



PARKS AND RECREATION ADVISORY COMMISSION  
City of Oakland  
Wednesday, March 13, 2013 4:30 P.M.  
Lake Merritt Garden Center, 666 Bellevue, Oakland, CA

Agenda

1. CALL TO ORDER:
2. ROLL CALL:  
BELCHER, DU BOIS, FINLINSON, FLORES, KADERA-REDMOND, MARSHALL, MILLER,  
PETERSON, RICARDS, ROSENBLOOM, WU
3. DISPOSITION OF MINUTES:  
February 13, 2013 meeting minutes
4. SPECIAL ORDERS:
5. PRAC PENDING LIST:
6. MODIFICATIONS TO THE AGENDA:
7. CONSENT NEW BUSINESS:  
None
8. NEW BUSINESS:

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A. Request to Deny Appeal by David Roberts and Allow Sequoyah Home Owners

Association To Remove Three (3) Liquidambar Trees On The Property Located At 109 and 117 Thousand Oaks Street, Oakland, California. On December 21, 2012, the Tree Services Division approved a tree removal application to remove 26 trees (*Attachment A*) growing in the common area of the Sequoyah Heights Home Owners Association (HOA). The HOA provided a landscape plan (*Attachment B*) showing the locations for replacement trees. Several trees proposed for removal are growing in close proximity to existing structures.

- B. Request from Carl B. Munck Elementary School's PTA for Permission to Collect Funds On-site From Donated Items and Ticket Door Sales During A Fundraising Silent Auction Event at Joaquin Miller Community Center on Saturday, April 6, 2013. The Office of Parks and Recreation has received a request from Carl B. Munck Elementary School's PTA, a non-profit organization under the PTA California Congress of Parents, Teachers & Students Inc. The organization is seeking permission to collect funds on-site from donated items and ticket sales during a fundraising silent auction at Joaquin Miller Community Center on Saturday, April 6, 2013. The funds raised will be used to continue to provide the Carl B. Munck community with programs and events.



PARKS AND RECREATION ADVISORY COMMISSION  
City of Oakland  
Wednesday, February 13, 2013 4:30 P.M.  
Lake Merritt Garden Center, 666 Bellevue, Oakland, CA

Minutes

1. CALL TO ORDER:

A meeting of the Parks and Recreation Advisory Commission was held on Wednesday, February 13, 2013 at the Lake Merritt Garden Center located at 666 Bellevue, Oakland, CA. Commissioner /Chair Miller convened the meeting at 4:35 p.m. Dana Riley, Assistant to the Director of the Office of Parks and Recreation, conducted the roll call:

2. ROLL CALL:

Present: BELCHER, DU BOIS, FINLINSON, FLORES, KADERA-REDMOND, MARSHALL, MILLER, RICARDS, ROSENBLOOM WU

4:48pm: PETERSON

Absent: Director Jones-Taylor

Staff: Dana Riley, Diane Boyd, Gail McMillon and Mitchell Thomson

3. DISPOSITION OF MINUTES:

January 28, 2013 Special Meeting Minutes

**MOTION:** Commissioner Miller entertained a motion to approve the January 28, 2013 Special Meeting minutes pending the removal of the parenthetical reference on page 1.

**Moved by:** Commissioner Ricards, **Seconded by:** Commissioner Wu, **Abstentions:**

**Commissioners Marshall and Rosenbloom Motion: Passed**

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4. SPECIAL ORDERS:

None

5. PRAC PENDING LIST:

1. Recreation Advisory Council Manual (RAC) Update

Gail McMillon from the Office of Parks and Recreation gave an update on the status of the manual. No changes were received from the Commission. The RAC will be sent to print and ready for the March meeting.

6. MODIFICATIONS TO THE AGENDA:

**MOTION:** Commissioner Miller entertained a motion to move Item 6, Modifications to the Agenda after Item 8, New Business. **Moved by:** Commissioner Wu **Seconded by:** Commissioner Marshall, **Motion: Unanimous.**

7. CONSENT NEW BUSINESS:

A. Request from the Center for Early Intervention on Deafness for Permission to Collect On-site Registration Fees and Sell Raffle Tickets at their Annual Walk-A-Thon on Saturday, March 23, 2013. The Parks and Recreation Advisory Commission reviewed a request from the Center for Early Intervention on Deafness (CEID), a non-profit organization. The organization is seeking permission to collect registration fees and sell raffle tickets on-

site at their 4<sup>th</sup> Annual Walk-A-Thon at Lakeside Park on Saturday, March 23, 2013. All proceeds will be used to benefit the organization's infants and young children who are deaf and hard of hearing.

B. **Request from the Oakland Running Festival for Permission to Serve and Sell Alcoholic Beverages and Food On-site at the 4<sup>th</sup> Annual Oakland Running Festival Marathon at Snow Park on Sunday, March 24, 2013.** The Parks and Recreation Advisory Commission reviewed a request from Gene Batalik asking permission to serve and sell alcoholic beverages (Beer & Wine) and food on-site for the 4<sup>th</sup> Annual Oakland Running Festival Marathon at Snow Park on Sunday, March 24, 2013. City and local charities will benefit from the funds collected. A portion of the alcohol beverage sales will go to the Oakland Fire Department's Random Acts Charity.

C. **Request for Permission to Accept On-site Registration Fees and Donations at the Rhodes Race 5k Run/Walk to Benefit the Leukemia and Lymphoma Society at Lakeside Park on Sunday, April 14, 2013.** The Parks and Recreation Advisory Commission received a request from Ms. Claire Blaney seeking permission to collect on-site registration fees and donation for the Rhodes Race 5K Walk/Run at Lakeside Park on Sunday, April 14, 2013. The proceeds will benefit the Leukemia and Lymphoma Society (LLS). The fees are donated to the LLS. The minimum registration/donation fee is \$20 per person (\$5 for kids).

**MOTION:** Commissioner Miller entertained a motion to approve the Consent New Business

Items 7A – 7C. **Moved by:** Commissioner Ricards **Seconded by:** Commissioner Wu,

**Motion: Passed**

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8. **NEW BUSINESS:**

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A. **Request to Deny Appeal by Krzysztof Izdebski and Blain Green and Require Preservation of Oak Tree Located on the Property Located at 1045 Hubert Road, Oakland, California.** The Parks and Recreation Advisory Commission reviewed the staff report on Item 8A presented by Mitch Thomson from the Public Works Agency's Tree Division. On December 21, 2012, the Tree Services Division denied a tree removal application (*Attachment A*) to remove a 21" diameter black oak tree growing in the front yard of 1045 Hubert Road. The Protected Trees Ordinance (PTO) requires preservation of trees when reasonable alternatives to removal are available. The permit was denied because (a) the current condition of the driveway did not affect its usefulness, (b) the concrete can be repaired and the tree preserved, and (c) tree removal to solve an insect problem is not an option because there are reasonable treatments to address the insect problem. It was determined that the tree is infested with aphids and sooty mold. Treatments for these conditions have not begun. The owner of the property stated that it would cost approximately \$1,800.00 to have the driveway repaired and expressed his reluctance to do so if removal of the broken concrete should reveal that the roots of the tree in question caused the damage to the driveway. Also, according to the home owner, removal of the tree would cost \$1,200.00-\$1,800.00.

The Commission's Tree Subcommittee members Ricards, Finlinson and Belcher visited the property and reported that the driveway appeared to be sunken as opposed to pushed up from roots, with little or no support underneath. It was recommended that the PRAC should make a recommendation for the use of an arborist as the property owner does not possess the expertise to determine which roots to remove. The committee also reported that the ordinance supports the preservation of the tree as it does not allow for removal of trees for the purpose of maintenance.

Commissioner Ricards supported the recommendation to deny the appeal and requested the language cited at the second bullet of the recommendation be stricken.

Commissioner Finlinson made a Friendly Amendment to deny the appeal by Krzysztof Izdebski of 1045 Hubert Road, tree owner and Blaine Green of 1049 Hubert Road, adjacent neighbor.

**MOTION:** Commissioner Miller entertained a motion to deny the appeal by Krzysztof Izdebski of 1045 Hubert Road, tree owner and Blaine Green of 1049 Hubert Road, adjacent neighbor. **Moved by:** Commissioner Finlinson, **Seconded by:** Commissioner Wu, **Opposed:** Belcher **Abstentions:** Du Bois and Marshall **Motion: Passed**

- B. Combined Community Groups Requests Parks and Recreation Advisory Commission Endorse the Lease Application for Shared Use of St. Andrews Plaza Park Located at San Pablo Ave. and 32nd Street. The Space would be Used to Create Public Art Projects. This Community Driven Project was put Forth to Address the Illegal Activities that Plague this Small Space of 3700FT and the Continued Nuisance and Dysfunction that it Brings to the Surrounding Community Since the Late 1960's. The Parks and Recreation Advisory Commission reviewed the staff report for Item 8B presented by Dana Riley with the Office of Parks and Recreation. Attitudinal Healing Connection 'AHC' a community based organization, in partnership with San Pablo Corridor Coalition and East Bay Community Recovery Project would like to create a public art project to reinforce the collaborative spirit of the local community and change the energy, uses and activity in the St. Andrews Plaza. The project organizers made a presentation before the Public Arts Commission in January and introduced the team to the PRAC. The San Pablo Corridor Coalition is the fiscal agent for the Attitudinal Healing:

The Commission determined that trees in St. Andrews Plaza Park would not be encumbered by the installation of the art work. There was concern that the project would have little impact on the artists' goals and that it would be hidden by the stand of tree in the plaza. The suggestion was made that the art work be located in a different area. The project muralist connected the importance of the installation of the art piece to community beautification and healing, redirecting negative behavior and mitigating crime in this section of the San Pablo Ave. corridor. Elements of a prior mural produced by Attitudinal Healing located several blocks down San Pablo Ave. will be incorporated in this art piece. Lighting is not included in the design of the project.

**MOTION:** Commissioner Miller entertained a motion to endorse the installation of the

Community Art Project at St. Andrews Plaza. **Moved by:** Commissioner Belcher, **Seconded by:** Commissioner Peterson, **Abstained:** Commissioner Ricards, **Motion:** Passed

- C. **Request from the National Multiple Sclerosis Society Seeking Permission to Collect On-site Registration Fees, Pledges and Donations at the Walk MS East Bay Event at Lakeside Park on Saturday, April 20, 2013.** The Office of Parks and Recreation received a request from the National Multiple Sclerosis Society, a non-profit organization, requesting permission to collect on-site registration fees, pledges and donations at the Walk MS East Bay Event at Lakeside Park on Saturday, April 20, 2013. The donations and funds raised will go towards local programs, services, and research for those affected by Multiple Sclerosis (MS). The Commission encouraged the organization to fundraise for their future events.

**MOTION:** Commissioner Miller entertained a motion to approve the National Multiple Sclerosis Society's request to collect on-site registrations fees and donations at the Walk MS East Bay event at Lakeside Park on Saturday, April 20, 2013 **Moved by:** Commissioner Ricards, **Seconded by:** Commissioner Kadera-Redmond, **Motion:** Unanimous

- D. **Request from Adopt a Special Kid Seeking Permission to Host a Fundraising 5K Run/Walk by Accepting On-site Registration Fees and Donation at Lakeside Park on Saturday, July 7, 2013.** The Office of Parks and Recreation received a request from Adopt a Special Kid (AASK), a non-profit organization, seeking to host a fundraising walk by collecting on-site registration fees and donation at the First Annual 5K Fun Run/Walk for AASK at Lakeside Park on Saturday, July 7, 2013. Funds raised will help support the AASK program which serves children who are placed from foster care into adoptive homes. Over 3,400 children have been placed in homes over the past 40 years.

**MOTION:** Commissioner Miller entertained a motion to approve the National Multiple Sclerosis Society's request to collect on-site registrations fees and donations at the Walk MS East Bay event at Lakeside Park on Saturday, April 20, 2013 **Moved by:** Commissioner Belcher, **Seconded by:** Commissioner Ricards, **Motion:** Unanimous

9. CONDITIONAL USE PERMITS:

10. COMMUNICATIONS:

11. PRAC COMMITTEE REPORT:

12. ADVISORY COUNCIL REPORTS:

Commissioner Kadera-Redmond: Public Safety – Reopening of Art Park behind the H. J. Kaiser Park and Remember Them Statue at 19<sup>th</sup> and Telegraph.

Commissioner Marshall: Met with OPR's aquatics staff and linked them to the longest World Swim Lesson Day. The project hopes to spread awareness of water safety and fundamentals. Lessons/competition will be held in 30 minute intervals:

Commissioner Belcher: Met with Malonga staff - the program needs funding to underwrite project to rehab the center's theater.

13. UNFINISHED BUSINESS:

None

14. COUNCIL REFERRALS:

None

15. OPEN FORUM:

Amana Harris from Attitudinal Healing provided a brief update on the McClymonds Mini Park sacred space. Grant funding for the project was not received, however organizers continue to be dedicated to producing the piece.

16. DIRECTOR'S REPORT:

No report from the Director

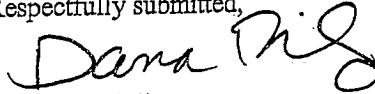
1. Snow Park Dog Play Area Update
2. Council Briefing

17. ANNOUNCEMENTS:

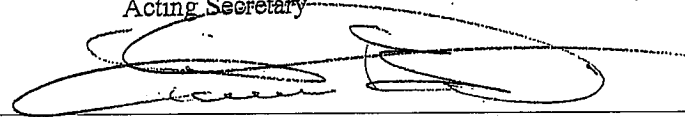
18. ADJOURNMENT:

The meeting was adjourned at

Respectfully submitted,

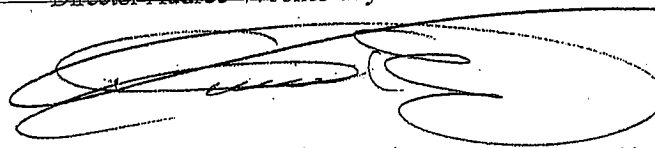


Dana Riley  
Acting Secretary



for

Director Andree V. Jones-Taylor



Diane L. Boyd  
Recording Secretary

This meeting is wheelchair accessible. To request materials in alternative formats, or to request an ASL interpreter, or assistive listening device, please call the *Office of Parks and Recreation at (510) 238-7532* or TDD (510) 615-5883 at least three working days before the meeting. Please refrain from wearing scented products to this meeting so attendees who may experience chemical sensitivities may attend. Thank you.

*Next Meeting:*

*Wednesday, April 10, 2013, 4:30 p.m.  
Lakeside Garden Center  
666 Bellevue Ave, Oakland, CA*

**CITY OF OAKLAND**  
Interoffice Memorandum



**Public Works Agency**

**TO:** Barry Miller, Chair, Parks and Recreation Advisory Commission  
**FROM:** Vitaly B. Troyan, P.E., Director, Public Works Agency  
**DATE:** March 13, 2013

**SUBJECT:** Request to Deny Appeal by David Roberts And Allow Sequoyah Home Owners Association To Remove Three (3) Liquidambar Trees On The Property Located At 109 and 117 Thousand Oaks Street, Oakland, California

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The following report is prepared for the PRAC's consideration.

**SUMMARY**

On December 21, 2012, the Tree Services Division approved a tree removal application to remove 26 trees (*Attachment A*) growing in the common area of the Sequoyah Heights Home Owners Association (HOA). The HOA provided a landscape plan (*Attachment B*) showing the locations for replacement trees. Several trees proposed for removal are growing in close proximity to existing structures.

The tree permit decision was appealed by David Roberts (Appellant) of 113 Thousand Oaks Street (*Attachment C*). Mr. Roberts objected to the removal of three trees. He felt the trees in question were not health or safety issues and removal could be avoided by maintenance. The PRAC is the hearing body for tree removal permit appeals per Chapter 12.36.110 of the Oakland Municipal Code.

**BACKGROUND**

The tree removal permit was submitted by Baefsky and Associates, Environmental Landscape Consulting and Contracting. The consultant submitted the tree removal application at the request of Walsh Property Management and the HOA Board of Directors.

**DISCUSSION**

Tree Services approved tree removal application ND12-171 on January 28, 2013. The approval was based upon Chapter 12.36.050(A)(4), "To pursue accepted, professional practices of forestry or landscape design. Submission of a landscape plan acceptable to the Director of Public Works shall constitute compliance with this criterion." A landscape plan was submitted and approved.

The Appellant's appeal form listed the reasons that he felt City staff made an error or the City staff decision was not supported by the evidence in the record. The Appellant's statements are listed below followed by staffs' response.

1. Appellant: Trees #21-#23 in the plan do not cause public health or safety issues.

*Staff response: The trees were not approved for public health or safety issues (Attachment D – Photographs). Chapter 12.36.050(A)(4) allows tree removal due to “submission of a landscape plan”. Trees #21-#23 were approved for removal because a landscape plan was submitted that showed two (2) replacement 36” box Chinese Pistache and moss rock at 109 and 117 Thousand Oaks.*

2. Appellant: Removal could be avoided by standard management, as has been performed for over 30 years.

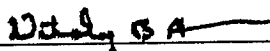
*Staff response: Chapter 12.36.050(B)(1)(b) requires permit denial for “trimming, thinning, tree surgery or other reasonable treatment”. For the property in question, the appellant feels “reasonable treatment” means continuing to pay for root damage of driveways, streets, entry walkways, sewer lines and garage floors. Staff felt the HOA’s proposal for replacing problematic trees was reasonable. Their plan will reduce ongoing root damage costs and liability.*

Chapter 12.36.110(C) of the PTO states, “In considering the appeal, the Park and Recreation Advisory Commission shall determine whether the proposed tree removal conforms to the applicable criteria. It may sustain the decision of the Public Works Agency or require such changes or impose such reasonable conditions of approval as are, in its judgment, necessary to ensure conformity to said criteria.”

#### RECOMMENDATION

The Public Works Agency recommends that the Park and Recreation Advisory Commission:

- Deny the appeal by David Roberts of 113 Thousand Oaks.

  
VITALY B. TROYAN, P.E.  
Director, Public Works Agency

For questions please contact Robert Zahn, Senior Forester, at 510-615-5852

#### Attachments

- A – Tree Permit Decision, ND12-171
- B – Landscape Plan
- C – Tree Appeal Claim Form, 1-28-13
- D – Photographs of trees #21-#23



# ATTACHMENT A

## TREE PERMIT

### City of Oakland, Public Works Agency

Tree Services Division, 7101 Edgewater Drive, Oakland, CA 94621, (510) 615-5934  
Chapter 12.36, Oakland Municipal Code

**Permit #:** ND12-171

**Applicant:** Baefsky & Associates, Agent

**Expires:** Three years from date of issuance

**Decision:** 1-28-13\*

**Address:** Sequoyah Heights HOA

**Permit Type:** Non-development

Removal Approved		Preservation Required	
Tree Quantity	Identified As	Tree Quantity	Identified As
26	24 Sweet gum, 1 coast live oak, California pepper (see attached list)		

**PERMIT REVIEW – FINDINGS (A):** If granted, the applicant’s request would accomplish the following objectives:

- 1. To insure the public health and safety as it relates to the health of the tree, potential hazard to life or property, proximity to existing or proposed structures, or interference with utilities or sewers.
- 2. To avoid an unconstitutional regulatory taking of property.
- 3. To take reasonable advantage of views, including such measures as are mandated by the resolution of a view claim in accordance with the view preservation ordinance (Chapter 15.52 of the Oakland Municipal Code).
- 4. To pursue accepted, professional practices of forestry or landscape design. Submission of a landscape plan acceptable to the Director of Public Works shall constitute compliance with this criterion.
- 5. To implement the vegetation management prescriptions in the S-11 site development review zone.

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None of the objectives above would be accomplished by the proposed removal(s).

**PERMIT REVIEW – FINDINGS (B):** Any one of the following situations is grounds for permit denial, regardless of the findings in section (A) above:

- 1. Removal could be avoided by reasonable redesign of the site plan, prior to construction.
- 2. Removal could be avoided by trimming, thinning, tree surgery or other reasonable treatment.
- 3. Adequate provisions for drainage, erosion control, land stability or windscreen have not been made.
- 4. The tree is a member of a group of trees in which each tree is dependent upon the others for survival.

### OAKLAND MUNICIPAL CODE SECTION 12.36.060 CONDITIONS OF APPROVAL

The following conditions are imposed. Conditions #10 - #13 are imposed if they are check marked:

1. **Defense, Indemnification and Hold Harmless.** To the maximum extent permitted by law, the applicant and its contractor shall defend (with counsel acceptable to the City), indemnify, and hold harmless the City of Oakland, the Oakland City Council, the Oakland Public Works Agency and its respective agents, officers, employees and volunteers (hereafter collectively called City) from any liability, damages, claim, judgment, loss (direct or indirect), action, causes of action or proceeding (including legal costs, attorneys' fees, expert witness or consultant fees, City Attorney or staff time, expenses or costs) (collectively called "Action") against the City for or on account of any damage to property or bodily injury, including death, or damage sustained or arising out of, related to or caused by in any way from the performance of work in this tree permit matter. The City may elect, in its sole discretion, to participate in the defense of said Action and the applicant shall reimburse the City for its reasonable legal costs and attorneys' fees.
2. **Defense, Indemnification and Hold Harmless.** To the maximum extent permitted by law, the applicant shall defend (with counsel acceptable to the City), indemnify, and hold harmless the City of Oakland, the Oakland City Council, the Oakland Public Works Agency and its respective agents, officers, employees and volunteers (hereafter collectively called City) from any liability, damages, claim, judgment, loss (direct or indirect), action, causes of action or proceeding (including legal costs, attorneys' fees, expert witness or consultant fees, City Attorney or staff time, expenses or costs) (collectively called "Action") against the City to attack, set aside, void or annul, (a) an approval by the City relating to this tree permit matter, City's CEQA approvals and determination, and/or notices in the tree permit matter; or (b) implementation of such. The City may elect, in its sole discretion, to participate in the defense of said Action and the applicant shall reimburse the City for its reasonable legal costs and attorneys' fees.
3. **Letter of Agreement.** Within ten (10) calendar days of the filing of any Action as specified in conditions 1 or 2 above, the applicant and/or its contractor shall execute a Letter of Agreement with the City, acceptable to the Office of the City Attorney, which memorializes the above obligations. These obligations and the Letter of Agreement shall survive termination, extinguishment or invalidation of the approval. Failure to timely execute the Letter of Agreement does not relieve the applicant of any of the obligations contained in this Section or any other requirements or conditions of approval that may be imposed by the City.
4. **Permit.** Tree removal, as defined in the Protected Trees Ordinance, Section 12.36.020 of the Oakland Municipal Code, may not start unless and until the applicant has received this permit from Tree Services.
5. **Posting.** The applicant shall post a copy of the tree removal permit in plain view on site while tree removal work is underway.
6. **Tree Damage.** If any damage to a protected tree should occur during or as a result of work on the site, the applicant shall immediately notify the Tree Services Division of such damage. If, in the professional opinion of the City Arborist, such tree cannot be preserved in a healthy state, the Arborist shall require replacement of any tree removed with another tree or trees on the same site deemed adequate by the Arborist to compensate for the loss of the tree that is removed.
7. **Debris.** All debris created as a result of any tree removal work shall be removed from the property by the applicant within two weeks of debris creation, and such debris shall

be properly disposed of by the applicant in accordance with all applicable laws, ordinances, and regulations.

8. **Insurance.** Workers compensation, public liability, and property damage insurance shall be provided by any person(s) performing tree removal work authorized by a tree removal permit.

9. **Nesting Birds.** To the extent feasible, removal of any tree and/or other vegetation suitable for nesting of raptors shall not occur during the breeding season of March 15 and August 15. If tree removal must occur during the breeding season, all sites shall be surveyed by a qualified biologist to verify the presence or absence of nesting raptors or other birds. Pre-removal surveys shall be conducted within 15 days prior to start of work from March 15 through May 31, and within 30 days prior to the start of work from June 1 through August 15. The pre-removal surveys shall be submitted to the Planning and Zoning Division and the Tree Services Division of the Public Works Agency. If the survey indicates the potential presences of nesting raptors or other birds, the biologist shall determine an appropriately sized buffer around the nest in which no work will be allowed until the young have successfully fledged. The size of the nest buffer will be determined by the biologist in consultation with the CDFG, and will be based to a large extent on the nesting species and its sensitivity to disturbance. In general, buffer sizes of 200 feet for raptors and 50 feet for other birds should suffice to prevent disturbance to birds nesting in the urban environment, but these buffers may be increased or decreased, as appropriate, depending on the bird species and the level of disturbance anticipated near the nest.

10. **Fee.** If replacement trees are required but cannot be planted due to site constraints, an in lieu fee as determined by the master fee schedule of the city may be substituted for required replacement plantings, with all such revenues applied toward tree planting in city parks, streets and medians. Fee: \$ \_\_\_\_\_

11. **Planting.** The property owner shall plant twenty-six (26) replacement trees on the property. The replacement trees shall be excellent quality nursery stock and maintained by the applicant until established. Any replacement planting which fails to become established within one year of installation shall be replanted at the applicant's expense. A photograph of the replacement trees, installed in the landscape of the property, shall be mailed or emailed to Tree Services within one week of the replacement trees being installed.

a. Replacement trees shall be a minimum of twenty-four (24) inch box size, except that three, fifteen (15) gallon size trees may be substituted for each twenty-four (24) inch box size tree where appropriate.

b. Replacement tree species shall consist of *Sequoia sempervirens* (coast redwood), *Quercus agrifolia* (coast live oak), *Arbutus menziesii* (madrone), *Aesculus californica* (California buckeye) or *Umbellularia californica* (California bay laurel).

i. The replacement tree species shall be as shown on the landscape plan.

c. Alternate species for the replacement tree will be considered, if proposed by the applicant, when planting space is limited.

d. A landscape plan is required, showing the replacement planting and the method of irrigation.

- 12. Sidewalks. The damaged sidewalk shall be repaired in compliance with the rules and regulations of the City of Oakland, including a sidewalk repair permit if more than 25 square feet of sidewalk is being repaired. Contact the Sidewalk Division at 238-3499 for more information.
- 13. Other conditions that is reasonably necessary to implement the provisions of the Protected Trees Ordinance:

M. Thomson                      1-28-13  
\_\_\_\_\_  
Mitch Thomson                      Date  
Certified Arborist WE-1937A  
Certified Tree Risk Assessor #907

Robert Zahn                      1-28-13  
\_\_\_\_\_  
Robert Zahn                      Date  
Senior Forester  
Certified Arborist WE-8102A

*\*This decision of the Public Works Agency, Tree Services Section, may be appealed by the applicant, or the owner of any "adjoining" or "confronting" property, to the Parks and Recreation Advisory Commission within five (5) working days after the date of this decision and by 3:30 p.m., otherwise the permit is effective. The term "adjoining" means immediately next to, and the term "confronting" means in front of or in back of. An appeal shall be on a form prescribed by and filed with Tree Services, at 7101 Edgewater Drive, Building #4. The appeal shall state specifically wherein it is claimed there was error or abuse of discretion by the City or wherein such decision is not supported by the evidence in the record. There is a \$50.00 fee to file an appeal. Failure to timely appeal this decision and raise any and all issues in your appeal may preclude you from challenging this determination in court. If the appeal is not finally disposed of by the Park and Recreation Advisory Commission within thirty (30) working days of the date of the decision by the Tree Services Section, the decision shall be deemed affirmed, and the permit appeal denied.*

STREET	ADDRESS	SPECIES	INVENTORY	
			TAG	RED TAG
Chimney Rock	21	sweet gum	CR02	#4
Graeagle	25-29	sweet gum	G23	#2
	57	sweet gum	G018	#3
	81	coast live oak	G83	#1
Turtle Creek	75	sweet gum	TC19	#14
Ironwood	60	sweet gum	I61	#17
	64	sweet gum	I59	#16
	123	sweet gum	I47	#15
	135-137	sweet gum	I50	#?
Mission Hills	19	Ca pepper	MH12	#13
Mountain Valley	65-69	sweet gum	MV38	#?
	73-77	sweet gum	MV39	#6
	81-89	sweet gum	MV40	#7
	117-121	sweet gum	MV56	#?
	129-137	sweet gum	MV58	#9
	137-141	sweet gum	MV64	#10
	157	sweet gum	MV67	#?
Thousand Oaks	157	sweet gum	MV69	#?
	81	sweet gum	TO19	#19
	85-89	sweet gum	TO21	#20
	109-113	sweet gum	TO29	#21
	109-113	sweet gum	TO30	#22
	117	sweet gum	TO32	#23
	129	sweet gum	TO37	#24
129	sweet gum	TO38	#25	
129	sweet gum	TO39	#26	

## BAEFISKY & ASSOCIATES

### ENVIRONMENTAL LANDSCAPE CONSULTING & CONTRACTING

January 18, 2013

Mariys Kesler  
Walsh Property Management  
P.O. Box 2657  
Castro Valley CA

Subject: New Landscaping after liquidambar removal & stump grinding at 89 Mountain Valley

#### TREE REPLACEMENT OPTIONS – \$675 cap per property

OPTIONS →	TURF	TREE	SHRUBS	PERENNIALS (woody)	SHRUBS – PERENNIALS
SPECIES, variety	dwarf tall fescue	Chinese pistache 'Keith Davey'	rosemary 'Tuscan blue' & 'pink Majorca'	phormium, oak leaf hydrangea	creeping rubus (groundcover), rosemary, oak leaf hydrangea
APPROXIMATE NUMBER / size / area	300 square feet	15 gallon	X7 – 5 gallon plants or X18 – 1 gallon shrubs	X7 - 5 gallon plants or X18 - 1 gallon plants	X3 – 5 gal. X7 – 1 gal. or X15 – 1 gallon plants
NOTES	Grub out roots, rake out grindings, and overseed X 3 times Use 100% weed free blue/rye blend. With this option a 15 gallon replacement tree must be installed somewhere else in the association	Includes turf removal, tree installation, one bubbler, mulch installation Other species options; Arbutus 'Marina' & chitalpa	Turf removal, shrub installations, irrigation, and mulch. Other plant options include- sages, lavenders. Plus tree planted elsewhere.	Turf removal, shrub installations, irrigation, and mulch. Other plant options include- sages, lavenders. Plus tree planted elsewhere.	Turf removal, shrub installations, irrigation, and mulch. Plus tree planted elsewhere.

#### EXISTING LANDSCAPE in between 81-89 Mountain Valley

- medium size kidney-shaped turf area with several large moss stones – full sun
- large mulched area to southwest, shaded by units
- purple leaf plum (*Prunus cerasifera*) tree at edge of slope – full sun
- tall screening shrubs on both sides of mulched area next to units on either side - shaded
- heavenly bamboo & small shrubs lining fence and strip next to garage at 89 – partial to full shade

#### FRONT YARD & BETWEEN UNIT LANDSCAPES on Mountain Valley

- coast live oak (*Quercus agrifolia*) across street, with ironbark eucalyptus (*Eucalyptus sideroxylon 'rosea'*) further down the street and higher along the slope
- Japanese maple (*Acer palmatum*) tucked into courtyard-entrance areas along street
- crabapple (*Malus floribundus*) in large lawn further down the street
- western redbud (*Cercis occidentalis*) failing and failed along the street
- new Chinese pistache (*Pistacia chinensis*) in front of one unit
- new African sumac (*Rhus lancea*) in between two units
- privet shrubs and oleander tolerating deer browse along street

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# BAEFSKY & ASSOCIATES

ENVIRONMENTAL LANDSCAPE CONSULTING & CONTRACTING

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January 18, 2013

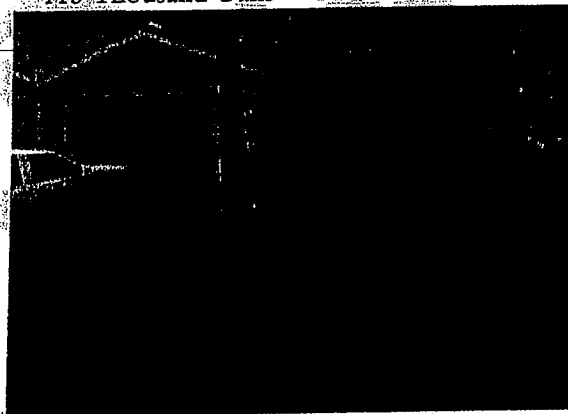
Marlys Kesler  
Walsh Property Management  
P.O. Box 2657  
Castro Valley CA

Subject: New Landscaping after liquidambar removal & stump grinding at 129 Thousand Oaks

## TREE REPLACEMENT OPTIONS

OPTIONS →	TREE	ROCK
SPECIES, variety	Chinese pistache 'Keith Davey'	Moss rock
APPROXIMATE NUMBER / size / area	36" box	
NOTES	<i>Center one tree in between old tree wells of two trees (second tree scheduled for removal in 2014-15), at least five feet from utilities, sidewalks &amp; street. Other species options include: red maple 'October Glory' &amp; scarlet oak</i>	<i>Install in old tree well</i>

113 Thousand Oaks 109 Thousand Oaks



Michael Baefsky  
Registered Consulting Arborist #456

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# BAEFISKY & ASSOCIATES

## ENVIRONMENTAL LANDSCAPE CONSULTING & CONTRACTING

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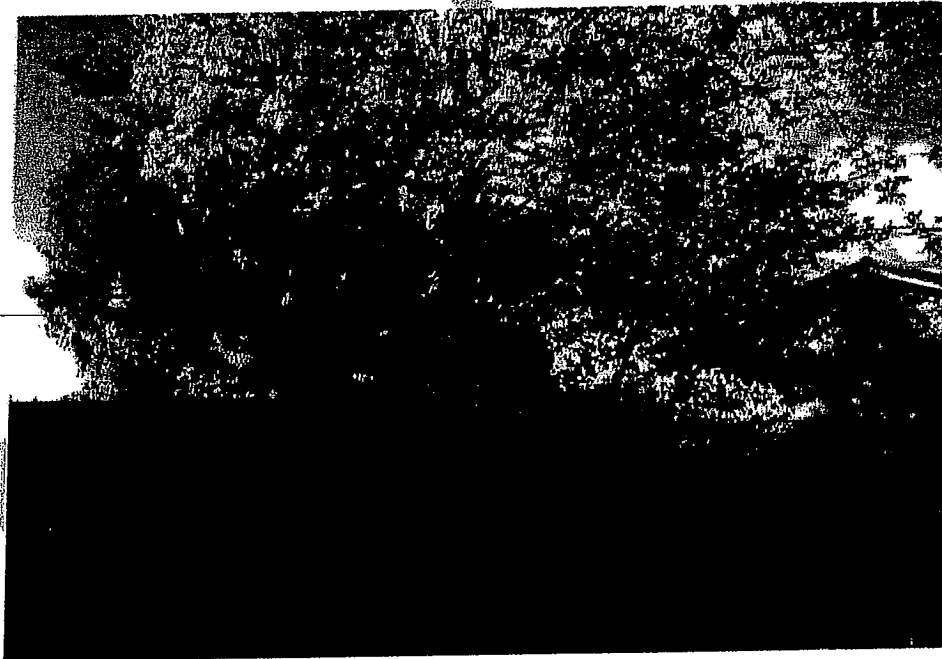
January 18, 2013

Marlys Kesler  
Walsh Property Management  
P.O. Box 2657  
Castro Valley CA

Subject: New Landscaping after liquidambar removal & stump grinding at 129 Thousand Oaks

### TREE REPLACEMENT OPTIONS

OPTIONS →	TREE
SPECIES, variety	Chinese pistache 'Keith Davey'
APPROXIMATE NUMBER / size / area	24" box
NOTES	<i>Center tree at least five feet from sidewalk. Other species options include Japanese maple and purple leaf plum</i>



Michael Baefsky: Registered  
Consulting Arborist #456



# BAEFSKY & ASSOCIATES

## ENVIRONMENTAL LANDSCAPE CONSULTING & CONTRACTING

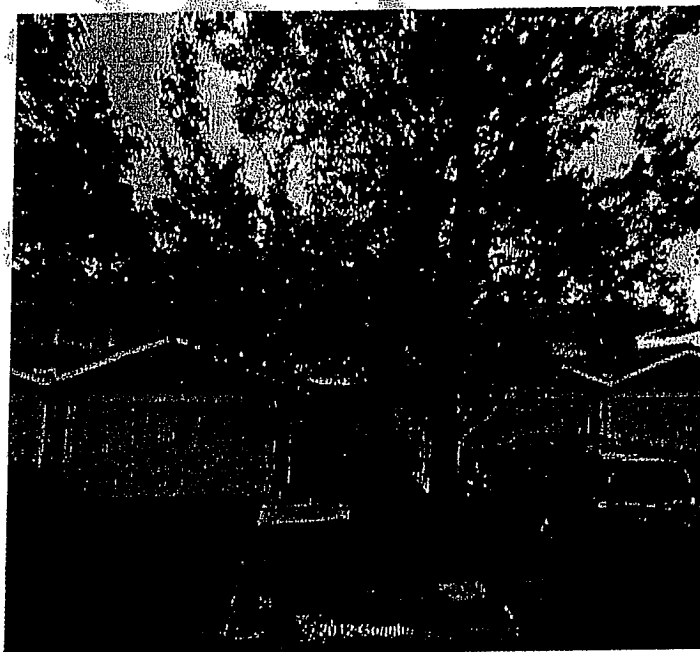
January 18, 2013

Marlys Kesler  
Walsh Property Management  
P.O. Box 2657  
Castro Valley CA

Subject: New Landscaping after liquidambar removal & stump grinding at 117 Mountain Valley Street

### TREE REPLACEMENT OPTIONS

OPTIONS →	TURF	TREE	SHRUBS	PERENNIALS (woody)	SHRUBS – PERENNIALS
SPECIES, variety	dwarf tall fescue – bluegrass blend	Chinese pistache 'Keith Davey'	rosemary 'Tuscan blue' & pink 'Majorca'	phormium, oak leaf hydrangea	creeping rubus (groundcover), rosemary, oak leaf hydrangea
APPROXIMATE NUMBER / size / area	150 square feet	15 gallon	X3 - 5 gallon plants or X7 - 1 gallon shrubs	X3 - 5 gallon plants or X7 - 1 gallon plants	X3 - 5 gal. X7 - 1 gal.
NOTES	Grub out roots, rake out grindings, lay sod, and adjust irrigation. Plus 15 gallon replacement tree installed in association.	Includes turf removal, tree installation, one bubbler, plus mulch. Other species options; <i>Arbutus Marina</i> & <i>chitalpa</i>	Turf removal, shrub installations, irrigation modified, and mulch. Plus tree planted elsewhere.	Turf removal, plant installations, irrigation modified, plus mulch. Other plant options include sages, lavenders. Plus tree planted elsewhere.	Turf removal, plant installations, irrigation adjusted, plus mulch. Plus tree planted elsewhere.



Michael Baefsky: Registered  
Consulting Arborist #456

P.O. Box 311, ORINDA, CA 94563

Baefsky-Associates@sbcglobal.net - email

925.254.7950 - Phone

# BAEFISKY & ASSOCIATES

## ENVIRONMENTAL LANDSCAPE CONSULTING & CONTRACTING

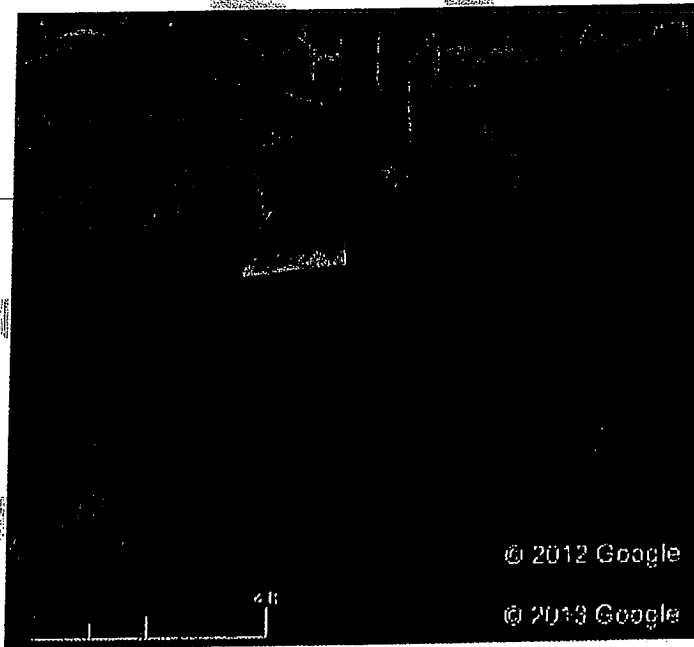
January 18, 2013

Mariys Kesler  
Walsh Property Management  
P.O. Box 2657  
Castro Valley CA

Subject: New Landscaping after liquidambar removal & stump grinding at 85Thousand Oaks

### TREE REPLACEMENT OPTIONS

<b>OPTIONS →</b>	<b>TREE</b>
SPECIES, variety	Chinese pistache 'Keith Davey'
APPROXIMATE NUMBER / size / area	24" box
NOTES	<i>Install in old tree well. Match species used at 81 Thousand Oaks. Other species options include; red maple 'October Glory' &amp; scarlet oak</i>



Michael Baefsky  
Registered Consulting Arborist #456

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# BAEFSKY & ASSOCIATES

## ENVIRONMENTAL LANDSCAPE CONSULTING & CONTRACTING

---

January 18, 2013

Marlys Kesler  
Walsh Property Management  
P.O. Box 2657  
Castro Valley CA

Subject: New Landscaping after liquidambar removal & stump grinding at 81Thousand Oaks

### TREE REPLACEMENT OPTIONS

OPTIONS →	TREE
SPECIES, variety	Chinese pistache 'Keith Davey'
APPROXIMATE NUMBER / size / area	'24" box
NOTES	<i>Install moss rock in old tree pit. Center new tree in turf area, with a six by six (minimum) tree well, and five foot setbacks from driveways, street &amp; utilities. Other species options include: red maple 'October Glory' &amp; scarlet oak</i>



Michael Baefsky  
Registered Consulting Arborist #456

# BAEFSKY & ASSOCIATES

## ENVIRONMENTAL LANDSCAPE CONSULTING & CONTRACTING

January 18, 2013

Marlys Kesler  
Walsh Property Management  
P.O. Box 2657  
Castro Valley CA

Subject: New Landscaping after liquidambar removal & stump grinding at 75 Turtle Creek

### TREE REPLACEMENT OPTIONS

OPTIONS →	TREE	SHRUBS
SPECIES, variety	Chinese pistache 'Keith Davey'	blue hibiscus, Tuscan blue rosemary, Majorca pink rosemary
APPROXIMATE NUMBER / size / area	24" box	X1 15 gallon X2 - 5 gallon plants
NOTES	<i>Includes tree installation, one bubbler, mulch installation Other species options: Arbutus 'Marina', purple leaf plum, E. chitalpa</i>	<i>Shrub installations and irrigation modification. Plus tree planted elsewhere.</i>



Michael Baefsky  
Registered Consulting Arborist #456

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# BAEFSKY & ASSOCIATES

ENVIRONMENTAL LANDSCAPE CONSULTING & CONTRACTING

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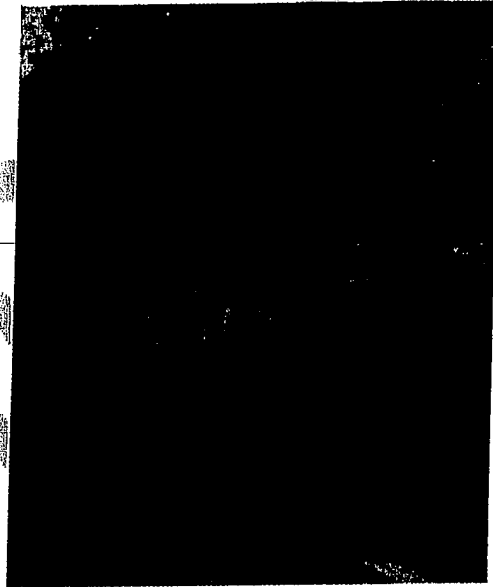
January 18, 2013

Marlys Kesler  
Walsh Property Management  
P.O. Box 2657  
Castro Valley CA

Subject: New Landscaping after liquidambar removal & stump grinding at 157 Mountain Valley Street

## TREE REPLACEMENT OPTIONS

OPTIONS →	TREE	ROCK
SPECIES, variety	Chinese pistache 'Keith Davey' <i>or other approved variety</i>	Moss rock
APPROXIMATE NUMBER / size / area	24" box	
NOTES	<i>Other species options, chitalpa, red horse chestnut, crabapple 'Prairie fire'</i>	<i>Will require planting of a tree elsewhere in the association</i>



Michael Baefsky  
Registered Consulting Arborist #456

# BAEFSKY & ASSOCIATES

ENVIRONMENTAL LANDSCAPE CONSULTING & CONTRACTING

January 18, 2013

Marlys Kesler  
Walsh Property Management  
P.O. Box 2657  
Castro Valley CA

Subject: New Landscaping after liquidambar removal & stump grinding at 137 Mountain Valley Street

## TREE REPLACEMENT OPTIONS

OPTIONS →	TREE	ROCK
SPECIES, variety	Crabapple 'Prairie fire' or <i>other approved variety</i>	Moss rock
APPROXIMATE NUMBER / size / area	24" box	
NOTES	<i>Other species options: Chinese pistache 'Keith Davey', chitalpa, red horse chestnut</i>	<i>Will require planting of a tree elsewhere in the association</i>



Michael Baefsky  
Registered Consulting Arborist #456.

# BAEFSKY & ASSOCIATES

## ENVIRONMENTAL LANDSCAPE CONSULTING & CONTRACTING

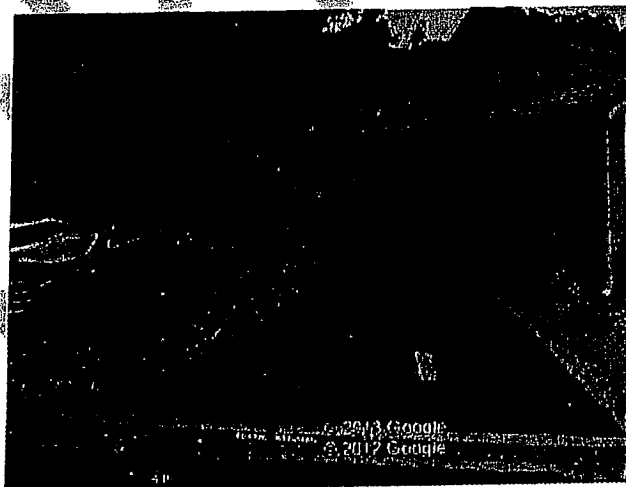
January 18, 2013

Marlys Kesler  
Walsh Property Management  
P.O. Box 2657  
Castro Valley CA

Subject: New Landscaping after liquidambar removal & stump grinding at 60 Ironwood

### TREE REPLACEMENT OPTIONS

OPTIONS →	TREE	SHRUBS	PERENNIALS (woody)	SHRUBS – PERENNIALS
SPECIES, variety	Chinese pistache 'Keith Davey'	blue hibiscus, Tuscan blue rosemary, Majorca pink rosemary	phormium, oak leaf hydrangea	creeping rubus (groundcover), rosemary upright or groundcover, oak leaf hydrangea
APPROXIMATE NUMBER / size / area	24" box	X1 15 gallon X2- 5 gallon plants	X5- 5 gallon plants	X3 – 5 gal. X5 – 1 gallon plants
NOTES	Includes tree installation, one bubbler, mulch installation. Other species options: <i>Arbutus</i> , <i>Marina</i> & <i>chitalpa</i>	shrub installations, and irrigation modification. Plus tree planted elsewhere.	Plant installations and, irrigation modification. Other plant options include sages, lavenders. Plus tree planted elsewhere.	Plant installations, irrigation, modification. Plus tree planted elsewhere.



Michael Baefsky  
Registered Consulting Arborist #456

# BAEFSKY & ASSOCIATES

## ENVIRONMENTAL LANDSCAPE CONSULTING & CONTRACTING

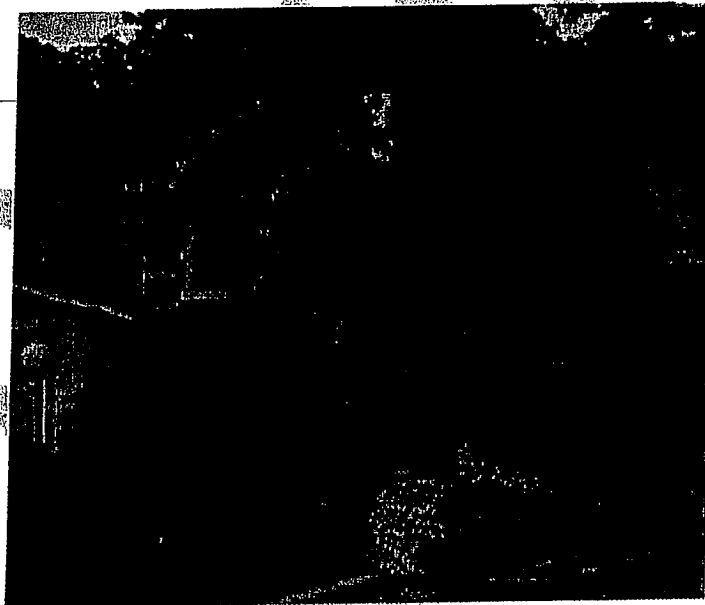
January 18, 2013

Marlys Kesler  
Walsh Property Management  
P.O. Box 2657  
Castro Valley CA

Subject: New Landscaping after liquidambar removal & stump grinding at 64 Ironwood

### TREE REPLACEMENT OPTIONS

OPTIONS →	TREE	SHRUB
SPECIES, variety	Chinese pistache 'Keith Davey'	blue hibiscus
APPROXIMATE NUMBER / size / area	24" box	5 or 15 gallon
NOTES	<i>Includes two bubblers. Other species options; Arbutus 'Marina' &amp; chitalpa</i>	<i>Includes one bubbler and planting one 15 gallon tree elsewhere in association with one bubbler. Other species options include Howard McMinn manzanita, and flax</i>



Michael Baefsky  
Registered Consulting Arborist #456



# BAEFSKY & ASSOCIATES

## ENVIRONMENTAL LANDSCAPE CONSULTING & CONTRACTING

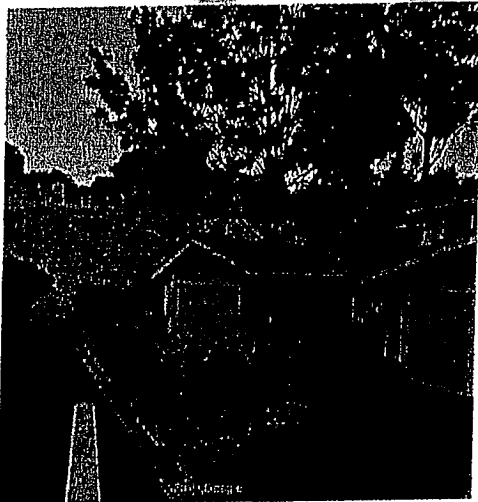
January 18, 2013

Marlys Kesler  
Walsh Property Management  
P.O. Box 2657  
Castro Valley CA

Subject: New Landscaping after liquidambar removal & stump grinding at 135 Ironwood

### TREE REPLACEMENT OPTIONS

OPTIONS →	TREE	SHRUB
SPECIES, variety	Chinese pistache 'Keith Davey'	blue hibiscus
APPROXIMATE NUMBER / size / area	24" box	5 or 15 gallon
NOTES	<i>Includes two bubblers. Other species options; Arbutus 'Marina' &amp; chitalpa</i>	<i>Includes one bubbler and planting one 15 gallon tree elsewhere in association with one bubbler. Other species options include Howard McMinn manzanita, and flax</i>



Michael Baefsky  
Registered Consulting Arborist #456

# BAEFSKY & ASSOCIATES

## ENVIRONMENTAL LANDSCAPE CONSULTING & CONTRACTING

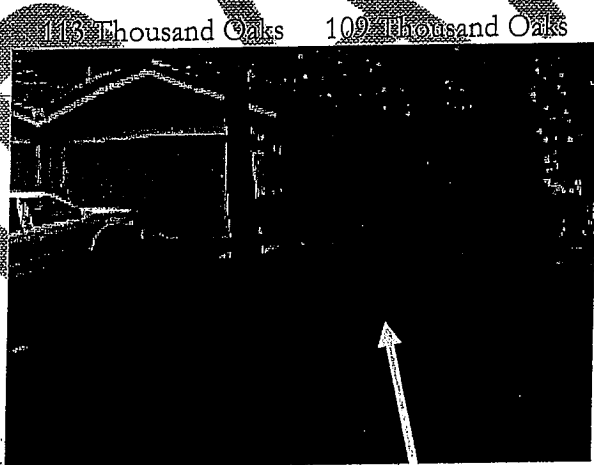
January 25, 2013

Marlys Kesler  
Walsh Property Management  
P.O. Box 2657  
Castro Valley CA

Subject: New Landscaping after liquidambar removal & stump grinding at 109 Thousand Oaks

### TREE REPLACEMENT OPTIONS

OPTIONS →	TREE	ROCK
SPECIES, variety	Chinese pistache 'Keith Davey'	Moss rock
APPROXIMATE NUMBER / size / area	36" box	
NOTES	Center one tree in between old tree wells of two trees (second tree scheduled for removal in 2014-15), at least five feet from utilities, sidewalks & street. Other species options include; red maple 'October Glory' & scarlet oak	Install in old tree well



NEW TREE

Michael Baefsky  
Registered Consulting Arborist #456

# BAEFSKY & ASSOCIATES

## ENVIRONMENTAL LANDSCAPE CONSULTING & CONTRACTING

February 4, 2013

Mariys Kesler  
Walsh Property Management  
P.O. Box 2657  
Castro Valley CA

Subject: New Landscaping after liquidambar removal & stump grinding at 117 Thousand Oaks

### TREE REPLACEMENT OPTIONS

OPTIONS →	TREE	ROCK
SPECIES, variety	Chinese pistache 'Keith Davey'	Moss rock
APPROXIMATE NUMBER / size / area	36" box	
NOTES	<i>Center tree at least five feet from utilities, sidewalks &amp; street. Other species options include; red maple 'October Glory' &amp; scarlet oak</i>	<i>Install in old tree well</i>



Approximate new tree location

Michael  
Baefsky

Digitally signed by Michael Baefsky  
DN: CN = Michael Baefsky, C =  
US, O = Baefsky Associates, OU =  
Owner  
Reason: I am the author of this  
document  
Date: 2013.02.04 15:21:09 -0800

Michael Baefsky  
Registered Consulting Arborist #456

# ATTACHMENT C

CITY OF OAKLAND  
PUBLIC WORKS AGENCY

PROTECTED TREE APPEAL CLAIM FORM FOR NON DEVELOPMENT TREES  
(Oakland Municipal Code Section 12.36.110)

1. Date: 2/2/13

2. Appellant's Name: DAVID ROBERTS 510-457-5747  
dmrcp9@sbcglobal.net

3. Appellant's Address: 113 THOUSAND OAKS

City, State & Zip: OAKLAND, CA 94605

4. Address of Tree(s) Removal: 109, 113, 117, 121 THOUSAND OAKS

TREES  
21 THRU 23

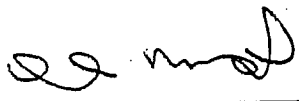
5. Date of City Staff Decision: 1/28/13

6. Statement of why there was either error or abuse of discretion by city staff or why the city staff decision is not supported by the evidence in the record (attach any additional pages if needed): TREES 21-23 IN THE PLAN DO NOT CAUSE PUBLIC HEALTH OR SAFETY ISSUES. REMOVAL COULD BE AVOIDED BY STANDARD MANAGEMENT, AS HAS BEEN PERFORMED FOR OVER 30 YEARS

I hereby certify under penalty of perjury that I am the owner of:

The real property described in (4) above, or

Real property adjoining and/or confronting the real property described in (4) above.

Signature:  Date: 2/3/13

# ATTACHMENT D

Informational Report, Tree Permit Appeal, Sequoyah Heights HOA

## ATTACHMENT D - PHOTOGRAPHS

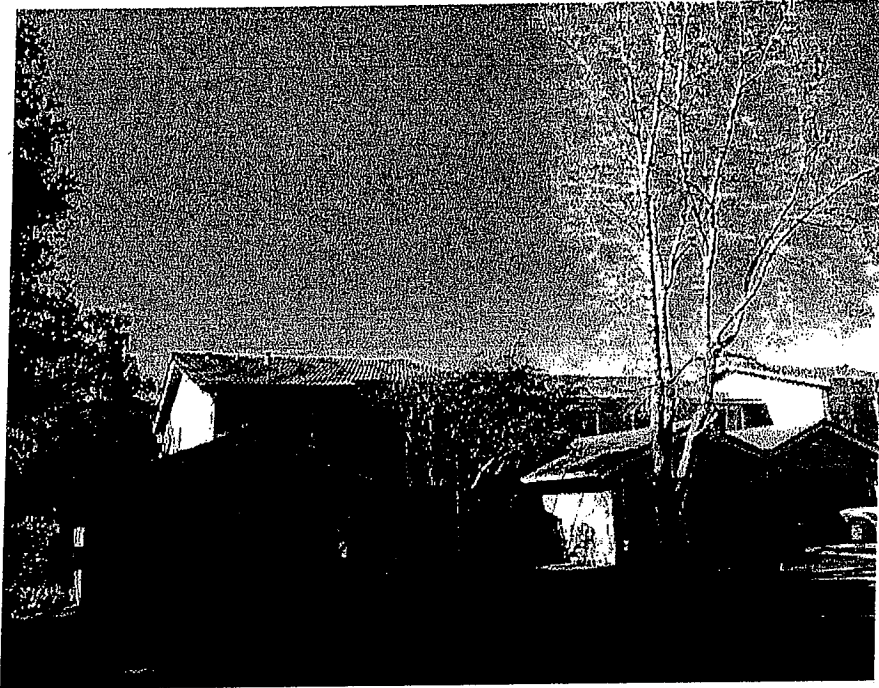


Trees #21-#22 at 109-113 Thousand Oaks Street.



Closer view of trees #21-#22.

**ATTACHMENT D - PHOTOGRAPHS**



Tree #23 at 117 Thousand Oaks Street.



Closer view of tree #23.

CITY OF OAKLAND  
Interoffice Memorandum



Office of Parks and Recreation

**TO:** Barry Miller, Chair, Parks and Recreation Advisory Commission  
**FROM:** Gail McMillon, Central Reservation Supervisor  
**DATE:** March 13, 2013  
**SUBJECT:** Request from Carl B. Munck Elementary School's PTA for Permission to Collect Funds On-site From Donated Items and Ticket Door Sales During A Fundraising Silent Auction Event at Joaquin Miller Community Center on Saturday, April 6, 2013

---

SUMMARY

The Office of Parks and Recreation has received a request from Carl B. Munck Elementary School's PTA, a non-profit organization under the PTA California Congress of Parents, Teachers & Students Inc., for permission to collect funds on-site from donated items and ticket door sales during a fundraising silent auction at Joaquin Miller Community Center on Saturday, April 6, 2013. The funds raised will be used to continue to provide the Carl B. Munck community with programs and events.

FISCAL IMPACT

There will be no fiscal impact on the Office of Parks and Recreation. Carl B. Munck Elementary School will pay all fees associated with the event.

BACKGROUND

This is Carl B. Munck Elementary School's PTA first time requesting permission to host a fundraising event at one of the Parks and Recreation's Enterprise Facilities. The event is an evening for parents, teachers and other adults of the Carl B. Munck community to come together for fun and fundraising.

The items that will be donated for bidding include classroom baskets, arts and crafts, and local business give-a-ways. The price range for the items will range from \$10 - \$150. The ticket door sales will be sold in advanced. If all pre-sold tickets are not purchased, the School's PTA would like the remaining tickets available at the door for \$25.00. The funds raised from the donated items will provide the students with the school's library, assemblies, foreign language, musical instruments, as well as, events like the school's International Night, Family Fund Day and Carl B. Munck's Dragon Store.

# SILENT AUCTION - SPRING FLING

Carl B. Munck's 2013 SILENT AUCTION

February 11, 2013

Parks and Recreation Advisory Committee  
150 Frank H. Ogawa Plaza, Suite 3330  
Oakland, CA 94612

## Letter of Proposal

### Overview of Event:

Carl B. Munck Elementary School ~ PTA will hold its 2nd Annual Silent Auction on Saturday, April 6, 2013. This is an evening for parents, teachers and other adults of the Carl B. Munck (Oakland Unified School District) community to come together for fun and fundraising. To make this another one of the school's largest and most successful events of the 2013 school year, parents, friends, neighbors, and local businesses will donate tangible and non-tangible items; such as classroom baskets, arts and crafts, and local business give-a-ways. Donated items are for bidding on to provide Carl B. Munck students with the school's library, assemblies, foreign language, musical instruments, as well as, events like International-Night, Family Fun Day and Carl B. Munck's Dragon Store, and much, much more.

### Request to collect funds on-site (i.e., donation, registration fee, sponsorships, door ticket sales of goods by vendor): *Auction Items Only.*

It is formally being requested to collect funds on-site for this event. Funds will be collected to pay for items that the Carl B. Munck Community bids on. Also, if all pre sold tickets are not purchased, all remaining tickets will be available at the door.

### State why funds are being collected on-site:

This is a school fund raiser. The funds collected on-site will be used to continue providing the Carl B. Munck Community with the above programs and events.

### State who will benefit from the funds being collected:

Funds collected will support Carl B. Munck students, teachers and faculty.

### Non-Profit Certificate: 501-c#

Tax ID#: 205311098

### Facility and/or Park Use Application:

Attached

### Rental Payment:

Check (\$400) enclosed



NOV 6 1992

Internal Revenue Service

Department of the Treasury

District  
Director

P.O. Box 2350 Los Angeles, Calif. 90053

Person to Contact:

FELICIA C MIRAFLOR

PTA CALIFORNIA CONGRESS OF PARENTS  
TEACHERS & STUDENTS INC PTA-CA31  
930 GEORGIA ST  
LOS ANGELES, CA 90015-1322

Telephone Number:

213-894-2336

Refer Reply to:

EO-1102-92

Date:

NOV 6 5 1992

RE: PTA CALIFORNIA CONGRESS OF PARENTS  
TEACHERS & STUDENTS INC PTA-CA31  
95-1683870

Gentlemen:

This is in response to your request dated October 26, 1992 regarding the above named-organization.

A review of our records indicate that this organization was recognized to be exempt from Federal income tax under Internal Revenue Code section 501(c)(3). Group exemption number 0646 has been assigned to the parent organization and its subordinates. The determination letter issued in November 1943 continues to be in effect.

You should contact your parent organization for a copy of their determination letter.

If you need any further assistance, please feel free to contact our office at the above address or telephone number.

Thank you for your cooperation.

Sincerely,



Felicia C Mirafior  
Disclosure Assistant



## *INTER OFFICE MEMORANDUM*

---

### **Office of Parks and Recreation**

**TO:** Barry Miller, Chair, Parks and Recreation Advisory Commission  
**FROM:** Susan Montauk, Oakland Parks Coalition  
**DATE:** February 20, 2013  
**SUBJECT:** **An Informational Report On The Condition Of The City's Parks**

---

### SUMMARY

Staff recommends the Commission accept and receive the informational report prepared and presented by the Oakland Parks Coalition on the status of Oakland Parks and based on its 2012 Annual Survey.



# OAKLAND PARKS Coalition

## 2012 Community Report Card on the State of Maintenance in Oakland Parks



### Oakland Parks Coalition Board of Directors

John Bliss	Nancy Karagata	Barbara Schaaf
Dale Hagen	Susan Montauk	Mike Uokow
Lisa Hire	Margarer Pinter	Iris Winogrand
Judy Johnson	Emily Rosenberg	Anne Woodell

### Contact

Susan Montauk  
oaklandparkscoalition@gmail.com

### On the web

[www.oaklandparkscoalition.org](http://www.oaklandparkscoalition.org)

OAKLAND PARKS Coalition

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PWA has unfailingly looked to new technology and best practices to improve efficiency, an effort that gains in importance when resources are limited.	
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## Introduction

Oakland's evolution from an 1850's rural village to the expansive urban municipality it is today has not been without growing pains. But, historically, throughout the boom and bust years our leaders succeeded in growing, preserving and improving open space for the benefit of their citizens. We must ask ourselves today if we have been good custodians of the legacy they left us.

When Gertrude Stein wrote in 1937 that in Oakland there was "no there there" her remarks were widely misinterpreted to mean that Oakland lacked a soul, a core. We now know that was not what she meant. Upon Stein's return to her childhood home in 1935 (after a 45 year absence), in search of the Oakland she fondly remembered, she was moved to utter those famous words when she could no longer find her house, her school, her synagogue and her park. All the familiar trappings of the former pastoral setting were replaced by dozens of new homes. She described her childhood surroundings in her 1906 autobiographical novel, as a place where a child "could have all anybody could want of joyous sweating, of rain and wind, of hunting, of cows and dogs and horses, of chopping wood, of making hay, of dreaming, of lying in a hollow all warm with the sun shining while the wind was howling."<sup>1</sup>

Stein's idyllic landscape changed even more dramatically following the 1906 San Francisco earthquake which precipitated an influx of refugees to the East Bay and a need for recreational venues. Lake Merritt, described by one visitor as "a small sheet of water, a favorite place for pleasure boats. surrounded with yards belonging to the beautiful private residences [and having] a very attractive and park-like effect"<sup>2</sup> was already a popular recreational area and in 1908

---

Mayor Mott cashed in on his popularity to pass an \$8 million bond which he used in part to purchase many new park sites. Among them were Bushrod, Mosswood and DeFremery. The Oakland Parks Department under Mott's administration also purchased the 68 acre Joaquin Miller estate, allowing the Miller family to live out their lives on the grounds. Mayor Davie's term saw the addition of considerable acreage to the fledgling park system. In 1917, the Dimond family sold their expansive property along the creek and in the canyon to the city. Under Davie's administration the City also purchased 300 acres of hills wilderness which, in the 1930s, became the foundation for our Regional Park system.

The depression brought hard times but in 1933 Mayor Fred Morcom planted the first rose bush in the municipal rose garden which was renamed Morcom Amphitheatre of Roses. The war brought industry in the form of shipbuilding and an influx of migrants from the south and the 50s experienced urban flight to the suburbs. Fast forward to the end of the turbulent 60s and we

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<sup>1</sup> *The Making of Americans*, Gertrude Stein, 1906

<sup>2</sup> *Oakland, The Story of a City*, Beth Bagwell, Origin of Lake Merritt

find an expansive system of open space, parks, medians and landscaped areas, all managed by a cadre of over 180 park maintenance personnel.

For decades since then our park system has been nourished by a consistent infusion of capital for park improvements—play equipment, refurbished sports fields and recreation centers—by the creation of new parks and, for a golden while, by ample gardening staff to keep our parks clean and safe. Maintenance staffing levels have taken a nosedive since their heyday, from a high of 180 full-time employees in the late 1960s to 80 FTEs today. An illustrative example of the staffing downslide can be found in a 1999 City report<sup>3</sup> about Lakeside Park. The report notes that staffing for the park declined by 70% since 1974 when there were 24 full time gardeners to tend the park, to just 7 in 1999. Today, 2012, there are only two full-time gardeners assigned to Lakeside Park.

Like other agencies in Oakland, after several years of severe staffing cutbacks, park maintenance is running on fumes. The biggest question is what will be the long-term effect on our open and landscaped areas if they receive only basic or, in some cases, no routine maintenance for prolonged periods of time. This report will shed some light on the current condition of our parks which are a vital part of the vast array of open space that the City is obligated to maintain. The report also makes recommendations on how to proceed when prospects for increasing staffing to satisfactory levels are bleak.

## Love Your Parks Day Survey Results

Each fall, since 2006, OPC has conducted a survey of conditions at Oakland parks. Our surveyors are OPC park stewards and other volunteers. This year, our stewards surveyed their parks during the month of September and our volunteers assembled on October 6 to survey the remaining parks. 116 parks and plazas were surveyed.

The survey addresses park conditions in nine categories:

- Litter
- Picnic Areas
- Restrooms
- Hardscape, Furniture and Signage;
- Drainage and Irrigation systems
- Greenery
- Recreation Centers/Exterior
- Outdoor Sports Areas

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<sup>3</sup> October 12, 1999, *City of Oakland Council Agenda Report from Life Enrichment Agency re: Status of Lakeside Park Maintenance*. "Since 1974, authorized OPR staffing levels for landscape maintenance in Lakeside Park have declined over 70%, falling from 24 full-time positions in 1974, to 12 full-time positions in 1980-81, to 7 full-time positions today."

**Survey Format**

Surveyors rate each category question and give an overall rating for that category. For example, the first category on the questionnaire is Litter. There are three questions pertaining to litter:

1. LITTER **Rate this section overall (1 = BEST)**  1  2  3  4
- a. Are the grounds generally litter-free?  yes  partly  no  N/A
- b. Are trash receptacles available?  yes  partly  no  N/A
- c. Are trash receptacles emptied?  yes  partly  no  N/A

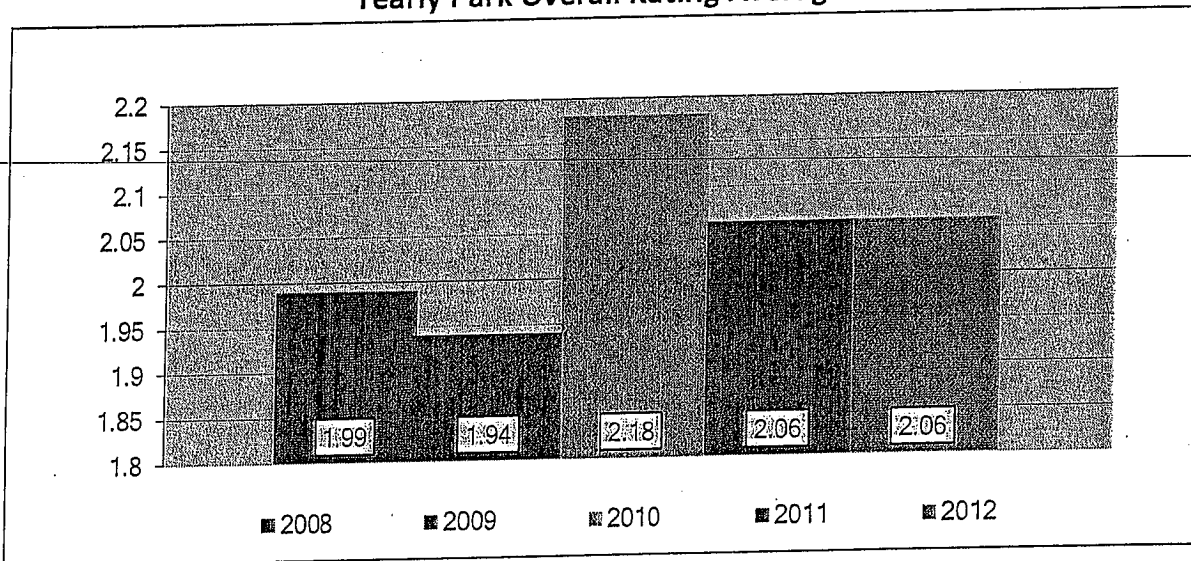
**Overall Rating**

At the end of the survey we ask surveyors to give the park an Overall Rating. We also encourage our surveyors to write comments for each category that will help to illustrate the conditions they have found.

*When reading charts in this report keep in mind that the higher ratings indicate the **most** problems. The lower ratings are the best.*

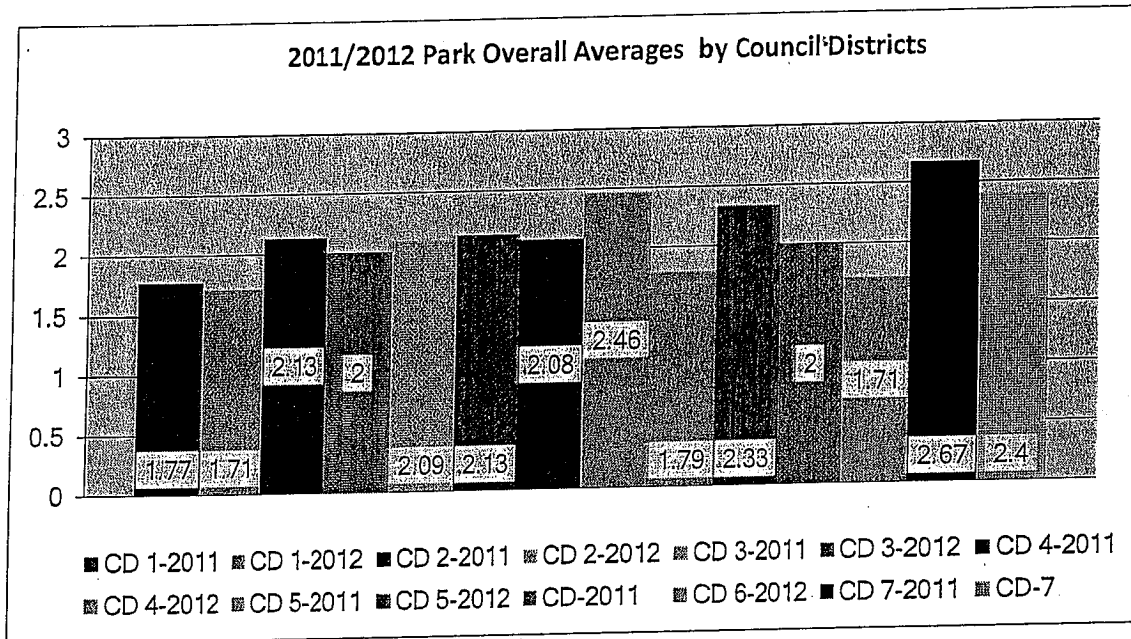
RATING RANGE:	BEST =	FAIR =	POOR =	WORST =
	1→1.75	1.76→2.50	2.51→3.25	3.26→4.0

**Yearly Park Overall Rating Average**



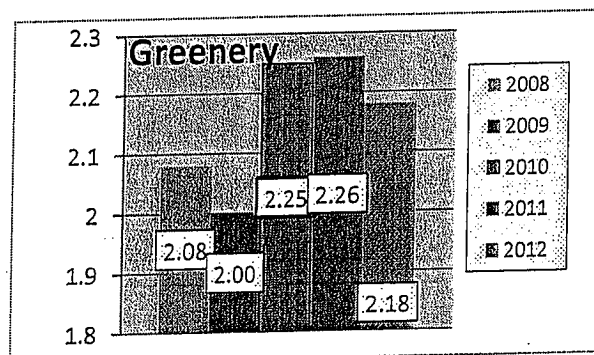
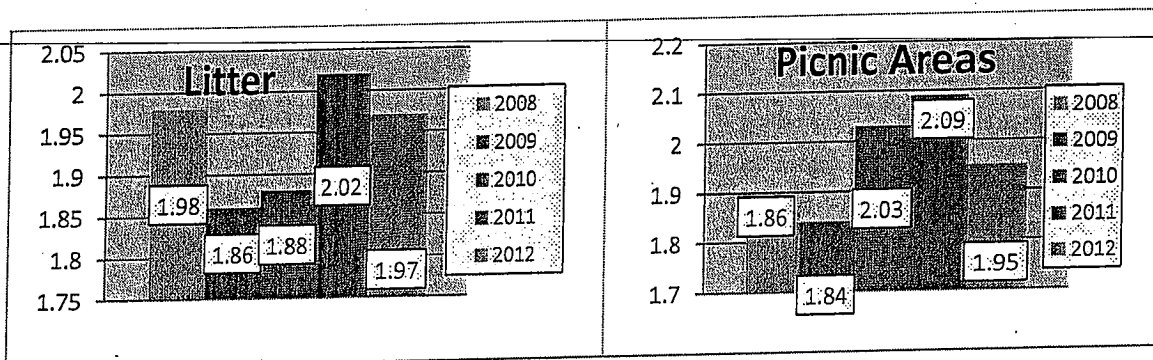
The Park Overall Rating Average of 2.06 for 2012 is identical to 2011 and both years' ratings were better than in 2010.

2011 and 2012 are paired by colors in the chart below. In 2012 Districts 1 and 6 received the best ratings with 1.71 and districts 4 and 7 came in last. 2012 conditions improved over 2011 in districts 1, 2, 6, and 7 and declined in districts 3, 4 & 5.



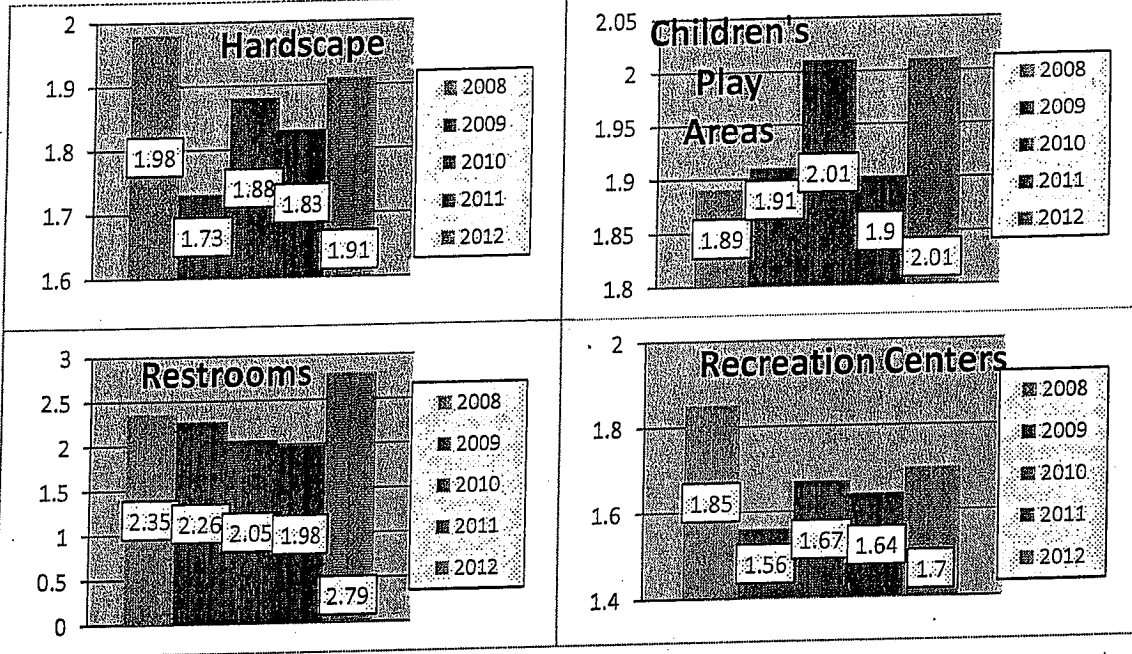
### Rating Averages by Categories: Yearly Comparisons

In the following charts we compared ratings in each of the nine survey categories for the past five years. **2012 Litter, Picnic Areas and Greenery ratings improved over 2011.**

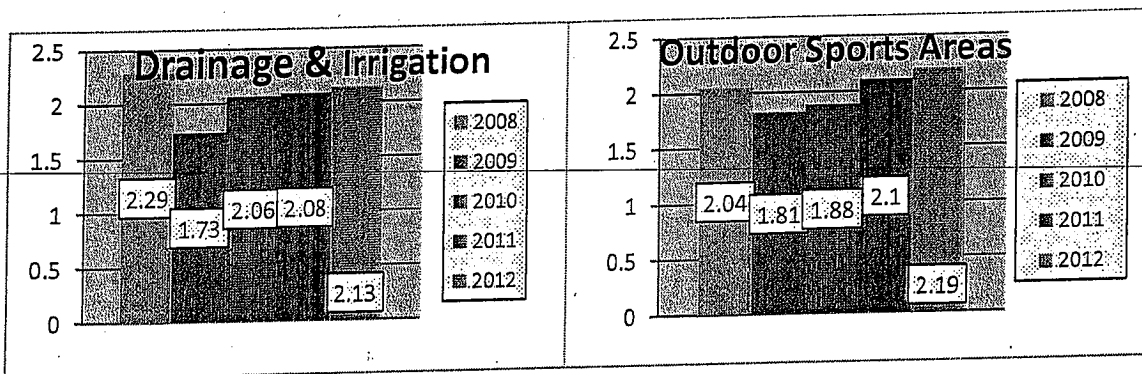




**Serious Decline:** 2012 ratings for Hardscape, Children's Play Areas, Restrooms, and Rec Center Exteriors declined from 2011.



**Declined slightly:** Drainage & Irrigation and Outdoor Sports



### Rating Averages by OSCAR Classifications

We use the parks classifications of the Open Space Conservation And Recreation [OSCAR] Element of the Oakland General Plan<sup>4</sup>.

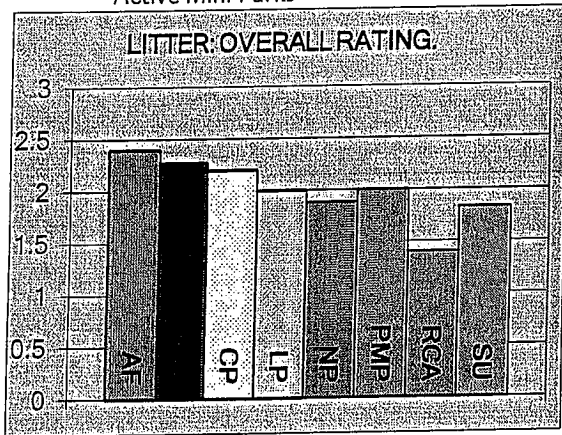
AF=Athletic Field	LP=Linear Park	RCA=Resource Conservation Area
AMP=Active Mini-Park	NP=Neighborhood Park	RSP=Regional Serving Park
CP=Community Park	PMP=Passive Mini-Park	SU=Special Use

<sup>4</sup> The current OSCAR Element of the Oakland General Plan was revised and adopted by City Council in June, 1996. A complete description of each of the classifications can be found beginning on page 4-5, Table 8, of that document.

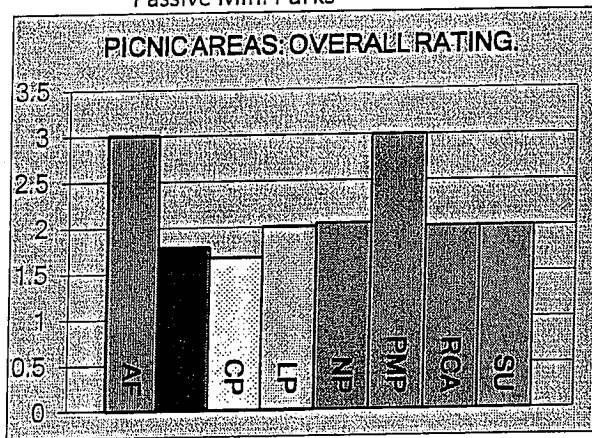
Two of our larger parks, Lakeside and Joaquin Miller, are designated as Regional Serving Parks but are too big for a single survey. For practical purposes, we have broken them up into components, each treated as a separate park entity and classified according to its use. For instance, the tot lot and Perry Field at Joaquin Miller have been combined into an entity we classified as a neighborhood park. Lakeside Park has been divided into eight sections and ratings were averaged for the whole.

In the following charts we grouped parks according to their classifications to compare them in each of the nine categories.

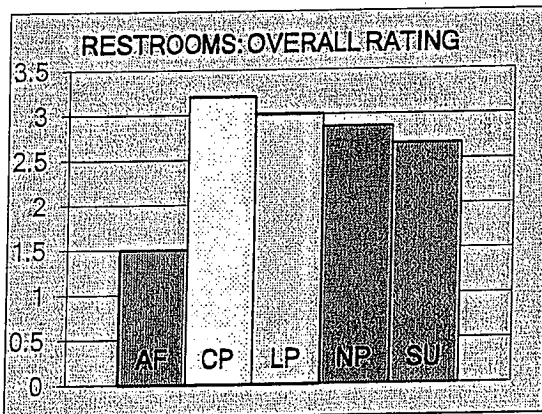
**Litter**     Best Ratings: Resource Conservation Areas  
Poorest Ratings: Athletic Fields and Active Mini Parks



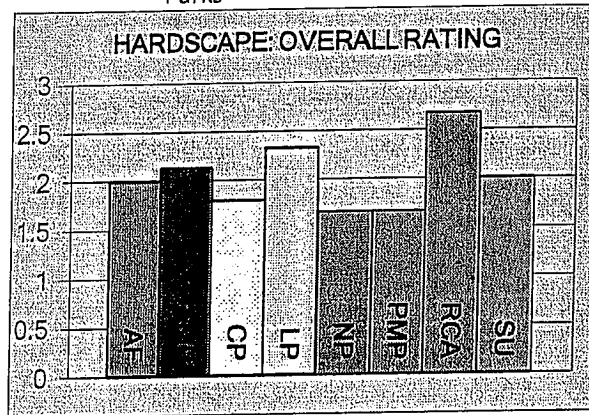
**Picnic Areas**     Best Ratings: Community Parks and Active Mini-Parks  
Poorest Ratings: Athletic Fields and Passive Mini Parks



**Restrooms**     Best Ratings: Athletic Fields  
Poorest Ratings: Community Parks & Linear Parks



**Hardscape**     Best Ratings: Neighborhood and Passive Mini Parks  
Poorest Ratings: Resource Conservation Areas and Linear Parks



AF=Athletic Field  
AMP=Active Mini-Park  
CP=Community Park

LP=Linear Park  
NP=Neighborhood Park  
PMP=Passive Mini-Park

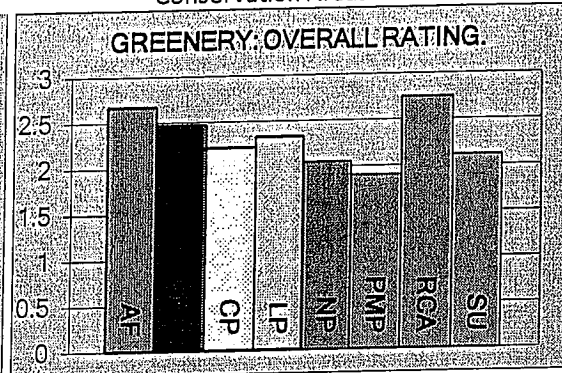
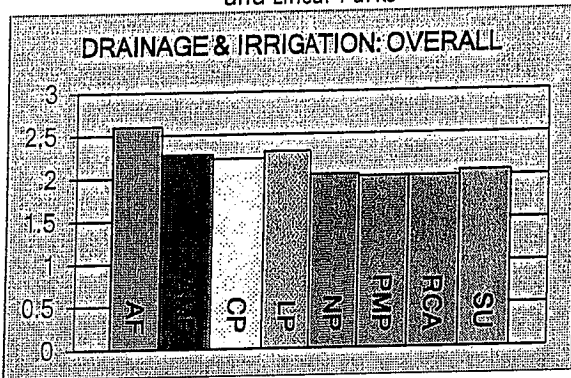
RCA=Resource Conservation Area  
RSP=Regional Serving Park  
SU=Special Use

**Drainage & Irrigation**

Best Ratings: Passive Mini and Resource Conservation Areas  
Poorest Ratings: Athletic Fields and Linear Parks

**Greenery**

Best Ratings: Passive Mini Parks and Neighborhood Parks  
Poorest Ratings: Resource Conservation Areas & Athletic Fields

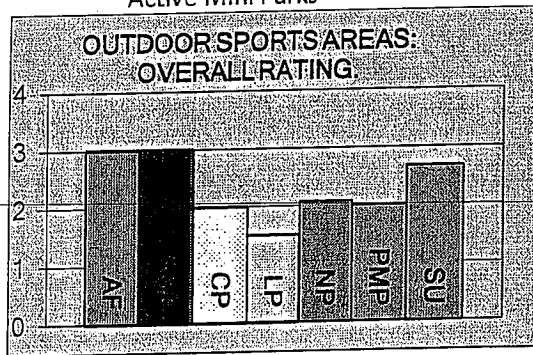
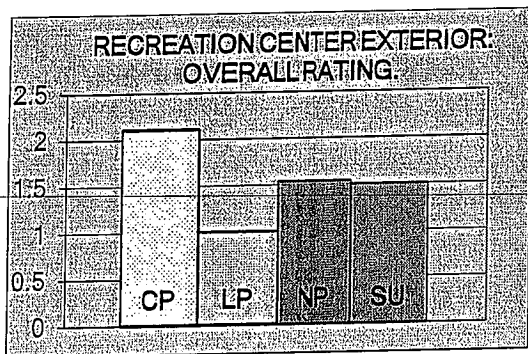


**Recreation Centers**

Best Ratings: Linear Parks  
Poorest Ratings: Community Parks

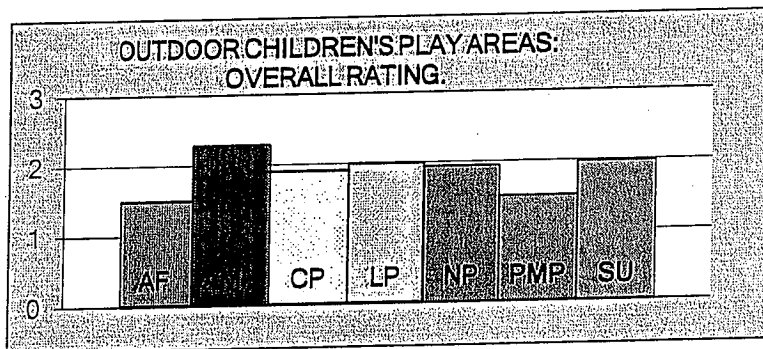
**Outdoor Sports**

Best Ratings: Linear Parks  
Poorest Ratings: Athletic Fields and Active Mini Parks



**Children's Play Areas**

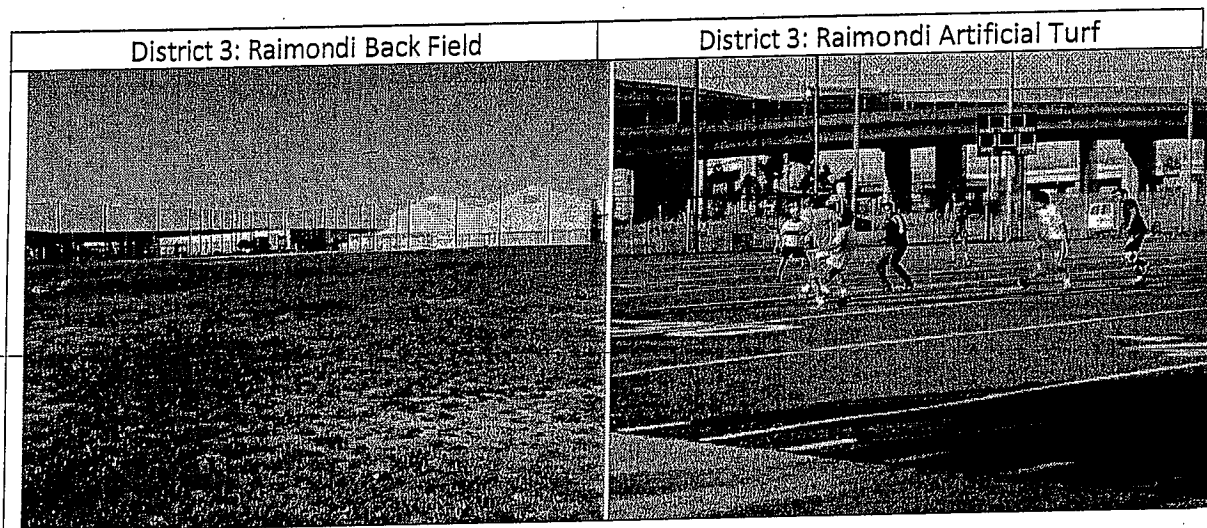
Best Ratings: Athletic Fields and Passive Mini-Parks  
Poorest Ratings: Active Mini-Parks



## Survey Conclusions

### Comparing Conditions by Park Classifications

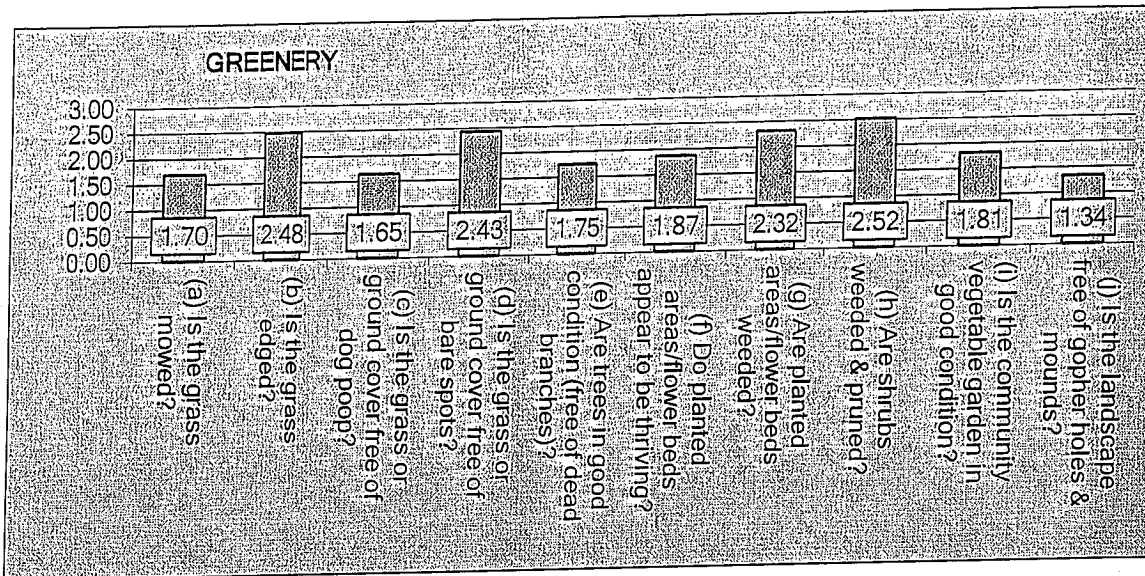
Athletic Fields were rated poor or poorest in six categories: *Litter, Picnic Areas, Drainage and Irrigation, Greenery, Outdoor Sports Areas* and *Outdoor Children's Play Areas*. This is understandable when we consider the constant use and traffic these fields during the spring and summer months when soccer, baseball and football leagues schedule their games. Oakland Parks and Recreation is besieged by leagues requesting reservations for playing time at these parks giving little time between games for fields to recover or receive proper maintenance. Artificial turf has proved its value at fields like Raimondi and San Antonio, bearing up under the pounding they take during the season. One has only to look at the grass-covered back soccer and baseball fields at Raimondi, which are pockmarked with gopher holes and bare spots, to recognize that the artificial turf can be counted upon to offer reliably good play conditions at all times. San Antonio was the first park to use artificial turf and is beginning to show its age (about 10 years) sporting depressions in front of each goal, but it is still very playable.



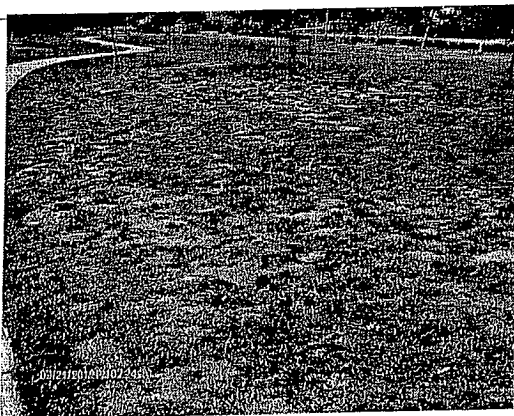
### Comparing Conditions by Survey Categories

Our surveys indicate that litter, picnic areas and greenery ratings improved over 2011, not surprising since grass and litter became the primary focus of park maintenance after the midterm budget cycle correction in July, 2011. In response to yet another blow to its park maintenance budget, Public Works directors scrambled to adjust to the new constraints by laying off 10 gardeners (from 36 to 26) and increasing the part-time staff to compensate. They reasoned that the most indispensable maintenance services were litter collection and mowing and that using unskilled part-time staff to collect litter would reap savings. Mowing staff was minimally affected by the cutbacks and would continue on a routine basis, albeit with a slightly curtailed schedule.

The negative consequences of paring down the skilled gardening staff, however, can be seen in the ratings for other questions in the "Greenery" category that do not pertain to mowing.



The above chart shows rating averages for all of the greenery questions. All but one of the questions—[(j) gopher holes]—reveals that every other aspect of park landscaping maintenance—pruning, edging, weeding, watering, community gardens, tree care—was given a poorer rating. In some parks gophers have so thoroughly invaded the park that the terrain is even dangerous to walk on. On sports fields riddled with gopher holes the danger to players is even more apparent.

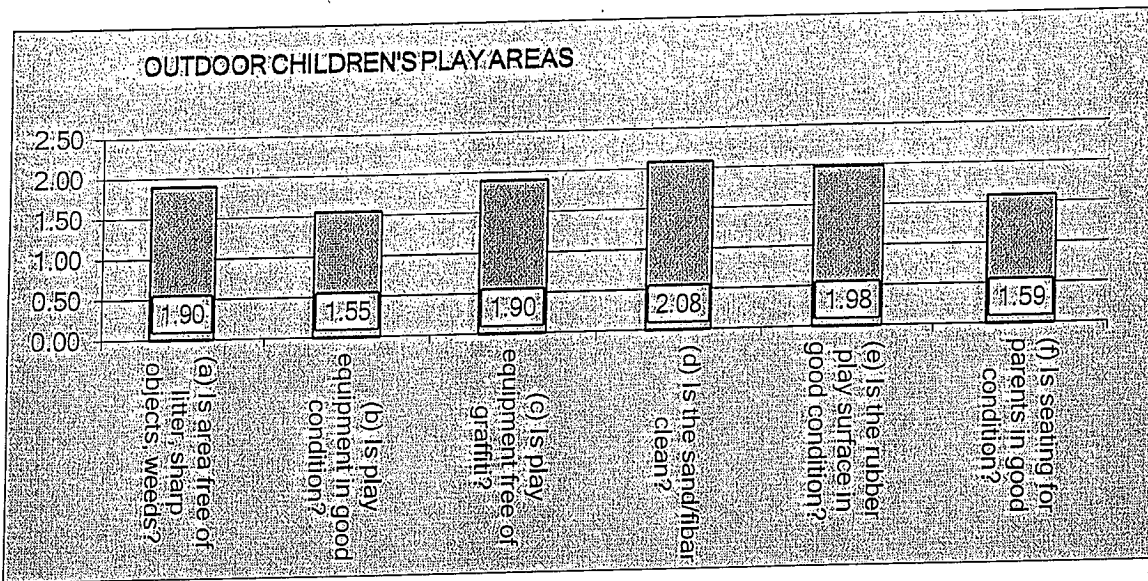


District 3: South Prescott Gopher Holes



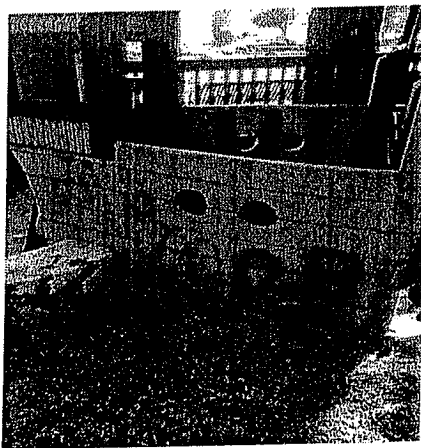
District 4: Maxwell Park Weeds

Of the remaining survey categories,—Restrooms, Hardscape, Drainage & Irrigation, Recreation Center Exteriors, Outdoor Sports Areas and Outdoor Children's Play Areas—children's play areas and restrooms showed the most decline. The charts below show the ratings for each question in those two areas.

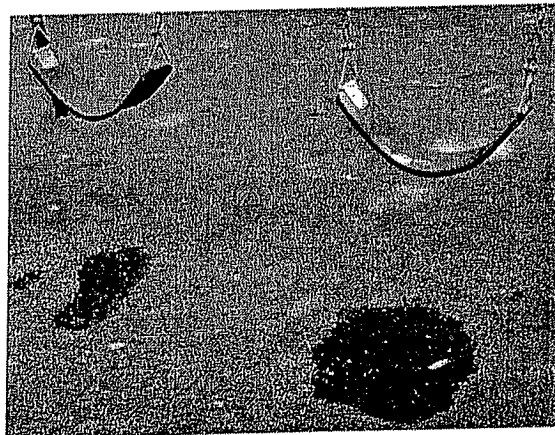


In *Outdoor Children's Play Areas* question (b), relating to equipment condition, received the best rating, no surprise since many grants have been won for new play equipment installations. All other questions pertaining to the upkeep of the play areas reveal a need for enhanced care.

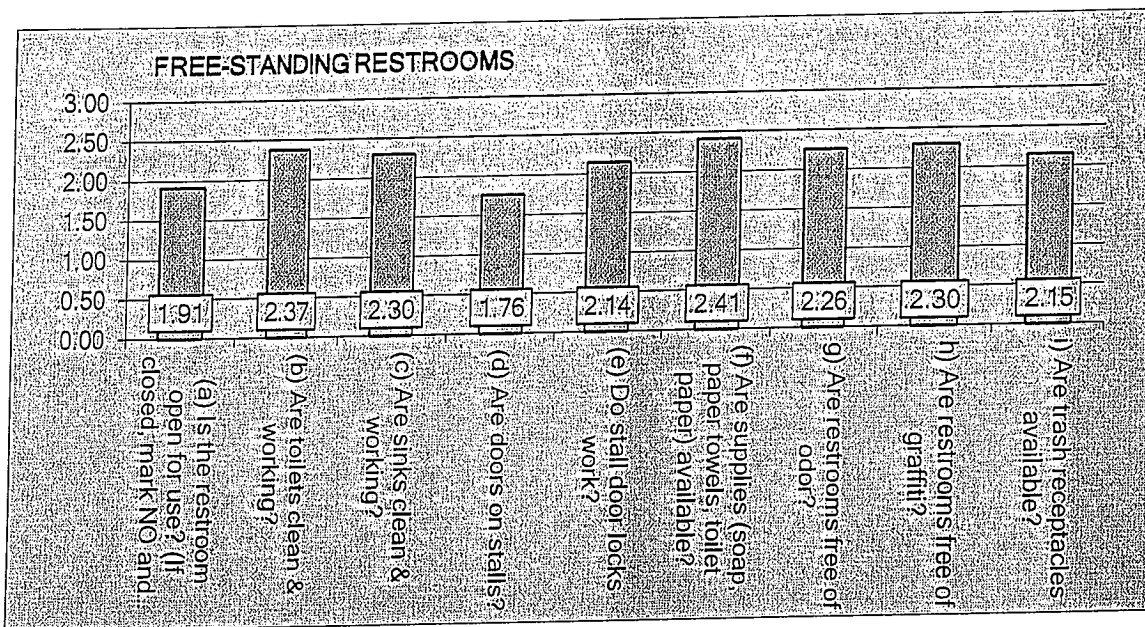
- (c) Graffiti is an ongoing problem at tot lots.
- (d) Cleaning of weeds and debris from sand surfaces is particularly labor-intensive.
- (e) The rubberized surfaces, which are ADA (Americans with Disabilities Act) compatible, are problematic because the rubber wears out quickly under the swings and slides, creating holes that invite accidents. Patching, which is very expensive, does not last long. The easiest to maintain and most cost-efficient surface to date is fiblar (PWA has slated the sand tot lots to be replaced with fiblar) but fiblar is not ADA compatible.



District 1: Redondo/Rockridge  
Temescal Greenbelt



District 2: San Antonio



Restroom maintenance is a constant challenge because the free-standing facilities are frequently used for alternative purposes by homeless people and, in some cases, by groups of drug dealers that are using parks for business. Often it is the case that, no sooner are they cleaned, they are once again trashed.



District 7: Officer Willie Wilkins Park restroom stall



District 3: Eastshore Women's restroom

## Park Maintenance Challenges

### Getting Through Tough Times

Oakland's discretionary budget has been shrinking over the past decade but the last four years, since the sharp downturn in the economy, have seen a deeper decline than ever before. Recently, PWA management has responded to budget cuts by reducing the numbers of skilled

gardeners and increasing the hiring of unskilled labor to compensate. Sacrificing skilled workers for more bodies is a questionable way of getting the work done, or, at least, of meeting a standard of care that the public deserves. The chart below shows the change in hiring practices since 2008 when the great recession began. Park attendant hiring doubled over the five year period while skilled gardeners were reduced by more than half. Tree related staffing was also halved in this same period and that department has had to shift gears from a preventative model of care to an emergency and complaint-driven one.

	2007-08	2008-09	2009-10	2010-11	2011-13
Total Gardeners (I, II, III)	57.5	48	36	36	26
Total Park Maintenance Supervisors	5	5	5	5	5
Total Park Attendants	14	11.9	23.2	23.2	25
Total Park Related	76.5	64.9	64.2	64.2	56
Total tree-related (Fulltime)	27	17	16	16	15
Total FTEs in field	120.5	93.9	91.2	91.2	80

Now, with only 26 gardeners and, approximately 25 unskilled Park Attendants, staff is organized into 19 crews, approximately 6 for each of the three geographical areas—North Oakland, West Oakland (includes Lakeside Park) and East Oakland. Skilled gardeners are usually assigned to the specialty parks—Neighborhood Parks, Community Parks—those with recreation centers. Some “crews” have only one person, the crew leader, depending on availability of Park Attendants on that the day. In addition to the 130 parks there is a long list of other areas these crews must cover: 45 landscaped areas around libraries and other public buildings, 10 plazas, 14 parking lots and 126 medians.

Staffing shortages dictate that priorities have to be reset: Park cleanliness, safety concerns, special events and complaints now drive maintenance and each comes with its own complications:

- Litter collection, before and after the weekend, takes the better part of two days a week and approximately 25% of maintenance hours.
- Many of the complaints to the Call Center are about the condition of medians. Median maintenance is a particular challenge since some medians can be scores of blocks long and the only time they will get a thorough grooming is when many crews are combined to work the entire day at a designated median. Spraying Roundup in medians is still controversial but it is the only way to efficiently control weeds. Yet, there is only one staff person licensed to teach the safe application of weed control products.
- Pruning in parks is dictated by safety concerns. Plants must be lifted up to create a line of sight and shelters of branches are removed to discourage homeless camps, modifications that are not necessarily good for the plants.



- Special events, which occur in great numbers at the big parks in the summer, take precedence over all else—crews are diverted from their regular jobs to clean up before and after these events.

Assistant Director Brooke Levin notes that our new assets are especially at risk because of the lack of full-time maintenance staff. Measure DD's extensive landscaping along Lake Merritt has dumped a considerable workload into the maintenance pool and has to be supported by squads of volunteers to stay viable. The same measure will, in the near future, create new landscaping on 12<sup>th</sup> Street and in Snow Park. Public Works will have to meet the ongoing challenge of additional acres to maintain by stretching its very thin resources to these and many other new assets and by increasing efficiency. Our hope is that this can be done without further sacrificing the institutional knowledge and talents that its skilled gardeners bring to the agency.

### **The Importance of Skills Training**

A well-trained, experienced workforce and management are key to maintaining the health of Oakland's vast network of parks, medians and landscaped areas. Victoria Rocha has worked her way up from an internship that began nearly 30 years ago to her present position as PWA Supervisor for West Oakland. Her education, her training, the curiosity and passion she exhibits for horticulture make her a standout advocate for smart-gardening and an important asset to the PWA staff. In an interview in November she talked about her own training when she began her work as a gardener for the City in 1982. Her account underscores the stark differences between then and now.

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*I studied as an intern under a Master Gardener at Lakeside Park. We had a Mecca of horticulture here-- the flower and garden shows were started here--and it spawned that passion in people who were exposed to it. And that's what it takes to keep landscaping going—you have to have that passion and knowledge, the combination. I remember taking my crew leader test with guys, two of whom had degrees in botany or horticulture from universities. I think what happened is when they combined garbage collection with gardening you lost the passion, the love of the job. There are some staff today who have the high skills but they are few and far between. When you had a staff of 150 you would have 25 of those mentors. Now, with one-third the gardeners we had historically only a handful are that skilled and those are more quiet and shy about their talents than in the past. We don't have the flower and garden shows where they can show off their skills. My skills are in horticulture, and how to maintain a garden. Other crew leaders are wicked smart about equipment and bare-bone maintenance. The skills you have to have are so broad that no one's going to be good at the whole spectrum.*

Today's education opportunities are off-campus. The City reimburses gardeners for courses they take to improve their skills but fewer of them take advantage of these opportunities than they did in the past. Ms. Rocha would like to see this change:

*Gardening is a science and a skill that trade people don't understand. They tend to think of us as outdoor janitors. A good gardener is worth gold and if we change our job specs to require horticulture knowledge—it's in the works now with civil service—we'll get better results.*

### **The Pros and Cons of Increasing the Part-Time Work Force**

North Oakland Park Supervisor Herman Miller values the part-time work force and encourages his gardeners to train them in all aspects of basic plant care. He ensures that they are trained to use the tools and equipment safely, that they can identify ground cover plants and weeds and do minor irrigation repairs. He reports that over 60% of the part-timers are returnees and some have been working for 10-14 years. They would love to move up to gardener positions but that will not be likely any time soon.

At the same time, as Supervisor Rocha explains, there is little time or incentive for skilled gardeners to mentor part-timers. She adds that gardeners may feel their jobs are threatened by the trend to increase the part-timers at the expense of gardener jobs. She is also concerned that part-timers may be doing jobs they are not properly trained for and causing damage to the landscaping, some of it irreversible.

Supervisor II Brian Carthan, is optimistic about part-timer opportunities for training:

*If they are employed here for more than a season they learn how to string trim (weed-eater), mix the fuel, put in the edger blades and when they come to us the second season they have that knowledge. We had a group of 10 PTTs that started in September. The first two weeks they worked at the Rose Garden where they did a lot of weeding, basic pruning and equipment operation, basic gardening skills.*

Taking all this into account, even if gardening positions are added back in at some point, laid-off gardeners will be offered those positions and advancement opportunities for part-timers appear to be very slim.

### **Programs that Work**

PWA has unfailingly looked to new technology and best practices to improve efficiency, an effort that gains in importance when resources are limited. When CityWorks (an electronic data management & reporting program) was first introduced in 2009, hopes were high that it would make problem reporting and tracking easy for citizens, streamline record-keeping and produce valuable data. Three years later it is fully implemented and has fulfilled its promise. Now citizen reports of broken sprinkler heads, fallen tree branches, broken benches, situations that could be dangerous to park users are expedited to workers in the field. Assistant Director Levin is very satisfied with the system:

*"It's one of the best things we have done. You get problems into the system quickly, track them and resolve them."*

Its transparency—a work order can be followed on-line to its completion—and accessibility (SeeClickFix can be used with Smart Phones) has made citizen reporting a simpler task.

### **New Approaches to Litter Collection**

Since litter pickup consumes, on average, 25% of maintenance hours emphasis has been placed on finding alternative methods to collect and dispose of garbage.

The first underground waste containers were installed in 2006 at Hardy Dog Park. These trash receptacles hold ten times the waste (300lbs) of standard above-ground containers and only have to be emptied every two-three weeks (compared to every day for above-ground containers) in the summer and less frequently in the winter months. Since the success of the pilot program, eight additional containers have been installed in all the dog parks and in Dimond Park, where scores of picnickers leave behind abundant waste throughout the summer season.

Another benefit of this disposal system is the avoidance of employee exposure to toxic waste. Plans are underway for the purchase of an additional hoist and four more containers are already on order. They will be installed at parks with heavy litter or parks that are particularly time-consuming to service, such as District 7 King Estates where trucks have to travel far into the park to empty a few cardboard containers.

OPC recommended the purchase of mini-compactors in its 2012 report. Three compactors, outfitted with radios and GPS systems, have recently been deployed and, with crews of two each, are making the rounds in all three maintenance areas. These small compactors will cut back on trips to the dump, shaving hours off litter detail and freeing up workers for other important tasks. We look forward to a report on the time-saving benefits they bring to litter collection.

### **The Role of Volunteerism in a Changing Landscape**

Cities and states across the continent are increasingly relying on volunteers to help support park programs and upkeep and Oakland is no exception. Adopt-a-Spot, Keep Oakland Beautiful, Earthday, Creek-to-Bay Day are among the many publicly supported programs and events whose volunteers supplement the work that public employees do. Private and non-profit organizations, play their role too: Oakland Parks Coalition recruits Park Stewards to monitor and report problems in their parks and to organize clean-ups. Friends of Oakland Parks and Recreation raises money for capital improvements in our parks. And independent neighborhood groups conduct workdays at parks nearly every weekend. The work these organizations and individuals

perform, properly overseen, can be critical to achieving a standard of excellence in the park system.

These 2012 survey comments by three OPC Park Stewards could stand in for practically any park in Oakland lucky enough to have neighborhood support.

**Council District 2/Oak Park:** *Overall the park looks good compared to years past. A group of neighbors has made it a project under the Adopt-a-Spot program. This has generally improved the appearance of the landscaping in the park and improved visibility into the park, which at least partly deters loitering at night. Most graffiti and littering appear to occur at night at the picnic tables and benches near the children's play area. The litter usually gets picked up in a day or two, but putting a stop to the socializing after dark would help reduce littering and graffiti. Sealing the cracks and resurfacing the asphalt on the park [paths & court] would be a good idea because it would reduce water infiltration, which could lead to alligating of asphalt and a bigger repair job in the future. The basketball court is probably one of the most used features of the park.*—Dennis Brown

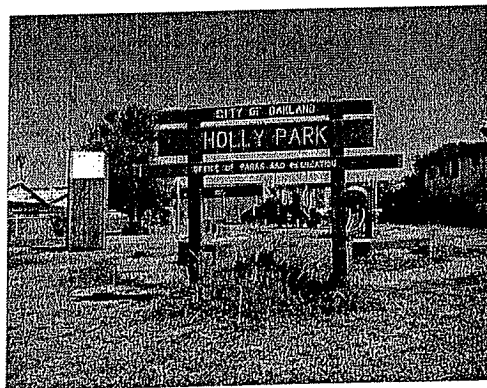
**Council District 3/Cleveland Cascade:** *Conditions have improved. Volunteers do all maintenance very well. irrigation is broken so all watering is done by hose or bucket. Considering the steep slope, no irrigation system, and heavy use, condition is acceptable.*—Barbara Newcombe

**Council District 3/Lafayette:** *Ongoing cleanup events help this site. It needs help due to homeless drug users who trash it regularly.*—Ron Wolf

Parks without dedicated volunteers or neighborhood involvement soon attract the wrong element, adding to their decay. Holly Park is a tot lot in East Oakland that has at times been a refuge for the homeless and for drug-dealers. It is in need of a major cleanup but, more important, of the support of the neighborhood. Which should come first?

### **Council District 7: Holly Park**

*This sad-looking park does not appear to be used by the community. It was being used by the homeless last year. It does not look as though it has received any care in ages.*—Surveyor



Volunteerism takes several forms in Oakland—occasional large workday events, routine neighborhood group-sponsored workdays and individual park stewardship. Neighborhood groups that are connected to a park and conduct periodic cleanups or green-ups are among the most successful types of volunteer service and there are many examples. To name a few: Friends

of Maxwell Park, Friends of Bella Vista, Dimond Park Neighbors, Lake Merritt Weed Warriors, Garber Park Stewards, San Pablo Corridor Coalition. These organizations are, for the most part, responsible stewards of their parks and have a proven record.

In addition to City-sponsored workdays—Earthday, Creek-to-Bay Day—organizations and businesses can organize their own workdays for large numbers of volunteers. KOB sponsored a Great America Cleanup, in April, 2012, at Verdese Carter and the Bancroft Median. It attracted over 500 volunteers. They built new planting boxes for the community garden at Verdese and cleaned litter from 20 blocks of the median along Bancroft. OPC's annual workday this year was held at South Prescott Park in Council District 3. Over 150 volunteers helped with a variety of tasks-- weed removal, pruning and planting jobs--that had been in abeyance for some time. But these workdays, which accomplished so much, were not planned and executed in a vacuum; they were done in partnership with Public Works.

Supervisor Brian Carthan had this perspective on workdays:

*Workdays are of the greatest benefit because they make such an immediate positive impact on the area. The only drawback is the extensive planning that has to go into them but, since they are done, for the most part on weekends, they don't interfere with our routine maintenance.*

Individuals who sign up with Adopt-a-Park or as OPC stewards are left, more or less, to their own devices after an initial meeting with supervisors at the park site. Many of these volunteers play an important role in cleaning litter or weeding and reporting problems to the Public Works Call Center. Others may require more supervision, especially when they take ownership of a park and want to personalize their parks with unauthorized plantings or prunings. This can present a conundrum for park supervisors who want to encourage and support volunteers but have to set boundaries.

OPC works to increase park volunteerism but volunteers need official City support and, unfortunately, that support is currently lacking. In our 2010 report we recommended that a position for a Park Volunteer Coordinator be established. That position was created with Jocelyn Combs at the helm in mid 2011. Ms. Combs reported a number of accomplishments in volunteer support, outreach, reporting and recruitment by the end of 2011. She retired from Public Works in September, 2012. Bryn Samuels, long-time coordinator of Adopt-a-Creek, also retired at about the same time, leaving the volunteer sector of Public Works struggling to function with acting coordinators who are doubling up on jobs. We know that the process of filling these jobs and, perhaps reorganizing the volunteer department, will take time and we can only hope that volunteers will hang in for the duration.

## OPC Recommendations

### **HOLD THE LINE ON MAINTENANCE CUTBACKS**

We're going to repeat ourselves and hope that we are heard. Maintenance staffing has been cut to the bone. Field workers are already discouraged by the work that they cannot accomplish. With a heavier workload injuries increase as do workers on sick-leave. **We urge City Council to hold the line on maintenance cutbacks and increase budgeting for additional gardening positions as soon as revenues turn the corner.**

### **Invest in an Additional Irrigation Specialist**

Irrigation surface equipment is fragile. Sprinkler heads break frequently as people walk on them, especially when crowds gather at a park. Maintenance workers spend a good proportion of their work time identifying broken heads and replacing them but there are 50 maintenance personnel to repair the above ground equipment while there are only three irrigation specialists qualified to repair underground pipes and valves. And, when an underground system is broken the impact on the park can be severe and can result in irreversible damage. Too many of our parks show the ravages of broken irrigation—marshy surfaces, pooling water, and bare patches preclude enjoyable experiences in these parks. Our three irrigation specialists are swamped with a backlog of repairs. **An additional irrigation specialist position would be a wise investment.**

### **Fill the Position of Park Volunteer Coordinator ASAP**

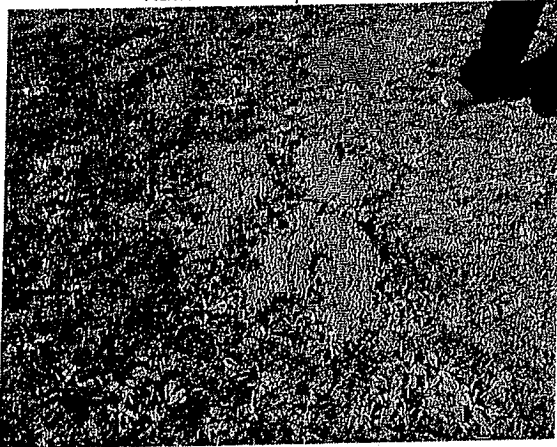
Our parks need volunteers and those volunteers need the support of City staff to do be useful. Without a volunteer coordinator it's like the Wild West out there; with anyone doing anything he or she dreams up for a park. Without guidance and boundaries, well-meaning volunteers will plant trees in parks and "weed out" good vegetation. Volunteers need good training and ongoing support to be of benefit to our system. OPC asked for this position to be created two years ago and **now it is asking again that Public Works fast-track the appointment of a new Adopt-a-Spot/Park Coordinator.**

### **The Gopher Invasion Must Be Addressed**

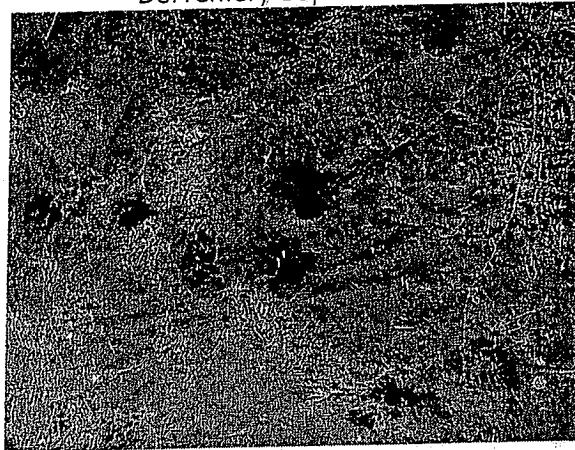
Our surveys revealed a problem that has always existed but has mushroomed in the last year-- the gopher invasion of parks and playing fields throughout West Oakland. The photos below of gopher holes at Raimondi and DeFremery Parks will illustrate just how unsightly and dangerous this situation has become.

The front soccer field at Raimondi has an artificial turf surface and is in constant use but funding ran out and the back fields were surfaced with grass. Those are basically unplayable. The surface is pock-marked with gopher holes, making the footing precarious and actually dangerous. Defremery lawn is not used for play but it is blanketed with gopher holes, marring the beauty and jeopardizing the safety of this landmark park.

Raimondi Gopher Holes



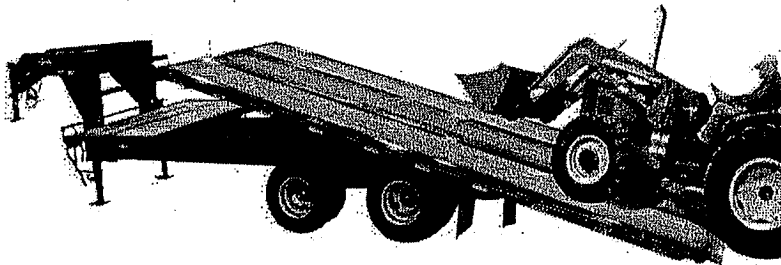
DeFremery Gopher Holes



We have been told that PWA will contract with Alameda County vector program but the timeline is vague and the problem grows worse as time passes. **We urge Public Works to explore options for gopher elimination.**

#### **Budget for New Equipment**

In this ever-changing landscape of park maintenance there are two constants: mowing and litter pickup. We have seen how litter collection is being streamlined so we must now turn our attention to mowing. The disturbing fact is that the mowing equipment in use is over ten years old and, although it is being carefully maintained, its continued usefulness is in jeopardy if a solution is not soon found to the activity that wears the tractor mowers down the fastest--they have to be driven to the parks and they were not built to travel on asphalt. The mowers could still enjoy a long life if that trip is eliminated. This could be done with the purchase of a tilt-bed trailer to accommodate the John Deere and Toro mowers. **We recommend that funds for new equipment be identified at such a time that the budget allows.**

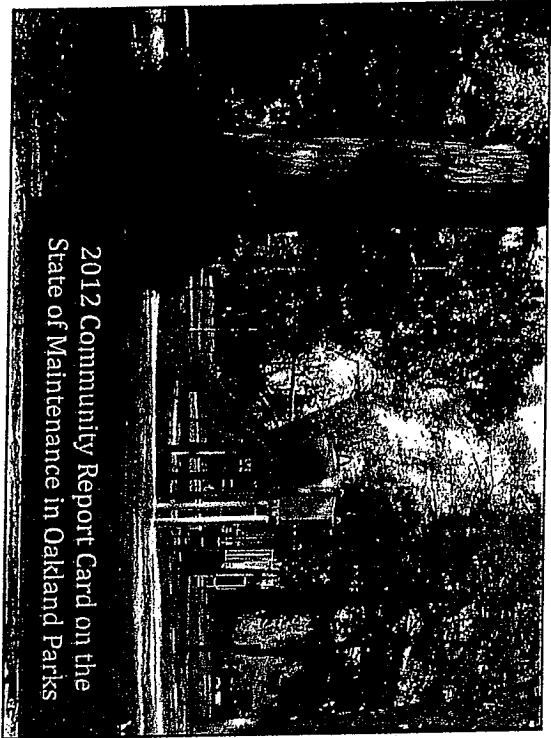


<http://www.deltatrailers.com/tiltbed.htm>

## Conclusion

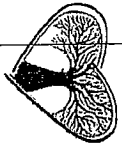
We must commend our gardeners, supervisors and part-timers for saving our parks from "going over the cliff" this year. Oakland is trying to stay afloat with limited resources in every department and this is putting a great strain on all City personnel. PWA management has given maintenance a grade of C this year. OPC concurs with this assessment and recognizes the hard work that went into maintaining this basic level of service to our parks, medians and all other landscaped spaces. We can only hope that better times and budgets lie ahead.





**Oakland Parks Coalition Mission**

Oakland Parks Coalition, a volunteer organization, works to bring together community members and organizations, public agencies and businesses to implement standards of excellence for the maintenance of parkland in Oakland, California.



**Oakland Parks Coalition  
Board of Directors**

- |                 |                 |
|-----------------|-----------------|
| John Bliss      | Emily Rosenberg |
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| Nancy Karigaca  | Iris Winogron   |
| Susan Montauk   | Anne Woodell    |
| Margaret Pinter |                 |

**Our Goals and Objectives**

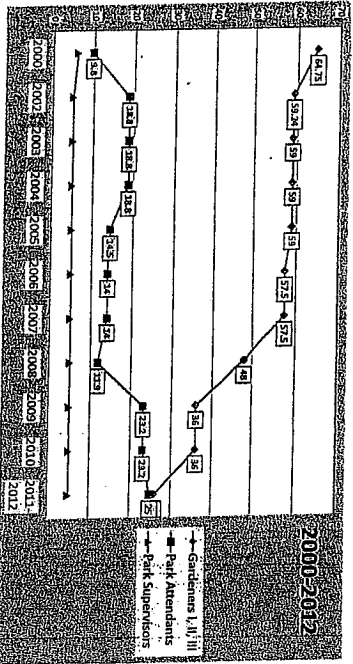


- Empower communities to help care for their parks and medians through volunteerism and stewardship.
- Promote efficient use of resources through collaboration.
- Assess park conditions on an ongoing basis & report findings to City Agencies
- Advocate for effective park maintenance
- Explore possibilities for establishment of park/median conservancies.

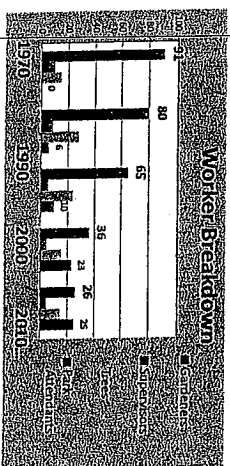
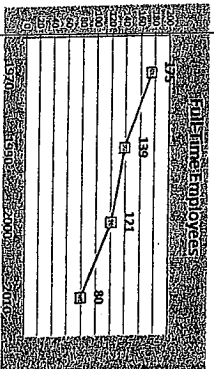
### Healthy, Beautiful Parks Make Our City a More Desirable Place to Live

- 130 parks, regional-serving, community, neighborhood, pocket parks, tot-lots
- 45 landscaped areas at public buildings
- 10 plazas
- 14 parking lots with landscaping
- 126 medians

### The Last Decade+ of Decline in Park Maintenance Staffing



Public Works struggles with fewer and fewer resources to maintain our parks and landscaping.



### With Tighter Budgets PWA Has Shifted Priorities

- Litter collection and mowing have moved to the top of the priority list.
- Litter collection takes the better part of two days a week, approximately 25% of maintenance hours
- Gardener positions have been cut significantly while unskilled Park Attendant positions have been increased.

What effect has the change in priorities and in staffing had on conditions in our parks?

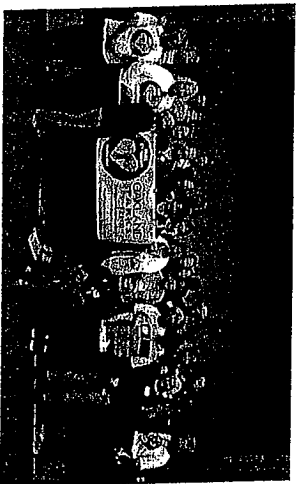
The OPC annual survey sheds light on current conditions.

Every year, since 2006, OPC has surveyed parks.

- Surveys paint a picture of conditions at a point in time and can be compared from year to year.
- Our surveyors rate conditions for 58 questions in nine categories pertaining to all aspects of park amenities and landscaping.

### Love Your Park Day Survey

- OPC volunteers surveyed 116 Oakland parks, plazas and landscaped areas over a period of one month, from September 6 to October 6, 2012.



### Survey Categories

- Litter
  - Picnic Areas
  - Restrooms
  - Hardscape/Furniture/Signage
  - Drainage & Irrigation
  - Greenery
  - Recreation Centers
  - Outdoor Sports Areas
  - Outdoor Children's Play Areas
- Park Overall Rating





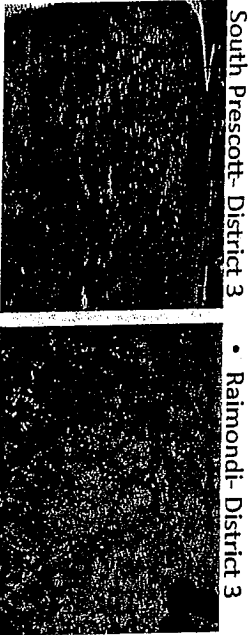
While mowing a priority, other landscaping maintenance tasks may be compromised.

Survey Questions: Questions (b), (d), (g) and (h) received the poorest ratings.

- (b) Is the grass edged? 2.48
- (g) Are planted areas/flower beds weeded? 2.32
- (h) Are shrubs weeded and pruned? 2.52
- These questions all pertain to tasks normally performed by gardeners. With fewer gardeners these landscaping tasks are attended to less frequently.

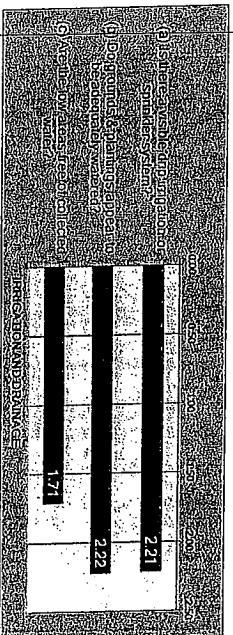
### Gopher Holes

- In some parks the lawns are pockmarked with gopher holes. Some sports fields have become unplayable.



### Irrigation

Greenery Survey Question (d) Rating-2.43  
Is the grass or ground cover free of bare spots?



Irrigation staffing has been pared to the bone for over a decade. Public Works has only 3 irrigation specialists to repair its vast and problematic irrigation network.

### New Parks-Pluses and Minuses

- New assets are eagerly sought but they add to PWA's already heavy workload.
- It is indisputable that Measure DD funding of new landscaping along Lake Merritt has enhanced the beauty and enjoyment of Lakeside Park, but it has also increased the maintenance workload and has to be supported by squads of volunteers to stay viable.
- The soon to be completed 12<sup>th</sup> Street Bypass park and Snow Park renovation also are beneficiaries of Measure DD funds and will require increased maintenance.

Public Works has met the challenge of dwindling resources in part by adopting new technology, improving equipment and partnering with volunteers.

### New Technology and Equipment

- CityWorks software expedites reports of problems and facilitates quicker solutions.
- Underground waste collectors at dog parks reduce the frequency of litter collection. Plans for additional installations are in the works.
- Three new mini-compactors reduce staffing needs for litter collection.

### Capitalizing on the Volunteer Spirit

- Cities and states are increasingly reliant on volunteers to help support park programs and upkeep and Oakland is no exception.
- Individuals and established groups regularly volunteer to help maintain our parks but they need strong support from the City.
- Adopt-a-Spot is essential to a viable volunteer program and needs to fill its temporary leadership vacuum.



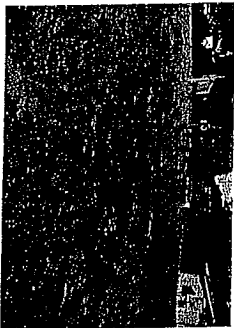
A Mini-Packer at Milk Day of Service at Lakeside Park



## Important Questions About Maintenance Priorities

If we continue to defer important maintenance will the ultimate cost be too high?

Some park grounds are showing deep neglect.



Willow Park-District 3

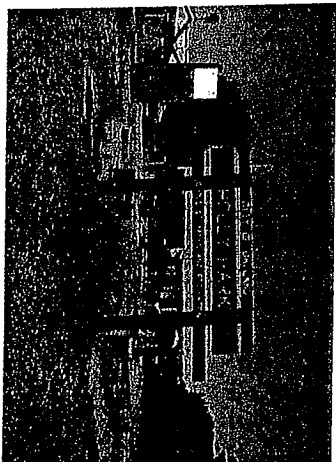


Maxwell Park-District 4

## Are We Sacrificing Quality for Quantity?

- PWA management has responded to budget cuts by reducing the numbers of skilled gardeners and increasing the hiring of unskilled labor to compensate.
- The loss of experienced skilled workers translates to a loss of institutional and horticultural knowledge, and mentorship capabilities.

Are our small pocket parks being neglected?



Holly Park-District 7



### OPC Recommendations

1. Hold the line on maintenance cutbacks and increase budgeting for additional gardening positions as soon as revenues allow.
2. Invest in an additional Irrigation Specialist.
3. Fast-track the appointment of a new Adopt-a-Spot/Park Coordinator.
4. Explore all options for gopher elimination.

### OPC Recommendations

Note: Mowing tractors break down frequently because they were not built to drive on city streets. Think long term. To save our equipment and save money.....

5. Fund purchase of a tilt-bed trailer to haul mowing tractors and thus prolong the life of mowing equipment.



### OPC Park Stewardship Program

Become an official OPC steward of your neighborhood park, plaza or median.  
Visit: [www.oaklandparkscoalition.org](http://www.oaklandparkscoalition.org)  
and sign the Stewardship Pledge.  
OPC offers you support and appreciation for the wonderful work you do.