



THE CITY OF SAN DIEGO
TO THE PARK AND RECREATION BOARD

DATE ISSUED: January 16, 2020

REPORT NO: 101

ATTENTION: Park and Recreation Board
Agenda of January 16, 2020

SUBJECT: Hendrix Pond/Aviary Park Development – General Development Plan

SUMMARY

Issue - Should the Park and Recreation Board approve the General Development Plan (GDP) for Hendrix Pond/Aviary Park?

Director's Recommendation – Approve the General Development Plan (GDP) for Hendrix Pond/Aviary Park.

Fiscal Impact – Preparation of the GDP is funded in the amount of \$300,000 with Facilities Benefit Assessment Funds. The estimated total construction cost for the Hendrix Pond/Aviary Park proposed improvements is \$2,906,000.00.

Water and Energy Conservation Status – The GDP will comply with all water and energy conservation guidelines contained in Council Policy 200-14.

Environmental – As proposed, the project would likely qualify for a CEQA exemption pursuant to CEQA State Guidelines, Section(s) 15301 – (Existing Facilities), and 15303 – (New Construction), 15304 - (Minor Alteration to Land); and where the exceptions listed in Section 15300.2 would not apply.

DISCUSSION

On January 10, 2019, the first community meeting for the proposed GDP was held with the Scripps Ranch Recreation Advisory Group (SRRAG). At that time, the SRRAG requested to have the next, and future, workshops held in conjunction with the Scripps Ranch Planning Group. On March 14 and May 9, 2019, the community provided feedback from a recreation survey provided by the design consultant (Spurlock Landscape Architect), discussed three conceptual designs based on the results of the survey and had an opportunity to vote on one of the conceptual options for the GDP.

On September 12, 2019, a meeting with the SRRAG was held to present the proposed GDP for approval. A lengthy discussion ensued, whereby additional recommendations were proposed with no motion made to approve the presented plan. On November 14, 2019, the

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proposed GDP was presented with modifications based on the previous meeting's recommendations and the proposed GDP was unanimously approved (6-0-0).

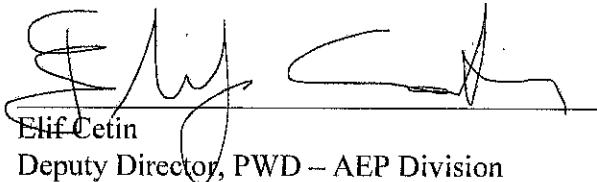
BACKGROUND

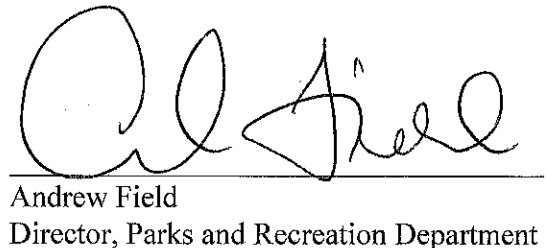
This project provides for a General Development Plan for an approximately 1.25-acre park located in the Scripps Miramar Ranch Community on the westerly side of Atrium Drive, approximately 250 yards north of the intersection of Atrium Drive and Willow Creek Drive, within Council District 5. Proposed improvements include site amenities such as ADA walkways and trail improvements/upgrades, monument and interpretive signage, extension of nearby reclaimed water service for future use, viewing platform, picnic tables, benches, water fountain, trash/recycling receptacles, irrigation and landscaping.

ALTERNATIVES

1. Approve the GDP for Hendrix Pond/Aviary Park.
2. Approve the GDP for Hendrix Pond/Aviary Park with modifications.
3. Do not approve the GDP for Hendrix Pond/Aviary Park.

Respectfully submitted,


Elif Cetin
Deputy Director, PWD -- AEP Division


Andrew Field
Director, Parks and Recreation Department

EC/KTN

Attachment: Hendrix Pond/Aviary Park General Development Plan

cc: Council District 5 Office