



TOWN OF PORTOLA VALLEY
Special Trails and Paths Committee Meeting
Tuesday, December 1, 2020 8:15 AM

Special Videoconference Meeting via Zoom

SPECIAL VIDEOCONFERENCE MEETING AGENDA

Remote Meeting Covid-19 Advisory: On March 17, 2020, the Governor of California issued Executive Order N- 29-20, suspending certain provisions of the Ralph M. Brown Act in order to allow for local legislative bodies to conduct their meetings telephonically or by other electronic means. Pursuant to the statewide Shelter-In-Place Order issued by the Governor in Executive Order N-33-20 on March 19, 2020, and the CDC's social distancing guidelines which discourage large public gatherings, Portola Valley Town Council meetings are being conducted electronically. The meeting is not available for in-person attendance. Members of the public may attend the meeting by video or phone linked in this agenda

Join Zoom Meeting:

<https://zoom.us/j/94575234080?pwd=MTdLTXh5ZGFINnVIQkF0RUdYQXlrZz09>

Meeting ID: 945 7523 4080

Password: 476081

To access the meeting by phone, dial:

1-699-900-6833

1-877-853-5247 (toll-free)

*Mute/Unmute - press *6*

*Raise Hand - press *9*

- 1. Call to Order**
- 2. Oral / Community Communications**
- 3. Approval of Minutes:** November 17, 2020 Meeting
- 4. Special Business**
 - a. **Stanford Subdivision Project Update:** Laura Russell and Jeremy Dennis
 - b. **Project Q/A:** Group, Laura Russell and Jeremy Dennis
 - c. **Review 2nd round Trails and Paths comments:** Group
 - d. **Review 3rd and 4th round Trails and Paths proposals from applicant:** Group
 - e. **Discuss reply to 3rd and 4th round Trails and Paths proposals:** Group
- 5. Adjournment**

Enclosures:

Minutes from November 17, 2020 meeting

Trails & Paths 2nd round comments – Stanford University Faculty Housing Project

Sheet C-5.3 dated 11/10 from Stanford's 4th submittal [Here](#)

Item # 8 from Stanford's 3rd submittal [Here](#)

SPECIAL TRAILS AND PATHS COMMITTEE MINUTES – Tuesday, November 17, 2020, 8.15 am

CALL TO ORDER: The meeting was called to order at 8.16 am.

ROLL CALL: J. Coleman, A. Doherty, B. Eckstein, E. Ferrari, S. Gold, G. Hanning, F. Leach, M. Nicholls. K. Corley, guest, T. Coleman, Conservation Committee, C. Hughes, Council Liaison, H. Young, Public Works Director.

ORAL/COMMUNITY COMMUNICATIONS: C. Sanders from the PV Ranch has put a sign on the map bins which will discourage users putting garbage in them. K. Corley asked about the meeting on the Stanford Wedge. G. Hanning told her that a special meeting on the subject was planned for Tuesday, December 1st, and open to the public. 3 rounds of plan review were submitted to the town in Stanford's application. We are not accepting one particular plan and are trying to have a consensus from the Trails Committee with regard to the trails.

APPROVAL OF MINUTES: S. Gold made a motion to approve the October minutes, J. Coleman seconded and everyone was in favor.

OLD BUSINESS:

- a. **Trail Conditions, Work, and Budget October 2020:** Howard – Update/Discussion: October work included fallen trees, water bars, road right of way prep for winter. Maintained trails well so far. G. Hanning noted the trail above the soccer field at Town Center has gopher holes and they are tearing up the trail. H. Young will address.
- b. **Replacement Metal Signs:** Group – Update/Discussion: H. Young displayed the No Bicycle sign in two sizes. It was decided that the larger one, 6" x 6", would be more suitable.
- c. **Alpine Trail Signage:** Group – Update/Discussion: Letter received from Joyce Shefren re. families on bikes on the dirt part of Alpine trail from Ladera Oaks to Ford Field. Bikes are not permitted on the dirt trail and should only be on the paved Dwight Crowder trail. Both sides of the trail will be addressed by the sub-committee of M. Nicholls, A. Doherty and G. Hanning to clarify signage and also designate the Safe Routes to School. B.

Eckstein and Angela Hey will give input as needed. S. Gold noted the Town Manager's wife works for Mid-Pen and suggests trying to resurrect the town's plan to widen the Alpine dirt trail in front of the old Wood's estate. G. Hanning explained to C. Hughes that no bikes are allowed on the dirt trail from Alpine Meadows to Willowbrook. Kristi Corley asked where there are places for kids to ride on trails as it is too dangerous to use Portola Valley road. Brought up issue of kids who go from Corte Madera school to Ladera Oaks and noted there is no trail where they enter the club's driveway as there is much traffic. It was explained that is the club's property and the town has no jurisdiction over it. She also brought up the issue of the Alpine paved trail after the last tennis court at Alpine Meadows, and says there are bumps on the trail. It was suggested she put in a maintenance request to PV Connect and Howard will address.

NEW BUSINESS:

- a. **Site Development Permits:** Group – Discussion: The Neely Winery Project response to the Trails Committee Review was attached to the meeting minutes for Tuesday, November 17, 2020. There is no progress.

OTHER BUSINESS:

- a. A special meeting to update the Committee on the Stanford Wedge project will be scheduled for Tuesday, December 1st, at 8.15 am. G. Hanning is hoping the Planning Commissioner and/or the Town Manger will attend. Need to look at the 3rd round of plans. G. Hanning will try and get the link for the Committee to look at. The public is invited. J. Coleman felt the Committee should still have its December meeting.

ADJOURNMENT: E. Ferrari made a motion to adjourn, S, Gold seconded, all were in favor. The meeting was adjourned at 9.05 am.

From: Gary Hanning
To: Laura Russell <lrussell@portolavalley.net>
Cc: Joe Coleman; Fred Leach
Sent: Monday, December 16, 2019, 05:44:46 PM PST
Subject: Trails and Paths Committee Subdivision Subcommittee 2nd Round Comments - Stanford University Faculty Housing Project

Dear Laura,

The Trails and Paths Subdivision Subcommittee has reviewed the applicant's response to our preliminary comments and the associated set of new plans dated 11/15/19. Unfortunately, very little feedback was received and the new plans do not incorporate any of the changes proposed by our Subcommittee. Therefore, we're forwarding our initial comments again, and providing some reiteration info and additional comments as follows:

1. In response to item #3 in our preliminary comments, we strongly reiterate our desire to have the proposed new homes moved south a minimum of 25 additional feet from the northern property line to make room for a trail and a wildlife corridor. Note that a portion of the Canyon Trail has existed in this area since at least 1962. Moving the homes south away from the property line would also reduce a perceived massing/crowding of structures on that border. It's our understanding that both Conservation and ASCC have also made this request. Furthermore, during a recent site visit we were able to identify tree #4855 (on page C-4.1 of the new plans). This tree marks the current proposed southern edge of the new homes. We observed substantial usable land to the south, west and east of this tree and have concluded that moving the subdivision 25-30 feet south from Tree #4855 would not have a substantial impact to the design. Also keep in mind that there are numerous locations in Portola Valley where trails/paths run close to homes and, given adequate space, it is possible to naturally screen the homes from the trail.

2. It's our understanding that the Public Works Department will be asking the applicant to rebuild the portion of Alpine Trail that runs alongside the eastern edge of the subject property. During a recent site visit, it was determined that there are substantial portions of Alpine Trail that in fact reside on the subject property and are outside of the road setback easement. Given that the applicant will be rebuilding a portion of Alpine Trail and that the Town will need to secure easements for the existing portions of Alpine Trail that reside on the subject property (see comment #6 below), we would like to propose that the entire portion of Alpine Trail that runs alongside the eastern edge of the subject property be moved westward onto the subject property and a new easement created for this relocated section of Alpine Trail. We believe that this will make for a much improved trail user experience as traffic on Alpine Road has increased substantially in the recent years and the resulting noise has a significant impact on users of the Trail. Moving the Trail west into the subject property will likely save several trees that would otherwise need to be removed or substantially trimmed. We anticipate that residents of this new subdivision will be using this trail often and they will benefit from having the Trail on the subject property and further away from Alpine Rd.

3. The Trails and Paths Subcommittee has located an existing public trail easement that borders the western side of the subject property. This easement is located on lots in the Pine Ridge Subdivision. Given this, we propose that a fourth new trail be added on the subject property that connects the first new trail (see #2 below) to the trail easement on Pine Ridge Subdivision Lot #11. This easement can be seen on the Pine Ridge Subdivision Map Volume 56 Page 32.

4. We ask that a licensed surveyor mark the entire property line along the northern border with the Westridge Subdivision as well as the western border with the Pine Ridge Subdivision. This is necessary to determine if parts of the existing Canyon Trail lie within the boundaries of the subject property.

5. The applicant has noted in their response that they are working with both the Trails and Paths Subdivision Subcommittee and the Town Staff to determine locations of the trails. However, at this point our Subcommittee has not been contacted by the applicant and currently there is no collaborative effort under way. We encourage the applicant to contact us to setup a meeting to begin work on locating the new trails as soon as possible.

Best Regards,

Trails and Paths Subdivision Subcommittee

----- Forwarded Message -----

From: Gary Hanning

To: Laura Russell <lrussell@portolavalley.net>

Cc: Terry Lee

Sent: Tuesday, October 8, 2019, 11:38:49 AM PDT

Subject: Trails and Paths Committee Subdivision Subcommittee PRELIMINARY Comments - Stanford University Faculty Housing Project

Dear Laura,

The Trails and Paths Committee Subdivision Subcommittee has reviewed the Stanford University Faculty Housing Plans dated 9/13/2019 (plot date 9/6/2019). Included in this set of plans is a Trail Map prepared by Sandis Civil Engineers dated 8/30/2019. The Subcommittee also visited the site on 9/30/2019 and met with John Donahoe of Stanford. With respect to this project, The Trails and Paths Committee Subdivision Subcommittee offer the following remarks, comments and recommendations:

1. The Trail Map included in the package shows a single new Trail/Path starting near the southern most proposed entrance into the subdivision extending up the hill and along a portion of the hillside to the northern property boundary with the Westridge Subdivision. This Trail/Path is proposed by the project developers and is not consistent with the Town of Portola Valley General Plan Trails and Paths Element dated 1/8/2003. The Trails and Paths Committee Subdivision Subcommittee recommends against implementing this Trail/Path as proposed.

2. The Trails and Paths Subdivision Subcommittee recommends that, as a condition of approval of the new Stanford Faculty Housing Subdivision, the project incorporate several new Trails/Paths as outlined in the Town of Portola Valley General Plan Trails and Paths Element dated 1/8/2003. The Trails and Paths Element addresses the entire property known as the "Stanford Wedge" and specifies the creation of several new Trails/Paths. The first new Trail/Path has an entrance at the southern most point of the subject property near Golden Oak Dr. This new Trail/Path traverses the hillside north to the property line with the Westridge Subdivision. A second new Trail/Path enters the subject property from Alpine Road near an existing gate across from Glenoaks Stables. This new Trail/Path runs somewhat parallel to the first, lower on the

hillside and also traverses north to the property line with the Westridge Subdivision. A third new Trail/Path connects the two and then travels east alongside the creek and returns to Alpine Road. Reference The Town of Portola Valley Trails and Paths Element Plan Diagram A dated 12/21/2009 for more specific information on these new Trails/Paths. These new Trails/Paths are to be multi-use, with the upper trail available to hiking and equestrians, and the lower available to hiking, equestrians and possibly bicycles as yet to be determined.

3. The Trail/Path returning to Alpine Road along the creek would run very close to the proposed housing units that back up to the creek. The Trails and Paths Subdivision Subcommittee recommends that those units be moved south to create a sufficient scenic corridor along the creek to allow for the new Trail/Path and for any conservation purpose as required by the Conservation Committee.

4. The new Trails/Paths should be staked out by a licensed surveyor and their locations approved by the Trails and Paths Subdivision Subcommittee prior to approving the Stanford Faculty Housing Subdivision.

5. Construction of the new Trails/Paths should adhere to Town of Portola Valley Trail/Path Construction Standards and Specifications including but not limited to six foot minimum width and an all weather compacted base-rock surface. Additionally, Trail/Path surfaces shall be scored and made non-slip at any location where a Trail/Path traverses and driveway, sidewalk or any other hardened surface.

6. Prior to approving the proposed Stanford University Faculty Housing Subdivision, the Town should secure and record Public Use Trail Easements (ingress, egress & traversal) for all new Trails/Paths created as part of the Stanford University Faculty Housing Subdivision per the Town of Portola Valley General Plan and the Trails and Paths Element. Additionally, the Town should verify and/or secure and record Public Use Trail Easements for portions of the existing Alpine Trail that are on or adjacent to the subject property or for any other existing Trail/Path that may be on the subject property.

7. While it is not within the scope of the Trails and Paths Subdivision Subcommittee to seek out new open space easements, it's our understanding that Stanford wishes to keep the remainder of the "Wedge" property (the area not being developed) as open space and that the Town of Portola Valley Conservation Committee and/or Open Space Committee may be pursuing an open space easement on this land for the benefit of the Town of Portola Valley. If so, the Trails and Paths Subdivision Subcommittee reserves the right to propose new trails on this portion of land, per the Town of Portola Valley General Plan and Trails and Paths Element, and we request that the Town of Portola Valley secure and record Public Use Trail Easements for these new Trails/Paths prior to approval of the new Stanford Faculty Housing Subdivision.

Best Regards,

Gary Hanning
Trails and Paths Committee Subdivision Subcommittee