There Will Be Plants

Restoring Urban Ecology in a Post-Oil Los Angeles

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UCLAx Capstone Studio
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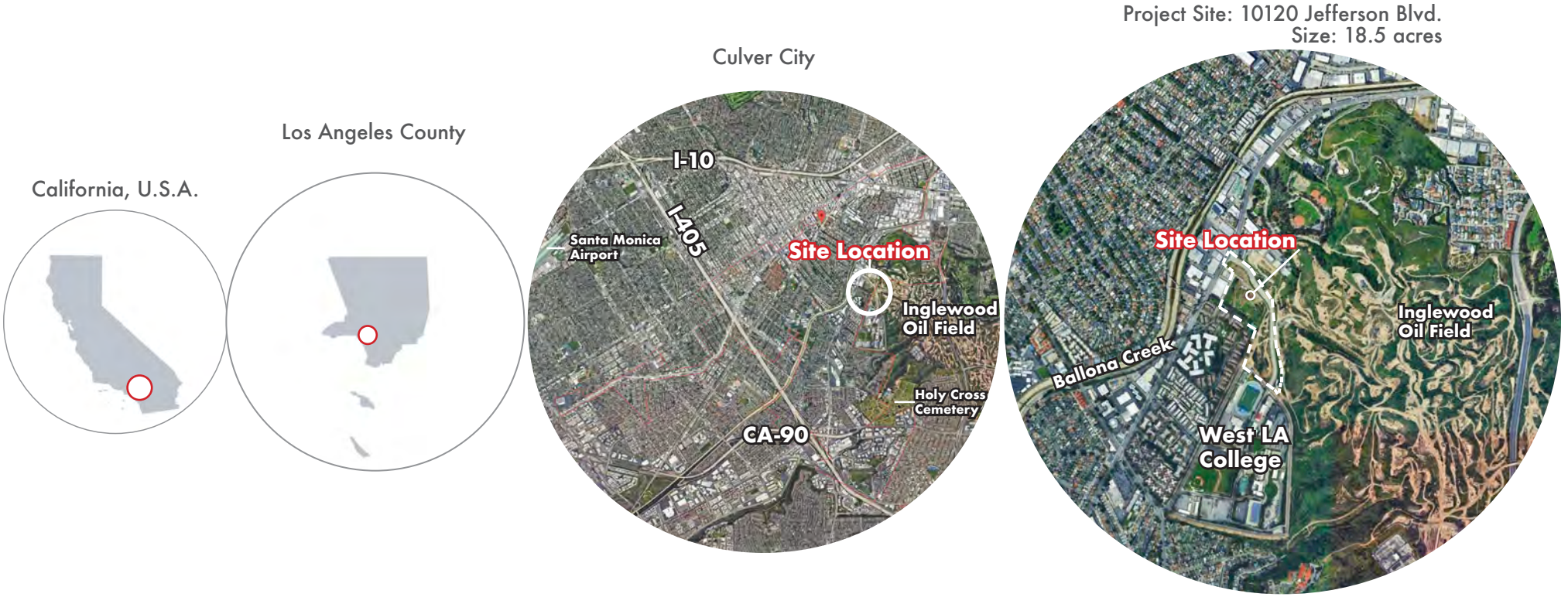
Project Statement

This project transforms an underutilized brownfield into a community park built for ecological restoration. By integrating nature-based solutions and restoration strategies, this design will provide continued resilience as both a research and monitoring site, and as a place of connection for a community as it heals from over a century of oil drilling.

Location


California, U.S.A.
Los Angeles County
Culver City
I-10
I-405
Santa Monica Airport
Site Location
Inglewood Oil Field
Holy Cross Cemetery
CA-90
Project Site: 10120 Jefferson Blvd.
Size: 18.5 acres
Site Location
Inglewood Oil Field
Ballona Creek
West LA College

Location | Parcel Information

Site Address: 10120 Jefferson Blvd. Culver City

All included parcels equal approximately **18.5 acres** in total.
Inglewood Oil Field (IOF) is approximately 1,000 acres.
This project includes **7.5 acres of IOF** within the project boundary.

PARCEL ZONING:

Industrial - Mineral Processing (370V):
Sentinel Peak Resources

4204-017-007
4204-017-015

1 — Ladera Heights

Miscellaneous Government Owned (880V):

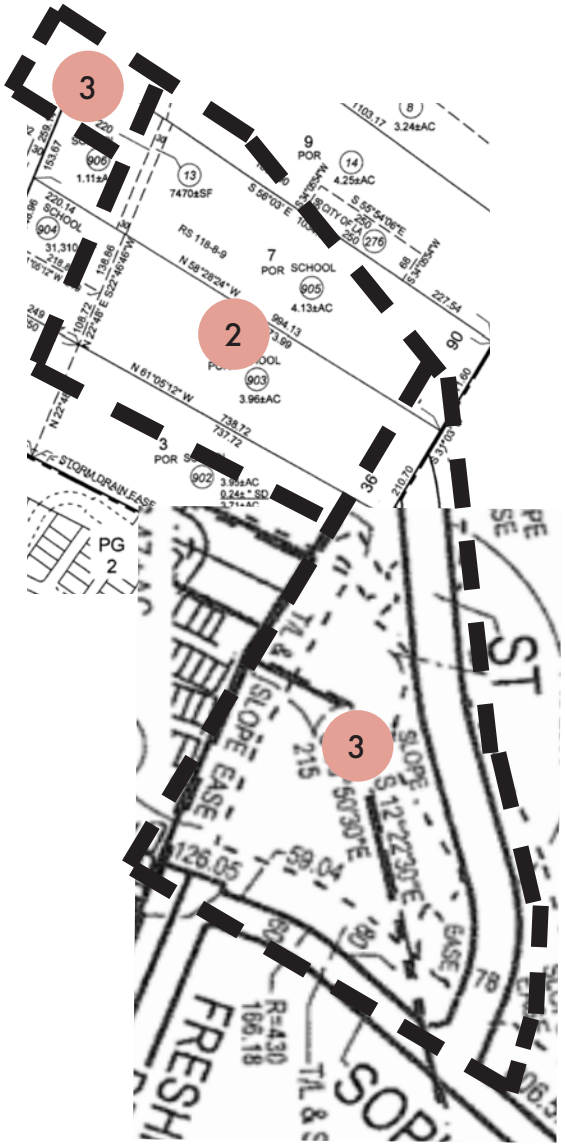
4296-001-902
4296-001-903
4296-001-905

2 — Culver City

Industrial Warehousing, Distribution, and Storage (3300):
Year Built: 1967 Government Owned

4296-001-906

3 — Culver City



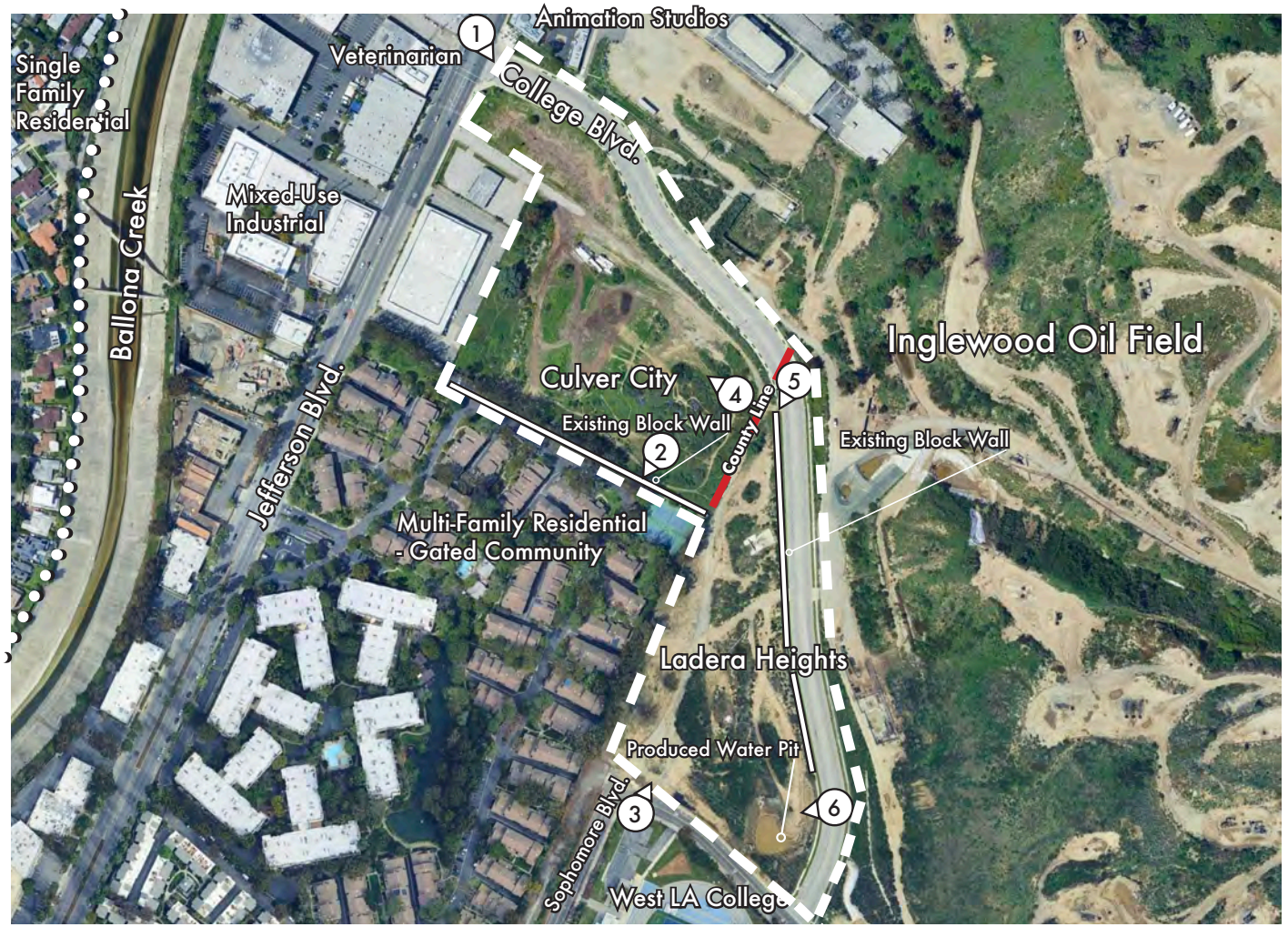
Location | Existing Conditions

850,00 sf / 19.5 acres

Entry from Jefferson Blvd.

CMU Wall separating site from residential area

View into site from Sophomore Blvd.



North

NTS

Existing mounds and industrial debris

Wall running along College Blvd.

Produced Water Pit

Park to Playa Trail Bike Path

Site History | Before film, there was oil.

Tongva people have been stewards to this land since time immemorial. They used tar for waterproofing Tomol and baskets, a fact that emphasizes L.A.'s longstanding history as an oil town

7,000 BCE

The Spanish established missions and settlements that damage Tongva society through forced labor, conversion to Christianity, and loss of land and autonomy.

1781

Ed Doheny drilled the first successful oil well in Los Angeles, kick starting an oil boom in the region.

1892

Standard Oil begins commercial oil production at IOF. Throughout the 1920s, California produced between 20% and 25% of the global oil supply

1924

Baldwin Hills Dam breaks. Investigations and geological surveys found IOF operations influenced the structural failure - listing extensive oil extraction and wastewater injection activities as causes of ground subsidence and fault movements. 5 people were killed. Standard Oil was not found liable.

1963

2002

Baldwin Hills Master Plan completed by Hood Design and MLA, providing a concept for the largest urban park conceived in over 100 years - meant to replace IOF.

2006

West LA College acquires 13 acres at Jefferson and College, adjacent to IOF and providing increased access to the college.

2016

Sentinel Peak Resources acquired Inglewood Oil Field, continuing operations despite push back from community, city, and state officials.

2023

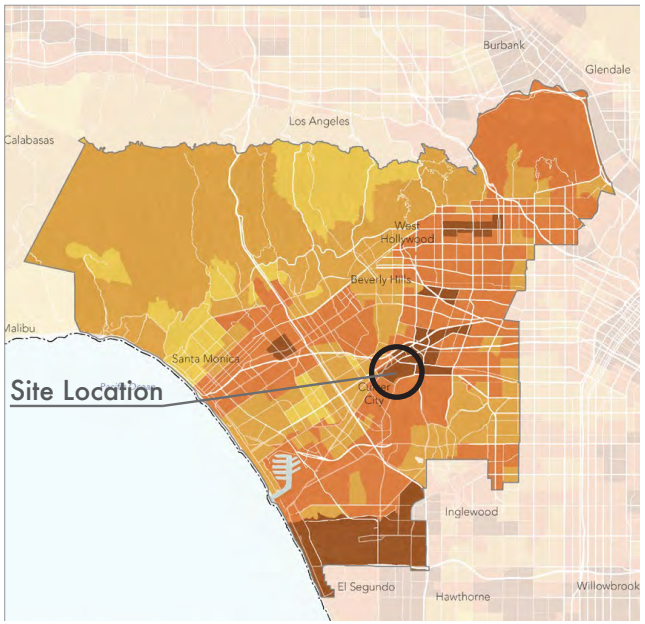
Culver City approved a settlement agreement mandating the plugging and abandonment of wells, with a complete termination of oil operations within city limits by December 31, 2029 - affecting 78 acres of the 1000 acre field.

2024

CA passes AB 2716 - Applies directly to IOF, mandating all low-production wells be shut down by March 2027 and requiring full well abandonment and remediation by end of 2030.

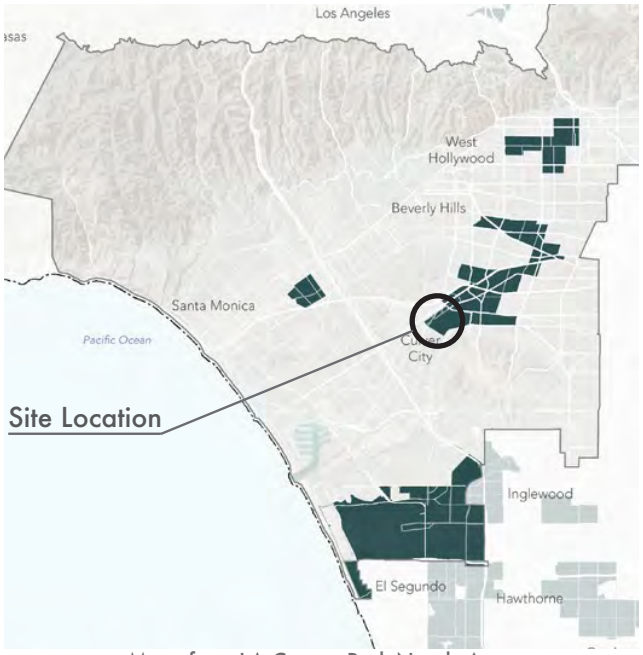
Justification

ENVIRONMENTAL BURDENS



Legend
LOWEST
HIGHEST
Westside Regional Study Area
Los Angeles County
Major Roads

RESTORATION PRIORITY AREAS



Legend
Areas of Highest Environmental Burden
Metro Regional Study Area
Los Angeles County
Major Roads

Maps from LA County Park Needs Assessment

1 million people live within 5 miles of Inglewood Oil Field - the largest urban oil extraction complex in the U.S.

The harmful effects oil extraction has on a population and its environment is well established: increased instances of cancer, lung disease, and heart disease coupled with continuous environmental degradation, contamination of our water sheds, and destruction of local flora and fauna habitat are among the most pressing issues. With recent legislation restricting expanding operations, requiring idle wells to be plugged, and identifying 2045 as an end date for all oil extraction in the state of California, one question remains unanswered:
What can be done to restore the land and the communities damaged from oil extraction?

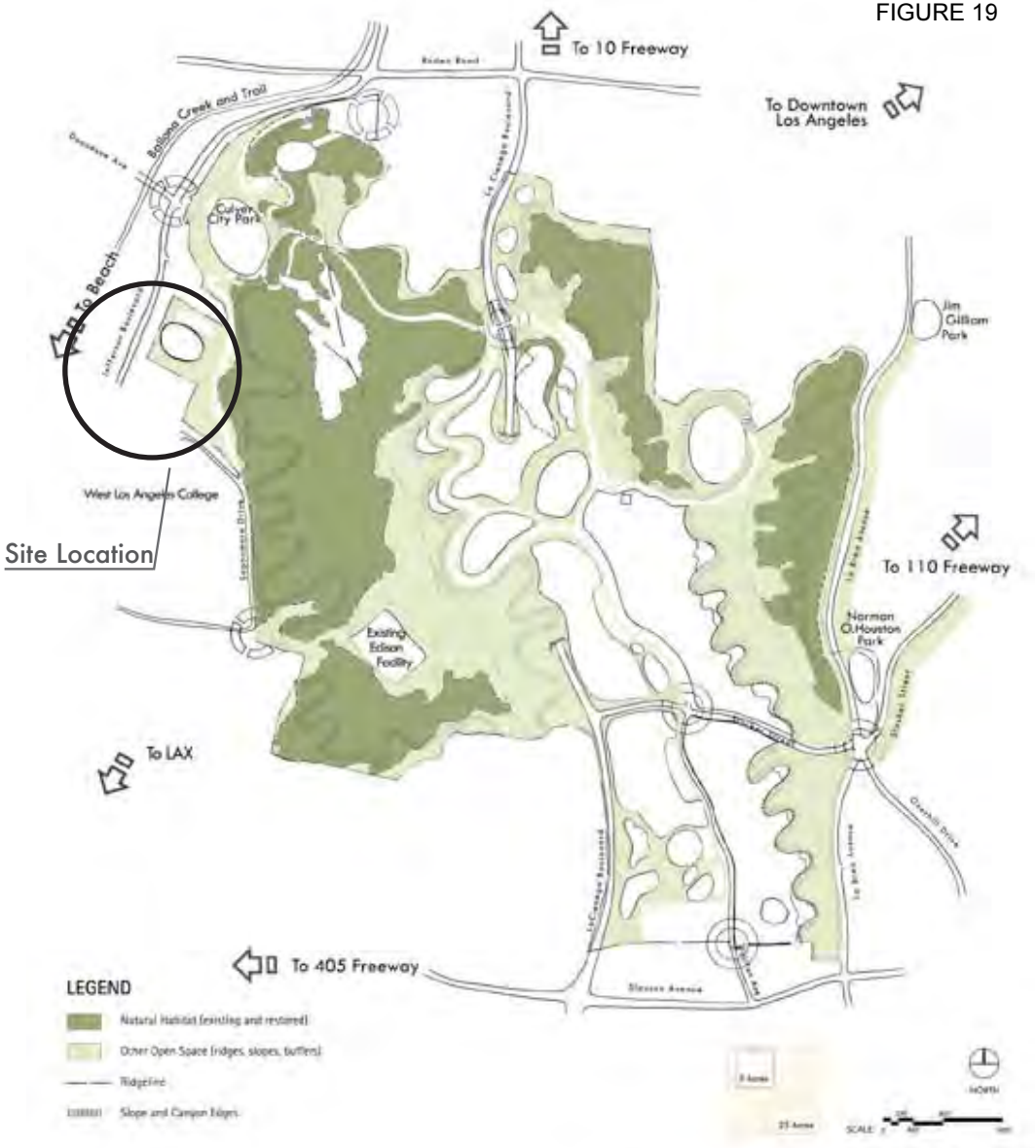
This project works to answer that question and contribute to the vision for healthier communities by:

Restoring ecological health to areas damaged from petroleum hydrocarbon extraction thereby providing a precedent to be applied at IOF

Improving access to Ballona Creek as a recreational attraction (Culver City City Council Strategic Planning)

Justification

FIGURE 19

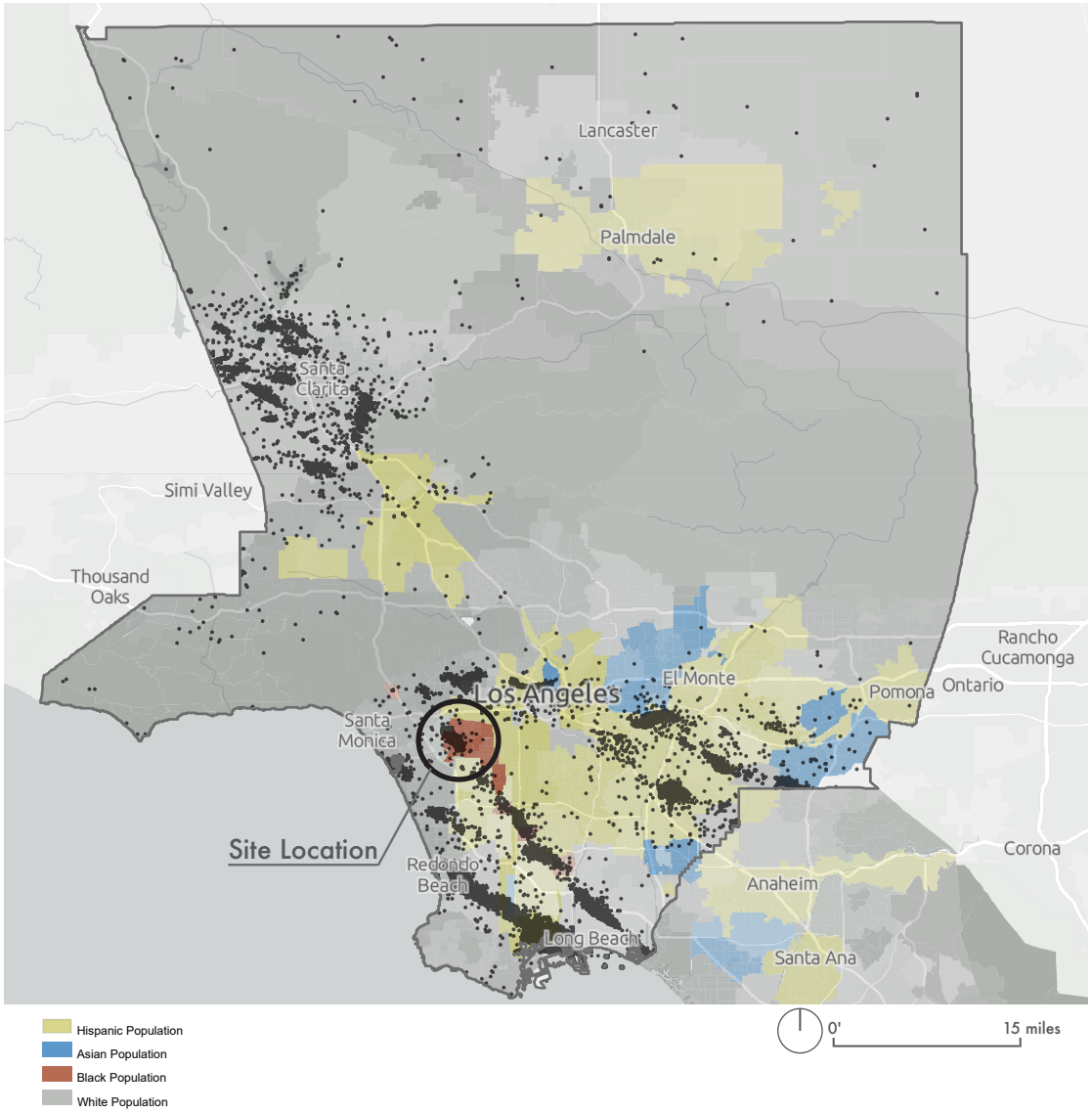


This site was included in the Baldwin Hills Master Plan, imagined as a revenue generating space with a climbing wall and par course. The plan for a regional park of this size was to be implemented over decades, but in large part has not been realized due to economic and political pressures from the oil industry, complications over land ownership, and issues with funding. Still, parts of the plan have been built, such as Baldwin Hills Scenic Overlook and Stoneview Nature Center - each representing an achievement in line with the goals of Baldwin Hills Master Plan.

Today, this site represents an opportunity to continue these efforts, **link fragmented habitats** and create a **unique communal space** to **offer the community hope** after decades of false starts. This can be the next link in the chain that connects these biodiverse spaces and **renews the health of this land** and all of its inhabitants.

I am one of the million residents who reside within 5 miles of Inglewood Oil Field. From my perspective as a citizen and aspiring landscape architect, it is critical that we fight for our right to a healthy city. Now that the end of drilling in on the horizon, dreaming and planning for the future we want in our neighborhood has never been so essential.

Justification



Oil wells in Los Angeles County are **disproportionately located in areas populated by communities of color.** This map illustrates the overlap of active and idle oil wells with communities' predominant demographics.

Discriminatory policies and and racist redlining have led the majority of oil fields to be placed in either low-income communities, or Black and Latinx communities.

This defacto segregation was systematic: racist housing policies in the early 20th century restricted people of color to housing options in petroleum producing areas, while simultaneously protecting wealthy communities (often predominantly white) from industrial development.

The damage of these policies compounded into economic burden and political exclusion, creating a cycle of injustice.

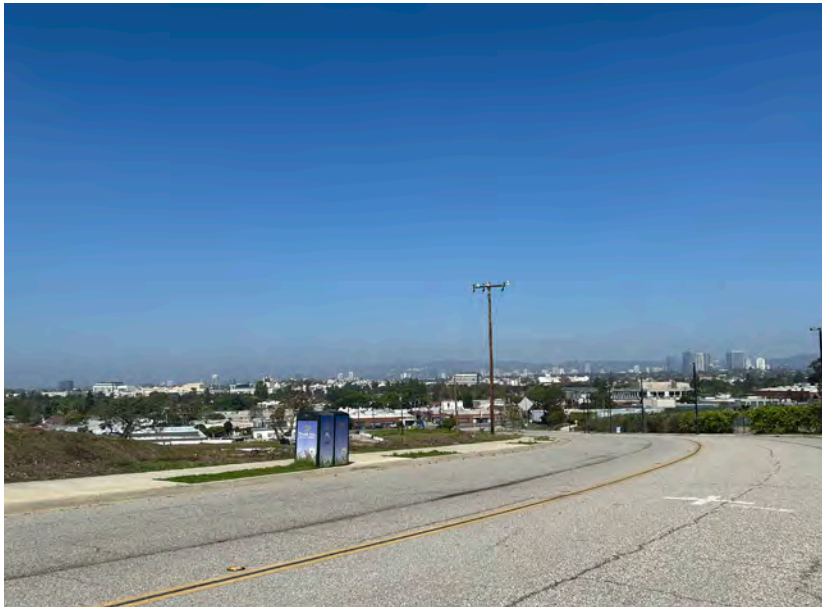
Creating parkland in the place of heavy industry is one way we can begin to **address the environmental, economic, and phyiscal burden** these communities have had to carry for far too long.

ANALYSIS

Site Photos

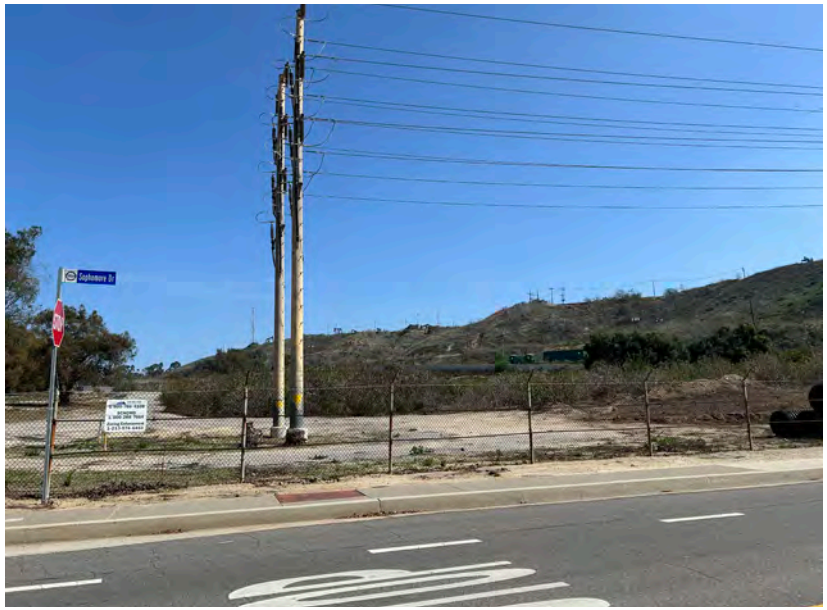
1. Looking southwest at site from across College Blvd.

2. Looking northwest toward Jefferson Ave. from College Blvd.



3. Looking northwest toward Jefferson Ave. from College Blvd.

Site Photos



4. Looking north at site from Sophomore Drive

5. Looking south at industrial material waste on site

6. Looking east at site topography and active oil wells in the distance

Site Photos

7. Looking west at skyline and waste on site

8. Looking southeast

9. Looking east through site

Users | Jurisdiction

Users:
- Culver City and Ladera Heights residents
- West LA college students and faculty

Clients:
- City of Culver City
- Community of Ladera Heights
- Los Angeles County

Stakeholders:
- Sentinel Peak Resources
- Friends of Ballona Wetlands
- Sierra Club

Federal:
- US Fish and Wildlife Service
- Army Corps of Engineers

State:
- Caltrans

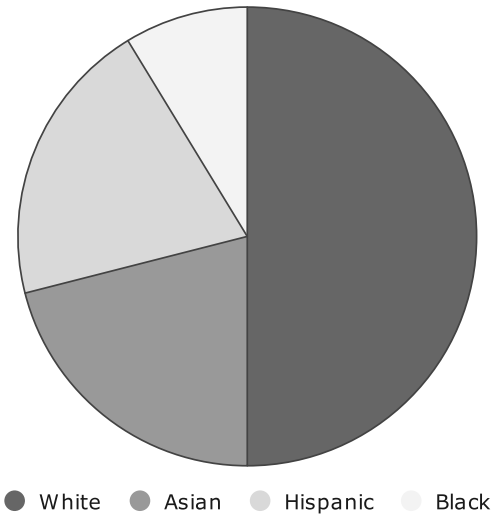
Regional:
- Los Angeles Regional Water Quality Control Board
- Los Angeles County Department of Public Works
- Los Angeles Flood Control District
- Los Angeles County Board of Supervisors
- Ballona Creek Watershed Management Group
- Los Angeles County Fire Department

City:
- City of Los Angeles
- City of Culver City
- Culver City Fire Department

Census Data: Culver City	Census Data: Ladera Heights
Population (2023): **39,041**	Population (2020): **6,654**
Persons under 18 years: **20.1%**	Persons under 18 years: **21.2%**
Persons 65 and older: **17.8%**	Persons 65 and older: **20.4%**
Hispanic or Latin Descent: **18.6%**	Black: **61.1%**
Black: **8%**	Hispanic or Latin descent: **13.7%**
Asian: **19.3%**	Asian **3.9%**
White non-Hispanic: **45.9%**	White non-Hispanic: **14.3%**
Median Household Income: **$122,312**	Median Household Income: **$153,403**
Persons in Poverty: **6.5%**	Persons in Poverty: **9.3%**
Population per square mile (2020): **7,977**	Population per square mile: **2,244.2**
Median Gross Rent: **$2,683**	Median Gross Rent: **$3,089**
Owner Occupied Housing Unit Rate: **55.1%**	Owner Occupied Housing Unit Rate: **63.5%**
Mean Travel Time to Work: **27.2 minutes**	Mean Travel Time to Work: **31.4 minutes**

Users | Jurisdiction

Culver City



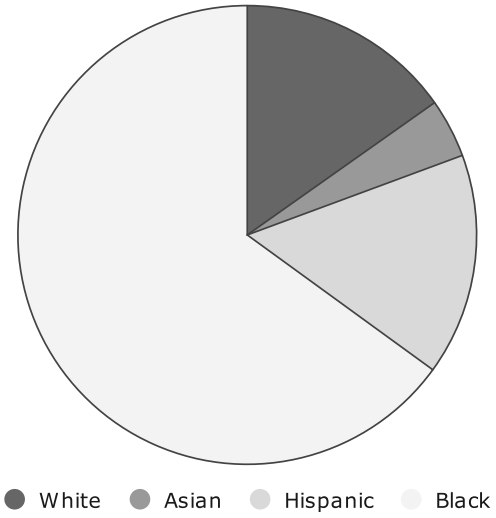
Median Household Income
$122,312

Mean Travel Time to Work
27.2 minutes

Persons Under 18 years
18.1%

Persons 65 Years and older
17.8%

Ladera Heights



Median Household Income
$153,403

Mean Travel Time to Work
31.4 minutes

Persons Under 18 years
21.2%

Persons 65 Years and older
20.4%

Site Inventory | Existing Plant Material

Invasive

Carpobrotus edulis
Ice Plant

Corymbia citriodora
Lemon-scented gum

Cortaderia selloana
Pampas grass

Ricinus communis
Castor bean

Glebionis coronarium
Crown daisy

Non-invasive

Platycladus orientalis
Oriental arborvitae

Salix gooddingii
Goodding's willow

Populus fremontii
Fremont cottonwood

Ficus benjamina
Weeping fig

Pinus torreyana
Torrey Pine

Site Inventory | Fauna

Common

Uta stansburiana
Side-blotched Lizard

Sylvilagus audubonii
Desert Cottontail

Sturnella neglecta
Western Meadowlark

Threatened or Endangered

Actinemys pallida
Southwestern Pond Turtle

Bombas sonorus
Sonoran Bumble Bee

Euphilotes battoides allyni
El Segundo Blue Butterfly

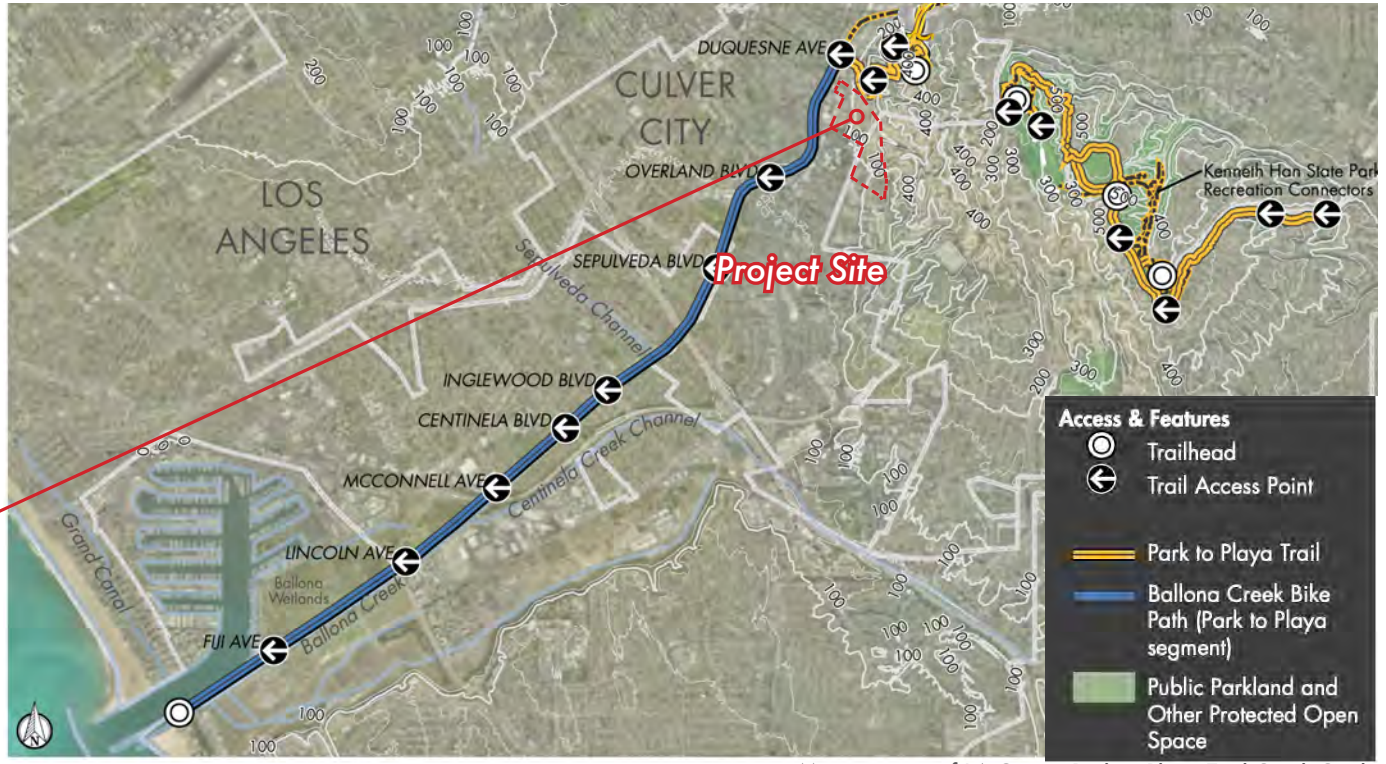
Site Context | Park to Playa Trail Connection

Ballona Creek Path access point

Proposed connection

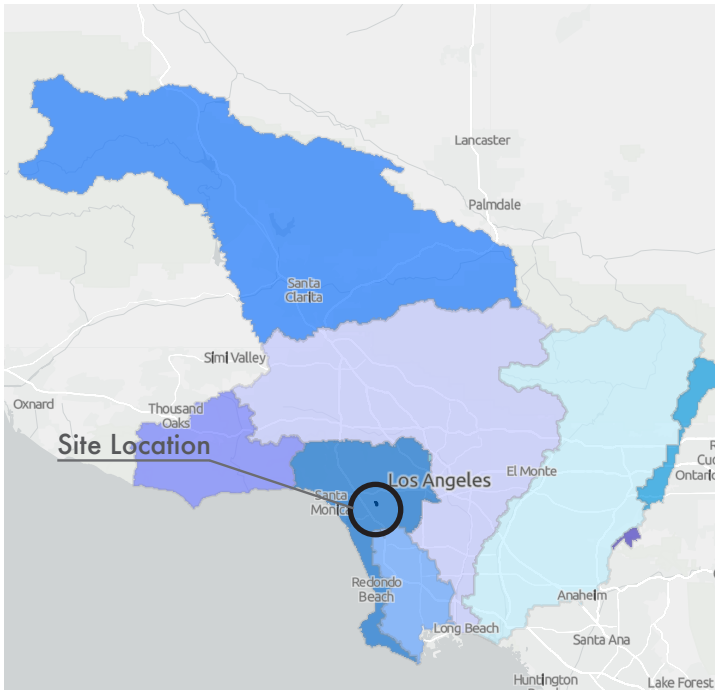
Site Boundary

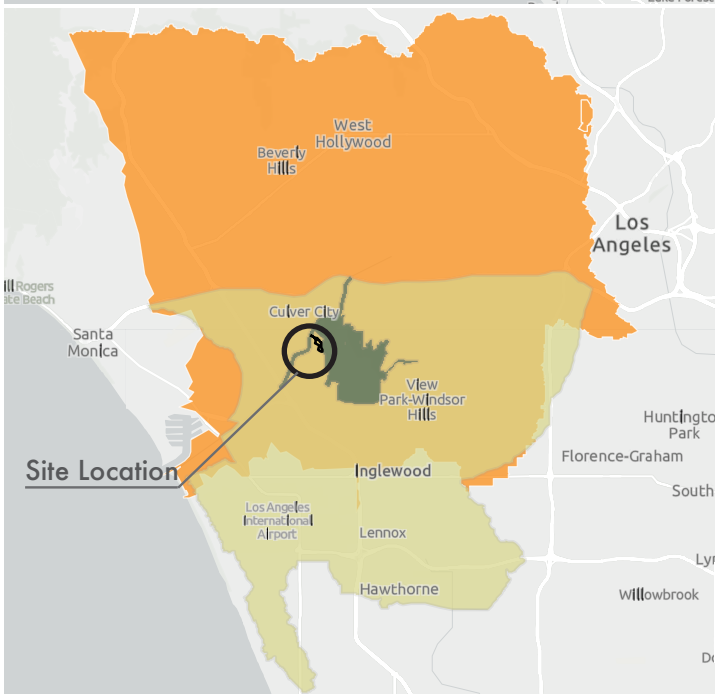
Culver City Park



Map courtesy of LA County Park to Playa Trail Quick Guide

Site Context | Watersheds + Conservancies





Major Watersheds in Los Angeles County

- Ballona Creek and other Urban Watersheds
- Dominguez Channel and L. A. Harbor Watershed
- Los Angeles River Watershed
- Malibu Creek and other Rural Watersheds
- San Gabriel River Watershed
- Santa Clara River Watershed
- Silver Lake Watershed
- Watershed Portion draining to Orange County
- Watershed Portion draining to San Bernardino
- Capstone Project Boundary

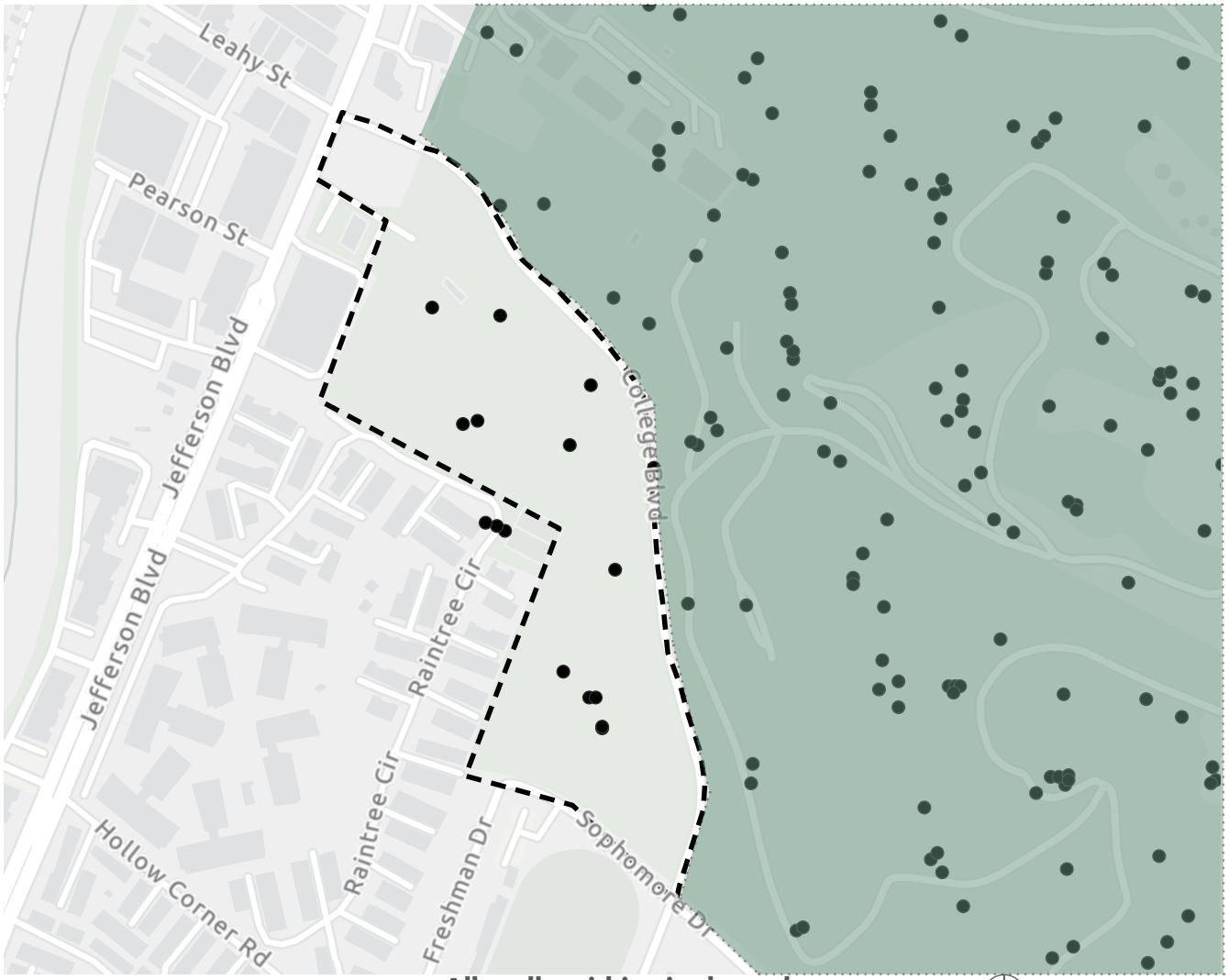
- Capstone Project Boundary
- Baldwin Hills Conservancy Jurisdictional Boundaries
- Baldwin Hills Conservancy Historical Boundary
- The Baldwin Hills and Urban Watersheds Conservancy
- Ballona Creek Watershed

Maps from LA County Park Needs Assessment

Covering almost 130 square miles, Ballona Creek watershed is home to numerous endangered and protected species. Once a series of streams carried water from LA's west side to the ocean, but since the 1930s, the channelized 9 mile Ballona creek is the primary urban water course.

Representing the last undeveloped urban area in Los Angeles, the Baldwin Hills are a site for constant environmental activism and conservation.
The stretch of open space offers the surrounding communities a reprieve from urban life and can be a tool to combat enivronmental injustice in an underserved area.

Site Analysis | Oil Well Location



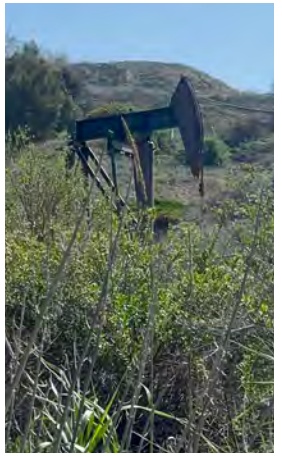
Oil and Gas Wells

Capstone Project Boundary

All wells within site boundary are plugged

Map showing the location of oil wells - idle, active, or plugged - **on site** and in the immediate vicinity.

Inglewood Oil Field (IOF) Limits

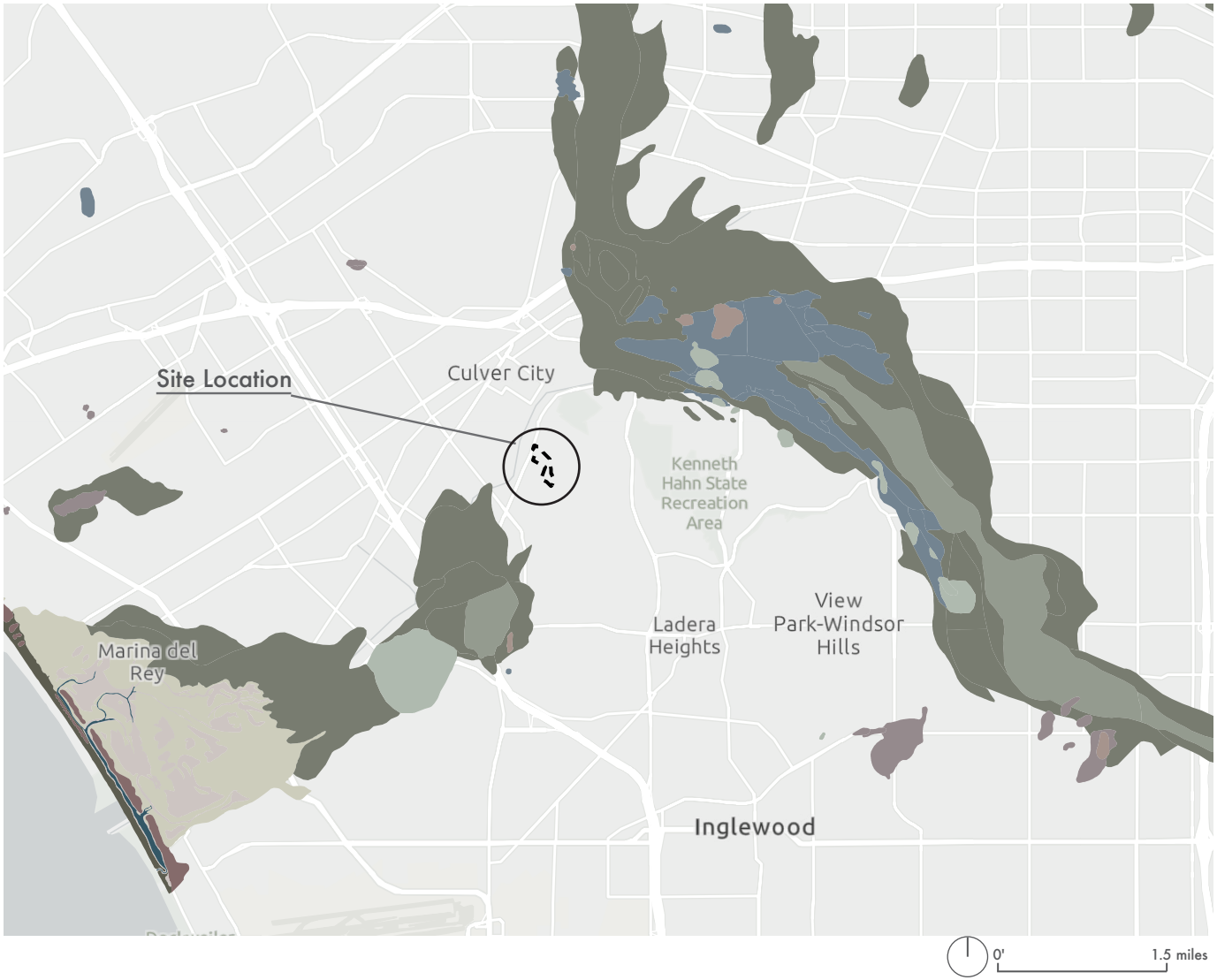


11 plugged oil wells are present on site, with active wells just across College Blvd. In the near future, Inglewood Oil Field will be full of plugged wells, and what will be left to do is tend to the land that has long been abused.

Using these plots as a pilot for the future of I.O.F. gives hope to a community that has been vocal about its **desire to rid the area of drilling and instead have a nature preserve and community park** in the city center, while providing to governing bodies a clear example of how to facilitate the return of habitat and ecological health on damaged land.

Continuous monitoring is required to ensure plug integrity. Design must avoid excavation at the site of plugged wells.

Site Analysis | Historic Ecology



Polioptila californica
Coastal California Gnatcatcher - a federally threatened species

This map illustrates the break in ecological habitat resulting from development. The location of this project site and the neighboring Inglewood Oil Field are representative of a break in this ecological chain. This is an opportunity to reconnect these systems after more than a century of continued abuse. On site is a **mix of coastal scrub, annual grasslands, and riparian woodland**. Designing to restore all three is critical to restoring the vibrant habitats many species call home.

Site Analysis | Land Cover

Invasive species growing through discarded industrial material - representative of the environmental degradation on site. Invasives must be removed in phases so as to not disrupt the ecological systems they support.

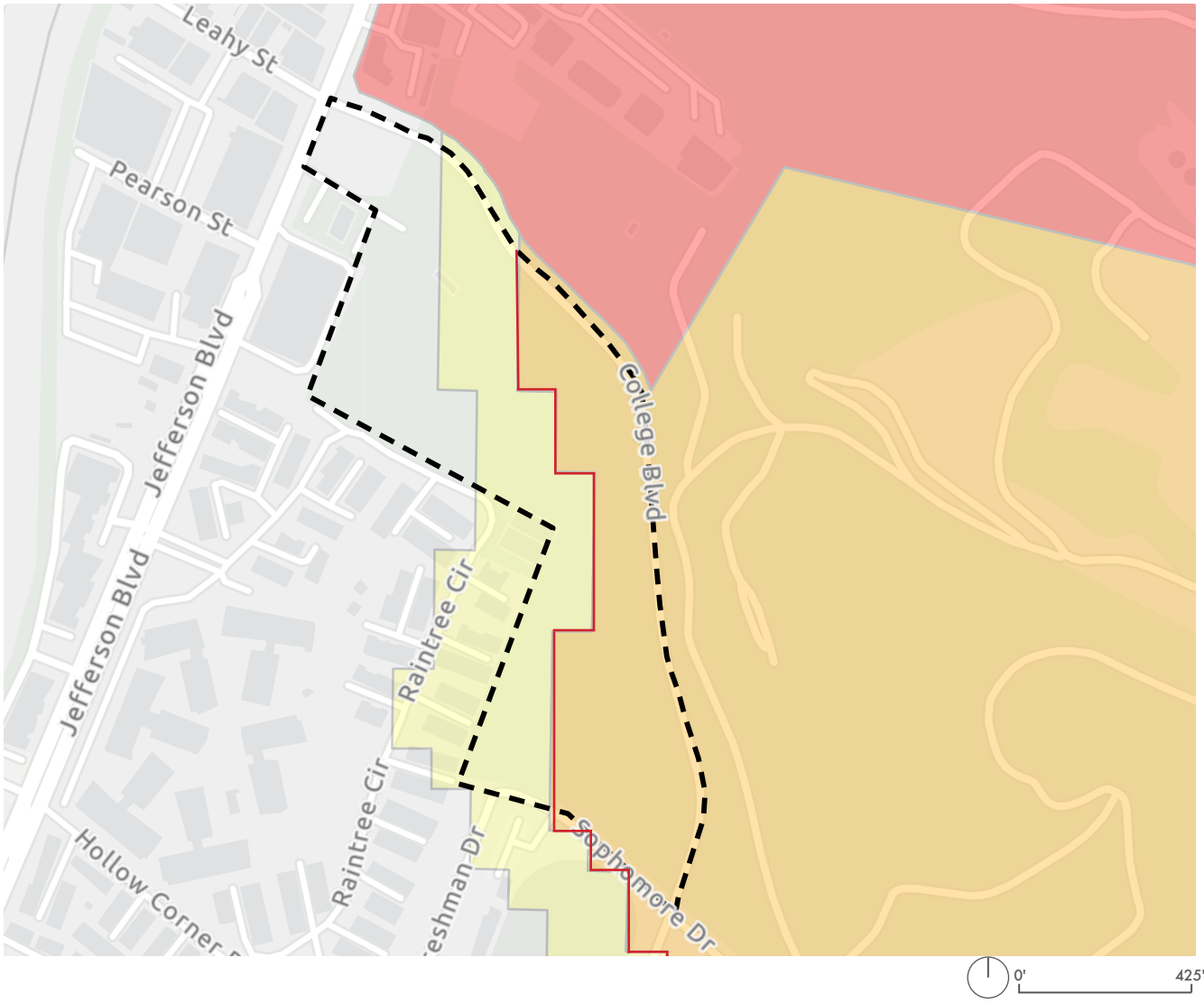
The majority of the site is covered in compacted soil - most of which is taken over by invasive groundcovers. Only a few trees exist on site, providing little to no shade, suggesting a great need for improvement. Removing invasives and adding trees for canopy cover and habitat will serve to make all users - human and non-human - more welcome and comfortable.

Capstone Project Boundary

Land Cover Classification

- Tree Canopy
- Shrubs
- Ground Cover
- Bare Ground
- Impervious
- Water

Site Analysis | Fire Hazard Severity Zone



Capstone Project Boundary

2025_FHSZ_LRA

High

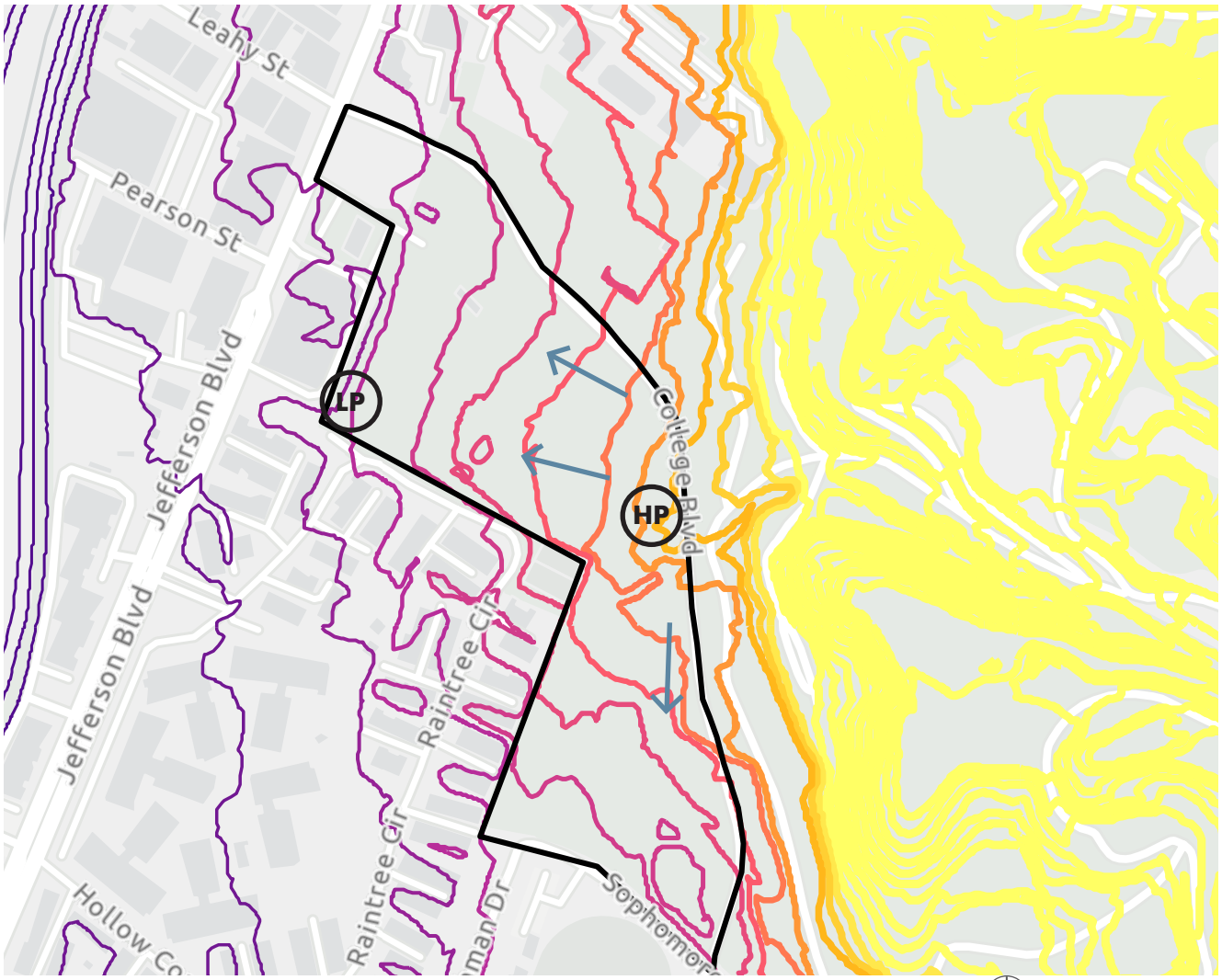
Moderate

Very High

Designing for fire resiliency in a high risk area necessitates carefully locating program elements, maintaining defensible space, and using strategic planting palettes that emphasize fire resistant species.

Oil infrastructure inherently increases fire risk, so implementing fire safety strategies is critical for the success of this project.

Site Analysis | Topography + Hydrology



Existing mounds provide opportunities for gathering areas with views of west LA

The existing topography provides opportunities to slow, spread, and soak runoff into the soil which will not only aid in amending soil health and returning habitats on site, but also in cleaning water before it reaches Ballona Creek - a critical habitat supporting several endangered species.

Project Boundary:

10' Contours:

-10 - 61

61 - 180

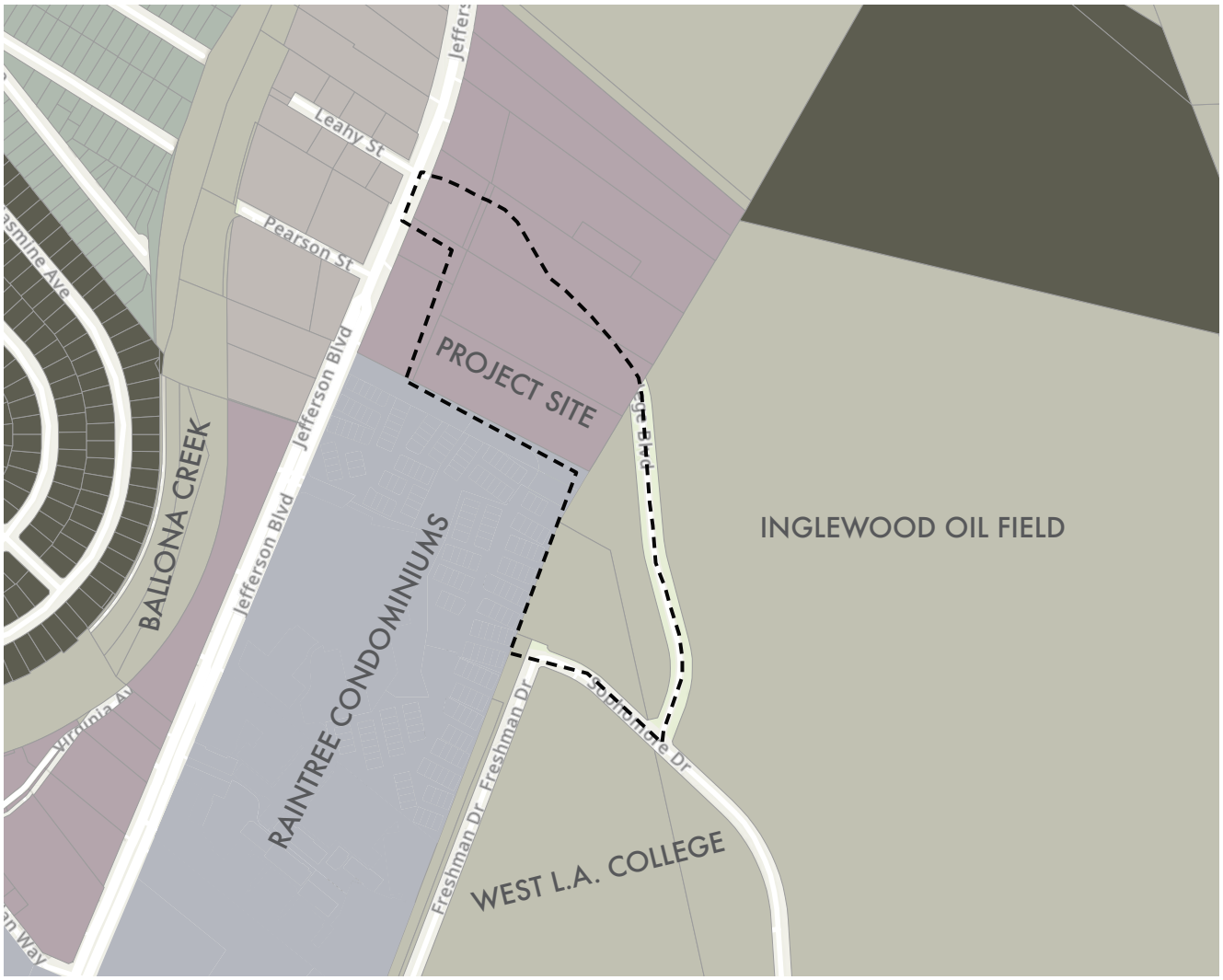
180 - 10,000

High Point: HP

Low Point: LP

Flow Direction:

Site Analysis | Zoning and Adjacencies



Sign at the intersection of Jefferson Blvd. and College Blvd.

Immediate adjacencies provide opportunities to connect residents, students, and Park to Plays Trail user to this site. By neighboring IOF, this park can provide a stark contrast and clear example of restored land.

Site Analysis | Circulation

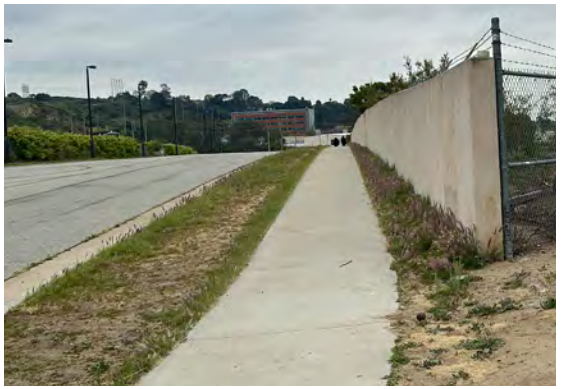
Primary Vehicular

Secondary Vehicular

Primary Pedestrian with Sidewalk

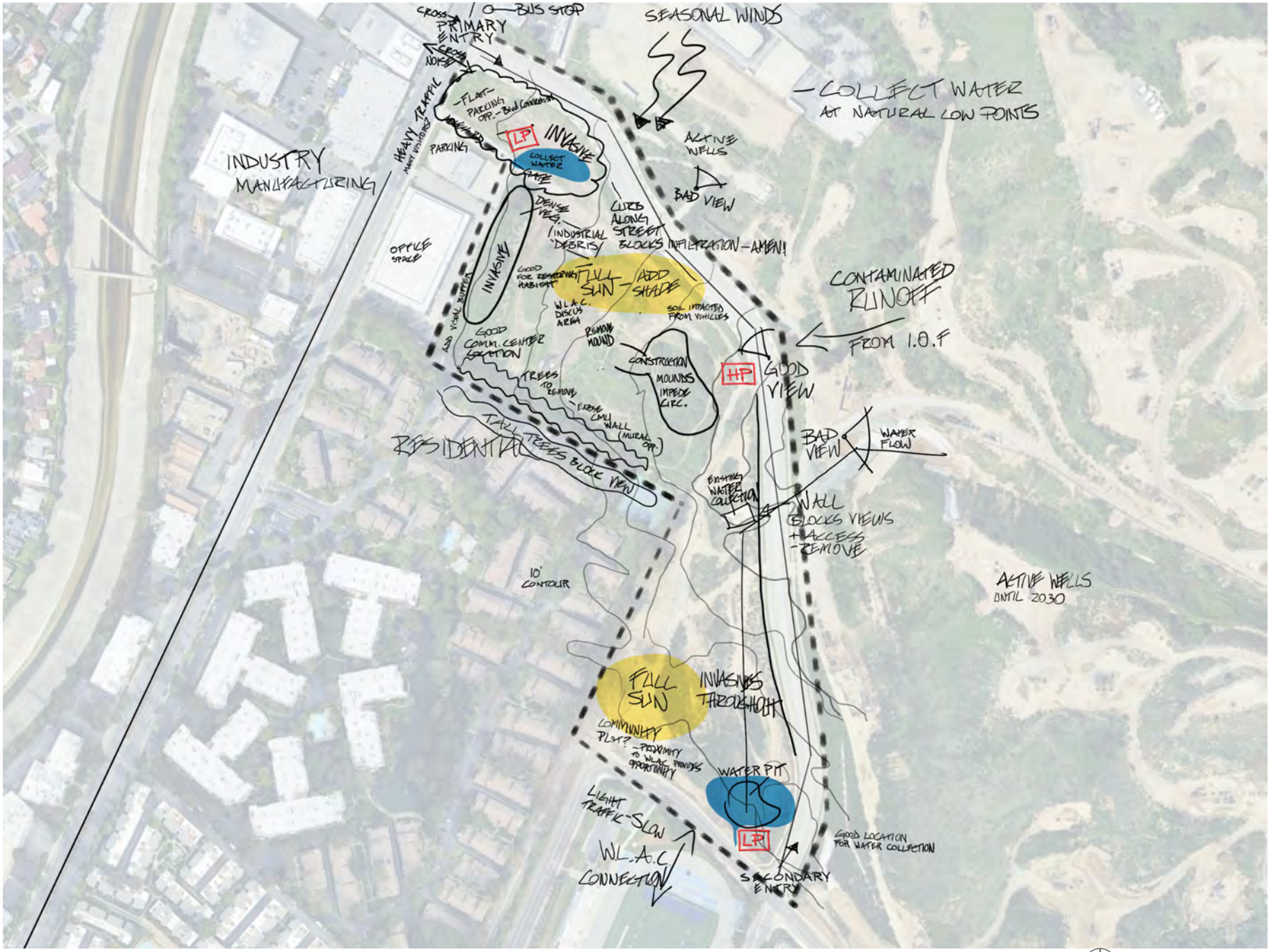
Makeshift Path

Bus Stop



Existing circulation near the site relies primarily on city sidewalks. Pedestrians and service vehicles have left their mark on site in a makeshift loop path, suggesting the desire for proper pathways to allow for increased access for dog walkers and strollers alike. Jefferson Blvd. is a major source of noise pollution on site. Noise and visual buffers will compliment programming and allow for a more enclosed feeling for visitors.

Site Analysis



Nature Based Solutions

Phytoremediation

Pollinator habitat creation

Reforrestation

Bioretention

Restoration Strategies

Key restoration area identification

Research and monitoring of restoration process

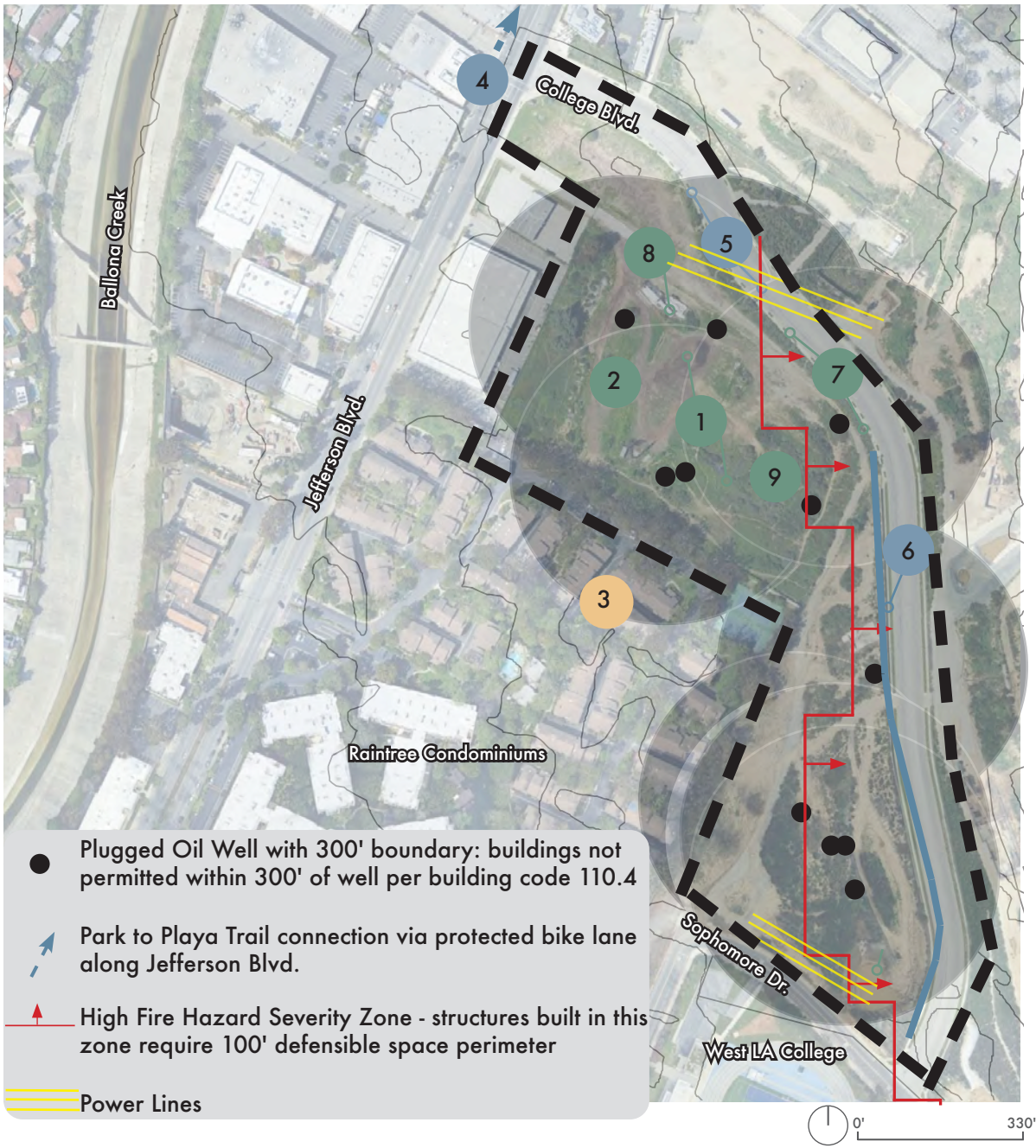
Involve the community

Habitat monitoring and planning

Invasive species management

Constraints

Restore Engage Connect

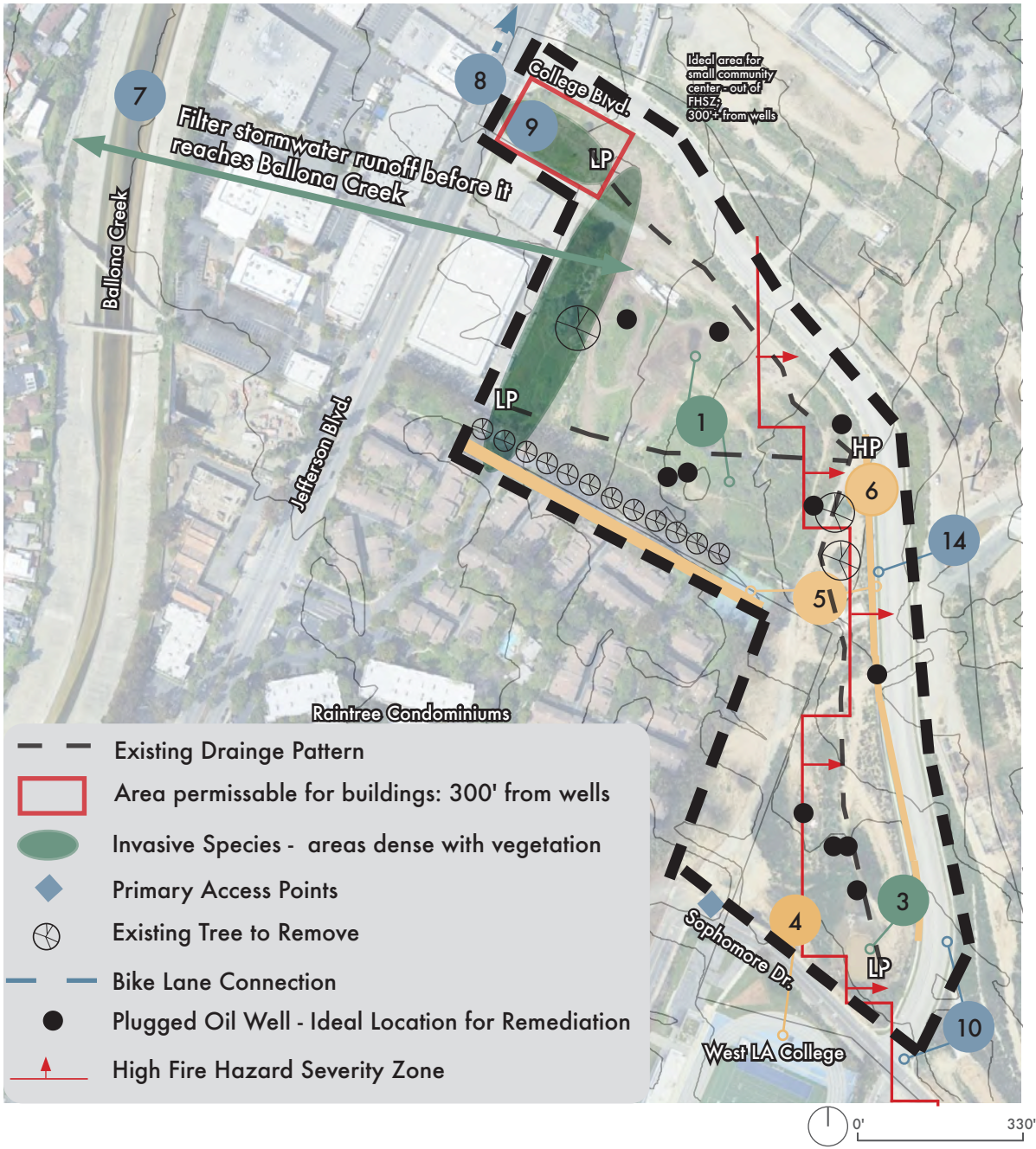


- Plugged Oil Well with 300' boundary: buildings not permitted within 300' of well per building code 110.4
- Park to Playa Trail connection via protected bike lane along Jefferson Blvd.
- High Fire Hazard Severity Zone - structures built in this zone require 100' defensible space perimeter
- Power Lines

- 1. Most of site taken over by invasive species
- 2. Soil health damaged from history of oil extraction - soil nearest wells has highest restoration need
- 3. Adjacent community has concerns about noise
- 4. Connection to Ballona Creek via Jefferson Blvd and Duquesne Ave. contends with heavy traffic - protected bike lane required
- 5. Pedestrian path and bike lanes need to be added for safe access along College Blvd.
- 6. Existing block wall along College Blvd blocks views and access
- 7. Existing curb and sidewalk along College Blvd. does not allow for storm water management on site
- 8. Existing construction debris requires removal / soil remediation
- 9. Existing mounds from industrial disposal require grading or removal
- 11. College Blvd. serves as entry for West LA College campus
- 12. Entry to site at Jefferson Blvd. is difficult due to existing traffic patterns
- 13. Power lines on site create visual and physical interference

Opportunities

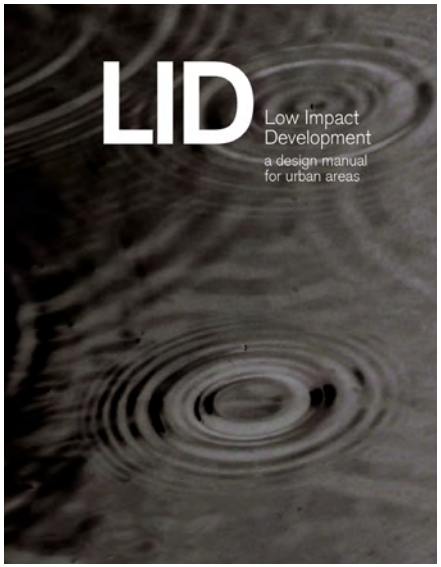
Restore Engage Connect



- 1. Reintroduce native plant species throughout site - existing vegetation suggest soil has signs of fertility
- 2. Capture stormwater at existing low points
- 3. Utilized existing produced water pit as location for constructed wetland
- 4. Create educational space adjacent to WLAC
- 5. Existing block walls could be used for public art
- 6. Take advantage of high points for views
- 7. Connection to Ballona Creek - a historically significant water source - via Park to Playa Trail
- 8. Create entry at Jefferson Blvd.
- 9. Ideal education center and parking lot location at intersection
- 10. Connection to West L.A. College via College Blvd - opportunity for street fairs, expanded pedestrian walkways, bike lanes. Potential parking lot location (near low point/ connects to college)
- 11. Plugged oil wells could be key target areas for phytoremediation test plots
- 12. Existing drainage patterns could be enhance into bioswales and ponds
- 13. Amount of plantings required for remediation could warrant a nursery on site, which could generate revenue
- 14. Remove wall to open visual and physical access
- 15. Existing sidewalk and parkway along College Blvd. could be improved with street trees

Methodology | Research

Low Impact Development

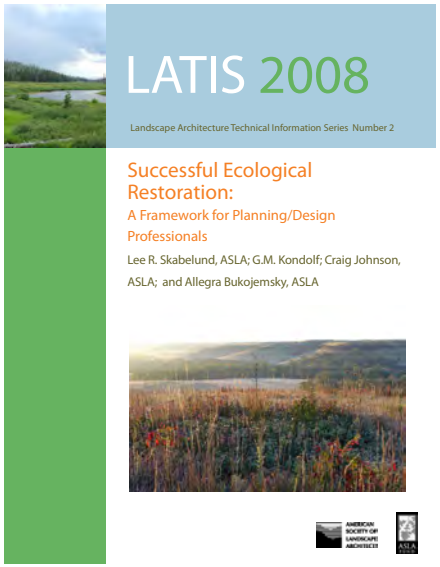


- Soft Engineering: permeable paving, bioswales and rain gardens
- The Watershed Approach: enhance biodiversity, maximize infiltration / eliminate runoff
- Treatment Parks: infiltration basins and constructed wetlands to treat stormwater runoff

Society for Ecological Restoration: International Principles and Standards

- Planting cells for adaptive testing
- Adaptive management based on performance
- Partcipatory monitoring
- Traditional Ecological Knowledge (TEK) integration: increase ecosystem productivity of food, raw materials for medicine, and ceremonial items.

LATIS: Successful Ecological Restoration: A Framework for Planning/Design Professionals



- Plan for succession, disturbance, and seasonal variation
- Design systems for stormwater capture, pollinator habitat, and carbon sequestration
- Start with pilot/test plots to evaluate techniques
- Scale up based on success and available resources
- Include maintenance plans for each phase

Los Angeles Countywide Sustainability Plan

- Preserve and restore natural habitats
- Increase access to parks and green spaces
- Integrate biodiversity considerations into urban planning
- Enhance community safety and livability

Goals | Objectives

1 Restore

Use nature based solutions to increase resilience to climate change

Increase biodiversity, water quality, and soil quality via phytoremediation

Provide space for professional research and monitoring of restoration

Increase viable habitat for native fauna

Remove non-native species

Reintroduce keystone and threatened species to the site

Manage stormwater

2 Engage

Create areas for observation of ongoing restoration systems and processes

Establish park as an ecological research site

Provide space for outdoor classrooms and community gatherings

Include historically significant plant species that celebrate indigenous history

Include art installations /murals on site as a way of telling the site's story

Include interactive areas allowing users to take part in the ongoing restoration effort

3 Connect

Serve as a precedent for future IOF development

Provide universal access for visitors of all ages and abilities

Provide safe communal space for all users

Establish site as a link on the Park to Playa trail

Improve connection to adjacent communities and schools

Program | Elements

Restore

SEASONAL PONDS
1-2 acres

DESIGNATED PHYTOREMEDIATION TEST PLOTS
1 acre each

NURSERY AND GREENHOUSE
1-2 acres

Engage

OUTDOOR CLASSROOMS
400 sf

OBSERVATION DECKS
16' x 16'

EDUCATIONAL ART INSTALLATIONS
700' l x 6' h

APIARY
1 acres

NATURE PLAY AREA
.5 acres

Connect

PARKING
20,000 sf / 60 spaces

EDUCATION CENTER
5,000 sf

PATH SYSTEM
7' w

PROTECTED BIKE LANE
10' w

WEST LA COLLEGE CONNECTION

This design program suits the needs of users of **all ages and abilities** while offering the community opportunities to **engage with the changing natural systems**, learn about the sites history, and relax. The program provides ample space to **observe and test restoration methods** to be applied to the site in an ongoing effort to respond and **remain resilient** to an ever- changing world.

Case Study | Vista Hermosa

Location: 100 N Toluca Street, Los Angeles, CA
Size: 9.5
Firm: Studio-MLA
Client: Santa Monica Mountains Conservancy, Mountains Recreation Conservation Authority, State of California
Project Type: Park / Open Space
Former Land Use: Brownfield

Key Takeaways and Applications

Stormwater Management via permeable surafaces, cisterns, and bioswales allowing for runoff to be infiltrated on site and used for irrigation.

Green Roof Infrastructure
on all park buildings - planted with native grasses

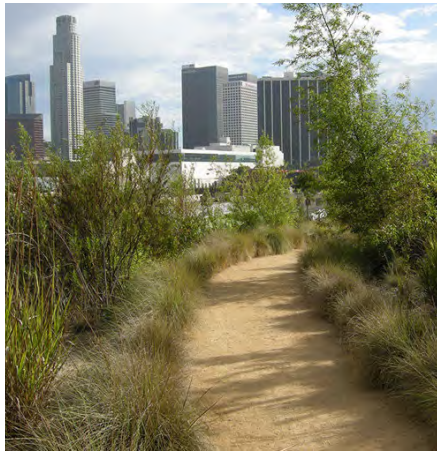
Choreographed Views
on the 0.4 miles loop trail through the park, strategic vistas of the city skyline and over the park

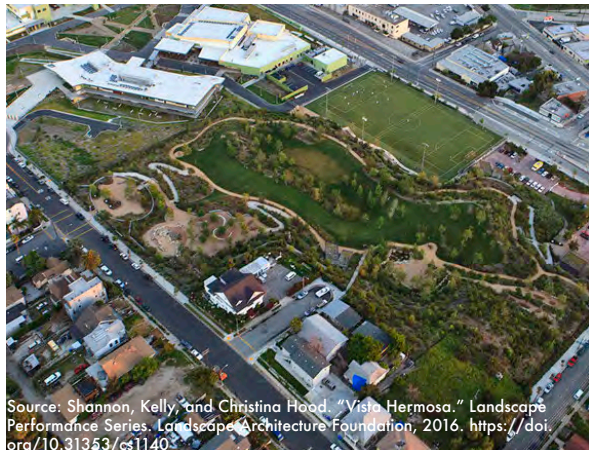
The park marries environmental justice to social justice and serves the school pupils, at-risk youth, and residents of the surrounding, primarily Latino community and providing a safer environment in what was once a dangerous and contaminated vacant lot.

94% of the park's surfaces are permeable to allow stormwater to infiltrate and minimize runoff. Pollutants are removed as stormwater is filtered by vegetation, upland bioswales, green roofs and an artificial turf base material before entering the municipal stormwater system.

A 20,000-gallon cistern collects stormwater runoff from the regulation-sized synthetic turf soccer field. It is located underneath the 21,000-sf permeable pavement parking lot. The captured water is used to irrigate planted areas on the site

2,576 sf of green roofs were installed on park buildings





Source: Shannon, Kelly, and Christina Hood. "Vista Hermosa." Landscape Performance Series. Landscape Architecture Foundation, 2016. https://doi.org/10.31353/cs1140

Case Study | Baldwin Hills Scenic Overlook

Location: Culver City, California
Size: 57 acres
Firm: WRT Design, Safdie Rabines Architects
Client: Baldwin Hills Conservancy, CA State Parks
Project Type: Park / Open Space
Former Land Use: Greyfield

Key Takeaways and Applications

Outdoor educational exhibits showcase the history of the land including Indigenous history, Spanish settlement, and oil development.

Take advantage of unique views of Los Angeles urban area

Highlight native species with historic significance to indigenous people.

Social

Ongoing volunteer habitat restoration events build community engagement with local ecology.

Links to the Park to Playa Trail and broader Baldwin Hills Parklands

Environmental

Reintroduced native species to support pollinator networks and native habitats

Used native plants to reduce runoff and improve soil quality

Case Study | Tianjin Qiaoyuan Park

Location: He Dong Qu, Tianjin, China
Size: 54 Acres
Firm: Turenscape
Client: Environment Construction and Investment Co, Ltd, Tianjin City
Project Type: Park / Open Space, Wetland creation / restoration
Former Land Use: Greyfield

Key Takeaways and Applications

Adaptive plant communities allowed to evolve and adapt over time, with patches of unique vegetation establishing seasonally with changes in water level and pH.

Stormwater capture + treatment in cavities of varying depth allowing for a mix of water ponds, wetlands, seasonal pools, and dry cavities

Provide educational opportunities via observational platforms and signage to learn about the natural systems at play.

Economic

Saved approximately $25,500 in lumber costs by reusing 84.5 cubic meters of old railroad ties in the construction of the observation platforms and bridges.

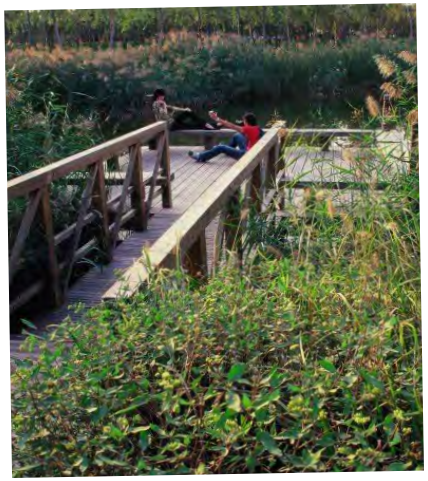
Improves access to green space for the 20,000 nearby residents who can now walk to a park in less than 15 minutes. The park is also served by 26 bus routes.

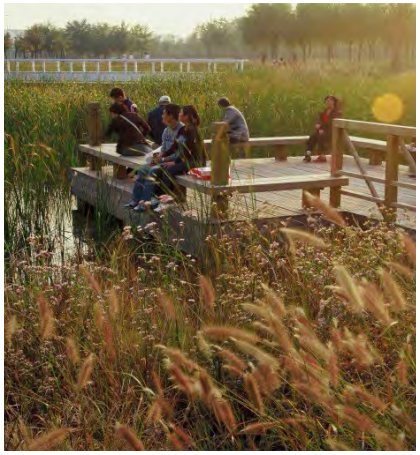
Social

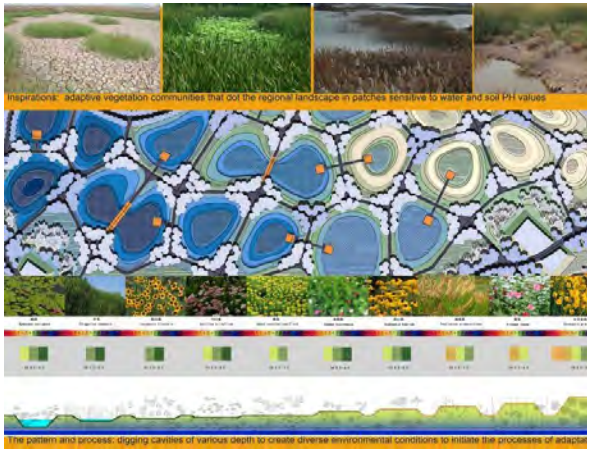
Provides educational opportunities for approximately 500 children from nearby schools

Environmental

Improves soil and water quality; increases habitat value; and sequesters an estimated 539 tons of carbon

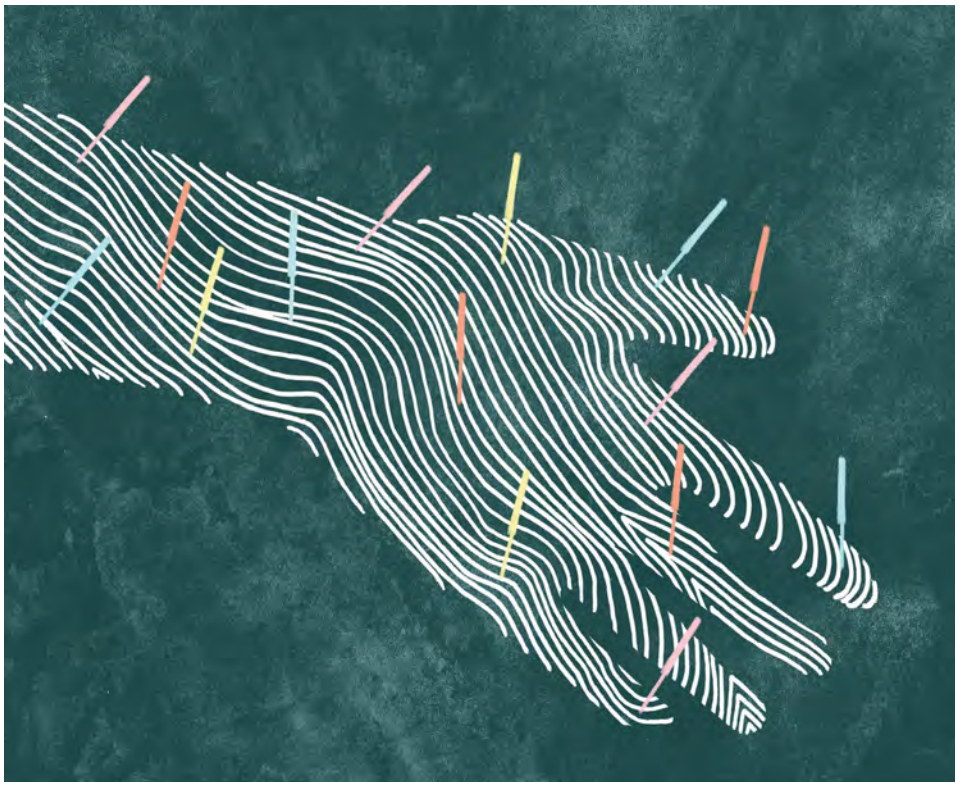






CONCEPT DEVELOPMENT

Design Metaphor | Acupuncture



The idea:

The land has an inherent blueprint - **a memory**

If we **remove obstacles** and **stimulate** the right points

We can **activate memory and healing**

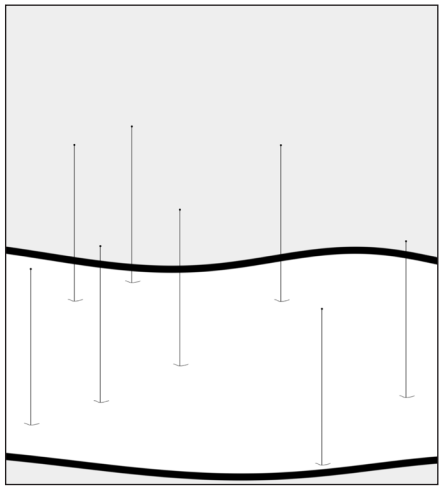
Methods:

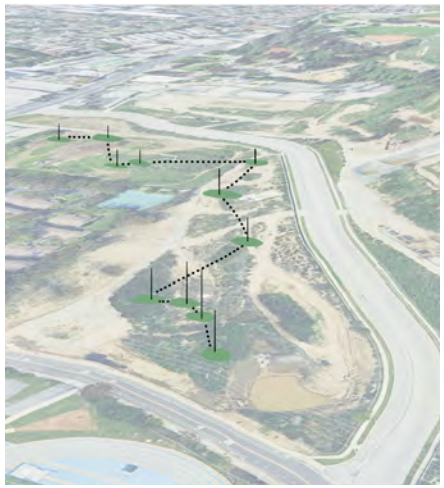
Strategic points of intervention

Work with energy flow: Wind, Water, Wildlife

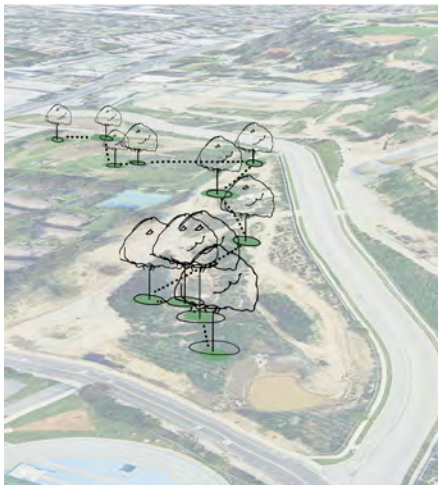
Temporal Nature: benefits build over time

Different depths of penetration

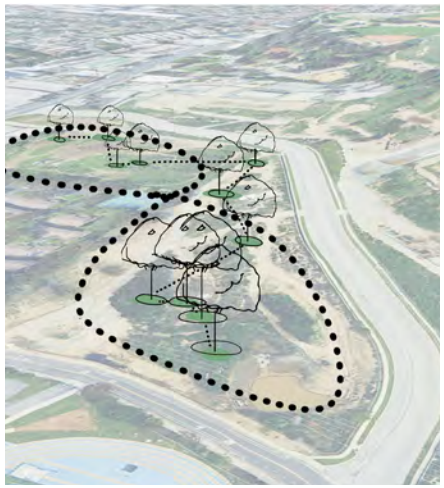




Plugged well locations turn into targeted restoration zones

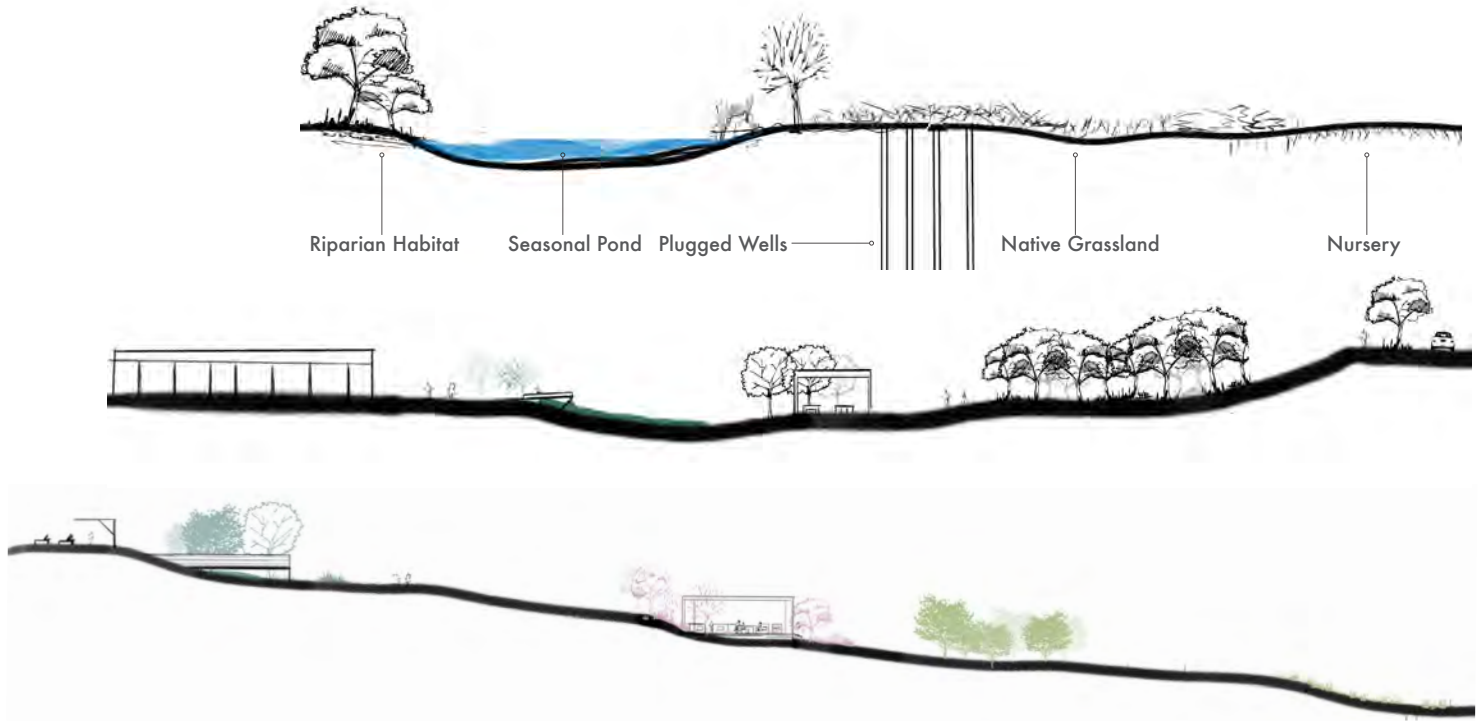


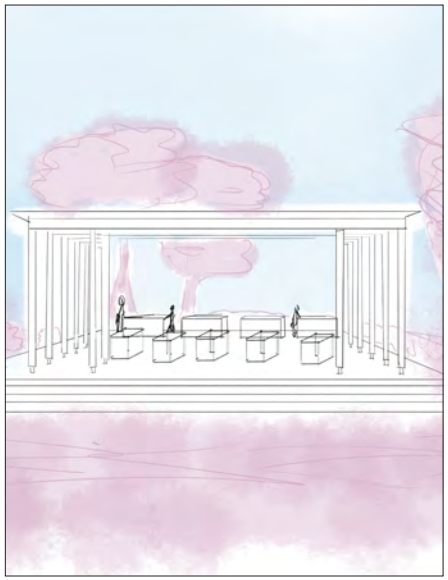
What were once pump jacks are now trees - habitat radiates outward from these targeted interventions

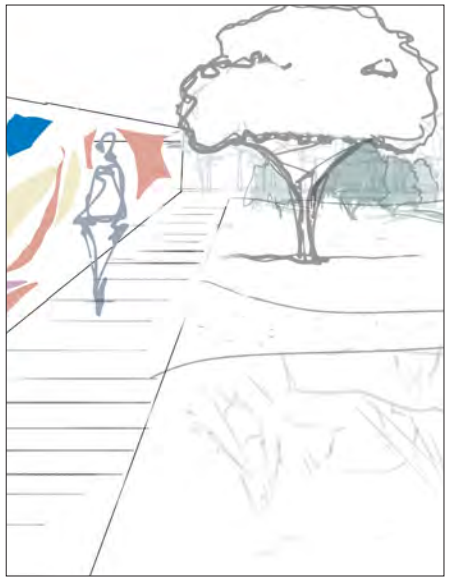


Circulation winds around the target zones, mimicking the body's flow of energy

Design Processs







Design Processs

This concept locates structures outside of the 300' boundary around the plugged wells

This concept uses the high and low points of the site to make the most of viewsheds and infiltration opportunities

This concept imagines energy on site like the water, wildlife, and visitors winding around the pressure point locations of the plugged wells

Final Concept | Restorative Meridians

This concept blends all three key concept ideas:

- Adhering to the 300' boundary

- Strategically using high and low points

- Using plugged wells as pressure points - allowing the energy on site to flow around them

LEGEND

- Vehicular Circulation
- Protected Bike Lane
- Designated Remediation Area
- Riparian Habitat

0' 275'

Restoration Palette

Mulefat
Baccharis salicifolia

Purple Needlegrass
Stipa pulchra

Laurel Sumac
Malosma laurina

Blue Elderberry
Sambucus nigra

Coastal Sage Scrub Palette

Coyote Bush
Baccharis pilularis

California Sagebrush
Artemisia californica

California Buckwheat
Eriogonum fasciculatum

Coast Prickly Pear
Opuntia littoralis

Riparian Palette

Fremont Cottonwood
Populus fremontii

Western Sycamore
Platanus racemosa

Clustered Field Sedge
Carex praegracilis

Sandbar Willow
Salix exigua

Woodland Palette

Arroyo Willow
Salix lasiolepis

Coast Live Oak
Quercus agrifolia

Toyon
Heteromeles arbutifolia

Southern California Black Walnut
Juglans californica

Pollinator Palette

California Poppy
Eschscholzia californica

Black Sage
Salvia mellifera

Bush Sunflower
Encelia californica

California Goldenrod
Solidago velutina ssp. californica

Blueblossom Ceanothus
Ceanothus thyrsiflorus

Bush Monkey Flower
Diplacus aurantiacus

Silver Lupine
Lupinus albifrons

Lacy Phacelia
Phacelia tanacetifolia

Proposed Circulation

Water Movement

Master Plan


EDUCATION CENTER
PARKING
NATURE PLAY AREA
RESTORED WOODLAND HABITAT
RESTORED RIPARIAN HABITAT
ART INSTALLATION WALK
GREENHOUSE AND NURSERY
VEHICULAR ACCESS TO NURSERY
SEASONAL POND (TYP.)
BIKE LANE
1 MILE LOOP
PHYTOREMEDIATION AREA
POLLINATOR HABITAT
APIARY
FOOTBRIDGE WITH OVERLOOK
OIL DERRICK NATURE OBSERVATORY WITH ELEVATOR
OIL DERRICK NATURE OBSERVATORY
OBSERVATION DECK (TYP.)
BALLONA CREEK
JEFFERSON BLVD.
SOPHOMORE DRIVE
COLLEGE BLVD.
0'
275'

Entrance | Enlargement

Education center

Entrance | Section

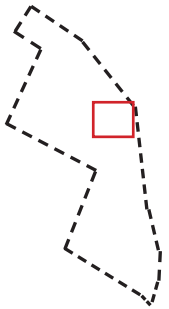
Pollinator Meadow | Perspective

Observatory and Bridge | Enlargement

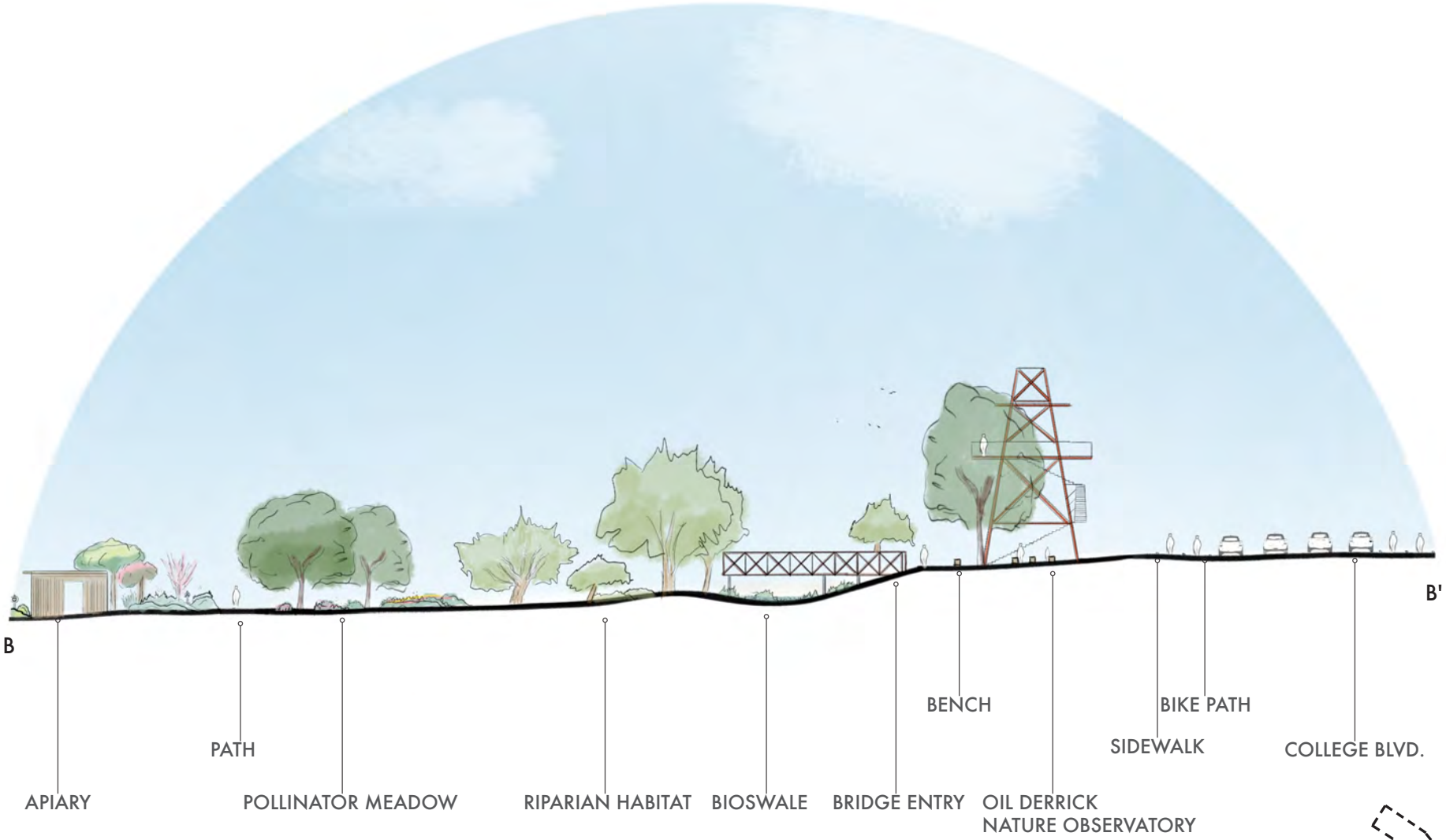
Corten Steel

Wooden bridge with metal mesh

Repurposed lumber bench

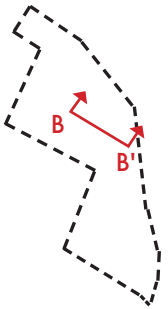


Pollinator Meadow to Observatory | Section



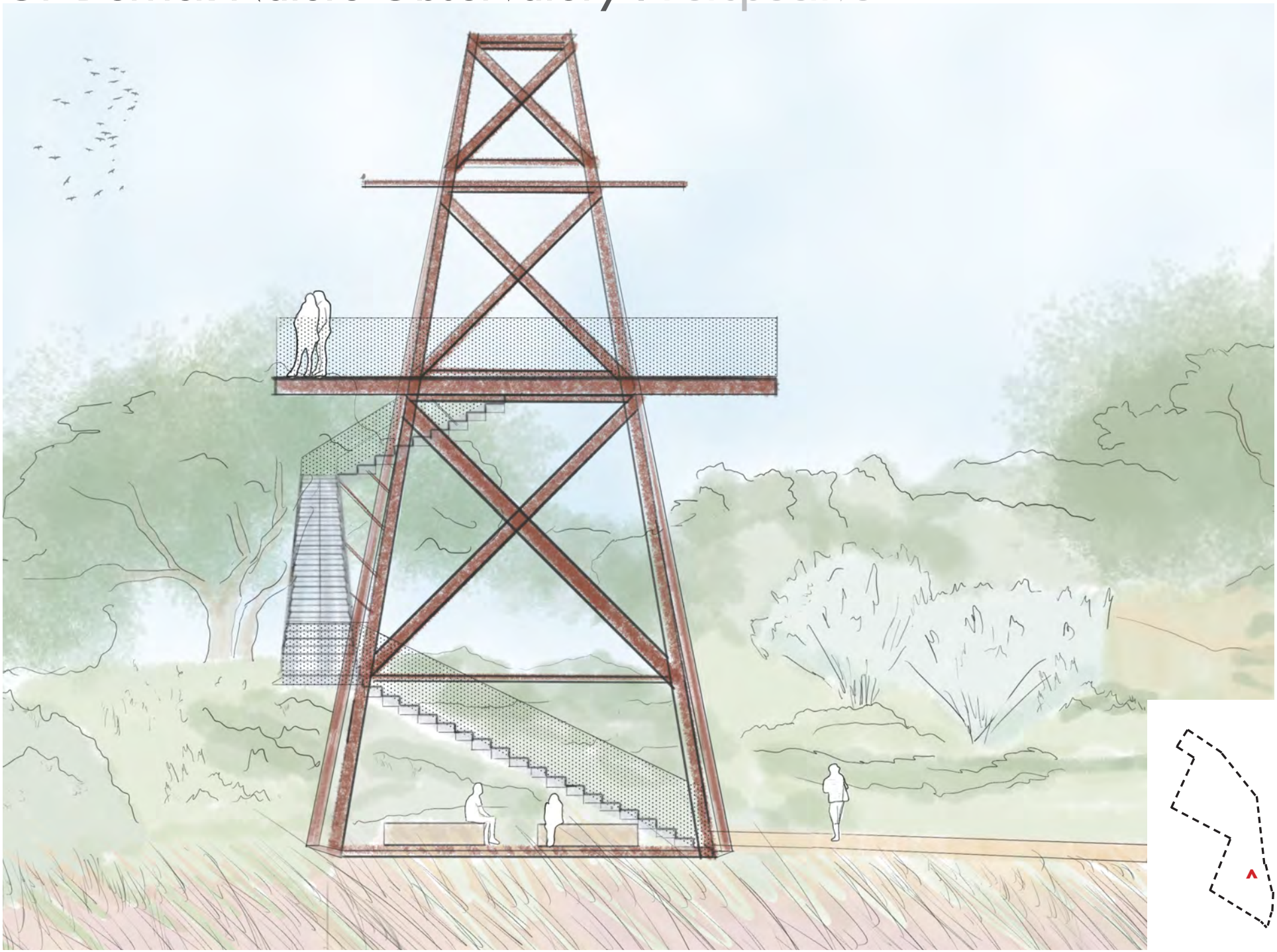
Apiary Pavilion

Nature observatory



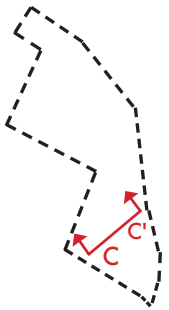
High Point Bridge | Perspective

Oil Derrick Nature Observatory | Perspective



Footbridge | Perspective

Seasonal Ponds and Phytoremediation Area | Section



Seasonal Pond | Perspective

Pathway | Perspective

Users | Narratives

Culver City Residents

The 40 year old mother of 2 teens who, on her way home from her job in a healthcare facility, decides to stop at the park for a brief moment to herself. She lingers longer than she expected and finds herself enamored with the butterflies and bees atop the blooming flowers. She sits on one of the many benches at the restoration pond overlook and enjoys the scents, the soft sounds, and vibrant colors. She plans to return over the weekend to take part in the ongoing projects in the community garden

The elementary school student arrives at 10am on a Friday. She and her classmates file out of the bus and into the park, immediately drawn into the winding path toward the outdoor classroom. There they sit and are briefed on the plan for their visit: first - a talk from a land steward and park employee who details the site history, flora, and fauna. Second, planting in the community garden - which may be the first time the student has had the opportunity to plant seedlings.

The conservation biologist regularly visits to conduct research and monitoring of the various ponds and test plots. Today, they are monitoring the native pollinator garden and the impact it has on the Western bumblebee (Bombus occidentalis) population.

Ladera Heights Residents:

A father of three taking his kids on a bike ride on a Sunday afternoon, they start at home in Ladera Heights and ride the Park to Playa Trail and eventually come upon the Ballona Creek bike path. They follow the path before signage indicates a new park opened along Jefferson Blvd. They ride from the Ballona Creek bike path to the new Jefferson Blvd. protected bike lane and in just a few short minutes arrive at the newly established restoration park. The kids enjoy the mural and watching the wildlife in action from the observation decks. Dad enjoys the sense of tranquility in being surrounded by a flourishing landscape just steps away from a busy boulevard. The family makes plans to return for a picnic, and will suggest to the elementary school this location as a destination for a science class field trip to learn all about restoration and different ecological system.

The undergraduate student at West LA College sits in the park to study between classes, and enjoys volunteering here on weekends as a way to connect with people their age, get their hands dirty, and learn more about local wildlife.

The business owner who takes a walk during lunch time to relax and enjoy the fresh air. She's happy to see her neighborhood add more easily accessible public green space - especially because this particular park allows her to feed her keen interest in bird watching. She regularly visits to watch the seasonal ponds change along with the visitors they attract.

Conclusion | Goals Achieved

Restored

COASTAL SAGE SCRUB HABITAT
14.5 acres

RIPARIAN HABITAT
2 acres

PHYTOREMEDIATION TEST PLOTS
2.5 acres

Engaged

OUTDOOR CLASSROOMS
400 sf

OBSERVATION DECKS
1,200 sf

EDUCATIONAL ART INSTALLATIONS
700 ft

APIARY PAVILION
1 acre

NATURE PLAY AREA
.5 acres

Connected

EDUCATION CENTER
5,000 sf

IMPROVED CONNECTION TO WLAC

PROVIDED SPACE FOR SCIENTIFIC COMMUNITY TO CONDUCT RESEARCH

PATH SYSTEM
1.25 miles added to Park to Playa Trail

PROTECTED BIKE LANE
1 mile added


Thank you!

A special thank you to my

family

cohort

&

instructors

Your support made this possible.

Citations

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