

Council/Agency Meeting Held: _____	_____ City Clerk's Signature
Deferred/Continued to: _____	
<input type="checkbox"/> Approved <input type="checkbox"/> Conditionally Approved <input type="checkbox"/> Denied	
Council Meeting Date: 2/7/2005	Department ID Number: CS05-008

**CITY OF HUNTINGTON BEACH
REQUEST FOR CITY COUNCIL ACTION**

SUBMITTED TO: HONORABLE MAYOR AND CITY COUNCIL MEMBERS
SUBMITTED BY: *Penelope Culbreth Graft*
PENELOPE CULBRETH-GRAFT, CITY ADMINISTRATOR
PREPARED BY: JIM B. ENGLE, DIRECTOR, COMMUNITY SERVICES *JBE*
SUBJECT: **APPROVE CONCEPT OF TEMPORARY PARKING LOT FOR
SHIPLEY NATURE CENTER AND GENERAL PARK USERS**

RECEIVED
CITY CLERK
CITY OF
HUNTINGTON BEACH, CA
2005 JAN 26 A 9:09

Statement of Issue, Funding Source, Recommended Action, Alternative Action(s), Analysis, Environmental Status, Attachment(s)

Statement of Issue: Per Council's request, staff has prepared a conceptual plan for installing a temporary parking lot in Huntington Central Park to serve the Shipley Nature Center and general park users.

Funding Source: Estimated not to exceed \$11,000, Park Acquisition & Development Fund, Account No. Account 20945101.67450, with assistance from Friends of Shipley Nature Center, who will provide volunteers and seek donations to reduce the city funds required.

Recommended Action: Motion to:

Approve concept of a temporary parking lot in Huntington Central Park to serve Shipley Nature Center and general park users.

Alternative Action(s): Do not move forward with temporary parking lot for Shipley Nature Center at this time.

(Continued on next page)

E-9

REQUEST FOR ACTION

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Analysis: Councilman Gil Coerper presented an "H" item at the November Council meeting requesting staff to explore the possibility of constructing a temporary parking lot to serve Shipley Nature Center. The temporary parking lot is proposed to be located within an undeveloped area of Central Park west of Goldenwest Street, south of Shipley Nature Center, and north of the disc golf course. The master plan for this sixteen-acre site includes trees, turf, family picnic shelters, and a large parking lot. This permanent parking lot is intended to serve these sixteen acres, provide overflow parking for the developed park to the west, and parking for buses and autos at the Shipley Nature Center. Therefore, the proposal for a fifty-vehicle, temporary parking lot is consistent with the master plan. Attached are copies of the master plan for Central Park as well as the subject sixteen-acre site (Attachments 1 and 2).

Access to the parking lot would be off Goldenwest Street, north of the Talbert/Goldenwest intersection (Attachment 3). It would hold approximately fifty cars, similar to the other small parking lots throughout Central Park. Because it would be temporary, the parking lot surface would be gravel with bollards and chain, rope or cable (to be approved by Zoning Administrator) around the perimeter to prevent automobiles from accessing the remainder of the park. The project has been reviewed by the city's Development Assistance Team (DAT) to insure that it meets the conditions for a temporary parking lot including addressing water quality issues. It has also been reviewed by the Design Review Board which addressed materials, use of trees between the parking lot and Goldenwest Street, etc.

The Friends of Shipley Nature Center (FSNC) have done a remarkable job of renovating the Shipley Nature Center, and the parking lot will make the facility more accessible for not only the volunteers, but also the general public. Staff recommends approval of the concept because it supports the FSNC's effort, and provides additional parking for the remainder of the developed park, which is severely impacted during the summer, and periodically at other times of the year. The proposed location for the temporary lot will not impact current park uses or programs. Handicapped-accessible parking will continue to be provided in the existing parking lot on the west side of the park that is currently used by the general public to access the nature center. Planning staff has indicated that this would be acceptable if an additional space were designated at that lot for the disabled.

Staff has met with FSNC President, Juana Mueller, and the master plan architect, Guy Stivers. The FSNC concurs with the concept of putting in a temporary parking lot. They are willing to provide volunteer assistance and seek donations to help offset the cost to construct the parking lot. Staff estimates the cost not to exceed \$11,000, which will be reduced by any assistance provided by the FSNC. The amount of this assistance has yet to be determined because the FSNC has just begun seeking donations of materials and labor. Staff is recommending that the Park Acquisition & Development Fund be used to cover the cost not addressed by the FSNC. Staff is now bringing the project to City Council to determine if Council wishes to move forward with the project. If Council does decide to move forward, the project would then go to the Zoning Administrator on February 16 for the Temporary Conditional Use Permit. A timeline is provided in Attachment 4.

E-9.2

REQUEST FOR ACTION

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Community Services Commission Action: At its January 12, 2005 meeting, the Community Services Commission reviewed and approved the conceptual plan for a temporary parking lot for the Shipley Nature Center as well as using the Park Acquisition and Development Fund to pay for up to \$11,000 in improvements.

Environmental Status: Categorically exempt

Attachment(s):

City Clerk's Page Number	No	Description
4	1.	Central Park Master Plan
6	2.	16 Acre Master Plan
8	3.	Temporary Parking Lot Plan
10	4.	Project Timeline

UNRECORDED
FILED
2/24/05

E - 9.3

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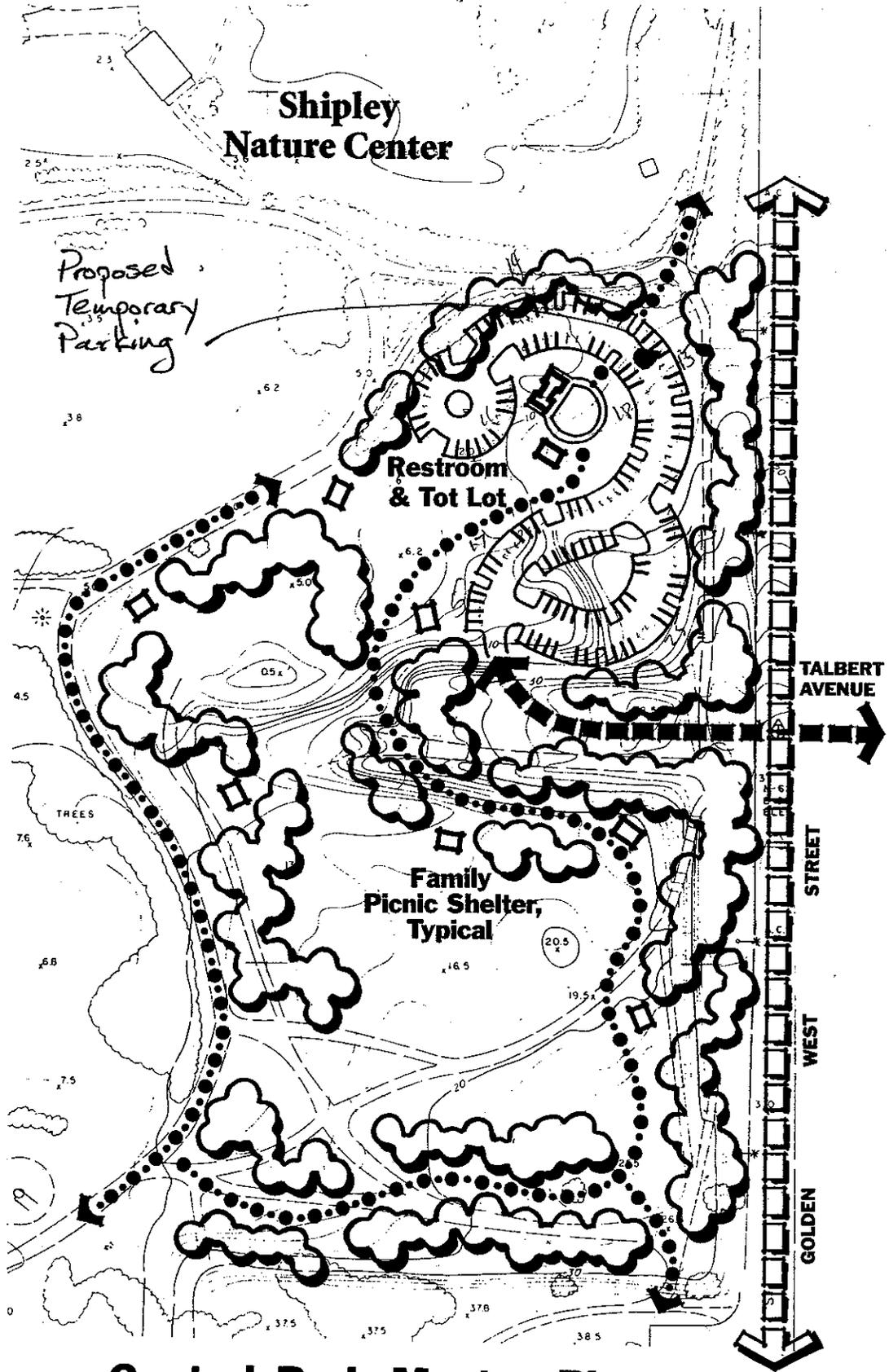
E-9.4

ATTACHMENT #1

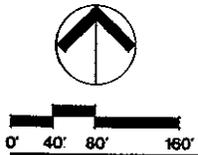
E-96

ATTACHMENT #2

16 ACRE MASTER PLAN



Central Park Master Plan Open Passive Area



16-18 Acres

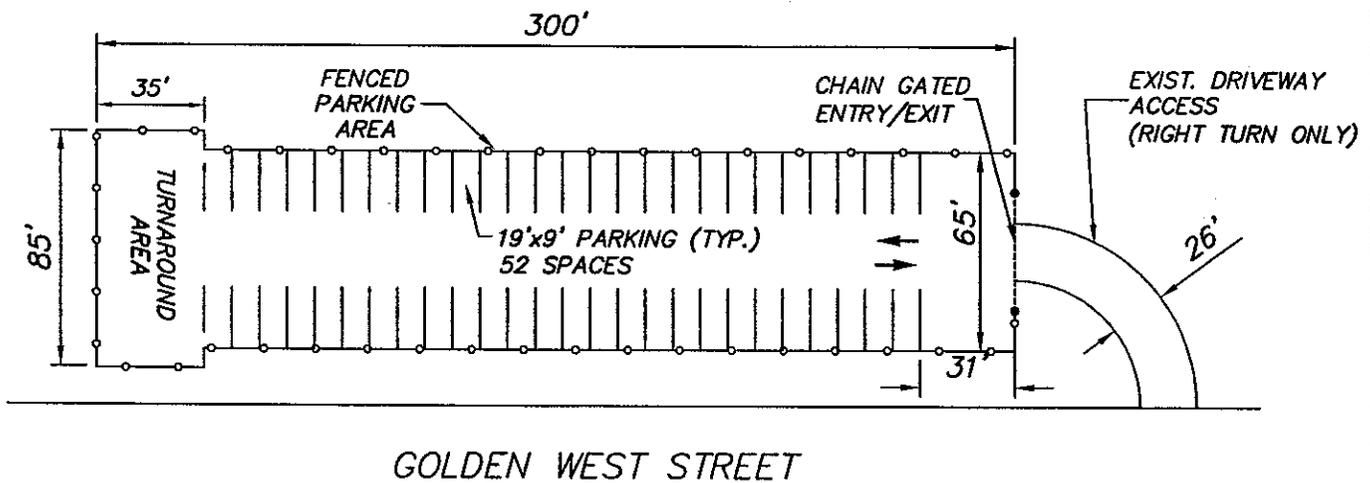
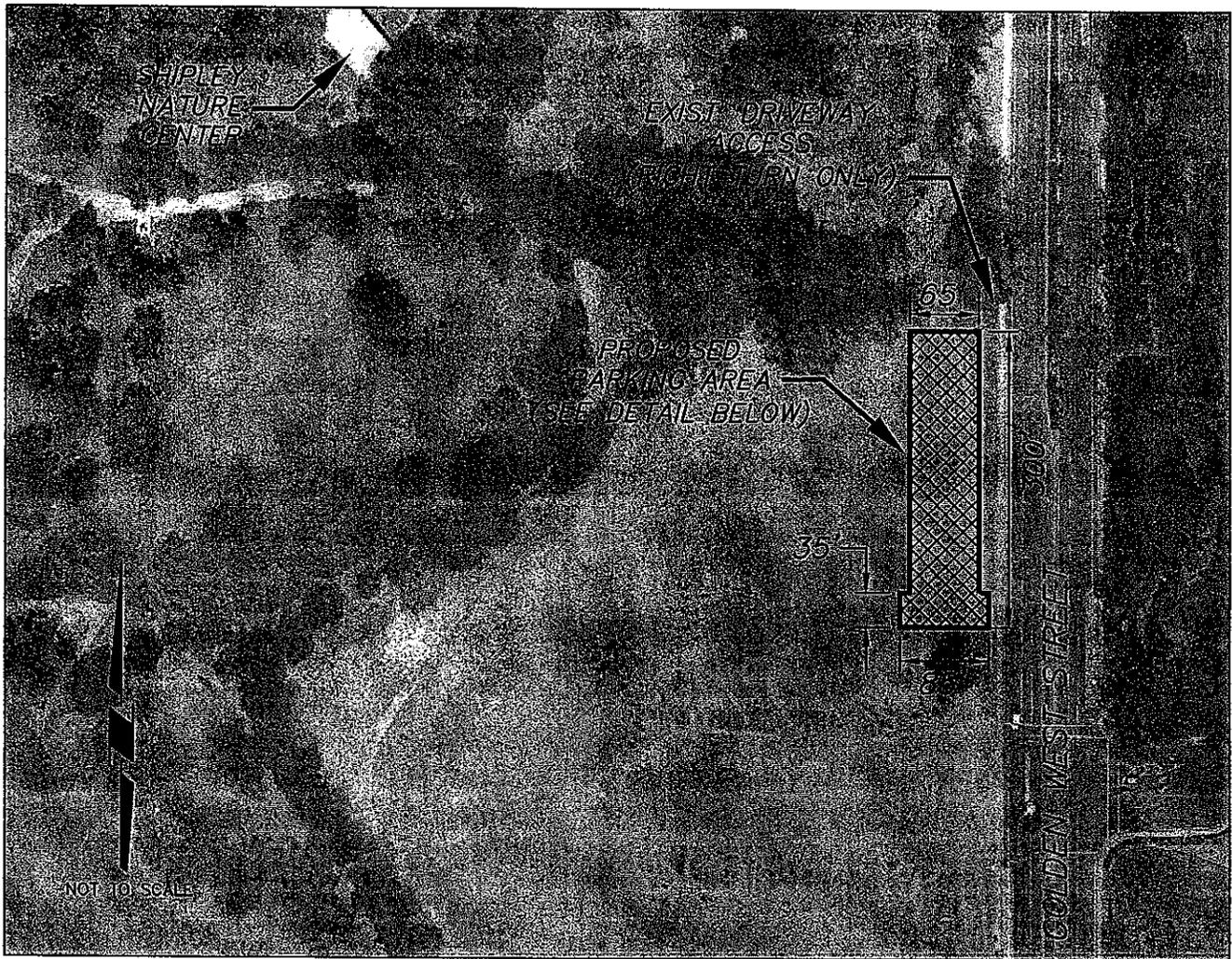
E-9.7 Illustration #1

G-6


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E-9.8

ATTACHMENT #3



SHIPLEY NATURE CENTER
TEMPORARY PARKING LOT

E-9.9 CITY OF HUNTINGTON BEACH
DEPARTMENT OF COMMUNITY SERVICES



E-9.10

ATTACHMENT #4

SHIPLEY NATURE CENTER
Temporary Parking Lot
Proposed Timeline

- 11/1/04 - "H" item presented to Council
- 11/18 - Project reviewed by city's Development Assistance Team
- 11/23 - 12/3 - Preparation and submittal of back up material for CUP application
- 12/13 - C.U.P. application review w/Planning Dept. Project Manager
- 12/20 - Planning Dept. response letter re: C.U.P.
- 12/22 - Public Works/Community Services construction assessment meeting
- 1/4/05 - Planning Department's internal Project Assessment Team Review
- 1/12 - Community Services Commission
- 1/13 - Design Review Board
- 1/14 - Cost estimate for Public Works and FSNC completed
(12/22 - 1/14) incl. determination of use of FSNC volunteers
- 1/24 - City Council agenda due date
- 2/7 - City Council
- 2/16 - Zoning Administrator
- 2/17 - Commence construction

Note: Construction time unknown due to use of FSNC volunteers

FSNC (Friends of Shipley Nature Center)

E-9.11