



Claremont Hills Wilderness

MASTER PLAN

White Paper: Claremont Hillsides History, Acquisitions, Deeds, Agreements, and Related Policies

July 28, 2014

Introduction

The City of Claremont is developing a Master Plan for the Claremont Hills Wilderness Park (CHWP). This white paper provides a brief historical summary of the Claremont Hills area, the land acquisitions, deeds, and agreements related to the City-owned hillsides, and existing policies guiding the management and development of the CHWP.

History of Claremont Hillsides

The hills of Claremont have a long history of providing open space for outdoor activities. Dating as far back as the 1800s, college students were known to hike in the foothills of present day Claremont. From 1900 to 1950, the 180-acre area known as Johnson's Pasture belonged to the Johnson family, who used the area primarily for picnicking, hiking, and planting trees, shrubs, and wild flowers with family and friends. The hillsides were reserved for agriculture and irrigation, as well as recreation. Gale Ranch was used to raise goats for mohair.

In 1925, the Padua Hills neighborhood was developed on a ridge near the northeastern edge of Claremont, and in 1930, the Padua Theater was built. This marked the first of various changes in development and land use in the area. When Claremont adopted its first general plan in 1956, most land in northern Claremont was still part of Los Angeles County.

The following timeline¹ features key milestones in the history of Claremont Hills that pertain to present day Claremont Hills Wilderness Park.

- **1960-1965.** Claraboya, Claraboya II (Johnson’s Pasture), Webb School and other hillside lands are annexed to the City of Claremont from Los Angeles County, more than doubling the City’s size (from 3.65 to 7.14 square miles). The Claraboya development at the northern terminus of Mountain Avenue is initiated.
- **1975-1981.** American Savings and Loan, the new owner of Johnson’s Pasture, planned to develop it. Existing zoning allows 356 housing units. The local League of Women Voters published “Claremont Hillside Planning” and worked with the City to establish regulations restricting development in the hillsides. A novel feature of the regulations is the transfer of development rights (TDR) or development credits, which allowed clusters of development while retaining most of the hillsides as open space. As a result of these efforts, in 1981 the City Council adopted the Hillsides General Plan and Zoning ordinance. In 1975, Claremont received 40 acres of hillside from the developer of Claraboya increasing the project density. The 40 acres will become Sycamore Canyon Park.
- **1980.** The H.H. Garner family donated to Pomona College the hillsides between Johnson’s Pasture and Padua Hills.
- **1989-1997.** The City annexed the eastern foothills and negotiated with Pomona College to accept title to the Garner property (1,220 acres) creating the original Claremont Hills Wilderness Park. In exchange, Pomona College gained the right to develop the cluster along Mt. Baldy Road east of Padua Hills.
- **1995.** The Claremont Hills Conservation Corporation was created to oversee use and management of the CHWP. The City Council adopted Chapter 11.10 of the Claremont Municipal Code that provided specific regulations governing the public use of the Wilderness Park, including the Park’s closure between dusk and dawn. In 1996 the Park officially opened under City ownership.

The City Council also adopts the Claremont Hills Wilderness Park Management Plan, which addresses the use of the Park, facilities, and related improvements. The name, Claremont Hills Wilderness Park, is confirmed.

- **1998.** The CHWP hillside Management Plan was revised and approved by the City Council in May.

¹ Based on information provided by Claremont Wildlands Conservancy and City staff

- **1999.** A Vegetation Management Plan is adopted with LA County Fire as the lead agency, specifying brush clearance standards and vegetation management to address fire risks associated with the urban wildland interface.

A developer attempted to buy Johnson's Pasture and build 125 homes on it. Residents began meeting in protest.

- **2000.** Several opponents of the development created the Claremont Wildlands Conservancy (CWC) and incorporated it as a nonprofit organization with the goal of preserving Claremont's hillsides and Johnson's Pasture in particular. The CWC contacted the Trust for Public Land for assistance in acquiring hillside lands.
- **2001.** CWC wrote a Conceptual Area Protection Plan to qualify for State of California funding for hillside land purchases. CWC worked with the Trust for Public Land, which successfully negotiated an option to buy Johnson's Pasture from the owners. The option expired when sufficient funds could not be raised before the deadline.
- **2003.** CHWP Vegetation Management Plan was revised in May of 2003.

An October wildfire swept through the park and damaged or destroyed 60 homes in Claremont's foothills. Following the fire, Sycamore Canyon was closed to allow revegetation of the hillsides, and debris fences were installed at the mouth of the canyon to prevent debris from entering the Thompson Creek Wash.

- **2003-2005.** The City won a State grant to acquire the Rancho de Los Amigos parcel (240 acres) from the Noland family for \$1 million. With the support of CWC and the Conceptual Area Protection Plan, the City also won State grants to acquire properties from Claremont McKenna College (129 acres) and the Wang family (104 acres) for \$1.4 million. With urging from CWC and other citizens, the City Council adopted a resolution to support the acquisition of Johnson's Pasture. The City commissioned an appraisal, which valued the land at \$12 million.
- **2006.** The CHWP Hillside Management Plan was revised and adopted in June.

Claremont voters approved Measure S, which authorized the issuance of up to \$12.5 million in general obligation bonds to fund a portion of the acquisition of Johnson's Pasture and Padua Park improvements.

The City of Claremont General Plan was adopted in November.

- **2007-2008.** As the Trust for Public Land negotiator continued to work with the owners and the City to complete the sale of Johnson's Pasture, they encountered conflicts in preservation language in the contract and state funding requirements. In the process of settling the

differences, the City sacrificed \$1 million in State funds that had been pledged to the purchase in order to commemorate in the deed that the land remain open space. City Council members voted to contribute that amount from the City's budget. By August, the conflicts were resolved. The City issued \$9.655 million in thirty-year G.O. bonds to assist with funding the purchase of 180 acres known as Johnson's Pasture. Note: For 2014, a typical Claremont household with an assessed value of \$500,000 pays \$72 per year toward the assessment. Grants and contributions from the Claremont Colleges and Claremont Wildlands Conservancy completed the funding for the acquisition.

- **2009-2010.** CWC and the Trust for Public Land, with the support of the City, continued to work on acquiring three additional parcels southeast of the Wilderness Park—the Girl Scout property (5 acres), the DeVito property (5 acres) and Gale Ranch (151 acres). Funds were available at the State level from three propositions passed since 2002 that are committed to preserving California's open space and watershed. The 150-acre Gale Ranch property, owned by the Cuevas family, was the top priority because of its large size and strategic location between Johnson's Pasture and the Wilderness Park entrance.
- **2010-Present.** Efforts to acquire the Girl Scouts and De Vito properties are ongoing
- **2011.** After two years of effort by Trust for Public Land, with support from the City and CWC, two State agencies—the Rivers and Mountains Conservancy and the Wildlife Conservation Board—agreed to split the \$4.8 million cost of Gale Ranch. It became a part of the City's wilderness park.
- **2011-2013.** Sycamore Canyon underwent a restoration after being badly damaged by the 2003 wildfire. The City partnered with the LA Conservation Corps and the Los Angeles Fire Department to create a sustainable ecosystem, felling damaged trees, planting a number of native sycamores, and other trees. The LA Conservation Corps built a rigorous 0.8-mile hiking trail that connected the entrance of Sycamore Canyon to Johnson's Pasture.
- **2012.** A rough City staff survey counted more than 6,000 visitors per week in the Wilderness Park in 2011, or about 320,000 per year. With the growing popularity of the park, the City Council increasingly grappled with issues of conservation, safety and accessibility. The City Council voted to expand the parking area at the main Mills Avenue entrance (north lot) and also charge parking fees in both the north and south (Thompson Creek Trail) lots. The funds raised were to be used exclusively for the park and parking lots. Large-scale developers showed interest in the Evans parcel (75 acres), which went on the market in the fall. The Trust for Public Lands, the City and CWC began the process of seeking to acquire it.
- **2013.** The City Council adopted new operating hours by month for the Wilderness Park, rather than the previous dawn to dusk. The City Council approved the Claremont Hillside Wilderness Park and Thompson Creek Trail Parking Permit Policy. The policy addressed the two parking lots

available to access the Claremont Hills Wilderness Park and the Thompson Creek Trail. The City Council implemented on-street parking restrictions in the neighborhoods and streets immediately adjacent to the N. Mills entrance when the newly expanded north lot opened. The City Council extended resident only permit parking zones on designated streets after they reviewed neighborhood petitions stating that many park visitors found free parking farther away from the paid lots.

- **2014.** The City Council commenced preparation of a comprehensive master plan for the Claremont Hills Wilderness Park to update the 1996 management plan for the City-owned hillside wilderness area and incorporate the various documents and agreements guiding the operation and maintenance of the almost 2,000 acre preserve. The goal of the master plan is to create a unified vision for the CHWP that balances environmental conservation with passive trail use. The City Council issued a moratorium on any additional parking restrictions pending the completion of the master plan.

Claremont Hills Wilderness Park Deeds and Agreements

Since 1996, the City of Claremont, in cooperation with several non-profit organizations, has been purchasing and conveying hillside properties for permanent open space protection along the lower foothills of the San Gabriel Mountains. These properties, now under ownership of the City of Claremont, are collectively known and managed as the Claremont Hills Wilderness Park. The Claremont Hills Conservation Corporation was established to ensure the original hillside deeded to the City in 1996 (the original acquisition) continues for public parkland purposes. There are also other agreements and settlements involving the City that have shaped the ownership and management of City-owned hillsides. The following is a brief overview of some of the key agreements that have occurred since 1996 along with their corresponding restrictions. This section is divided by deeds, settlements and agreements, and articles of incorporation.

Deed Restrictions

1996 Wilderness Park Deed. On December 11, 1996, the City of Claremont accepted 28 properties and a portion of four properties from the Padua Hills organization and Pomona College in the City of Claremont and unincorporated areas of Los Angeles County. This purchase allowed the CHWP to open in 1996 with 1,440 acres.

- **Restriction: Hillside Open Space.** The property is limited to only hillside open space. “Perpetual hillside open space shall permit only watershed, pasture, low intensity recreation, trails, and scientific study (no such use requiring more than minor structures or minor terrain modifications), uses of a nature similar to the foregoing and accessory uses as are necessary to

support the foregoing uses, and with prohibitions against hunting, shooting guns, and use by motorcycles and motorbikes.”²

Johnson’s Pasture Deed and Agreement. On July 12, 2007, the City reached an agreement to purchase Johnson’s Pasture, a centrally-located parcel within the Claremont hillsides, for 11.5 million dollars.

- **Restriction: Used Solely for Open Space.** “This Grant Deed is executed, and the Property conveyed, on the condition that the property permanently be used solely for open space, conservation, and associated recreational purposes, provided that this restriction shall not be deemed to prevent the construction of structures and improvements consistent with such uses.”³

Settlements and Agreements

Palmer Canyon Agreement. Following the Grand Prix Fire (or Padua Fire) in 2003 that damaged or destroyed over 60 homes along the Claremont hillsides, the Palmer Canyon Homeowners’ Association, the City of Claremont and the Southern California Joint Powers Insurance Authority agreed to a settlement relating to the loss of homes in Palmer Canyon. As part of the settlement agreement dated March 2007, the City agreed to cede ownership of the Palmer Canyon Road right-of-way and remnant lands surrounding the canyon to the Palmer Canyon Homeowners’ Association.

- **Restriction: City Cooperation with Future Entitlements.** The City of Claremont will not oppose Palmer Canyon Association from obtaining approvals from the County of Los Angeles for a new revised tract map for Palmer Canyon that allows for the reconfiguration of the lots so as to permit the rebuilding of the infrastructure and the reconstruction of a similar number homes that were destroyed in the Padua Fire. Though the County of Los Angeles would be responsible for reviewing and approving plans for rebuilding in this area, this restriction does not prevent the City of Claremont from commenting on any future development proposals.⁴
- **Restriction: Quitclaim Property.** As part of the settlement, the City will vacate its property interests in an unimproved road and various remnant parcels in the Palmer Canyon area. The Palmer Canyon Association will agree to maintain the properties and pay for maintenance costs. The City will no longer have responsibility or liability relating to the properties. These properties adjoin a portion of the Claremont Hills Wilderness Park boundary.⁵

Pomona Valley Protective Association Thompson Creek Parking Lot Lease Agreement. The City of Claremont and the Pomona Valley Protective Association (PVPA), owners of the Thompson Creek Spreading Grounds, agreed to a long-term lease that allows the City to build and maintain a parking lot

² Wilderness Park Deed

³ Johnson’s Pasture Deed and Agreement

⁴ Palmer Canyon Agreement

⁵ Palmer Canyon Agreement

associated with the Wilderness Park on property owned by the PVPA. The lease is valid for 10 years, starting on February 1, 2012, and can be automatically renewed for another 10 years (ending in July 31, 2032), unless the PVPA decides to terminate the lease on or before February 1, 2022.

- **Restriction: Time Limit.** Initial lease is for 10 years starting on August 1, 2012. Lease can be renewed for an additional 10 years, starting on August 1, 2022 and ending on July 31, 2032, but can be terminated by the Pomona Valley Protection Association with written notice given prior to August 1, 2022.
- **Restriction: Improvements.** The City of Claremont, at its own expense, has the right to make alterations and improvements to the leased property, including the right to remove trees, shrubs and underbrush, excavate, grade or fill, to install storm water drain lines, catch basins, or construct retaining walls, embankments, curbs, fences, or barricades, to install underground electric wiring, parking meters, to erect light poles and flood lights; to install and operate parking control and monitoring devices, such as meter boxes, and to pave and surface leased premises. Upon termination of the lease, improvements will become property of PVPA except for the parking meters.”⁶
- **Restriction: Parking, Use/User Fees or Charges.** “If Lessee (City of Claremont) determines in Lessee’s sole discretion to charge parking, use/user fees or charges, such fees or charges shall be uniform for all users of the Leased Premises regardless of the location of the users’ residency or domicile. The Parties may determine to enter into one or more other agreements for purposes including, but not limited to, the use and/or ownership of the Property or Leased Premises, and responsibility for the costs of constructing all or part of the Improvements and in connection therewith may include provisions for free parking and/or differential parking, use/user fees or charges.”⁷

Articles of Incorporation

Claremont Hills Conservation Corporation Articles of Incorporation. The Claremont Hills Conservation Corporation (CHCC) was established in 1995 to hold a Power of Termination for the original CHWP dedication and any additional hillside parklands, and to undertake activities to facilitate acquisition and development of additional publicly owned or managed hillside land within the sphere of influence of the City of Claremont for public park, open space and recreational purposes. A total of nine directors to the CHCC are appointed by the following organizations: three by the Claremont City Council, three by Pomona College, and a final three by the six CHCC board of directors. Appointments are based on the results of application reviews and personal interviews, and are generally for three-year terms.⁸

⁶ Pomona Valley Protective Association Thompson Creek Parking Lot Lease Agreement

⁷ Pomona Valley Protective Association Thompson Creek Parking Lot Lease Agreement

⁸ Claremont Hills Conservation Corporation Articles of Incorporation

Policies Related to Open Space and Hillsides

The following is a summary of adopted goals, objectives, and principles related to open space and hillsides in the City of Claremont, derived from the following documents:

- Claremont General Plan (2006)
- Claremont Wilderness Park Management Plan (1996)
- Claremont Wilderness Park Vegetation Management Plan (1996, updates, adopted 1999)
- Draft Conceptual Area Protection Plan (CAPP) for the North Claremont Ecological Reserve (2001)
- Claremont Hillsides Wilderness Park and Thompson Creek Trail Parking Permit Policy (2013)
- Claremont Sustainability Plan (2013)
- Sycamore Canyon Master Plan (1975)

The various goals and policies related to open space included in these documents address natural resource protection, cultural resources, public health/safety, public access/funding, and parking. They are summarized below. The matrix included in Appendix A organizes goals and policies within these categories by major topic area relevant to the master planning process (e.g., public safety). All goals, policies, and guiding principles listed below have been taken verbatim from City of Claremont documents, or the Conceptual Area Protection Plan.

Claremont General Plan

On November 11, 2006, the City of Claremont comprehensively updated its General Plan, establishing an updated set of goals and policies specifically addressing hillsides, open space, and the Claremont Hillside Wilderness Park. During the update process, the City led an extensive public involvement program, including a 100-member General Plan Citizen Committee with topic-oriented subcommittees. One of the subcommittees focused on hillsides and open space. The General Plan goals and policies focused on protecting, preserving, and managing open space and habitat resources; managing hillsides; maximizing wilderness park areas; preserving open space as a public safety enhancement and minimizing risk associated with wildland fires; and providing an extensive trail system. The following is a list of goals related to Claremont open space and hillsides.

Land Use, Community Character, and Heritage Preservation Element

Goal 2-4 Protect, preserve, and manage the City's diverse and valuable open space, water, air, and habitat resources.

Goal 2-14 Retain and celebrate Claremont's rich history and heritage, as evidenced through its development patterns, buildings and building materials, landscaping, street treatments, parks and open space, and civic architecture.

Community Mobility Element

Goal 4-3: Establish and maintain a comprehensive system of pedestrian ways and bicycle routes that provides viable options to travel by automobile.

- Goal 5-1** Maintain unique and diverse open space resources throughout Claremont for purposes of resource and habitat protection.
- Goal 5-2** Preserve and manage open space areas in Claremont’s hillsides.
- Goal 5-3** Maximize wilderness park areas within Claremont’s hillsides.
- Goal 5-6** Preserve open space as a public safety enhancement.
- Goal 5-9** Provide a variety of park facilities that meet the diverse needs and interests of the community.
- Goal 5-10** Provide an extensive and safe system for walking and hiking that links areas of Claremont.

Public Safety and Noise Element

- Goal 6-7** Minimize the risks associated with urban and wildland fires.

Claremont Wilderness Park Management Plan

The Claremont Hills Wilderness Park Management Plan was adopted in 1996 to guide management of the Claremont Wilderness Park. The Plan provides general guidelines for City officials concerning park management with the goal of preserving the natural characteristics of the park while providing visitors the opportunity for passive and recreational enjoyment of the park. Permitted recreational activities were defined as “hiking, running, bicycling, horseback riding, photography, bird watching and picnicking.”⁹

Primary Goal: To manage the Claremont Wilderness Park so as to preserve its natural characteristics while proving visitor opportunities for passive and recreational enjoyment.

Secondary Goal: Administer these lands in a cooperative manner in order to augment the conservation efforts of adjoining county and federal jurisdictions. These include, but are not limited to, actions in support of preservation and protection of the following resources or uses:

- Existing or proposed parklands, recreation areas, and other designated open space lands.
- Trail systems or easements that provide public access to parklands.
- Plant and animal communities, habitats, species, cultural, historic, or archeological features.
- Geological, topographical, and water resources present within the park boundaries.
- Public access to public lands while preserving and protecting adjacent private property.¹⁰

⁹ Claremont Wilderness Park Management Plan

¹⁰ Claremont Wilderness Park Management Plan

Claremont Wilderness Park Vegetation Management Plan

This plan was developed in 1999 in concert with the Claremont Hills Wilderness Park Management Plan to improve fire safety for residents and firefighters without compromising the environment, while managing fire/flood cycles characterized by the interface between urban and wildland areas. It is periodically updated by the County of Los Angeles Fire Department (LAFD). Currently, LAFD has jurisdiction over vegetation management, fire mitigation, and fire road maintenance in the CHWP.

- **Primary Objective:** “To preserve the park’s natural characteristics while providing all visitors opportunities for passive recreational enjoyment of the park’s visual qualities, diverse vegetation, wildlife, and cultural resources.”
- **Secondary Objective:** “To administer these lands in a cooperative manner in order to augment the conservation efforts of adjoining county and federal jurisdictions.”¹¹

Draft Conceptual Area Protection Plan (CAPP) for the North Claremont Ecological Reserve

The Draft CAPP, prepared in 2001 by the Claremont Wildlands Conservancy, provides for incremental growth of the CHWP and establishment of a permanent wildlife movement corridor through the San Gabriel foothills between the Claremont Hills Wilderness Park, Marshall Canyon, and the City of La Verne. The CAPP helped secure State funding for the acquisition of properties for the CHWP, particularly Johnson’s Pasture.¹²

Overarching Goals

- Permanently protect large, unfragmented blocks of high-quality habitat, including Engelmann and coast live oak woodlands, sub-associations of Coastal Sage Scrub, and grasslands.
- Create an uninterrupted wildlife movement corridor extending across the foothills of the San Gabriel Mountains from San Antonio Wash to the east, to Marshall Canyon to the west, a distance of over five miles.
- Preserve rare plant and animal communities that exist in the project area.
- Effectively link large public holdings, thereby improving long-term protection and viability of several area-dependent species such as mule deer, mountain lion, badger, and golden eagle.
- Protect watershed that feeds both groundwater basins and the San Gabriel River.

¹² Draft Conceptual Area Protection Plan (CAPP) for the North Claremont Ecological Reserve

- Comply with the California Department of Fish and Wildlife (CDFW) strategic plan and Natural Community Conservation Plan (NCCP) Conservation Guidelines by promoting a proactive, ecosystem based management approach to wildlife recovery.
- Maintain crucial airshed in the Los Angeles Basin.
- Provide an interface between natural and urban areas that can be effectively managed.

Claremont Hillside Wilderness Park and Thompson Creek Trail Parking Permit Policy

The CHWP and Thompson Creek Trail (TCT) Parking Permit Program allows visitors of the CHWP and TCT to park in metered parking areas by obtaining either a Resident, Annual or Temporary Four Hour Parking Permit. Claremont residents may receive two free Resident Permits per household. All CHWP visitors are encouraged to park only in the designated parking lots.¹³

Claremont Sustainability City Plan

In October 2008, the City Council unanimously adopted the Claremont Sustainable City Plan, which establishes a framework for the Claremont community to achieve its vision of becoming a sustainable city where all who live and work in Claremont are enabled to live in ways that allow them to meet their needs while preserving the ability of future generations to do the same. This vision of a sustainable Claremont is based on the City's General Plan, adopted on November 11, 2006, and organized around a theme of sustainability. Originally adopted on October 28, 2008, the Sustainable City Plan was amended on October 8, 2013.¹⁴

- **Guiding Principle 2: Protection, Preservation, and Restoration of the Natural Environment is a High Priority of the City Government.** Claremont is committed to protecting, preserving, and restoring the natural environment. City government decision-making will be guided by a mandate to maximize environmental benefits and reduce or eliminate negative environmental impacts.

Relevant Open Space and Land Use Goals

Goal 5.1 Protect Natural Open Space. Maintain, improve and protect natural open space resources throughout Claremont. This includes taking an active role in the proposed transition of the San Gabriel Mountains and watershed to a National Recreation Area. This transition should focus on protecting the natural environment and limiting potential damage to the local watershed and groundwater basins.

Goal 5.2 Expand and Improve Our Network of Constructed Open Spaces. Develop and maintain a constructed open space system diverse in services, uses and opportunities which conserves natural resources; provides passive and active recreation; offers a fair

¹³ Claremont Hillside Wilderness Park and Thompson Creek Trail Parking Permit Policy

¹⁴ Claremont Sustainability City Plan

distribution of parks, treed pathways and public gathering places throughout the community; increases the aesthetic quality of the community and provides for urban agriculture.

Goal 5.3 **Maintain Diversity of Local Native Organisms.** Maintain natural areas, increase local native organisms in constructing landscapes. Prevent spread of invasive species. Work to create new viable natural areas in areas that are currently vacant or occupied by invasive plants, unsustainable plant communities, or plants that pose a danger to wildlife.

Goal 5.5 **Inform the Public.** Instill the importance of open space and smart land use in our community along with an understanding of how to manage our resources for a more sustainable City and planet.

Appendix A

Open Space Related Plans Goals and Policy Matrix

Appendix A: Claremont Open Space and Hillsides Related Plans - Goals and Policies Matrix

Open Space Related Plans	Open Space/Natural Resource Protection	Cultural Resources	Public Health/Safety	Public Access and Funding	Parking
<p>Claremont Sustainability Plan (2013)</p> <p>Agency: City of Claremont</p>	<ul style="list-style-type: none"> ▪ 5.1 Protect Natural Open Space. Maintain, improve and protect natural open space resources throughout Claremont. This includes taking an active role in the proposed transition of the San Gabriel Mountains and watershed to a National Recreation Area. This transition should focus on protecting the natural environment and limiting potential damage to the local watershed and groundwater basins. 	N/A	N/A	N/A	N/A
<p>Claremont Hillsides Wilderness Park and Thompson Creek Trail Parking Permit Policy (2013)</p> <p>Agency: City of Claremont</p>	N/A	N/A	N/A	N/A	<ul style="list-style-type: none"> ▪ Allow visitors of the Claremont Hillsides Wilderness Park (CHWP) and Thompson Creek Trail (TCT) to park in metered parking areas by obtaining either a Resident, Annual or Temporary Four Hour Parking Permit. Claremont residents may receive two free Resident Permits per household. All CHWP visitors are encouraged to park only in the designated parking lots.
<p>Claremont General Plan (2006)</p> <p>Agency: City of Claremont</p>	<ul style="list-style-type: none"> ▪ Goal 2-4 Protect, preserve, and manage the City's diverse and valuable open space, water, air, and habitat resources. (see related policies) ▪ Goal 5-1 Maintain unique and diverse open space resources throughout Claremont for purposes of resource and habitat protection. (see related policies) ▪ Goal 5-2 Preserve and manage open space areas in Claremont's hillsides. (see related policies) ▪ Goal 5-3 Maximize wilderness park areas within Claremont's hillsides. (see related policies) 	<ul style="list-style-type: none"> ▪ Goal 2-14 Retain and celebrate Claremont's rich history and heritage, as evidenced through its development patterns, buildings and building materials, landscaping, street treatments, parks and open space, and civic architecture. (see related policies) 	<ul style="list-style-type: none"> ▪ Goal 6-7 Minimize the risks associated with urban and wildland fires. (see related policies) ▪ Policy 5-6.1 Require property owners to maintain slopes in a manner that minimizes erosion and slippage. Whenever feasible, slopes shall remain in their natural condition with appropriate vegetation cover. When necessary to avoid erosion and slipping, special designs and construction shall be utilized. ▪ Policy 5-6.3 Permit development in areas designated as "high" or "extreme" fire hazard only when mitigation measures are provided to mitigate the hazard adequately. ▪ Policy 6.7-2 Work with Fire Department to enforce restrictions on vehicular and recreational use of foothill areas during critically hazardous periods. ▪ Policy 6-7.3 Enforce building fire codes and ordinances, and continue to research and adopt best practices pertaining to fire management and fire hazards. 	<ul style="list-style-type: none"> ▪ Goal 5-9 Provide a variety of park facilities that meet the diverse needs and interest of the community. ▪ Goal 5-10 Provide an extensive and safe system for walking and hiking that links areas of Claremont (connect trails, increase, preserve/maintain trails). ▪ Policy 4-3.3 Continue to provide for compatible joint use of the Thompson Creek Trail and Wilderness Park Trail by bicyclists, pedestrians, and equestrians. ▪ Policy 5-9.1 Develop a high-quality network of parks and open spaces that meet the needs of families, young adults, seniors, children, and disabled individuals. ▪ Policy 5-9.6 Balance and prioritize parks and facilities construction considering the City's limited operational and maintenance funds. ▪ Policy 5-9.5 Strive to make parks and related facilities accessible to Claremont residents, when feasible. ▪ Policy 5.9.8 Plan for and designate adequate funding to maintain new parks and facilities. 	<ul style="list-style-type: none"> ▪ Policy 4-6.5 Continue to provide directional signage pointing the way to City and private parking locations to promote maximum utilization of available parking spaces and to reduce impacts on surrounding neighborhoods.
<p>Claremont Wilderness Park Management Plan (1996)</p> <p>Agency: City of Claremont</p>	<ul style="list-style-type: none"> ▪ Goal. To manage the Claremont Wilderness Park so as to preserve its natural characteristics while providing visitors opportunities for passive and recreational enjoyment. ▪ Goal. Preservation and protection of existing or proposed parklands, recreation areas, and other designated open space lands. ▪ Goal. Geological, topographical, and water resources present within the park boundaries. ▪ Policy Fostering a natural distribution of native plant and animal species throughout the park by maintaining suitable habitat conditions so that the existing ecological processes will continue to function naturally. ▪ Policy Taking appropriate action, if necessary, to minimize impacts associated with human disturbance or the introduction of exotic, non-native plants and animals in order to prevent the displacement, loss, or extinction of naturally occurring species. Prior to taking any action involving the restoration of an area where native vegetation has been disturbed, including oak woodlands and chaparral, staff shall 	<ul style="list-style-type: none"> ▪ Goal. Preservation and protection of plant and animal communities, habitats, species, cultural, historic, or archeological features. ▪ Policy. Taking prompt, appropriate action to minimize impacts associated with human disturbance of archeological, cultural, or historic resources in order to prevent their loss or destruction. 	<ul style="list-style-type: none"> ▪ Policy. Following fire, flood, or other major disturbance to the park's ecosystem, a natural re-establishment of the ecosystem will be allowed to take place without human intervention. Exceptions to this policy will be allowed to take place without human intervention. Exceptions to this policy will include the existence of conditions, which pose a threat to human life, private property, or natural resources of high value or limited distribution; or, conditions, which would create an undesirable or adverse long-term effect on parkland or adjacent properties. In the event of a major disturbance to the park's ecosystem, any restoration action shall be coordinated with the appropriate governmental agencies and the adjacent property owners. 	<ul style="list-style-type: none"> ▪ Goal. Preservation and protection of trail systems or easements that provide public access to parklands. ▪ Goal. Preservation and protection public access to public lands while preserving and protecting adjacent private property. ▪ Policy. Limiting the use of the park to those specified by the City of Claremont General Plan, Municipal Code, zoning ordinance, and the deed restriction on the property(ies) located within the Claremont Hills Wilderness Park boundaries. ▪ As deemed appropriate, the City Council may establish fees in order to reimburse the City for costs associated with the restoration and maintenance of the park areas. 	<ul style="list-style-type: none"> ▪ The City shall monitor the adequacy of parking for the park by visually inspecting on a routine basis all designated parking areas and nearby streets to determine if park visitor use consistently exceeds the supply of spaces provided. If parking demands exceed the availability of parking spaces, the City shall construct additional parking facilities or enforce restrictions, such as limiting the number of visitors to the park or requiring parking permits.

Open Space Related Plans	Open Space/Natural Resource Protection	Cultural Resources	Public Health/Safety	Public Access and Funding	Parking
	<p>consult a professional horticulturist and/or forester.</p> <ul style="list-style-type: none"> ▪ Policy Allowing fire, insect activity, pathogenic disease, and decay to play a natural role in the parks ecosystem. Exceptions to this policy include conditions that pose a threat to human life, private property, or natural resources of high value or limited distribution; or, where the resultant change would create an undesirable or adverse long-term effect on park land or adjacent properties. ▪ Policy. Preserving watershed, vegetation, soils, and drainage courses in as natural a condition as possible in order to maintain water quality and allow associated hydrologic presses previously altered by human influences to become re-established wherever they do not pose a significant hazard or nuisance to the public or downstream property. 				
<p>Sycamore Canyon Master Plan (1976) Agency: City of Claremont</p>	<ul style="list-style-type: none"> ▪ Place special significance on preservation of the natural environment. 			<ul style="list-style-type: none"> ▪ Place special significance on serving local community needs for open space. 	
<p>Claremont Wilderness Park Vegetation Management Plan (1999) Agency: City of Claremont</p>	<ul style="list-style-type: none"> ▪ Objective. Preserving the park's natural characteristics while providing all visitors opportunities for passive recreational enjoyment of the park's visual qualities, diverse vegetation, wildlife, and cultural resources. ▪ Objective. Administering these lands in a cooperative manner to augment the conservation efforts of adjoining county and federal jurisdictions. 		<ul style="list-style-type: none"> ▪ Allowing a variety of methodologies to manage vegetation to mitigate fire hazards, including: biological (grazing, strategic recycling), manual (clearing, mowing, thinning, etc.), equipment (roller crushing), and prescriptive (controlled burns). 		
<p>Draft Conceptual Area Protection Plan (CAPP) for the North Claremont Ecological Reserve (2001) Agency: State of California Department of Fish and Wildlife</p>	<ul style="list-style-type: none"> ▪ Protect large, unfragmented blocks of high quality habitat, including Engelmann and coast live oak woodlands, sub-associations of Coastal Sage Scrub, and grasslands. ▪ Create an uninterrupted wildlife movement corridor extending across the foothill of the San Gabriel Mountains from San Antonio Wash to the east and to Marshall Canyon to the west, a distance of over five miles. ▪ Preserve rare plant and animal communities that exist in the project area. ▪ Effectively link large public holdings, thereby improving long-term protection and viability of several area dependent species such as mule deer, mountain lion, badger, and golden eagle. ▪ Protect watershed that feeds both groundwater basins and the San Gabriel River ▪ Maintain air shed within the LA Basin ▪ Provide an interface between natural and urban areas 	<ul style="list-style-type: none"> ▪ Manage the Claremont Wilderness Park so as to preserve its natural characteristics while providing visitors opportunities for passive and recreational enjoyment. ▪ Taking prompt, appropriate action to minimize impacts associated with human disturbance of archeological, cultural, or historic resources in order to prevent their loss or destruction ▪ Provide visitors opportunities for passive and recreational enjoyment 	<ul style="list-style-type: none"> ▪ Allowing fire, insect activity, pathogenic disease, and decay to play a natural role in the parks ecosystem. Exceptions to this policy include conditions that pose a threat to human life, private property, or natural resources of high value or limited distribution 	N/A	N/A

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