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December 5, 2019

Joe Calabrigo
Town of Danville
201 Front Street
Danville, CA 94526

RE: Magee Preserve

Dear Mr. Calabrigo –

The East Bay Regional Park District has appreciated working with the Town of Danville since 2010 in the review of the Magee Preserve project which is located adjacent to Sycamore Valley Open Space Regional Preserve. Park District staff has worked closely with Town staff to ensure that open space protection and public access is maximized. The Park District has provided comments throughout the approval process stating support for the clustered development approach that the project has taken by protecting 380 acres and ensuring public access in the open space area.

We understand this project will be considered by the voters in March 2020 and that there have been concerns that the project should expand Sycamore Valley Open Space Regional Preserve by dedicating property to the Park District. We have worked with the project proponent to identify those lands that the Park District would be willing to accept either through fee-title or with a restrictive easement ensuring no future development. The Park District is prepared to accept over 213 acres of open space in fee title that will expand Sycamore Valley Open Space Regional Preserve and provide trail connections to the Town's trail network. The Park District has also identified an additional 130 acres that the Park District would hold a restrictive covenant over that restricts any potential future development while being owned by the proposed Geologic Hazard Abatement District (GHAD). This would result in the Park District holding an interest in over 90% of the protected open space. The remaining open space would be owned by the Homeowners Association or GHAD as approved in the previous project approvals.

Additionally, the Park District has previously commented on the need for long-term funding for management of the open space areas. We have worked with the project proponent to identify funding sources through the GHAD, conservation easement endowments, and a Community Facilities District to ensure the management of the open space would be funded by the development.

Park District staff has thoroughly reviewed the approved Magee Preserve project and considered the proposed land dedications and we are supportive. We appreciate the commitment of the project proponent to work with the Park District to ensure protection of this spectacular open space, provide for the public's ability to access and enjoy this area that they previously have not been able to, and ensure that it will be funded in perpetuity.

Thank you again and we look forward to continuing to work with Danville to protect the best areas in our region.

Respectfully,

Robert Doyle
General Manager

cc: Beverly Lane, Board Member Ward 6

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