



MEMORANDUM

TO: HONORABLE MAYOR & CITY COUNCIL MEMBERS
FROM: CORY LINDER, DIRECTOR, RECREATION AND PARKS
DATE: OCTOBER 6, 2015
SUBJECT: PARKS MASTER PLAN UPDATE
REVIEWED: DOUG WILLMORE, CITY MANAGER

Project Manager: Matt Waters, Senior Administrative Analyst, Recreation and Parks

RECOMMENDATION

- 1) Adopt the Parks Master Plan Update
- 2) Incorporate the Design Guidance, Key Sites and portions of the Connections Sections of the Coast Vision Plan into the Parks Master Plan with the understanding that the Coast Vision Plan will be retired after the remaining Connections Section is incorporated into the Updated Trails Network Plan.

FISCAL IMPACT

Adopting the Parks Master Plan Update has no immediate fiscal impact. The long-term fiscal impact is difficult to determine due to a number of factors. The scope of many of the projects, particularly significant ones such as Ladera Linda and Point Vicente Park/Civic Center will likely change as their respective master plan processes are developed and the size, scale and quantities of amenities are determined. Many of the projects are already part of the existing Capital Improvement Plan (CIP) or are already part of the FY 15-16 budget. A number of projects are scheduled to be phased in over 3-5 years. More precise cost estimates will be developed as those projects move forward in the future. The current estimated costs for the projects (which does not include maintenance and operation expenses) ranges from approximately \$17,600,000 to \$23,700,000. Individual projects will be presented to City Council for their review and approval during each budget process.

INTRODUCTION

The purpose of the 2015 Parks Master Plan Update (PMPU) is to update the 1989 Parks Master Plan and to set forth a strategy for addressing the future planning of the City's parks, recreation, and open space resources. The PMPU will function as a living document to help guide and

respond to changes in the City's future park, open space and recreational needs. The PMPU presents updated information on each of the City's Park sites and identifies specific and general recommendations, but at its core it is a strategic document, not a series of construction blueprints. Significant park projects will still need to go through separate design and planning processes, public outreach efforts and City Council review and approval.

BACKGROUND

The City's existing Parks Master Plan was adopted on October 17, 1989 and has not been updated since that time. The 1989 Plan included a citizen survey, public workshops, meetings with special interest groups, written correspondence, and contact with homeowners associations and individual residents. The resulting Plan contains an extensive list of policies, goals and recommendations regarding the park and recreational needs of the community, as well as factual information and recommended improvements for each park site in the City. (Appendix A: 1989 Parks Master Plan Update)

There have been many parks and open space changes and additions since the adoption of the 1989 Master Plan Update such as the City acquisition of new park sites and significant open space areas, including the now 1,450 acre Palos Verdes Nature Preserve.

There have been attempts since 1989 to update the Parks Master Plan. The most comprehensive attempt occurred in 2002 when the City Council expanded the seven-member Recreation and Parks Committee into an eighteen-member Open Space Planning, and Recreation & Parks Task Force (Task Force). The Task Force, whose membership included a broad spectrum of interests concerning the recreation, parks and open space issues affecting the community, was charged with investigating all of the City's existing resources and unmet needs, and advising the City Council on updating the 1989 Parks Master Plan, including making recommendations for utilization of City parks and open space properties. The Task Force, which organized itself into eight subcommittees, presented a strategic plan to the City Council in 2004. The plan, which included dozens of recommendations for park sites and an extensive set of recreation options for the Upper Point Vicente/Civic Center property in particular, was not adopted by City Council and the Task Force was officially dissolved in 2005. (Appendix B Open Space Planning and Recreation & Parks Task Force Report).

More recently, the Coast Vision Plan (CVP) was adopted by the City Council on September 2, 2008. The CVP represented over two years of planning and an extensive public outreach effort to create an informational planning document for the City's coastal areas. The CVP includes the Palos Verdes Nature Preserve and five additional sites: Upper Point Vicente, Lower Point Vicente, Abalone Cove, Gateway, and Del Cerro. The CVP also addressed improvements and recommendations related to public access, interpretive materials, and recreational amenities and facilities to improve the experience of the coast and open space areas for residents and visitors. While many of the CVP recommendations have not been significantly affected by developments since its adoption, several sites have been impacted by subsequent actions including the Annenberg Foundation's withdrawal of its proposed development project in 2011 and the Council's approval of including a skate park at Point Vicente Park/Civic Center and the elimination of the Gateway Park parking lot proposal on June 30, 2015. (Appendix C: Coast Vision Plan w/

Amendments)

The CVP was updated in 2012 to remove the Annenberg Proposal at Lower Point Vicente and again in 2015 to update the conceptual plan for Lower Point Vicente. The June 30, 2015 Staff Report stated that once the PMPU is adopted, the impacted elements of the CVP will also need to be updated. Staff is now recommending that the Coastal Vision Plan be replaced by the PMPU. This approach eliminates the possibility of overlapping and conflicting strategic documents. The five key park sites addressed in the Coast Vision Plan (Gateway, Del Cerro, Point Vicente Park/Civic Center, Abalone Cove, and Lower Point Vicente) are all included and updated in the PMPU. Section 5, "Design Guidance" will be incorporated into the draft PMPU. The Connections section of the CVP will be considered in the ongoing Trails Network Plan Update and is also included in the PMPU to help provide guidance for trail development and maintenance at City park and open space areas.

Councilwoman Susan Brooks submitted a City Council Study Session report on May 20, 2014 recommending that staff provide an update to the 1989 Parks Master Plan. Her report stated that "This Plan would be presented to Council and the public for input and feedback regarding the future of our parks and their corresponding programs. This undertaking might require a large amount of staff time and resources, as various communities would be contacted for input and potential Town Hall meetings will likely occur."

Subsequently at the July 29, 2014 City Council Meeting, the Council discussed a proposal for a skate plaza to potentially be located on the grounds of Point Vicente Park/Civic Center. The staff report noted that "while there is nothing in the 1989 Master Plan that specifically recommends or discourages a skate park, it is worth noting that the City Council recently directed Recreation staff to conduct a Master Plan update. This update will include Point Vicente Park. Council may wish to consider including SPV's (SkateparkPV) proposal as part of the master plan process." City Council provided updated direction to staff to complete an update of the City's 1989 Park Master Plan that would provide a comprehensive strategy for addressing the future use of the City's parks, recreation and open space resources. The update would consolidate plans that currently exist for a number of major park sites, while being consistent with the City's General Plan and other guiding documents. SkateparkPV's proposal for a skate plaza at Point Vicente Park/Civic Center would also be considered as part of the update effort.

A multi-level public outreach process was then undertaken from October 2014 through March 2015 which included an online survey. The outreach effort is discussed in greater detail during the discussion portion of this report.

A draft Parks Master Plan was presented to the City Council on June 30, 2015. A number of residents speaking that evening noted concerns about trash, graffiti, crime, safety, and vandalism at City Parks, open space areas and facilities. The City Council shared these same concerns and directed staff to emphasize pro-actively maintaining and improving the appearance of the City's current facilities, parks and operations. Council further directed staff to look into the possibility of "roaming" staff to patrol parks, as well as a general review of staffing needs with a specific emphasis on trash and graffiti issues. These statements echoed concerns that Recreation and Parks staff had heard during a series of Parks Master Plan Workshops

The City Council formally approved the following motions:

- 1) Remove Gateway Park from the Parks Master Plan.
- 2) Incorporate the privately funded Skate Plaza into the Parks Master Plan, at Upper Point Vicente Park, with staff directed to work with the Skate Park representatives.
- 3) Provided general direction acknowledging the concept of “less is more”; to approve modest improvements at Lower Hesse Park and Eastview Park and, to preserve the general character of the other parks; and, to maintain the character of the neighborhoods around the park facilities.
- 4) Direct staff to return with an analysis of a recommendation to create a full-time staff position to address trash pick-up and graffiti removal, with a budget adjustment if necessary; including a review of full and part-time staffing at park sites.

DISCUSSION

The Draft Parks Master Plan has been revised to reflect the direction provided by City Council on June 30, 2015. The Gateway Park proposed plan has been removed. No improvements are suggested for that site. The Skate Plaza is incorporated into the Point Vicente Park/Civic Center plan and staff is continuing to meet regularly with their representatives. Staff reviewed the list of recommendations in the June 30 plan and pruned and refined them to reflect the spirit of the “less is more” directive. Particular attention was given to Lower Hesse Park (which is scheduled for the October 20, 2015 City Council meeting) and to Eastview Park. All recommendations were reviewed in light of their potential impact on the existing character of the park in question and the impact on adjacent neighborhoods.

Following Council’s direction to review park staffing levels and graffiti/trash services in order to better maintain and improve the quality and aesthetics of existing park sites, staff presented a series of proposals that were approved by the City Council.

1) Trash and Graffiti

On July 21, 2015 the City Council approved a plan to expand trash collection in City parks from four days a week to seven days a week. Trash collection services was increased from four hours a day, Monday through Friday to eight hours a day seven days a week. Additionally, the City entered into a contract with Graffiti Protective Coatings (contract awarded at August 18, 2015 CC meeting) to remove all reported graffiti incidents within 24 hours. Staff and members of the public can report instances of graffiti to GPC using a smart phone app. Both the enhanced trash collection services and GPC are currently in operation.

2) Increased Park Staffing

On August 4, 2015 the City Council approved a plan to expand Recreation part-time staffing presence to enhance park operations and maintenance, adding almost 10,000 part-time hours. Expanded staffing will enhance the City’s ability to pro-actively improve operations and better manage and maintain the City’s existing park and open space resources. This preventative approach will help protect and maintain the City’s popular recreation assets. Added staff will perform the following roles: picking up overflow and scattered trash throughout the park grounds,

enforcing park rules, educating the public about appropriate use of parks and open space areas, curbing vandalism, increasing staffed park hours especially during peak hours of operation, and providing higher levels of responsiveness to public complaints and concerns. Eastview Park will now be staffed and roaming staff will visit unstaffed parks such as Vanderlip, Grandview, and Del Cerro on a daily basis to perform inspections, enforce rules and complete work orders. The following chart shows the approved staffing increase:

Park Staffing Increase	
Location/Purpose	Hours
Roaming Patrol	1,460
Eastview Park	3,650
Hesse Park	1,100
Abalone Cove	2,184
Ladera Linda Park	760
Robert Ryan Park	760
Sub-total	9,914

Staffing increases have already gone into effect at current staffed parks. Recreation and Parks is currently recruiting staff and preparing training materials for both Eastview and roaming staff which are expected to be operational by November, 2015.

3) Palos Verdes Nature Preserve Staffing

On August 18, 2015 City Council approved establishing Recreation and Parks Department part-time staffing in the Palos Verdes Nature Preserve. Preserve staff will enhance the City's ability to pro-actively improve operations and better manage and maintain the City's existing open space resources. Preserve staff will function much in the same way that recreation staff do at our park sites. They will fill the need for a daily "boots-on-the-ground" presence in the Preserve, proactively assisting with preserve maintenance, establishing a high level of cleanliness, complementing the efforts of Public Works staff and contractors, interacting with the public, and enforcing Preserve rules.

The need for a daily staff presence has been heightened by increased attendance at the Preserve, fueled in part by the growing role of social media. This preventative approach will help protect and maintain this beloved and much-used community resource by allowing staff to respond to situations immediately rather than have to submit a work order or report it to through the chain of command. 3,744 annual part-time hours were approved. Recreation and parks staff is currently recruiting and preparing training materials for Preserve staff with a goal of having this program operation by December, 2015.

4) Enforcement Enhancement

On August 18, 2015 the Council also tasked staff with researching solutions to address concerns regarding enforcement in the Palos Verdes Nature Preserve. This issue is scheduled to be heard by the City Council on October 20, 2015.

Recreational Goals/Objectives

Several other significant factors were considered in developing the PMPU's recommendations including City recreation standards, City Council goals, General Plan Land designations, Open Space and Recreational Resource policies, and existing partnerships.

Open Space and Recreational Resources Policies

Although the General Plan Update is currently being reviewed by the Planning Commission, the following is excerpted from the City's 1975 General Plan Conservation and Open Space Element:

- Provide appropriate access to public land.
- Promote and/or sponsor recreation programs within the City
- Encourage local, public, non-profit recreational and cultural activities.
- Seek County, State, Federal and private funds to acquire, improve and maintain recreational lands.
- Work through the State and Federal government in support of legislation resulting in City acquisition of land.
- Encourage institutions to provide public use of their recreation facilities
- Encourage the building of playing fields, where appropriate, for multiple uses by various recreational groups.

The draft PMPU remains aligned with these policies.

City Council Goals

The City Council sets annual goals. Below are Parks and Recreation-related 2014 goals. Note: the 2015 City Council goals were still being determined at the time of this report.

2014 City Council Goals:

- City Trails Enhancement: Complete Trails Network Plan Update (still pending)
- Implementation of on-line access to recreation programs and space rentals: Complete "go-live" for Active.net (completed)
- Continue with shared use of PVPUSD and City Facilities: City recreation programs to be available at Peninsula High pool and Miraleste Intermediate gym
- Continue with evaluation of City recreation programs/sustainability of/demand for programs (completed although staff continues to analyze the comparison of privatized rentals, independent contractors and in-house services. Staff continues to research surrounding jurisdictions to stay current on comparative services and fees)

Joint Use Agreements

The Recreation and Parks Department has developed a number of partnerships, ongoing relationships, and joint-use agreements with agencies that have expanded and enhanced the recreational opportunities available to City residents and visitors. The PMPU does not alter the City's long-standing policy of pursuing mutually beneficial partnerships.

Below is a partial list:

- Mountains Recreation and Conservation Authority: Park Ranger Services and Junior Ranger Program
- Los Serenos de Point Vicente: Docent and Junior Docent Programs
- Youth Sports Leagues including AYSO, Little Leagues, US Youth Volleyball League, Pony League, Lacrosse, etc.
- Palos Verdes Unified School District: Use of Miraleste Gym and Peninsula High School Pool
- Palos Verdes Peninsula Land Conservancy: Shared management of Palos Verdes Nature Preserve

City Recreational Standards

The City's General Plan and the City's Municipal Code (Section 16.20.100c) require four acres of parkland per thousand residents. The General Plan states that the City will "establish ordinances to require builders and developers to provide lands and/or funds for acquisition and development of land for recreational use" and that these lands and/or funds shall "be based on a standard of providing 4 acres of local parkland per 1000 population (City of Rancho Palos Verdes General Plan, page 99)." With a population of 41,643 (2010 U.S. Census), this park acreage standard yields a goal of approximately 165 acres for the City. The City's current park acreage of 278 acres (not including 1,450 acres of open space) far exceeds this goal. The recommendations contained within this Plan will not significantly increase or decrease this number.

General Plan Designations

The State of California requires a Land Use Element to be included in every local government general plan. According to the State's General Plan Guidelines, the Land Use Element shall designate the proposed general distribution and general location and extent of the uses of the land for housing, business, industry, open space, including agriculture, natural resources, recreation, enjoyment of scenic beauty, education, public buildings and grounds, solid and liquid waste disposal facilities, and other categories of public and private uses of land. The City's General Plan is currently being updated and is currently scheduled for adoption on January 19, 2016. Below is a chart of existing land use designation and proposed land use designations. Any changes to the General Plan that have a significant bearing or impact on the PMPU will be incorporated. The only land use change that is specifically being considered in the PMPU is discussed in the Point Vicente Park/Civic Center section.

Below are existing land-use designations and proposed land-use designations. Definitions of land

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use designations are below.

Park	Existing Land Use	Proposed Land Use
Abalone Cove Shoreline	R-P	R-P/OSP
Clovercliff	R2-4	R-P
Deane Dana Friendship	R-P	no change
Del Cerro	R-P	no change
Don C Wallace Radio Ranch	R2-4	no change
Eastview	R	R-P
Founders	R≤1	R-P
Frank A Vanderlip	R≤1	R-P
Fred Hesse Jr	R-A	no change
Gateway Park	A/H/R≤1	R-P
Grandview	R-P	no change
Ladera Linda (City-owned)	I-E	I-P
Ladera Linda (School Dist-owned)	I-E	no change
Los Verdes Golf Course	R-A	no change
Marilyn Ryan	R≤1	R-P
Martingale	R1-2	R-P
Pelican Cove	R-P	R-P/OSP
PVIC	R-P/OSP	no change
Upper Pt Vicente/Civic Center	R-P/I-P	R-P/I-P/OSP
Lower Pt Vicente	R-P	R-P/OSP
Shoreline Park	R-P	OSP
Robert E Ryan	R-A	no change
Vista Catalina	R≤1	R-P

- A Agricultural
- H Natural Environment/Hazard
- I-P Institutional public
- OSP Open Space Preserve (this is a new land use designation being proposed, currently does not exist)
- R≤1 Residential equal to or less than 1 du/ac
- R1-2 Residential 1 to 2 du/ac
- R2-4 Residential 2 to 4 du/ac
- R-A Recreational active
- R-P Recreational passive
- R Recreational (no active or passive distinction)

Recommendations and Priorities

The Parks Master Plan Update has a long list of recommendations on a site by site basis that are phased in over 1-2 years, 3-5 years, and time periods to be determined. Some of the recommendations are already budgeted for or included in the funded or unfunded Capital Improvement Plan (CIP). Some smaller projects, such as improvements to general park amenities at all park sites or a shift to drought tolerant landscaping where feasible can be accommodated with existing funds within the Public Works budget. If approved, staff will pursue alternative funding, including grants for unfunded projects. These dollar figures are estimates and may change as projects are further developed and scoped. Given today's challenging economic times, the City will need to deploy its financial resources carefully and thoughtfully to address the identified needs in a cost-effective way.

Priorities

- The following list of priorities is based on staff's interpretation of the data gathered through the process to date:
- Adopt a "less is more" approach to future park planning and preserve the general character of existing parks.
- Identify and apply methods to better protect and maintain existing parks and open space resources.
- Be sensitive to potential impacts on part-adjacent neighborhoods.
- Complete design process/phasing for Lower Hesse Park
- Approve Lower Point Vicente Improvement Project expanded/enhanced indoor improvements.
- Continue to address Preserve parking and neighborhood impact issues at Del Cerro Park and adjacent neighborhoods.
- Confirm the desired components for Point Vicente Park/Civic Center and initiate Master Plan Process.
- Approve a facilitated Master Plan and public outreach process for development of new Ladera Linda Park Community Center
- Transition to drought-resistant landscaping where feasible.

Recommendations

Below are the Parks Master Plan Update Recommendations: Details of each park site can be found in the attached PMPU. An updated spreadsheet of recommendations which includes funding and phasing is attached to this report. Some projects are included in the current FY 15-16 Budget, such as Eastview Dog Park, while others are in the 5-Year CIP (funded and unfunded), while some projects have no identified funding source at this time. These projects reflect the estimated costs of design and construction. Ongoing maintenance and operational costs will need to be developed for approved projects.

Abalone Cove

Abalone Cove had two significant upgrades completed in 2014, the Abalone Cove Shoreline Park Improvement Project and the Abalone Cove Parking Lot Improvement Project. Improvements included new trails, picnic areas, viewing nodes with telescopes, interpretive panels, a shade structure, native plant landscaping, and discovery zones. The public restroom, staff building and parking lot were significantly improved and an automated pay system was installed for the parking lot.

Recommendations:

- Regrade and re-pave the access road from PVDS to beachfront to improve accessibility for emergency response and maintenance vehicles.
- Improve site amenities, site-appropriated signage, benches, and picnic tables.

Clovercliff Park

Clovercliff Park, located on Golden Meadow Drive, is an approximately 7,000 square foot pocket park that has a walking path, is landscaped, and has large rocks that are available for seating with a distant ocean view.

Recommendations:

- Transition to drought-tolerant landscaping.
- Improve walking path, site-appropriate signage, and benches.

Del Cerro Park

There was significant discussion of Del Cerro Park and parking impact on neighbors due to its proximity to the Portuguese Bend Nature Reserve. In April 2015 the City Council directed staff to study parking and access options in the Del Cerro Park area. There have been numerous reports of people parking in neighborhoods adjacent to the Portuguese Bend Nature Reserve area. This item was addressed by the City Council on June 16, 2015 and direction was given to staff to allow permit parking in the adjacent neighborhoods, modify on-street parking on Crenshaw Boulevard and establish a resident permit parking program at Del Cerro Park. The Del Cerro Community and residents on Valley View Drive now have resident permit parking. The Island View Community also has approved resident permit parking but are not currently utilizing the program pending further internal implementation discussions. Additionally the striping on the eastside of Crenshaw near Del Cerro Park has been modified to eliminate parking. 10 space on the west-side of Crenshaw have been reserved for resident recreational permit parking only. Forty spaces

on the west-side of Crenshaw are available for public parking. The seventeen space parking lot in Del Cerro Park is available to the public.

The Coast Vision Plan's Site Concept Plan for the site has largely been realized. Del Cerro is a donor recognition site for Preserve supporters with augmented and improved paths, amenities and an ADA path to a Preserve outlook.

Recommendations:

- ~~Implement the Del Cerro Park Capacity Update Project to address parking concerns/neighborhood congestion and improve Preserve access. (removed from June 30 draft)~~
- ~~Install restroom building. (removed from June 30 draft)~~ Note: Installing a restroom is in the current 5-Year CIP. Given City Council's "less is more" direction, staff is not recommending its inclusion in the PMPU.
- Review/assess the parking mitigation measures to gauge their effectiveness
- Install additional picnic tables and benches.
- Shift to drought tolerant landscaping.
- Implement native plantings at its upper bluff edge.

Don C. Wallace Radio Ranch Museum Park

The property was originally intended as a radio museum with funds for the improvement of the museum to be raised by the Wallace Radio Ranch Museum Foundation. When the required funds were not raised the property became a neighborhood park maintained by the Wallace Ranch Homeowners Association. There are no improvements to the property other than turf and an irrigation system.

Recommendation:

- Approach HOA to consider a shift to drought tolerant planting to replace or reduce the size of the existing grass field.

Eastview Park

The number one issues discussed at Eastview's public workshops were dogs off leash and a potential dog park. Off-leash dogs are a common occurrence at Eastview, which has a reputation as being essentially an off-leash facility, even though there is a leash law in effect at all City parks. Staff has received numerous complaints about residents who feel uneasy or have had unpleasant encounters with off-leash dogs. A dog park would not eliminate this issue, but it would be part of the solution, providing an opportunity for dog owners to legally have their dogs off-leash while keeping other park free from off-leash dogs. Public workshops elicited concerns about the project and significant opposition, although the online survey had strong support.

The proposed Eastview Dog Park would have both small and large dog runs. The proposed location currently has ample, existing shade trees and would have seating areas, access to water, public restrooms, and sufficient parking. The location is buffered from commercial buildings to the west, is compatible with the land use designation and has approval from the Sanitation District.

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The dog park will be unstaffed and have fixed hours of operation consistent with the parks current hours. Staff will utilize existing, approved rule signage from the Rancho Caninos Dog Park.



Staff Office: There are currently no staffed parks on the eastside of the City. One of the recommendations for Eastview Park is to install a small, portable staff office that would be occupied by Recreation part-time staff. Note: City Council recommended on June 30, 2015 that improvements at Eastview Park be modest in scope. Council approved staffing at Eastview on August 4, 2015.

Recommendations:

- Build dog park.
- ~~Install fitness stations along walking paths. (removed from June 30 draft)~~
- Install staff office (portable).
- ~~Install shade structures. (removed from June 30 draft)~~
- Improve amenities: benches, tables, trash/recycling cans.
- Improve/widen walking paths.
- Transition to drought-tolerant landscaping.

Founders Park

The site is adjacent to the Trump National Golf Course Improvements and includes picnic tables, a gazebo, nearby restrooms, coastal access, walking and biking trails and landscaping. This park, which is dedicated to the courageous visionaries who helped found the City of Rancho Palos Verdes, has tremendous views of the Pacific Ocean and Catalina Island. A portion of the site can be reserved for weddings and other ceremonial events. The park is fully maintained by Trump National Golf Course.

Recommendations:

- Continue ongoing relationship with Trump National staff to maintain the attractive appearance and accessibility of park.
- Improve amenities: benches, tables, trash/recycling cans.
- Transition to drought-tolerant landscaping, where feasible.

Frank A. Vanderlip Sr. Park

This approximately 5 acre park located at 6500 Seacove Drive. Unobstructed views of the ocean, headlands and islands are the main attraction at this park.

Recommendations:

- Transition to drought-tolerant landscaping.
- Improve amenities: benches, tables, trash/recycling cans

Fred Hesse Jr. Community Park

Hesse Park was acquired from the Palos Verdes Peninsula Unified School District. The purchase was completed in two transactions over a five-year period beginning in 1976.

Upper Hesse Park: Development of the facility was completed in September 1983 at a cost of \$3,715,405. This park, with its well-manicured parkland and active community center, is one of the most popular in the City. Among the features available for public enjoyment in the upper park area are baseball and soccer fields, numerous picnic tables with barbecues, playground equipment suitable for toddlers to adolescents, and a well-used ¼ mile walking path. Most of the City's privatized recreation classes are offered at this facility and many Peninsula Senior activities are held here. Additionally three rooms in the 7,300 square foot community center are available for rental for meetings and private parties.

Lower Hesse Park: A system of trails, two picnic areas, sand volleyball court, and a parking lot were completed in July 1999. Further improvements to this area have been in a planning/ design phase since 2005. Conceptual designs were prepared in 2011 which included extensive landscape and trail improvements and active elements such as a basketball court, tennis court, paved parking lot, and a small structure which would include a public restroom, staff office and storage. The City Council directed staff in 2012 to work with the Pacific View HOA to scale back the project and phase in improvements. A draft plan featuring improvements and enhancements to the existing trails and amenities has been prepared for the site with phases including an initial phase funded at \$500,000. Staff presented the plan to the Pacific View HOA on September 14 and, after making refinements, presented an updated plan with an expanded alternative to all Homeowner Associations at a public workshop on September 21. Staff is currently updating the plan based on feedback from that meeting. Note: This item is scheduled to be presented to the City Council on October 20, 2015. The basic and enhanced plans will include no active recreational components besides improving the existing sand volleyball court.

Recommendations:

- Install fitness stations along walking path.
- ~~Install shade structures. (removed from June 30 draft)~~
- Transition to drought-tolerant landscaping.
- Upgrade existing picnic tables, benches, and trash/recycling cans.
- ~~Construct tricycle path for tots. (removed from June 30 draft)~~
- ~~Fiber optic cabling allowing for unified communication with City Hall (removed from June 30 draft)~~

- Install solar power system on community building.
- Replace fencing on northern border of property.
- Stabilize the existing view point at the edge of western lawn in Upper Hesse and add benches.
- Replace current railroad tie stairs with concrete stairs.
- Incorporate results of Lower Hesse Park Improvement Project once completed (scheduled to be presented to City Council on October 20, 2015).

Gateway Park

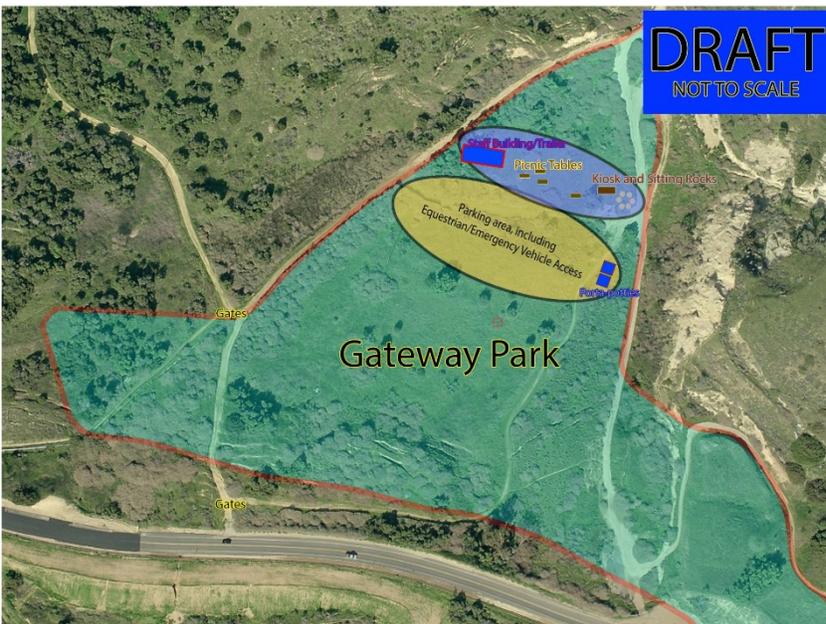
Background Information

When the Palos Verdes Nature Preserve was first created in 2004, an approximately 25-acre portion was set aside at the southern tip of the Portuguese Bend Reserve to be used as an Active Recreation Area (ARA). Subsequently, in 2008, the City Council adopted Coast Vision Plan, which identified the area, now known as Gateway Park, to be the future home of an equestrian center with riding rings and public parking that would also serve as a trailhead to the Preserve. None of the proposed improvements would consist of permanent structures because of the active land movement in the area. The equestrian center improvements were envisioned to be sponsored by the local equestrian community. To date, no formal request to construct the improvements from the equestrian community has been received by the City.

On April 1, 2014, the City Council reconfigured and reduced the size of Gateway Park from 25-acres to 18-acres. At this same meeting, the Council also removed the 40-acre Archery Range property located on the opposite side of Palos Verdes Drive South from the Preserve. The Management Agreement with the Palos Verdes Land Conservancy was amended to reflect these changes. Subsequently, staff prepared a conceptual plan for Gateway Park to serve as the main parking area and southern “gateway” to the Palos Verdes Nature Preserve. The concept was developed in part to relieve some of the parking and congestion problems that have developed on Crenshaw Boulevard and the area around Del Cerro Park. The concept plan was presented to the community through the PMPU process and consists of the following elements:

- Dirt access road and parking lot with approximately 30 parking spaces, including several spaces large enough for horse trailers
- Picnic tables and seating areas
- Hitching posts
- Staff/Ranger drop-in trailer (portable)
- Public restrooms (portable)
- Interpretive and educational information on portable kiosks
- Emergency vehicle access

Gateway Park would be a staffed park site, and staff would further educate the public on the rules of the Preserve. Because Gateway Park sits within an active landslide, all improvements would be temporary and mobile.



Proposed Gateway Layout

Public Input:

Numerous strong concerns were expressed during the PMPU public outreach process regarding this proposal including safety, security, and the area's fragile geology. Residents expressed concerns that visitors would park at Gateway Park and then cross Palos Verdes Drive South to access the beaches and coves. Many residents referenced a tragedy that occurred on July 4th, 2014 where an individual drowned and numerous rescues were necessary due to high surf conditions. Social media and increased public awareness of sites such as Abalone Cove and the Nature Preserve were also identified as concerns. Gateway Park was by far the most controversial topic addressed during the public outreach process

Recommendation:

Based on City Council's direction on June 30, 2015, no improvements at Gateway Park are recommended.

Grandview Park

Grandview Park offers a large opportunity for development and meeting community recreational needs since it is 18 acres of completely undeveloped parkland. However, because of the site's challenging topography and that it is undeveloped, substantial grading and installation of utilities will be required and will add to the cost of developing the site. In 2010, City Council approved a conceptual plan for Grandview Park, including improved access, amenities, and recreational elements. At the time of this Parks Master Plan Update, the conceptual plans were undergoing the Mitigated Negative Declaration environmental analysis.

Recommendations:

- Dependent on the results on the environmental analysis process, proceed with the "Sycamore Option" beginning with Phase 1 which would include construction of a natural

parking lot, restrooms/office, play area, picnic area, and landscaping.

- Initiate a facilitated design/public outreach/phasing process for the remaining elements of Grandview Park, including activity lawn, viewing nodes, discovery area, flexible cycling area and walking trails.

Ladera Linda Park

In 2013, SA Associates, an engineering firm, was hired to assess the current condition of existing public structures in the City. In the resulting Infrastructure Report Card, the Ladera Linda Community Center received an overall infrastructure score of “F” (Fail). This rating is given to those building that are in very poor condition. The Infrastructure Report Card utilizes grading criterion that the general public can relate to, similar to the grading used in education. It is the same criterion used by the American Society of Civil Engineers (ASCE) in grading the condition of public infrastructure. Based on those findings, the main recommendation is to build a new community center.

Recommendations:

Development of New Community Center:

- Develop a facilitated Master Plan and public outreach process for a new Ladera Linda Park Community Center. (note: On September 1, 2015 the City Council authorized staff to proceed with the creation of a Request for Proposal for a Ladera Linda Park Master Plan. Staff intends to prepare a draft RPF for approval at an upcoming City Council meeting with a goal of sending it out to experienced firms by November, 2015)
- Incorporate expanded Nature Center/Preserve Annex and Sheriff/Ranger drop-in office into Master Plan Process.
- Upon completion of Master Plan Process, proceed with demolition of existing buildings and construction of new Community Center.

Additional Site Improvements:

- ~~Install shade structures on lower level and paddle tennis level. (removed from June 30 draft)~~
- Pave access road between lower and middle parking lots.
- ~~Install two bocce ball courts adjacent to paddle tennis courts. (removed from June 30 draft)~~
- Improve landscaping on existing multi-use playing field.
- Upgrade surfacing of current asphalt play area.
- Retain the two existing basketball courts.
- ~~Add one tennis court. (removed from June 30 draft)~~
- ~~Add tot tricycle course. (removed from June 30 draft)~~
- Transition to drought-tolerant landscaping, where feasible.
- Install interior paddle tennis fencing separating the two courts.

Most recommendations above should be done in conjunction with Community Center development.

Lower Point Vicente Park/Point Vicente Interpretive Center

Lower Point Vicente Park was one of the key sites identified in the Coast Vision Plan. As a result of the Vision Plan process, a Community Focus committee was assembled to develop the vision for Lower Point Vicente. A revised plan for the site was approved by the City Council on July 7, 2015. The conceptual design for the site now contains the following recommended components:

- Maintain the existing Point Vicente Interpretive Center
- Improve and expand parking and vehicular access: Parking, driveways, and drop-off areas should be provided in order to serve all site uses.
- Assure pedestrian access: A pedestrian portal and trailhead along Palos Verdes Drive West at the north side of the site allows for pedestrian access into the new open space areas.
- Formalize Open Space and Trail Networks: A new trailhead and trail system encompassing an enhanced existing bluff-front trail, as well as new connections through and around the site inland would open access across the site, connect to the Preserve Trail system and extend towards the bluff and the Upper Point Vicente sites.
- Open space and picnic (grassland) areas are to be planted with native and locally appropriate vegetation.
- A bioswale is included along the north side of the site and through the parking area(s). This naturalized feature would help capture and filter storm water runoff, as well as provide habitat.
- Noise and visual impact: Care should be taken to avoid negative impact on the site's neighbors as well as drivers and cyclists along the adjacent roadway, through sound mitigation, preservation of sight lines, and related design strategies.

A number of outdoor educational exhibits on World War II history, a Tongva Village, and dry framing were removed from the site concept plan at the July 7th meeting and a City Wall of Honor was shifted to City Hall.

Below is the approved concept plan for Lower Point Vicente.



A planning/design effort was also underway at the time of the Master Plan's submission for indoor exhibits which will upgrade, enhance, and unify the museum's current exhibits. Staff and members of Los Serenos de Point Vicente Docents are currently working with an exhibit designer and seeking grant funding for the projects. The results of that process are recommended to be incorporated into the Master Plan once the initial design is finalized and approved by the City Council.

Recommendations:

- Implement Lower Point Vicente Improvement Project
- Incorporate Phase II Interior Exhibit Update into Master Plan once process is complete and approved by Council.
- Transition to drought-tolerant landscaping, where feasible
- Install Solar Power System on the Point Vicente Interpretive Center building

Marilyn Ryan Sunset Point Park

Marilyn Ryan Park, located on Ocean Trails Drive, has tremendous views of Trump National Golf Course and the Pacific Ocean. The park features picnic tables, benches, a water fountain, a dolphin statue and a bridge named in honor of LAPD Swat Officer Randall Simmons who was killed in the line of duty. The park is named for the original Mayor of Rancho Palos Verdes. The property is maintained by Trump National Golf Course.

Recommendations:

- Transition to drought-tolerant landscaping, where feasible.
- Continue to maintain positive working relationship with Trump National to maintain attractive appearance and appropriate uses of the park.

Martingale Trailhead Park

This parcel was designated for construction as a trailhead park and to establish easements for a fifteen foot wide equestrian trail that traverses this parcel as well as Lots 20 and 21 of the same tract. Park improvements were completed and the park was dedicated in 1990. The site is located in an Equestrian Overlay District. The trailhead provides access to a trails system serving the cities of Rancho Palos Verdes, Rolling Hills and Rolling Hills Estates. Both hikers and equestrians utilize this park. Improvements include landscaping, a tri-level drinking fountain which serves horses, humans and small animals, a mounting block, and a seating rock.

Recommendation:

- Upgrade existing amenities including water fountain and signage.

Pelican Cove

Formerly known as Point Vicente Fishing Access, Pelican Cove features a paved parking lot, restroom building, improved trail to the shoreline, and incredible Catalina Island and ocean views. Native plantings surround the parking lot which links to the public parking lot at Terranea and the adjacent coastal trail system. The parking lot, restroom building, and the landscaping is maintained by the Terranea Resort pursuant to the Council-adopted Terranea Maintenance Agreement.

Recommendation:

- Improve amenities: benches, tables, trash/recycling cans.

Point Vicente Park/Civic Center

Background Information

The size of the Point Vicente Park/Civic Center property, combined with its spectacular ocean views, few nearby neighbors and location adjacent to City Hall, has made it a focal point for potential development plans and site improvements throughout the City's history. The property, which boasts spectacular coastal and ocean views, is a tremendous resource that could potentially accommodate a number of civic, recreation, and cultural needs for the community. The property consists of three components:

Point Vicente Park

The 65.12 acres of park land that was acquired from the Federal Government after its use as a NIKE Missile Base was closed and the property was declared surplus by the General Services Administration (GSA). The majority of the park is part of the Alta Vicente Nature Reserve, which is part of the larger 1,450-acre Palos Verdes Nature Preserve, and has been set aside for habitat preservation under the Natural Communities Conservation Plan (NCCP). In addition to the habitat areas and existing public trail network, other land uses include a 5.5-acre farm, an unpaved public parking lot and an emergency helipad. By permit, model helicopters are allowed to be flown in a designated area surrounding a helipad.

Civic Center

The 8.23 acres of designated Civic Center was purchased from GSA in two parcels. There are no use restrictions on the land acquired by the City in-fee for Civic Center use. The Civic Center includes the City Hall offices, maintenance yard, an open grassy areas, a sand volleyball court, one tennis court and the “Rancho Caninos” temporary dog park. This is the site of the City’s annual July 4th Independence Day Celebration. Palos Verdes on the Net, Peninsula Volunteer Alert Network (PVAN) and Peninsula Seniors also have facilities on the property.

Coast Guard

The U.S. Coast Guard also owns a 3.93 acre parcel located on the west promontory overlooking the Point Vicente Lighthouse, which is the site of several communications towers and a historic WWII-era artillery bunker.

Active Recreational Opportunities

Point Vicente Park is conditioned by deed to allow continuous public access for recreational use in perpetuity. The land may not be sold or transferred to any entity other than another governmental agency, and then only with the consent of the Department of the Interior. The park land has an approved Program of Utilization (POU) that describes future development. Any change to that Program must be approved by the National Park Service and the State Department of Parks and Recreation. The park land may not be leased and any concession agreement for operation of recreational facilities must be approved by the National Park Service and the State Department of Recreation and Parks.

While the majority of the park is restricted for passive recreation, the POU identifies a 6.6-acre area in the northern portion of the property to be used for active recreational purposes. However, this area of the site is now part of the Palos Verdes Nature Preserve, where active recreation would not be permitted. According to the Conservation & Open Space Elements section of the City’s General Plan, “Any changes in land use to the property through future Master Planning efforts would require approval by the Planning Commission and City Council through public hearings along with review and approval of a change, if necessary, to the Program of Utilization by the National Park Service.” Staff approached the National Park Service in 2014 about the possibility of moving the 6.6-acre active recreation area from its current location adjacent to the Villa Capri Condominiums to the upper portion of the park adjacent to the existing City Hall facilities. In September 2014, the National Park Service representative concurred that this proposal would be consistent with the site’s POU (see attached email). A potential

reconfiguration of the 6.6-acre area to the upper portion of the site is depicted in yellow in the aerial photograph below:



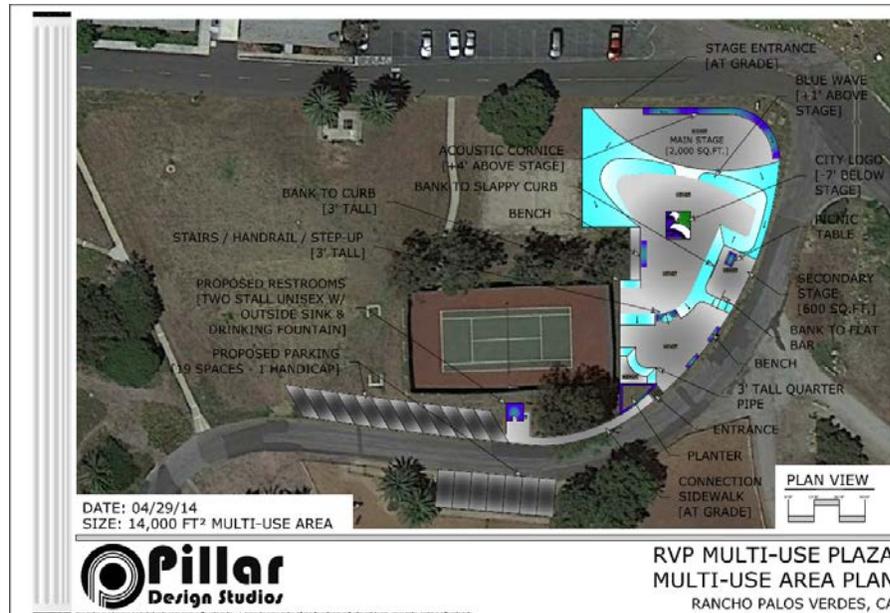
**Proposed ±6.6-Acre Active Recreation Area
LADA NIKE Site 55, Point Vicente, Rancho Palos Verdes (GSA No. 9-D-Calif-1088)**

Potential Skate Park/Plaza

On April 15th, 2014, the Council tasked the Director of Recreation and Parks to work with the Skatepark PV Inc. (SPV) Board of Directors to review, evaluate and modify as necessary, the skate park proposal by SPV and report back to the City Council with a recommendation specifically addressing the feasibility of allowing a privately funded skate park to be constructed at Point Vicente Park/Civic Center. Staff analyzed the feasibility of the project by looking at a number of factors including a) needs assessment; b) consistency with the 1989 Parks Master Plan; c) consistency with the 2008 Coast Vision Plan; d) Program of Utilization/Zoning; e) financial/liability analysis; and f) visual/aesthetic concerns. Upon completion of the analysis, staff believes that, if it is the desire of the Council and the community to have such a facility at Point Vicente Park, it would be feasible to construct a skate park on the property that conforms with the site's current zoning/land use deed restrictions, and that issues concerning financing, insurance and visual/aesthetic concerns could be addressed through the proper agreements, operating procedures, and project design/site placement.

Council directed staff to update the Parks Master Plan prior to making a decision regarding the SPV skate park proposal. It was Staff's position that a skate park is a feasible component that would serve a wide range of people, but particularly the traditionally underserved teenager and young adult population. A skate park received a 4 out of 5 on Point Vicente Park/Civic Center Workshop comment cards, strong support from the Tape Dot Exercise, and slightly more respondents choosing to support the skate park, over don't support it on the online survey. (Note:

the term “skate park” was used on the online survey, rather than SPV’s preferred “skate plaza” nomenclature. This was done for the sake of clarity because “skate park” is a more common name for such a facility.)



Overview of proposed 15,000 square foot skate plaza location

A privately funded Skate Plaza was approved for inclusion into the PMPU on June 30, 2015. The skate plaza is to be located at Upper Point Vicente Park and staff are currently working with the SPV representatives.

Staff and SPV are engaged in a detailed dialogue about the project’s scope including square footage, design, fundraising, parking image, potential number and age of users, hours of operation and other topics. The proposed 15,000 square foot design may be larger than needed.

Several Councilmembers expressed concern about its size and prominent location. The chart below details a number of South Bay skate parks, most of which are less than 15,000 square feet. The very popular Peck Park Skate Park in San Pedro, for example, is approximately 8,000 square feet. A smaller footprint would also allow for more flexibility in where the skate park is located on site and how it is configured, leaving additional room for other components, additional parking, or a larger village green. Point Vicente Park/Civic Center has ample space, is located on a major street, and can be accessed by public transportation. Skateboarders would not be able to access the location by skateboard due an existing skateboarding ban on Hawthorne Boulevard.

Skatepark Opposition

Minimal active anti-skate park or skate plaza reaction was received during the public outreach process. In the last several weeks staff has received a large number of emails (see attachments) from residents who are opposed to a skate park in general and especially at this site. Many of the emails expressed variants on the theme that a skate park will only serve a small percentage

of the community. Concerns were expressed about the potential size of the skatepark (the proposal from SkatePark PV stated a 15,000 sq foot skate plaza), potential liability, traffic impacts, and the possibility that skateboarders from throughout the Southern California area would come to this site. Many people noted that they were not aware that the inclusion of a skate plaza had been approved by the City Council. 135 people have signed a Moveon.org online petition opposing a skate park as of September 28, 2015 and 650 have signed a written petition as of September 29th. Copies of both petitions are attached to this report. A number of emails also expressed support for a pool or community center. It is worth noting that the MoveOn org petition site describes the skate park as privately owned. SkateParkPV has stated that they would privately fund the park, but it would be owned by the City.

A petition from SkateParkPV in support of the skate plaza has recently been submitted and is attached to this report.

SKATE PARK SQUARE FOOTAGES				
Facilities located with the South Bay Cities Boundary				
FACILITY	ADDRESS/CITY	SURFACE	SIZE / SF	COMMENTS
Alondra	3353 Redondo Beach, Lawndale	Concrete	14,000	
Channel Street	700 W. Channel, San Pedro	Concrete	10,000	
Compton	123 N. Rose, Compton	Concrete	12,000	
El Segundo Youth	405 E. Grand, El Segundo	Concrete	4,000	
Eucalyptus Park / Larry Guidi	12100 Inglewood, Hawthorne	Concrete	10,000	
Hermosa	710 Pier, Hermosa Beach	Concrete	10,000	
Peck Park	560 Western, San Pedro	Concrete	8,000	
Veterans	22400 Moneta, Carson	Concrete	10,000	
Wilmington	325 Neptune, Wilmington	Concrete	10,000	
Wilson Park	2200 Crenshaw, Torrance	Wood / Concrete	23,000	Closed indefinitely (repairs needed)
				Sept.'15

Community Pool Potential Private/Public Partnership

Recreation staff met in late June, 2015 with John Schoenfeld, President of JACO builders and RPV resident Bill Kao. They expressed their interest in a private/public partnership with the City for a swim training facility at Point Vicente Park/Civic Center. The conceptual site plan created by Mr. Schoenfeld includes an active multi-purpose facility complete with public areas, a gym, weight room, offices, locker room, and bleachers all built around an Olympic-sized pool. The stated plan would call for Mr. Kao's group, with him acting as the Principal, to finance, build, and operate the complex for a prescribed number of years after which the complex would revert to the City. Staff have not met with Mr. Kao and Mr. Schoenfeld since that initial meeting, but they are welcome and encouraged to be a part of the Master Plan process for this site if that process is approved by Council (Letter and conceptual plan attached).

Pool Petition

An online “Change-org” pro-RPV pool petition supporting a community pool at Point Vicente Park/Civic has been signed by 220 supporters as of September 29, 2015. A copy of the petition cover page is attached.

Recommendations:

- Authorize a facilitated Master Plan Design and Public Outreach Process for Point Vicente Park/Civic Center using the Coast Vision Plan Long Term Plan as a base planning document with the inclusion of a skate park.

- Include the following components be considered during the site’s Master Plan Process:
 - ✓ City Hall
 - ✓ Community Center
 - ✓ Skate Park/Plaza (approved June 30, 2015)
 - ✓ Outdoor Swimming Pool
 - ✓ Shade Structures
 - ✓ Children’s Playground
 - ✓ Walking paths w/fitness stations
 - ✓ Enhanced amenities: picnic tables, benches, trash/recycling cans/BBQs
 - ✓ Improved Village Green
 - ✓ Tennis courts
 - ✓ Permanent dog park
 - ✓ Wall of Honor

- Direct staff to continue the process to shift the 6.6 acre parcel from its current location along the northerly boundary of the lower portion of Point Vicente to the upper portion of the park adjacent to the existing City Hall facilities.

- Incorporate results of Public Works Corporation Storage Yard Relocation process to study the possibility of spreading out the storage yard to strategic locations throughout the City with a smaller central office at City Hall, thereby increasing the efficiency of Public Works operations and allow for the potential development of all or part of the existing maintenance yard.

RPV Beach:

RPV Beach was acquired as part of the Trump National Golf Course Development Agreement. The public beach is accessible by steep trail via Trump National Golf Course and Founders Park.

Recommendation:

- Make no changes to this site.

Robert E. Ryan Park

Ryan Park was originally constructed and owned by the County of Los Angeles. Ryan Park is named for City Founder and former Rancho Palos Verdes Mayor Robert E. Ryan. The park’s former name was Rancho Palos Verdes Park. Upon the incorporation of the City of Rancho Palos

Verdes, title to the park was transferred from the County to the City. This park features a community building with a small activity room and patio which are available for rent, a tot lot, playground, picnic areas with barbecues, fields, and a baseball diamond. Views from this park are superior, and the mature trees add to the atmosphere.

Recommendations:

- Remodel or build new community building. Original building dates back to the 1960s. Larger building could accommodate more rentals and classes.
- Transition to drought-tolerant landscaping, where feasible.
- Improved Amenities: Benches, picnic tables, BBQs, trash/recycling cans.
- ~~Install shade structures in the picnic areas.~~ *(removed from June 30 draft)*

Vista Catalina Park

Vista Catalina is a small pocket park located adjacent to PV Drive South at the main entrance to Trump National across from Marilyn Ryan Sunset Point Park. The Park has magnificent views of the Pacific Ocean and Catalina Island.

Recommendations:

- Transition to drought-tolerant landscaping, where feasible
- Continue to work with Trump National staff to maintain its attractive appearance and accessibility.

RELATED PLANS

Palos Verdes Nature Preserve Public Use Master Plan (PUMP)

The Palos Verdes Nature Preserve (Preserve) encompasses approximately 1,400 acres comprised of eleven individual Reserves, 424 acres of which consists of the Portuguese Bend Reserve. The Preserve is owned by the City of Rancho Palos Verdes (except 20 acres of Agua Amarga Reserve that is owned by the PVPLC) and is managed by the Palos Verdes Peninsula Land Conservancy (PVPLC) for ecological values and habitat restoration. This preserve is home to coastal sage scrub habitat, a community of intensely fragrant and highly drought resistant native shrubs and flowering plants. Living throughout this rare habitat are many different animals, including the threatened California gnatcatcher and coastal cactus wren and two species of endangered butterflies. The individual reserves provide excellent recreational opportunities, as they are full of networks of hiking, equestrian, and bicycle trails. There are 33 miles of hiking, equestrian, and mountain bike trails available to the public.

The Preserve PUMP Committee was established in 2006 and addresses issues germane to the Preserve such as public access, trailhead locations, parking, trail use, fencing, signage and lighting. The Preserve Trails Plan was adopted by the City Council in 2008, and the PUMP document, which includes the Preserve Trails Plan, was adopted by the City Council on April 2, 2013.

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The Palos Verdes Nature Preserve already has a well-established system for receiving public input, reporting incidents, and initiating changes, and pursuing enhancements to the existing Preserve. This includes the quarterly Preserve public forum meetings held by the City and the PVPLC. The PUMP is subject to periodic review and updates by the City Council with input from the public.

Trails Network Plan Update

A significant effort to combine and unify the various City trails-related plan is currently underway. Four public workshops have already been conducted thus far and continue to occur with the next workshop scheduled for October 21st. The Trails Network Plan Update is being facilitated by the Community Development Department and seeks to consolidate and update the following plans:

- ✓ Conceptual Bikeways Plan-updated 1996
- ✓ Conceptual Trails Plan- updated 1993
- ✓ Preserve Trails Plan
- ✓ Ocean Front Estates Trails
- ✓ Terranea Resort Trails
- ✓ Trump National Trails
- ✓ California Coastal Trail

Proposed changes are subject to public input and City Council approval and will be reviewed for consistency with the PMPU. The trail related “Connections” section of the Coastal Vision Plan will be incorporated into the TNP update process.

Coast Vision Plan Incorporation

Design Guidance

Section 5 of the Coast Vision Plan “Design Guidance” (contained in Appendix C) is included in the PMPU as a planning tool for future park projects. The goals of the “Design Guidance” section are as follows:

- Respect and use the natural slope and character of key sites.
- Be sensitive of neighbor’s views to key sites, and maximize views from those sites.
- Capitalize on the natural setting of Rancho Palos Verdes, and take the indoors outdoors by spilling interior space onto walkways and public open spaces. Bring the outdoors into buildings by opening interior spaces to views and natural light.
- Ensure that site design is integrated and serves the whole system of the community in terms of program, user needs, context and sustainability.
- Preserve and enhance the environmental quality of the City of Rancho Palos Verdes as well as the marine ecosystems along its coastline. Develop key sites and on-site parking in an environmentally sustainable manner.
- Maximize the City’s water resources by capturing and maximizing the use of rainwater and sensitively managed urban runoff.

The section also has broad design considerations addressing parking circulation, public gathering areas, building siting, water management and conservation, building and architectural features design, building configuration, suggested materials and colors, “green” building design, and historic adaptation.

Coast Vision Plan Connections

The Coast Vision Plan’s “Connections” section has design and planning guidance for trailheads and vista points that would prove helpful in planning and implementing future enhancements to City parks. The Updated Coast Vision Plan (including Connections and Design Guidance section are attached).

Public Outreach Process

A robust public outreach process was undertaken which included the following components:

- Mass mailing to all City residences in October 2014
- Updates on the City’s Website
- Creation of a Parks Master Plan Update City Webpage
- Multiple Listserv messages
- Multiple Notifications on Facebook and Nextdoor
- Online Recreation Activity Guides
- Public Banners
- Press Releases
- Notifications to Homeowner Associations
- Mailings to residences adjacent to parks discussed at public workshops
- Contacting stakeholders and interested parties

The two major components of the public outreach process were a series of twelve public workshops held from November 2014 through February 2015 and an informal online survey, conducted using the online survey website, Survey Monkey.

The facilitated public workshops focused on particular park sites and were designed to obtain detailed feedback on current and possible uses at each location. Two workshops each were held regarding the five following park sites: Eastview Park, Ladera Linda Park, Point Vicente Park/Civic Center, Upper Hesse Park, and Gateway Park. The public workshop process concluded with two general workshops which covered the five focus parks sites, as well as all other park sites and open space areas.

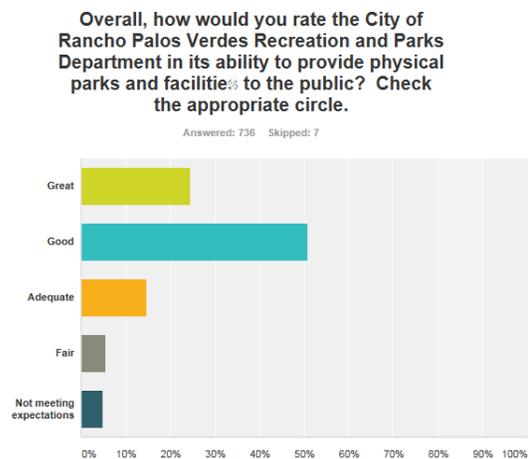
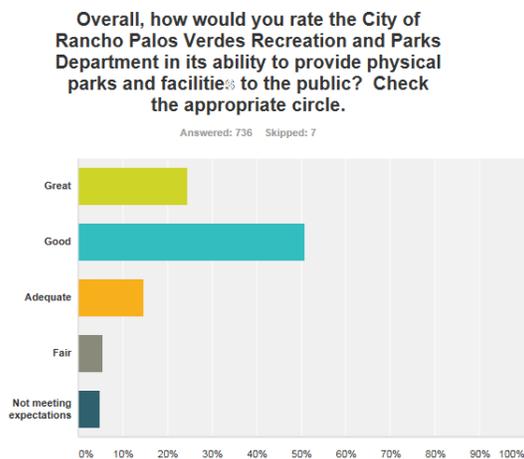
While public workshops tend to attract people who live near to a particular site or have an interest in a particular recreation topic, a survey generates more general, community-wide responses to a series of recreation topics. The online survey was approved by the City Council and was subsequently completed by 743 respondents from November 21, 2014 to its closing on March 15, 2015. Questions ranged from general attitudes about parks and open space topics to very specific questions about support for components at Ladera Linda Park and Point Vicente

Park/Civic Center. This was not a professional survey or statistically valid, but its results did provide many useful insights.

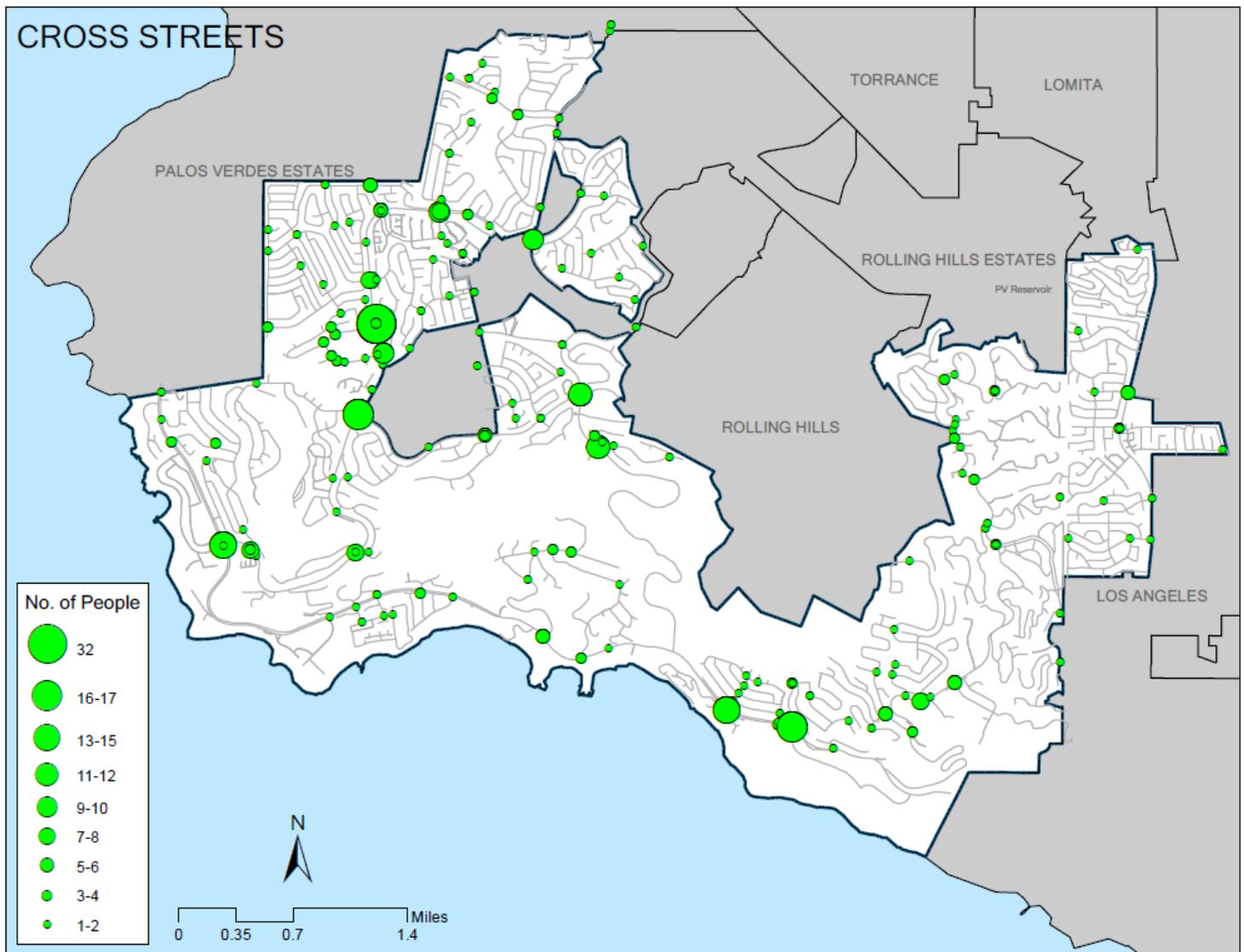
The following is an overview of the findings and conclusions of the 2014-15 Parks Master Plan Update public outreach process. A more thorough analysis of the public outreach effort can be found in the attached Parks Master Plan Update. Appendix D has the complete public outreach documents including online survey results, all emails received, public workshop “tape dot” exercises, meeting summaries and comment card results.

Online Survey Analysis

743 total responses were received from November 2014 through March 2015. 87% of respondents indicated that they lived in the City of Rancho Palos Verdes. Responses were received from all sections of the City. 75% of respondents rated the City’s Recreation and Parks Department as either “great” or “good” on its ability to provide physical parks and facilities to the public. Sixty-two percent rated the Department as “great” or “good” on its ability to provide recreation programs, activities and events.



Respondents were asked to indicate their general address by filling in their cross streets. Below is a graphic representation of RPV resident respondent locations. Larger circles indicate a higher number of respondents from particular cross streets. The lowest level of responses came from the eastern section of the City while the most responses came from the southern area near Ladera Linda and the northwest section of the City.

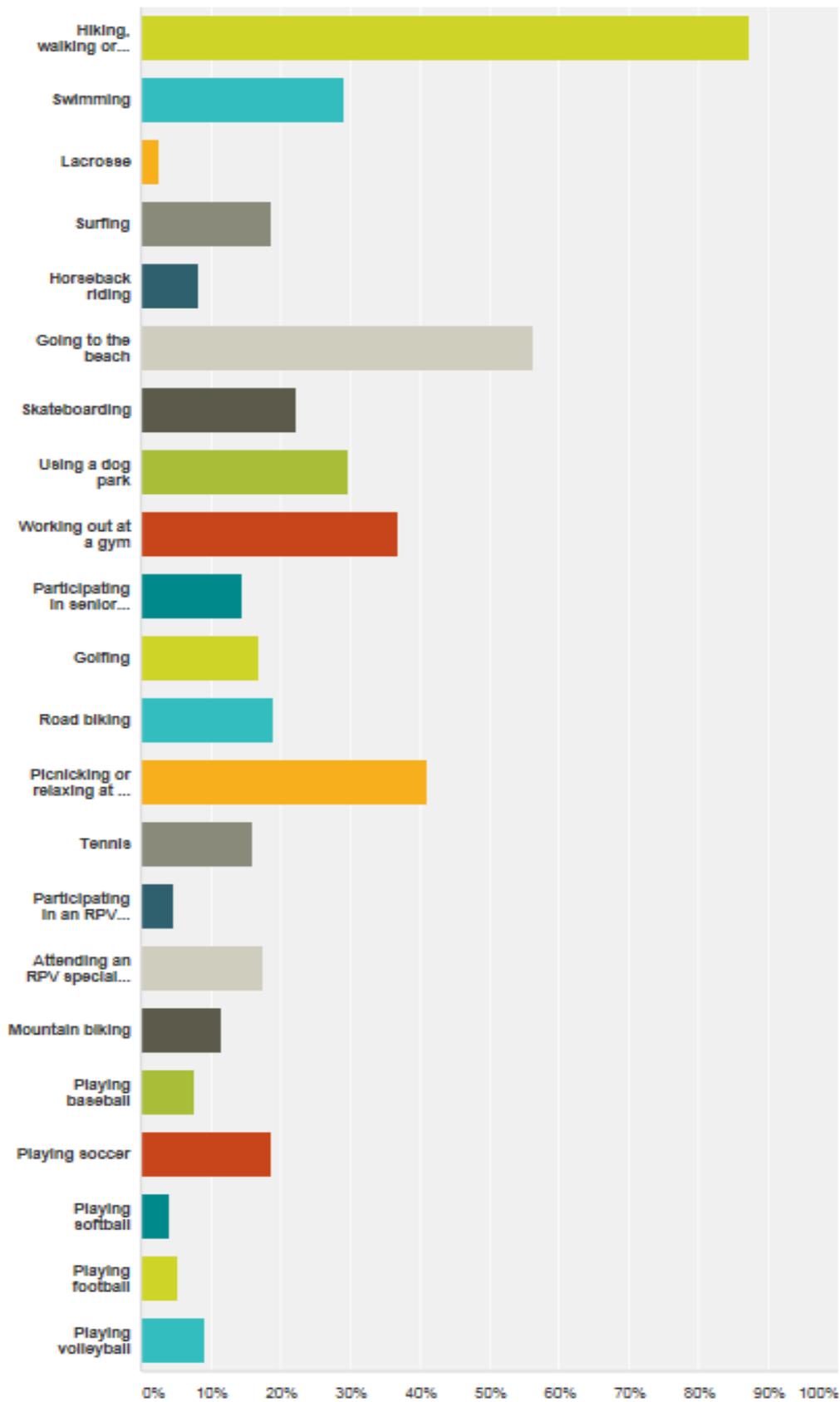


In order to get a sense of how survey respondents spend their leisure time, a number of recreation activities and options were presented. Respondents were asked to check all activities that they participated in on a monthly basis. Not surprisingly, given the City’s emphasis on open space and trails, 87% of respondents selected “hiking, walking and jogging” which was by far the most popular choice. Other notable results include “Swimming” (29%), “Going to the beach” (56%), “Skateboarding” (22%), “Using a dog park “ (29%), “Working Out at a Gym” (36%), “road biking” (19%), “picnicking or relaxing at a local park” (40%), “Tennis” (15%), “Participating in senior programs” (14%), and ‘Mountain biking” (11%).

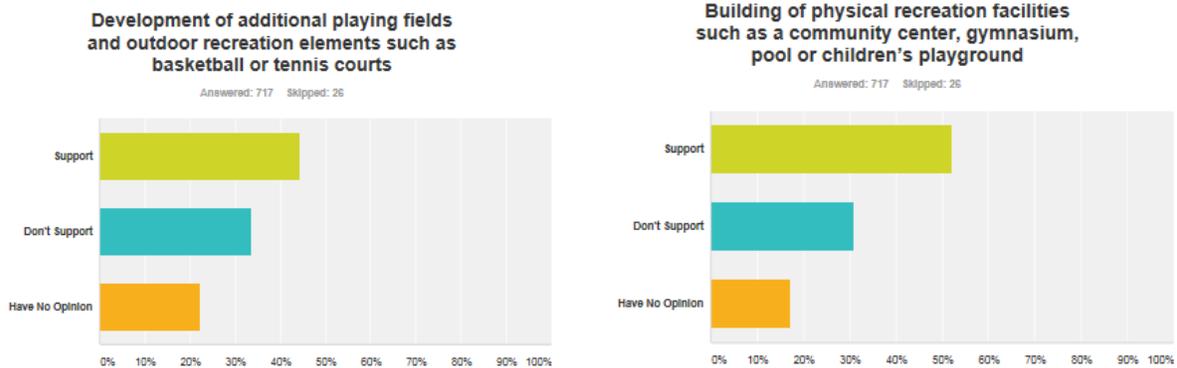
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The survey revealed moderate support for developing additional recreation elements such as playing fields and basketball or tennis courts (44% support/33% don't support) and greater support for building physical facilities such as a community center, gym, pool, or children's playground (52% support/30% don't support).



Public support for preserving undeveloped land for wildlife and natural habitat remains strong at 82% with only 7% not supporting the idea. This high level of support for open space dovetails with the 87% of respondents who say they hike or walk on a monthly basis, as well as respondents who ride horses (8%) or go mountain biking (11%).

A significant portion of the survey focused on two sites: Point Vicente Park/Civic Center (City Hall) and Ladera Linda Community Center. Point Vicente Park/Civic Center was selected because a large percentage of its flat, developable area is currently undeveloped and it has been the focus of previous planning processes including the Coast Vision Plan and Open Space Task Force efforts. Ladera Linda Community Center was selected because it has been identified in the City's Capital Improvement Plan as being a candidate for renovation or demolition/rebuilding because of the poor condition of its buildings and infrastructure.

Point Vicente Park/Civic Center: Online Survey Results

Survey respondents were asked to indicate whether they supported, didn't support or had no opinion about various possible components at Point Vicente Park/Civic Center. The components that received the highest level of support were a band shell or amphitheater, skate park, village green, permanent dog park, and a children's playground. A chart of survey response is shown below.

Point Vicente Park/Civic Center Survey Responses

	Support	Don't Support	No Opinion
Building a multiple-sport gymnasium	33.24%	42.42%	24.34%
Building an outdoor swimming pool	37.41%	43.53%	19.05%
Adding more outdoor tennis or paddle tennis courts	29.07%	41.31%	29.62%
Building a band shell or amphitheater	55.08%	23.64%	21.28
Building a skate park	42.56%	41.86%	15.58%
Adding playing fields for soccer, baseball and other field sports	37.97%	35.88%	26.15%
Creating a village green with gardens and walkways	62.03%	16.97%	21%
Providing a permanent dog park	51.60%	30.74%	17.66%
Building walking paths with fitness stations	67.45%	17.25%	15.30%
Building outdoor basketball courts	34.77%	35.47%	29.76%
Building bocce ball courts	27.82%	35.61%	36.58%
Building a children's playground	51.74%	23.64%	24.62%
Building a tricycle park for tots	28.79%	40.79%	30.46%
Building an arts/cultural center	34.77%	38.39%	26.84%

Below is a summary of survey open-ended questions regarding Point Vicente Park/Civic Center. The topics that received the most positive responses were skate park, pool, dog park, various sports related suggestions, and open space/trails issues.

Online Survey: Point Vicente Survey Open Ended SUMMARY	# of comments
1. Pro-Skateboard park	24
2. No skateboard park	4
3. Pro-Pool	9
4. Pro-Dog park	7
5. Sports Related	25
6. Open Spaces/Trails Hiking/Nature/Gardens	29
7. Equestrian	2
8. Community Center/Youth Activities/Facility Rentals	15
9. Seniors	4
10. Youth	4
11. General Facility/Maintenance	11
12. Miscellaneous	11

Ladera Linda Park: Online Survey Results

Ladera Linda Combined Survey Responses

Survey respondents were asked to indicate whether they supported, didn't support or had no opinion about various possible components at Ladera Linda Park. The components that received

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the highest level of support were walking paths, an expanded nature center, athletic fields and a new community center. A chart of survey response is shown below.

	Support	Don't Support	No Opinion
New community Center at Ladera Linda	37.96%	27.31%	34.73%
Walking paths with fitness stations	65.41%	13.45%	21.15%
Gymnasium	29.27%	38.24%	32.49%
Additional Paddle tennis Courts (currently two)	17.65%	40.06%	42.30%
Tennis Courts (currently none)	35.01%	30.81%	34.17%
Bocce Ball Court(s)	27.73%	29.69%	42.58%
Expanded Nature Center	51.54%	20.17%	28.29%
Athletic Fields	47.20%	22.41%	30.39%
Indoor Pool	32.91%	41.60%	25.49%
Outdoor Pool	33.75%	40.34%	25.91%
Tricycle Park for Tots	31.51%	30.81%	37.68%

Below is a summary of open-ended survey questions regarding Ladera Linda Park. Clearly showing some direct correlation with responses to the Point Vicente Park/Civic Center responses, the most popular answers were skate park, pool, dog park, various sports related suggestions, and open space/trails issues. Many respondents advocated for new and enhanced community center, and improved park amenities, security and increased maintenance.

Online Survey: Ladera Linda Survey Open Ended SUMMARY	# of comments
1. Pro-Skateboard park	38
2. No skateboard park	2
3. Pro-Pool	16
4. No pool	4
5. Pro-Dog park	14
6. Sports Related	27
7. Open Spaces/Trails/Hiking/Nature/Gardens	22
8. Equestrian	7
9. Community Center	5
10. Youth	11
11. Security Concerns	6
12. General Facility/Maintenance	15
13. Miscellaneous	6

Online Survey Open-Ended Questions

The survey concluded with two open-ended questions. The first was “In your opinion what is the single most important thing the City of Rancho Palos Verdes Recreation and Parks Department can do to improve the quality of life for its residents?” 474 people responded. The open-ended nature of the question generated a wide range of responses. Sixty people mentioned skate parks, the great majority in favor. Approximately fifteen responses were pro dog-park. The most

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common response category with over 140 entries was open space/nature/trails responses with the majority expressing variants of maintaining and preserving open space and trails. There were also many requests for additional recreational amenities and programs for youth and seniors.

Online Survey: Single Most Important Issue SUMMARY	# of comments
1. Pro-Skateboard park	60
2. No skateboard park	1
3. Pro-Pool	42
4. No pool	2
5. Pro-Dog park	16
6. Sports Related	32
7. Open Spaces/Trails/Hiking/Nature/Gardens	149
8. Equestrian	5
9. Community Center/Facility Rentals	35
9. Seniors	15
10. Youth	14
11. General Facility/Maintenance	25
12. Parking Issues	26
13. Security Concerns	20
14. Miscellaneous	55

The last question of the survey allowed respondents to offer anything else they wished to share. Responses were similar to the previous question, but with a marked increase in responses opposed to Gateway Park and requesting that something be done to mitigate parking impacts in the Del Cerro neighborhood.

Online Survey: Any Additional Response SUMMARY	# of comments
1. Pro-Skateboard park	28
2. No skateboard park	6
3. Pro-Pool	18
4. No pool	1
5. Pro-Dog Park	18
6. Sports Related	11
7. Open Spaces/Trails/Hiking/Nature/Gardens	27
8. Equestrian	4
9. Community Center/Facility Rentals	21
10. Youth	4
11. Seniors	2
12. General Facility/Maintenance	21
13. Parking Issues	22
14. Security Concerns	6
15. Miscellaneous	32

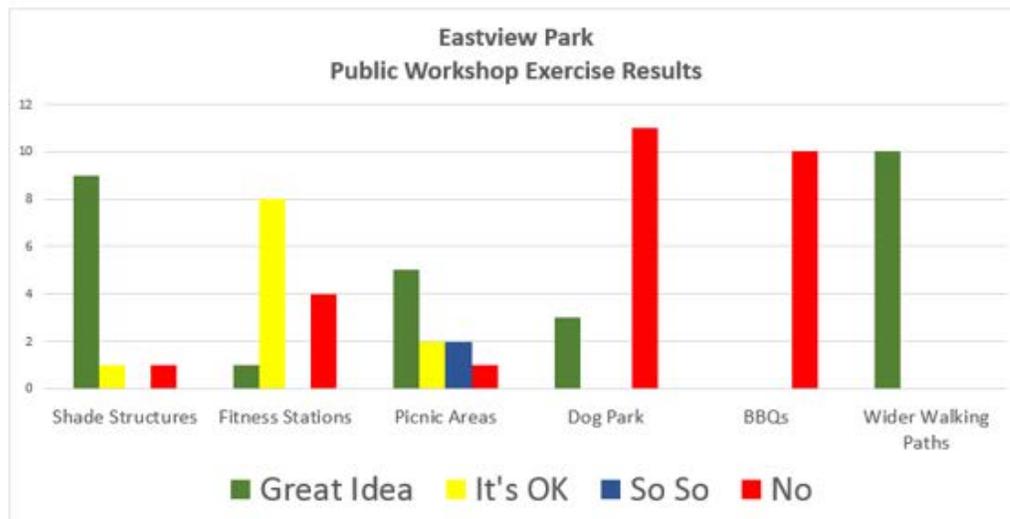
Public Workshop Analysis

Workshops were held about five parks sites (Eastview, Ladera Linda, Gateway, Upper Hesse Park, Point Vicente Park/Civic Center) two meetings were held per site, in addition to two general workshops. The results from these workshops are summarized below.

Eastview Park

Two public workshops were held regarding Eastview Park at Peck Park in San Pedro on November 5, 2014 and January 14, 2015. The most-discussed topic by far was a proposed fenced dog park. Attendees at the first workshop were fairly receptive to the idea and favored a plan that located it near the commercial shopping center on the western part of the park, away from the homes on the eastside of the park. Attendees at the second workshop were strongly opposed to the dog park. Elements that received support were shade structures, improved picnic area, and wide walking paths. Fitness stations received mixed reviews, while a dog park, allowing moon bounces and BBQs received the lowest level support. Many attendees reported incidents of dogs off leash. Concerns were raised about maintenance, feral cats, graffiti, and occasional vandalism. A consistent desire was expressed to maintain the park's low-key neighborhood feel.

Below is a chart showing Eastview Workshop attendee responses.



Gateway Park

The two Gateway Park workshops which were held at Ladera Linda Park on December 3, 2014 and February 4, 2015 were the most well-attended and liveliest of all the public workshops. Approximately 80 people attended each workshop. A majority of speakers and attendees spoke out against the Gateway Park project. A number of attendees from the Del Cerro neighborhood spoke in favor of the project and expressed frustration at the traffic and congestion issues they were experiencing near the Portuguese Bend Nature Reserve trailhead. While many Gateway

opponents were sympathetic to the Del Cerro issue, they raised a number of concerns about Gateway Park:

- Safety, particularly considering a drowning death and numerous rescues in July 2014
- Access and traffic safety
- Neighborhood impact
- Social media and rising attendance at the Preserve and beaches
- Doubts regarding effectiveness in relieving Del Cerro congestion
- Questions about the availability of other parking lots
- Enforcement concerns
- Concerns that people would not utilize Gateway Park to access the Preserve, but would cross Palos Verdes Drive South to access nearby beaches

Staff received a substantial number of emails regarding Gateway Park and Del Cerro Park. A spreadsheet of the emails is in the Public Outreach Appendix D.

Below is a chart showing combined Gateway Workshop attendee responses.



Upper Hesse Park

Two Upper Hesse Park workshops were held on December 10, 2014 and February 11, 2014. Both workshops featured an update on the Lower Hesse Park planning process, but the focus was on Upper Hesse Park. Attendees were most positive about adding shade structures, fitness stations, improved viewpoints, drought-resistant landscaping, and tricycle park for tots,

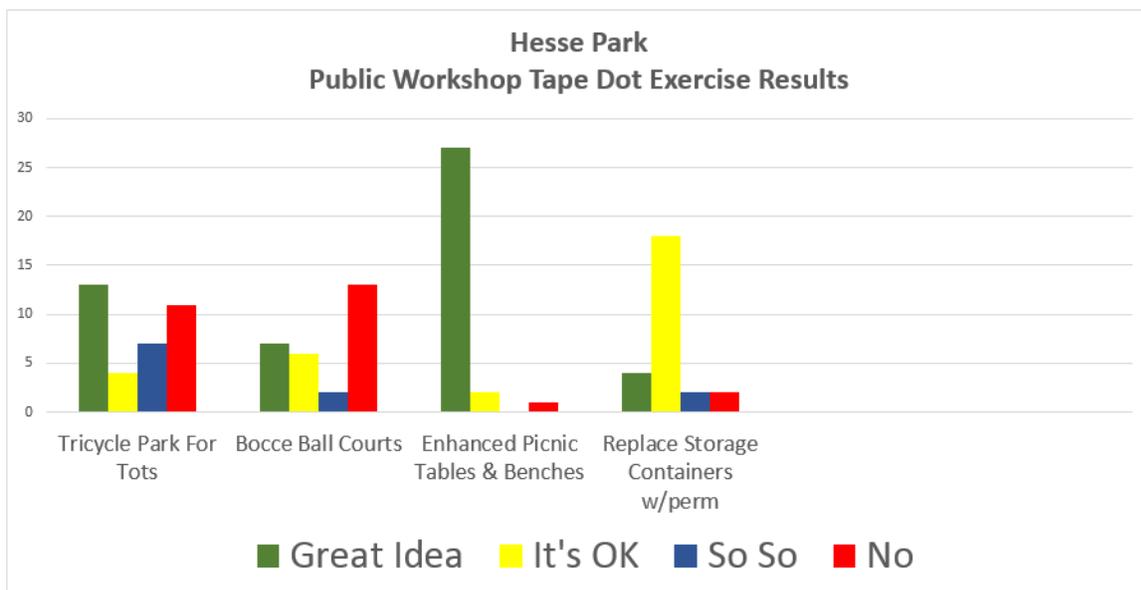
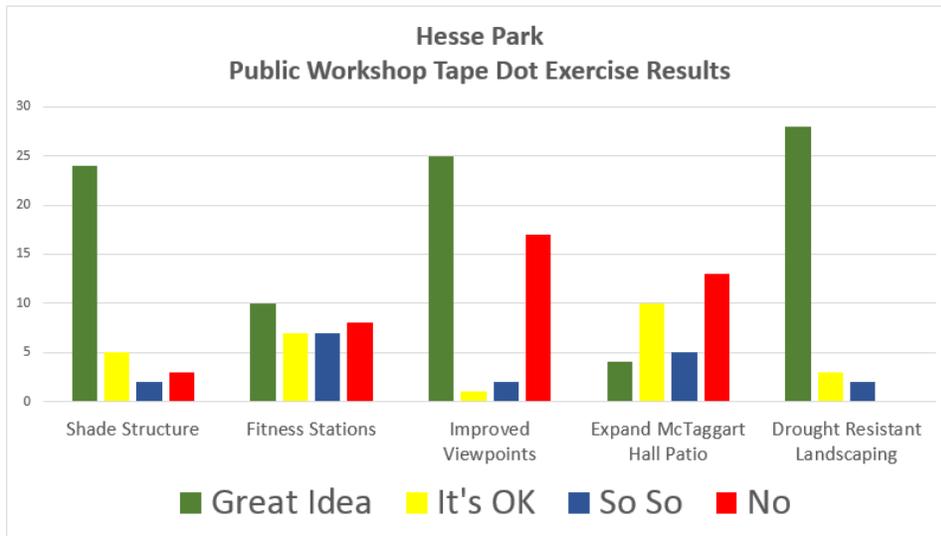
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and replacing storage containers with a permanent solution. Attendees were mixed or negative about expanding the John C McTaggart Hall patio, and bocce ball courts. Concerns were raised about financing, management, traffic, views and adding recreation activities for youth teens and adults. There was a strong general consensus that no significant changes were needed.

Below are charts showing combined Upper Hesse Park Workshop responses.

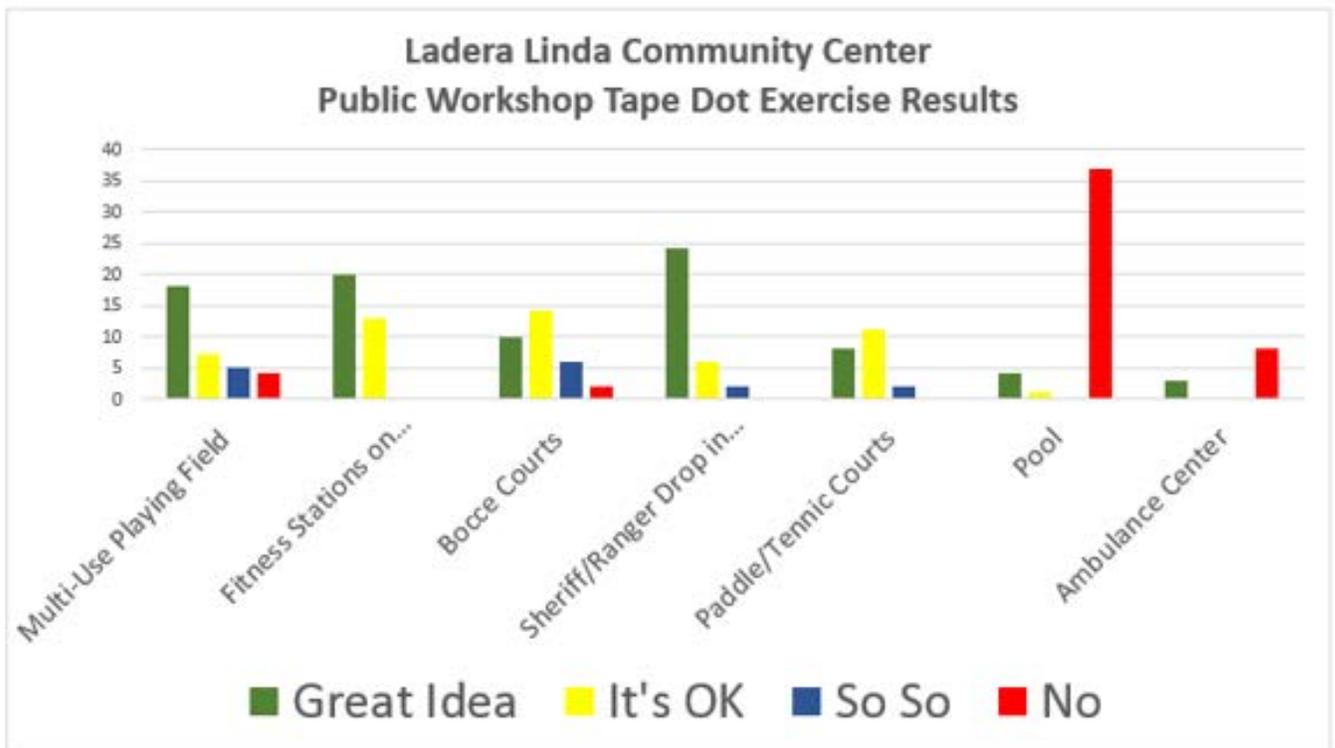


Attendees could also offer additional open-ended written comments. Below is a summary, comment details are in Appendix D.

Hesse Park Comment Card SUMMARY	# of comments
1. Add amenities and/or activities	28
2. Keep as Is	18
3. Maintenance Requested	7
4. Misc.	1

Ladera Linda Park

Two Ladera Linda Park public workshops were held on November 12, 2014 and January 21, 2015. Approximately 20-25 people attended each workshop. Attendees had a strong positive response to a new community center with Sheriff/Park Ranger drop-in office and an expanded nature center. They expressed varying levels of support for maintaining the current multi-use lower field, improved amenities, paddle/tennis courts and adding fitness stations. Improvements to the existing paddle tennis courts were requested. There was strong opposition to a pool, gymnasium, dog park and BBQs at this park. Moderate opposition was also expressed regarding an ambulance station; although additional information is needed if this concept is to be explored further. Attendees expressed a desire to maintain a low-key neighborhood feel. Most attendees said their favorite activity was hiking or walking. Below are charts showing combined Ladera Linda Park Workshop responses.

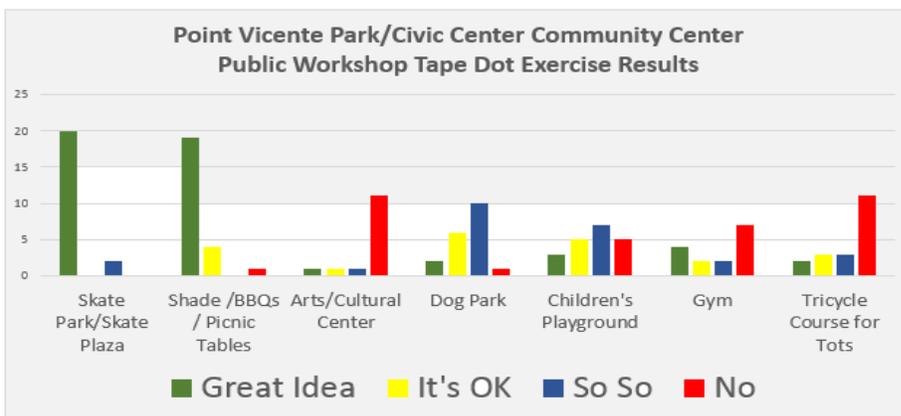




Local Ladera Linda Residents conducted their own survey on opinions about the size of a potential new community center, desired components, recreation facilities and other community issues. The results can be found in Appendix G.

Point Vicente Park/Civic Center

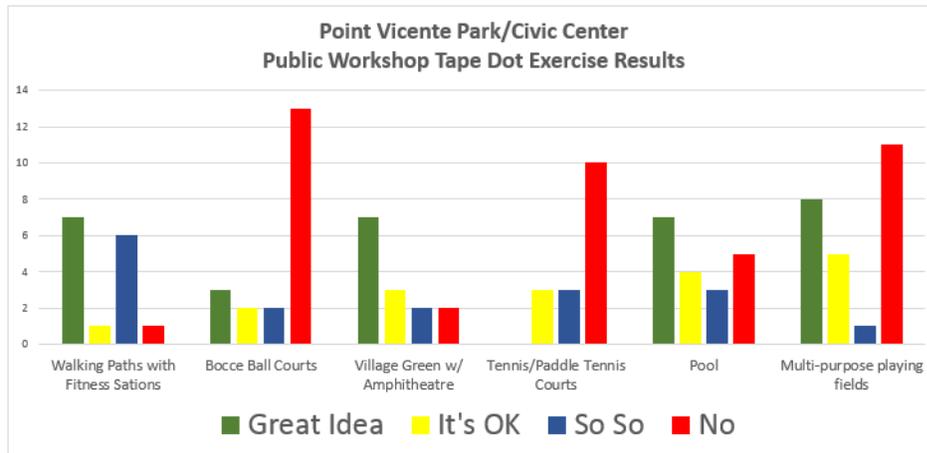
Two Point Vicente Park/Civic Center public workshops were held on November 19, 2014 and January 28, 2015. Approximately 15-20 people attended each workshop. Many possible futures uses were discussed, along with the history of the site and the Open Space Task Force and Coast Vision plans. The components that received the strongest response were the skate park/skate plaza, improved park amenities, a pool, walking paths, and a village green. Ideas that received the least support were bocce ball courts, tennis/paddle tennis courts, a gym, arts cultural center and tricycle course. There was mixed support for playing fields. Concerns were raised about lighting and security, financing of projects, potential crowding of the site, long term maintenance and liability.



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General Workshops

Two General PMPU workshops were held on February 18, 2015 at Ladera Linda Park and February 25, 2015 at Hesse Park. Staff presented an overview of the PMPU process and a review of all the prior workshops. Staff also presented information about all of the City's additional park sites and updates on current park design/planning efforts such as Lower Hesse Park and Lower Point Vicente. Input was very wide ranging at both workshops. Comments and concerns were expressed regarding a senior center, safety, security, Gateway Park, Del Cerro, the landslide area, passive vs. active uses, emergency supplies, an equestrian center, a new community center at Ladera Linda, and additional activities for youth and teenagers. There was a general sense that when it came to development, less was more. Below is a chart showing combined General Parks PMPU Workshop responses.



	Great Idea	It's OK	So So	No
Outdoor Basketball Courts	3	12	3	6
Preserve: Adjacent Nature Center	15	3	1	2
New Community Center: Ladera Linda	15	2	6	0
Preserving Undeveloped Land	24	0	0	2
Building Athletic Recreation Facilities	6	13	6	3
Additional Paddle Tennis/Basketball Courts	0	4	3	10
Preserve-access Parking at Gateway park	10	1	1	8

ADDITIONAL INFORMATION

The PMPU has eight appendices.

Appendix A: 1989 Parks Master Plan Update

Appendix B: 2005 Open Space Planning & Recreation and Parks Task Force Final Report

Appendix C: Coast Vision Plan Report and Amendments (replaced by Coast Vision Plan Key Sites, Connections, and Design Guidance Sections: See Attachments)

Appendix D. Comprehensive Public Outreach Results (Includes Public Workshop Summaries, Public Workshop Comment Cards, Public Workshop Tape Dot Exercise results, Summary of emails received separated by subject, Complete Online Survey Results with summary of open-ended question responses.

Appendix E Sport Fields/Facilities/Skate Park/Youth League Information

Appendix F: Status/Update of 1989 Parks Master Plan Recommendations

Appendix G: Ladera Linda Community Center Resident-Generated Questionnaire

Appendix H: Park Amenities

CONCLUSION

Much has changed since the Parks Master Plan was last updated in 1989, but much remains the same. The City of Rancho Palos Verdes' beautiful parks, magnificent open space, and endless vistas continue to be both a source of tremendous community pride and also a boundless avenue for a wide range of recreation possibilities. After a significant public outreach effort, this draft Parks Master Plan Update seeks to further that legacy by judiciously enhancing and maintaining our parks, maintaining the character of park-adjacent neighborhoods, and honoring the previous and ongoing contributions of innumerable dedicated residents, elected officials and staff.

Attachments

A - October 6, 2015 Parks Master Plan Update Draft (page 43)

B - Coast Vision Plan Key Sites, Connections, and Design Guidance Sections (replacing June 30, 2015 Appendix C) (page 124)

C - June 24, 2015 Letter from JACO Builders Regarding Community Pool Partnership (page 161)

D - Parks Master Plan-related Correspondence post June 30, 2015 (page 163)

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E - Anti-Skate Park MoveOn.org Petition (page 232)

F - Anti-Skate Park written petition (page 240)

G - Pro-Skate Plaza MoveOn.org Petition (page 267)

H - Pro-Community Pool Online Petition (page 275)

I - Pro-Community Pool Written Petition (page 283)

J - June 30, 2015 Parks Master Plan Update Late Correspondence (page 288)

The June 30, 2015 Parks Master Plan Update Staff Report and Attachments (Item #2) were previously submitted under separate cover.