



**Napa County Regional Park
and Open Space District**

Harold Kelly—Vice President
Director Ward One

Tony Norris
Director Ward Two

Guy Kay—President
Director Ward Three

Dave Finigan
Director Ward Four

Myrna Abramowicz
Director Ward Five

AGENDA

BOARD OF DIRECTORS REGULAR MEETING

Monday January 14, 2008 2:00 P.M.
1195 Third Street, Third Floor, Napa, CA

GENERAL INFORMATION

Agenda items will generally be considered in the order indicated below, except for Set Matters, which will be considered at the time indicated. Agenda items may from time to time be taken out of order at the discretion of the President.

The meeting room is wheelchair accessible. Assistive listening devices and interpreters are available through the District Secretary. Requests for disability related modifications or accommodations, aids, or services may be made to the Secretary's office no less than 48 hours prior to the meeting date by contacting (707) 259-8603.

Any member of the audience desiring to address the District on a matter on the Agenda, please proceed to the rostrum and, after receiving recognition from the President, give your name, address, and your comments or questions. In order that all interested parties have an opportunity to speak, please be brief and limit your comments to the specific subject under discussion. Time limitations shall be at the discretion of the President.

State law requires agency officers (Directors and Officers) to disclose, and then be disqualified from participation in, any proceeding involving a license, permit, or other entitlement for use, if the officer has received from any participant in the proceeding an amount exceeding \$250 within the prior 12 month period. State law also requires any participant in a proceeding to disclose on the record any such contributions to an agency officer.

1. Call to Order

2. Public Comment

In this time period, anyone may address the Board of Directors regarding any subject over which the Board has jurisdiction but which is not on today's posted agenda. In order to provide all interested parties an opportunity to speak, time limitations shall be at the discretion of the President. As required by Government Code, no action or discussion will be undertaken on any item raised during this Public Comment period.

3. Set Matters

None

4. Administrative Items

- A. Consideration of and potential approval of Minutes of Board of Directors meeting of December 10, 2007.

- B. Election of board officers
- C. Review and accept the Milliken Ridge Trail Feasibility Study, and direct staff to proceed with environmental review and public outreach.
- D. Discussion and potential action on additional comments on the draft Napa County General Plan
- E. Discussion and possible recommendation on potential purposes and projects appropriate for future transportation-related funding
- F. Discussion and possible action on the District's first year celebration, including calling a special meeting for Jan 28th (no memo attached)
- G. Consideration of support for the Land Trust of Napa County's grant proposals to the State Coastal Conservancy to develop an interim management plan for Wild Lake Ranch, the Duff properties, and Robert Louis Stevenson State Park, and to assist with the acquisition of the Duff properties
- H. Acceptance of and authorization for the Board President to enter into a contract with the County of Napa to receive \$359,000 in grant funding over a three year period to support District capital projects
- I. Receipt of report on expenditures and encumbrances approved by the General Manager
- J. Review of Projects Status Report.

5. Announcements by Board and Staff

In this time period, members of the Board of Directors and staff will announce meetings, events and other matters of interest. No action will be taken by the Board on any announcements.

6. Agenda Planning

In this time period, members of the Board of Directors and staff will discuss matters for possible consideration at future meetings. No action will be taken by the Board other than whether and when to agendize such matters.

7. Adjournment



**Napa County Regional Park
and Open Space District**

Harold Kelly—Vice President
Director Ward One

Tony Norris
Director Ward Two

Guy Kay—President
Director Ward Three

Dave Finigan
Director Ward Four

Myrna Abramowicz
Director Ward Five

MINUTES

BOARD OF DIRECTORS REGULAR MEETING

Monday December 10, 2007 2:00 P.M.
1195 Third Street, Third Floor, Napa, CA

1. Call to Order
Meeting called to order at 2:00 p.m. by President Kay. All present.
2. Public Comment
None
3. Set Matters
None
4. Administrative Items
 - A. Consideration of and potential approval of Minutes of Board of Directors meeting of November 5, 2007.
Minutes approved as presented.
TN-DF-MA-HK-GK
 - B. Appointment of Melissa Von Loesch as District Secretary.
The board voted to approve the Appointment.
MA-DF-GK-TN-HK
 - C. Consideration and adoption of Board of Directors meeting calendar for 2008.
The board moved to adopt the 2008 Calendar with standard exception in June and reschedule future meetings as needed.
DF-TN-HK-GK-MA

- D. Consideration of and potential approval of actions related to the proposed Berryessa Vista Wilderness Park, including adoption of the proposed Findings and Negative Declaration under the California Environmental Quality Act, and adoption of Resolution 07-05 authorizing the Board Chair or the General Manager to sign all associated agreements and documents, and take any and all other actions as may be necessary to complete the acquisition and open and operate the land as a public park. The board approved the findings and proposed negative declarations with modifications on page 19.
The board moved to adopt resolution 07-05 authorizing the board chair or General Manager to sign all the documents necessary to complete the acquisition of approximately 224 acres of real property and open and operate the land as a public park.
TN-HK-MA-DF-GK
- E. Approval of and authorization for the Board Chair to sign a Professional Services Agreement with Bartig, Basler and Ray to prepare an independent audit for FY 2006-7. The board approved and authorized a Professional Services Agreement to prepare an independent audit for FY 2006-7
TN-DF-MA-GK-HK
- F. Receipt of report on contracts approved by the General Manager.
John Woodbury presented the report. No actions needed.
- G. Consideration of becoming a sponsor of the California Preservation Society Annual Conference to be held in the Napa Valley on April 23-26, 2008.
The board approved the district to be a sponsor at the CPS Annual Conference.
DF-MA-GK-TN-HK
- H. Discussion and possible action regarding the District's first annual celebration.
The board authorized up to \$300.00 for miscellaneous expenses for the Districts celebration.
DF-HK-MA-GK-TN
- I. Review of Projects Status Report.
John Woodbury presented the reports on the Bay/River Trail, Berryessa Estates, Camp Berryessa, Eticuara Creek Lake Berryessa Kayak Launch, Lake Hennessey North Shore Trails, Milliken Reservoir Trails Picnic Area, Napa River Ecological Reserve, Napa River Flood Control Easement, Newell Preserve, Oat Hill Mine Trail, River to Ridge Trail, Skyline Park Protection & Improvements, Stags Leap Ridge trail, Wild Lake Ranch, Vallejo Lakes, Berryessa Vista, South Wetlands Opportunity Area.
5. Announcements by Board and Staff
None.

6. Agenda Planning

Director Tony Norris wishes to discuss creating a citizens advisory committee.
Director Harold Kelly wishes to discuss possible scheduling of several evening meetings.

7. Adjournment

The board voted to adjourn at 3:15 p.m.
DF-MA-GK-TN-HK

GUY KAY, Board President

ATTEST:

Melissa Von Loesch,
District Secretary

Key

Vote: HK = Harold Kelly; TN = Tony Norris; GK = Guy Kay; DF = David Finigan; MA = Myrna Abramowicz

The maker of the motion and second are reflected respectively in the order of the recorded vote.

Notations under vote: N = No; A = Abstain; X = Excused



Napa County Regional Park
and Open Space District

STAFF REPORT

Date: January 14, 2008
Agenda Item: 4.B
Subject: Election of Board Officers

Recommendation

Elect a Board President and Vice-President for the 2008 calendar year.

Background

District By-Laws specify that the Board should elect a President and Vice-President at the first meeting of each calendar year. At the November 2007 meeting, the Board decided to not adopt any further standards or procedures for the election, such as an automatic rotation, limitation on number of consecutive terms a Board officer may serve, or appointment of a nominating committee. Thus, the Board may elect whomever it wishes from among the Board members to serve as Board officers.



Napa County Regional Park
and Open Space District

STAFF REPORT

Date: January 14, 2008
 Agenda Item: 4. C
 Subject: Review and accept the Milliken Ridge Trail Feasibility Study, and direct staff to proceed with environmental review and public outreach.

Recommendation

Review and accept the Milliken Ridge Trail Feasibility Study, and direct staff to proceed with the next steps in implementing the project

Background

On February 27, 2007, the Napa County Board of Supervisors authorized acceptance of a \$60,000 grant from the State Coastal Conservancy, and approval of a professional services agreement with LandPeople, to study the feasibility of constructing a segment of Bay Area Ridge Trail, and a network of connecting trails, staging area and related facilities, on the 2,198 acre property owned by the City of Napa around Milliken Reservoir. This study has now been completed.

The study assumes that the proposed recreational improvements would be constructed and operated by the Napa County Regional Park and Open Space District. If the District Board is comfortable with the assumptions, analysis and conclusions of the study, the next steps in the process are as follows:

- (a) Acceptance of the study by the Napa County Board of Supervisors.
- (b) Presentation of the study findings to the City of Napa City Council as an informational item.
- (c) Completion of environmental review by the District, and public outreach to solicit input from both nearby residents and the general public.
- (d) Negotiate and execute an agreement between the City of Napa and the District specifying the terms and conditions under which public recreational access will be provided.

In reviewing the Study, the Board should pay particular attention to the draft Operations and Management Plan that accompanies the Study. This draft Plan contains a variety of proposed policies which are relevant not only for this project, but also for the precedent they could set for future projects.

The draft Operations and Management Plan is attached. Because of its length, the full Study is not attached, but will be provided to Board members under separate cover. It can also be provided electronically to anyone else who wishes to review it.

DRAFT

Milliken Ridge Trail
Operations and Management Plan

December 7, 2007

Introduction

The Napa County Regional Park and Open Space District was established in January of 2007. It is a countywide, independent special district formed pursuant to Section 5500 of the State of California Public Resources Code. The District's mission is to preserve open space lands and their natural, cultural, historical and archaeological resources, and to provide related public recreation and interpretive opportunities. A priority for the District is to partner with other public agencies and non-profit organizations in enhancing the stewardship and beneficial values of existing public lands.

Pursuant to its mission and priorities, the District is interested in constructing and operating recreational trails and related facilities utilizing a portion of the 2,198 acres of open space lands owned by the City of Napa in the general vicinity of Milliken Reservoir. This Operations and Management Plan is intended to provide policy and procedural guidance on how the District is proposing to implement this project.

This project was first recommended by the Napa County Parks and Open Space Advisory Committee, which was established by the County in 2003 to investigate opportunities and methods for protecting important open space resources in the County and providing enhanced outdoor recreational opportunities. In 2006 the County obtained a planning grant from the State Coastal Conservancy working in cooperation with the Bay Area Ridge Trail Council. Using the planning grant, the County commissioned a Feasibility Study. Prepared by LandPeople, the Feasibility Study was completed in December, 2007. The study evaluated potential trail alignments and staging area locations and design, based on an analysis of factors including water quality, soils and topography, vegetation, habitat and wildlife, traffic, and City of Napa Water Division operations. A basic assumption of the Feasibility Study is that the improvements recommended by the study will be constructed and operated by the Napa County Regional Park and Open Space District under a Memorandum of Understanding to be entered into between the District and the City of Napa. This Operations and Management Plan has been developed by the District in coordination with the preparation of the Feasibility Study. This Plan outlines the District's proposed policies and procedures for implementing and operating the recommended improvements.

This Plan is divided into three sections. Section I outlines the pre-construction planning process. Section II includes guidelines related to the construction phase. Section III describes the long-term operations and maintenance of the project.

I. Pre-Construction Planning

Preferred Alternative. The Feasibility Study recommends a network of 10-plus miles of multi-use trails encompassing a 4.1 mile segment of the proposed Bay Area Ridge Trail and 6.2 miles of connecting and loop trails, together with a staging area. The staging area would include a parking lot with 11 regular, 1 handicapped and 6 horse trailer spaces, a water fountain, restroom, basic facilities to accommodate a resident trail host (in a host-provided RV), and a half-dozen rustic picnic sites. The next step in the planning process is for the Napa County Regional Park and Open Space District to consider these recommendations and adopt a preferred alternative.

California Environmental Quality Act (CEQA). Once the District adopts a preferred alternative for the project, the District will prepare an Initial Study under CEQA. Based on this Initial Study, the District will determine the type of environmental document which is appropriate for the project, and complete this review, solicit public comment, and adopt a final environmental document as directed by CEQA.

Memorandum of Understanding (MOU). After the final CEQA document is adopted by the District, the District will seek approval of an MOU between the District and the City of Napa. The MOU will specify the improvements which the City will allow the District to construct and operate, the design of the improvements, and the manner in which they will be operated and maintained.

Funding Agreements. After completion of CEQA review and the approval of the MOU, the District will obtain funding for the project. Funding is expected to come from a variety of sources.

Construction Bid Documents. Construction bid documents, including design specifications and construction operations standards, will be prepared by the District. Prior to soliciting bids, these documents will be provided to the City of Napa for their review and approval. Given the dense vegetation cover in many areas, precise trail alignments cannot be flagged and reviewed until the contractor is in the field and undertaking initial brush clearance. For this reason, in addition to advance City review of construction bid documents, the bid documents will indicate that the final determination of precise trail alignments will be an interactive process involving the City, the District, biological and potentially other retained experts, and the contractor.

II. Construction Guidelines

Supervision and Coordination. The District will be responsible for overall as well as day-to-day supervision of all construction work, both that done by licensed contractors and that done by volunteers. All contractors will be required to have a designated on-site project manager while their work is being performed. Similarly, whenever volunteer work is being performed, the volunteers will be supervised by an on-site, qualified volunteer manager.

On-site project managers will be accessible via cell-phone or two-way radios to the maximum feasible extent. The names and contact information for project managers will be provided to City of Napa staff, posted at the project entrance, and posted on the District's web site, so that City staff or other persons with concerns about the construction are able to quickly and efficiently contact those in charge of the work being performed.

Insurance. All contractors will be required to carry the levels and types of insurance required by the District's Risk Manager. Volunteers will be covered by the District's insurance.

Safety. An emergency response plan (ERP) will be developed in cooperation with emergency services providers (fire, police and ambulance) prior to the start of construction. On-site project managers will be trained regarding the emergency response plan. Elements of the ERP will include, though not be limited to (a) a prohibition of construction on days of extreme fire hazard, as determined by the County Fire Marshall, (b) a prohibition against the on-site storage of flammable petroleum products, with contractors only being permitted to bring on-site the amount of fuel or other flammable materials as are necessary to operate machinery, (c) a requirement that contractors report any spill of contaminants, and be responsible for clean up of any spilled materials in compliance with applicable local, state and federal laws, (d) a requirement that all power equipment have spark arrestors, and (e) a requirement that fire extinguishers and five-gallon water dumps be available in work areas when power equipment is operated.

Environmental Protection. Standard environmental protection practices will be required including but not limited to those related to (a) dust, mud and erosion control, (b) protection of listed plant and animal species, and (c) avoidance of adverse impacts to cultural and historical resources. These practices will be described in the CEQA document prepared for the project, and will be incorporated into all construction contracts. In addition, precise trail alignments and staging area boundaries will be flagged prior to construction, and these flagged areas will be reviewed as appropriate by the City of Napa staff and qualified professionals.

III. Long-Term Operations and Management Policies and Practices

Incorporation of Standards Identified through the CEQA Process. Numerous standards and practices will be identified in the course of CEQA review that are necessary to avoid or minimize impacts to the environment. Some will be related to the construction phase, while many will apply to ongoing operations. These will be incorporated into and be a mandatory part of the District's ongoing operations.

Adaptive Management. Other than those operation and management practices determined through the CEQA process and/or specified in the MOU between the City and the District, the District will be guided by the principal of adaptive management. This principal recognizes that conditions change, and District policies and practices need to be regularly evaluated and may need to be modified to respond to those changes.

Start-up Period. The early months of operation of any new facility are critical in establishing expectations and behavioral norms. Therefore, the District will implement intensive monitoring and evaluation during the first year after the staging areas and trails are opened. The focus will be on educating users, identifying potential shortcomings with physical facilities as well as user regulations, and making modifications as warranted.

Resident Trail Host. The staging area design includes provisions for a resident volunteer trail host. Based on the experience of other park districts, having a resident trail host at the staging area is expected to be an effective deterrent in preventing problem behaviors. Similar to volunteer camp hosts utilized by many public and private campgrounds, the trail host will be a person or couple, who will reside on-site in their own RV for a period of three to six months, before being replaced by a new host. In exchange for the right to reside on-site, with access to water, wastewater and electrical service, the host will be responsible for opening and closing gates, monitoring public use, providing information to the public, and routine clean-up. The host will be expected to provide 15-20 hours of such service per week. The District will be responsible for recruiting, training, and supervising hosts, and providing liability insurance. Hosts will enter into a formal contract with the District that delineates roles and responsibilities. The reason for having short duration trail hosts, as opposed to a permanent caretaker, is that hosts have a smaller "footprint" on the landscape because they expect fewer amenities and are less likely to accumulate things which then are stored on-site, and because there is a nationwide network and culture of people with RV's, typically retirees, who are willing to volunteer their time in exchange for the privilege of experiencing a new place.

Volunteer Trail Patrol. Trails will be patrolled through a combination of District staff and a volunteer trail patrol organized by the District. The value and effectiveness of volunteer trail patrols has been proven by other park districts, and organizational principles are well established. The role of a volunteer trail patrol is to monitor use, provide information to and educate users about rules and regulations, pick up litter, do minor repairs, and report problems to District staff. A volunteer trail patrol is not

expected nor permitted to enforce rules and regulations, but is instructed to refer enforcement problems to District staff and/or law enforcement personnel. Trail patrol volunteers receive basic training, are provided an identifying T-shirt, hat and/or badge, and are periodically thanked through social events and public recognition. In exchange, each volunteer typically spends at least one and often many days each month traveling the trails.

Accommodated Uses. The District's basic policy will be to accommodate the full range of non-motorized recreational trail users, including hikers, mountain bicyclists and equestrians, unless specific physical or operational constraints dictate more restrictive policies, and subject to the terms and conditions of the MOU negotiated with the City of Napa. The actual Ridge Trail avoids the most rugged areas and will be designed to accommodate all three user groups. Other trail segments will be individually evaluated to determine whether they can or cannot reasonably accommodate all three user groups. While all trails will be designed to be used by hikers, some of the proposed trail segments traverse very steep and rocky terrain, and will not be able to be safely used by equestrians and/or bicyclists. The determination regarding which trails are safe for these two user groups will be made when the precise alignments are flagged and evaluated for sight distances, grades and the ability for users to safely pass each other. Trail design details will then be adopted to fit the types of users which are planned. This evaluation and design decisions may result in restrictions on both bicyclists and equestrians or restrictions on just one or the other of these user groups. In the latter situation, the District will consider the possibility and practicality of alternating the times when a particular trail may be used by bicyclists or equestrians. The District will consult with representatives from each of the three user groups in making these determinations, since successful enforcement of trail use rules requires buy-in by the major user group organizations. Trail use rules will be clearly marked on all maps, posted at the staging area and at each trail junction, and posted on the District's web page.

The District also proposes to permit dogs on-leash in and around the staging area, and under voice control on the trails, similar to the approach utilized by the East Bay Regional Park District. However, the District proposes to restrict dog walking to no more than two dogs per group, because experience elsewhere indicates that larger groups of dogs are difficult to control and can be intimidating to other users.

The area will be managed as a nature preserve, where hunting, shooting of firearms, and collecting of any and all flora and fauna will not be permitted. In addition, to protect water quality, swimming and boating will not be permitted, and the public will not be permitted to be at or near the shoreline of Milliken Reservoir, or in the watercourse below Milliken dam. As a safety measure, the public will also be restricted from using most of the service roads used by the City of Napa Water Division staff. In most of the area, dense vegetation is expected to effectively keep users from straying from designated trails and areas. In the more open meadows around and to the south and east of the staging area, signs, gates and drift fencing will be installed as appropriate to control access.

Finally, the District intends to accommodate people with mobility limitations to the extent practicable. The first approximately half-mile of trail leading east from the staging area traverses relatively flat terrain, and will be of sufficient smoothness and width to accommodate wheelchairs. The loop trail on the northwest plateau will be designed with relatively gentle slopes to accommodate those who cannot undertake strenuous physical activity. Finally, as much of the picnic area as possible will be designed to accommodate people in wheelchairs as well as the visually impaired, and at least one of the picnic areas will have an all-weather, compacted decomposed granite surface.

Nighttime and Seasonal Restrictions. As a public safety measure, the staging area and trails will be open for public use from one hour before sunrise to one hour after sunset, and the entry gate at the staging area will be closed and locked at other times. Any nighttime use, such as for star gazing, will be limited to groups by special permission only. The staging area and trails will also be closed to the public during periods of extreme fire danger, as determined by the District in consultation with the County Fire Marshall. Temporary restrictions on bicyclists and equestrians will also be imposed during rainy periods for trail segments where soil types and grades make them susceptible to churning of the soil and resultant damage to the trail, erosion and sediment runoff.

Picnic Area. Several picnic tables will be provided in the vicinity of the staging area. If permitted by the MOU with the City of Napa, charcoal grills will be installed along with the tables. Reservations, made on line through the District's web page will be required to maintain control over demand and ensure appropriate behavior. No collecting or burning of wood will be permitted to avoid damage to the environment or to minimize smoke and sparks. The District will maintain a minimum 15-foot radius area free of combustible materials around each grill.

Signage. A kiosk will be provided at the staging area that includes trail maps, information about the ecology of the area and sensitive resources, permitted and prohibited activities, potential hazards, and emergency contact numbers.

Emergency Response Plan. In coordination with emergency service providers and the City of Napa, the District will develop an emergency response plan prior to opening the area to public use. The District will periodically (at least once every six months) review the plan with emergency service providers to ensure all contact information is accurate and up-to-date, to evaluate whether the plan is working as expected, and to make modifications as needed to the emergency response plan and/or to the manner in which the facilities are being operated. Emergency phone numbers will be posted at the staging area, and the trail host as part of his/her training will be made familiar with emergency response procedures. The District through its staff, trail host and volunteer trail patrol will be responsible for routine monitoring and may assist in reporting emergencies, but will not be expected to provide medical, fire or security services. The emergency response plan will describe how and under what circumstances County Sheriff, City of

Napa police and other City staff, California Department of Forestry, and County ambulance services will be obtained.

Insurance. Civil Code Sections 831.2, 831.4 and 831.7 provide considerable liability immunity to public agencies who permit a wide range of recreational activities on their lands and trails. Generally speaking, the code indicates that people who chose to engage in recreational activities assume the risk associated with those activities. The District in addition carries standard liability insurance to cover those instances where this immunity does not apply. This District's insurance policy will be amended to cover operations at the Milliken site prior to the area being opened to the public.



Napa County Regional Park
and Open Space District

STAFF REPORT

Date: January 14, 2008
 Agenda Item: 4.D
 Subject: Discussion and potential action on additional comments on the draft Napa County General Plan

Recommendation

Discuss possible comments on the draft Napa County General Plan in addition to those which the District has previously submitted, and if desired, authorize the Board Chair to submit those comments to the Napa County Board of Supervisors and Napa County Planning Commission

Background

As part of the initial public review of the draft Napa County General Plan, the District last year submitted a variety of comments to the General Plan Update Steering Committee. These comments have generally been incorporated into the draft Plan. A revised draft Plan has now been released, and the Planning Commission and Board of Supervisors have begun their review of the draft Plan. A joint hearing of the Planning Commission and Board of Supervisors is scheduled for Tuesday, January 15, 2008, where input will be taken and direction by the Commission and/or Board may be given.

Since the Board of Directors last provided comments on the draft Plan, changed circumstances and new information has prompted some members of the Board to suggest that further comments may be in order. Two topics in particular have been raised:

- (a) With the veto by the Governor of legislation that would have authorized the County to purchase Skyline Park, the suggestion has been made by various people that the County should consider rezoning the park as a public park, to reduce or eliminate the threat that the State would try to sell the land for development. Since the County does not at present have a public park zoning category, such a zone would need to be created before it could be applied to Skyline Park. If a public park zoning category is desired, the General Plan should contain a policy supporting such an approach.
- (b) Public rights-of-way no longer needed for motorized transportation are potentially very valuable for non-motorized recreational trails. The Oat Hill Mine Road is an obvious example. The County has for several decades had a policy of abandoning public roads if not needed for motorized access. While the County has typically reserved from such abandonments the right to utilize such rights-of-way in the future should the need arise, it can be difficult and time-consuming to actually exercise this reserved right. Again, the Oat Hill Mine Road is an obvious example. It may make sense for the General Plan to include a policy stating that rights-of-way not needed for motorized access would not be abandoned unless it has first been determined that they also have no potential value for non-motorized recreation.



Napa County Regional Park
and Open Space District

STAFF REPORT

Date: January 14, 2008
 Agenda Item: 4.E
 Subject: Discussion and possible recommendation on potential purposes and projects appropriate for future transportation-related funding

Recommendation

Authorize the Board Chair to sign a letter to the Napa County Transportation Planning Agency informing the Agency of potential projects and programs which could appropriately be included in future transportation funding programs

Background

Over the past two decades the understanding of transportation needs and funding mechanisms has broadened considerably. This change has occurred at the federal, state and local level. Among both transportation professionals and policymakers, there is now a well-articulated and generally accepted understanding that transportation includes not just building roads and laying pavement, but also congestion management, demand reduction, providing mobility through non-motorized alternatives, and addressing environmental impacts systematically rather than piecemeal.

Federal, state and local transportation funding programs have responded to this broader understanding by (1) sponsoring or supporting bicycle and pedestrian projects that serve a direct transportation purpose and/or promote public safety, (2) funding the operation of public transportation routes and systems, (3) funding projects that reduce the demand for automobile-based transportation facilities, and (4) mitigating the community and environmental impacts of transportation projects at a programmatic level rather than for each individual transportation project.

Of these broader transportation purposes, projects that support demand reduction, public safety and environmental mitigation in many cases overlap the Napa County Regional Park and Open Space District's mission.

The Napa County Transportation Planning Agency is currently soliciting input on transportation needs countywide, as part of its investigation into developing new sources of funding for meeting these needs. It would be appropriate for the District to provide input on projects related to the District's mission which the Agency should consider in its investigation.

Demand Reduction and Public Safety

The network of non-motorized trails, paths and lanes proposed for Napa County and its cities offer genuine transportation benefits by reducing the demand for more streets and highways and by increasing public safety for both automobile drivers and for pedestrians and bicyclists.

An effective means of funding such projects is both to earmark funds for the highest priority projects and to establish a competitive process for selecting additional projects. This combined approach has several advantages: it assures the public that funding will go first to the most critical projects of greatest concern; it allows flexibility to respond to changing circumstances and take advantage of new opportunities; and, it provides a way for projects to get funding even though they may not be large enough to garner broad public awareness.

Priority Projects (construction and operation)

- Napa River/Bay Trail from American Canyon to City of Napa County
- Napa River Trail (missing segments within City of Napa)
- Salvador Channel Trail within City of Napa
- Trail from Salvador Channel Trail to Yountville paralleling Solano Avenue
- Trail between Yountville and Calistoga
- Calistoga cross-town connection from Oat Hill Mine Trail to Bothe-Napa State Park
- Cross-valley trail connecting Bothe-Napa State Park and Wild Lake Ranch with trail connecting Calistoga and St Helena
- River to Ridge Trail—American Canyon from Napa River to Newell Preserve
- Ridge Trail Undercrossing of Highway 12
- Missing Links in San Francisco Bay Trail not part of the Napa River Trail—Imola Bridge approaches and between the Imola Bridge and the Sonoma County line
- Pope Street-Howell Mountain Bicycle Lanes in St Helena (connecting St Helena with north side of Lake Hennessey)
- Rutherford Road-Conn Creek Road Bicycle Lanes (connecting St Helena-Yountville north-south spine trail with Lake Hennessey)
- Silverado Trail between Yountville Crossroad and Rector Ridge and Rector Ridge Trail
- Bicycle Lane/Path – Trancas St and Monticello Road between Napa River and Atlas Peak Road
- Lake Berryessa Trail
- Oat Hill Mine Trail north

Competitive Program for Demand Reduction Projects (construction and operations)

When and as funding is not needed for specific project priorities, funding should be available on a competitive basis for other project which meet the same basic criteria (promotes safety, reduces demand for driving, makes connections between residential, commercial and recreational destinations)

- Bicycle Rest Stops/Picnic Areas
- Connections to regional trails and regional parks
- Recreation that doesn't need or reduces the need for driving (destinations close to home/work)

Environmental Mitigation Program

Environmental impacts from transportation projects come in two forms. The first relates to specific impacts – loss of a specific type of habitat, filling of a wetland, and the like. These impacts are identified in the environmental review process for each project, and by law these impacts must be mitigated whenever feasible through specific, like-for-like mitigations. The second category includes systemic and cumulative impacts of the transportation system. These include ongoing environmental impacts caused by the existing network of streets and highways, as well as the

individually minor but cumulatively significant impacts of new road projects. Examples of such impacts are wildlife killed and injured by vehicles, reduction in water quality in streams, lakes and the Bay due to increased stormwater runoff and the contaminants and sediments in this runoff, fragmentation and reduction in the quality of wildlife habitat, loss of migration and mobility corridors for wildlife, and risk of injuries to pedestrians and bicyclists.

Existing law is sufficient for addressing project-specific impacts, but is weak regarding systemic and cumulative impacts. This weakness can best be addressed by establishing and funding a cumulative impact mitigation program. Under such a program, projects which mitigate for the systemic and cumulative environmental impacts of our transportation system would be funded on an ongoing basis through a competitive selection process.



Napa County Regional Park
and Open Space District

STAFF REPORT

Date: January 14, 2008

Agenda Item: 4.G

Subject: Consideration of support for the Land Trust of Napa County's grant proposals to the State Coastal Conservancy to develop An interim management plan for Wild Lake Ranch, the Duff properties, and Robert Louis Stevenson State Park, and to assist with the acquisition of the Duff properties

Recommendation

Authorize a letter of support for the Land Trust of Napa County's request for grant funding.

Background

Included below are descriptions of the two grant requests which the Land Trust of Napa County is preparing to submit to the State Coastal Conservancy. The Land Trust has asked for District support for the grants. Both projects are of great interest to the District, and are intimately linked with the Oat Hill Mine Trail which the District has agreed to improve and manage on behalf of the County.

INTERIM MANAGEMENT PLAN GRANT REQUEST

The Land Trust of Napa County requests funding from the Coastal Conservancy to create an Interim Management Plan (IMP) for Robert Louis Stevenson State Park and surrounding lands. This plan will support the vision The Land Trust and State Parks have to integrate public and privately-owned lands in high biodiversity areas to form a 12,000+ acre open space in northeast Napa Valley. The area will provide habitat protection and recreational opportunities on a scale previously unknown in the region. The planning area will include the existing Robert Louis Stevenson State Park, Wildlake Ranch, Duff Ranch, State School Lands, the Oat Hill Mine Road, and limited private property. It is our hope that, once State Parks acquires the properties within the planning area now owned by The Land Trust, the IMP will provide a strong foundation from which State Parks will manage the land.

The IMP will combine an analysis and presentation of data regarding the proposed planning area with recommendations for present and future management. A presentation of background information and existing data will include the history and long-term vision for the project, the purpose of the management plan, and a map and descriptive information about the location and setting. Existing data will be combined with the collection of additional information on geology, flora and fauna, viewshed, terrestrial habitats, watershed and aquatic habitat, current uses, adjacent property owners, and public access. Analysis of these data will include a discussion of possible funding sources for securing and managing these properties as well as the potential impacts and cost-benefit to the various possible managing agencies.

The IMP will make recommendations for integrated management of the properties, assessing alternatives for resource management, public access, and financing of operations. It will address vegetative management, roads and trails, aquatic habitat protection and enhancement, and recreational uses. The IMP will prepare future owners/managers for a CEQA process by providing baseline information and alternatives for management.

Support and guidance for the IMP will come primarily from an advisory group composed of technical specialists and representatives from the primary stakeholders, including The Land Trust of Napa County, state and local resource agencies, academic institutions, conservation groups, and private landowners. In addition, we will solicit public input from target groups to introduce the vision of an expanded park and provide opportunity for public participation.

The Land Trust will contract with a consulting firm that has experience developing land management plans that address resource protection and public use. The consultants will work with Land Trust staff to compile and analyze information on natural resources, watersheds, access, and fire management. The consultants will organize a technical advisory group and solicit initial public input on the plan. The proposed timeline for this project, once a firm has been selected, is eighteen months. The cost for the consultant's work is estimated at \$260,000, plus \$30,000 to cover The Land Trust's project management and grant administration costs.

An IMP is essential to provide the background and framework upon which to establish the vision of this world-class conservation opportunity in Napa County and to inform the State about the value of its investment in these properties. Thank you for the opportunity to apply for funding for this plan and for partnering with us in this vision.

DUFF ACQUISITION GRANT REQUEST

The 1,120-acre Duff Ranch property represents the "missing link" between the 3,045-acre Wildlake Ranch and the 5,200 acres that today comprise Robert Louis Stevenson State Park. When the Napa Valley Wild Campaign is complete, an impressive swath of permanently protected lands will span the skyline from the summit of Mt. St. Helena nearly to the town of Angwin, over 15 miles away by hiking trail.

The Duff property is located within the North Coast Range of California on a ridge of mountains locally referred to as the Howell Mountain Range. It is situated on the rugged slopes south of the Palisades, reaching onto a rocky ridge top and descending into the north end of the Napa Valley about 1.5 miles east of Calistoga. Across this expansive distance, the elevation ranges from approximately 750 ft. in Simmons Canyon to 2758 ft. on a peak known as "High Point." Geologically, this unique landscape sits atop bedrock of volcanic origin dating back to the Sonoma volcanic episode that occurred 4-5 million years ago.

The Duff property is a remarkable mosaic of seven important California habitat types including stunning visual rock outcrops near the Palisades and a myriad of volcanic cliffs and caves. The lower elevation portions of the property consist of Mediterranean Dry Mesic Mixed Conifer Forest and Woodland with significant representation of Mixed Oak Woodland, Dry Mesic Chaparral and Pine Oak Woodland and Savannah. The property is an oasis of special status plants including: Narrow-anthered California Brodiaea, Nodding Harmonia, Redwood Lily and Napa Lomatium. Locally rare species on the property include the Phantom Orchid and Arrowleaf Buckwheat. The Duff property arose as one of a handful of highest-priority biodiversity targets in Napa County in both NatureServe and Nature Conservancy studies that were conducted in 2001.

The protection of the Duff Ranch property and the adjoining Wildlake Ranch provides a once-in-a-lifetime opportunity to expand Robert Louis Stevenson State Park. This addition will initiate the creation of a vast protected skyline for local residents to enjoy, recreate and appreciate. Napa Valley's regional real estate market has been sizzling for large "developer-oriented" properties with common characteristics: multiple parcels, estate homesite potential, and small, but strategic plantable lands. With its 12 legal parcels, the Duff property is valued at a relatively modest \$3.6 million for over 1,000 acres of land. This would be a "steal" for any number of new wealthy residents of the Napa Valley who desire a secluded property near the world class wineries and restaurants here. If we don't act now, the property will fall into private hands and the pristine ridgeline will be blighted.

The Land Trust entered into a one-year option with David Duff in February, 2007 to purchase the property for \$ 3.6 million. We must also raise an additional \$600,000 for stewardship and administrative expenses in order to acquire this property. If we are not able to acquire the property by that date, we are contractually allowed to extend the agreement for a second year, at a cost of \$15,000 per month. The inclusion of the Duff property in the Napa Valley Wild Campaign will allow for an even greater conservation opportunity – combining Wildlake, Duff, and the State School Lands with Robert Louis Stevenson to expand the State Park from its current 5,200 acres to over 13,000 acres.



Napa County Regional Park
and Open Space District

STAFF REPORT

Date: January 14, 2008

Agenda Item: 4.H

Subject: Acceptance of and authorization for the Board President to enter into a contract with the County of Napa to receive \$359,000 in grant funding over a three year period to support District capital projects

Recommendation

Accept and authorize the Board President to enter into a contract with the County of Napa to receive \$359,000 in grant funding over a three year period to support District capital projects

Background

The Napa County Board of Supervisors has approved grant funding to the District in the amount of \$359,000 to support various District projects. Funding for the grant comes from the County’s Special Project Fund, and the Board decision was made based on the results of a competitive grant application process.

SCOPE OF WORK

Activity:	Timeline:
<p>1. Oat Hill Mine Trail: Install signs, kiosks, benches and gates, stabilize slopes and reduce erosion, and clear brush so that the trail can be formally opened as a multi-use trail. The section of the Oat Hill Mine Road to be improved extends for eight miles from the junction of Highway 29 and the Silverado Trail next to Calistoga and the junction with Aetna Springs Road in upper Pope Valley (\$50,000).</p>	<p>Year One</p>
<p>2. Camp Berryessa: Design and construct a semi-rustic campground and environmental educational facility useable by groups and others for environmental education and recreational opportunities.</p> <p>The project will be conducted on a small peninsula that extends into the Putah Creek arm of Lake Berryessa and will be completed in accordance with the following timeline:</p> <ul style="list-style-type: none"> a. Support the preliminary engineering and operations planning for the facility (\$50,000); and b. Support the completion of the environmental review for 	<p>Year One</p> <p>Year Two</p>

<p>the project (\$27,700); and</p> <p>c. Utilize the remaining funding (\$82,000) to assist and/or match other grant funds to complete the final engineering, obtain permits, and construct the project.</p>	Year Three
<p>3. Napa River/Bay Trail--American Canyon to City of Napa: Complete the planning and review analyses pursuant to the CEQA and NEPA for approximately an 8.5 mile segment of the San Francisco Bay Trail.</p> <p>Utilize the remaining funding as a match to other grants for constructoffing all or part of the trail including interpretive materials.</p>	<p>Year One</p> <p>Year Three</p>

COMPENSATION REIMBURSEMENT

Grant funds would be designated as follows:

Year One:	\$50,000	Oat Hill Mine Trail
	\$50,000	Camp Berryessa
	<u>\$50,000</u>	Napa River/Bay Trail
	\$150,000	Total Funding Year One
Year Two:	<u>\$27,700</u>	Camp Berryessa
	\$27,700	Total Funding Year Two
Year Three:	\$ 82,000	Camp Berryessa
	<u>\$100,000</u>	Napa River/Bay Trail
	\$182,000	Total Funding Year Three
Year 1-3:	\$359,000	Total Grant



Napa County Regional Park
and Open Space District

STAFF REPORT

Date: January 14, 2008
 Agenda Item: 4.I
 Subject: Report on expenditures and encumbrances approved by the General Manager

Recommendation

Receive this report on expenditures and encumbrances approved by the General Manager

Background

Section III.A (7) authorizes the General Manager to bind the district for supplies, materials, labor and other valuable consideration, in accordance with board policy and the adopted District budget, up to \$10,000 for non-construction purposes and up to \$25,000 for construction purposes, provided that all such expenditures are subsequently reported to the Board of Directors.

Pursuant to this authorization, the following information is provided to the Board:

<u>Date</u>	<u>Amount</u>	<u>Action</u>
12/7/07	\$1,452.88	Payment to Alliant Insurance Services for District liability insurance for 11 months.
12/18/07	\$3,500.00	Payment to Stahr and Associates for appraisal of Berryessa Vista property
12/19/07	\$330.30	Payment to Napa Register for legal notice for Use Permit application for Berryessa Vista
12/19/07	\$327.75	Payment to Napa Register for legal notice for Use Permit application for Napa River/Bay Trail Phase I
12/28/07	\$3,024.03	Payment to CJ Yip and Associates for professional services

Napa County Regional Park and Open Space District

Plan of Projects

Status Report for January 14, 2008

<u>Name of Project</u>	<u>Description</u>	<u>Status</u>
Bay/River Trail -- American Canyon to Napa	An 8+ mile recreational trail between the cities of American Canyon and Napa generally following the Napa River and interior levees of associated wetlands.	Feasibility study completed. The District has submitted a Grant application to River Parkway program for Phase I (between American Canyon and Green Island Road) in partnership with City of American Canyon. The comment period on the Proposed Negative Declaration for Phase I between American Canyon and Green Island Road has ended, and no comments were received. The Napa-Vallejo Waste Management Authority has authorized its General Manager to provide a letter indicating the Authority's willingness to allow the District to use a public access easement in the vicinity of the American Canyon landfill. The District is now seeking concurrence from the State Land Commission (who also holds the same public access easement). The County Planning Commission has approved a Use Permit for Phase I of the trail (between American Canyon and Green Island Road. The County Board of Supervisors has approved funding for the District to complete CEQA for the remainder of the trail.
Berryessa Estates	Bureau of Land Management has declared 160 acres next to Berryessa Estates as surplus, and BLM has expressed willingness to transfer to District under their Recreation and Public Purpose Act procedure. Would serve as a wilderness park for residents of Berryessa Estates, and could eventually be the northern trailhead for a trail between Berryess Estates and Pope Canyon.	Draft trail plan prepared. CDF has indicated its crews will be available to clear brush for a combined firebreak and trail; crews cost \$200/day. Next step is to hold another community meeting in Berryessa Estates to get input from and determine level of support in the community, then submit RPP application to BLM
Berryessa Vista	Purchase of 224 acres from the Land Trust of Napa County for use as a public park.	The County Board of Supervisors has approved use of Prop 12 funds for the purchase. The District Board has approved going forward with the purchase. The land trust Board of Directors has approved sale to the District. The District has completed an appraisal of the property. The Bureau of Reclamation has approved use of Lake Berryessa for the public to access the property. Environmental review has been completed, and the County has approved a Use Permit for using the property as a wilderness park. The State has approved the terms of a land tenure agreement required by Proposition 12, which will go to the Board of Supervisors for approval on January 15, 2008. A Preliminary Title Report has been ordered. District and land trust staff are preparing the documents needed to complete the transaction.

Camp Berryessa	Redevelopment of former Boy Scout Camp into a group/environmental education camp.	Draft MOU with Bureau of Reclamation has been approved by BOR and by District counsel. The signed copy of the MOU has been received by the District. The next step is for staff to prepare a scope of work for the feasibility/planning/engineering study.
Connolly Ranch	Construction of patio, restrooms and cooking facilities	Staff is completing paperwork for the County to obtain reimbursement from Proposition 12.
Lake Hennessey North Shore Trails	Would open up several miles of existing dirt access road, and construct approximately 1 mile of new single track trail, into a loop trail system on the north side of Lake Hennessey	Next step is to complete draft trail plan, management plan and CEQA review.
Master Plan Development		Board Master Plan subcommittee is meeting regularly with staff. A plan outline has been developed, and drafting is underway.
Milliken Reservoir Trails and Picnic Area	Would construct approximately 3 miles of Bay Area Ridge Trail plus additional feeder and loop trails, along with a staging and picnic area	The feasibility study has been completed, including a draft Operations and Management Plan. Next step after acceptance by the Board of Directors is to complete environmental review and public outreach.
Napa River Ecological Reserve	Improvements to the reserve including paving parking area, controlling vehicle access through placement of rock barriers, replacement of old signage and information panels.	Paving and rock installation complete. Staff is working to complete the paperwork to get reimbursement for costs through Proposition 12. The State Coastal Conservancy has approved a \$100,000 grant for habitat restoration, environmental education and improved signage. A Notice of Exemption under CEQA has been filed on this project. The next step is to complete a grant contract with the Conservancy.
Newell Preserve	Provide on-site water supply for group campground and so cattle can be restricted from access to riparian areas.	As part of the arrangement with the land trust on the District's purchase of Berryessa Vista, the land trust is willing to use some of the proceeds from the transaction to fund a well pump and distribution system at the Preserve. However, the first well drilled by the City of American Canyon came up dry. The City is planning to try drilling in a second location.
Oat Hill Mine Trail	Grand opening to the Oat Hill Mine Trail with weekend of signage installation, brush removal and erosion control	As a result of litigation, the volunteer work party weekend has been rescheduled for May 16-18, 2008. Staff is continuing to prepare for the event, and is seeking County approval to move forward with the work party without waiting for the conclusion of the litigation.

Rector Ridge/Stags Leap Ridge Trail	Construction of staging area and 6+ miles of Ridge Trail climbing east from Silverado Trail near Rector Creek.	CEQA on this project was completed several years ago--may require minor updating. The project concept has been approved by the District Board. Staff has met with the Pathway Home Project leadership at the Veterans Home, who are supportive of the trail as an amenity which will benefit their program. The Pathway Home Project is planning on issuing a white paper seeking proposals for outdoor recreational opportunities that can benefit the program; when this is issued, staff will submit a formal proposal to the Department of Veteran's Affairs.
River to Ridge Trail	Lot line adjustment to legalize River to Ridge Trail as constructed (it currently encroaches on private property in two locations)	Lot line adjustment approved by Syar Properties. Approval by Department of General Services has hit a snag; staff is working with DGS to resolve the problem. District staff is working with an Eagle Scout candidate on the installation of interpretive materials near the trail entrance.
Skyline Park Protection	Acquisition of Skyline Park	Legislation by Senator Wiggins to authorize sale to the County was vetoed by the Governor. The County is considering alternatives for assuring the property continues to be available for park use.
Skyline Park Improvements	Erosion control work on Lake Marie Road, and paving of campground loop road.	All work is complete. Final paperwork is in preparation to obtain reimbursement from the County.
South Wetlands Opportunity Area	Transfer to the District those wetlands owned by the Napa County flood control district between the Napa River, Highway 29 and Newport Drive for use as habitat and nature-based recreation.	Transfer approved in concept by the flood control district advisory committee and Board of Directors. District staff is researching flood district documents related to the site, and has begun outreach to neighbors, the City of Napa and other interested parties.
Vallejo Lakes	Possible purchase of 1100 acres of surplus Vallejo Water District lands, of which 200 acres are located in Napa County	Staff-level discussions between the District, the Land Trust of Napa County, the County of Solano and the Solano Land Trust indicate a common desire to work together to purchase this property adjacent to Skyline Park. The Vallejo Water District Board has approved surplusing of the property.
Wild Lake Ranch	Possible joint management of trails, camping and picnic areas through agreement between the Land Trust, the District and State Parks	Continuing discussions with the Land Trust of Napa County and California State Parks regarding development of master plan and long-term ownership and management arrangements. The land trust is preparing a grant request to fund development of the master plan.