



THE CITY OF SAN DIEGO

M E M O R A N D U M

DATE: June 30, 2010

TO: Mission Bay Park Committee Agenda of July 6, 2010

FROM: Kathleen S. Hasenauer, Deputy Director, Developed Regional Parks Division

SUBJECT: Fiesta Island Park Precise Plan

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On September 11, 2007 the Mission Bay Park Committee recommended approval of the Fiesta Island General Development Plan Alternate 4h in a vote of 9 in favor and 5 opposed. Since that time, three other Alternates have been developed, 5a, 5b and 5c. The Exhibits described below will substantiate the changes that have been made since the recommended approval of Alternate 4h to the current Alternates of 5a, 5b and 5c that are under consideration.

Maps and Tables have been provided by Mike Singleton, President, Licensed Landscape Architect, of KTU&A. His firm has also provided the following text which describes the primary focus of each figure. The attached maps, tables and narrative in this memo will enable the Committee to have a familiarity with the various proposals and the opportunity to formulate questions prior to the meeting for the KTU&A Project Team as well as for City Staff.

**Figure 1a:** This is the overall concept plan that the Mission Bay Park Committee recommended for approval on September 11, 2007 in a vote of (9-5). Variations on this plan occurred after Alternate 4h. They are represented by supplemental drawings that were submitted to the Park and Recreation Board Design Review Committee. They were generally referred to as Alternate 4i. The changes made were not dramatic. Alternate 4i concepts have been included in the series 5 Alternatives. Alternate 4h has been used as the baseline for comparison.

**Figure 1b:** This is an un-labeled composite of the proposed concept Alternate 5a. It is basically the same design as Alternate 5c, with the exception of the fence shown going to the beach in the south to southeast corner. The fence has been repositioned parallel to the waterfront. This allows for the beach to be open for leash free use.

**Figure 2:** This is an overview map comparing Alternate 4h and Alternates 5a, 5b and 5c. The major differences are summarized to explain how the plan has changed and the need to have the Mission Bay Park Committee review the changes and make a recommendation on the Fiesta Island Park Precise Plan.

**Figures 3-5:** These maps are enlargements of Figure 1b. The labels identify what is being proposed in the respective areas.

**Figures 6-8:** These maps show the difference between the three alternative plans being considered. As noted earlier, Alternate 5a and 5c are almost identical. The beach fence that is perpendicular to the water by the swimming beach has been pulled back, and runs parallel to the water. This allows for the entire beach to be leash free on a full time basis. Please refer to Table 1 to discern the differences in acreage that these three alternatives represent.

**Figures 9-10:** These maps show how the fence can work in the extreme southwest corner near Stoney Point. The Least Tern site is seasonally sensitive and the adjacent human and dog activities are not necessarily compatible with the habitat area. An additional buffer is being required by the resource agencies. **Figure 9** handles this buffer through the use of a landform and fence. The landform can be used to access the top for view of the Least Tern Site as well as the bay. **Figure 10** provides a second fence that would keep walkers and dogs from being up against the current fence, but still allow access during non-nesting season.

**Figure 11:** This map is an overview map showing where dogs are allowed and not allowed. Distinctions are made between no dog use, leash required, leash free without fencing around the perimeter and leash free with a fence. This plan is based on Alternate 5a and does not show the beach as being leash free near the swimming area and dock. Please note that the existing leash free area is listed at 96.73 acres. However, given more accurate base mapping and interpretation of shoreline and tidal levels, the acres are actually 93.1 acres. The larger number is used here to be consistent with numbers used earlier in the planning process.

**Figure 12:** This map is an overview of the evolution of the southwest corner of Fiesta Island from the Master Plan to Alternate 5b. It does not include the latest adjustment of removing the fence on the beach shown in Alternate 5c, thereby making the public beach and launch area available for leash free use full time.

**Figure 13:** This map shows the level of change proposed under Alternate 5a. The orange areas are where major grading, infrastructure, improvements and landscaping would occur. The green areas are minor changes, primarily related to the expansion or improvement of existing habitats or removal of non-native invasives. The yellow areas would be untouched. Roads constructed as new, are also shown on this map as darker lines. All roads may be resurfaced or may include some re-pitching of the roadway surface to prevent erosion across the beach. However, only those roads shown with a dark line should be considered new.

**Figure 14:** This map shows a simplified version of the proposed and existing land uses for Fiesta Island for Alternate 5a.

**Figure 15:** This map shows a composite of the proposed habitat expansions, protections and enhancements.

**Figures 16, 17 and 19:** These exhibits summarize the differences between the three alternatives. They depict how a walker with an unleashed dog would navigate the area. Leash free full time would not have any restriction for dog use. While part time areas (if approved by the City Council) would be areas where non-peak daily use, non-peak weekly use and non-peak seasonal use would allow for leash free use. However, during restricted times, dogs would have to be on a leash.

**Figure 18:** This exhibit is a detailed enlargement of Alternate 5b (**Figure 17**). It demonstrates how the gate system could work. The gate could be left open for access through this area by leash free dog use. It could also be closed to accommodate larger equipment drop off near the park and beach area.

**Table 1:** This table compares the southwest corner existing conditions (leash free) with the previously approved Alternate 4h and the three new Alternates, 5a, 5b and 5c concepts. Again, please note that when comparing previous tables, the acreage for the leash free area was adjusted slightly downward to account for land areas that are really classified as water areas. These areas are frequently inundated as determined by the median tide level.

**Table 2:** This table compares Fiesta Island land uses. It contrasts changes between the existing conditions, the Mission Bay Park Master Plan, Alternate 4h and Alternate 5a. Alternate 5c leash free areas are not shown on this table. However this table includes the acres that are either available full time or part time for leash free use.

**Paddling Site Location Report and Matrix:** Part of the new planning effort was to review a matrix prepared by Fiesta Island Dog Owners (FIDO). The matrix was based on some of the verbal requirements expressed several years ago by the paddling groups. FIDO identified alternative locations where the club oriented dragon boat, outrigger, kayaks and high kneel canoes could be consolidated. The matrix and discussion were based on initial ratings and processes developed by FIDO. These were adjusted by the Consultants. The matrix was then filled out by the Consultants with some input from the paddling groups. Not all of the requested ranking changes from the paddling groups were included in this draft matrix. The matrix is based on the Consultant's unbiased look at the sites.

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