

**THE CITY OF COSTA MESA  
REGULAR MEETING OF THE  
FAIRVIEW PARK CITIZENS ADVISORY COMMITTEE**

**February 5, 2014**

***These meetings minutes represent an "action minute" format. A copy of the meeting audio tape can be obtained at the Public Services Department front counter located on the 4<sup>th</sup> floor of the Costa Mesa City Hall.***

The Fairview Park Citizens Advisory Committee of the City of Costa Mesa, California met in regular session at 6:00 p.m. on Wednesday, February 5, 2014, in the Neighborhood Community Center Victoria Room at 1845 Park Avenue, Costa Mesa, California.

**1. Call to Order: Chairman Mehren**

The pledge of allegiance was recited. Member Smith read the Fairview Park Citizens Advisory Committee (FPCAC) Mission Statement.

**2. Roll Call**

Voting Members Present:	Chairman Richard Mehren Vice Chairman Steve Smith Member Ron Amburgey Member Brett Eckles Member Lee Ramos Member David Stiller Member Anna Vrska
Voting Members Absent:	Member Terry Cummings Member Dennis Popp
Official Present:	Commissioner Dean Abernathy, Parks and Recreation Commission (PRC) Liaison
Official Absent:	Mayor Pro Tem Stephen Mensinger, City Council Liaison
Staff Present:	Ernesto Munoz, Public Services Director Fariba Fazeli, City Engineer Bart Mejia, Parks Project Manager Yolanda Summerhill, Attorney Robert Staples, Contract Administrator Alfa Lopez, Management Analyst Denise Cedillos, Administrative Secretary

**3. Presentations/Update: None**

**4a. Public Comment**

Public Comment was requested by Chairman Mehren.

1. Robert Staples, City of Costa mesa  
Mr. Staples introduced Melissa Ward who represents the Institute for Conservation Research and Education (ICRE).
2. Melissa Ward, Costa Mesa  
Ms. Ward shared that ICRE is involved with different environmental projects. She introduced Christian Redman; ICRE will provide funding for Mr. Redman's project.
3. Christian Redman, Costa Mesa  
Mr. Redman explained his proposed Eagle Scout project to restore a portion of Fairview Park known as "Vandersloot's Garden" to its near original form. He will be fundraising to obtain materials and equipment. He hopes to complete the project in one day - March 16, 2014.

Chairman Mehren commented that the soil is hard.

4. Chris Blank, Costa Mesa  
Mr. Blank read an e-mail he sent to Mr. Ernesto Munoz and spoke in favor of a needs assessment.
5. Harold Weitzberg, Costa Mesa  
Mr. Weitzberg indicated that more sports fields are necessary but he is against them in Fairview Park and suggested utilizing a portion of the Costa Mesa Golf Course as an alternate location. He inquired if the needs assessment is of the park or the residents.
6. Cindy Brennaman, Costa Mesa  
Ms. Brennaman spoke against sports fields in Fairview Park; she would like it kept as natural as possible.
7. Beth Backey, Costa Mesa  
Ms. Backey spoke in favor of a needs assessment and for the Committee to be aware of any deed restrictions mentioned by Council Member Genis at the 2/4/14 City Council meeting. She would like the park to be kept in its natural state with any restorations that are needed.
8. Jay Humphrey, Costa Mesa  
Mr. Humphrey spoke in favor of a needs assessment of the public and keeping Fairview Park natural. He stated that it is necessary to ensure Park Impact Fees are collected on new developments and that tract mapping be done on a timely basis.
9. Flo Martin, Costa Mesa  
Ms. Martin expressed support for keeping Fairview Park an open space for passive use. She indicated CMFairviewpark.org is a site that might be for sale; she sincerely hopes not.
10. Teresa Drain, Costa Mesa  
Ms. Rain advocated for the protection and restoration of Fairview Park and suggested a moratorium.
11. Lynn Redman, Costa Mesa

Mr. Redman stated it is important that the City's irrigation responsibilities be completed prior to the Eagle Scout project. He hopes the proposed change of a community garden in Fairview Park is not an attempt to sell the Hamilton-Charle area.

Mr. Staples reported that City Maintenance staff will energize the system and repair the necessary pipes; ICRE will maintain and monitor the area for one (1) year.

12. Pete Peterson, Costa Mesa

Mr. Peterson spoke in favor of a boardwalk across the lower riparian area and requested the Committee ask for it to be reinstated.

13. Resident, Costa Mesa

A resident inquired what the expertise of the nine (9) committee members selected were and stated there are things to consider before placing a boardwalk anywhere.

Chairman Mehren alluded to the needs assessment voted on by the City Council stating it may be the best option.

Mr. Munoz clarified that Fairview Park is not for sale and that the deed restrictions mentioned by Council Member Genis will be added to the City's FPCAC website.

**4b. Correspondence from the public**

Chairman Mehren expressed his appreciation for the public correspondence. Committee members were provided copies of all public correspondence received since the date of the last meeting. Copies for the public were also made available.

**5a. Approval of Minutes – Meeting of November 6, 2013**

**Member Eckles made a motion to approve the minutes for the November 6, 2013 meeting as presented; Member Stiller second; motion carried unanimously.**

**5b. Approval of Minutes – Meeting of December 4, 2013**

**Vice Chairman Smith made a motion to approve the minutes for the December 4, 2013 meeting as presented; Member Ramos second; motion carried unanimously.**

**6a. Northwest Quadrant Report**

i. Staff Presentation

Mr. Mejia presented a PowerPoint overview on each of the four items the Committee selected for further review at the December 4, 2013 meeting. The Committee had an opportunity to discuss the items, receive public comment, and vote on forwarding the recommendation to the PRC. A report of the review of the proposed changes to the northwest quadrant with preliminary feasibility studies was provided to Committee members and made available to the public.

1. Keep Master Plan As-Is

- Committee Discussion

Chairman Mehren stated he is happy keeping the Master Plan as-is and does not think the other three (3) items are major encroachments on the Northwest Quadrant.

- Public Comment

1. Harold Weitzberg, Costa Mesa

Mr. Weitzberg urged the Committee to vote to keep the Master Plan the way it is and stated a motion cannot be passed to keep it as is but then continue to discuss other changes.

2. Cindy Brennaman, Costa Mesa

Ms. Brennaman expressed agreement with Mr. Weitzberg.

3. Kim Hendricks, Costa Mesa

Ms. Hendricks stated the Master Plan should be kept the way it is and adhered to in the future.

- Committee Action

**Chairman Mehren called for the vote to forward a recommendation to the PRC to retain the elements of the Master Plan as they read now for the northwest quadrant. Members Vrska, Smith, Mehren, Eckles, Ramos, and Stiller voted in favor; Member Amburgey opposed; motion carried 6 to 1.**

2. Community Garden

- Committee Discussion

Chairman Mehren expressed the community garden is a great idea but not at the proposed buffer strip location for reasons including the distance from the parking area, privacy for the residents, and cultivating of the crops without theft or damage.

Member Eckles agreed with Chairman Mehren and added that the City funds to maintain, manage, and secure this area would be very costly.

Vice Chairman Stiller stated if the garden were to be suggested adjacent to Placentia Ave., it may encourage people to park there and that is a very poor idea. If there has to be a garden it should be close to a parking lot and restroom facilities.

Member Amburgey inquired if the location of the community garden has to be defined or if it can be voted on anywhere in the quadrant.

Mr. Munoz suggested an area within a quadrant be proposed so there could be a more specific analysis to bring back to the Committee. The Committee can propose several locations, but it would be good to narrow it down.

Member Ramos inquired if the community garden can be proposed in the future for another quadrant.

Mr. Munoz clarified that if the Committee feels the community garden is appropriate in another quadrant, they may bring it up at that time.

- Public Comment

1. Chris Blank, Costa Mesa

Mr. Blank inquired if staff considered any other locations in the northwest quadrant. He was opposed to the item in this quadrant but stated it may be appropriate for another quadrant.

Mr. Munoz indicated staff focused on that area because it seemed the most appropriate place relative to the constraints.

2. Harold Weitzberg, Costa Mesa

Mr. Weitzberg opposed the item in this quadrant and urged the Committee members to walk the area to see if the type of recommendations are viable.

3. Christian Redman, Costa Mesa

Mr. Redman opposed the item in this quadrant.

4. David Kinkade, Costa Mesa

Mr. Kinkade opposed the item in this quadrant.

5. Jay Humphrey, Costa Mesa

Mr. Humphrey expressed that not all proposed changes have to go somewhere in the park just because it shows up as an option.

6. Flo Martin, Costa Mesa

Referring to the report on the review of proposed changes to the northwest quadrant, Ms. Martin indicated a community garden is not feasible in any part of Fairview Park because of the lack of portable water.

- Committee Action

**Chairman Mehren called for the vote to forward a recommendation to the PRC to include a community garden in the northwest quadrant. Member Amburgey voted in favor. Members Vrska, Eckles, Smith, Mehren, Ramos, and Stiller opposed; motion failed 1 to 6.**

3. Install Information Kiosks with Pamphlets

- Committee Discussion

Member Ramos stated he sees many possibilities: the community can participate with the pamphlets and there are various environmental groups that can take the project on. He shared that Vice Chairman Smith suggested the possibility of a self-tour utilizing cell phones.

Member Eckles expressed the self-tour can be a wonderful thing, without paper, and the Committee can vote on the kiosk itself.

In response to Member Eckles's inquiry on the feasibility of combining item 3 (Install Information Kiosks with Pamphlets) with item 4 (Nature Center Bird Watching Platforms), Mr. Mejia stated it is feasible.

Member Stiller asked for public comment from bird watchers regarding if setting up watching stations will discourage birds from visiting.

Council Member Genis indicated the key is where the viewing platform is placed; it should be kept at enough distance from where birds want to nest.

- Public Comment

1. Harold Weitzberg, Costa Mesa  
Mr. Weitzberg spoke in favor of this item.

2. Jay Humphrey, Costa Mesa  
Mr. Humphrey spoke in favor of this item with Vice Chairman Smith's idea of mobile self-tours.

3. Betsy Karkgass, Costa Mesa  
Ms. Karkgass spoke in favor of this item incorporating a storyboard and Vice Chairman Smith's idea of mobile self-tours.

4. Cindy Black, Costa Mesa  
Ms. Black spoke in favor of this item including Vice Chairman Smith's idea and small single-species signs along a paved walking road. She suggested applications that play the song of the bird and provide information on it.

5. Gilbert Collins, Costa Mesa  
Mr. Collins opposed this item if there is not a plan in the future to have an organization maintain the kiosk.

- Committee Action

**Member Eckles made a motion to forward a recommendation to the PRC to include Install Information Kiosks, without the word pamphlets, in the northwest quadrant; Members Vrska, Eckles, Amburgey, Mehren, Ramos, and Stiller voted in favor; Member Smith opposed; motion carried 6 to 1.**

#### 4. Nature Center Bird Watching Platforms

- Committee Discussion

Chairman Mehren recommended the area utilized for the grand opening ceremony south of Pond A for this item.

- Public Comment

1. Gilbert Collins, Costa Mesa  
Mr. Collins requested information on the procedure of where and when the idea came from stating it was not on the list of proposed changes to the Master Plan.

The Committee clarified that it was on the list of Proposed Changes to the Master Plan, compiled at the July 7, 2013 meeting.

2. Cindy Black, Costa Mesa  
Ms. Black expressed ambivalence on this item stating it could potentially be under-utilized and not maintained. She suggested it may be more appropriate in the quadrant where the Orange County Model Engineers are located.

3. Kim Hendricks, Costa Mesa

Ms. Hendricks spoke against this item and item 3 (Install Information Kiosk) stating the area has already been highly eroded.

- Committee Action

**Chairman Mehren called for the vote to forward a recommendation to the PRC to include Nature Center Bird Watching Platforms in the northwest quadrant. Members Eckles, Amburgey, and Ramos voted in favor; Members Vrska, Smith, Mehren, and Stiller opposed; motion failed 3 to 4.**

## **7a. Evaluation of Proposed Changes – Southwest Quadrant**

### **i. Staff Presentation**

Mr. Mejia presented a PowerPoint overview on the southwest quadrant. There are two significant resources in this quadrant: archeological site ORA 58 and a number of vernal pools within the south section. There is an existing parking lot utilized for various City events. Mr. Mejia will provide an update on the current projects in this quadrant at the March 5, 2014 meeting.

Mr. Mejia presented the proposed list of changes to the Master Plan; items circled in red were specific to other quadrants (Attachment 3). **Member Eckles made a motion to eliminate the circled red items from the proposed changes to the southwest quadrant; Member Ramos second the motion.**

### **ii. Public Comment**

1. Lynn Rickman, Costa Mesa

Mr. Rickman inquired if item 26, plant native/drought resistant plants, will be in the area where his son's Eagle Scout project will be voted on.

Ms. Summerhill stated the Committee can proceed with the motion since item 26 is not a red circled item, then proceed with the item individually.

Discussion ensued and it was clarified that the first step is to remove the red circled items pertinent to other quadrants, followed by items examined individually and further eliminated.

Chairman Mehren recommended that Committee Members select items for the next meeting that have merit in the Southwest Quadrant for staff to give a report.

**Chairman Mehren called for the vote on Member Eckles's motion; motion carried unanimously.**

## **8. Committee Member Reports**

Member Stiller queried if the City has received anything from US Fish and Wildlife Services regarding their expectation for the vernal pool situation.

Mr. Munoz indicated that will be covered in his report.

Member Eckles thanked staff, the public, and Mr. Weitzberg for offering solutions. He expressed excitement at hearing public comment about sports fields and clarified that when talking about Fairview Park, it is not just about sports fields since the Committee is tasked with looking at the

existing Master Plan. The Committee is creating a vision which will be presented to the PRC, and from there it will go to City Council where decisions will be made.

Member Amburgey expressed he thinks a mistake was made regarding the Community Garden and it can be looked at on the east side of the park. Community needs ought to be looked at and getting too specific will spend a lot of staff time unnecessarily.

Chairman Mehren agreed with Member Amburgey.

Member Ramos agreed with Member Amburgey. He expressed thanks and appreciation of the public, stating the park belongs to everyone and if we share a good attitude we will be able to arrive to a strong compromise.

Member Vrska shared she is about halfway done meeting with all of the youth sports organizations in Costa Mesa. She hopes that by the next two (2) meetings she will be able to touch base with everyone.

Chairman Mehren explained the Committee Members were appointed by City Council and everyone has a different expertise. He is not comfortable going forward without a needs assessment for the citizens and park and will discuss it with Mr. Munoz and Mr. Mejia. He thanked the public for their attendance and input.

#### **9. Public Services Director Report**

In response to Member Stiller's comments, Mr. Munoz stated the trails that encroached on Vernal Pool 6 have been removed and the City's consultant biologist is in the process of preparing a report to U.S. Fish and Wildlife Services (USFWS) detailing the removal and any other suggestions regarding that location. The report will be forwarded to USFWS within the next two (2) weeks. USFWS indicated they want to receive the biologist's report and need additional analysis prior to responding to the City's letter regarding proposed mitigation measures; they have not provided an anticipated response date as of yet. Until the City has received that, we will not move forward with any delineation or restoration at or around the pools.

Mr. Munoz shared that City Council approved staff to move forward with the update of the Open Space Master Plan (OSMP) of Parks and Recreation. A Request for Proposals (RFP) will be issued sometime between now and July. Once the RFPs are received, the costs will be added to the budget for City Council's consideration. The consultant that the City Council selects, PRC, and City Council will have the document available to weigh all recommendations made by the FPCAC against its findings.

City Council approved the award of a Professional Services Agreement to begin the design process for a landscape median that will be constructed on Placentia Avenue from Adams Avenue to Wilson Street. It is part of the Master Plan so there will not be discussion relevant to it with this Committee. The landscape median will beautify that stretch of the corridor, and will provide safety so pedestrians do not run across Placentia Avenue.

A bicycle and pedestrian crossing providing a link from east to west will be constructed adjacent to where Fairview Channel crosses Placentia Avenue. The project is currently under design and will be constructed later this year.

#### **10. City Attorney Report**



Ms. Summerhill had nothing to report.

**11. Adjourn**

The meeting was adjourned at 7:53 p.m. to the next regular scheduled meeting on Wednesday, March 5, 2013, at 6:00 p.m., at the Neighborhood Community Center, Victoria Room.

Submitted by:



---

**ERNESTO MUNOZ**  
Public Services Director