San Dieguito River Park Joint Powers Authority
Revenues/Expenditures/Accomplishments
1989-2004

Photos by Sam Roberts

Prepared by San Dieguito River Park Staff
June 30, 2004

San Dieguito River Park Joint Powers Authority
18372 Sycamore Creek Road
Escondido, CA 92025
(858) 674-2270
(858) 674-2280 (Fax)
www.sdrp.org

Table of Contents

Introduction 1
Revenues 2
Expenditures 4
Accomplishments 5
- Land Acquisition 5
- Trails 9
- Implementation of Other Goals 10
- Habitat Restoration 10
- Historic Preservation/Restoration 10
- Other Accomplishments 11

Exhibits:
- Table 1 Grants, Cash Awards & Transfers 19
- Table 2 Parcels Owned by the San Dieguito River Park 22
- Table 3 Habitat Preserved in the San Dieguito River Valley since 1989 23
- Table 4 Member Agency Assessments 24
- Table 5 Satellite Wagering Funds 24
- Table 6 Endowment Funds 24
- Table 7 Event Proceeds 24
- Table 8 Interest 24
- Table 9 Operational Expenditures 24
- Table 10 Trails in the River Park 25

Attachments:
1. JPA Agreement 26
2. Focused Planning Area Map 33
3. CAC Members 34
4. Sample letter to City Managers re member agency allocations, 12/11/89 35
5. Landscape Units 36
6. Appendix B, "Detailed Park Planning History," from JPA adopted Concept Plan 37
7. Private Property Rights Protection Policy 42
8. Common Goals, Different Roles 45
9. Budget Chart 46

San Dieguito River Park Joint Powers Authority Board of Directors, 2004

Chair, San Diego County Supervisor Pam Slater-Price
Vice-Chair, San Diego Councilmember Scott Peters

Jerry Finnell, Del Mar City Council
Ed Gallo, Escondido City Council
Betty Rexford, Poway City Council
Brian Maienschein, San Diego City Council
Tom Golich, Solana Beach City Council
Dianne Jacob, San Diego County Supervisor
Dr. Philip Pryde, Chair, Citizens Advisory Committee
Darlyn Davenport, Ex Officio, 22nd District Agricultural Association

San Dieguito River Park Joint Powers Authority Revenues/Expenditures/Accomplishments 1989-2004

INTRODUCTION

The San Dieguito River Valley Regional Open Space Park Joint Powers Authority (JPA) was created as an independent, local government agency by the County of San Diego and the Cities of Del Mar, Escondido, Poway, San Diego, and Solana Beach in June, 1989 in order to provide a coordinated program to create, preserve and enhance the San Dieguito River Valley Regional Open Space Park for the benefit of the public. As mandated by the Joint Powers Agreement (Attachment 1), the Joint Powers Authority's goals are to:

> (a) Preserve land within the focused planning area of the San Dieguito River Valley as a regional open space greenbelt and park system that protects the natural waterways and the natural and cultural resources and sensitive lands, and provides compatible recreational opportunities that do not damage sensitive lands.
>
> (b) Provide a continuous and coordinated system of preserved lands with a connecting corridor of walking, equestrian, and bicycle trails, encompassing the San Dieguito River Valley from the ocean to the river's source.

The Focused Planning Area (FPA) of the San Dieguito River Park extends from the ocean at Del Mar to Volcan Mountain north of Julian (See Attachment 2). It is intended to represent the viewshed of the river valley and its tributary canyons. The FPA extends along a 55-mile corridor that begins in the desert just east of Volcan Mountain and ends at the mouth of the San Dieguito River in Del Mar. The FPA encompasses the San Dieguito River Valley and its major tributary canyons, as well as Lake Hodges, Boden Canyon, Pamo Valley, Lake Sutherland, Volcan Mountain and portions of the high desert in San Felipe Valley. The FPA is the area where planning and acquisition efforts for the Park are to be directed.

The JPA is advised by a standing committee, known as the Citizens Advisory Committee (CAC), which is composed of 36 members. The members include community planning groups, homeowners associations, citywide planning and environmental organizations, recreational user groups and property owners. See list of CAC members as of December 2003 (Attachment 3).

The purpose of this report is to describe the revenues the JPA has received and how the funds were spent from the agency's inception in 1989 to the present, and to summarize the accomplishments of the JPA during that time period.

REVENUES

The JPA's primary operational revenue sources are member agency assessments and Satellite Wagering Funds (off-track betting) at the Del Mar Race Track. These funds allow the JPA to hire staff who administer the JPA's programs and projects and who also apply for grants to implement JPA goals. The JPA also receives fluctuating revenue from grants and grant administration, contributions, event proceeds, rent and interest. Following is a description of each revenue category.

Member Agency Assessments: The JPA's member agencies share an annual assessment. The formula used to share the assessment among the member agencies was developed by the City Managers of the five member cities, the Deputy Chief Administrative Officer of the County and the first Executive Director of the JPA. The formula is based on a combination of population plus acreage included within the focused planning area (Attachment 4). See Table 4 in the Appendix for the revenue received each year from this source.

Grants and Grant Administration: The JPA seeks grants from various local, state and federal sources to implement the goals established for the JPA in the JPA Agreement. Receipt of these grants also enables the JPA to accomplish goals in its annually adopted work programs. A portion of the grants is reimbursement to the JPA for administration, and is therefore revenue in the operating budget.

The total amount provided by the member agencies from the JPA's inception in 1989 through June 30, 2004 is $4,526,864.

The total amount that the JPA has obtained in grants or awards from the JPA's inception in 1989 through June 30, 2004 is $48,897,986.

See Attachment 9

Usually these grants represent major projects that the JPA is undertaking or has undertaken. In some cases, these were projects initiated by the JPA; in others, the funds were applied for by a member agency, and then transferred to the JPA because the JPA had a particular interest or expertise in the project. See Table 1 in the Appendix for the revenue received each year from this source.

Satellite Wagering Funds: Satellite Wagering Funds come to the JPA as a result of state legislation, which recognized the impact of satellite wagering on the local communities, including the River Park. The JPA receives 20% of .33 of 1% from the total pari-mutuel wagers placed at the 22nd District Agricultural Association's satellite wagering facility. The amount received each year declined steadily from the first year until 1997, then leveled out and began to increase slightly in 2000, dipping again in 2003. See Table 5 in the Appendix for the revenue received each year from this source.

Contributions: The JPA has received contributions in the form of cash, equipment/materials, land and time. *Cash:* Cash contributions have been received in specific categories for which the JPA has separate funds – Education; Piedras Pintadas Maintenance; Trails and Land Management; and Land Trust. For example, the Rancho Bernardo Soroptimists contributed $2,500 that was used to plant and water over 100 oak trees in the Lake Hodges area, and an anonymous donor designated a contribution of $18,000 for the Education Fund to be used for a future Native Wildlife Center. Students at Diegueño Junior High contributed $12,000 that they raised at a Pancake Breakfast to the Park for habitat restoration, and another $6,000 for coastal land acquisition. The JPA received $50,370 in private contributions for the "Buy a Piece of Rutherford Ranch" program, which was deposited in the Land Trust Fund, and eventually transferred to the San Dieguito River Valley Land Conservancy to be used as matching funds for land acquisition at Rutherford Ranch.

Initially, the JPA offered a Park Partner membership program that grew to earn about $3,000 each year. In order to reduce confusion and duplication with the San Dieguito River Valley Land Conservancy, a

private 501(c)(3) organization, which raises funds for land acquisition in the River Valley, the JPA entered into a Memorandum of Understanding (MOU) in 2000 with the Conservancy regarding fund-raising. The MOU established that all private donations would be directed to the Conservancy, from whence they would be directed as appropriate for the designated purpose, and $2 from each Conservancy membership would be donated to the JPA on a quarterly basis. In 2001 the Conservancy's name was changed to eliminate the word "land". *Equipment/Materials:* Park supporters have donated such items as a digital planimeter, an electricity generator, a gas powered "weed-eater", two cameras, a slide projector, a router, and hundreds of native plants. *Land*: A 40-acre piece of private property within the focused planning area south of San Pasqual Valley was donated to the JPA, as was a 1.2-acre parcel adjacent to El Camino Real, with the donors receiving tax benefits for the donations. Other land contributions have been made within the focused planning area to one or more of the member agencies. A time-share resort membership was also donated to the JPA, which sold it and recognized a $2,500 profit. *Time*: Volunteers are indispensable to accomplish the goals of the San Dieguito River Park. Elsewhere in this report there is a breakdown of the types of activities in which volunteers are involved and the number of hours that have been contributed. An estimated total of 63,970 volunteer hours has been contributed over the life of the JPA.

Rent: The JPA purchased 8.75 acres in Poway on Sycamore Creek Road for trail, wetland restoration and wildlife corridor purposes in 1994. The property included a house, a portion of which was built in the 1920's. The house was leased to a tenant for several years, with the Park's Rangers officed in a separate garage on the property. In 1999, the JPA Board decided to move the Park administrative offices out of rented office space downtown and into the house, in order to avoid making rent payments. As part of that decision, the Board decided to deposit rent savings in the amount of $20,000 each year into the Park's Endowment Fund at the San Diego Foundation.

Endowment Fund. Using a bequest for $25,000, the JPA established an Endowment Fund at the San Diego Foundation in 1997. The purpose of the endowment fund is to help ensure the future of the San Dieguito River Park JPA and its programs and operations. In 1999, the JPA Board adopted a 20-year Fiscal Plan that projects that in twenty years time, when the San Dieguito River Park has been fully implemented, there will be an annual operational need of $1,144,671. It was determined that the annual operational need in 2020 could be met by a combination of the member agencies' current level of support as adjusted for inflation and income from an endowment fund of $11,500,000. The Fiscal Plan requires contributions of $200,000 per year for twenty years in order to build an Endowment Fund of $11,500,000 in 2020. It is planned that approximately half of the annual $200,000 will be derived from member agency contributions and rent savings, with the other half derived from private and corporate contributions. To that end, the JPA's member agencies have begun annual contributions to the Endowment Fund, beginning with $5,000 from the City of Del Mar, $7,143 from the City of Poway, $9,285 from the City of Escondido, $5,714 from the City of Solana Beach, $18,571 from the County of San Diego, and $25,714 from the City of San Diego. With the previously mentioned $20,000 in rent savings, an annual endowment deposit of $91,427 has been made each year since 2001. As of 3/31/04, the endowment amount totaled $365,536. Among private contributions to the Endowment Fund as of 2001 include $6,000 from the Association of Environmental Professionals and $1,650 from individuals. In Fiscal Year 2004/05, member agency Endowment Fund contributions were deferred as a result of budget constraints.

In addition to the general endowment at the San Diego Foundation, SDRP has several other specific endowments. The first, at the Rancho Santa Fe Foundation, was established in 2003 with $30,000 from The Crosby Estate, and is intended to provide for the future replacement of the Santa Fe Valley section of the Coast to Crest Trail, if it should be washed out as a result of floods. The second was established at the Del Mar Foundation in 2004 with $500,000 from Southern California Edison. The purpose of that endowment fund is to provide for the future management and maintenance of the San Dieguito Lagoon Wetland Restoration Project after Edison's obligations are ended (approximately 40 years). In addition, through an agreement with Caltrans, the JPA received an endowment of $176,000 for the management of the 93-acre parcel on the west flank of Bernardo Mountain that was

transferred to the JPA by Caltrans in 2004. These funds were deposited at the Rancho Santa Fe Foundation. The Rancho Santa Fe Foundation also administers the San Dieguito River Valley Conservancy's endowment for the management of the remainder of Bernardo Mountain. That endowment was created with a $300,000 payment from Sempra Energy for mitigation purposes.

Event Proceeds: In 1994, the JPA held its first "fee" event, the San Dieguito River Park Trail Run/Hike. This event netted $2,000. In 1995, the second annual Trail Run attracted 2,300 participants and profits were $8,300, of which $830 was distributed to the San Dieguito River Valley Conservancy in accordance with an agreement between the JPA and the Conservancy. Participation in subsequent years leveled off at about 1400 entries and proceeds also declined. A change in race management companies (at a lower fee) raised the profit level. Following the 2003 event, which lost money due to declining participation and rising costs, the JPA Board discontinued the event. The JPA Board acknowledged the public relations benefit of the event, and will be seeking other events that could be held in place of the Trail Run/Hike.

Interest: The JPA's funds are deposited with the County Treasurer and interest is received quarterly in each of the JPA's funds. The aggregate amount earned each year is shown in the appendix.

Future Revenue

As the Park has moved from a primarily planning stage into the implementation, or operational stage, it has experienced increased costs, particularly in the area of Ranger staffing, as a result of the increased number of park visitors using facilities and areas of the park for which the JPA has responsibility. Land management costs will continue to increase in the future as the JPA acquires additional lands in the FPA, restores habitat and operates and maintains trails. Increased costs are primarily the result of the need for additional rangers and vehicles for ranger patrol and maintenance. The public's interest in activities and interpretation offered by the Park has also increased over time and results in significant additional costs for personnel to coordinate the events and train the volunteers, as well as printing and postage.

Land Management Income: Increasingly, the JPA is earning income through management of mitigation properties. When a public or private entity is required to acquire habitat to offset habitat impacted through development, that entity is required to identify an organization to manage the acquired property in perpetuity, and to set aside funds for the management of the subject property. The JPA is currently managing property for the San Dieguito River Valley Conservancy and will begin managing property for Caltrans in FY 2004/05.

Continuation of the agency's operations each year depends upon all of the JPA's sources of income: member agency assessments, off-track betting, proceeds from fund-raising, interest, grant administration and land management. Grant administration revenues are an important source of income, but are unpredictable from year to year. Donations are unpredictable and are usually targeted to specific projects or funds, and are therefore not available for the operating budget. The other funding sources as well do not comprise a significant or stable source of revenue. The JPA Board and the JPA's member agencies have therefore determined that the Park's future financial security lies in building a substantial Endowment Fund and have determined to invest in that endeavor for the long term.

EXPENDITURES

Operations

The JPA's major operational expenditures have been in the categories of staff, rent, printing, postage, telephone and attorney services. When the JPA was first formed in 1989, it was under the umbrella of the San Diego Association of Governments (SANDAG), and established financial independence gradually. In FY 89/90, SANDAG supplied furniture and paid the JPA's rent, the Project Coordinator's salary, and all printing, postage and telephone costs. In addition, SANDAG provided attorney services to the JPA at no charge. In FY 90/91, SANDAG continued to pay for telephone, printing and postage costs. FY 92/93 was the first year that the JPA assumed responsibility for all operational costs.

As of June 2004, the JPA has five full-time employees and five part-time employees. In FY 89/90, staff

consisted of an Executive Director, Mike Gotch, who was hired in October of 1989. When he resigned, Diane Coombs was appointed Interim Executive Director in February 1990, and appointed Executive Director in May of that year. In March 1998, Diane Coombs retired, and Dick Bobertz became the Executive Director in May 1998. A part-time office manager/secretary was added in spring of 1990. Jan Lines is the current Office Manager. In FY 90/91, Susan Carter was transferred to the staff from SANDAG as Project Coordinator; in 1994, she was made Deputy Director. Shawna Anderson is the Park's Principal Planner, and is responsible for overseeing environmental issues. Jason Lopez is the Park's Resources and Trails Manager, Todd Stepien is Senior Park Ranger, David Hekel is a Park Ranger, and Chris Dyszkiewicz is a Park Ranger Aide. The Park also has a full-time Event & Volunteer Coordinator position, which is currently open.

The JPA contracts out for its attorney services with the law firm of Worden, Williams, Richmond, Brechtel & Kilpatrick. Wayne Brechtel serves as primary counsel. The County serves as the JPA's Treasurer and Auditor/Controller and bills the JPA for accounting and payroll services. The JPA has an independent audit of its books conducted each year by an outside firm. Through separate agreements, the JPA pays for its employees to receive life and health insurance benefits through the County's program, and to participate in the County Employee Retirement System. In 2004, the JPA switched from worker's compensation insurance coverage through the State Workmans Compensation Insurance program to County coverage.

In 2000, the JPA Board adopted a salary policy for non-management personnel. The salary policy established a step salary range for non-management Park employees and tied cost of living increases to the cost of living rate for each year as negotiated between the County and the County Municipal Employee Union.

The JPA Board has a Budget/Administration/Policy Committee that prepares a draft work program and budget for review, discussion and approval by the full JPA Board each fiscal year. The work program and accompanying budget represent the JPA's goals and priorities for each year.

The JPA's operational expenditures each fiscal year in several major categories are shown in the appendix.

ACCOMPLISHMENTS

In accordance with its goals of preserving natural open space in the river valley and providing a trail system for hiking, bicycling and equestrian use from the ocean at Del Mar to the mountains north of Julian, the JPA has concentrated its capital projects on land acquisition and trail construction, as described below.

Land Acquisition

> *"Preserve land within the focused planning area of the San Dieguito River Valley as a regional open space greenbelt and park system..."*

The JPA seeks to preserve land and create an open space greenbelt and park system by purchasing land within the focused planning area that is appropriate for those purposes from willing sellers. It is not practical, desirable or possible to acquire all of the land within the focused planning area for park purposes. The focused planning area includes about 80,000 acres, of which approximately two-thirds is currently owned by various public agencies. The largest portion of the JPA's revenues and expenses during the period 1989-2004 was in the area of land acquisition. The JPA identified the following criteria to determine whether a parcel should be considered for acquisition: parcels that contain habitat with existing endangered, threatened and sensitive species, parcels with restorable habitat, parcels located in the floodplain or important watershed drainages, parcels that are important to the preservation of a major wildlife corridor, parcels that contain significant cultural resources, parcels that are needed for public recreation or access (trails and trail linkages), and parcels that are prominent in the viewshed. Of these, the most important were habitat values and wildlife corridor followed second in importance by trail linkage and significant viewshed.

Bond Acts: From 1988, when the voters approved Proposition 70, until 2000, when the voters approved Proposition 12, there were almost no State or Federal funds available for land acquisition. The years from

2000 to 2002 saw the approval of Propositions 13, 40 and 50, in addition to Proposition 12, all of which allocated funds for acquisition of lands for watershed or habitat protection. To date the JPA has received substantial funds from Propositions 70, 12, 13 and 40.

Proposition 70: In 1988, California voters approved Proposition 70, which provided funding to state and local agencies for the acquisition of natural lands. The County was designated as the administrator of $10 million for acquisition of lands in the Tijuana River Valley, $5 million to acquire lands within County adopted Resource Conservation Areas, and $10 million for acquisition of lands in the San Dieguito River Valley. In an informal agreement between the JPA and the County, the JPA assumed the major responsibility in acquiring land with the San Dieguito River Valley Proposition 70 funds. Except for the Sycamore Creek area which links the San Pasqual Valley with the Poway open space and trails system, the JPA was responsible for negotiations, appraisal reports and hazardous materials studies for most of the acquisitions made with those funds. The San Dieguito River Valley Proposition 70 funds available for land purchases were $9,850,000 once state administrative costs of $150,000 were deducted. The JPA incurred unreimbursed direct expenditures (not including staff time) in the amount of $48,581 for these costs associated with land acquisition. As part of the informal agreement between the County of San Diego and the JPA, once all of the funds available through Proposition 70 for land acquisition in the San Dieguito River Valley had been expended, the County transferred to the JPA the properties located in the coastal area and in Poway that it had acquired on the JPA's behalf. The transfer took place in May 1997. The remaining acquisitions were in the Volcan Mountain area and were retained in County ownership. Those parcels will continue to be administered as part of the San Dieguito River Park by the County of San Diego.

Propositions 12 and 13: In 2000, California voters approved Proposition 12, the Parks Bond Act, and Proposition 13, the Water Bond Act. Neither act designated any funds for specific areas or projects in San Diego, however, Governor Davis earmarked $11 million in funds from Proposition 13 for land acquisition in the San Dieguito River Corridor in the 2000/01 State Budget. The State Wildlife Conservation Board is the administrator for those funds. $6.1 million was used to acquire the 5,500-acre Santa Ysabel Ranch East and West, a purchase facilitated by The Nature Conservancy. Title to the Santa Ysabel Ranch East and West property will be held in fee simple by the County of San Diego, and the County will be responsible for its management and maintenance. The remaining $4.3 million (the amount remaining after the State's bond and acquisition costs were deducted) are being expended at the JPA Board's direction for priority parcels in the River Park. In February 2003, the Wildife Conservation Board approved a second block grant to the JPA, comprising $5,000,000 in Proposition 12 funds, for use on NCCP eligible properties only, and $573,000 in Proposition 13 River Parkway funds. The California Department of Fish & Game (CDFG) and the State Wildlife Conservation Board (WCB) approved a Conceptual Area Protection Plan (CAPP) for the properties in the San Dieguito River Valley corridor in 2001. A CAPP is required prior to acquisition of property with WCB or CDFG funds.

Propositions 40 and 50. In 2004, the Wildlife Conservation Board and the State Coastal Conservancy awarded the JPA $1,289,000 and $1,500,000 respectively from Proposition 40 for a key coastal purchase. To date, no funds have been received from Proposition 50.

Grants: The JPA has been successful in grant applications from state and federal sources for land acquisition, receiving a $500,000 Intermodal Surface Transportation Enhancement Activities (ISTEA) scenic viewshed grant, and $175,000 in funding for a State Environmental Enhancement Mitigation Grant. These funds were combined to make a purchase of 390 acres at Rutherford Ranch/San Felipe Valley (the east side of Volcan Mountain). The JPA received a $1,000,000 State Environmental Enhancement Mitigation Grant for acquisition of Bernardo Mountain.

Donations: A private landowner has contributed 40 acres in San Pasqual Valley to the JPA. Another landowner contributed a 1.2 acre parcel located in a highly visible area adjacent to El Camino Real.

Other Sources: The JPA purchased additional lands in the river valley with funds received from the City of San Diego from the City's wetlands acquisition fund. In addition, $2 million was committed to the San Dieguito River Park as part of the approval of

Highway 56. This amount was split among the City of San Diego, SANDAG and Caltrans. $1,500,000 of that sum was paid to the JPA in 1993 and was used to acquire land in the coastal area and in the Sycamore Creek area of Poway. Caltrans, the City of San Diego and the JPA signed a three-way agreement in 2001 that resulted in the transfer of the remaining $500,000 to the JPA, and is described in more detail below.

Geographic Focus

The San Dieguito River Park Concept Plan identified fourteen "landscape units" in the San Dieguito River Valley, which are distinguished from each other by topography, habitat and land use. (See Attachment 5). Following is a description of the JPA's acquisition and restoration efforts in the valley, beginning with Landscape Unit A, at the coast.

Landscape Unit A: The first property acquired by the JPA was in the coastal area, 86 acres located west of I-5, known as the Airfield property, using $700,000 in Proposition 70 funds and $1.3 million from the City of San Diego's Wetlands Acquisition Fund. Additional purchases by the JPA and negotiated agreements between the City of San Diego and Southern California Edison have led to almost all of the property west of El Camino Real coming into public ownership for habitat preservation and restoration purposes. A Memorandum of Agreement between Southern California Edison (SCE) and the JPA states that when SCE's wetlands restoration plan is approved by the Coastal Commission, SCE will transfer title to the 86-acre Horseworld property to the JPA. This was in return for the right to use and receive mitigation credits on the JPA's Airfield property as a part of SCE's Wetland Restoration Project. SCE later purchased the 54-acre Villages property adjacent to Via de la Valle and entered into an agreement with the JPA whereby the property will be transferred to the JPA when SCE's Wetland Restoration Project is completed, provided that the property can be used for disposal of excavated soils. Even if it cannot be used for excavated soils, six acres at the northwest corner of the parcel will be transferred to the JPA for use as a Nature Center and Ranger Office site.

A 1996 Memorandum of Agreement between the City of San Diego and the JPA stated that the JPA would make the City-owned 105-acre parcel located east of I-5, west of El Camino Real and south of the river its top priority for acquisition. The City had acquired the subject property from the San Dieguito Partnership as part of a settlement agreement. The MOA established a five-year option period for the JPA to acquire all or part of the property, after which time the option could be extended or the City could market the property to other interests. The option expired in July 2001. As part of a separate three-way agreement between the JPA, City of San Diego and Caltrans, executed in November 2001, the JPA received $500,000 from Caltrans (fulfilling Caltrans' obligations pursuant to the approval of Highway 56) and transferred it to the City and the City agreed to preserve the 105-acre parcel for natural habitat use as part of the San Dieguito River Park.

Several additional parcels have been acquired by the City of Del Mar along San Dieguito Drive.

In 2004, the JPA was successful in acquiring $1,500,000 from the State Coastal Conservancy and $1,289,000 from the State Wildlife Conservation Board to acquire the Boudreau property, located west of El Camino Real and south of the river. This acquisition will enable the future extension of the wetland restoration project directly adjacent to it. To that end, the San Dieguito River Valley Conservancy commissioned a biologist to prepare conceptual restoration designs.

Landscape Unit B, Gonzales Canyon: The JPA has not acquired any property in Landscape Unit B.

Landscape Unit C, Osuna: The JPA has not acquired any property in Landscape Unit C. However, a conservation agreement has been placed on 35 acres of property adjacent to the river as part of a development agreement.

Landscape Unit D, La Jolla Valley: The JPA has not acquired any property in Landscape Unit D. However, the County of San Diego has acquired 354 acres of natural open space just north of Lusardi Creek and east of the San Dieguito River. Also, much of the land in the La Jolla Valley was preserved as open space by the City of San Diego when the Black Mountain Ranch project was approved.

Landscape Unit E, Del Dios Gorge: The JPA has not acquired any property in its name in Landscape Unit E. However, 260 acres along the river was preserved by the County of San Diego as part of the conditions of approval of the Santa Fe Valley Specific Plan. Other landowners also made major land donations to the County in this area. The Environmental Trust, a non-profit management company, acquired 60 acres adjacent to the Lake Hodges Dam.

Landscape Unit F, Lake Hodges: The 232-acre Bernardo Mountain property was purchased by the JPA and the San Dieguito River Valley Conservancy in 2002. The funds assembled to acquire the property included $1,870,000 in grants obtained by the City of Escondido, $1,000,000 in an EEMP grant obtained by the JPA, and the remainder in private funds and loans obtained by the San Dieguito River Valley Conservancy. Caltrans had previously purchased a 93-acre parcel on the west slope of Bernardo Mountain, fee title to which has been transferred to the JPA. In addition, the JPA contributed to a major land acquisition by the County when the County purchased the 345-acre Derbas property along Del Dios Highway. The County also purchased the 110-acre Polo Estates property on Del Dios Highway.

Landscape Unit G, East Lake Hodges: The County purchased 70 acres of oak woodland along Sycamore Creek in Poway with Proposition 70 funds, and transferred those parcels to the JPA in 1994. In 1995, the JPA purchased another 8.75 acres along the creek. The 8.75-acre parcel included a house that currently serves as the San Dieguito River Park offices. In 2003, the JPA purchased 47 acres of coastal sage covered habitat on the west facing slopes of the hill that adjoins the oak woodland habitat.

Landscape Unit H, San Pasqual Valley: In April 2004, the JPA took action to acquire the 75-acre, cactus-covered Crowder property, located west of the Wild Animal Park. A major portion of San Pasqual Valley is owned by the City of San Diego Water Department and is used for agriculture. The City of San Diego purchased the 462-acre Konyn property with a Coastal Conservancy grant in 1998.

Landscape Unit I, Clevenger Canyon: Boden Canyon (located in the County of San Diego, west of Pamo Valley, north of Hwy 78): The JPA received a $90,000 Habitat Conservation Fund grant to purchase riparian habitat in Boden Canyon. Habitat Conservation Fund grants require a 100% match. The San Dieguito River Valley Conservancy contributed the match, using a $60,000 National Fish and Wildlife Foundation Grant and private donations. The total of $180,000 was transferred to the State Wildlife Conservation Board (WCB) and was used to complete the Department of Fish & Game land purchase in Boden Canyon.

WCB identified Boden Canyon as a priority acquisition area for the state's Natural Communities Conservation Program. The WCB was able to acquire 566 acres of Boden Canyon in March, 1998. The 566 acres acquired was primarily riparian habitat, located along the edge of the Cleveland National Forest to the east. Additional purchases were made by the City of San Diego (240 acres) and the County of San Diego (40 acres). The remaining 590 acres, generally on the western and southern sides of the canyon, was purchased by WCB in 1999.

Landscape Unit J, Pamo Valley: The JPA has not purchased any property in Landscape Unit J. Pamo Valley is almost entirely owned by the City of San Diego, with only 120 acres in private ownership.

Landscape Unit K, Lake Sutherland: The San Dieguito River Valley Conservancy purchased 240 acres of property north of Lake Sutherland in 2000 and 2001. As of June 2004, the JPA had not purchased any property in Landscape Unit K.

Landscape Unit L, Mesa Grande The JPA purchased the 410-acre Helms Ranch using Proposition 13 River Parkway funds. Working with The Trust for Public Land, the JPA is pursuing several acquisitions that are expected to bring an additional 627 acres into public ownership.

Landscape Unit M, Santa Ysabel The 5,500-acre former Santa Ysabel Ranch was purchased by The Nature Conservancy, using funds allocated to the San Dieguito River Park. Title was subsequently transferred to the County of San Diego. Santa Ysabel Ranch is split by Hwy 79, with the larger portion

located east of Hwy 79 and the smaller portion located west of Hwy 79.

Landscape Unit N, Volcan Mountain: In 1993, The Trust for Public Land entered into an option to purchase a large part of the 11,000-acre Rutherford Ranch at Volcan Mountain. Since that time several agencies and non-profit organizations, among them the Volcan Mountain Preserve Foundation and the San Dieguito River Valley Conservancy, have worked together to raise funds to acquire the ranch. The County of San Diego concentrated primarily on the western portion of the ranch, west of the ridgeline, and the JPA and California Department of Fish & Game (CDFG) concentrated on the property east of the ridgeline. The County made two acquisitions at Rutherford Ranch using San Dieguito River Valley Proposition 70 funds. They were a 611-acre parcel for $1,650,000 and a 291-acre parcel for $700,000. The County also purchased property at Rutherford Ranch with County Resource Conservation Area funds from Proposition 70. In addition, the County has successfully applied for grants to acquire additional acreage west of the ridgeline of Volcan Mountain. The County also purchased 120 acres on the eastern slopes (the Arkansas Canyon/San Felipe Valley area), using State grant funds. The County retained title to all of the property it acquired at Rutherford Ranch. The Wildlife Conservation Board, on behalf of the CDFG, acquired 566 acres of the ranch along S2 in San Felipe Valley in 1995. As part of that transaction the landowner donated an additional 200 acres. WCB made subsequent acquisitions amounting to approximately 6,122 acres in 1999 and 2001. The San Dieguito River Valley Conservancy, with assistance from the Volcan Mountain Preserve Foundation, purchased a 23-acre parcel along Farmer Road. The JPA purchased 390 acres on Arkansas Canyon in 1997, adjacent to the County's 120 acres. In 2003, the JPA purchased a 143-acre Rutherford Ranch inholding on Volcan Mountain. At this time, about 2,000 acres of Rutherford Ranch remains in private ownership. The County of San Diego has taken the lead to option the remaining acreage, using $1 million in WCB funds allocated by the JPA for that purpose, $2 million in County funds, $1 million in a private donation pledged to the Volcan Mountain Preserve Foundation, and a $500,000 Environmental Enhancement Mitigation Program (EEMP) grant obtained by the Volcan Mountain Preserve Foundation.

Table 2 gives details regarding land acquired by the JPA.

Habitat Conservation Planning

The San Diego region encompasses a wide variety of habitats – coastal, scrub, chaparral, grassland, forest and desert. The habitats are home to 24 plant and animal species that are listed or proposed for listing as endangered by the federal or state governments, and some 300 species are considered sensitive. The San Diego region has more "species of concern" than any other county in the continental United States. Therefore the Cities and the County of San Diego determined that it was imperative to preserve the region's natural resources and valuable habitats while maintaining our economic prosperity as the region continues to grow. After California passed the Natural Community Conservation Planning Act in 1991, which set the stage for regional cooperation in protecting multiple habitats, the municipal agencies in San Diego County worked together to identify mechanisms for protecting critical habitat for a wide range of species using the California gnatcatcher as an indicator species of habitat health. The programs they developed include the Multiple Species Conservation Program (MSCP) which was completed in 1997 for southwestern San Diego County, the Multiple Habitat Conservation Program (MHCP) which will apply to seven incorporated cities in northern San Diego County, and the County of San Diego Multiple Habitat Conservation and Open Space Program (MHCOSP) which will apply to the unincorporated areas of North and East County.

Assembling the preserves was anticipated to happen through a combination of conservation of lands already in public ownership, private development contributions through development regulations and mitigation of impacts, and public acquisition of private lands with regional habitat from willing sellers. Many of the properties in the San Dieguito River Valley that have been preserved for open space and habitat in the decade since the JPA was formed were purchased as part of the implementation of these programs. Because the JPA itself is not a signatory agency to one of the programs, the "credits" that accrue when the JPA purchases open space in one of the program areas is attributed to the municipal agency within which jurisdiction the property lies.

It is anticipated that a future ballot measure will provide funding for management and biological monitoring of the preserve areas. Managing lands and conducting biological monitoring studies are of critical importance to ensure ongoing viability of the species that the preserve system is designed to protect

Trails

> *"...(Provide) a connecting corridor of walking, equestrian and bicycle trails encompassing the San Dieguito River Valley from the ocean to the river's source."*

In order to achieve the above goal that is quoted from the JPA agreement, the JPA formed a Trails Committee of the Citizens Advisory Committee. The Trails Committee worked with staff to develop appropriate trail standards for hiking, equestrian and bicycle trails, researched existing trail conditions in the river valley, and proposed conceptual, generalized trail corridors for the "Coast to Crest Trail". Members of the Trails Committee have also spent considerable time in the field maintaining and improving various segments of the trails. In addition, staff and volunteers from the Trails Committee have worked with planners and property owners in Santa Fe Valley and Black Mountain Ranch and with City of San Diego staff and leaseholders in the San Pasqual Valley to identify appropriate trail alignments for regional trails within those areas. Using information developed by the Trails Committee, staff has sought grants and other funds for implementation. Currently, the Trails Committee, led by Chair Carol Carr, is working on a trail alignment from the terminus of the San Pasqual Valley Trail eastward to Boden Canyon and on a trail alignment west of The Crosby Estate trail.

Volunteers contribute their time and energy to the Park monthly for trail construction and maintenance. A special and invaluable group of volunteers known as the "Dust Devils" work with the Park Rangers weekly on trail construction projects.

Trail Planning and Construction

The JPA's first area of concentration for trail planning and construction was on land in public ownership in the Lake Hodges and San Pasqual Valley area. The first trail constructed by the JPA was the 2-mile Highland Valley Trail on the south side of the river east of I-15. Another trail system constructed by the JPA was the 1.9-mile Piedras Pintadas Trail on the south side of Lake Hodges, west of I-15. This trail provides extensive interpretation of Kumeyaay lifestyles and uses of native plants. Because of the critical barrier posed by the I-15 freeway bridge over Lake Hodges, a top priority was constructing a trail crossing under the freeway bridge. This was accomplished in 1995. The previously existing trail along the north shore of Lake Hodges is maintained by the JPA rangers and volunteers. With the completion of the under-crossing, the 7.5-mile trail receives greater use. The next priority in the Lake Hodges area was to extend the trail that dead-ended at the Sunset Drive cul-de-sac just east of I-15 through San Pasqual Valley. San Pasqual Valley is an agricultural preserve, primarily owned by the City of San Diego Water Department. The first segment of the extension is called the Mule Hill Historical Trail, and takes trail users 1.25 miles past Sikes Adobe to Mule Hill, providing interpretive signage for each historic site. The trail continues on into San Pasqual Valley an additional 8.75 miles. In that area, interpretive signage about the farm products that are grown or raised in the valley is planned. The Mule Hill/San Pasqual Valley Trail is ten miles long. Planning the trail required careful attention to the concerns of the farmers in the valley. Two of their concerns were potential exposure of trail users to pesticide use and potential liability of the farmers to claims from trail users, if they were to leave the trail and then become injured by farm equipment. The JPA addressed these concerns to the farmers' satisfaction by adopting a Trail Closure Protocol and by passing a resolution to indemnify the farmers with leaseholds through which the trail passed. The Trail Closure Protocol, which was developed in conjunction with the County Agricultural Advisor's Commission and the County Farm Bureau, basically states that the JPA will close the trail whenever advised by a farmer that he/she will be conducting spraying operations that he/she feels warrants trail closure.

Construction of the north-south bicycle/pedestrian bridge across Lake Hodges, west of I-15, is tentatively scheduled to begin in late 2004. It will be 990 feet long and twelve feet wide. The bridge type selected by the JPA Board is a stress-ribbon design. With this design the load is placed primarily on the

abutments at each end, relying less on piers for support. There will be only two piers in the lakebed, with spans of 330 feet long between piers. The bridge profile will be narrow and low, giving the impression of a trail aloft above the water.

West of Lake Hodges, the priority is to connect the North Shore Lake Hodges Trail, which ends above the Lake Hodges Dam, with the trail currently under construction by the Crosby Estates' developer in Santa Fe Valley. This section of trail is known as the Del Dios Gorge Trail. This section will require a bridge as trail users will cross from the north side of the river to the south as the trail proceeds westward.

With the escalating momentum of the wetland restoration project at the San Dieguito Lagoon, designs are being completed for the Coastal Trail – that portion between El Camino Real and Jimmy Durante Blvd. This 2.7-mile-long stretch of the Coast to Crest Trail will be constructed in conjunction with the Wetland Restoration Project.

Implementation of Other Goals

The San Dieguito River Park's goals within the focused planning area include watershed protection, conservation and enhancement of threatened and endangered species and their habitat, a continuous wildlife corridor, and the integrity of the riverine ecosystem. Promotion of biodiversity in the river valley is an important element of the habitat preservation goal. Implementing these objectives for the property in the River Park's jurisdiction requires habitat restoration in some areas. Other management objectives include preservation and restoration of cultural resources, retention of agriculture, provision of public access trails where appropriate, and interpretation of the valley's natural and cultural resources. Several habitat and historic restoration projects are described in more detail below.

Habitat Restoration

Partners for Wildlife Project. In 1998, the River Park restored 26 acres of habitat in the San Pasqual Valley through a Partners for Wildlife grant with the US Fish & Wildlife Service. The project involved the removal of tamarisk, an invasive species, and planting of mulefat cuttings.

Wetland Restoration Project. The coastal area west of El Camino Real is the site of a planned comprehensive habitat restoration known as the San Dieguito Wetland Restoration Project, which was instigated by the California Coastal Commission's requirement that Southern California Edison create 150 acres of tidal wetlands at San Dieguito to mitigate for fishery impacts caused by the San Onofre Nuclear Generating stations. The JPA adopted a plan in 2000 that includes the maximum feasible tidal wetland restoration, the tidal inlet maintained in an open condition, restoration of the associated upland properties to native habitat, and included public access paths and interpretive features. The JPA's property in this area would be restored by SCE to tidal wetlands where appropriate, and elsewhere by the JPA or a partner to native grassland, southern willow scrub, southern mixed chaparral, and coastal sage scrub. The entire Wetland Restoration Project was on hold for several years as a result of a lawsuit filed against the project, which alleged that the Environmental Impact Report inadequately analyzed the impacts of the project. The trial judge ruled in favor of the plaintiffs, but the Appeals Court decisively ruled in favor of the JPA and SCE on all counts in August 2003.

Cloverdale Creek. In 2004, the JPA began planning a wetland creation project in San Pasqual Valley in coordination with the City of San Diego Water Department and the Natural Resource Conservation Service (NRCS). This project will create 1.3 acres of new wetland habitat. The City will provide the land and the JPA will provide the labor. Other costs will be split. The NRCS provided a grant for this project.

Historic Preservation/Restoration

The Sikes Adobe Historic Farmhouse, built circa 1870, is owned by the City of San Diego and is located on City of San Diego property. Under agreement with the City, the JPA contracted with a historic preservation architecture team to research the structure's history and prepare construction documents for its restoration. Restoration began in March 2003 and was completed by the end of that year. The JPA trained docents who provide tours of the restored adobe farmhouse to interpret the pioneer farming experience for the public. Future plans include the restoration of the adobe creamery, a small

out-building adjacent to the farmhouse, the ornamental and kitchen gardens, the windmill, fencing and wheat fields.

Furnishing of the farmhouse will be provided in cooperation with the National Society of the Colonial Dames of America in California, San Diego County Committee. The Rancho Bernardo Questers have also raised funds to acquire furnishings for the Sikes Adobe Historic Farmhouse.

Interpretation

Increasingly important to the River Park is the presentation of information to the public about the natural and cultural resources of the valley. Interpretation is offered in the form of active programs such as nature walks with the Park's trained docents, or in displays at kiosks and in brochures. As part of the Mule Hill/San Pasqual Valley Trail, the Park constructed two interpretive stations with information about the skirmish that took place at Mule Hill in 1846 between the Californios and the American Army; the Town of Bernardo; and the old stage road between San Diego and Yuma. Interpretive signage about the agricultural products that are grown and raised will be installed along the trail in San Pasqual Valley.

The JPA has selected a site for an Interpretive Center about the pioneer farming experience and the role and history of agriculture in San Diego adjacent to the Sikes Adobe Historic Farmhouse at the gateway to the San Pasqual Valley. Funding for the Center has not been identified as of 2004.

Extensive interpretation of the San Dieguito lagoon ecosystem is planned as part of the Park Master Plan for the San Dieguito Coastal Area, and will likely be installed as the trails in that area are constructed. The JPA has also selected a site for a Nature Center that will focus on interpretation of the San Dieguito lagoon ecosystem on property to be transferred to the JPA from SCE along Via de la Valle. Funding for this Center has not been identified as of 2004, but a $95,000 grant from Supervisor Pam Slater-Price funded two projects that will provide wetland interpretation in the lagoon area. Those two projects are the Grand Avenue Bridge Overlook and the Strawberry Stand Wetlands Learning Center. The Grand Opening of the Strawberry Stand Wetlands Learning Center and initiation of the Wetland Restoration Project took place on June 26, 2004.

Other Accomplishments

Concept Plan and Park Master Plans

In addition to land acquisition and trail planning and construction, a major accomplishment of the JPA has been the adoption of the Concept Plan and successful defense of the environmental impact report for the Concept Plan in court. The Concept Plan was the culmination of hundreds of hours of work by members of the Citizens Advisory Committee (CAC) who developed the goals and objectives upon which the plan is based. In addition, two public workshops were held in the community to receive input on the plan prior to its approval by the CAC and the JPA. The multi-step process began with a goal statement developed by the Citizens Advisory Committee and approved by the San Dieguito River Valley Regional Open Space Park Plan Executive Committee, which preceded the JPA Board of Directors. The Executive Committee was an inter-jurisdictional task force appointed by SANDAG to provide for a park planning effort that would integrate the park planning efforts of the various jurisdictions into one regional park plan. The Executive Committee recommended that a joint powers authority should be created as the vehicle to implement park planning. The goal statement was incorporated into the Agreement adopted by all six member agencies that formed the Joint Powers Authority and serves as the underlying principle on which the Concept Plan is founded. For two years the CAC discussed and debated the objectives for the Concept Plan, and analyzed the objectives included in various plans for the river valley that had been proposed by the City of San Diego, the County, and the San Dieguito Lagoon Committee, as well as the general plans of the JPA's six member agencies. After numerous public hearings, the JPA Board adopted the Concept Plan and certified the EIR in February 1994. After facing a legal challenge, the adequacy of the EIR was upheld by the Court in November 1994. Appendix B of the Concept Plan, "Detailed Park Planning History", is attached (Attachment 6). In May 1995, the JPA Board adopted

a Private Property Rights Protection Policy (Attachment 7).

The Concept Plan stated that more detailed plans (Park Master Plans) would be created for each of the subareas (Landscape Units) of the River Valley. The JPA will develop Park Master Plans for the areas that are in public ownership. The Park Master Plan for the coastal area (Del Mar Landscape Unit A), was developed in conjunction with the San Dieguito Lagoon Wetland Restoration Project. It has non-tidal habitat, public access and interpretation components in addition to the wetland component. The City of San Diego's recently adopted San Pasqual Valley Plan serves as the Park Master Plan for the Lake Hodges/San Pasqual Valley area.

In 2002, the JPA Board updated the Concept Plan, and requested its member agencies to adopt the updated Concept Plan into their General Plans.

Other JPA accomplishments during 1989-2004 have included:

Public Information and Education

- Hosted a day-long Wetlands Conference in 1991 attended by 400 people, including representatives of all state and federal resource agencies;
- Held public workshops and working group meetings at numerous steps during the wetlands restoration planning process for the San Dieguito Lagoon;
- Wrote, produced and distributed two videos, "A Pathway to Preservation", which is an overview of the Park, and "Voices of San Pasqual", a history of farming in the San Pasqual Valley; Contributed to two additional videos, "A Walk in the Park," and "Lagoons for Laypeople;"
- Published and distributed 25 issues of the RiverScape Newsletter;
- Published and distributed 35 seasonal event schedules;
- Made presentations about the San Dieguito River Park to all City and County planning groups within the river valley and Focused Planning Area, as well as many homeowner associations;
- Developed slide show and Power Point presentation for use by the volunteer Speakers Bureau in making numerous presentations about the San Dieguito River Park to community and special interest organizations. Speaking engagements have included various Rotary, Lions, Kiwanis and Optimist groups, the North County Sierra Club, Rancho Santa Fe Association, Lake Hodges Native Plant Club, Rancho Bernardo Soroptimists, church groups, and SDSU classes, among others;
- Hired author Ruth Alter and illustrator Sandra Shaw to produce The Painted Rocks, a book that educates young people about local Native American history and lifestyles, and about the need to preserve and care for the pictographs found in the Lake Hodges area. Marketed The Painted Rocks to book stores, schools, museums and catalogs. The San Diego Unified School District purchased a copy of The Painted Rocks for each 3rd grade class in the District;
- Established a website (www.sdrp.org) in 1995 to provide an opportunity for interested people to learn about the Park and its programs. In 2003, with the assistance of a skilled volunteer, expanded and improved the website;
- Produced "Birds of Lake Hodges" Brochure, in cooperation with the Palomar Audubon Society;
- Inaugurated "Dieguito Discoveries", a monthly website column on interesting places and people in the San Dieguito River Valley;
- Conducted bi-monthly, and specially scheduled, work parties meant to educate volunteers about native habitat, trails and the SDRP;
- Installed information kiosks at trail heads and key locations;
- Installed interpretive signs along the Piedras Pintadas, San Pasqual Valley and Mule Hill Trails;

- Created the Ruth Merrill Children's Walk, a 1 ¼ mile-long interpretive walk with signage designed specifically for children;

- In 2004, converted to e-mail distribution of web-based information about news and activities in the River Park;

Historic Preservation

- Prepared documentation and application that led to Sikes Adobe being named a State Point of Historic Interest;

- Placed a new roof on the historic Sikes Adobe to prevent the adobe structure from further deterioration caused by rain;

- Implemented a Cultural Resource Management Plan to protect Piedras Pintadas, a significant rock art site, for the City of San Diego;

- Prepared a Historic Structures Report and restoration plan for the Sikes Adobe Farmhouse, along with a site plan for an adjacent planned Interpretive Center/Park Offices;

- Completed restoration of the Sikes Adobe Historic Farmhouse to its 1881 period of significance and trained docents who provide regularly-scheduled tours for the public;

- Worked with volunteers from the Rancho Bernardo Historical Society and the San Pasqual Battlefield Volunteer Association to research and install interpretive signage along the Mule Hill Historical Trail;

- Routed the San Pasqual Valley Trail, Piedras Pintadas Trail and Highland Valley Trail to avoid impacts to cultural sites and created barriers to protect adjacent sites. Where the trail needed to pass through sites, capped the trail so as not to cause disturbance;

Land Management

- Agreed to accept title and management responsibilities for a 93-acre parcel on the west slopes of Bernardo Mountain that had been purchased for mitigation purposes by Caltrans. The property brought with it a $177,000 endowment, which the JPA placed at the Rancho Santa Fe Foundation;

- Agreed to accept management responsibility for the 182-acre Bernardo Mountain parcel owned by the San Dieguito River Valley Conservancy. The agreement brought with it $15,000 per year to the JPA that the Conservancy earns on a $300,000 endowment associated with the parcel;

- Held workparties and hired work crews to cleanup vagrant camps and major dumpsites in the river valley;

- Instituted regular programs of invasive species removal, primarily targeting tamarisk, arundo and pepperweed;

- Emphasized habitat restoration via a variety of Ranger and scout projects in key areas of the river valley;

- Closed and rehabilitated unofficial trails that were causing erosion and impacting adjacent sensitive habitat;

- Established a park atmosphere around Lake Hodges and the trails in San Pasqual Valley;

- Maintained trails and managed trail usage throughout Lake Hodges and San Pasqual Valley in order to minimize erosion, trail widening, off-trail usage, and impacts to surrounding habitat;

- Maintained Fire Breaks;

- Monitored and reported illegal activities such as grading and off-roading for the City of San Diego and worked with police and code enforcement to solve problems;

Fundraising and Grantsmanship

- Established Endowment Funds at the San Diego Foundation, Rancho Santa Fe Foundation and Del Mar Foundation to help ensure the future of the San Dieguito River Park JPA and its programs and operations;

- Was the beneficiary of 2 Association of Environmental Professionals (AEP) annual contributions designated for the Endowment Fund, totaling $6,000 as of 2001.

- Obtained Southern California Edison $65 million (est.) wetland mitigation project for the San Dieguito River Valley.

- Hosted Estate Planning Seminars with the San Dieguito River Valley Conservancy to which all property owners within the focused planning area were invited;

- Applied for grants from local, state and federal agencies and private foundations, including the Environmental Protection Agency, Environmental Enhancement and Mitigation Program, State Coastal Conservancy, Office of Emergency Services, San Diego Foundation, State Parks and Recreation Department, SANDAG, Intermodal Surface Transportation Efficiency Act, U.S. Fish and Wildlife Service, State Wildlife Conservation Board, County of San Diego, Natural Resources Conservation Service (NRCS) and receiving or being awarded almost $49 million to date.

- Established the "Buy a Piece of Rutherford Ranch Program" which raised $50,370 in private contributions to be used as matching funds to acquire land at Rutherford Ranch for the Park;

- Worked with the Wildlife Conservation Board and the California Dept. of Fish and Game to promote significant land purchases by those agencies in Boden Canyon and Volcan Mountain/San Felipe Valley;

- Received an $18,000 donation for a future wildlife education center to be located in the Park;

- Was the recipient of a $25,000 bequest;

Public Activities

- Offered free activities for the public, including hikes and birdwatching events, kayak tours, mountain bike rides, boat tours, equestrian trail rides, historic farmhouse tours and lectures.

- Worked with volunteers at monthly trail construction, maintenance and habitat rehabilitation workparties and cleanups;

- Hosted ten major Trail Run/Hike events for which a fee was charged. An average of 1,400 participants attended the event each year. An Eco-Fair was held at each event with space provided for non-profit groups, and recreation oriented commercial companies to distribute information;

Research

- Primarily utilizing volunteers, conducted biological surveys and prepared biological reports and maps at Boden Canyon, Rutherford Ranch, and the Del Dios Community. The Rutherford Ranch biological surveys led to the finding by the State that a portion of the area qualifies for Rare and Endangered Habitat Area Funding;

- Established and led committees of professionals and trained volunteers to survey and record archaeological and historical data at Rutherford Ranch;

- Worked with the California Native Plant Society for "Rapid Assessment" Plant Survey on Helms property acquisition;

Planning

- Prepared a conceptual plan "Concept Plan" for the overall San Dieguito River Park in 1993; updated the plan in 2002;

- Worked with Native Americans, archaeologists, community leaders and City of San Diego staff to arrive at a consensus approach for the protection of Piedras Pintadas;

- Responded to member agencies' requests for input on how development projects and land use proposals could impact the San Dieguito River Park;

- Worked with Southern California Edison and local, state and federal agencies to develop a wetland restoration plan for the San Dieguito

Lagoon that included both tidal and non-tidal habitat restoration and public access and interpretation components;

- Served as lead CEQA agency on the EIR/S for the San Dieguito Lagoon wetland restoration plan.

- Participating with local, state and federal agencies and property owners in the planning process for the Multiple Species Conservation Plan and the Natural Communities Conservation Plan;

- Worked with City of San Diego Planning Department and San Pasqual/Lake Hodges Planning Group on the San Pasqual Valley Plan;

- Worked with agency planning departments and major land owners on Black Mountain Ranch and Santa Fe Valley development plans;

- Created a volunteer Trails Committee to assist in planning the Coast to Crest Trail and spur and connecting trails.

- Worked with the City of Poway and the City of San Diego to plan a trail connection between the City of Poway trail system and the Coast to Crest Trail in San Pasqual Valley via Heritage Ranch Estates.

- The California State Trails Plan includes the San Dieguito River Park Coast to Crest Trail.

Training

- Provided a training program for the JPA's Trails Committee and other volunteers in trail design and layout, safe trail construction techniques, bridge building and erosion repair;

- Trained docents in a comprehensive program in natural and cultural history of the river valley, safety and first aid techniques and other skills needed to lead hikes and other activities in the San Dieguito River Park;

- Trained docents in a comprehensive program in the history of the Sikes family, the Town of Bernardo, the history of agriculture and rural life in San Diego;

- Trained volunteers to serve in a Speaker's Bureau, who have made presentations to numerous community organizations;

- Trained volunteers to serve as Volunteer Patrol members. The Volunteer Patrol work in pairs walking, biking or riding along Park trails, interacting with the public, observing trail conditions and providing emergency services;

- Trained volunteers to apply herbicide as part of the Partners for Wildlife restoration project;

Partnerships

- Worked with North County Convention and Visitors Bureau to establish an Ecotour program that aims to benefit North County businesses and provide volunteers to assist in Park workparties and volunteer projects;

- Participated in the advisory committee for the National Civilian Community Corps, and were the beneficiary of field assistance from NCCC teams for the years 1995-00;

- Joined with the City of San Diego and the U.S. Fish and Wildlife Service in a Partners for Wildlife Project that restored 26 acres of wetlands in San Pasqual Valley;

- Entered into an agreement with Southern California Edison in regard to planning and implementation of a wetlands restoration plan in the San Dieguito Lagoon;

- Entered into a cooperative agreement with the U.S. Fish & Wildlife Service for uplands and access planning associated with the wetland restoration plan at the San Dieguito Lagoon;

- Worked with the farmers of the San Pasqual Valley in a cooperative fashion to align the San Pasqual Valley Trail near active farm operations by establishing mechanisms to close the trail when pesticides are applied, and to satisfactorily address concerns about potential liability, vandalism and theft;

Volunteer Program

The JPA has established a number of ongoing programs in which volunteers contribute their time. These include the River Valley Guides, the Volunteer Patrol, the Speakers Bureau, Dust Devils, Trail Maintenance, Habitat Restoration and Sikes Adobe Historic Farmhouse docents. In 2001, responsibility for the Speakers Bureau was transferred to the San Dieguito River Valley Conservancy. The Guides, the Volunteer Patrol and the Docents receive substantial training from the JPA in return for promising to contribute a number of hours of their time. For example, the Guides receive training in the natural and cultural history of the River Valley over a series of Saturdays, and in return they promise to lead hikes for interested park visitors four times in the following year. Volunteer Patrol members walk, ride on horseback or bicycle along park trails. They report to the Park Rangers when they observe that certain areas of the trails need maintenance, they can radio for help if they encounter someone who is injured, they respond to questions from the trail users, and they advise trail users whom they see violating rules and regulations. On regular days each month the Park Rangers hold Trail Maintenance and Habitat Restoration work parties, which regular volunteers attend. Other volunteers work in the JPA office or provide professional expertise.

Scout/Youth Projects:
In one of the River Park's most successful programs, a number of park projects have been constructed by Scouts and other youths to earn merit awards. In 2002, 15 scouts created kiosks, bat boxes, routed signs, built a small bridge on the Highland Valley Trail, revegetated closed trails at Bernardo Bay and created a "way-station" at the Ysabel and Bandy Canyon Road staging area. In 2003, 21 scouts created park benches, built picnic tables for the Sikes Adobe Historic Farmhouse, and along the San Pasqual Valley Trail, built bike racks, dog scooper dispensers, bird boxes, brochure boxes, mile-markers and routed signs. To date in 2004, 8 scouts have routed signs, planted willow bundles, revegetated degraded open space areas, made a native landscape garden at the River Park office, and built kiosks and benches.

Volunteer Hours: Thousands of hours have been contributed to the Park by dedicated volunteers. Numerous other hours not listed here were volunteered by professionals who contributed their skills to create a Marketing Plan for the Park; did biological surveys at Del Dios, Boden Canyon and Rutherford Ranch, created a conceptual design for an Interpretive Center in the River Park, and conducted archaeological surveys at Rutherford Ranch. In 2001, volunteers enabled the production and printing of two bird brochures. The "Birds of Lake Hodges" brochure was produced as a joint effort by the JPA and the Palomar Audubon Society. The "Birds of the San Dieguito Lagoon" was produced by the Friends of the San Dieguito River Valley. Volunteers painted the Sikes Adobe Historic Farmhouse. Volunteers constructed the Strawberry Stand Wetland Learning Center. Volunteers lead hikes and patrol trails. Countless hours were contributed by members of the Park's Trails Committee, Project Review Committee and the Citizens Advisory Committee. The CAC has met bimonthly since August of 1987.

Public Relations

Number of Public Activities/Special Events: This category includes the many activities hosted at no charge to the public by the San Dieguito River Park. Most of these hikes are led by the Park's River Valley Guides. The activities include hikes for children, hikes for seniors, horseback rides, kayak rides, bike rides, bird-watching walks, clean-ups, tree-plantings, etc. Park staff and volunteers have represented the Park at dozens of public events such as Earth Day, the Rancho Bernardo Spirit of the Fourth Parade, Kiwanis March Madness running event, Internship Fairs at SDSU, National Trails Day and the Ramona Rodeo Parade, to name just a few.

Special Partnerships

The JPA's accomplishments are due in great measure to the long involvement and assistance of those who share the goals of open space preservation in the San Dieguito River Valley, among them hundreds of citizen volunteers, the JPA's member agencies, non-profit groups that represent recreational users and environmental organizations, local land trusts, and state and federal agencies whose goals complement the JPA's in so many ways.

However, above all, the JPA is dependent upon its primary partners, the San Dieguito River Valley Conservancy and the Friends of the San Dieguito River Valley. An explanation of what these organizations are and how they work with the JPA is included in Attachment 8.

Table 1. Grants, Cash Awards & Transfers

Grants/Cash awards/Transfers/Other	Granting Agency	Date	Amount
Contribution to Boudreau Acquisition	State Wildlife Conservation Board	2004	$1,290,000
Fee Waiver for Water Connection at Sikes	Escondido	2004	10,000
Wetland Recovery Program (for Boudreau Acq.)	State Coastal Conservancy	2004	1,500,000
River Clean-up & wetland creation, WHIP Grant	NRCS	2004	32,000
River Clean-up, WRP Small Program Grant	State Coastal Conservancy	2004	25,000
Lake Hodges Bike/Ped Bridge	Sandag	2004	500,000
Contribution for Habib Purchase	County	2004	1,000,000
Endowment for Lagoon Restoration Project	Southern California Edison	2004	500,000
Reimbursement for Land Acquisition Costs	San Dieguito River Valley Conservancy	2004	29,433
Mule Hill Trail Accessibility Improvements (Land and Water Conservation Fund)	State Parks	2003	123,500
Community Enhancement Program Grant	County (Supv. Slater)	2003	5,000
River Parkway Bond Funds (Prop 13)	State Resources Agency	2003	2,000,000
Prop 12 NCCP Land Acquisition	State WCB	2003	5,000,000
Prop 13 Land Acquisition	State WCB	2003	573,000
Lepidium Clean-Up Grant (Riverine Habitat grant)	State Parks	2003	372,000
Del Dios Gorge/Lake Hodges Dam Crossing (Recreational Trails Program Grant)	State Parks	2003	236,500
Endowment for Santa Fe Valley Trail	Starwood	2003	30,000
Del Dios Gorge Trail – Non-Motorized Trails Grant	State Parks	2002	200,000
Bernardo Mountain Acquisition – EEMP	Caltrans	2002	1,000,000
County Enhancement Program Grant	County (Supv. Slater)	2002	5,000
Hwy 56 Mitigation	Caltrans	2001	500,000
Mule Hill/San Pasqual Valley Trail Construction - Transnet	SANDAG	2001	179,608
Mule Hill/San Pasqual Valley Trail Construction - LWCF	State Parks	2001	183,000

Grants/Cash awards/Transfers/Other	Granting Agency	Date	Amount
State Budget Allocation for Land Acquisition (Proposition 13)	Wildlife Conservation Board	2001	11,000,000
San Dieguito Lagoon Projects – Grand Ave. Bridge Interp./Interim Ranger Office - Kiosk	County (Supv. Slater)	2001	95,000
Trail Run, Youth Projects	County (Supv. Jacob & Slater)	2001	10,000
Bandy Canyon Bridge Cantilever Construction – Statewide TEA	Caltrans	2000	173,866
San Dieguito Lagoon Trail – Statewide TEA Grant	Caltrans	2000	1,300,000
State Budget Allocation – Sikes Adobe Restoration	California Arts Council	2000	350,000
Mule Hill/San Pasqual Valley Trail Construction	City of Escondido	2000	59,400
Mule Hill/San Pasqual Valley Trail Construction	Hodges Golf Improvement Ctr.	2000	47,700
Trail Run, Youth Projects - CEP	County (Supv. Jacob & Slater)	2000	10,000
Interpretive Signage - CPP	County (Supv. Slater)	2000	10,000
Mule Hill/San Pasqual Valley Trail Construction – Nat'l Recreational Trails Fund	State Parks	1999	62,000
Lake Hodges Bike/Ped Bridge Design and Construction – State share TEA	Caltrans	1999	3,061,000
Trail Run, Youth Projects, Bird Brochure	County (Supv. Slater)	1999	10,000
Sikes Adobe Historic Research, Site Planning	City of San Diego	1999	212,000
Wetland Restoration Project EIR/EIS	So. Calif. Edison	1999	772,000
Fee Waiver	Poway	1999	5,000
Boden Canyon Acquisition – National Fish & Wildlife Foundation Grant and donations	San Dieguito River Valley Conservancy	1998	$90,000
Boden Canyon Management Plan – NCCP	CDFG via City of San Diego	1998	50,716
Earth Day '98	Calif. State Parks Foundation	1998	240
Highland Valley Staging Area - National Recreational Trails Fund	Federal	1998	7,000
Mule Hill/San Pasqual Valley Trail Construction – Public Resources Act	State Parks	1998	295,500

Grants/Cash awards/Transfers/Other	Granting Agency	Date	Amount
Scout Projects and Trail Run, 1997/98 - Community Enhancement Funds	County (Supv. Slater & Roberts)	1998	10,000
Children's Interpretive Trail	City of Poway	1998	1,000
Habitat Restoration, D.I.R.T. Grant	PowerBar	1997	3,000
I-5 Trail Design Grant – TransNet	SANDAG	1997	50,000
Mule Hill Historical Trail Construction Grant – EEM Grant	Calif. Transportation Commission	1997	249,813
Mule Hill Trail Design Grant	City of Escondido	1997	50,000
Urban Hometown River Award	American Rivers	1997	500
Boden Canyon Acquisition- Habitat Conservation Fund Grant	State	1996	$90,000
Non-Tidal Habitat and Public Access Plan, Phase 1	Coastal Conservancy	1995	100,000
Non-Tidal Habitat Plan, Implementation Phase	U.S. Fish & Wildlife Service	1995	45,000
North Shore of Lake Hodges Trail Design Grant	SANDAG	1995	50,000
San Pasqual Trails Feasibility Study Grant	SANDAG	1995	30,000
Partners for Wildlife	U.S. Fish & Wildlife	1994	12,960
Rutherford Ranch/San Felipe Valley Acquisition – EEM Grant	Calif. Transportation Commission	1994	175,000
Rutherford Ranch/San Felipe Valley Viewshed – ISTEA Grant	Federal	1994	500,000
Hwy 56 Mitigation	City of SD/SANDAG	1993	1,500,000
I-15 Undercrossing Construction – ISTEA Grant	Federal	1993	715,000
Cultural Resource Management Plan – Piedras Pintadas	State/City of SD	1993	496,250
I-15 Undercrossing Construction – EEM Grant	Calif. Transportation Commission	1992	420,000
Cable TV Video Grant	County	1992	5,000
Highland Valley Trail Construction Grant	State Parks	1992	55,000
Highland Valley/Lake Hodges Trail Feasibility Study	SANDAG	1992	24,000
Lake Hodges Bikeway Access Design Grant	SANDAG	1992	100,000
Coastal Wetlands Acquisition Funds	City of SD	1991	1,300,000
California Parks & Wildlife Bond Act (Proposition 70)	State	1988	10,000,000
Total			$48,897,986

Table 2. Parcels Owned by the San Dieguito River Park

Land-scape Unit	Parcel Location	Acreage	Date Acquired	Primary Funding Source	Cost of Acquisition
A	San Dieguito Lagoon, west of El Camino Real	75 acres	6/30/04	State Wildlife Conservation Board (Prop 12 & Prop 40) and State Coastal Conservancy	$4.253 million
A	San Dieguito Lagoon, west of Interstate 5	43 acres	1/31/91	City of San Diego Wetland Priority Fund	$1.3 million
A	San Dieguito Lagoon, east of Interstate 5	11.37 acres	1/22/93	Highway 56 mitigation costs	$1.05 million
A	San Dieguito Lagoon, west of Interstate 5*	46	1/31/91	State Park Bond Act (Prop 70)	$700,000
A	San Dieguito Lagoon, east of Interstate 5*	95.5	10/92	State Park Bond Act (Prop 70)	$4.95 million
A	San Dieguito Lagoon, east of Interstate 5	1.22	3/01	Donated by landowner	n/a
F	Bernardo Mountain – Caltrans Transfer	93	2004	Purchased by Caltrans as mitigation in 2001	Value: $1,600,000
F	Bernardo Mountain – at Lake Hodges	50 – JPA (182 – SDRVC)	2002	EEMP, TEA, CDFG (Private Funds)	$4,100,000 (Total)
G	Sycamore Creek Parcels*	78 acres	91-93	State Park Bond Act (Prop 70)	$1.65 million
G	Sycamore Creek Property (with house)	8.75 acres	8/94	Highway 56 mitigation costs	$350,000
G	Penn Parcels – Sycamore Creek, Poway	47	2003	Proposition 12 and Mitigation Funds from Sempra	$491,000
H	San Pasqual Valley, north	75	2004	Proposition 12	$1,590,000
H	Bandy Canyon	40 acres	12/94	Donated by landowner	n/a
M	East of Lake Sutherland	410	2002	Proposition 13	$1,025,000
N	McDonald Trust – Inholding on Volcan Mountain	146	2003	Proposition 13	$156,000
N	Arkansas Canyon, eastern slopes of Volcan Mountain	390	6/27/97	ISTEA and State Env. Enhancement Mitigation Program	$675,000
	Total	1,610			

* These parcels were acquired by the County of San Diego in cooperation with the JPA, using Proposition 70 funds. The parcels were transferred to the JPA in May, 1997.

Table 3. Habitat Preserved in the San Dieguito River Valley Since 1989

OWNER NAME	LOCATION	ACREAGE	YEAR ACQUIRED
City of San Diego	Bandy Canyon (South San Pasqual Valley)	462	1998
City of San Diego	Boden Canyon	240	1995
City of San Diego	San Dieguito Lagoon	105	1995
City of San Diego	San Dieguito Lagoon	59	1999
County of San Diego	Boden Canyon	40	1996
County of San Diego	San Felipe Valley	120	1996
County of San Diego	Santa Fe Valley (Starwood & McCrink)	627	1996-2000
County of San Diego	Santa Ysabel	3,562*	2000**
County of San Diego	Volcan Mountain	2650	1990-1998
County of San Diego	Del Dios Highway (Polo & Derbas)	455	2002-2003
The Environmental Trust	Bandy Canyon (South San Pasqual Valley)	80	1996
The Environmental Trust	North Lake Hodges	10	1997
The Environmental Trust	Santa Fe Valley	55	1996
Calif. Dept. of Fish & Game	Boden Canyon	1,231	1998-1999
Calif. Dept. of Fish & Game	San Felipe Valley/Arkansas Cyn/Volcan Mtn	6,888	1995-2001
Calif. Dept. of Fish & Game	San Dieguito Lagoon	4	1993
San Dieguito River Valley Conservancy	Volcan Mountain	23	2001
San Dieguito River Valley Conservancy	Sutherland Dam	244	2000-2001
San Dieguito River Park JPA	Various (See Table 2)	1,610	1991-2004
Southern California Edison	San Dieguito Lagoon	140	1992, 1998
TOTAL		**18,605**	

* Santa Ysabel Ranch currently extends outside the San Dieguito River Park Focused Planning Area boundaries. The 3,562 acres shown is the acreage inside the FPA.

** Santa Ysabel Ranch was purchased by The Nature Conservancy in 2000 and transferred to the County in 2001.

Table 4. Member Agency Assessments

	Percentage	FY 90-91	FY 91-92	FY 92-93	FY 93-94	FY 94-95	FY 95-96	FY 96-97	FY 97-98	FY 98-99	FY 99-00	FY 00-01	FY 01-02	FY 02-03	FY 03-04
Total Member Assessment		260,461	260,022	251,868	246,095	246,095	259,755	271,452	285,600	314,160	319,218	355,470	355,470	502,606	502,606
Del Mar	7.00%	18,232	18,202	17,631	17,227	17,227	18,183	19,002	19,992	21,991	22,345	24,883	24,883	35,182	35,182
Solana Beach	8.00%	20,837	20,802	20,149	19,688	19,688	20,780	21,716	22,848	25,133	25,537	28,438	28,438	40,208	40,208
Poway	10.00%	26,046	26,002	25,187	24,610	24,610	25,976	27,145	28,560	31,416	31.922	35,547	35,547	50,261	50,261
Escondido	13.00%	33,860	33,803	32,743	31,992	31,992	33,768	35,289	37,128	40,841	41.498	46,211	46,211	65,339	65,339
County	26.00%	67,720	67,606	65,486	63,985	63,985	67,536	70,578	74,256	81,682	82,997	92,422	92,422	130,678	130,678
San Diego	36.00%	93,766	93,608	90,672	88,594	88,594	93,512	97,723	102,816	113,098	114,918	127,969	127,969	180,938	180,938

Table 5. Satellite Wagering Funds

FY 89/90	FY 90/91	FY 91/92	FY 92/93	FY 93 94	FY 94 95	FY 95 96	FY 96 97	FY 97 98	FY 98 99	FY 99 00	FY 00 01	FY 01 02	FY 02 03	FY 03 04
$93,740	$87,043	$81,892	$76,366	$71,034	$65,891	$63,951	$60,960	$57,212	$61,868	$62,471	$67,407	$62,471	$67,407	$57,000 est.

Table 6. Endowment Funds (Cumulative)

FY89/90	FY 90/91	FY 91/92	FY 92/93	FY 93/94	FY 94 95	FY 1995 96	FY 1996 97	FY 1997 98	FY 1998 99	FY 1999 00	FY 2000 01	FY 2001 02	FY 2002 03	FY 2003/04
							$25,000	$27,499	$28,392	$63,960	$83,120	$147,701	$250,921	$1,071,738

Table 7. Event Proceeds

FY 93/94	FY 94/95	FY 95/96	FY 96/97	FY 97 98	FY 98 99	FY 99 00	FY 00 01	FY 01 02	FY 02 03	FY 03 04
$2,000	$8,313	$5,810	($3,925)	$3,834	$3,298	$6,667	$10,902	$9,656	$1,345	($3,788)

Table 8. Interest

FY 89/90	FY 90/91	FY 91/92	FY 92/93	FY 93 94	FY 94 95	FY 95 96	FY 96 97	FY 97 98	FY 98 99	FY 99 00	FY 00 01	FY 2001 02	FY 2002 03
$5,507	$13,135	$21,012	$18,468	$24,310	$8,085	$15,659	$15,252	$22,574	$26,170	$32,454	$22,492	$12,556	$17,675

Table 9. Operational Expenditures

Category	FY89/90	FY 90/91	FY 91/92	FY 92/93	FY 93 94	FY 94 95	FY 95-96	FY 96-97	FY 97-98	FY 98-99	FY 99-00	FY 00-01	FY 01 02	FY 02 03	FY 03 04
Salaries & Ben. (Perm & Temp)	53,832	149,976	201,354	215,187	263,607	296,040	309,596	300,431	338,546	376,733	363,495	388,849	470,515	506,606	529,367
Rent	0	0	17,914	18,507	18,171	20,218	19,903	22,732	21,943	25,062	6,909	0	0	0	0
Postage	0	0	0	6,223	14,238	7,643	7,124	8,782	11,074	7,734	11,684	11,620	12,701	10,066	12,800
Printing	0	0	17,737	19,370	19,852	20,527	22,328	18,232	17,918	28,574	48,569	26,470	26,678	28,997	24,100
Telephone	0	0	0	3,485	5,963	10,376	5,444	6,170	7,512	8,078	8,693	8,537	6,528	7,136	5,689
Attorney	0	17,065	21,531	25,900	40,519	35,488	$18,481	$15,200	$11,972	$28,422	$27,943	$19,065	$26,073	$25,425	$24,470

Table 10. Trails in the River Park

Landscape Unit	Trail	Length	Use	Cost/Funding Source	JPA's Role
A	Del Mar River Path	¼ mile	Hiking	City of Del Mar	
A	Crest Canyon	1 mile	Hiking	City of San Diego/City of Del Mar	Assist with Maintenance and Rehab with Volunteers and JPA Rangers
A	Coastal Area	2 miles	bicycle/hiking/ equestrian	Coastal Conservancy $70,000 for planning; SANDAG $50,000 for engineering design; Caltrans $1.3 million for construction.	Planning, Design, Construction
E	Crosby Estate	1.5 miles	bicycle/hiking/ equestrian	Developer is required to implement this segment of the trail according to the Santa Fe Valley Specific Plan.	Maintain
E	Del Dios Gorge	1 mile	bicycle/hiking/ equestrian	$436,500 State Parks $500,000 Prop 13 River Parkway Funds	Plan, Design, Construct & Maintain
F	North Shore Lake Hodges	7.4 miles	bicycle/hiking/ equestrian	Existing dirt utility road	Maintain
F/G	Lake Hodges/I-15 Bikeway Undercrossing	.75 mile	bicycle/pedes-trian/ equestrian	$100,000 Local Transnet (portion); $420,000 State EEM; $715,000 Federal ISTEA	JPA was direct grant recipient responsible for Design, Construction, & Maintenance
F	LakeHodges /I-15 Bike/Ped Bridge	.25 mile	bicycle/pedestr ian	$100,000 Local Transnet (portion) $3,061,000 Federal TEA $500,000 Sandag Transnet $1,500,000 Prop 13 River Pkwy Funds	Planning, Design, Construction, Maintenance
F	Piedras Pintadas	2 miles	cultural resource protection/ interpretation/ hiking/biking	$250,000 State legislative grant, matched by San Dieguito River Park Trust Fund at City of SD.	Agent for City of San Diego in Planning, Design, Construction & Maintenance
G	Highland Valley	2.5 mile	hiking/equestri an	$55,000/State Proposition 70 Trail Grant	Agent for City of San Diego in Design & Const.; Voluntary Maintenance
G/H	Mule Hill/San	10 miles	bicycle/hiking/	$1.3 million in combination of local,	Engineering Design/Construction

	Pasqual Valley		equestrian	state and federal funds. $30,000 Local Transnet for feasibility study	City of San Diego "passed-through" grant to JPA for Planning & Feasibility
I	Clevenger Canyon	14 miles	Hiking	City of San Diego	Assisting City in Maintenance & Rehab. w/ Volunteers and JPA Ranger
N	Volcan Mountain	1.5, or 2.5 to summit, docent-led only	hiking		Offer docent-led hikes

JOINT EXERCISE OF POWERS AGREEMENT BETWEEN THE COUNTY OF SAN DIEGO AND THE CITIES OF DEL MAR, ESCONDIDO, POWAY, SAN DIEGO AND SOLANA BEACH CREATING THE SAN DIEGUITO RIVER VALLEY REGIONAL OPEN SPACE PARK JOINT POWERS AUTHORITY

THIS AGREEMENT is hereby made by and between the COUNTY OF SAN DIEGO, a political subdivision of the State of California, and the cities of DEL MAR, ESCONDIDO, POWAY, SAN DIEGO, and SOLANA BEACH, municipal corporations, which shall individually or collectively be referred to as "Public Agencies".

RECITALS

A. Public Agencies are each empowered, pursuant to California Government Code Section 6500, et seq., to exercise their common powers jointly by agreement, including the powers to acquire and hold property, to undertake overall planning for and to plan and design public facilities and appurtenances for park purposes, and to develop, operate and maintain parks.

B. Public Agencies agree that it is their goal to create, preserve and enhance the San Dieguito River Valley Regional Open Space Park (hereinafter referred to as "Park") for the benefit of the public.

C. Public Agencies agree that a local agency shall be created to provide a coordinated program for the acquisition, planning, design, plan implementation, operation and maintenance of the Park and such other activities related thereto as determined by this Joint Powers Authority to be appropriate.

NOW, THEREFORE, in consideration of the recitals and mutual obligations of the Public Agencies as herein expressed, the Public Agencies agree as follows:

1. PURPOSE. This agreement is made pursuant to the provisions of Article 1, Chapter 5, Division 7, Title 1 of the Government Code of the State of California (commencing with Section 6500), relating to the joint exercise of powers common to public agencies. Public Agencies each possess the powers referred to in the recitals hereof. The purpose of this agreement is to exercise those powers jointly to acquire, plan, design, improve, manage, operate and maintain the San Dieguito River Valley Regional Open Space Park which is described in the SANDAG Focused Planning Area map, Attachment A hereto, as amended in accordance with the terms of this agreement, which is hereby incorporated by reference as if fully set forth herein. Such purposes are to be accomplished and said common power exercised in the manner hereinafter set forth. The goals of the Public Agencies are to exercise such powers in order to:

(a) Preserve land within the focused planning area of the San Dieguito River Valley as a regional open space greenbelt and park system that protects the natural waterways and the natural and cultural resources and sensitive lands, and provides compatible recreational opportunities that do not damage sensitive lands.

(b) Provide a continuous and coordinated system of preserved lands with a connecting corridor of walking, equestrian, and bicycle trails, encompassing the San Dieguito River Valley from the ocean to the river's source.

2. TERM. This agreement shall become effective immediately upon approval by the last of the Public Agencies, and shall continue in full force and effect so long as any two Public Agencies agree to continue as members or for twenty-five years, which ever occurs first. At the end of the twenty-five year term, Public Agencies may act to continue this agreement in full force and effect for an additional fifty years. Public Agencies shall provide ninety days notice of intent to withdraw from the Joint Powers Authority.

3. CREATION OF INDEPENDENT AGENCY. Pursuant to Section 6507 of the California Government Code, there is hereby created a public entity known as the "San Dieguito River Valley Regional Open Space Park Joint Powers Authority" herein called "Authority" and said Authority shall be an entity separate and apart from the Public Agencies.

4. BOUNDARIES. The boundaries of the territory within which Authority shall exercise its powers shall be those described in Attachment A. Said boundaries may be amended by Authority subject to concurrence by the Public Agencies within whose jurisdiction the proposed boundary change lies.

5. BOARD. Authority shall be governed by a board to be known as the "San Dieguito River Valley Regional Open Space Park Board (hereinafter called "Board"). Each member shall serve in his/her individual capacity as a member of the Board. The membership of the Board shall be as follows:

(a) Two (2) elected members of the governing bodies of the County of San Diego and the City of San Diego appointed by their respective, governmental bodies.

(b) One (1) elected member of the City Councils of the cities of Del Mar, Escondido, Poway and Solana Beach appointed by their respective councils.

(c) The Chairperson of the San Dieguito Citizens Advisory Committee. The elected members shall serve at the pleasure of their appointing authority. Each member shall have an alternate which may act in his/her absence. Alternates shall be chosen in the same manner as regular members except that the alternate to the Chairperson of the San Dieguito Citizens Advisory Committee shall be the Vice Chair-person of that Committee. Any vacancy shall be filled in the same manner as described herein for appointment. The Board shall select its own Chairperson and Vice Chairperson from among the members.

6. MEETINGS OF THE BOARD.

(a) Regular Meeting. The Board shall conduct regular meetings at least annually and such other times as the Board shall direct or the bylaws specify.

(b) Ralph M. Brown Act. All meetings of the Board, including, without limitation, regular, adjourned regular, and special meetings shall be called, noticed, held, and conducted in accordance with the provisions of the Ralph M. Brown Act (commencing with Section 54950 of the California Government Code).

(c) Quorum. A majority of Board members shall constitute a quorum for the transaction of business, except that less than a quorum may adjourn from time to time. The affirmative vote of at least a majority of the members available in the quorum shall be required for any act of the Board other than adjournment.

7. RULES OF THE BOARD. The Board may adopt, from time to time, bylaws, rules, and regulations as may be required for the conduct of its meetings and the orderly operation of Authority; and copies and amendments thereto shall be filed with the Public Agencies.

8. STANDING COMMITTEE. The Board shall appoint a standing committee to be known as the San Dieguito Citizens Advisory Committee which shall be advisory to the Board. The Committee shall have a Chairperson selected by the Board and a Vice Chairperson selected by the Committee subject to the concurrence of the Board.

9. OFFICERS AND EMPLOYEES OF AGENCY.

(a) Staff. The Public Agencies and the San Diego Association of Governments will staff Authority, until such time as Authority acts to hire or appoint permanent staff.

(b) Executive Director. The Board may appoint an Executive Director who shall have such duties as prescribed by the Board.

(c) Treasurer. The Treasurer of the Authority shall be the duly appointed and active Treasurer of the County of San Diego serving ex-officio as Treasurer of Authority. The Treasurer shall receive, have the custody of and disburse funds upon the warrant or check warrant of Auditor pursuant to the accounting procedures set forth in Section 15 hereof, and shall make the disbursements required by this agreement or to carry out any of the provisions or purposes of this agreement. The Treasurer may invest Authority funds in accordance with general law. All interest collected on Authority funds shall be accounted for and posted to the account of such funds.

(d) Auditor. The Auditor of the Authority shall be the duly appointed and acting Auditor of the County of San Diego serving ex-officio as Auditor of Authority. The Auditor shall draw warrants or check-warrants against the funds of Authority in the Treasury when the demands are approved by the Board, or such other persons as may be

specifically designated for that purpose. Any fees paid to Auditor for performance of said services shall not be greater than those normally paid by other entities receiving similar services.

(e) Experts and Other Employees. Authority may employ such other officers, employees, consultants, advisors, and independent contractors as it may determine necessary.

(f) Authority shall cause such of its officers and employees to be bonded as required by Auditor.

10. POWERS OF AUTHORITY. Authority shall have the powers:

(a) To acquire, hold and dispose of property by any legal method for Park purposes, to undertake overall planning for and to plan and design the Park, and to take any and all actions necessary to accomplish these powers. Decisions by Authority to acquire or dispose of real property shall be subject to prior approval of the Public Agencies wherein the property to be acquired or disposed of lies. Prior to acquisition or disposal of real property within the Park by Public Agencies, they shall refer the proposed transaction to Authority for review and recommendation. However, failure of a Public Agency to so refer a transaction shall not affect its validity.

(b) To establish guidelines for and advise Public Agencies on appropriate land uses within the Park.

(c) To review and comment on development proposals submitted to Public Agencies which are within or have an impact on the Park.

(d) To improve, manage, operate and maintain the Park.

(e) To make and enter into contracts and agreements to carry out its activities.

(f) To employ agents and employees.

(g) To sue and be sued in its own name.

(h) Pursuant to California Government Code Section 6509, the powers of Authority shall be subject to those legal restrictions which the County of San Diego has upon the manner of exercising said power.

11. OPERATION AND MAINTENANCE. Authority shall provide for operation and maintenance of the Park. For an initial period, as determined by Authority, Authority shall contract with the County of San Diego through its Department of Parks and Recreation to operate and maintain the Park. Authority shall audit and evaluate County's performance after said initial period and as necessary to determine whether the County should continue to perform this function.

12. CONDITIONAL POWERS. Subject to unanimous agreement of Public Agencies, Authority shall have the power to issue bonds and levy assessments under any assessment district act or impact fee provisions authorized by State law.

13. BUDGET. Authority shall prepare and adopt an annual budget prior to the beginning of each fiscal year. The "fiscal year" for Authority shall be coterminous with that of the County.

14. FUNDING.

(a) Authority shall fund its activities by and is authorized to expend Satellite Wagering Funds which are available to Authority to carry out its activities.

(b) Authority is empowered to make applications for and receive grants from governmental or private sources for its activities.

(c) Public Agencies may, but shall not be required to contribute money, office space, furnishings, equipment, supplies, or services as may be necessary.

(d) Authority may receive gifts, donations, bequests and devises of all kinds and descriptions, and perform any and all legal acts in regard thereto as may be necessary or advisable to advance the objects and purposes of the Authority and to apply the principal and interest of such gifts, donations, bequests and devises as may be directed by the donor, or as the Board of the Authority may determine in the absence of such direction.

(e) Authority may collect and expend revenues generated from Park operations and activities.

15. FUNDS DEPOSITED IN COUNTY TREASURY. The Treasury of County shall be the depository of the funds of Authority and the Treasurer shall receive and have custody of Authority funds.

16. RECORDS AND ACCOUNTS - CHARGE FOR SERVICES.

(a) Authority shall be strictly accountable for all funds.

(b) Authority shall cause to be kept proper books of records and accounts in which a complete and detailed entry shall be made of all its transactions, including all receipts and disbursements. Accounting systems shall be established and maintained consistent with State laws and rules and regulations of the State Controller as required by Auditor. Said books shall be subject to inspection at any reasonable time by the duly authorized representatives of Public Agencies.

(c) Authority shall cause a single annual audit of the accounts and records of Authority to be performed as provided in Sections 6505, 6505.1 and 6505.5 of the

California Government Code. Within eight (8) months after close of each fiscal year, a financial statement for such fiscal year shall be provided to the Public Agencies.

(d) The County of San Diego shall determine the charges, if any, to be made against Authority for the services of the Treasurer, the Auditor and other County officers and employees.

17. LIABILITY OF PARTIES. Pursuant to the Authority of Section 6508.1 of the California Government Code, the debts, liabilities, or obligations, of Authority shall be solely the debts, liabilities and obligations of Authority and not the Public Agencies.

18 .DISPOSITION OF ASSETS. At the termination of this agreement, all property of Authority, both real and personal, including all funds on hand, after payment of all liabilities, costs, expenses, and charges validly incurred under this agreement, shall be returned to the respective Public Agencies as nearly as possible in proportion to the contributions, if any, made by each.

19. NOTICES. Notices hereunder shall be sufficient if delivered to:

COUNTY OF SAN DIEGO (Address)

CITY OF DEL MAR (Address)

CITY OF ESCONDIDO (Address)

CITY OF POWAY (Address)

CITY OF SAN DIEGO (Address)

CITY OF SOLANA BEACH (Address)

20. MISCELLANEOUS. The paragraph headings herein are for convenience only and are not to be construed as modifying or governing the language in the paragraph referred to. This agreement is made in the State of California, under the Constitution and laws of such State and is to be so construed.

21. OPERATING MEMORANDA. To preserve a reasonable degree of flexibility, many parts of this agreement are stated in general terms. It is understood that there will be operating memoranda executed and amended from time to time which may further define the rights and obligations of the parties hereto.

22. SUCCESSORS. This agreement shall be binding upon and shall inure to the benefit of the successors to the Public Agencies.

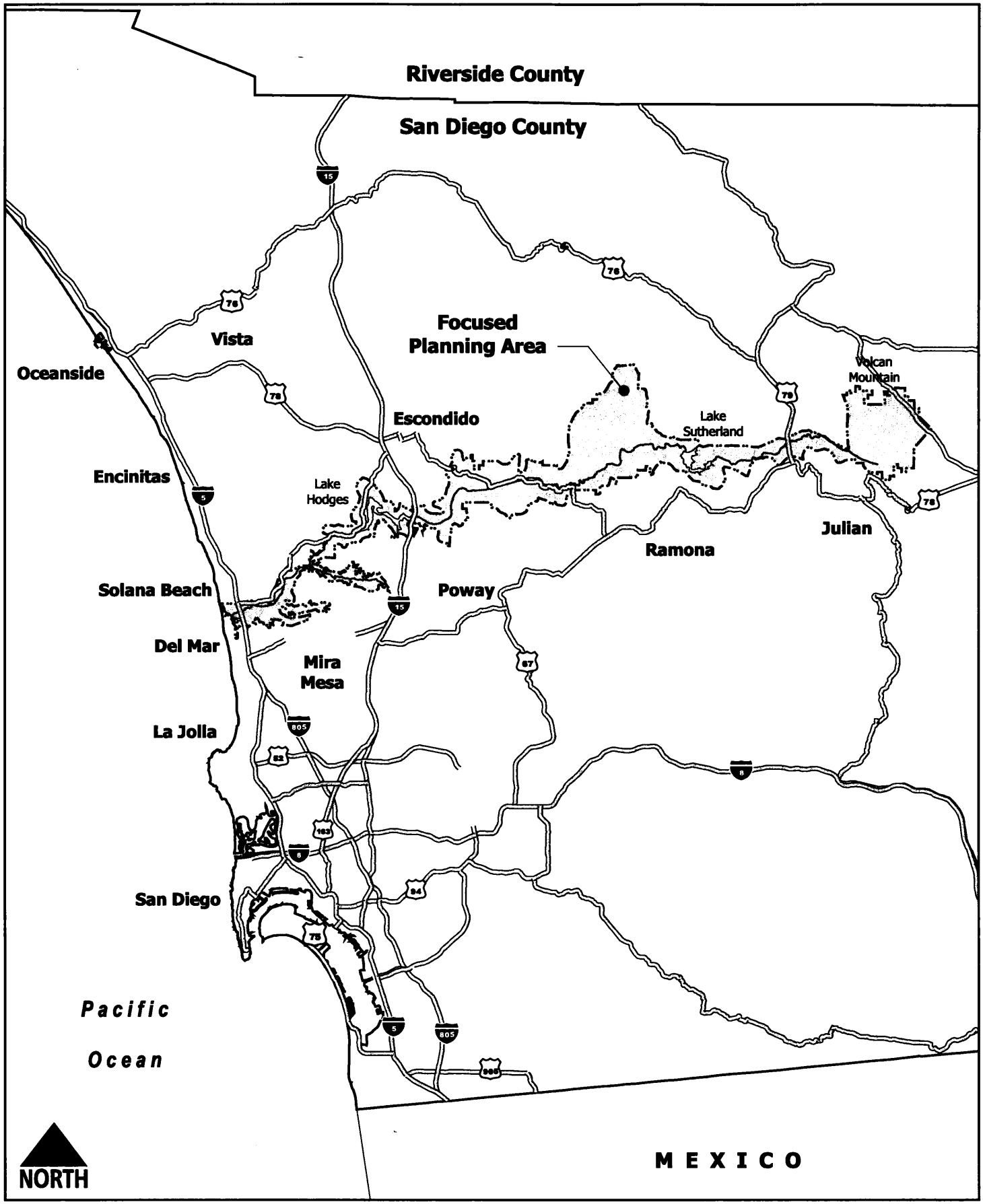
23. PARTIAL INVALIDITY. If any one or more of the terms, provisions, promises, covenants, or conditions of this agreement shall to any extent be adjudged

invalid, unenforceable, void or voidable for any reason whatsoever by a court of competent jurisdiction, each and all of the remaining terms, provisions, promises, covenants, and conditions of this agreement shall not be affected thereby, and shall be valid and enforceable to the fullest extent permitted by law.

24. FILING OF NOTICE OF AGREEMENT. Within 30 days after this agreement becomes effective pursuant to paragraph 2 above, the SANDAG Executive Director shall file with the Secretary of State the Notice of Agreement required by Government Code Section 6503.5.

IN WITNESS WHEREOF, this agreement is executed by the City of Escondido, the City of Poway, and the City of San Diego, acting by and through their City Managers, pursuant to Resolutions No. 89-193, No. 89-072, and No. 273718 respectively, by the City of Del Mar and City of Solana Beach acting by and through their City Managers, pursuant to Minute action of April 10, 1989, Item 9N-1-c (confirmed by Resolution No. 89-49) and Minute action of May 1, 1989, Item 7, respectively, and by the County of San Diego, acting by and through the County Board of Supervisors, pursuant to Minute Order No. 56, authorizing such execution.

Dated this 12th day of June, 1989



Vicinity Map

Figure No. 1

San Dieguito River Valley Regional Open Space Park

Citizens Advisory Committee Member List
2004

ADA Representative
American Society of Landscape Architects
Association of Environmental Professionals
Audubon Society
Backcountry Horsemen
California Native Plant Society
Carmel Valley Planning Board
Citizens Coordinate for Century 3
Council of Homeowners Association
County Farm Bureau
Del Dios Town Council
Equestrian Trails Representative
Fairbanks Ranch Association
Friends of the San Dieguito River Valley
Hiking Organization (vacant)
Julian Community Planning Group
League of Women Voters
Lomas Serenas Homeowners Association
Ramona Community Planning Group
Rancho Bernardo Planning Board
Rancho Santa Fe Association
San Diego City Agricultural Advisory Board
San Diego County Bicycle Coalition
San Diego County Trails Council
San Dieguito Lagoon Committee
San Diego Mountain Biking Association
San Diego Wild Animal Park
San Dieguito Planning Group
San Dieguito River Valley Conservancy
San Pasqual Battlefield Volunteers Association
Santa Fe Irrigation District
Sierra Club
Surfrider Foundation
Torrey Pines Community Planning Group
Property Owners
Coastal Area (1)
San Pasqual/Lake Hodges Area (1)
East County Area (2)

San Dieguito River Valley
Regional Open Space Park
401 B St., Suite 800
San Diego, CA 92101
(619) 236-5300 • Fax (619) 236-7222

December 11, 1989

Mr. James Bowersox, City Manager
City of Poway
P.O. Box 789
Poway, CA 92064

Dear Jim:

Thank you for taking the time to meet with me on December 5, 1989 to discuss the FY 91 budget for the San Dieguito River Park JPA. At that meeting the City Managers, Deputy Chief Administrative Officer and I agreed on a formula and percent allocation for the JPA's budget for next fiscal year and beyond. The percentage allocation was developed using a formula based on a combination of population plus acreage included within the focused planning area.

To recap, the percentage for each member agency and the formula are as follows:

Percentage Allocation

City of Del Mar	7%
City of Solana Beach	8%
City of Poway	10%
City of Escondido	13%
County of San Diego	26%
City of San Diego	36%

Formula

Population		Acreage within FPA	
0 - 10,000	= 5%	0	= 0%
10 - 50,000	= 8%	1 - 500	= 2%
50 - 250,000	= 11%	500 plus	= 4%
250 - 500,000	= 22%		
500,000 plus	= 32%		

As we discussed, the proposed FY 91 budget for the JPA was expected to be $339,041. Based upon off track betting (OTB) revenue projections of $89,516, the collective member agency budget assessment was expected to be $249,525. Since our meeting on December 5th, SANDAG has advised that all costs (legal, secretarial, rent, etc.) absorbed by SANDAG will become a July 1st responsibility of the JPA. An estimate of those costs could be as high as $50,000.

Please let me know by December 27th if you concur with the percentage allocation and the resulting level of contribution. Thank you again for your time on December 5th.

Sincerely,

Mike Gotch, Executive Director
San Dieguito River Park JPA

ATTACHMENT 4

San Dieguito River Park
Focused Planning Area

All Landscape Units

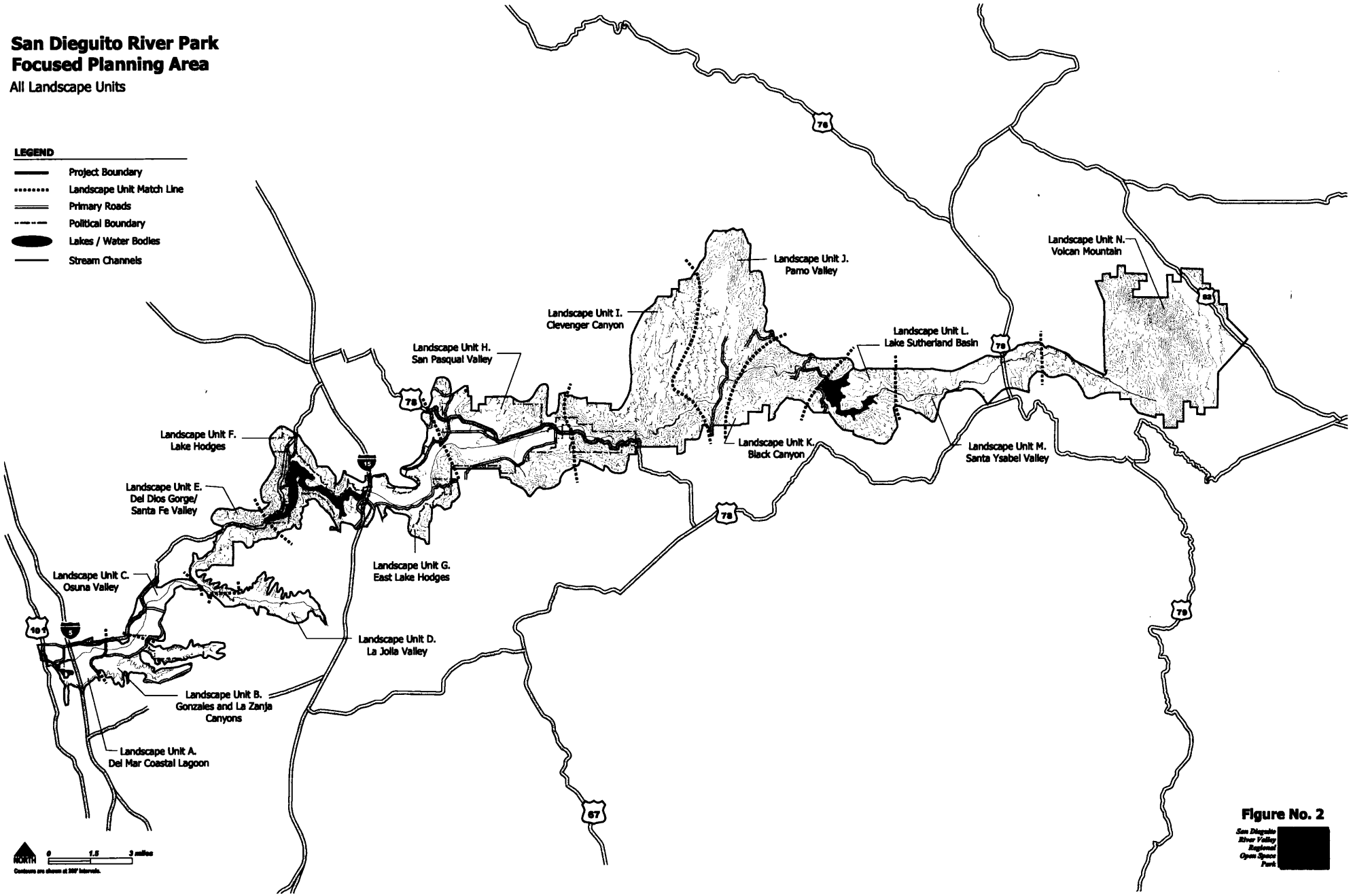


Figure No. 2

San Dieguito River Valley Regional Open Space Park

Excerpt from San Dieguito River Park Concept Plan
Adopted 1994, Updated 2002

Detailed Park Planning History

With the formation of the San Dieguito River Valley Regional Open Space Park Joint Powers Authority (JPA) in June 1989, a vehicle was established that allowed for the comprehensive planning of the river valley with the full and joint cooperation of the six governmental agencies which have jurisdiction over portions of the study area (the Cities of San Diego, Del Mar, Solana Beach, Poway, and Escondido and the County of San Diego). The formation of the JPA as a separate agency provided for a centralized park planning effort, rather than the somewhat piecemeal planning effort that had occurred up until this time. Prior to the establishment of the JPA, individual agencies and individual departments within these agencies had prepared a variety of opportunities and constraints studies and planning documents to address specific segments of the San Dieguito River Park, but a comprehensive planning document had yet to be adopted. Through the efforts of all of these agencies, as well as many dedicated individuals, the JPA was ultimately formed, and a comprehensive planning document, the San Dieguito, River Valley Regional Open Space Park Concept Plan, was prepared.

The park's long planning history began in 1974 with the formation of the San Dieguito Lagoon Committee. This Committee was formed by the City of Del Mar for the purpose of revitalizing and managing the lagoon ecosystem west of I-5. Through the work of the San Dieguito Lagoon Committee with its founding chairperson, Dr. Nancy Weare; the City of Del Mar, under the leadership of then Planning Director William Healy; the Coastal Conservancy; the Coastal Commission; Department of Fish and Game; and the U.S. Fish and Wildlife Service, preparation of the San Dieguito Lagoon Resource Enhancement Program was completed in December, 1979. The Lagoon Enhancement Program was subsequently adopted or endorsed by all surrounding jurisdictions including the City of San Diego, the County of San Diego, the City of Solana Beach and the City of Del Mar.

The primary purpose of the Lagoon Enhancement Program is to restore and enhance the San Dieguito Lagoon. The initial projects outlined in the Enhancement Program have been completed, and the results of these projects clearly demonstrate that the lagoon andits associated wetland habitats can be successfully restored. In 1987, the program was honored with an "orchid" for environmental design concepts by the Orchids and Onions Committee.

Also in 1979, the City of San Diego adopted its Progress Guide and General Plan, which designated the area of the river valley east of I-5 within the City of San Diego as open space and placed much of the valley east of I-5 within the urban reserve.

The San Dieguito River Study Draft Conceptual Master Plan was prepared by The Pekarek Group in March 1981 for the City of San Diego. This study is described in the plan text as "the first effort in creating a comprehensive land and water use plan for the

San Dieguito River Valley," and as such the study focuses on the regional issues of water supply, pollution, flooding, water reclamation and land use. The primary objectives of the study were threefold: 1) to review and coordinate existing information about the study area, which included the 44 miles of the San Dieguito River Valley that extends from the Pacific Ocean in Del Mar to Sutherland Reservoir; 2) to identify potential conflicts and impacts among the plans of different governmental agencies within the study area; and 3) to prepare a comprehensive plan which emphasizes the recreational potential of the Lake Hodges area and the use of reclaimed water in the study area. This study ultimately lead to the development of the City of San Diego's San Dieguito River Regional Plan.

About the same time that the City of San Diego was preparing the San Dieguito River Study, the County of San Diego was preparing the San Dieguito River Plan. This plan was completed in December 1981 and adopted in concept by the County Board of Supervisors in March 1982. The purpose of the County's plan was to address issues of ultimate jurisdictional boundaries within the planning area, land use controls in the floodplain, continuation of agricultural practices, the use of Lake Hodges reservoir, provision of recreational uses, utility and road crossings of the river, development on steep slopes, and provisions for sand mining in the river valley. It was the County's intent that this plan supplement the adopted San Dieguito Community Plan, and that the County's General Plan be amended to incorporate a number of specific policies related to floodplain management, development on steep slopes, and utility and road crossings of floodplains.

The San Dieguito River Regional Plan, the first comprehensive land and water use plan for a 44-mile segment of the San Dieguito River Valley (from Del Mar to Lake Sutherland), was funded by the City of San Diego Water Utilities Department and prepared by the City Planning Department. The vision of this plan is to preserve those qualities that make the San Dieguito River Valley unique. To achieve this vision, the plan includes the following goals: 1) to preserve the function of the San Dieguito River basin as an open space corridor; 2) to protect and preserve significant natural, cultural, and aesthetic resources, including the integrity of the river basin; 3) insure compatibility between the various land uses; and 4) to preserve water quality and quantity. It was the City of San Diego's intent that this study serve as a guide for both development and conservation programs within the City, and that the goals of this plan be consistent with and complementary to the goals and policies of all jurisdictions that have an interest in the future of the San Dieguito River basin. The San Diego City Council adopted this plan on October 30, 1984.

As a result of the efforts of several concerned individuals, including Lyn Benn, Karen Berger, and Joyce Mattson, the San Dieguito River Valley Land Conservancy, a non-profit 501(c)(3) organization, was founded on June 2, 1986. The Conservancy's mission statement calls for the Conservancy to conserve, restore, and enhance the entire San Dieguito River Valley system, including both the wetlands and uplands, for its scenic, open space, and recreational value, as well as for the scientific, historic, and educational opportunities that the area provides. The Conservancy's activities are directed toward

supporting the planning efforts within the park through fundraising, acquisition, and education.

On December 22, 1986, the Friends of the San Dieguito River Valley was formed by Alice Goodkind, Poppy DeMarco-Dennis and Dr. Joanna Louis. The Friends is a non-profit 501(c)(4) organization whose purpose is to conserve, restore and enhance the scenic, ecological and open space resources of the river valley system, emphasing the importance of ecological resources. In addition, the Friends support or oppose projects, private and public, which may affect the river valley.

Between 1986 and 1987, several committees were established to involve local citizens in the park planning effort. These committees included the San Dieguito River Valley Regional Park Advisory and Review Committee (RVRPARC) founded by San Diego Councilmember Abbe Wolfsheimer in early 1986, and the Upper San Dieguito River Valley (also known as the Santa Fe Valley) Working Group formed in March of 1987 by the County Board of Supervisors at the request of County Supervisor Susan Golding.

In addition to the efforts of these new committees, Citizens Coordinate for Century 3 (C-3) also took an active role in the development of the park. In fact, in April 1987 C-3 called for the creation of a Joint Powers Authority to create a regional open space greenbelt in the San Dieguito River Valley. It was as a result of the strong support from both C-3 and the San Dieguito River Valley Land Conservancy that SANDAG in June 1987 appointed an interjurisdictional task force known as the San Dieguito Regional Open Space Park Plan Executive Committee. This Committee was formed to ensure a park planning effort that would finally integrate the various park planning efforts of the various jurisdictions into one regional park plan.

The Executive Committee, which held its first meeting in August 1987, was composed of elected officials from the Cities of San Diego, Del Mar, Solana Beach, Escondido, and Poway and the County of San Diego. San Diego City Councilmember Abbe Wolfsheimer and County Supervisor Susan Golding were elected co-chairs of the Executive Committee. In November 1987, the Executive Committee appointed a Citizens Advisory Committee (CAQ to advise them, and in May 1988, San Diego State University geography professor Philip R. Pryde was named chair of the CAC. The CAC continues to operate as a standing committee of the Joint Powers Authority. The CAC is composed of representatives from interested community planning groups, homeowner associations, property owners, environmental organizations, and other special interest groups.

Further planning for the enhancement of the San Dieguito Lagoon was initiated by the City of Del Mar's San Dieguito Lagoon Committee in 1987, and in 1989 the Conceptual Plan for the Expanded San Dieguito Lagoon Resource Enhancement Program was funded by the City of Del Mar and prepared by the San Dieguito Lagoon Committee and River Valley Committee with consultants The Spurlock Office and James Massey Enterprises. The objective of this plan was to focus on a restored San Dieguito Lagoon and to illustrate established goals for biologic and aesthetic enhancement of this rare and

valuable natural resource. This plan was endorsed by the CAC and the Joint Powers Authority in 1989.

In 1988, the City of San Diego Parks & Recreation Department commissioned Estrada Land Planning to prepare a conceptual master plan for the area within the City's jurisdiction and/or ownership. This plan, which was never adopted, provides detailed resource and existing conditions information for the portion of the planning area that extends from the coast in Del Mar eastward to and including the Sutherland Reservoir.

The San Dieguito River Valley Regional Open Space Park Joint Powers Authority was officially established as a separate entity in June 1989, and was empowered by its member agencies (the County of San Diego and the Cities of Del Mar, Escondido, Poway, San Diego, and Solana Beach) to acquire, hold, and dispose of property for park purposes; to undertake overall planning for; and to plan, design, improve, operate, manage and maintain the San Dieguito River Valley Regional Open Space Park. The JPA is further empowered to establish land use and development standard guidelines for the Park's focused planning area. The goals established by the Joint Powers Authority are as follows:

- To preserve land within the focused planning area of the San Dieguito River Valley as a regional open space greenbelt and park system that protects the natural waterways and the natural and cultural resources and sensitive lands and provides compatible recreational opportunities that do not damage sensitive lands;

- To use public land only for the benefit of the public, and for uses consistent with the goals of the Park; and

- To provide a continuous and coordinated system of preserved lands with a connecting corridor of walking, equestrian, and bicycle trails, spanning the entire river valley from the ocean to the river's source.

Over the years, many citizens have been involved in nurturing the vision of the San Dieguito River Park and their contributions have been invaluable. They include (with apologies to those whose names have been inadvertently omitted) Karen Berger, John Gillies, Bob Sensibaugh, Brooke Eisenberg, Nancy Weare, Ramona Salisbury-Kiltz, Emily Durbin, Alice Goodkind, Bob Long, Opal Trueblood and others too numerous to mention. Their tireless attendance from the earliest days at strategy meetings, drafting and redrafting language for the park's goals and objectives, and their advice on many occasions will be long remembered and deeply appreciated by those who benefit from the San Dieguito River Park. And, last but not least, the San Dieguito River Park would still be only a dream were it not for the leadership of the JPA's first co-chairs, Abbe Wolfsheimer and Susan Golding.

Volunteers have played an essential part in the development of the vision for the Park, and they continue to be intimately involved in the everyday workings of the Park. As a result of the tireless efforts of the Park volunteers, in particular Steve Berneberg and Max Kiltz, an oak grove has been established in the Bernardo Bay area with funding from the

Rancho Bernardo Soroptimists, the Highland Valley Road Trail has been completed, trails are being maintained and signs and fences are being built. Through the efforts of the volunteer Speakers Bureau, especially Julie Hamilton and Carolyn Washington, organizations and groups throughout the County are being introduced to the Park. Scouts have cleaned graffiti from rocks in cultural site areas, and built bridges, benches and signs. A volunteer, Chris Donovan, is creating an Education Curriculum to use to reach out to children and their parents through the school system and scouting programs. Volunteer Gene Tendler has assisted JPA staff with office duties and researched historic resources in the Park. The Project Review Committee, chaired by Jan Fuchs, has spent long hours making site visits and reviewing proposed projects for consistency with the Park's goals. The Trails Committee, originally chaired by Peggy Gentry, and later by Max Kiltz, visited almost every part of the FPA on foot, horse or bicycle to document existing trails. These efforts led to the JPA Board's approval in concept of the "Coast to Crest" trail plan, an important step in implementing the JPA and member agencies' goals for the San Dieguito River Park.

Created in part to establish land use goals for the entire river valley, the Joint Powers Authority initiated the preparation of an overall Concept Plan for the focused planning area. The purpose of the Concept Plan is to set forth the vision, goals, and objectives of the Park, as well as to establish the overall planning framework for future park development within the focused planning area. The Concept Plan represents the initial component of the planning process. It will be followed by the development of detailed master plans for individual planning areas. These future master plans will propose specific park amenities, establish policies for the restoration, enhancement, and/or preservation of sensitive resources, and address park maintenance and management policies.

The San Dieguito River Valley Regional Open Space Park Concept Plan has been prepared for the purpose of blending together the concepts of each of the individual agencies, consistent with the goals and objectives adopted by the Citizens Advisory Committee and the Joint Powers Authority. The Spurlock Office, which prepared the preliminary Concept Plan, researched the existing plans and those being developed, conferred with the principal players, and held a number of public workshops in order to obtain a clear understanding of the existing goals and visions for the planning area. Based on this input, as well as the opportunities and constraints information provided in the accompanying Environmental Impact Report, the Citizens Advisory Committee, the Joint Powers Authority, and its consultants developed the concepts proposed in this plan. Therefore, it is the Concept Plan that provides the vehicle for tying together all of these past planning efforts; and it is in the Concept Plan that the vision and goals for the San Dieguito River Valley Regional Open Space Park are at last unified into one, comprehensive document.

POLICY NO. P95 -2

ADOPTION DATE: 5/19/95

POLICY OF THE BOARD OF DIRECTORS OF THE SAN DIEGUITO RIVER VALLEY REGIONAL OPEN SPACE PARK JOINT POWERS AUTHORITY

PRIVATE PROPERTY RIGHTS PROTECTION

PURPOSE

The San Dieguito River Valley Regional Open Space Park Joint Powers Authority, a government agency without land use authority, respects private property rights and has pledged not to infringe upon those rights to implement its goals and objectives. To ensure that private property rights are respected, the JPA has adopted the following specific guidelines for private property rights protection.

POLICY

Eminent Domain

The JPA has never condemned property. The JPA will never recommend nor participate in a hostile condemnation. By law, when it acquires property the JPA must compensate property owners for the fair market value of their property. It is the desire of the JPA to retain 'friendly' condemnation for tax purposes, an important benefit to property owners desiring to sell their property.

Acquisition of Property

The JPA may not acquire property without the approval of the member agency within whose jurisdiction the property lies (page 4 of Joint Powers Agreement). When property is offered for sale ~~or gift~~[1] to the JPA, that approval shall be made by a majority of the governing body of that jurisdiction. By law, the JPA must pay full fair market value as determined by a certified appraiser or as required by state law, unless the property owner offers the land at a below market price for tax purposes.

Focused Planning Area

The JPA is not an agency with land use authority and cannot regulate or impose restrictions on private property owners in the focused planning area of the San Dieguito River Park. The focused planning area for the San Dieguito River Park is a regional park planning boundary. Both private and public land is included within the

[1] Amended to delete "or gift" on September 15, 1995.

focused planning area. Some of the private land may be acquired for the park in the future from willing property owners if the land is needed for park purposes.

Design Standards

The JPA has adopted design and development standards which apply ONLY to park-initiated projects on public land (page 100 of Concept Plan). The JPA cannot adopt design and development standards which are binding on private property owners. The adopted Concept Plan includes in an appendix a compilation of possible guidelines developed by other agencies which are not part of the Plan. These types of guidelines could only be adopted and implemented by the member agencies which have land use authority. The County of San Diego has not adopted design standards for the unincorporated area within the FPA.

Project Review

The JPA has the right only of advisory review and comment on private development proposals. The JPA cannot limit private property owners rights. The JPA is authorized to review and comment on private development proposals submitted to its member agencies which are within or have an impact on the San Dieguito River Park (pg 4 of Joint Powers Agreement). Such review and comment is advisory in nature only, similar to any planning group or private individuals exercising free speech. Decisions regarding land use, including zoning, discretionary and ministerial permits and other regulations are made by the JPA's member agencies, which have complete land use authority. The JPA will review and comment only on discretionary projects such as subdivision or use permits. The JPA will not review and comment on ministerial projects, remodels, single family home building permits, or other uses permitted by right such as agricultural uses.

Trails

Trail planning and implementation of park improvements will be focused on publicly owned land located west of Lake Sutherland. The Coast to Crest Trail will not be implemented on privately owned land without the property owner's consent; however, if the property owner seeks a discretionary permit (such as a major subdivision) to develop his/her property, the County or City may utilize its right to require a trail as a condition of approval. Trail alignments will be developed in cooperation with landowners and leaseholders in order to minimize impacts to existing uses, such as farming, cattle ranching and private residences (pg 37 of Concept Plan). When determining where a specific trail should be located, consideration shall be given to surrounding uses, both existing and planned for the area, in an adopted land use plan (pg 37 of Concept Plan). In order to minimize impacts to adjoining properties and uses, trails shall be adequately separated from existing uses through setbacks, significant elevational separation, and/or fencing (pg 37 of Concept Plan). Signage shall be provided along the trail to inform users to stay on the trail and respect adjoining private property (pg 37 of Concept Plan). The JPA will establish a volunteer patrol program

supervised by a park ranger to ensure that park regulations are observed (pg 37 of Concept Plan). When a private property owner seeks a discretionary permit to develop his or her property, the JPA will work with member agency staff and the property owner to identify appropriate trail alignments and to support trail dedications ONLY when a land use agency under its own policies would normally require a trail dedication (such as a major subdivision) (pg 37 of Concept Plan). Segments of the Coast to Crest Trail may have to extend outside of the San Dieguito River Park focused planning area because of topographical constraints or to avoid property owner conflicts. Due to topographic, sensitive resource or other constraints, the bike path portion of the Coast to Crest Trail may in some places have to be located along existing streets (pg 36 of Concept Plan).

Farming and Ranching

The JPA strongly supports the continued use of private property for farming and ranching purposes. The adopted Concept Plan encourages agriculture as the predominant use in the San Pasqual Valley and continued ranching in the Santa Ysabel Valley (pages 63 and 73 of the Concept Plan). The JPA has not and will not interfere with a property owner's rights or ability to farm. However, there is nothing in the Concept Plan or in the powers of the JPA that would require a property owner to farm or ranch his property, if the underlying zoning of the land use agency permits other uses. The JPA will not put a trail across active grazing land.

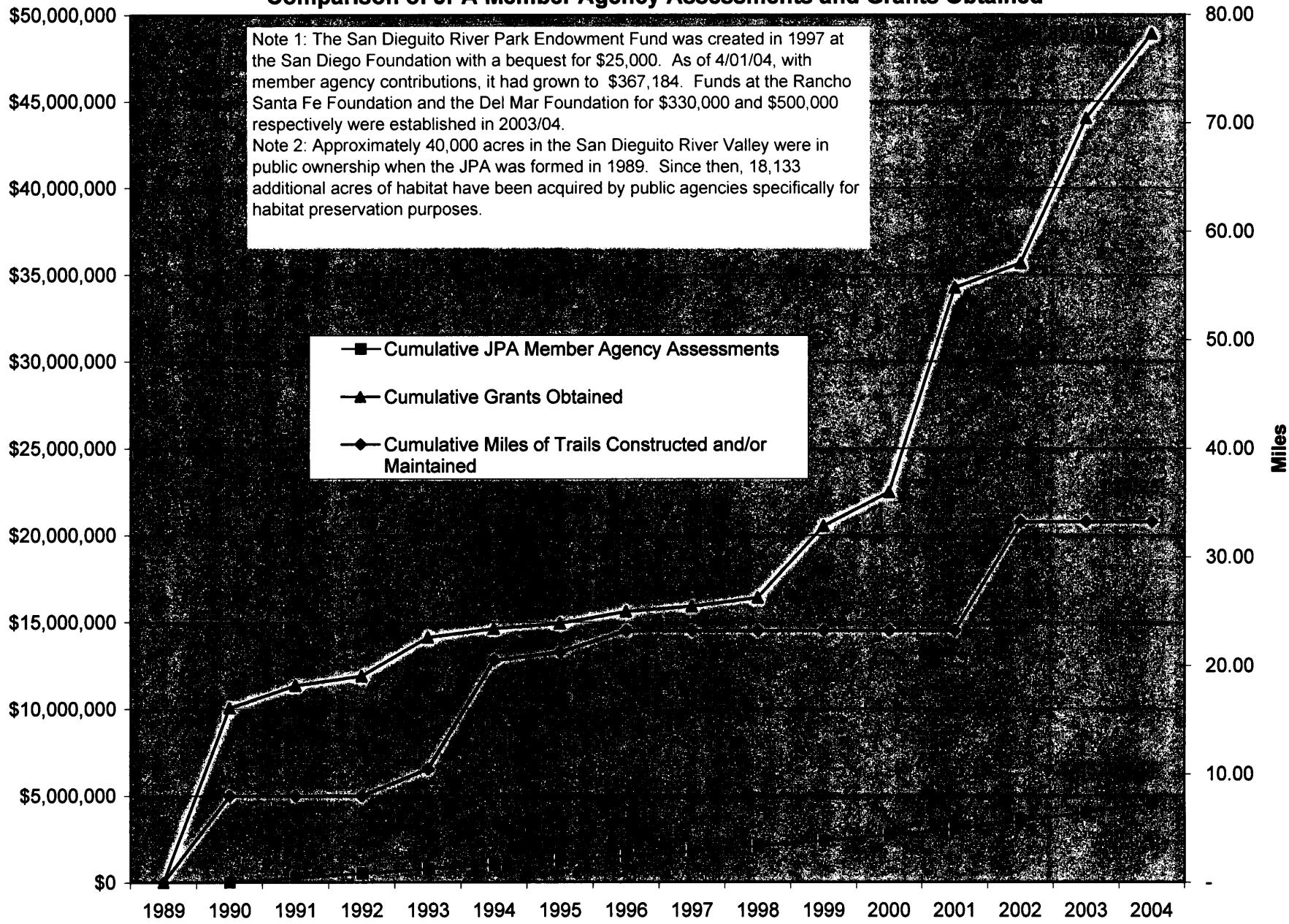
COMMON GOALS, DIFFERENT ROLES:

PRESERVING THE RIVER VALLEY

The Friends of the San Dieguito River Valley is an incorporated 501 (c) (4) citizens' group serving as political advocates for preserving land within the beautiful and varied San Dieguito River Valley system. Friends lobbies to constantly remind elected officials of the goal of preserving an open space park, habitat and trail system; monitors projects; exposes issues for public discussion.	**The San Dieguito River Park Joint Powers Authority** is an independent local government agency authorized by its member agencies, the County of San Diego and the cities of Del Mar, Escondido, Poway, San Diego and Solana Beach, to create a greenway and natural open space park in the River Valley that protects unique resources while providing compatible recreational and educational opportunities.	**The San Dieguito River Valley Land Conservancy** is a private non-profit organization established to locate and develop sources of funds for land acquisition; secure gifts and bequests of land or money on a tax-deductible basis; work with other public and private organizations to acquire land. It sponsors an Education Program.
Board of Directors and a volunteer staff. Membership contributions are not tax deductible. Newsletter: Valley Alert, quarterly. Information: P.O. Box 973, Del Mar, CA 92014-0973 www.fsdrv.org	Board of Directors: member agency elected representatives and chair of Citizens Advisory Committee. Executive Director and staff. Contributions: tax-deductible. Information: (858) 674-2270 www.sdrp.org	Board of Directors Executive Director and Administrative Assistant Membership contributions are tax-deductible under section 501(c) (3) of the Internal Revenue Code. Newsletter: Currents, 4/yr Information: (858) 755-6956

The San Dieguito River Valley Land Conservancy was formed in 1986. About the same time, the Friends was formed as a separate group that could participate in political activities and play a more active role in advocacy. The Conservancy and the Friends, among other organizations, supported the formation of a multi-jurisdictional governmental agency. Thus, the JPA was established in 1989.

The three groups perform different but complementary duties. The JPA is a governmental agency that is responsible for planning, implementing, operating and managing the Park. The Conservancy is a private charitable land trust whose 501 (c) (3) status allows gifts and bequests of land or money on a tax-deductible basis. Although the JPA and the Conservancy both raise money to acquire land, the JPA generally approaches the government funds, the Conservancy private funds. The Friends is an advocacy organization, alerting the public and the government to important issues affecting the River Valley. Both the Friends and the Conservancy have a membership program that support the groups' efforts.

ATTACHMENT 8

San Dieguito River Park
Comparison of JPA Member Agency Assessments and Grants Obtained