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New Glenwood studies ready

Development's effect on traffic, rare plants to be weighed

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SCOTTS VALLEY — A new study on rare and endangered wildflowers on the Glenwood Estates development site holds "no new surprises," according to Mayor Joe Miller.

But Steve McCabe of the California Native Plant Society said the new study shows that these wildflowers are significantly more widespread on the site than previously thought.

The new survey on the rare plant and a revised traffic study will be considered by the City Council during a special meeting at 6 p.m. Sept. 30 at City Hall. Copies of both studies are available at City Hall.

Both studies are the result of an out-of-court settlement reached after the Resource Defense Fund sued over the adequacy of the environmental impact report approved by the City Council in November.

In the suit, the Resource Defense Fund charged that measures recommended in the report wouldn't protect rare plants and a day-flying moth found there. The suit was filed against the city, and Glenwood Estates developers were named as an interested party.

The developers, BRUSA-Glenwood Corp., hope to build 211 single-family homes and 66 townhouses around a 112-acre golf course on

the 271-acre site. But the lawsuit and preparation of the two reports have delayed the proposed development by about a year. The reports were paid for by the developers.

The traffic study by TJKM updates a study done in June 1988. It includes the impact on citywide traffic from construction of Borland International's headquarters and development of Skypark, 96 acres of homes, park and businesses off Mount Hermon Road, but eliminates the impact of a new elementary school on Glenwood Drive because there are no immediate plans to locate a school there.

The new study indicates that these developments, combined with Glenwood Acres, would increase traffic at four intersections to unacceptable levels. But it also states that improvements to be done by Borland and others required for the Skypark project will resolve most of these traffic problems.

The study by the Habitat Restoration Group, John Stanley and Associates Inc. of Scotts Valley, locates and counts five rare, threatened or endangered plants. It includes the project site, areas within 100 feet of it, and a portion of the Salvation Army's Camp Redwood Glen.

It pinpoints areas on the site where two of the rare plants, the Scotts Valley spineflower and *Polygonum muripes*, could be grown.

The study shows that the spineflower, of particular concern to environmentalists, is found in 30 locations and estimates 100,000 flowers are on the site.

It also located four sites that were home to the *Polygonum muripes*, all on land owned by the Salvation Army. It estimated 120 of these flowers were blooming there.

One flower studied, the bent-flowered fiddleneck, has disappeared from the site. The area where the flower once bloomed near Casa Way had been bulldozed by a nearby property owner.

"One of the things we have pointed out to the city is that if you try to set aside a small portion of something to protect these plants, sometimes you have these little accidents," McCabe said.

Mayor Miller said the environmental impact report recommends that certain areas be left undeveloped to protect these plants. One of these areas is the "rough," the area bordering the golf course greens. The other areas are the sides of the two hills located on the site.

"There are no new surprises in the new plant study, which is a surprise in itself," Miller said. "For the most part, everything is in the same old area, especially the *Chorizanthe* (spineflower)."