

PARKS AND RECREATION ADVISORY COMMISSION
WEDNESDAY, November 12, 2003
Marsha Corprew Lakeside Park Garden Center, Oakland, CA

MINUTES

1. CALL TO ORDER:

A regular meeting of the Parks and Recreation Advisory Commission was held at the Lakeside Park Garden Center, 666 Bellevue Avenue, Oakland, California. Chairperson Webb convened the meeting at 4:45 p.m. Mr. Ryugo, Secretary to the Commission, conducted roll call. A quorum was present.

2. ROLL CALL: (one vacancy)

Present: Valerie Abad, Dinah Fischbach-Benson, Theresa Nelson, William Patterson,
Matthew Webb, Mary Ellen Tong

Absent: Alex Hahn, Mario Juarez, Larry Magid, Yvonne Myers

Staff Present: Jim Ryugo, Mary Perisic

Visitors: Claudia Cappio, Ineda Adesanya, Merlin Edwards, M. Stewart-Morris, Laura
Dunn, Judi Bank, Gloria Fong Ma, Jeffrey Nazareno, Art Geen, Phil Tagami,
Homer Shepard, Olu Bereola, Elihu Harris, Rahman Batin, Ray Vickerson Traft,
Patricia Curtin

3. DISPOSITION OF MINUTES:

A. Minutes of October 8, 2003 meeting:

MOTION: Commissioner Nelson moved approval of the minutes. Commissioner Tong seconded the motion which passed unanimously.

4. SPECIAL ORDERS: None

5. DETERMINATION OF SCHEDULE—OUTSTANDING AGENDA ITEMS:

A. PRAC Pending List:

Add:

- Montclair Golf Course (December)
- City Stables (December)
- Bella Vista Park (December)
- Biking in Joaquin Miller Park

6. MODIFICATIONS TO THE AGENDA: Item12 moved up.

7. COMMUNICATIONS: None

8. PRAC COMMITTEE REPORTS: None

9. ADVISORY COUNCIL REPORTS: None

10. **CONDITIONAL USE PERMITS:** None

11. **UNFINISHED BUSINESS:** None

12. **NEW BUSINESS:**

- A. Proposal for Emergency Vehicle Access Via York Trail – Skyline Ridge Estates: Ms. Claudia Cappio of the City's Planning Department gave a brief report. The Planning Department received an application for a development review of 22 homes off of Skyline Boulevard on 13.6 acres. An emergency vehicle access (EVA) road is proposed along a 850 foot long portion of the York Trail, which would allow access for police and fire vehicles, only. The Skyline Ridge Estates Homeowners Association would maintain that portion of the trail, including vegetation management, in perpetuity. At this time the Office of Parks and Recreation (OPR) has no plans to develop the York Trail. The policy recommendation of the PRAC would be forwarded to the City Council. Ms. Ineda Adesanya, Chief Executive Officer of IPA Planning Solutions, Inc., who is working with Dr. Collin Mbanugo, the developer, gave a brief presentation and answered questions. The trail would be only for emergency vehicle, equestrian and pedestrian use. Some of the benefits of having the EVA road would be the restoration of that portion of the trail (850 feet) and reduced fire hazard. The improved trail would connect to Skyline Boulevard which would connect to the road into the proposed development creating a loop that can be used by hikers and bicyclists. There are other trails existing in the area that are being used for emergency access roads, so this one trail would not be setting a precedent.

Commissioner Webb commented that restoring only the 850 feet of the trail was not of much benefit to the public since the remainder of the trail is not useable, and asked whether there were plans to improve the entire York Trail. At this time there are no plans. Commissioner Nelson inquired about the impact on the creek (shown as a catch basin on the map) adjacent to the trail and requirements for additional creek protection. Ms. Cappio explained that as a part of the Environmental Impact Report (EIR) process, the developer will need to have a creek protection plan.

Listed below are the speakers from the public who commented. Note: The phrase "trail improvements" refers to the development of a 850 foot portion of the York Trail to be used as an Emergency Vehicle Access road, including vegetation management.

Merlin Edwards – In **support** of the "trail improvements". He is a resident of the Skyline Boulevard area.

Laura Dunn – A landowner of property above the York Trail and proposed development, is **opposed** to the "trail improvements" because they would undermine her property and cause erosion.

Judi Bank – A landowner adjacent to the proposed development, is **opposed** to the "trail improvements" and expressed concern that unless the trail improvement is complete that there is no public access.

Gloria Fong Mah – A landowner adjacent to the proposed development, is **opposed** to the “trail improvements” and concerned that the improvements will undermine her property and cause erosion, and that the improved trail will not be a benefit to the public.

Jeffrey Nazareno – Spoke for Walter Allen who is in **support** of the “trail improvements”.

Art Geen – In **support** of “trail improvements”. The vegetation management will save the city \$100,000 per year.

Olu Bereola - In **support** of “trail improvements”, important for fire suppression.

Phil Tagami – In **support** of the “trail improvements” as part of a net increase in access to public spaces.

Rahman Batin –A runner and biker who will use the new trail is in **support**.

Homer Shepard – A longtime resident of the area is in **support**

Elihu Harris – In **support** because of the access improvements and vegetation management.

End of public comment.

Mr. Ryugo recommended that the developer also maintain the trail behind the proposed 4-6 houses that would be adjacent to the trail. Otherwise, the overgrown vegetation along that portion of the trail would become a liability to the City. He also was concerned about illegitimate use of the trail and noise, requiring frequent patrolling by Oakland Police or Park Rangers who have limited staff due to budget constraints. Commissioner Tong expressed concern about the trail access from the housing development which would run between two houses.

MOTION: Commissioner Patterson moved endorsement of the plan to develop the York Trail with the following conditions suggested by Commissioner Nelson:

- **That the EIR contain a review of the impact on the catch basin,**
- **the improved trail provide full access for the future development of the entire York Trail,**
- **the development include an additional portion of the York trail behind 4-6 proposed homes adjacent to it,**
- **and once the draft EIR is complete, this item be sent back to the PRAC in sufficient time for comment.**

Commissioner Nelson seconded the motion which passed unanimously.

- B. Land Exchanges and Memorandums of Understanding (MOU) between the City and East Bay Regional Park District (EBRPD): Staff has prepared a report recommending that OPR proceed with a number of land exchanges between the City and EBRPD. There are some City properties adjacent to EBRPD lands and, conversely, EBRPD lands adjacent to City properties. For maintenance purposes, it makes better sense to exchange the properties between the two entities.

MOTION: Commissioner Nelson moved approval of the concept of developing an MOU between the City and EBRPD for land exchanges. Commissioner Patterson seconded the motion which passed unanimously.

C. Nomination of Officers: Commissioner Fischbach-Benson nominated Commissioner Webb as Chair and Commissioner Nelson as Vice-Chair of the Commission. The election will be held at the December 2003 meeting.

13. **COUNCIL REFERRALS:** None

14. **DIRECTOR'S REPORT:** Mr. Ryugo reported that OPR is expanding its middle school programming, hiring part-time staff for 14 middle school sites. He also reported on a recent article in the Oakland Tribune regarding the City's agreement with Coca Cola. The City has fallen short on providing space (including concrete pads and electricity) for all the 230 vending machines as stated in the agreement, and is working with Coca Cola to revamp the agreement.

15. **OPEN FORUM:**

16. **ANNOUNCEMENTS:**

17. **ADJOURNMENT:** Meeting adjourned at 6:45 p.m.

Respectfully submitted,

Jim Ryugo
Secretary

Mary Perisic
Recording Secretary