

MEMORANDUM

DATE September 20, 2013
TO Vic Randall
City of Benicia
FROM Isabelle Minn, Rosie Dudley
RE **Community Workshop #2 Summary**

This memorandum summarizes the second community workshop for the Benicia Urban Waterfront Enhancement and Master Plan, which took place on September 18, 2013. Approximately 26 community members attended the community workshop, which was held at the Benicia Community Center. David Early, Principal-in-Charge of The Planning Center | DC&E, then gave a brief overview of the project, including its goals, progress to date and overall schedule. He then provided a review of the site's existing conditions and jurisdictional and natural influences. Isabelle Minn, Project Manager for The Planning Center | DC&E presented three conceptual alternatives for the park's design which incorporate the ideas generated at the first community workshop. She outlined how each alternative adheres to the site's constraints, differs from each other and incorporated the improvements that had been listed as priority in the previous community workshop. The improvements included:

- Trails/boardwalk
- Plaza Entrance
- Community Green Space
- Restroom
- Vehicular Access (for special events)
- Stormwater
- Parking
- Non-motorized Boat Launch
- Public Art
- Enhanced/Expanded Wetland Area
- Historic Depot
- 1st Street Promenade
- Bay Trail

Community members were able to ask clarifying questions regarding the alternatives as the alternatives were being presented.



Following the presentation, the community members were divided up into four small groups and asked to participate in a facilitated small group exercise. During the exercise the participants were asked to determine their preferred alternative and discuss how that alternative could be improved or modified to reflect their vision, addressing each of the improvements. Groups then shared their thoughts and recommendations with the larger group.

The small groups all shared many common ideas about the vision for the site and the types of improvements they would like to see. Two of the groups chose to modify Alternative A and the other two chose to modify Alternative C. The majority of the groups were supportive of:

- An entry plaza at the corner of 1st Street and B Street with public art surrounded by a larger green, as opposed to more green space towards the eastern edge of the waterfront.
- A secondary plaza at the eastern edge.
- Boardwalks in alignment with the historic railroad with viewing platforms.
- A restroom, but not on the eastern edge. Many thought it would be well-suited closer to 1st Street.
- A formalized non-motorized, small craft/boat launch for “hand-placed” boats (no trailers, ramps or large vehicles), but the ideal safe location was not agreed upon
- Diagonal parking along B Street and the desire to see B Street paved and accommodate 2-way traffic for its entire length along the waterfront.

The groups were not in agreement about palm trees mirroring the west side of 1st Street.

The following pages provide a written and graphic summary of each groups’ recommendations.



Group # 1

The group selected Alternative C as their basemap and made the following recommendations:

- Expand green from Alternative A and bioswale from Alternative A.
- Include entry plazas at 1st Street and at eastern edge with public art and seat wall.
- Eliminate central path in expanded green.
- Provide diagonal parking along B Street.
- Include Bay Trail in park along northern edge of expanded green.
- Boardwalk in historic railroad alignment with expanded overlooks out into the marsh.
- Create an improved boat launch at the existing beach area.
- Locate a restroom north of the Depot in the A Street right of way.
- Include monumental stairs.
- Lack of consensus: palm trees along 1st Street.



Group #2

The group selected Alternative A as their basemap and made the following recommendations:

- Expand green and eliminate central pathway.
- Include entry plazas at 1st Street and at eastern edge with public art and seat wall.
- Construct perimeter walkway along green with decomposed granite.
- Provide diagonal parking along B Street and pave the street for 2-way travel in its entirety.
- Include Bay Trail in park along northern edge of expanded green.
- Create an improved boat launch at the existing beach area.
- Locate a restroom north of the Depot in the A Street right of way.
- Include monumental stairs.
- Lack of consensus: palm trees, boardwalks along the bioswale, whether to build for overlooks in two locations or not at all, additional boat launch at eastern edge near Marina



Group #3

The group selected Alternative C as their basemap and made the following recommendations:

- Include Entry Plazas at 1st Street and at eastern edge with public art and seat wall.
- Include bioswale from Alternative A, not expanded green, at eastern end.
- Include Bay Trail in park on pathway between expanded green and wetlands.
- Create an improved boat launch at the existing beach area.
- Strong preference for boardwalk along historic railroad alignment.
- Lack of consensus: palm trees, restroom location, parking on B Street–parallel, diagonal or none at all.



