



**OHMVR COMMISSION AD-HOC COMMITTEE MEETING  
Frazier Park, CA 93225**

**June 25, 2014**

**STAFF REPORT:** Hungry Valley State Vehicular Recreation Area – Proposed Frazier Park Acquisition

**STAFF:** Dan Canfield, Planning Manager

**SUBJECT:** Hungry Valley State Vehicular Recreation Area – Proposed Frazier Park Acquisition

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**Summary**

California State Parks, Off-Highway Motor Vehicle Recreation (OHMVR) Division is proposing to acquire approximately 845 acres in Kern County, directly contiguous with Hungry Valley State Vehicular Recreation Area (SVRA) near the community of Gorman, California (see Attachment 1).

The subject properties are commonly referred to as Frazier Park Estates and are comprised of four parcels (see Attachment 2):

- APN 255-560-33
- APN 255-560-34
- APN 255-560-35
- APN 255-560-36

The objective of the proposed acquisition is to ensure future property development and uses support off-highway vehicle (OHV) recreation and motorized off-highway access to non-motorized recreation. Given the potential for residential and other development on the property, OHMVR Division ownership would allow the state to plan and control development of uses that are compatible with, and beneficial to, Hungry Valley SVRA and OHV recreationists. Being contiguous to Hungry Valley SVRA, the Frazier Park property is ideally located for future SVRA-related uses and would provide a buffer from other incompatible land uses.

The proposed acquisition does not involve any change in current land use. Possible future land use changes would be investigated as part of the Hungry Valley SVRA General Plan Update/Environmental Impact Report, tentatively scheduled to kick-off in 2015. Possible future land uses for the subject property that may be considered could include campgrounds, OHV safety training center, OHV recreation, access to non-motorized recreation (e.g., hiking, wildlife viewing and mountain biking), and

natural/cultural resource conservation. Although it is assumed site planning would occur through the SVRA's general plan update process, site-specific plans could be developed separately if needed. Any proposed plans would be subject to California Environmental Quality Act (CEQA) review. Until plans for the site can be developed and implemented, the property would be closed to public entry, and the OHMVR Division would manage the undeveloped property to preclude trespass, garbage dumping, and other undesired activities.

At the May 2, 2014, OHMVR Commission Meeting, the OHMVR Commission appointed an ad-hoc committee to host a public hearing in the vicinity of the subject property to receive public comment on the proposed acquisition. That public hearing has been scheduled for June 25, 2014 in Frazier Park, California.

## **Discussion**

Pursuant to Public Resources Code (PRC) section 5090.24 the OHMVR Commission shall conduct a public hearing to receive public comment regarding any proposed substantial OHMVR Division acquisitions. Additionally, PRC section 5006.1 requires the OHMVR Division to conduct a public hearing within the county of the proposed acquisition, when the acquisition exceeds a value of \$5 million. The Frazier Park project at Hungry Valley SVRA qualifies for a Public Hearing under both sections of law.

In January 2013, a Phase I Environmental Site Assessment (ESA) was prepared for the Frazier Park property. The Phase I ESA identified no evidence of recognized environmental conditions in connection with the Frazier Park properties or adjoining properties.

The proposed acquisition was determined to be categorically exempt under CEQA. On April 11, 2014, a CEQA Notice of Exemption (NOE) was filed with the State Clearinghouse (see Attachment 3).

The subject property has been appraised and the proposed acquisition has received preliminary "site selection" approval from the California Public Works Board.

## **Commission Action**

For Information Only

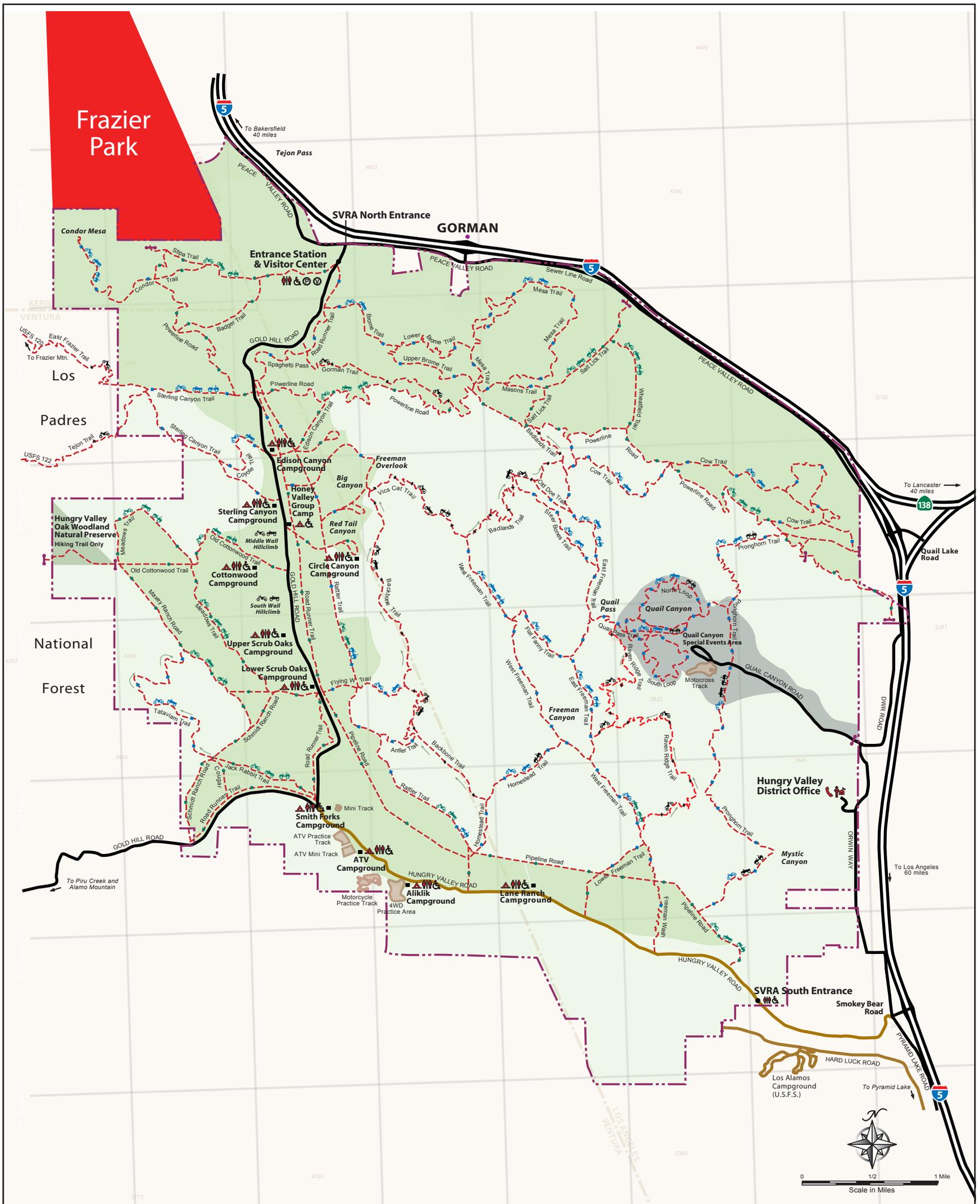
## **Attachments**

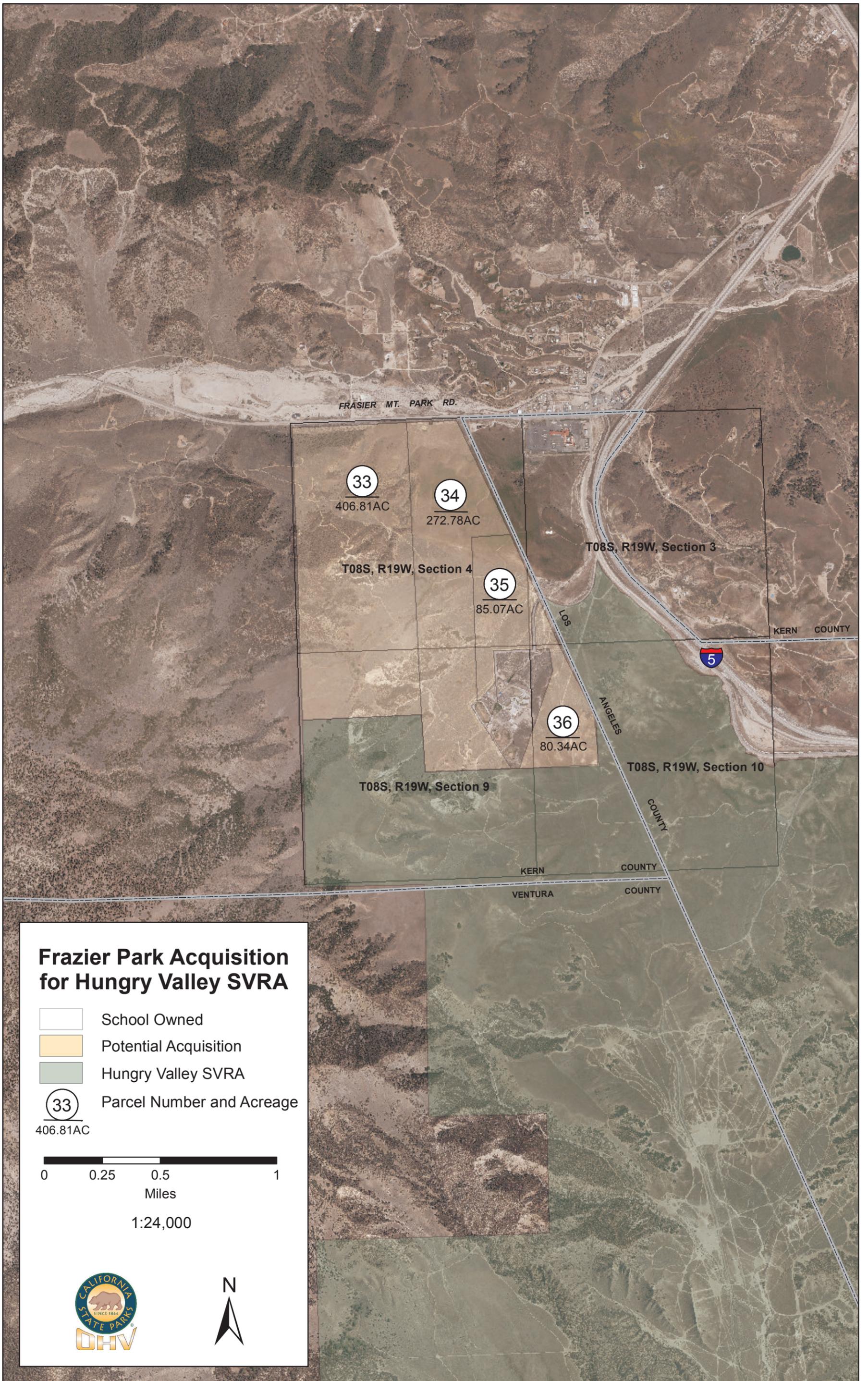
Attachment 1: Frazier Park Property at Hungry Valley SVRA

Attachment 2: Frazier Park Property Parcel Map

Attachment 3: Frazier Park Acquisition – CEQA NOE

# Hungry Valley SVRA Proposed Frazier Park Acquisition





### Frazier Park Acquisition for Hungry Valley SVRA

-  School Owned
-  Potential Acquisition
-  Hungry Valley SVRA
-  Parcel Number and Acreage

0 0.25 0.5 1  
Miles

1:24,000





DEPARTMENT OF PARKS AND RECREATION
Off-Highway Motor Vehicle Recreation Division
1725 23rd Street, Suite 200
Sacramento, California 95816

Major General Anthony L. Jackson, USMC (Ret.), Director

Notice of Exemption

Table with 2 columns: To: Office of Planning and Research, P.O. Box 3044, Room 113, Sacramento, CA 95812-3044; From: California Department of Parks and Recreation (CDPR), Off-Highway Motor Vehicle Recreation (OHMVR) Division, 1725 23rd Street, Suite 200, Sacramento, CA 95816-7100

Project Title: Frazier Park/Arciero Property Acquisition

Project Applicant: n/a

Project Location - Specific: APN #s 255-560-33 to 36; southwestern corner of Kern County near Gorman in the Tejon Pass area. The site extends from its northerly boundary along Frazier Mtn. Park Rd. to Hungry Valley State Vehicular Recreation Area (SVRA) to the east and south and to Los Padres National Forest to the west. Along with the paved frontage on Frazier Mtn.

Project Location - City: near Gorman

Project Location - County: Kern

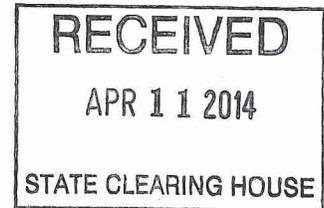
Description of Nature, Purpose, and Beneficiaries of Project: The OHMVR Division has approved acquisition of an approximately 845- acre unimproved parcel just west and north of Hungry Valley SVRA. The project objective is to acquire the property to ensure future development and uses support OHV recreation and are compatible with Hungry Valley SVRA. The OHMVR Division has not developed plans for the site. Site planning will occur as part of the upcoming general plan update for Hungry Valley SVRA. Until plans for the site can be developed and implemented, the property will be closed to public entry and managed to preclude trespass, garbage dumping, or other undesired activities. Any future development and/or use plans will be subject to CEQA review.

Name of Public Agency Approving Project: CDPR, OHMVR Division

Name of Person or Agency Carrying Out Project: CDPR, OHMVR Division

Exempt Status: (check one)

- Ministerial (Sec. 21080(b)(1); 15268);
Declared Emergency (Sec. 21080(b)(3); 15269(a));
Emergency Project (Sec. 21080(b)(4); 15269(b)(c));
Statutory Exemption
[X] Categorical Exemption (CE). Title 14 CCR, Sec. 15316 (a) Transfer of ownership of land in order to create parks where the management plan has not been prepared.
Activity not subject to CEQA review.



Reasons why project is exempt: The project is exempt because it falls within the CE class listed above, and project activities described above do not have the potential for causing a significant adverse effect on the environment. A CEQA exemption memo for the project is on file at the OHMVR Division office listed above.

Lead Agency Contact Person: Dan Canfield, Planning Manager

Area Code/Telephone/Extension: (916) 324-1574

Signature (handwritten signature)

Date: 4-11-2014

- [X] Signed by Lead Agency
[ ] Signed by Applicant

Date received for filing at OPR: