City of Sebastopol

Meeting Date:	Meeting of February 23, 2016
Agenda Item:	8B
To:	Planning Commission
From:	Kenyon Webster, Planning Director
Subject:	Village Building Convergence Proposed Projects
Recommendation:	Provide Comments

Introduction: This is a review of proposed Village Building Convergence 2016 projects.

Background: In 2014 the Village Building Convergence (VBC) made a presentation to the City Council regarding the concept of facilitating 'city repair' or 'placemaking' projects in Sebastopol. These projects typically involve artistic installations, some that may be temporary and some that may be permanent, and may also include events. Other communities, such as Portland, Oregon have facilitated such activities for a number of years. In addition to contributing to community character and provision of art or amenities, an intent of the placemaking process is to build community by bringing neighbors and other community members together in a collaborative process.

In September 2014, with City Council approval, the VBC conducted a number of projects in an around Sebastopol, including several street murals, temporary installations in two public parks, work on the City Hall landscaping project, and a parade.

The Council was supportive of the general placemaking concept, and directed formulation of City policy and procedures. With Planning Commission input, Resolution 6037 (attached) was developed and adopted by the Council, which, in combination with Resolution 6012, regulating placement of monuments and artworks on City property, and other existing regulations, establishes the policy framework for reviewing placemaking proposals.

Under Resolution 6037, there are two classes of placemaking projects: neighborhood projects which may be subject to administrative approval; and other projects such as ones proposed for public parks, or proposed outside of residential neighborhoods.

The placemaking review process is still a work in progress, and it should also be noted that there is a wide range of projects or activities proposed that do not necessarily fit neatly into the Resolution or other standard permit processes. Thus, in supporting general placemaking and community objectives, the City has needed to be somewhat flexible in working with Village Building Convergence in processing their proposals.

Proposed 2016 VBC Projects: On January 14 of this year, the VBC submitted a preliminary project list to the City. The projects are planned for implementation April 15-23, 2016. This initial list included 12 potential projects in the City limits. According to Resolution 6037, complete project applications should be submitted at least 90 days in advance of planned installations; however most of the project information initially provided was preliminary in nature, lacked specific design and other information, and did not provide some other information listed in Resolution 6037. City staff provided comments on each project, identifying the need for more specific information on a number of projects, requesting demonstration of community outreach as required by Resolution 6037, and identifying issues with several projects.

On February 17 the VBC submitted an updated project list and additional project information. Several projects originally proposed were eliminated, and some were modified. This list includes projects that require Planning Commission and Public Arts Committee review, as they are proposed for City park property. Various other projects do not require Commission review, but are presented for informational purposes. Varying levels of project information were provided. Staff acknowledges that this affects the ability of the Commission and Public Arts Committee to provide comments.

Documentation of community support has not yet been provided for the projects. For neighborhood projects addressed in part A of the resolution, petitions or other information showing community support should be provided showing at least 80% residents within two blocks support the project. Projects on private property should also provide documentation of owner consent. For other projects, petitions of support from residents or businesses in the project area should be provided.

No Encroachment Permit application has yet been provided. Per the Resolution, this is required for projects on the public right of way or public property, such as construction or improvements on City streets or other public property. One Encroachment Permit application could address all relevant projects.

Some projects such as Project No. 11, Kids Fairy Gardens, are ephemeral or more 'event' in nature and are not necessarily the kind of project contemplated by the placemaking Resolution, so applying all of its requirements may not be necessary. Under normal City procedures, such projects in a public park would need a Special Events Permit. At this point, no application for the 'event' type projects has been submitted.

For the prior VBC events, given the range of projects and activities which would normally have required a variety of permits or approvals, the City Council provided a consolidated approval. This set of projects may require a similar approach.

Currently-proposed projects include the following. Staff comments are also provided.

Project 1: Repainting street murals. The original paintings were accomplished in the prior round of VBC projects. An Encroachment Permit is a requirement of the Resolution. Since the works were previously approved and accomplished, it does not appear necessary for the project to provide petitions documenting community support. This project does not appear to require formal Planning Commission review.

Project 2: Nature Connection Youth Hub. The project description and locations are unclear. It appears this project is probably ephemeral in nature, but specific information is needed. Given the scale of what is described, a Special Events Permit appears needed if activities would occur in a City park. If the project does not involve improvements to a public park, it would not need formal Planning Commission review.

Project 3: Robinson Road. The exact location and nature of this project does not appear to have been fully defined. If on private property, property owner consent should be provided. A petition of support is required. A design for any constructed improvements, and for any street painting should be provided. Any public location for the kiosk cannot affect sidewalk access to the extent of creating an ADA issue. Depending on the design of the kiosk or other built improvements, a Building Permit could be required. If the murals are to be located on a public street, a Block Party Permit is needed from the Police Department. Information on how the project will be executed should be provided. This project does not appear to require formal Planning Commission review.

Project 4: City Bike Lanes. Withdrawn.

Project 5: Leland Street Farms. If on private property, property owner consent should be provided. A petition of support is required.

Project 6: Natural Log Hives. In the written description, project locations appear not yet finalized; in prior comments staff had raised concerns about placement of this project in more urban parks, and suggested the Laguna Preserve might be more suitable. However the exhibit appears to indicate one location in the Laguna Preserve. Logs placed in the Laguna Preserve would need to be secured against flood movement. If in a public park including the Laguna Preserve, Ives Park, or the Experiment Farm, Planning Commission review is required. An Encroachment Permit is required.

Project 7: Libby Park Green Path. A petition of support is needed. A statement complying with Resolution 6037 B. 9 is needed. An engineered design is needed that shows compliance with ADA requirements, and that identifies trees, irrigation, any utilities, and grades in the proposed construction area. It is City staff's understanding that the end of Washington is private property; proof of an easement or other legal documentation that authorizes public access in that area is needed, or proof that the area if a public right

of way. An Encroachment Permit would also be needed. Planning Commission review is required. Even if these elements could be provided, due to review requirements, it appears unrealistic for this project to proceed per the overall VBC schedule.

Project 8: Bodega Avenue East-West Pathway. Pedestrian improvements at this location are desirable. However, this project would require engineered plans approved by the City; if public funds were used as described, would require compliance with public works contracting requirements; and would require an Encroachment Permit. The project appears to assume substantial City funding; no such request has been budgeted. City Council approval of this project and any City funding would be required. A petition of support is also be needed per the Resolution. A statement complying with Resolution 6037 B. 9 is needed. Depending on the project design, it appears probable that written approval by the owner of the adjacent private property would be required. These requirements and considerations appear to make this project unrealistic relative to the planned VBC schedule. In addition, the applicants should be aware that the City has been in discussions for a number of months with an affordable housing developer about City assistance to a potential development on this property. Any such development would be required to provide the desired sidewalk. Planning Commission review is not required.

Project 9: Sebastopol Plaza Painting. Withdrawn.

Project 10: Community Loom, now Community Grief Space. The project description indicates that initially, there would be a ritual or ceremony. No details are provided and should be. This project appears to require a Special Events Permit. The description and exhibits for this project also reference improvements or plantings. A specific proposal is needed before any such project could be authorized. A petition of support, and description of how the project would be accomplished are needed. Planning Commission review of any improvement project would be required.

Project 11: Kids Fairy Gardens. This is similar to an event approved in the prior round of VBC projects, and would ephemeral in nature. A Special Events Permit is required. The project does not appear workable on Apple Blossom weekend. As an event, Planning Commission review is not required.

Project 12: Ives Park Corner. Withdrawn.

Recommendation: Staff recommends that the Commission review and provide comments on the projects that require Commission review, with particular focus on the issues highlighted by Resolution 6037, and provide any other comments that Commissioners may have. Commission comments will be provided to the Public Arts Committee and City Council.

Attachments:

February 17, 2016 VBC project proposals and exhibits
Resolution 6037
Resolution 6012

Resolution No 6037

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SEBASTOPOL ESTABLISHING PLACEMAKING GUIDELINES AND PROCEDURES

Whereas, there has been substantial interest in creating allowances for 'city repair' or 'placemaking' projects; and

The placemaking concept involves community- and neighborhood-based artistic improvement projects, which can include improvements on both public and private property. Projects may be temporary or permanent, and may have functional aspects, or may be purely artistic. In addition, activities may include events. Projects are usually organized under an umbrella non-profit organization that helps ensure that procedures and requirements are met. Generally, works are produced at no public cost and are not intended to generate revenue for sponsors. Rather, the intention is to build community relationships through the neighborhood-based process, and to improve community amenities. The concept also has the potential of building Sebastopol's unique artistic identity; and

In March 2014, the City Council received a presentation describing the type of process used for 'city repair' or 'placemaking' projects, and information about such projects that have been accomplished in other jurisdictions, including creation of a variety of public-oriented artworks and other improvements, and asked the Planning Commission to provide comments on potential policies and procedures; and

The Planning Commission reviewed the matter, and recommended that a simplified process be created for modest neighborhood projects, but that otherwise, generally, existing procedures should be utilized, with the authority of the City Manager to consolidate reviews when a diverse range of projects are proposed; and

At a public meeting on April 21, 2015, the City Council reviewed the Commission's recommendations, considered any public comment, and adopted the following placemaking policies and procedures:

A. *Neighborhood Placemaking Guidelines.* The following guidelines shall apply to modest-scale neighborhood placemaking projects on local streets or their rights of way performed by volunteers, under the sponsorship of an organization or individual that assumes overall liability, and which may provide oversight. Potential projects may include street painting, benches, gardens and similar minor improvements, subject to review and approval by the Public Works Department, with major projects or those involving alteration of utilities requiring other approvals:

1. As needed, City staff shall create guidelines and application forms for this type of permit.
2. It is the City's expectation that Category A placemaking projects will generally occur on an annual basis and will be coordinated by a sponsoring or oversight organization.
3. Complete applications shall be filed with the City at least 90 days in advance of any planned work. Unaffiliated proposals will be directed to participate in the annual process coordinated by a sponsoring organization, to the extent that such an annual process is planned.
4. The established fee for a Single Contractor Encroachment Permit shall apply, however, if sponsored by a community non-profit, such fee may be reduced by the City Manager consistent with established City policy.
5. The applicant shall hold the City of Sebastopol, its officers, agents, and employees harmless from any claims for damages to persons or property, including legal fees and costs of defending any actions or suits, including any appeals, which may result from permitted activity.

21. The applicant shall, at no cost to the City, remove all aspects and/or features of a project when either the permit expires or is revoked.

B. *Other Types of Placemaking Projects.* Placemaking projects not qualifying for Category A permits shall be subject to existing City and State permit application and review procedures.

    1. For example, under the Resolution establishing parameters for placement of monuments and public art on City property, for permanent public art projects, review by the Public Arts Committee and Planning Commission is required prior to City Council review; for projects in public parks, Planning Commission review is required in addition to Council review; for projects on City streets or right of way (other than Category A permits) an Encroachment Permit is required; for events on public property, a Special Events Permit is required; for projects on private property, building permits, Design Review, Temporary Use Permits, a Caltrans Encroachment permit, or other permits may be required.
    2. It is the City's expectation that major placemaking projects will generally occur on an annual basis and will be coordinated by a sponsoring or oversight organization.
    3. Complete applications shall be filed with the City at least 90 days in advance of any planned work. Unaffiliated proposals will be directed to participate in the annual process coordinated by a sponsoring organization, to the extent that such an annual process is planned.
    4. If sponsored by a community non-profit entity, any applicable application fees may be reduced by the City Manager consistent with established City policy.
    5. The applicant shall hold the City of Sebastopol, its officers, agents, and employees harmless from any claims for damages to persons or property, including legal fees and costs of defending any actions or suits, including any appeals, which may result from permitted activity.
    6. The applicant shall provide insurance coverage meeting requirements determined necessary by the City.
    7. The applicant for a permit must provide a petition of support for the proposed intersection, street, public right of way, park, or other City property modifications from area residents, businesses, and property owners. The City shall verify the accuracy of the petition based on reasonably available information.
    8. The applicant for any permit on private property shall provide proof of property owner consent to the planned improvements.
    9. The applicant for a permit must provide a written description of the proposed improvements, including diagrams depicting how the intersection, street, or right of way will look when completed, description of materials proposed to be used, and how the work will be executed. The applicant must demonstrate that the project will be executed in a safe fashion, and as applicable, how the project will improve, or at least maintain, traffic safety and the safety of individuals at or in the vicinity of any affected intersection, and that the project will not create storm water pollution, drainage, accessibility, or other issues.
    10. Any approval of a placemaking project does not exempt the applicant from obtaining any license or permit required by other ordinances for any act to be performed under this permit. Except as stated herein, the permit shall not waive any provisions of any City Ordinance, or provisions of State or other applicable law.
    11. The permit shall not exempt any party from complying with all applicable traffic laws, including laws regarding pedestrians.
    12. The applicant is not authorized to do any excavation, except as specifically identified and approved in the project plans. The applicant shall be responsible for protecting all public and private facilities placed in the public right-of-way, including underground utilities.

Resolution No. 6012

Resolution of the City Council of the City of Sebastopol
Establishing Policies and Procedures
Regarding Placement of Donated Monuments and Artworks on City-Owned Property

A. Introduction.

1. This policy is intended to provide policies and establish procedures for the placement of donated monuments, memorials and artworks in City of Sebastopol parks and on other City-owned property. City parks and other public lands are limited in area and have key community functions. Placement of monuments and artworks is generally secondary to those functions and therefore, such placements will be limited.

2. These policies and procedures are intended to protect the character, values, and functions of City-owned public lands. Given these considerations, some proposed projects may not be accepted.

3. The intent of this Resolution is to provide a structured procedure for the review of proposals for placement of objects in parks and on other City-owned property.

B. Limitation on Purpose, Size and Placement of Monuments and Artworks.

1. Monuments and memorials shall be limited to recognition of events, groups and individuals of historic, cultural, or other significance to the community, and shall be limited to a scale appropriate to the setting. Generally, monuments or memorials to living persons while not encouraged, may be considered, and there should generally be a minimum of five years between an event and its commemoration by a monument or memorial. In addition, generally donors are expected to take responsibility for all design, fabrication, and installation costs, including any modifications to the public property that may be necessary.

2. Donors are encouraged to consider alternatives to traditional monuments or memorials, such as 'living' memorials of trees or other landscaping, park benches, and the like.

3. Monument-, memorial-, and artwork-free zones may be recommended by the Planning Commission or Public Arts Committee and approved by the City Council to protect natural features or the character or function of a park or public area. Generally, the Laguna de Santa Rosa Wetlands Preserve is not considered an appropriate area for placement of monuments or memorials, or artworks, unless the work relates specifically to the history, culture, or ecology of the Preserve and does not substantially impair the character of the Preserve, and otherwise conforms with the content of the policies and procedures of this Resolution.

C. Exemptions.

1. Donations of trees, landscaping, and site furnishings such as benches, tables, drinking fountains, play equipment and the like, which may include small plaques recognizing donors, shall not be subject to the review process set forth herein, unless otherwise determined by City staff or the City Council. Such donations may be subject to other policies or plans, and may require other City approvals such as City staff, Planning Commission or City Council.

2. Permanent placement of monuments, memorials or artworks initiated by the City Council shall be referred to the Planning Commission or Public Arts Committee, as applicable and as determined necessary by the City Council, pursuant to these procedures and policies.

D.Review Criteria. The Planning Commission, Public Arts Committee, and City Council shall consider a number of factors in reviewing placement proposals. Temporary placements may be subject to more flexible application of the criteria. Review criteria include, but are not limited to:

1. Appropriateness of specific location;
2. Compatibility of the proposal with any adopted plan for the public property;
3. Relation of proposal, including concept, design, materials and finishes to character of proposed area of placement;
4. Impact on existing uses and functions in the proposed area of placement;
5. Design quality and scale;
6. Safety and liability issues, including insurance coverage for installation, if applicable;
7. Recognition of events, groups and individuals of historic, cultural, or other significance to the community;
8. Size of proposal relative to area of placement;
9. Proximity to, and density of other existing monuments or artworks in the proposed area of placement;
10. View impacts in, to, or through the proposed area of placement;
11. Generally, if a monument, relevance to the proposed area of placement or to local or other factors of community interest;

12. If an artwork, artistic quality;
13. Appropriateness of item for public display;
14. Intended length of placement;
15. Requested City resources needed for installation;
16. Durability and quality of materials and construction; and
17. Maintenance considerations, including any commitment by the applicant to provide long-term maintenance.

In taking action on proposals, the review body shall make findings regarding relevant review criteria.

E. Application Requirements. Requests for placement of monuments, memorials and artworks in City parks or on other City property shall be submitted to the Planning Department. No fees for such applications shall be required. Applications shall address conformance of the proposal with review criteria. The Department may establish application forms and requirements. The Department shall determine the appropriate review process, including whether the proposal is a 'monument or memorial' or an 'artwork,' or both. The Department shall review requests to ensure adequate information has been provided, and shall refer requests to appropriate City departments for review and comment. Larger installation proposals may require engineered plans or demonstration of Building Code compliance. Applicants are advised that review scheduling will be set by the City, considering project issues, agenda management, and other considerations.

F Committee Review of Permanent Installations.

1. Once the City department review has been conducted, proposals for permanent monuments or memorials on City property shall be referred to the Planning Commission for its review. After considering any presentation from the applicant and any comments from members of the public, the Commission shall make a recommendation, including any appropriate conditions, to the City Council, which shall have final authority to approve, deny, or condition any proposed placement. Applications not recommended for approval by the Commission shall not proceed for City Council consideration unless specifically requested by the applicant. There shall be no fee for such a request.

2. Proposals for permanent placement of artworks on City property shall be referred to the Public Arts Committee for its review. After considering any presentation from the applicant and any comments from members of the public, the Committee shall make a recommendation, including any appropriate conditions, to the Planning Commission, which shall then make a recommendation to the City Council, who shall

have final authority to approve, deny, or condition any proposed placement. Applications not recommended for approval by the Public Arts Committee and/or Planning Commission shall not proceed for City Council consideration unless specifically requested by the applicant. There shall be no fee for such a request.

G. Temporary Installations. Monuments, memorials, or artworks proposed for temporary placement of two years or less shall be subject to the departmental review process set forth herein, but shall only be subject to City Council review using the criteria set forth herein, unless otherwise directed by the Council. The Council may attach conditions to any approval. Given the temporary nature of such installations, it is intended that review criteria be generally more flexible as compared to permanent installations. When the temporary placement period expires, the object shall be removed by the applicant. If an object first approved as temporary is proposed to be made permanent after the temporary placement period, City Council approval shall be required.

H. Maintenance of Monuments, Memorials, and Artworks. Placement applications, including temporary placements, shall address maintenance considerations, and shall indicate any commitment to on-going maintenance, or to repairs or removal should the object be damaged. Generally, the City will not accept donations that create an on-going substantial maintenance burden. The City may choose to accept maintenance responsibilities. Any proposal that incorporates future modifications to the object shall describe such modifications in the application, and the nature and review of such future modifications shall be considered by the approving authorities, and appropriate conditions attached.

I. Ownership and Ability to Repair, Alter, or Remove. Objects permanently placed in parks or on public land shall be under the ownership and control of the City unless otherwise approved or agreed. If at any time, the object is damaged or is in disrepair, or if the City, in its sole discretion, determines it is appropriate to remove the object for other reasons, the City reserves the right to make repairs, or to alter, or remove and dispose of the object at its discretion. If repairs, alteration, or removal are indicated, unless there is an urgent safety situation, the City should first make efforts to contact the person or organization having donated the object to afford them the opportunity to repair or remove the object.

In Council duly passed by the City of Sebastopol City Council on this 2nd day of December, 2014 by the following vote:

Ayes: Councilmembers Eder, GLass, Jacob, Vice Mayor Gurney and Mayor Slayter
Noes: None
Abstain: None
Absent: None

Approved: _____
Mayor

Attest: _____
Mary Gourley, City Clerk

Project Proposals Feb. 17th Updates for the 2016 Sebastopol Village Building Convergence For City Review and Advisement

Thank you for reviewing the preliminary proposal information with such detail. This document is to update the progress for the same projects with some modifications.

In the following document you will find updates in bold with initial information about each project following.

As before, if there are any questions about the following project proposals please contact Sebastian Collet directly rather than the individual project leaders. Sebastiancollet@gmail.com cell: 707-548-7113

CITY PROJECT: 1 – REPAINTING STREET MURALS

We understand that you are asking for an encroachment permit and I imagine it would also qualify for the Events permit. I'm unsure why an encroachment permit would be required this year as I don't believe it was required last year. I also do not see why Planning Commission or Public Arts committee review is necessary for what is essentially upkeep of existing murals.
Outreach and consent from the neighboring businesses of course is important and part of the plan for this project.

1. Did you Participate in the 2014 Sebastopol Village Building Convergence?
Yes, VBC Core

2. Please list names, addresses, phone numbers and email addresses of your core group of leaders (at least 2 people). How do you think each of these individuals will be personally involved (potential role, time commitment, skills offered, etc.)?
Sebastian Collet 707-548-7113 Sebastiancollet@gmail.com
Dana Vallarino

3. Describe your general vision for this project.
Upkeep, repainting of Murals on McKinley St. and Barlow Intersection

4. Where is the potential site located?
McKinley Street and Main Barlow Intersection

5. Do you have a sense of the costs and needs?
Need Street Closure approval, Paint and supplies, Business support.
Probably around $1,000 would cover everything without material donations.

6. To what extent are other neighbors already involved in this vision?
Paintings already exist, some 300 residents participated in the painting of these murals last year. Last year Cittaslow was involved in this project but they declined to play a leadership role this year.

7. Tell us about the project neighborhood:

The Barlow is a new development in Town that creates a new center of town, these paintings help bridge the two town centers.

8. What do you see as the biggest strengths among your community relevant to this process?
We've done it before, repainting will require less work than before.

9. Do you foresee any potential challenges?
Scheduling street closure with local businesses will take a number of conversations. Painting does depend on favorable weather.

10. Do you or your neighbors have specific strengths/skills that pertain to this project?
Painters, and organizers

CITY PROJECT: 2 – NATURE CONNECTION YOUTH HUB

I have no further information from this group other than that they will focus a substantial part of their process at the Grange Hall itself.

1. Did you Participate in the 2014 Sebastopol Village Building Convergence?
Not formally, 1Revolution brought a group of kids together to chalk and enjoy the festivities.

2. Please list names, addresses, phone numbers and email addresses of your core group of leaders (at least 2 people). How do you think each of these individuals will be personally involved (potential role, time commitment, skills offered, etc.)?
Brianna Bohnett - bc.bohnett@gmail.com - 805 798 7318
Paul Lambrecht - paul@1rev.org - 707 827 6202

3. Describe your general vision for this project.
I am very excited to bring nature connection tools to the VBC. I envision a nature connection and youth hub. This means, having an area where we can host games, nature/bird sits, teach skills, map, tie knots, the works. I see it as a vibrant place for kids/teens to go when they're bored, and a place for all ages who want nature activities. I would also like to host a guided walk/hike in one of the local parks.

4. Where is the potential site located?
at VBC and local park

5. Do you have a sense of the costs and needs?
Not much to fund, other than cost of gas if we bring a group out on a nature walk and art materials.

6. To what extent are other neighbors already involved in this vision?
We have 100 or so past 1Rev participants. We want to grow as a community ally for recreation and nature education.

7. Tell us about the project neighborhood:
Everyone!

8. What do you see as the biggest strengths among your community relevant to this process?

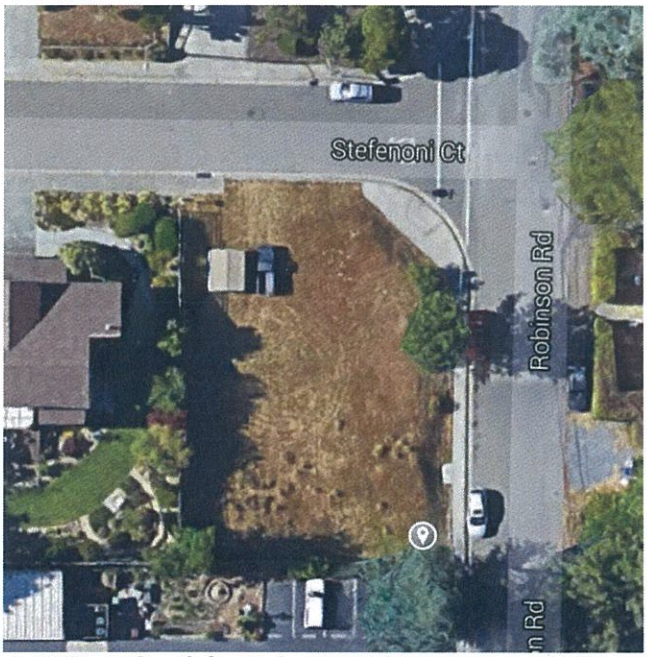
We are engaging to the whole. We would provide questions, games, outlets for people who are beginners in their nature connection/awareness journey but want to learn more. We bring in "Nature" to our place as part of our community.

9. Do you foresee any potential challenges?
Gaining people's interest

10. Do you or your neighbors have specific strengths/skills that pertain to this project?
We are Wilderness Guides who work with all ages by profession to keep people safe and stoked on nature and learn from group process.

CITY PROJECT: 3 – ROBINSON ROAD

This group is well organized and planning to focus on an installation on private property on the corner of Stefenoni Ct. and Robinson Rd. The installation will be converted phone booth that will contain books for exchange. There will also be a small bulletin board associated with this. On Saturday the 23rd of April they plan to have a block party on Stefenoni Court.



1. Did you Participate in the 2014 Sebastopol Village Building Convergence?
Yes! Ash, Daniel, Jeanna, Maggie, and Sebastian were on the VBC Core team. Marty was the lead organizer for Cittaslow's street painting project.

2. Please list names, addresses, phone numbers and email addresses of your core group of leaders (at least 2 people). How do you think each of these individuals will be personally involved (potential role, time commitment, skills offered, etc.)?
Maggie Fleming, 696 Robinson Rd, 707-791-0266, co-organizer. I'll schedule organizing meetings and keep the project moving forward and on schedule.
Sebastian Collet, 740 Robinson Rd., Phone: 707-548-7113, email: sebastiancollet@gmail.com, help with Architectural/Construction plans. He'll contribute a few hours a week, as necessary to

see this succeed.

3. Describe your general vision for this project.
We will be creating a place for our neighborhood to interact and gather. The project will include a corner kiosk (perhaps with a bulletin board and/or sharing library). The project may also include 1 or more street paintings. We plan to maintain and add to this project through VBC participation in years to come.

4. Where is the potential site located?
The site we're considering for the kiosk could be on private property (the edge of a lot at the intersection of Robinson & Stefenoni). Or it may end up being on the public side walk on that intersection if we are able to get City permission. The two sites were are considering for the mural are the Robinson & Stefenoni intersection and the Robinson and Leeland intersection.

5. Do you have a sense of the costs and needs?
The largest cost will be the paint if we do the street painting. The kiosk could likely be made primarily with reclaimed materials, though we may need to invest in some materials as well. We will seek donations from neighbors, host 1 or more fundraising events, and seek donations from local businesses. Several members of the group are skilled in fundraising and hosting fundraising events.

6. To what extent are other neighbors already involved in this vision?
We have sent out an initial email to the neighborhood email list inviting ideas. We hosted 1 meeting with individuals that expressed interest in helping organize the project. We plan to host a larger neighborhood gathering at the end of January/beginning of February to invite more input and ideas from neighbors.

7. Tell us about the project neighborhood:
The neighborhood is a rural road within walking distance of downtown Sebastopol. There is a mix of residences including an apartment complex, a cohousing community, family houses, and there will soon be a transitional housing center for homeless men recovering from addictions. The street also included St. Stephen's church, which is home to the West County Seed Bank and a local food pantry. There is a mix of residents who have lived there for many years (in some cases, generations) as well as some newer families. There have been previous neighborhood organizing efforts related to the transitional housing and speeding issues. We hope this project will deepen relationships within the neighborhood and bring more neighbors into contact with each other on a more regular basis.

8. What do you see as the biggest strengths among your community relevant to this process?
We have extensive experience with the VBC and place making. Two Acre Wood Cohousing and St. Stephen's both have spaces for meeting and events related to our project. The location is ideal as there is a fair amount of foot traffic (particularly dog walkers). This project is also in a great location to build on for partnerships for future VBC projects (especially St. Stephen's church and the Burbank Heights senior apartments).

9. Do you foresee any potential challenges?
One challenge we discussed is how to maintain an exchange station so that people don't leave mattresses and other unwanted items. Another challenge may be coming up with a design for a street painting that everyone agrees on.

10. Do you or your neighbors have specific strengths/skills that pertain to this project?
Yes, we have neighbors with experience in architecture, design, building, permaculture, facilitation, consensus, teaching, art, mural design & painting

CITY PROJECT: 4 – CITY BIKE LANES – NOT MOVING FORWARD

CITY PROJECT: 5 - LELAND STREET FARMS

Location Map below for location on Leland, See Exhibit A for updated project details.



1. Did you Participate in the 2014 Sebastopol Village Building Convergence?
no

2. Please list names, addresses, phone numbers and email addresses of your core group of leaders (at least 2 people). How do you think each of these individuals will be personally involved (potential role, time commitment, skills offered, etc.)?
Nancy Prebilich
707-477-0879
nancypreb@gmail.com

Daniel Swid 7565 Bodega Ave.. 95472 408-458-6480 da.swid@gmail.com

3. Describe your general vision for this project.
Inspired by the tea station built by the Portland VBC, we would like to build a solar powered, "self serve," tea station and information board at Leland Street Farms. Already an established hub visited by hundreds of people each year, a tea station and information board will: 1) greatly enhance the social experience of regular visitors who come to the farm each day 2) further encourage speeding traffic to slow down due to increased activity 3) provide much-needed relief to the property owner who's day is routinely interrupted by answering inquiries 4) facilitate a means by which neighbors can help donate to the needs of the community farm.

4. Where is the potential site located?
The site is on private property and would include both the north and south sides of Leland Street at the intersection of First Street, where neighbors already routinely gather to visit the animals.

5. Do you have a sense of the costs and needs?
As the farm is already a notable destination for many in the downtown community, and considering that the farmer is the subject of an internationally acclaimed feature documentary film about farming (for which a sequel project is in the works), we feel confident that this project will have no problem in garnering the necessary fundraising support.

6. To what extent are other neighbors already involved in this vision?
Leland Street Farms is already a collective effort and includes 4 adjacent properties, serves approximately 30 neighborhood children, and intimately interfaces with approximately 50 households. Throughout the summer months "Sunday Suppers" are held nearly every weekend, hosted by the property owner, and attended by up to 40 attendees. During the school year, students from Reach and SunRidge Charter Schools regularly make the farm their destination. Expanding, developing, helping the farm/farmer is an on-going expressed concern, as is encouraging activity on this well-traversed road in order to alleviate the speeding traffic that routinely uses Leland St. as a short-cut.

7. Tell us about the project neighborhood:
There is most definitely a sense of local culture as Leland Street Farms is owned and operated by fifth-generation Sebastopol resident and seasoned rancher, Nancy Prebilich. Surrounded by single family homes and within a half mile of four elementary schools, Leland Street is frequented by mothers with strollers, young children walking to school, teens, and seniors. School children use Nancy's porch as a meeting spot before walking to school together. They use private access between multiple properties and are welcome to hang out in the field, play in the creek, and spend creative time after school. They ride the horse around the neighborhood, help tend to the animals, and volunteer for school credit. There are at least 20 households who save their kitchen scraps to feed to the pigs on a regular basis. There are "old Sebastopol" residents who welcome the agricultural posterity, as well as "new Sebastopol" residents who relish the trendy, hip, seemingly nouveau, novelty. Seniors from Burbank Heights use Leland Street to walk to town instead of braving the busy highway, but stop to say high to the animals, while "Sebastopol Walks" has made it a notable route. One neighbor recently went from renting two doors to the east of Leland Street Farms, to buying directly next door to the west.

8. What do you see as the biggest strengths among your community relevant to this process?
Visibility and Accessibility.

9. Do you foresee any potential challenges?
No.

10. Do you or your neighbors have specific strengths/skills that pertain to this project?
The neighborhood is surrounded by professionals and includes all of the above examples. Nancy is a modest but competent builder.

11. If we were to offer trainings, which of the following would you be interested in?
All of the above

12. How would you like involvement/assistance from VBC organizers in this process? Where do you see needing the most support in completing this project (materials, volunteers, training)? Do you understand the roles and responsibilities of you as the neighborhood group and of us as the VBC Organizing Committee? Any questions you have for us?
Design, and fundraising/collecting materials.

13. Anything else we should know?

Nancy Prebilich is the subject of the internationally acclaimed documentary film, "On Her Own." It is possible that this project is incorporated into a follow-up docu-series that would help lend visibility to the progressive work of VBC and the City of Sebastopol.

CITY PROJECT: 6 – NATURAL LOG HIVES

See Exhibit B for updated details

1. Did you Participate in the 2014 Sebastopol Village Building Convergence?
Yes....
2. Please list names, addresses, phone numbers and email addresses of your core group of leaders (at least 2 people). How do you think each of these individuals will be personally involved (potential role, time commitment, skills offered, etc.)?
My Team:

Dave Harris - 415-744-4045

Patricia Algara- http://baselandscape.com/

Michael Joshin Thiele- http://gaiabees.com/

3. Describe your general vision for this project.
We are going to place 3 Natural log hives in key locations in and around Sebastopol. The hives will be constructed at Chimera by hollowing them out with chain saws and then trucked to the places to be installed.

The following video demonstrates the process:
https://www.youtube.com/watch?v=28R67u-4efs

4. Where is the potential site located?
Final locations are yet to be determined. It will be necessary to place the hives in areas where the bees will be safe from intruders and have plenty of access to pollinator plants. At this time we are considering one hive at Ives Park, another at Laguna Park and one at my house at 291 Watertrough rd... A forth possible addition might be the Luther Burbank Botanical Garden.

5. Do you have a sense of the costs and needs?
I will finance it myself. - However I may solicit funds from my team member, Paricia's non profit and bee community. "With Honey in the Heart"

https://www.facebook.com/noworneverforpollinators/?pnref=story

6. To what extent are other neighbors already involved in this vision?
None

7. Tell us about the project neighborhood:
City parks and a private residence. Bees bees bees bees bees bountifully buzzing around town spreading their love in a beautiful way! Besides that these log hives are aesthetically pleasing to look at...

8. What do you see as the biggest strengths among your community relevant to this process?

Expert knowledge about bees and natural bee keeping...

9. Do you foresee any potential challenges?
Theses hives will be installed as "Natural Hives"... No honey will be harvested, the hives will not be treated mites, propolis will be sprayed to attract a local queen from the area. This may be challenging to attract a queen, this is only challenge, however I have very experienced people working with me who are expert at this process.

10. Do you or your neighbors have specific strengths/skills that pertain to this project?
My two team members have huge resumes, best just to look at their websites.
Patricia Algara- http://baselandscape.com/
Michael Joshin Thiele- http://gaiabees.com/

CITY PROJECT: 7 – LIBBY PARK GREEN PATH

See Exhibit C.

1. Did you Participate in the 2014 Sebastopol Village Building Convergence?
I helped paint a little on McKinley

2. Please list names, addresses, phone numbers and email addresses of your core group of leaders (at least 2 people). How do you think each of these individuals will be personally involved (potential role, time commitment, skills offered, etc.)?
Jonathan Greenberg 707-829-2022
AJ Levis 707-861-0669
Kai Lewis 707-758-3699

3. Describe your general vision for this project.
BROOKHAVEN PARK GREEN PATH (BPGP)
Build a green green path through Brookhaven (BPGP) park connecting the Pleasant Hill Ave N. sidewalk to the end of Washington Avenue so that people can walk through the park and enter the area via sidewalk instead of mud and wet grass, and so people in wheelchairs, and baby strollers can have the park more accessible to them. Potential inclusion of bench or small info station/kiosk.

4. Where is the potential site located?
Brookhaven park connecting the Pleasant Hill Ave N. sidewalk to the end of Washingon Avenue

5. Do you have a sense of the costs and needs?
Yes; A.J. is a contractor and Kai and Jonathan can assist with the labor. We are looking at "Terra Pave" material for the pathway and edging. This is a time-proven environmentally friendly material that is made of decomposed granite and plant resins. We estimate that to pave 200 feet of walkway three feet wide will cost about $10 a square foot of material, meaning a budget of about $6,000, with a small part of it going to equipment rental, and labor being provided by us, and our neighbors, and the group, for free.

6. To what extent are other neighbors already involved in this vision?
Kai and Jonathan live on the pleasant hill ave n. side of the park'; our neighbor Rosie is 88 years old and AJ/'s mother Shirley is 92 years old and live son the other side of the park and both have trouble walking through this connecting area

7. Tell us about the project neighborhood:

Local friendly diverse community with both young children and very elderly people nearly all of whom walks places everyday

8. What do you see as the biggest strengths among your community relevant to this process?
A love of walking, a love of this park, and a widely shared desire to assist in making our city more pedestrian friendly and more accessible for strollers, wheelchairs, the disabled, the elderly, and cyclists.

9. Do you foresee any potential challenges?
Local city ordinances requiring expensive studies might be challenging. Beyond, that, there may be a tree root or two in the pathway area.

10. Do you or your neighbors have specific strengths/skills that pertain to this project?

A.J. Levis' West Coast Contracting A-Z will volunteer his time and expertise to be the lead planner and solution designer for this project. AJ will also provide expert labor.

Kai Lewis assisting with manual labor on construction priojects.

Jonathan Greenberg can help with writing the proposal, advocating for it and advancing it through the community and local government. He can also assist with the labor, possibly with the assistance of his 11 and 9 year old sons.

We believe that other friends and neighbors in the area will assist in construction if this project is given a green light. These might include some of the more mobile seniors at Burbank Housing.

CITY PROJECT: 8 – BODEGA AVENUE EAST-WEST PATHWAY

See Exhibit D

1. Did you Participate in the 2014 Sebastopol Village Building Convergence?
I helped paint a bit at Mckinley

2. Please list names, addresses, phone numbers and email addresses of your core group of leaders (at least 2 people). How do you think each of these individuals will be personally involved (potential role, time commitment, skills offered, etc.)?
A.J. Levis
Jonathan Greenberg 707-829-2022
Kai Lewis

3. Describe your general vision for this project.
The Bodega Avenue East-West Pathway
About 20 yards west of Gold Ridge, the Bodega Avenue sidewalk abruptly ends. It sends pedestrians and cyclists over a muddly, highly challenging, dark walkway, or directly into 35 mph traffic . With no sidewalk across the street, this situation makes the nearest shopping and food places for hundreds of residents, and all the seniors and disabled at Burbank Housing, virtually inaccessible.

Making our city more pedestrian friendly and more accessible for strollers, wheelchairs, the disabled, the elderly, and cyclists will deliver an important benefit to our neighborhood, and city, both socially and ecologically.

4. Where is the potential site located?
North side of Bodega avenue between Gold Ridge Road and Pleasant Hill Avenue North.

5. Do you have a sense of the costs and needs?
We do not have the resources to fund the project. The City recently learned that $200,000 that had been earmarked from this year's capital improvements budget would not be used for a Highway 116 bike trail that was cancelled. While $50,000 of these funds was voted for designing bike trails, the rest is available. We believe that a community-focused project to improve this area and make it accessible to most woud cost about $50,000, and we would ask the city to fund this. In past conversations, the City has suggested that a more ambitious sidewalk shoulder extension would cost $150,000. With the group and volunteers, we think this could be effectively built for one third that amount.

6. To what extent are other neighbors already involved in this vision?
Nearly all of our neighbors who walk or live at Burbank Homes see this need, though nobody is working on it actively because the city has not moved on it.

7. Tell us about the project neighborhood:
This is one of Sebastopol's most diverse neighborhoods, in terms of age, economic background, and ethnicity.

8. What do you see as the biggest strengths among your community relevant to this process?
Making our city more pedestrian friendly and more accessible for strollers, wheelchairs, the disabled, the elderly, and cyclists is a widely shared intention.

9. Do you foresee any potential challenges?
Yes; budget and city approvals and codes

10. Do you or your neighbors have specific strengths/skills that pertain to this project?
AJ Levis is a professional contractor with decades of experience in projects like this one. Kai has done a fair amount of construction work.

Jonathan Greenberg can help with writing the proposal, advocating for it and advancing it through the community and local government. He can also assist with the labor, possibly with the assistance of his 11 and 9 year old sons.

We believe that other friends and neighbors in the area will assist in construction if this project is given a green light. These might include some of the more mobile seniors at Burbank Housing.

CITY PROJECT: 9 – SEBASTOPOL PLAZA PAINTING- Cancelled

CITY PROJECT: 10 – COMMUNITY LOOM has evolved into a Community Grief Space

We recognize that this is a dramatic evolution/departure from the community Loom though it is though it is a weaving of willow and a space for community to come together and process grief. The site being proposed is at the Laguna near the Peace Garden. What the group expects to accomplish during the VBC is a ritual or ceremony around grief, and eventually some sort of living temple space beyond this Village Building Convergence.

See Exhibit E for more information.

CITY PROJECT: 11 – KIDS FAIRY GARDENS

I am surprised to hear that the fairy gardens require a petition of support, an events permit, Public Arts Committee Review and especially Planning Commission Review. I am submitting some photos from last year as requested. See Exhibit F for Fairy.

1. Did you Participate in the 2014 Sebastopol Village Building Convergence?
Yes -- School Garden Network hosted the Fairy Garden project at Ives Park.

2. Please list names, addresses, phone numbers and email addresses of your core group of leaders (at least 2 people). How do you think each of these individuals will be personally involved (potential role, time commitment, skills offered, etc.)?
Maggie Fleming, Maggietfleming@gmail.com, 707-791-0266. Maggie will take the lead in coordination for the application.
Other individuals from the School Garden Network will coordinate and implement the project.

3. Describe your general vision for this project.
This will be a repeat of our previous project. We will read a story about fairy gardens and encourage participants to make their own fairy village. We will provide some natural materials for construction and participants may bring or source other natural materials from the site. The installation will be temporary as the materials will all be biodegradable. The project will benefit the community by connecting children to the local park and supporting their creativity.

4. Where is the potential site located?
Redwood grove at Ives park

5. Do you have a sense of the costs and needs?
No costs are needed for this project. We have the book and materials will be scavenged.

6. To what extent are other neighbors already involved in this vision?
There has not yet been neighborhood involvement in the project. Last year, we involved local schools in helping promote the event.

7. Tell us about the project neighborhood:
We imagine the demographic of this neighborhood reflects the broader Sebastopol demographics. This project will encourage individuals to utilize our public parks.

8. What do you see as the biggest strengths among your community relevant to this process?
We have the network for event promotion and past success.

9. Do you foresee any potential challenges?
The only challenge we see is that rain or poor weather may lower participation on the day of the event.

10. Do you or your neighbors have specific strengths/skills that pertain to this project?
Yes -- we have individuals skilled in working with children.

CITY PROJECT: 12 – IVES PARK CORNER – CANCELLED

Thank you for taking time to review and advise us on these community building projects!

Exhibit A – Project 5

Village Building Convergence Place-making Project:
"Leland St. Farm" Community Coffee/Tea Stand & Information Kiosk

Submitted by:
Nancy Prebilich & Daniel Swid

Project A: Community Coffee/Tea Stand

Over the past two years, "Leland St. Farms" has increasingly become a walking/bicycle destination for local residents and their guests. Attracting visitors of all ages, the daily interaction with the local farm animals has proven to be both educational and therapeutic as friends, neighbors, and visitors come together to share in an experience rarely seen within an "urban" setting. Not only has it organically become a community gathering spot, the increased foot traffic and activity has given way to a dramatic reduction in high-speed vehicular traffic. To further nurture the positive attributes of the farm and increase road safety, the community has demonstrated overwhelming support for a "Coffee/Tea Stand."

We have selected a location on the southeast street-side corner of the property owned by Nancy Prebilich (7600 Leland), where there currently stands a small shed next to a chain-link fence and a steel-plate covered drainage ditch. We have selected this sight for a number of reasons: 1) it is close to the Leland/First St. intersection and visible from Jewel Ave. 2) it provides a quiet protected space with a scenic view of the farm animals on the corner of First/Leland St. 3) while additional temporary seating my be added, the fence-line to the west must remain accessible for private vehicle access 4) beautification of the current industrious structure.

Nancy has offered to maintain the coffee/tea stand, utilizing her private shed as the central housing for electricity, service, and supplies. In exchange, the VBC will assist Ms. Prebilich in bringing electricity from her home to the shed by preparing the trench from the house, through the field, across the footbridge, and to the shed. VBC will also help to construct a community bar seating area. As illustrated in the attached photos, the VBC will build a 9'(L) x 4' (H) x 2' (W) covered café bar with attached stool seating in place of the existing chain link fence. The unit will utilize the existing galvanized pipe that currently supports the chain link and will be one cohesive unit so as to not interfere with access to the drainage ditch cover plate.
(See photos A-F2.)

A. Example design



B. Attached Seating



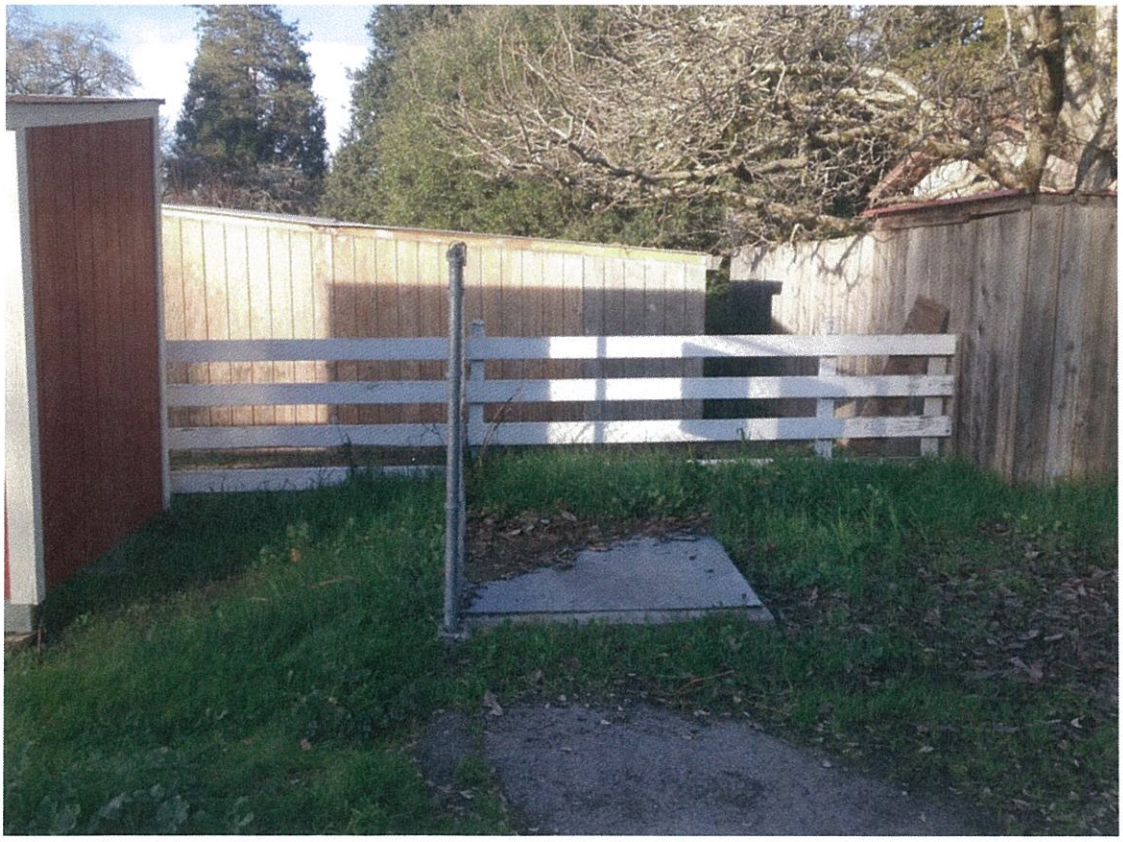
C. Utilization of old farm equipment as design elements



D.



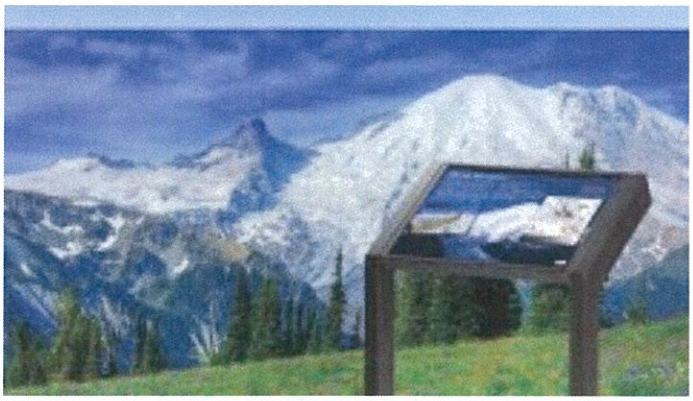
E.

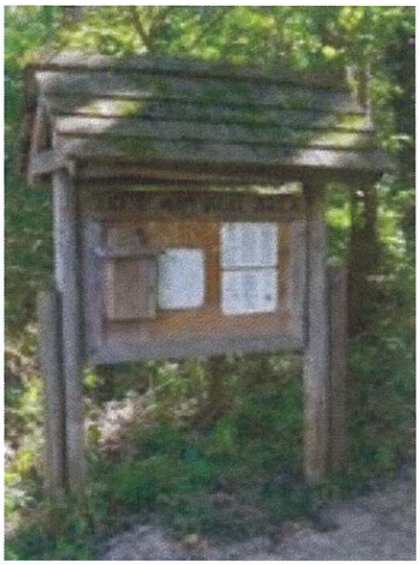


F. 

Project B: Information Kiosk

The community would like to see an informational kiosk that will replace the existing "Calder Creek" sign with something that is more aesthetically congruent with the natural surroundings, while also providing information on the local area history and up-to-date information on the farm animals (names, breeds, uses, etc.) and activities. The kiosk will stand approximately 5' tall with a pitched roof and a low, slightly tilted, glass-covered information box at about 3'. The rustic wood framing will allow enough space on one side to duplicate the image and text of the current "Calder Creek" sign. Neighbor and local artist, Joan Murray, has agreed to do the artistic rendering and wood carving. Ms. Prebilich will curate the kiosk. (See photos G-I)

G. 

H. 

I. 

PROJECT 6

Exhibit B

Wild Honey Bee Nesting Habitat
Laguna Wetlands Preserve

Introduction

This guide is intended to provide the City of Sebastopol with information on the location and installation of a wild honey bee nesting habitat in a somewhat remote area of Laguna Park. [See Fig. 1] The date of installation will be during the Village Building Convergence in April 2016. The term "nesting habitat" verse "bee hive" is appropriate to describe the shelter to be installed as the term bee-hive carries an idea of honey harvesting, no service or harvesting of the nest will occur. The purpose of installing a nesting habitat for bees will be to attract Apis Mellifera to the park and provide a natural range for them to thrive without human interaction.

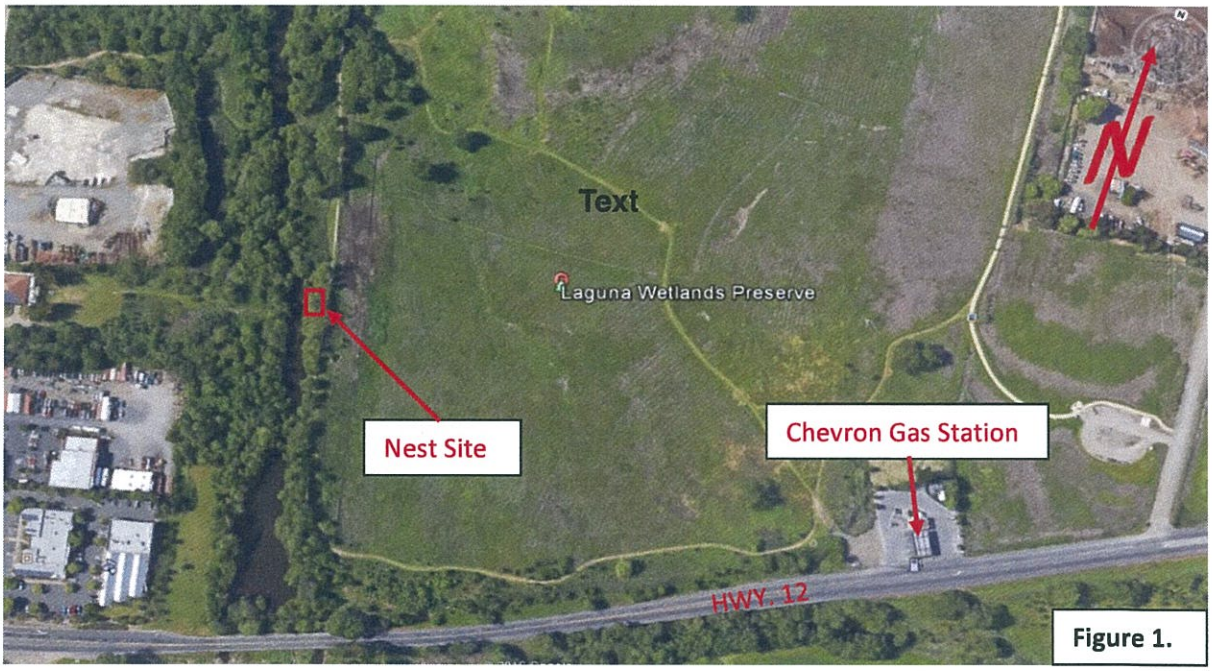


Figure 1.

Location Selection

Great care was taken to identify an ideal tree to place the nest in. The nest to be installed will be a single hollowed out log secured horizontally in the crux of a tree, no maintenance, service or harvesting of the bee's byproducts will take place. The site selected is on the edge of a meadow in a wooded area, near water, away from traffic, food smells, and out of the direct path of travel through the park. [See Fig. 2]

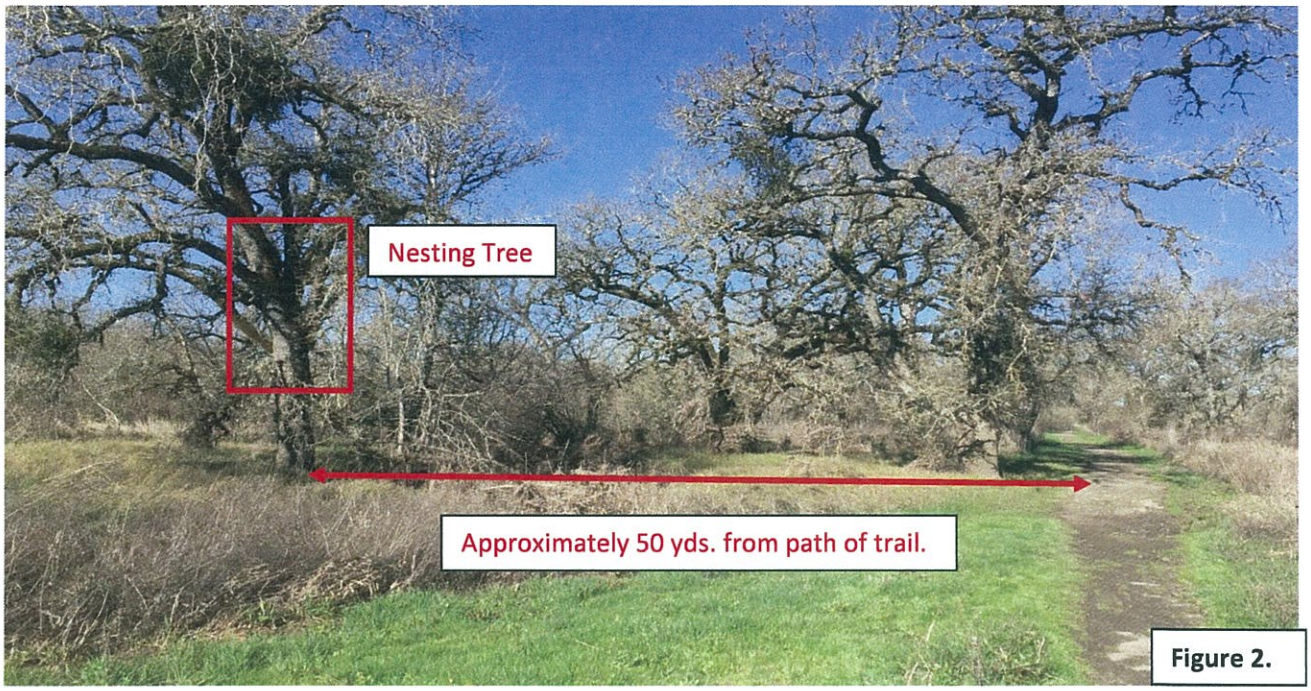


Figure 2.

Installation Specifications

In the natural world bee's nests vary greatly in size and material quality. The design best suited for our Laguna Park installation will be a 10 gallon size nest, which is essentially two 5 gal. buckets sitting end to end. The nest is constructed by hollowing out a 10" core of an 18" diameter log and capping the ends with hatches. [See Fig. 3] The ideal wall thickness is



Figure 3.

4" of wood frame to provide optimum insulation and strength with two to three ¾" dia. holes drilled through the sides for bee access. Depending on the type of wood used, the nest might weigh up to 200lbs. The nest will be placed approximately 15ft.

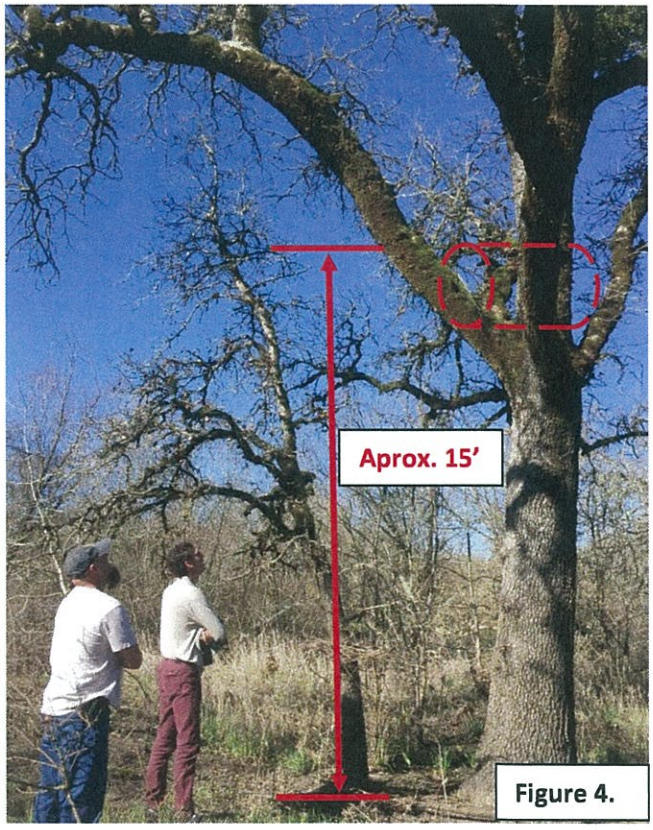


Figure 4.

off the ground. [See fig. 4] It will be necessary to drive a pick-up truck to the installation site and hoist the nest into place by rope and pulley. To minimize impact from vehicles, no boom trucks are to be used, only a single pick-up truck driven to the tree's location one time.

Finalized Project

On completion of the project an experienced apiarist will apply a special mixture of propolis as necessary to attract a queen. Once bees move into their new home the nest will provide a home for wild pollinator insects unfettered by animals and humans for many years to come. [See fig. 5]

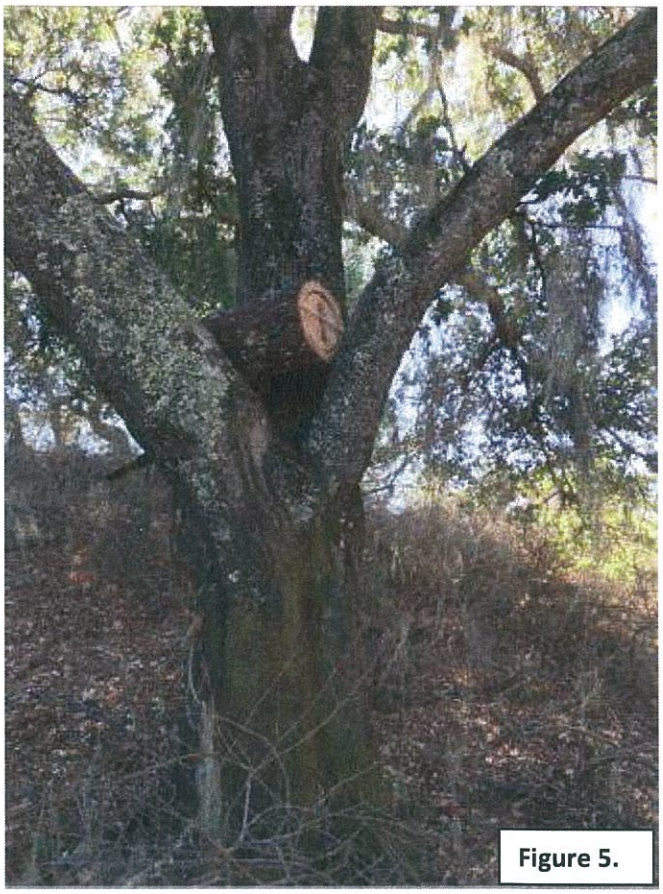


Figure 5.

Exhibit C

PROJECT 7

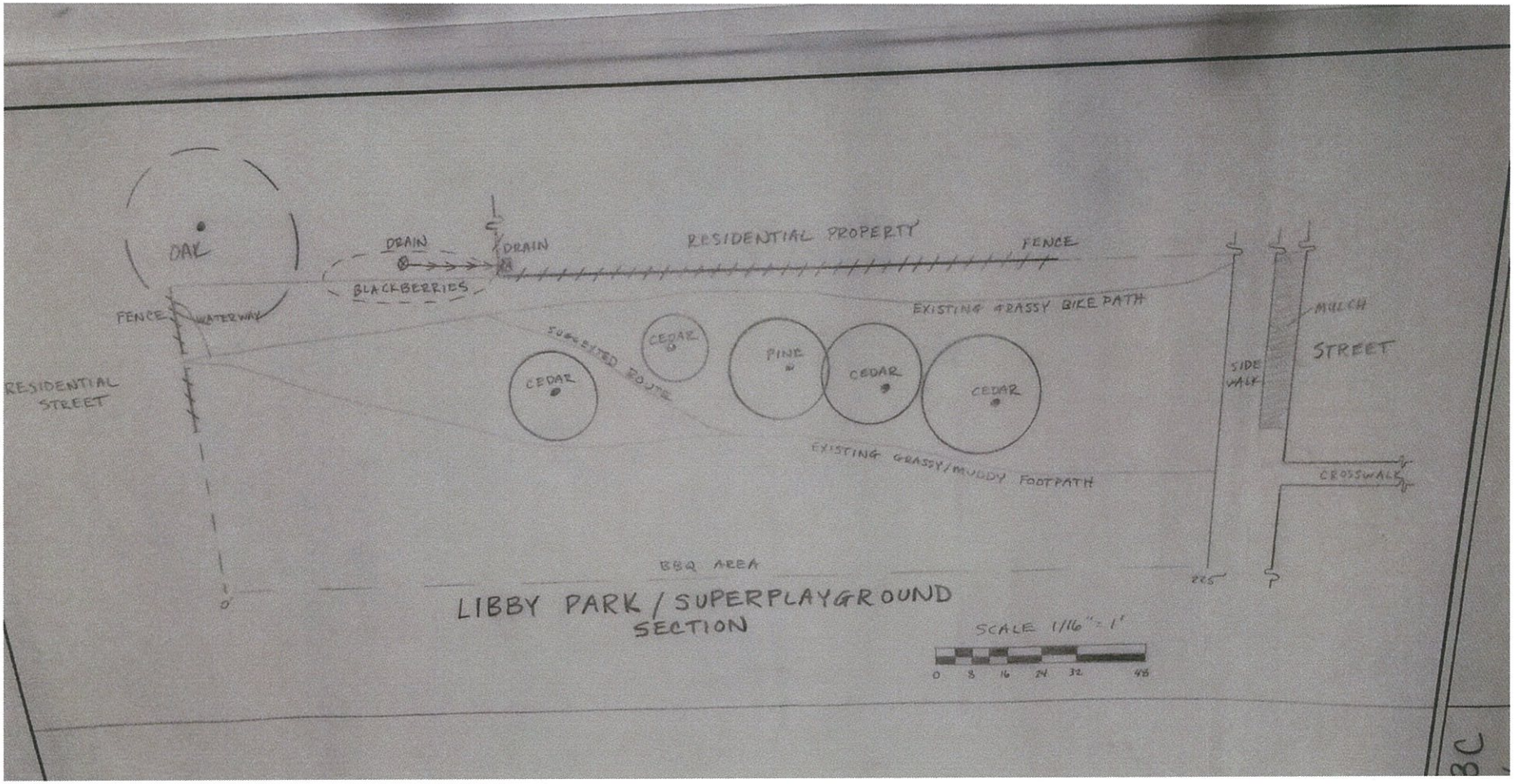


3-4" deep
3-4' wide
Compacted Base to Match

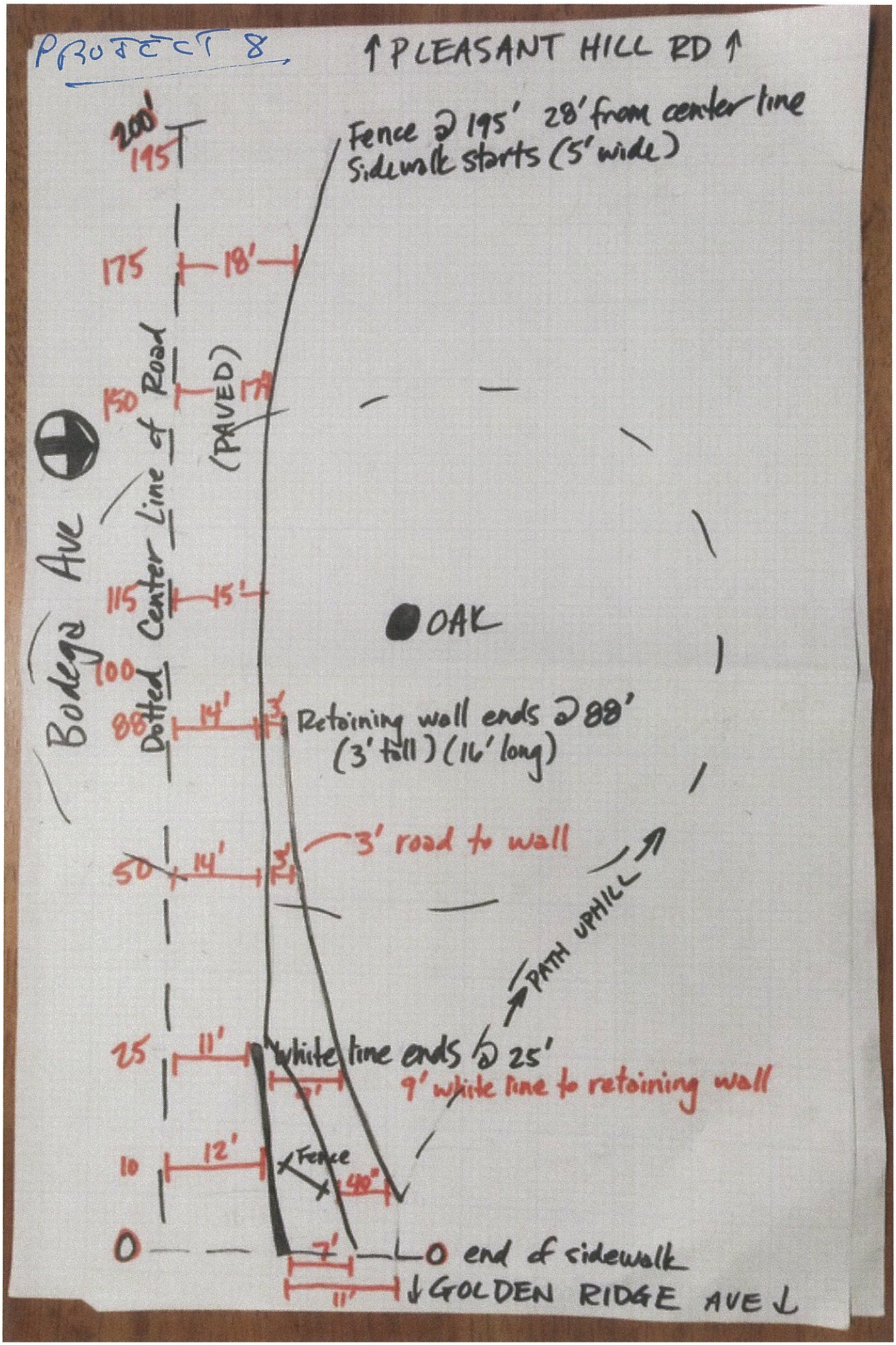
improved drain access

(E)

Location approximate


OAK
DRAIN
DRAIN
RESIDENTIAL PROPERTY
FENCE
BLACKBERRIES
FENCE
WATERWAY
EXISTING GRASSY BIKE PATH
MULCH
STREET
SUGGESTED ROUTE
CEDAR
CEDAR
PINE
CEDAR
CEDAR
RESIDENTIAL STREET
SIDE WALK
EXISTING GRASSY/MUDDY FOOTPATH
CROSSWALK
BBQ AREA
0
225
LIBBY PARK / SUPERPLAYGROUND
SECTION
SCALE 1/16" = 1'
0 8 16 24 32 48

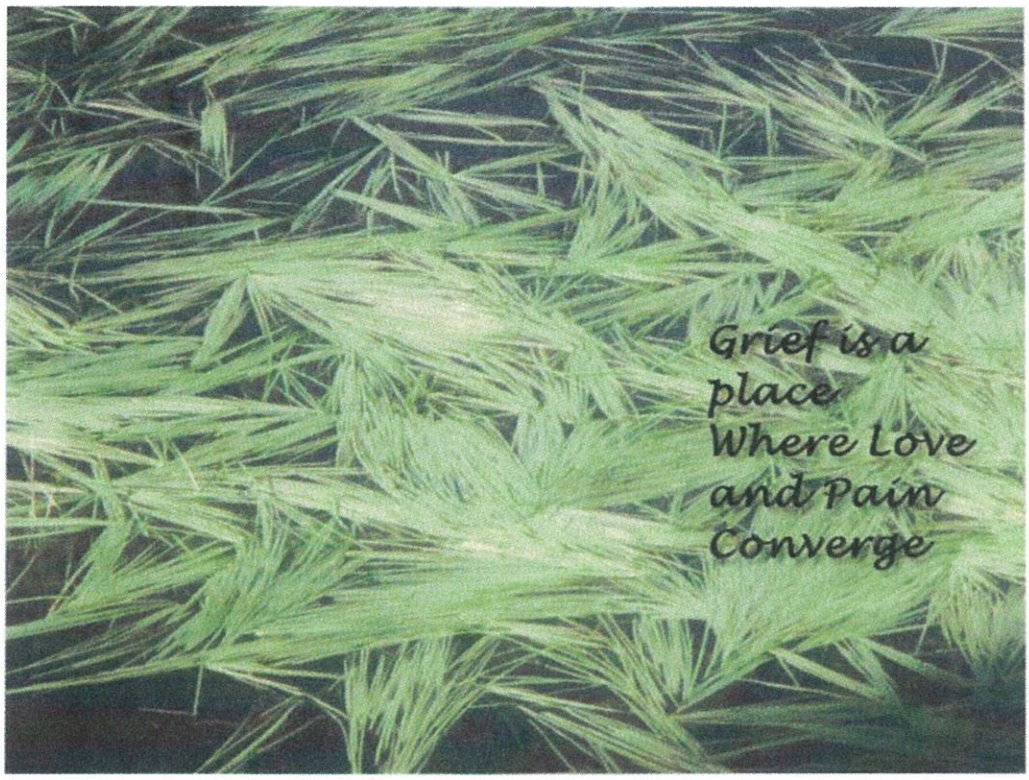
PROJECT 7


PROJECT 8
↑ PLEASANT HILL RD ↑
200'
195'
Fence @ 195' 28' from center line
Sidewalk starts (5' wide)
175
18'
150
17'
Dotted Center Line of Road
(PAVED)
Bodega Ave
115
15'
OAK
100
88'
14'
3'
Retaining wall ends @ 88'
(3' tall) (16' long)
3' road to wall
50
14'
3'
PATH UPHILL
25
11'
White line ends @ 25'
9' white line to retaining wall
10
12'
Fence
0
7'
end of sidewalk
11'
↓ GOLDEN RIDGE AVE ↓


SIGNAL
AHEAD



PROJECT 10



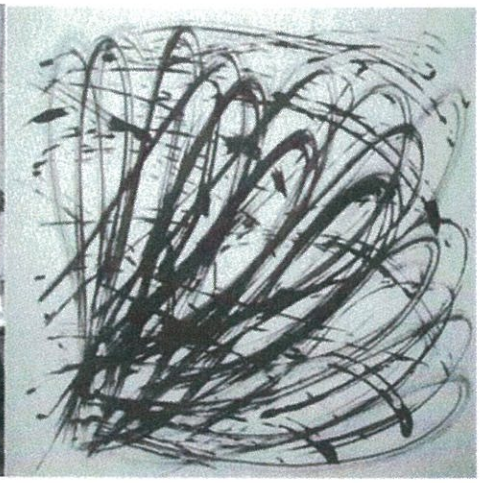
GRIEF PASSAGE
HEALING LIFE GARDENS
VILLAGE BUILDING CONVERGENCE



Art therapy and Botanical Interplay

This labyrinth is at the Teen Center on Morris Drive in Sebastopol, CA. It is a memorial to honor "young lives lost to the strife and troubles of our time".





HEALING LIFE GARDENS



Concepts

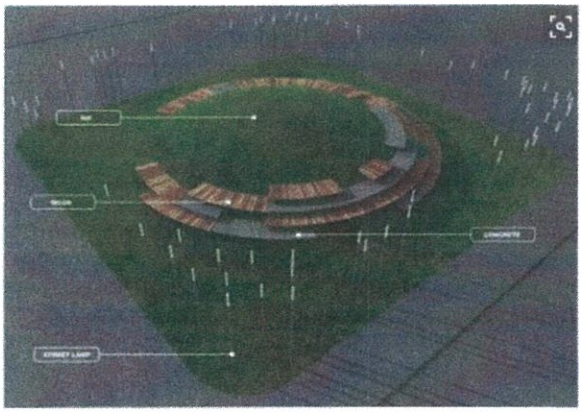
The Laguna park and environs in the vicinity of the Sebastopol Teen and Community Center is one of Sebastopol's ongoing focal points for gatherings of all kinds. From music and dance venues, civic functions, festivals to memorial gatherings, the spectrum of experiences is held in this rich nature environment.



The existing site offer an ample variety open spaces, trails, parking, restroom facilities and many other supporting amenities.



There is a network of exiting improved walks and primitive / informal trails that connect human site arrival points to the variety of features and experiences that can be encountered here. Experiences can range from moments in contemplative solitude to collective celebration. The site has hosted various rituals and gatherings that reflect upon and deepen our personal experience of life, its comings and goings, our relationships and awakened presence.







Rites of Passage

Grief is both a personal and collective experience. Grief touches us all at various points in our journey. Whether mourning personal loss or experiencing the state of the world, feelings of grief are something that touch all of us.



EXAMPLES:





Willow Sculpture

Living willow structures or fences use live cut rods or withies, which are inserted in the ground and take root.

The Auerworld Palace

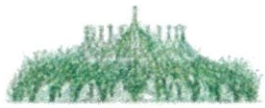
Architect Marcel Kalberer and his group, Sanfte Strukturen, re-envisioned the way living building materials and techniques can be used to design modern spaces - with willows.

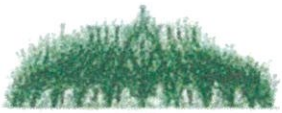


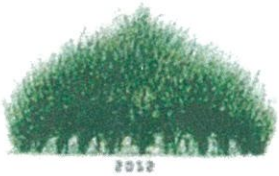










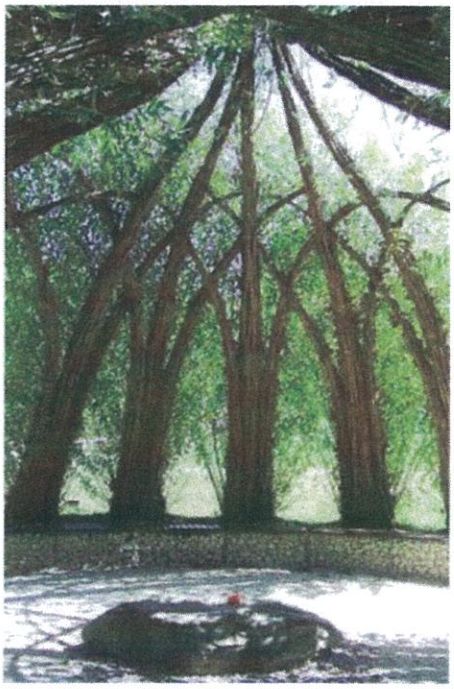








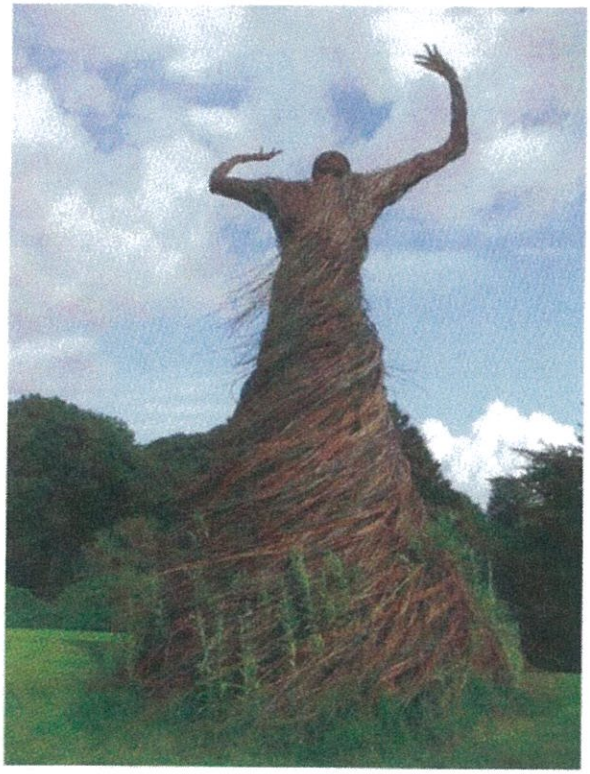




Willow Sculpture

Willow sculpture may use green wood but the rods are not planted. Such sculptures should be preserved (with non-toxic methods) where outdoor art is to last more than five years.





Sculpture could be added over time as part of a walking, contemplative experience.

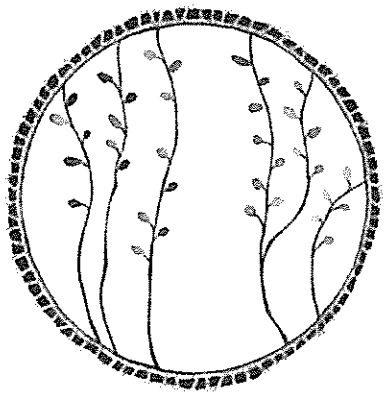
Along the path, just as in life's journey, special places invite us to pause, reflect, seek solitude, embrace connection with others, in the ebb and flow of experience.







Something as simple as sitting
Peacefully among flowers
Gently holding us
all that is present
heals



PROJECT 61





