



MEMORANDUM

To: David Eshoo, Town of Tiburon Date: July 20, 2023
From: Peter Winch, Senior Planner
Ref. No.:
Project: Tiburon Parks & Recreation Master Plan
Pages: 23
Re: Mapping Tiburon's Parks and Open Space System

CC: John Gibbs, WRT

WRT conducted mapping to reveal patterns and inform policy direction for the Tiburon Parks and Recreation Master Plan. This memorandum summarizes the findings and presents the maps. Maps are based on data about the park system provided by the Town of Tiburon. Maps cover the following topics: parks and open spaces by type; distribution of recreation amenities; access to parks; trail system and bike network; land cover; sensitive natural communities and wetlands; fire threat; and flood hazards and projected sea level rise.

Parks & Open Spaces by Type

Parks are public open spaces with active recreational uses. Open spaces are preserved, undeveloped lands that may or may not have some level of passive public recreational access.

We have classified **parks** in Tiburon based on the jurisdiction that operates them, as follows:

- Community Parks (Town of Tiburon)
- Recreation Centers (Belvedere-Tiburon joint Recreation Committee)
- Regional Parks (Marin County)
- State Parks (California)

While all of these parks are relevant for our understanding of recreational opportunities on the Tiburon peninsula, the Town's parks master plan will focus on the nine "community parks" maintained and operated by the Town of Tiburon. These parks are concentrated along the Richardson Bay shoreline and Downtown, with three very small parks located in neighborhoods in northwest part of town. Richardson Bay Lineal Park is Tiburon's largest park, with four distinct subareas: Blackie's Pasture, McKegney Green, the South of Knoll area, and the Old Rail Trail. Shoreline Park and Zelinsky Park are located Downtown, and are complemented by smaller plazas adjacent to the library and at the intersection of Tiburon Boulevard and Main Street.

Tiburon has two sites classified as "recreation centers": the Ranch at Dairy Knoll, which provides spaces for indoor recreation programs, and Teather Park & Tennis Courts, downtown.



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Within the sphere of influence are two regional parks operated by Marin County Parks, on the northeast side of the peninsula: Paradise Beach Park and Tiburon Uplands Nature Preserve. Finally, Angel Island State Park, located offshore in San Francisco Bay, is located within Tiburon town limits.

We have also classified Tiburon's **open spaces** according to jurisdiction or ownership, as follows:

- Public Open Space (Town Fee or Easement)
- Public Open Space (Marin County OSD)
- Private Open Space

Tiburon has open spaces ranging from 2.8 acres to 389 acres scattered along the ridgeline that are operated and maintained by Town fee or easement. The Point Tiburon Marsh Open Space, also Town-owned, is located directly adjacent to downtown at the base of the ridge. There are also two public open spaces operated and maintained by Marin County OSD: Old Saint Hilary's Open Space and Ring Mountain Open Space. In addition to the publicly accessible open spaces, there are several privately owned and operated open spaces throughout the peninsula.

Recreation Amenities

Tiburon's parks and recreation system provides a range of features and amenities. Most of these amenities are concentrated at Richardson Bay Lineal Park. This includes Tiburon's only athletic field (at McKegney Green) and one of the Town's two playgrounds (South of Knoll) that are not at a school. This area of Richardson Bay Lineal Park is well-supported by amenities, such as picnic benches, drinking fountains, benches, and a public restroom. Tennis courts are located at Teather Park, downtown, as well as at the Old Rail Trail, while indoor recreation is provided at the Ranch at Dairy Knoll. Tiburon also has one dog park, along the Old Rail Trail, and shoreline access at two locations, Blackie's Pasture and at Cypress Grove Garden Park along the Old Rail Trail. Del Mar Middle School and Bel Aire Elementary School provide multiuse fields, tennis courts (Del Mar) and a playground (Bel Aire). These are available for community use by reservation.

Access to Parks

Many communities aspire to providing parks within a ten-minute walk of all residents. A half-mile is a reasonable gauge of this level of park access (walking speeds range; a half-mile is typically covered in a 10- to 20-minute walk, depending on ability.) Neighborhoods located close to the Richardson Bay Shoreline, in general, are within walking distance of parks, while other areas of the peninsula are not. Very small parks with limited amenities are not included in this analysis.

Many upland neighborhoods are, however, located within a half-mile of a trail access point to a public open space or a regional park.

Trail System & Bike Network



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The regional Bay Trail runs down the southwest side of the peninsula, from Blackie’s Pasture to Shoreline Park. Most of this stretch of the trail consists of an existing multiuse path for pedestrians and bicyclists. The Bay Trail is supported by an existing bikeway that connects to multiple routes in adjacent communities and loops around the north side of the peninsula on Paradise Drive.

Segments of the Tiburon Ridge Trail run through Ring Mountain Open Space, Middle Ridge Open Space and Old Saint Hilary’s Open Space; these are connected by streets. These ridgeline open spaces also feature other trails, often along fire lanes, while a variety of unique “steps, lanes and paths” create special connections within Tiburon neighborhoods.

Vegetation

Tiburon has a diverse vegetation palette, with 15 different classifications. Other than “urban,” the most common vegetation categories are coastal oak woodland, annual grassland, perennial grassland, and coastal scrub, covering most of the area in the open spaces and northeastern area of the peninsula. In lower elevation areas, there are a couple of small patches of saline emergent wetland and fresh emergent wetland, and lacustrine vegetation is present in portions of Richardson Bay.

Wetlands & Ridge Uplands

Tiburon has six types of wetland—three of which are actually offshore in the form of estuarine and marine wetlands or deepwater areas. Onshore, there are a small number of freshwater ponds, emergent wetlands, and forest/shrub wetland. Tiburon also has a large area that is considered a “ridge upland greenbelt,” connecting between public and privately-owned open space areas.

Fire Threat

Significant portions of Tiburon’s upland areas with preserved open spaces and low-density housing face moderate to high fire threat, based on CalFIRE’s classification. The threat is strongest within the three large public open spaces. The moderate fire threat exists in the community adjacent to the open space features, spanning along the northern edge of the town beginning on the west side and continuing down to the tip of the peninsula.

Flood Hazards + Projected Sea Level Rise

Portions of Tiburon along the shoreline are vulnerable flood hazards today, and are projected to be vulnerable to tidal inundation and/or storm surge as the sea level rises. The maps that follow present the Town’s flood hazards in the following sequence:

- Existing 1% annual flood hazards (FEMA flood zones)
- Flood hazards with 10” of projected sea level rise
- Flood hazards with 20” of projected sea level rise
- Flood hazards with 60” of projected sea level rise



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Sea level rise is represented using the BayWAVE model developed for Marin County in 2017. Notably, sea level rise is presented in terms of inches and not time, as the model also considers a range of speed at which sea level rise will occur.

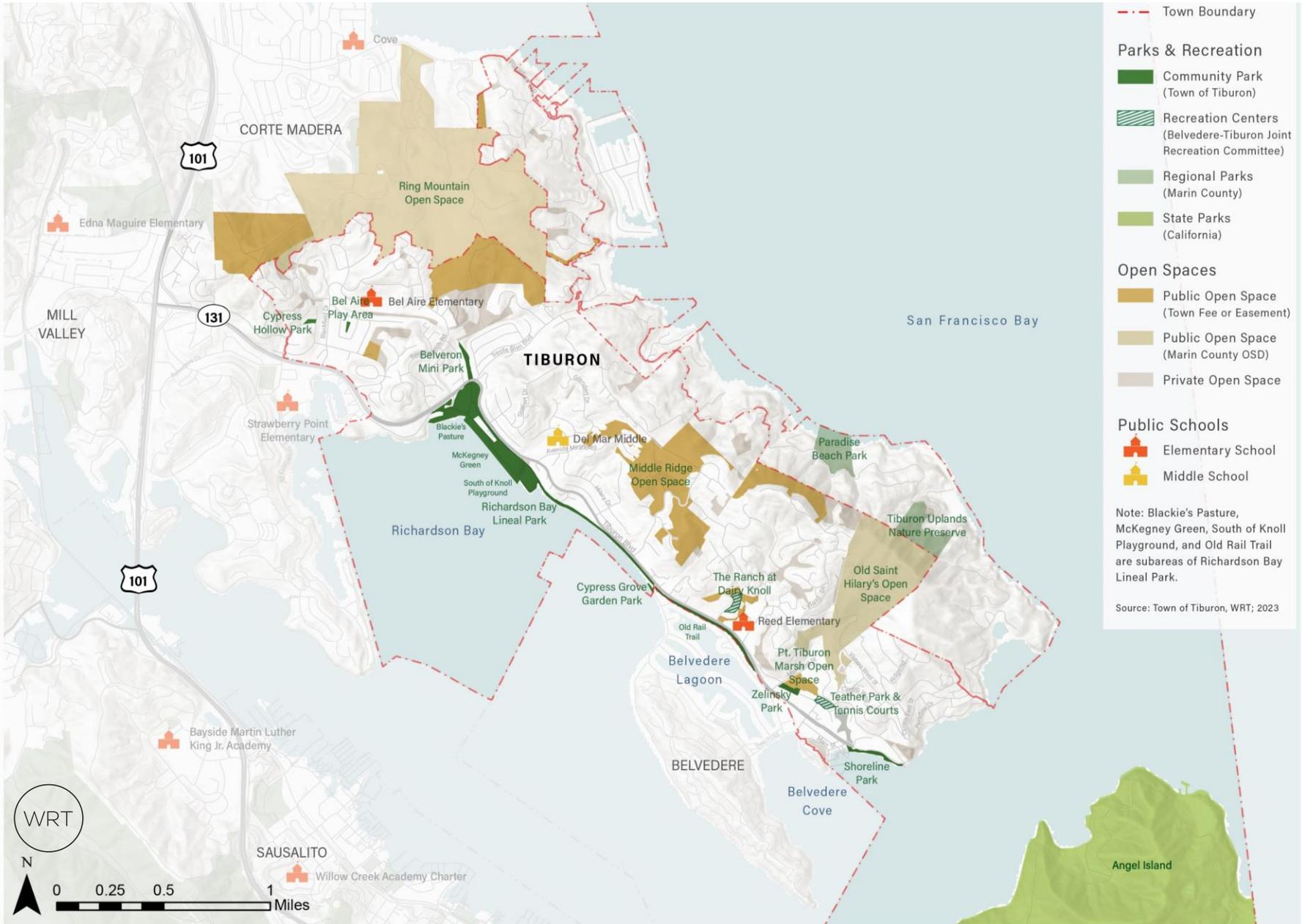
This sequence is shown at the Town-wide scale, as well as zoomed in to vulnerable segments of the Richardson Bay shoreline and downtown.

Today, Tiburon has areas within the FEMA 1% annual flood hazard zone in and along small portions of the shorelines of Richardson Bay and Belvedere Cove, as well as along small portions of the San Francisco Bay shoreline on the peninsula's eastern edge. Areas of shallow groundwater are also present, especially downtown; this is a factor that has the potential to contribute to flood hazards in the future.

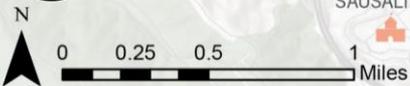
At the projected 10" of sea level rise, tidal inundation is shown along much of the Richardson Bay and Belvedere Cove shorelines, potentially impacting Tiburon park land. At 20" of sea level rise, tidal inundation would begin to encroach into Blackie's Pasture, while neighborhoods around Belvedere Lagoon would become vulnerable to storm surge. At 60" of sea level rise, much of Blackie's Pasture as well as much of Downtown Tiburon would be vulnerable to tidal inundation, and further areas beyond would be vulnerable to storm surge.

It is important to emphasize that these projections do not account for infrastructure improvements that may be made to provide protection from sea level rise-related flood hazards. The park system itself provides an important opportunity to think about both "hard" and "nature-based" infrastructure that can also provide recreational benefits.

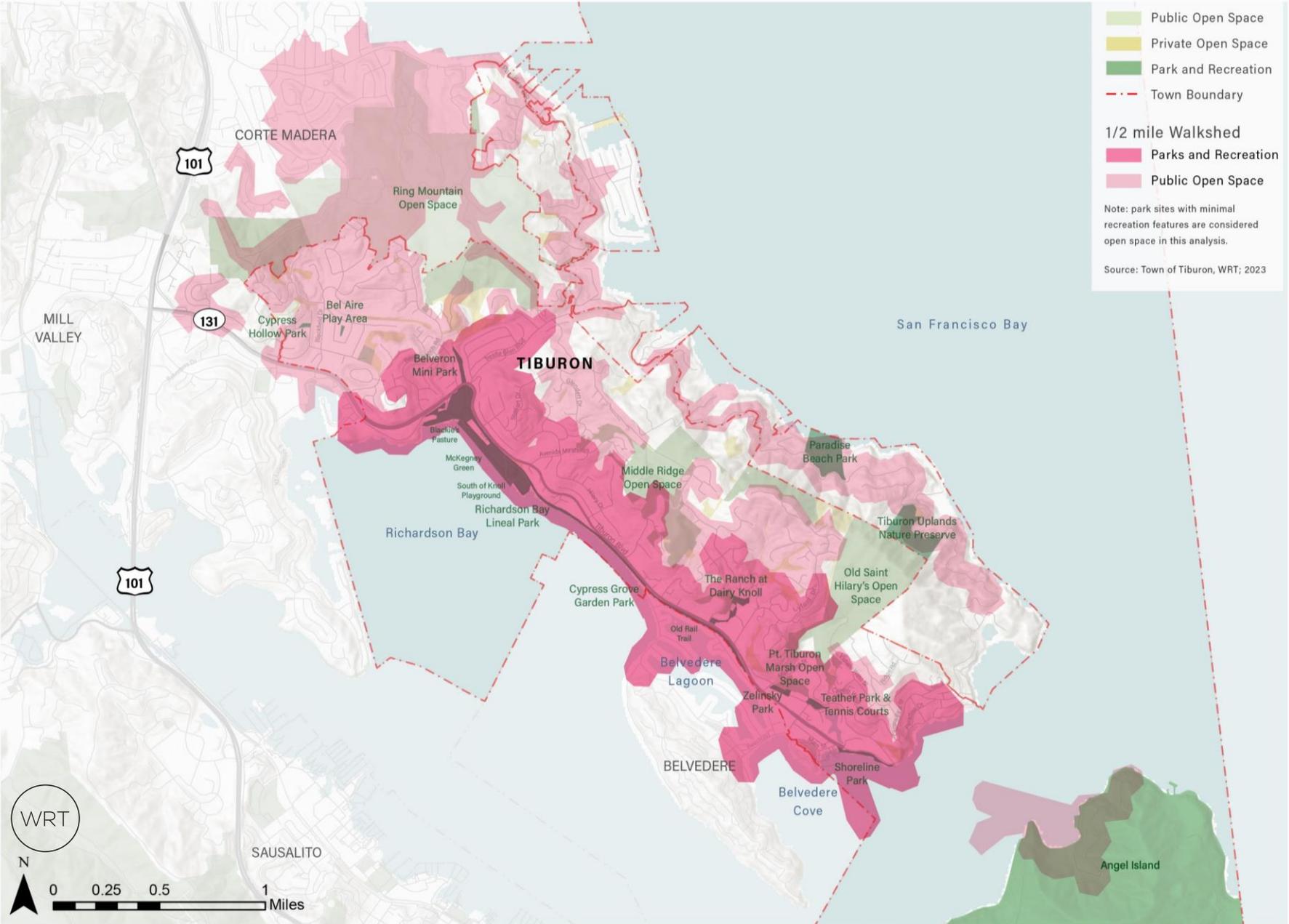
Tiburon Parks and Open Spaces



Tiburon Parks and Open Spaces: Recreation Amenities



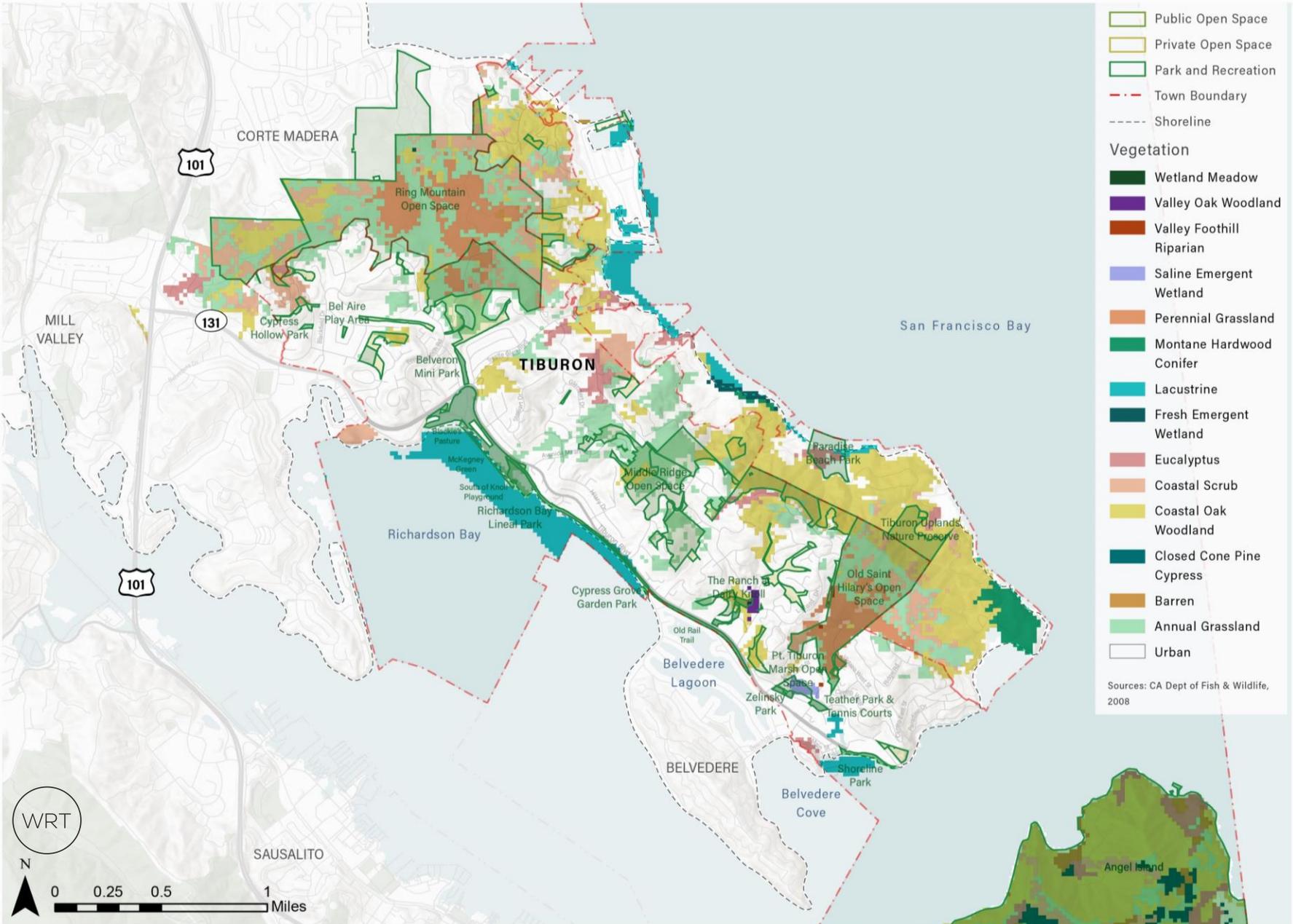
Tiburon Parks and Open Spaces: Access to Parks



Tiburon Parks and Open Spaces: Trail and Bike Network



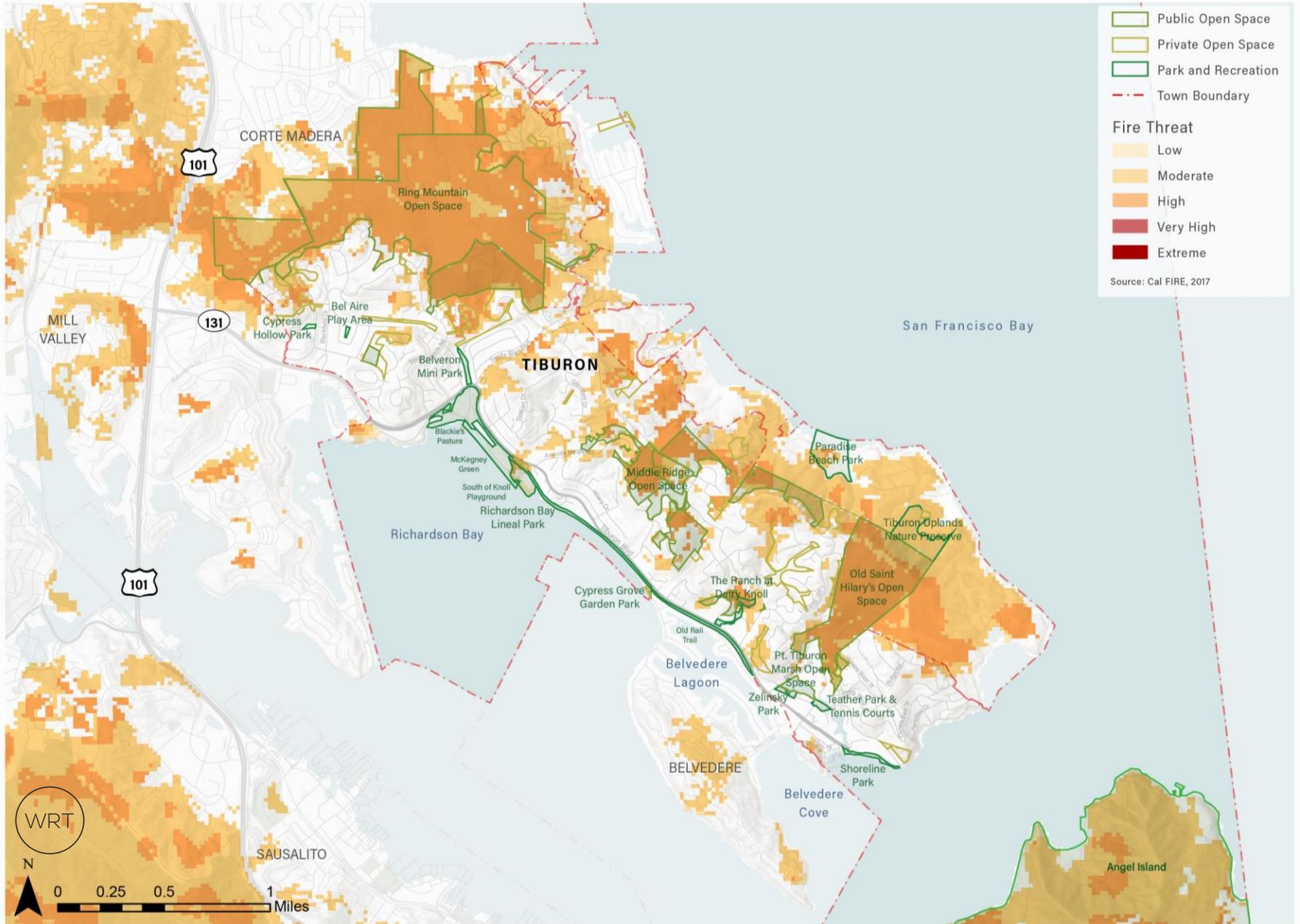
Tiburon Parks and Open Spaces: Vegetation



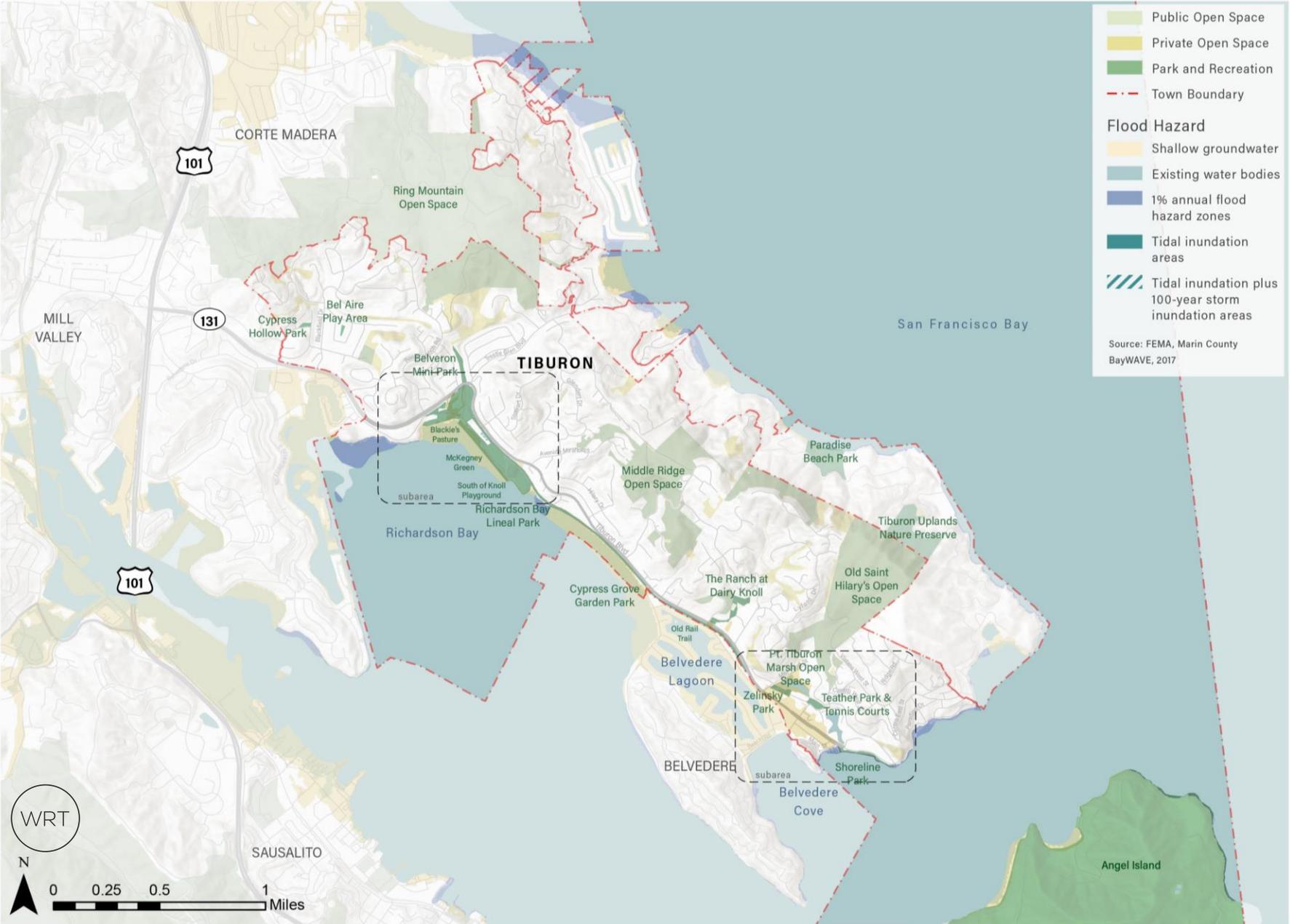
Tiburon Parks and Open Spaces: Wetlands and Ridge Uplands



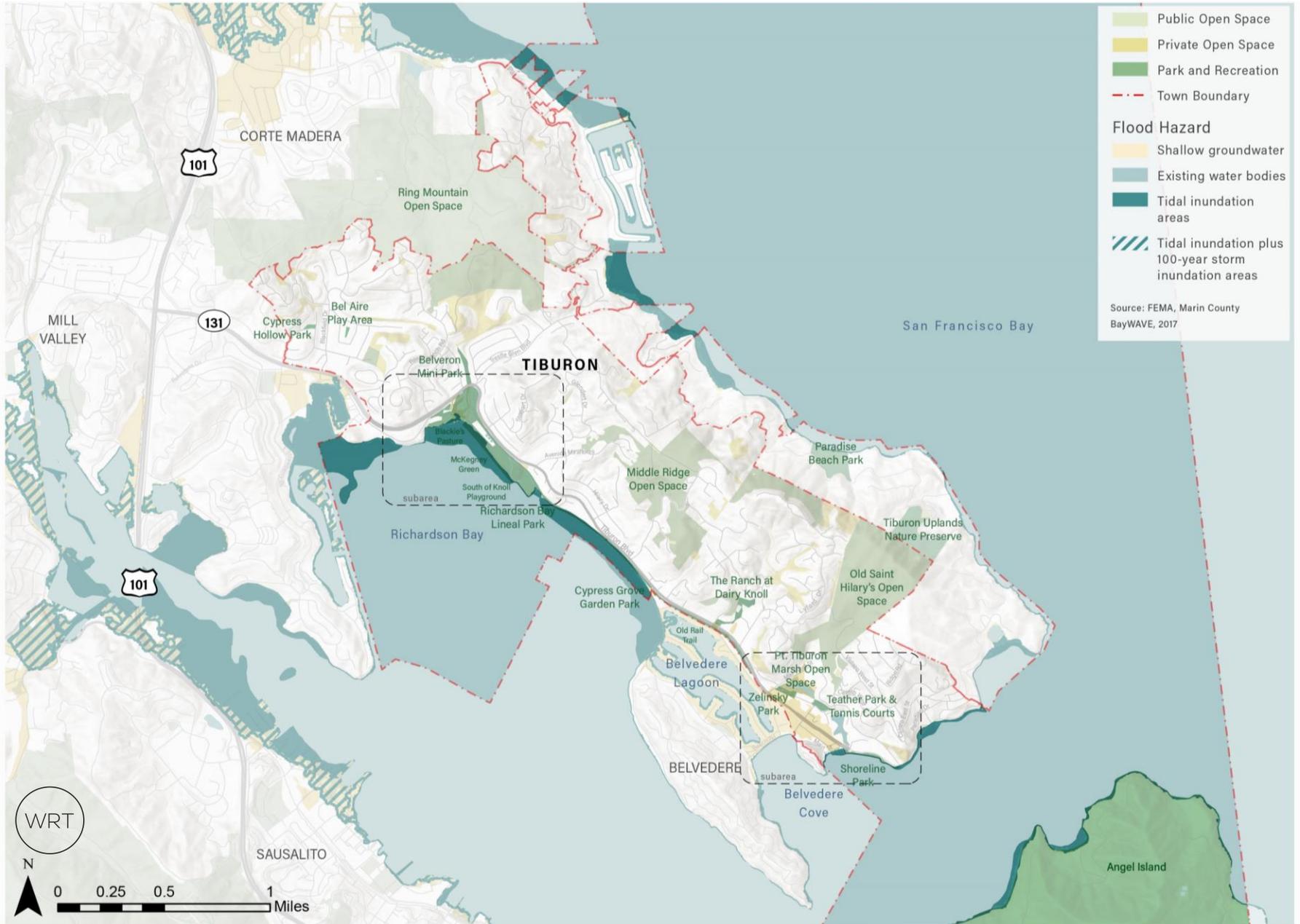
Tiburon Parks and Open Spaces: Fire Threat



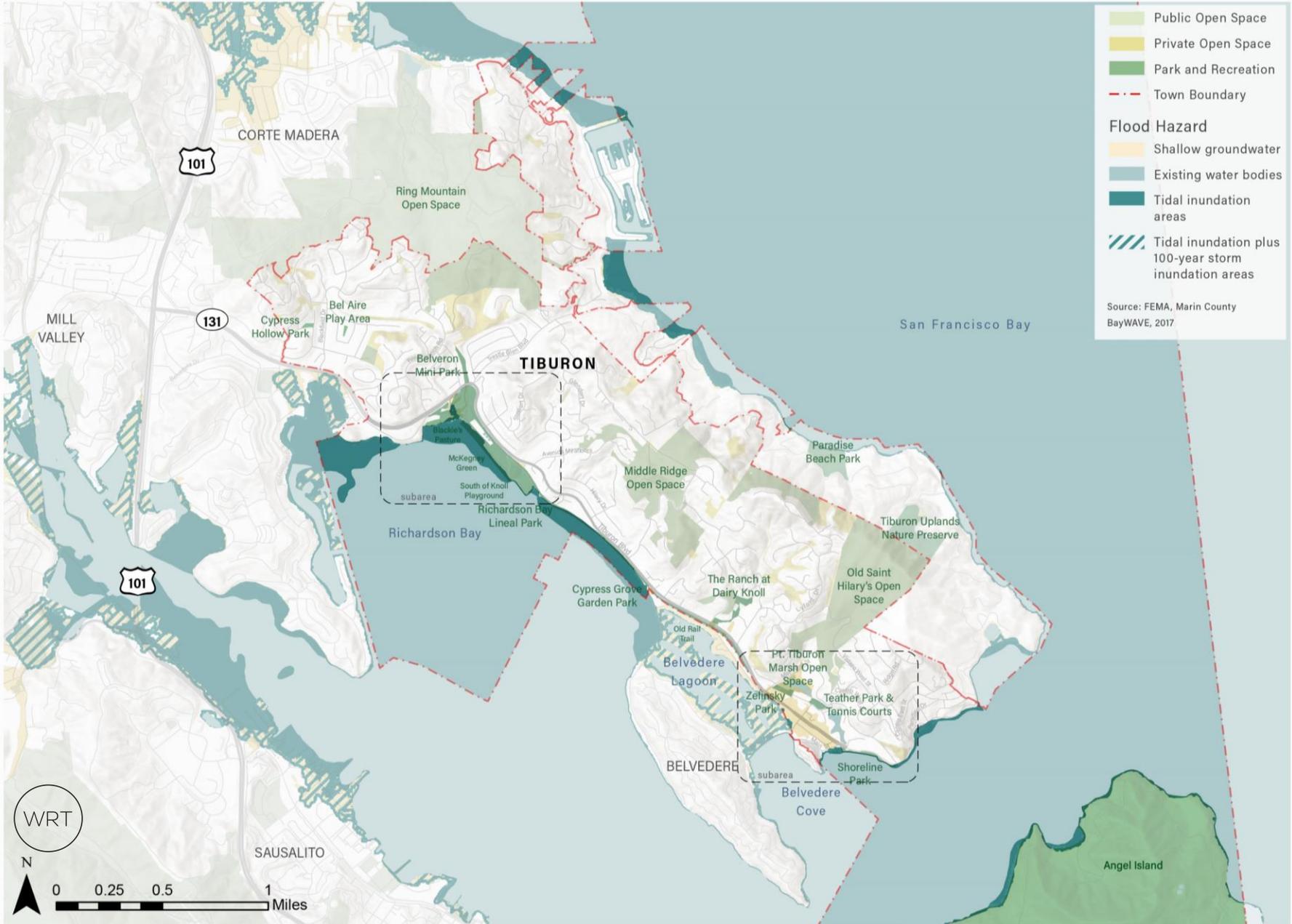
Tiburon Parks and Open Spaces: Flood Hazards



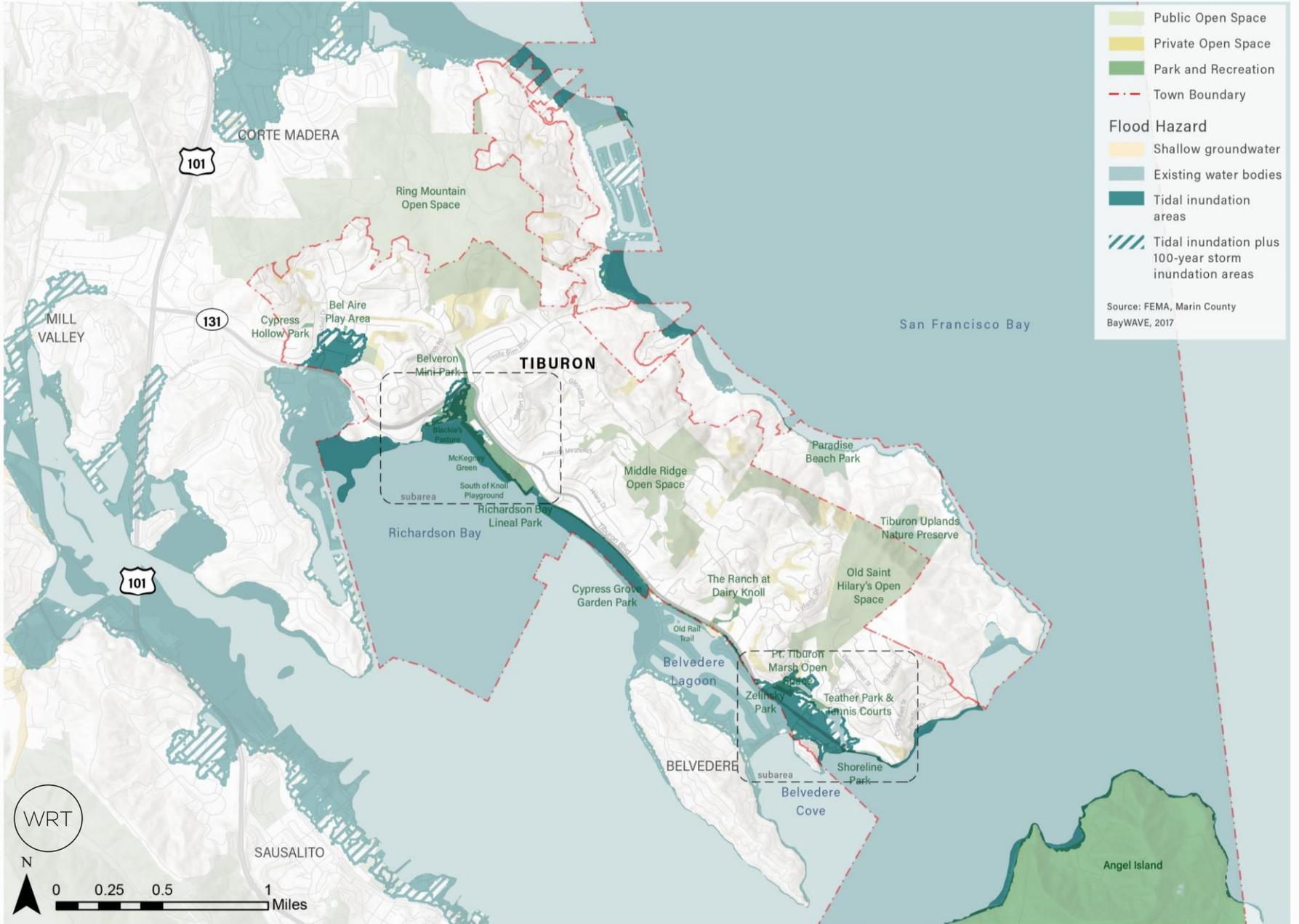
Tiburon Parks and Open Spaces: Projected Sea Level Rise (10")



Tiburon Parks and Open Spaces: Projected Sea Level Rise (20")



Tiburon Parks and Open Spaces: Projected Sea Level Rise (60")



Tiburon Parks and Open Spaces: Flood Hazards, Richardson Bay Subarea



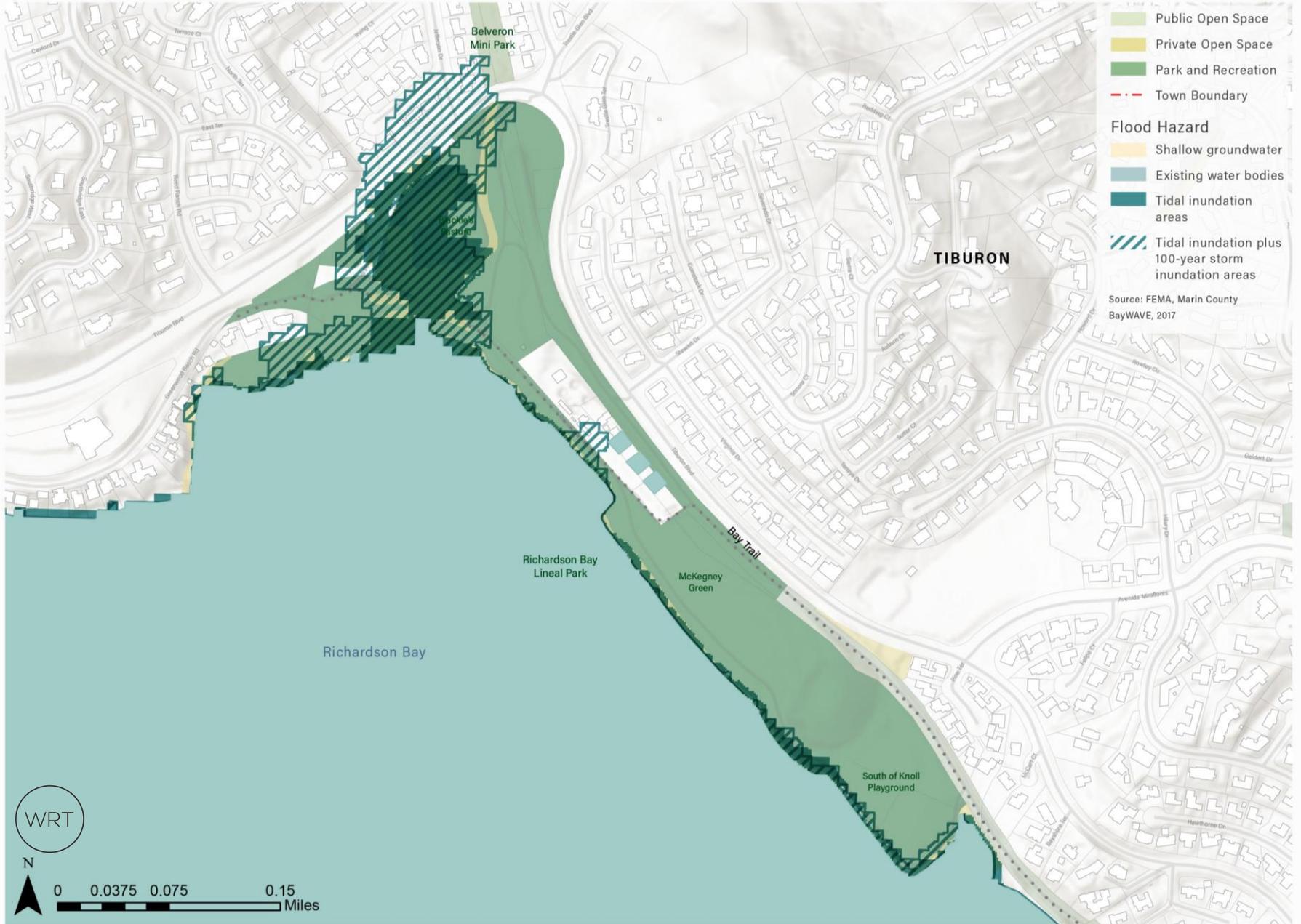
Tiburon Parks and Open Spaces: Projected Sea Level Rise, Richardson Bay Subarea (10")



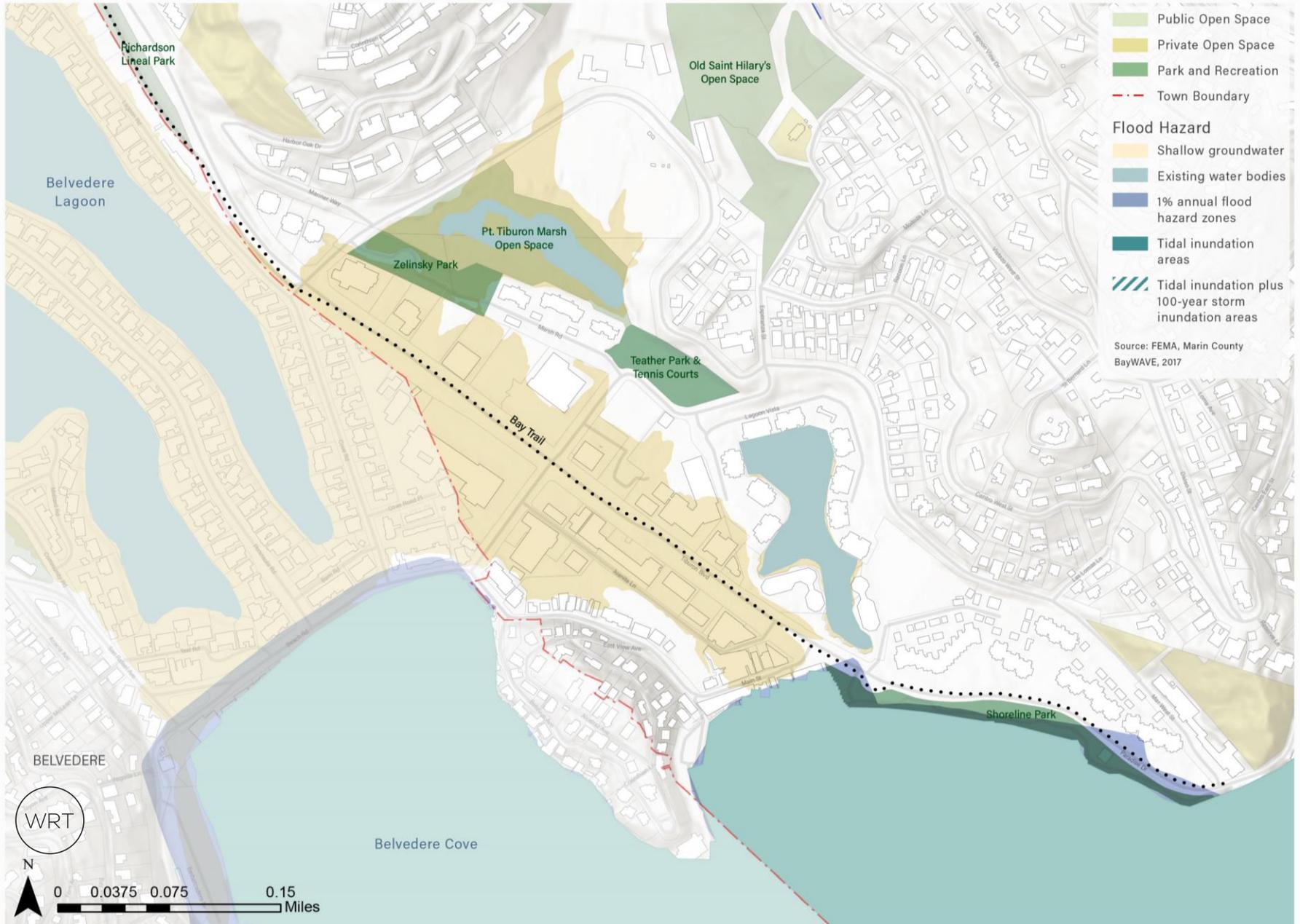
Tiburon Parks and Open Spaces: Projected Sea Level Rise, Richardson Bay Subarea (20")



Tiburon Parks and Open Spaces: Projected Sea Level Rise, Richardson Bay Subarea (60")



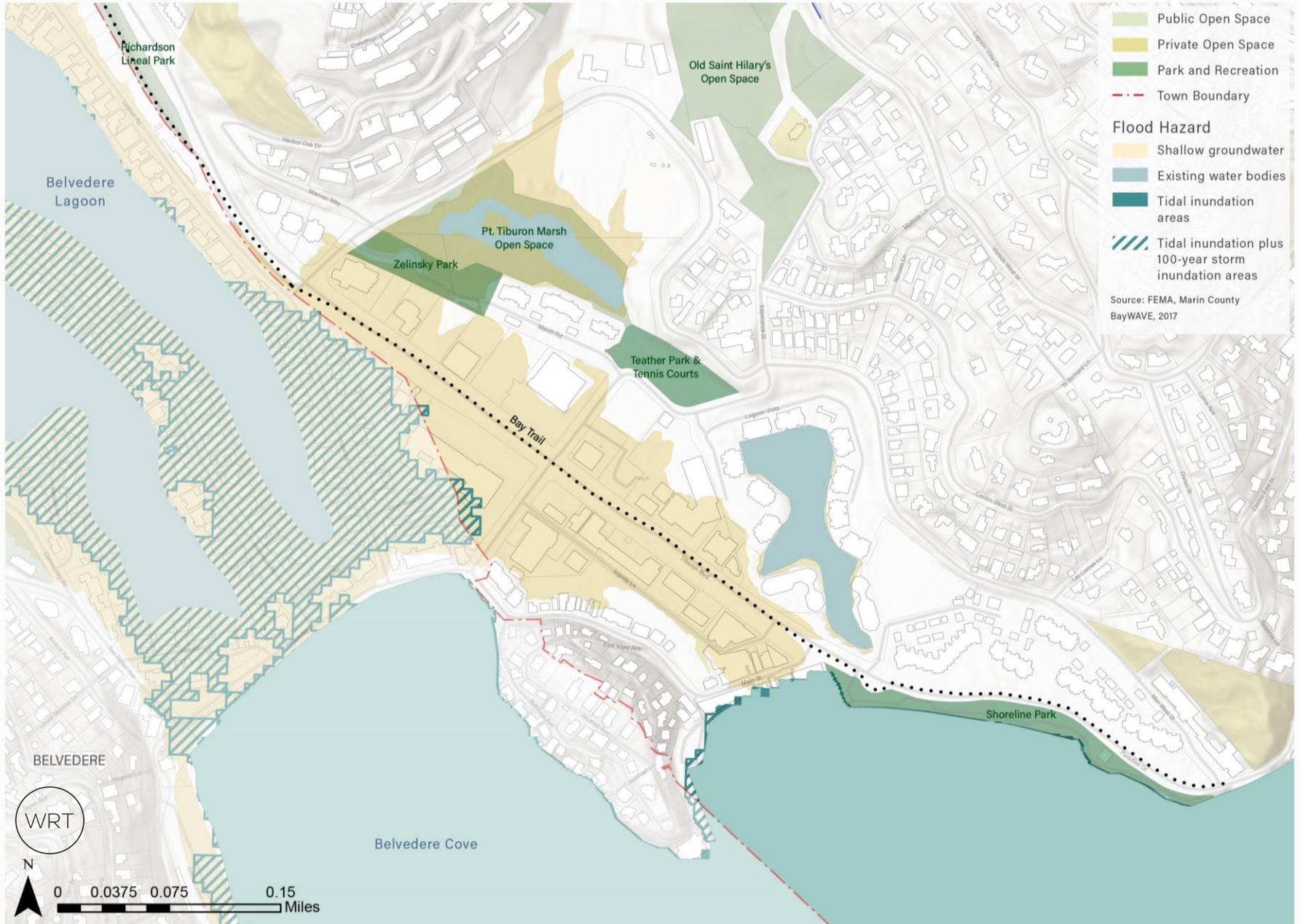
Tiburon Parks and Open Spaces: Flood Hazards, Downtown Subarea



Tiburon Parks and Open Spaces: Projected Sea Level Rise, Downtown Subarea (10")



Tiburon Parks and Open Spaces: Projected Sea Level Rise, Downtown Subarea (20")



Tiburon Parks and Open Spaces: Projected Sea Level Rise, Downtown Subarea (60")

