

RESOLUTION NO. 2025-27

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MARINA RECEIVING A COMMUNITY ENGAGEMENT REPORT/PLAN FROM TRIPEPI SMITH THAT IDENTIFIES PUBLIC ACCESS PRIORITIES AND PROJECTS THAT WILL BENEFIT CITY OF MARINA RESIDENTS BASED ON COMMUNITY OUTREACH CONDUCTED WHICH WILL BE SUBMITTED TO THE CALIFORNIA COASTAL COMMISSION PURSUANT TO CONDITION #17 OF THE CONDITIONAL CONSOLIDATED COASTAL DEVELOPMENT PERMIT ISSUED TO CAL-AM THAT WILL BE USED TO CREATE A PUBLIC ACCESS & AMENITIES PLAN AND FIND THIS ACTION IS EXEMPT FROM CEQA PURSUANT TO SECTION 15061(B(3) OF THE CEQA GUIDELINES.

WHEREAS, the City of Marina sought community input on how to allocate three million in potential payments for public improvements in the City's coastal zone. These funds would become payable to the City if the California American Water Company (Cal-Am) desalination project is ever built; and

WHEREAS, on February 19, 2025, the City Council authorize the City Manager to hire a consultant/facilitator at a cost not to exceed \$50,000 to assist the City of Marina in developing a Community Engagement Plan; and

WHEREAS, a virtual community meeting occurred on March 25, 2025 to solicit feedback from the community along with an in person community meeting on March 29, 2025, a community feedback form was prepared; an email message were sent to over 1, 500 residents and a website was prepared for the project; and

WHEREAS, at the duly noticed April 15, 2025, City Council meeting a report was received from Tripepi Smith the City's hired community outreach consultant

NOW THEREFORE BE IS RESOLVED that the City Council of the City of Marina does hereby:

1. To adopt Resolution No. 2025-, directing the City Manager to send to the California Coastal Commission the City of Marina's community engagement plan
2. Find that this action is exempt from the California Environmental Quality Act (CEQA) pursuant to Section 15061(b)(3) of the CEQA Guidelines.

PASSED AND ADOPTED by the City Council of the City of Marina at a regular meeting duly held on the 15th day of April 2025, by the following vote:

AYES, COUNCIL MEMBERS: McAdams, McCarthy, Biala, Delgado

NOES, COUNCIL MEMBERS: None

ABSENT, COUNCIL MEMBERS: Visscher

ABSTAIN, COUNCIL MEMBERS: None

Bruce Delgado, Mayor

ATTEST:

Anita Sharp, Deputy City Clerk

Exhibit A-Marina Community Feedback Summary

For Marina, By Marina: Coastal Access & Amenities Plan Community Outreach High-Level Summary Report

Background

In March 2025, the City of Marina retained Tripepi Smith to conduct independent community outreach regarding residents' priorities for use of a potential \$3 million mitigation payment to the City from California American Water Company (Cal-Am). This outreach initiative involved two community workshops – a virtual workshop on March 25 and an in-person workshop on March 29 – an online feedback form, a citywide mailer, distribution of flyers and social media content.

Summary of Feedback:

Marina residents shared their input and priorities through various channels. The combined feedback demonstrated community consensus around the following key priority areas to allocate funds, if they become available:

- **Beach access improvements.** Top-cited improvements included enhanced trails and pathways to the beach, with specific attention to accessibility concerns for the mobility-challenged, as well as increased parking.
- **Recreational amenities.** Restrooms, picnic areas, lighting, trash cans, a concession stand, campgrounds and event spaces were among the top-cited amenities for residents.
- **Environmental restoration.** Community feedback indicated that dune restoration, native tree and wildlife protection and vernal pond maintenance at Locke-Paddon Park were top priorities for restoration work.
- **Key coastal sites.** Locke-Paddon Park, Dunes Drive and Marina State Beach received the most interest from residents for improvements. Lake Court and the CEMEX property also saw interest.
- **Locke-Paddon Park improvements.** Top community priorities for improvements at this coastal park, vernal pond restoration, an improved trail system (including a direct path from the park to the beach), a bridge over the pond, new public facilities, Asian garden, oak woodland and community gardens.

Additionally, throughout the engagement process, community members expressed common concerns and sentiments about:

- Impacts from the proposed Cal-Am desalination project
- General accessibility challenges to Marina's beaches and coastal areas
- Recreational amenities and aesthetic improvements to make coastal areas safer, more family-friendly and more engaging and inviting
- Economic vitality and improving the image of Marina
- Balancing improvements with sustainability, including environmental sustainability and financial sustainability (i.e., long-term funding needs for improvements)
- Considering the natural coastal processes that might affect durability of improvements

Community Workshops:

The City hosted a virtual community workshop on March 25 and an in-person workshop on March 29, with 12-20 attendees across a wide range of ages and lengths of residency at each workshop. During the in-person workshop, attendees broke out into three small groups to collaboratively brainstorm responses to five questions, displaying their answer on sticky, poster pads.

Virtual Workshop Summary

Participants emphasized sustainability concerns, with pond restoration at Locke-Paddon described as offering more lasting value than beach improvements that are vulnerable to erosion. The discussion emphasized the ecological importance of the ponds for water management and interest in complementary amenities like pollinator gardens. Residents also expressed challenges with beach access, particularly for mobility-challenged people.

In-Person Workshop Summary

Small group exercises identified key needs including ADA accessibility improvements, enhanced beach parking, clean public restrooms and community gathering spaces like an amphitheater. Locke-Paddon Park emerged as a priority site for improvements for reasons including feasibility and best public impact, while the CEMEX property and Lake Court Dr. also received significant support.

Online Feedback Form:

The community feedback form received responses from 126 total respondents – of which 120 are self-identified Marina residents who are included in this analysis. The respondents represent a diverse age range and length of residency in Marina. Key findings are below.

Note on Rankings: For the average ranking reported below, a lower score indicates a higher community preference (1 being the highest possible ranking, 5 being the lowest). Therefore, a lower average ranking indicates a stronger community preference.

- **Top Amenity Preference:** Improved trails and pathways (2.12 average score) emerged as the clear priority, followed by park amenities (2.66), environmental restoration (2.67), new passive recreation opportunities (2.79) and enhanced parking (2.84).
- **Priority Location:** Beach Access at Dunes Drive ranked highest (2.26), with Locke-Paddon Park close behind (2.38). These choices were followed by Beach Access at Lake Court (2.51) and Beach Access at Cemex Property (2.68).
- **Beach Access Improvements:** When asked specifically about beach access, residents again prioritized improved trails/pathways (1.9), reinforcing this as a consistent theme across questions. Other preferences included enhanced parking (2.37), environmental restoration (2.38), and more passive recreation amenities (2.55).
- **Locke-Paddon Park Features:** Restoration and maintenance of vernal ponds received overwhelming support (75 votes), with a bridge across the pond in second place (54 votes), followed by improved trail systems (53 votes). Urban forest/community gardens (47 votes), public educational facilities (41 voters) and Asian gardens (29 votes) also received support.
- **Outside Coastal Zone Priorities:** While potentially not applicable to the \$3 million Cal-Am payment, residents indicated parks and recreation (73 votes) and public facilities (59 votes) would be priorities if funding could extend beyond the coastal zone. There was strong community interest in sports facilities, parks and family-friendly recreation as well as economic development initiatives, including downtown revitalization.

Exhibit B-Marina Community Feedback Report
(Under Separate Cover)



For Marina, By Marina:
Community Engagement Report
for a Public Access & Amenities Plan

April 10, 2024

Submitted by Ryder Todd Smith, President
Peter Johnson, Senior Business Analyst
Sydney Fitch, Junior Business Analyst
Avi Vemuri, Junior Business Analyst





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Executive Summary

In March 2025, the City of Marina engaged Tripepi Smith to conduct a community engagement and outreach initiative: “For Marina, By Marina.” The goal of this effort was to gather resident feedback and priorities on the best potential uses of a \$3 million mitigation payment to the City that California American Water Company (Cal-Am) will be required to pay if its Desalination Project is built.

The \$3 million fee is a special condition set by the California Coastal Commission as part of its 2022 conditional approval of a Coastal Development Permit for the Desalination Project. Special Condition 17 requires Cal-Am to retain a neutral third party to engage Marina residents and to submit a Community Engagement Plan in support of a Public Access and Amenities Plan that will “improve public access, public facilities, recreational opportunities and restoration within the City of Marina.” EnviroGage, the firm retained by Cal-Am, began collecting data for its Community Engagement Plan in February 2025.

The City of Marina is concerned about the objectivity of an engagement process led and funded by Cal-Am. Therefore, in February 2025, the Marina City Council authorized City staff to retain a consultant and conduct its own independent outreach initiative for the Public Access and Amenities Plan. This effort aimed to gather authentic resident feedback and provide the community with a means to engage directly with their City on this matter, thus enabling the City Council to submit its own Community Engagement Report to the Coastal Commission for consideration.

The “For Marina, By Marina” initiative spanned between March 18-April 15, 2025, and included two community workshops (one virtual and one in-person), a community feedback form, a dedicated website, citywide mailer, flyers, email blasts and social media posts, with opportunities for residents share feedback in both English and Spanish. The engagement placed an emphasis on sharing background information and resources with the community to ensure residents could confidently participate in the process. The City stressed transparency as it sought feedback on this potential funding and its possible uses.

The community’s interest and investment in this issue is clear by the robust feedback and responses received. The findings from the “For Marina, By Marina” initiative are compiled in this report and detail residents’ top priorities for beach access improvements, coastal amenities and upgrades in key locations of Marina.

Goals, Strategy and Outreach

The “For Marina, By Marina” initiative aimed to create a transparent, accessible avenue for residents to share their feedback and priorities directly with the City on the best potential uses for the \$3 million payment from Cal-Am. The goal was to establish multiple channels for residents to learn about this possible funding and to share their input and feedback.

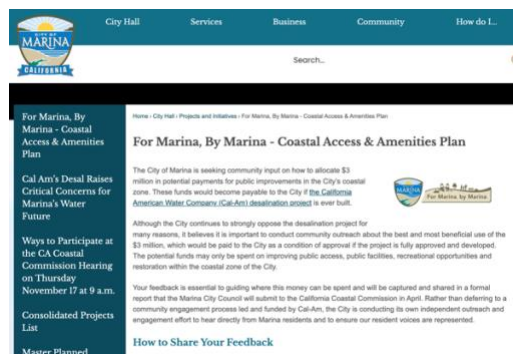
In preparing materials and developing strategies, the City first sought to clarify the scope and purview of the \$3 million payment. Based on email communications with Coastal Commission staff, and due to the very nature of the Commission’s jurisdiction, the City determined that the Public Access and Amenities Plan would most likely be limited to improvements and amenities within the Coastal Zone of Marina.

That helped shape the City’s outreach approach, as it strived to engage the community in a clear and transparent way and empower residents to share relevant and targeted feedback. Throughout the process, the City referred to the Public Access and Amenities Plan as a “Coastal Access and Amenities Plan,” reinforcing the understood scope of the funds and possible uses. While the City focused on gathering input on improvements in the Coastal Zone, the outreach also asked residents for their priorities outside the Coastal Zone, in case the funds would be available for non-Coastal Zone projects.

The City and Tripepi Smith leveraged a variety of channels and strategies to engage with residents on this initiative and gather their feedback, as detailed below.

Dedicated Website and Branding

The City established a dedicated webpage, www.CityofMarina.org/ForMarinaByMarina, with dedicated sub-branding to create an online hub for residents to learn about the initiative, read background information, submit feedback and access key resources. The page included a list of frequently asked questions, copies of all collateral developed, embedded videos of the community workshops and a link to the Feedback Form. The URL and sublogo were featured in all outreach methods.

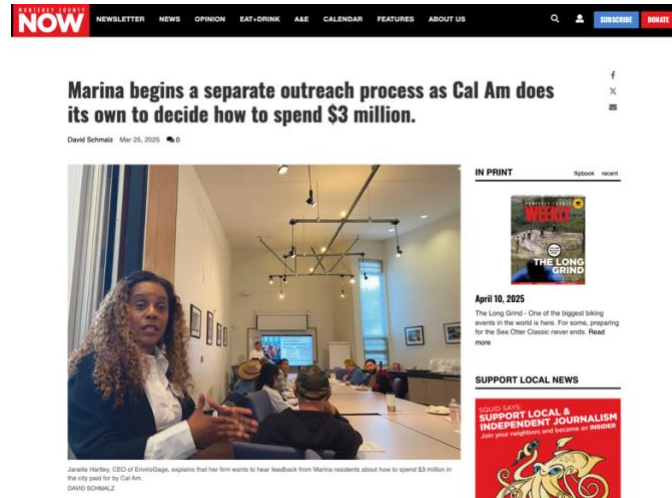


Community Workshops

The City hosted two workshops for this initiative: one virtual workshop on Tuesday, March 25, and one in-person workshop on Saturday, March 29. These interactive events allowed the community to directly engage with City staff, ask live questions and provide feedback and ideas. Facilitated by Tripepi Smith, both workshops began with a presentation sharing background information and continued with a question-and-answer period followed by a guided feedback session. Each workshop was video recorded and uploaded to the campaign webpage and the City's YouTube channel. Across both workshops, the City had approximately 28 participants.

Press Release

The City distributed a press release announcing the initiative, providing background information and sharing how residents could participate in the process. The press release was distributed to the City's media list, earning coverage in the Monterey County Weekly's e-newsletter, and was posted on the For Marina, By Marina website.



Feedback Form

The City created an online Feedback Form to gather resident priorities and preferred uses for the \$3 million. Open from March 24-April 4, the Feedback Form was available in English and Spanish and received 126 total submissions, 120 of which were from self-identified Marina residents (with no Spanish language participants). The Feedback Form was promoted to residents in English and Spanish via the dedicated webpage, digital advertisements, a direct mailer, flyer and social media posts.

Social Media

The City published a total of 17 social media posts across the City's two platforms, Facebook and Nextdoor, to provide the community with status updates on the outreach process, announce community workshops, promote the Community Feedback Form and more. Post performance details, including impressions and engagements per post, are outlined in Appendix O.

Digital Advertisements

Digital advertisements on social media platforms use targeting algorithms to reach a larger, geo-targeted audience.

Platform	Post topic	Ad Budget	Total Reach/Impressions
Facebook	Launch & Workshops	\$500 for 10 days	52,840 reach
Facebook	Community Feedback Form	\$750 for 10 days	61,832 reach
Facebook	In-Person Workshop	\$200 for 3 days	12,703 reach

Flyer and Handouts

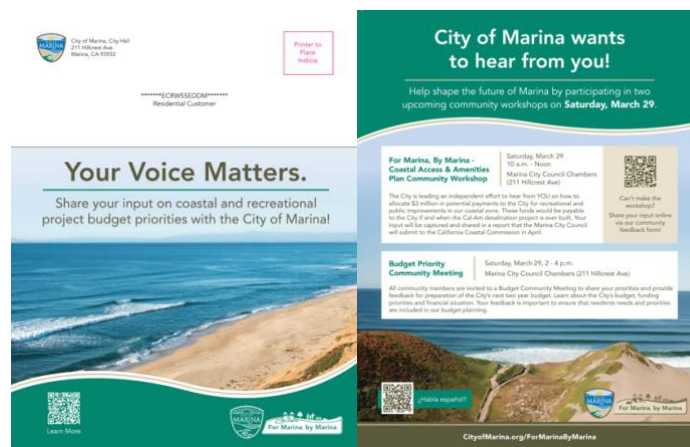
The City developed a flyer in both English and Spanish with background information on the initiative, the outreach process and how to participate, including QR codes to online resources. 350 copies were distributed to multiple municipal facilities. Two handouts were also developed for the in-person workshop: a map of the Coastal Zone in the City and a map highlighting specific sites with high potential for access improvements and amenities.

Email Blasts

The City distributed a series of email blasts to list of approximately 1,500 community members. The City distributed three emails sharing project updates, community workshop reminders and participation opportunities.

Mailer

The City distributed a direct mailer to all residential households in Marina via Every Door Direct Mail (EDDM), providing background information on the initiative and how community members could participate.



Collateral Materials

Outreach Tactic	Quantity	Distribution Channel(s)
Social Media	17	• Facebook • Nextdoor
Email Blasts	3	• Mailchimp
Flyer	1	• Public Safety Building • City Hall • Community Center • Municipal Airport (Pilot lounge / Front Desk) • Library
Mailer	1	• Every Door Direct Mail (EDDM)
Press Release	1	• City Media List (1 press release) • City Website

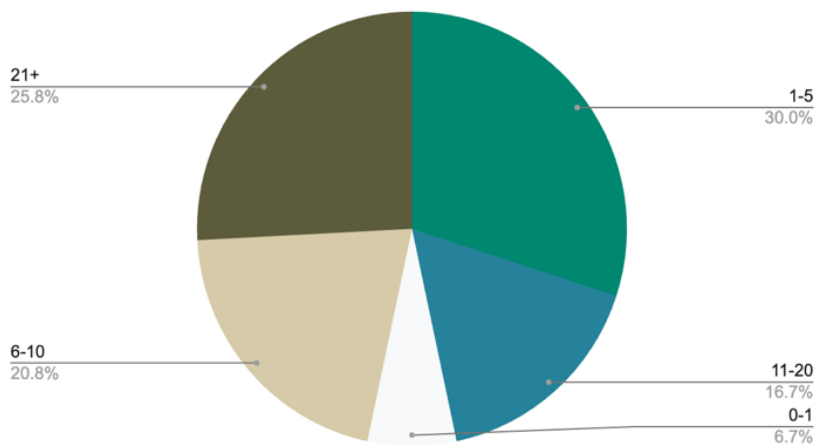
Results and Feedback

Feedback Form

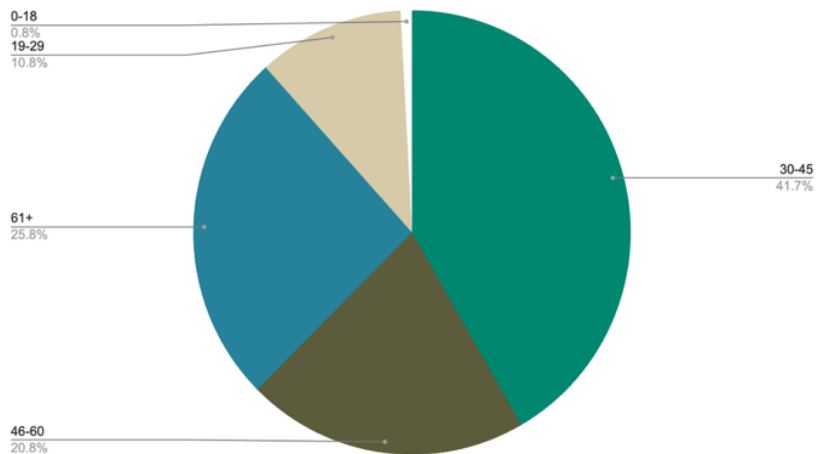
An online Feedback Form received responses from 126 total participants, with 120 self-identified Marina residents included in this analysis. Below is a summary of the responses collected. The complete feedback form data can be found in Appendices I, J, K and Q.

Demographics

Length of Residency in Marina



Respondent Age Ranges



Top Preferred Amenities and Improvements

Respondents ranked their top priorities for coastal amenities and improvements on a scale of 1-5 (lower ranking indicates higher priority):

Amenity Type	Average Ranking	Ranked 1	Ranked 2	Ranked 3	Ranked 4	Ranked 5
Improved trails and pathways	2.12	55 (45.83%)	24 (20%)	24 (20%)	6 (5%)	11 (9.17%)
Park amenities	2.66	29 (24.17%)	26 (21.17%)	33 (27.5%)	21 (17.5%)	11 (9.17%)
Environmental restoration	2.67	34 (28.33%)	23 (19.16%)	29 (24.17%)	17 (14.17%)	17 (14.17%)
New passive recreation opportunities	2.79	23 (19.16%)	27 (22.5%)	36 (30%)	20 (16.67%)	14 (11.67%)
Enhanced parking	2.84	25 (20.83%)	31 (25.83%)	25 (20.83%)	16 (13.33%)	23 (19.17%)

When given the opportunity to provide an open-ended response to supplement these ranked amenity types, residents highlighted the following key themes:

Additional Coastal Improvement Preferences



Below are some examples of suggestions in the top few categories. Refer to Appendix K for a complete list of responses:

Beach Access & Parking

- “Parking with a short walk to the beach (that’s not cliffs) it’s really hard for families to get to the shoreline with littles.”
- “The Parking lot at Marina State beach needs to expand. People are not able to park nearby.”
- “Access to beaches needs to be easier. All our beaches have long paths and/or enormous hills to traverse.”

Facilities & Amenities

- “Clean bathrooms, less litter.”
- “The City of Marina needs a beautiful, flower-filled town square with an accessible epicenter for gatherings.”
- “Marina State Beach could use a coffee and tea kiosk for locals and visitors.”

Environmental Protection & Restoration

- “Snowy plover protection signs and enforcement.”
- “Safe access to clean water for wildlife west of hwy 1.”

Beautification & Landscaping

- “The bushes and trees near the [Locke-Paddon Park] need trim and clearance.”
- “Please allocate money for the Asian American Garden Project at Locke Paddon.”
- “More cypress trees, Monterey pine & coastal redwoods throughout the city.”

Recreation & Activities

- “Keep dog friendly access!”
- “Just south of the Cemex sand plant is a flattened plateau, a perfect area for providing a low cost campground”
- “Exploration of a new pier for local recreation, tourism and fishing.”

In terms of improving beach access, residents highlighted the following key priorities (lower ranking indicates higher priority):

Improvement	Average Ranking	Ranked 1	Ranked 2	Ranked 3	Ranked 4
Improved trails/pathways	1.9	60 (50%)	27 (22.5%)	18 (15%)	15 (12.5%)
Enhanced parking	2.37	31 (25.83%)	38 (31.67%)	27 (22.5%)	24 (20%)
Environmental restoration	2.38	36 (30%)	26 (21.67%)	34 (28.33%)	24 (20%)
More passive recreation amenities	2.55	22 (18.33%)	32 (26.67%)	44 (36.67%)	22 (18.33%)

Below are some examples of suggestions in the open-ended response field that followed this question. Refer to Appendix K for a complete list of responses:

Beach Access & Paring

- “Anything that makes access to the beaches easier for ALL!”
- “I would love to see trail improved to allow for roller skates and wheel chairs!!”

Facilities & Amenities

- “Restroom facilities at all coastal access points.”
- “Lake Court Public Restrooms”

Environmental Protection & Restoration

- “Any that preserve open space of the natural environment”
- “Restore Cypress Trees from Environmental Damage of Suburban Development”

Beautification & Landscaping

- “City beautification”
- “Welcome to Marina sign off Reservation Road exit would make that area look better. Not good 1st impression now. It is a dirt pullover spot for trucks now.”

Recreation & Activities

- “Fort Ord Dunes visitor center that honors the military history of Marina”
- “Park facilities/camping”

Additionally, residents shared the following when asked to select their top priority areas if the payment could be spent outside the Coastal Zone (respondents could select up to 2):

1. Parks and Recreation (73 votes)
2. Public Facilities (59 votes)
3. Restoration (35 votes)
4. Public Access (18 votes)
5. Other (16 votes)

Priority Sites

When asked to rank their preferred sites in the Coastal Zone for improvements or upgrades, residents indicated the following preferences (lower ranking indicates higher priority):

Location	Average Ranking	Ranked 1	Ranked 2	Ranked 3	Ranked 4
Beach Access at Dunes Drive	2.26	41 (34.17%)	30 (25%)	26 (21.67%)	23 (19.17%)
Locke-Paddon Park	2.38	43 (35.83%)	17 (14.17%)	32 (26.67%)	28 (23.33%)
Beach Access at Lake Court	2.51	29 (24.17%)	30 (25%)	32 (26.67%)	29 (24.17%)
Beach Access at Cemex Property	2.68	28 (23.33%)	18 (15%)	39 (32.5%)	35 (29.17%)

Locke-Paddon Park

Residents named the following priority improvement projects at Locke-Paddon Park to allocate potential funding to (respondents could select up to 3):

1. Restoration/maintenance of vernal ponds (75 votes)
2. Bridge across pond (54 votes)
3. Improved trail system (53 votes)
4. Urban forest/oak woodland/community gardens (47 votes)
5. Public facilities (educational/instructional learning, amphitheater, etc.) (41 votes)
6. Asian gardens (29 votes)
7. Other (11 votes)

Community Workshops

The City held two workshops for this initiative: a virtual workshop on March 25 and an in-person workshop on March 29. For the virtual session, attendees could submit questions in advance, ask questions live and participate in a guided live feedback session. During the in-person workshop, attendees split up into three small groups to collaboratively respond to five guided questions and provide responses on a large sticky pad. For the complete collection of materials from the community workshops, including the slide deck, sticky pad suggestions, handouts and more, refer to Appendices G, H, L, M and N.



In-Person Workshop in Council Chambers on March 29

Virtual Workshop:

The virtual workshop had 12 attendees and covered pre-submitted resident questions, live audience questions and community feedback. It yielded several ideas and insights.

Accessibility concerns: Residents cited current challenges with beach access, particularly for mobility-challenged community members, highlighting a need for inclusive design in any beach access improvements.

Priority sites: Participants indicated a preference for Locke-Paddon Park as a priority site for improvements, noting the existing park needs and proposed amenities identified by the community in previous years.

Sustainability focus: Participants emphasized the importance of long-term value in improvements, particularly highlighting Locke-Paddon Park as potentially more durable site for improvements than a beach that's vulnerable to erosion. The discussion also highlighted the importance of the Locke-Paddon Park vernal ponds for water management and habitat value, with suggestions for complementary features like pollinator gardens.

In-Person Workshop:

At the in-person workshop, approximately 15 attendees worked in three small groups to brainstorm responses to five key questions. Common themes emerged from this exercise in terms of priorities, including:

Access improvements: Groups consistently identified ADA accessibility improvements, enhanced beach parking and clean public restrooms as top priorities.

Community gathering spaces: Participants expressed strong interest in spaces for community connection, including an amphitheater or other gathering areas.

Site prioritization: Locke-Paddon Park emerged as a priority location due to its feasibility for improvements and potential for broad public impact. The CEMEX property and Lake Court Drive also received significant support.



Small group exercise at in-person community workshop

Sticky Pad Group Activity Responses

Q1: What your top priorities for a Coastal Access and Amenities Plan?

Group 1	Group 2	Group 3
• Cleaner look/City Identity • Beach Parking ◦ Parking fees for ongoing revenue • Event space/amphitheater • Beach Access Improvement	• Serve the broadest population of Marina • Improve ADA access • Improve Marina Beach parking lot • Whatever project we come up with, we execute some time with or without Cal-Am	• Additional parking at Marina State Beach • Improve runoff system • Walking access • Public facility (amphitheater) • Missing sidewalk • Access at Cemex-Future Park • More restrooms • Restoration of wetlands

Q2: Of the Priority 1 sites shared, which are most important to you?

Group 1	Group 2	Group 3
• Locke-Paddon • Lake Ct.	• Locke-Paddon Park ◦ Feasibility ◦ Best public impact • Cemex property (Future access point)	• Cemex site • Public Access – South of Beach at Lake Court • Amenities: Parking, restrooms, trails & restoration

Q3: Of the beach access sites, which are top priority, and what types of amenities would you like to see?

Group 1	Group 2	Group 3
• Clean restrooms • Trail condition/improvement • Parking • Concessions lease ◦ Ongoing revenue	• Bathrooms – All • ADA access – Fort Ord Dunes • Educational Component: Habitat care, safety	• N/A

Q4: Which improvements to Locke-Paddon Park are most important to you? Which would you like to see funding prioritized for?

Group 1	Group 2	Group 3
• Amphitheater (music) • Trail Improvement • Pond restoration • Bathroom/facilities improvement ◦ Safety/CCTV	• Restoration of vernal pond ◦ Maintained forever after • Improve trail system	• Vernal pond restoration • Asian Garden • Recreation & active play area • Public facility amphitheater • Elevated bridge over pond • Beach access from park

Q5: If the \$3 million could go outside of the Coastal Zone, what facilities, recreational opportunities or restoration projects would you prioritize?

Group 1	Group 2	Group 3
• Los Arboles sports complex improvements • Windy Hill Park restroom • Recognize our wells (placemaking)	• Fund park maintenance • Safer walkway and bike paths in the City ◦ Feeder paths from the community • Landscaping in the City and murals/artwork	• Construct missing sidewalk (Carmel, Reindollar, Redwood) • Small park with courts (basketball, tennis, volleyball)

Social Media Feedback

Additional comments gathered through Nextdoor and Facebook reinforced workshop and survey themes. Key priorities mentioned included:

- Environmental restoration, particularly for Locke-Paddon Park and its potential as a birding destination
- General City beautification (landscaped medians, sidewalk improvements, better signage)
- Recreational amenities (dog park, skating facilities, music venues)
- Improved maintenance of existing coastal facilities

The complete list of social media comments can be found in Appendix P.

Key Takeaways

Based on the feedback received, several clear priorities emerged for how the potential \$3 million could be allocated to improve Marina’s coastal access and amenities.

Community Priorities for Funding

The Marina community indicated a preference to prioritize **improved trails and pathways**, particularly those that enhance beach accessibility for all residents, including those with mobility challenges such as persons with disabilities or families. This priority consistently ranked highest across all feedback channels. The community particularly highlighted **Beach Access at Dunes Drive** as a high priority location for beach access improvements.

Residents also prioritized **environmental restoration**, particularly at Locke-Paddon Park, where the vernal pond restoration received strong support. Community members noted that restoration projects may offer more lasting ecological benefits than beach access improvements that may be susceptible to erosion.

Recreational Amenities were also a key focus in community feedback. Restrooms, picnic areas, lighting, trash cans, concession stands, campgrounds and event spaces were among the top-cited needs. Residents emphasized that these amenities enhance the safety and overall usability of public spaces, making them more inviting.

Site-Specific Investment Preferences

Locke-Paddon Park emerged as a centerpiece for potential improvements, particularly in community discussions at the in-person and virtual workshops. At this site, the community noted strong support for:

1. Restoration and maintenance of vernal ponds
2. Development of an improved trail system, including new connections to beach areas
3. Construction of a bridge across the pond
4. Creation of community gardens and educational facilities

Beach Access at Dunes Drive received the highest location ranking through the Feedback Form, with residents favoring:

1. Enhanced trails connecting to the beach
2. Improved parking facilities
3. Better maintenance of existing access points

Additional Considerations

Throughout the engagement process, several themes emerged that could help inform a Public Access and Amenities Plan:

- **Accessibility for All:** Community members consistently emphasized the need for universal design principles that would make coastal areas – or any potential improvements – accessible to people of all abilities, ages and needs.
- **Long Term Sustainability:** Residents expressed concern about the durability of improvements in the coastal environment, particularly given challenges like erosion, and emphasized the importance of projects that would provide lasting value.
- **Balancing Improvements with Natural Preservation:** Feedback reflected a desire to enhance amenities, access and recreational opportunities while protecting and restoring the ecological integrity of Marina’s natural environment. Residents also emphasized natural preservation as critical to maintaining the City’s identity and expressed interest in potentially including education components about local ecology and history.
- **Upgraded Amenities and Aesthetics:** Community members frequently expressed a desire to make Marina’s coastal areas safer, more family-friendly and more engaging and inviting. Economic vitality and improving the image of Marina were noted sentiments.
- **Regular Maintenance:** Many resident comments highlighted the importance of allocating resources towards ongoing maintenance of existing and new facilities, ensuring that improvements remain functional and attractive over time.

This provides valuable guidance should the \$3 million in mitigation funds ultimately become available to the City, identifying priority projects that would enhance public access, public facilities, recreational opportunities and restoration while respecting Marina’s unique environmental character.

Exhibit C:
Community Feedback: Appendix
<https://cityofmarina.org/DocumentCenter/View/15622/For-Marina-By-Marina-Community-Engagement-Plan---Appendix?bidId=>

CITY COUNCIL CONSIDER ADOPTING RESOLUTION NO. 2025-, RECEIVING A COMMUNITY ENGAGEMENT REPORT/PLAN FROM TRIPEPI SMITH THAT IDENTIFIES PUBLIC ACCESS PRIORITIES AND PROJECTS THAT WILL BENEFIT CITY OF MARINA RESIDENTS BASED ON COMMUNITY OUTREACH CONDUCTED WHICH WILL BE SUBMITTED TO THE CALIFORNIA COASTAL COMMISSION PURSUANT TO CONDITION #17 OF THE CONDITIONAL CONSOLIDATED COASTAL DEVELOPMENT PERMIT ISSUED TO CAL-AM THAT WILL BE USED TO CREATE A PUBLIC ACCESS & AMENITIES PLAN AND FIND THIS ACTION IS EXEMPT FROM CEQA PURSUANT TO SECTION 15061(B(3) OF THE CEQA GUIDELINES.

RECOMMENDATION: It is recommended that the City Council consider:

1. Receiving a Community Engagement Report/Plan from Tripepi Smith that identifies public access priorities and projects that will benefit City of Marina residents based on community outreach conducted by the City and Tripepi Smith that will be used by the California Coastal Commission in development and approval of a Public Access & Amenities Plan to spend \$3 million dollars for improving public access, public facilities, recreational opportunities and restoration within the City of Marina.
2. Identify preferences for public access priorities and projects that are expressed in the Community Engagement Report/Plan.
3. Adopt Resolution No. 2025-, directing the City Manager to send to the California Coastal Commission the City of Marina's Community Engagement Plan with identified preferences.
4. Find that this action is exempt from the California Environmental Quality Act (CEQA) pursuant to Section 15061(b)(3) of the CEQA Guidelines.

PROJECT HISTORY

As part of its approval of a Conditional Coastal Development Permit to Cal-Am for the potential construction of a desalination plant and industrial wellfield in the City of Marina's groundwater basin, the California Coastal Commission adopted twenty separate conditions that Cal-AM must meet prior to issuance of the Coastal Development Permit (A-3-MRA-19-00343). One of these were conditions of approval COA #17 - Community Engagement and Public Access Plans and Implementation. This condition requires that Cal-Am submit a Community Engagement Plan that ensures that residents and representatives of the City of Marina will be engaged in development of a Public Access and Amenities Plan which will be prepared by Cal-Am and submitted to the California Coastal Commission.

Special Condition # 17 provides that a neutral third-party hired by Cal-Am lead the facilitation of workshops for a "Community Engagement Plan". The City had concerns about the objectivity of this process with a Cal-Am hired consultant leading Marina's community engagement process. After meeting with the California Coastal Commission and discussing the City's concerns, the California Coastal Commission said they would accept a Community Engagement Report/Plan led by the City of Marina. As a result, on February 19, 2025, the City Council authorized the City Manager to hire a consultant/facilitator at a cost not to exceed \$50,000 to assist the City of Marina in developing a Community Engagement Plan to gather community input regarding development of a Public Access and Amenities Plan to submit to the California Coastal Commission to determine how \$3 million dollars required by Cal-Am to implement the elements of the Public Access and Amenities Plan will be spent in the City of Marina.

ANALYSIS

Attached is the Community Engagement Report/Plan prepared by Tripepi Smith which identifies input and priorities from Marina residents received through various channels. The combined feedback demonstrated community consensus around the following key priority areas to allocate funds, if they become available were:

- **Beach access improvements.** Improvements included enhanced trails and pathways to the beach, with specific attention to accessibility concerns for the mobility-challenged, as well as increased parking.
- **Recreational amenities.** Restrooms, picnic areas, lighting, trash cans, a concession stand, campgrounds and event spaces were among the top-cited amenities for residents.
- **Key coastal sites.** Locke-Paddon Park, Dunes Drive and Marina State Beach received the most interest from residents for improvements. Lake Court and the CEMEX property also saw interest.
- **Locke-Paddon Park improvements.** Top community priorities for improvements at this coastal park included (not in order): vernal pond restoration, an improved trail system (including a direct path from the park to the beach), a bridge over the pond, new public facilities, Asian garden, oak woodland and community gardens.
- **Environmental restoration.** Community feedback indicated that dune restoration, native tree and wildlife protection and vernal pond maintenance at Locke-Paddon Park were top priorities for restoration work.

Improvements to Locke Paddon Park and beach access at Dunes Drive were the preferred sites in the Coastal Zone for improvements or upgrades.

Staff is requesting guidance from the City Council on preferences expressed in the Community Engagement Report/Plan and will submit the preferences and Community Engagement Report/Plan to the California Coastal Commission.

ENVIROMENTAL REVIEW

Submittal of an outreach plan to the California Coastal Commission is not a project subject to the California Environmental Quality Act (CEQA) pursuant to the commonsense exemption found in section 15061(b)(3) of the CEQA Guidelines.

Respectfully submitted

Guido F. Persicone, AICP
Community Development Director
City of Marina

REVIEWED BY:

Layne Long
City Manager
City of Marina

Exhibits

A-Marina Community Feedback Summary
B-Marina Community Feedback Report
C-Community Feedback Appendix