

CITY OF SANTA ROSA
CITY COUNCIL

TO: MAYOR AND CITY COUNCIL
FROM: JEN SANTOS, PARKS DEPUTY DIRECTOR, TRANSPORTATION
AND PUBLIC WORKS DEPARTMENT
SUBJECT: ADOPTION OF MITIGATED NEGATIVE DECLARATION FOR
KAWANA SPRINGS COMMUNITY PARK MASTER PLAN AND
ADOPTION OF THE KAWANA SPRINGS COMMUNITY PARK
MASTER PLAN

AGENDA ACTION: RESOLUTION

RECOMMENDATION

It is recommended by the Transportation and Public Works Department, Parks Division, that the Council, by resolution, adopt the Mitigated Negative Declaration and Master Plan for Kawana Springs Community Park to include paved trails, community garden with portable restroom enclosure, parking, picnic areas, shade pavilions, children's play areas for ages 2-5 and 5-12, restroom building, bocce courts, dog park, bicycle pump track, half basketball court, table tennis, fitness stations, volleyball, multi-use turf area, pedestrian bridge, cross walks and looped walking paths.

EXECUTIVE SUMMARY

The purpose of the proposed Kawana Springs Community Park Master Plan is to provide a park master plan that includes the community's desired park amenities based on their input. The purpose of the Mitigated Negative Declaration is to provide environmental analysis, mitigation and declaration in support of the Kawana Springs Community Park Master Plan.

BACKGROUND

Kawana Springs is identified as a 19.2-acre community park site in the Santa Rosa 2035 General Plan and the Recreation and Parks Business and Strategic Action Plan. Kawana Springs Community Park is located in the southeast quadrant of the city of Santa Rosa and is bisected by Kawana Springs Creek which at its western edge becomes Colgan Creek. The park site is adjacent to the Sonoma County Taylor Mountain Park and otherwise surrounded by subdivision residential areas, Sonoma Academy and rural residential.

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The land for Kawana Springs Community Park was dedicated to the City in phases between 2006 and 2008 from Kawana Springs #3, #5, and #6 subdivision developments. Five wetland mitigation areas were also dedicated to the City from the Kawana Springs subdivision project and are located along Kawana Springs Road. Additionally, the City Water Department operates a water well and pump station located within the park along Kawana Springs Road, near the cross street of Taylor Mountain Road. The park is undeveloped and without a master plan. A Master Plan will guide the type and placement of assets on the site as funding becomes available, and aide the City in applying for grants to improve the site.

On August 18, 2016 Council approved an Agreement #F001243 with David J Powers & Associates (DJP), Inc, San Jose, CA to provide environmental analysis and declaration for the proposed Kawana Springs Community Park Master Plan.

On November 15, 2016, Council approved Agreement #F001308 with GSM Landscape Architects (GSM), Inc., of Napa, CA to provide a master plan and 30% design and engineering plans for Kawana Springs Community Park. Design services included assisting the City with preparation of the Master Plan and neighborhood meetings and workshops.

Kawana Springs Community Park requires a community developed and Council approved master plan in order to construct the park with amenities as desired by the community. The master plan in-turn requires environmental analysis to determine any environmental impacts and mitigation required for future park development. Upon Council approval of both the Mitigated Negative Declaration and the Master Plan, the City may move forward with future development of the park as approved in the master plan and as funding becomes available.

PRIOR CITY COUNCIL REVIEW

Not applicable

ANALYSIS

GSM and DJP worked in conjunction with each other, the City and the community to prepare graphics and provide research regarding opportunities and constraints at Kawana Springs Community Park.

The following public meetings were held to solicit feedback from the community regarding their desired park amenities;

- May 13, 2015 at Bennett Valley Senior Center (BVSC)
- June 17, 2015 at BVSC
- July 22, 2015 at Board of Community Services (BOCS)
- August 26, 2015 at BOCS

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- May 20, 2017 at BVSC
- June 24, 2017 at BVSC
- August 23, 2017 at BOCS (received BOCS recommendation)

During the community outreach process, the participants were eager to move forward with the master planning process since the Kawana Springs property was dedicated as park land over ten years ago. Beginning meetings included providing information to the community about existing and planned nearby parks and amenities.

The community was provided with basic information regarding the site opportunities and constraints. Although the park is approximately twenty acres in total, most of the acreage is in linear form along the creek. Therefore, the majority of the future active use area is less than five acres, eliminating the ability to provide large sport fields. The linear nature of the park will allow for future trails along the creek. The information and background allowed residents to provide meaningful feedback regarding desired amenities.

Early versions of the master plan included amenities such as a walking trail the length of the park and adjacent to the creek, community garden, dog park, large playground, picnic areas, bocce courts, parking and restrooms. Concerns were voiced about the parking in front of residential areas and the park parking being used for visitors to Sonoma County's adjacent Taylor Mountain Park where a fee is required for parking. There were also concerns that parking along Kawana Terrace Road was being used for the same as well as deteriorating the condition of the creek bank.

As the master plan developed with further input from the community, additional types of picnicking were included, the community garden was further defined, sand volleyball was added, a looped trail was added around the active use areas and residents were interested in potentially developing a future resident parking pass for the neighborhood area to keep parking available for local residents. Boulders were planned to line the tiny space between the creek and Kawana Terrace Road to allow future restoration as well as natural restoration of the creek edge.

The master plan continued to develop, and the graphics showed existing park features such as the mitigation wetland areas with another proposed trail adjacent. The community also added a bicycle pump track and a half basketball court and further reduced the irrigated turf area. Sand volleyball was relocated and the pedestrian bridge at the eastern most part of the park was further defined. Drop off areas were added to the community garden parking area and the main park parking area.

Three future cross-walks were defined and during the master planning process a four-way stop was installed at the intersection of Kawana Springs Road and Meda Avenue to address immediate concerns regarding a safe place for children to cross the very busy Kawana Springs Road on their way to and from school.

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Kawana Springs Community Park has been of great interest for years with residents joining the city's volunteer program to help steward the riparian areas as well as a natural trail along the southern border of Kawana Springs Creek. Also, the City's Fire Department provides high-weed mowing annually and City park maintenance staff remove weeds from blocking the adjacent existing sidewalks.

City staff met annually with students from the adjacent Sonoma Academy to dialogue about possible amenities for Kawana Springs Community Park. Students produced dioramas of the park site and discussed the importance of participation from their age group (grades 9-12). Students preferred table tennis, zip lines and a mix of traditional park amenities with the natural areas. A type of zip-line is planned for the future playground.

The County of Sonoma Recreation and Parks Department also worked with City staff to provide comments regarding the master plan development process. The County also discussed the issues along Kawana Terrace Road that borders Kawana Springs Community Park and is the main entry to Taylor Mountain. County staff noted that they prefer boulders or similar natural buffers installed along Kawana Terrace Road as well as recommending compliance with the City's Bicycle and Pedestrian Plan.

Throughout the entire park master planning process the dog park, community garden and trails were consistently the highest desired amenities. Some residents would like the park to be mostly undeveloped and open space instead of a mix of activities. Some residents would prefer a large sports field or arena for soccer, baseball, softball and bicycle racing. Traditional sports fields are too large to fit within the active park space. A community park with a mix of active use space as well as a large corridor of natural and riparian areas are needed in the southeast quadrant of the City.

Galvin Community Park and Howarth Community Park are the only other community parks within the quadrant. However, in the local area not including Bennett Valley, Kawana Springs Park is the only community park planned between Highway 101 and Highway 12. Therefore, this park is a very important resource for the community to provide a variety of active and passive uses.

The overall master plan reflects the community desires of the park while providing a mix of amenity options.

Each community meeting involved the following outreach strategy;

- Direct mail postcard to residents and property owners in the southeast quadrant of Santa Rosa (6,075)
- Eblast to residents who attended 2015 KSCP planning meetings and opted to subscribe for KSCP notifications (34; 57% open rate)
- Eblast to sports user groups and leagues currently subscribed to field user list

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- Eblast to pump track closure notification list
- Eblast to Santa Rosa residents who subscribe to Recreation and Parks e-Newsletter (38,062; 25% open rate)
- Eblast to local media contacts
- Facebook Event Page on Santa Rosa Recreation and Parks and Community Engagement Facebook page; boosted promotion on Recreation and Parks page.
- Featured in Rec & Parks e-newsletter (2015)
- News Flash on santarosarec.com and srcity.org
- Event page and separate post on nextdoor.com to all Santa Rosa Nextdoor users (21,630)
- Calendar listings on:
 - santarosarec.com
 - srcity.org
 - bayareaevents.com
 - bohemian.com
 - sonomafamilylife.com
 - pressdemocrat.com
 - happeningsonomacounty.com
- Onsite postings along pathway at future park property

FISCAL IMPACT

Approval of this action does not have a fiscal impact on the General Fund. Funding for future improvements will be derived from park development impact fees collected in Zone 4 (Southeast Quadrant).

ENVIRONMENTAL IMPACT

An environmental analysis of the potential impacts to the project site based on the draft master plan was conducted with assistance from the City's consultant David J Powers Associates (DJP). DJP started the studies necessary for the Initial Study in 2015 with the start of a full environmental analysis based on BOCS recommended approval of the draft master plan on August 23, 2017.

DJP prepared an Initial Study consistent with the California Environmental Quality Act guidelines resulting in a Mitigated Negative Declaration for the Kawana Springs Community Park project.

On April 10, 2019 a Notice of Intent (NOI) to Adopt a Mitigated Negative Declaration was submitted to the Sonoma County Clerk's Office. This began the 30-day public comment period regarding the Initial Study. The NOI was available at the Sonoma

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County Clerk's Office and at the City's Recreation and Parks Department project web site. On-site notification was available and email notification was sent to all stakeholders, including Lytton and Graton tribal nations. All public comments and responses are made part of the Mitigated Negative Declaration.

The Initial Study includes the following sections for evaluation: Aesthetics, Agricultural and Forestry Resources, Air Quality, Biological Resources, Cultural Resources, Geology and Soils, Greenhouse Gas Emissions, Hazards and Hazardous Materials, Hydrology and Water Quality, Land Use Planning, Mineral Resources, Noise and Vibration, Population and Housing, Public Services, Recreation, Transportation/Traffic, Utilities and Service Systems, Mandatory Findings of Significance.

Project impacts will be mitigated to a less-than-significant level through implementation of recommended mitigation measures or through compliance with existing Municipal Code requirements and/or City standards. Recommended measures are summarized in the Initial Study/Mitigated Negative Declaration as Attachment A with detailed mitigation measures described in the Mitigation Monitoring and Reporting Plan (MMRP) which is also part of Attachment A. The Initial Study/Mitigated Negative Declaration has been prepared in consultation with local, state and trustee agencies, in accordance with Section 15063 of the California Environmental Quality Act (CEQA) and will serve as the environmental compliance document required under CEQA for any subsequent phases of the project and for permits/approvals required by a responsible agency.

If the project is approved by City Council, a Notice of Determination (NOD) will be filed, which will be available for public inspection and posted within 24 hours of receipt at the County Clerk's Office for 30 days.

BOARD/COMMISSION/COMMITTEE REVIEW AND RECOMMENDATIONS

On July 22, 2015 the Board of Community Services (BOCS) received an update of the master planning process from city staff. The BOCS received public comments, discussed the draft master process thus far and provided recommendations to city staff regarding minor updates to the plan.

On August 26, 2015 the BOCS received an update of the master planning process from City staff. The BOCS received public comments, discussed the draft master process thus far and provided recommendations to City staff regarding minor updates to the plan.

At the August 23, 2017 BOCS meeting, GSM assisted the city with a very detailed and thorough review of all collected data, summaries of community outreach meetings and every update to the draft master plan. The BOCS received public comments, discussed the draft master plan and voted unanimously in favor of the proposed park master plan and recommends Council approval of the same.

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NOTIFICATION

The proposed master plan was noticed for a Public Hearing. Notification was provided by posting a sign on site, publishing notice in a newspaper of general circulation, mailing notice to surrounding property owners, electronic notice to parties that had expressed interest in projects taking place, and bulletin board postings at City Hall and on the Recreation and Parks website.

ATTACHMENTS

Resolution

Exhibit A – Kawana Springs Community Park Master Plan

Exhibit B – Kawana Springs Community Park Master Plan Mitigated Negative
Declaration

CONTACT

Jen Santos, Deputy Director/Parks, jsantos@srcity.org, 707-543-3781.