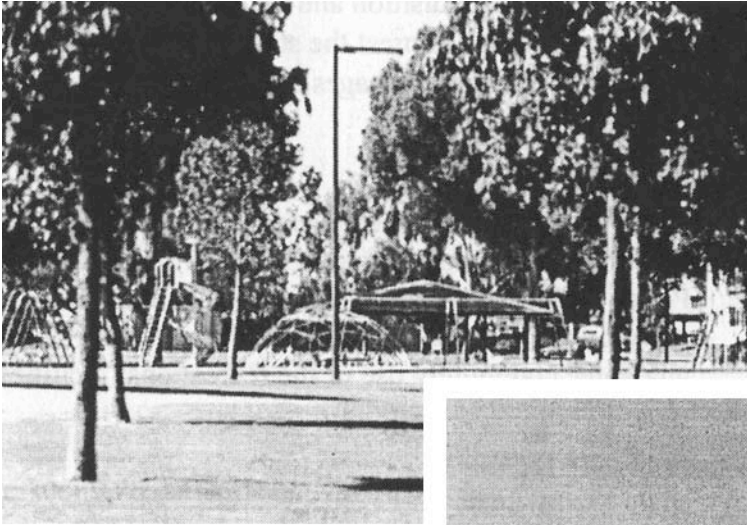

PARK AND RECREATION FACILITIES



GOALS

- A balanced system of recreational facilities and services that will enrich the lives of Mira Mesa residents of all age groups.
- Provision of community and neighborhood park facilities in accordance with General Plan standards and concurrent with community growth.
- Preservation of areas notable for scenic, natural or cultural attractions as resource-based parks.
- Neighborhood parks that are located within convenient walking distance for area residents.

INTRODUCTION

As of October 1992, Mira Mesa had seven fully developed neighborhood parks and one fully developed community park. Two additional parks, the Carroll school site park and Winterwood Lane Community Park are partially developed. Other existing recreational facilities that are privately owned include an ice rink, a bowling alley, a health club and court facilities.

Recreational facilities are used heavily in Mira Mesa. Community groups have expressed the need for additional, permanent playing fields to accommodate the many sports programs in Mira Mesa. The widespread support of, and participation in, Little League baseball, Bobby Sox softball, soccer and football have resulted in a tremendous demand for multipurpose fields to house these activities.

Citywide Park Standards

The General Plan states that neighborhood parks should serve a population of 3,500 to 5,000 persons and should have a minimum usable area of ten acres. If they are located adjacent to an elementary school, they should have a minimum usable area of five acres.

Community parks should serve a population of between 18,500 and 25,000 residents and have a minimum usable area of 20 acres. If they are located adjacent to a junior high school, they should have a minimum usable area of 13 acres.

Based on the projected buildout population of 82,600, Mira Mesa should be served by 14 neighborhood parks and three community parks with a minimum usable area totaling 166 acres. Proposals for acquisition and development of sufficient park acreage to meet the standards for population-based parks are provided on **pages 61 and 62**.

POLICIES

1. The City shall pursue the development of future school sites for park purposes in accordance with Council Policy 700-35. This policy establishes guidelines whereby the City may seek to develop school sites to guarantee community use of the recreational facilities during non-school hours.
2. The City shall require private mini-parks, play lots or other recreation facilities in higher density areas where public parks are not located within walking distance.
3. In order to expedite the construction of park facilities, the City shall permit private developers to initiate design and construction, subject to review and approval by the City Manager, the Park and Recreation Board and the City Council. Maintenance should be the responsibility of the City after completion unless an alternative maintenance program has been established.
4. The City shall develop each neighborhood park in a unique manner to meet particular neighborhood needs; to take advantage of the site's topography, trees, view and other natural features; and to tie into an open space network and path system where the opportunity exists.

Some areas of community and neighborhood parks should be left in a natural state, retaining the existing topography and vegetation.

5. The City shall maximize the use of recreational fields for such activities as sports, picnics, model airplane flying and outdoor cultural events and accommodate a variety of community organizations and events at the Mira Mesa community park and recreation center.

PROPOSALS

Proposed park facilities to meet the citywide park standards are shown on **Figure 15** and are described below:

1. Hourglass Field Community Park

Locate the third community park on 30 gross acres within the southwest corner of the Miramar Community College grounds. The park is planned to be a multipurpose sports complex including athletic fields, a recreation center, an Olympic-sized swimming pool and tennis courts. First phase improvements will include the development of a lighted sports field, comfort station, open play areas, picnic facilities and a parking area. Initial development will include approximately 25 acres of the 30-acre site. Phase 2 will provide a field house on the remaining acreage and Phase 3 will provide field house restoration. A joint use agreement between the City of San Diego and Community College District will define times of use and responsibilities for the shared facilities.

2. Winterwood Community Park

Expand the park from ten to 33 gross acres to provide for both active and passive recreational uses. Several vernal pools are located on the park site, which must be considered during design of the park facilities. Development of a vernal pool interpretive viewing area as well as more typical park uses such as sports fields and a swimming pool should be evaluated during park design.

3. Breen School Site

Acquire and develop the Breen Elementary School site for use as a neighborhood park.

4. Camino Ruiz Park

Develop an 11-acre park on the already graded portion of the 40-acre property known as "Horsehead Knoll." This site, which adjoins Los Peñasquitos Canyon Preserve, should be developed for passive recreational uses, such as a picnic area, a children's playground and a nature interpretive area. More active uses, such as ball fields, may be considered if they do not result in noise, lighting and visual impacts to the Preserve.

5. Carroll Canyon and Carroll Center Park Sites

These two neighborhood parks should be tied into the planned Carroll Canyon/Rattlesnake Canyon open space system. Appropriate locations will be determined during the master plan process for future development of the 900 acres that are now in sand and gravel extraction.

Because it is located away from residential uses that could be negatively affected by field lighting, the Carroll Canyon site may be suitable for an enlarged neighborhood park to meet the demand for additional athletic fields. However, such an active recreation facility should also be located away from any sensitive plant species or habitat for sensitive animal species.

6. Carroll School Site

Acquire from the San Diego Unified School District the 11 net usable acres adjacent to Mira Mesa Community Park for development of athletic fields.

7. Westview (Hage) Park

Develop four acres of this nine-acre park prior to occupancy of more than 100 units in Mesa Del Sol. Require the completion of five acres of the park prior to the occupancy of any units in the Westview planned residential development project in accordance with the Westview Development Agreement approved by the City Council on November 14, 1988.

8. Lopez Ridge Park

Provide a minimum of ten usable acres for this park site. The San Diego Unified School District has determined that a previously planned elementary school at this site is not required, consequently the required park size has increased from five to ten acres.

9. Maddox Park

Lease an additional ten acres from the adjacent Maddox Elementary School site to increase this park to 14 acres as an interim measure until the school district develops this site as an elementary school.

10. Parkdale Park

Develop a five-acre passive use park at the southern terminus of Parkdale Avenue. The park should provide a buffer to protect the adjacent vernal pool site.

11. Canyon Hills Resource-Based Park

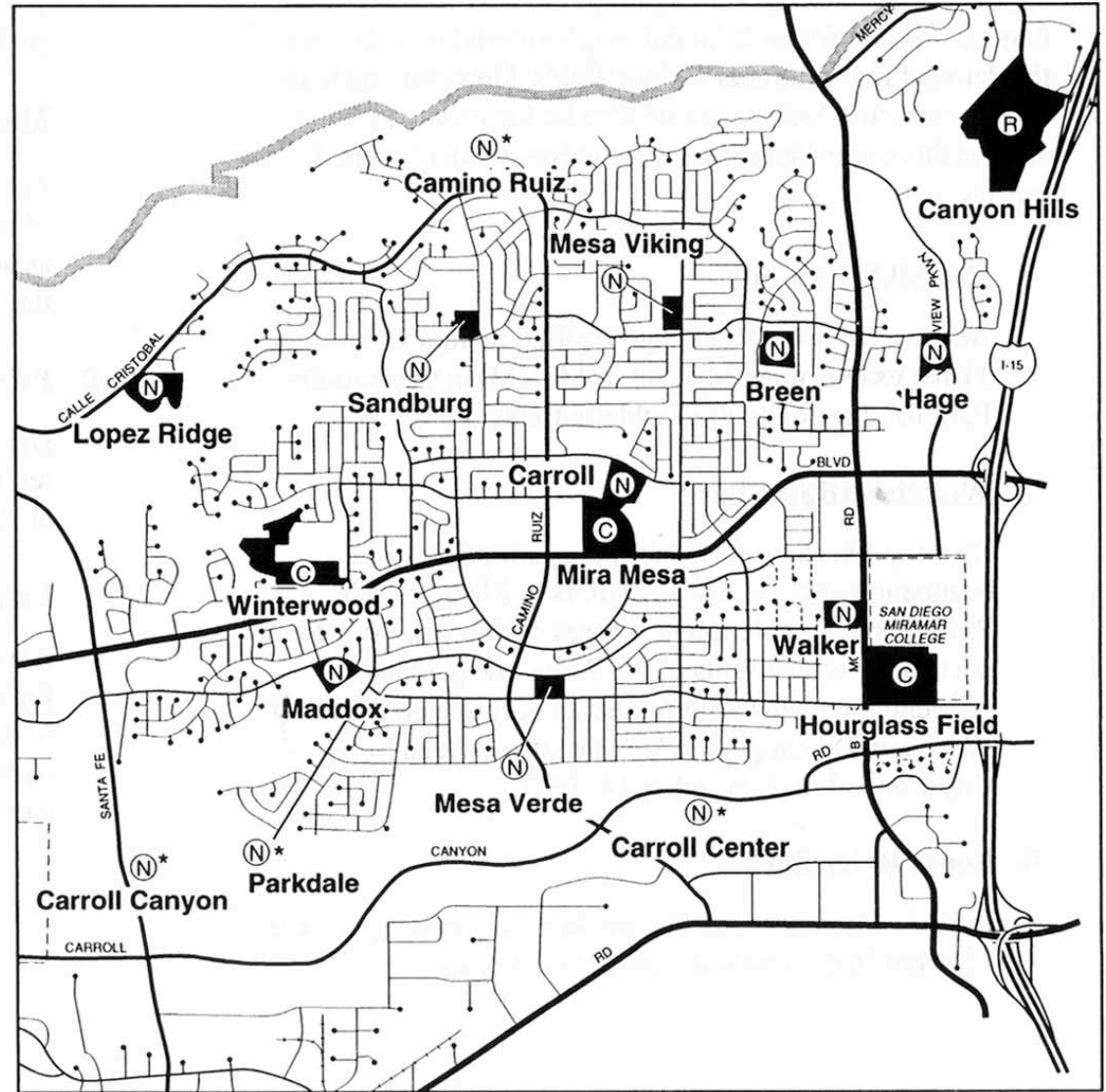
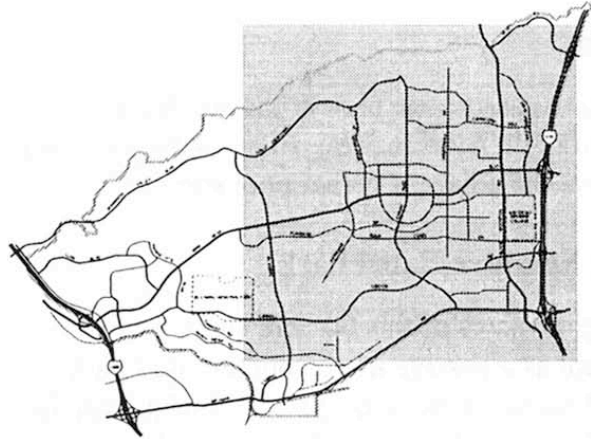
Approximately 15 acres of this 60-acre site are suitable for development as a passive use resource-based park with grass and picnic areas. The remainder of the site is characterized by steep slopes and should remain in a natural state.

RECOMMENDED COMMUNITY AND NEIGHBORHOOD (POPULATION-BASED) PARK FACILITIES

	1992 Park Acreage (City-Owned/Leased)		Recommended Park Acreage (Net Usable)	Scheduled Completion (Fiscal Year)
Community Parks				
Hourglass Field Community Park	0	30	27	1992/1997
Mira Mesa Community Park	17	-	17	Developed
Winterwood Community Park	33	-	21	1994/2002
Neighborhood Parks				
Breen School Site	0	-	10	1994/1998
Camino Ruiz Park	0	-	11	1997
Carroll Canyon	0	-	10	2005
Carroll Center	0	-	10	2005
Carroll School Site	0	11	11	1993/2001
Lopez Ridge Park	10	-	10	1990/1995
Maddox Park	4	-	4	Developed
Mesa Verde Park	5	1	6	Developed
Mesa Viking Park	7	5	12	Developed
Mira Mesa High School	0	11	11	Developed
Parkdale Park	0	-	5	2002/2012
Sandburg Park	5	-	4	Developed
Walker-Wagenheim School	0	11	11	Developed
Westview (Hage) Park	9	0	7	1992/1995
Total Acreage	90	69	187	

Note: Scheduled completion dates may be revised during updates of the Mira Mesa Public Facilities Financing Plan and Facilities Benefit Assessment.

- (N)** Neighborhood Park
- (C)** Community Park
- (R)** Resource Based Park



* Exact location to be determined through the master plan or discretionary permit process.



Recommended Park and Recreation Facilities

Mira Mesa Community Plan

15

FIGURE

ACTION PLAN

Implementation Measures	Timing		Responsibility for Implementation	Source of Funding	See for More Detail	
	Adopt With Plan	Within 10 Years				Within 15 Years
Acquire and develop Breen, Camino Ruiz, Carroll School and Maddox Park sites.		●	Park and Recreation Department	FBA, Subdivision Agreement	Proposals 3, 4, 6 and 9	
Acquire and develop Carroll Canyon, Carroll Center and Parkdale Park sites.			●	Park and Recreation Department	FBA, Subdivision Agreement	Proposals 5 and 10
Develop Hourglass Field Park.			●	Park and Recreation Department	FBA, Subdivision Agreement	Proposal 1
Develop Winterwood Park.		●		Park and Recreation Department	FBA	Proposal 2
Develop Hage and Lopez Ridge Parks.		●		Park and Recreation Department	FBA, Subdivision Agreement	Proposals 7 and 8
Develop Canyon Hills Resource-Based Park.		●		Park and Recreation Department	Unidentified	Proposal 11