

Girl Scouts of Western Ohio
2011 Property Task Group - Camp Summary

CAMP / DESCRIPTION	2010 PROPERTY USE / AUDIENCE	ACCESS (DISTANCE TO POPULATION CENTERS & OTHER)	UNIQUE / VALUABLE PROGRAM FEATURES	LONG TERM RISKS / THREATS	2010 COSTS / BUDGET	OTHER (INCLUDES LEGAL RESTRICTIONS)	BROAD COMMENTS RANKING	RECOMMENDATIONS (DEVELOPMENT, PARTNERSHIPS,
WHIP-POOR-WILL								
TIER I	17232 camper days of 58,508 potential (30.%.% of capacity)	1 hour SE of Dayton & NE of Cincinnati	Pool; Canoeing Pond; Rope bridges between units	pool in poor shape	Annual (net) direct cost = \$142,687		highest use by camper days; high % GSWO;	Maintain Camp
	96.8% of WPW = GSWO members (16,681 camper days)	Accessible but feels remote	Archery; High and Low Ropes w/ climbing tower & zip line	some concern about mold in lodges	Cost per user = \$8.20 / camper day		Would be difficult to replace capacity for summer program opportunities and lodge space	Invest in swimming pool to bring to current standards. (\$250,000+)
	28.1% of all GSWO annual camp users	Access to amenities & program opps (Fort Ancient)	Camping variety (units) including lodges, treehouses, & covered wagon units		capital investment in pool needed		good diversity of units and program support	
	Highest use by camper day.	Three large camps in southern half of council (50.4% of capacity, but serve 69% of membership)	spread out but easy access to all facilities				NEED more volunteer or core staff supported program opps	
LIBBEY								
TIER I	13,733 of 43,364 potential camper days (32% of capacity)	Somewhat remote -- approx one hour west of Toledo and north of Lima.	A lot of lodge space and variety of units; flush toilet / shower bldg in every tent unit	Pool is older; concrete is older;	Annual (net) direct cost = \$192,635		High year-round usage; sufficient lodge space; diverse program and living facilities	Maintain camp
	94% of LIBBEY users = GSWO members (12,973 camper days)	Limited adjacent amenities	high ropes; zip line; low ropes / team initiatives; swimming pool	Concrete pool deck area is spalling	Cost per user = \$14.03 / camper day		Would be difficult to replace capacity for summer program opportunities and lodge space	Improvements needed in swimming pool / shower house area.
	17% of all GSWO camp users		Horses - big draw, but increased expense and risk		Increased utility & maintenance costs, primarily		strong core-staffed support for troop and service unit camp use.	
	3rd highest use by camper day		nature center & large open spaces		Shut down some lodges in winter to save money		primary camp accessible to Toledo region	

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STONYBROOK								
TIER I	14,905 of potential 35,754 camper days (41.7% of capacity)	45 minutes SE of Dayton & NE of Cincinnati	Creek and bridges; Pool	Development encroachment possible	Annual (net) direct cost = \$124,916		2nd highest 2010 camper day use	Maintain Camp
	98.1% of Stonybrook = GSWO members (14,625 camper days)	Easy to find yet seems remote	Unique program offerings - Ropes, Orienteering course	Surrounded by farms or businesses on all sides	Cost per user = \$8.38 / camper day		Would be difficult to replace capacity for summer program (TAC) opportunities and lodge space	Five year watch, based on potential encroachment -east of camp.
	24.6% of all GSWO annual camp users	near Caesar's Creek State Park; Waynesville	Modular layout - but lodges & DH together at entrance	Limited flush toilets in tent areas; Limited parking			Easy to use for year round troop and service unit camping	(1000+ unit housing development planned prior to housing bust)
	2nd highest use by camper day	Three large camps in southern half of council (50.4% of capacity, but serve 69% of membership)	Former sport areas under used and disrepair	Day camp location potentially unsustainable; may need to move to main camp area.			Some maintenance issues to be addressed	Improve shower / toilet house available to troop campers.
LITTLE HOUSE - GREENVILLE								
TIER II	1371 of potential 6300 camper days (22% of capacity)	somewhat remote- in city park of small town (45-60 min NW of Dayton)	Good for beginners and older girls	Outside use not tracked?	Annual (net) direct cost = \$13,402	Legal land restrictions on use and sale	Unique facility in GSWO - safe, relaxed sleepover feel	Maintain Facility
	100% of Little House users = GSWO members (1371 camper days)	use is primarily local; used as meeting place by local troops	troop meetings, day and overnight use		Cost per user = \$7.74 / camper day			
	2% of all GSWO camp users							
ROLLING HILLS								
TIER II	2756 of potential 32,222 camper days (8.6% of capacity)	about 45 minutes NW of Dayton & SW of Lima	2 lodges w/ large capacities; wagon cover tent unit & 2 adirondack units	adirondack units (2) in very poor shape	Annual (net) direct cost = \$80,799		Mid-level but consistent year round use; high outside group use	Maintain camp

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	57.6% of Rolling Hills = GSWO members (1587 camper days)	very rural location	Ropes Course/ Zipline/ Rockwall	Major drainage issues in tent units	Cost per user = \$29.32 / camper day; High cost based on low camp usage.		Could this camp be strengthened to support Myeerah campers if camp no longer available?	Five year watch, based on low camp usage.
	2.7% of all GSWO annual camp users	No adjacent attractions	new swimming pool		Lodges need some capital investment		Mid sized camp- good mix of facilities	Address major drainage issues in tent units
	Ropes course not well used		Generally "bring your own program;" not a lot of core staffed program opps		Adirondack units both need almost complete replacement			Consider investment in rebuilding adirondack units or alternative
BUTTERWORTH								
TIER II	11,216 of 47,172 potential camper days (24% of capacity)	Three large camps in southern half of council (50.4% of capacity, but serve 69% of membership)	Six lodges; open space/fields; Lateral climbing wall in 3 season barn; Enclosed archery barn	Proximity to bike trail and residential encroachment affects security of camp / campers.	Annual (net) direct cost = \$122,892	Legal restriction that camp belongs to GS as long as it is used as a GS camp	Would be difficult to replace capacity for summer program opportunities and lodge space	Maintain camp with improvements
	99% of BW users = GSWO members (11,084 camper days)	Close to large urban centers; Ease of access (travel) for vistors	Recently updated pool / water features	Significant erosion issues	Cost per user = \$10.96 / camper day		not as well maintained as other "top tier" camps	Five year watch, potential security concerns & encroachment
	17% of all GSWO camp users (4th)	Close to: Canoing/ Little Miami River; Kings Island; Miami Bike Trail	(positive & negative: Modular layout vs. contiguous campsites	No winter kitchen for a big campout - limits service unit use				Needs large winterized kitchen space for full year round use
		Most southern (open) camp	Good for younger campers; day camps					Need better access to toilets or latrines at archery barn /climbing wall / Brownie Shelter
WOODHAVEN								

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TIER II	5549 camper days of 7700 potential days (72%)	"Urban" setting provides unique opps	"Green" aspects create strong program potential including :	ropes course in disrepair and not well used by GS	Annual (net) direct cost = \$63,643		high percentage of potential camper days used (all lodge space)	Maintain Camp
	24% of WH campers = GSWO members (1317 camper days)	Centrally located within region	green roof, environmental center; greenhouse; small lake	environmental center in disrepair	Cost per user = \$11.47 / camper day		75% of users = non GS (especially Duffy Lodge)	Five year watch, based on low camp usage.
	2.2% of all GSWO annual camp users	Two lodges only, which are used consistently	High Ropes & low ropes courses & Archery		cost per camper day high based on low capacity and usage		Invest in restoring and improving "green" elements of camp, including green roof	Invest in camp to develop hands-on environmental center
	Outside users - a lot! Under used by GSWO		pottery center: wheel and kiln				Needs significant capital investment - to meet maintenance standards	
GREENE	(Rested)							
TIER III	Usage in 2009 = 2673 camper days	adjacent to John Bryant State Park;	Two well maintained/ preserved Lodges	No water on site (no well; no city); Water hauled in; Potential Health Dept issue		Legal restriction that camp belongs to GS as long as continues to be used as GS camp;	Total usage is low, but costs are also relatively low.	Investigate options for colabration to allow some continued GS usage
	52% of all 2009 Greene users = GSWO members	Some close amenities (Antioch/ Yellow Springs)	Smaller camp: Good for younger campers; day camps	Tank water - seasonal		family still involved (i.e. can't be sold)	Use is primarily local (service units surrounding camp area)	Will have to involve donating family in discussion on next steps
	3% of all 2009 GSWO camp users (#9 of 10)		Air conditioned lodge			Sited in a "protected" woodland Land Trust area	"Trucked in" water a potential loing term health risk / liability	
MYEERAH								

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TIER III	1874 of potential 26,085 camper days (7% of capacity)	Rural location 45 minutes SE of Lima; 1 hour NE of Dayton	3 lodges; Treehouse unit (elevated platforms) & covered wagon units; Lake w/ beach	Capital investment needed; Lake maintenance costly	Annual (net) direct cost = \$67,767	wetlands designation;	Lowest use by GS of all GSWO properties; high use by outside groups (40% of total)	<i>Investigate options for colabration to allow some continued GS usage</i>
	60% of Myeerah = GSWO members (1131 camper days)	Caverns near camp; Close to Mad River ski resort;	Wetlands Ed area on camp - but "across the street"		Cost per user = \$36.16 / camper day	Invasive plant eradication project -- 10 year commitment	Has unique features not easily replaced, (but still not used)	<i>Consider selling some or all of camp property to the right buyer</i>
	1.9% of all GSWO annual camp users (<i>lowest GS usage</i>)	Native American land and educational opps across the street	Fewer year-round program opporunities		Significant investment needed		Some concern about distance to closest camp by users in northeast area of council, if this camp was NOT available.	Consider Audabon Society or other frequent camp users
			Units spread out; potential positive and negative					
LADIGRAU	(Rested)							
TIER III	Usage in 2009 = 1504 camper days	relatively far from population centers	2 acre lake w/beach	Facilities have deteriorated without regular use.	Would require significant investment to restart camp		Low usage for several years; low potential in immediately surrounding area	SELL
	100% of 2009 LAD users = GSWO members (1504 camper days)		log cabin	Equipment and supplies dispersed to other properties	Lake is costly to maintain		camp in disrepair from lack of use	Move memorial garden
	Less than 2% of all 2009 GSWO camp users (#10 of 10)		Memorial Garden				several surrounding farm properties have been sold to developers	