

City of Malibu  
**Malibu Bluffs Parkland**  
Community Workshops



## Summary

FOCUS GROUPS AND WORKSHOPS

MAY 18 AND MAY 19, 2015

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INTERNATIONAL



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# 1. INTRODUCTION

## MALIBU BLUFFS PARKLAND

The Malibu Bluffs Parkland is a potential new park space in the City of Malibu adjacent to Pacific Coast Highway directly south of Pepperdine University. The project involves developing a Park Master Plan and an Environmental Impact Report for 85 acres of undeveloped open space and 10 acres of developed park space.



## COMMUNITY OUTREACH

The community outreach and public input process is integral to the park planning and design process. The purpose of the community outreach and public participation is to ensure active public involvement in addressing priorities, issues, and concerns associated with the project and to solicit the community's ideas, suggestions, and concerns on how the park should be designed to meet the needs of the community.



This report summarizes comments from 75 residents gathered over two days of focus groups and community workshops held for the Malibu Bluffs Parkland project on May 18 and 19, 2015. The information gathered from the meetings will play a key role in shaping the project concepts and recommendations.

## NEXT STEPS

The next step is the initial public review of the community outreach findings and limitations of the project site by the Parks and Recreation Commission. This public review is another opportunity for the City to receive input on the project from the community.

The City Council will then be presented with the Community Outreach Report Summary and Opportunities and Constraint Plan for final review. Based on recommendations from the Parks and





Recreation Commission, community input, and limitations of the project site, the City Council will establish design priorities for the Malibu Bluffs Parkland project. Once the priorities are set, the City will host several public design workshops with interactive online accessibility in order to develop conceptual design alternatives for the Malibu Bluffs Parkland.

A final design is expected to be presented for community review and approval by the City Council in December 2015.

## 2. FOCUS GROUP MEETINGS

The City of Malibu held six focus group meetings with residents and stakeholders to gather initial input about the Malibu Bluffs Parkland on May 18 and 19, 2015 at the Michael Landon Community Center and at City Hall.

Community members representing a cross section of local groups and organizations, businesses, seniors, and students were invited to participate in an open discussion about park features and concerns associated with the project. The design consultants and city staff were on-hand to record comments expressed by each participant.

Each group discussed various aspects of the potential Parkland development, and overlying themes emerged from the different groups. These themes included the following:

- Concern for the natural habitat (invasive species, complementary design, etc.)
- How to access to the west side of the Parkland
- Location of structures must make sense with natural environment and views
- Balancing active and passive uses
- Providing efficient and safe parking
- Trails and trailhead access
- Sports fields and recreational amenities for youth and adults

An overview of each of the focus group discussions, as well as notes recorded on flip charts, is included below.

### MONDAY, MAY 18 AT 3:00 P.M.

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During the first focus group on May 18, the participants discussed opportunities and concerns for the Malibu Bluffs Parkland. The discussion covered concerns relating to how to balance development with the natural habitat, which amenities should be included in the parkland, and how parking and access to the west side of the Parklands should be addressed in the design. Some participants saw the potential development of the Parklands as an opportunity to embrace the native vegetation and offer opportunities for education open space protection. Others noted the need for a skate park, an aquatic center, and athletic fields to accommodate multiple users.

#### Issues & Concerns

- Amount of paving
- Rattlesnakes, tarantulas etc. conflict w/kids
- Developing habitat area



- Access to west side?
- Faults + slopes - skate park
- Fragmentation of native areas
- Noise from active recreation
- Brush clearance - habitat impacts
- Organized park with distinct areas for use/character
- Embrace the native! Learn + expend what's there! For example, sea lettuce
- Interpretive signage regarding flora/fauna - central kiosks
- Active removal of invasive species/replanting
- Seating: not needed; offer respite, fundraising opportunity, natural design - rocks, boulders
- Trash receptacles - strategic locations
- Development should be nearest roadway
- Expanded recreation center
- Skate park - is there an opportunity to buy land elsewhere?
- Balance uses/purpose of park (i.e. natural, active)
- Surrounded by natural features throughout City...
- West area may present more amenities
- Add to skate park - family features (benches, picnic tables)
- Enhance/reconfigure existing park area
- Aquatic - non-competitive pool with flexible times, etc. Indoor? Shade?

#### **Ideas & Opportunities:**

- Expand fields - soccer, multi-purpose, Little League
- Additional amenities - parking and restrooms
- Fields that accommodate different age groups
- Baseball fields - Crummer property
- Retain open space / ESHA
- Protect rock outcroppings
- More hiking/walking trails - maintain & widen some

## **MONDAY, MAY 18 AT 4:00 P.M.**

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Participants in the 4:00 p.m. focus group on May 18<sup>th</sup> noted concerns ranging from the adverse effects of development to the natural habitat, noise impacts from recreational activities, and where to place the facilities on the Parklands. Group members also noted that trails could be enhanced within the current habitat and that interpretive markers and building design could be integrated with the natural surroundings. Preserving views, maintaining the peaceful quality of the Park, and providing amenities that complement the natural surroundings were noted as opportunities for the parkland.

#### **Issues & Concerns:**

- Access to west side + other areas
- Adverse effects to habitat particularly in central area
- Impact of Santa Monica Mountains Conservancy? What's their input?



- Noise impacts of skate park? Other location?
- Lighting impacts - prefer no night lighting
- Drought and use of water. Pool + other uses
- Fire hazards
- Security: illegal camping + assistance
- Artificial turf - hot!
- Trails, parks, fields should be priority
- Visitor serving facility: maps, information, etc. Staffed
- Direct some improvements towards visitors
- Balance facilities geographically in the City
- Trailheads at beach access points - (concerns by homeowners?) Deter people making own trails
- Buildings/facilities best in west end
- Maintain/protect "peace"
- Periodic bench and trash receptacles
- Do it "right"! - do not jam it in....
- Meditation areas along trail - west area especially
- Plants that attract birds + signs to educate - teaching areas
- Colors + textures: natural features
- Address Little League structures. They double duty as snacks, etc.
- Picnic tables, BBQ, pavilions
- Keep restroom by buildings - control/maintenance
- Enhance trails with habitat
- Interpretative markers/center
- Enhanced/new community center (i.e. wedding location, etc.) "Cool, Malibu vibe"
- Breakup building to integrate into environment/nature
- Soccer, baseball, flag: same fields with park feeling
- Paths, amenities around field
- Preserve views
- Active fault line?
- Impacts to traffic (combined w/Civic Center improvements)
- Does a kitchen make sense?
- Fire w/BBQs?
- Don't try to fit every desire in this park!

#### Ideas & Opportunities:

- Enhance + protect native habitat
- More multi-use fields - Crummer - west edge
- Drinking fountains, restrooms, etc.
- Peak use parking enhancements appropriate
- Maintain flat surface + paved areas for accessibility
- Proximity to senior center: installations to enhance activity
- Community pool: youth, seniors
- If skate park - place by highway



**TUESDAY, MAY 19 AT 10:00 A.M.**

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The first focus group on Tuesday, May 19 discussed the opportunity for the Parkland to be a cultural and artistic model for the City of Malibu. Participants noted the opportunity for an art center, creating interpretive kiosks, and “teaching bridges” along the walking trails and overlooks. Similar to other groups, participants noted the opportunity to integrate the natural habitat into any park design, including subterranean parking in order to not take away from the natural views. The group mentioned concerns relating to conflicts between user groups (i.e. seniors and youth), as well as parking and traffic concerns.

#### **Issues & Concerns**

- Camping?
- Non-contiguous space/fields
- Adequate parking
- Seniors – kids conflicts (tai chi vs. skate park)
- No best location for performing arts center
- Foot traffic on Pacific Coast Highway (PCH)
- Ingress + egress challenges on PCH
- Funding?
- Traffic concerns, but for the residents
- People parking in park, but don't use it (cyclist, graduation)

#### **Ideas & Opportunities:**

- Art center (film, dance, visual), gallery, workshops
- Visitor Center
- Expanded soccer fields multi-use contiguous field
- Soccer complex – tournaments
- Concessions, restrooms, etc.
- Walking and biking trails
- Overlook areas and picnic areas
- Space for youth art exhibits
- Joint use space/visitor center
- Skate park – Santa Barbara “artistic”
- Outdoor focused uses
- Expanded Michael Landon “multi-art” center
- Tai Chi – outdoor experience
- Separation of passive/active or zones
- Bike paths
- Design to take advantage of nature/views
- Games, etc. in multi-use center for youth.....organized events
- Integrating uses to avoid PCH foot traffic
- Bridges.....part of theme
- La Jolla rec center, mtg. rooms, game room, etc.
- Racquet ball courts
- “Teaching” bridges (turtles, etc. koi pond)
- Meeting/activity rooms



- Local nature interpretive (Griffith Park) stops. Signs
- Picnic stops, bike paths
- Subterranean parking

## TUESDAY, MAY 19 AT 11:00 A.M.

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Ideas and opportunities during the 11:00 a.m. focus group were varied, ranging from creating multi-use fields for kids, more practice fields, a community center, amenities for seniors, a dog park, and additional hiking trails. Participants noted parking issues, limiting lighting for fields, and protecting the environment as key concerns.

### Ideas & Opportunities:

- Look to parks master plan
- Community garden
- Cultural center - Balboa - Point of pride, "Theater"
- Amphitheatre - indoor - outdoor - music + dance
- Joint-use of schools for vision
- Multi-use fields for kids
- More game and practice fields
- Snack shack
- Batting cage
- Improve parking
- Charge for parking
- Place for sports & music!
- Parking
- Event space - flat with nearby parking
- Central location is good
- Additional entrances to park
- Multi-purpose spaces/convertible
- Scenic stops
- Westlake - great example
- Community center with indoor pool, basketball, classrooms....
- Agoura-Calabasas: great example
- Hiking trails key
- Dog park
- Opportunity for Pepperdine students/faculty! - fields - running
- Better + more restrooms
- Environmental/sustainable technologies
- Lighted fields - night games
- Nighttime theatre - opens into outside
- Drive-up access to fields
- Enhance nature
- Invite others!
- Amenities / uses for seniors
- Protect the character & environment



### Issues & Concerns:

- Don't destroy environment
- Parking for park users
- Crossing PCH
- Sports with no seasons! - Issue for multi-use fields
- No field lights
- Parking time limits?
- Can't host playoffs/tournaments (bringing kids to see Malibu)
- Don't avoid Parks Master Plan

## TUESDAY, MAY 19 AT 1:00 P.M. - SENIORS & ACTIVE ADULTS

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Participants representing the senior and active adult community focused on adding amenities for a variety of activities and age groups. Participants noted a pool, basketball courts, meeting rooms, a dog park, bocce ball courts, tennis courts, sports fields, a skate park, and a library among many other suggestions. While noting a need for recreation, participants also suggested that the City not put too many uses on the proposed park site, protect the existing character, and to be careful with impacts to residents along the Malibu Road.

### Ideas & Opportunities:

- Provide for youth
- Facility that provides activities - multi-generational multi-purpose
- Indoor pool/covered pool
- Indoor basketball
- Rooms (6+) for meetings/classes
- Dog park
- Picnic tables/shelters
- Parking - attractive/trees
- Trees
- Interpretive signs/opportunities
- Link to beach access points
- Maps/information
- Rustic benches on trails - low maintenance
- Cross-country running trails
- Buildings take advantage of views
- Skate park
- Activities/uses for adults + kids - paddle tennis, etc. pickle ball
- Bocce ball court
- Sustainable design
- Open space for large events (parties, family picnics)
- Recycled water
- Sell City Hall and Community Center and put underground at park site with a Fire Station
- Underground parking
- Pepperdine has water-recycled and tennis courts



- Community showers
- Reconfigure sports fields
- Velodrome around skate park
- Screening of structures - Frank Lloyd Wright-esque - Eric still alive!
- Relocate library to site
- Jewel of Malibu
- Zip line to the beach!
- Use parking to buffer fire spread
- Entrance at John Tyler
- Shuttles, golf carts, bus
- Parking on fault line
- Solar on bluffs + wind
- Amphitheater a la Red Rock
- Protect existing character
- Careful with impacts to residents along road
- Pepperdine communication/input
- Helipad
- Place to learn to ride bikes
- Sheriff substation

#### Issues & Concerns:

- Focus on recreation, not Sheriff, helipad
- Don't take away trails
- Don't cater to cars
- Safety
- Maintenance of signs, etc.
- Too much hardscape
- Geologic safety and feasibility (landslides, etc.)
- Fire hazards
- Invasive species
- Too much community activity in one space
- Traffic

## TUESDAY, MAY 19 AT 4:00 P.M.

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The discussion in the last focus group on Tuesday, May 19 included examples of existing parks and how to make the Malibu Bluffs Parkland an “exceptional park” and a “community hub”. Ideas included subterranean parking with a rooftop park, integrating cohesive design elements, and utilizing dual use facilities to maximize space. Concerns included parking along Malibu Road, drainage issues, and potential community opposition.

#### Ideas & Opportunities:

- Outdoor pool 2-4 acres - 2 pools Olympic size 25 x 100
- Showers & lockers
- Sidewalks to link to park



- Prioritize park over commercial
- Make it exceptional
- Multi-generational facility
- Skate park – skill level separation – events revenue – sponsorship
- Sustainable + ocean lifestyle
- Integrate skate park into eco-friendly landscape
- Subterranean parking with rooftop park
- Buenaventura pool – great example
- Separate the uses with walkways
- Amphitheater with skate park
- Cohesive design elements
- Dual use facilities
- Condense footprint
- Skate park – ½ acre / 12-500-20,000 sq. ft. size
- Youth and senior facility – free old school video games
- Concessions/food
- San Fernando – pool/facility
- More picnic areas
- Splash pad/water park....\$
- Utilize views!
- Park as “centerpiece” and “HUB” for a Community Park
- Charge for parking, discount for residents
- Bike facilities/amenities rental – water, repair station, messaging zone
- Shuttle people to park
- Bike paths
- Pool: learn, splash ball, water polo, seniors, adults

#### Issues & Concerns:

- Parking along Malibu Road
- Drainage issues – existing fields
- Drawing more people – cars
- Pepperdine graduation + pow wow
- Maintenance – staff, infrastructure
- Crummer property development
- Community opposition
- Scheduling
- Emergency + fire
- Accommodating parking



### 3. YOUTH COMMISSION WORKSHOP

The Youth Commission Workshop was held from 6:00-8:00 p.m. at City Hall with the students from the Harry Barovsky Memorial Youth Commission. More than 20 students were in attendance, and worked with city staff and consultants on designing potential uses for the Parkland.

The workshop opened with a presentation introducing the project and explaining the site constraints. The students were divided into three separate groups and each group was provided a base map, trace paper, pens, and a list of priorities determined by the Parks and Recreation Master Plan. Based on the site constraints, the students were asked to use the maps to identify opportunities that they envisioned for the Parkland as well as where they would be located. The workshop ended with the break-out groups presenting their design concepts to the larger group.

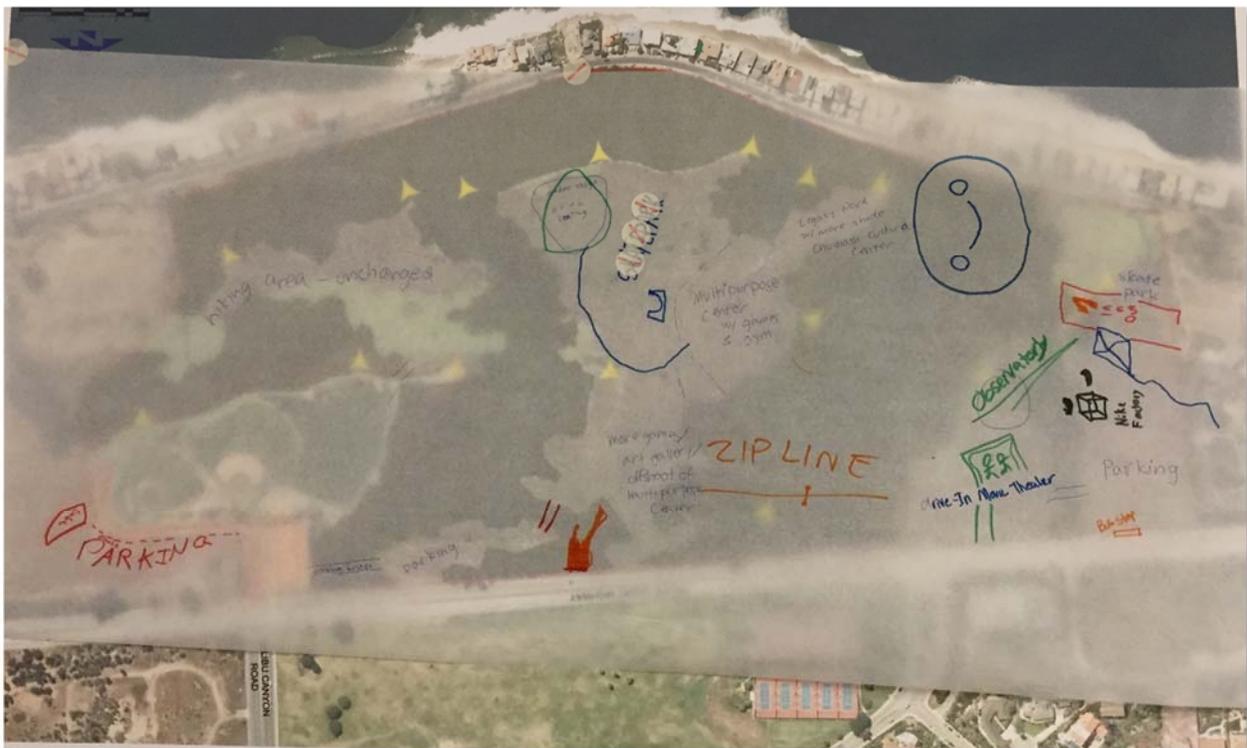
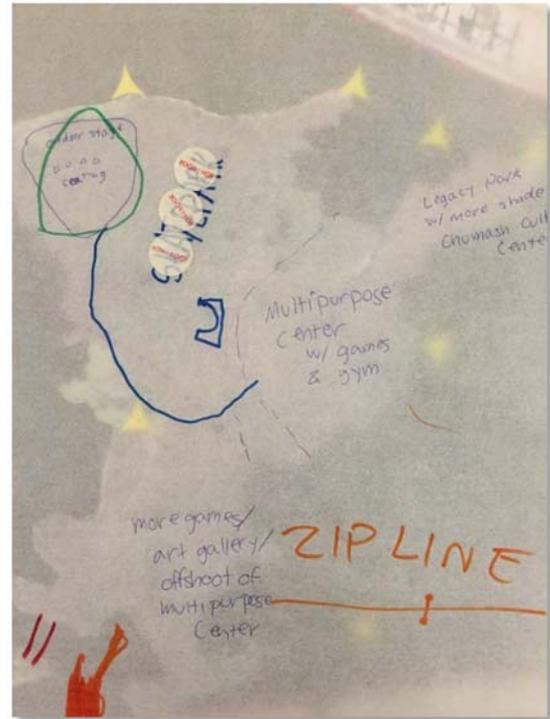




## ACTIVITY 1 - DESIGN CHARRETTE

### Group 1:

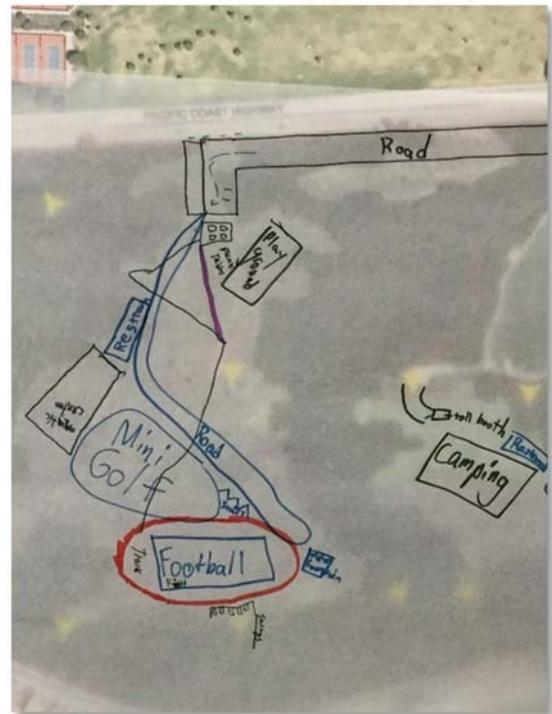
- Soccer fields
- Skate park
- Football/track
- Outdoor tennis
- Shopping center
- Aquatics center
- Golf course / mini-golf
- Squirrel sanctuary
- Lake





## Group 2:

- Skate park
- Café
- Public observatory
- Public amphitheater
- Outdoor stage
- Multipurpose center with games and gym
- Pave hiking trails to make them more official
- Pool
- Adventure facility
- Art gallery





### Group 3:

- Run/biking trails leading to food
- Skate park
- Tennis courts
- Picnic tables
- Soccer field
- Basketball court
- Rollerblade area leading to food
- Swing set
- Snack shack (year round)
- Public pool
- Parking
- Study area with chargers for electronic devices
- Bathrooms
- Stage





## 4. PARKS AND RECREATION COMMISSION WORKSHOP

On Tuesday, May 19<sup>th</sup> the Parks and Recreation Commission hosted a community workshop for the Malibu Bluffs Parkland.

Twenty-eight community members were present and discussed ideas, opportunities, issues, and concerns for the Malibu Bluffs Parkland.

The Workshop began with an introduction of the project and an overview of the existing conditions of the site. Participants then shared their ideas for future opportunities and concerns for the Parkland in a “Post-It-Note” activity. Then the participants broke into three small groups to discuss their impressions of the opportunities and constraints. The groups were separated into the following topics based on the input from the “Post-It-Note” activity:



- Sports Fields/Dog Park/Skate Park
- Amphitheater
- Preservation/Enhancement (of Habitat)

The workshop ended with each breakout group presenting ideas to all workshop participants.

### ACTIVITY 1 - IDEAS/OPPORTUNITIES AND CONCERNS/ISSUES

For the “Post-It Note” activity, participants brainstormed what they saw as opportunities and ideas as well as issues and concerns for the new Malibu Bluffs Parkland. With different colored sticky notes, each participant expressed their individual ideas on “Post-It-Notes” and posted them on the wall. Facilitators then grouped the notes into larger themes and reported back to the group.

The overall themes identified were:

- Amphitheatre
- Nature
- Fields
- Pool
- Skate Park
- Preserve
- Parking
- Dog Park
- Habitat
- Vehicular Access



### Ideas and Opportunities:

Several participants noted that an amphitheater or an outdoor performing space would be an opportunity for the park site. Creating a Nature Center and native vegetation gardens were also noted by participants. Athletic fields and a pool were noted as key ideas for the site by several workshop participants.

### Issues and Concerns:

Participants noted concerns relating to conserving the natural habitat, as well as how vehicular access and parking would impact the park and the surrounding community.

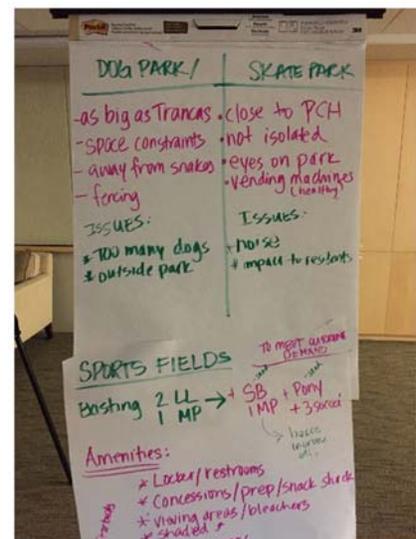
See Appendix A for detailed notes on Activity 1.



## 3. ACTIVITY 2 - GROUP DISCUSSION

### Sports Fields/Dog Park/Skate Park

- Sports Fields:** Ideas for sports fields include adding a soccer field, addressing little league demand, and providing restrooms. Additional comments related to amenities needed if sports fields are added.
- Dog Park:** In discussing the Dog Park, participants noted space constraints, the need for fencing, and that its size should accommodate the need.
- Skate Park:** Participants noted that if a skate park was designed, it should be located close to Pacific Coast highway, should include vending machines, but noted that it would come with noise and might impact residents.





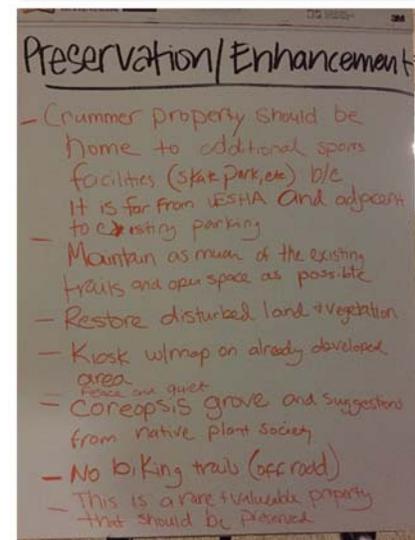
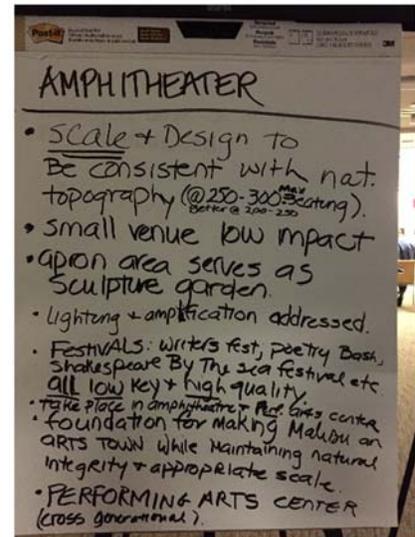
## Amphitheater

Small group discussions relating to a potential performing arts space noted the need to keep the design aligned with the topography and creating a space for performing arts festivals.

## Preservation/Enhancement (of Habitat)

Participants discussed the value of the existing natural space and suggested maintaining as much of the existing trails and open space as possible. They also suggested locating additional sports facilities on the Crummer property.

See Appendix A for detailed notes on Activity 2.





## Appendix: Workshop Notes

### ACTIVITY 1: IDEAS/OPPORTUNITIES AND ISSUES/CONCERNS

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#### Ideas and Opportunities

##### *Amphitheatre:*

- Cultural and Performing Arts Center
- Amphitheater (3)
- Amphitheatre naturally worked into hill/bluff
- Stage
- Native American/ Chumash Interpretive facility/center

##### *Nature*

- Butterfly garden
- Nature Center - interpretative facility (2)
- Nature Center
- Larger native plant demo garden
- Native plant clusters for shaded picnic areas
- Native vegetation garden

##### *Fields*

- More dedicated baseball and softball fields
- More mixed use sports fields for all ages
- More baseball fields
- More athletic fields
- A Malibu Little League score board

##### *Pool*

- Pool with locker room
- Pool
- Calabasas Tennis and Pool Club
- Aquatic Facilities - pool and locker room facilities
- Indoor swimming pool

##### *Skate Park (3)*

##### *Preserve*

- Build on Crummer property and leave the wild area as is
- Preserve and restore the land like Point Dume headlands. Use Coreopsis

##### *Parking*

- More safe parking areas
- Enough parking but permeable or “green looking” - small lots tied to remote venues



### *Dog Park*

- Off-leash dog park
- Dog park

### *Miscellaneous*

- Better and more restrooms
- Outdoor eating area grill and sandwich shop
- Community garden
- Rock climbing wall
- Benches at viewpoint
- Observatory
- Homework areas
- Outdoor workout area (like legacy park)
- Enrichment Center for Malibu Schools - languages, technology, STEM

## **Concerns and Issues**

### *Habitat*

- Fault line
- Loss of valuable flora and fauna
- Fragmentation of habitat - loss of peaceful hiking and walking trail
- Use of poisons
- Environmental impact (pollution)
- Environmental
- Light pollution

### *Vehicular access*

- Traffic access
- Parking

### *Miscellaneous*

- We don't want to create another unusable park that the majority of the community cannot use
- Who takes care of the park after it is built?



## ACTIVITY 2: GROUP DISCUSSIONS

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### Group 1 - Sports Park/Dog Park/Skate Park:

#### *Sports Fields*

- Existing:
  - 2 Little League
  - 1 Multi-purpose
- To meet current demand (need to add):
  - 1 Softball field + 1 Pony Baseball field + 1 Multi-purpose field + 3 Soccer fields
  - Bocce, Lacrosse, etc.
- Amenities:
  - Locker/restrooms
  - Concessions/Prep/Snack Shack
  - Viewing areas/bleachers
  - Shaded
  - Picnic areas
  - Playgrounds with shade
  - Turf? Recycled water
  - Parking + access (drop off)
  - Scattered batting cages

#### *Dog Park*

- As big as Trancas
- Space constraints
- Away from snakes
- Fencing

#### *Issues:*

- Too many dogs
- Outside park

#### *Skate Park*

- Close to Pacific Coast Highway
- Not isolated
- Eyes on park
- Vending machines (healthy)

#### *Issues:*

- Noise
- Impact to residents

### Group 2 - Amphitheater:

- Scale & design to be consistent with natural topography (@ 250-300 max seating, better @ 200-250)
- Small venue low impact
- Apron area serves as sculpture garden



- Lighting and amplification addressed
- Festivals: writer's festival; poetry bash; Shakespeare by the Sea Festival etc. All low key and high quality
- Take place in amphitheater and performance arts center
- Foundation for making Malibu an arts town while maintaining natural integrity and appropriate scale
- Performing arts center (cross generational)
- Leaving a large % of the park untouched

#### **Group 2 - Preservation/Enhancement (of Habitat)**

- Crummer property should be home to additional sports facilities (skate park, etc.) because it is far from ESHA and adjacent to existing parking
- Maintain as much of the existing trails and open space as possible
- Restore disturbed land and vegetation
- Kiosk with map on already developed area
- Peace and quiet
- Coreopsis grove and suggestions from native plant society
- No biking trails (off road)
- This is a rare and valuable property that should be preserved