to the survey from most of the Stakeholders, input was also provided during follow-up phone conversations and personal interviews between the Stakeholders and Wright-Pierce. City Staff then assisted in a subsequent follow-up effort, gathering additional program data from several of the stakeholders as the plan has developed over the course of more than a year and some programs and facilities have changed from when the Assessment first was initiated. Program enrollment, scheduling and population data was gathered as a result of these stakeholder surveys and the information was factored into *Section 7 Service Area Analysis* and *Section 8 Athletic Program Assessment* of this study report. A summary table of the stakeholder data received is as follows:

Organization	ID Programs	10 Yr Enrollment	ID Facility	Described Condition	Hrs	Sched	*Notes:
Auburn Parks & Rec Dept	Y	N	Y	N*	Y	Y	All facilities stated to be in fair condition during person-to-person interviews.
Auburn Schools	Y	Y	Y*	Y*	Y*	Y*	Did not provide information for elementary school facilities.
ASLL	Y	Y	Y	Y	Y	Y	
Auburn/Lewiston YMCA	Y	N	Y	Y	Y	N*	Wright-Pierce obtained schedule data from the Boys & Girls Club's website.
Boys & Girls Club	Y	N	Y	Y	Y	Y	Wright-Pierce obtained schedule data from the YMCA's website.
CMCC	Y	Y*	Y	Y	N	Y*	Provided enrollment data for past two years. Detailed schedule data games only.
East Auburn Comm Unit	Y	Y	Y	Y	Y	Y*	No daily schedule provided. Stated seasonal duration.
LAYSA	Y	Y*	Y	Y	Y	Y*	Provided enrollment data for past four years. No detailed daily schedule.
NALL	Y	Y	Y	Y	Y	Y	
Saint Dominic Academy	Y	N	Y	Y	Y	Y	No enrollment data provided.



All input was useful to the Assessment at varying levels. Of note, Both Little League Organizations providing complete sets of data. Auburn Schools, Auburn Parks and Recreation Department, and Saint Dom's had most of the complete data sets and provided detailed schedules of all events and activities at their facilities. General schedule seasonal ranges and standard hours of operation were provided by the rest of the stakeholders or was readily available from the respective websites and assumptions by Wright-Pierce due to lack of detailed schedule data were made for their facilities in *Section 8 Athletic Program Assessment* of this study report.

Below is a brief summary of input provided from each stakeholder group. The Phase II Assessment will consider overall program administrative costs in combination the operations and maintenance costs of each facility and Wright-Pierce may solicit follow-up questions regarding the initial input data in light of the on-site observations and understanding of O&M processes:

### **Auburn Parks and Recreation Department**

The Parks and Recreation Department is a City operated public organization, providing athletic programs for a wide variety of interests. Their programs offered are primarily focused on younger participant, from ages 5 through 13. Their facilities are located throughout the community and are available for participants of all ages. The current Auburn Parks and Recreation Department athletic programs specific to the Athletic Facilities Needs Assessment Study include:

- Tee-Ball (Ages 5-7)
- Pre-K/Kindergarten Instructional Basketball
- Youth Basketball (Grades 1-12)
- Men's Basketball League (Ages 18+)
- Women's Basketball League (Ages 18+)
- Flag Football (Grades 1-2)
- Football (Grade 3-4)
- Football (Grades 5-6)
- Football Camp (Grades 1-8)
- Middle School Level Football
- Pee Wee Level Soccer
- Soccer Camp (Ages 7-12)
- Youth Indoor Soccer (Ages 4-7)
- Co-Rec League Softball (Ages 18+)
- Men's League Softball (Ages 18+)
- Softball Pitching (Ages 7-12)
- Tennis (Ages 5-12)
- Youth Outdoor Track and Field (Ages 6-14)

Their athletic facilities operate seasonally, depending on the athletic program(s) offered and are subject to change. The City has an annual operations and maintenance budget to continue to provide a similar level of service for the foreseeable future.

The Auburn Parks and Recreation Department athletic programs are supported by public funding and program participant fees. They have both paid and volunteer staff, and an operation and maintenance budget for their own facilities. They do not have a capital improvements budget. Athletic program staffing is currently considered to be understaffed and the Department is continually looking for volunteer coaches for most of their youth programs in particular.

In addition to Athletic Needs Assessment programs administered by the Department, their facilities are used for a variety of additional recreational programs and they are also rented by other private organizations including regularly scheduled Sunday games hosted by the Auburn White Sox (Men's Baseball Team in the Pine Tree Baseball League), as well as tournament events hosted by the Maine Amateur Softball Association and the United States Specialty Sports Association. The Auburn Park and Recreation Department indicated that their facilities are booked for interested groups and activities outside of their administered program needs during the winter sports season in particular. They could accommodate additional events during the Spring, Summer and Fall sports season.

The Auburn Parks and Recreation Department either owns and operates or has lease agreements with the Auburn School Department for the facilities where the majority of their programs take place. Additionally they provide maintenance services for other private organizations fields, mostly in terms of lining the fields. They also are responsible for maintain a wide variety of municipal facility grounds throughout the community, other than those focused on in this Study.

## **Auburn Schools**

The Auburn School Department is a public school system for grades Pre-K through High School located throughout the community at ten school facilities. The School Department provides competitive athletic programs for their Middle School and High School students, along with gymnasiums for athletic programs as part of their school education curriculums at several of the elementary school, gymnasiums, in addition to the gymnasiums at the Middle School and High School. The Auburn School Department's athletic programs under the Needs Assessment Study include:

- Middle School and High School level Baseball
- Middle School and High School level Boys and Girls Basketball
- High School Level Football
- Middle School and High School level Boys and Girls Soccer
- High School level Boys and Girls Tennis
- High School level Coed Indoor Track and Field
- High School level Coed Outdoor Track and Field

Their facilities operate seasonally, Monday through Saturday between 7:30am and 10pm depending on the athletic program. Fall athletic programs run from mid-August through the first week of November. Winter athletic programs run from late November through the first week of March. Spring athletic programs run from mid-March through mid-June. A detailed schedule is included in the appendices of this report.

The Auburn School Department provides on-site athletic facilities for several of these activities, as well as at City Parks and Recreation Department facilities and college facilities throughout the greater community and the state. The age and condition of the School Department's facilities are generally considered to be in fair condition. Currently Edward Little High Schools overall building campus is being evaluated under a concurrent consultant led study by Fay Spofford and Thorndike in terms of opportunities to make improvements to the existing campus versus relocation and new site development pending availability of capital and suitable sites elsewhere in the community. Most of the Middle School and High School Athletic teams are currently bused to other facilities across the community. The desire for new High School facility as a whole including education and athletics remains a significant priority for this stakeholder group and they continue to be interested in way's to collaborate and address their needs within the context of the overall community needs.

The Auburn School Department athletic programs are supported by public funding. They have both paid and volunteer staff, an operation and maintenance budget for their own facilities and a capital expenditure budget for those facilities that they rent from other organizations. High School athletic program staffing is currently considered adequate and Middle School athletic programming is considered to be understaffed.

They host the Lewiston/ Auburn Hall of Fame Basketball Tournament every other year. In addition to regular use of their facilities by their athletic programs, the Auburn School Department hosts band concerts in their gymnasium and allows use of their facilities for other groups and events with the costs for utilities and custodial costs covered by each entity renting their facilities. They indicated that their facilities are booked for interested groups and activities outside of the School Departments athletic program needs during the winter sports season and cannot accommodate additional events beyond the routine requests they receive.

### **Auburn Suburban Little League (ASLL)**

Auburn Suburban Little League offers Baseball and Softball administered under the national Little League Baseball and Softball, and Babe Ruth League programs. Their programs operate between 4pm to 8pm Monday through Friday, and from 8am to 4pm Saturday and Sunday on a seasonal basis between April and August.

Their current facilities are located at the Garfield Road Complex on five fields leased from the City of Auburn on land owned by the U.S. Department of Defense. They have one Little League level baseball field, one Minor level baseball field, one Minor level softball field, one Major level softball

field and one Babe Ruth level baseball field. The facilities were built between 1991 to 1993 and are considered to be in very good condition. Their fields are also used by the Auburn Parks and Recreation Department for baseball and youth football activities, the Auburn School Department for Middle School and High School baseball and softball activities, and by Central Maine Community College for baseball and softball activities.

ASLL's programs are privately organized and funded through an annual operations and maintenance budget supported by donations and player fees. They are currently providing enough programs to meet local interests, including the northerly half of the City of Auburn's geographic area, as well as for the neighboring communities of Poland and Minot. ASLL has no plans for expansion of their facilities. They have both paid and volunteer staff.

They do host special tournaments for baseball and softball. They do not host regularly scheduled events other than athletic programs, however they indicated that they would be willing to do so. For other organizations outside of their Little League and Babe Ruth programs, they allow use of their facilities for similar athletic events with fees per group per each field. These fee rates vary depending on whether or not the field lighting system is used.

### **Auburn/Lewiston YMCA**

The YMCA offers youth level Basketball program for kids ages 4 through 6<sup>th</sup> grade, typically on a periodic and seasonal basis during the winter months depending on membership enrollment. In addition to youth baseball, they offer baseball and softball hitting clinics during the late winter and early spring. Their facilities are open to their membership Monday through Friday from 4:30am to 9:00pm. The YMCA indicated that their facilities, as they feel is the case with most others throughout the community of Auburn, are heavily utilized during traditional athletic program seasons and are in low demand outside of these seasons.

The YMCA has a gymnasium as part of its building facility that is frequently used throughout the year for a variety of indoor activities including indoor basketball as a program evaluated by the Athletic Needs Assessment study. The gymnasium is considered to be in fair and adequate conditions. The basketball court is too small and not regulation size but it serves their program needs. Erected in 1922, the aged condition of the building causes a level of operational and financial strain on the Auburn/Lewiston YMCA. The YMCA utilizes other existing outdoor facilities throughout the community for all other Needs Assessment Study athletic activities. They are in the midst of an 8 phase capital development planning process to erect a new YMCA facility at a recently purchased site and they intend to partner with the community of Auburn to provide the best possible complex/campus to promote healthy lifestyles and a stronger sense of community.

The Auburn/Lewiston YMCA's athletic programs are supported as part of their overall organizational budget with funding membership fees. They haven an annual operations and maintenance budget to maintain these programs and their facilities. The YMCA also has both paid and volunteer staff to run their programs.

They are interested in holding additional athletic and social events but cannot currently do so because of limitations of their facilities. With that said, frequent use of their facilities for interests and organizations outside of their membership is not desirable given the membership utilization rates of their facilities.

### **Boys and Girls Club**

The Boys and Girls Club, a member of the regional Boys and Girls Clubs of Southern Maine, offers indoor basketball within their downtown building facility. The basketball program primarily serves school age boys and girls during after school hours between 2pm and 8pm on week days on a year-round basis. The Boys and Girls Club also supports a variety of intermural and club level athletic events throughout the year on a periodic basis.

The Boys and Girls Club gymnasium is undersized and is considered to be in fair to poor condition. The Boys and Girls Club supports youth basketball teams for kids who are not concurrently participating in Auburn School basketball programs, and shares use of their facilities with the City's Parks and Recreation youth basketball program. For period athletic events such as a football, baseball or practice scrimmage within their youth membership, they provide transportation from their building facility to the Auburn Schools and City Parks and Recreation Department outdoor athletic facilities. In the short term the Boys and Girls Club is seeking funds to improve the gymnasium flooring.

The Boys and Girls Club's athletic programs are supported as part of their overall organizational budget with funding from an endowment, public donations, membership fees and interest from investments. They have both paid and volunteer staff to run their programs.

When the Boys and Girl's Club's gymnasium is not used for basketball, the facility is occupied for other non-athletic programs that they offer to their membership. The gymnasium is also available for rent by other individuals and organizations.

### **Central Maine Community College (CMMC)**

CMMC offers collegiate level athletic programs, participating in the United States Collegiate Athletic Association and the Yankee Small College Conference. Their collegiate level team programs offered under the Needs Assessment Study include Men's Baseball, Women's Softball, Men's and Women's Basketball and Men's and Women's Softball. In addition to these collegiate team programs, they also collegiate club team level Men's JV Basketball, and High School level summer sports camps and clinics. The college does not have standard hours of operations for their facilities, as their programs are evolving on a seasonal and yearly basis.

The CMMC campus provides on-site athletic facilities for soccer and indoor basketball (Kirk Hall Gymnasium). Both facilities are considered to be in good condition. Baseball and Softball are played off-site on fields managed by other Auburn area organizations. CMMC does not have short or long term plans for expansion of these programs or facilities.

CMMC's sports programs are supported by student tuition and other state and federal funding sources and they do not have a dedicated athletic account for annual operations and maintenance costs. They indicated that they do not have any dedicated paid or volunteer staff either.

They periodically host collegiate and high school level tournaments in their gym. CMMC's gymnasium is available for rent depending on the group type and size, and while the specific guidelines for the use of the gymnasium are not specified, they are willing to discuss use of the facilities with interest groups outside of the Study's traditional athletic programs.

### **East Auburn Community Unit**

East Auburn Community Unit operates a regulation size softball field (Tribou Field) and sponsors three Little League level girls and boys teams. They also sponsor a youth boys Basketball team within the City of Auburn's recreational basketball league. They have been maintaining their field and sponsoring youth baseball, softball and basketball teams for over 25 years.

Tribou Field is 35 years old and considered to be in good condition. They rent the field on a daily basis. The facility is generally open Monday through Sunday from 8am to dark throughout the summer.

They do not have any plans for short or long term expansion of their programs or facilities. Their programs and facility are maintained through volunteer efforts and they do not have an annual budget for operations and maintenance.

Tribou field hosts several softball tournaments throughout the summer. East Auburn Community Unit that while they have not hosted events and activities at their facility other than for softball, it would be possible to do so.

### **Lewiston Auburn Youth Soccer Association (LAYSA)**

LAYSA offers spring and fall youth soccer leagues. They also offer summer youth soccer camps. Their program operates Monday through Friday from 4:00pm to 7:00 pm and Saturday and Sunday from 7:30am to 5:00pm. On a seasonal basis from April 1 through October 30.

They have three privately owned soccer fields with storage, concessions and parking facilities. They consider their facilities to be in good condition and have an annual estimated budget for maintaining these facilities in "usable" condition. LAYSA has short term plans to expand their parking facilities. They have long term plans for conversion of one of their fields from grass to turf, as well as to add lighting to one of their fields.

LAYSA's program is privately organized and was formed in 1979. They are a non-profit funded by donations and player fees. They have all volunteer staff. They are currently planning to expand their user capacity by adding a 4-5 year old soccer program.

Occasionally LAYSA hosts regional soccer playoffs and tournaments. Their organization and funding support is solely focused on soccer athletic programs and they not regularly host events or

activities on their fields other than for soccer purposes. If they were to host activities and events besides soccer, they would have to develop a fee schedule to cover operations and maintenance costs due to wear and tear on their facilities, and would require that other interest groups be insured. Allowing for these activities would likely vary from year to year and season to season depending on their fluctuating annual enrollments.

LAYSA is one of the only stakeholders participating in the Needs Assessment Study that consistently provides athletic programs in a coordinated fashion between both municipalities of Lewiston and Auburn.

### **New Auburn Little League (NALL)**

New Auburn Little League offers Little League offers Baseball administered under the national Little League Baseball and Softball program for youth ages 4 through 12. Their facilities are primarily focused on their league's needs. Their program operates between 5pm to 8:30pm Monday through Friday, and from 7:30am to 5:30pm Saturday on a seasonal basis between April and July. After their 8-week regular season, NALL has two all-start teams practicing on their fields.

NALL operates and maintains their own fields on lands leased from the City. They have one Major level baseball field, one Minor level baseball field, and one T-Ball level baseball. Their facilities are considered to be in excellent condition. NALL's Major level field has an underground irrigation system with sprinklers. They may build a new dugout on the 3<sup>rd</sup> base side of one of their fields.

NALL's program is privately organized and funded by donations and player fees. They offer scholarships to approximately 25 kids due to family hardships. They are currently providing enough programs to meet local interests, including the southerly half of the City of Auburn's geographic area, as well as for the neighboring communities of New Gloucester, Danville, Mechanic Falls and Durham. NALL is considering adding a 6-year old coach pitch division. They have all volunteer staff.

They do host special tournaments for baseball during July and then have a "Family Fun Day" event in July for the whole league, including an awards ceremony. They do not host regularly scheduled events other than for their little league programs, due to maintenance and operation concerns for their facilities which they consider dedicated for youth baseball activities only.

### **Saint Dominic Academy (St. Dom's)**

Saint Dom's is a private school for grades Pre-K through High School. Their Auburn campus was constructed in 2002 and is for grades 7 through 12. Younger students attend school at their Lewiston campus. St. Dom's Auburn school age athletic team programs under the Needs Assessment Study include:

- Junior High School and High School level Baseball
- Junior High School and High School level Boys and Girls Basketball

- Junior High School and High School level Boys and Girls Soccer
- Junior High School level Coed Tennis
- High School level Boys and Girls Tennis
- Junior High School and High School level Coed Indoor Track and Field
- Junior High School and High School level Coed Outdoor Track and Field

Their facilities operate seasonally depending on the athletic program priorities for primary field use versus secondary (Overlay) field use.

The Saint Dom's Auburn campus provides on-site athletic facilities for baseball, indoor basketball, soccer and softball. They consider these facilities to be in excellent condition and feel that the grass fields are some of the best in the area. They also coordinate with CMMC, Bates College and the City of Lewiston for additional athletic program events held off-site. They would like to see a domed facility for the communities of Auburn and Lewiston, for year round support of athletic programs such as soccer, baseball and softball which are limited in length by Maine's outdoor climate.

Saint Dom's athletic programs are supported by private funding.

They periodically host Junior High School and High School level conference tournaments at their facilities. St Dom's does allow use of their facilities for other groups and events other than to meet their athletic program needs however, they only allow use of their facilities by Non-Profit organizations. They have found that fees and insurance premiums to cover use of their facilities by others are too expensive to attract interest. They also require that these user groups and events meet their goals of separation of church and state law.

### **Mt Apatite Joint Land Use Study for Area Maine Army National Guard Training Facility and Mount Apatite Park**

The City is conducting a Joint Land Use Study in coordination with the U.S. Department of Defense and the Maine Army National Guard at the Mt Apatite park site. The purpose of this study (As referenced from the study report) is to:

- Identify and evaluate incompatible land use activities associated with the existing Maine Army National Guard Training Site, and Mount Apatite Recreation Area, including the Auburn Suburban Little League ball fields.
- Assess the effectiveness of the City's current comprehensive plan and zoning ordinance to determine their effect on both facilities from future land development.
- Consider the operational needs and training utility of the Auburn National Guard training site and plan for its maintenance at a minimum and its improvement as an optimum.
- Develop policies, plans and strategies to address the existing and avoid or minimize potential future incompatibility.



- Ensure better future coordination between City community development interests and Maine Army National Guard operational needs.

The Athletic Facilities Needs Assessment planning effort is closely following this concurrent study as Garfield Road Complex athletic program fields, currently owned by the U.S. Department of Defense and currently operated by Auburn Suburban Little League, are of direct interest to the Assessment. This study is being performed with consultant assistance from Kat Beaudoin and Beth DellaValle.

### **Edward Little High School Relocation Study (No formal name has been given for this current study)**

Auburn Schools is currently evaluating options for relocation and redevelopment of Edward Little High School, searching for potential sites throughout the community. This study is reportedly on hold as Auburn Schools awaits further clarification from the State of Maine as to near term availability of state funding to support such an initiative. It is anticipated that further clarification of this issue will be available during 2015. This study is being performed with consultant assistance from Fay Spofford and Thorndike.

# 7 Service Area Analysis

The initial value of service area analysis for each athletic program facility is to determine the relationship between facility locations within the community and the potential to service the surrounding population base. The City may also choose to use this data in relation projected demographic population data in relation to current zoning ordinances and their potential to allow for future population growth in the community, in terms of planning for additional facilities, expansion and or contraction.

Service area analysis starts with calculation of service area radii around each existing facility, in consideration of current demographic data (2010 Census data). Each facility type and service area is mapped separately as an attachment to this report. (See Figures F-3 through F-10) These service area maps demonstrate potential areas either lacking, adequately served, or over-served. While the service areas shown are a good starting point in examining the appropriateness of the existing facility locations, and as a means to to identify areas for relocation and or expansion of athletic facilities, there are additional levels of higher analysis that should be taken into account.

For example, gymnasiums providing indoor basketball facilities as shown on *Figure F-3* give a sense of the service areas that these facilities can cover throughout the varying Census tract population densities, however, they do not take into account potential athletic user population factors such as for public facilities primarily serving local Auburn residents versus private facilities which may serve athletic users from much greater distances beyond Auburn's municipal boundaries. These service areas do give the community a sense of overall distribution the facilities and in many case the potential to serve the needs of the local community if private facilities can be shared with Auburn residents. Planning factors in relation to service area data need to be judged in consideration of the City's ability to collaborate with privately owned and operated facilities, serving a percentage estimate of the full publicly accessible program needs. (See Section 8 Program Assessment of this report for a clearer understanding of availability of all current public and private facilities)

In combination with the Phase II Assessment of these facilities physical conditions and on-site factors also effective service levels such as parking capacity, the City will be able to better determine how equitable athletic service distribution is delivered across the community and make capital improvement decisions looking at the entire athletic facilities asset management picture.

Attached to this report are a series of Service Area maps and notes regarding the basis calculations of the area for each athletic facility type. Additionally, written descriptions of the unique attributes of each service area per facility type are also provided to give the community a greater understanding of athletic user context.



## BASEBALL

While some neighborhood scale baseball activities may take place on occasion, and equipment levels are low enough that commuting to the fields by bicycle and or walking is feasible, most baseball users commute by car, from service areas well beyond local neighborhood areas. Most fields are traditionally located either near schools, accommodating the local student needs, as well as those of visiting schools, or the fields are located by factor's involving developability of available lands, serving the needs of private and or non-profit organizations with an athletic user base that often reaches populations community-wide and beyond. For example, Auburn has two little league baseball organizations that have teams of Auburn residents participating, as well as teams from Lewiston and other surrounding communities.

In either case noted above, the facilities are also typically located in areas where parking infrastructure and restroom facilities are available given the duration of the games. Other desirable infrastructure includes water for field irrigation and electricity for field lighting and nighttime use, which factor into field locations as well.



## SOFTBALL

Softball is very similar to baseball in terms of service area needs. Again, some neighborhood scale softball activities may take place, and equipment levels are low enough that commuting to the fields by bicycle and or walking is feasible, however, most softball users commute by car, from service areas well beyond local neighborhood areas. Most fields are traditionally located either near schools, accommodating the local student needs, as well as those of visiting schools, or the fields are located by factor's involving developability of available lands, serving the needs of private and or non-profit organizations with an athletic user base that often reaches populations community-wide and beyond.

More unique to softball is the larger demographic user base of adult male and co-ed players and leagues than is common for baseball. Based on this factor, a greater number of softball fields are often found at sites other than local schools. The duration of softball games and field use needs also support location of the facilities near public water and sewer, as well as areas with electrical service distribution.



## SOCCER

Soccer has many similarities to baseball and softball, and even less individual equipment needed allowing for the potential for commuting to the facilities from pedestrians and cyclists, however most users tend to drive to these facilities, largely given the team sizes required to play, which supports a larger service area to attract enough user interest with a given population area. Similar length of soccer games and field composition supports the same utility service needs as mentioned above.



## OUTDOOR TENNIS

Outdoor tennis, like outdoor basketball described below, is one of the athletic facilities that is most supportive of neighborhood interests from a service area perspective. The equipment is minimal, allowing for commute to the facilities by vehicle, pedestrian and bicyclist, and the duration of the games can be shorter in duration, reducing the demand for public restroom facilities. Lighting is desirable however for nighttime use from the user perspective, however lighting in denser neighborhoods can often be perceived as a negative to the abutting residences. The size of an individual tennis court is also relatively small and the typical paved court surface (grass and clay courts are an option but are not regularly constructed using those materials in Maine's climate), which allows for greater opportunities to site these facilities in denser population areas. Tennis is typically played by two to four people at a time, further supporting local, neighborhood activity versus larger team athletics. Lastly, interests by male and female participants, as well as the age demographic of tennis players ranging youths to senior citizens, supports a greater likelihood that a focused neighborhood service area will meet the local population need.



## FOOTBALL

Football requires a significant number of team participants, has more equipment requirements than most other athletic facilities and involves a larger field complex with supporting utility and parking infrastructure. Due to these unique factors and the significant construction, maintenance and operations costs of these facilities, most communities in Maine have one to two of these fields and they are typically located within a public and or private school campus. This facility type lends itself to access by vehicular means primarily and is heavily dependent on other supporting infrastructure including water, sewer and electrical services.



## OUTDOOR TRACK & FIELD

Outdoor track and field facilities are very similar in terms of frequency and siting criteria within a given community. They involve a large variety of specialty athletic events (hurdles, javelin, high jump, etc...) and equally diverse equipment requirements than most other athletic facilities and involve a larger field complex and supporting utility and parking infrastructure. Due to these unique factors and the significant construction, maintenance and operations costs of these facilities, most communities in Maine have one to two of these fields and they are typically located within a public and or private school campus. This facility type lends itself to access by vehicular means primarily and is heavily dependent on other supporting infrastructure including water, sewer and electrical services. The infield area of track and field facilities are also often used to support soccer and or football in addition to the track and field events.



## INDOOR BASKETBALL

These facilities often support a population based from a large area of a given community, and from regional schools and rec league user as well. There are very few private and or non-profit owned and operated indoor basketball facilities in Maine (Auburn is somewhat unique with two - YMCA and Boys and Girls Club). Most of the facilities are located at either public or private school sites as part of a larger built campus of buildings. During the basketball season (typically October through March) the courts are primarily used for basketball purposes. During the "off" season, these facilities periodically host general public assemble events other than athletics. While the equipment needed for indoor basketball is low and essentially the same as to play outdoor basketball, the predominant location of these facilities at school sites means that these facilities are mostly accessed by vehicular traffic.



## OUTDOOR BASKETBALL

Outdoor Basketball is very similar to outdoor tennis as noted above and is supportive of neighborhood interests from a service area perspective. The equipment is minimal, allowing for commute to the facilities by vehicles, pedestrians and bicyclists. The duration of the games are relatively short in duration, reducing the demand for public restrooms. Lighting is desirable however for nighttime use, however lighting in denser neighborhoods can often be perceived as a negative to the abutting residences. The size of a basketball court is also relatively small which allows for greater opportunities to site these facilities in denser population areas. Outdoor basketball games are typically less organized from a programming structure, and games are often played by between two to ten people at a time, further supporting local, neighborhood activity.

# 8 Athletic Programs Assessment

The Phase I assessment review of the athletic programs offered within the community of Auburn is focused on the scheduling capacity of the facilities, supported by a variety of athletic program schedule and enrollment data as provided by the individual stakeholder organizations with vested athletic interests and operations in Auburn. The overall amount of facilities located within Auburn and the nature of their ownership and administration by private and public stakeholders is found to be generally in line with other comparable Maine communities and national level benchmark standards, and in combination with this scheduling data, can give the community a general sense of where the programs may be adequately served and where they may be deficient.

Each facility is defined in further detail below per regularly scheduled sporting use event. Where facility and program scheduling/user rate data was not readily available, assumptions have been made by Wright-Pierce and the basis for these assumptions is stated.

City staff desired to compare facilities in this light as follows:

- Indoor basketball from 2:30 pm to 9:00 pm during week days (Monday through Friday)
- Indoor basketball from 6 am to midnight on weekends (Saturday and Sunday)
- Outdoor facilities all week long from dusk to dawn (Facilities with no site lighting)
- Outdoor facilities all week long from 7am to 10pm (Facilities with site lighting).

Each facilities capacity is described in terms of percentage utilization on a monthly basis. For example, a non-lit baseball field utilized 5 days for the full daily duration listed below for a one month period would be utilized at 70% (rounded to the nearest 5%) of full capacity. If a field was estimated to be utilized for 10 out 12 hours on a given day within a monthly timeframe, then that day would count as 0.83 days to determine partial utilization on a daily basis. Should a facility have reoccurring schedule gaps (say openings every Wednesday for example) they are highlighted as notations for general reference.

The City offered that there are currently no local ordinances regarding hours of operation for lit outdoor facilities, however this may be something that the community desires addressing, should outcomes of the Assessment lead the City to invest in additional outdoor lit facilities.

The following athletic facility utilization estimates are based on National Parks and Rec Facilities planning standards where indicated on the following facility charts including:

- 5% usage demand for maintenance needs

- % usage for facility practice and games where not stakeholder data was available

The facility use calculations will be updated by Wright-Pierce after the facilities are evaluated to more accurately represent their use capacity based on each facilities current conditions and local maintenance and operational needs.

Where private stakeholder data was not available, the facilities were estimated to be at similar use capacities as for public facilities. These estimates do not reflect the private ownership access nature of these programs and facilities and will require further cooperation between public and private interests to best determine when these facilities might be available, if at all, for use other than by the private memberships.

The Phase II assessment will focus on the physical condition of the athletic facilities supporting site infrastructure factors such as public utility and parking capacities, allowing for greater definition of the service level and usage capacity of each facility, allowing the City to make informed decisions regarding capital expenses and local policies to maintain, expand, partner with private interest groups or contract various athletic facilities to satisfy the communities athletic user needs. The challenge of coordinating with public and private entities, versus an athletic facilities and programs system that is run by a single entity such as the City's Parks and Recreation Department, should be the key point of focus once the report is concluded and the community has a clear picture of the overall facility and program conditions and recommendations for improvements with associated cost implications.

Section 2 Background of this report provides a comprehensive table of all of the athletic facilities in Auburn and their Public or Private ownership. While some facilities on the following table(s) were noted as publicly-owned, that ownership represents the land parcel and for the purposes of this section of the report, the operating entity is the designating factor in terms of private or public program definition.

Private Youth Baseball (Non-Lit)		Description	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Notes:
Garfield Road Complex	Little League Field	0%	0%	0%	90%	95%	85%	50%	35%	5%	0%	0%	0%	Estimates for Practice / Maintenance by W-P	
Garfield Road Complex	Minor Field	0%	0%	0%	90%	95%	85%	50%	35%	5%	0%	0%	0%	Estimates for Practice / Maintenance by W-P	
Pulsifer Field	T-Ball Field	0%	0%	0%	90%	95%	85%	50%	35%	5%	0%	0%	0%	Estimates for Practice / Maintenance by W-P	
Pulsifer Field	Little League Field	0%	0%	0%	90%	95%	85%	50%	35%	5%	0%	0%	0%	Estimates for Practice / Maintenance by W-P	
Sherwood Heights	Little League Field	0%	0%	0%	90%	95%	85%	50%	35%	5%	0%	0%	0%	Estimates for Practice / Maintenance by W-P	

Private Adult Baseball (Non-Lit)		Description	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Notes:
Saint Dominic Academy	High School Field	0%	0%	0%	55%	80%	10%	5%	5%	5%	0%	0%	0%	Estimates for Practice / Maintenance by W-P	

Public Adult Baseball (Non-Lit)		Description	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Notes:
Pettengill Park	Adult Field	0%	0%	0%	20%	40%	15%	45%	40%	5%	0%	0%	0%	Estimates for Maintenance by W-P	

Private Adult Baseball (Lit)		Description	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Notes:
Garfield Road Complex	Babe Ruth Field	0%	0%	0%	70%	70%	70%	60%	55%	40%	0%	0%	0%	Estimates for Practice / Maintenance by W-P	

Private Youth Softball (Non-Lit)		Description	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Notes:
Garfield Road Complex	Minor Field	0%	0%	0%	70%	70%	70%	60%	65%	50%	30%	0%	0%	Estimates for Practice / Maintenance by W-P	

Private Adult Softball (Non-Lit)		Description	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Notes:
Garfield Road Complex	Major Field	0%	0%	0%	70%	75%	45%	55%	60%	40%	0%	0%	0%	Estimates for Practice / Maintenance by W-P	
Saint Dominic Academy	High School	0%	0%	0%	45%	85%	15%	50%	5%	5%	0%	0%	0%	Estimates for Practice / Maintenance by W-P	
Tribou Field	Major Field	0%	0%	0%	25%	45%	45%	50%	40%	15%	0%	0%	0%	Estimates for Practice / Maintenance by W-P	

Public Adult Softball (Non-Lit)		Description	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Notes:
Lakeview Fields	Adult Field 1	0%	0%	0%	20%	45%	55%	50%	30%	15%	0%	0%	0%	Estimates for Practice / Maintenance by W-P	
Lakeview Fields	Adult Field 2	0%	0%	0%	20%	45%	55%	50%	30%	15%	0%	0%	0%	Estimates for Practice / Maintenance by W-P	

Note that some these facilities are run by private organizations and represent approximate scheduled capacity data as provided from each stakeholder on a limited basis, with Wright-Pierce estimates where no data was available, based on comparable recreational facilities industry standards. No other users are currently allowed to use these facilities during vacant capacity time slots without permission from the respective organizations.



PHASE I - NEEDS ASSESSMENT

Public Adult Softball (Lit)	Description	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Notes:
Pettengill Park	Adult Field	0%	0%	0%	30%	50%	50%	40%	25%	20%	0%	0%	0%	Estimates for Maintenance by W-P

Private Youth Soccer (Non-Lit)	Description	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Notes:
LAYSA	Youth Field	0%	0%	0%	20%	80%	80%	55%	30%	80%	70%	10%	0%	Estimates for Maintenance by W-P
LAYSA	Youth Field	0%	0%	0%	10%	40%	40%	25%	15%	40%	35%	5%	0%	1 Shared use Youth / Adult Field

Public Youth Soccer (Non-Lit)	Description	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Notes:
East Auburn Community School	Youth Field	0%	0%	0%	20%	30%	30%	10%	5%	25%	25%	0%	0%	Estimates for Maintenance by W-P

Private Adult Soccer (Non-Lit)	Description	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Notes:
Central Maine Community College	Adult Field	0%	0%	0%	0%	5%	5%	5%	25%	35%	40%	0%	0%	Estimates for Maintenance by W-P
LAYSA	Adult Field	0%	0%	0%	20%	80%	80%	55%	30%	80%	70%	10%	0%	Estimates for Maintenance by W-P
LAYSA	Adult Field	0%	0%	0%	10%	40%	40%	25%	15%	40%	35%	5%	0%	1 Shared use Youth / Adult Field
Saint Dominic Academy	High School Field	0%	0%	0%	0%	5%	5%	5%	35%	80%	55%	0%	0%	Estimates for Maintenance by W-P
Saint Dominic Academy	High School Field	0%	0%	0%	0%	5%	5%	5%	15%	40%	25%	0%	0%	1 Shared use Baseball Field

Public Adult Soccer (Non-Lit)	Description	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Notes:
Auburn Middle School	Adult Field	0%	0%	0%	10%	10%	25%	25%	40%	80%	80%	15%	0%	Estimates for Maintenance by W-P
Auburn High School	Adult Field	0%	0%	0%	10%	10%	25%	25%	40%	80%	80%	15%	0%	Estimates for Maintenance by W-P

Private Tennis Court (Non-Lit)	Description	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Notes:
Saint Dominic Academy	(4) Courts	0%	0%	0%	20%	60%	45%	10%	5%	15%	10%	5%	0%	No Scheduling Priorities Per Specific Court

Public Tennis Court (Non-Lit)	Description	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Notes:
East Auburn Community School	(2) Courts	0%	0%	0%	10%	45%	40%	25%	25%	25%	25%	10%	0%	No Scheduling Priorities Per Specific Court
Auburn High School	(6) Courts	0%	0%	0%	10%	45%	40%	25%	25%	25%	25%	10%	0%	No Scheduling Priorities Per Specific Court

Youth/Practice Football (Non-Lit)	Description	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Notes:
Auburn High School	Youth Field	0%	0%	0%	35%	45%	40%	15%	50%	55%	65%	10%	0%	Estimates for Practice / Maintenance by W-P
Chestnut Street Park	Youth Field	0%	0%	0%	20%	10%	5%	5%	25%	10%	5%	0%	0%	Estimates for Maintenance by W-P
Cleveland Park	Youth Field	0%	0%	0%	0%	5%	5%	5%	15%	25%	25%	5%	0%	Estimates for Maintenance by W-P
Garfield Road Complex	Youth Field	0%	0%	0%	5%	5%	5%	5%	10%	15%	15%	5%	0%	Shared ASLL Softball Field

PHASE I - NEEDS ASSESSMENT

Public Adult Football (Lit)	Description	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Notes:
Walton Elementary School	High School Field	0%	0%	0%	0%	5%	5%	5%	15%	40%	30%	5%	0%	Estimates for Maintenance by W-P

Outdoor Track & Field (Non-Lit)	Description	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Notes:
Auburn High School		0%	0%	0%	15%	50%	55%	40%	30%	45%	40%	5%	0%	Estimates for Maintenance by W-P

Private Indoor Basketball Court	Description	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Notes:
Auburn/Lewiston YMCA		75%	75%	75%	75%	75%	75%	75%	75%	75%	75%	75%	75%	Estimates for Practice / Maintenance by W-P
Boys & Girls Club		75%	75%	75%	75%	75%	75%	75%	75%	75%	75%	75%	75%	Estimates for Practice / Maintenance by W-P
Central Maine Community College		90%	90%	90%	90%	90%	90%	90%	90%	90%	90%	90%	90%	Estimates for Practice / Maintenance by W-P
Saint Dominic Academy		75%	60%	15%	10%	10%	10%	5%	5%	5%	15%	50%	75%	Estimates for Practice / Maintenance by W-P

Public Indoor Basketball Court	Description	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Notes:
Auburn High School		90%	90%	90%	75%	40%	25%	15%	10%	25%	75%	90%	90%	Estimates for Practice / Maintenance by W-P
Auburn Middle School		90%	90%	90%	75%	40%	25%	15%	10%	25%	75%	90%	90%	Estimates for Practice / Maintenance by W-P
Fairview Elementary School		90%	90%	90%	75%	40%	25%	15%	10%	25%	75%	90%	90%	Estimates for Practice / Maintenance by W-P
Hasty Community Center		90%	90%	90%	75%	40%	25%	15%	10%	25%	75%	90%	90%	Estimates for Practice / Maintenance by W-P

Public Outdoor Basketball Court (Non-Lit)	Description	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Notes:
Auburn Middle School	(3) Hoops	0%	0%	0%	10%	20%	25%	20%	25%	30%	25%	10%	0%	No Scheduling Priorities Per Specific Court
East Auburn Community School	(2) Hoops	0%	0%	0%	10%	20%	25%	20%	25%	30%	25%	10%	0%	No Scheduling Priorities Per Specific Court
Fairview Elementary School	(1) Court	0%	0%	0%	10%	20%	25%	20%	25%	30%	25%	10%	0%	No Scheduling Priorities Per Specific Court
Sherwood Heights Elementary School	(1) Court	0%	0%	0%	10%	20%	25%	20%	25%	30%	25%	10%	0%	No Scheduling Priorities Per Specific Court
Union Street Gully	(3) Courts	0%	0%	0%	10%	20%	25%	20%	25%	30%	25%	10%	0%	No Scheduling Priorities Per Specific Court
Walton Elementary School	(1) Court	0%	0%	0%	10%	20%	25%	20%	25%	30%	25%	10%	0%	No Scheduling Priorities Per Specific Court

Percentages of indoor basketball court facilities represent estimated time usage for basketball program activities. While all stakeholders with these facility types indicated that they hosted periodic activities other than for basketball program purposes at their facilities, it is not clearly know what percentage of capacity these non-basketball activities represent as part of each facility's overall occupancy schedule.

# Findings & Recommendations

## Summary of Phase I Assessment

A brief description of the initial Athletic Facilities Needs Assessment is as follows:

### Benchmark Data

- A review of the community athletic programs provided and input from stakeholders managing these programs and facilities suggests that the athletic needs of the community are being met in terms of program capacity and scheduling, however the quality of the existing facilities are general considered to be poor and in need of physical and operational improvements.
- Demographics and benchmark standards for athletic facilities at the national, state and local levels indicate that Auburn currently provides enough capacity for the Athletic Facilities Needs Assessment study programs. Higher level observations of this data support a general trend over the last one and a half to two decades of decreasing overall population, decreasing population of the 0-17 age group and an overall aging population in the northeastern United States, Maine, Androscoggin County and Auburn. Stakeholder enrollment data for the past decade in each of the athletic programs studied also supports these trends as most program enrollments have remained constant or saw minor decreases. Another key indicator of need for these programs should be considered in light of the Maine Statewide Comprehensive Outdoor Recreation Plan (SCORP) 2009-2014 report. This report notes that an increased diversity of outdoor recreational opportunities alternative and increased pedestrian and bicycle transportation activities across the state of Maine. Data gathered by this study also indicates supporting interest in these recreational programs and fitness opportunities outside of traditional athletic programs. This information should be considered in terms of the potential to see a further lessening in the demand on the athletic programs studied as part of this Needs Assessment.
- Beyond national and state recreational data benchmarks for athletic facilities, there is limited data for similar community planning initiatives in Maine. However, whether the sample data is large and regional or limited and local, Auburn should carefully way all of this benchmark data inconsideration of what the local community interests and goals are for athletic facility needs

## Stakeholders

- The Auburn Parks and Recreation Department, Auburn Schools and the YMCA oversee the majority of the athletic programs located at multiple sites throughout the community and the Parks and Recreation Department manages most of the facilities that host these programs. Coordination of all of these facilities presents challenges in terms of scheduling of events, maintenance and in terms of increased vehicular trip generation and parking demands.
- Of the three stakeholders listed above, the YMCA and the Auburn School department have been investigating opportunities to develop new athletic facilities and the YMCA has purchased a new parcel of land within the community to potentially replace and improve existing facilities within the community or to expand upon them.
- The private athletic programs including Little League Baseball / Softball and LAYSA are operating at a self-sufficient effort and don't have any near term plans for expansion of their operations.
- All stakeholders appreciated being included in the Needs Assessment efforts and indicated support for a comprehensive approach to better manage and provide for the athletic program needs of the community.

## General

- The Phase I Assessment process represents a compilation of data that is readily available and serves as a means to assess the current capacity of the athletic facilities in Auburn in terms of scheduling and comparison to local and national benchmarks. Upon completion of the Phase II Assessment of each facilities condition, the community will have a more comprehensive understanding of the condition and ability of each facility to adequately serve the needs of the current athletic user base, as well as to serve as a guiding tool to make future decisions in terms of expansion, consolidation or maintenance of the current athletic facilities in Auburn.

# Appendix A

## Maine Community Benchmark Data

# A-1 Maine Community Benchmark Data

Given that only a handful of Maine communities have performed comparable recreational facilities/activities studies, and none of these focused primarily on the specific athletic programs Auburn is studying, it was determined early on in the Assessment process that more comparable local data was needed, putting national-level recreation industry planning and design standards into greater perspective. Wright-Pierce and the City determined that the most efficient means of providing this data was to identify:

- Communities in Maine with comparable population size to Auburn's.
- Municipalities that provided athletic services to surrounding communities.
- Comparable geographic settings where a community served as, or had the potential to serve as, a central hub for athletic facility regional tournaments, camps and other periodic large scale athletic gatherings.

The City of Auburn selected Augusta, Bangor Lewiston and Portland for benchmark comparison, in terms of current estimated number of public and or private athletic facilities in each municipality in relation to the respective populations of each town or city.

Wright-Pierce has also compiled similar data from two other Maine communities within close proximity to, yet just outside of the regional population draw surrounding the Auburn/Lewiston area. Brunswick was chosen given its regional hub characteristics (midcoast region) and for comparable population size (20,000) plus a local college. Freeport was chosen because it serves the surrounding communities of Durham and Pownal for youth sports such as little league baseball, and for school supported athletics (similar to Auburn and its surrounding smaller communities). Also, while Freeport represents a Maine community with a significantly smaller population than Auburn's, it highlights that the scale of a small community still follows most of the same benchmark trends as the larger communities.

All of this Maine community benchmark data was collected by Wright-Pierce utilizing internet research, aerial photography (dated September 2013) to identify outdoor facilities, and by means of direct correspondence with municipal parks and recreation staff. Given this cursory level of review, the municipal data represents information that has not been verified on-site by Wright-Pierce and the total facility counts are estimated.

A few common trends of note are as follows:

- Maine communities tend to have one public adult football field and/or outdoor track & field facility at most, regardless of population size (with the exception of Portland). In cases where

public or private colleges or large high schools (Cheverus High School in Portland for example) are located the communities may have additional larger facilities in correlation with the number of these school types. Given these small quantities of these larger facilities within each community, their respective benchmarks per population for each facility varies widely.

- Most youth outdoor baseball, softball and soccer facilities are either owned and operated, or leased and operated by private / non-profit groups.
- Indoor basketball facilities are primarily represented, operated and maintained by public school systems.
- Other than for the larger and generally more expensive adult football and outdoor track and field facilities, the majority of the other athletic facilities were found in each community in comparable benchmark ranges. There were some exceptions like youth soccer facilities in Lewiston, however further investigation reveals that the deviation is due to unique factors such as shared programs located in nearby communities (LAYSAs fields in Auburn).

A summary table of each of these community's athletic facilities in relationship to their respective populations is provided on the following pages.

## Augusta - 2010 Census Population - Approximately 19,000











Facility Type		Total Facilities	Public	Private	Facility per 1,000 Pop.
Youth Baseball		7	1	6	2,800
Adult Baseball		3	1	2	6,400
Youth Softball		1		1	19,000
Adult Softball		8	5	3	2,400
Youth Soccer		2	1	1	9,500
Adult Soccer		6	3	3	3,200
Tennis Court (Outdoor)		14	14		1,400
Youth / Practice Football		1	1		19,000
Adult Football		2	2		9,500
Track & Field (Outdoor)		1	1		19,000
Basketball Court (Outdoor)		8	6	2	2,400
Basketball Court (Indoor)		11	9	2	1,800

## Bangor - 2010 Census Population - Approximately 33,000








Facility Type		Total Facilities	Public	Private	Facility per 1,000 Pop.
Youth Baseball		5	1	4	6,600
Adult Baseball		6	5	1	5,500
Youth Softball		7	5	2	4,800
Adult Softball		6	5	1	5,500
Youth Soccer		5	4	1	6,600
Adult Soccer		10	6	4	3,300
Tennis Court (Outdoor)		12	6	6	2,800
Youth / Practice Football		2	2		16,500
Adult Football		1	1		33,000
Track & Field (Outdoor)		1	1		33,000
Basketball Court (Outdoor)		7	5	2	4,800
Basketball Court (Indoor)		10	6	4	3,300



Lewiston - 2010 Census Population - Approximately 36,000

Facility Type		Total Facilities	Public	Private	Facility per 1,000 Pop.
Youth Baseball		3	2	1	12,000
Adult Baseball		4	2	2	9,000
Youth Softball		3	1	2	12,000
Adult Softball		8	6	2	4,500
Youth Soccer		2	2		18,000
Adult Soccer		7	6	1	5,200
Tennis Court (Outdoor)		16	8	8	2,300
Youth / Practice Football		3	2	1	12,000
Adult Football		2	1	1	18,000
Track & Field (Outdoor)		3	2	1	12,000
Basketball Court (Outdoor)		13	9	4	2,800
Basketball Court (Indoor)		10	8	2	3,600

Portland - 2010 Census Population - Approximately 66,000

Facility Type		Total Facilities	Public	Private	Facility per 1,000 Pop.
Youth Baseball		11	9	2	6,000
Adult Baseball		10	6	4	6,600
Youth Softball		2	2		33,000
Adult Softball		15	10	5	4,400
Youth Soccer		7	5	2	9,500
Adult Soccer		14	8	6	4,800
Tennis Court (Outdoor)		37	26	11	1,800
Youth / Practice Football		3	3		22,000
Adult Football		4	2	2	16,500
Track & Field (Outdoor)		2	1	1	33,000
Basketball Court (Outdoor)		15	12	3	4,400
Basketball Court (Indoor)		20	12	8	3,300

## Brunswick - 2010 Census Population - Approximately 20,000

Facility Type		Total Facilities	Public	Private	Facility per 1,000 Pop.
Youth Baseball		3		3	6,700
Adult Baseball		3	2	1	6,700
Youth Softball		1	1		20,000
Adult Softball		7	6	1	2,900
Youth Soccer		2	2		10,000
Adult Soccer		11	7	4	1,900
Tennis Court (Outdoor)		12	5	7	1,700
Youth / Practice Football		2	1	1	10,000
Adult Football		3	2	1	6,700
Track & Field (Outdoor)		2	1	1	10,000
Basketball Court (Outdoor)		4	4		5,000
Basketball Court (Indoor)		7	6	1	2,900

## Freeport / Durham / Pownal - 2010 Census Population - Approximately 15,500

Facility Type		Total Facilities	Public	Private	Facility per 1,000 Pop.
Youth Baseball		5	4	1	3,100
Adult Baseball		3	3		5,200
Youth Softball		2	2		7,800
Adult Softball		3	3		5,200
Youth Soccer		4	3	1	3,900
Adult Soccer		7	6	1	2,300
Tennis Court (Outdoor)		3	3		5,200
Youth / Practice Football		1	1		15,500
Adult Football		2	1	1	7,800
Track & Field (Outdoor)		0			0
Basketball Court (Outdoor)		10	8	2	1,600
Basketball Court (Indoor)		9	6	3	1,800

## Figures

**F-1 Town-Wide Parks Inventory – Location Map**

**F-2 Town-Wide Athletic Facilities – Location Map**

**F-3 Indoor Basketball Courts – Service Areas Map**

**F-4 Baseball Fields – Service Areas Map**

**F-5 Softball Fields – Service Areas Map**

**F-6 Soccer Fields – Service Areas Map**

**F-7 Football Fields – Service Areas Map**

**F-8 Outdoor Basketball Courts – Service Areas Map**

**F-9 Outdoor Tennis Courts – Service Areas Map**

**F-10 Outdoor Track & Field – Service Areas Map**



Aerial Photography from Bing Maps.  
Parks data from the City of Auburn.  
Map produced by Wright-Pierce,  
May 2013.

Hebron

Turner

Greene

Minot

Auburn

Lewiston

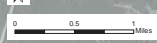
Poland

Lisbon

New  
Gloucester

Durham

NAME	Acres
BONNEY PARK	2.25
CHESTNUT STREET PARK	7.03
CLEVELAND FIELD	3.03
DRUMMOND STREET PARK	0.15
FESTIVAL PLAZA	1.33
GARFIELD ROAD PARK	82.91
GREAT FALLS PARK	8.55
LAKE ALBURN BOAT LAUNCH	11.38
LAKEVIEW FIELDS	18.01
MOUNTAIN PARK	6.56
MOUNT APATITE PARK	305.33
NORTH RIVER ROAD BOAT LAUNCH	0.39
OUTLET BEACH	4.09
PETTINGILL PARK	45.04
PULPER FIELD	1.55
RAYMOND PARK	0.32
RIVERWALK	1.28
TOT LOT	9.72
UNION STREET GULLY	2.8
WEST RICH PARK	3.3
<b>Total: Approx. 535 ac.</b>	

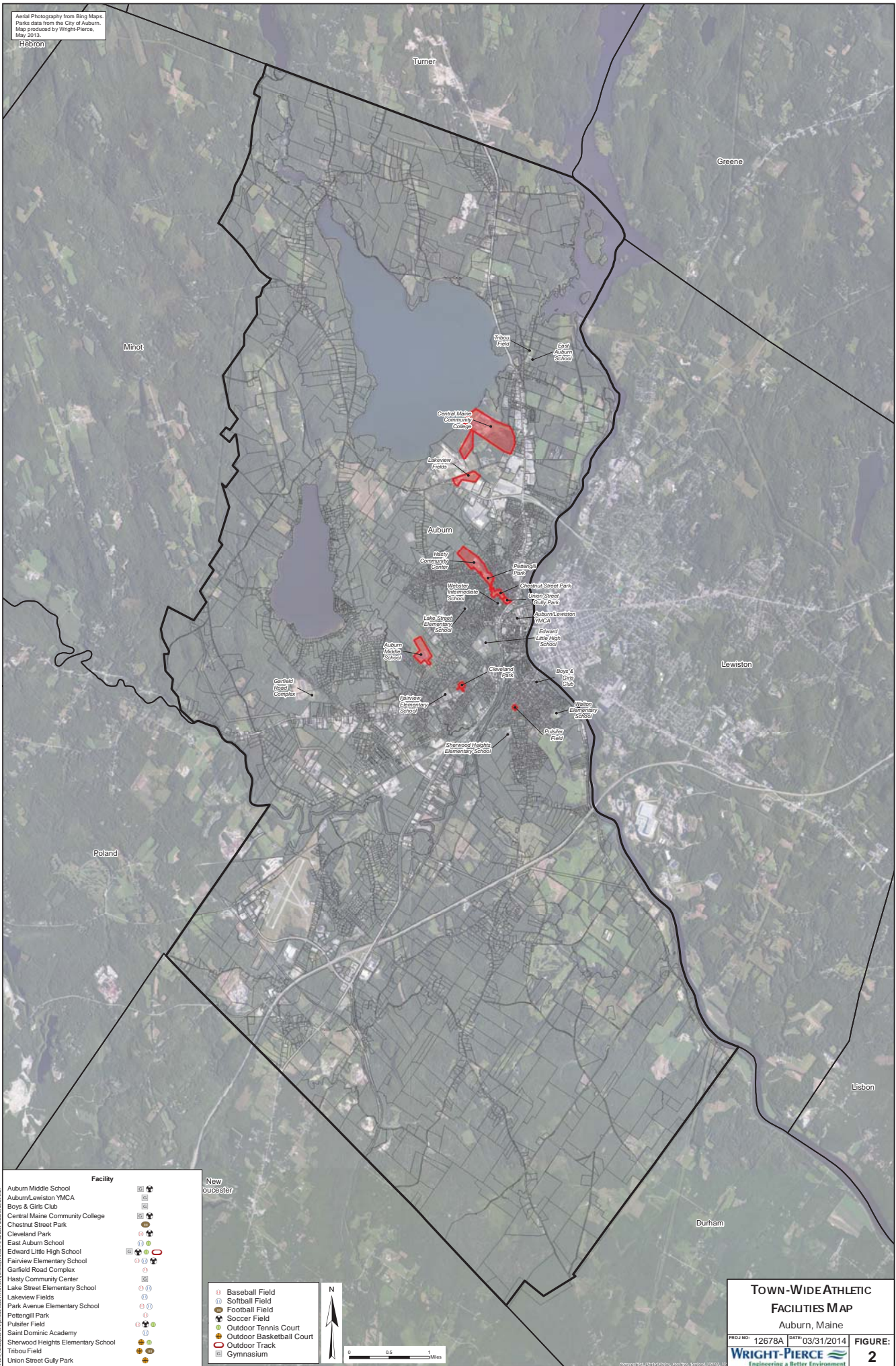


**TOWN-WIDE PARKS  
INVENTORY MAP**  
Auburn, Maine

PROJ NO: 12678A    DATE: 03/31/2014    FIGURE: 1

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All U.S. Government photographs are in the public domain. All other photographs are the property of Wright-Pierce.



Facility	Symbol
Auburn Middle School	[Schoolhouse icon]
Auburn/Lewiston YMCA	[YMCA icon]
Boys & Girls Club	[Boys & Girls Club icon]
Central Maine Community College	[College icon]
Chestnut Street Park	[Park icon]
Cleveland Park	[Park icon]
East Auburn School	[Schoolhouse icon]
Edward Little High School	[Schoolhouse icon]
Fairview Elementary School	[Schoolhouse icon]
Garfield Road Complex	[Complex icon]
Hasty Community Center	[Community Center icon]
Lake Street Elementary School	[Schoolhouse icon]
Lakeview Fields	[Field icon]
Park Avenue Elementary School	[Schoolhouse icon]
Pettengill Park	[Park icon]
Pulsifer Field	[Field icon]
Saint Dominic Academy	[Schoolhouse icon]
Sherwood Heights Elementary School	[Schoolhouse icon]
Tribou Field	[Field icon]
Union Street Gully Park	[Park icon]

[Baseball Field icon]	Baseball Field
[Softball Field icon]	Softball Field
[Football Field icon]	Football Field
[Soccer Field icon]	Soccer Field
[Outdoor Tennis Court icon]	Outdoor Tennis Court
[Outdoor Basketball Court icon]	Outdoor Basketball Court
[Outdoor Track icon]	Outdoor Track
[Gymnasium icon]	Gymnasium

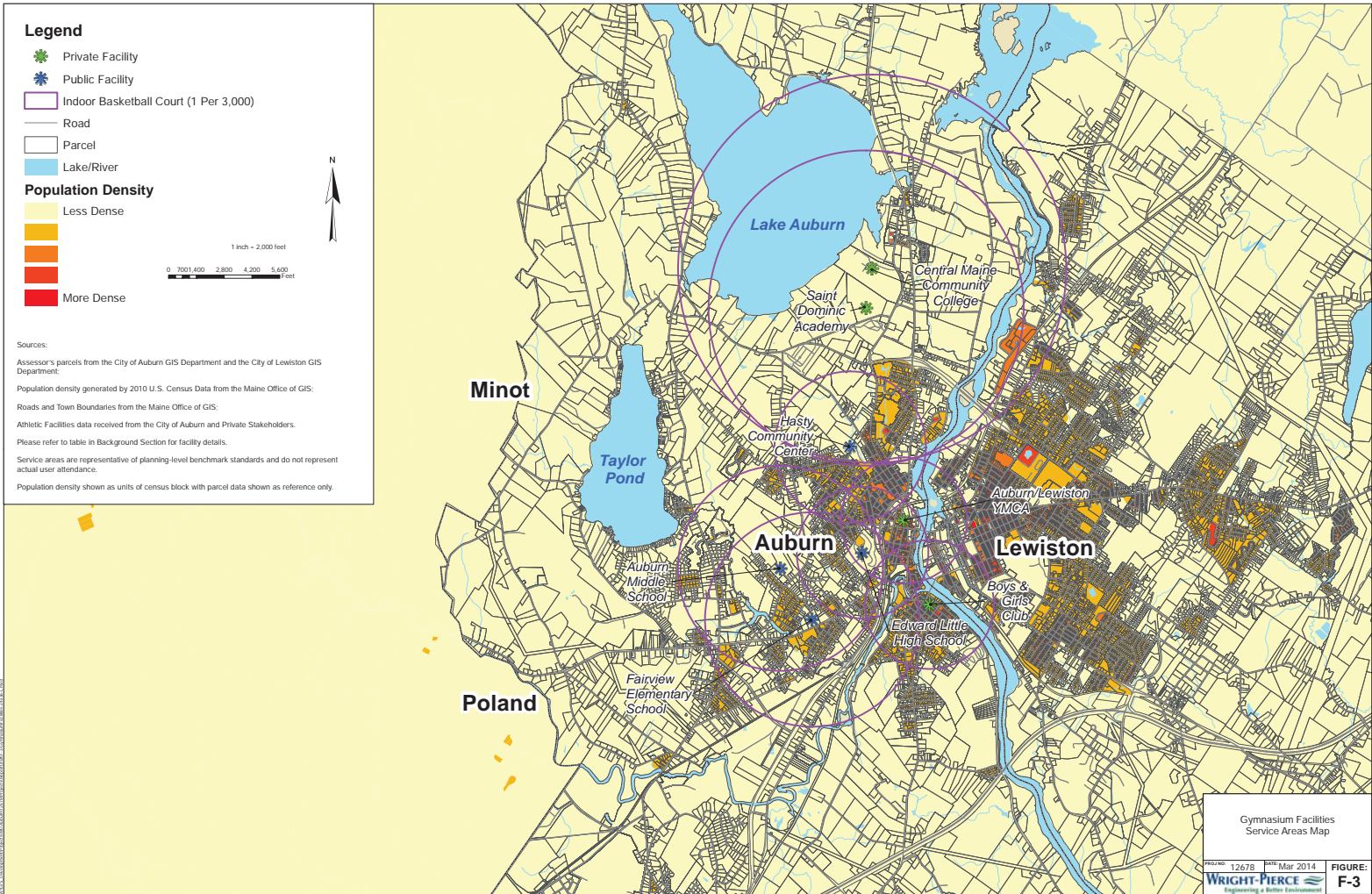
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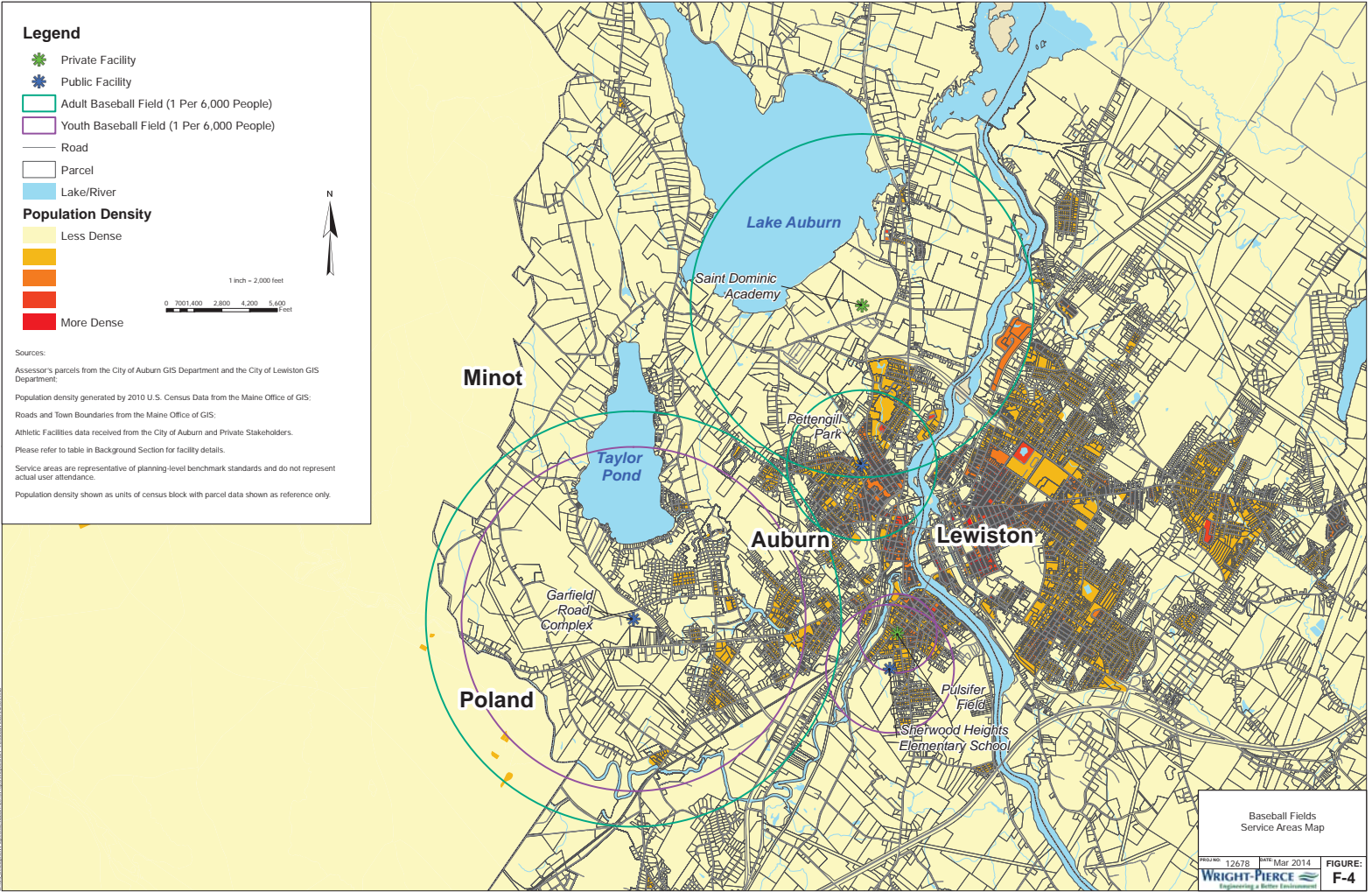
0 0.5 1 Miles

**TOWN-WIDE ATHLETIC FACILITIES MAP**  
 Auburn, Maine

PROJ NO: 12678A    DATE: 03/31/2014    FIGURE: 2

**WRIGHT-PIERCE**  
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**Legend**

- Private Facility
- Public Facility
- Adult Softball Field (1 Per 4,000 People)
- Youth Softball Field (1 Per 6,000 People)
- Road
- Parcel
- Lake/River

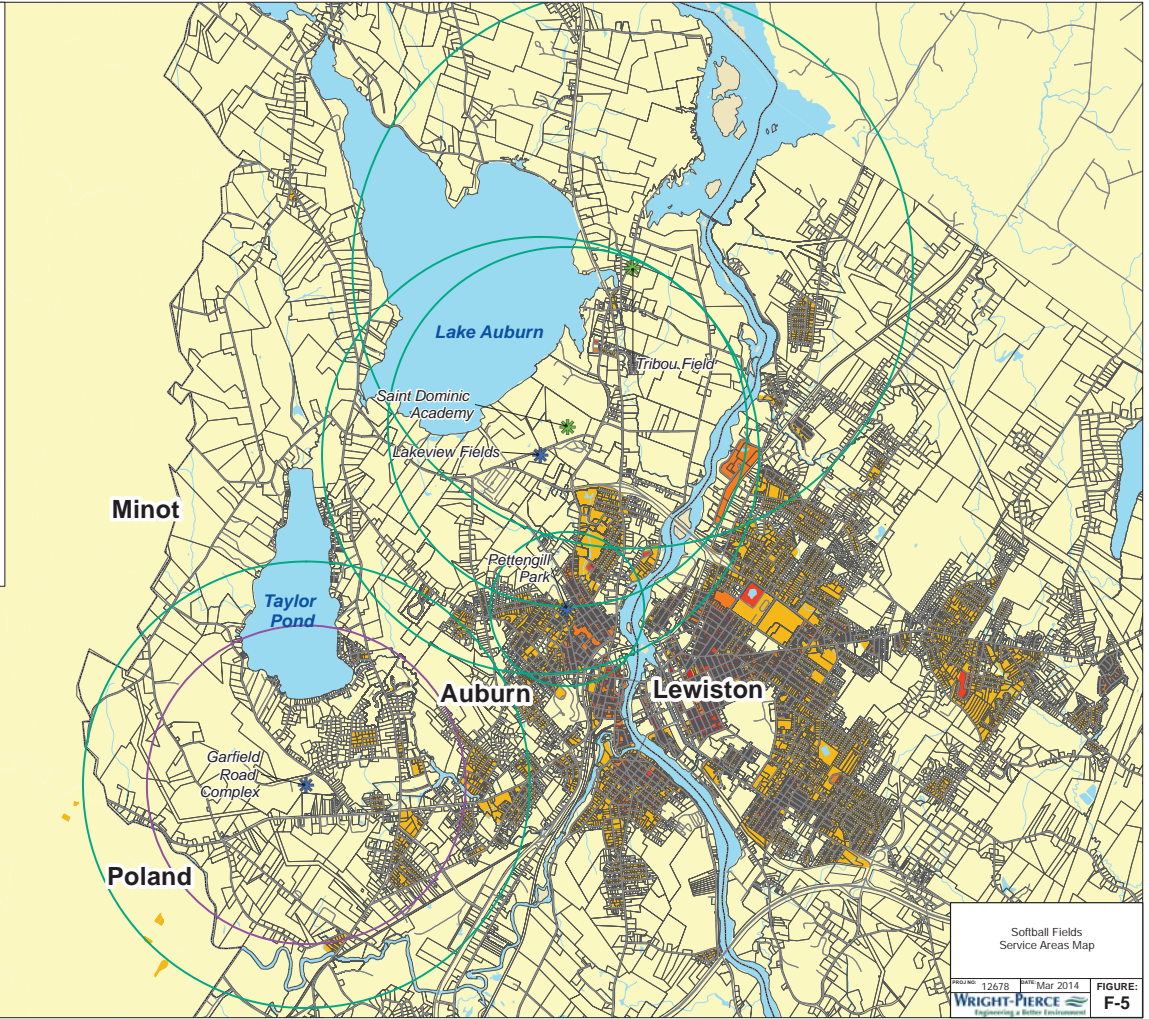
**Population Density**

- Less Dense
- 
- 
- More Dense

1 inch = 2,000 feet

0 700 1,400 2,800 4,200 5,600 Feet

Sources:  
 Assessor's parcels from the City of Auburn GIS Department and the City of Lewiston GIS Department;  
 Population density generated by 2010 U.S. Census Data from the Maine Office of GIS;  
 Roads and Town Boundaries from the Maine Office of GIS;  
 Athletic Facilities data received from the City of Auburn and Private Stakeholders.  
 Please refer to table in Background Section for facility details.  
 Service areas are representative of planning-level benchmark standards and do not represent actual user attendance.  
 Population density shown as units of census block with parcel data shown as reference only.



**Legend**

- Private Facility
- Public Facility
- Adult Soccer Field (1 Per 4,000 People)
- Youth Soccer Field (1 Per 7,500 People)
- Road
- Parcel
- Lake/River

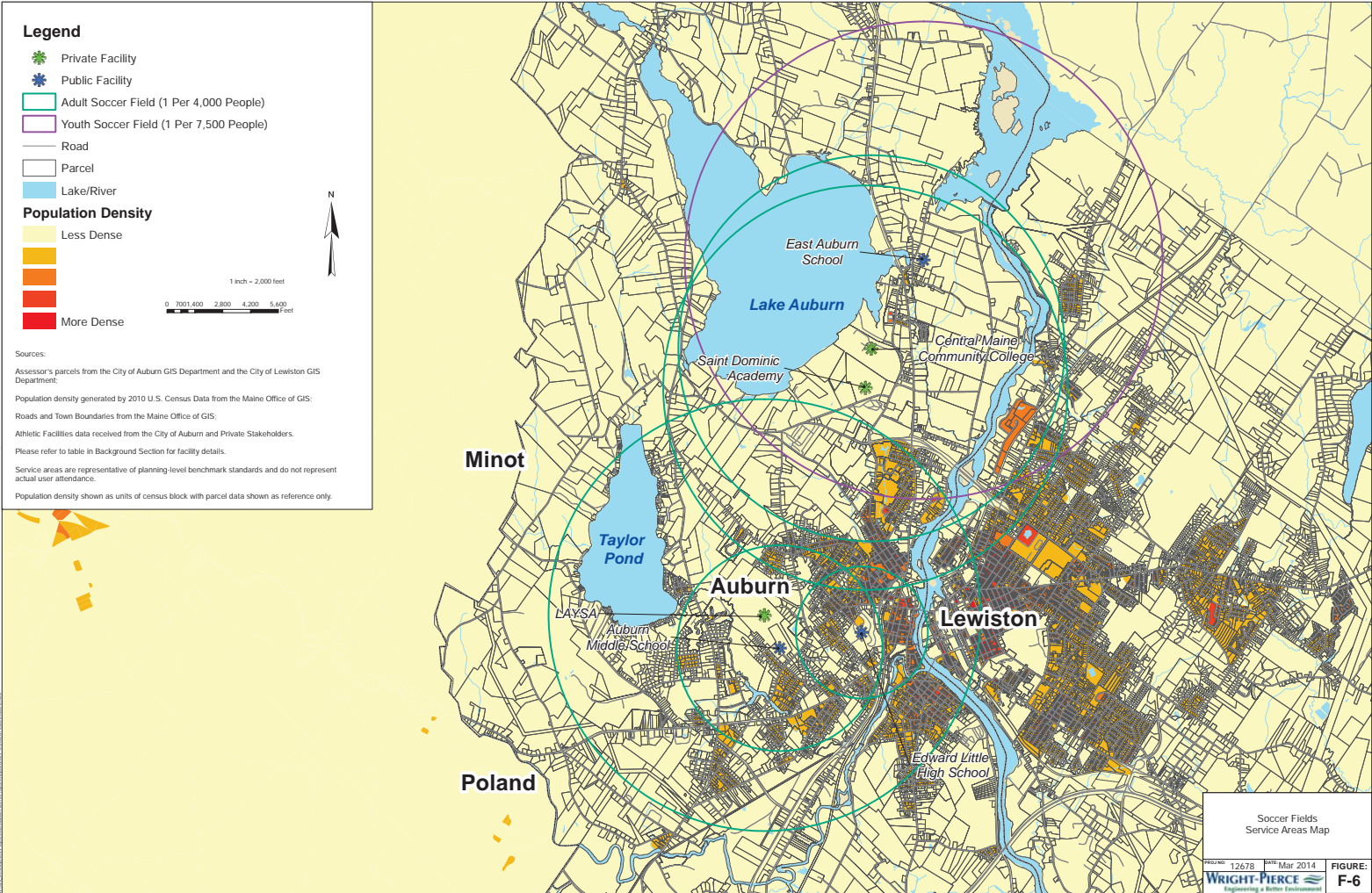
**Population Density**

- Less Dense
- 
- More Dense

1 inch = 2,000 feet

0 700 1,400 2,800 4,200 5,600 Feet

Sources:  
 Assessor's parcels from the City of Auburn GIS Department and the City of Lewiston GIS Department;  
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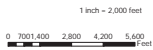
Soccer Fields Service Areas Map

PROJECT: 12678 DATE: Mar 2014 FIGURE: F-6

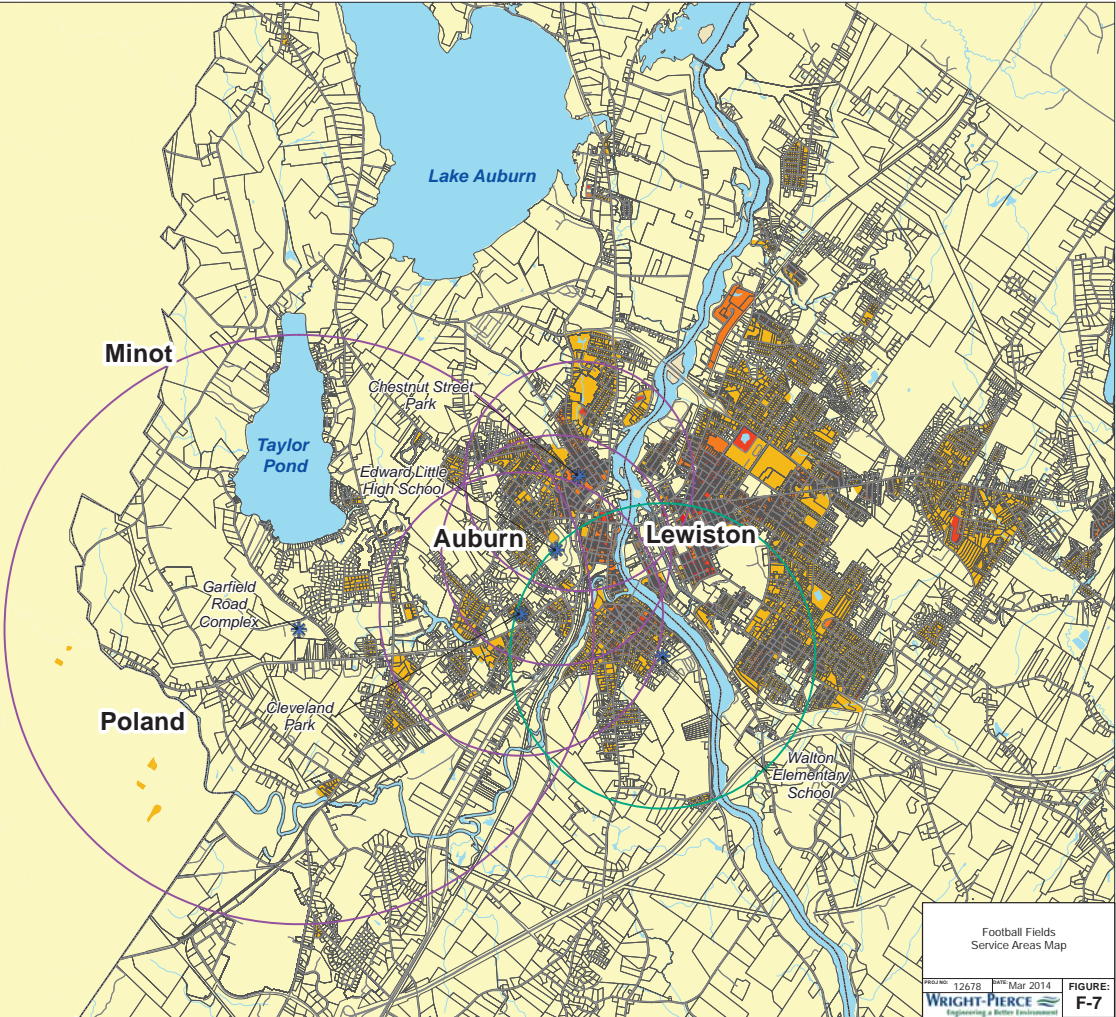
**WRIGHT-PIERCE**  
 Engineering a Better Environment

**Legend**

-  Public Facility
-  Adult Football Field (1 Per 15,000 People)
-  Youth/Practice Field (1 Per 10,000 People)
-  Road
-  Parcel
-  Lake/River
- Population Density**
-  Less Dense
-  More Dense



Sources:  
Assessor's parcels from the City of Auburn GIS Department and the City of Lewiston GIS Department;  
Population density generated by 2010 U.S. Census Data from the Maine Office of GIS;  
Roads and Town Boundaries from the Maine Office of GIS;  
Athletic Facilities data received from the City of Auburn and Private Stakeholders.  
Please refer to table in Background Section for facility details.  
Service areas are representative of planning-level benchmark standards and do not represent actual user attendance.  
Population density shown as units of census block with parcel data shown as reference only.



Football Fields Service Areas Map

PROJECT: 12678 DATE: Mar 2014 FIGURE: F-7

**WRIGHT-PIERCE**  
Engineering & Better Environment

**Legend**

- Public Facility
- Outdoor Basketball Court (1 Per 3,500 People)
- Road
- Parcel
- Lake/River

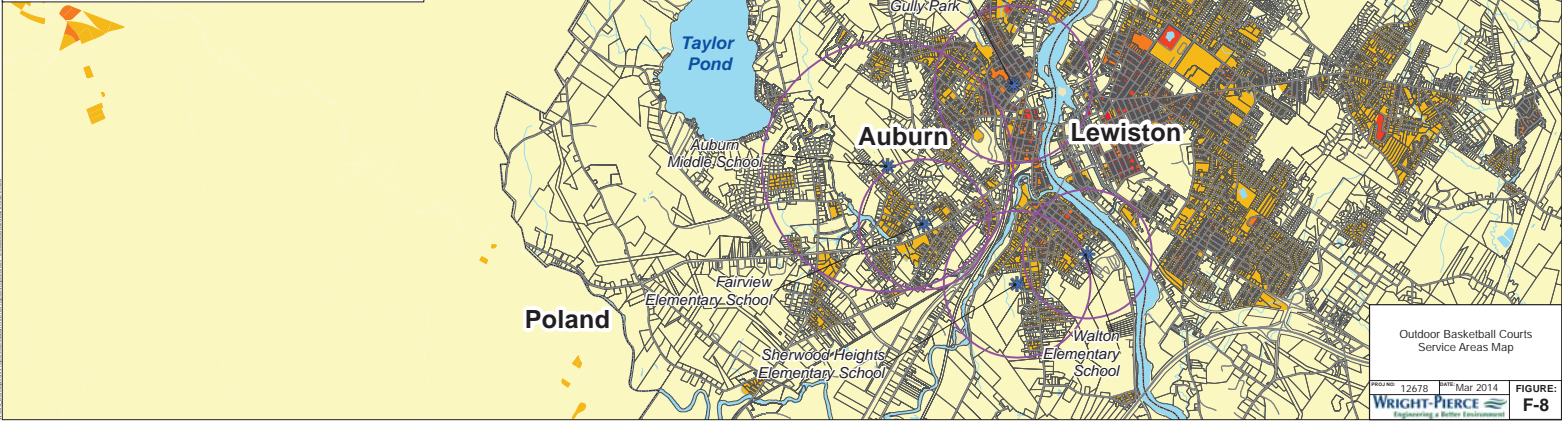
**Population Density**

- Less Dense
- More Dense

1 inch = 2,000 feet

0 700 1,400 2,800 4,200 5,600 Feet











Sources:  
 Assessor's parcels from the City of Auburn GIS Department and the City of Lewiston GIS Department;  
 Population density generated by 2010 U.S. Census Data from the Maine Office of GIS;  
 Roads and Town Boundaries from the Maine Office of GIS;  
 Athletic Facilities data received from the City of Auburn and Private Stakeholders.  
 Please refer to table in Background Section for facility details.  
 Service areas are representative of planning-level benchmark standards and do not represent actual user attendance.  
 Population density shown as units of census block with parcel data shown as reference only.



Outdoor Basketball Courts  
Service Areas Map

PROJ NO: 12678 DATE: Mar 2014 FIGURE:  
**WRIGHT-PIERCE** F-8  
 Engineering a Better Environment

**Legend**

-  Private Facility
  -  Public Facility
  -  Outdoor Tennis Court (1 Per 2,000 People)
  -  Road
  -  Parcel
  -  Lake/River
- Population Density**
-  Less Dense
  - 
  - 
  -  More Dense

1 inch = 2,000 feet  
0 700 1,400 2,800 4,200 5,600 Feet



**Sources:**

Assessor's parcels from the City of Auburn GIS Department and the City of Lewiston GIS Department;

Population density generated by 2010 U.S. Census Data from the Maine Office of GIS;

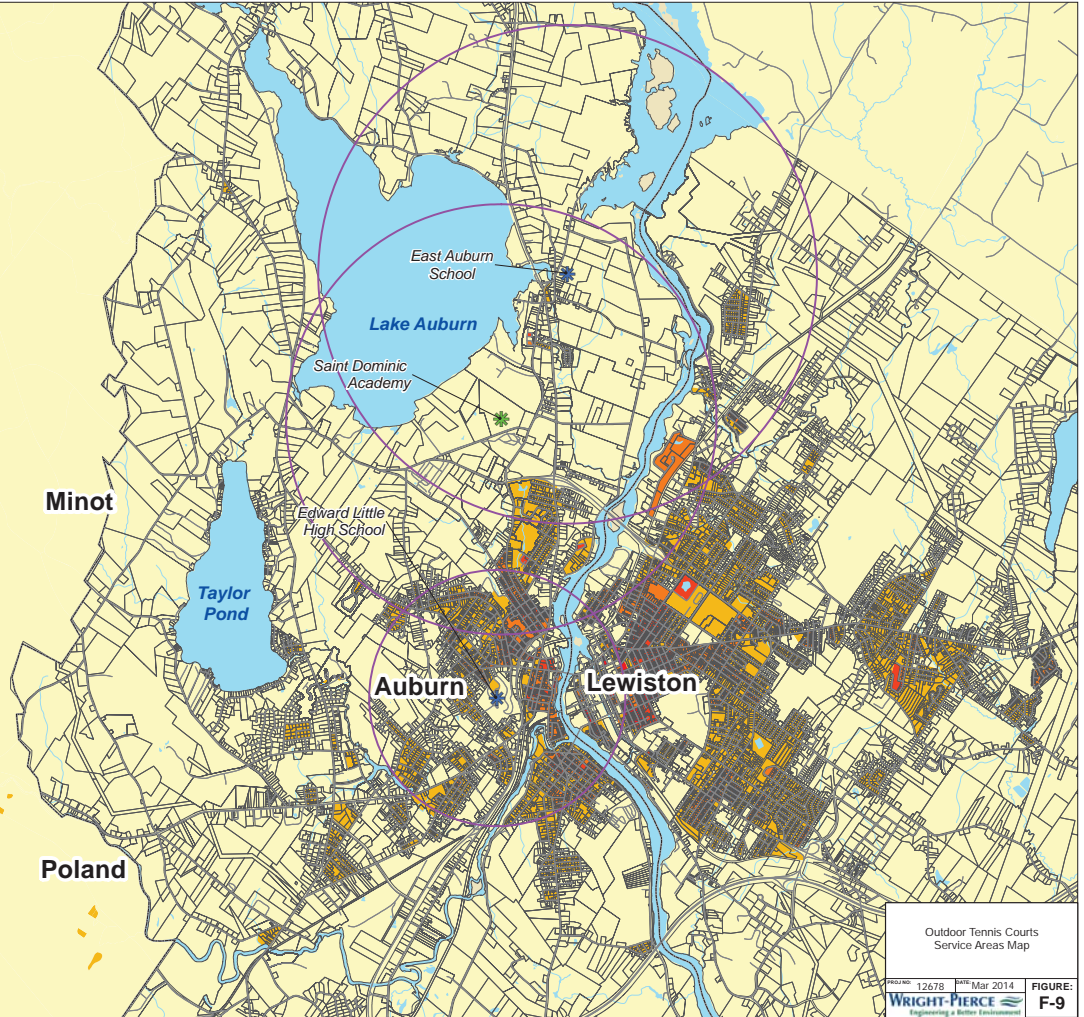
Roads and Town Boundaries from the Maine Office of GIS;

Athletic Facilities data received from the City of Auburn and Private Stakeholders.

Please refer to table in Background Section for facility details.








Service areas are representative of planning-level benchmark standards and do not represent actual user attendance.

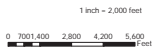
Population density shown as units of census block with parcel data shown as reference only.



Outdoor Tennis Courts Service Areas Map

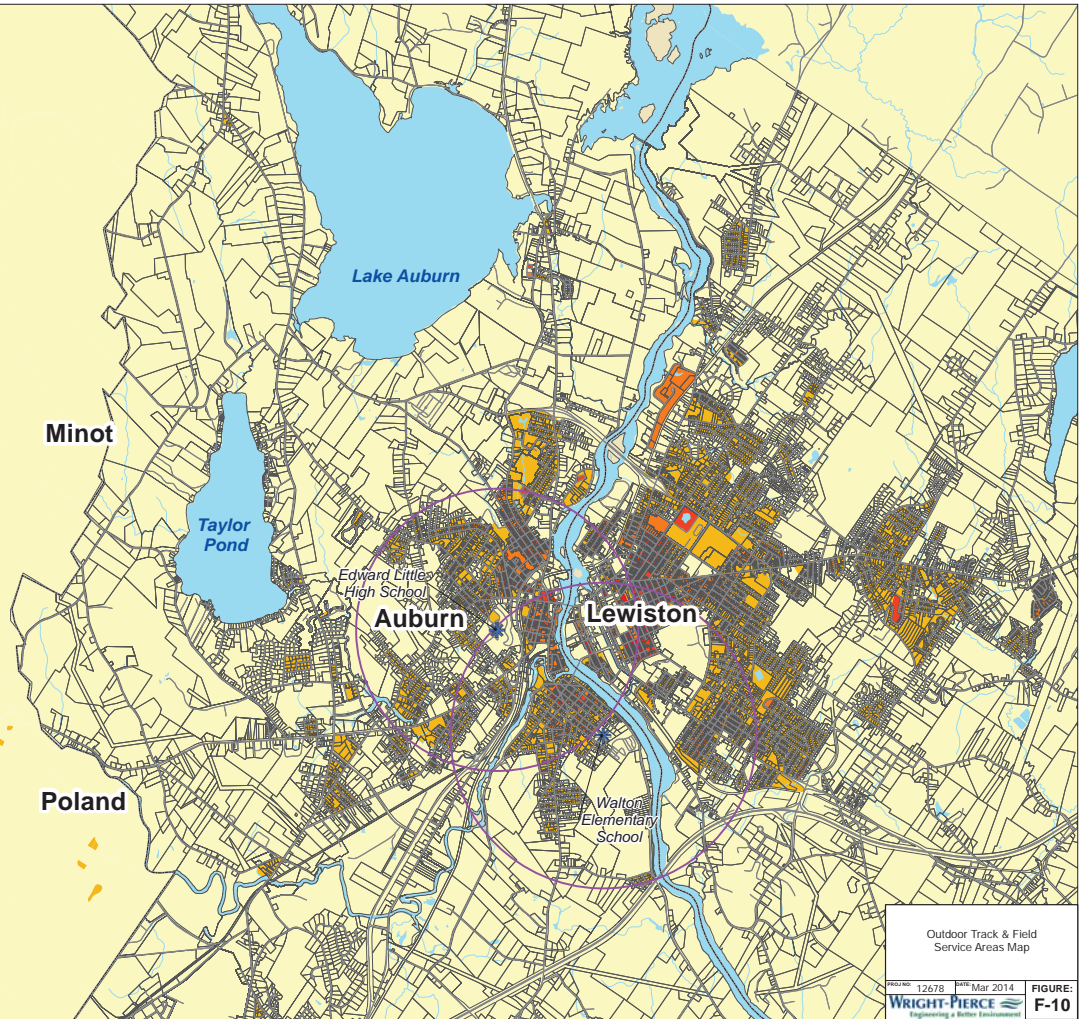
**Legend**

-  Public Facility
  -  Outdoor Track & Field (1 Per 15,000 People)
  -  Road
  -  Parcel
  -  Lake/River
- Population Density**
-  Less Dense
  -  More Dense



**Sources:**

Assessor's parcels from the City of Auburn GIS Department and the City of Lewiston GIS Department;  
Population density generated by 2010 U.S. Census Data from the Maine Office of GIS;  
Roads and Town Boundaries from the Maine Office of GIS;  
Athletic Facilities data received from the City of Auburn and Private Stakeholders.  
Please refer to table in Background Section for facility details.  
Service areas are representative of planning-level benchmark standards and do not represent actual user attendance.  
Population density shown as units of census block with parcel data shown as reference only.



Outdoor Track & Field Service Areas Map

PROJECT: 12678 DATE: Mar 2014 FIGURE: F-10

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