



AGENDA REPORT

CITY OF SAN CLEMENTE

CITY COUNCIL MEETING

910 Calle Negocio
2nd Floor
San Clemente, California
www.san-clemente.org

Meeting Date: November 7, 2023

Agenda Item: 8F

Department: Beaches, Parks & Recreation

Prepared By Samantha Wylie, Beaches, Parks & Recreation Director

Subject:

MASTER PLAN AMENDMENT – SAN GORGONIO PARK AND FINDING THE AMENDMENT CATEGORICALLY EXEMPT FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT

Fiscal Impact:

Conversion of the pickleball courts at San Gorgonio Park back to two tennis courts will cost \$65,000. This includes the repair to the post-tension slab and court striping, as well as the cost to equip the courts with netting, courtside benches, and signage. The project will be funded through the existing Parks – Maintenance budget.

Summary:

On June 6, 2023, the City Council directed the eight pickleball courts at San Gorgonio Park to be closed on or before November 7, 2023 in conjunction with the opening of eight temporary courts at Richard T. Steed Memorial Park. An amendment to the San Gorgonio Park Site-Specific Master Plan to remove pickleball as an allowed use for these courts would make the closure permanent and ensure that pickleball is not played on the tennis courts and would allow enforcement action if pickleball occurs. Amending the Park Master Plan will also establish that the courts will return permanently to the sole use as tennis courts.

Background:

In 1988, the master plan for San Gorgonio Park was approved with two tennis courts located at the north west side of the park (Attachment 2). In 2018, the master plan for San Gorgonio Park was amended to add pickleball as a planned use of the park with four pickleball courts planned for the tennis court area.

In 2019, the master plan for San Gorgonio Park was again amended to allow for the conversion of one tennis court to four permanent pickleball courts and the dual-lining of the second tennis court to allow for both pickleball and tennis uses on that court.

On June 6, 2023, the Council directed staff to expeditiously construct eight pickleball courts at Richard T. Steed Memorial Park (“Steed Park”) and to close the pickleball courts at San Gorgonio Park no later than November 7, 2023. At the time of this report, the new courts at Steed Park are on track for completion on this date and will open for public use and the pickleball courts at San Gorgonio Park will be locked with all pickleball equipment removed from its current location.

Upon closure of the San Gorgonio Park pickleball courts, staff recommends that the Council reestablish the courts in the north west area of the park as solely for use as tennis courts. To accomplish the conversion back to tennis use, the courts will need to be resurfaced, including

repair of the slab and court painting/stripping. The cost is estimated at \$65,000, including labor and materials. Staff is delaying other resurfacing activity to facilitate this action and will return to Council at a later time with a contract award. The proposed San Gorgonio Park Site-Specific Master Plan amendment will also enable staff to enforce use of the courts solely for tennis.

Council Options:

- Adopt Resolution No. 23-130, amending the San Gorgonio Park Site-Specific Master Plan to remove pickleball as a designated use for the courts at the north west side of the Park and return those courts to two permanent tennis courts, approve of staff moving forward to complete the tennis court reconstruction project, and finding the actions categorically exempt from the California Environmental Quality Act under 14 CCR Section 15302 (Class 2: Replacement or Reconstruction) of the State CEQA Guidelines.
- Modify and adopt the Resolution.
- Continue the Item with direction given to staff related to the use of the subject court area at San Gorgonio Park.
- Deny the Resolution.

Environmental Review/Analysis:

Resurfacing the courts and the amendment to the San Gorgonio Park Site-Specific Master Plan changing from pickleball courts to tennis courts are actions that are categorically exempt from the California Environmental Quality Act under 14 CCR Section 15302 (Class 2: Replacement or Reconstruction) of the State CEQA Guidelines because they consists of replacement or reconstruction of existing structures and facilities where the new structure will be located on the same site as the structure replaced and will have substantially the same purpose and capacity as the structure replaced.

Recommended Actions:

Staff Recommendation

Staff recommends the City Council adopt Resolution No. 23-130, which will:

1. Find that converting the courts to tennis use only and amending the San Gorgonio Park Site-Specific Master Plan are categorically exempt from the California Environmental Quality Act, 14 CCR Section 15302 (Class 2: Replacement or Reconstruction) of the State CEQA guidelines;
2. Approve an amendment to the San Gorgonio Park Master Plan that will eliminate the use of the current pickleball courts and return those courts to tennis use only; and
3. Approve staff proceeding with the resurfacing project for the tennis courts.

Attachment:

1. Resolution No. 23-130

2. Site Location Map

Notification:

Residences within 300 feet of park property

San Clemente Times Public Notice Published 10/26/2023

RESOLUTION NO. 23-130

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SAN CLEMENTE, CALIFORNIA, AMENDING THE SAN GORGONIO PARK MASTER PLAN, DISCONTINUING PICKLEBALL USE AT CERTAIN COURTS AND ESTABLISHING THOSE COURTS FOR TENNIS USE ONLY, AND FINDING THE PROJECT CATEGORICALLY EXEMPT UNDER THE CALIFORNIA ENVIRONMENTAL QUALITY ACT UNDER CLASS 2 (14 CCR SECTION 15302)

WHEREAS, in 1988, the master plan for San Gorgonio Park was adopted with two tennis courts located at the north west side of the park, shown in Exhibit A hereto which is incorporated by this reference; and

WHEREAS, in 2018, the master plan for San Gorgonio Park was amended to add pickleball as a planned use of the park with four pickleball courts to be established in the court #2 area; and

WHEREAS, in 2019, the City Council approved the conversion of tennis court #2 into four permanent pickleball courts and the dual-lining of court #1 to be used for both pickleball and tennis; and

WHEREAS, at its June 6, 2023 meeting, the City Council adopted Resolution No. 23-47, authorizing the construction of eight temporary pickleball courts at Richard T. Steed Sports Park, and further directing the closure of the pickleball courts in San Gorgonio Park no later than November 7, 2023; and

WHEREAS, an amendment to the San Gorgonio Park Site-Specific Master Plan is required to permanently remove pickleball as a use for the courts located at the north west side of the park and permanently return those courts to the use of playing tennis only.

NOW, THEREFORE, the City Council of the City of San Clemente does hereby find, determine and resolve as follows:

Section 1. The City Council finds that the above recitations are true and correct.

Section 2. Based on the entire record, the City Council finds that resurfacing the courts for tennis use only and amending the San Gorgonio Park Site-Specific Master Plan to remove pickleball as a designated use of the courts at the north west side of the Park and return the courts to two permanent tennis courts are actions that are categorically exempt from the California Environmental Quality Act under 14 CCR Section 15302 (Class 2: Replacement or Reconstruction) of the State CEQA guidelines because they involve replacing four existing pickleball courts and four dual-use pickleball courts with two tennis courts and consist of replacement or reconstruction of existing structures and facilities where the new structure will be located on the same site as the structure replaced and will have substantially the same purpose and capacity as the structure replaced. The actions will not have any substantial direct or foreseeable indirect affect on the environment.

Section 3. The San Gorgonio Park Site-Specific Master Plan is hereby amended to discontinue pickleball as an allowed use of the courts located at the north west side of the park shown in Exhibit A and re-establish those court areas for the sole allowed use of playing tennis.

Section 4. Except as expressly modified by this resolution, San Gorgonio Park Site-Specific Master Plan is not otherwise modified.

Section 6. Staff is authorized and directed to take all steps necessary and proper to proceed with re-establishing the courts for tennis use only, including, but not limited to, proceeding with soliciting bids to resurface the courts.

Section 7. The City Clerk shall certify to the passage and adoption of this resolution and enter it into the book of original resolutions.

PASSED AND ADOPTED this _____ day of _____, 2023.

ATTEST:

City Clerk of the City of
San Clemente, California

Mayor of the City of San
Clemente, California

STATE OF CALIFORNIA)
 COUNTY OF ORANGE) §
 CITY OF SAN CLEMENTE)

I, LAURA CAMPAGNOLO, City Clerk of the City of San Clemente, California, do hereby certify that Resolution No. 23-130 was adopted at a regular meeting of the City Council of the City of San Clemente held on the _____ day of _____, _____, by the following vote:

AYES:

NOES:

ABSENT:

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the official seal of the City of San Clemente, California, this _____ day of _____, _____.

 CITY CLERK of the City of
 San Clemente, California

Approved as to form:

 Elizabeth A. Mitchell, City Attorney



City of San Clemente

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Location Map

San Geronio Park