



# MIDPENINSULA REGIONAL OPEN SPACE DISTRICT

MIDPENINSULA  
REGIONAL  
**OPEN  
SPACE**

## Hawthorns Area Vision and Goals

March 23, 2022



# General Manager's Recommendation

🌿 Review and approve the Hawthorns Area Vision and Goals.



# Agenda

## 🌿 Staff presentation

- Property overview and background
- Vision and goals

## 🌿 Board questions

## 🌿 Public comment

## 🌿 Board discussion and guidance



# Providing Public Comment

- ✿ Members of the public may provide comments by submitting a public comment form at: [www.openspace.org/public-comment](http://www.openspace.org/public-comment)
  - Comments on agenda items must be submitted prior to the time public comment on the agenda item is closed.
  - All comments shall be subject to the same rules as would otherwise govern speaker comments at the Board meeting.
  - Speakers will be muted after reaching the three-minute time limit
  - **All written comments or requests to speak must be submitted via the public comment form.**
- ✿ Any comments received after the deadline will be provided to the Board after the meeting.

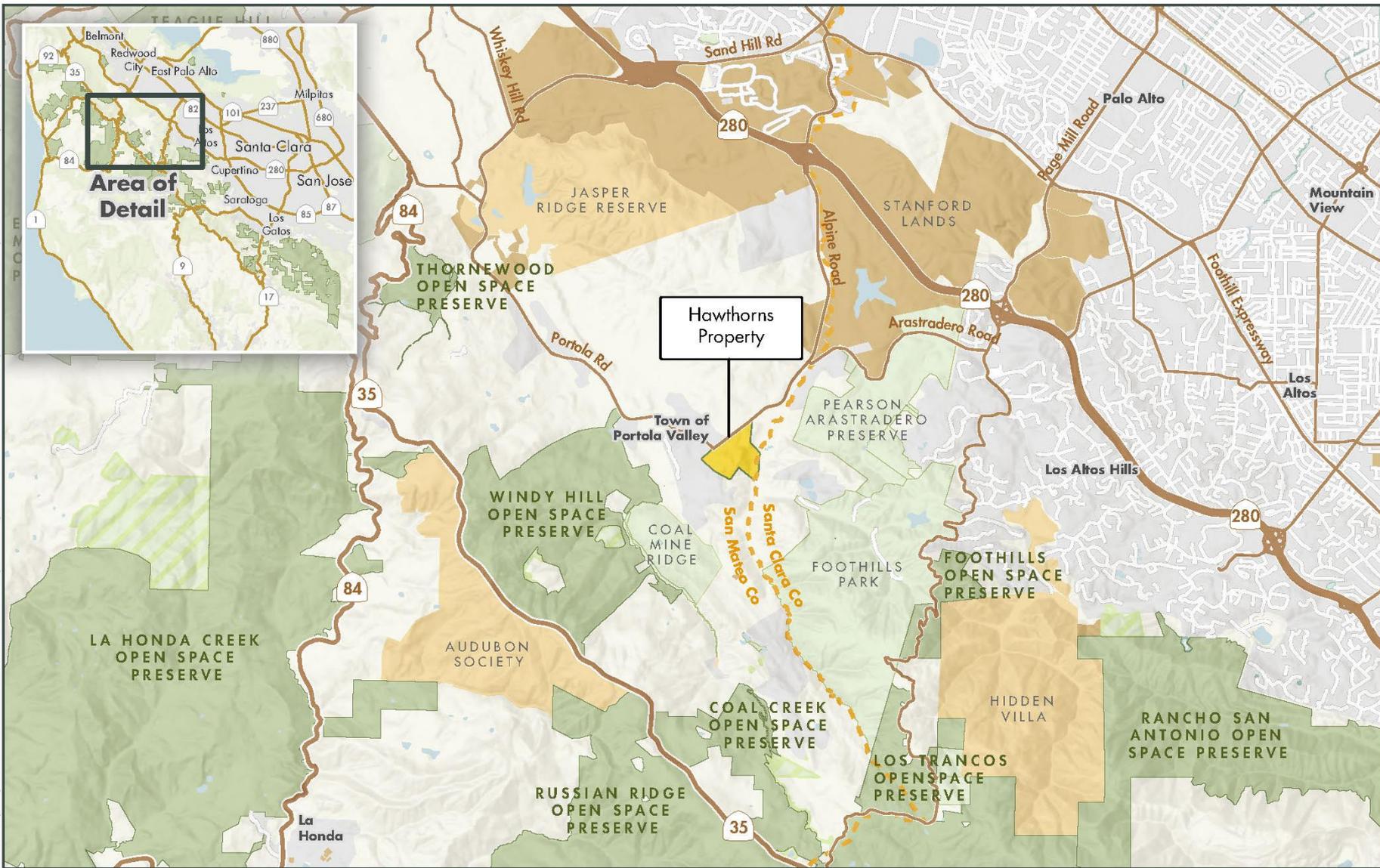


# Hawthorns Area Plan

## 🌿 Purpose:

- Comprehensive use and management plan for the Hawthorns Area of Windy Hill Open Space Preserve
- Prescribe future uses and management
- Identify resource and land management activities
- Establish public access opportunities

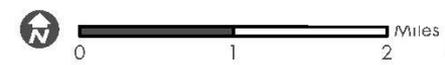
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### Hawthorns Area - Regional Map

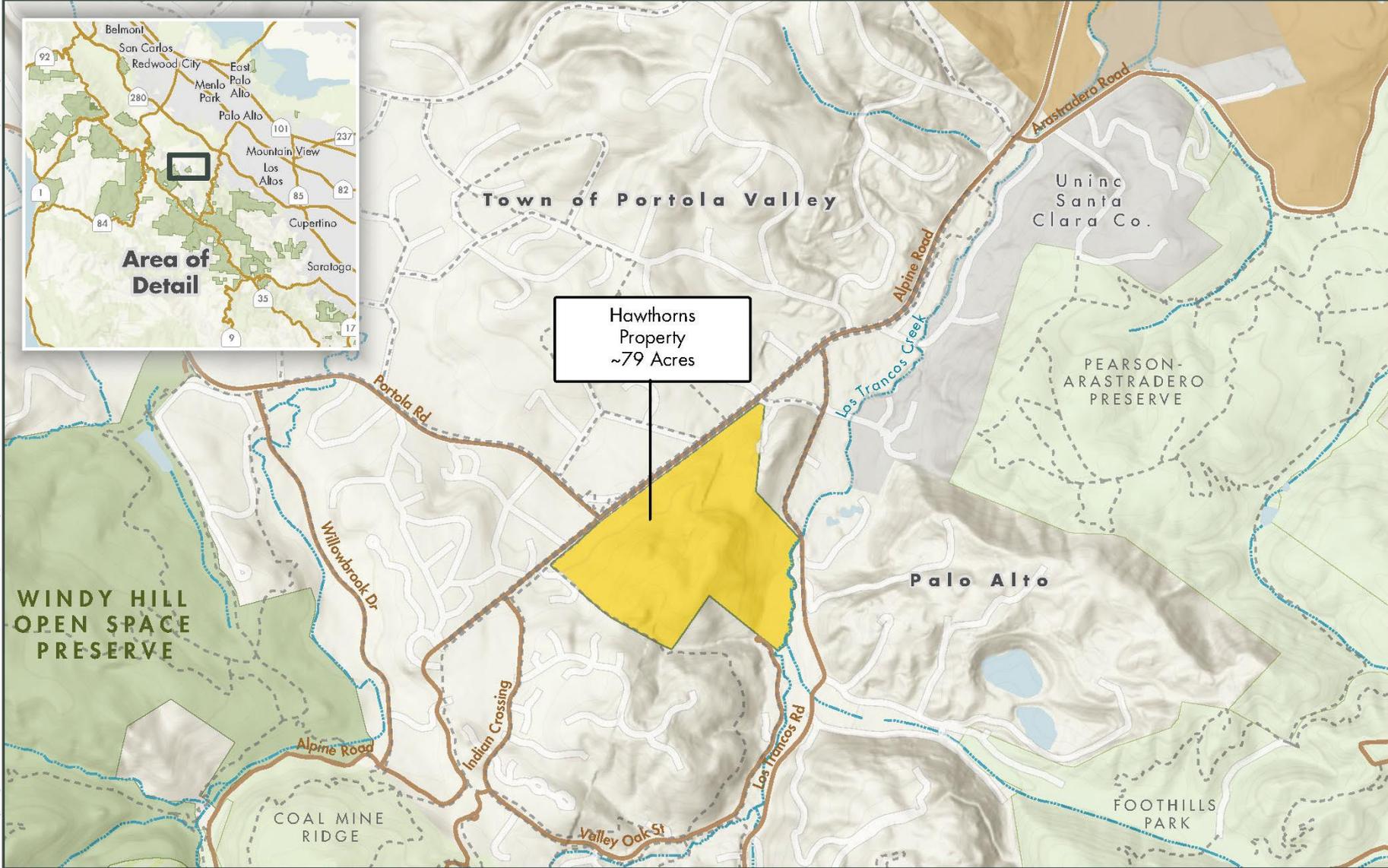
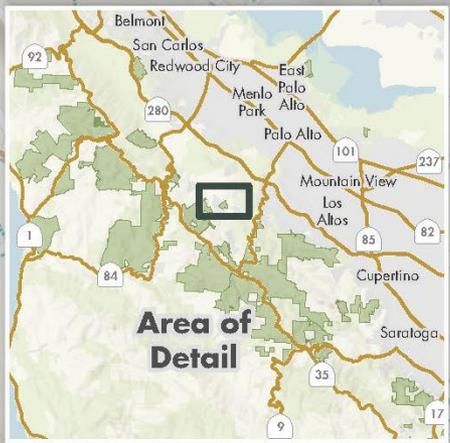
- MROSD Preserves
- Other Protected Lands
- Private Property
- Land Trust
- Other Public Agency
- Hawthorns Area

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While the District strives to use the best available digital data, these data do not represent a legal survey and are merely a graphic illustration of geographic features.

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### Hawthorns Area - Local Map

- |   |   |
|---|---|
|  MROSD Preserves       |  Other Public Agency |
|  Other Protected Lands |  Hawthorns Area      |
|  Private Property      |  Unincorporated Area |

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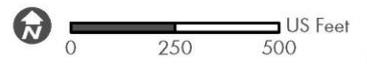
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### Hawthorns Area - Aerial Map

-  Hawthorns Area
-  Building

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# Timeline

- 2006: Property accepted by Midpen's Board
- 2006: Preliminary Use and Management Plan (PUMP)
- 2011: Property transferred to Midpen
  - Endowment
  - Conservation Easement held by POST
- 2012: PUMP Amendment
- 2012: Vision Plan
- 2014: Measure AA

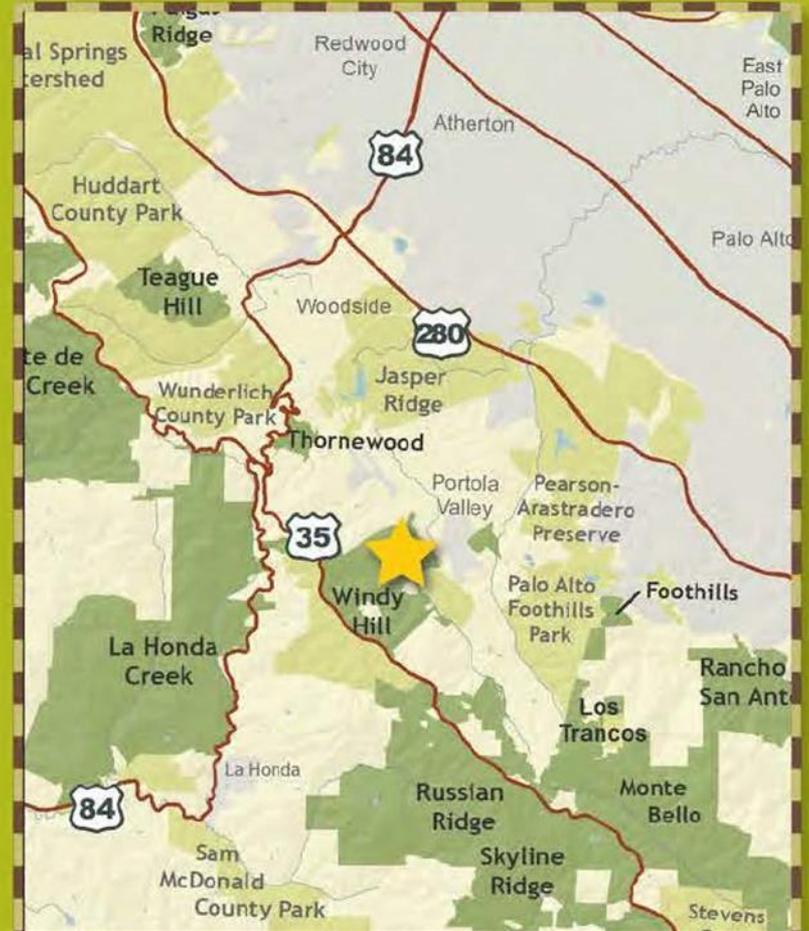
# 6

## Windy Hill:

Trail Improvements, Preservation, and Hawthorns Area Historic Partnership



Improve trails, complete pond facilities. Increase multi-use trails, study possible increased dog use. Open Hawthorns Area, develop trails connecting to Portola Valley and Palo Alto trails. Explore partnerships to protect, restore, and interpret historic buildings. Improve habitat conditions in Los Trancos Creek. Preserve additional scenic open space as available.



### 6 Windy Hill: Trail Improvements, Preservation and Hawthorns Area Historic Partnership

Improve trails, complete pond facilities. Increase multi-use trails, study possible improvements to increase dog use. Open Hawthorns Area; develop trails connecting to Portola Valley and Palo Alto trails. Partner to protect, restore, and interpret historic buildings. Improve habitat conditions in Los Trancos Creek. Preserve additional scenic open space as available. **\$12,740,000**



# Conservation Easement

- ✿ Granted by the Woods Family Trust to the Peninsula Open Space Trust (POST)
- ✿ Protects natural resource values of property
- ✿ Allows low-intensity recreational uses and improvements typically offered on other Midpen preserves
- ✿ Restricts future development of new buildings and infrastructure



# Conservation Easement – Allowable Uses

- The following rights and uses are allowable at the Hawthorns Area:
  - “Passive recreational uses such as hiking, bicycling and equestrian use”
  - “Construction of unpaved trails or paths for non-motorized uses.”
  - “Construction of a limited staging area (gravel parking lot, pit toilets, wood rail fencing, trail markers, etc.)”



# Historic District



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### Hawthorns Area - Contour Map

-  Hawthorns Area
-  Building
- Contour interval**
-  50 ft
-  10 ft

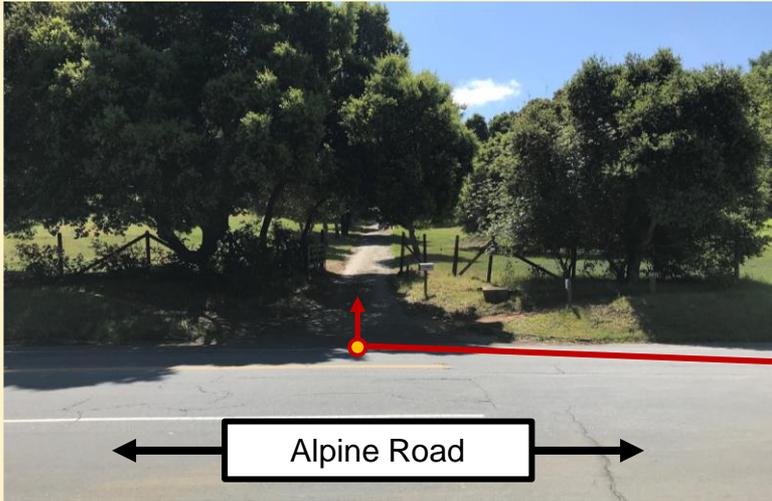
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# Staff Residence



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Source: SMC Enhanced Lifeform 2020

### Hawthorns Area - Topography & Vegetation Communities

- |                |           |             |                    |
|----------------|-----------|-------------|--------------------|
| Hawthorns Area | Woodland  | Olive Grove | Deciduous Hardwood |
| Building       | Grassland | Developed   |                    |

Contour interval  
50 ft  
10 ft

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US Feet  
0 250 500



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Townsend's  
big-eared bat



Source: SMC Enhanced Lifeform 2020

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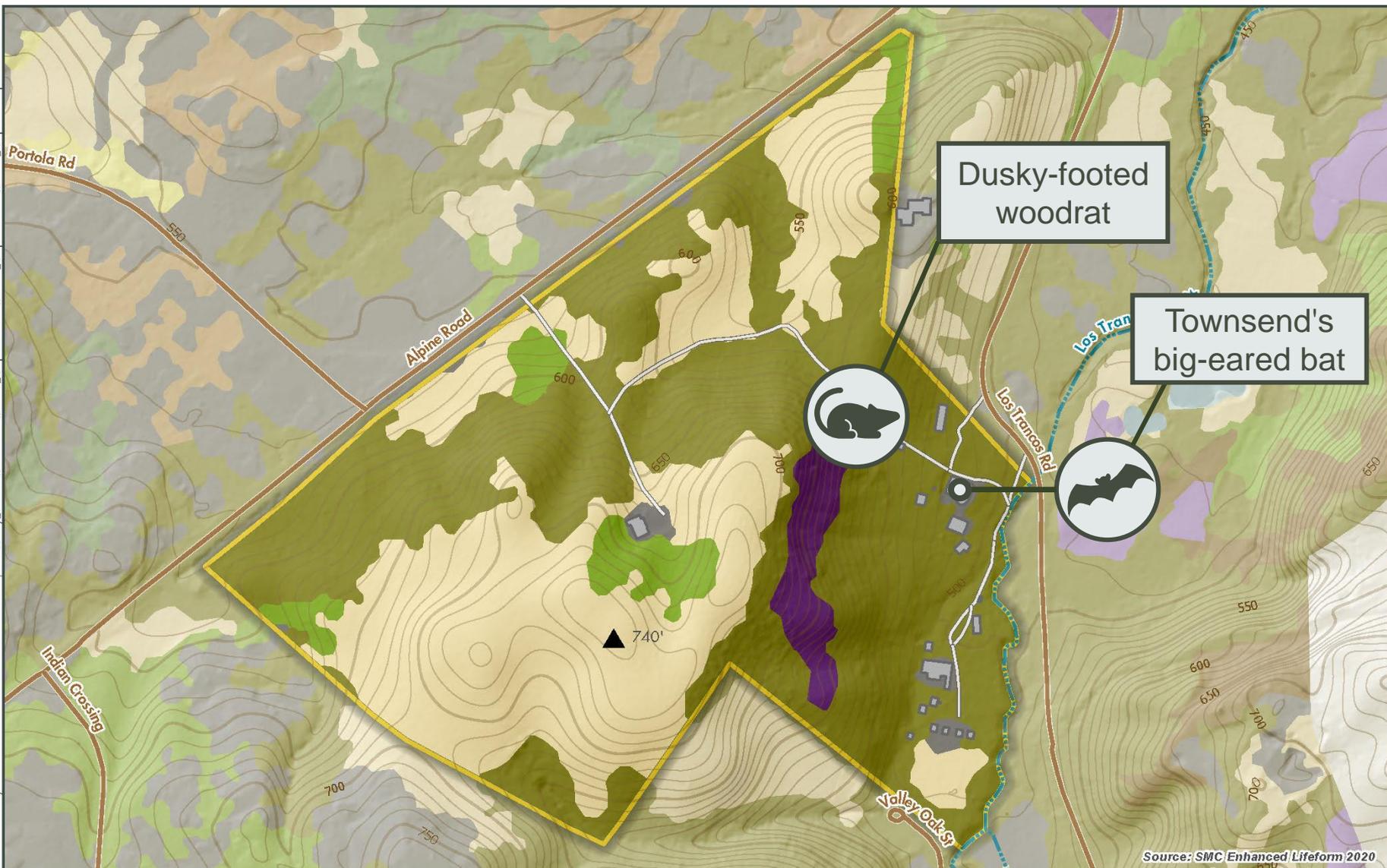


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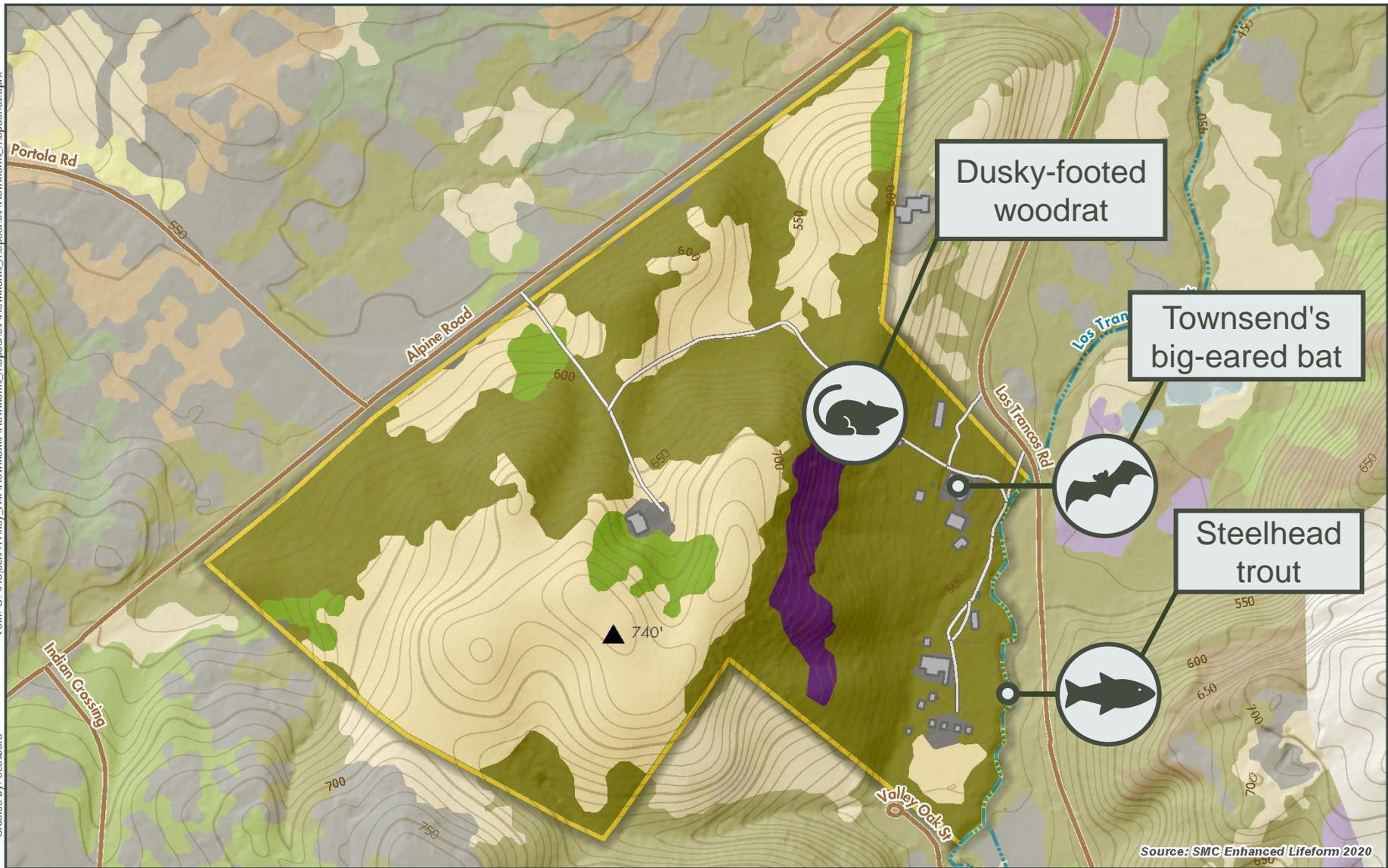


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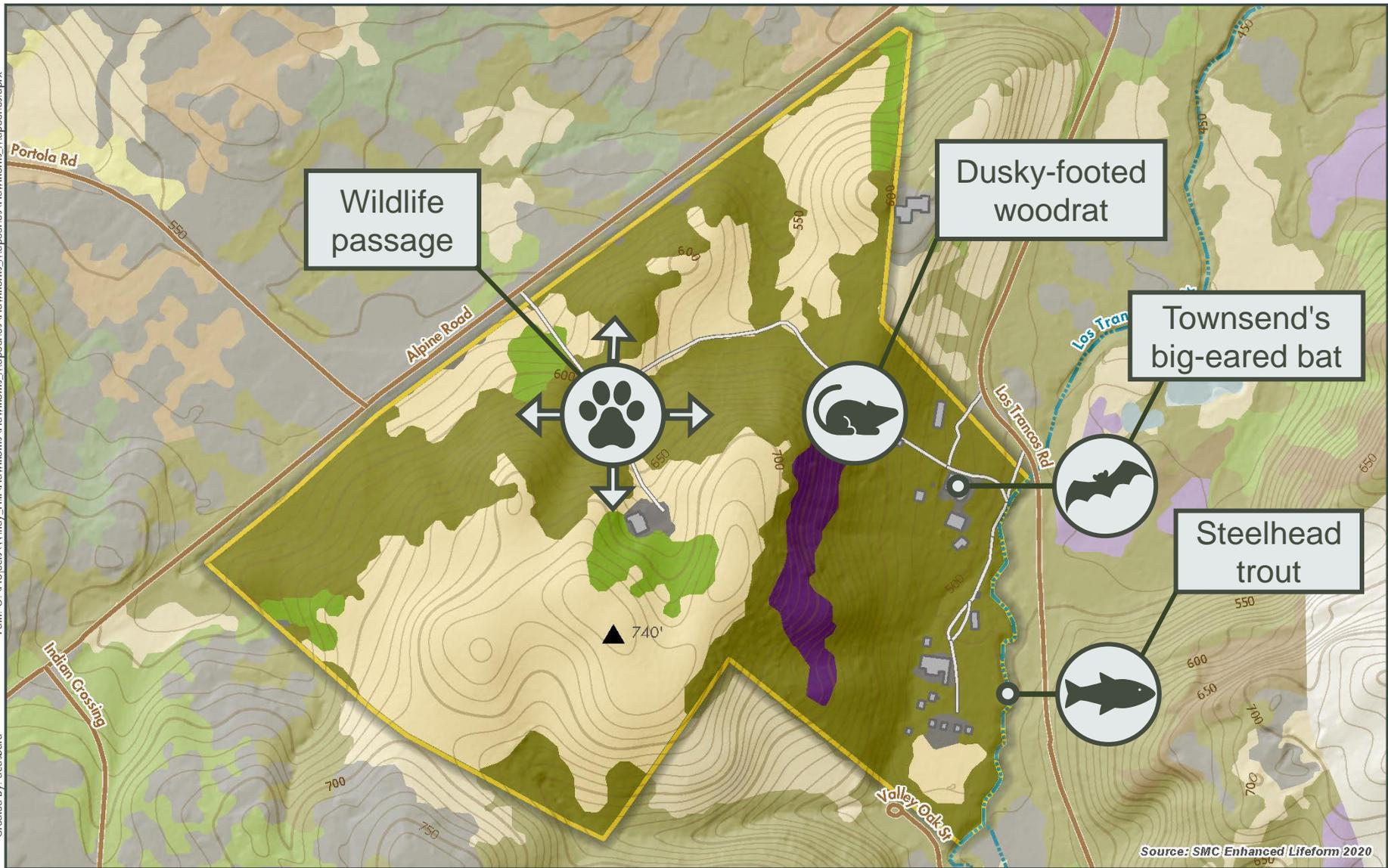
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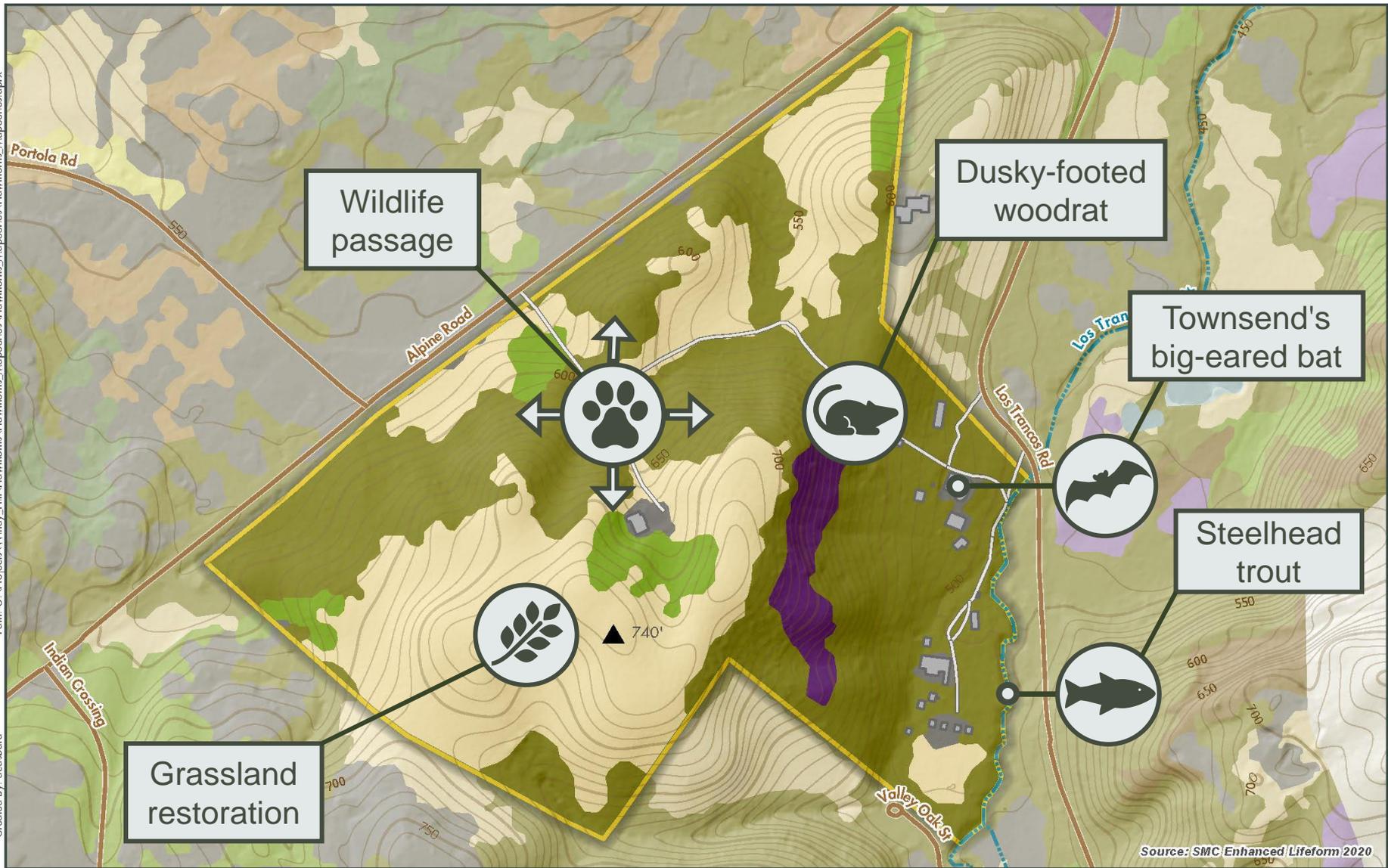
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US Feet  
0 250 500



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# Town of Portola Valley Public Trail Network

 Hawthorns area

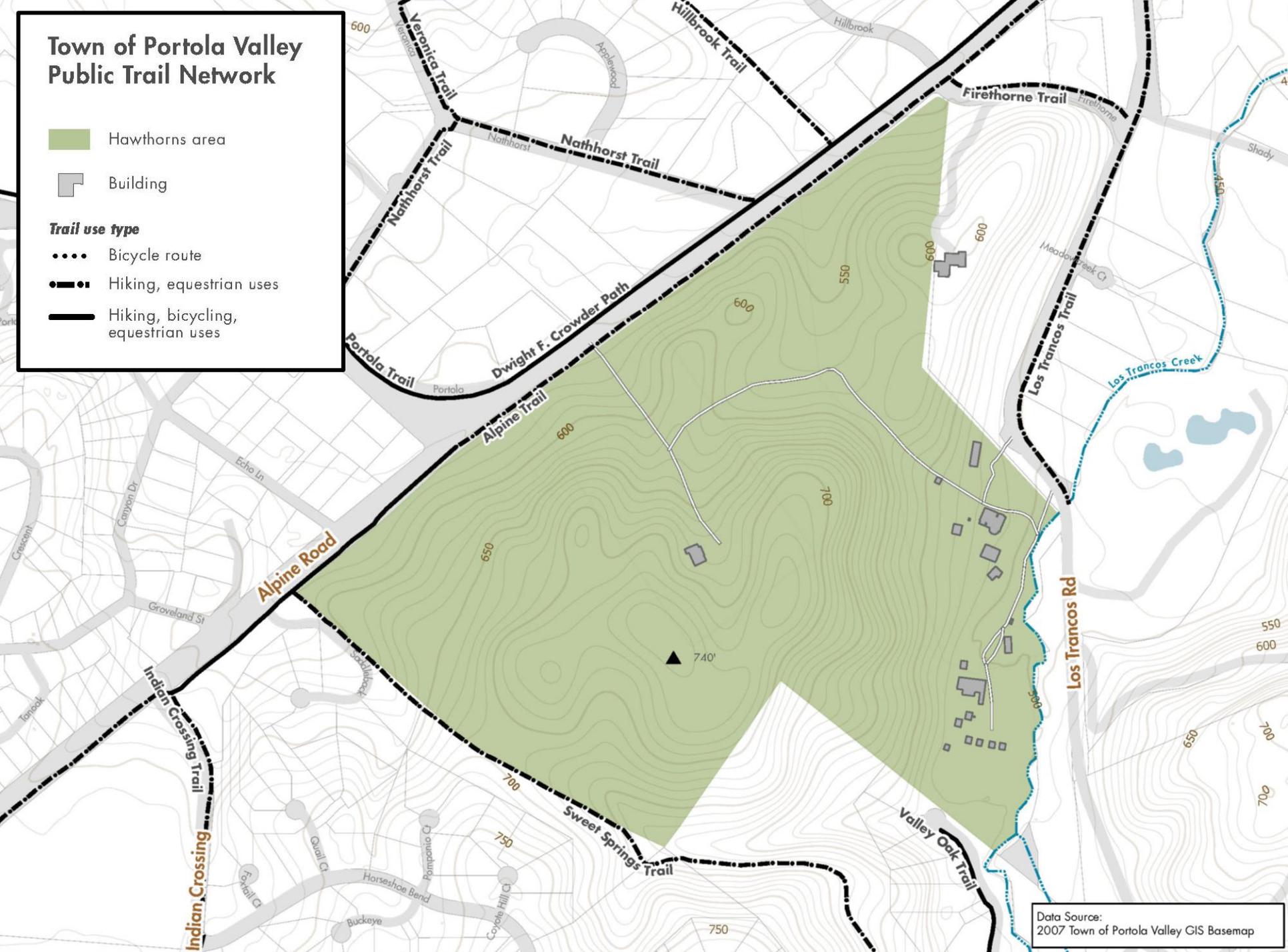
 Building

## Trail use type

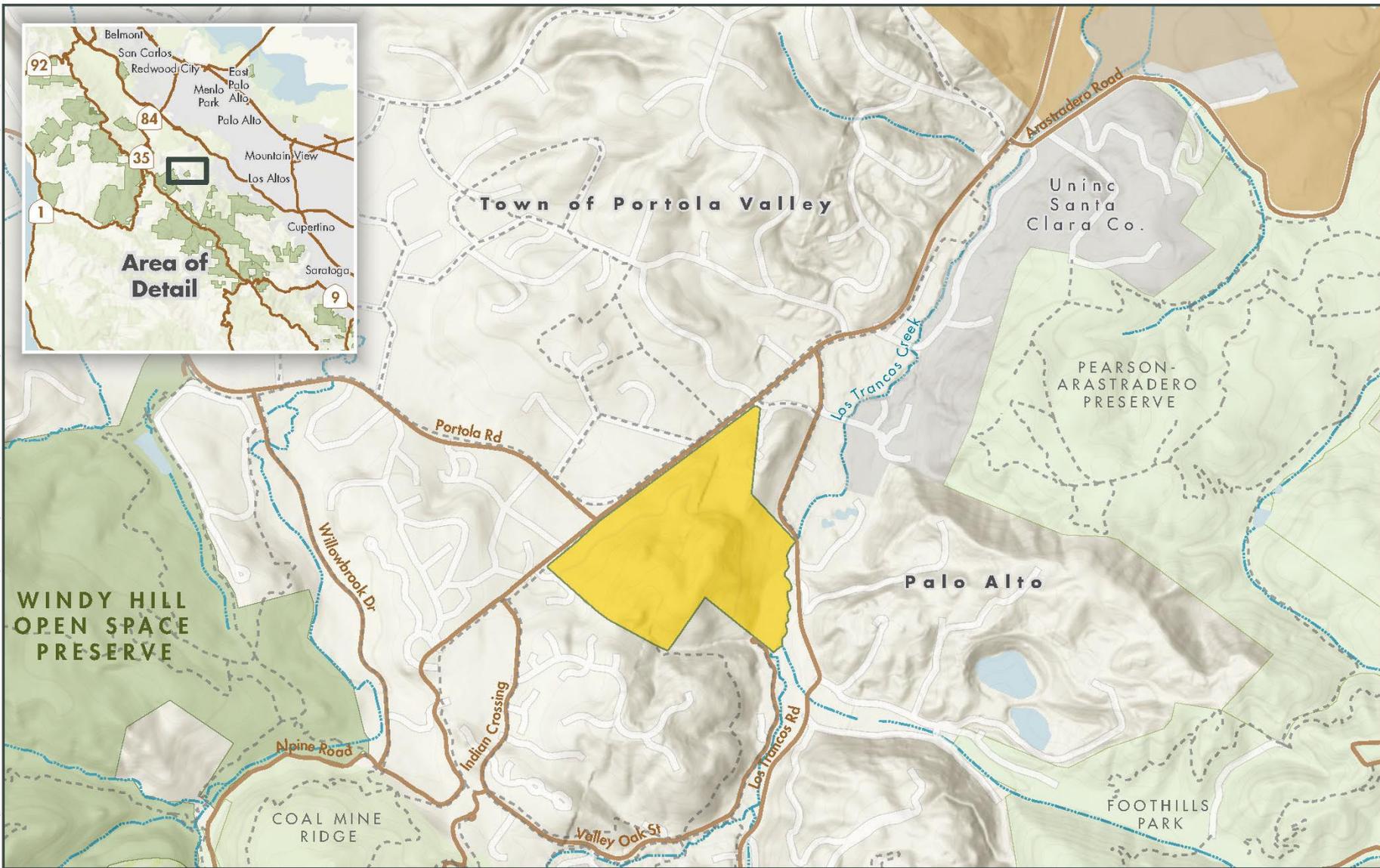
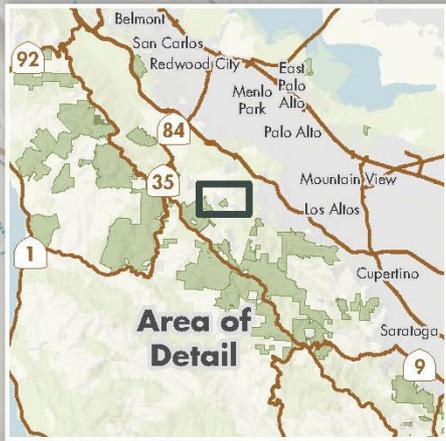
 Bicycle route

 Hiking, equestrian uses

 Hiking, bicycling, equestrian uses



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### Hawthorns Area - Local Map

- |  |   |
|--|---|
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|  Other Protected Lands |  Unincorporated Area |

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# Vision and Goals





# Vision and Goals

## MISSION



**Midpen  
purpose and values**



## VISION



**Intention specific to  
the Hawthorns Area**



## GOALS



**Allowable uses and  
management strategies**

Theme	Topic	#
Natural Resources	Fire Safety	4
	Wildlife Passage	4
	Viewsheds	3
	Invasive Vegetation Management	3
Public Access	Hiking Uses	2
	Bicycle Uses	4
	Equestrian Uses	4
	Parking and Traffic	10
	Allowable Uses	4
Regional Connectivity	Alpine Road Trail	3
	Local Trail Connections	10
	Regional Connections	5
Cultural History	Historic Complex	5
	Tribal Resources	2
Other	General Inquiry/Updates	21
	Support	12
	Public Engagement	4



# Mission



**MISSION**



**VISION**



**GOALS**

To acquire and preserve a regional greenbelt of open space land in perpetuity, protect and restore the natural environment, and provide opportunities for ecologically sensitive public enjoyment and education.



# Vision



MISSION



VISION



GOALS

The Hawthorns Area offers picturesque views of rolling oak grasslands and the Santa Cruz Mountains, provides important wildlife refuge, and reflects the region's natural, agricultural, and social history. The District will protect and manage natural, scenic, cultural, and open space resources at the Hawthorns Area and provide ecologically sensitive public access consistent with the District's mission and the allowable uses outlined in the property's conservation easement.



# Goals



MISSION



VISION



GOALS



GOAL #1. NATURAL RESOURCES



GOAL #2. PUBLIC ACCESS



GOAL #3. LOCAL AND REGIONAL  
CONNECTIVITY



GOAL #4. NATURAL AND CULTURAL HISTORY



GOAL #5. AESTHETICS



GOAL #6. OPERATION AND MAINTENANCE



*Slide Header: Example Goal Title*



**EXAMPLE GOAL TEXT**





## Example Goal #0: Develop Vision and Goals



### EXAMPLE GOAL TEXT

#### **Example Considerations:**

- *2014 Vision Plan*
- *2012 Preliminary Use and Management Plan Amendment*
- *Hawthorns Area Conservation Easement*
- *Public comments and feedback*



## Goal #1: Natural Resources



Protect and restore native habitat and manage for ecological resiliency of aquatic and terrestrial habitat, wildlife connectivity, and other natural resources.





# Goal #1: Natural Resources

 Protect and restore native habitat and manage for ecological resiliency of aquatic and terrestrial habitat, wildlife connectivity, and other natural resources.

## ***Considerations:***

- Special status species and sensitive habitats
- Grassland restoration and invasive species management
- Los Trancos Creek riparian habitat
- Mature tree protection
- Wildlife passage
- Wildland fire resiliency



## Goal #2: Public Access



Open the Hawthorns Area to low-intensity public access, provide an internal trail system, and provide multi-modal access to the property.





## Goal #2: Public Access



Open the Hawthorns Area to low-intensity public access, provide an internal trail system, and provide multi-modal access to the property.

### ***Considerations:***

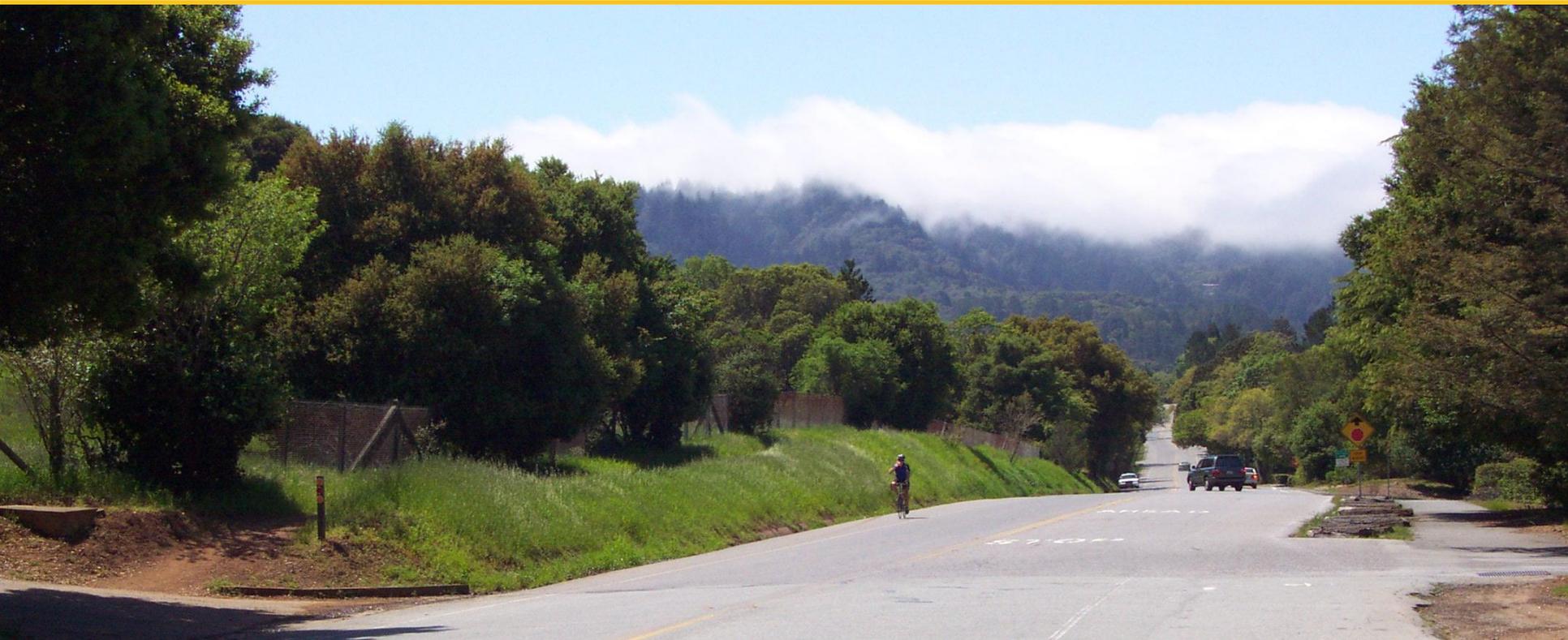
- Parking
- Multimodal access
- Trailheads and internal trail systems
- Preserve and trail uses
- Interpretive elements
- Compliance with Americans with Disabilities Act



## Goal #3: Regional and Local Connectivity



Connect to adjacent public trails and explore opportunities for trail connections to regional open space lands.





## Goal #3: Regional and Local Connectivity



Connect to adjacent public trails and explore opportunities for trail connections to regional open space lands.

### ***Considerations:***

- Regional trail and park access
- Allowable uses on adjacent trails and paths
- Collaboration with Town of Portola Valley regarding Alpine Road Trail
- Partnerships with nearby jurisdictions, regional agencies, and other organizations



## Goal #4: Natural and Cultural History



Interpret the rich natural, cultural, and historic features and pursue partnerships to manage the property's natural and cultural history.





## Goal #4: Natural and Cultural History



Interpret the rich natural, cultural, and historic features and pursue partnerships to manage the property's natural and cultural history.

### ***Considerations:***

- Hawthorns Historic District, which is eligible for the National Register of Historic Places
- Historic buildings, structures, and landscape management
- Natural history, interpretive elements, and public education opportunities
- Indigenous history and consultation with Native American tribes



## Goal #5: Aesthetics



Highlight scenic viewpoints and design recreational amenities while protecting scenic viewsheds.





## Goal #5: Aesthetics



Highlight scenic viewpoints and design recreational amenities while protecting scenic viewsheds.

### ***Considerations:***

- Panoramic views from the Hawthorns Area
- Views into the Hawthorns Area from adjacent communities
- Alpine Road Scenic Corridor design guidelines



## Goal #6: Operation and Maintenance



Manage the property for safe public access in a fiscally sustainable manner that promotes ongoing public support and appreciation with ongoing public engagement and consistent with the District's Good Neighbor Policy.





## Goal #6: Operation and Maintenance

 Manage the property for safe public access in a fiscally sustainable manner that promotes ongoing public support and appreciation with ongoing public engagement and consistent with the District's Good Neighbor Policy.

### ***Considerations:***

- Public health and safety
- Neighbor relationships
- Collaboration with the Town of Portola Valley
- Gates, fencing, signage, patrols, and site security
- Onsite Midpen presence
- Conservation Easement



# Hawthorns Area Plan Phase Overview

<b>Phase #</b>	<b>Phase Title</b>
1	Vision & Goals
2	Existing Conditions
3	Programming / Conceptual Planning
4	Area Plan / Environmental Review
5	Implementation

Phase Title	Phase Overview	Public Engagement Opportunities
<b>Vision &amp; Goals</b>	<ul style="list-style-type: none"> <li>Develop vision &amp; goals</li> <li>Refine planning process</li> </ul>	<ul style="list-style-type: none"> <li>Virtual comment card</li> <li>Board/PNR Committee meetings</li> </ul>
<b>Existing Conditions</b>	<ul style="list-style-type: none"> <li>Survey existing conditions</li> <li>Prepare Opportunities &amp; Constraints Report</li> </ul>	<ul style="list-style-type: none"> <li>Stakeholder engagement</li> <li>Site tours</li> <li>Open house</li> <li>Virtual comment card</li> <li>Board/PNR Committee meetings</li> </ul>
<b>Programming &amp; Conceptual Planning</b>	<ul style="list-style-type: none"> <li>Identify use &amp; management objectives</li> <li>Identify programmatic elements</li> <li>Develop Conceptual Plan Alternative(s)</li> </ul>	<ul style="list-style-type: none"> <li>Stakeholder engagement</li> <li>Workshops</li> <li>Public Access Working group</li> <li>Online surveys</li> <li>Pop-up events</li> <li>Virtual comment card</li> <li>Board/PNR Committee meetings</li> </ul>
<b>Area Plan &amp; Environmental Review</b>	<ul style="list-style-type: none"> <li>Prepare Area Plan</li> <li>Approve CEQA findings and Area Plan</li> </ul>	<ul style="list-style-type: none"> <li>Board/PNR Committee meetings</li> <li>Public/external agency comment on CEQA document</li> </ul>
<b>Implementation</b>	<ul style="list-style-type: none"> <li>Design development, permitting, &amp; construction</li> </ul>	<ul style="list-style-type: none"> <li>TBD (Town permitting process)</li> </ul>



## Next Steps: Existing Conditions

1. Present Vision and Goals to Town of Portola Valley
2. Existing Conditions
  - Data collection and technical studies to characterize key resources
3. Opportunities and Constraints
  - Establish parameters for resource and land management, public access, operations, etc.
  - Prepare Opportunities & Constraints Report
4. Board Study Session / Open House
5. Present Opportunities & Constraints to Town of Portola Valley



# Phase 2: Existing Conditions





# General Manager's Recommendation

## Review and approve the Hawthorns Area Vision and Goals.

Provide comments at this Board meeting by submitting a comment form at:  
[www.openspace.org/public-comment](http://www.openspace.org/public-comment)

Provide comments in the future by submitting a comment form available at the project webpage: <https://www.openspace.org/our-work/projects/hawthorns-public-access>