

LAND & PLANT GUIDING PRINCIPLES

Landscape and land stewardship concepts for programming and amenities are to develop an agricultural focus in line with native ecology, guests, lifestyle, and a culinary experience, all while living lightly on the land:

- Conservation and Restoration Hospitality
- Botanical integration- Expanding people's understanding and appreciation of plants
- How plants work and how people work with plants

ECOLOGY / BIODIVERSITY

- Ecology encompasses a cornerstone of the project vision with the ultimate goal of creating a thriving, diverse interplay between native habitats and restoration agricultural systems.

CONSERVATION HOSPITALITY

- Although excellent regional examples do exist, highly diverse native plant collections are uncommon throughout California and typically limited to private collections and designated botanic gardens.
- By dedicating significant space to developing a diversified collection of native plant species adapted to the coastal area, the project can demonstrate the rationale for integrating genetic preservation, conservation, restoration, and food production into a hospitality model.
- Developing a biodiverse plant collection will help achieve the project's overall vision while providing a source for plant material and a continuous resource for education and participation in the local community.

ETHNOBOTANY

- A landscape emphasis on native flora and useful plants highlights regional, cultural and ecological history through applied ethnobotany.
- Ethnobotanical themes will be integrated into landscape, culinary and wellness experiences as well as horticulture, restoration/conservation, and community educational initiatives.
- Ethnobotany can be explored and integrated into guest programming and amenities across a wide range of interests and activities including:
 - food
 - medicinal plants
 - pre-colonial land-use
 - environmental stewardship
 - resource management
 - agriculture

CONSERVATION

- Not only will the project strive to represent and embrace California native flora but will evolve into a diverse botanic collection and living seed bank of native California flora, supported by the hospitality / agritourism model.
- Develop a botanical collection and conservation legacy both in native California flora and locally suitable perennial food crops.

RESTORATION

- Use compromised portions of the property, such as the ocean side of the railroad tracks, to implement an in-depth and comprehensive restoration model.
- Develop an initiative to actively support restoration initiatives and increase diversity throughout the neighboring bluffs preserve.
- Explore the potential of a mutually beneficial relationship with the adjacent preserve.

