

CAMBRIA COMMUNITY SERVICES DISTRICT

TO: Board of Directors

AGENDA NO. **5.C.**

FROM: John F. Weigold, IV, General Manager  
Carlos Mendoza, Facilities & Resources Manager

---

Meeting Date: October 13, 2022	Subject: Discussion and Consideration of the Parks, Recreation and Open Space (PROS) Commission Recommendations for Community Park Projects
--------------------------------	---------------------------------------------------------------------------------------------------------------------------------------------

---

**RECOMMENDATIONS:**

Staff recommends that the Board discuss and consider the Parks, Recreation and Open Space Commission's recommendations for Community Park projects.

**FISCAL IMPACT:**

No fiscal impact

**DISCUSSION:**

At the May 12<sup>th</sup>, 2022 CCSD Board Meeting, the Board provided guidance to the Parks, Recreation and Open Space Commission to prioritize potential projects for the Community Park on the East Ranch. The Board directed the PROS Commission to review the current Community Park Plan for the Fiscalini Ranch East Ranch, and to prioritize from that plan the top three viable projects and return to the Board with their recommendations. At the August 2, 2022 PROS meeting, the Commission appointed an ad hoc committee consisting of Commissioners Renshaw and Johansson with assistance from the Facilities and Resources Manager to research the current plan.

At the September 6, 2022 PROS meeting, the ad hoc committee presented its findings and recommendations to the full Commission. The PROS Commission was presented with two lists to discuss and consider. List #1 included four viable projects. These projects were considered to be easily achievable, with minimal cost to implement, and could be completed in a relatively short period of time. List #2 included all of the major projects in the Community Park Plan, the status of each project and a description of the amenity. The PROS Commission reviewed list #1 (viable projects) at the September meeting and will be discussing list #2 (Major Projects) at upcoming PROS meetings. The Commission voted to recommend to the CCSD Board three viable projects, which include: benches, delineation of a loop trail and trash enclosures.

The Facilities and Resources Department made two benches from leftover material from other Department projects. Those benches were placed and secured at the park. One concrete trash container was also installed. Facilities Staff has seen daily use of the benches and trash container. The benches are being used by those needing to rest during walks, by families picnicking and by workers taking lunch breaks. Delineation of a loop trail is still pending.

Attachments: Pictures of benches and trash container  
PROS Ad Hoc Report with list of viable projects





# CAMBRIA COMMUNITY SERVICES DISTRICT

PO Box 65 • Cambria CA 93428 • Telephone: (805) 927-6223 • Fax: (805) 927-5584

---

Parks Recreation and Open Space Commission  
Report by Ad-hoc Committee: Joyce Renshaw and Kermit Johansson  
Facilities and Resources Manager: Carlos Mendoza

## Community Park Projects

At the May 12<sup>th</sup>, 2022, CCSD Board of Directors meeting, the following item was considered by the Board: Discussion and Consideration Providing Guidance to the Parks, Recreation and Open Space Commission Regarding its top priorities. The Board of Directors directed the PROS commission to review the current Community Park Plan for Fiscalini East Ranch, prioritize from that plan the top 3 viable projects and return to the Board with their prioritized recommendations. At the August 2<sup>nd</sup> PROS meeting, the Commission appointed an ad-hoc Committee consisting of Commissioner Renshaw and Johansson with assistance from CCSD's Facilities and Resources Manager, to research the current park plan.

The Ad-hoc Committee is providing for discussion and consideration two lists of projects for the Community Park, along with maps of the original conceptual plan and the phase 1 construction project. The ad-hoc committee is also providing for discussion their recommendations on the top priorities.

List #1: Current viable projects: The list includes a description of each of the proposed projects and the cost to implement. The Committee found that these projects would require minimal costs and could be implemented in a relative short period of time or are already being implemented.

List #2: Major projects: This list includes the major amenities of the park. Each project includes the status, the size of the project and a description of the amenity. The projects listed are part of the Community Park plan, have had extensive public input and are included in the approved coastal development permit for the Fiscalini Ranch Preserve. Native landscape is being listed as in progress as some planting has been started through funds obtained through a SLO County beautification grant. The Committee is also providing a floor plan of the restroom that has been funded and is currently being review by the County.

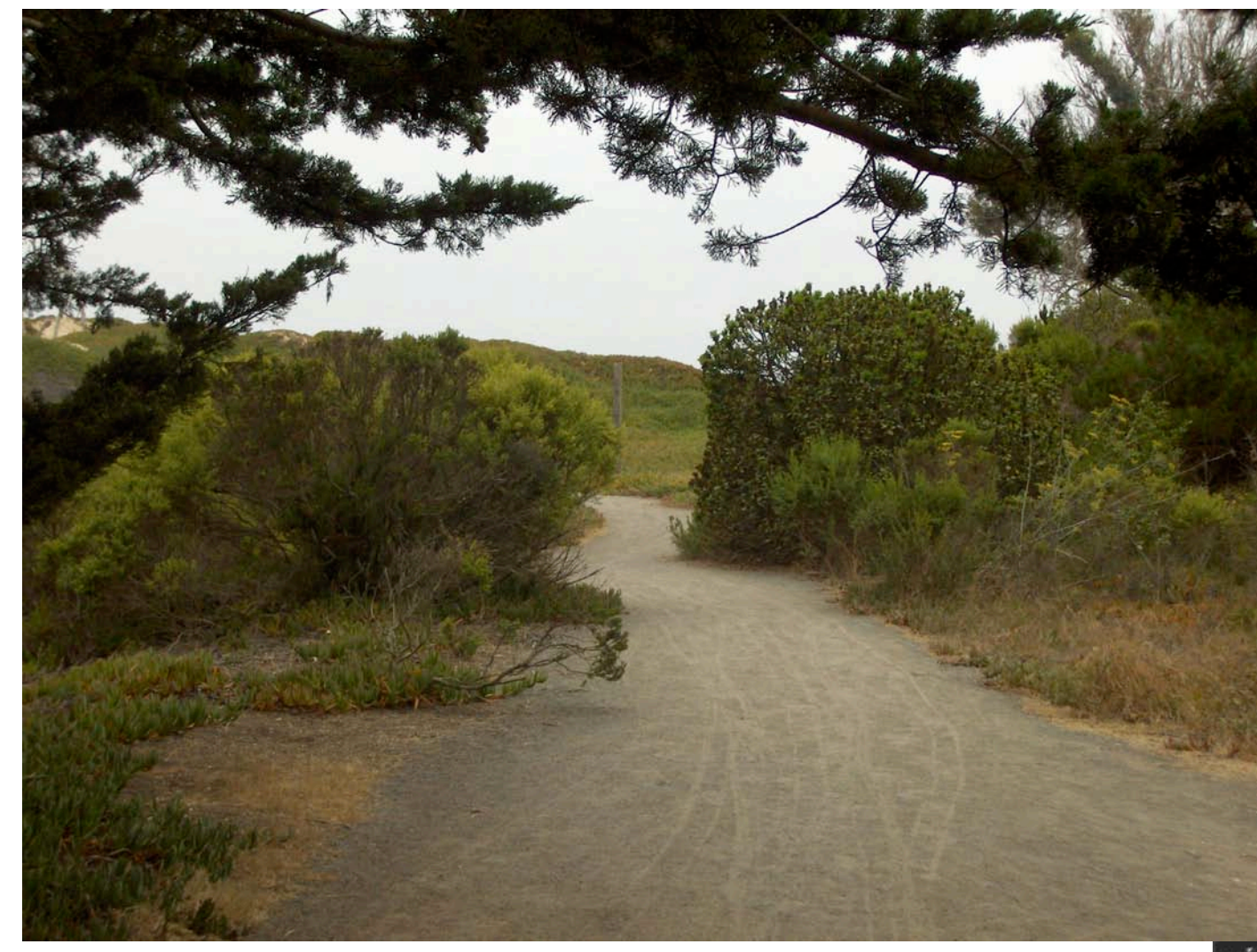
# CURRENT VIABLE PROJECTS

PROJECT	DESCRIPTION	Cost/Status
<b>Benches #1</b>	Provide seating areas outside the Dog Park. Wood benches (pressure treated or redwood) can be fabricated in house and at a lower cost than concrete or plastic. Painting benches with exterior grade paint will prolong the life of the benches.	F&R Staff fabricated/secured two picnic benches.  Additional benches can be fabricated at a cost of: \$300-\$500 per bench.
<b>Trail #2</b>	Delineate a loop trail. The Community Park plan includes a trail system. The trail loop can be delineated by mowing and hand/mechanical grooming. Improvement of the trail (ADA accessible- Decomposed granite type) is not considered a viable project at the moment as such a trail would require permitting and construction cost would most likely exceed \$100K.	Trail delineation can be accomplished in house with F&R Staff and equipment and volunteer assistance.
<b>Trash Enclosures #3</b>	Provide trash containers at trail heads and around sitting areas.	Trash containers can be provided at no cost by Mission Country Disposal. F&R Department also has in storage several used commercial concrete trash cans. Pick up of the trash can be done by Mission Country at no cost. This type of service is already being done on most of the trail heads on Fiscalini Ranch or it can be accomplished by volunteers or F&R Staff.
<b>Temporary Restroom</b>	Provide a temporary portable restroom and handwashing station	A temporary restroom and handwashing station is being donated to the park at no cost by Harvey's Honey Huts.

## MAJOR PROJECTS-COMMUNITY PARK

PROJECT	STATUS	SIZE	DESCRIPTION
<b>Multi-use Sports Fields #1</b>	Pending	5.05 Acres	Active uses on the sports fields could include soccer, softball, baseball and other sports activities. No fencing proposed around the fields, turf grass will be a combination of native deep-rooted and drought tolerant species. Temporary striping and portable backstops and equipment would be used to accommodate a variety of activities
<b>Trail System #2</b>	Pending	4,400 feet long 10-16 feet wide	Non-paved path system would meander throughout the park. Trail head, bike racks, benches, picnic tables and trash enclosures.
<b>Native Landscape #3</b>	In progress	16.64 Acres	Proposed through out the park, to include native trees, shrubs and flowers. Four planting zones are proposed: upland woodland edge, riparian edge, bioswale/riparian buffer and native ornamental landscape.
<b>Playground</b>	Pending	.09 Acres	Playground equipment
<b>Picnic Areas</b>	Pending	1.69 acres	Include benches, tables and natural areas.
<b>Storage and Maintenance</b>	Pending	.04 Acre	Maintenance and storage building
<b>Parking</b>	Completed	.94 Acre	Permeable-surface parking lot accommodating 97 spaces
<b>Restroom</b>	In progress	300 sf	See attached floor plan

D.G. Trail



Backstop



Picnic Grove



Playground



Buffalo Grass



Bioswale

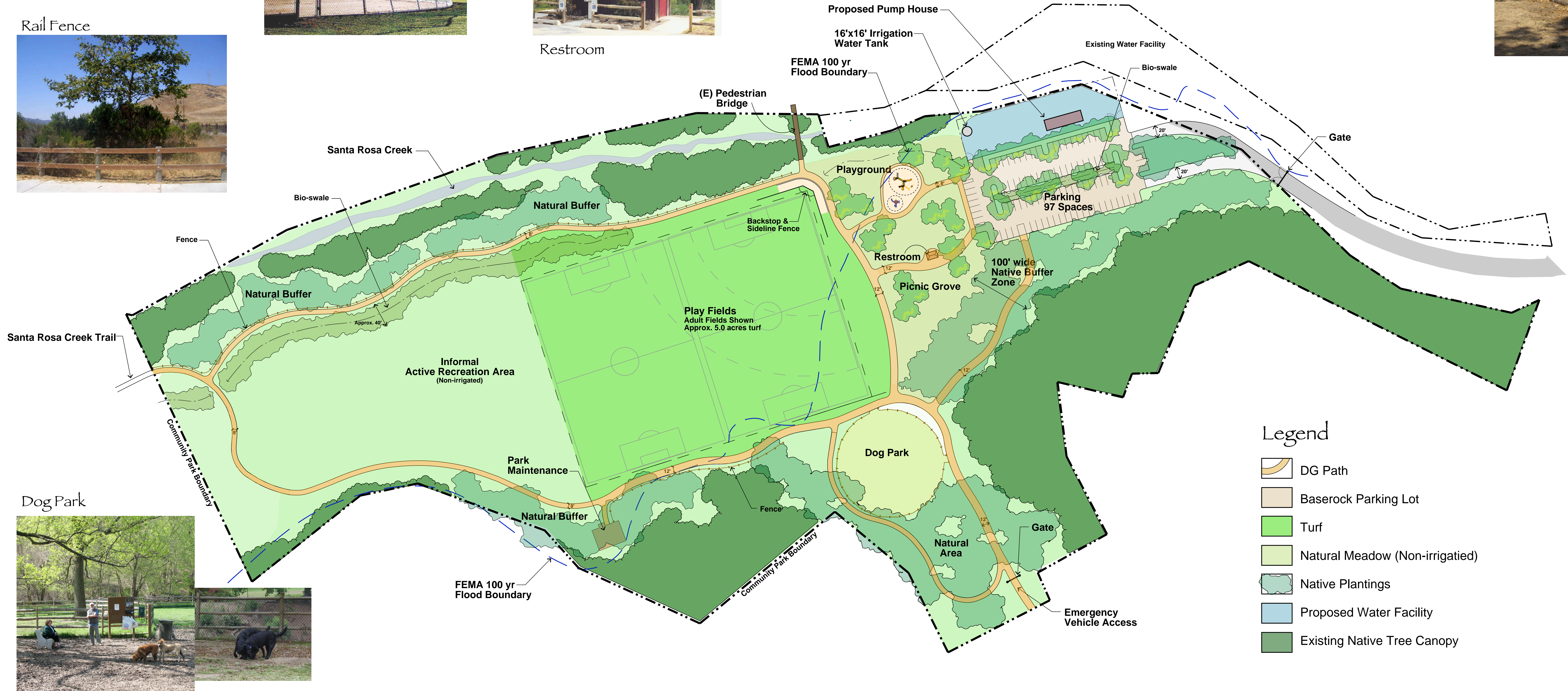
Baserock Parking



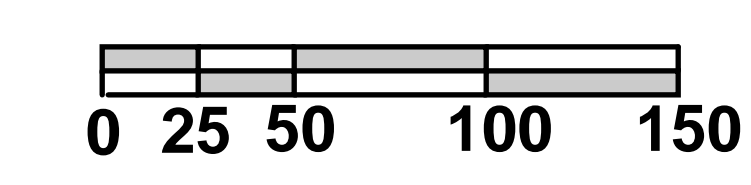
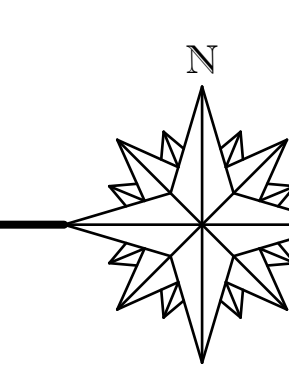
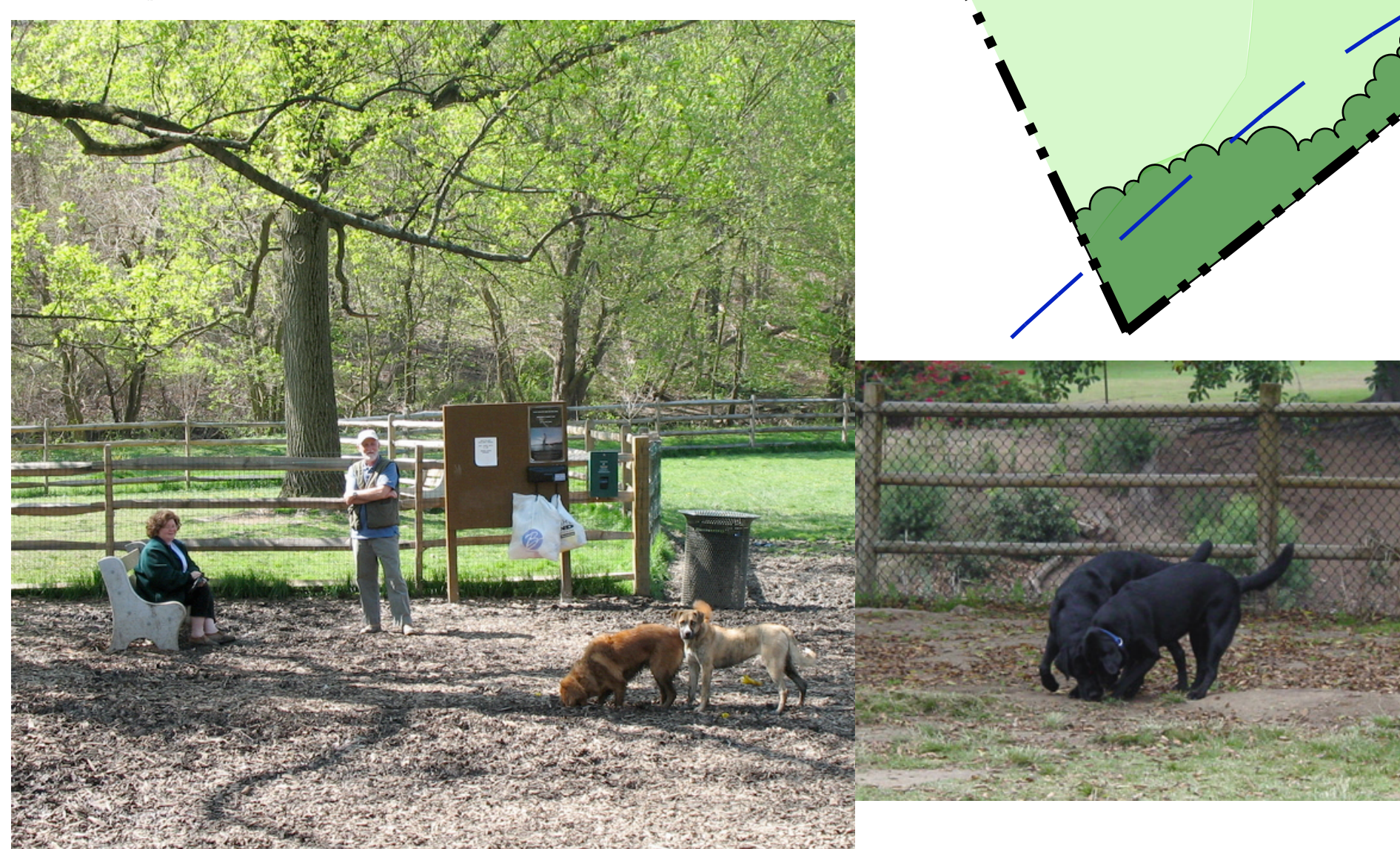
Rail Fence

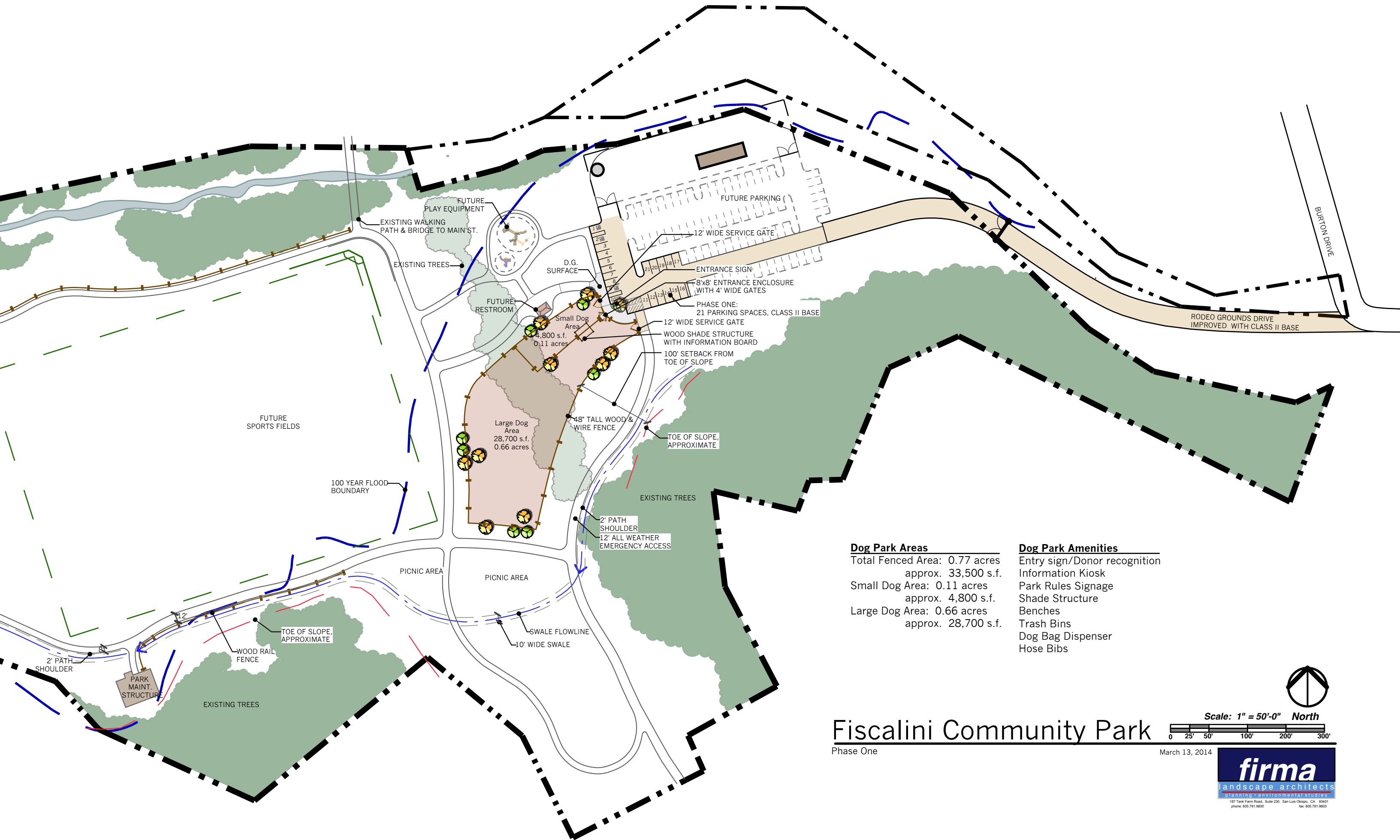


Restroom



Dog Park



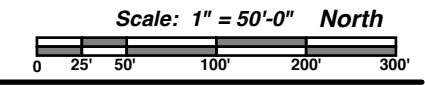


**Dog Park Areas**  
 Total Fenced Area: 0.77 acres  
 approx. 33,500 s.f.  
 Small Dog Area: 0.11 acres  
 approx. 4,800 s.f.  
 Large Dog Area: 0.66 acres  
 approx. 28,700 s.f.

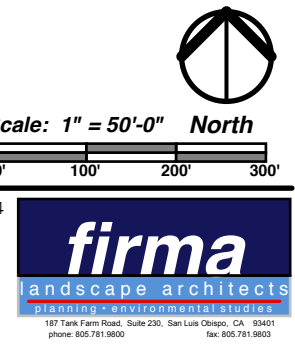
**Dog Park Amenities**  
 Entry sign/Donor recognition  
 Information Kiosk  
 Park Rules Signage  
 Shade Structure  
 Benches  
 Trash Bins  
 Dog Bag Dispenser  
 Hose Bibs

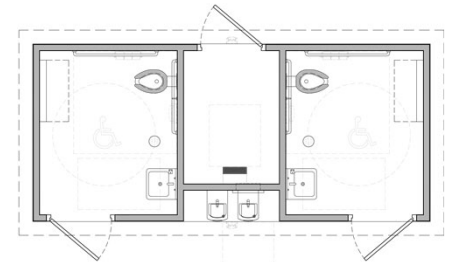
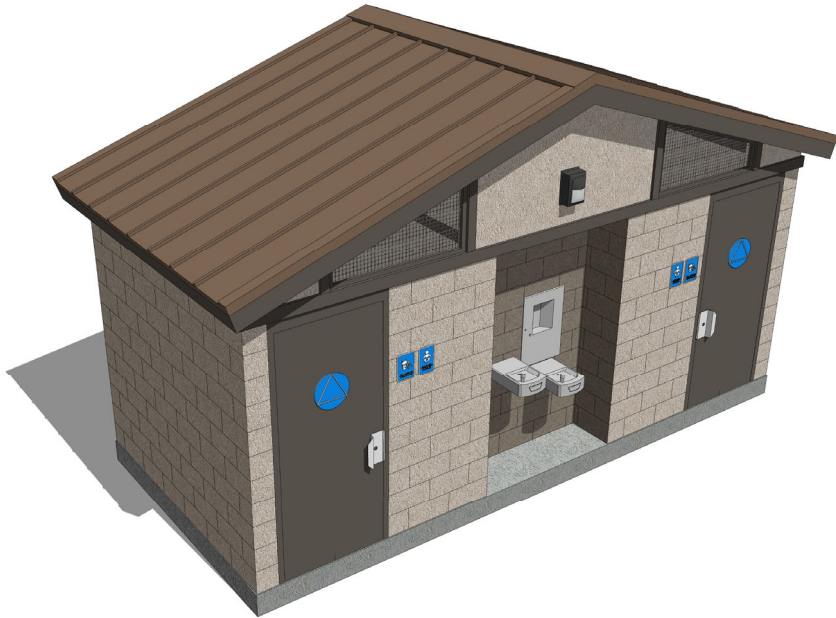
# Fiscalini Community Park

Phase One



March 13, 2014





### FLOOR PLAN

SCALE: NOT TO SCALE

California, RESTROOM BUILDING  
CAMBRIA COMMUNITY SERVICE DISTRICT  
**PUBLIC BATHROOM**  
**FISCALINI RANCH**

ARTIST IMPRESSION: 3D RENDERING ONLY FOR REPRESENTATION. COLORS AND MATERIALS ARE SUBJECT TO CHANGE

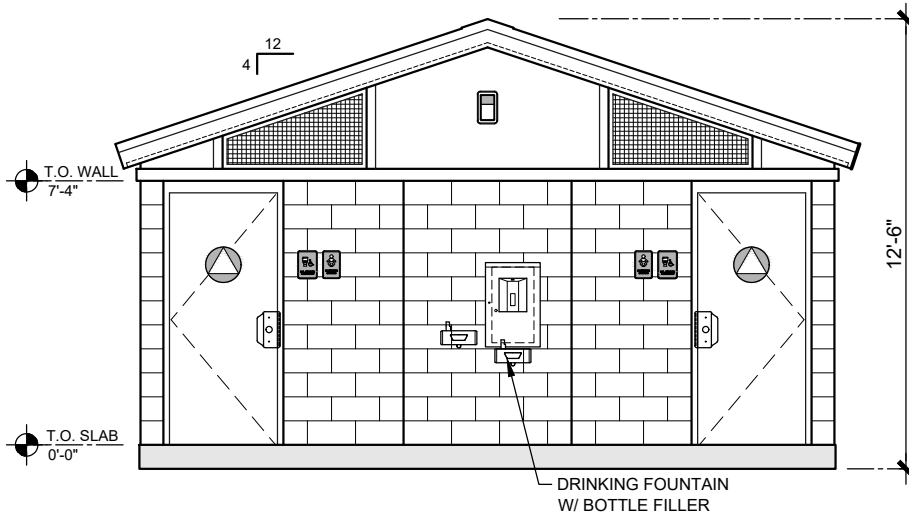
COPYRIGHT 2021, PUBLIC RESTROOM COMPANY THIS MATERIAL IS THE EXCLUSIVE PROPERTY OF PUBLIC RESTROOM COMPANY AND SHALL NOT BE REPRODUCED, USED OR DISCLOSED TO OTHERS EXCEPT AS AUTHORIZED BY THE WRITTEN PERMISSION OF PUBLIC RESTROOM COMPANY.



[www.PublicRestroomCompany.com](http://www.PublicRestroomCompany.com)

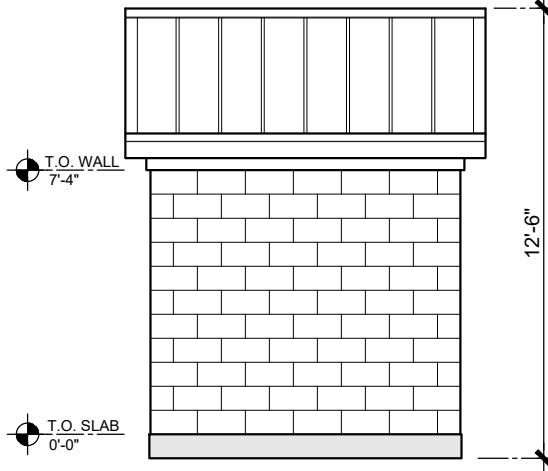
2587 BUSINESS PARKWAY  
MINDEN NEVADA 89423  
P: 888-888-2060 F: 888-888-1448





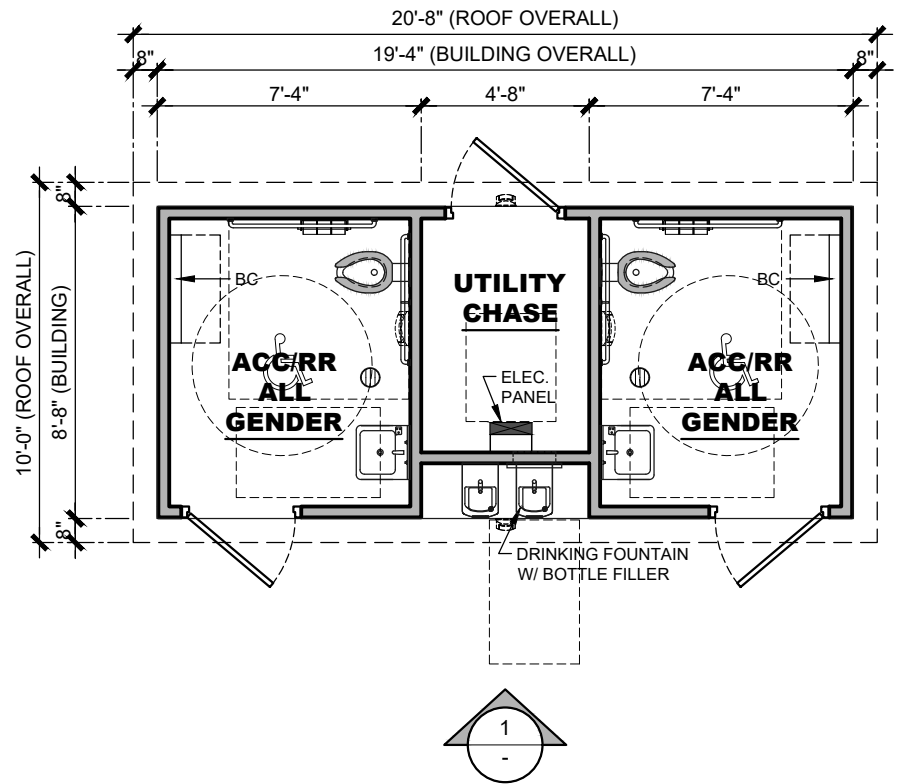
**ELEVATION 1**

SCALE: 3/16"=1'-0"



**ELEVATION 2**

SCALE: 3/16"=1'-0"



**FLOOR PLAN**

SCALE: 3/16"=1'0"



COPYRIGHT 2021, PUBLIC RESTROOM COMPANY THIS MATERIAL IS THE EXCLUSIVE PROPERTY OF PUBLIC RESTROOM COMPANY AND SHALL NOT BE REPRODUCED, USED, OR DISCLOSED TO OTHERS EXCEPT AS AUTHORIZED BY THE WRITTEN PERMISSION OF PUBLIC RESTROOM COMPANY.

BUILDING TYPE:

**RESTROOM BUILDING - 'A'**

PROJECT:

**FISCALINI RANCH PUBLIC RESTROOM  
CAMBRIA COMMUNITY SERVICE DISTRICT, CA**

REVISION #

**1**

REVISION DATE: **7/29/2021**

DRAWN BY: EOR

SHEET#

PROJECT #:  
**11060A**

START DATE: **7/28/2021**

DRAWN BY: EOR

MAX. PERSON / HOUR:

**90 S**