




**EAST BAY REGIONAL PARK DISTRICT  
BOARD OF DIRECTORS MEETING  
AGENDA STAFF REPORT**

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<b>DATE</b>	March 4, 2025
<b>TITLE</b>	Authorization to Execute Special Use Agreement with Wings of Rogallo Northern California Hang Glider Association at Mission Peak Regional Preserve
<b>DIVISION</b>	Operations
<b>FROM</b>	Tiffany Margulici, Business Services Manager Lisa Goorjian, Assistant General Manager of Operations
<b>APPROVED</b>	Sabrina Landreth, General Manager 

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**RECOMMENDATION**

The General Manager recommends that the Board of Directors authorize execution of a Special Use Agreement with Wings of Rogallo Northern California Hang Glider Association for a five-year term and possible five-year extension for the exclusive license to operate a hang gliding and paragliding area in Mission Peak Regional Preserve with an annual payment of \$1,400.

**BACKGROUND**

The Board Operating Guidelines state that all Special Use Agreements will be reviewed by the Board Operations Committee and then recommended to the full Board of Directors for approval. The East Bay Regional Park District (Park District) has 28 Special Use Agreements with various non-profit entities. Special Use Agreements must meet the Park District objectives, with appropriate public benefit and priority and are defined as: Any on-going recreational development, activity, service, or land use that is provided for group and general public benefit by clubs, associations, or similar groups operating as a non-profit entity with membership open to the public. Types of groups and their use range from archery, swimming, equestrian, scouting, horticultural, etc.

The Wings of Rogallo Northern California Hang Glider Association, a 501(c)7 nonprofit mutual benefit corporation typically referred to as Wings of Rogallo, is an organization of paragliding and hang-gliding pilots and is a registered chapter of the United States Hang Gliding and Paragliding Association, Chapter #35. The charter of the club is to work with local park authorities and landowners to preserve and operate flying sites as well as promoting and encouraging the sports of paragliding and hang gliding. Wings of Rogallo (WOR) currently administers five local flying sites in the San Francisco Bay Area, in addition to providing a club newsletter, social events, and a number of other services to the pilot community.

WOR has grown to be one of the largest free-flight clubs in the country, with a typical roster of 350-400 paraglider and hang glider pilots. WOR originated as a hang gliding club and was founded in the mid-1970's to serve the interests of hang glider pilots. WOR has been managing the hang gliding/paragliding use, the launch site, the launch pad, and the landing site in a designated area of Mission

Peak Regional Preserve since 1983. In addition, Mission Peak is a site of historical significance; Dave Kilborne became the first pilot to foot-launch and soar a hang-glider in 1972 from Mission Peak. The Mission Peak sites were initially set up for hang gliding only. Paragliding was added in 1992. Members that have access to the Mission Peak site have grown over the years but is limited to 55 members, although a maximum of 45 gliders and paragliders are allowed at the site at any time. No more than ten vehicles are allowed at the site.

Access to the launch site and the landing area is controlled by WOR. Members must follow a restrictive and secure process to get to the site. Vehicular traffic is minimized by ride pooling and confined to established roads and parking areas.

### **ANALYSIS**

WOR has worked effectively with District staff and wishes to renew their agreement. Staff reports that WOR has been easy to work with and are responsible and responsive in their adherence to the requirements of the Special Use agreement. The Agreement will be for (5) five years, commencing May 4, 2025, and terminating May 3, 2030, with one possible (5) five-year extension.

### **FISCAL IMPACT**

WOR will continue to pay \$1,400 annually for a License Fee. There is no direct cost to the Park District.

### **ATTACHMENTS**

None.



**EAST BAY REGIONAL PARK DISTRICT  
RESOLUTION NO. 2025 – 03 -  
MARCH 4, 2025**

**AUTHORIZATION TO EXECUTE SPECIAL USE AGREEMENT WITH WINGS OF  
ROGALLO NORTHERN CALIFORNIA HANG GLIDER ASSOCIATION AT  
MISSION PEAK REGIONAL PRESERVE**

**WHEREAS**, the Wings of Rogallo have been managing the hang-gliding use, the launch sites, and the landing sites in a designated area of Mission Peak Regional Preserve since 1983 through successive Special Use Agreements with the East Bay Regional Park District (Park District); and

**WHEREAS**, Wings of Rogallo club members have worked well with Park District staff and complied with the terms of the prior Special Use Agreements; and

**WHEREAS**, Wings of Rogallo would like to continue the use of the launch and landing sites at Mission Peak for hang gliding and paragliding; and

**WHEREAS**, the review process for Special Use Agreements (Resolution No. 1994-10-262) and the Board Operating Guidelines state that Special Use Agreements must be reviewed by the Board Operations Committee; and

**WHEREAS**, on January 15, 2025, the Board Operations Committee reviewed and unanimously recommended approval to enter into a Special Use Agreement with the Wings of Rogallo; and

**NOW, THEREFORE BE IT RESOLVED**, that the Board of Directors of the East Bay Regional Park District hereby authorize the General Manager to enter into an Agreement with the Wings of Rogallo to use land at Mission Peak Regional Preserve, for five (5) years effective May 4, 2025 and at the mutual agreement of both parties, one additional five-year term ending on May 3, 2035 with annual revenue of \$1,400 annually coded to Account No. 101-5411-114-3791, Mission Peak, Other Property Usage, as presented to the Board on March 4, 2025; and

**BE IT FURTHER RESOLVED**, that the General Manager is hereby authorized and directed, on behalf of the Park District and in its name, to execute and deliver such documents and to do such acts as may be deemed necessary or appropriate to accomplish the intentions of this resolution.

Moved by Director \_\_\_\_\_, and seconded by Director \_\_\_\_\_, and  
adopted March 4, 2025, by the following vote:

FOR:

AGAINST:

ABSTAIN:

ABSENT: