



September 8, 2014

Mr. Mat Fuzie  
Superintendent, Monterey District  
California State Parks and Recreation  
Department  
2211 Garden Rd.  
Monterey, CA 93940-5317

Dear Mat,

In 2012 the Point Lobos Foundation submitted to State Parks a statement of PLF's priorities for the Carmel Area State Parks as input to the process for developing new General Plans for those parks. In April of this year, PLF's Board of Directors approved an updated, substantially revised that document.

Attached for your information is the new statement of PLF's Principles and Priorities for the State Parks General Plans for PLSNR, A.M. Allan Ranch, Hatton Canyon and Carmel River State Beach. We have also sent a copy to Ms. Ellie Wagner in State Parks' Planning Section in Sacramento.

PLF hopes that State Parks will find this document to be useful input as the Department moves forward with identifying and analyzing alternatives to be considered as part of the development of General Plans for the four parks.

If State Parks has any questions or concerns about the attached document, please don't hesitate to let me know.

Sincerely,

Augie Louis, President  
Point Lobos Foundation

Attachment

cc: Ellie Wagner, Planning Section, State Parks and Recreation Dept.

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Point Lobos Foundation Principles and Options for  
State Parks General Plans for PLSNR, A.M. Allan Ranch, Hatton Canyon and  
Carmel River State Beach

General Principles

1. Maintain and strengthen Point Lobos State Natural Reserve as a Reserve.
2. Dramatically reduce risks to public safety and visual impacts of parking along Highway 1 and within the Reserve.
3. Open the A.M. Allan Ranch ( also referred to as the “Point Lobos Ranch”) to uses that are broader than, but generally compatible with, those at the PLSNR, including a residential science/nature camp for youth and possibly adults.
4. In collaboration with others, develop a network of trails linking publicly accessible lands from the Carmel River to Point Lobos and potentially beyond.
5. Open Carmel River State Beach lagoon trails to the public in ways that recognize the fragile nature of the lagoon ecosystem.
6. Develop and implement ecological management and monitoring plans for the PLSNR, the A.M. Allan Ranch, and the Carmel River Lagoon.
7. Support concession, license and other arrangements that strengthen both the financial and the environmental sustainability of the PLSNR, A.M. Allan Ranch and Carmel River State Beach lagoon.
8. Identify opportunities for relevant State Parks General Plans to coordinate with and support the vision, priorities and projects encompassed by the Lobos-Corona Parklands Project

Options to Implement General Principles

1. Maintain and strengthen PLSNR as a Reserve
  - Wherever possible, move parking out of the view shed (e.g., Bird Island, Cypress Grove/Sea Lion Point) and into areas out of sight (e.g., Rat Hill) and/or outside the Reserve.
  - Evaluate feasibility of options to reduce the number of cars within the Reserve. Consider out-of-Reserve parking options that would serve users of PLSNR, A.M. Allan Ranch and Regional Parks’ Palo Corona and Whisler-Wilson properties.
  - Implement measures to better track visitor use of, and impacts on, PLSNR Reassess carrying capacity of PLSNR, and set and implement appropriate management goals to maintain carrying capacity
  - Aggressively cut back invasive plants and, where appropriate, also encroaching pine forest.

- Develop and implement a fire management plan
  - Continue support for docent-led interpretation activities within the Reserve.
2. Reduce public safety risks and visual impacts of parking along Highway 1 and within the Reserve
- Get parking off at least the east side of Highway 1. Offset the loss of parking with a combination of more out-of-sight parking within the Reserve, parking east of Highway 1 on A.M. Allan Ranch property (at San Jose Creek and/or near the old Highway 1 right-of-way), and/or (depending on new roles for the Hudson House-see below, parking along the long Hudson House driveway. With automated self-pay machines and periodic monitoring throughout the day, off-site parking could generate sufficient revenue to offset the loss of PLSNR entrance fees.
  - Within the Reserve, expand the Lace Lichen Trail from the Entrance Kiosk to the Information Station and encourage pedestrians not to use the main entrance road.
  - Install speed bumps or other traffic calming devices on the main entrance road.
3. Compatible uses of A.M. Allan Ranch, potentially including a science/nature camp
- In collaboration with others, develop a residential science/nature camp facility that could be used by a variety of groups including Summer Adventures, Camp SeaLab, the Ventana Wildlife Society, and others. Location options include near San Jose Creek or possibly near the old dairy barn. (The PLF proposes to assist in raising money for this facility and to help select a concessionaire to manage it under an agreement with State Parks.)
  - Restore/upgrade selected segments of the extensive network of old foot or Jeep trails to give the public the opportunity to explore and learn from both the unique San Jose Creek ecosystems and the middle-elevation lands up to the Gowan Cypress. Include historic sites such as the old D'Amaral homestead.
  - Manage the trails to allow a variety of uses including hiking and potentially - on selected trails at selected times - horseback riding and mountain biking. Allow dogs on some or all trails.
4. Develop network of interconnected trails
- In collaboration with others, develop a network of trails linking publicly accessible lands in the PLSNR, A.M. Allan Ranch, Carmel River State Beach and Hatton Canyon State Park units, and beyond into Garrapata State Park and non-State Parks lands encompassed by the Lobos-Corona Parklands Project.

- Support development of interpretation activities and facilities for trail users, including, potentially, docent-led activities where feasible and appropriate.
  - Collaborate to develop trail rules (e.g., for pets) that are compatible across the participating properties.
5. Open Carmel River lagoon trails while protecting the lagoon's fragile ecosystem.
- Assess the visitor carrying capacity of the lagoon.
  - Options to limit visitor loads could include limiting parking and requiring visitors to get entry permits in advance, as is done currently for Palo Corona.
6. Ecological management plans
- Assess current conditions and potential future changes to species and habitats in PLSNR, A.M. Allan Ranch and Carmel River State Beach Lagoon. Consider potential impacts of both human use and natural succession and fire suppression.
  - Develop and implement short-term species and habitat management goals and plans
  - Develop and implement long-term monitoring plans to support continuous evaluation of species and habitat status and adjustment of management plans as needed
7. Strengthen financial sustainability and the environmental sustainability of the PLSNR and other State parks lands
- Convert Hudson House to use for weddings, major fund-raisers, and other special events. (The PLF proposes to raise money for and manage this facility under a concession agreement with State Parks.)
  - On a limited basis, use other "special sites" such as Huckleberry Hill for small fund-raisers or major donor appreciation events.
  - Consider concession or license agreements for non- or low-impact activities, such as for kayaking, special tours (e.g., birdwatching in the lagoon),
  - Evaluate feasibility of charging a minimal trail use fee for walk-in visitors to PLSNR.
8. Coordinate with and support Lobos-Corona Parklands Project vision, priorities and projects
- Consider how to use relevant State Parks General Plans to leverage opportunities to implement General Plan goals through the Lobos-Corona Parklands Project. Examples might be joint approaches to parking issues along Highway 1 and location of a residential science camp of interest to multiple organizations involved in Lobos-Corona Parklands.