

MONTARA WATER AND SANITARY DISTRICT AGENDA

For Meeting Of: **May 2, 2024**

TO: BOARD OF DIRECTORS

FROM: Clemens Heldmaier, General Manager 

SUBJECT: Review and Possible Action Concerning National Park Service Plan for Rancho Corral de Tierra

Staff of the Montara Water and Sanitary District (MWSD or District) has reviewed the National Parks Service (NPS) *Rancho Corral De Tierra Comprehensive Site Management Plan* (Plan, January 2023, [DRAFT Rancho CMP 2024 \(1\).pdf - Google Drive](#)), and associated documents, and have concerns regarding the lack of collaboration with MWSD and the Montara/Moss Beach population in the development of the plan, as well as the Plan's implications of impact to the watersheds that surround the Montara/Moss Beach community.

BACKGROUND

The District recently learned of the completed *Rancho Corral De Tierra Comprehensive Site Management Plan* through the Midcoast Community Council (MCC) and concerned community members. As a key stakeholder and provider of water and sanitary services in the region, the District anticipated significant engagement from NPS in the development of the plan and evaluation of alternatives. Previously, staff communicated with representatives from the NPS/Golden Gate National Recreation Area (GGNRA), and indicated a strong interest in being involved in the development of the plan, however there was no follow-up from GGNRA. The District also made several attempts to reach out to NPS/GGNRA staff for updates, but did not receive a response. The *Rancho Corral De Tierra Comprehensive Site Management Plan* (January 2023) was released - and appears to be complete - without any involvement or input from the District or its constituents.

MWSD Watershed Impacts

Staff believes that the plan does not adequately address watershed impacts in the areas surrounding the Montara/Moss Beach communities. The following summarizes the concerns:

- MWSD has critical water supply sources in Rancho Corral De Tierra, specifically in the northern region (Ocean View, Montara Mountain regions), which includes the Montara Creek watershed. It is anticipated that increased parking and park facilities in the region will increase human traffic in MWSD's most critical watershed.
- It is unclear how the new facilities that are being planned in the vicinity of Ocean View Farms will be provided with water or sewer services. This is critical in understanding the impacts these facilities may have to our local aquifers, both with regards to sustainable withdrawals and potential contaminating sources.

MONTARA WATER AND SANITARY DISTRICT AGENDA

For Meeting Of: **May 2, 2024**

TO: BOARD OF DIRECTORS

FROM: Clemens Heldmaier, General Manager

- There are several sections in the plan that express interest in utilizing the Caltrans ROW in order to improve trail connectivity. For the past decades, the Caltrans ROW has been one of the most promising locations in the District's service area for the development of new groundwater sources. The District has drilled multiple test wells within the ROW and has made significant attempts to acquire the land in order to further fortify its water supply portfolio. MWSD remains an interested party in acquiring the ROW, and requests involvement in planning any development in this region of the watershed.

RECOMMENDATION

Review the report and the attached draft letter to NPS and authorize the MWSD Board President to sign the letter in a form approved by legal counsel.

Attachments



Montara Water & Sanitary District

Serving the Communities of Montara and Moss Beach

P.O. Box 370131

Tel: (650) 728-3545

8888 Cabrillo Highway

Fax: (650) 728-8556

Montara, CA 94037-0131

E-mail: mwsd@coastside.net

Visit Our Web Site: <http://www.mwsd.montara.com>

Montara, 5/2/ 2024

David A. Smith
Superintendent
Golden Gate National Parks
Building 201 Fort Mason
San Francisco, CA 94123

RE: National Parks Service (NPS) *Rancho Corral De Tierra Comprehensive Site Management Plan* (January 2023)

Mr. Smith:

The Montara Water and Sanitary District (MWSD or District) has reviewed the National Parks Service (NPS) *Rancho Corral De Tierra Comprehensive Site Management Plan* (January 2023), and associated documents, and have concerns regarding the lack of collaboration with MWSD and the Montara/Moss Beach population in the development of the plan, as well as the proposed Plan's implications of impact to the watersheds that surround the Montara/Moss Beach community.

Degree of Collaboration

The District recently learned of the completed *Rancho Corral De Tierra Comprehensive Site Management Plan* through the Midcoast Community Council (MCC) and concerned community members. As a key stakeholder and provider of water and sanitary services in the region, the District anticipated significant engagement from NPS in the development of the plan and evaluation of alternatives. In 2021 District staff communicated with representatives from the NPS/Golden Gate National Recreation Area (GGNRA), and indicated a strong interest in being involved in the development of the plan, however there was no follow-up from GGNRA. The *Rancho Corral De Tierra Comprehensive Site Management Plan* (January

2023) was released - and appears to be complete - without any involvement or input from the District or its constituents.

Watershed Impacts

The District does not feel that the plan adequately addresses watershed impacts in the areas surrounding the Montara/Moss Beach communities. The following summarizes our concerns:

- We have critical water sources in Rancho Corral De Tierra, specifically in the northern region (Ocean View, Montara Mountain regions), which includes the Montara Creek watershed. It is anticipated that increased parking and park facilities in the region will increase human traffic in MWSD's most critical watershed.
- It is not clear how the new facilities that are being planned in the vicinity of Ocean View Farms will be provided with water or sewer services. This is critical in understanding the impacts these facilities may have to our local aquifers, both with regards to sustainable withdrawals and potential contaminating sources.¹
- There are several sections in the plan that express interest in utilizing the Caltrans ROW in order to improve trail connectivity. For the last ten (10) years, the Caltrans ROW has been one of the most promising locations in the District's service area for the development of new groundwater sources. The District has drilled multiple test wells within the ROW and has made significant attempts to acquire the land in order to further fortify its water supply portfolio. MWSD remains an interested party in acquiring the ROW, and requests involvement in planning any development in this region of the watershed.

We continue to be invested in this process as an important stakeholder in the Montara/Moss Beach area, and look forward to future communications regarding GGNRA's plans for *Rancho Corral De Tierra*. Please contact the District's General Manager, [Clemens Heldmaier](mailto:Clemens.Heldmaier@coastside.net), at 650-728-3545 or via email at cheldmaier@coastside.net to arrange for a meeting to discuss the District's concerns and develop a path forward.

Sincerely,

Scott Boyd,
Board President
Montara Water and Sanitary District

¹ The area is outside of the urban/rural boundary, and it appears that the only possible way to provide these facilities with water/sewer service would be with private wells and septic systems.