

APPENDIX I: CAMBRIA'S PARKS, RECREATION AND OPEN SPACE MASTER PLAN

The following is an excerpt from Cambria's Parks, Recreation and Open Space Master Plan, adopted by the Cambria Community Services District, November 21, 1994.

CHAPTER IV - OPEN SPACE

Introduction

Open space lands maintain the community's quality of life and strengthen the local economy by augmenting or maintaining tourism. The primary purpose of open space is the protection of an area's amenities such as its natural, cultural and scenic resources. This protection provides community identity and quality by maintaining the physical features which define a community and by providing passive recreation opportunities on protected lands. Within Cambria, open space resources generally include portions of the following: the Santa Rosa Creek corridor, the beach areas (including tidal, shoreline and bluff areas), Monterey pine forests, watersheds, cultural resources and wetland areas.

According to the *California Outdoor Recreation Plan - 1988*, environmental quality is a major public concern. In recent surveys, nearly 95% of the respondents agreed that protection of the natural environment was important for outdoor recreation, and 86.5% thought that destruction of the natural environment was a significant problem in California. According to the Outdoor Recreation Plan, the public's concern for environmental quality will become stronger as communities continue to urbanize. The benefits of open space lands are not limited to the protection of environmental quality. By also providing passive recreation, such lands supply opportunities for environmental education and community recreation such as multi-use trails, benches, and viewing platforms. An advantage of such passive activities is that they can be provided close to home within a remaining natural environment.

Open space resources in Cambria currently include CDPR and County beach and bluff areas and the lands administered under the County's transfer of development credit (TDC) program.¹¹ As noted in Table 6, along Cambria's coast roughly 2 miles of shoreline open space has been protected through County and State efforts. The lower portion of Santa Rosa Creek is protected within the Santa Rosa Creek Natural Preserve (approximately 25 acres).¹² As of 1993, the Land Conservancy has obtained approximately 100 lots (roughly 4 acres), with the majority of lots protected in the Fern Canyon area. Future open space lands will largely result from public acquisition and conditions placed on

Facility	Area
Cambria's Shoreline	2 miles
Santa Rosa Creek	25 acres
TDC Program	4 acres

¹¹ Cambria's TDC program is administered by the County of San Luis Obispo. Under the TDC program, approved non-profits may sell development credits. Presently the SLO Land Conservancy is the non-profit selling development credits in Cambria. Under the current system, a person may increase the size of a Cambria residence (beyond the maximum gross structural area designated by the County) if they purchase a TDC. With the TDC money the Conservancy obtains open space lots in two places, i.e., Fern Canyon and the Highway 1 Scenic Corridor.

¹² The Santa Rosa Creek Natural Preserve is part of San Simeon State Park.

new development.

GOAL #3. Create and preserve an open space system in Cambria to conserve, restore and enhance local resources and provide passive recreation.

4.1 Resources

Objectives:

- A. Protect and enhance Cambria's significant resources and aesthetic qualities to maintain Cambria's character, quality of life, and economic viability.
- B. Provide community education and passive recreation (such as trails, viewing platforms, and benches) in open space areas as long as resources can be maintained in essentially a natural state.

Implementing Policies:

- 4.1.1 Preserve those significant local resources identified in the plan (such as Monterey pine forests, the Santa Rosa Creek corridor, riparian corridors, and cultural and coastal resources) as open space.
- 4.1.2 Confer with appropriate local, State, and Federal agencies that protect and preserve natural resources when designing open space projects.
- 4.1.3 Provide community education and appreciation of open space areas by providing interpretive displays and other features that explain the importance and history of local resources. Trails and other passive recreation facilities may be developed; however, the majority of the site should be preserved in an essentially natural state.
- 4.1.4 Encourage the County to work with private property owners to:
 - a. Adequately protect Cambria's significant habitat areas, native forest lands, important view corridors, viewsheds, and gateways.
 - b. Protect as open space or parkland blocks of undeveloped land if such land is suitable for open space, parks or recreation. See Appendix D for a list of potential park and/or open space sites.

4.2 Open Space Projects

Objective:

- C. Provide open space sites that protect significant resources for the appreciation of current and future populations.

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19

Implementing Projects:¹³

4.2.1 Work with property owners to encourage preservation of the following areas as open space:

- a. Santa Rosa Creek Corridor. Preserve the Santa Rosa Creek corridor extending from Coast Union High School to Shamel Park. Santa Rosa Creek corridor provides valuable habitat and important scenic value. Open space would be contained within the creek corridor and creek setback. Active park and recreation facilities would generally be located outside the creek setback; passive recreation (such as trails, creek crossings, viewing platforms, and benches) would sporadically be located within the setback area. Protecting the creek corridor as open space would also reduce public safety concerns (flooding hazards).
- b. Fern Canyon. This area is being protected through a Transfer of Development Credit Program sponsored by the County of San Luis Obispo. This open space resource includes valuable habitat, forest lands, scenic value, and potential trail connections.
- c. Pine Knolls. Resources in this area are located within Sheffield Canyon. This site provides valuable habitat, forest lands, scenic value, and the potential for trails.
- d. East-West Ranch. This area includes:
 1. The pine forest located in the property's south east and south central sections, which contain forest lands, habitat area and potential trail connections; and
 2. The ocean frontage, forming a protected bluff area suitable for pedestrian trails and a wide open space corridor. Protection of this area is important as an open space corridor to protect marine habitat, and provide a buffer between development and future shoreline erosion.
- e. Vacant Parcels Adjacent to East-West Ranch. These adjacent vacant parcels, located west of Trenton Drive and east of East-West Ranch should be preserved (as feasible) to provide neighborhood access, protect native forest lands and associated habitat.
- f. Forested Canyon Between Burton Drive & School House Lane. This site is located near the Santa Lucia Middle School. It contains forest area, habitat and the potential for trails.
- g. San Simeon Creek Area. This site is located near the community of San Simeon along San Simeon Creek. In this area the CCSD owns approximately 105 acres. The San Simeon site contains valuable habitat as well as park and recreation opportunities.

¹³ Refer to the Cambria Park, Recreation and Open Space Map for the location of these projects (see page 22).

Through a joint use agreement with the C DPR added habitat preservation could occur as well as the provision of additional recreation opportunities.

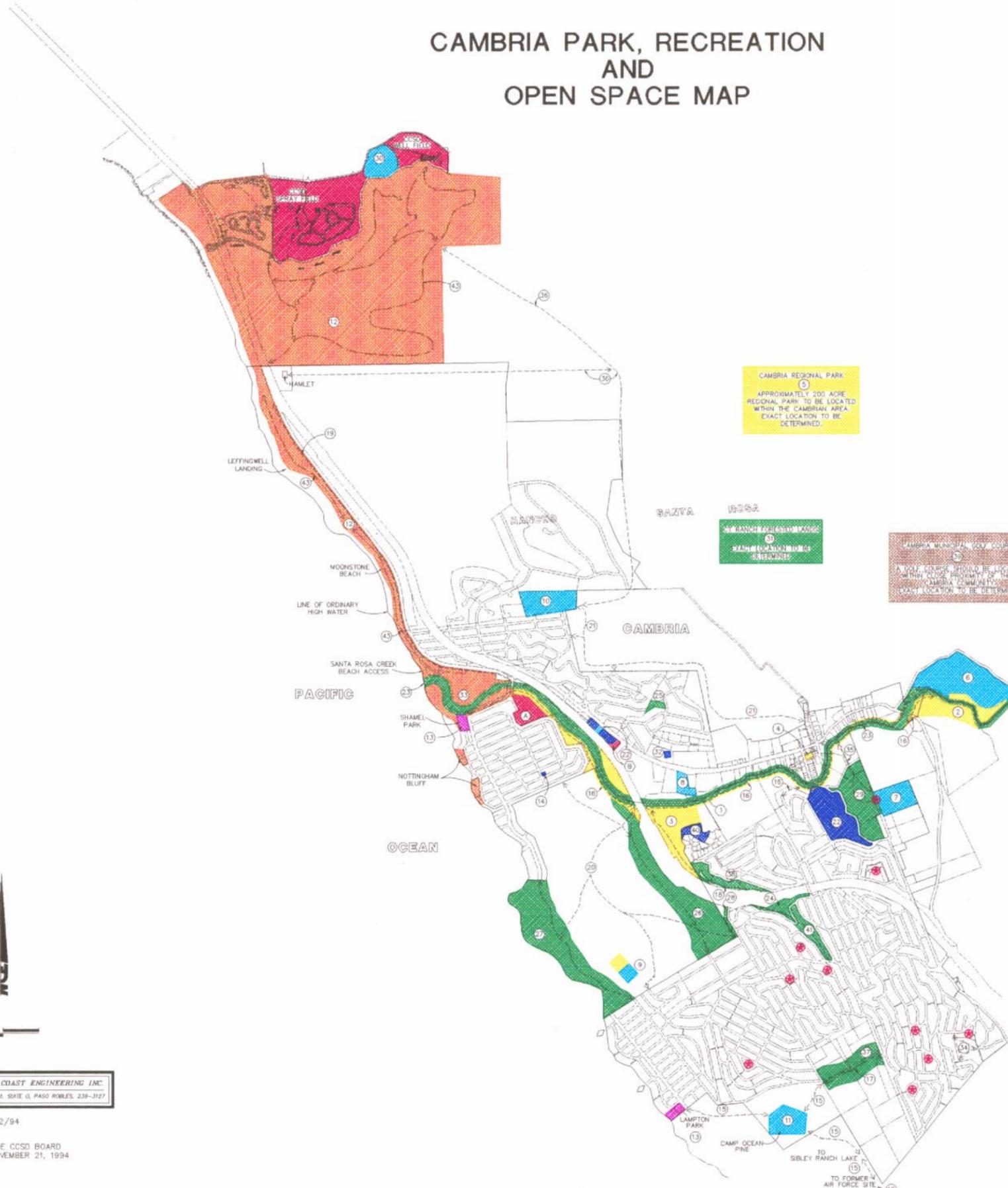
- h. CT Ranch Monterey Pine Forest Land. This site is located in the northern portion of Cambria, incorporating the CT Ranch Incorporated lands of Monterey pine forest. This open space resource includes valuable habitat, forest lands, scenic value and potential trail connections.
- i. Strawberry Canyon. This site is located in the Lodge Hill Neighborhood. All or a portion of Strawberry Canyon should be set aside as open space to protect Monterey pine habitat and provide trail access from Burton Drive to Randall Drive and the YMCA Camp.
- j. Ramsey Open Space. This site is located between Highway 1 and Ramsey Drive. Portions of this site have been protected through a Transfer of Development Credit Program sponsored by San Luis Obispo County. Open space in this area would protect Monterey pine habitat, provide a buffer between Highway 1 and adjacent development to the east (visual and noise), and provide a corridor for neighborhood access to the Santa Rosa Creek Trail.

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CAMBRIA PARK, RECREATION AND OPEN SPACE MAP

SITE DESCRIPTIONS

- 1 SANTA ROSA CREEK LINEAR PARK
- 2 COAST UNION HIGH SCHOOL COMMUNITY PARK
- 3 RODEO GROUNDS ROAD COMMUNITY PARK
- 4 EAST VILLAGE MINI-PARK (EXACT LOCATION TO BE DETERMINED)
- 5 CAMBRIA REGIONAL PARK
- 6 COAST UNION HIGH SCHOOL
- 7 SANTA LUCIA MIDDLE SCHOOL
- 8 CAMBRIA GRAMMAR SCHOOL
- 9 FUTURE SCHOOL FACILITIES/PARK
- 10 CAMP YEAGER
- 11 YMCA CAMP
- 12 STATE PARK LANDS
- 13 COUNTY PARKS
- 14 ANDY'S GARDEN
- 15 SIBLEY RANCH TRAILS
- 16 SANTA ROSA CREEK TRAIL
- 17 STRAWBERRY CANYON TRAIL
- 18 RAMSEY TRAIL/OPEN SPACE
- 19 MOONSTONE BEACH TRAIL
- 20 EAST-WEST RANCH TRAILS
- 21 NORTH-EAST CAMBRIA TRAIL
- 22 JOINT USE AGREEMENTS (INDOOR RECREATION)
- 23 SANTA ROSA CREEK CORRIDOR
- 24 FERN CANYON OPEN SPACE
- 25 PINE KNOLLS
- 26 EAST-WEST RANCH- FORESTED LANDS
- 27 EAST-WEST RANCH-OCEAN SHORELINE AND OPEN SPACE
- 28 TRENTON DRIVE OPEN SPACE
- 29 BURTON DR. FORESTED CANYON
- 30 SAN SIMEON CREEK AREA
- 31 CT RANCH FORESTED LANDS
- 32 CAMBRIA REHABILITATION AND FITNESS CENTER
- 33 SANTA ROSA CREEK PRESERVE
- 34 VALLEY VIEW TRAIL
- 35 SANTA LUCIA TRAIL
- 36 CAMBRIA LOOP TRAIL
- 37 STRAWBERRY CANYON OPEN SPACE
- 38 RAMSEY OPEN SPACE
- 39 CAMBRIA MUNICIPAL GOLF COURSE
- 40 AIR FORCE HOUSING HOMEOWNER'S ASSOCIATION SITE
- 41 FERN CANYON TRAIL
- 42 PINE STREET TRAIL
- 43 EXISTING STATE PARK TRAILS
- A CCSD WWTP
- B VETERAN'S MEMORIAL BUILDING



CAMBRIA REGIONAL PARK
5
APPROXIMATELY 200 ACRE REGIONAL PARK TO BE LOCATED WITHIN THE CAMBRIA AREA. EXACT LOCATION TO BE DETERMINED.

CCSD WWTP
A

VETERAN'S MEMORIAL BUILDING
B

CAMBRIA'S PARKS, RECREATION, & OPEN SPACE

EXISTING FACILITIES

- CCSD LANDS
- COUNTY PARKS
- STATE PARK LANDS
- EXIST. BEACH ACCESS
- EXISTING TRAILS*

PROPOSED FACILITIES

- PROPOSED PARKS
- PROPOSED OPEN SPACE
- PROPOSED JOINT USE WITH PUBLIC FACILITY
- PROPOSED JOINT USE WITH PRIVATE FACILITY
- PROPOSED CAMBRIA MUNICIPAL GOLF COURSE
- TRAILS*
- POTENTIAL PARK AND/OR OPEN SPACE SITES**
- 27 INDICATES SITE NUMBER

* THE EXACT CORRIDOR IS NOT KNOWN AT THIS TIME. <- MARKS END POINTS
** THESE ARE POTENTIAL SITES ONLY. ALL SITES WOULD NOT BE DEVELOPED AS PARK AND/OR OPEN SPACE. SEE APPENDIX-D FOR MORE DETAILS.

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ADOPTED BY THE CCSD BOARD OF DIRECTORS NOVEMBER 21, 1994