



September 6, 2012

Mr. Sherman Lewis  
Hayward Area Planning Association  
2787 Hillcrest Avenue  
Hayward, CA 94542

RE: GARIN/DRY CREEK PIONEER REGIONAL PARKS  
Report on Walpert Ridge Open Space Funds

Dear Mr. Lewis:

Pursuant to our "Memorandum of Agreement for Walpert Ridge Open Space Funding," I am pleased to provide an update regarding East Bay Regional Park District's efforts to acquire land adjacent to Walpert Ridge. As of January 1, 2012, the balance in the fund including accrued interest totaled \$1,782,313.43. The interest earned through the second quarter of this year is \$8,261.04, bringing the total current balance to **\$1,790,574.47**. No funds from the account were expended by EBRPD during the past year.

I am happy to report that we are making excellent progress on a number of fronts in the Walpert Ridge area. First, as you may know, the Board of Directors approved the new Land Use Plan for Garin and Dry Creek Pioneer Regional Parks on May 15, 2012 (see enclosed map). We anticipate that the long-awaited transfer of more than 1,000 acres of open space from Stonebrae will occur next spring after we have worked through a final punch list of loose ends with the developer. We are also working to improve public access to the new lands, with a recent trail opening at Carden Lane and new local trail access to the Bay Area Ridge Trail being negotiated near Llama Lane. The District is also close to a deal which will provide a trail connection from Garin to Pleasanton Ridge Regional Park. We hope to be able to use a portion of your generous donation to make that happen.

In the meantime, the District continues its efforts to acquire an easement for the construction and operation of a 3.5-mile segment of the Bay Area Ridge Trail from Garin to Niles Canyon on the Louie property. In 2010, EBRPD's Board of Directors adopted a Resolution of Necessity to acquire the trail easement by condemnation. Since then we have been in litigation mode to acquire the trail and a 7± acre parcel at the bottom of the hill which will provide a safe connection to a future staging area on city-owned property at the intersection of Mission Boulevard and State Route 84. We remain hopeful that the property owners will ultimately agree to sell us more of their ±3,800 acres on Walpert Ridge if we can agree on a price.

At nearby Pleasanton Ridge, the District was able to close escrow last year on the 955-acre Owen property, shown in light green on the east side of Palomares Road on the Garin map. Before the end of this year, we hope to close on the 1,387-acre Robertson property (see second enclosed map) which includes 2,106' Sunol Peak. The maximum north-south distance on this huge property is approximately two miles; east-west distance is 1.7 miles. It contains diverse habitat, high values for wildlife, great recreational trail opportunities and expansive 360° scenic vistas from Sunol Ridge. This \$6.2 million purchase is being made possible by grants from the California State Coastal Conservancy, the Gordon and Betty Moore Foundation, the Alameda County Altamont Landfill Open Space Fund and the Park District's Measure WW. Once the Robertson property is acquired, Pleasanton Ridge will be nearly 9,000 acres in size. Along with 6,000 acres at the Vargas Plateau and Garin/Dry Creek Pioneer and SFPUC's extensive holdings in Niles Canyon, a significant preserve is being created around Alameda Creek, the region's largest watershed.

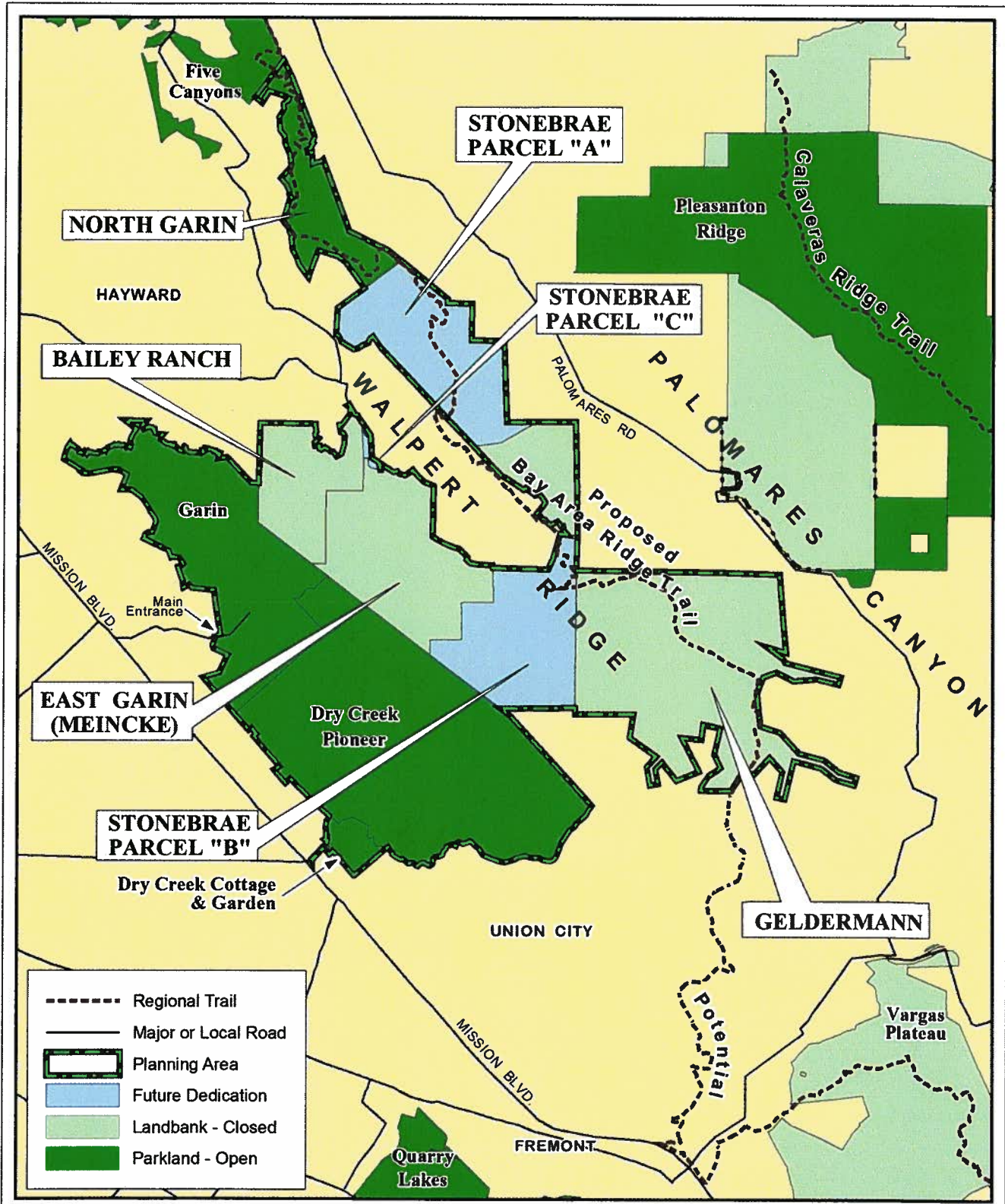
We are quite excited about all we have been able to accomplish in the past few years and look forward to even greater success in the future. Once again, I want to thank you and your partner organizations for your continued interest and support of the East Bay Regional Park District.

Best regards,

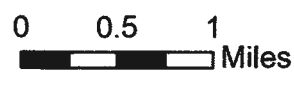


Nancy H. Werninger  
Assistant General Manager  
Land Division

cc: Jeff Miller, Center for Biological Diversity  
Jeremy Madsen, Greenbelt Alliance  
Robert E. Doyle, General Manager, EBRPD



- Regional Trail
- Major or Local Road
- ▭ Planning Area
- ▭ Future Dedication
- ▭ Landbank - Closed
- ▭ Parkland - Open



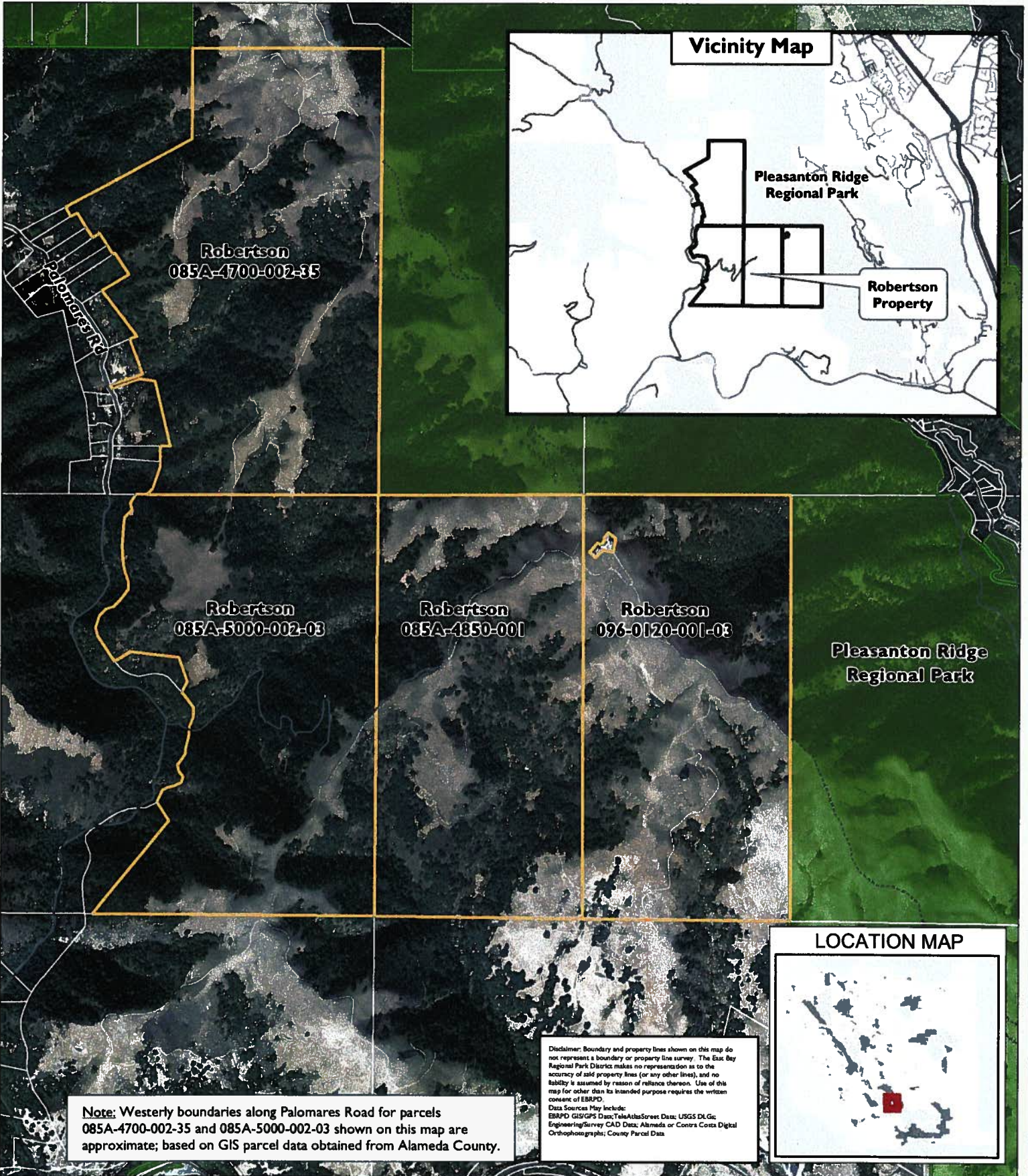
**Figure 2**  
**VICINITY MAP**

Land Use Plan Amendment  
 East Bay Regional Park District  
 Planning/Stewardship/GIS Services  
 JAN. 30, 2012

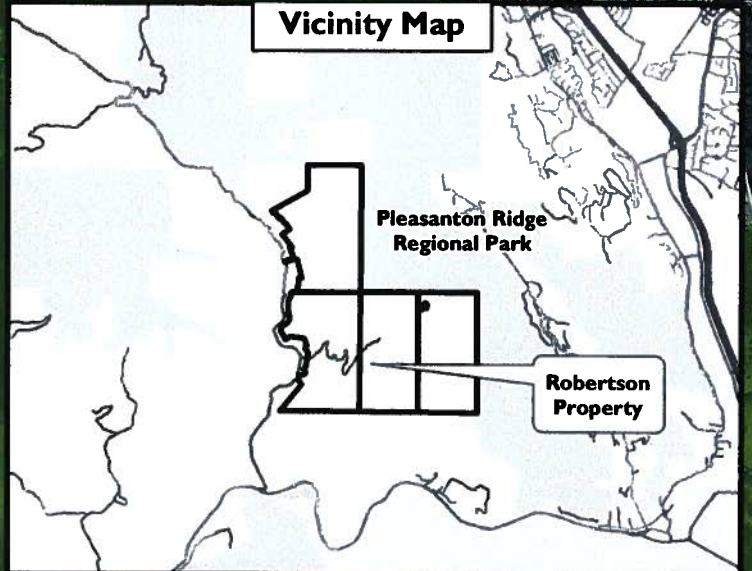
**Garin & Dry Creek Pioneer Regional Parks**  
 Alameda County, California

**PLEASANTON RIDGE REGIONAL PARK**

James D. Robertson Estate Trust Property  
APN: 085A-4700-002-35, 085A-4850-001,  
085A-5000-002-03, 096-0120-001-03 (1,367.8 acres)  
Aerial map



**Vicinity Map**



**Pleasanton Ridge Regional Park**

**LOCATION MAP**



**Note:** Westerly boundaries along Palomares Road for parcels 085A-4700-002-35 and 085A-5000-002-03 shown on this map are approximate; based on GIS parcel data obtained from Alameda County.

Disclaimer: Boundary and property lines shown on this map do not represent a boundary or property line survey. The East Bay Regional Park District makes no representation as to the accuracy of said property lines (or any other lines), and no liability is assumed by reason of reliance thereon. Use of this map for other than its intended purpose requires the written consent of EBRPD.  
Data Sources May Include:  
EBRPD GIS/GPS Data; TeleAtlas/Street Data; USGS DLGs; Engineering/Survey CAD Data; Alameda or Contra Costa Digital Orthophotographs; County Parcel Data