

**MINUTES OF THE WORK SESSION
OF THE MAYOR AND BOARD OF ALDERMEN
OF THE CITY OF STARKVILLE, MISSISSIPPI
May 2, 2025**

Be it remembered that the Mayor and members of the Board of Aldermen met in a Work Session on Friday, May 2, 2025 at 11:00 a.m. in the second-floor conference room of City Hall located at 110 West Main Street, Starkville, MS. Present were Mayor Lynn Spruill, Alderwoman Kim Moreland, Alderwoman Sandra Sistrunk, Alderman Mike Brooks, Alderman Roy A'. Perkins and Alderman Henry Vaughn. City Attorney Berk Huskison and City Clerk / CFO Lesa Hardin were also present.

Mayor Spruill opened the work session. The work session was properly noticed pursuant to Miss. Code Ann. §25-41-13 and a copy of that notice is included in the minutes. The work session was live streamed on Facebook. The public and media were welcomed and attended. The session is also available for viewing on the City website.

City Planner Daniel Havelin presented the Starkville Parks Proximity Project. The interactive mapping shows where the City currently has parks and the area they serve as well as where park programs are needed.

The Mayor and members of the Board discussed items on the upcoming May 6, 2025 agenda. Department Directors were available to answer questions related to the items. All agenda items were discussed. Mayor Spruill then closed the work session.

SIGNED AND SEALED THIS THE 20th DAY OF MAY, 2025.

MAYOR D. LYNN SPRUILL

Attest:

Seal

LESA HARDIN, CITY CLERK/CFO



WORK SESSION

CITY OF STARKVILLE, MISSISSIPPI

MAY 2, 2025

11:00 a.m.

- A. CALL THE WORK SESSION TO ORDER**
- B. PRESENTATION BY DANIEL HAVELIN ON THE STARKVILLE PARKS PROXIMITY PROJECT.**
- C. DISCUSSION OF THE AGENDA ITEMS FOR THE MAY 6, 2025, MEETING OF THE BOARD OF ALDERMEN FOR THE CITY OF STARKVILLE.**
- D. ADJOURN MEETING**



**THERE WILL BE A WORK SESSION OF THE
MAYOR AND BOARD OF ALDERMEN ON
FRIDAY, MAY 2, 2025.**

**AT 11:00 AM IN THE STARKVILLE CITY HALL
LOCATED AT 110 WEST MAIN STREET
IN THE SECOND FLOOR CONFERENCE ROOM**

The public and media are invited to attend.

The City of Starkville is accessible to persons with disabilities. Please call the ADA Coordinator at (662) 323-2525 ext. 3119, in advance for any services requested.



Starkville Parks Analysis: Current and Future

Analysis of the Population of the Service
Area of Existing and Proposed Parks

Planning Department
April 23, 2025

Overview

"A well-designed park is a living testament to the power of human creativity and our ability to create harmonious spaces."

Frederick Law Olmsted

This analysis examines the populations served by both existing

and future parks within the City of Starkville. This project explores the reach and accessibility of both existing and proposed parks in Starkville, using spatial analysis to understand who these parks serve and where gaps in service may exist.

To determine the service areas for each park, the Network Analysis tool in ArcGIS Online was used. A half-mile service area was generated from each park's entrance point(s), accounting for real-world travel paths and including barriers such as highways and high-traffic streets. In cases where a service area extended into a neighborhood, the boundary was adjusted to include the entire neighborhood if any part of it fell within the original service area. Once service areas were established, the census tracts intersecting each service area were identified. While census block data was available, it included only population figures. To provide a more complete demographic analysis, we utilized census tract data from the American Community Survey, which offers a broader range of socio-economic information. However, because service areas often only partially overlapped census tracts, we needed to generalize the population data. This was done by calculating the proportion of residential addresses within each tract that fell inside a service area. That percentage was then applied to the demographic data for the tract to estimate the characteristics of the park's actual service population.

This methodology was applied to both existing and proposed park sites. In addition to individual analysis, we examined overlaps between service areas of proposed parks and those of existing parks, to better understand cumulative coverage and potential redundancies.

Through this analysis, informed decisions that promote equitable access to parks and enhance the quality of life for all residents of Starkville can be made.

Existing Parks

This map shows the locations of existing parks currently within the City. The image for each map shows the established service area for each park with a short summary of the demographics of the population it serves. Excluded from this study are Cornerstone Park, the Sportsplex, and Starkville High School tennis facility. While vital components of Starkville's parks system, these facilities have service areas outside the scope of this research. Cornerstone Park is a regional sports facility that not only serves the City, but also attracts visitors from several states away. The Sportsplex is a community park that serves the entire city. Starkville High School's tennis facility is a collaboration with the city and serves the entire



Esri, TomTom, Garmin, SafeGraph, GeoTechnologies, Inc, METI/NASA, U...

2 km

Powered by Esri

1 J.L. King Park



J.L. King Park is a community park and the largest city park by size, encompassing approximately 38.90 acres. Its service area covers roughly 2.01 square miles and includes the Northwood Hills, Rosedale, Clark Grove, Cherokee Heights, and Magnolia Heights subdivisions, along with portions of Wood Dale and surrounding neighborhoods. The adjusted total population within the service area is estimated at 2,036.

In terms of demographics, 20.77% of the population is under 17 years old, 43.47% falls within the 18 to 34 age range, and 13.37% is aged 65 or older. These numbers reflect a strong presence of both youth and young adults, balanced by a moderate senior population. The park's significant acreage and central location make it a major recreational anchor in north Starkville, serving a wide range of community needs.



McKee Park encompasses approximately 35.43 acres, making it the second largest park in Starkville. The park's service area is about 1.42 square miles and serves neighborhoods such as Longmeadow, South Park Estates, and Wood Manor. The adjusted total population in this area is approximately 1,559.

This park features the highest percentage of children and teens of any park in the city, with 23.48% of residents under the age of 17. Young adults aged 18 to 34 make up 45.35% of the population, while only 7.58% are seniors aged 65 or older. These figures underscore McKee Park's role as a family oriented destination, with strong youth engagement and opportunities for active play and social activities targeting young adults.

3 Moncrief Park



Moncrief Park is a community park covering approximately 7.69 acres, and despite its smaller size, it serves the largest geographic area of any existing park with approximately 2.05 square miles. It serves neighborhoods such as Oktibbeha Gardens and Didlake, with a total adjusted population of approximately 1,814.

The population within this service area is fairly balanced across age groups. About 18.81% are under 17 years old, 40.52% are between 18 and 34, and 12.12% are 65 or older. These rankings place Moncrief third among all parks for each age category, demonstrating its broad appeal across different life stages. The park is well positioned to support inclusive programming and amenities that cater to families, young adults, and seniors alike.

4 George Evans Park

Located in central Starkville, George Evans Park occupies 2.41 acres and serves a 1.71 square mile area that includes the Needmore Community, the Cotton District, and Central Starkville. Despite its modest size, it has the highest service area population among existing parks, with approximately 4,167 residents.

This park is especially notable for its youthful demographic profile. A striking 83.78% of its service area population is aged 18 to 34 with the highest proportion of young adults in any park service area. Meanwhile, only 6.44% are under 17, and just 3.71% are 65 or older, making these the lowest figures for children and seniors, respectively. George Evans Park is a destination for young adults, making it well-suited for amenities and programs that support social engagement, active lifestyles, and everyday leisure activities.

5 Patriots Park

Patriots Park is a neighborhood park totaling approximately 0.80 acres, with a service area that spans approximately 1.80 square miles. It serves residents of the Green Oaks and Fairgrounds subdivisions and overlaps slightly with the Josey Park service area. The total adjusted population within its range is about 1,440.

Demographic data for Patriots Park reveals a moderate and even distribution across all age groups. About 17.78% of the population is under 17 years old, 42.85% are between 18 and 34, and 11.94% are aged 65 and over. The park supports a general neighborhood use profile, making it a valuable but low-intensity green space within the local park system.

6 Josey Park

Josey Park is a neighborhood park encompassing approximately 0.51 acres, located within a 1.06 square mile service area. It primarily serves residents of the Fairground Subdivision and surrounding neighborhoods. The service area notably overlaps with that of Patriots Park to the west, creating shared access and community benefit across adjacent areas. The adjusted total population within the Josey Park service area is estimated at 1,305.

What distinguishes Josey Park is its significant senior population with 34.71% of residents aged 65 and older, it has the highest percentage of older adults among all city parks. This demographic trend suggests a strong need for age-friendly amenities, such as shaded seating, and low-impact recreational options. Josey Park plays an important role in serving Starkville's aging population and enhancing livability for seniors in this part of the city.

The total adjusted population within the service area of existing parks (adjusted for service area overlapping) is 11,961. The 2023 Census estimated population is 25,444. 47.01% of the City's population lives within the service area of an existing park. The national average is 39.2% (Ussery, E. N. 2016).

Ussery, E. N., Yngve, L., Merriam, D., Whitfield, G., Foster, S., Wendel, A., & Boehmer, T. (2016). The National Environmental Public Health Tracking Network Access to Parks Indicator: A National County-Level Measure of Park Proximity. Journal of Park and Recreation Administration, 34(3)

After assessing the park service areas and associated demographics of existing parks, the next step was to see where the gaps in coverage are in relation to population and possible future park proposed locations. The locations were chosen based on location, ownership, vacancy, and buildability. The map below shows the service areas of existing parks in green, proposed park collaborations with Starkville Oktibbeha Consolidated School District in red, and proposed future new parks in blue.

School Parks

A map of the Cedar Point area. A red location marker is placed on a road. The map includes labels for 'Cedar Point' in the top left, 'MS Highway 12 E' on the right, and 'MS Highway 182' at the bottom right. A scale bar at the bottom indicates 1,000 m. The map is powered by Esri.

7 Overstreet School

The proposed park at Overstreet School would utilize approximately 2.38 acres of the school's property and serve a surrounding area of roughly 1.74 square miles. Located in central Starkville, this park would primarily benefit nearby neighborhoods and downtown residents. The service area overlaps with George Evans Park and the proposed Armstrong School park site, creating a network of recreational spaces in the city's core.

The adjusted total population within this service area is estimated at 1,772. Overstreet School Park is characterized by a strong concentration of young adults, with 60.72% of the population aged 18 to 34. In contrast, only 10.21% are under the age of 17, and 9.03% are 65 or older. As a result, this park would serve primarily as a hub for young adults, offering opportunities for recreation, relaxation, and social interaction for a demographic often underserved by traditional park amenities.

8 Armstrong School

The Armstrong School site offers approximately 1.15 acres for potential park development, with a service area extending across 2.14 square miles. This park would serve a broad area of Starkville, including the Greensboro Historic District, West Main Street area, The Lakes Subdivision, Fairgrounds neighborhood, Curtis Street, and parts of central Starkville. The park's service area overlaps with both the proposed Overstreet School site and the existing Josey Park and Patriots Park, enhancing the city's interconnected park network.

The estimated adjusted population for this area is approximately 1,710. The age distribution includes 18.13% children and teens, 34.68% young adults aged 18 to 34, and 16.08% seniors, the highest proportion of older adults among the school sites. Armstrong Park is defined by its balanced youth population, the oldest overall age profile, and the lowest concentration of young adults compared to the other school park proposals. This makes it well-suited for multigenerational use, with amenities that support family gatherings, intergenerational recreation, and inclusive design.

9 Sudduth School

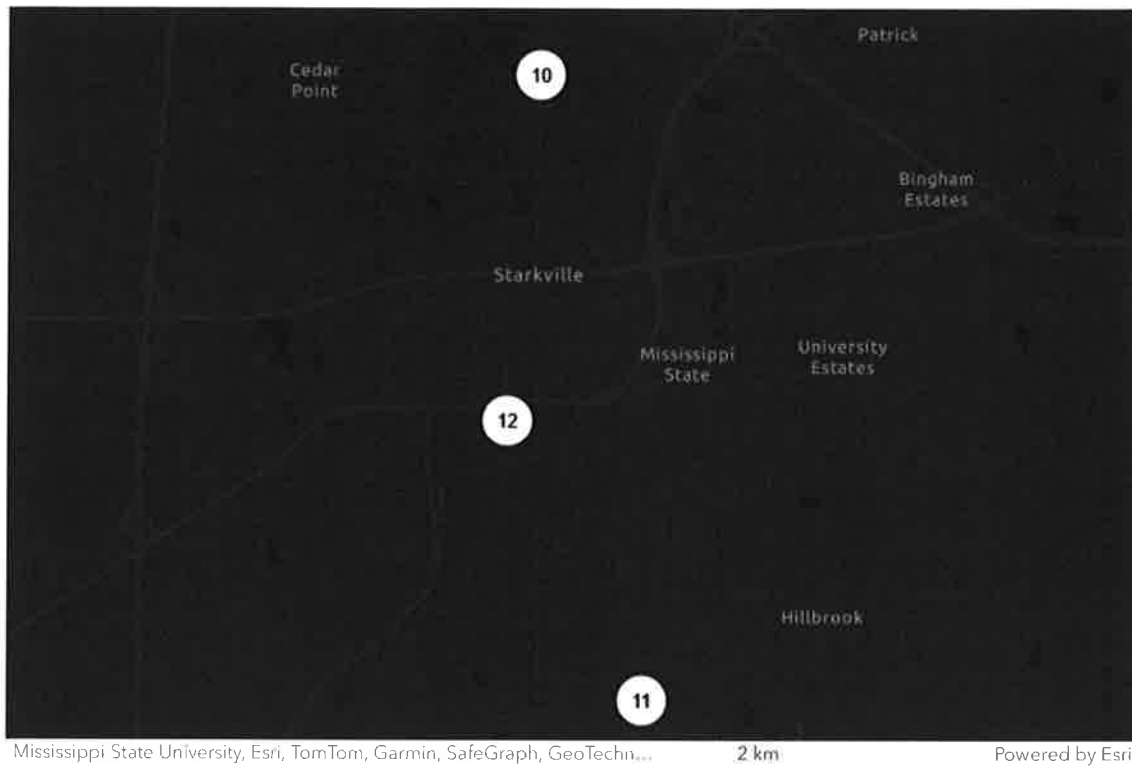
At approximately 4.82 acres, the Sudduth School park site is the largest of the school based proposals. Its service area encompasses approximately 2.45 square miles and includes neighborhoods such as Oktibbeha Gardens, Didlake, Plantation Homes, Templeton Meadows, and Woodland Heights. Strategically located in a dense residential area, this site presents a significant opportunity to serve a wide demographic, including young families and multifamily housing communities.

The adjusted total population in the service area is estimated at 2,040, the highest among the school sites. Notably, this park would serve the largest share of children and teens at 21.23%, along with 36.96% of residents aged 18 to 34 and 14.12% aged 65 and over. Sudduth School Park has the most youthful and balanced population profile of all the school park sites, with strong representation of children and young adults, and a moderate senior presence. It is well positioned to become a vibrant space for play, learning, and community gathering.

The total adjusted population within the service area of a proposed school parks (adjusted for service area overlapping with existing parks) is 1,828. The addition of these parks would increase the total population within a service area of a park to 54.19%.

Proposed Parks

This map shows the possible locations of future parks. The image for each map shows the proposed service area for each park with a short summary of the demographics of the population that would be served.



10 Garrard Road

The proposed Garrard Road Park would occupy approximately 1.09 acres of City-owned property and would be designated as a neighborhood park. Conveniently located in northeast Starkville, the site is well-positioned between several

established residential areas and adjacent to large undeveloped tracts, offering both accessibility and future growth potential. Sidewalk connections on the east and west enhance pedestrian access and neighborhood connectivity. The park's service area covers roughly 1.49 square miles and includes Bay Meadows, Portico, Cottages at Creekside, Pressly Place, and Green Hill subdivisions, as well as several multifamily housing developments.

With an estimated adjusted population of 1,526, this service area has the highest proportion of children and teens among all proposed sites, comprising 21.10% of its population. Additionally, young adults aged 18 to 34 make up 37.29%, and seniors 65 and older represent 14.01%. The overall population profile reflects a strong youth presence, making this area particularly well-suited for family- and child-friendly amenities. Notably, the service area overlaps with that of the proposed Sudduth School Park, reinforcing the area's importance as a vibrant, youthful hub within the City.

11 Greenbriar Subdivision

The proposed Greenbriar Subdivision Park would occupy at least one acre, though the exact size is yet to be determined. Unlike Garrard Road, this site would need to be acquired from private ownership. Once developed, it would function as a neighborhood park, though with the addition of quality amenities and strong pedestrian connections, it could also draw visitors from beyond its immediate service area of approximately 1.40 square miles. The primary population served includes

residents of the Greenbriar Subdivision, with potential to extend service to nearby neighborhoods such as Country Club Estates, Colonial Hills, and Timbercove.

The adjusted population within the service area is estimated at 980. This park site features the highest concentration of young adults, with 53.26% of the population aged 18 to 34. However, it has the lowest percentage of children and teens at just 12.55%, and a modest senior population of 10.51%. Greenbriar Park would emerge as a natural gathering space for young adults, potentially aligning with more active or contemporary park features that appeal to this demographic. The park's success will likely hinge on enhancing accessibility and creating a dynamic, engaging environment for its youthful base.

12 Pleasant Acres Subdivision

Pleasant Acres Park is proposed for a site with an undetermined total size, composed of both City right-of-way and additional land to be acquired from private ownership. It would serve as a neighborhood park with a service area of approximately 1.01 square miles. Its primary users would be residents of the Pleasant Acres Subdivision and nearby multifamily developments located along the eastern side of South Montgomery Street.

The adjusted population of the park's service area is estimated at 1,688, making it the most populous among the proposed sites. It has a high percentage of young adults, with 51.13% of residents aged 18 to 34. Children and teens account for 16.71%, while seniors represent only 8.77% with the lowest senior population among the three parks. Pleasant Acres Park stands out for its well-balanced demographic mix of youth and young adults, though it is less likely to attract a large

senior population. Given this, park planning could prioritize versatile recreational amenities and gathering spaces that accommodate the interests of a dynamic, younger population base.

The total adjusted population within the service area of proposed parks (adjusted for service area overlapping with existing parks) is 3,997. The addition of these parks would increase the total population within the service area of a park to 62.72% not including any proposed school parks. If all proposed park and school parks were added, the total population within the service area of a park would increase to 69.9%.

The Next Step

"I have all my life been considering distant effects and always sacrificing immediate success and applause to that of the future."

Frederick Law Olmsted

Now that we have a clear understanding of who each park is serving, the next step is to build on this analysis to guide investment, programming, and policy decisions. A comprehensive assessment of each park site is essential to move forward.

Assessment of Existing and School-Partnered Parks

For existing parks and parks developed in collaboration with schools, this assessment should include:

- A quantitative inventory and condition evaluation of all existing amenities.
- A site analysis, including layout, constraints, and opportunities.
- An accessibility evaluation addressing both physical access to the park and internal circulation to its amenities.

This information will establish a baseline for each park and help determine what additional amenities or upgrades are needed to better serve the specific demographics within the service area.

Assessment of Proposed Parks

For proposed parks, a similar planning framework applies, but with an emphasis on:

- A detailed site inventory and suitability analysis to determine which portions of the site are developable and accessible.

- An evaluation of site size requirements based on the projected needs of the surrounding service area population.

As proposed parks have no existing infrastructure, this phase is critical for shaping feasible design and investment strategies.

Determining Amenity Needs

To guide what amenities should be provided, several national standards and guidelines can be referenced. Notably:

- The National Recreation and Park Association (NRPA) Park Metrics, which provide data-driven benchmarks from park systems across the country.
- NRPA's Level of Service (LOS) Guidelines, which can be customized to reflect the unique population characteristics of each service area.

Once a preliminary set of amenities is identified—based on site capacity, demographics, and standards—community input should shape the final programming. This input can be gathered through:

- Targeted surveys,
- Community design charrettes, or
- Virtual public meetings and engagement platforms.

Engaging the community ensures that final designs are reflective of user needs, responsive to public priorities, and positioned for long-term success.