



Association of Bay Area Governments

CEQA Environmental Review Log

Issue No: 335 Friday, September 30, 2011

A listing from the Association of Bay Area Governments of Projects Affecting The Nine-County San Francisco Bay Area

Guide to Listing: Project applications shown in the Newsletter are received and published monthly to notify local governments and other parties about programs requiring intergovernmental review and projects of special significance. For more information, call either the ABAG Clearinghouse at (510) 464-7993 or the contact person.

Documents Received On Or After Thursday, September 01, 2011

Due Date	County	Impact Area	Documant Type	Document Title	Lead Agency	Contact	Phone
11/10/2011	MULTI-COUNTY		Draft EIR	Golden Gate National Recreation Area Muir Woods National Monument - Draft General Management Plan and EIR	Golden Gate National Recreation Area	Superintendent	

This general management plan addresses NPS-administered lands within the legislative boundaries of Golden Gate National Recreation Area and Muir Woods National Monument. The new general management plan will provide park management guidance for the following park sites: 1) those park lands that are not covered by recent land use management plans and agreements; 2) those lands that are newly acquired or in the process of acquisition; 3) lands and waters that are leased to the National Park Service or are under other management arrangements or easements, such as the San Francisco Public Utilities Commission Peninsula Watershed. The total area of land and water addressed in this plan is approximately 50,000 acres. Specifically these areas include the following: *Alcatraz Island and the surrounding bay environment. *park lands in Marin County, including Stinson Beach north to the Bolinas-Fairfax Road; Slide Ranch; Muir Beach; Lower Redwood Creek; Golden Gate Dairy; Tennessee Valley; Marin Headlands; and the offshore ocean environment. *park lands in San Francisco, including Upper Fort Mason, China Beach, Lands End, Fort Miley, Orcean Beachn, Fort Funston and the offshore ocean and bay environments. *park lands in San Mateo County, includin gthe coastal area bluffs extending south from Fort Funston to Mussel Rock; Milagra Ridge; Shelldance Nursery Area; Sweeney Ridge, including Cattle Hill and Picardo Rach; Mori Point; San Pedro Point; Devil's Slide coastal area; Rancho Corral de Tierra; Montara Lighthouse; Phleger Estate; San Francisco Public Utilities Commission Watershed Easements; and the offshore ocean environment. *Muir Woods National Monument.

10/7/2011	MULTI-COUNTY		Notice	U.S.D.O.T. Order 5610. 1C, Paragraph 5. b - Notice of Vailability of Finding of No Significant Impact (FONSI)	California Department of Transportation - District 4		
-----------	--------------	--	--------	---	--	--	--

The Interstate 80 ICM project will install operational improvements for an Intelligent Transportation System (ITS), along a 19.5-mile portion of I-80, from the San Francisco-Oakland Bay Bridge Toll Plaza to the Carquinez Bridge. ITS is a combination of computer and communication technologies that make transportation systems operate more efficiently and safely. Physical components of the system include signs and signals to manage traffic during incidents, signs to show traffic and transit informaiton, ram meters and closed circuit television cameras.

10/17/2011	MULTI-COUNTY		Notice	Natural Areas Management Plan - Draft EIR	San Francisco Planning Department	Jessica Range	(415) 575-9018
------------	--------------	--	--------	---	-----------------------------------	---------------	----------------

Fragments of unique plant and animal habitats within San Francisco and Pacifica known as Significant Natural Resource Areas (Natural Areas), have been preserved within the parks that are managed by the San Francisco Recreation and Park Department (SFRPD). In the late 1990s, the SFRPD initiated a Natural Areas Program to protect and manage these Natural Areas. Over the course of several years, the SFRPD developed the Sinificant Natural Reseource Area Management Plan (SNRAMP), with the final draft plan published in Febrary 2006. This SNRAMP contains detailed information on the biology, geology, and trails within 32 Natural Areas, 31 in San Francisco and one (Sharp Park) in Pacifica. The SNRAMP is intended to guide natural resoruce protection, habitat restoration, trail and access improvements, other captial projects, and maintenance activities over the next 20 years. The SNRAMP delineates the acreage within each Natural Area into management area categories based on the management priority. The SNRAMP prescribes both general management activities specific to each Natural Area.

11/7/2011	Alameda		NOP	1800 San Pablo Avenue Project	Cit of Oakland Community and Economic Development Agency	Lynn Warner	(510) 238-6983
-----------	---------	--	-----	-------------------------------	--	-------------	----------------

The Project would involve the construction of a three-story (above grade) structure containing commercial uses and a parking garage. The building would be a maximum of 90 feet in height and would contain a total of 120,000 square feet of interior space. The building would contain 30,000 square feet of commercial space on the first floor; 40,000 square feet of commercial space on each of the second and third floors; and 10,000 square feet of commercial space on the roof top. Up to 309 fee parking spaces would be constructed on three floors below grade.

Due Date	County	Impact Area	Documant Type	Document Title	Lead Agency	Contact	Phone
11/1/2011	Alameda		Plan	PSPA-4/PUD-65-01M 5980 and 5998 Sunol Boulevard - Initial Study	City of Pleasanton Planning & Community Development	Jenny Soo	(925) 931-5615

The applicant, Nick Kavayiotidis/Petral Realty Investors, Inc., has requested an amendment to the North Sycamore Specific Plan (NSSP) and a modification to the previously approved Planned Unit Development plan, know as PUD-65, to construct a one-story Alzheimer memory care-assisted living building at 5980 and 5998 Sunol Boulevard with the following features: 1) Amend the NSSP to allow a memory care/assisted living use at the subject site; 2) Modify PUD-65 to allow Alzheimer memory care/assisted living use at the subject site; 3) Approximately 2,481 sq. ft. of commercial building area constructed on a combined site area of 1.67 acres. The propsoed floor area ratio would be 29.53%. The proposed building would generally be sited towards Sunol Boulevard with parking lcoated on both sides and rear of the building. The three existing driveways off Sunol Boulevard would be removed and two new driveways on Sunol Boulevard would be installed to provide access to the proposed development; 4) Related site modifications/improvements, including grading, tree removal, and installation of new paving and landscaped areas will take place outside of the creek setback area. The existing intermittent creek at the northern portion of the site would be retained.

11/14/2011	Alameda		Notice	City of Pleasanton Housing Element Update and Climate Action Plan - Draft Supplemental EIR	City of Pleasanton Community Development Department	Janice Stern	(925) 931-5606
------------	---------	--	--------	--	---	--------------	----------------

The project consists of an update to the City's General Plan Housing Element and adoption of a Climate Action Plan. The Housing Element Update proposes a plan to meet the City's share of housing needs for all economic segments of the community as identified in the Regional Housing Needs Allocation (RHNA). The primary revision to the Housing Element is expansion of the inventory of land available to meet Pleasanton's share of the regional housing need through 2014. The 17 sites currently under consideration to accommodate the housing allocation may require General Plan Amendments or rezoning to allow for multi-family housing. The Climate Action Plan includes policies and programs addressing the City's intent to reduce greenhouse gas emissions to meet the targets set by AB 32

Due Date	County	Impact Area	Documant Type	Document Title	Lead Agency	Contact	Phone
11/14/2011	Alameda		DEIR Supp.	City of Pleasanton Housing Element Update and Climate Action Plan - Draft Supplemental EIR	City of Pleasanton Community Development	Janice Stern	(925) 931-5606

Proposed Housing Element

The first subject of this SEIR is the proposed update to the City of Pleasanton's Housing Element. The Housing Element is a policy document that consists of goals, policies, and programs to guide the City and private and non-profit developers in providing housing for existing and future residents to meet projected housing demand for all economic segments of the community, as required under Government Code § 65580 et seq. (State housing element law). State law requires the housing element to be updated periodically, usually every seven years. The last update of the Pleasanton Housing Element occurred in 2003.

Included in the proposed Housing Element is a program to expand the City's inventory of land available for the development of housing for all economic segment of the community. Expansion of this inventory is needed for the City to provide for its share of regional housing needs.

Concurrent with the City's consideration of the updated Housing Element is a proposed General Plan Amendment and rezonings of up to 17 sites within the City for high density residential development.

The final list of approved sites to be adopted by the City Council will include the General Plan Amendment and rezoning actions, which are analyzed in this SEIR. The General Plan land use and zoning of these sites will be converted from non-residential to high density residential (up to 30 dwelling units per acre) which would provide housing opportunity sites with sufficient density to develop lower-income housing units. Also some of the sites will be converted to allow mixed use development. In order to give the City flexibility to select the appropriate opportunity sites to meet the project objectives, this SEIR conservatively analyzes impacts of the development of all the potential sites for rezoning listed above, recognizing that only approximately two thirds of the acreage may be rezoned.

Proposed Climate Action Plan

The second subject of this SEIR is the proposed City of Pleasanton Climate Action Plan. The Climate Action Plan serves to outline strategies, goals, and actions to reduce municipal and communitywide GHG emissions. The Plan is structured to ensure that the City does its part to meet the mandates of California's Global Warming Solutions Act of 2006 (AB 32), which directs the state to reduce state-wide GHG emissions to 1990 levels by 2020. The Climate Action Plan is based on the California Air Resources Board (CARB) recommendation that in order to achieve these reductions, local governments target 2020 municipal and communitywide GHG emissions to be 15 percent below 2005 GHG emissions levels.

The Draft CAP is designed to help the City do its part to meet the mandates of California's Global Warming Solutions Act of 2006 (AB 32), while taking into account the City's General Plan vision and its goal to become the "greenest" city in California. While several initiatives at the state level will help the City reduce GHG emissions, they alone will not be sufficient to meet the 2020 target recommended by CARB. The CAP provides a roadmap for the City to be proactive in reducing GHGs through a schedule of local actions, designed to enable the City to achieve a 15 percent reduction in GHGs below 2005 levels by 2020.

The City's 2005 baseline emissions are estimated at 770,844 metric tons (MT) of carbon dioxide equivalents (CO₂e). The City's 2020 target of 15 percent below 2005 baseline equates to total annual emissions of 655,218 MT CO₂e, a reduction of 115,626 MT CO₂e below the 2005 baseline.

The Draft CAP includes dozens of strategies and actions measures for reducing GHG emissions associated with transportation and land use, energy consumption and generation, water use and wastewater treatment, and solid waste disposal. For each emissions sector, the Climate Action Plan presents goals, strategies, and specific actions for reducing emissions, along with quantified cost-benefit impacts. An implementation and monitoring plan is also provided.

Due Date	County	Impact Area	Documant Type	Document Title	Lead Agency	Contact	Phone
10/28/2011	Alameda		Notice	Amendment to the Water Quality Control Plan for the San Francisco Bay Region (Basin Plan) - Refinement of Hayward Marsh Beneficial Uses	State Water Resources Control Board - San Francisco Bay Water Board	Jan O'Hara	(510) 622-5681

NOTICE IS HEREBY GIVEN THAT the State Water Resources Control Board (State Water Board) will accept comments on the proposed approval of the San Francisco Bay Regional Water Quality Control Board's (San Francisco Bay Water Board) wmmendment to the Water Quality Control Plan for the San Francisco Bay Basin (Basin Plan) that would refine the beneficial uses of Hayward Marsh and clarify the bacterial water quality objectives that apply to it (Basin Plan Amendment). The Basin Plan amendment was adopted by the San Francisco Bay Water Board on September 14, 2011.

	Alameda County		Form 424	Airport Pavement Management System and Taxiways W and U Improvement Program, South Field, OAK	Port of Oakland	Christina Lee	(510) 627-1510
--	----------------	--	----------	---	-----------------	---------------	----------------

Airport Pavement Management System and Taxiways W and U Improvement Program, South Field, OAK

10/24/2011	CONTRA COSTA COUNTY		Other	Interim Measures (IM) at General Chemical Bay Point Facility - Proposed Resource Conservation and Recovery Act (RCRA) Interim Measure	Department of Toxic Substances Control - Berkeley Office	Jonathan Largent, M.	
------------	---------------------	--	-------	---	--	----------------------	--

As an interim measure, soil and sediment from the SW corner of Area of Concern 2 (AOC 2) will be removed and the lagoon will be backfilled with clean fill to reduce risk to human health and the environment. The IM will be performed in three phases: Phase 1) Sediment Removal, Drying, and Offsite Disposal. Clayey-soil plugs will be installed as needed to manage lagoon dewatering. Approximately 444 cubic yards (yd3) of sediment will be removed from the AOC 2 SW corner, dried on-site, and disposed of off-site in accordance with State and Federal regulations. Phase 2) Lagoon Backfilling. The lagoon will be backfilled with clean fill to eliminate water accumulation and facilitate excavation of the island SW corner. Lagoon water will be pumped and evaporated if necessary on the island interior, and then clean backfill material (approximately 36,200 yd3 of soil, 3,800 yd3 of gravel, 90 yd3 of rock and 2,00 yd3 of clay) will be used to fill the lagoon. Phase 3) Soil Excavation, Off-Site Disposal and Backfilling. Approximately 3,400 yd3 of soil will be excavated from the SW corner of the island, including a 2-foot buffer zone. The excavated soil will be disposed of off-site in accordance with State and Federal regulations. Clean fill soil will be used to backfill the excavatoin and reach final grade.

10/21/2011	marin		Neg. Dec.	Stafford lake Bike Park Master Plan	County of Marin Department of Parks and Open Space	James Raives	(415) 499-6387
------------	-------	--	-----------	-------------------------------------	--	--------------	----------------

The proposed 17-acre Stafford Lake Bike Park would be located within the Stafford Lake County Park, which is in north Marin County approximately 3 miles west of Novato and Hwy 101. marin County Parks is developing a master plan for a bike park within Stafford Lake Regional park that describes the facilities and configuration of the bike park. The propsoed bike park master plan proposes a system of trails, riding zones, skills development stations, and practice areas that provide a full range of riding opportunities from beginner-level riders to professionals, including: -A loop trail around the bike park that accesses all of the trails and riding areas; Kids, beginner, intermediate, and advanced driding zones designed to provide opportunities to develop riding skills and includes apump trancks, trails, skills stations and jumps; other trails and facilities that provide a variety of riding opportunities and challenges; and other facilities including bridges over an existing stream, fencing, entrances, parking, benches, picnic tables and shade structures. The master plan also includes measures to control site drainage and deimentation and includes soil amenities, bioswales, and other measures to control sedimentation. The goal of the seiment control is to capture all sedimentation onsite. Finally, the bike park master addressess other improtant issues including safety, signs, enforcment, construction, operations, maintenance, park closures for wesather, and special events. The project is lcoated in unincorporated Marin County within Stafford Lake County Park, at 3549 Novato Boulevard.

10/13/2011	Marin County		NOP	Marin General Hospital Replacement Building Project Draft EIR	Marin Healthcare District	Ron Peluso	(415) 609-1878
------------	--------------	--	-----	---	---------------------------	------------	----------------

The Project consists of the phased development of the Marin General Hospital to include a 300,000 square-foot Hospital Replacement Bilding, a 100,000 square-foot Amulatory Services Building, a 401-space Hillside Parking Structure, a 501-space Bon Air Road Parking Structure, and an elevate pedestrian access bridge from the Bon Air Road Parking Structure to the Hospital Replacement Bilding and the Ambulatory Services Building. In addition, the project will renovate existing wings of the existing hospital Site work will involve the relocation of existing utilities, development of new utilities to serve the new development, as well as overall site improvements and amenities, such as landscaping, including a new healing garden to commemorate the design influence of Hawrence Halprin.

Due Date	County	Impact Area	Documant Type	Document Title	Lead Agency	Contact	Phone
11/14/2011	San Francisco		Draft EIR	Transit Center District Plan and Transit Tower	San Francisco Planning Department	Bill Wycko	
<p>This environmental impact report (EIR) analyzes potential enviromental effects associated with the November 2009 draft Transit Cneter District Plan (draft Plan) project at a program level, and analyzes impacts of the proposed Transit Tower at a project-specific level. The Transit Center District Plan proposes a new planning policies and controls for land us; urban form, includingbuilding height and design; street change/public realm improvements; historic preservation; and sustainability. The Plan area is centered on the new Transit Center, and is bounded generally by Market, Steuart, and Folsom Streets, and a line east of Third Street. The Plan would allow height limit increases permitting up to about six buildings 700 feet or taller. It also includes financial support for the new Transit Center, which is under construction and will replace the former Transbay Terminal as a regional transit hub. The proposed Transit Tower would be a 61-story, 1,080-foot-tall (including sculptural element) building containing approximately 1.3 million square feet of office space, about 16,500 square feet of retail, and south side of Mission Street between First and Fremont Streets, immediately north of the new Transit Center; the Tower would connect to the new City Park atop the Transit Center by a pedestrian bridge.</p>							
11/14/2011	San Francisco		Notice	Transit Center District Plan and Transit Tower - Draft EIR	San Francisco Planning Department	Bill Wycko	
<p>The Transit Center District Plan proposes a new planning policies and controls for land us; urban form, includingbuilding height and design; street change/public realm improvements; historic preservation; and sustainability. The Plan area is centered on the new Transit Center, and is bounded generally by Market, Steuart, and Folsom Streets, and a line east of Third Street. The Plan would allow height limit increases permitting up to about six buildings 700 feet or taller. It also includes financial support for the new Transit Center, which is under construction and will replace the former Transbay Terminal as a regional transit hub. The proposed Transit Tower would be a 61-story, 1,080-foot-tall (including sculptural element) building containing approximately 1.3 million square feet of office space, about 16,500 square feet of retail, and south side of Mission Street between First and Fremont Streets, immediately north of the new Transit Center; the Tower would connect to the new City Park atop the Transit Center by a pedestrian bridge.</p>							
10/24/2011	SAN FRANCISCO CITY AND COUNTY		Plan	Hunters Point naval Shipyard Proposed Cleanup of Parcel E-2	BRAC Program Management Office West	Mr. Keith Forman	(619) 532-0913
<p>This proposed plan presents several remedial (cleanup) alternatives and identifies the Navy's Preferred Alternative. The Navy, in consultation with the U.S. Environmental Protection Agency (EPA), the California EPA Department of Toxic Substances Control (DTSC), and the San Francisco Bay Regional Water Quality Control Board (Water Board), will select a remedial action for the site in the Record of Decision (ROD) after reviewing and considering all information submitted during the public comment period. The Navy may modify the Preferred Alternative or select another remedial alternative presented in this Proposed Plan based on new information or public comments. Therefore, the public is encouraged to review and comment on all of the alternatives presented in this Proposed Plan. A final decision will be made until all comments submitted during the review period are considered.</p>							
10/28/2011	San Mateo		Notice	2220 and 2288 Westborough Boulevard (South San Francisco) Negative Declaration	City of South San Francisco - Planning Division	Linda Ajello	(650) 877-8535
<p>Use Permit, Variance, Design Review & Negative Declaration for the demolition and redevelopment of the Estborough Square Shopping Center located in the Community Commercial (CC) Zone District, at 2220 and 2288 Westborough Boulevard, in accordance with SSFMC Chapters 20.090, 20.300, 20.310, 20.330 & 20.480, 20.490, & 20.500</p>							
10/25/2011	San Mateo		Notice	Half Moon Village Affordable Senior Housing	County of San Mateo Department of Housing	Janet Stone	
<p>the proposed project is located in the City of Half Moon Bay; off of Arnold Way and at Bloom Lane and Main Street. The project envisions eventual demolition of the existing 60 bungalow-type units and redevelopment of the site by new construction of approximately 115 units, for a net increase of 55 units. Property B is a vacant 1-acre parcel, and is to be developed with 45 units in the first phase of the project. The project is affordable rental housing for seniors. The project will include a services coordination component tailored to the senior population that can be anticipated to live at the property. Total project cost is estimated to be \$57,094,044 from all funding sources.</p>							
10/27/2011	San Mateo		Notice	Draft San Mateo County Congestion Management Program (CMP) - 2011	City/County Association of Governments of San Mateo County	John Hoang	(650) 599-1406

Due Date	County	Impact Area	Documant Type	Document Title	Lead Agency	Contact	Phone
10/26/2011	San Mateo County		Notice	2580 El Camino Real Residential Project Draft EIR - Extended Public Review Period to October 26, 2011	City of Redwood City, City Planning Department	Maureen Riordan	
<p>he proposed project would demolish an existing one-story commercial building (bowling alley and restaurant) totaling 42,200 square feet and construct a 141-unit apartment complex (56 DU/AC) that will wrap around a central parking structure. The project site will be accessed from El Camino Real via a single driveway at the southern boundary of the site. This driveway will serve residents and guests and provide emergency vehicle access (EVA) to the site. The driveway would connect to an internal access road that would extend the full length of the south and west property lines and a portion of the north property line. The internal roadway would be paved from El Camino Real to the entrance of the parking garage allowing full access to on-site parking for residents and guests. Beyond the parking garage and along the west and north proerty lines, the road would be a combination of pavement and turf block and would only be accessible to emergency vehicles. The EVA portion of the internal access road will also be available for use by the residents as a pedestrian promenade.</p>							
10/31/2011	Santa Clara County		EIR Addenda	Envision San José 2040 September 2011 General Plan - Amended Draft Program EIR	City of San Jose	John Davidson	(408) 535-7895
<p>The Envision San José 2040 General Plan proposes to designate Lincoln Avenue as a Main Street. That designation is described in Section 2.2.4 Transportation Network, on page 71 of the Draft PEIR and illustrated in Figure 3.2-7 Proposed Street Cross Sections. Although the description of the Main Street designation identifies the street type as being intended to serve "all users", including "pedestrians, bicyclists, motorists, and public transit users of all ages and abilities", the proposed cross section for a Main Street does not include bicycle lanes. There is a corrected diagram in Section 5, Proposed Text Revisions to the Draft PEIR, of this First Amendment. That revised diagram includes bike lanes, although they are not mandatory on all Main Streets.</p>							
10/28/2011	Solano		Notice	North Village Unit #5 Subdivision - Inntent to Adopt a Negative Declaration	City of Vacaville, community Development Department, Planning Division	Deborah Faaborg	(707) 449-5415
<p>Request for approval of the actions listed below to permit the subdivision of an 11 acre parcel in North Village Area Plan 1 into 72 single family residential lots and the construction of detached homes on each lot. The proposed project is referred to as North village Unity 5. The proposal will be subject to approval of a General Plan Amendment, Rezoning, Specific Plan amendment, Planned Development, Vesting Tentative map, Development Agreement amendment and Design Review.</p>							
10/28/2011	Solano		NOP	Solano360 Specific Plan - Draft EIR	County of Solano	Ron Grassi	
<p>The 149.1 acre Solano County Fairgrounds site is located immediately wouthwest of Interstate 80 and State Route 37 interchange in the City of Vallejo, California, adjacent to the Six Flags Discovery Kingdom theme park and Lake Chabot.</p>							
10/8/2011	Sonoma		NOP	Supplemental Environmental Impact Report for the Santa Rosa Greenhouse Gas Reduction Program	City of Santa Rosa Community Development Department	Gillian Hayes	(707) 543-4348
<p>The City of Santa Rosa Climate Action Plan (CAP) is Santa Rosa's road map to becoming a more sustainable community. The CAP will enable Santa Rosa to reduce greenhouse gas (GHG) emissions, adapt to climate change, and improve the economic, environmental, and physical health of the community. The CAP calls for many changes between now and 2020, 2035 & 2050 including practices related tow Green Building; Energy Efficiency; Transit-Oriented Development; Mixed-Use, Higher Denisty Development; Recycling and Comsting; Water conservation; and Renewable Energy.</p>							
11/1/2011	Sonoma County		Notice	Town of Windsor Station Area Plan - Draft EIR	Town of Windsor Planning Department	Jim Bergman	(707) 838-5335
<p>The proposed Plan identifies cnotinued development and ongoing revitalization of Downtown, including an expansion of the mixed-use downtown core, centered on the Town Green. The proposed Plan also ensures that the station is accessible and connected to surrounding neighborhoods, and well integrated into a vibrant, walkable, and sustainable Downtown. The land use framework for the proposed Plan envisions a diversity of uses and environments to establish an attractive, well-defined identity for the Station area/Downtown Specific Plan and to ensure that it supports the Town's vision for Downtown, and meets regional and corridor-wide housing ridership, job growth and accessibility goals.</p>							