

Thursday, August 25, 2016

REGULAR MEETING

***SONOMA COUNTY AGRICULTURAL PRESERVATION AND OPEN SPACE
DISTRICT ADVISORY COMMITTEE***

Meeting begins at 5:00 p.m.

MEMBERS PLEASE CALL IF UNABLE TO ATTEND

AGENDA

1. **Public Comment** - Comments on items not listed on the agenda
(*Time is limited to 3 minutes per person/item*)
2. **Approval of Minutes** [Attachment "A"] ***ACTION***
May 26, 2016
3. **General Manager's Report** ***INFORMATIONAL***
4. **Regional Parks Tax Measure** [Attachment "B"] ***INFORMATIONAL***
Caryl Hart, Regional Parks Director
5. **Sub-Committee Report Outs** ***INFORMATIONAL***
6. **Matching Grant Program Recommendations** [Attachment "C"] ***ACTION***
Jen Kuszmar, Matching Grant Coordinator
7. **Projects in Negotiation** [Attachment "D"] ***INFORMATIONAL***
8. **Announcements from Advisory Committee Members** ***INFORMATIONAL***
9. **Adjournment** Next Meeting: September 22, 2016

PUBLIC COMMENT:

Any member of the audience desiring to address the Committee on a matter on the agenda will have an opportunity to speak. In order that all interested parties have an opportunity to speak, please be brief and limit your comments to the subject under discussion. Each person is usually granted 3 minutes to speak; time limitations are at the discretion of the Chair.

Future Meeting Topics
(subject to change)

9/22/16

RCPP

Comprehensive Plan Update and Discussion

10/27/16

Farm & Nature Center Update

DISABLED ACCOMMODATION: If you have a disability which requires the agenda materials to be in an alternative format or requires an interpreter or other person to assist you while attending this meeting, please contact Mariah Robson at (707) 565-7363, at least 72 hours prior to the meeting to ensure arrangements for accommodation.



Attachment "A"

***SONOMA COUNTY AGRICULTURAL PRESERVATION AND OPEN SPACE
DISTRICT ADVISORY COMMITTEE***

May 26, 2016 MINUTES

5:05 pm Meeting convened at the District office, 747 Mendocino Avenue,
Suite 100, Santa Rosa, California

Members Present

Cary Fargo	Bill Smith	Laurie Gallian
Jan McFarland	John Nagle	John Dell'Osso
Sue Conley	Steve Rabinowitsh	Curt Nichols

Members Absent

Don McEnhill	Jeffrey Holtzman
Gary Wysocky	Kristin Thigpen
Doug Lipton	

Staff Present

Bill Keene, General Manager; Sheri Emerson, Stewardship Program Manager; Kathleen Marsh, Stewardship Coordinator; Bob Pittman, County Counsel; Mariah Robson, Advisory Committee Clerk

Chair Rabinowitsh called the meeting to order at 5:05 pm.

Public Comment

Duane DeWitt spoke about the Roseland neighborhood in Santa Rosa. The District has helped protect many areas of Roseland and Mr. DeWitt expressed his gratitude toward the District for helping this disadvantaged area of Santa Rosa. However, he feels that the City of Santa Rosa is not taking care of the protected areas to stay in a natural state, but instead are developing the land. He asked that the Advisory Committee and District staff help him and the Roseland neighbors to keep the parks and nature areas natural and undeveloped.

Approval of Minutes

Chair Rabinowitsh asked for the approval of the minutes. Bill Smith motioned for approval, and Cary Fargo seconded the motion. The minutes of April 28, 2016 were approved with one correction submitted by Laurie Gallian. She asked that in the announcement of the Mayors' and Councilmember's meeting, the wording should change from 'will have Measure AA on the agenda' to 'will endorse Measure AA which is on the agenda'. Mariah Robson, Advisory Committee Clerk, will make the change.

General Manager's Report

- The District's budget will go to the Board the second week of June.
- There will be a small Board meeting the week of budget hearings, on June 14, 2016, and the District is taking two items on consent calendar: a Contract with NBS which is a small government finance group to help develop a fee schedule when monitoring properties and to be able to recover costs and an amendment to Cooley Ranch.
- On July 12, 2016 two more items will go to the Board: a revision to easement enforcement guidelines and a wireless WiFi relay unit installation at Jenner headlands.
- The Sears Point Bay Trail ribbon cutting ceremony and walk took place last Sunday May 15, 2016. The newest portion of the trail was dedicated to Wendy Eliot of Sonoma Land Trust. A couple hundred people attended and the trail is now open.
- The East Washington Park ball fields in Petaluma and the Irwin Creek Matching Grant projects were both approved on May 24, 2016 by the Board.
- The Matching Grant Program is now in the evaluation stage. The subcommittee will meet for the first time on June 9, 2016 and then a second time on June 23, 2016. The item will come back to the Advisory Committee on August 25, 2016. The Fiscal Oversight Commission will be updated at their September meeting and then the selections will be taken to the Board for approval.
- Karen Gaffney, Conservation Planning Program Manager, has been working with NASA on a LiDAR survey to see how it is being used. So far the people who have been using it love it. Once the report is complete, it will be sent to the Advisory Committee members as well as the Mayors' and Councilmembers'.
- The next Advisory Committee meeting on June 23, 2016 will be a site visit to Tierra Vegetables farm near the Santa Rosa Airport. A van will be leaving the District at 4:30 for anyone who would like to carpool and others can meet at the farm at 5:00. This will not be an official meeting, but a site visit only.
- The Sonoma Valley region was recently filmed for the OpenRoad program that will air in June. Montini and the Sonoma Garden Park will be featured, and Leslie Lew, Stewardship Associate Planner, is the spokesperson for Montini. Staff will let Advisory Committee members know when it will air in the near future.

Sub-committee Report Outs

Sue Conley, Chair of the Ag Subcommittee, reported that they reviewed phase one of the business plan for finding new office space for the District. Six or seven options were presented and discussed and Ms. Gaffney will rewrite the proposal with new information from the subcommittee. It will go the Fiscal Oversight Commission at the July 7, 2016 meeting and brought to the Advisory Committee on August 25, 2016.

Legislative

Mr. Keene had handouts passed out in the beginning of the meeting from Conservation Strategy Group, who represent the District in Sacramento. The handout is a summary of the legislation the District is tracking. There are several high priority park and open space bonds, one being the SB 317 Safe Neighborhood Parks, Rivers, and Coastal Protection Bond Act of 2016. The District is working closely with the Bay Area Open Space Council on many of these legislative items.

Estero Mitigation Project

Sheri Emerson, Stewardship Program Manager, presented an Estero Mitigation Project proposal to the Advisory Committee members that came from Caltrans to Dan York, Director of the Wildlands Conservancy, who manages and stewards the Estero Ranch. Sonoma Land Trust owns the land and the District has an easement over the land. Mr. York was at the meeting to help answer questions on the mitigation proposal.

The proposal is for habitat restoration at the Estero Americano which is a coastland preserve at the mouth of the Estero. Caltrans' proposal includes replacing the old bridge at Highway 1 in Valley Ford that will help with flooding issues in that area, but it will also result in some habitat loss. Caltrans would like to mitigate for impacts in the same water shed. The bridge work will be done even if there is no mitigation agreement. The funding would come from Caltrans to the Wildlands Conservancy who would use it to fix an erosion problem and clean up an old garbage dump next to the Estero. The District staff are currently in process of reviewing the easement language to see if a mitigation project could take place on this property. It would require a Board action if it is to move forward. The District does not have a mitigation policy and is currently taking mitigation proposals on a case by case basis and bringing them to the Advisory Committee for review and input. Mitigation is one way to get funds to improve a property.

Chair Rabinowitsh opened up the meeting for the public to share concerns, comments and questions. Then the Advisory Committee had a short discussion. Mr. York answered questions from both the public and the members.

For more information on the mitigation proposal, the PowerPoint presentation is available at the District upon request or you can contact Sheri Emerson with any questions.

Projects in Negotiations

No report out.

Announcements From Advisory Committee Members

John Dell'Osso

Good news, the City of Cotati is moving forward on the Falletti property. Ground is being moved in late summer or early fall 2016.

Laurie Gallian

Ms. Gallian visited the Sunset Magazine's marketplace and gardens at Cornerstone Sonoma. Their focus is on the quality of life, lifestyle, plantings, gardens, etc. There is not a lot of parking but there may be a shuttle in the future.

John Dell'Osso

Took part in the 18th Annual Sunset Celebration at Cornerstone in Sonoma and co-hosted the National Parks Jeopardy.

Adjournment: 6:21 pm

Site Visit to Tierra Vegetables Farm: June 23, 2016 (leave the District at 4:30 or meet there at 5:00)
Next scheduled meeting date: August 25, 2016

Respectfully submitted,

Mariah Robson,

Advisory Committee Secretary



County of Sonoma

State of California

Attachment "B"

I. EXPENDITURE PLAN SUMMARY

Sonoma County Regional Parks and Water Quality Improvement Measure

The expenditure plan for Sonoma County Regional Parks and Water Quality Improvement Measure ("Expenditure Plan") provides for investment into five program categories. Each program category will receive a percentage share of sales tax revenues, currently estimated at \$95 million (in 2016 dollars) over a 10-year period.

Program Category Percent Share 10-Year Estimated Revenue

Category 1. – Expand and Add New Trails, Parks and Preserves \$23,750,000 - 25%

Category 2. – Improvements to Existing Biking, Hiking and Equestrian Trails, Parks and Recreational Facilities \$19,000,000 – 20%

Category 3 - Water Quality, Fisheries, Wildlife Habitat and Natural Areas Stewardship and Preservation \$14,250,000 – 15%

Category 4 – Environmental Education, Recreation and Community Programs \$ 9,500,000 – 10%

Category 5 - Park Safety, Access and Recreational Facilities Improvements \$28,500,000 - 30%

For complete Expenditure Plan go to <http://bit.ly/29URnSq>

PROJECT DESCRIPTIONS

The Expenditure Plan has five program categories that have been divided into specific projects. The Expenditure Plan calls for a specific percentage of revenue to be allocated to each of the categories and the funding then distributed to the proposed list of projects. The list below does not reflect priority order.

Location	Project	Description
Category 1 - Expand and Add New Trails, Parks and Preserves – Sub-total \$23,750,000 (25%)		
1.A - Regional Trails - Class 1 Bikeways		
Sonoma Valley Trail	Bikeways	Construct as feasible sections of 13 mile long Class 1 Bikeway from Santa Rosa at Melita Road to Agua Caliente Road at the Sonoma Springs area along the Highway 12 corridor to provide multi-use off road biking, hiking and equestrian use
Sonoma Schellville Trail	Bikeways	Construct as feasible sections of 4 mile long Class 1 Bikeway to connect the existing Sonoma Bike Path at 4th Street East, continuing on the former railroad right of way to Highway 12/121 in Schellville.



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Russian River Bike Trail - Lower	Bikeways	Construct as feasible sections of a 15 mile long Class 1 Bikeway following the Russian River corridor between Forestville, Rio Nido, Guerneville, Monte Rio, Duncan's Mills and Jenner.
Russian River Bike Trail - Middle	Bikeways	Construct as feasible sections of an 8 mile long Class 1 Bikeway following the Russian River corridor between the City of Healdsburg, Riverfront Regional Park, Wohler Beach River Access, Westside Water Education Center, and Forestville.
Mark West Creek Trail	Bikeways	Establish a 1.4 mile long Class 1 Bikeway starting in the Larkfield-Wikiup community at Old Redwood Highway, continuing west along the Mark West Creek corridor, and ending at the planned SMART (Sonoma Marin Area Rail Transit) Trail in the Airport Business Park.
Santa Rosa Creek Trail	Bikeways	Extend the existing Santa Rosa Creek Trail by 1.6 miles from Willowside Road to Guerneville Road.
Petaluma-Sebastopol Trail	Bikeways	Establish feasible sections of an 11 mile-long Class 1 Bikeway to provide safe recreational and bike commuter connection between the City of Petaluma and the City of Sebastopol.
Bellevue Trail	Bikeways	Establish as feasible a 4.7 mile long Class 1 Bikeway along the Bellevue Creek flood control channel from Stony Point Road to Petaluma Hill Road, connecting to the Sonoma Marin Area Rail Transit Trail.
Colgan Creek	Bikeways	Extend the existing Colgan Creek Trail westward to the planned Laguna de Santa Rosa Trail by 1.8 miles and eastward to Taylor Mountain Regional Park by 0.24 miles. Restore riparian vegetation to improve habitat and water quality.
Roseland Creek	Bikeways	Establish feasible sections of the 3 mile-long Roseland Creek Trail from the City of Santa Rosa's planned Roseland Creek Trail at Ludwig Avenue end ending at the planned Laguna de Santa Rosa Trail. Restore riparian vegetation to improve habitat and water quality.
West County Trail	Bikeways	Extend the existing West County Trail 0.7 miles from Pajaro Lane to the Forestville Youth Park to provide safe trail access.
Spring Lake Park Greenway	Bikeways	Partner with the City of Santa Rosa, Sonoma County Water Agency, and community groups to create a 0.5 miles Class 1 Bikeway within the former Caltrans right of way from Spring Lake Park to Summerfield Road.

1.B - Regional Trails

Bodega Bay Trail (Bell Tower to Bay Flat)	Regional Trails	<p>With funding partners, construct multi-use trail from the Nicholas Green Bell Tower, Bodega Bay Community Center, Bodega</p> <p>Dunes Campground, to Bay Flat Road to provide a safe link between park and community points of interest off Highway 1.</p>
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Bodega Bay Trail (Smith Brothers Road)	Regional Trails	With funding partners, construct trail from Doran Beach Regional Park to Lucas Wharf and downtown Bodega Bay, to provide safe off highway link between park and community points of interest.
California Coastal Trail	Regional Trails	With funding partners, establish new sections of the Coastal Trail between Salt Point State Park, and Gualala Point Regional Park, Timber Cove, Carmet, and other gaps to complete Sonoma County's portion of the 1,200 mile California Coastal Trail from Oregon to Mexico.
Stillwater to Salt Point	Regional Trails	Provide a scenic and safe trail connection from Stillwater Cove Regional Park to Salt Point State Park.
San Francisco Bay Trail	Regional Trails	Work in partnership with local agencies to acquire and construct feasible sections of the San Francisco Bay Trail between Petaluma, Port Sonoma, Skaggs Island, Schellville, and Sonoma to complete Sonoma County's portion of the 500 mile San Francisco Bay Trail.
Bay Area Ridge Trail	Regional Trails	With funding partners, establish new, feasible Bay Area Ridge Trail sections to complete Sonoma County's portion of the 550 mile San Francisco Bay Trail.
Laguna de Santa Rosa Trails	Regional Trails	With funding partners, establish new trails on existing trail easements for all users to experience the Laguna de Santa Rosa between Santa Rosa and Sebastopol.

1. C – Open New Parks and Preserves from Properties Transferred from Ag Preservation and Open Space District and Other Partners

Carrington Ranch Regional Park and Open Space Preserve	Regional Park and Open Space Preserve - New	Establish public access, trails, potential family camping and picnicking on the Sonoma Coast. Provide critical piece of the California Coastal Trail linking the park to Bodega Bay and other state and regional parks in the area. Natural resource management as stewardship as detailed in Category 3
Poff/Wright Hill Regional Park and Open Space Preserve	Regional Park and Open Space Preserve - New	Develop public access trails connecting the park to Sonoma Coast State Park; restore ranch house and barns for future environmental education programs; Natural resource management and stewardship as detailed in Category 3
Calabazas Creek Regional Park and Open Space Preserve	Regional Park and Open Space Preserve - New	Develop public access trails within the park and linking Calabazas to Sonoma Valley Regional Trail. Natural resource management and stewardship as detailed in Category 3
Hood Mountain Regional Park and Open Space Preserve Expansion	Regional Park and Open Space Preserve expansion - New	Establish public access trails connecting Pythian and Los Alamos entrances of Hood Mountain and Sugarloaf Ridge State Park; restore cabin for family camping experience. Natural resource management and stewardship as detailed in Category 3





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Tolay Lake Regional Park	Tolay Lake Regional Park-New	Build public access trails, backcountry camping, improve facilities and increase opportunities for school classes and families to experience the importance of Tolay Lake Regional Park to the California Coast Miwok and Southern Pomo, and in understanding the lives of early California farm families. Expand and restore wetlands to enhance critical riparian habitat with partners including the Sonoma Land Trust.
Mark West Creek Regional Park and Open Space Preserve	Regional Park and Open Space Preserve - New	Transfer Mark West properties to Regional Parks linking and protecting Porter Creek and Mark West, and providing public access for hikers, bikers and equestrians to creek canyons and high viewpoints throughout the property. With partners including Pepperwood Preserve and the Sonoma County Water Agency, enhance protection and restoration of the critical coho salmon and steelhead riparian habit on Mark West, Porter and Mill Creeks
North Sonoma Mountain Regional Park and Open Space Preserve	Regional Park and Open Space Preserve - New	Create public access trails and family camping opportunities on the peak of Sonoma Mountain, management of redwood groves, watershed and creek lands, and other sensitive resources, restore barns to enhance public access and opportunities in staging area.
Expansion to Crane Creek Regional Park	Regional Park expansion- New	Working with the Ag Preservation and Open Space District, acquire land to expand Crane Creek Regional Park and provide new trails, scenic vistas, grassland and oak habitat, and links to Sonoma State University and Rohnert Park.
Occidental Road	Laguna Trail expansion	Occidental Road entry to Laguna- new trail connection, maintenance and restoration activities
Keegin and Coppin	Link to Annadel State Park	Manage sKeegin-Coppin property and trail link to Annadel State Park
Additional Potential	Unforeseen Opportunities	The ability to plan for and make improvements on properties not listed above that may become available from the Agriculture Preservation and Open Space District, other partners or property owners during the term of this 10 year expenditure plan.
1. D - River Access Parks		
Healdsburg Veterans Memorial Beach	River Access Sites	Renovate and enhance access to the Russian River at Healdsburg Veterans Memorial Beach, providing boat launch and landing, boat portage, safety facilities, family picnic areas, and habitat restoration.
Upper Reach Russian River	River Access Sites	Establish new safe, sanitary, and environmentally sound river access sites on the Russian River below the Sonoma/Mendocino County line, Cloverdale, Asti, Geyserville, and Healdsburg, for all users to enjoy, kayaking, canoeing, swimming, picnicking, wildlife viewing, camping, and river restoration activities.



Middle Reach Russian River	River Access Sites	Establish new safe, clean, and environmentally sound river access sites on the Russian River between the Healdsburg and Wohler Bridge for all users to enjoy swimming, paddling, picnicking, camping, and river restoration activities.	
Lower Reach Russian River	River Access Sites	Establish new safe, clean, and environmentally sound river access sites on the Russian River between the Wohler Bridge, Guerneville, Monte Rio, Duncan's Mills, and Jenner for all users to enjoy swimming, picnicking, camping, and river restoration activities.	
San Francisco Bay Water Trail	River Access Sites	Establish safe, clean, and environmentally sound water access sites, wildlife viewing, camping, and other facilities to support the new Bay Water Trail, providing places for kayakers, canoers, and other small boats to travel the length of the Sonoma County bay shoreline/tidal areas including the Petaluma River, Sonoma Creek, San Pablo Bay and ultimately to circumnavigate the San Francisco Bay.	
Category 2 - Improvements to Existing Biking, Hiking and Equestrian Trails, Parks and Recreational Facilities – Sub-total \$19,000,000 (20%)			
Sonoma Valley Regional Park	Trails and park improvement	Complete and enhance Sonoma Valley Regional Park. Provide additional trails and renovate existing trails, permanent restroom, enhance vernal pool habitat, enhance and protect Sonoma Valley Wildlife Corridor	
Shiloh Ranch Regional Park	Trails and park improvement	Complete and enhance Shiloh Ranch Regional Park. Provide new 3-mile trail to open the northern 300 acres, construct trail bridge to provide year round trail access, renovate existing trails for user experience, pond restoration.	
Foothill Ranch Regional Park	Trails and park improvement	Complete and enhance Foothill Regional Park. Provide additional pond and riparian habitat improvements, trail renovations for year-round use, and picnic area amenities.	
Riverfront Regional Park	Trails and park improvement	Complete and enhance Riverfront Regional Park. Provide new trails, picnic areas, improved lake and river access, parking, and restoration.	
Stillwater Cove Regional Park	Trails and park improvement	Renovate and expand access improvements at Stillwater Cove Regional Park. Provide new trails and renovate trails on the coastal bluff and inland riparian and redwood forest areas, expand picnic areas, family camping opportunities.	
Taylor Mountain Regional Park and Open Space	Trails and park improvement	Complete the new Taylor Mountain Regional Park and Open Space Preserve. Provide new trails for all users, picnic	

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Preserve		facilities, family camping opportunities, educational facilities, park infrastructure per adopted master plan and parking.
Helen Putnam Regional Park	Trails and park improvement	Renovate and expand Helen Putnam Regional Park. Trail renovation for year-round use, oak and riparian woodland enhancement, fishing access, and family picnic areas.
Healdsburg Veterans Memorial Beach Renovation	Trails and park improvement	Renovate and expand public use facilities, picnic areas, parking, play areas, gathering spaces, parking, landscaping and native plantings,
Maxwell Farms Regional Park	Construction of facilities per master plan	Renovate and enhance Maxwell Farms Regional Park. Renovate athletic fields, nature trails and pathways, bikeways, restroom, play areas, and tennis courts.
Larson Community Park	Construction of trails and facilities per master plan	Renovate and enhance Larson Community Park. Restore and expand athletic fields, re-surface tennis courts, construct permanent restroom, family picnic areas, creek enhancement and access, and play areas.
Ragle Ranch Park	Park facility renovation, trail restoration and park improvement	Renovate and enhance public access facilities and protection of Atascadero Marsh. Provide year-round trails for all users, additional restrooms, new irrigation system to reduce water use, enhanced dog park, oak restoration, and athletic field renovation.
Andy's Unity Park	Complete construction of master planned facilities	Complete the development of Andy's Unity Park in the Moorland Neighborhood to provide play fields, family picnic and gathering areas, community garden, trails, basketball court, skate plaza, habitat enhancement and parking.
Gualala, Spring Lake, and Doran Regional Parks	Improve visitor center facilities and educational displays at Spring Lake, Doran, and Gualala Regional Parks	Nature, health and educational facilities renovation and improvements
Category 3 - Water Quality, Fisheries, Wildlife Habitat and Natural Areas Stewardship and Preservation Sub-total \$14,250,000 (15%)		
System-wide	Fuels Reduction/Fire Mitigation	Treat priority areas, focusing on key watersheds, for fuels reduction including hand-thinning understory, grazing, mowing and prescribed fire. Priority parks include Hood Mountain, Shiloh, Calabazas, Stillwater Cove, Gualala Point, Helen Putnam, Crane Mountain, Spring Lake



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System-wide	Wildlife Habitat Improvements	Restore watershed lands including rangelands, water recharge areas, wetlands, coastal scrublands, oak woodlands and redwood forests to support biodiversity with a focus on threatened and endangered species, rare species, pollinators, stream, creek and estuary protection. Priority parks include Doran, Poff, Carrington, Laguna de Santa Rosa, Ragle, Foothill, Taylor Mountain, Sonoma Valley, Maxwell, Tolay, and Doran.
System-wide	Restoration of streams, creeks, water recharge areas, estuaries	Restore streams, creeks, estuarine habitat through riparian plantings, in-stream fish habitat improvements, road restoration and trail repair. Priority parks include Cloverdale, Healdsburg, Riverfront, Steelhead, Guerneville, Sunset, Mark West, Calabazas, Maxwell, Ragle, Tolay.
		
System-wide	Invasive Species Treatments	Map and treat priority acres invaded by noxious weeds. Focus will be on re-establishing hardy native vegetation that protects and improves biodiversity and restores watersheds. Priority parks include Taylor Mountain, Tolay, Putnam, Poff, Riverfront, Foothill, and Sonoma Valley.
System-wide:	Interpretive Materials	Design interpretive signs, materials and programs that highlight watershed restoration, value of water recharge areas, and restoration of creeks, rivers, streams and estuaries in Sonoma County; In collaboration with the Sonoma County Water Agency and other partners develop signage detailing restoration efforts along the Russian River and tributaries. Priority parks include all river and coastal parks
Category 4 - Environmental Education, Recreation and Community Programs – Sub-total \$9,500,000 (10%)		
System-wide	Enhance environmental education programs for Sonoma County	Enhance and expand collaboration with Sonoma County schools on environmental education programs promoting health, stewardship, and natural resource education Preschool through 12th grade students.
System-wide	Enhance and expand health, natural resource education and recreation programs	In collaboration with partners including REI, LandPaths and others, expand guided recreational programs including hiking, biking, kayaking, and camping. Naturalist led guided programs in parks to enhance understanding of Sonoma County's critical ecosystems, education on water conservation and importance of protecting catchment areas, water recharge, and creeks and stream watersheds. Provide scholarships for under-resourced Sonoma County residents to participate in recreation, education and health programs.

System-wide	Increase access to park programs and services for disadvantaged groups	Increase access to programs and services throughout the county for school groups, older adults, disadvantaged youth, people with disabilities, and low-income residents. Develop transit to the trails programs, and expand transportation options. Pursue opportunities to reduce fees where possible.
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Category 5 - Park Safety, Access and Recreational Facilities Improvements – Sub-total \$28,500,000 (30%)

5.A – Park Safety and Accessibility Improvements

Birdwalk Coastal Access	Replace aging visitor amenities	Parking lot and trail pavement repairs and maintenance. Replace Cheney Creek bridge, picnic tables, fire rings, and gates.
Cloverdale River Park	Replace and repair critical infrastructure and visitor amenities	Replace picnic areas, barbecues, and fencing to protect riparian areas. Repave path and replace trail bridge. Annual repairs to seasonal boat ramp. Work with partners on restoration activities.
Crane Creek	Replace and repair critical infrastructure and visitor amenities	Repair and resurface trails and roadways for all users. Replace picnic areas, pedestrian trail crossings, bridges, grazing fencing and gates.
Doran Park	Replace and repair critical infrastructure and visitor amenities	Repave day use area parking lots and campground roads. Replace building roofs, boardwalk, composting restrooms, and fencing. Repair and reinforce erosion control features along road and boat ramp. Renovate campsites for recreational vehicles including larger parking pads and utility hookups.
Ernie Smith	Replace and repair critical infrastructure and visitor amenities	Replace pedestrian bridge, playground, and picnic areas. Replace athletic field irrigation system and renovate turf. Perform silt removal as part wetland restoration and flood control along creek.
Foothill	Replace and repair critical infrastructure and visitor amenities	Repave parking lot. Replace picnic areas, gates, bridges, and dam plumbing. Restoration of watershed and groundwater recharge areas.
Gualala Point	Replace and repair critical infrastructure and visitor amenities. Respond to impacts from upstream logging activities.	Refurbish visitor center, ranger residence, and sewage lift station. Replace building roofs, picnic areas, fire rings, food storage lockers, gates, signs and fencing. Repave campground loops and completion of water system replacement. Renovate campsites for recreational vehicles including larger parking pads and utility hookups. Restoration and watershed protection along Gualala River.
Guerneville River Park	Replace aging visitor amenities	Replace picnic areas, barbecues, restroom fixtures and signage. Increase security and provide for improved visitor experiences.
Healdsburg Veterans Memorial Beach	Replace aging dam. Replace and repair critical infrastructure and visitor amenities	Replace seasonal dam, building roofs, and fencing. Replace picnic areas, barbecues and gates. Connect to the City of Healdsburg sewer and water system. Restoration and watershed protection along Russian River.
Helen Putnam	Replace and repair critical infrastructure and visitor amenities.	Repair and resurface paved trails. Replace roofs, playground, picnic areas, barbecues, signs and gates. Replace failing retaining walls and water tank liner.
Hood Mountain	Replace and repair critical infrastructure and visitor amenities.	Replace campground restroom holding tank, water tank liner, footbridges, picnic areas, and gates. Repair lower parking. Drill small well for public drinking water. Expand backcountry ranger services.

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		Work with partners and natural resource division on increased protection of creeks, and watershed restoration
Hudeman Slough	Replace aging infrastructure	Repave parking areas, boat ramp and replace gates and signage.
Kenwood Plaza	Replace and repair critical infrastructure and visitor amenities	Replace playground, picnic tables, and turf irrigation systems.
Larson Park	Replace and repair critical infrastructure and visitor amenities	Replace playground, picnic tables, gates, and athletic field irrigation systems. Renovate turf fields. Redevelop permanent restroom. Resurface basketball courts and tennis courts. Repave path around baseball diamond and replace little league field backstops.
Maddux Ranch	Replace and repair critical infrastructure and visitor amenities	Resurface tennis courts. Replace well pump, fencing, playgrounds, and picnic areas. Renovate athletic field irrigation systems and turf.
Maxwell Farms	Replace and repair critical infrastructure and visitor amenities.	Repave parking lot and resurface bike paths. Replace athletic field irrigation systems and renovate turf. Replace playgrounds, picnic tables, fire rings, and gates. Vegetation management and watershed restoration to reduce fuel loads and protect Sonoma Creek.
Pinnacle Gulch	Repair restroom and path	Repair damage to trails and beach access to improve visitor safety and reduce coastal erosion. Paint restroom building.
Ragle Ranch	Replace and repair critical infrastructure and visitor amenities	Replace roofs, playgrounds, par course stations, picnic areas, barbeques and fencing. Replace athletic field irrigation systems and renovate turf. Repair baseball back stops. Improve year round trail access to backcountry trails, and protect watershed.
Riverfront	Renovate visitor amenities	Perform trail repairs and improvements to permit year round access on all trails. Renovate picnic areas, barbeques, and gates. Partner with Sonoma County Water Agency on river protection and restoration.
Watson School	Replace visitor amenities	Replace school roof to provide protection for renovated schoolhouse. Renovate picnic area and interpretive signage.
Tom Schopflin Fields	Replace sports field and visitor amenities	Renovate picnic areas. Replace athletic field irrigation system and renovate turf on baseball field.
Sea Ranch Trail - Stengal Beach	Repair infrastructure	Replace restroom, park signs and repair erosion along trails.
Sea Ranch Trail - Black Point	Repair infrastructure	Replace restroom, park signs and repair erosion along trails.
Sea Ranch Trail - Pebble Beach	Repair infrastructure	Replace restroom, park signs and repair erosion along trails.
Sea Ranch Trail - Shell Beach	Repair infrastructure	Replace restroom, park signs and repair erosion along trails.
Sea Ranch Trail - Walk On Beach	Replace visitor amenities	Replace restroom, park signs and repair erosion along trails.
Shaw Park	Replace visitor amenities	Replace playground and renovate picnic area. Replace athletic field irrigation system and renovate turf.
Shiloh Ranch	Replace and repair	Repair parking lot, replace trail footbridges, picnic areas, barbeques,



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	critical infrastructure and visitor amenities	and gates. Restore and protect watersheds and creeks.
Shorttail Gulch	Repair pathway	Repair erosion damage along trail and improve beach access.
Soda Springs	Repair roadway	Repair kiosk, entry road and gates and fencing. Protection of Buckeye Creek, old growth redwoods. Renovate historic group picnic area.
Sonoma Valley	Repair gazebo and other visitor amenities	Replace fencing and renovate picnic areas, barbeques, gates and storage building. Repair dog park gazebo. Repave parking areas and trail.
Steelhead Beach	Replace and repair critical infrastructure and visitor amenities	Renovate picnic areas, barbeques, and gates. Repave parking areas and trails to protect watershed from erosion. With partners increase Russian River restoration.
Stillwater Cove	Replace and repair critical infrastructure and visitor amenities	Replace roofs, picnic areas, food storage lockers and fire rings. Renovate campsites for recreational vehicles including larger parking pads and utility hookups. Replace park office and maintenance shop.
Sunset Beach	Replace and repair critical infrastructure and visitor amenities	Renovate picnic areas and barbeques for all users, Russian River protection and restoration.
West County Trail	Replace and repair critical infrastructure and visitor amenities	Elevate the user experience by replacing, repairing and enhancing picnic facilities and repair trail shoulders to increase usability by hikers and equestrians. Repaving and replacement of failing drainage culverts to protect watersheds and Laguna de Santa Rosa.
Westside	Replace and repair critical infrastructure and visitor amenities	Replace picnic areas, fire rings, food storage lockers, gates, and light fixtures. Repave campground. Renovate campsites for recreational vehicles including larger parking pads and utility hookups to increase park sustainability. Refurbish sewer system. Install new boundary fence.
Wohler Bridge	Replace and repair critical infrastructure and visitor amenities	In partnership with Sonoma County Water Agency, restore and protect Russian River watershed area within park. Replace picnic areas, signs and gates. Repave parking area.
Spring Lake	Renovate the Environmental Discovery Center facility	Renovate and expand the aging infrastructure at the environmental education and community center; improve interpretation of watershed protection and conservation. Replace aging utilities and repave parking lots, trails and campground.



5.B - Operation and Maintenance of Properties Transferred from Open Space and Ag Preservation District

Properties Transferred from Open Space and Ag Preservation District	Operation and maintenance	Operation and maintenance after initial public access funds expire
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5.C - California State Parks Operations Partnership

Sonoma Coast State Park	Co Management	Partnership with California State Parks; co-management of Willow Creek, Shell Beach, and Bodega Head portions of Sonoma Coast State Park
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Grand Total \$95,000,000

FAQs for Proposed Regional Parks Funding Measure

Why is the Board of Supervisors considering a Sonoma County Regional Parks sales tax for the November ballot?

Beginning with the creation of Doran Regional Park in 1967, Sonoma County has gradually built a parks system that is arguably among the most beautiful and diverse in California. The system today includes 56 parks, trails and beaches along the world-renown Sonoma Coast, Russian River, Sonoma Valley and the uniquely beautiful landscapes in between.

The creation of the Sonoma County Agricultural Preservation and Open Space District in 1990 gave Sonoma County a special mechanism to purchase open space and agricultural lands and has resulted in the addition of key parklands. The 2006 renewal of the measure allows the District to spend no more than 10 percent of District revenues for "initial public access" on lands transferred to park agencies. This funding has been used to provide basic development at Taylor Mountain, North Sonoma Mountain, Tolay Lake, Riverfront Park, the Laguna de Santa Rosa Trail, Cloverdale River Park, and additions to Hood Mountain. The District now has a number of other properties awaiting transfer to Regional Parks. However, the District's primary purpose is the conservation of open space and agricultural land, so no spending beyond basic access is allowed and no operations or maintenance support is available after three years from the date of transfer.

Meanwhile, the use and popularity of Regional Parks is increasing. The parks now have more than 24,000 annual members. Attendance has increased 38 percent over the past five years to 5 million annual visitors. The parks are integral to residents' health and quality of life, and tourism surveys show outdoor recreation and natural beauty are what attract Sonoma County visitors.

The growing demand for parks, the escalating operations costs, the backlog of maintenance needs, and the increasing threats to natural resources are putting pressure on Regional Parks to raise fees for parking, camping, summer camps, picnic sites, and other services. County general fund support – which is 18 percent of Regional Parks' annual budget - has not increased since 2008, even though Regional Parks has added major parks and services. The department is additionally supported by fundraising, partnerships, and volunteer labor, which are not often stable funding sources. Without a stable funding source, it is likely that park expansions will be delayed, trail improvements will be put off indefinitely, visitor fees will increase to maintain the status quo, and health, recreation and education programming will remain limited.

It has been 26 years since Sonoma County voters approved a local measure for environmental protections, and they have never been presented with a county parks measure. Sonoma County's parks and natural resource needs have increased dramatically in the past 26 years, but the long-term sustainability of the parks system has not been addressed. Most Bay Area counties have funding measures to support both open space and parks. This measure will give Sonoma County voters an opportunity to do the same.

How would the measure affect me?

The proposed measure would create a half-cent sales tax in unincorporated Sonoma County for 10 years and generate an estimated \$9.5 million annually. Anyone who buys a taxable good outside city limits will contribute to this proposed tax revenue, regardless of where they live. County tax data shows the No. 1

FAQs for Proposed Regional Parks Funding Measure .

taxable good in unincorporated Sonoma County is wine, followed by gas station purchases, construction-related purchases, and restaurant meals. The bulk of the taxable spending outside the city limits is discretionary and is not tied to a person's place of residence.

Because the proposed sales tax is .005-cents, the additional tax on individual purchases would be minimal. For example, the additional tax on a \$25 bottle of wine would be 12 cents. The added tax on a \$100 restaurant meal would be 50 cents.

Why would the sales tax apply only to unincorporated areas?

City sales taxes are already high, around 9 percent and are about 1 percent higher than in unincorporated areas. To add to the city sales tax rates would create a burden on the municipal taxing capacity and a potential obstacle to future measures.

Residents of many cities already support their local parks through special tax measures or property assessments. Although most Regional Parks are located in unincorporated areas and are maintained by county employees, the Regional Parks are not supported by a special county tax or assessment.

Why is the proposed sales tax a half-cent?

A half-cent sales tax in unincorporated Sonoma County would generate an estimated \$9.5 million a year, which Regional Parks considers to be an appropriate amount to address its most-urgent priorities. (By comparison, a quarter-cent sales tax collected countywide would generate \$20 million a year.) The vast majority of countywide sales tax revenue is generated within city limits, so a quarter-cent or one-eighth-cent tax in unincorporated areas would generate too little to adequately address Regional Parks' long-term needs.

Where can I find a list of the projects this tax revenue would be spent on?

A detailed expenditure plan is available as part of the report to the Board of Supervisors on July 19 and is online at SonomaCounty.ca.gov/Board-of-Supervisors/Board-Meetings. The expenditure plan is also on Regional Parks' website, sonomacountyparks.org, and in Regional Parks' office, 2300 County Center Drive, Suite 120A, Santa Rosa. The plan details how the funding would be dedicated to deferred maintenance and unmet operational needs (30%); increased natural resource and watershed management and stewardship (15%); new trails and access to properties transferred by the Open Space District (25%); community engagement, expanded environmental education, health, and recreation programs (10%); and improvements to existing parks and facilities (20%). Adhering to the measure is a special tax, Regional Parks must adhere to the expenditure plan in allocating the tax revenue.

Do polling results support a Regional Parks measure?

Sonoma County voters have been polled on the potential for a Regional Parks measure several times in recent years. The latest poll of countywide voters was conducted in June 2016 and shows 75 percent would support a parks measure. A poll conducted in March 2016 shows Regional Parks' favorability rating at 91 percent. Regional Parks plans to conduct a final poll of unincorporated residents and present the results to the public and the Board of Supervisors before the Board makes its final decision regarding placing the measure on the ballot.

FAQs for Proposed Regional Parks Funding Measure

The Sonoma County Agricultural Preservation and Open Space District is funded by a countywide sales tax. Why doesn't that tax also support parkland the District acquires?

Due to its voter-approved mission, the Sonoma County Agricultural Preservation and Open Space District can purchase lands for recreational purposes and transfer those lands to Regional Parks, but it cannot pay for the long-term operations, maintenance or programming. The Open Space District currently funds three years of public access and maintenance costs for the parklands it purchases. Parks like Taylor Mountain, North Sonoma Mountain, the Laguna Trail, Tolay Lake, and Riverfront were acquired by the Open Space District with its tax funding but now have no dedicated funding for long-term operations, maintenance or public programs. The general fund revenue Regional Parks receives from the county has not grown in proportion to the amount of acreage transferred by the District. Without a funding source, future parkland transfers likely will be further delayed and parking and other visitor fees likely will be increased to pay for the cost of managing new lands.

How much does the County spend on Regional Parks now and how has that amount changed over the years?

- Regional Parks' \$26.4 million budget for 2016-2017 includes a \$4.8 million contribution from the county's general fund. This represents 18 percent of Regional Parks' total budget and is the same amount the county provided in 2008, despite Regional Park's expenses increasing 26 percent since then. From 2011 through 2014, the county's general fund support dropped to \$3 million to \$3.5 million annually. General fund contributions have increased incrementally as the county recovers from the recession but have yet to exceed pre-recession spending.
- The county also contributes a recurring \$2.6 million in transient occupancy tax to Regional Parks, and this money is reserved for projects that attract and benefit overnight visitors.
- Other than the general fund and transient occupancy tax contributions totaling \$7.4 million, Regional Parks' major revenue sources include fees for parking, camping, and membership and intergovernmental revenues, all of which are subject to reductions due to various factors.
- Regional Parks in the current fiscal year will spend its budget on operating and maintaining 56 county parks, trails, beaches and marinas, including more than 2,000 acres added to the system in the past four years.

How will this Regional Parks measure affect other important priorities, like road maintenance?

A parks measure in unincorporated areas will not prevent the Board of Supervisors from pursuing future measures for other services. A stable source of income solely for parks purposes will help ensure that Regional Parks will not become a greater burden to the general fund.

How would the annexation of Roseland affect the proposed tax revenue?

If Roseland is annexed by the city of Santa Rosa, the sales tax revenue generated by the proposed parks measure would decrease by approximately \$280,000 a year. That estimate is based on the results of a study by the city.



DATE: August 19, 2016 (Meeting August 25, 2016)

TO: District Advisory Committee

FROM: Jennifer Kuszmar, Matching Grant Coordinator

SUBJECT: **2016 Competitive Matching Grant Program: Funding Recommendations**

In January 2016, the Sonoma County Agricultural Preservation and Open Space District (District) opened the 2016 Matching Grant Program (Program) funding cycle with a budget of \$2.5 million. When the application period closed on March 31, 2016 the District had received fourteen applications for a total funding request of over \$7.2 million. Applicant project locations were distributed throughout the County (see attached location map) and from a variety of eligible entities including cities, county agencies, other public agencies, and non-profit organizations. Two applications were deemed ineligible per the Program Guidelines, and a third application was withdrawn. The remaining eleven eligible projects represents a total request of just over \$5.4 million.

During the application review process, staff and the Matching Grant Subcommittee (Subcommittee) reviewed and evaluated applications using the Program Guidelines and evaluation criteria. The Subcommittee is comprised of four representatives from the District's Advisory Committee and two from the Fiscal Oversight Commission. District staff held two meetings with the Subcommittee to develop the preliminary recommendations. For this highly competitive funding cycle, staff and the Subcommittee are recommending funding seven projects. Staff and the Subcommittee will be discussing final funding amounts via conference call on Tuesday, August 23. At the Advisory Committee meeting on August 25th, staff will present this information for your consideration and to develop final recommendations for Board approval later this year.

During the evaluation and review process, projects are considered individually to determine how well they fulfill the Program's goals and criteria; examples include an analysis of project readiness, match funding security, contribution toward geographic diversity, and public support. Through the evaluation process, staff and the Subcommittee may prioritize projects that protect new lands to increase the amount of urban open space as well as those that provide new opportunities for recreation, connections within and between communities, and habitat restoration. Project summaries, attributes and considerations, and initial recommendations can be found below. This information, including recommended funding amounts will be presented during the meeting on August 25th.

The 2016 Matching Grant Program cycle was one of the more competitive in recent memory. This year, the District received a diverse field of eligible applications that meet the goals and embody the spirit of the Program and also present unique opportunities to protect new lands within the urban landscape of Sonoma

County. As such, staff will present a few options to consider related to Program funding for eligible projects. These options include:

1. Recommend funding for projects up to the initial Program budget of \$2.5 million.
2. Utilize funding from savings accumulated from previous Program projects and recommend funding for projects over the 2016 Program budget of \$2.5 million (for a total budget of approximately \$2.9 million).
3. Recommend funding for projects that exceeds the amounts presented in options 1 and 2 to minimize partial funding for all eligible and competitive projects. (NOTE: This option could potentially result in a reduction in the Program budget in subsequent years depending on the District budget and sales-tax revenue).

Based on your action on August 25th, District staff will present project and funding recommendations to the Fiscal Oversight Commission on September 8 and to the District's Board of Directors in October. Determination of the funding recommendations by the District's Board of Directors will signify acceptance of the projects into the Matching Grant Program. Project implementation will then occur in accordance with the Program Guidelines. Funding disbursement for Matching Grant projects is contingent upon future approvals by both the Fiscal Oversight Commission (for acquisition projects) and the District's Board of Directors, including execution of a Matching Grant Agreement, Conservation Easement, and in some cases a Recreation Covenant.

2016 MATCHING GRANT PROGRAM - PRELIMINARY FUNDING RECOMMENDATIONS

Project	Applicant/Co-Applicant	Type of Project	Description	Size	District	Recommended for Funding?
Andy's Unity Park	Sonoma County Regional Parks	recreation development & restoration	Recreation development of the park in the Moorland neighborhood of Santa Rosa.	4.22	5	Y
Colgan Creek Restoration (4)	City of Santa Rosa Water Dept. and Creeks Program	restoration	Restoration of 6.9 acres along 1.4 miles of Lower Colgan Creek.	6.9	5	N
Graton Green Community Park	Graton Green Group	acquisition & recreational development	Acquisition and initial park development in downtown Graton.	0.5	5	Y
Hanson Russian River Ponds Floodplain Restoration Project CEQA and Permitting	Endangered Habitats Conservancy	restoration & recreational development	Planning and CEQA related to the Hanson pond reclamation and restoration.	357.16 ac	4	Application ineligible
Healdsburg Community Center Synthetic Turf Project	City of Healdsburg	recreational development	Conversion of grass playfield and asphalt parking lot to a synthetic turf field complex at the Community Center site (formerly Foss Creek School).	8.71	4	Application ineligible
Keiser Park Expansion	Town of Windsor	acquisition	Acquisition of 2.5 acres of additional park lands adjacent to Keiser Park to expand open space elements.	1.38 or 2.55	4	Application withdrawn
Maxwell Farms Renovation and Restoration	Sonoma County Regional Parks	recreational development & restoration	Recreational development and access enhancement. Also, restoration of a portion of Sonoma Creek that runs through the property including native habitat restoration and bank stabilization.	85 ac	1	Y
Patterson Point Restoration	Friends of Villa Grande	restoration	Restoration of additional areas at Patterson Point. Additionally requesting funding for mapping of unique plants.	1.9	5	N

Project	Applicant/Co-Applicant	Type of Project	Description	Size	District	Recommended for Funding?
River Lane Acquisition	Russian River Recreation and Parks Department	acquisition	Acquisition of property along the Russian River to provide permanent public access in the community of Vacation Beach.	0.67	5	Y
Roseland Community Park Land Acquisition	City of Santa Rosa Recreation and Parks	acquisition	Acquisition of 1370 Burbank Ave as the Phase 1c of the proposed Roseland Creek Community Park.	2.61	5	Y
SMART Trail Payran to South Point	Sonoma Marin Area Rapid Transit	recreational development	Development of SMART Trail over Petaluma River and under Highway 101.	14.7	2	N
Southeast Santa Rosa Greenway	Sonoma Land Trust/City of Santa Rosa	acquisition	Acquisition of lands that were formerly the Caltrans ROW for recreation development between Farmer's Lane and Spring Lake Regional Park.	52-57	1	Y
Steamer Landing Park River Access and Enhancement	Friends of the Petaluma River/City of Petaluma	recreational development	Construction of new fully-accessible floating docks at Steamer Landing Park (McNear Peninsula).	10.1	2	Y
Stewardship Park Gateway	Russian Riverkeeper	recreational development & restoration	Additional habitat restoration at Stewardship Park, particularly a 1/3 acres with invasive plants.	4.52	5	N

*Projects are listed in alphabetical order

ELIGIBLE 2016 MGP APPLICATIONS – SUMMARIES & FUNDING RECOMMENDATIONS

1. PROJECT: ANDY'S UNITY PARK

APPLICANT: Sonoma County Regional Parks

LOCATION: Moorland Ave and West Robles, Santa Rosa

SUPERVISORIAL DISTRICT: 5

ACREAGE: 4.2 acres

FUNDING REQUEST: \$1,000,000

MATCH: \$1,886,887

SECURE: \$1,227,545 – CALLE (Community and Local Law Enforcement)

SECURE: \$500,000 – Regional Parks O&M

TOTAL PROJECT COST: \$2,886,887

SCOPE: Recreation Development of the Park Master Plan at Andy's Unity Park

BACKGROUND:

- Regional Parks was accepted into the Program in 2014 with a recommended funding amount of \$466,667 (Moorland Neighborhood Park) for acquisition and planning of the site now called Andy's Unity Park. Parks was able to acquire the property for \$57,391 in 2014. Acquisition and planning costs (limited to 25% of the acquisition costs) will be reimbursed following execution of a Matching Grant Agreement and recordation of the Conservation Easement and Recreation Covenant.
- Regional Parks conducted a public process over the fall/winter of this year to develop a Park Master Plan and park name. The Board of Supervisors adopted this plan earlier this year.
- Parks would like to construct the entire project in 2016.

PROJECT ATTRIBUTES and CONSIDERATIONS:

- Recreation development funds would provide new recreational opportunities in an area that has limited park access and the Park Master Plan offers a number of recreational options. Elements of the Park Master Plan include passive recreation via picnic areas, a natural area, community garden, and natural turf fields, and more intensive recreation via basketball courts, a skate plaza, a dog park, and playground.
- Match funding is secure and exceeds 1:1 requirement.
- Project is ready to proceed and confidence is high that the work can be completed within the Program-imposed timelines.
- Project has broad community support
- Purchase of mitigation credits for impact to California Tiger Salamander, wetlands and special-status plants is required to implement the proposed plan. These costs, however, are covered by other sources and were not included in the 2016 application.
- Project received Program funding for acquisition in 2014.

RECOMMENDATION: This project is recommended for funding.

2. PROJECT: COLGAN CREEK PHASE 4

APPLICANT: City of Santa Rosa

LOCATION: Colgan Creek between Victoria Drive and Bellevue Avenue, Santa Rosa

SUPERVISORIAL DISTRICT: 5

ACREAGE: 6.9 acres over 1.4 miles of Colgan Creek

FUNDING REQUEST: \$532,390 (\$113,350 if a River Parkways Grant is received)

MATCH: \$941,223

SECURE: \$ 941,223 – Urban Streams Grant

TOTAL PROJECT COST: \$2,535,632 (includes 2014 Program funding and match)

SCOPE: Restoration of Colgan Creek on 6.9 acres over 4 parcels

BACKGROUND:

- City of Santa Rosa has received 3 previous Program grants (2004, 2007, and 2014) for acquisition and restoration on Colgan Creek totaling \$2,954,650 in grant funding. The Conservation Easement has been recorded and Matching Grant Agreements have been executed.
- 2014 grant for \$617,710 is for restoration of this same segment of creek. The City requested \$995,360 and was recommended for partial funding.

PROJECT ATTRIBUTES and CONSIDERATIONS:

- This application aims to do what is already the City's responsibility per the Colgan Phase 3 Matching Grant Agreement. The Phase 3 MGA states that "the third Matching Grant is for the second phase of restoration, which will consist of construction to increase the meander pattern of the creek, re-grading the cross section to a more natural geometry, installing a series of pools and riffles, removing invasive plants, vegetating with native plants, and creating an adjacent public non-motorized pathway" (Section E.1).
- Project would not protect new land as there is already a Conservation Easement over the project area.
- Project is ready to proceed.
- If recommended for River Parkways funding, District funding request would be reduced to \$113,350.
- Match funding is secure.
- Applicant has received 3 previous Program awards for work on other phases of this project.

RECOMMENDATION: This project is not recommended for funding.

3. PROJECT: GRATON GREEN COMMUNITY PARK

APPLICANT: Graton Green Group (GGG)

LOCATION: Portion of 3000 Edison Street in Graton.

SUPERVISORIAL DISTRICT: 5

ACREAGE: 0.5 acres

FUNDING REQUEST: \$103,124 toward acquisition (includes \$2,000 for appraisal)

MATCH: \$103,124 toward acquisition and initial recreation development

SECURE: \$33,600 from developer to do preliminary Park Development

SECURE: \$33,000 in collected pledges

UNSECURE: \$24,000 in pledges

UNSECURE: \$12,524

TOTAL PROJECT COST: \$206,248

SCOPE: Acquisition of approximately ½-acre and complete preliminary improvements for a public park in downtown Graton.

BACKGROUND:

- Graton Green Group, a 501(c)3 non-profit organization, has been working to acquire parkland in Graton since 2007.
- Orrin Theissen owns the proposed park property and adjacent parcels where he intends to develop several housing units. He has been working with the GGG to create a park on 0.5 acres of the parcel.
- Since the application submittal, Mr. Theissen's proposed development project was presented to the Planning Commission and Board of Supervisors. Based on the Board's action on 5/17/2016, the 0.5 acre parcel is Public/Quasi Public per a General Plan Amendment. Further, the property will be zoned as Public Use Facility upon recordation of the tentative subdivision map. Lastly, conditions of approval require the owner to maintain the property as open space and to offer to dedicate an easement for public use to the County. This factors could affect the value of the land.
- Theissen and the GGG have a negotiated sales price of \$7.56/sq.ft for a total of \$168,648 which was based on the purchase price of the property. The GGG and Mr. Theissen have a Purchase Agreement to this effect.
- The GGG understands that if accepted into the Program an appraisal will be required and that the appraisal will be reviewed by the District and must be approved by the Fiscal Oversight Commission prior to the disbursement of funds.
- Per the Purchase Agreement (amended), Mr. Theissen and GGG have agreed that Mr. Theissen will complete preliminary park development (weeding/rototilling/planting, constructing a platform, planting street trees, power and water extensions, creek restoration/invasive plan removal) *prior* to the close of escrow (this is a portion of the proposed match). These activities are above and beyond the Conditions of Approval required by PRMD.
- If purchased, a Maintenance Agreement between Theissen and GGG states that Theissen will maintain the property for 3 years at \$2,400/year. This fee will be paid for by the GGG. After that, GGG is responsible for maintaining the park.

PROJECT ATTRIBUTES and CONSIDERATIONS:

- Project would result in newly protected land in Graton.
- Project would provide new recreational opportunities. There is no existing public park in Graton.
- Project would enhance the West County Regional Trail, providing a rest area between Sebastopol and Forestville.
- Over 50% of match is secure as cash, in-kind or pledged. Remainder would have to be raised.
- There is broad community support for the project.
- Value of the land unknown (following Board action on 5/17) and if valued less than purchase agreement, deal may be at risk.
- MGP has not provided funding for a project in Graton or to the Graton Green Group.

RECOMMENDATION: This project is recommended for funding.

4. PROJECT: MAXWELL FARMS REGIONAL PARK RENOVATION AND RESTORATION

APPLICANT: Sonoma County Regional Parks

LOCATION: Verano Ave and Highway 12 near the City of Sonoma (unincorporated)

SUPERVISORIAL DISTRICT: 1

ACREAGE: 85 acres

FUNDING REQUEST: \$1,000,000 for restoration and recreation development

MATCH: \$3,191,150

SECURE: \$205,000 ADA, \$30,000 Sonoma County Little League, \$16,150 Sonoma Ecology Center, \$500,000 Sonoma Valley Youth Soccer, and \$875,000 Regional Parks

UNSECURE: \$550,000 HCD Housing Related Parks Program (3/2017), \$1,000,000 CA Youth Soccer and Recreation Development Program (5/2017), \$15,000 Sonoma County Regional Parks Foundation (5/2017)

TOTAL PROJECT COST: \$4,191,150

SCOPE: Development and renovation of park amenities, including ball fields, trails, picnic/viewing areas, improved parking and circulation, and restoration of 1,850 feet of Sonoma Creek (floodplain and riparian habitat).

BACKGROUND:

- Original park was acquired by Sonoma County between 1973 and 1986.
- In the mid-1990s the County purchased the second southern parcel. The Park Master Plan was amended and new park amenities including the Boys and Girls Club, a new baseball field, skate park and play area were included and ultimately constructed.
- Maxwell Farms Regional Park is undergoing a Park Master Plan update and the Master Plan amendment is anticipated to be completed this summer.
- The application requests that the District contribute to project administration; planning, design, environmental compliance, permitting; and construction. Construction would be for accessibility, parking & entry improvements, landscaping, pathways, and site work including utilities, erosion control, sports fields and riparian restoration. Matching funds would also contribute to these and would include accessibility improvements, play area, and concession structures.

PROJECT ATTRIBUTES and CONSIDERATIONS:

- Project would protect new land.
- Much of the proposed project is considered rehabilitation which is not eligible under the MGP. An example of ineligible project components per the proposed project include the reconfigured entryway and renovated parking area and drop-off pick up area.
- Eligible components of the proposed project include improved access (ADA), reduced erosion, new park amenities, and riparian restoration along Sonoma Creek.
- The project has broad community support
- Match is secure and exceeds the 1:1 requirement.

RECOMMENDATION: This project is recommended for funding.

5. PROJECT: PATTERSON POINT RESTORATION

APPLICANT: Friends of Villa Grande

LOCATION: Patterson Point (Russian River Ave and 3st, Villa Grande)

SUPERVISORIAL DISTRICT: 5

ACREAGE: 1.9 Acres

FUNDING REQUEST: \$35,000

MATCH: \$35,000

SECURE: \$35,000 (\$27,500 from in-kind/volunteers, \$7,000 from FoVG reserve)

TOTAL PROJECT COST: \$70,000

SCOPE: Restoration of Patterson Point for native plants and wildlife and to conduct mapping of autochthonous (definition: formed or originating in the place where found) and unique plants.

BACKGROUND:

- In 2008, the Friends of Villa Grande received \$140,000 through the Program to acquire the Patterson Point property and for restoration and recreation improvements. \$104,400 went toward acquisition, \$28,500 to habitat restoration, and \$7,100 to recreation improvements. The FoVG match was for restoration and recreational improvements. All grant and match funding has been expended.

PROJECT ATTRIBUTES and CONSIDERATIONS:

- This application aims to do what is the FoVG responsibility per the Patterson Point/FoVG Matching Grant Agreement. MGA states that the project is “to protect, restore, and enhance the riparian forest, riparian vegetation and associated habitats and to provide low-intensity public outdoor recreational and educational opportunities...”
- Provides for additional restoration of protected open space.
- Match is secure.

RECOMMENDATION: This project is not recommended for funding.

6. PROJECT: RIVER LANE ACQUISITION

APPLICANT: Russian River Recreation and Parks District (RRRP)

LOCATION: 17448 River Lane, Guerneville (Vacation Beach neighborhood)

SUPERVISORIAL DISTRICT: 5

ACREAGE: 0.67 acres

FUNDING REQUEST: \$35,000

MATCH: \$39,000

SECURE: \$39,000 (RRRP)

TOTAL PROJECT COST: \$74,000

SCOPE: Acquisition of 0.67-acre parcel along the Russian River to provide public access.

BACKGROUND:

- Property currently owned by the Sweetwater Springs Water District. The Water District no longer wishes to have the property and is going through the surplus process. The Water District wants to see that public access is maintained but may consider selling the property privately if RRRP does not acquire it.
- Property is zoned R1 B6 1 DU– low-density residential with one unit allowed.

PROJECT ATTRIBUTES and CONSIDERATIONS:

- Project would protect new land.
- The project match is secure.
- Russian River Recreation and Parks District has never received funding through the Program.
- No improvements or restoration are planned at this time.
- Exception on title would need additional research if recommended for funding.
- It is unclear where the property line ends and where the public lands below the ordinary high water mark begins. Would need to get a determination by the State Lands Commission prior to purchase.

RECOMMENDATION: This project is recommended for funding.

7. PROJECT: ROSELAND CREEK PARK ACQUISITION PHASE 1c

APPLICANT: City of Santa Rosa

LOCATION: 1370 Burbank Ave, Santa Rosa

SUPERVISORIAL DISTRICT: 5

FUNDING REQUEST: \$1,105,000

ACREAGE: 2.61 acres

MATCH: \$1,216,834

UNSECURE: \$1,216,834 contingent upon annexation settlement

TOTAL PROJECT COST: \$2,321,834

SCOPE: Acquisition of 1370 Burbank Ave as Phase 1c of the proposed Roseland Creek Community Park.

BACKGROUND:

- The City of Santa Rosa, through the Program, has acquired properties to the north and south of the proposed acquisition for the development of the Roseland Creek Community Park (Phase 1a and 1b, totaling \$3,829,844). The match requirement for Phase 1b was met at the time of acquisition and the match for Phase 1a has partially been met and the remainder will be provided as park development progresses. (There were no time restrictions on the submittal of match in the Agreement.)
- This proposed third acquisition (Phase 1c) of 2.61 acres would connect the other parcels for a total of over 20 acres of protected parkland.
- The District currently holds 2 conservation easements on the Phase 1a and 1b properties.
- The City has not formally opened the first 2 acquisitions to the public and in February received a 2-year extension to open the Phase 1b property by March 1, 2018. There is no requirement for when the Phase 1a property must be open to the public.
- The City conducted a planning process for the proposed park development in 2010 that was never adopted. In 2015, the City revised their draft Master Plan and anticipates completing CEQA by early 2017 with Council adoption to follow.
- Property is zoned RR B6 4; Combining District RC200/50 VOH. This is a rural residential property with 4 units allowed. Additionally it is in the Riparian Corridor (RC) combining zone with limits development to 200' and agriculture to 50' from top of bank. Further, the area is designated as Valley Oak Habitat.

PROJECT ATTRIBUTES and CONSIDERATIONS:

- Project would result in the protection of new land and would connect adjacent protected lands. This is the final piece of the larger Roseland Creek Community Park Plan and would connect two adjacent protected properties for over 20 acres of contiguous park, allowing implementation of the Master Plan the City is currently updating. This area is underserved for recreational opportunities per the City's parkland standard of 3.5 acres per 1000 people.
- Match is not secure. The City's proposed match is from the County as a part of the annexation settlement that is currently being negotiated between the City/County.
- The City has not formally opened the existing Roseland Creek Park properties (Phase 1a and 1b) to the public not have they conducted any park development. This lack of progress is due to a number of factors including a significant lack of capacity during the economic crisis. With the economy and the City's capacity rebounding, the project progress has resumed.

RECOMMENDATION: This project is recommended for funding.

8. PROJECT: SMART PAYRAN – S. POINT BLVD to PAYRAN 2

APPLICANT: Sonoma Marin Area Rapid Transit

LOCATION: SMART Rail/Trail between Payran Street and South Point Boulevard in Petaluma

SUPERVISORIAL DISTRICT: 2

FUNDING REQUEST: \$400,000

ACREAGE: 14.17 acres

MATCH: \$2,472,314

SECURE: \$749,818 – Measure M and Measure Q

UNSECURE: \$1,461,356 - Active Transportation Program/One Bay Area Grant (Summer/Fall 2016)

TOTAL PROJECT COST: \$2,472,314

SCOPE: Development of SMART Trail over Petaluma River and under Highway 101 between Payran Street and South Point Blvd, connecting the east and west sides of the City.

BACKGROUND:

- This segment of the SMART Trail was accepted into the Program during the 2014 cycle for \$400,000 in grant funds, funding 100% of the request. We have not begun negotiating this project as we are waiting for the SMART Hearn-Bellevue project to close first.
- Proposed project includes a section of the SMART trail that crosses the Petaluma River and goes under Highway 101.

PROJECT ATTRIBUTES and CONSIDERATIONS:

- This application proposes the same project as SMART committed to completing in its 2014 application.
- Connects communities through pedestrian and bicycle connections from the east and west sides of Petaluma.
- Measure M and Q funding totaling \$749,818 is secure, representing more than 1:1 match. The remainder of the proposed match is still pending.

RECOMMENDATION: This project is not recommended for funding.

9. PROJECT: SOUTHEAST SANTA ROSA GREENWAY

APPLICANT: Sonoma Land Trust/City of Santa Rosa

LOCATION: Caltrans Hwy 12 Right-of-Way between Farmer's Lane and Spring Lake Park

SUPERVISORIAL DISTRICT: 1

ACREAGE: 52-57 acres

FUNDING REQUEST: \$1,000,000 toward acquisition

MATCH: \$1,000,000

SECURE/COMMITTED: \$110,000 Southeast Greenway Campaign (SEG), \$206,550 Sonoma Land Trust (SLT), \$75,000 City, \$175,000 Sonoma County Water Agency (SCWA)

PENDING: \$450,000 from SLT

TOTAL PROJECT COST: \$2,000,000 (possibly more)

SCOPE: Acquisition of 52-57 acres for park and open space in an existing Caltrans right-of-way that would connect downtown Santa Rosa to Spring Lake Regional Park.

BACKGROUND:

- Caltrans has abandoned the Highway 12 expansion and in 2015 entered into a Memorandum of Understanding (MOU) with the City, SLT, SCWA, Sonoma County Regional Parks, LandPaths, and the SEG Campaign (Greenway Partners) to transfer the property to public ownership. The MOU gives the Greenway Partners the right of first refusal to purchase the property. This agreement is valid until August 2020 unless extended by mutual agreement.
- The land does not currently have any land use zoning or a legal description. The City is working to amend the General Plan and complete CEQA and all due diligence. This is anticipated to be completed by June 2017.
- If purchased, the property would add a 2-mile corridor that would connect Howarth/Spring Lake/Annadel Parks with downtown Santa Rosa.

PROJECT ATTRIBUTES:

- Project would protect new land in Santa Rosa could connect numerous neighborhoods with urban open space and pathways.
- There is broad community support through a unique partnership between public agencies, non-profits, and the community. Santa Rosa will be reaching out to the community over the next several months to determine the vision for uses.
- The project presents a unique opportunity for large scale urban open space protection within the Santa Rosa city limits for recreation and non-motorized vehicle transportation.
- The project is not ready to proceed, and there is uncertainty on how long the general plan amendment, zoning and environmental review process will take.
- Over half of the match is secure. The remainder would have to be secured prior to purchase.

RECOMMENDATION: This project is recommended for funding.

10. PROJECT: STEAMER LANDING PARK RIVER ACCESS AND ENHANCEMENT

APPLICANT: Friends of the Petaluma River/City of Petaluma

LOCATION: McNear Peninsula

SUPERVISORIAL DISTRICT: 2

ACREAGE: 10.1 acres

FUNDING REQUEST: \$150,000

MATCH: \$150,000

UNSECURE: \$75,000 – Rivertown Revival 2016-2018; \$46,000 (other grants), \$29,000 (Capital Campaign)

TOTAL PROJECT COST: \$300,000

SCOPE: Installation of floating docks, restoration of marsh habitat at Steamer Landing Park (McNear Peninsula).

BACKGROUND:

- The Program provided funding in 1996 to acquire a portion of the McNear Peninsula and has a Conservation Easement on the property. Under this 1996 agreement, the City was to provide matching funds for recreation development and marsh restoration. Marsh restoration per the 1996 MGA has not occurred.
- Current dock system is unpermitted and does not provide ADA access. The proposed dock system is 30' x 12'.

PROJECT ATTRIBUTES and CONSIDERATIONS:

- Project would provide for enhanced access to the Petaluma River by being ADA compliant.
- Match is unsecure.

RECOMMENDATION: The project is recommended for funding.

11. PROJECT: STEWARDSHIP PARK GATEWAY

APPLICANT: Russian Riverkeeper

LOCATION: Stewardship Park, 16153 Main Street, Guerneville, CA 95448

SUPERVISORIAL DISTRICT: 5

ACREAGE: 4.53

FUNDING REQUEST: \$42,350

MATCH: \$46,050

UNSECURE: \$46,050 – ~\$10,000 in RRK general funds available by 11/15/16, volunteer labor by June 2017, remainder by 2020

TOTAL PROJECT COST: \$88,400

SCOPE: Habitat restoration for the remaining 1/3 acre of Stewardship Park. Additional funding requested for gate and educational and directional signage.

BACKGROUND:

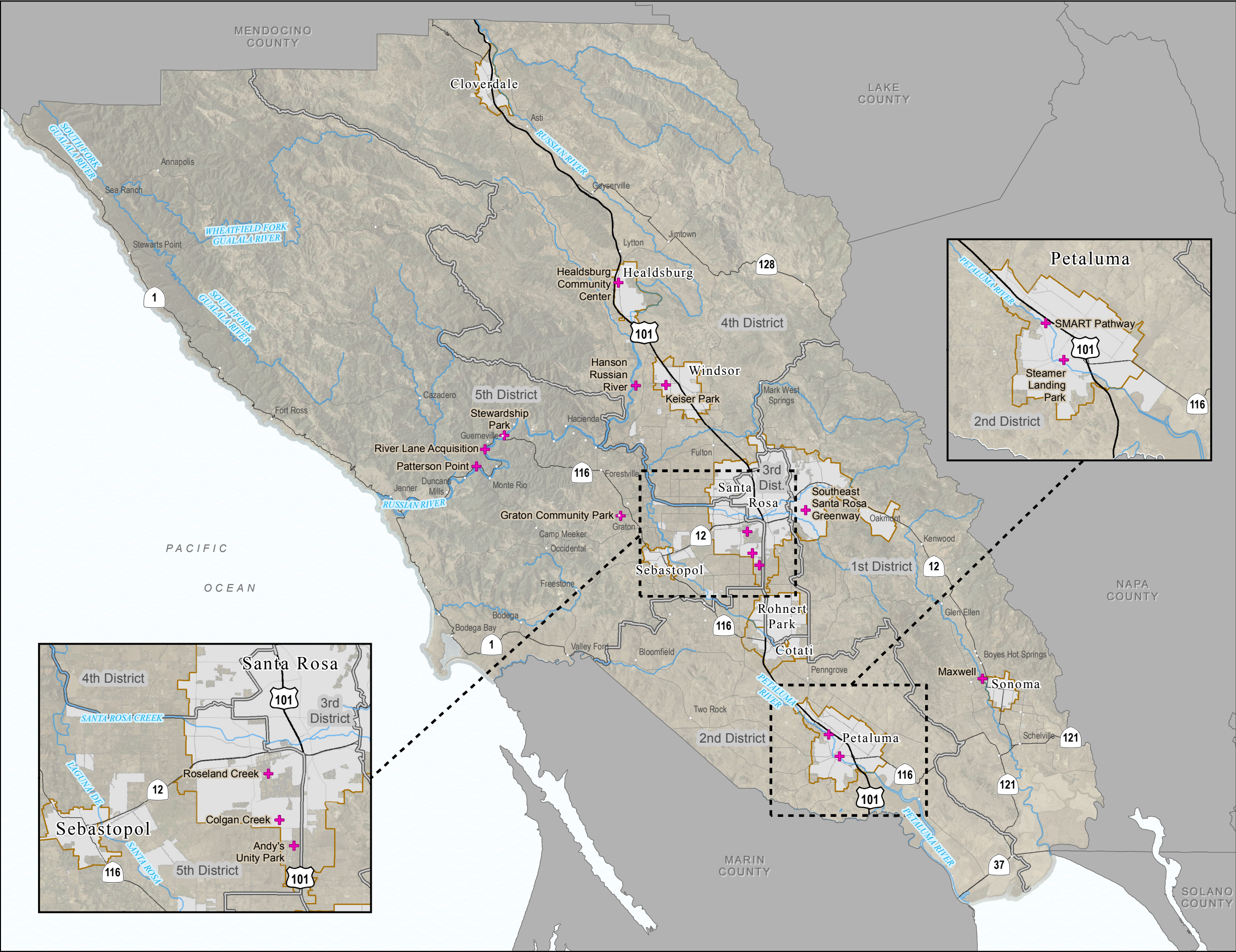
- Russian Riverkeeper received a Program grant in the 2007 round of \$50,000 for habitat restoration and recreational improvements at Stewardship Park. All match and grant funding has been expended.
- The proposed project would complete additional restoration efforts on the site.

PROJECT ATTRIBUTES and CONSIDERATIONS:

- This proposal aims to do what is Russian Riverkeeper's responsibility per the 2007 MGA, which states that the project is for the "restoration of native vegetation and habitat and for the improvements necessary to create a public park with river access..." The 2007 grant also paid for fencing.
- Provides for additional restoration of protected open space.
- Match is unsecure.

RECOMMENDATION: This project is not recommended for funding.

Matching Grant Program 2016 Cycle Applicant Projects



SONOMA COUNTY
AGRICULTURAL PRESERVATION
AND OPEN SPACE DISTRICT

Map Date: 5/26/2016
Sources: County GIS (cities, parcels, roads
supervisorial district); SCWA (rivers); Sonoma Co
Veg Mapping Consortium (2013 aerial)
This map is for illustrative purposes only; it is not
intended to be a definitive property description.

PROJECT	Acreage (approximate)	Supervisory District	Acquisition Plan Category	Project Design	Appraisal Process	Approvals/Baseline	Escrow	Comments
Arrowhead-Maas Ranch	245	2	Farms & Ranches	x				CE under negotiation
Bettinelli Dairy	300	2	Farms & Ranches					On hold at request of owner
Buttke Dairy	253	2	Farms & Ranches					On hold at request of owner
Cresta III	46	1	Recreation & Education	x	x			Making offer
Donnell	909	1	Greenbelts & Scenic Hillside	x				CE under negotiation
Fitch Mountain (Acq P2)	26	4	Recreation & Education	x	x	x		contract expired June 16, 2016, no purchase
Foppiano Vineyards	160	4	Greenbelts & Scenic Hillside	x	x			Fiscal Oversight Commission reviewed 3/5/15
Glenn Ranch	230	2	Farms & Ranches	x	x			On hold at request of owner
Gloeckner-Turner Ranch	3,364	5	Water, Wildlife & Natural Areas	x				Project design
Hansen Ranch	330	2	Farms & Ranches	x	x			Appraisal being updated
Howlett Forest	1,395	5	Water, Wildlife & Natural Areas	x	x			Appraisal underway
LaFranchi	1,189	4	Farms & Ranches	x				On hold at request of owner
Lafranconi	211	5	Greenbelts & Scenic Hillside	x				CE under negotiation
Mattos Dairy	866	2	Farms & Ranches	x				Project design
McClelland Dairy	337	2	Farms & Ranches	x	x			On hold at request of owner
McCullough - Phase 2	259	1	Recreation & Education	x	x			On hold at request of owner
Ranchero Mark West	120	1	Recreation & Education	x	x	x	x	Closed escrow April 15, 2016
Rips Redwoods	1,850	5	Water, Wildlife & Natural Areas	x	x			Appraisal underway
Sonoma Developmental Ctr V (Transforma	945	1	Greenbelts & Scenic Hillside					Resource assessment underway
Spring Hill Ranch	313	1	Farms & Ranches	x				On hold at request of owner
Stewarts Point Ranch	871	5	Water, Wildlife & Natural Areas	x	x	x	x	Board approved on August 16, 2016
Terrilinda Dairy	175	2	Greenbelts & Scenic Hillside	x				Project design
Weeks Ranch - Rasmason	1,372	1	Water, Wildlife & Natural Areas	x				Initiating project

Total Acres: 15,767

Matching Grant Projects		Acreage (approximate)	Supervisory District	Location	Begin Grant Process	Appraisal Process	Approvals/Baseline	Escrow	Comments
Bayer Farm Site Development	6**	5	Southwest Santa Rosa		x	x	x	x	Reimbursement ongoing
Colgan Creek Restoration (Ph 3)	7	5	Southwest Santa Rosa		x	n/a	x	x	Board approved 4/21/15
Crane Creek Regional Trail	6	1	East of Rohnert Park		x	n/a			Advisory Committee accepted project 6/28/07
Creekside Park, Phase 1A	4**	5	Monte Rio		x	n/a	x	x	Reimbursement ongoing
Denman Reach Phase 3	2	2	North Petaluma		x	n/a			Scheduled for FOC 9/8 and BOD 9/13/16
East Washington Park	25	2	Northeast Petaluma		x	n/a	x		Board approved May 24th
Falletti Ranch	4	2	Cotati		x	x	x	x	Tracking match
Forever Forestville	4	5	Downtown Forestville		x	x	x	x	Tracking match
Guerneville River Park, Phase 2	5	5	Central Guerneville		x	x	x		negotiations with new owner
Irwin Creek Riparian Restoration	47**	5	West of Santa Rosa		x	n/a		n/a	Reimbursement ongoing
Moorland Park	4	5	Southwest Santa Rosa		x				Drafting documents
MRRP-Meadowlark Field	58	5	Sebastopol		x	x	x	x	Reimbursement ongoing
Nathanson Creek Preserve Restoration	1**	1	Sonoma		x	n/a			Drafting documents
Paula Lane OSP	11	2	West Petaluma		x	x	x	x	Tracking match
Roseland Village Public Space	1	5	Southwest Santa Rosa		x				Negotiations
Sebastopol Skatergarten Expansion	1	5	Sebastopol		x	n/a			Reimbursement, tracking match
SMART Pathway – Hearn to Bellevue	6	5	Southwest Santa Rosa		x	n/a			Negotiations
SMART Pathway - Payran to S. Point	14	2	Petaluma		x				Initiating project
Sonoma Garden Park, Phase 2	5**	1	East of Sonoma		x	n/a	x	n/a	Reimbursement ongoing
Total Acres:		148							

** Restoration/Development Project on previous acquisition.