



# MIDPENINSULA REGIONAL OPEN SPACE DISTRICT

## La Honda Creek Preserve Parking and Trailhead Access Feasibility Study

La Honda Public Access Working Group  
February 6, 2020

Photo credit <sup>1</sup>  
Melissa Borgesi



# Purpose of Forming the Working Group

- Forum for Board members, community and stakeholders to interact and discuss the project
- Local, community perspectives
- District-wide, ward, user group perspectives
- Input to project team, Planning and Natural Resources Committee, and Board on parking and trailhead access alternatives that meet project goals



# Responsibilities and Charge of the Working Group

- Work with and provide input to District staff
- Understand goals, opportunities, constraints, challenges
- Evaluate parking location/trailhead options to expand accessibility to the central area of the Preserve while meeting the Board-approved project goals and objectives
- Represent Board, community, and stakeholder interests and values
- Provide a forum for Board members to work with Working Group members
- Provide feedback to the Planning and Natural Resources Committee

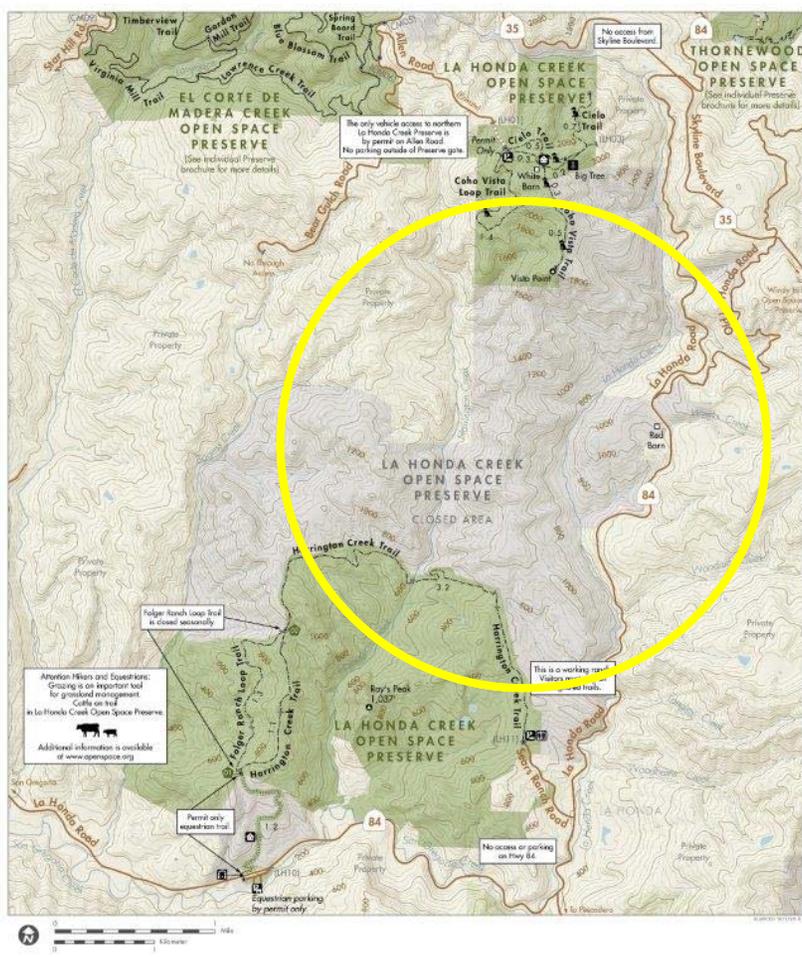
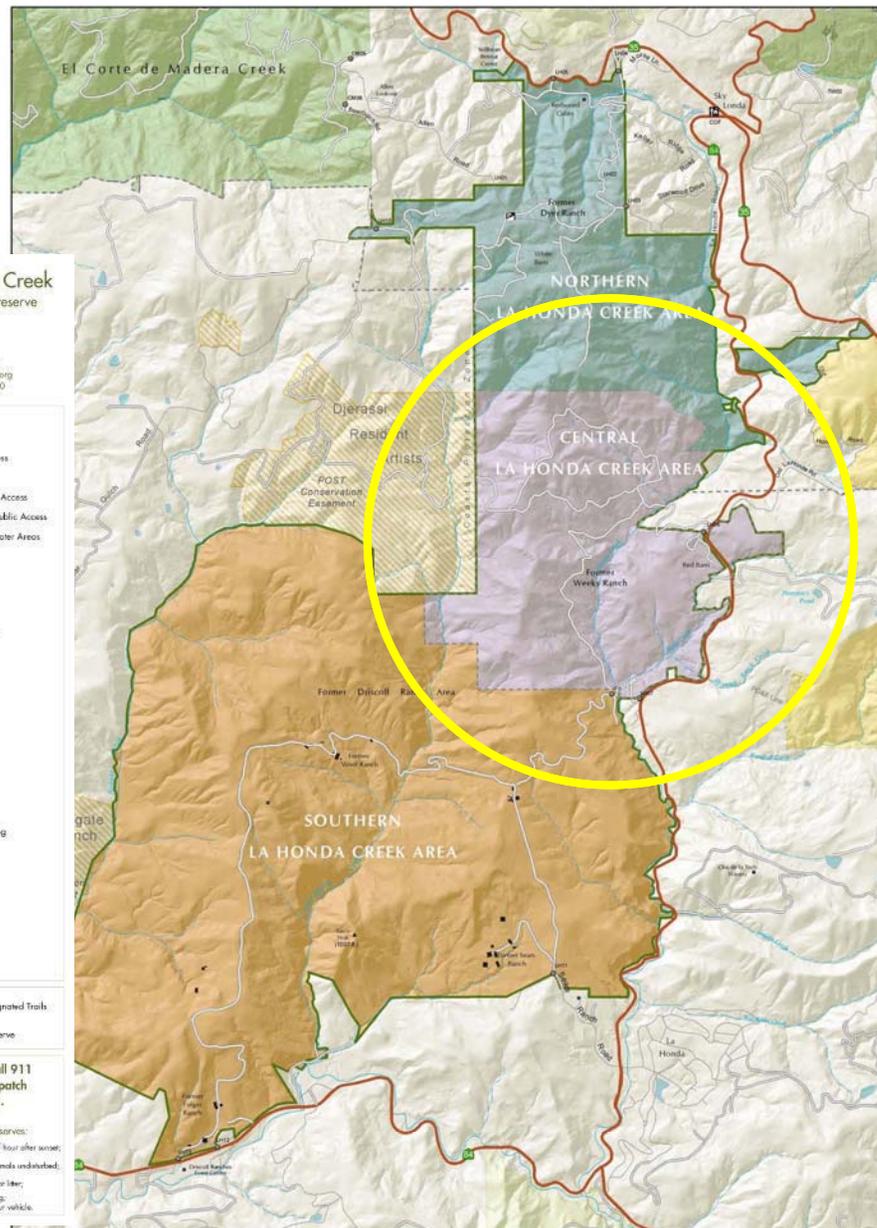


# La Honda Parking and Trailhead Access Feasibility Study Project Goals and Objectives

- ✿ Establish new public access in the central portion of the Preserve.
- ✿ Design elements to reflect the rural character of the site and the Red Barn.
- ✿ Provide safe public access.
- ✿ Balance public access with grazing activities.
- ✿ Include amenities that facilitate environmental education.
- ✿ Protect scenic views of and from the site.



# Central Closed Area of Preserve



**La Honda Creek Open Space Preserve**

For More Information  
Visit [www.openspace.org](http://www.openspace.org)  
or call (650) 691-1200

**Map Legend**

- Midpen Preserve
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- Vehicle Driveway
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- Equestrian Parking
- Restroom
- Point of Interest
- Notable Flora
- Tunnel
- Other Public or Private Building
- Residence

Dogs on Leash Permitted on Designated Trails

Bicycles not permitted in this Preserve

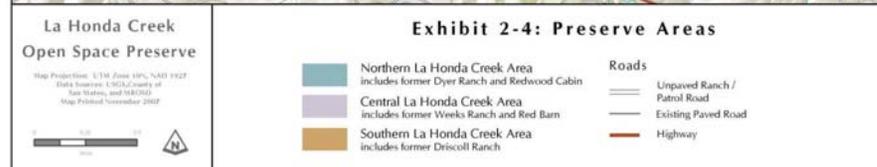
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Take vehicles with you and lock your vehicle.

Preserve Brochure

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

2012 La Honda Master Plan

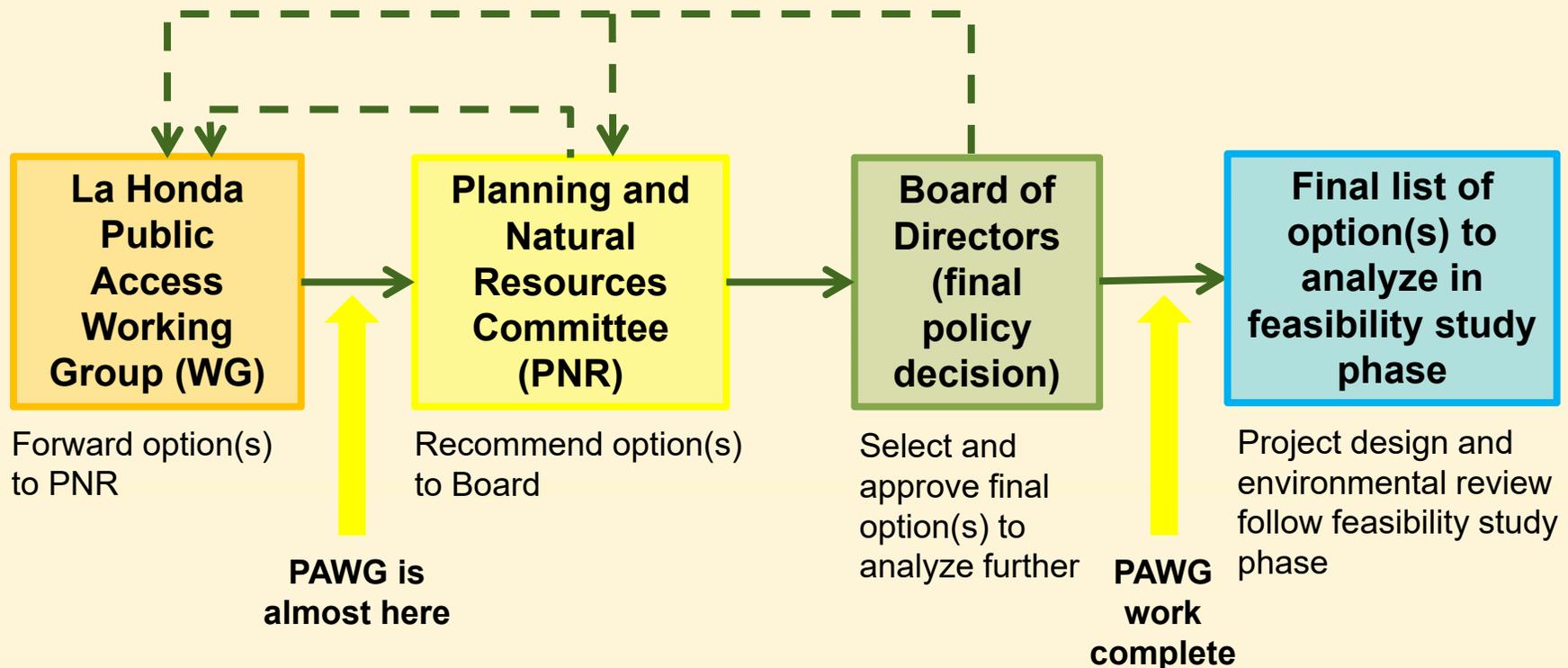




# Decision-Making Process

## PAWG Charge:

Work with the District project team to evaluate option(s) for potential to meet project goals and objectives and recommend option(s) for PNR and Board to forward into feasibility study phase





# Schedule

Date	Location	Task/Milestone
August 22, 2019		Kick off
September 12, 2019		Orientation and background
October 19, 2019		Site Tour #1
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# Agenda

- 🌿 Welcome / Agenda Overview
- 🌿 Working Group Business
  1. Public comment
  2. Review and approve prior December 12<sup>th</sup> meeting summary
  3. Discussion of options
    - Sears Ranch Road Gate LH15
    - Red Barn – shed area
    - Other options/iterations
  4. Discussion of recommendations
  5. Closing comments
  6. Public comment
- 🌿 Adjournment



# Public Comment



Photo credit :  
Aaron Peth



# Meeting Summary

Photo credit  
Xucan Zhou



# Discussion of Options



Photo credit  
Aaron Peth



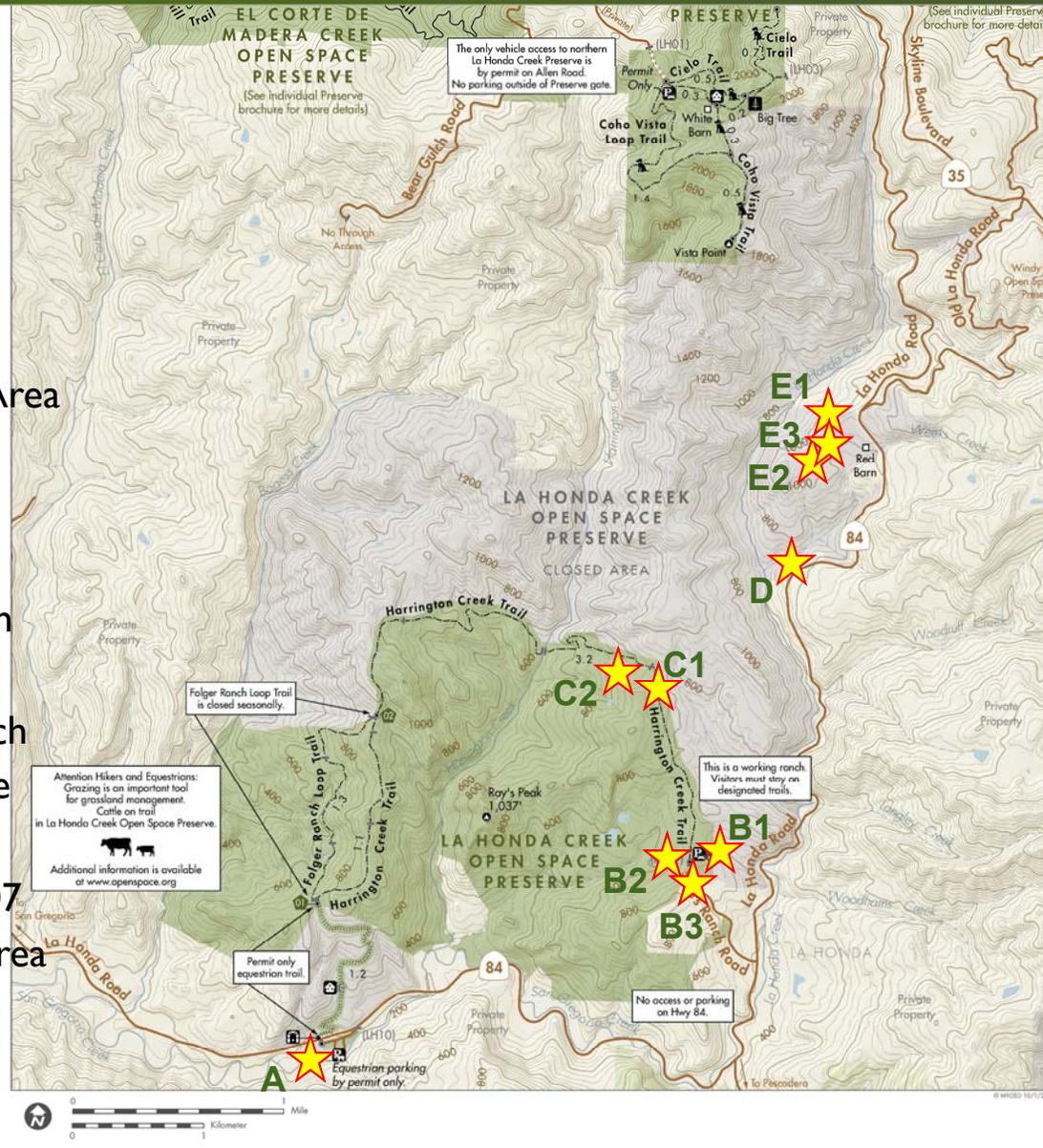
# Summary of Site Options

## NEW Sites:

- B3: Sears Ranch Road Gate
- LH15
- E3: Red Barn Area – Shed Area

## Tour Sites

- A: Event Center
- B1 & B2: Sears Ranch Road Parking Area
- C1 & C2: Sears Ranch Road Former Residence Area (1 mile north)
- D: Preserve Gate LH07
- E1 & E2: Red Barn Area



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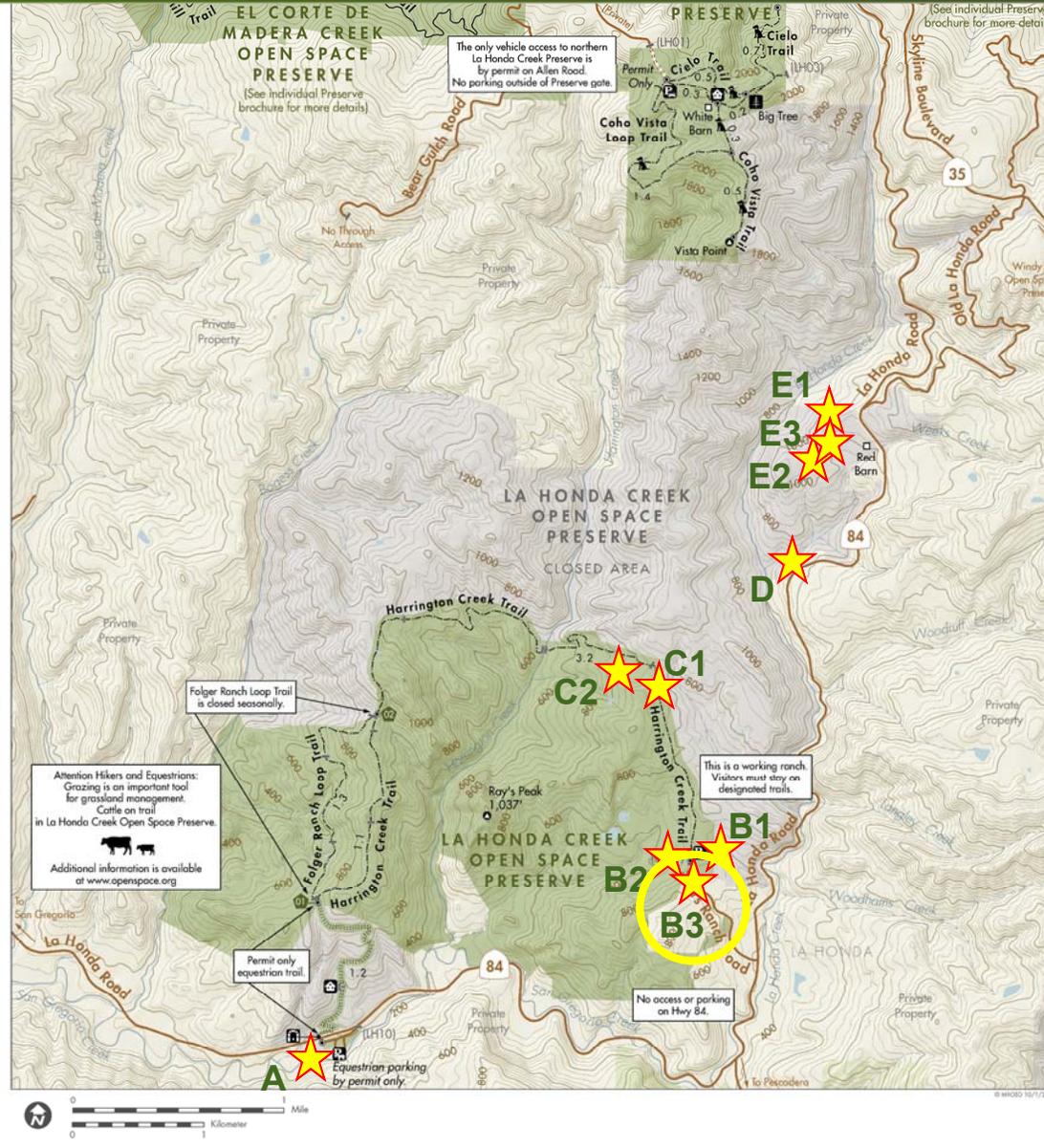
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# NEW Site: B3. Sears Ranch Road – Gate LH15



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## B3. Sears Ranch Road – Gate LH15



Site looking  
northeast



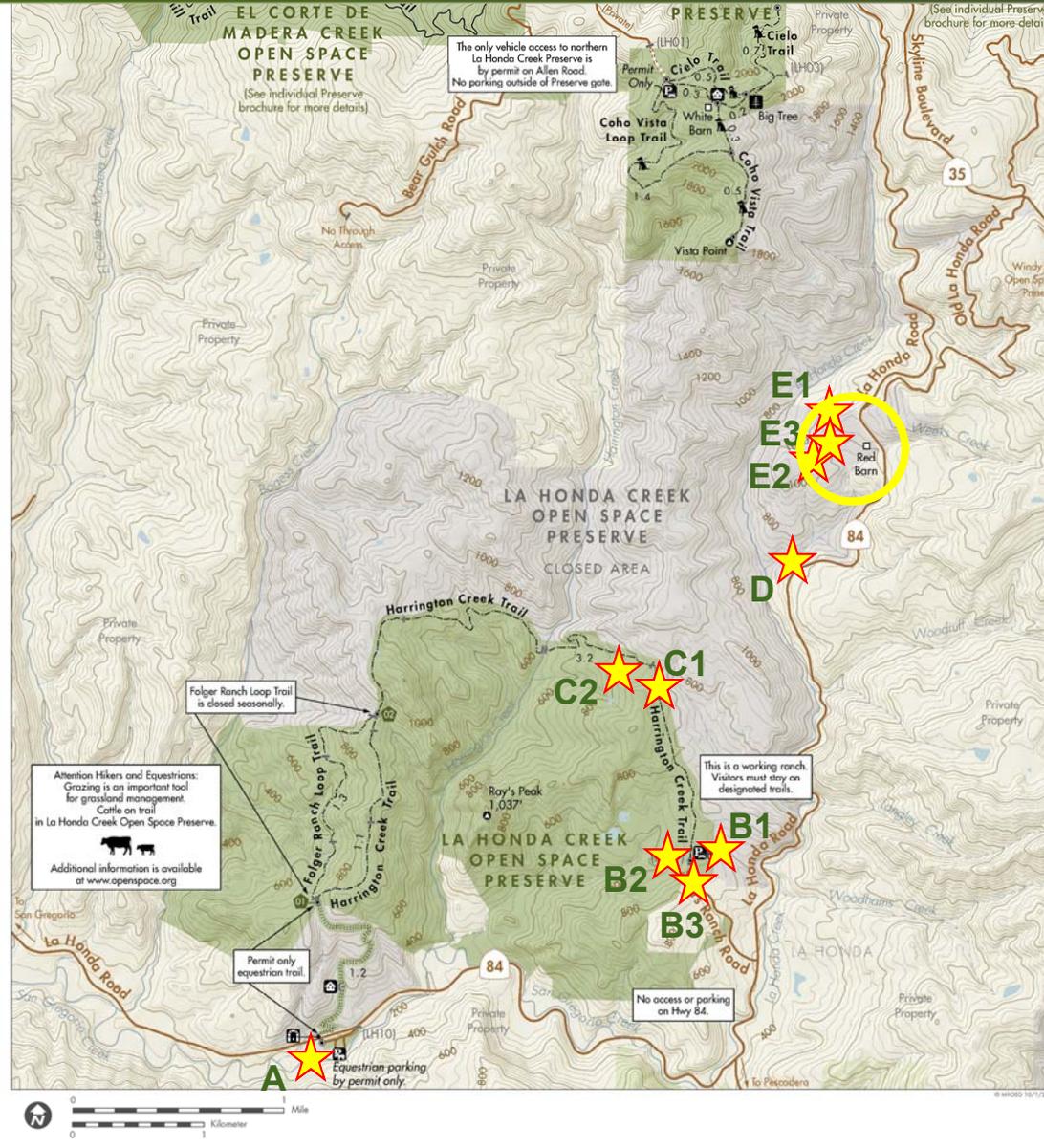


## B3. Sears Ranch Road – Gate LH15





# NEW Site: E3. Red Barn Area – White Shed Area



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## E3. Red Barn Area – Close Up of White Shed Area





## E3. Red Barn Area – White Shed Area below Ranger Residence





## E3. Red Barn Area – White Shed Area below Ranger Residence





# Other Options/Iterations

- ‡ Limited access
  - Permit only access
  - Permit only for equestrian use
  - Docent-led events or hikes
- ‡ Separation and distribution of use
  - Separate uses among smaller lots
    - Education/interpretation
    - Picnic/family
    - Restrooms
    - Equestrian
    - Dog access
- ‡ Other?



# Other Options Table

Option	A	B1	B2	B3	C1	C2	D	E1	E2	E3
<b>Permit Only</b>	Interim permit lot for equestrian. Long term, better as a fully developed site with multi-use access.	Not applicable.	Not applicable.	Potential for permit lot for equestrian or specific events.	Potential for 2-4 space equestrian permit lot.	Potential for 2-4 space equestrian permit lot.	Potential - not for equestrian due to space constraints.	Potential.	Removed from consideration, per PAWG feedback from December 12 <sup>th</sup> PAWG meeting.	Potential.
<b>Docent led hikes</b>	Interim solution until site plan can be implemented.	Not applicable.	Not applicable.	Not applicable.	Not applicable.	Not applicable.	Potential.	Potential.		Potential.
<b>Distribution of Use: Education/Interpretation</b>	Education and interpretation of grazing operations.	Potential for additional amenities related to education, e.g. gathering area, additional interpretive signage	Potential for additional amenities related to education, e.g. gathering area, additional interpretive signage	Potential for connection to school.	Potential e.g. Interpretive signage	Potential e.g. Interpretive signage	Potential e.g. Interpretive signage	Potential for additional amenities related to education, e.g. gathering area, additional interpretive signage		Potential for additional amenities related to education, e.g. gathering area, additional interpretive signage
<b>Distribution of Use: Picnic/family</b>	Potential.	Potential.	Potential.	Potential.	Potential gathering area under trees.	Potential gathering area under trees.	Low Potential.	Potential.		Potential.
<b>Distribution of Use: Restrooms</b>	Potential.	Existing.	Existing.	Existing.	Existing.	Existing.	Potential.	No.		No.
<b>Distribution of Use: Equestrian</b>	Existing use.	Potential.	Potential.	Potential.	Permit only.	Permit only.	Space limitations.	Space limitations.		Space limitations.
<b>Distribution of Use: Dog access</b>	Not currently in the master plan.	Under study.	Under study.	Provided Elsewhere.	Under study.	Under study.	Not currently in the master plan.	Not currently in the master plan.		Not currently in the master plan.

**Key:** A. Event Center; B1. Sears Ranch Road – Expansion of Existing Lot; B2. Sears Ranch Road Area – Site West of Parking Lot; B3. Sears Ranch Road Area – Gate LH15; C1. Sears Ranch Road – Former Residence Area; C2. Sears Ranch Road – Cattle Corral at Former Residence Area; D. Preserve Gate LH07; E1. Red Barn Area – Site Behind Ranger Residence; E2. Red Barn Area – Corral Area Below and West of Red Barn; E3. Red Barn Area – Area Near Shed Below Ranger Residence



# Discussion of Recommendations

Photo credit <sup>2</sup>  
Xucan Zhou



# Gradients of Agreement

#	Level of Agreement
1	I can say an unqualified “yes” to the recommendation.
2	I find the proposal acceptable. It appears to be the best of the options available to us at this time.
3	I can live with the proposal, although I am not especially enthusiastic about it.
4	I do not fully agree with the proposal, but I am willing to stand aside, remain neutral, so the process can move forward.
5	I do not fully agree with the proposal. I have some suggestions and I would like the Working Group to do more work to see if we can reach a higher level of agreement.
6	I do not agree with the proposal and I will work actively to oppose it.



# PAWG Level of Support for Site Options

Option	Themes	Potential Level of Support
<b>A. Event Center</b>	<p>Doesn't provide access to closed area of Preserve</p> <p>Offers ample space for equestrian uses and would like to see other uses encouraged as well</p> <p>Useful as a trailhead for the southern part of the Preserve</p> <p>Access from Highway 84 is somewhat safe</p> <p>Great opportunities to access ocean views</p>	<p>Low for current goal to reach closed area of Preserve</p> <p>High for future parking area and multi-use staging area serving southern area of Preserve</p>
<b>B1. Expansion of Existing Lot (Sears Ranch)</b>	<p>Doesn't provide good access to closed area of Preserve</p> <p>Consolidates development to already developed site</p> <p>Expansion could address concerns about overflow parking on Sears Ranch access road</p>	<p>Medium, if demand warrants</p>
<b>B2. Site West of Parking Lot (Sears Ranch)</b>	<p>Doesn't provide good access to closed area of Preserve</p> <p>Concerns about impacting views to pond and White Barn</p> <p>Could be used for equestrian trailer parking</p> <p>Could be used as emergency refuge location</p>	<p>Medium, if demand warrants</p>
<b>B3. LH15 (Sears Ranch)</b>		
<b>C1. Former Residence Area (interior Preserve)</b>	<p>Nice views, quiet and peaceful</p> <p>Good access to multiple trails</p> <p>Opportunities for picnic and interpretive facilities</p> <p>Potential conflicts with grazing operations</p> <p>Consider parking during busy season; closed during quiet season</p> <p>Keep cars out of this part of the preserve</p> <p>Concerns about views of a parking area from trails</p> <p>Presents difficulties for rangers to patrol and for maintenance</p>	<p>Low-Medium</p>
<b>C2. Cattle Corral at Former Residence Area (interior Preserve)</b>	<p>Nice views, quiet and peaceful</p> <p>Good access to multiple trails</p> <p>Opportunities for picnic and interpretive facilities</p> <p>Potential conflicts with grazing operations</p> <p>Tucked away, less view impacts</p> <p>Consider parking during busy season; closed during quiet season</p> <p>Keep cars out of this part of the preserve</p> <p>Concerns about views of a parking area from trails</p> <p>Presents difficulties for rangers to patrol and for maintenance</p>	<p>Low-Medium</p>
<b>D. Preserve Gate LH07 (interior Preserve)</b>	<p>Good access to central area of Preserve</p> <p>Concern about access to/from Highway 84</p> <p>Nice connection to Sears Ranch and to Red Barn</p> <p>Consider permit parking here</p> <p>Sensitivity to wildlife and natural resources</p> <p>Consider acquisition of additional land here</p>	<p>High, with sensitivity to environmental impacts and access safety</p>
<b>E1. Site Behind Ranger Residence (Red Barn site)</b>	<p>Need to provide safe access to/from Highway 84</p> <p>Provides good access to central area of Preserve</p> <p>Nice views</p> <p>Addresses views from Highway 84</p> <p>Consider impact to residence</p>	<p>High potential for limited parking</p>
<b>E2. Corral Area Below Red Barn</b>	<p>Keep space near Red Barn free of parking</p>	<p>Very Low/Unacceptable</p>
<b>E3. White Shed (Red Barn)</b>		



# PAWG Discussion and Level of Support for Suites of Options

## Sample Suite #1

### D Gate LH07

- small lot with restroom and trailhead, interpretive signage, e.g. about creek

### B1 Sears Ranch – Expansion of existing lot

- equestrian only

### E3 Red Barn – Area by shed below ranger residence

- permit only
- clear access instructions
- minimally improved
- interpretive sign on grazing
- limit # of cars depending on day (potentially more permits issued on weekday because less traffic on Highway 84 vs weekend)

## Sample Suite #2

### D Gate LH07

- permit lot with no restroom

### B2 Sears Ranch – Site west of existing parking area

- equestrian parking

### E1 Red Barn – Area behind ranger residence

- docent only
- clear access instructions
- minimally improved

## Sample Suite #3

### C1 Sears Ranch – Former Residence

- gravel lot

### B3 Sears Ranch – Gate LH15

- equestrian parking

### E3 – Area by shed below ranger residence

- permit only
- clear access instructions
- minimally improved
- interpretive sign on grazing
- limit # of cars depending on day (potentially more permits issued on weekday because less traffic on Highway 84 vs weekend)

## Other combination?



# Public Comment



Photo credit  
Xucan Zhou



# Closing Comments

*Photo credit  
Tina Hugg*



# Next Steps/Schedule

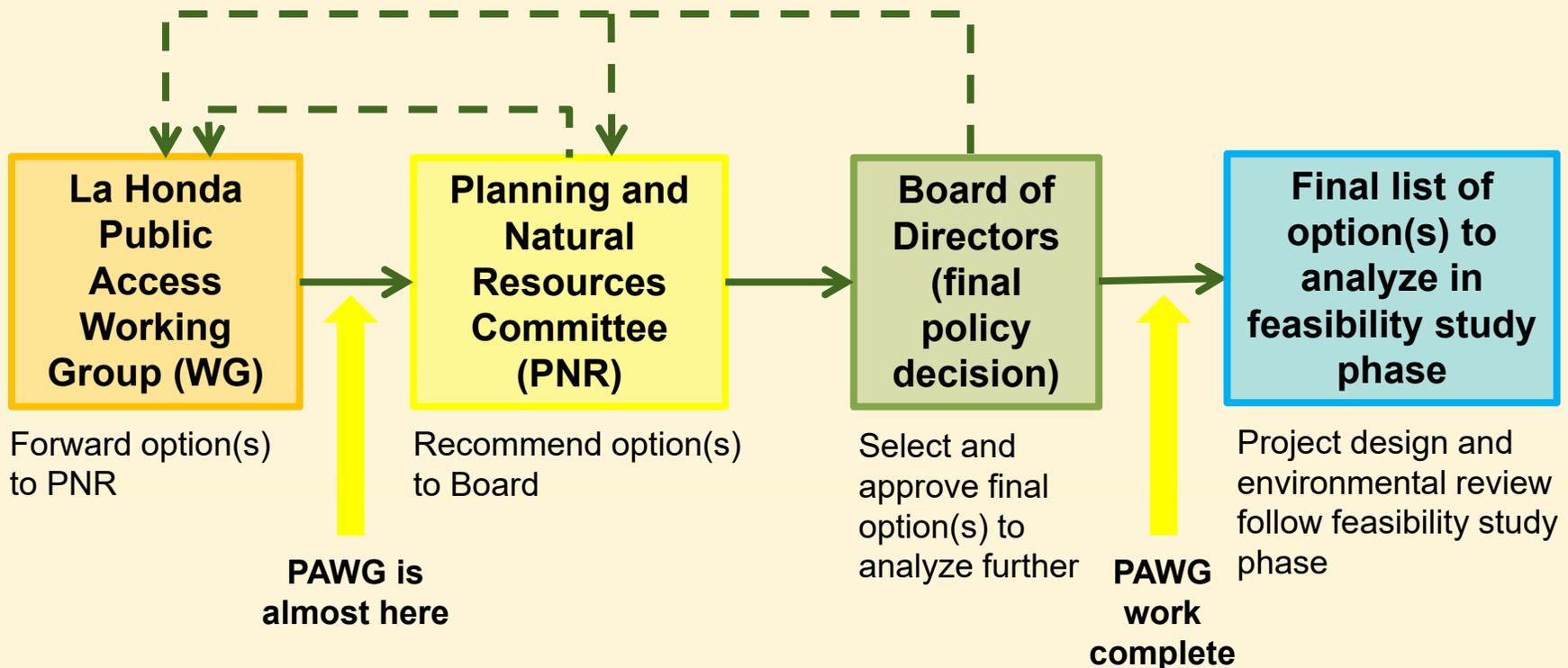
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Thank you



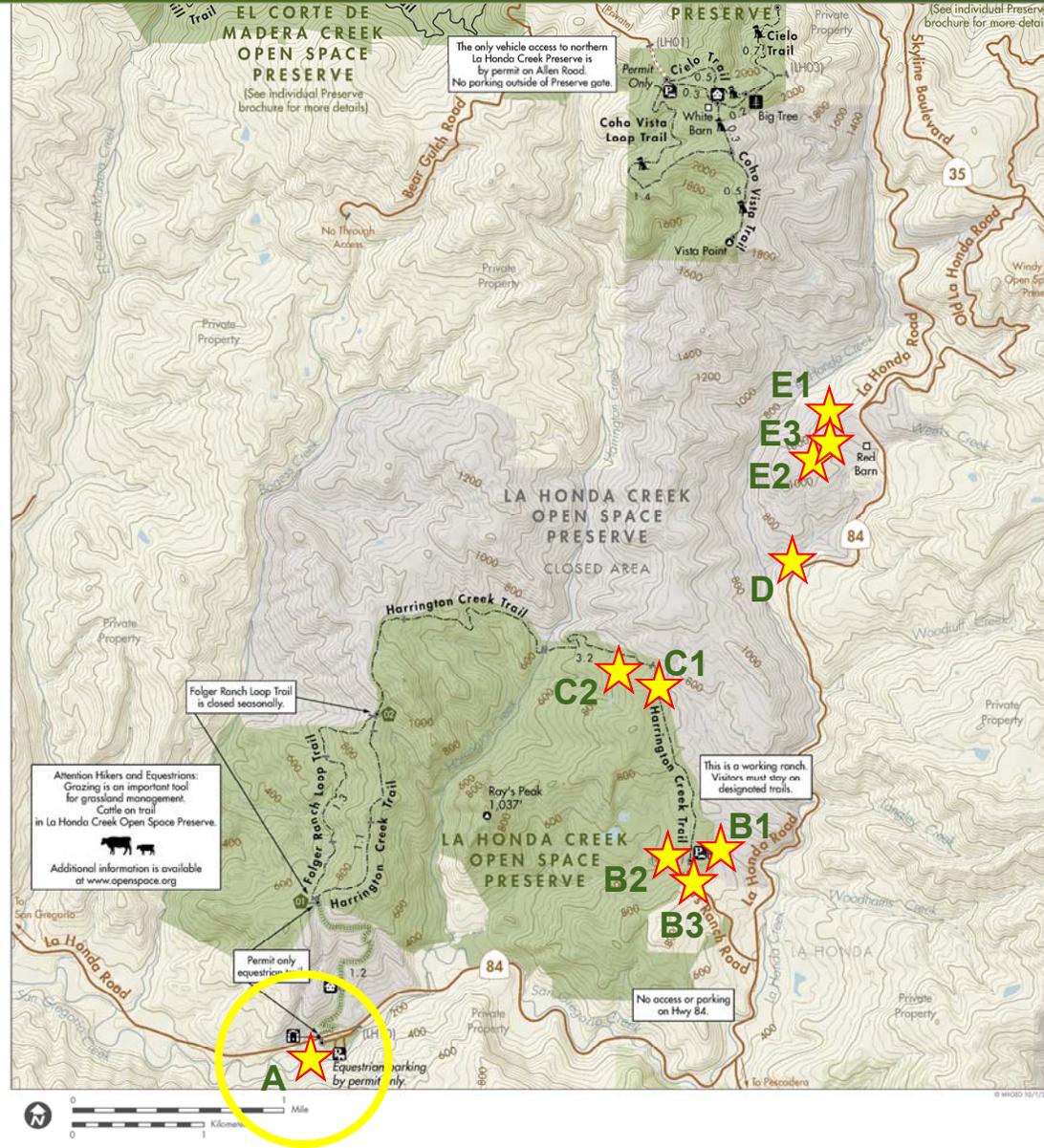
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# BACKGROUND – Sites



# A. Event Center



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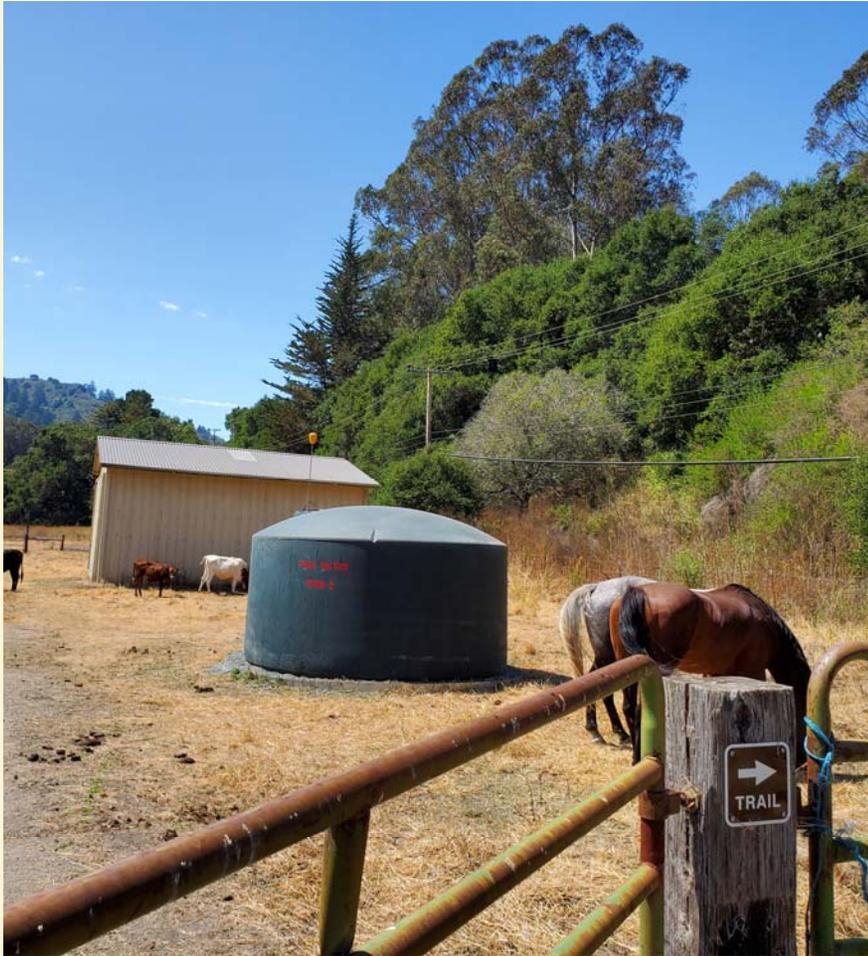


## A. Event Center – From Driveway looking West



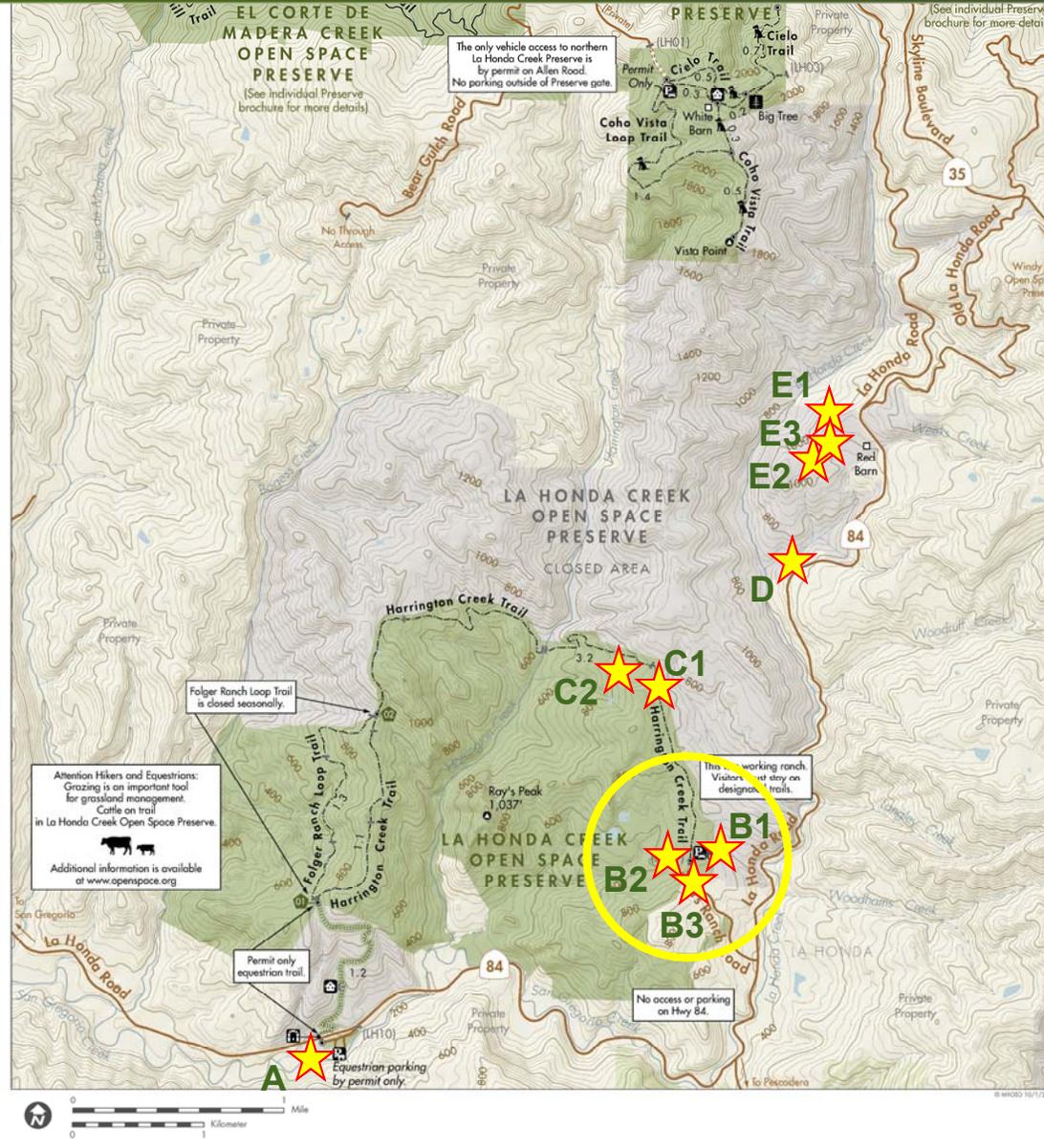


## A. Event Center – Tunnel under Hwy 84 to Preserve





# BI and B2. Sears Ranch Road – Existing Lot Area



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## BI. Sears Ranch Road – Expansion of Existing Lot

Expansion  
area looking  
east



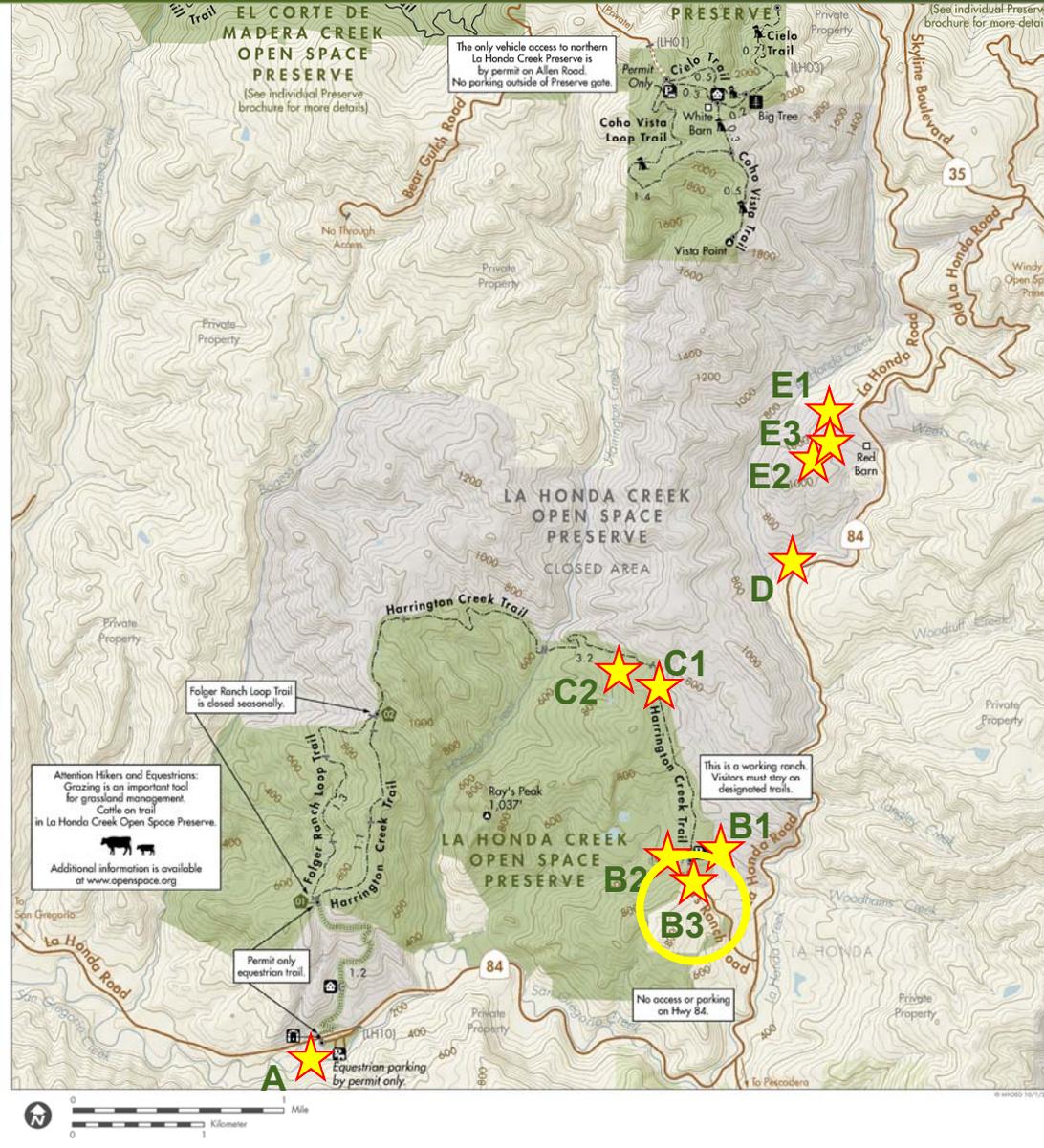


## B2. Sears Ranch Road Area – Site West of Parking Lot





# NEW Site: B3. Sears Ranch Road – Gate LH15



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## B3. Sears Ranch Road – Gate LH15







## CI. Sears Ranch Road – Panorama of Former Residence Area



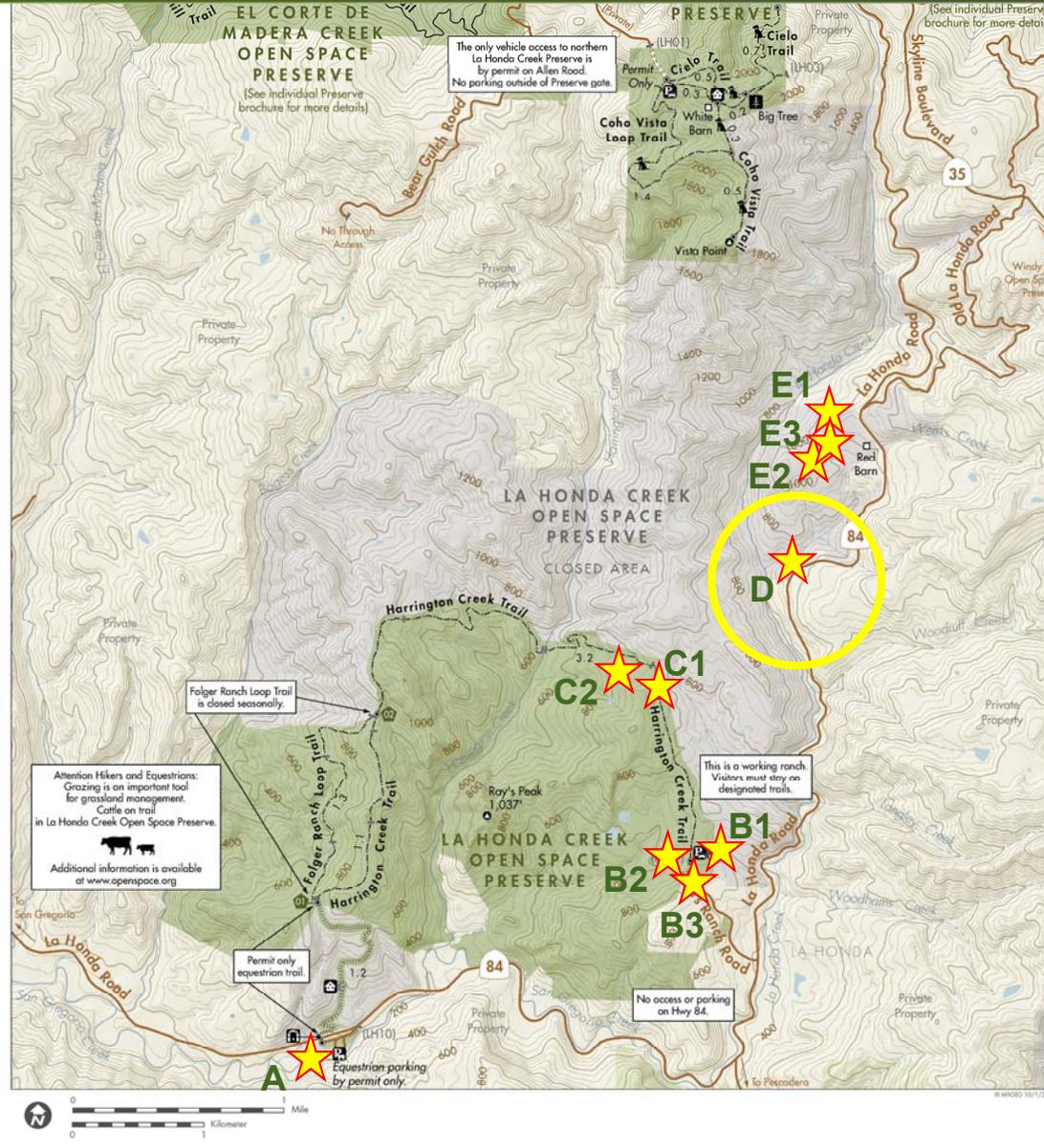


## C2. Sears Ranch Road – Cattle Corral at Former Residence Area





# D. Preserve Gate LH07



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## D. Gate LH07 – Interior View Northeast



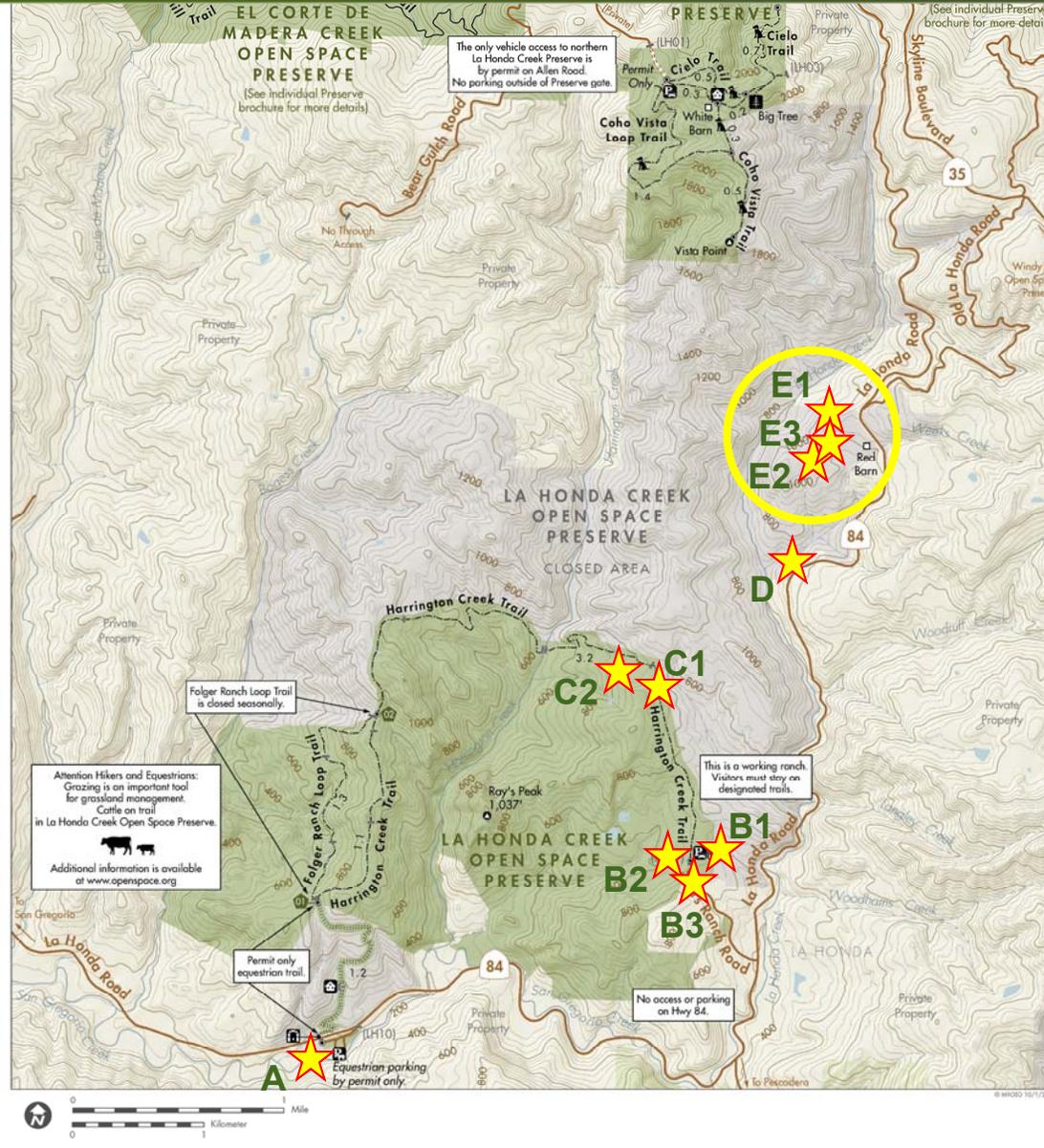


## D. Gate LH07 – Hwy 84





# E1 and E2. Red Barn Area



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- Notable Flora
- Tunnel
- Other Public or Private Building
- Residence

- Dogs on Leash Permitted on Designated Trails
- Bicycles not permitted in this Preserve

**In case of emergency, call 911 or 24-hour Ranger Dispatch at (650) 968-4411.**

For your safety, and the protection of the preserves:  
The preserve is open from dawn until one-half hour after sunset;  
Please leave natural features, plants, and animals undisturbed;  
Pack it in, pack it out please do not litter;  
Auto burglaries are increasing;  
Take valuables with you and lock your vehicle.



# E1 and E2. Red Barn Area – Close Up of Sites



E1. Site behind Ranger Residence

E2. Corral area below and west of Red Barn

LHC Red Barn

© 2018 Google

Google Earth

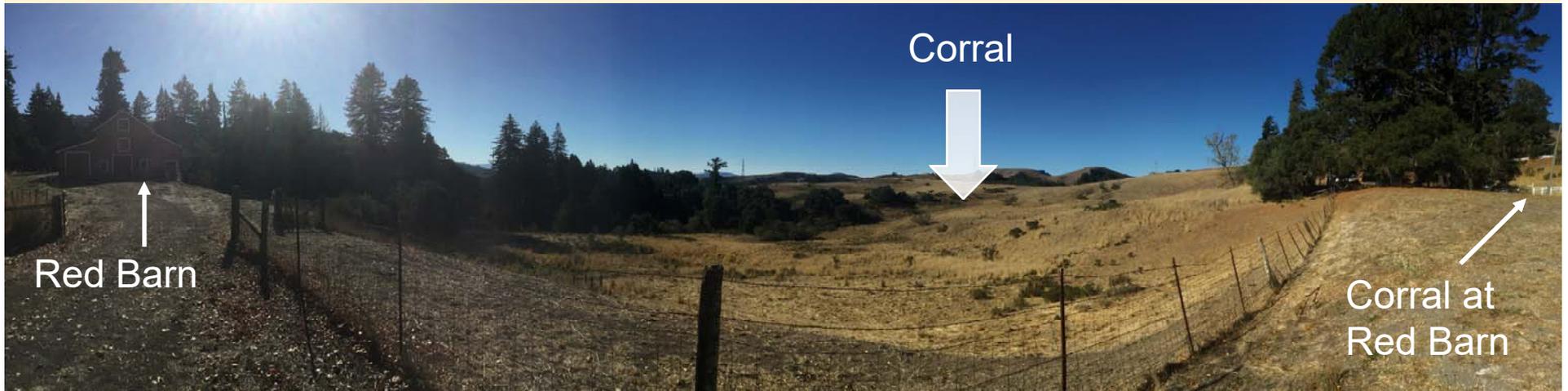


## EI. Red Barn Area – Site Behind Ranger Residence



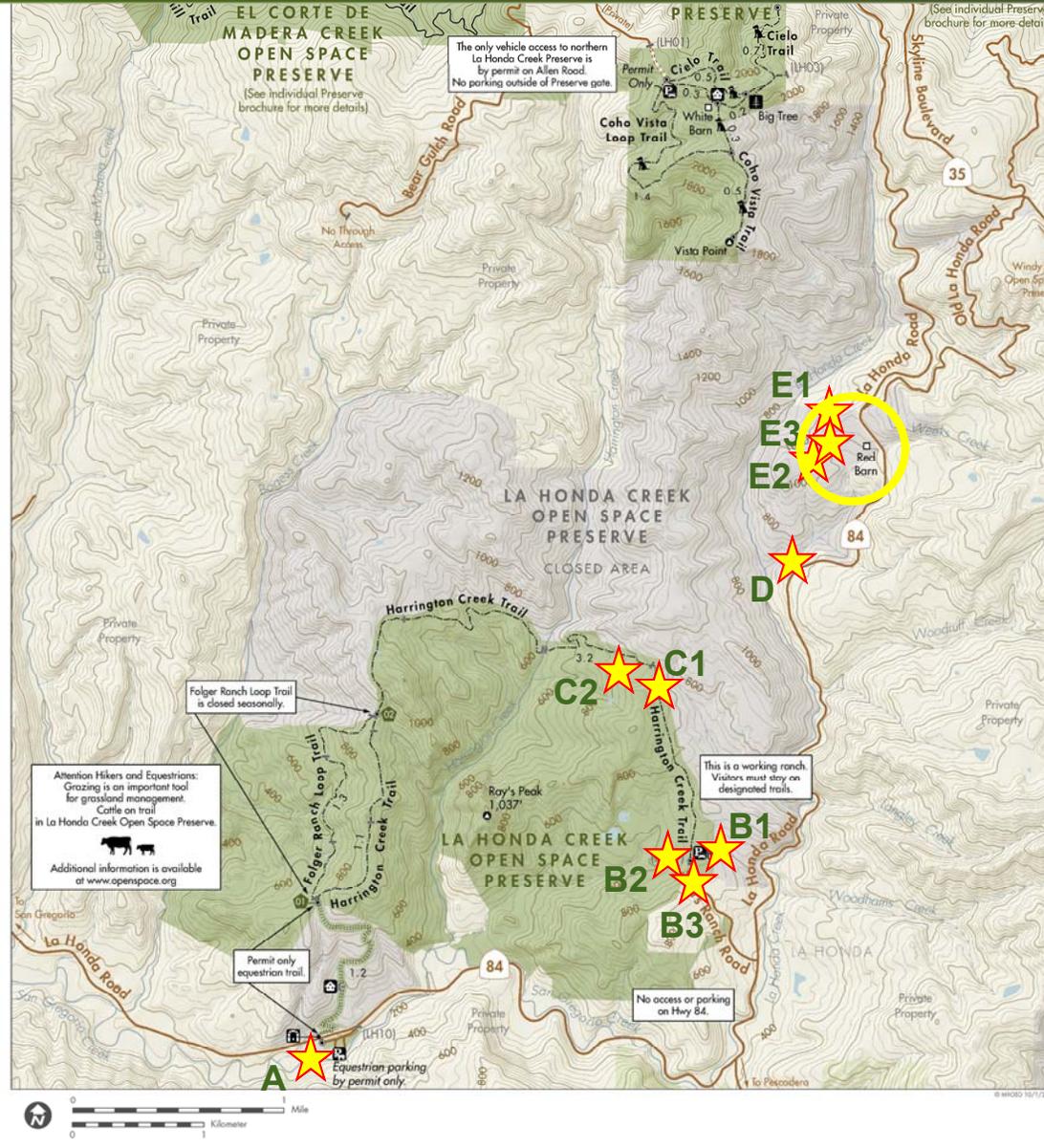


## E2. Red Barn Area – Panorama of Corral Area Below Red Barn





# NEW Site: E3. Red Barn Area – White Shed Area



**OPEN SPACE** For More Information Visit [www.openspace.org](http://www.openspace.org) or call (650) 691-1200

**Map Legend**

- Midpen Preserve
- Closed Area - No Public Access
- Other Public Land
- Other Public Land - Restricted Access
- Private or Leased Land - No Public Access
- No Public Entry in Midpen Water Areas
- Road
- Vehicle Driveway
- Equestrian Only
- Hiking, Equestrian
- Hiking, Bicycling, Equestrian
- Trail Junction
- Numbered Trail Junction
- Gate (#)
- Parking Lot
- Equestrian Parking
- Restroom
- Point of Interest
- Notable Flora
- Tunnel
- Other Public or Private Building
- Residence

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## E3. Red Barn Area – Close Up of White Shed Area





## E3. Red Barn Area – White Shed Area below Ranger Residence

