



Association of Bay Area Governments

CEQA Environmental Review Log

Issue No: 341 Thursday, February 16, 2012

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 Wednesday, February 29, 2012

Due Date	County	Impact Area	Documant Type	Document Title	Lead Agency	Contact	Phone
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4/2/2012	Alameda		Notice	Fremont General Plan Update for the Downtown Community Plan (DCP) (formerly Midtown) - Draft Supplement to the Final EIR	City of Fremont Community Development Department	Kelly Diekmann, Sr. P (510) 494-4540	
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The DCP project area includes 110 acres with the City Center that is generally bound by Fremont Blvd., Paseo Padre Parkway, Walnut Avenue and Mowry Avenue. The proposed project encourages redevelopment and development of an average floor area ratio of 1.5 with a mix of commercial, office, residential and government/civic uses. Generally, the plan contemplates development of an additional 1 million square feet of commercial/office development and 2,500 housing units; however, the plan is flexible to allow a wide range and mix of uses on throughout the Downtown area. The plan includes development standards, design guidelines, street extensions, street improvements, and permitting requirements exclusive of the Downtown area.

3/21/2012	Contra Costa		Notice	City of Clayton Housing Element - Mitigated Neg Dec	City of Clayton Community Development Department	David Woltering, Dire (925) 673-7343	
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The Clayton Community Development Department has scheduled a public meeting regarding proposed Housing Element implementation measures which include the following: -Adoption of an Initial Environmental Study/Mitigated Negative Declaration; -General Plan Amendment to create a Multi-Family High Density designation allowing 15.1 -- 20 dwelling units per acre; -Town Center Specific Plan Amendment to create a Multi-Family High Density designation allowing 15.1 - 20 dwelling units per acre; -Zoning Ordinance Amendment to create a Multi-Family Residential High (M-R-H) classification allowing 15.1-20 dwelling units per acre; -General Plan Amendments and Zoning Ordinance Amendments to redesignate/reclassify specified properties to a Multi-Family High Density allowing 15.1-20 dwelling units per acre; -Zoning Ordinance Amendment to add separate definitions for supportive and transitional housing and allowing supportive and transitional housing as a permitted use subject to the residential standards of the district; -Zoning Ordinance Amendment to allow SRO's (single room occupancy residential units) in the Limited Commercial zone subject to a Conditional Use Permit; -Zoning Ordinance Amendment to only allow Single-family homes in the Multi-family residential zoning districts with a Conditional Use permit; and -Zoning Ordinance Amendment to remove the number of persons per household limit.

	Marin		Final EIR	Grady Ranch Precise Development Plan - Amended Final EIR	Marin County Community Development Agency	Brian Crawford, Direc (415) 499-6269	
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The two water lines would extend from the MMWD water main on the north side of Lucas Valley Road. A private pump station would be built in an underground vault on the project site. The pump station would be needed to convey water from the terminus of the proposed Lucas Valley Road pipeline extension to proposed on-site improvements. While some of the lower elevation portions of the project site could be served via gravity flow, the proposed building floor elevations would be too high to be served by gravity - flow from the end of the pipeline extension or from any existing MMWD facilities. The pump station would be needed to move water uphill to the private water storage tanks. MMWD would supply water for domestic use, and irrigation, all of which would have separate plumbing within the project. It is intended that the code-required fire flows would be met through the use of the onsite 400,000 gallon tank located on the hill behind the Main building. Captured rain water runoff from the roof of the main building would be pumped up to the smaller 40,000 gallon tank for irrigation use.

Due Date	County	Impact Area	Documant Type	Document Title	Lead Agency	Contact	Phone
	Marin		Neg. Dec.	Marin County Flood Control Routine Maintenance Activies Program - Mitigate Neg Dec	Marin County Flood Control District	Kallie Kull	(415) 499-6532

The Marin County Flood Control and Water Conservation District's (MCFCWCD) Rountine Maintenance Activities (RMA) program defines the scope and timing of the maintenance activities conducted annually in and around flood control channels and facilities in East Marin County. The MCFCWCD is responsible for maintenance of 37 miles of stream channels, two sediment basins, and numerous flood control facilities throughout East Marin County (e.g. weirs, tide gates, diversion structures, trash racks, stream gauge structures, grade control structures, energy dissipaters, culverts, outfalls, storm drains and pump station inlet/outlet structures). The RMA program covers five types of routine flood control maintenance activities: 1) Vegetation management; 2) Sediment and debris removal; 3) Erosion control; 4) Maintenance and repair of flood control structures; and 5) Levee maintenance. The primary purpose of the program is to reduce the potential risk of flooding and associated damage to adjacent properties and infrastructure such as bridges, culverts, roads and flood control facilities. The RMA program does not include projects requiring individual agency permits, such as larger capital improvement projects (e.g. building a new pump station), large dredging projects (e.g. dredging the mainstem of Novato Creek), or new bank stabilization projects using only hardened materials such as rock rip rap. The RMA program establishes programmatic guidance to conduct these maintenane activities for flood control purposes while avoiding and minimizing environmental impacts. The program provides the organizational framework to ensure that routine maintenance work complies with the terms of State and Federal regulations and permit conditions to protect water quality, wetlands and riparian habitats.

	San Francisco		Final EIR	San Francisco Maritime National Historical Park - Extension F-Line Streetcar Service to Fort Mason Center	U.S. Department of the Interior - National Park Service	Lynn Cullivan	(415) 561-7006
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The purpose of this project is to provide park visitors and transit dependent residents with high-quality rail transit that improves transportation access and mobility between existing streetcar service at Fisherman's Wharf and Fort Mason Center in GGNRA. The streetcar service would connect to the regional transit rail services.

	San Francisco		Notice	San Francisco Maritime National Historical Park - Final EIR	United States Department of the Interior - National Park Service	Steve Ortega - F-Line	(415) 561-2841
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The purpose of this project is to provide park visitors and transit dependent residents with high-quality rail transit that improves transportation access and mobility between existing streetcar service at Fisherman's Wharf and Fort Mason Center in GGNRA. The streetcar service would connect to the regional transit rail services.

Due Date	County	Impact Area	Documant Type	Document Title	Lead Agency	Contact	Phone
4/2/2012	San Francisco		Draft EIR	UC Medical Center at Mission Bay -- Fourth Street Public Plaza Draft EIR	University of California San Francisco-Campus Planning	Diane Wong	(415) 502-5952

The University now proposes to construct and maintain a public plaza at the MCMB site located on University property and the adjacent Fourth Street right - of - way between 16th and Mariposa Streets. The proposed Project would result in the closure of Fourth Street to non - emergency vehicular through - traffic at this location. The City and County of San Francisco's designated pedestrian access and bicycle route on the Fourth Street right - of - way would be maintained. In addition, two pedestrian bridges across Fourth Street would be constructed on the third and fourth floors in Phase II of the Medical Center at Mission Bay. Also proposed are traffic improvement measures on streets adjacent to the MCMB site.

Fourth Street Public Plaza

The proposed Fourth Street Public Plaza is intended to provide a safe and clear east/west connection between the hospital entrances on the east side of Fourth Street and, in Phase I, the UCSF MCMB – Fourth Street Public Plaza EIR 2.0 Summary

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parking facilities on the west side of Fourth Street. In Phase II, the connection to the west side of Fourth Street would be to future medical center buildings and additional parking. In addition, the Project is intended to provide to MCMB visitors, staff and the general public a welcoming, landscaped open space with lawns, gardens and seating areas for all to enjoy.

The project analyzed in the MCMB EIR and approved in September 2008 assumed Fourth Street between 16th and Mariposa Streets would be open to vehicular through - traffic. The proposed Fourth Street Public Plaza would involve the closure of this segment of Fourth Street to nonemergency vehicular through - traffic, allowing vehicles only for passenger drop - off within two cul - de - sacs, one on the north side of the plaza and one on the south side.

A proposed amphitheater in the northern portion of the plaza would be a gathering place for large groups and provide a northerly view up Fourth Street from atop a berm of about 12 feet in height. In the center of the proposed plaza would be an open, flexible - use space. An adjacent tree grove containing benches and other seating would provide for a quieter, contemplative space. Along the eastern side of the plaza would be a "bench walk" consisting of a lengthy, continuous bench and plantings. The western side of the plaza would feature a wide, tree - lined multi - use promenade for pedestrians and bicyclists. Events on the plaza for large groups of approximately 100 to 200 persons are estimated to occur infrequently, perhaps three times per month. These events could include community concerts or performing arts at the lunchtime hour, and public health education speakers. Annually, events on the plaza may include faculty and staff recognition events, volunteer appreciation, and hospital gala events. If sound amplification is used, sound levels would be kept to the lowest level possible so as not to disturb patients within the Medical Center or surrounding land uses, while ensuring those on the plaza are able to hear the speakers and/or music.

The proposed Project would include clearly designated public bicycle paths to facilitate bicycle travel and to minimize conflicts amongst bicycles, motor vehicles and pedestrians. Between North Connector Road and South Connector Road, the bicycle lanes in both the northbound and southbound directions would share with pedestrians the promenade on the west side of Fourth Street, with clear signage and other visual cues to minimize conflicts. The plaza would also include clearly designed pedestrian pathways to direct safe pedestrian travel through the plaza and to designated crossings across Fourth Street, as well as to the mid - block crossing leading to the MCMB parking facilities on the west side of Fourth Street.

Pedestrian Bridges

Two enclosed pedestrian bridges are proposed at the third and fourth floors across Fourth Street that would connect Phase I development (at the hospitals and Outpatient building) on the east side of Fourth Street to Phase II development on the west side of Fourth Street. The necessary authorization by the City for the pedestrian bridges is proposed for consideration and approval as part of the Project. The authorization would include design standards for the bridges, which have been agreed upon by the City and the University. If and when the Phase II project and bridges are considered for approval in the future by the University, the City would conduct design review of the bridges.

Due Date	County	Impact Area	Documant Type	Document Title	Lead Agency	Contact	Phone
	SAN FRANCISCO CITY AND COUNTY		Notice	Franciscan Towers Rehabilitation, 201-229 Eddy Street, San Francisco - Request for Release of Funds	City and County of San Francisco Mayor's Office of Housing		(415) 701-5598

The proposed project will rebuild and repair the areas of the building that were damaged by the fire and make improvements to building systems including plumbing, HVAC, electrical, fire sprinkler systems and security. The building will also undergo a seismic retrofit. All units will be upgraded to the same condition by improving existing finishes, installing new cabinets, flooring and doors. All existing windows will be replaced with energy-efficient windows. A portion of the building basement will be converted into a community gathering space, which will include an enlarged laundry area and kitchen. An existing egress door will be uncovered and restored to original condition. The building exterior will get new signage and paint. The total estimate project cost is \$10,310,977 from all funding sources.

3/19/2012	San Mateo		Notice	328 Roebling Road Office/R&D Project - Britannia Modular Labs III - Recirculated Mitigated Neg Dec	City of South San Francisco Planning Division	Linda Ajello	(650) 877-8535
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Britannia Modular Labs III - Use Permit, Design Review and Preliminary TDM Plan to demolish existing buildings totaling 79,501 sf and construct 2-story office/R&D buildings totaling 105,536 sf on a 2.97 acre site, with a combination of at-grade and subterranean parking at a ratio of 2.7 spaces per 1,000 sf, at 328 Roebling Road in the Business Technology Park (BTP) Zone District, in accordance with SSFMC Sections 20.110, 20.360, 20.400, 20.480 & 20.490.

3/20/2012	San Mateo		NOP	City of Pacifica General Plan and Local Coastal Plan Update - EIR	City of Pacifica Planning Department	Elizabeth Claycomb	(650) 359-5807
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The City of Pacifica is preparing an update to its General Plan and Local Coastal Plan and has determined that an Environmental Impact Report (EIR) will be necessary pursuant to the California Environmental Quality Act (CEQA). The City of Pacifica requires your input on how the General Plan and Local Coastal Plan update may affect the environment. More specifically, input is being solicited relative to the scope and content of environmental analysis that is relevant to your individual or agency's statutory/regulatory responsibilities in order to ascertain potential impacts of the proposed project.

4/2/2012	San Mateo		Notice	389 El Camino Real - Draft EIR	City of Menlo Park Community Development Department	Deanna Chow, Sr. PI	(650) 330-6733
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Request to demolish the existing single-family house at 612 Partridge Avenue and residential triplex at 603-607 College Avenue and construct 26 residential units and associated site improvements on the subject parcels in the C-4(ECR) (General Commercial Applicable to El Camino Real) and R-3 (Apartment) zoning districts. The application includes the following requests: (1) Use Permit. A use permit to construct three or more residential units in the R-3 zoning district, and to construct residential units and increase the floor area ratio (FAR) from 55 percent to 75 percent in the C-4(ECR) zoning district. (2) Architectural Control. Design review for the proposed residential buildings and site improvements. (3) Major Subdivision. Tentative Map for seven existing legal lots to be merged into two lots; the public street easement for Alto Lane would be abandoned; and 26 residential condominium units would be created. (4) Below Market Rate Housing Agreement. A Below Market Rate (BMR) Housing agreement to provide for the development of three on-site low-income BMR units in accordance with the City's BMR Program and the provisions of Government Code Section 65915, the State Density Bonus Law. (5) Environmental Review. The project would be analyzed for potential environmental impacts in the focused EIR.

	Sonoma County		NOP	Henry Cornell Winery - EIR	County of Sonoma Permit & Resource Management Dept.	David Hardy	(707) 565-1900
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The project site is located at 100, 245, 420, 500 560 Wappo Road in eastern Sonoma County. The proposed winery would have a maximum annual production capacity of 10,000 cases. The project would include new building development; a wine cave; access and parking improvements; various project-related infrastructure improvements for stormwater management, including rainwater harvesting and storage, wastewater treatment, conveyance and disposal; and landscaping improvements. Existing vineyards on the Cornell Farms property at 420 Wappo Road would provide majority of the grapes for the wine to be produced at the winery. The vineyard and its maintenance and operation are not part of the project.