



# County of El Dorado

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**Date:** September 19, 2024  
**To:** Parks and Recreation Commission  
**From:** Zachary Perras, Parks Manager  
**Subject:** Project Updates

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This update is to provide the Parks and Recreation Commission with details on parks projects. In addition to those specific projects outlined below, staff is in full swing of peak season operations at the Rubicon, River, and at all our parks.

## **Ellis Creek Building**

On January 26, 2021 (Legistar Item #21-0041) the Board approved the development grant from State Parks Off Highway Motor Vehicle Division (#G19-03-06-D01) for the construction of a maintenance building at Ellis Creek off the Rubicon Trail. The grant will fund the construction of an oversized two car garage (45'X23') to securely store the pumper truck and pumper trailer in the Ellis Creek drainage as well as house a small emergency shelter for the County and Forest Service employees. On December 12, 2023, the Board awarded the bid to MWCH Construction LLC (name changed to Crystal Basin Construction LLC) to complete the foundation and installation of the structure. The contractor (Crystal Basin Construction LLC) has procured the building and received final approval from the Building Department for the building. The Ellis Creek building site is now accessible due to the snow melt and maintenance staff clearing of downed trees at the access road 14N05. The contractor will have 60-days to complete the work from issuance of the second notice to proceed. The Facilities Project Manager is updating the contractor's schedule, and we anticipate they will begin work the end of June or early July 2024. A kickoff meeting with County Staff and the contractor will be held before the start of construction the last week of June. The kickoff meeting for the project was completed Tuesday June 25<sup>th</sup>, with the contractor (Crystal Basin Construction), Inspector (Youngdahl Consulting Group), and County staff all in attendance. Discussions included timing and scheduling for site mobilization and commencement of work. The second notice to proceed starting the 60-day construction window was issued July 10<sup>th</sup> with a projected project completion date of September 8<sup>th</sup>, 2024. Project progress report will be documented in subsequent park

project updates. The site grading has been completed and the building pad has been certified. Rock lined swales to direct drainage around the building have also been installed. The Contractor just finished digging footings for the structure and will be pouring the concrete foundation in the coming week. The project is on schedule and still slated for its September 8<sup>th</sup> completion date. **Concrete has been poured and tested and will be read for vertical construction in the next week. Work is currently on hold as we are processing a contract amendment to reflect a change in contractor. This amendment will reflect the transfer from MWCH Construction to Crystal Basin Construction and will go before the board for approval 9.24.2024.**

State OHV Grant: \$171,841

SMUD: \$60,374

OHV registration (Green Sticker) funds: \$103,124

### **Railroad Dog Park and Playground**

In 2009, the El Dorado County Board of Supervisors approved the concept plan for the El Dorado County Historical Railroad Park to be located within the SPTC corridor at Oriental Street in the community of El Dorado. Railroad Park is a 6.3-acre site with a section of operational track, and multi-use pedestrian, bicycle, and equestrian trails. The concept plan has not yet been fully implemented.

A major source of funding over the last several years has been through the California Drought, Water, Parks, Climate, Coastal Protection, and Outdoor Access for All Act of 2018 (Prop 68) funding through the California Department of Parks and Recreation. Prop 68 awarded funding for individual projects throughout the state through an application process, but also provided funding on a per capita basis. The County was allocated \$400,000 for capital outlay; that is, acquisition of land, or improvements to existing property beyond its original condition. Three projects were approved for use of the County's allocated Per Capita funding by the Board on September 1, 2020 (Legistar Item 20-1141). Of the \$400,000, \$50,000 was allocated for a dog park and \$50,000 was allocated for a playground at Railroad Park.

The dog park was moved to the Railroad Park location from the previously approved site adjacent to the El Dorado Trail off Jacquier Road (Legistar Item #23-0937). Staff finalized the dog park rules with guidance from County Council and input from the Animal Services Department (Legistar Item #24-0465). The dog park ordinance was unanimously approved for adoption and with effective date of June 14<sup>th</sup>, 2024.

As of July 12<sup>th</sup>, 2024, all punch list items have been completed with the exception of the drinking fountain retrofit which is still waiting on equipment but will be installed as soon as we have the necessary materials in hand. The opening celebration was also featured on KCRA on Wednesday the 10<sup>th</sup> so hopefully we have gotten the word out and have a great turnout. The dog park opening was a success! Several community members were in attendance including three of our parks' commissioners (Commissioner Mullens-Becker, Commissioner Lowery, and Commissioner Cumpston). We received positive feedback from those that attended as well as some requests for future improvements (more shade and water service) which staff will continue to work on and explore potential funding

opportunities. The dog park has now been open for two months and is getting moderate use especially in the mornings before it heats up. **Staff recently installed two shade sails (one on each side of the dog park) to provide some additional shade for park users. We continue to see moderate use of the dog park and will continue to monitor its use and provide additional amenities as funding permits.**

Prop 68 Per Capita Funding: \$100,000

### **Diamond Springs Park**

The subject property located at 3447 Clemenger Drive was purchased by an anonymous donor through the Marshall Foundation in 2019. In January of 2022, the Board approved a Dedication Agreement and the conditional acceptance of the donation from the Foundation of the property. The proposed project is in an area of the County that is underserved by parks. In addition to the offer of donation, community partners including the Boys and Girls Club, Mother Lode School District, Union Mine High School, and other anonymous donors, have also expressed commitment to help with the development of the proposed project.

Then in March of last year, the Board amended the agreement with Marshall Foundation for Community Health (Foundation), to extend the due date to complete the CEQA process to December 31, 2023, and make changes to the reversion provision as so that if the County does not commence construction of the park within five years of acceptance of the property or if the County ceases to use the property for a park, the property may revert to the Boys & Girls Club of El Dorado County Western Slope.

On December 12, 2023, just under the wire, the Board certified the Final Environmental Impact Report (FEIR) and accepted the property. Then on February 27, 2024, the Board authorized the CAO to enter into negotiations with the Boys and Girls club on this property to work on development of the park. Future financial impacts could include costs associated with vegetation management and park development. Staff is pursuing volunteers, donations, and grant funding to cover any unfunded costs. We are currently working with the Boys and Girls club to move forward with the development of this park. This will be a phased project, so there is no completion date that this time. There is a Board item on the agenda for June 18, 2024 to adopt and authorize the Chair to sign Resolution of Intent 108-2024 to amend Title 130 of the County Zoning Ordinance for the development of the park. Coordination with the Boys and Girls Club and county staff is ongoing. County staff continues to move this project forward in coordination with the Boys and Girls Club and their consultant team comprised of Kimley-Horn and Roach & Campbell. At our most recent July 12<sup>th</sup> meeting the topics of discussion were focused on park development strategies and the proposed scope of work. Currently County Staff is working on getting the property rezoned as well as executing a professional service agreement with Kimley-Horn to assist with planning and engineering services. Once complete the project will be in a state that is ready for transfer to Boys and Girls Club to take over with site development.

**Staff is continuing to work on the rezone for the property as well as finalizing the scope of the agreement with Kimley-Horn.**

Discretionary Transient Occupancy Tax (TOT): \$1,000,000

Bass Lake Property proceeds: \$250,000

### **Forebay Park Renovation**

The Forebay Reservoir, located in Pollock Pines on Forebay Road, is owned and operated by EID. The County acquired Forebay Community Park on December 16, 2014, Legistar #14-0132 from EID. The park features a little league ball field, batting cage, bleachers, a scorer's booth, snack shack, championship horseshoe pits, and a recreation center.

In its current state, the Park is in need of several improvements. Parks staff applied for a Prop 68 grant for improvements in 2019 and 2020, but the grant application was unsuccessful (Legistar #19-0687 and 20-1141). The County has since allocated substantial funding for park renovation (see below). The community has also been working to fundraise for improvements at the park, including a senior exercise area. On January 23, 2024 (Legistar Item #23-1967) the Board approved an agreement with Nichols Consulting Engineers (NCE) to provide schematic planning and civil engineering design services for Phase 1 of the Forebay Community Park renovations, which will include the parking lot, access roads and entry gates, major grading, fuels management, utilities, and the playground. Parks and Facilities staff will be working together with NCE to complete this phase of the project in 2024, with the intention to commence construction in 2025. From now until March of 2025 NCE and staff will be working towards 100% Plans, Specifications, and estimates, completing environmental requirements with the goal to be out to bid on the first phase of the park by the end of March 2025. Once awarded construction on the site is slated to begin June of 2025. **On August 21th, 2024 County Staff hosted a community meeting to update the public regarding the status of the Forebay Park Renovation Project. Staff received positive feedback from the constituents in attendance and was able to make contact with community leaders that have been involved in the project and closed the loop on a few outstanding coordination items (location and phase of installation for the senior exercise equipment and location and placement of interpretive signage at the park). Staff also received the second submittal of 35% plans for the park and will be reviewing and providing any additional comments back to the design engineer (NCE).**

General Fund: \$100,000

Accumulative Capital Outlay Fund: \$43,000

Prop 68 Per Capita: \$300,000

American Rescue Plan Act Funds (ARPA): \$3,000,000

(Plus donations from the community!)

## Chili Bar

Chili Bar is a rafting/kayaking put-in downstream of the Highway 193 Bridge over the South Fork of the American River. The site is approximately 16 acres and is owned by El Dorado County. The lower area of the property, located adjacent to the river, is operated for rafting activities by the American River Conservancy (ARC) under the terms of a conservation easement. The upper level includes parking, structures, and the site of a previously existing mobile home park. Chili Bar is a heavily used access point for the South Fork of the American River.

Following the review of the Chili Bar Feasibility Study (Legistar Item #21-1199), the Board of Supervisors directed staff to explore a concessionaire model for management of the site, explore grant and revenue-generating opportunities, and coordinate with the American River Conservancy, who holds a conservation easement for the lower portion of the site and manages and operates the park. As a result of site investigations and review of old plans and documents, it was also determined that an in-depth site assessment would be needed to determine the infrastructure needs (including wastewater, water, and electrical), site layout, and costs. On February 6, 2024, the Board approved an agreement for Lebeck Engineering to evaluate the site and provide four feasible, preliminary development options, with deliverables to include site plans and cost estimates (Legistar Item #24-0198). The site assessment being conducted by Lebeck Engineering is ongoing. Staff is also continuing to work with the American River Conservancy to identify possible grant funding, especially for a permanent restroom at the site. The store building will not be completed for occupancy until the installation of septic, water lines, and a new electrical panel, which will occur following the completion of engineering and design work by Lebeck Engineering and her subconsultants. **Staff is currently working to sort out electrical services at this location and reconciling utility billing. Facilities Project Manager, Madeline Kolsky, and Parks Manager, Zachary Perras, will be meeting with project Engineer (Bobbie Lebeck of Lebeck Engineering) September 19<sup>th</sup> to review and discuss preliminary utility plans as well as septic system location and capacity.**

Transient Occupancy Tax: \$250,000

River Trust Fund: \$100,000

General Fund: \$1,000,000

## Rubicon Parking Lot Expansion

The Rubicon Trail is a 22-mile trail that traverses through El Dorado County, in the Eldorado National Forest, and through Placer County within the Tahoe National Forest and Lake Tahoe Basin Management Unit. 23-2156. On January 9, 2024, the Board approved Resolution 008-2024 accepting grant funds in the amount of \$357,586 from the State of California, Department of Parks and Recreation, Off-Highway Vehicle (OHV) Division, with a portion for the planning phase of a parking lot expansion project at the Tahoma Staging area on the Tahoe side of the trail along McKinney Springs Road. When current parking lot is full, parking on the road can cause overcrowding and resource damage to the adjacent lands. This project will provide expanded parking to alleviate parking issues on the road. Staff will be returning to the Board with an agreement for biological studies, aquatic studies, cultural studies, and environmental

review for this project in the near future. This project is part of our ongoing maintenance of the Rubicon, improvements to user experience, and reduction of impacts to the environment. County staff participated in a kickoff meeting Monday, April 29<sup>th</sup>. In attendance were representatives from the US Forest Service Lake Tahoe Basin Management Unit, County of El Dorado Department of Transportation, County of El Dorado Parks and Trails Division, and Project engineers from NCE (the County's design firm for the project).

Conceptual designs are complete and NCE will be coordinating a site visit with the agencies involved (Placer County, El Dorado County, and the US Forest Service Lake Tahoe Basin Unit) shortly after Labor Day. NCE will also be responsible for public outreach in conjunction with Placer County for the project and is slated to start in early 2025. **Parks Staff has a site visit scheduled for Tuesday, September 24<sup>th</sup> to review the site design with USNF Tahoe Basin Unit, and Placer County.**

OHV Division Grant Funds: \$278,909

### **Henningsen Lotus Park (HLP)**

Henningsen Lotus Park is a 51-acre park located along the south bank of the South Fork American River in Lotus. The park is located within the floodplain which is inundated up to 15+ feet during large floods. Staff is pursuing FEMA funding in the form of mitigation funds to prevent these damages from happening in the future. With additional funds, we hope to be able to clear out the vegetation and repair the swales at the undeveloped part of the property. There is also the possibility of expanding the park to include the currently undeveloped portion of the property, to be funded with a potential California State Parks, Division of Boating and Waterways grant. Staff will return to the Board at a later date with any recommendations for grant applications for funding this project.

**Parks and Facilities staff conducted a site visit of HLP to define the scope for several ADA improvements at the park both on the ball field side and the river side. Some of the improvements slated for install are handrails on staircases, striping ADA paths of travel and sidewalk modifications. Facilities will be managing the installation of these improvements, and I will bring future updates on progress around this work to the Commission through these updates.**

### **Pine Hill Preserve Trail Feasibility Analysis**

The Pine Hill Preserve is a cooperative conservation effort among 10 federal, state, and local entities to protect the habitat of eight rare plant species. Four of the plant species that grow in the Pine Hill Preserve are endemic, which means they grow nowhere else in the world. One species is nearly endemic, with only a few plants found elsewhere. This assemblage of rare plants is part of a unique community confined to soils known as the Rescue soils, named after the nearby community of Rescue, CA. Parks staff is assisting the Planning and Building Department, Long Range Planning Division, in assessing the feasibility of creating improved parking areas as well as some natural walking trails, and interpretive signage within the preserve area. We are currently in the process of acquiring proposals to establish a rough order of

magnitude of costs and permitting requirements that will ultimately be one of several options presented to the Board of Supervisors to make a recommendation to staff on how to move forward in the stewardship of this area. Staff will be hosting a meeting with the Bureau of Land Management (BLM) the last week of June to get input on trail and parking configuration as well as best practices as they are the majority landowner of the preserve and lead agency on preservation of the area.. County Staff met with representatives from the Bureau of Land Management (BLM) June 25<sup>th</sup> on site to explore improvement options on the county owned Durock Rd. site. Topics of discussion were parking facilities, potential construction and maintenance needs, and their associated costs. Lastly the group brainstormed around interpretive signage for the site, what it should contain, and how much it would cost. The Planning and Building Department is currently working to update the Board of Supervisors for direction on this opportunity.

Rare Plant Fund:TBD

### **SPTC Natural Trail**

In 1991, the Sacramento-Placerville Transportation Corridor (SPTC) Joint Power Authority (JPA) was established to purchase the Sacramento-Placerville railroad corridor from the Southern Pacific Railway Corporation. Members of the JPA include the counties of El Dorado and Sacramento, the City of Folsom, and the Sacramento Regional Transit District. The Sacramento-Placerville Transportation Corridor Master Plan was developed under direction from the El Dorado County Board of Supervisors in order to identify alternative uses of the portion of the SPTC in El Dorado County. The SPTC Master Plan and associated programmatic Environmental Impact Report (EIR) allowed consideration of all trail uses throughout the entire corridor. The 19-mile natural trail segment, beginning west of Latrobe Road and east of Old Station Lane in the community of Latrobe extending north-northeast to Missouri Flat Road in the City of Placerville, is known as the SPTC Natural Trail. The project includes establishing a non-paved trail for walking, biking, and equestrians within the historic railroad corridor, following the trail established by users, with strategic re-routing to avoid sensitive areas. We have completed the bio survey for the portion of the natural trail between Latrobe and Missouri Flat Road and worked with the County Surveyors office to have maps created showing the location of sensitive species as well as protected habitat. Staff will be reaching out to trail user groups in the coming weeks to poll what area might be a good starting point based on their proposed uses and willingness to volunteer their time to assist in the construction of the Natural Trail.

SPTC: TBD

### **FEMA Projects (Latrobe Washout, Bridge damage)**

This issue originally arose in 2017 during a sever storm event where the site experienced significant erosion due to high flows and sustained significant damage to the tracks and rail bed. At that time County Staff began working with FEMA and the El Dorado County Department of Transportation to prepare a Hydrology Report for the area which assisted in the development of plans to correctly address the needed repair. At that time FEMA made the decision to have the area repaired in-kind and not follow the

recommendation of the report and provide an adequate repair for the area based on current hydrologic factors. This resulted in a repair that was undersized for the projected flows identified in the hydrology report that was created.

In January 2023, this area again received a substantial amount of precipitation and sustained additional damage that previously experienced in 2017. Once FEMA completes their review, we will receive a clear determination of what repair methodology they would like us to use and the corresponding budget to make said repairs.

FEMA Funding: TBD

### **Cronan Ranch County Parcel**

El Dorado County owns a 62.2-acre parcel of land (APN #104-530-10-100) in the Coloma area south of Highway 49, surrounded by the Cronan Ranch Regional Trails. The U.S. Department of Interior Bureau of Land Management (BLM) owns the surrounding land which includes a parking area off Pedro Hill Rd and 12-miles of ranching roads which are maintained non-motorized multi-use trails. The County purchased the land on May 11, 2004 via a contribution of \$280,000 from Proposition 40 funding to be used for the acquisition and development of a Regional Trails Park. The Parks & Recreation Commission moved to recommend the Board of Supervisors explore BLM acquisition of the subject parcel at Cronan Ranch on December 21, 2023 (Legistar Item 23-2236) and specified that any proceeds from the sale of the property be used for County Parks. On June 25, 2024, the Board considered options for the subject parcel and directed staff to bring forward a resolution declaring the property exempt surplus and appoint a negotiator (Legistar Item 24-0593). Staff is currently working with BLM to assemble an application for Federal Land Transaction Facilitation Act (FLTFA) funding, which would allow BLM to purchase the land from the County.