



**COUNTY OF SAN MATEO**  
Inter-Departmental Correspondence  
County Manager



**Date:** November 1, 2013  
**Board Meeting Date:** December 10, 2013  
**Special Notice / Hearing:** None  
**Vote Required:** Majority

**To:** Honorable Board of Supervisors

**From:** John Maltbie, County Manager

**Subject:** Acceptance of the Moss Beach Park Parcel in Unincorporated Moss Beach

**RECOMMENDATION:**

Adopt a Resolution authorizing the acceptance of the Moss Beach Park parcel, consisting of approximately 26,000 square feet, located at Etheldore Street and Virginia Avenue in Unincorporated Moss Beach.

**BACKGROUND:**

Moss Beach Park is a neighborhood/regional pocket park located at the intersection of Etheldore Street and Virginia Avenue in Moss Beach, otherwise known as Assessor's Parcel Number 037-142-020 (the "Parcel"). The Parcel consists of approximately 26,000 square feet of land, is bordered to the south by a creek and is surrounded by a mix of commercial and residential properties.

The Parcel was quitclaimed in 1975 to a nonprofit corporation, Coastside Preservation and Recreation, Inc. ("CPR") for park, recreation, and community service purposes. Since then it has been open to the general public as a park. Several improvements have been made to the Parcel over the years, including the installation of a paved basketball court, a drinking fountain, picnic tables and playground equipment. In the 2008 San Mateo County Midcoast Park and Recreation Plan, the need for a public restroom at the Park was identified. A prefabricated restroom was acquired in 2012 using funds from the Midcoast Park and Recreation Fee Fund and is awaiting installation.

The park, one of only five in the mid-coast area, is used by children and families from throughout the community and serves as a location for parents to interact with other parents while children play. Local Boy Scout Troops utilize the park for service projects. It is an important community center and asset.

In July 2013, the Parcel was sold at auction to settle a long-term property tax delinquency of CPR. After public input and intervention by County staff, the sale was reversed and the delinquent taxes were paid by a family in the community. CPR is unable to continue to maintain and manage the park and desires to transfer the Parcel to the County Parks Department in order to ensure that the park remains available for use by the community.

**DISCUSSION:**

CPR has delivered a Quitclaim Deed to the County, transferring to the County all rights and responsibilities related to the Parcel, including the obligation to maintain the property for park and recreation purposes for the general public. The County will acquire the Parcel at no cost, as documented by the Agreement for Quitclaim, but will take on operations and maintenance obligations, which are estimated to cost approximately \$30,000 per year, including sewer and water fees, cleaning and trash removal, landscape maintenance, and playground inspections and upkeep. Additionally, any necessary capital improvement costs will be the County's obligation.

Following acquisition of the Parcel, the County will install in the park the prefabricated restroom which was already purchased.

Acquisition of the Parcel is categorically exempt under the California Environmental Quality Act ("CEQA"). A notice of exemption was filed on October 4, 2013. On November 20, 2013, the Planning Commission found the acquisition in conformity with the County's General Plan.

County Counsel has reviewed and approved the Quitclaim Deed, Agreement for Quitclaim, Certificate of Acceptance and Resolution as to form. The Director of Parks concurs in this recommendation.

Approval of the Resolution contributes to the Shared Vision 2025 outcome of an Environmentally Conscious Community as the acquisition of the park preserves its use as a public recreation area and prevents future development on the Parcel.

**FISCAL IMPACT:**

The estimated \$30,000 annual operation and maintenance costs will be paid out of the Parks Department Operations and Maintenance Budget for Fiscal Year 2013-14 and 2014-15. The Parks Department will include the annual costs in future budget projections.