2019039129

# CEQA ENVIRONMENTAL CHECKLIST FORM

1. **Project Title:** Demolition of 49 Dilapidated Duplexes within the Las Deltas Public Housing Development.

2. **Lead Agency Name and Address:** Contra Costa County
Department of Conservation and Development
30 Muir Rd. Martinez, CA 94553.

3. **Contact Person and Phone Number:** Telma B. Moreira (925)674-7783.
telma.moreira@dcd.cccounty.us

4. **Project Location:** 760 feet east of Richmond Parkway, and 600 ft. west of Fred Jackson Way, in the North Richmond area of Unincorporated County.

5. **Project Sponsor's Name and Address:** The Housing Authority of the County of Contra Costa
Attn: Robert Moore. (925) 957-8025.
RMoore@contracostahousing.org

6. **General Plan Designation:** ML, Multi-family Low-Density

7. **Zoning:** P-1, Planned Unit Development

8. **Description of Project:** The Project site is currently a vacant public housing apartment complex located on an approximately 11.38-acre site. The Project was constructed in 1952 and 1959 as a public housing apartment complex. Project improvements consist of 49 apartment buildings, surface-level asphalt and concrete paving, and landscaping. The 49 buildings include the following:

   - Las Deltas – CA006; (20 buildings, constructed in 1952)
   - Las Deltas – CA009A; Apartments 526-569, and 576-583; (29 buildings, constructed in 1959)

   The proposed project includes demolition of the 49 existing apartment buildings. Disposal of demolition debris will be done in accordance with local, state, and federal guidelines governing solid waste. The Housing Authority of the County of Contra Costa has determined that the existing development is physically obsolete per HUD standards and are pursuing demolition for the health, safety, and welfare of its residents. Age, use, and declining funding have caused this property to fall into disrepair. The facilities are considered to be past their useful life. The buildings to be demolished are considered to be unsafe and are all vacant and boarded up.

   The most identifiable beneficial impact of this project is associated with the demolition of the obsolete housing. The steps to be taken to ensure that project demolition is safe, include the preparation and implementation of a project specific Health and Safety Plan and installation of sediment erosion/control features in the form of silt fence. Asbestos containing materials and lead based paint on building components were detected in the buildings to be demolished. These materials will be removed and disposed of in accordance with professionally prepared construction specifications and in accordance with federal, state, and local regulations as part of the planned building demolition activities. The project demolition will be encroaching with the canopy of several trees. There is no proposal to remove any trees or substantiality impact any

trees. Most of the demolition activities will avoid the trees that are located on the site. Best management practices will be implemented to ensure that impact to trees will be minimum.

This project will require at a minimum a permit from the Air Quality District and a permit from Contra costa County Building Inspection Division.

Project Sponsor: The Housing Authority of the County of Contra Costa:
Contact: Robert Moore, 925-957-8025.

Lead Agency: Department of Conservation and Development
Contact: Telma B. Moreira 925-674-7783.

Funding Information: HUD Program, Capital Funds Program.

9. **Surrounding Land Uses and Setting:** The project site is in the ML Multi-Family Residential Low General Plan Land Use designation and in the North Richmond P-1 Planned Unit District. The site is surrounded by residential development to the east and immediately to the west. The Contra Costa Water Facility Plant is located to the west, across from Richmond Parkway. North to the site is the Wild Creek Regional Trail, located about 200 feet. Additional surrounding light industrial uses are located north of the site. A light industrial warehouse, approximately 500,000 sq. ft. (immediately north of the project) was approved in 2018. Also to the north is the Richmond Recycling Facility, and to the northeast, the Verde Elementary School.

10. **Other public agencies whose approval is/may be required (e.g., permits, financing, approval, or participation agreement:**

Bay Area Air Quality management Agency
Contra Costa County Public Works
Contra Costa County Building Inspection Division

11. **Have California Native American tribes traditionally and culturally affiliated with the project area requested consultation pursuant to Public Resources Code section 21080.3.1? If so, is there a plan for consultation that includes, for example, the determination of significance of impacts to tribal cultural resources, procedures regarding confidentiality, etc.**

On February 7, 2019, DCD staff sent a letter to the Wilton Rancheria Tribe with the attached project packet. This was a 30-day for consultation opportunity. On February 24, 2019, the Tribe responded stating that they would like to have a copy of every cultural record/report as well as any geotechnical report prepared for the project. DCD staff contacted the Tribe and clarified that no development is proposed for this project and that it includes only demolition. No removal of trees, grading, or any earth movement/excavation will be involved. On March 14, 2019, the Tribe responded to DCD staff stating that after review they would be satisfied if we add mitigation in case archeological resources are encountered during the demolition phase. Staff confirmed that once the development takes place within the site, a new environmental review will be performed and new surveys/studies will be shared with the Tribe for review and comments. See attached Tribe correspondence as part of Exhibit A "Relevant Correspondence"

## Environmental Factors Potentially Affected

The environmental factors checked below would be potentially affected by this project, involving at least one impact that is a "Potentially Significant Impact" as indicated by the checklist on the following pages.

| | | |
|---|---|---|
| ☒ Aesthetics | ☐ Agriculture and Forestry Resources | ☒ Air Quality |
| ☒ Biological Resources | ☒ Cultural Resources | ☐ Energy |
| ☐ Geology/Soils | ☐ Greenhouse Gas Emissions | ☒ Hazards & Hazardous Materials |
| ☐ Hydrology/Water Quality | ☐ Land Use/Planning | ☐ Mineral Resources |
| ☒ Noise | ☐ Population/Housing | ☐ Public Services |
| ☐ Recreation | ☐ Transportation | ☒ Tribal Cultural Resources |
| ☐ Utilities/Services Systems | ☐ Wildfire | ☒ Mandatory Findings of Significance |

## Environmental Determination

On the basis of this initial evaluation:

☐ I find that the proposed project COULD NOT have a significant effect on the environment, and a NEGATIVE DECLARATION will be prepared.

☒ I find that, although the proposed project could have a significant effect on the environment, there will not be a significant effect in this case because revisions in the project have been made by or agreed to by the project proponent. A MITIGATED NEGATIVE DECLARATION will be prepared.

☐ I find that the proposed project MAY have a significant effect on the environment, and an ENVIRONMENTAL IMPACT REPORT is required.

☐ I find that the proposed project MAY have a "potentially significant impact" or "potentially significant unless mitigated" impact on the environment, but at least one effect 1) has been adequately analyzed in an earlier document pursuant to applicable legal standards, and 2) has been addressed by mitigation measures based on the earlier analysis as described on attached sheets. An ENVIRONMENTAL IMPACT REPORT is required, but it must analyze only the effects that remain to be addressed.

☐ I find that although the proposed project could have a significant effect on the environment, because all potentially significant effects (a) have been analyzed adequately in an earlier EIR or NEGATIVE DECLARATION pursuant to applicable standards and (b) have been avoided or mitigated pursuant to that earlier EIR or NEGATIVE DECLARATION, including revisions or mitigation measures that are imposed upon the proposed project, nothing further is required.

Telma B. Moreira
Principal Planner
Contra Costa County
Department of Conservation & Development

Date March 21, 2019

| Environmental Issues | Potentially Significant Impact | Less Than Significant With Mitigation Incorporated | Less Than Significant Impact | No Impact |
|---|---|---|---|---|
| **AEHETICS** – *Except as provided in Public Resources Code Section 21099, would the project:* | | | | |
| a) Have a substantial adverse effect on a scenic vista? | ☐ | ☐ | ☒ | ☐ |
| b) Substantially damage scenic resources, including, but not limited to, trees, rock outcroppings, and historic building within a state scenic highway? | ☐ | ☐ | ☒ | ☐ |
| c) In non-urbanized areas, substantially degrade the existing visual character or quality of public views of the site and its surroundings? (Public views are those that are experienced from publicly accessible vantage points.) If the project is in an urbanized area, would the project conflict with applicable zoning and other regulations governing scenic quality? | ☐ | ☐ | ☒ | ☐ |
| d) Create a new source of substantial light or glare which would adversely affect day or nighttime views in the area? | ☐ | ☒ | ☐ | ☐ |

***SUMMARY***:

*a) Would the project have a substantial adverse effect on a scenic vista?*

Figure 9-1 (Scenic Ridges & Waterways) of the General Plan Open Space Element identifies the major scenic resources in the County. Views of these identified scenic resources are considered scenic vistas. The project site is located in North Richmond approximately one mile from the northern portion of San Francisco Bay. Due to the relatively flat topography of the project site and vicinity, the Bay is not visible from the site. Scenic ridges shown on Figure 9-1, including the ridges in Wildcat Canyon Regional Park, are approximately 3.5 miles east of the site. These ridges are visible in long range views; however, the proposed project does not include construction of any structures other than the demolition of the existing 49 dilapidated units. Thus, the proposed project would not affect views of the distant ridges in Wildcat Canyon Regional Park from the project vicinity and would have a less than significant impact on scenic vistas.

*b) Would the project substantially damage scenic resources, including, but not limited to, trees, rock outcroppings, and historic building within a state scenic highway?*

Figure 5-4 (Scenic Routes) of the General Plan Transportation and Circulation Element identifies scenic routes in the County, including both State Scenic Highways and County designated Scenic Routes. The project site is not located adjacent to any State Scenic Highway or County designated Scenic Route, and therefore the proposed project would not affect any scenic resources associated with any scenic route.

| Environmental Issues | Potentially Significant Impact | Less Than Significant With Mitigation Incorporated | Less Than Significant Impact | No Impact |
|---|---|---|---|---|

c) *In non-urbanized areas, would the project substantially degrade the existing visual character or quality of public views of the site and its surroundings? (Public views are those that are experienced from publicly accessible vantage points.) If the project is in an urbanized area, would the project conflict with applicable zoning and other regulations governing scenic quality?*

The neighborhood surrounding the project site is comprised of residential development to the east and immediately to the west. The Contra Costa Water Facility Plant is located to the west, across from Richmond Parkway. North to the site is the Wild Creek Regional Trail, located about 200 feet. Additional surrounding light industrial uses are located north of the site. A light industrial warehouse, approximately 500,000 sq. ft. was approved in 2018. Also to the north is the Richmond Recycling Facility, and to the northeast, the Verde Elementary School.

With the proposed demolition project, the site would remain vacant until a new proposed development is established. There is no proposal to remove any of the existing mature trees located on the site; therefore, the project would have a less than significant impact on the existing visual character of the site and its surroundings. This demolition project is viewed as a beneficial impact due to the fact that it will remove the dilapidated housing units.

d) *Would the project create a new source of substantial light or glare which would adversely affect day or nighttime views in the area?*

The demolition of the project is expected to take place in Summer of 2019. Working hours are typically from 8 am to 5:30 pm Monday through Friday, and the activities will take place during day time, working during dark hours won't be needed. However, if construction crew needs to remain on the site after dark hours, or if lighting is required for safety reasons (to provide for safety of keeping of the construction equipment/materials), lighting could cause shine and cause glare onto the adjacent sensitive areas. The North Richmond Design Guidelines require lighting to be designed to complement the overall appearance of the property, and placed such that the lighting will be confined to the site and not spill over onto adjacent properties. In order to avoid this potential impact, lighting would be oriented downward onto the open areas on the site and would be shielded with hoods, in order to avoid spill into adjacent properties, especially residential areas locates along the west, south and east of the site. Accordingly, the impact on nighttime views would be less than significant after implementation of NOI-1 mitigation below:

AES-1 If lighting is used, lighting should be used as follows:

a) All lighting within the site, including security lights, shall be installed oriented down onto the subject property.
b) Back shield or functionally similar design elements shall be installed on every light stand to reduce lighting from spilling off site, and to ensure that lighting remains within the subject property.

| Environmental Issues | Potentially Significant Impact | Less Than Significant With Mitigation Incorporated | Less Than Significant Impact | No Impact |
|---|---|---|---|---|

c) Except for site security, lights should have an on-off switch, and be turned off when not in use.

***Sources of Information***

- Site visits by County staff, February 13, 2019.
- Contra Costa County General Plan, 2005-2020. *Open Space Element.*
- Contra Costa County General Plan, 2005-2020. *Transportation and Circulation Element.*
- Contra Costa County, 1994. *North Richmond Design Guidelines.*

| 2. AGRICULTURAL AND FOREST RESOURCES – *Would the project:* | | | | |
|---|---|---|---|---|
| a) Convert Prime Farmland, Unique Farmland, or Farmland of Statewide Importance (Farmland), as shown on the maps prepared pursuant to the Farmland Mapping and Monitoring Program of the California Resources Agency, to non-agricultural use? | ☐ | ☐ | ☐ | ☒ |
| b) Conflict with existing zoning for agricultural use, or a Williamson Act contract? | ☐ | ☐ | ☐ | ☒ |
| c) Conflict with existing zoning for, or cause rezoning of, forest land (as defined in Public Resources Code section 12220(g), timberland (as defined by Public Resources Code section 4526), or timberland zoned Timberland Production (as defined by Government Code section 51104(g)? | ☐ | ☐ | ☐ | ☒ |
| d) Result in the loss of forest land or conversion of forest land to non-forest use? | ☐ | ☐ | ☐ | ☒ |
| e) Involve other changes in the existing environment, which due to their location or nature, could result in conversion of farmland, to non-agricultural use? | ☐ | ☐ | ☐ | ☒ |

***SUMMARY:***

*a) Would the project convert Prime Farmland, Unique Farmland, or Farmland of Statewide Importance (Farmland), as shown on the maps prepared pursuant to the Farmland Mapping and Monitoring Program of the California Resources Agency, to non-agricultural use?*

As shown on the California Department of Conservation's *Contra Costa County Important Farmland 2014* map, the project site does not contain farmland designated "Prime", "Unique", or of "Statewide Importance". Demolition of the Las Deltas Public Housing project would, therefore, not result in any impacts related to the conversion of Prime Farmland, Unique Farmland or Farmland of Statewide importance to a non-agricultural use.

*b) Would the project conflict with existing zoning for agricultural use, or a Williamson Act contract?*

| Environmental Issues | Potentially Significant Impact | Less Than Significant With Mitigation Incorporated | Less Than Significant Impact | No Impact |
|---|---|---|---|---|

The project site is in the ML, Multi0family Residential-Low General Plan Land Use designation and in the North Richmond P-1 Planned Unit District, and is not under a Williamson Act contract.

c) *Would the project conflict with existing zoning for, or cause rezoning of, forest land (as defined in Public Resources Code section 12220(g), timberland (as defined by Public Resources Code section 4526), or timberland zoned Timberland Production (as defined by Government Code section 51104(g) or conflict with existing zoning for, or cause rezoning of, forest land (as defined in Public Resources Code section 12220(g), timberland (as defined by Public Resources Code section 4526), or timberland zoned Timberland Production (as defined by Government Code section 51104(g)?*

The project site is not considered forest land as defined by California Public Resources Code Section 12220 (g) or timberland as defined by California Public Resources Code Section 4526. The project site is an already disturbed 11-acre site within the North Richmond P-1 Planned Unit District. Thus, the project would not result in the conversion or loss of forest resources.

d) *Would the project involve or result in the loss of forest land or conversion of forest land to non-forest use?*

The project site is not considered forest land, as discussed in Section 2.c above.

e) *Would the project involve other changes in the existing environment, which due to their location or nature, could result in conversion of farmland, to non-agricultural use?*

The project site is a demolition project of an already disturbed site, which is not used for agricultural production, and therefore, would result in conversion of Farmland to non- agricultural use.

***Sources of Information***

- ftp://ftp.consrv.ca.gov/pub/dlrp/FMMP/pdf/2014/con14.pdf, *Contra Costa County Important Farmland 2014.*
- Contra Costa County, 1994. *North Richmond P-1 Planned Unit District Rezoning and Final Development Plan.*
- Contra Costa County General Plan 2005-2020. *Land Use Element.*

| 3. *AIR QUALITY – Would the project:* | | | | |
|---|---|---|---|---|
| a) Conflict with or obstruct implementation of the applicable air quality plan? | ☐ | ☐ | ☐ | ☒ |

| Environmental Issues | Potentially Significant Impact | Less Than Significant With Mitigation Incorporated | Less Than Significant Impact | No Impact |
|---|---|---|---|---|
| b) Result in a cumulatively considerable net increase of any criteria pollutant for which the project region is non-attainment under an applicable federal or state ambient air quality standard? | ☐ | ☐ | ☒ | ☐ |
| c) Expose sensitive receptors to substantial pollutant concentrations? | ☐ | ☐ | ☒ | ☐ |
| d) Result in other emissions (such as those leading to odors) adversely affecting a substantial number of people? | ☒ | ☐ | ☐ | ☐ |

***SUMMARY:***

a) *Would the project conflict with or obstruct implementation of the applicable air quality plan?*

Contra Costa County is within the San Francisco Bay air basin, which is regulated by the Bay Area Air Quality Management District (BAAQMD) pursuant to the *2017 Bay Area Clean Air Plan: Spare the Air, Cool the Climate*. The purpose of the *Clean Air Plan* is to bring the air basin into compliance with the requirements of Federal and State air quality standards and achieve greenhouse gas reduction targets for 2030 and 2050. The proposed project would include demolition of 49 remaining dilapidated units. Demolition would take place in the North Richmond P-1 Planned Unit District within an urbanized portion of the County, and therefore, would not be in conflict with the *Clean Air Plan* or obstruct its implementation.

*b) Would the project result in a cumulatively considerable net increase of any criteria pollutant for which the project region is non-attainment under an applicable federal or state ambient air quality standard?*

In May 2017, the BAAQMD updated its Air Quality Guidelines, which include operational and construction-related emissions screening criteria. If the project does not exceed the screening criteria, the project would not result in the generation of criteria air pollutants that exceed the thresholds of significance for the criteria air pollutants.

The proposed project involves only demolition. Thus, the proposed project would not cause a violation of any air quality standard and would not contribute substantially to any existing or projected air quality violation.

*c) Would the project expose sensitive receptors to substantial pollutant concentrations?*

As discussed in Section 3.b above, the proposed project would not result in significant emissions of criteria air pollutants during the demolition period. Although the proposed project would contribute small increments to the level of criteria air pollutants in the atmosphere, the project would have a less than significant impact on the level of any criteria pollutant.

| Environmental Issues | Potentially Significant Impact | Less Than Significant With Mitigation Incorporated | Less Than Significant Impact | No Impact |
|---|---|---|---|---|

*d) Would the project result in other emissions (such as those leading to odors) adversely affecting a substantial number of people?*

As previously discussed, the project only involves demolition of the housing units and does not include any proposed development for the site. However, there are some sensitive receptors such as residential development to the west, south and east of the site, immediately adjacent to the subject property and the Verde Elementary School located 2000 Giaramita Street, approximately 800 feet northeast of the site. Demolition activities would result in localized emissions of dust and diesel exhaust that could result in temporary impacts in the local area, including heavy equipment engines, and motor vehicles used by the construction workers. Dust would be generated during site clearing, activities. The amount of dust generated would be highly variable would be dependent on the size of the area disturbed, amount of activity, soil conditions, and meteorological conditions. Although demolition activities would be temporary, such activities could have a **potentially significant impact during project demolition**. Consequently, the applicant is required to implement the following mitigation measures (to the extend applicable), which the BAAQMD recommends to reduce construction dust and exhaust impacts.

In addition, during demolition activities, diesel powered vehicles and equipment used on the site could create localized odors. These odors would be temporary; however, there could be a **potentially significant adverse environmental impact during project construction due to the creation of objectionable odors**. Consequently, the project sponsor is required to implement mitigation measure **Air Quality 1** below.

***Air Quality 1:*** *The following Bay Area Air Quality Management District, Basic Construction Mitigation Measures shall be implemented during project construction and shall be included on all construction plans. (to the extend applicable)*

1. *All exposed surfaces (e.g., parking areas, staging areas, soil piles, graded areas, and unpaved access roads) shall be watered two times per day.*

2. *All haul trucks transporting soil, sand, or other loose material off-site shall be covered.*

3. *All visible mud or dirt track-out onto adjacent public roads shall be removed using wet power vacuum street sweepers at least once per day. The use of dry power sweeping is prohibited.*

4. *All vehicle speeds on unpaved roads shall be limited to 15 mph.*

5. *All roadways, driveways, and sidewalks to be paved shall be completed as soon as possible. Building pads shall be laid as soon as possible after grading unless seeding or soil binders are used.*

| Environmental Issues | Potentially Significant Impact | Less Than Significant With Mitigation Incorporated | Less Than Significant Impact | No Impact |
|---|---|---|---|---|

6. *Idling times shall be minimized either by shutting equipment off when not in use or reducing the maximum idling time to 5 minutes (as required by the California airborne toxics control measure Title 13, Section 2485 of California Code of Regulations [CCR]). Clear signage shall be provided for construction workers at all access points.*

7. *All construction equipment shall be maintained and properly tuned in accordance with manufacturer's specifications. All equipment shall be checked by a certified visible emissions evaluator.*

8. *Post a publicly visible sign with the telephone number and person to contact at the lead agency regarding dust complaints. This person shall respond and take corrective action within 48 hours. The Air District's phone number shall also be visible to ensure compliance with applicable regulations.*

Implementation of these mitigation measures would reduce the impact on the sensitive receptors during project construction to a less than significant level.

***Sources of Information***

- Bay Area Air Quality Management District, 2010. *Bay Area 2017 Clean Air Plan.*
- Bay Area Air Quality Management District, 2012. *Air Quality Guidelines; Updated May 2017.*
- Contra Costa County Code, Title 8, Zoning Ordinance.

| 4. BIOOGICAL RESOURCES – *Would the project:* | | | | |
|---|---|---|---|---|
| a) Have a substantial adverse effect, either directly or through habitat modifications, on any species identified as a candidate, sensitive, or special status species in local or regional plans, policies, or regulations, or by the California Department of Fish and Game or U.S. Fish and Wildlife Service? | ☐ | ☒ | ☐ | ☐ |
| b) Have a substantial adverse effect on any riparian habitat or other sensitive natural community identified in local or regional plans, policies, and regulations or by the California Department of Fish and Game or U.S. Fish and Wildlife Service? | ☐ | ☐ | ☐ | ☒ |
| c) Have a substantial adverse effect on state or federally protected wetlands (including, but not limited to, marsh, vernal pool, coastal, etc.) through direct removal, filling, hydrological interruption, or other means? | ☐ | ☐ | ☐ | ☒ |

| Environmental Issues | Potentially Significant Impact | Less Than Significant With Mitigation Incorporated | Less Than Significant Impact | No Impact |
|---|---|---|---|---|
| d) Interfere substantially with the movement of any native resident or migratory fish or wildlife species or with established native resident or migratory wildlife corridors, or impede the use of wildlife nursery sites? | ☐ | ☐ | ☐ | ☒ |
| e) Conflict with any local policies or ordinances protecting biological resources, such as a tree preservation policy or ordinance? | ☐ | ☐ | ☒ | ☐ |
| f) Conflict with the provisions of an adopted Habitat Conservation Plan, Natural Community Conservation Plan, or other approved local, regional, or state habitat conservation plan? | ☐ | ☐ | ☐ | ☒ |

***SUMMARY***:

a) *Would the project have a substantial adverse effect, either directly or through habitat modifications, on any species identified as a candidate, sensitive, or special status species in local or regional plans, policies, or regulations, or by the California Department of Fish and Game or U.S. Fish and Wildlife Service?*

The project site is in an area that surrounded by development and the Wildcat Creek Regional Trails is located approximately 200 feet, north of the site. The demolition activities would therefore, be 200 feet away from this trail. There are no creeks or drainages in the immediate project vicinity.

As previously stated, the approximately 11-acre site is entirely disturbed with the existing Las Deltas Public Housing development; consequently, there is no natural habitat on the project site or in the immediate vicinity, and it is unlikely that there would be any plant or animal species of concern that would be affected by the proposed project. Thus, there would be a less than significant impact on any special status plant or animal species. Several mature trees are located throughout the 11-acre site. No trees are proposed to be removed. Even though trees are not proposed to be removed, they may be suitable for nesting habitat for avian species which could be protected under the Migratory Bird Treaty Act (MBTA). If special avian species are nesting migratory birds, and/or migratory bat roosts, the demolition activities could disturb these species. This could be a potential impact. Prior to demolition activities occur, the project sponsor will be required to comply with the following mitigations:

**Avoid Active Migratory Bird Nest during Demolition Activities**:

***BIO-1:*** *The applicant shall have a qualified biologist conduct a nesting survey 15 days prior to commencing with any construction work or tree removal that is planned to occur between February 1 and August 31. The nesting survey shall include examination of all trees within 200 feet of the entire project site, including those areas off the project site where birds could be disturbed by construction related vibrations and/or noise. If nesting passerines are identified during a survey,*

*an orange construction fencing nest protection buffer shall be placed around the nest tree. The size of the buffer shall be determined by a qualified ornithologist/biologist who frequently works with nesting birds near and on construction sites; the buffers typically range from 50 to 300 feet from the nest site. If the nest tree is located adjacent to the project site, the buffer shall be demarcated per above where the buffer occurs on the project site. No construction or earth-moving activity shall occur within any established nest protection buffer prior to September 1 unless the qualified ornithologist/biologist has determined that the young have fledged (i.e., left the nest). The nest protection buffers may be removed once the nest has been abandoned, as determined by the qualified ornithologist/biologist.*

**Avoid Migratory and Nesting roosts During Demolition**:

BIO-2: A qualified biologist will conduct survey for special species bats prior to demolition activities no less than 7 days and not more than 14 days prior to start of activities. If roosts are present and must be removed, the bats will be excluded from the roosting site before activities start. A program must be developed showing removal procedure. Exclusion efforts may be restricted during hibernation if females in maternity colonies are nursing young. If roosts cannot be removed, prior to start of demolition activities, a qualified biologist will locate elevated bat houses outside work activity areas in accordance with California Department of Wildlife standards.

Implementation of these mitigation measures would reduce the impact on the nesting birds and bat roosts to a less than significant level.

b) *Would the project have a substantial adverse effect on any riparian habitat or other sensitive natural community identified in local or regional plans, policies, and regulations or by the California Department of Fish and Game or U.S. Fish and Wildlife Service?*

The nearest riparian habitat areas are along the tributary of Wildcat Creek located about 200 feet north from the closest housing structure. With the project, there is no proposal to modify or impact the existing storm water facilities. Thus, the Wildcat Creek would not be affected by the proposed project.

c) *Would the project have a substantial adverse effect on state or federally protected wetlands (including, but not limited to, marsh, vernal pool, coastal, etc.) through direct removal, filling, hydrological interruption, or other means?*

The project site will cause no impact to the creek banks or channels. Thus, there would be no impact on federally protected wetlands. An Environmental Phase I Assessment dated November 2018 was prepared for the site. This assessment did not identify any wetlands on the site.

| Environmental Issues | Potentially Significant Impact | Less Than Significant With Mitigation Incorporated | Less Than Significant Impact | No Impact |
|---|---|---|---|---|

*d) Would the project interfere substantially with the movement of any native resident or migratory fish or wildlife species or with established native resident or migratory wildlife corridors, or impede the use of wildlife nursery sites?*

As discussed previously under Section 4a through 4c above, the project site would not cause any impacts to Wildcat Creek. Thus, the proposed project would not interfere with the movement of any fish or wildlife species.

*e) Would the project conflict with any local policies or ordinances protecting biological resources, such as a tree preservation policy or ordinance?*

The Contra Costa County Tree Protection and Preservation Ordinance provides for the protection of certain trees by regulating tree removal while allowing for reasonable development of private property. The proposed project is not identified as private property, and it does not involve removal of any trees. The demolition activities would be in proximity of tree canopies and best management practices would be established as part of the construction plans, to require fencing of the trees in order to avoid construction equipment from encroaching too close to the tree trunk. Protective fencing would be installed prior to demolition and removed only after demolition activities is resumed.

*f) Would the project conflict with the provisions of an adopted Habitat Conservation Plan, Natural Community Conservation Plan, or other approved local, regional, or state habitat conservation plan?*

There is one adopted habitat conservation plan in Contra Costa County, the East Contra Costa County Habitat Conservation Plan / Natural Community Conservation Plan (HCP/NCCP), which was approved in May 2007 by the East Contra Costa County Habitat Conservancy, comprised of the cities of Brentwood, Clayton, Oakley, and Pittsburg, and Contra Costa County. The HCP/NCCP establishes a coordinated process for permitting and mitigating the incidental take of endangered species in eastern Contra Costa County. The North Richmond area is outside of the covered area for the HCP/NCCP, and therefore, the proposed project would not affect the HCP/NCCP.

***Sources of Information***

- Site visits by County staff, February 13, 2019.
- Contra Costa County Tree Protection and Preservation Ordinance.
- http://www.co.contra-costa.ca.us/depart/cd/water/HCP/. *East Contra Costa County Habitat Conservancy.*
- EMG Phase I Environmental Assessment- November 14, 2018.

| Environmental Issues | Potentially Significant Impact | Less Than Significant With Mitigation Incorporated | Less Than Significant Impact | No Impact |
|---|---|---|---|---|
| **5. CULTURAL RESOURCES – *Would the project:*** | | | | |
| a) Cause a substantial adverse change in the significance of a historical resource pursuant to §15064.5? | ☐ | ☐ | ☐ | ☒ |
| b) Cause a substantial adverse change in the significance of an archaeological resource pursuant to §15064.5? | ☐ | ☒ | ☐ | ☐ |
| c) Disturb any human remains, including those interred outside of formal cemeteries? | ☐ | ☒ | ☐ | ☐ |

***SUMMARY:***

*a) Would the project cause a substantial adverse change in the significance of a historical resource pursuant to California Environmental Quality Act Guidelines Section 15064.5?*

The project includes demolition of all of the remaining 49 housing units. None of the housings structures are a historical resource pursuant to Section 15064.5 of the CEQA Guidelines, because it:

- Is not listed in the California Register of Historic Places and has not been determined to be eligible for listing by the State Historic Resources Commission;
- Is not included in a local register of historic resources, and not identified as significant in a historical resource survey that has been or will be included in the State Historic Resources Inventory; and
- Has not been determined to be historically or culturally significant by a lead agency.

*b) Would the project cause a substantial adverse change in the significance of an archaeological resource pursuant to California Environmental Quality Act Guidelines Section 15064.5?*

A correspondence dated February 19, 2019 was received from the California Historical Resources Information System (CHRIS). A summary of the comments received from CHRIS includes a statement that the Banett and Busby 1990 study covered about 5% of the project site, and that no cultural resources were found. Based on evaluation of environmental setting and features, Native America resources have been found along the margin of San Pablo Bay. CHRIS recommends that the lead agency contact the local native Tribe. A reminder was also made about structures 45 years or older to be of historical value. As stated on Section 5a above, the housing units are not considered of historical value. The California Department of Parks and Recreation Office of Historic Preservation has indicated that they do not object of the demolition of the housing units.

The project does not include any proposed development. All existing underground utilities are proposed to remain in place. There is no proposal to remove any trees, no proposed grading, no earth movement, nor is excavation involved. Although the project site is already urbanized, and

only involve the removal of the housing structures, there is a possibility that buried archaeological resources could be present and accidental discovery could occur during demolition activities; which could cause a **potentially significant impact on archaeological resources**. Consequently, the project sponsor is required to implement the following mitigation measures:

***Cultural Resources 1:*** *The following Mitigation Measures shall be implemented during project demolition.*

1. *A program of on-site education to instruct all demolition personnel in the identification of prehistoric and historic deposits shall be conducted prior to the start of any grading or construction activities.*

2. *If archaeological materials are uncovered during grading, trenching, or other onsite excavation, all work within 30 yards of these materials shall be stopped until a professional archaeologist who is certified by the Society for California Archaeology (SCA) and/or the Society of Professional Archaeology (SOPA), and the Native American tribe that has requested consultation and/or demonstrated interest in the project site, have had an opportunity to evaluate the significance of the find and suggest appropriate mitigation(s) if deemed necessary.*

Implementation of these mitigation measures would reduce the impact on archeological resources during project demolition to a less than significant level.

c) *Would the project disturb any human remains, including those interred outside of formal cemeteries?*

The project site is already urbanized and has no discernable paleontological features; however, similar to archaeological resources, there is a possibility that buried fossils and other paleontological resources could be present and accidental discovery could occur during demolition activities resulting in a **potentially significant impact on paleontological resources**.

***Cultural Resources 2:*** *Should human remains be uncovered during demolition activities within 30 yards of these materials shall be stopped until the County coroner has had an opportunity to evaluate the significance of the human remains and determine the proper treatment and disposition of the human remains. If the coroner determines the remains may those of a Native American, the coroner will contact the Native American Heritage Commission and the Native American tribe that has requested consultation and/or demonstrated interest in the project site.*

Implementation of this mitigation measure would reduce the impact due to disturbance of human remains to a less than significant level.

| Environmental Issues | Potentially Significant Impact | Less Than Significant With Mitigation Incorporated | Less Than Significant Impact | No Impact |
|---|---|---|---|---|

***Sources of Information***

- Site visits by County staff, February 13, 2019.
- https://www.historicaerials.com/viewer, *Richmond, CA (historic aerial photographs).*

| 6. ***ENERGY – Would the project:*** | | | | |
|---|---|---|---|---|
| a) Result in potentially significant environmental impact due to wasteful, inefficient, or unnecessary consumption of energy resources, during project construction or operation? | ☐ | ☐ | ☒ | ☐ |
| b) Conflict with or obstruct a state or local plan for renewable energy or energy efficiency? | ☐ | ☐ | ☐ | ☒ |

***SUMMARY:***

*a) Would the project result in potentially significant environmental impact due to wasteful, inefficient, or unnecessary consumption of energy resources, during project construction or operation??*

The project will be limited to demolition only. As discussed under the Air Quality Section, the project will be required to comply with the Air Quality District's best management practices. The impact will be less than significant. The project will have no impact on greenhouses gases and any future development will need to comply with both the local and state building code which relates to energy efficiency.

*b) Would the project conflict with or obstruct a state or local plan for renewable energy or energy efficiency?*

As stated previously, in the lack of any development, and after the implementation of the Air District BMPs, the project will not obstruct a state or local plan for renewable energy of energy efficiency.

**Sources of Information**

*-Contra Costa County General Plan 2005-2020*
*-Contra Costa County Climate Action Plan 2015*

| 7. ***GEOLOGY AND SOILS – Would the project:*** |
|---|
| a) Directly or indirectly cause potential substantial adverse effects, including the risk of loss, injury or death involving: |

| Environmental Issues | Potentially Significant Impact | Less Than Significant With Mitigation Incorporated | Less Than Significant Impact | No Impact |
|---|---|---|---|---|
| i) Rupture of a known earthquake fault, as delineated on the most recent Alquist-Priolo Earthquake Fault Zoning Map issued by the State Geologist for the area or based on other substantial evidence of a known fault? | ☐ | ☐ | ☐ | ☒ |
| ii) Strong seismic ground shaking? | ☐ | ☐ | ☐ | ☒ |
| iii) Seismic-related ground failure, including liquefaction? | ☐ | ☐ | ☐ | ☒ |
| iv) Landslides? | ☐ | ☐ | ☐ | ☒ |
| b) Result in substantial soil erosion or the loss of topsoil? | ☐ | ☐ | ☒ | ☐ |
| c) Be located on a geologic unit or soil that is unstable, or that would become unstable as a result of the project and potentially result in on- or off-site landslide, lateral spreading, subsidence, liquefaction or collapse? | ☐ | ☐ | ☐ | ☒ |
| d) Be located on expansive soil, as defined in Table 18-1-B of the Uniform Building Code (1994), creating substantial direct or indirect risks to life or property? | ☐ | ☐ | ☐ | ☒ |
| e) Have soils incapable of adequately supporting the use of septic tanks or alternative wastewater disposal systems where sewers are not available for the disposal of wastewater? | ☐ | ☐ | ☐ | ☒ |
| f) Directly or indirectly destroy a unique paleontological resource or site or unique geologic feature? | ☐ | ☐ | ☐ | ☒ |

***SUMMARY:***

*a) Would the project directly or indirectly cause potential substantial adverse effects, including the risk of loss, injury or death involving:*

*i) Rupture of a known earthquake fault, as delineated on the most recent Alquist-Priolo Earthquake Fault Zoning Map issued by the State Geologist for the area or based on other substantial evidence of a known fault?*

The California Geological Survey (CGS) has delineated Alquist-Priolo (A-P) zones along the known active faults in California. The nearest fault considered active by CGS is the Hayward fault, which is mapped approximately 1.5 miles northeast of the project site; however, because the site is not within the Hayward A-P zone, the risk of fault rupture is generally regarded as very low. As a result, the potential impact from surface fault rupture would be less than significant.

*ii) Strong seismic ground shaking?*

Figure 10-4 (Estimated Seismic Ground Response) of the General Plan Safety Element identifies the project site to be in an area rated "highest" damage susceptibility. However, the risk of structural damage from ground shaking is regulated by the building code and the project does not

involve any proposed construction. For these reasons, there will be no environmental impact from seismic ground shaking.

*iii) Seismic-related ground failure, including liquefaction?*

Figure 10-5 (Estimated Liquefaction Potential) of the General Plan Safety Element divides land in the County into three liquefaction potential categories: "generally high," "generally moderate to low," and "generally low". It is used as a "screening criteria" during the processing of land development applications, on a project-by-project basis. By intent, the map is conservative on the side of safety. The project site is in an area rated "generally moderate to low" liquefaction potential. Conversely, the classification "generally moderate to low" does not imply that liquefaction risks are negligible. The approach of CDD has been to require rigorous quantitative evaluation of liquefaction potential for subdivisions within areas classified as "high liquefaction potential", and qualitative investigations required in areas classified "moderate to low" liquefaction potential. Due to the fact the no structures are involved as part of this project, there are no concerns related to seismic-related ground failure.

*iv) Landslides?*

As discussed above, the site has a general moderate low liquefaction. The site is also relatively flat and no structures are proposed; therefore, landslides are not a concern for the proposed demolition project.

*b) Would the project result in substantial soil erosion or the loss of topsoil?*

In 1975 the U.S. Geological Survey (USGS) issued photointerpretive maps of Contra Costa County showing the distribution landslide and other surficial deposits. The USGS mapping is presented on Figure 10-6 (Geologic (Landslide) Hazards) of the General Plan Safety Element. According to this map, which was prepared by an experienced USGS geologist, the project site is not in a landslide area. Consequently the risk of landsliding on the project site would be considered to be less than significant.

*c) Would the project be located on a geologic unit or soil that is unstable, or that would become unstable as a result of the project and potentially result in on- or off-site landslide, lateral spreading, subsidence, liquefaction or collapse?*

According to the Soil Survey of Contra Costa County, the soil series mapped in the project vicinity is Clear Lake clay (Cc), which occurs on nearly level floodplains. The *typical profile* for this soil is 60 inches deep. Runoff is very slow and the erosion hazard is nil. As a result there would be no impacts related to substantial soil erosion or loss of topsoil.

| Environmental Issues | Potentially Significant Impact | Less Than Significant With Mitigation Incorporated | Less Than Significant Impact | No Impact |
|---|---|---|---|---|

*d) Would the project be located on expansive soil, as defined in Table 18-1-B of the Uniform Building Code (1994), creating substantial direct or indirect risks to life or property?*

Due to the fact that no habitable space is proposed as part of this project, there will be no impacts.

*e) Would the project have soils incapable of adequately supporting the use of septic tanks or alternative wastewater disposal systems where sewers are not available for the disposal of wastewater?*

The project is within the area served by the West County Wastewater District. There will be no septic system within the project.

*f) Would the project directly or indirectly destroy a unique paleontological resource or site or unique geologic feature?*

The project includes demolition of the 49 units and no removal of trees. No earth movement, grading, or excavation is proposed for this project.

***Sources of Information***

- Contra Costa County General Plan, 2005-2020. *Safety Element.*
- Contra Costa County, 1994. *North Richmond Planned District Map (Liquefaction Areas).*
- California Building Code, 2016.

| 8. GREENHOUSE GAS EMISSIONS – *Would the project:* | | | | |
|---|---|---|---|---|
| a) Generate greenhouse gas emissions, either directly or indirectly, that may have a significant impact on the environment? | ☐ | ☐ | ☒ | ☐ |
| b) Conflict with an applicable plan, policy or regulation adopted for the purpose of reducing the emissions of greenhouse gases? | ☐ | ☐ | ☒ | ☐ |

***SUMMARY:***

*a) Would the project generate greenhouse gas emissions, either directly or indirectly, that may have a significant impact on the environment?*

Greenhouse gases (GHGs) are gases that trap heat in the atmosphere and contribute to global climate change. Greenhouse gases include gases such as carbon dioxide, methane, nitrous oxide, and various fluorocarbons commonly found in aerosol sprays. The proposed project would include demolition of structures only and the project would not result in the generation of GHG emissions that exceed the threshold of significance, as no threshold is identified for construction activities.

| Environmental Issues | Potentially Significant Impact | Less Than Significant With Mitigation Incorporated | Less Than Significant Impact | No Impact |
|---|---|---|---|---|

*b) Would the project conflict with an applicable plan, policy or regulation adopted for the purpose of reducing the emissions of greenhouse gases?*

At a regional scale, the BAAQMD adopted the *2017 Bay Area Clean Air Plan: Spare the Air, Cool the Climate*. The purpose of the *Clean Air Plan* is to bring the air basin into compliance with the requirements of Federal and State air quality standards and achieve greenhouse gas reduction targets for 2030 and 2050. The *Clean Air Plan* included a number of pollutant reduction strategies for the San Francisco Bay air basin.

Within Contra Costa County, the Contra Costa County Board of Supervisors adopted the Climate Action Plan in December 2015. The Climate Action Plan includes a number of GHG emission reduction strategies. The strategies include measures such as implementing standards for green buildings and energy-efficient buildings, reducing parking requirements, and reducing waste disposal. Green building codes and debris recovery programs are among the strategies currently implemented by the County.

Construction/demolition material will be required to comply with the Contra Costa County Debris Recovery Ordinance. Thus, the proposed project will be in conformance with applicable County GHG emission reduction strategies.

***Sources of Information***

- Bay Area Air Quality Management District, 2017. *2017 Bay Area Clean Air Plan: Spare the Air, Cool the Climate.*
- Bay Area Air Quality Management District, 2017. *Air Quality Guidelines; May 2017.*
- Contra Costa County, 2015. *Climate Action Plan.*

| 9. HAZARDS AND HAZARDOUS MATERIALS – *Would the project:* | | | | |
|---|---|---|---|---|
| a) Create a significant hazard to the public or the environment through the routine transport, use, or disposal of hazardous materials? | ☐ | ☒ | ☐ | ☐ |
| b) Create a significant hazard to the public or the environment through reasonably foreseeable upset and accident conditions involving the release of hazardous materials into the environment? | ☐ | ☒ | ☐ | ☐ |
| c) Emit hazardous emissions or handle hazardous or acutely hazardous materials, substances, or waste within one-quarter mile of an existing or proposed school? | ☐ | ☐ | ☒ | ☐ |
| d) Be located on a site which is included on a list of hazardous materials sites compiled pursuant to Government Code Section 65962.5 and, as a result, would create a significant hazard to the public or the environment? | ☐ | ☐ | ☒ | ☐ |

| Environmental Issues | Potentially Significant Impact | Less Than Significant With Mitigation Incorporated | Less Than Significant Impact | No Impact |
|---|---|---|---|---|
| e) For a project located within an airport land use plan or, where such a plan has not been adopted, within two miles of a public airport or public use airport, would the project result in a safety hazard or excessive noise for people residing or working in the project area? | ☐ | ☐ | ☐ | ☒ |
| f) Impair implementation of or physically interfere with an adopted emergency response plan or emergency evacuation plan? | ☐ | ☐ | ☒ | ☐ |
| g) Expose people or structures, either directly or indirectly, to a significant risk of loss, injury or death involving wildland fires? | ☐ | ☐ | ☒ | ☐ |

***SUMMARY:***

*a) Would the project create a significant hazard to the public or the environment through the routine transport, use, or disposal of hazardous materials?*

A survey report for lead and asbestos was conducted on March 26, 2018 for the site. This survey determined the presence of both lead and asbestos. The project proposes demolition of 49 units. The project sponsor will be required to take steps to ensure that project demolition is safe, include the preparation and implementation of a project specific Health and Safety Plan and installation of sediment erosion/control features in the form of silt fence. These materials will be removed and disposed of in accordance with professionally prepared construction specifications and in accordance with federal, state, and local regulations as part of the planned building demolition activities. The project sponsor will be required to obtain a permit with the BAAQMD. These measures below may overlap but do not supersede any additional measure that may be required by the BAAMD. Measures are in place to ensure that the project activities will follow the required local, state and federal regulations that related to the handling and disposing of lead and asbestos.

HAZ-1

- *Asbestos-containing materials shall be abated with a certified asbestos abatement contractor in accordance with BAAQMD regulations and notification requirements.*
- *The demolition and removal of materials containing lead-based paint would be required to follow the CAL/OSHA Lead in Construction Standard, Title 8, California Code of Regulations.*
- *Any hazardous materials associated with buildings, such as fluorescent lights (if applicable) and electrical switches shall be disposed of in accordance with DTSC hazardous waste regulations.*

Implementation of this mitigation would reduce the impact from waste discharge to a less than significant level.

| Environmental Issues | Potentially Significant Impact | Less Than Significant With Mitigation Incorporated | Less Than Significant Impact | No Impact |
|---|---|---|---|---|

b) *Would the project create a significant hazard to the public or the environment through reasonably foreseeable upset and accident conditions involving the likely release of hazardous materials into the environment?*

As discussed above, except for the lead and asbestos detected to the site, the project is not excepted to create a significant hazard to the public or to the environment. However, if removal of the chemicals identified on the site are not properly removed/conducted, it could pose a risk to the public and the environment. Mitigation HAZ-1 identified above will ensure the project will cause a less than significant impact. In addition to the lead and asbestos concern, a correspondence was received from the Contra Costa County Mosquito & Vector Control District. The correspondence states that no aspect of the project or property breed, harbor, or maintain vectors or other nuisances. Measures may be needed to reduce displacement of any rodents from the site into nearby residences and businesses. If the site is infested with rodents these rodents could be also contaminated from the sites hazards, and reach other sites. In order to avoid this potential impact, the project sponsor will have to require the project contractor to consult with the Mosquito & Vector Control District to learn of any measure that may be applicable:

HAZ 2:

- At least 30 days prior to the demolition activities, the project contractor will consult with the Mosquito & Vector Control District to obtain any necessary measure to avoid breeding, harbor of mosquitos or other nuisances as defined by Cal Health and safety Code Section 2002.

c) *Would the project emit hazardous emissions or handle hazardous or acutely hazardous materials, substances, or waste within one-quarter mile of an existing or proposed school?*

The closest school to the site is the Verde Elementary School at 2000 Giaramita Street, located 800 feet to the northeast of the site. Due to the distance between the site and the school, the proposed project would not have an impact on the school due to hazardous substances.

d) *Would the project be located on a site which is included on a list of hazardous materials sites compiled pursuant to Government Code Section 65962.5 and, as a result, would it create a significant hazard to the public or the environment?*

A review of regulatory databases maintained by County, State, and federal agencies found no documentation of hazardous materials violations or discharge currently the project site. The site is not listed on the State of California Hazardous Waste and Substance Sites (Cortese) List that is maintained pursuant to California Government Code section 65962.5. Thus, the site poses a less than significant hazard to the public or the environment.

| Environmental Issues | Potentially Significant Impact | Less Than Significant With Mitigation Incorporated | Less Than Significant Impact | No Impact |
|---|---|---|---|---|

e) *For a project located within an airport land use plan or, where such a plan has not been adopted, within two miles of a public airport or public use airport, would the project result in a safety hazard or excessive noise for people residing or working in the project area?*

The nearest County facility is the Buchanan Field Airport, which is approximately 16 miles east of the project site. The airport influence area is delineated in the *Contra Costa County Airport Land Use Compatibility Plan*. The site is not within the Buchanan Field Airport influence area. Thus the proposed project is not considered to be located within an area where airport operations present a potential hazard.

f) *Would the project impair implementation of or physically interfere with an adopted emergency response plan or emergency evacuation plan?*

With the proposed project, there would be no change in the physical configuration or the use of the project site. Thus, the project would not significantly impair or interfere with emergency evacuation. This project was forwarded to the County Hazardous Material Division and they responded stating that they have no concerns with this project.

g) *Would the project expose people or structures, either directly or indirectly, to a significant risk of loss, injury or death involving wildland fires?*

The project site is an existing residential area within the urbanized community of North Richmond, in an area designated as "urban unzoned" by the California Department of Forestry and Fire Protection. The Department of Forestry and Fire Protection's Very High Fire Hazard Severity Zone Map for Contra Costa County characterizes this area as a Non-Very High Fire Hazard Severity Zone area. Thus, the site would not have a significant risk of wildland fire.

***Sources of Information***

- Contra Costa County Code, Title 4, Division 450. *Hazardous Materials and Wastes.*
- http://www.dtsc.ca.gov/SiteCleanup/Cortese_List.cfm, *Hazardous Waste and Substances sites.*
- Contra Costa County, 2000. *Contra Costa County Airport Land Use Compatibility Plan.*
- Contra Costa County General Plan, 2005-2020. *Transportation and Circulation Element.*
- CalFire. 2009. *Contra Costa County, Very High Fire Hazard Severity Zones In LRA (Map).*
- EMG - Phase I Environmental Assessment- November 14, 2018.
- Environ-S.T.A.R., Inc. - Lead/Asbestos Survey- march 26, 2018.

| Environmental Issues | Potentially Significant Impact | Less Than Significant With Mitigation Incorporated | Less Than Significant Impact | No Impact |
|---|---|---|---|---|
| **10. *HYDROLOGY AND WATER QUALITY – Would the project:*** | | | | |
| a) Violate any water quality standards or waste discharge requirements or otherwise substantially degrade surface or ground water quality? | ☐ | ☐ | ☒ | ☐ |
| b) Substantially decrease groundwater supplies or interfere substantially with groundwater recharge such that the project may impede sustainable groundwater management of the basin? | ☐ | ☐ | ☐ | ☒ |
| c) Substantially alter the existing drainage pattern of area, including through the alteration of the course of a stream or river or through the addition of impervious surfaces, in a manner which would: | ☐ | ☐ | ☒ | ☐ |
| i) Result in substantial erosion or siltation on- or off-site? | ☐ | ☐ | ☒ | ☐ |
| ii) Substantially increase the rate or amount of surface runoff in a manner which would result in flooding on- or off-site? | ☐ | ☐ | ☒ | ☐ |
| ii) Create or contribute runoff water which would exceed the capacity of existing or planned stormwater drainage systems or provide substantial additional sources of polluted runoff? | ☐ | ☐ | ☒ | ☐ |
| iv) Impede or redirect flood flows? | ☐ | ☐ | ☒ | ☐ |
| d) In flood hazard, tsunami, or seiche zones, risk release of pollutants due to project inundation? | ☐ | ☐ | ☐ | ☒ |
| e) Conflict with or obstruct implementation of a water quality control plan or sustainable groundwater management plan? | ☐ | ☐ | ☐ | ☒ |

***SUMMARY:***

a) *Would the project violate any water quality standards or waste discharge requirements or otherwise substantially degrade surface or ground water quality?*

A correspondence dated February 28, 2019 was received from the County Flood Control Division. Staff from the Flood Control is requesting that the project sponsor removes any dead and dangerous branches along Warren Road. There is also a request for the project sponsor to install erosion control and other Best Management Plan in order to prevent demolition materials from being washed away from the property. Flood Control staff has also stated that if power washed is required for the clean-up, the run off should be discharged in a manner to prevent contaminated runoff and should not be discharged toward the creek. The Housing Authority has confirmed that water will be used to control dust of the demolition area, but no power wash is proposed to be used. The construction/demolition plan will include the following best management notes:

- Installation of soil erosion-sedimentation control will be installed per required local regulation.

- Filling of the demolition site depression with clean lead free gravel of 1" or less, to meet existing site grades, compacted as necessary to stabilize the material and eliminate excessive settling, and cover with at least 3" of screened loam.

- Staging of equipment and materials shall be limited to "Staging Area 1" or "Staging Area 2" as identified on the Site Plans.

b) *Would the project substantially decrease groundwater supplies or interfere substantially with groundwater recharge such that the project may impede sustainable groundwater management of the basin?*

There is no proposed development as part of this project. It will have no impact on groundwater supplies or recharge.

c) *Would the project substantially alter the existing drainage pattern of area, including through the alteration of the course of a stream or river or through the addition of impervious surfaces, in a manner which would:*

*i) Result in substantial erosion or siltation on- or off-site?*
*ii) Substantially increase the rate or amount of surface runoff in a manner, which would result in flooding on- or off-site?*
*iii) Create or contribute runoff water which would exceed the capacity of existing or planned stormwater drainage systems or provide substantial additional sources of polluted runoff?*
*iv) Impede or redirect flood flows?*

i)-iv) The proposed project would not substantially alter the drainage pattern of the project site or area or result in substantial erosion or siltation. As described in the project description, parcels in the project vicinity are relatively flat. Accordingly, the project does not propose to impact the drainage of the site and it would not substantially alter the drainage pattern of the site or area nor will it result in substantial erosion or siltation.

d) *In flood hazard, tsunami, or seiche zones, would the project risk release of pollutants due to project inundation?*

As described previously, the proposed project would not substantially alter the existing drainage pattern of the site or area. As a result, there would not be any significant risk due to an increase in the project-related volume of runoff that would result in onsite or off-site flooding.
The proposed project would not be susceptible to inundation by seiche or tsunami. The California Geological Survey (2009) has projected and mapped the tsunami hazard posed by a tidal wave that passes through the Golden Gate and into San Francisco Bay, San Pablo Bay and Carquinez

| Environmental Issues | Potentially Significant Impact | Less Than Significant With Mitigation Incorporated | Less Than Significant Impact | No Impact |
|---|---|---|---|---|

Strait. As mapped, the tsunami hazard in the North Richmond area is limited to the lowland area immediately adjacent to San Francisco Bay. The project vicinity is outside of the tsunami inundation area. A seiche is a water wave in a standing body of water such as a large lake or reservoir that is caused by an earthquake, a major landslide, or strong winds. This hazard does not exist within the North Richmond area as there are no large lakes or reservoirs in the area.

e) *Would the project conflict with or obstruct implementation of a water quality control plan or sustainable groundwater management plan?*

There is not proposed development, so the project would not cause any impacts or obstruct the implementation of a water quality control plan of groundwater plan.

***Sources of Information***

California Geological Survey, 2009. *Tsunami Inundation Map for Emergency Planning, Richmond Quadrangle.*
Contra Costa County General Plan, 2005-2020. *Safety Element*

| 11. *LAND USE AND PLANNING – Would the project:* | | | | |
|---|---|---|---|---|
| a) Physically divide an established community? | ☐ | ☐ | ☐ | ☒ |
| b) Cause a significant environmental impact due to conflict with any land use plan, policy, or regulation adopted for the purpose of avoiding or mitigating an environmental effect? | ☐ | ☐ | ☐ | ☒ |

***SUMMARY:***

a) *Would the project physically divide an established community?*

The Housing Authority of the County of Contra Costa has determined that the existing development is physically obsolete per HUD standards and are pursuing demolition for the health, safety, and welfare of its residents. Age, use, and declining funding have caused this property to fall into disrepair. The facilities are considered to be past their useful life. The buildings to be demolished are considered to be unsafe and are all vacant and boarded up. Demolition of the 49 housing units will create no reason to physically divide the community and it is viewed as a beneficial impact to the surrounding area.

b) *Would the project cause a significant environmental impact due to conflict with any land use plan, policy, or regulation adopted for the purpose of avoiding or mitigating an environmental effect?*

| Environmental Issues | Potentially Significant Impact | Less Than Significant With Mitigation Incorporated | Less Than Significant Impact | No Impact |
|---|---|---|---|---|

The project site is within the ML, Multi-family Residential –low land use designation and zoned as Planned Unit Development District. The purpose of the project is to demolish housing units and there is no proposal for any development, including proposal to change the use of the site.

c) *Does the project conflict with any applicable habitat conservation plan or natural communities conservation plan?* ***(No impact)***

As discussed in Section 4.f above, the East Contra Costa Habitat Conservancy adopted the East Contra Costa County Habitat Conservation Plan / Natural Community Conservation Plan in May 2007. The HCP/NCCP is the only adopted habitat conservation plan in Contra Costa County. The North Richmond area is outside of the covered area for the HCP/NCCP, and therefore, the proposed project would not affect the HCP/NCCP.

- Site visits by County staff, February 13, 2019.
- Contra Costa County General Plan, 2005-2020. *Land Use Element.*
- Contra Costa County Code, Title 8, Zoning Ordinance.

| 12. MINERAL RESOURCES – *Would the project:* | | | | |
|---|---|---|---|---|
| a) Result in the loss of availability of a known mineral resource that would be of value to the region and the residents of the state? | ☐ | ☐ | ☐ | ☒ |
| b) Result in the loss of availability of a locally-important mineral resource recovery site delineated on a local general plan, specific plan or other land use plan? | ☐ | ☐ | ☐ | ☒ |

***SUMMARY:***

a) *Would the project result in the loss of availability of a known mineral resource that would be of value to the region and the residents of the state?*

Known mineral resource areas in the County are shown on Figure 8-4 (Mineral Resource Areas) of the Contra Costa County General Plan Conservation Element. No known mineral resources have been identified in the project vicinity, and therefore the proposed project would not result in the loss of availability of any known mineral resource.

b) *Would the project result in the loss of availability of a locally-important mineral resource recovery site delineated on a local general plan, specific plan or other land use plan?*

The project site is not within an area of known mineral importance according to the Conservation Element of the General Plan, and therefore, the project would not impact any mineral resource recovery site.

| Environmental Issues | Potentially Significant Impact | Less Than Significant With Mitigation Incorporated | Less Than Significant Impact | No Impact |
|---|---|---|---|---|

***Sources of Information***

- Contra Costa County General Plan, 2005-2020. *Conservation Element.*

| 13. *NOISE – Would the project result in:* | | | | |
|---|---|---|---|---|
| a) Generation of a substantial temporary or permanent increase in ambient noise levels in the vicinity of the project in excess of standards established in the local general plan or noise ordinance, or applicable standards of other agencies? | ☐ | ☒ | ☐ | ☐ |
| b) Generation of excessive groundborne vibration or groundborne noise levels? | ☐ | ☐ | ☒ | ☐ |
| c) For a project located within the vicinity of a private airstrip or an airport land use plan or, where such a plan has not been adopted, within two miles of a public airport or public use airport, would the project expose people residing or working in the project area to excessive noise levels? | ☐ | ☐ | ☐ | ☒ |

***SUMMARY:***

a) *Would the project result in generation of a substantial temporary or permanent increase in ambient noise levels in the vicinity of the project in excess of standards established in the local general plan or noise ordinance, or applicable standards of other agencies?*

Construction/demolition equipment can generate noise level in exceed of 80 decibels, which is not an acceptable level for sensitive receptors (residential, schools). However, the noise will be temporary. Demolition will start and end in Summer of 2019 when day hours are longer. Activities at the project site are not expected to expose persons to, or generate, noise levels in excess of the Community Noise Exposure Levels shown on Figure 11-6 of the General Plan Noise Element. Figure 11-6 shows that levels of 75 dB or less are normally acceptable and 80 dB or less are conditionally acceptable for industrial land uses and for residential areas normally acceptable level is 60 dB. Table 11-2 of the General Plan Noise Element lists noise levels to be 72 dB as measured 100 feet from Richmond Parkway.

However, temporary noise that will be generated by the demolition activities may be in excess of acceptable levels for residential areas. The higher noise level generated are from heavy equipment (such as pile-driving) used for grading and excavation. The project sponsor has confirmed that due to the fact that there will be no grading or earth moving activities, there will be no pile-driving equipment used for this project. With the following mitigations, the noise impacts will be considered less than significant.

***NOI- 1:*** *The following noise reduction measures shall be implemented during project construction/demolition and shall be included on all construction plans.*

1. *The applicant shall make a good faith effort to minimize project-related disruptions to*

*adjacent properties, and to uses on the site. This shall be communicated to all project-related contractors.*

2. *The applicant shall require their contractors and subcontractors to fit all internal combustion engines with mufflers which are in good condition and shall locate stationary noise-generating equipment such as air compressors as far away from existing residences as possible.*

3. *A publicly visible sign shall be posted on the property with the telephone number and person to contact regarding construction-related complaints. This person shall respond and take corrective action within 24 hours. The Department of Conservation and Development phone number shall also be visible to ensure compliance with applicable regulations.*

4. *Large trucks and heavy equipment are subject to the same restrictions that are imposed on construction activities, except that the hours are limited to 9:00 AM to 4:00 PM.*

5. *All construction activities shall be limited to the hours of 8:00 A.M. to 5:00 P.M., Monday through Friday, and are prohibited on state and federal holidays on the calendar dates that these holidays are observed by the state or federal government as listed below:*
   *New Year's Day (State and Federal)*
   *Birthday of Martin Luther King, Jr. (State and Federal)*
   *Washington's Birthday (Federal)*
   *Lincoln's Birthday (State)*
   *President's Day (State and Federal)*
   *Cesar Chavez Day (State)*
   *Memorial Day (State and Federal)*
   *Independence Day (State and Federal)*
   *Labor Day (State and Federal)*
   *Columbus Day (State and Federal)*
   *Veterans Day (State and Federal)*
   *Thanksgiving Day (State and Federal)*
   *Day after Thanksgiving (State)*
   *Christmas Day (State and Federal)*

Implementation of these mitigation measures would reduce the impact from the construction noise to a less than significant level.

b) *Would the project result in generation of excessive groundborne vibration or groundborne noise levels?*

| Environmental Issues | Potentially Significant Impact | Less Than Significant With Mitigation Incorporated | Less Than Significant Impact | No Impact |
|---|---|---|---|---|

The proposed project would involve only demolition of the housing units. Project construction would not include any components (e.g., pile-driving) that would generate excessive ground-borne vibration levels.

c) *For a project located within an airport land use plan or, where such a plan has not been adopted, within two miles of a public airport or public use airport, would the project expose people residing or working in the project area to excessive noise levels?*

The project would cause no impact to people due to the fact that no proposed development is part of the project.

***Sources of Information***

- Site visits by County staff, February 13, 2019.
- Contra Costa County General Plan, 2005-2020. *Noise Element.*
- Contra Costa County, 2000. *Contra Costa County Airport Land Use Compatibility Plan.*

| 14. *POPULATION AND HOUSING – Would the project:* | | | | |
|---|---|---|---|---|
| a) Induce substantial unplanned population growth in an area, either directly (e.g., by proposing new homes and businesses) or indirectly (e.g., through extension of roads or other infrastructure)? | ☐ | ☐ | ☐ | ☒ |
| b) Displace substantial numbers of existing people or housing, necessitating the construction of replacement housing elsewhere? | ☐ | ☐ | ☐ | ☒ |

***SUMMARY:***

a) *Would the project induce substantial unplanned population growth in an area, either directly (e.g., by proposing new homes and businesses) or indirectly (e.g., through extension of roads or other infrastructure)?*

Since the project involves only demolition, it would not cause any impacts on population growth.

b) *Would the project displace substantial numbers of existing people or housing, necessitating the construction of replacement housing elsewhere?*

As indicated by the Housing Authority staff, the previous occupants of the housing units have been relocated to other locations. The project will not trigger any housing replacement because the units have been vacant for several years. The residents of this housing development has either been relocated to another affordable unit or to another subsidized housing development.

| Environmental Issues | Potentially Significant Impact | Less Than Significant With Mitigation Incorporated | Less Than Significant Impact | No Impact |
|---|---|---|---|---|

***Sources of Information***

- Site visits by County staff, February 13, 2019.
- Contra Costa County General Plan, 2005-2020. *Land Use Element.*

| **15. PUBLIC SERVICES** – *Would the project result in substantial adverse physical impacts associated with the provision of new or physically altered governmental facilities, need for new or physically altered governmental facilities, the construction of which could cause significant environmental impacts, in order to maintain acceptable service ratios, response times or other performance objectives for any of the public services:* | | | | |
|---|---|---|---|---|
| a) Fire Protection? | ☐ | ☐ | ☐ | ☒ |
| b) Police Protection? | ☐ | ☐ | ☐ | ☒ |
| c) Schools? | ☐ | ☐ | ☐ | ☒ |
| d) Parks? | ☐ | ☐ | ☐ | ☒ |
| e) Other public facilities? | ☐ | ☐ | ☐ | ☒ |

***SUMMARY:***

*Would the project result in substantial adverse physical impacts associated with the provision of new or physically altered governmental facilities, need for new or physically altered governmental facilities, the construction of which could cause significant environmental impacts, in order to maintain acceptable service ratios, response times or other performance objectives for any of the public services:*

a)-e) There is no development proposed for this project beyond demolition of the dilapidated housing units. As proposed, the project will have no impact on public services. A correspondence received by Contra Costa County Fire Protection District, dated February 20, 2019, indicates that the District has no comments on concerns on the proposed project.

| **16. RECREATION** | | | | |
|---|---|---|---|---|
| a) Would the project increase the use of existing neighborhood and regional parks or other recreational facilities such that substantial physical deterioration of the facility would occur or be accelerated? | ☐ | ☐ | ☐ | ☒ |
| b) Does the project include recreational facilities or require the construction or expansion of recreational facilities, which might have an adverse physical effect on the environment? | ☐ | ☐ | ☐ | ☒ |

***SUMMARY:***

*a) Would the project increase the use of existing neighborhood and regional parks or other recreational facilities such that substantial physical deterioration of the facility would occur or be accelerated?*

| Environmental Issues | Potentially Significant Impact | Less Than Significant With Mitigation Incorporated | Less Than Significant Impact | No Impact |
|---|---|---|---|---|

*b) Does the project include recreational facilities or require the construction or expansion of recreational facilities, which might have an adverse physical effect on the environment?*

a)-b) As proposed, the project will have no impact on recreation.

| 17. *TRANSPORTATION – Would the project:* | | | | |
|---|---|---|---|---|
| a) Conflict with a program, plan, ordinance or policy addressing the circulation system, including transit, roadway, bicycle, and pedestrian facilities? | ☐ | ☐ | ☒ | ☐ |
| b) Conflict or be inconsistent with CEQA Guidelines Section 15064.3(b)? | ☐ | ☐ | ☒ | ☐ |
| c) Substantially increase hazards due to a geometric design feature (e.g., sharp curves or dangerous intersections) or incompatible uses (e.g., farm equipment)? | ☐ | ☐ | ☐ | ☒ |
| d) Result in inadequate emergency access? | ☐ | ☐ | ☒ | ☐ |

***SUMMARY:***

*a) Would the project conflict with a program, plan, ordinance or policy addressing the circulation system, including transit, roadway, bicycle, and pedestrian facilities?*

There are no proposed construction, which would include new roadway, sidewalks, or bicycle lanes, or any element that would neither contribute nor conflict with a plan that addresses these facilities. As part of the best management practices, the demolition/construction plans would indicate the preferred route "truck route" for all of the construction/demolition workers to route construction debris materials in order to avoid local roads. As indicated on a memorandum dated March 7, 2019, the County Public Works staff has identified the truck route as north of Fred Jackson Way and west to Richmond Parkway using Parr Blvd. This is the route to be used to the extent possible to enter and leave the site. It is anticipated that 2-3 trucks per day will be entering and leaving the site.

*b) Would the project conflict or be inconsistent with CEQA Guidelines Section 15064.3(b)?*

In response to Senate Bill 743, the OPR is updating the CEQA Guidelines to include new transportation related evaluation metrics. According to the Updated to CEQA Thresholds of Significance and Transportation Impact Study Guidelines dated December 28, 2018, VMT impacts could have a significant effect on the environment if the project would:

-Cause additional VMT per capita, per service population, or other appropriate efficiency measure;

| Environmental Issues | Potentially Significant Impact | Less Than Significant With Mitigation Incorporated | Less Than Significant Impact | No Impact |
|---|---|---|---|---|

-Substantially induce additional automobile travel by increasing physical roadway capacity in congested areas (i.e. by adding new mixed-flow lanes) or by adding new roadways to the network; or

-Conflict with a plan, ordinance, or policy addressing the safety of performance of the circulation system, including transit, roadways, bicycle lanes, and pedestrian paths (except for automobile level of service or other measures of vehicle delay).

However, new CEQA Guidelines 150604.3 states that the amendments do not take effect until July 1, 2020 unless the lead agency adopts them earlier. Neither the County, not the CCTA have adopted VMT thresholds. Accordingly, this analysis have been prepared for informational purposes only.

c) *Would the project substantially increase hazards due to a geometric design feature (e.g., sharp curves or dangerous intersections) or incompatible uses (e.g., farm equipment)?*

No part of the project would pose a hazard due to a design feature since no development is proposed as part of the project.

d) *Would the project result in inadequate emergency access?*

As indicated, the only traffic related to the project would be caused by temporary construction/demolition truck movements. The trucks would be taking the "truck route" in order to avoid local residential roads, and it is not expected to impact emergency access.

***Sources of Information***

- Site visits by County staff, February 13, 2019.
- Contra Costa Transportation Authority, 2017. *Update of the Contra Costa Congestion Management Program.*
- Contra Costa County General Plan 2005-2020. *Growth Management Element.*
- Contra Costa County General Plan 2005-2020. *Transportation and Circulation Element.*
- Contra Costa County Off-Street Parking Ordinance.

| **18. TRIBAL CULTURAL RESOURCES** – *Would the project cause a substantial adverse change in the significance of a tribal cultural resource, defined in Public Resources Code section 21074 as either a site, feature, place, cultural landscape that is geographically defined in terms of the size and scope of the landscape, sacred place, or object with cultural value to a California Native American tribe, and that is:* | | | | |
|---|---|---|---|---|
| a) Listed or eligible for listing in the California Register of Historical Resources, or in a local register of historical resources as defined in Public Resources Code section 5020.1(k)? | ☐ | ☐ | ☒ | ☐ |

| Environmental Issues | Potentially Significant Impact | Less Than Significant With Mitigation Incorporated | Less Than Significant Impact | No Impact |
|---|---|---|---|---|
| b) A resource determined by the lead agency, in its discretion and supported by substantial evidence, to be significant pursuant to criteria set forth in subdivision (c) of Public Resources Code Section 5024.1? | ☐ | ☒ | ☐ | ☐ |

***SUMMARY:***

*Would the project cause a substantial adverse change in the significance of a tribal cultural resource, defined in Public Resources Code section 21074 as either a site, feature, place, cultural landscape that is geographically defined in terms of the size and scope of the landscape, sacred place, or object with cultural value to a California Native American tribe, and that is:*

a) *Listed or eligible for listing in the California Register of Historical Resources, or in a local register of historical resources as defined in Public Resources Code section 5020.1(k)?* ***(No impact)***

The project proposes to demolish all 49 units, where no structure have been identified as a state or local historical resource. Thus, the proposed project would have no impact on visible tribal cultural resources.

b) *A resource determined by the lead agency, in its discretion and supported by substantial evidence, to be significant pursuant to criteria set forth in subdivision (c) of Public Resources Code Section 5024.1?* ***(Less than significant with mitigation)***

As discussed previously, the project site is already urbanized and has no discernible archaeological or paleontological features; however, there is a possibility that buried archaeological or paleontological resources, or human remains, could be present and accidental discovery could occur during demolition on the project site, resulting in a **potentially significant impact on tribal cultural resources**. As a result, the applicant is required to implement mitigation measures **Cultural Resources 1** and **Cultural Resources 2**.

A correspondence dated February 24, 2019 was received from Wilton Rancheria requesting a copy of any cultural resources assessments that have been completed and any planned geotechnical testing. County staff contacted the Tribe and clarified that the project will not include removal of trees, excavation, grading, or any type of earth movement as part of this demolition project. At the near future, when a development (unknown at this time) is proposed, a new environmental review will be conducted and the County will provide a copy of any cultural/archeological studies prepared for this site, including geotechnical documents. On March 14, 2019, the tribe responded that after further review they recommend that mitigation be in place in the event that any Native American artifacts and/or human remains is uncovered. See attached correspondence in Exhibit A.

| Environmental Issues | Potentially Significant Impact | Less Than Significant With Mitigation Incorporated | Less Than Significant Impact | No Impact |
|---|---|---|---|---|

Implementation of mitigation Cul-1 and Cul-2 identified under the Cultural Resources Section would reduce the impact from accidental discovery to a less than significant level.

***Sources of Information***

- Site visits by County staff, February 13, 2019.
- https://www.historicaerials.com/viewer. *Richmond, CA (historic aerial photographs).*

| 19. *UTILITIES AND SERVICE SYSTEMS – Would the project:* | | | | |
|---|---|---|---|---|
| a) Require or result in the relocation or construction of new or expanded water, wastewater treatment, or storm water drainage, electric power, natural gas, or telecommunication facilities, the construction or relocation of which could cause significant environmental effects? | ☐ | ☐ | ☐ | ☒ |
| b) Have sufficient water supplies available to serve the project and reasonably foreseeable future development during normal, dry, and multiple dry years? | ☐ | ☐ | ☐ | ☒ |
| c) Result in a determination by the wastewater treatment provider, which serves or may serve the project that it has adequate capacity to serve the project's projected demand in addition to the provider's existing commitments? | ☐ | ☐ | ☐ | ☒ |
| d) Generate solid waste in excess of State or local standards, or in excess of the capacity of local infrastructure, or otherwise impair the attainment of solid waste reduction goals? | ☐ | ☐ | ☐ | ☒ |
| e) Comply with federal, state, and local management and reduction statutes and regulations related to solid waste? | ☐ | ☐ | ☒ | ☐ |

***SUMMARY:***

*a) Would the project require or result in the relocation or construction of new or expanded water, wastewater treatment, or storm water drainage, electric power, natural gas, or telecommunication facilities, the construction or relocation of which could cause significant environmental effects?*

*b) Would the project have sufficient water supplies available to serve the project and reasonably foreseeable future development during normal, dry, and multiple dry years?*

*c) Would the project result in a determination by the wastewater treatment provider, which serves or may serve the project that it has adequate capacity to serve the project's projected demand in addition to the provider's existing commitments?*

a)-c) Since the project does not involve neither the removal or installation of any utilities, there will be no impact with the demolition project.

| Environmental Issues | Potentially Significant Impact | Less Than Significant With Mitigation Incorporated | Less Than Significant Impact | No Impact |
|---|---|---|---|---|

d) *Would the project generate solid waste in excess of State or local standards, or in excess of the capacity of local infrastructure, or otherwise impair the attainment of solid waste reduction goals?*

The transporting of debris materials, once treated for asbestos/lead, will be transported to an approved facility and it should not impact the capacity of local infrastructure nor impair the attainment of solid waste reduction goals.

e) *Would the project comply with federal, state, and local management and reduction statutes and regulations related to solid waste?*

Once the debris generated with the project activities are collected, they will transported to an approved facility and in accordance with the County Debris Recovery Ordinance.

Further, construction on the subject site would be subject to the CalGreen Construction and Demolition Debris Recovery Program administered by the CDD at the time of application for a building permit. The Debris Recovery Program would reduce the construction debris headed to the Landfill by diverting materials that can be recycled to appropriate recycling facilities.

As is the case with construction/demolition debris, diversion of the organic waste would reduce the waste headed to a landfill. Non-organic waste would be hauled by Republic Services to Keller Canyon, at 901 Bailey Road in Bay Point, located approximately 28 miles to the east of the project site. Keller Canyon is estimated to be at 15 percent of capacity. Industrial waste from the proposed project would incrementally add to the operational waste headed to the landfill; however, the impact of the project-related industrial waste is considered to be less than significant.

The proposed project would comply with applicable federal, state, and local laws related to solid waste. The project includes industrial land uses that would not result in the generation of hazardous types of solid waste that would conflict with existing regulations applicable to solid waste.

- http://www.co.contra-costa.ca.us/depart/cd/recycle/, *Contra Costa County Waste Reduction and Recycling.*

| **20. WILDFIRE** – *If located in or near state responsibility areas or lands classified as very high fire hazard severity zones, would the project:* | | | | |
|---|---|---|---|---|
| a) Substantially impair an adopted emergency response plan or emergency evacuation plan? | ☐ | ☐ | ☒ | ☐ |

| Environmental Issues | Potentially Significant Impact | Less Than Significant With Mitigation Incorporated | Less Than Significant Impact | No Impact |
|---|---|---|---|---|
| b) Due to slope, prevailing winds, and other factors, exacerbate wildfire risks, and thereby, expose project occupants to pollutant concentrations from a wildfire or the uncontrolled spread of a wildfire? | ☐ | ☐ | ☐ | ☒ |
| c) Require the installation or maintenance of associated infrastructure (such as roads, fuel breaks, emergency water sources, power lines or other utilities) that may exacerbate fire risk or that may result in temporary or ongoing impacts to the environment? | ☐ | ☐ | ☐ | ☒ |
| d) Expose people or structures to significant risks, including downslope or downstream flooding or landslides, as a result of runoff, post-fire slope instability, or drainage changes? | ☐ | ☐ | ☐ | ☒ |

***SUMMARY:***

*If located in or near state responsibility areas or lands classified as very high fire hazard severity zones, would the project:*

*a) Substantially impair an adopted emergency response plan or emergency evacuation plan?*

As previously discussed, the project site is an existing industrial/residential area within the urbanized community of North Richmond, in an area designated as "urban unzoned" by the California Department of Forestry and Fire Protection. The Department of Forestry and Fire Protection's Very High Fire Hazard Severity Zone Map for Contra Costa County characterizes this area as a Non-Very High Fire Hazard Severity Zone area. Thus, the site would not have a significant risk of wildland fire nor would it impact an emergency or evacuation plan. As discussed under the Transportation Section, the construction/demolition trucks would be required to follow any existing route truck, rather than a residential local road. Impacts is expected to be less than significant.

*b) Due to slope, prevailing winds, and other factors, exacerbate wildfire risks, and thereby, expose project occupants to pollutant concentrations from a wildfire or the uncontrolled spread of a wildfire?*

Since the project does not include any proposed construction, much the less any habitable structures, there will be no impact.

*c) Require the installation or maintenance of associated infrastructure (such as roads, fuel breaks, emergency water sources, power lines or other utilities) that may exacerbate fire risk or that may result in temporary or ongoing impacts to the environment??*

| Environmental Issues | Potentially Significant Impact | Less Than Significant With Mitigation Incorporated | Less Than Significant Impact | No Impact |
|---|---|---|---|---|

No improvements are proposed to be either removed or installed. The project only includes demolition of the structures. There will be no impact with the proposed project.

d) *Expose people or structures to significant risks, including downslope or downstream flooding or landslides, as a result of runoff, post-fire slope instability, or drainage changes?*

The project is entirely disturbed and it does not include ground vegetation, with the except of the existing trees , which are not proposed for removal. The project will not expose any structures, downstream flooding of landslides due to the fact that it is a relatively flat property with no concerns related to slope instability or proposed modifications to the drainage system.

***Sources of Information***

-Site Visit, February 13, 2019
-CalFire. Contra Costa County MAP

| 21. MANDATORY FINDINGS OF SIGNIFICANCE | | | | |
|---|---|---|---|---|
| a) Does the project have the potential to substantially degrade the quality of the environment, substantially reduce the habitat of a fish or wildlife species, cause a fish or wildlife population to drop below self-sustaining levels, threaten to eliminate a plant or animal community, substantially reduce the number or restrict the range of a rare or endangered plant or animal, or eliminate important examples of the major periods of California history or prehistory? | ☐ | ☒ | ☐ | ☐ |
| b) Does the project have impacts that are individually limited, but cumulatively considerable? ("Cumulatively considerable" means that the incremental effects of a project are considerable when viewed in connection with the effects of past projects, the effects of other current projects, and the effects of probable future projects.) | ☐ | ☐ | ☒ | ☐ |
| c) Does the project have environmental effects, which will cause substantial adverse effects on human beings, either directly or indirectly? | ☐ | ☐ | ☒ | ☐ |

***SUMMARY:***

a) *Does the project have the potential to substantially degrade the quality of the environment, substantially reduce the habitat of a fish or wildlife species, cause a fish or wildlife population to drop below self-sustaining levels, threaten to eliminate a plant or animal community, substantially*

*reduce the number or restrict the range of a rare or endangered plant or animal, or eliminate important examples of the major periods of California history or prehistory?*

The demolition project will have the potential to cause impacts on the areas of Aesthetics, Air Quality, Biology, Hazards & Hazardous Materials, Noise, and Cultural/Tribe resources. With the already identified mitigations measures, the project would cause a less than significant effect on the environment, special species, and less than significant impacts on major period of California history or prehistory.

b) *Does the project have impacts that are individually limited, but cumulatively considerable? ("Cumulatively considerable" means that the incremental effects of a project are considerable when viewed in connection with the effects of past projects, the effects of other current projects, and the effects of probable future projects.)*

Since the project only involves demolition, and no removal of trees or construction is proposed, it is not expected to cause a cumulative considerable impact.

c) *Does the project have environmental effects, which will cause substantial adverse effects on human beings, either directly or indirectly?*

With the required mitigations, the project will not cause substantial effects on human beings, either directly or indirectly.

# EXHIBIT A

# PERTINENT CORRESPONDENCE

SUMMARY OF PROJECT:

The Project is currently a vacant public housing apartment complex located on an approximately 11.38-acre site. The Project was constructed in 1952 and 1959 and is a public housing apartment complex. Project improvements consist of 49 apartment buildings, surface-level asphalt and concrete paving, and landscaping. The 49 buildings include the following:

- Las Deltas – Phase 1; 6A and 6B; (20 buildings, constructed in 1952)
- Las Deltas – Phase 2; Apartments 526-569, and 576-583; (29 buildings, constructed in 1959)

The proposed project includes demolition of the 49 existing apartment buildings. Disposal of demolition debris will be done in accordance with local, state, and federal guidelines governing solid waste. The Housing Authority of the County of Contra Costa has determined that the existing development is physically obsolete per HUD standards and are pursuing demolition for the health, safety, and welfare of its residents. Age, use, and declining funding have caused this property to fall into disrepair. The facilities are considered to be past their useful life. The buildings to be demolished are considered to be unsafe and are all vacant and boarded up.

The most identifiable beneficial impacts associated with the demolition of the obsolete housing. The steps to be taken to ensure that project demolition is safe, include the preparation and implementation of a project specific Health and Safety Plan and installation of sediment erosion/control features in the form of silt fence. Asbestos containing materials and lead based paint on building components were detected in the buildings to be demolished. These materials will be removed and disposed of in accordance with professionally prepared construction specifications and in accordance with federal, state, and local regulations as part of the planned building demolition activities.

The Department of Conservation and Development will be the lead agency for this project, and notification of the CEQA determination will be provided to all, as required by law.

Project Sponsor: The Housing Authority of the County of Contra Costa:
Contact: Robert Moore, 925-957-8025.

Lead Agency: Department of Conservation and Development
Contact: Telma B. Moreira 925-674-7783.

Funding Information: HUD Program, Capital Funds Program.

State of California • Natural Resources Agency
Edmund G. Brown Jr., *Governor*

DEPARTMENT OF PARKS AND RECREATION
OFFICE OF HISTORIC PRESERVATION
Lisa Ann L. Mangat, *Director*

Julianne Polanco, State Historic Preservation Officer
1725 23rd Street, Suite 100, Sacramento, CA 95816-7100
Telephone: (916) 445-7000 FAX: (916) 445-7053
calshpo.ohp@parks.ca.gov www.ohp.parks.ca.gov

July 19, 2018

Refer to HUD_2018_0709_002

Mr. Gabriel Lemus
CDBG Program Manager
Department of Conservation & Development
County of Contra Costa
30 Muir Road
Martinez, CA 94553

Re: Demolition/ Disposition of Six Buildings in the Las Deltas Public Housing Development at 1601 North Jade Street, Richmond, CA

Dear Mr. Ratleff:

The California State Historic Preservation Officer received the consultation submittal for the above referenced undertaking for our review and comment pursuant to Section 106 of the National Historic Preservation Act and its implementing regulations found at 36 CFR Part 800. The regulations and advisory materials are located at www.achp.gov.

Pursuant to 36 CFR §800.4(d) we do not object to the County of Contra Costa's finding that no historic properties will be affected by the proposed demolition and disposition project for six buildings on the Las Deltas Public Housing development located at 1601 North Jade Street in Richmond, CA. However, the County may have additional Section 106 responsibilities under certain circumstances set forth at 36 CFR Part 800. For example, in the event that historic properties are discovered during implementation of the undertaking your agency is required to consult further pursuant to §800.13(b).

We appreciate the County of Contra Costa's consideration of historic properties in the project planning process. If you have questions please contact Shannon Lauchner, Historian II, with the Local Government & Environmental Compliance Unit at (916)445-7013 or by email at shannon.lauchner@parks.ca.gov .

Sincerely,

Julianne Polanco
State Historic Preservation Officer

**Department of Conservation and Development**

30 Muir Road
Martinez, CA 94553

Phone:925-674-7882

**Contra Costa County**

**John Kopchik**
Director

**Aruna Bhat**
Deputy Director

**Jason Crapo**
Deputy Director

**Maureen Toms**
Deputy Director

**Kara Douglas**
Assistant Deputy Director

**Kelli Zenn**
Business Operations Manager

January 17, 2019

Julianne Polanco
State Historic Preservation Officer
Office of Historic Preservation
1725 23rd Street, Suite 100
Sacramento, CA 95816

Subject: Demolition/Disposition of forty-nine (49) vacant residential buildings
Las Deltas public housing development
1601 North Jade Street
Richmond, CA 94801

Dear Ms. Polanco:

The purpose of this letter is to request your views, pursuant to 36 CFR 800.4 (a), on any further actions required to identify historic properties within the Area of Potential Effect (APE) which may be affected by this undertaking.

We have included the following exhibits:

1. Site Maps/APE
2. Photographs of the structures

The sites have been visited and it is determined that the APE is limited to the on-site buildings and does not extend to adjacent properties.

The Las Deltas development is currently a vacant public housing apartment complex located on an 11.58-acre site. The Project was constructed in 1952 and 1959. Project improvements consist of 49 apartment buildings, surface-level asphalt and concrete paving, and landscaping.

- Las Deltas – Phase 1; buildings identified as 6A and 6B; (20 buildings, constructed in 1952)
- Las Deltas – Phase 2; apartments 526-569, and 576-583; (29 buildings, constructed in 1959)

The undertaking is for the demolition/disposition of forty-nine (49) buildings within Contra Costa County Housing Authority's Las Deltas public housing development. Please refer to the attached map. The structures are vacant and no longer in use. The buildings are being vandalized and are considered to be uninhabitable and a safety hazard. I have included a copy of a USGS topographical map, tax map and an aerial photograph as well as photographs of the property and adjacent properties.

Review of the National Register of Historic Places did not identify the property as a historic property, and the property is not located within or immediately adjacent to a historic district. The Northwest Information Center was not contacted due to the project being solely for demolition/disposition of existing buildings on property that has been previously developed.

Six 6-plex buildings which were part of the development were demolished in 2018 due to safety concerns. Section 106 consultation for those buildings in July 2018 did not find that the Project was eligible for listing as a historic property and that the demolition would have no adverse effect.

Based on this information, it is our conclusion that the APE has no historic resource that may be affected by this undertaking and we request your concurrence. If you have any questions, please contact me at (925) 674 – 7882. Thank you for your time.

Sincerely,

Gabriel Lemus
CDBG Program Manager

The undertaking is for the demolition/disposition of forty-nine (49) buildings within Contra Costa County Housing Authority's Las Deltas public housing development. Please refer to the attached map. The structures are vacant and no longer in use. The buildings are being vandalized and are considered to be uninhabitable and a safety hazard. I have included a copy of a USGS topographical map, tax map and an aerial photograph as well as photographs of the property and adjacent properties.

Review of the National Register of Historic Places did not identify the property as a historic property, and the property is not located within or immediately adjacent to a historic district. The Northwest Information Center was not contacted due to the project being solely for demolition/disposition of existing buildings on property that has been previously developed.

Six 6-plex buildings which were part of the development were demolished in 2018 due to safety concerns. Section 106 consultation for those buildings in July 2018 did not find that the Project was eligible for listing as a historic property and that the demolition would have no adverse effect.

Based on this information, it is our conclusion that the APE has no historic resource that may be affected by this undertaking and we request your concurrence. If you have any questions, please contact me at (925) 674 – 7882. Thank you for your time.

Sincerely,

Gabriel Lemus
CDBG Program Manager

## Telma Moreira

**From:** Jeremy Shannon <jshannon@contracostamosquito.com>
**Sent:** Monday, February 11, 2019 2:55 PM
**To:** Telma Moreira
**Subject:** FM19-0001
**Attachments:** 1601 North Jade St, North Richmond (FM19-0001) - CCMVCD.pdf

Good afternoon Telma,

Our Agency Comment Request regarding the demo project located at 1601 North Jade St, North Richmond (FM19-0001), should be attached to this email. Please don't hesitate to contact me should you need anything further. Thanks!

--

*Mosquito control matters.*


**Jeremy Shannon**
*Vector Control Planner*

CONTRA COSTA MOSQUITO & VECTOR CONTROL DISTRICT

Contra Costa Mosquito & Vector Control District
155 Mason Circle
Concord, CA 94520
925.771.6119 Direct
925.685.0266 Fax
925.685.9301 Main

www.ContraCostaMosquito.com
www.twitter.com/CCMosquito


**Featured monthly stories. Helpful information. Your next click should be here: Mosquito Bytes Newsletter.**

CONTRA COSTA COUNTY
**DEPARTMENT OF CONSERVATION AND DEVELOPMENT**
COMMUNITY DEVELOPMENT DIVISION
30 Muir Road
Martinez, CA 94553-4601
Phone: 925-674-7205
Fax: 925-674-7258

New 2/7/19 (11)

# AGENCY COMMENT REQUEST

Date 2/7/19

We request your comments regarding the attached application currently under review.

*DISTRIBUTION*

Internal

- [X] Building Inspection
- [ ] Grading Inspection
- [ ] Advance Planning
- [ ] Housing Programs
- [ ] Trans. Planning
- [ ] Telecom Planner
- [ ] ALUC Staff
- [ ] HCP/NCCP Staff
- [ ] APC Floodplain Tech
- [ ] County Geologist

Health Services Department

- [X] Environmental Health
- [X] Hazardous Materials

Public Works Department

- [X] Engineering Services (Full-size + email x3)
- [ ] Traffic
- [ ] Flood Control (Full-size)
- [ ] Special Districts

Local

- [X] Fire District Consolidated
- [ ] Consolidated – (email) fire@cccfpd.org
- [X] Sanitary District WEST CO WASTEWATER
- [X] Water District EBMUD
- [ ] City of
- [ ] School District(s)
- [ ] LAFCO
- [ ] Reclamation District #
- [X] East Bay Regional Park District
- [ ] Diablo/Discovery Bay/Crockett CSD
- [ ] MAC/TAC
- [ ] Improvement/Community Association
- [X] CC Mosquito & Vector Control Dist (email)

Others/Non-local

- [X] CHRIS – Sonoma State
- [X] CA Fish and Wildlife, Region 3 – Bay Delta
- [ ] Native American Tribes planner will send via email

Additional Recipients

*Please submit your comments to:*

Project Planner Telma Moreira
Phone # 925 674-7783
E-mail telma.moreira @dcd.cccounty.us
County File # FM 19-0001

Prior to March 8, 2019

* * * * *

We have found the following special programs apply to this application:

- [ ] Active Fault Zone (Alquist-Priolo)
- [ ] Flood Hazard Area, Panel #
- [ ] 60-dBA Noise Control
- [ ] CA EPA Hazardous Waste Site

* * * * *

**AGENCIES:** Please indicate the applicable code section for any recommendation required by law or ordinance. Please send copies of your response to the Applicant and Owner.

Comments: [ ] None [✓] Below [ ] Attached

Employ measures necessary to ensure no creation or maintenance of a public nuisance as defined by Cal Health and Safety Code §2002. Maintaining a nuisance may lead to abatement by the Contra Costa Mosquito & Vector Control District and civil penalties pursuant to Cal H&S code §2060-2067. At no time should any aspect of the project or property breed, harbor, or maintain vectors or other nuisances. Measures may be needed to reduce displacement of any rodents at demolition site to nearby homes and businesses.

Print Name Jeremy Shannon

Jeremy Shannon 2/11/2019
Signature DATE

Agency phone # 925-685-9301

Telma Moreira

**CONTRA COSTA COUNTY**
**Department of Conservation & Development**
**Community Development Division**

## APPLICATION

**TO BE COMPLETED BY OWNER OR APPLICANT**

| **OWNER** | **APPLICANT** |
|---|---|
| Name Housing Authority of Contra Costa | Name Robert Moore |
| Address 3133 Estudillo Street | Address same |
| City, State/Zip Martinez - CA | City, State/Zip Same |
| Phone 925-957-8025 email Rmore@contracosta | Phone same email |
| By signing below, owner agrees to pay all costs, including any accrued interest, if the applicant does not pay costs. housing .01 ☐Check here if billings are to be sent to applicant rather than owner. **Owner's Signature** | By signing below, applicant agrees to pay all costs for processing this application plus any accrued interest if the costs are not paid within 30 days of invoicing. **Applicant's Signature** |
| **CONTACT PERSON (optional)** | **PROJECT DATA** |
| Name Robert Moore | Total Parcel Size: |
| Address same as above | Proposed Number of Units: |
| City, State/Zip | Proposed Square Footage: |
| Phone email | Estimated Project Value: |

Project description (attach supplemental statement if necessary): Demolition of 49 delapidated duplexes located several parcels of the Las Deltas Public Housing Development - North Richmond

**↓ FOR OFFICE USE ONLY ↓**

The project includes demolition of 49 dilapidated duplexes located within the Las Deltas Public Housing Development. The project encompasses several parcel numbers and is located immediately south of the Wildcat Creek Regional Trail, approximately 760 sq. ft. east of Richmond Parkway, 600 sq. ft. west of Fred Jackson Way, and 250 sq. ft. north of Chesley Avenue, in the North Richmond area of unincorporated County.

| Ordinance Ref.: | TYPE OF FEE | FEE | CODE | Assessor's #: 409-210-021 et al. |
|---|---|---|---|---|
| Area: North Richmond | invoiced / monthly basis *Base Fee/Deposit | $ | S- | Site Address: North Jade Street |
| Fire District: Consolidated | Late Filing Penalty (+50% of above if applicable) | | S-066 | Zoning District: P-1 |
| Sphere of Influence: | #Units ____ x $195.00 | | S-014 | Census Tract: |
| Flood Zone: X | ____ Sq. Ft. x $0.20 | | | Atlas Page: |
| Panel Number: | Notification Fee | 15.00 / 30.00 | S-052 | General Plan: ML |
| x-ref Files: | Fish & Game Posting (if not CEQA exempt) | 75.00 | S-048 | Substandard Lot: YES ☐ NO ☒ |
| | Environmental Health Dept. | 57.00 | 5884 | Supervisorial District: 1 |
| | Other: | | | Received by: Telma Moreira |
| Concurrent Files: | **TOTAL** | $ To be invoiced | | Date Filed: 2/6/2019 |
| | **Receipt** | # | | File # FM19-0001 |
| | *Additional fees based on time and materials will be charged if staff costs exceed base fee. | | | |

**INSTRUCTIONS ON REVERSE**

## Telma Moreira

**From:** Cultural Resource Department Inbox <crd@wiltonrancheria-nsn.gov>
**Sent:** Thursday, March 14, 2019 3:07 PM
**To:** Telma Moreira
**Cc:** Cultural Resource Department Inbox
**Subject:** RE: Demolition of 49 Duplexes- North Richmond- Contra Costa County

Thank you for the phone call this morning, I realize that we are early on the process.

So after further review, the only concern that the Tribe has with the above projects is that when ground disturbance occurs, even in areas of existing or prior development, there is a possibility that Native American artifacts and/or human remains may be uncovered. Therefore, the Applicant should immediately stop construction and notify Wilton Rancheria and the appropriate Federal and State Agencies. Such provisions are stated in the; Archaeological Resources Protection Act (ARPA) [16 USC 469], Native American Graves Protection and Repatriation Act (NAGPRA) [25 U.S.C. 3001-30013], Health and Safety Code section 7050.5, and Public Resources Code section 5097.9 et al.
Thank you,
Ed Silva

**Ed Silva**

**Natural Resources Coordinator**

**Wilton Rancheria**

**9728 Kent St Elk Grove, Ca 95624**

**916-683-6000 x2013 Office  916-978-5915 Direct Line**

---

**From:** Telma Moreira <Telma.Moreira@dcd.cccounty.us>
**Sent:** Tuesday, March 12, 2019 2:02 PM
**To:** Ed Silva <esilva@wiltonrancheria-nsn.gov>
**Cc:** Cultural Resource Department Inbox <crd@wiltonrancheria-nsn.gov>
**Subject:** RE: Demolition of 49 Duplexes- North Richmond- Contra Costa County

Thank you Mr. Silva for your comments. Would you be available for me to discuss this project with you? I have a question and a clarification about the project.

---

**From:** Ed Silva <esilva@wiltonrancheria-nsn.gov>
**Sent:** Sunday, February 24, 2019 1:21 PM
**To:** Telma Moreira <Telma.Moreira@dcd.cccounty.us>
**Cc:** Cultural Resource Department Inbox <crd@wiltonrancheria-nsn.gov>
**Subject:** Demolition of 49 Duplexes

Thank you for your letter dated February 7, 2019 regarding the proposed project. Wilton Rancheria ("Tribe") is a federally-recognized Tribe as listed in the Federal Register, Vol. 74, No. 132, p. 33468-33469, as "Wilton Rancheria of Wilton, California". The Tribe's Service Delivery Area ("SDA") as listed in the Federal Register, Vol. 78, No. 176, p. 55731, is Sacramento County. However, the Tribe's ancestral territory spans from Sacramento County to portions of the surrounding Counties. The Tribe is concerned about projects and undertakings that have potential to impact resources that are of cultural and environmental significance to the tribe.

After review of your letter we have determined the project lies within the Tribe's ancestral territory. We appreciate the opportunity to comment on this and any other projects within the Tribe's ancestral territory that may be in your jurisdiction.

The Environmental Resources Department would like to receive any cultural resources assessments or other assessments that have been completed on all or part of the project's area of potential effect (APE), and area surrounding the APE including, but not limited to:

1. The results of any record search that may have been conducted at an Information Center of the California Historical Resources Information System (CHRIS), including, but not limited to:
    - A listing of any and all known cultural resources have already been recorded on or adjacent to the APE;
    - Copies of any and all cultural resource records and study reports that may have been provided by the Information Center as part of the records search response;
    - If the probability is low, moderate, or high that cultural resources are located in the APE or area surrounding the APE.
    - Whether the records search indicates a low, moderate or high probability that unrecorded cultural resources are located in the potential APE or area surrounding the APE; and
    - If a field investigation survey is recommended by the Information Center to determine whether previously unrecorded cultural resources are present.
        - ✦ The Tribe shall be present at any field investigation surveys conducted on the Applicants behalf.
2. The results of any archaeological inventory survey that was conducted, including:
    - Any reports that may contain site forms, site significance, and suggested mitigation measures.
    - Any reports or inventories found under the Native American Graves Protection and Repatriation Act.
        - ✦ All information regarding site locations, Native American human remains, and associated funerary objects should be in a separate confidential addendum, and not be made available for public disclosure in accordance with Government Code Section 6254.10. All Wilton Rancheria correspondences shall be kept under this confidential section and only shared between the Tribe and lead agency.
3. The results of any Sacred Lands File (SLF) check conducted through Native American Heritage Commission. The request form can be found at http://www.nahc.ca.gov/slf_request.html. USGS 7.5-minute quadrangle name, township, range, and section required for the search.
4. Any ethnographic studies conducted for any area including all or part of the potential APE or areas surrounding the APE; and
5. Any geotechnical reports regarding all or part of the potential APE or areas surrounding the APE.
    - ✦ The Tribe shall be notified before any geotechnical testing is planned. Geotechnical testing has potential to impact Tribal Cultural Resources and should be part of this consultation.

The information gathered will provide us with a better understanding of the project and will allow the Tribe to compare your records with our database.

Please contact Ed Silva, Natural Resources Coordinator via email at esilva@wiltonrancheria-nsn.gov if you have any further questions or concerns.

**Ed Silva**

**Natural Resources Coordinator**

**Wilton Rancheria**

**9728 Kent St Elk Grove, Ca 95624**

**916-683-6000 x2013 Office  916-978-5915 Direct Line**

## Telma Moreira

**From:** Schiess, Todd <tschi@cccfpd.org>
**Sent:** Wednesday, February 20, 2019 9:14 AM
**To:** Telma Moreira
**Cc:** rmore@contracostahousing.org
**Subject:** N. Jade St. File # FM19-0001
**Attachments:** 1601 N JADE ST-PLN-P-2019-00704.pdf

Telma,

The plans for the above location have been reviewed and my comments are attached.

Todd

Todd Schiess
Fire Inspector I
Contra Costa County Fire Protection District
4005 Port Chicago Highway, Suite 250
Concord, CA 94520
(925) 941-3300-ext. 1542-desk

no comments

**DEPARTMENT OF CONSERVATION AND DEVELOPMENT**
COMMUNITY DEVELOPMENT DIVISION
30 Muir Road
Martinez, CA 94553-4601
Phone: 925-674-7205
Fax: 925-674-7258

New 2/7/19 (11)

# AGENCY COMMENT REQUEST

Date 2/7/19

We request your comments regarding the attached application currently under review.

*DISTRIBUTION*

Internal

X Building Inspection ___ Grading Inspection
___ Advance Planning ___ Housing Programs
___ Trans. Planning ___ Telecom Planner
___ ALUC Staff ___ HCP/NCCP Staff
___ APC Floodplain Tech ___ County Geologist

Health Services Department

X Environmental Health X Hazardous Materials

Public Works Department

X Engineering Services (Full-size + email x3)
___ Traffic
___ Flood Control (Full-size) ___ Special Districts

Local

X Fire District Consolidated
___ Consolidated – (email) fire@cocfpd.org
X Sanitary District WEST CO WASTEWATER
X Water District EBMUD
___ City of
___ School District(s)
___ LAFCO
___ Reclamation District #
X East Bay Regional Park District
___ Diablo/Discovery Bay/Crockett CSD
___ MAC/TAC
___ Improvement/Community Association
X CC Mosquito & Vector Control Dist (email)

Others/Non-local

X CHRIS – Sonoma State
X CA Fish and Wildlife, Region 3 – Bay Delta
___ Native American Tribes planner will send via email

Additional Recipients

*Please submit your comments to:*

Project Planner Telma Moreira
Phone # 925 674-7783
E-mail telma.moreira @dcd.cccounty.us
County File # FM 19-0001

Prior to March 7, 2019

*****

We have found the following special programs apply to this application:

___ Active Fault Zone (Alquist-Priolo)
___ Flood Hazard Area, Panel #
___ 60-dBA Noise Control
___ CA EPA Hazardous Waste Site

*****

**AGENCIES:** Please indicate the applicable code section for any recommendation required by law or ordinance. Please send copies of your response to the Applicant and Owner.

Comments: X None ___ Below ___ Attached

RECEIVED
FEB 12 2019
CONTRA COSTA FIRE DISTRICT

Print Name Todd Schiess

Signature 2/20/19 DATE

Agency phone # 925-941-3302

REVISED 08/08/2018. TO PRINT MORE COPIES: G:\Current Planning\APC\APC Forms\CURRENT FORMS\PLANNING\Agency Comment Request.doc

P-2019-00704 PLN

Telma Moreira

**CONTRA COSTA COUNTY**
**Department of Conservation & Development**
**Community Development Division**

# APPLICATION

**TO BE COMPLETED BY OWNER OR APPLICANT**

| **OWNER** | **APPLICANT** |
|---|---|
| Name Housing Authority of Contra Costa | Name Robert Moore |
| Address 3133 Estudillo Street | Address same |
| City, State/Zip Martinez - CA | City, State/Zip Same |
| Phone 925-957-8025 email Rmore@contracosta | Phone Same email |
| By signing below, owner agrees to pay all costs, including any accrued interest, if the applicant does not pay costs. housing .org<br>☐ Check here if billings are to be sent to applicant rather than owner.<br>**Owner's Signature**_____ | By signing below, applicant agrees to pay all costs for processing this application plus any accrued interest if the costs are not paid within 30 days of invoicing.<br>**Applicant's Signature**_____ |
| **CONTACT PERSON (optional)** | **PROJECT DATA** |
| Name Robert Moore | Total Parcel Size: |
| Address Same as above | Proposed Number of Units: |
| City, State/Zip | Proposed Square Footage: |
| Phone email | Estimated Project Value: |

Project description (attach supplemental statement if necessary): Demolition of 49 delapidated duplexes located several parcels of the Las Deltas Public Housing Development - North Richmond

**FOR OFFICE USE ONLY**

The project includes demolition of 49 dilapidated duplexes located within the Las Deltas Public Housing Development. The project encompasses several parcel numbers and is located immediately south of the Wildcat Creek Regional Trail, approximately 760 sq. ft. east of Richmond Parkway, 600 sq. ft. west of Fred Jackson Way, and 250 sq. ft. north of Chesley Avenue, in the North Richmond area of unincorporated County.

| Ordinance Ref.: | TYPE OF FEE | FEE | CODE | Assessor's #: 409-210-021 et al. |
|---|---|---|---|---|
| Area: North Richmond | *Base Fee/Deposit Invoiced / monthly basis | $ | S- | Site Address: North Jade Street |
| Fire District: Consolidated | Late Filing Penalty (+50% of above if applicable) | | S-066 | Zoning District: P-1 |
| Sphere of Influence: | #Units ____ x $195.00 | | S-014 | Census Tract: |
| Flood Zone: X | ____ Sq. Ft. x $0.20 | | | Atlas Page: |
| Panel Number: | Notification Fee | 15.00 / 30.00 | S-052 | General Plan: ML |
| x-ref Files: | Fish & Game Posting (if not CEQA exempt) | 75.00 | S-048 | Substandard Lot: YES ☐ NO ☒ |
| | Environmental Health Dept. | 57.00 | 5884 | Supervisorial District: 1 |
| | Other: | | | Received by: Telma Moreira |
| Concurrent Files: | **TOTAL** | $ To be invoiced | | Date Filed: 2/6/2019 |
| | **Receipt** | # | | File # FM19-0001 |
| | *Additional fees based on time and materials will be charged if staff costs exceed base fee. | | | |

**INSTRUCTIONS ON REVERSE**

## Telma Moreira

**From:** Northwest Information Center <nwic@sonoma.edu>
**Sent:** Tuesday, February 19, 2019 2:44 PM
**To:** Telma Moreira
**Subject:** Results for NWIC File # 18-1539 FM19-0001, Housing Authority of Contra Costa, Robert Moore
**Attachments:** 18-1539 results.pdf

**Please find attached our response letter for the above referenced project. Unless you need a hard copy of our recommendations, distribution will be by email only.**

**Please let us know if you have any questions and we look forward to working with you in the future.**

**Jillian Guldenbrein**

**NWIC Staff**

**Northwest Information Center**

**Sonoma State University**

**150 Professional Center Drive, Suite E, Rohnert Park, CA 94928**

**T: (707) 588-8455**

**nwic@sonoma.edu**

**www.sonoma.edu/nwic**

CALIFORNIA HISTORICAL RESOURCES INFORMATION SYSTEM

ALAMEDA
COLUSA
CONTRA COSTA
DEL NORTE
HUMBOLDT
LAKE
MARIN
MENDOCINO
MONTEREY
NAPA
SAN BENITO
SAN FRANCISCO
SAN MATEO
SANTA CLATA
SANTA CRUZ
SOLANO
SONOMA
YOLO

**Northwest Information Center**
Sonoma State University
150 Professional Center Drive, Suite E
Rohnert Park, California 94928-3609
Tel: 707.588.8455
nwic@sonoma.edu
http://www.sonoma.edu/nwic

February 19, 2019 File No.: 18-1539

Telma Moreira, Project Planner
Contra Costa County
Department of Conservation and Development
Community Development Division
30 Muir Road
Martinez, CA 94553-4601

re: FM19-0001, Housing Authority of Contra Costa, Robert Moore

Dear Telma Moreira,

Records at this office were reviewed to determine if this project could adversely affect cultural resources. **Please note that use of the term cultural resources includes both archaeological sites and historical buildings and/or structures. The review for possible historic-era building/structures, however, was limited to references currently in our office and should not be considered comprehensive.**

**Project Description:** The project includes demolition of 49 dilapidated duplexes located within the Las Deltas Public Housing Development. The project encompasses several parcel numbers and is located immediately south of the Wildcat Creek Regional Trail, approximately 760 sq. ft. east of Richmond Parkway, 600 sq. ft. west of Fred Jackson Way, and 250 sq. ft. north of Chesley Avenue, in the North Richmond area of unincorporated County.

**Previous Studies:**

XX Study #12036 (Banett and Busby 1990), covering approximately 5% of the proposed project area, identified no cultural resources *(see recommendation below).*

**Archaeological and Native American Resources Recommendations:**

XX Based on an evaluation of the environmental setting and features associates with known sites, Native American resources in this part of Contra Costa County have been found along the general margin of San Pablo Bay and its associated wetlands, near sources of water (including perennial and intermittent springs and streams), and near the interface between the valleys and adjacent uplands. The proposed project area is located along the edge of the historic San Pablo Bayshore margins immediately south of Wild Cat Creek. Given the potential for buried archaeological material, there is a moderately high potential for unrecorded Native American resources in the proposed project area.

Due to the passage of time since the previous survey (Banett and Busby 1990) and the changes in archaeological theory and method since that time, we recommend a qualified archaeologist conduct further archival and field study for the entire project area to identify cultural resources. Field study may include, but is not limited to, hand auger sampling, shovel test units, or geoarchaeological analyses as well

as other common methods used to identify the presence of buried archaeological resources. Please refer to the list of consultants who meet the Secretary of Interior's Standards at http://www.chrisinfo.org.

XX We recommend the lead agency contact the local Native American tribe(s) regarding traditional, cultural, and religious heritage values. For a complete listing of tribes in the vicinity of the project, please contact the Native American Heritage Commission at 916/373-3710.

**Built Environment Recommendations:**

XX Since the Office of Historic Preservation has determined that any building or structure 45 years or older may be of historical value, if the project area contains such properties, it is recommended that prior to commencement of project activities, a qualified professional familiar with the architecture and history of Contra Costa County conduct a formal CEQA evaluation.

Due to processing delays and other factors, not all of the historical resource reports and resource records that have been submitted to the Office of Historic Preservation are available via this records search. Additional information may be available through the federal, state, and local agencies that produced or paid for historical resource management work in the search area. Additionally, Native American tribes have historical resource information not in the California Historical Resources Information System (CHRIS) Inventory, and you should contact the California Native American Heritage Commission for information on local/regional tribal contacts.

The California Office of Historic Preservation (OHP) contracts with the California Historical Resources Information System's (CHRIS) regional Information Centers (ICs) to maintain information in the CHRIS inventory and make it available to local, state, and federal agencies, cultural resource professionals, Native American tribes, researchers, and the public. Recommendations made by IC coordinators or their staff regarding the interpretation and application of this information are advisory only. Such recommendations do not necessarily represent the evaluation or opinion of the State Historic Preservation Officer in carrying out the OHP's regulatory authority under federal and state law.

For your reference, a list of qualified professionals in California that meet the Secretary of the Interior's Standards can be found at http://www.chrisinfo.org. If archaeological resources are encountered during the project, work in the immediate vicinity of the finds should be halted until a qualified archaeologist has evaluated the situation. If you have any questions please give us a call (707) 588-8455.

Sincerely,

Jillian Guldenbrein

Jillian Guldenbrein
Researcher

cc: Housing Authority of Contra Costa
Attention: Robert Moore
3133 Estudillo Street
Martinez, CA 94553

as other common methods used to identify the presence of buried archaeological resources. Please refer to the list of consultants who meet the Secretary of Interior's Standards at http://www.chrisinfo.org.

XX We recommend the lead agency contact the local Native American tribe(s) regarding traditional, cultural, and religious heritage values. For a complete listing of tribes in the vicinity of the project, please contact the Native American Heritage Commission at 916/373-3710.

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Sincerely,

Jillian Guldenbrein

Jillian Guldenbrein
Researcher

cc: Housing Authority of Contra Costa
Attention: Robert Moore
3133 Estudillo Street
Martinez, CA 94553

## Telma Moreira

**From:** Kara Schuh <kara.schuh@pw.cccounty.us>
**Sent:** Thursday, March 07, 2019 9:02 AM
**To:** Telma Moreira
**Cc:** Jocelyn LaRocque; Randolf Sanders; Monish Sen
**Subject:** FM19-0001 - Truck route

Hi Telma,

I discussed what the most appropriate truck route would be for trucks entering and leaving the site for FM19-0001 with Monish in Traffic following our conversation yesterday. The most appropriate truck route from the site would be north on Fred Jackson Way and west to Richmond Parkway using Parr Blvd and obviously the reverse of that to get to the site.

Monish pointed out that because the truck traffic is originating from a project in the residential area itself, it's probably not as big of an issue as with other projects, since the primary community concern is cut-through traffic and this is not by definition cut-through traffic. Regardless, I don't think there is any harm in indicating they should use designated truck routes to the extent possible.

Let me know if anything is unclear.

Thanks,

Kara Schuh-Garibay
Civil Engineer
Contra Costa County Public Works
Engineering Services
(925) 313-2179

## Telma Moreira

**From:** Jeremy Shannon <jshannon@contracostamosquito.com>
**Sent:** Monday, February 11, 2019 2:55 PM
**To:** Telma Moreira
**Subject:** FM19-0001
**Attachments:** 1601 North Jade St, North Richmond (FM19-0001) - CCMVCD.pdf

Good afternoon Telma,

Our Agency Comment Request regarding the demo project located at 1601 North Jade St, North Richmond (FM19-0001), should be attached to this email. Please don't hesitate to contact me should you need anything further. Thanks!

--

*Mosquito control matters.*


**Jeremy Shannon**
*Vector Control Planner*

CONTRA COSTA MOSQUITO & VECTOR CONTROL DISTRICT

Contra Costa Mosquito & Vector Control District
155 Mason Circle
Concord, CA 94520
925.771.6119 Direct
925.685.0266 Fax
925.685.9301 Main

www.ContraCostaMosquito.com
www.twitter.com/CCMosquito


**Featured monthly stories. Helpful information. Your next click should be here:** Mosquito Bytes Newsletter.

CONTRA COSTA COUNTY
**DEPARTMENT OF CONSERVATION AND DEVELOPMENT**
COMMUNITY DEVELOPMENT DIVISION
30 Muir Road
Martinez, CA 94553-4601
Phone: 925-674-7205
Fax: 925-674-7258

Sent 2/7/19 (11)

# AGENCY COMMENT REQUEST

Date 2/7/19

We request your comments regarding the attached application currently under review.

*DISTRIBUTION*

Internal

- [X] Building Inspection
- [ ] Grading Inspection
- [ ] Advance Planning
- [ ] Housing Programs
- [ ] Trans. Planning
- [ ] Telecom Planner
- [ ] ALUC Staff
- [ ] HCP/NCCP Staff
- [ ] APC Floodplain Tech
- [ ] County Geologist

Health Services Department

- [X] Environmental Health
- [X] Hazardous Materials

Public Works Department

- [X] Engineering Services (Full-size + email x3)
- [ ] Traffic
- [ ] Flood Control (Full-size)
- [ ] Special Districts

Local

- [X] Fire District Consolidated
  - [ ] Consolidated – (email) fire@cccfpd.org
- [X] Sanitary District WEST CO WASTEWATER
- [X] Water District EBMUD
- [ ] City of
- [ ] School District(s)
- [ ] LAFCO
- [ ] Reclamation District #
- [X] East Bay Regional Park District
- [ ] Diablo/Discovery Bay/Crockett CSD
- [ ] MAC/TAC
- [ ] Improvement/Community Association
- [X] CC Mosquito & Vector Control Dist (email)

Others/Non-local

- [X] CHRIS – Sonoma State
- [X] CA Fish and Wildlife, Region 3 – Bay Delta
- [ ] Native American Tribes planner will send via email

Additional Recipients

*Please submit your comments to:*

Project Planner Telma Moreira
Phone # 925 674-7783
E-mail telma.moreira @dcd.cccounty.us
County File # EM 19-0001

Prior to March 7, 2019

* * * * *

We have found the following special programs apply to this application:

- [ ] Active Fault Zone (Alquist-Priolo)
- [ ] Flood Hazard Area, Panel #
- [ ] 60-dBA Noise Control
- [ ] CA EPA Hazardous Waste Site

* * * * *

**AGENCIES:** Please indicate the applicable code section for any recommendation required by law or ordinance. Please send copies of your response to the Applicant and Owner.

Comments: [ ] None [✓] Below [ ] Attached

Employ measures necessary to ensure no creation or maintenance of a public nuisance as defined by Cal Health and Safety Code §2002. Maintaining a nuisance may lead to abatement by the Contra Costa Mosquito & Vector Control District and civil penalties pursuant to Cal H&S code §2060-2067. At no time should any aspect of the project or property breed, harbor, or maintain vectors or other nuisances. Measures may be needed to reduce displacement of any rodents at demolition site to nearby homes and businesses.

Print Name Jeremy Shannon

Jeremy Shannon 2/11/2019
Signature DATE

Agency phone # 925-685-9301

**Telma Moreira**

**To:** rhatch@wiltonrancheria-nsn.gov; esilva@wiltonrancheria-nsn.gov
**Subject:** Demolition of Las Deltas Public Housing- FM19-0001
**Attachments:** SDCD_30_2_C19020716130.pdf; FM19-0001 pkt.pdf

Please find attached consultation letter and attached project description/map/photos.

Thank you, and have a great rest of week.

Telma B. Moreira
PRINCIPAL PLANNER
CONTRA COSTA COUNTY
Department of Conservation and Development
30 Muir Rd. Martinez, CA 94553
Direct: 925-674-7783
Main: 925-674-7205
telma.moreira@dcd.cccounty.us

**Telma Moreira**

**From:** Ed Silva <esilva@wiltonrancheria-nsn.gov>
**Sent:** Sunday, February 24, 2019 1:21 PM
**To:** Telma Moreira
**Cc:** Cultural Resource Department Inbox
**Subject:** Demolition of 49 Duplexes

Thank you for your letter dated February 7, 2019 regarding the proposed project. Wilton Rancheria ("Tribe") is a federally-recognized Tribe as listed in the Federal Register, Vol. 74, No. 132, p. 33468-33469, as "Wilton Rancheria of Wilton, California". The Tribe's Service Delivery Area ("SDA") as listed in the Federal Register, Vol. 78, No. 176, p. 55731, is Sacramento County. However, the Tribe's ancestral territory spans from Sacramento County to portions of the surrounding Counties. The Tribe is concerned about projects and undertakings that have potential to impact resources that are of cultural and environmental significance to the tribe.

After review of your letter we have determined the project lies within the Tribe's ancestral territory. We appreciate the opportunity to comment on this and any other projects within the Tribe's ancestral territory that may be in your jurisdiction.

The Environmental Resources Department would like to receive any cultural resources assessments or other assessments that have been completed on all or part of the project's area of potential effect (APE), and area surrounding the APE including, but not limited to:

1. The results of any record search that may have been conducted at an Information Center of the California Historical Resources Information System (CHRIS), including, but not limited to:
    - A listing of any and all known cultural resources have already been recorded on or adjacent to the APE;
    - Copies of any and all cultural resource records and study reports that may have been provided by the Information Center as part of the records search response;
    - If the probability is low, moderate, or high that cultural resources are located in the APE or area surrounding the APE.
    - Whether the records search indicates a low, moderate or high probability that unrecorded cultural resources are located in the potential APE or area surrounding the APE; and
    - If a field investigation survey is recommended by the Information Center to determine whether previously unrecorded cultural resources are present.
        - ✦ The Tribe shall be present at any field investigation surveys conducted on the Applicants behalf.
2. The results of any archaeological inventory survey that was conducted, including:
    - Any reports that may contain site forms, site significance, and suggested mitigation measures.
    - Any reports or inventories found under the Native American Graves Protection and Repatriation Act.
        - ✦ All information regarding site locations, Native American human remains, and associated funerary objects should be in a separate confidential addendum, and not be made available for public disclosure in accordance with Government Code Section 6254.10. All Wilton Rancheria correspondences shall be kept under this confidential section and only shared between the Tribe and lead agency.

3. The results of any Sacred Lands File (SLF) check conducted through Native American Heritage Commission. The request form can be found at http://www.nahc.ca.gov/slf_request.html. USGS 7.5-minute quadrangle name, township, range, and section required for the search.
4. Any ethnographic studies conducted for any area including all or part of the potential APE or areas surrounding the APE; and
5. Any geotechnical reports regarding all or part of the potential APE or areas surrounding the APE.

- The Tribe shall be notified before any geotechnical testing is planned. Geotechnical testing has potential to impact Tribal Cultural Resources and should be part of this consultation.

The information gathered will provide us with a better understanding of the project and will allow the Tribe to compare your records with our database.

Please contact Ed Silva, Natural Resources Coordinator via email at esilva@wiltonrancheria-nsn.gov if you have any further questions or concerns.

**Ed Silva**

**Natural Resources Coordinator**

**Wilton Rancheria**

**9728 Kent St Elk Grove, Ca 95624**

**916-683-6000 x2013 Office 916-978-5915 Direct Line**

3. The results of any Sacred Lands File (SLF) check conducted through Native American Heritage Commission. The request form can be found at http://www.nahc.ca.gov/slf_request.html. USGS 7.5-minute quadrangle name, township, range, and section required for the search.
4. Any ethnographic studies conducted for any area including all or part of the potential APE or areas surrounding the APE; and
5. Any geotechnical reports regarding all or part of the potential APE or areas surrounding the APE.

- The Tribe shall be notified before any geotechnical testing is planned. Geotechnical testing has potential to impact Tribal Cultural Resources and should be part of this consultation.

The information gathered will provide us with a better understanding of the project and will allow the Tribe to compare your records with our database.

Please contact Ed Silva, Natural Resources Coordinator via email at esilva@wiltonrancheria-nsn.gov if you have any further questions or concerns.

**Ed Silva**

**Natural Resources Coordinator**

**Wilton Rancheria**

**9728 Kent St Elk Grove, Ca 95624**

**916-683-6000 x2013 Office 916-978-5915 Direct Line**

## Telma Moreira

**From:** Teri Rie <teri.rie@pw.cccounty.us>
**Sent:** Thursday, February 28, 2019 2:46 PM
**To:** Jocelyn LaRocque; Telma Moreira
**Subject:** North Richmond demolition along Wildcat Creek - Agency Comment Request packet for FM19-0001
**Attachments:** FM19-0001 pkt.pdf

Hi Telma and Jocelyn,
The houses along Warren Drive are next to the Flood Control District's fee title property along Wildcat Creek. As part of the demolition permit, could we get the housing authority to trim and/or remove the tree branches that are unhealthy or hazardous on their properties along Warren Road. In addition, could you require them to install erosion control measures and other BMP's to prevent the demolition debris from being washed onto our property. If power-washing is required for clean-up, the runoff off should be discharged in a manner to prevent contaminated runoff and should not be discharged toward the creek. Please let me know if you have any questions. Thanks

Teri Rie
Flood Control
925-313-2363

---

**From:** Jocelyn LaRocque
**Sent:** Tuesday, February 12, 2019 2:28 PM
**To:** Teri Rie
**Subject:** FW: Agency Comment Request packet for FM19-0001

Teri,

I briefly spoke to Telma and DCD would also like Flood Control's comments on this project to demolish existing building in the North Richmond area. Attached is the application packet.

~Jocelyn
Jocelyn A. Bolibol LaRocque
Senior Civil Engineer
Engineering Services Division
(925) 313-2315

---

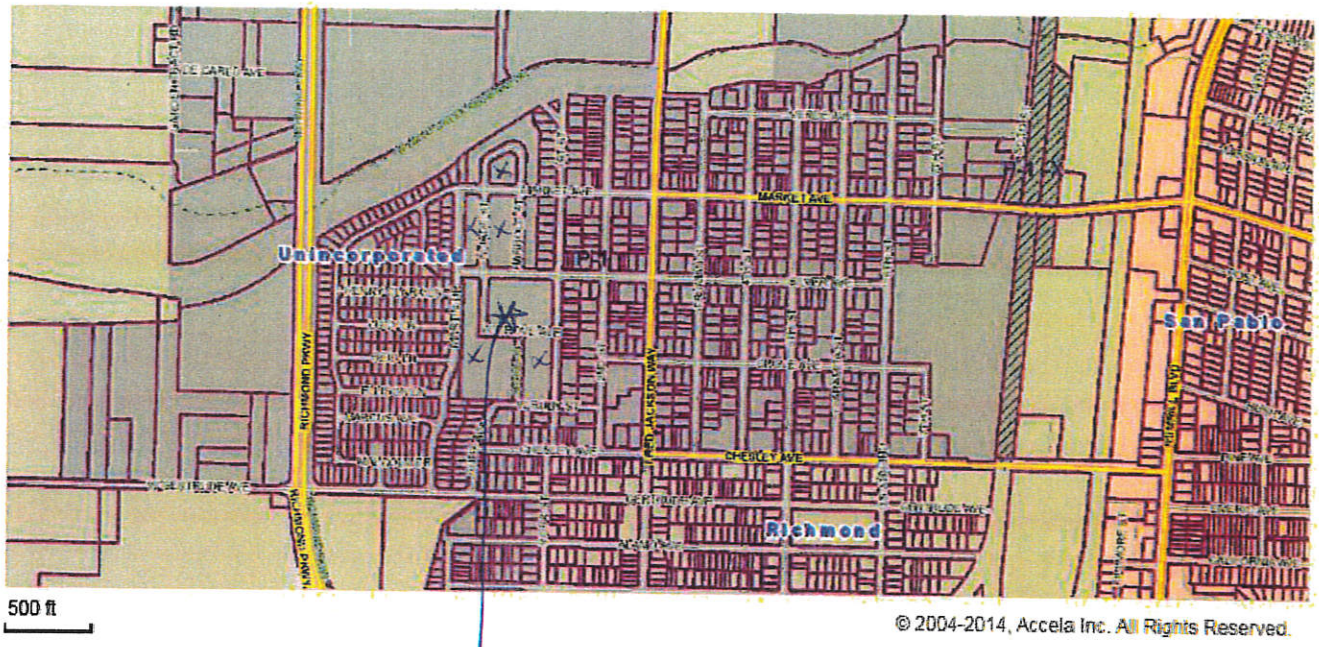
**From:** Sandra McCann [mailto:Sandra.McCann@dcd.cccounty.us]
**Sent:** Thursday, February 7, 2019 2:59 PM
**To:** fire@cccfpd.org; jshannon@contracostamosquito.com; Jocelyn LaRocque; Randolf Sanders; Simone Saleh
**Cc:** Telma Moreira
**Subject:** Agency Comment Request packet for FM19-0001

*Sandy McCann*
Department of Conservation and Development
30 Muir Road
Martinez, CA 94553
sandra.mccann@dcd.cccounty.us

# EXHIBIT B

# MAPS AND PHOTOS

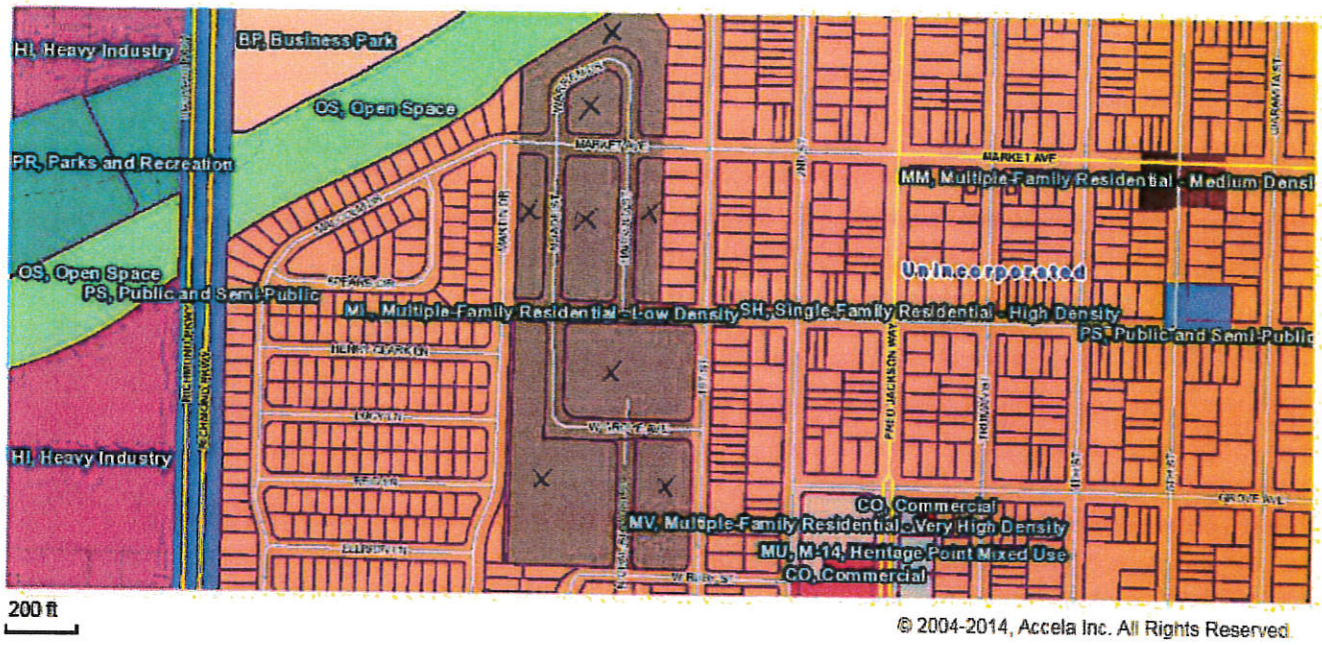
# Zoning- P-1






Site

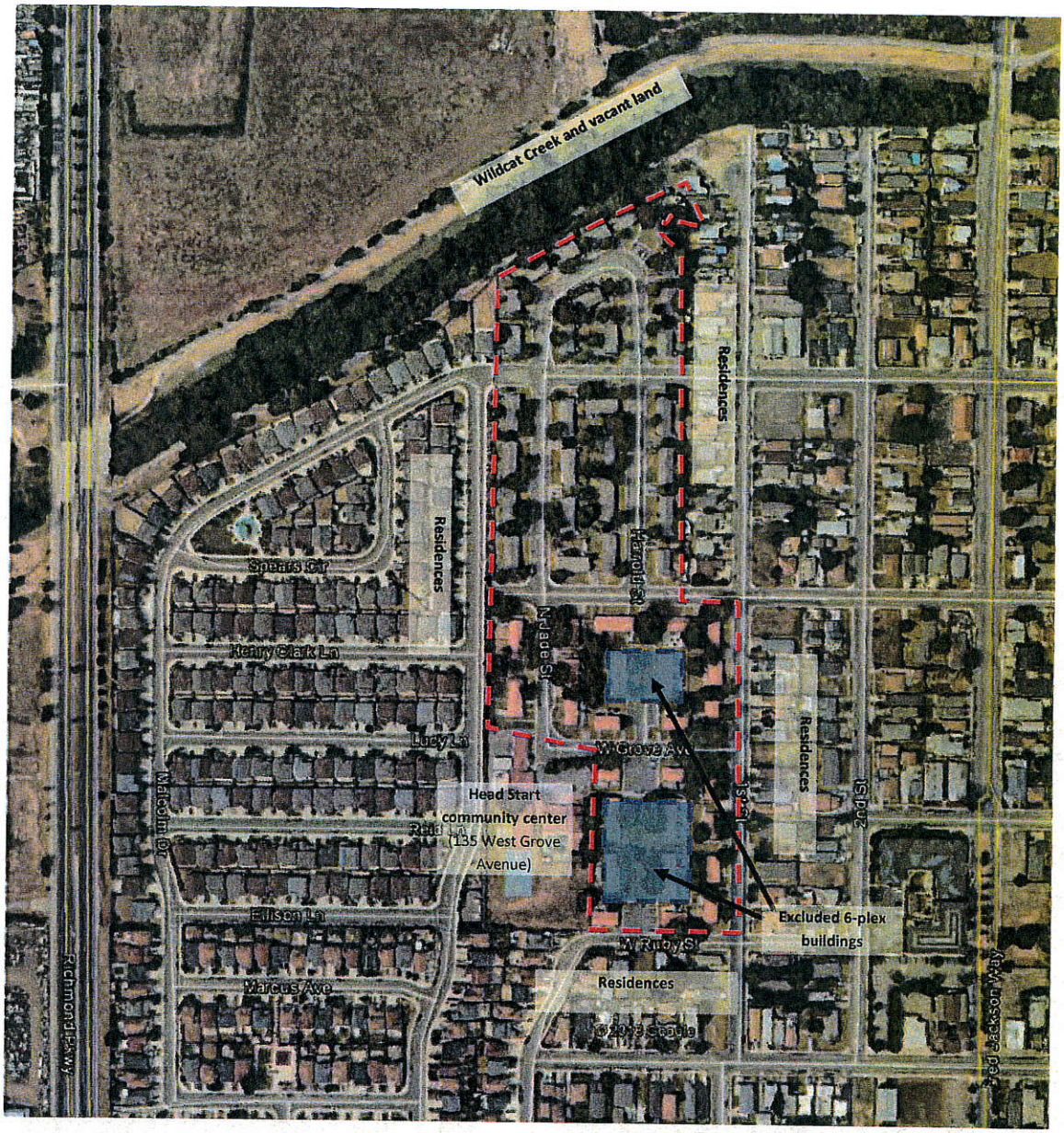
# General PLan- ML






X = site

# Field Sketch




| | | |
|---|---|---|
| emg | **Key:**<br>Project Boundary<br>Excluded six-plex buildings | **Project Number:**<br>132461.18R000-003.129 |
| N | | **Project Name:**<br>Las Deltas Public Housing - 49 Duplexes |
| | Not drawn to scale. The north arrow indicator is an approximation of 0° North. | **On-Site Date:**<br>October 23, 2018 |

PHOTO #1: *DUPLEX BUILDING*

PHOTO #2: *DUPLEX BUILDING*

PHOTO #3: *DUPLEX BUILDING*

PHOTO #4: *DUPLEX BUILDING*

PHOTO #5: *DUPLEX BUILDING*

PHOTO #6: *DUPLEX BUILDING*

PHOTO #7: *DUPLEX BUILDING*

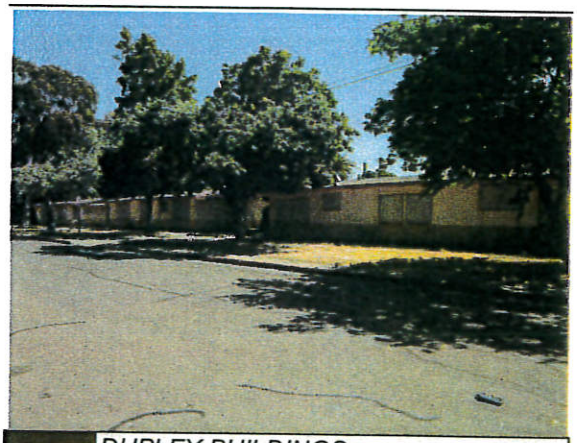


PHOTO #8: *DUPLEX BUILDINGS*

PHOTO #9: *STREET VIEW*

PHOTO #10: *DUPLEX BUILDING DRIVEWAY*

PHOTO #11: *BUILDING INTERIOR*

PHOTO #12: *BATHROOM*

PHOTO #13: *BUILDING INTERIOR*

PHOTO #14: *BUILDING INTERIOR*

PHOTO #15: *BUILDING INTERIOR*

PHOTO #16: *BUILDING INTERIOR*

PHOTO #17: *FURNACE UNIT*

PHOTO #18: *NATURAL GAS METER AND REGULATOR*

PHOTO #19: *NORTH ADJACENT, CREEK/STREAM*

PHOTO #20: *ADJACENT RESIDENCES*

PHOTO #21: *ADJACENT SIX-PLEX BUILDINGS*

PHOTO #22: *ADJACENT SIX-PLEX BUILDINGS*

PHOTO #23: *ADJACENT RESIDENCES*

PHOTO #24: *ADJACENT RESIDENCES*

PHOTO #25: *WEST ADJACENT, RESIDENCES*

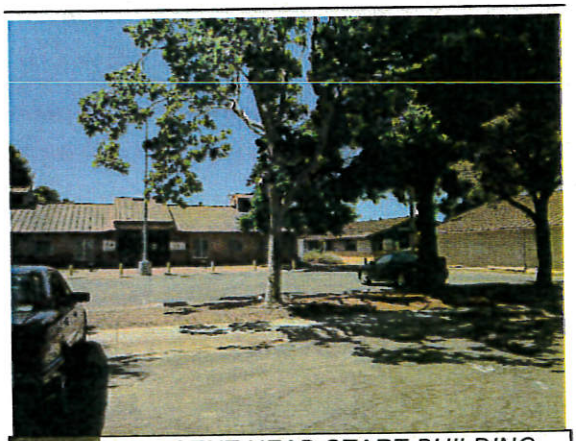
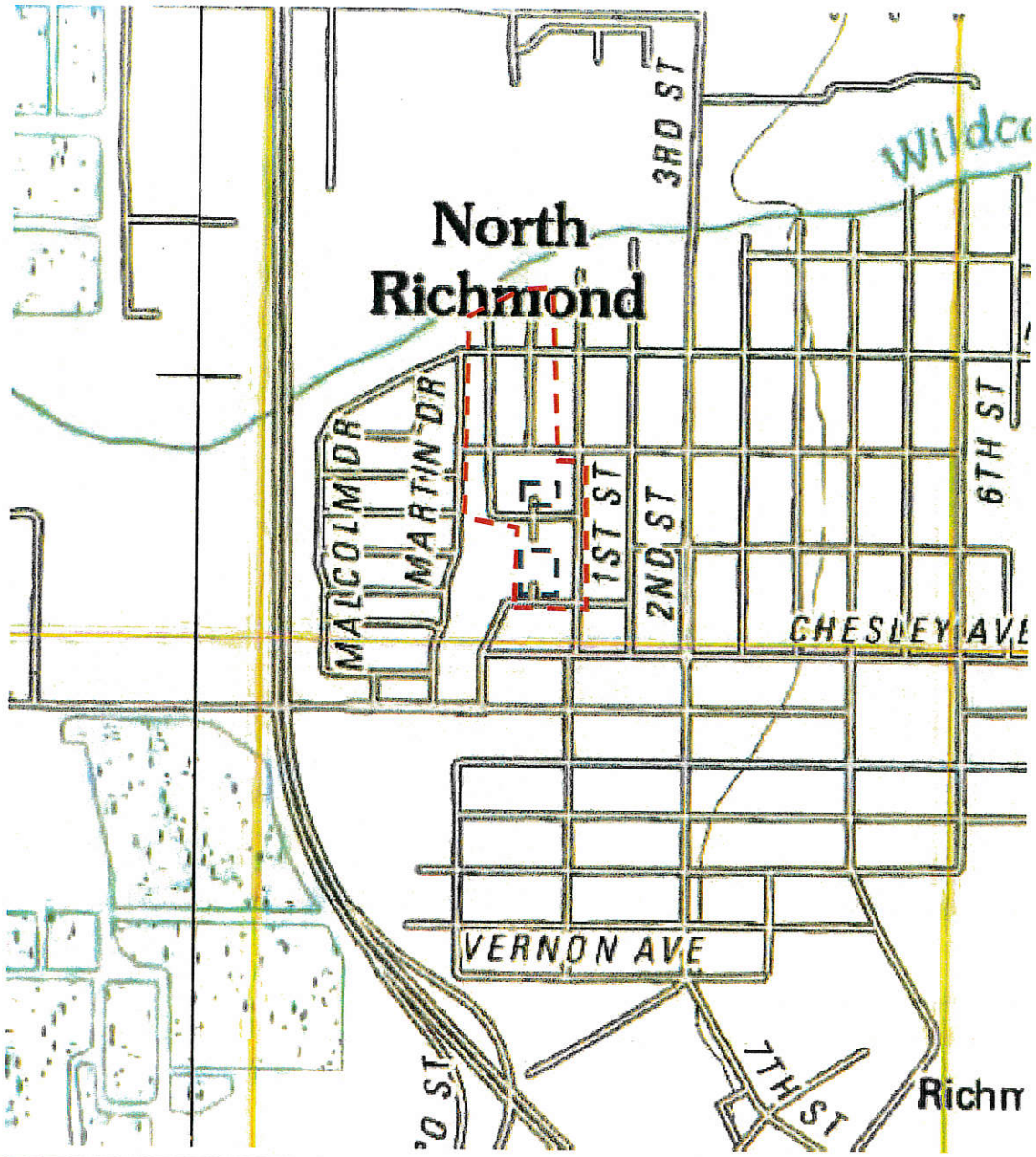


PHOTO #26: *ADJACENT HEAD START BUILDING*

# TOPOGRAPHIC MAP




emg

N

**Source:**

USGS Topographic Quadrangle:
Richmond, California

Project Boundary

Date: 2012

The north arrow indicator is an approximation of 0° North.

**Project Number:**

132461.18R000-003.129

**Project Name:**

Las Deltas Public Housing – 49 Duplexes

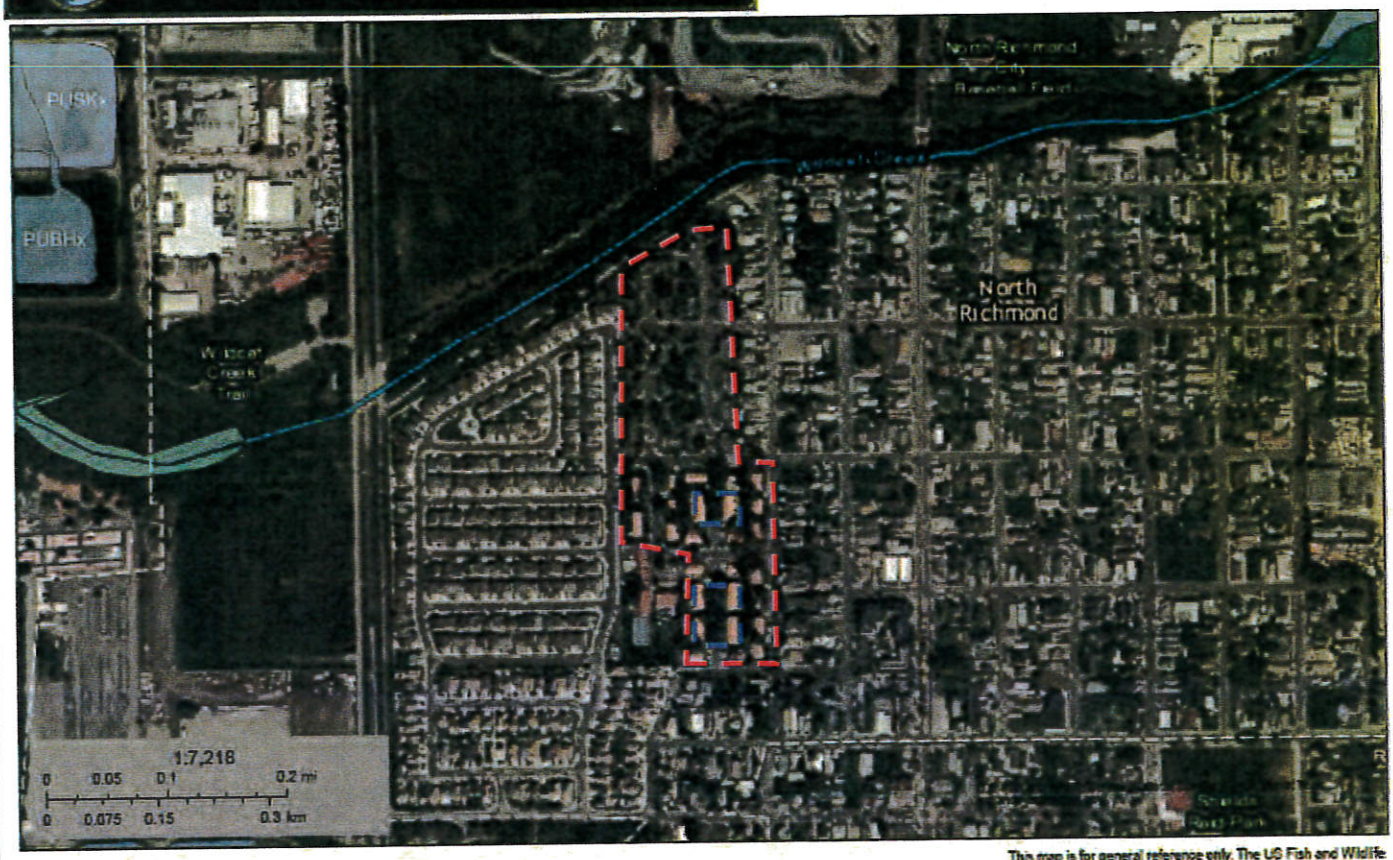
**On-Site Date:**

October 23, 2018

# WETLANDS MAP

U.S. Fish and Wildlife Service
National Wetlands Inventory

## Wetlands Map




November 6, 2018

Wetlands

- Estuarine and Marine Deepwater
- Estuarine and Marine Wetland
- Freshwater Emergent Wetland
- Freshwater Forested/Shrub Wetland
- Freshwater Pond
- Lake
- Other
- Riverine

This map is for general reference only. The US Fish and Wildlife Service is not responsible for the accuracy or currentness of the base data shown on this map. All wetlands related data should be used in accordance with the layer metadata found on the Wetlands Mapper web site.

National Wetlands Inventory (NWI)
This page was produced by the NWI mapper

emg

**Source:**

U.S. Fish and Wildlife Service

– – Project Boundary

Date: 2018

The north arrow indicator is an approximation of 0° North.

**Project Number:**

132461.18R000-003.129

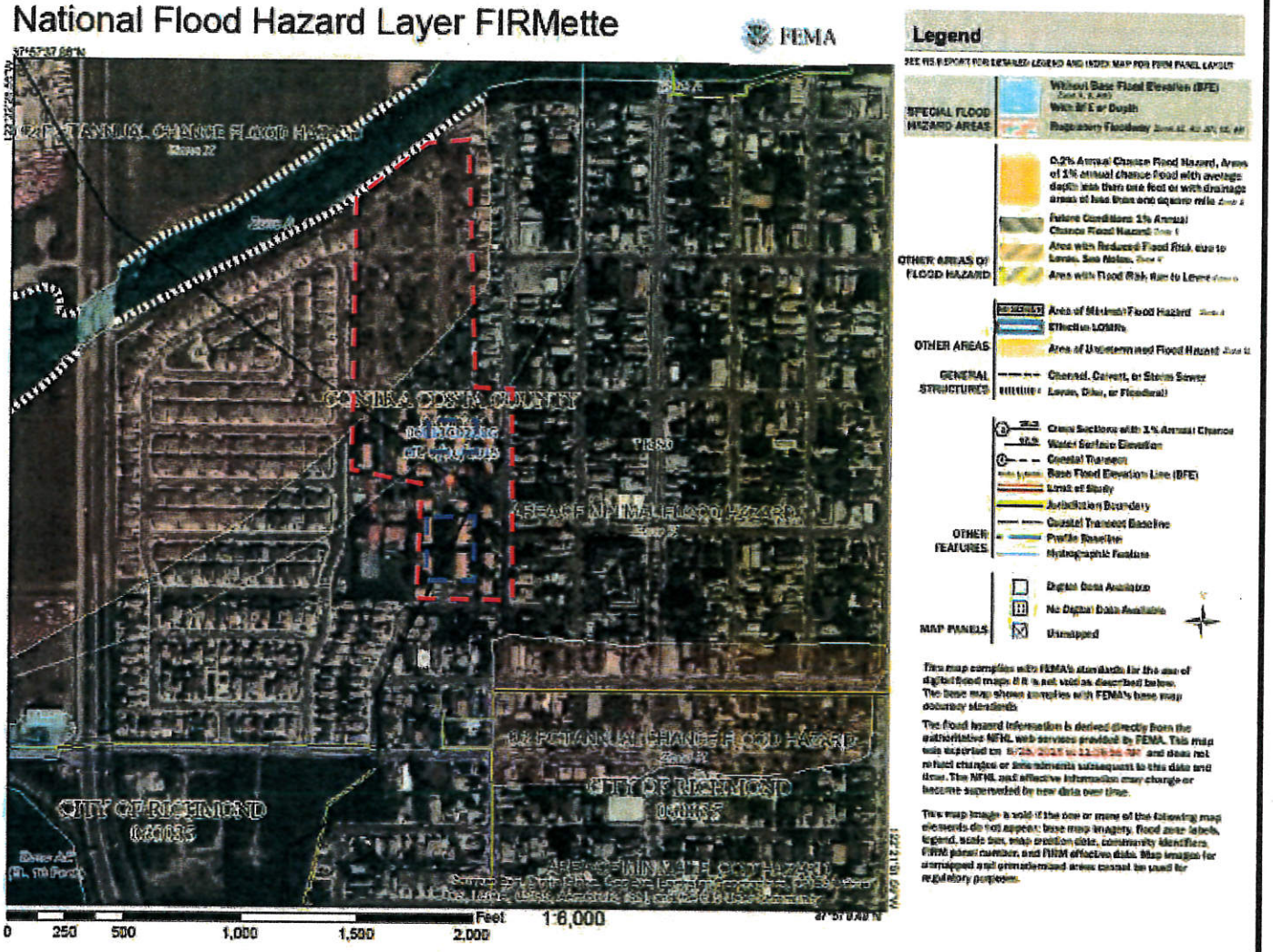
**Project Name:**

Las Deltas Public Housing – 49 Duplexes

**On-Site Date:**

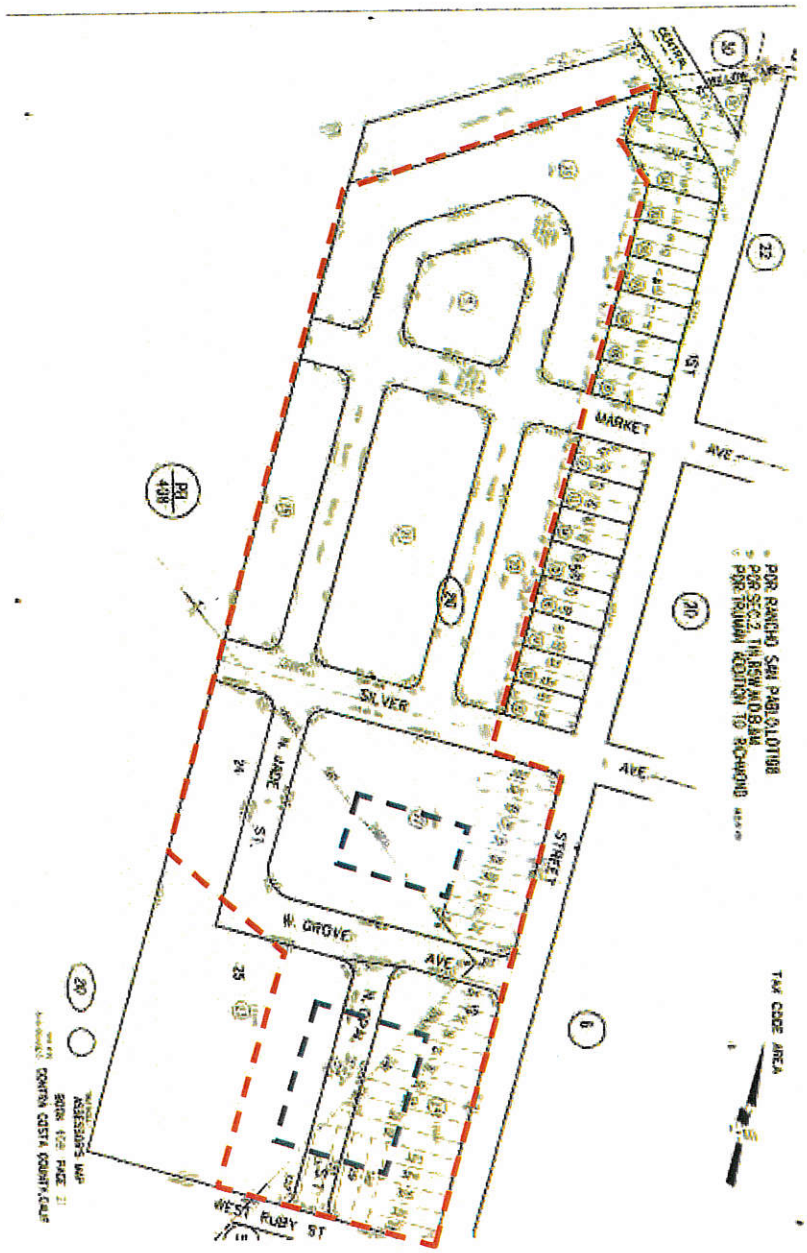
October 23, 2018

# FLOODPLAIN MAP




| | | |
|---|---|---|
| emg | **Source:**<br>FEMA<br>**Project Boundary** | **Project Number:**<br>132461.18R000-003.129 |
| N | The north arrow indicator is an approximation of 0° North. | **Project Name:**<br>Las Deltas Public Housing – 49 Duplexes<br>**On-Site Date:**<br>October 23, 2018 |

# TAX MAP




The north arrow indicator is an approximation of 0° North.

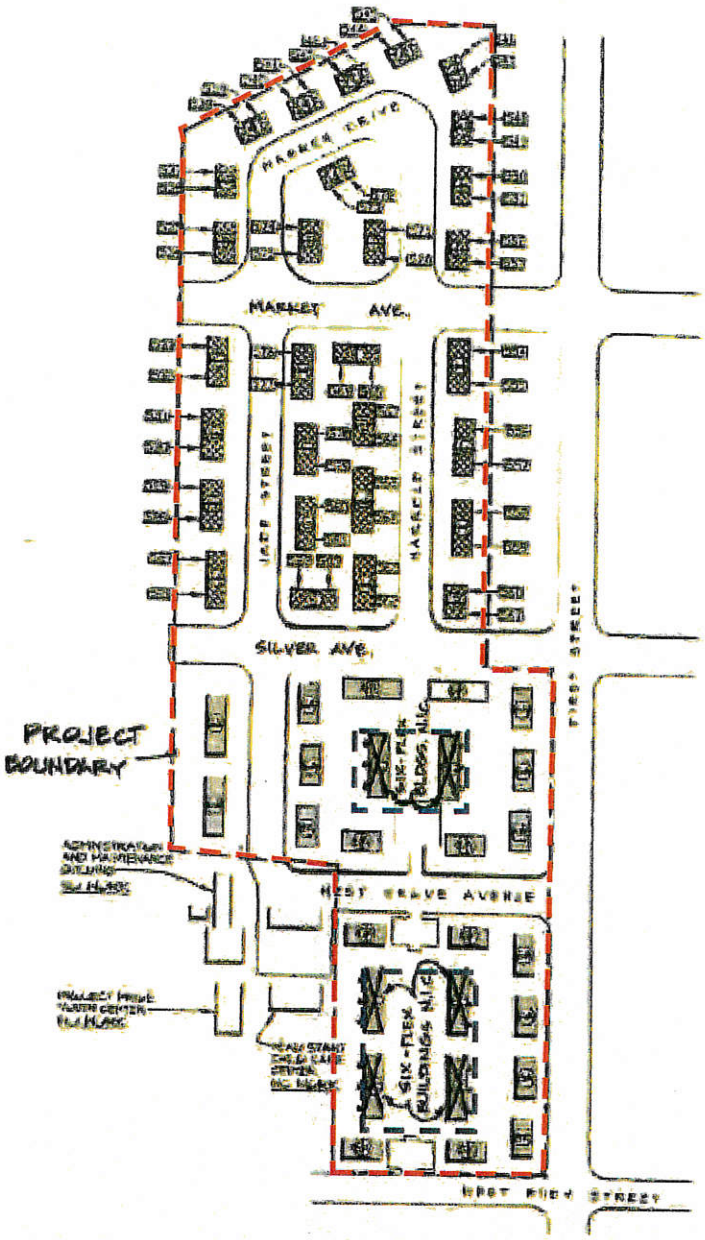
**Project Boundary**

**Project Number:**
132461.18R000-003.129

**Project Name:**
Las Deltas Public Housing – 49 Duplexes

**On-Site Date:**
October 23, 2018

# SITE MAP




The north arrow indicator is an approximation of 0° North.

**Project Boundary**

**Project Number:**

132461.18R000-003.129

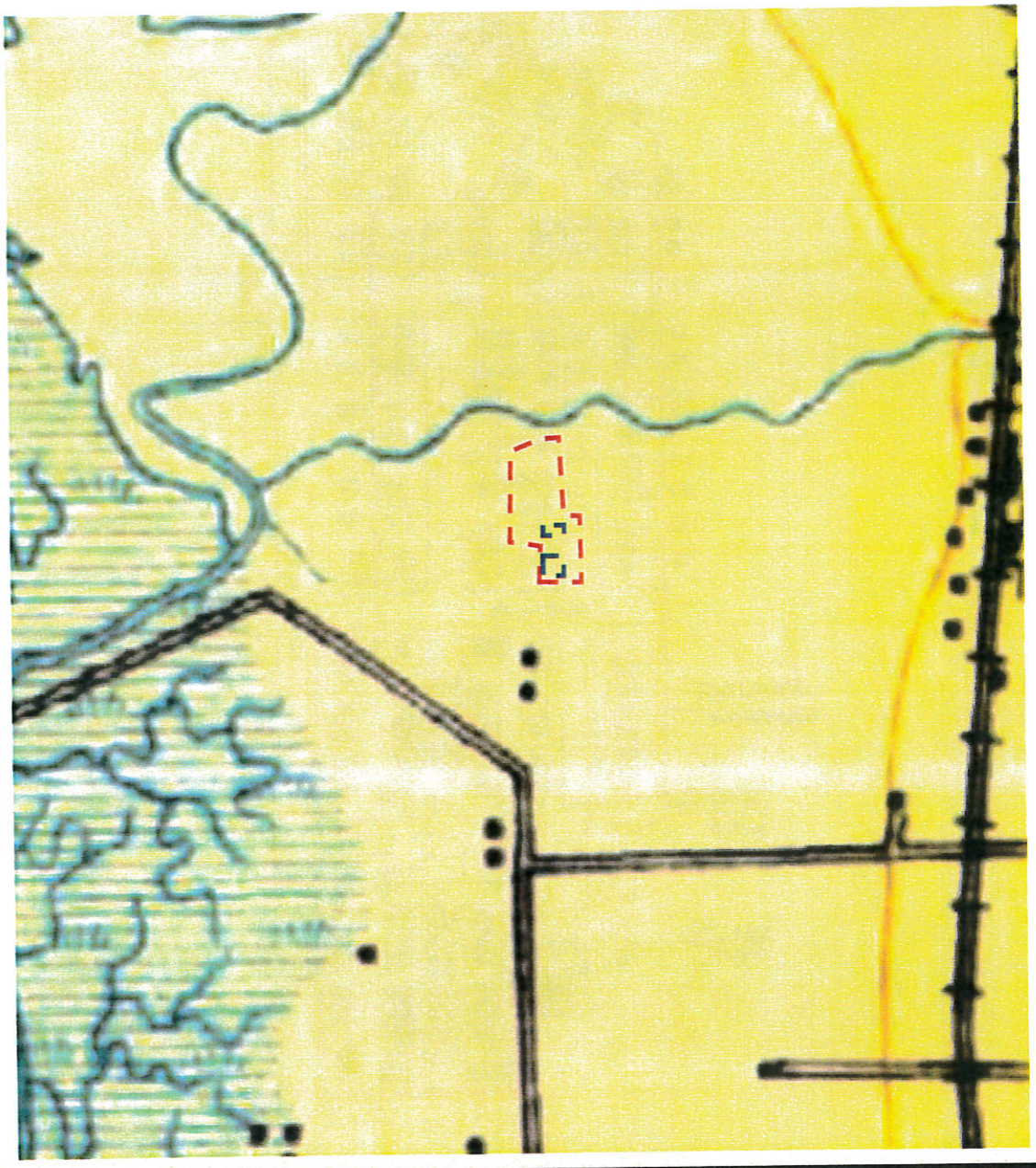
**Project Name:**

Las Deltas Public Housing – 49 Duplexes

**On-Site Date:**

October 23, 2018

# HISTORICAL TOPOGRAPHIC MAP



**Source:**
USGS

Project Boundary

Date: 1895

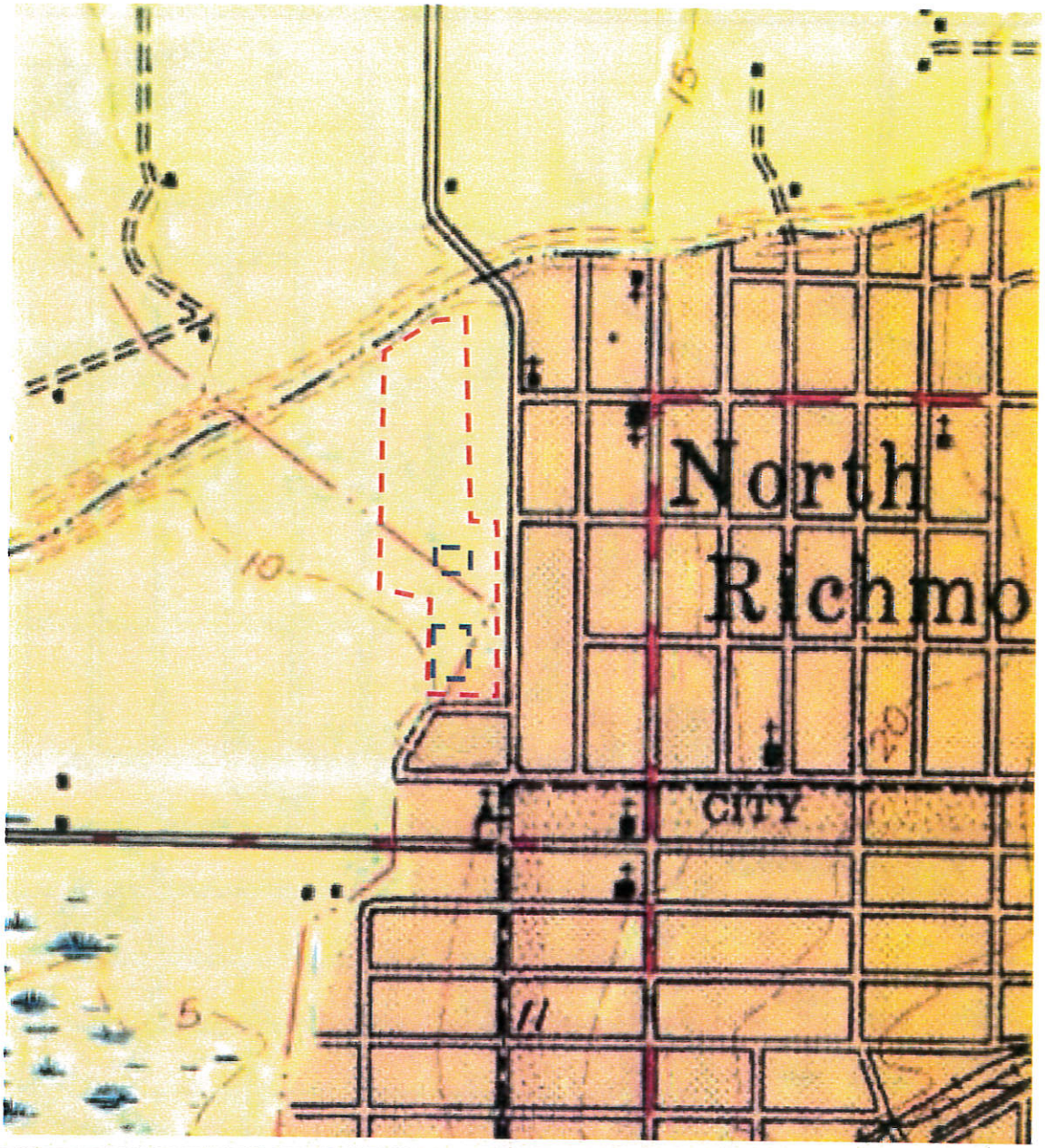
The north arrow indicator is an approximation of 0° North.

**Project Number:**
132461.18R000-003.129

**Project Name:**
Las Deltas Public Housing – 49 Duplexes

**On-Site Date:**
October 23, 2018

# HISTORICAL TOPOGRAPHIC MAP




**Source:**
USGS

Project Boundary

Date: 1947

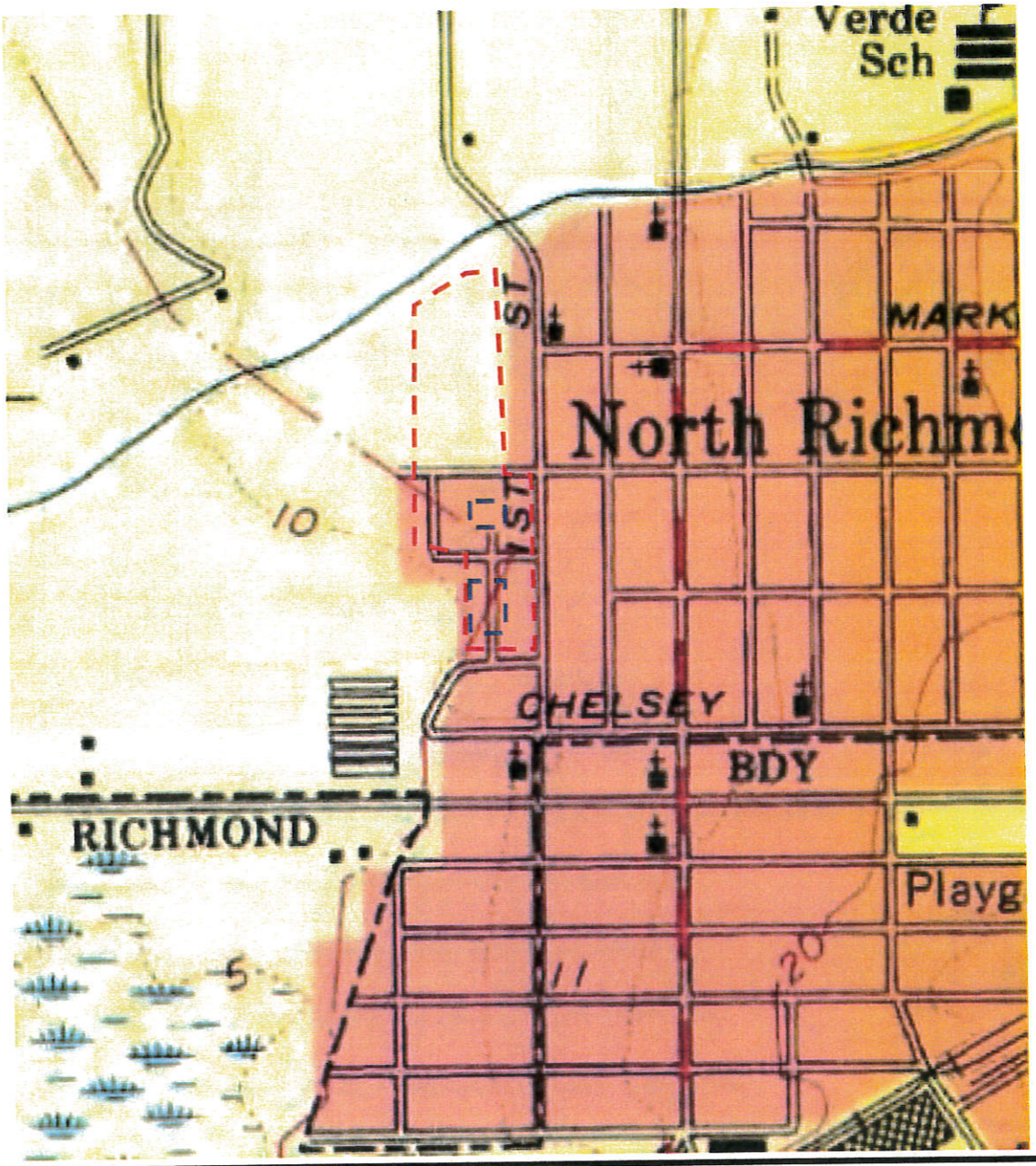
The north arrow indicator is an approximation of 0° North.

**Project Number:**
132461.18R000-003.129

**Project Name:**
Las Deltas Public Housing – 49 Duplexes

**On-Site Date:**
October 23, 2018

# HISTORICAL TOPOGRAPHIC MAP




**Source:**
USGS

— - Project Boundary

Date: 1959

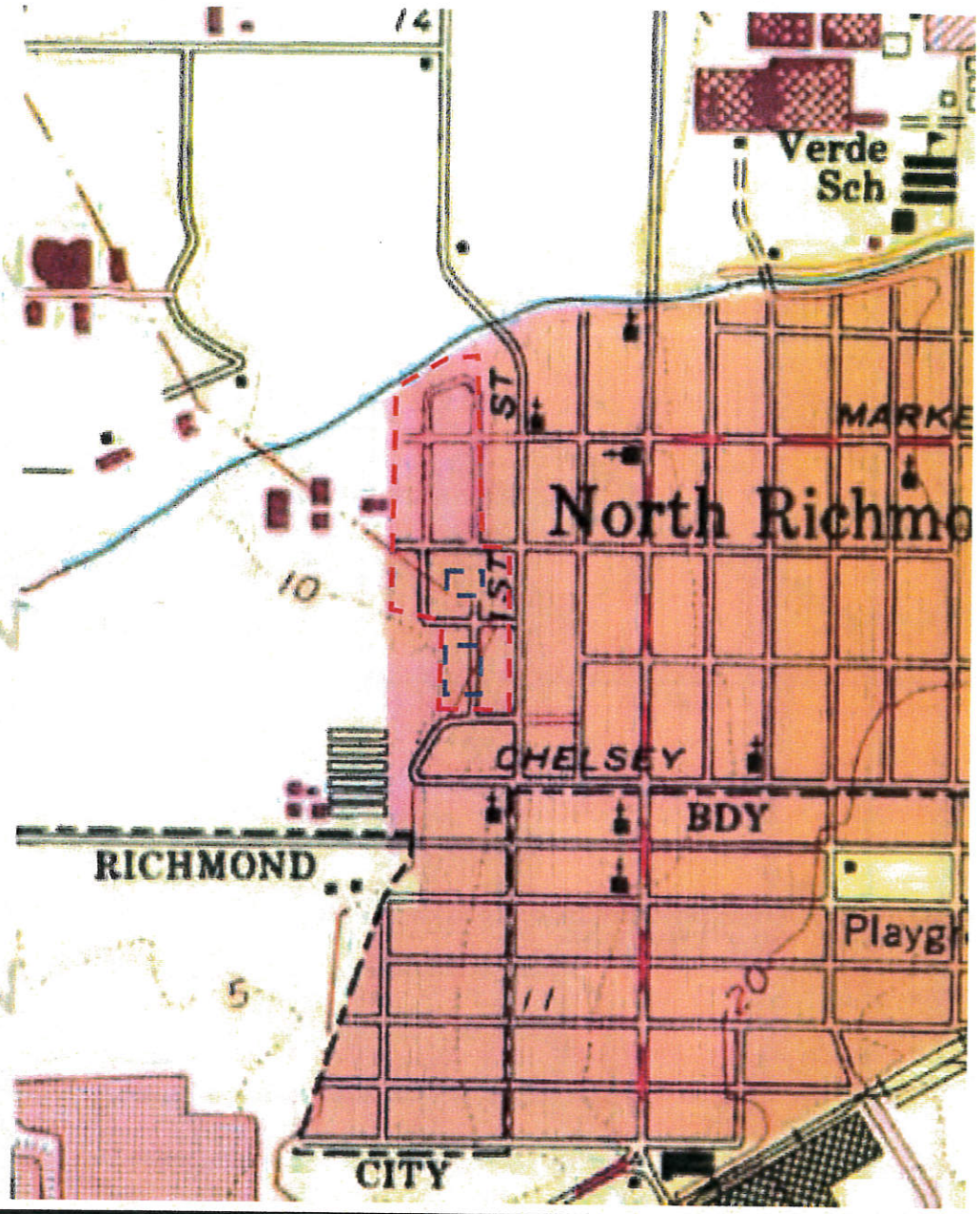
The north arrow indicator is an approximation of 0° North.

**Project Number:**
132461.18R000-003.129

**Project Name:**
Las Deltas Public Housing – 49 Duplexes

**On-Site Date:**
October 23, 2018

# HISTORICAL TOPOGRAPHIC MAP




**Source:**
USGS
Project Boundary
Date: 1968

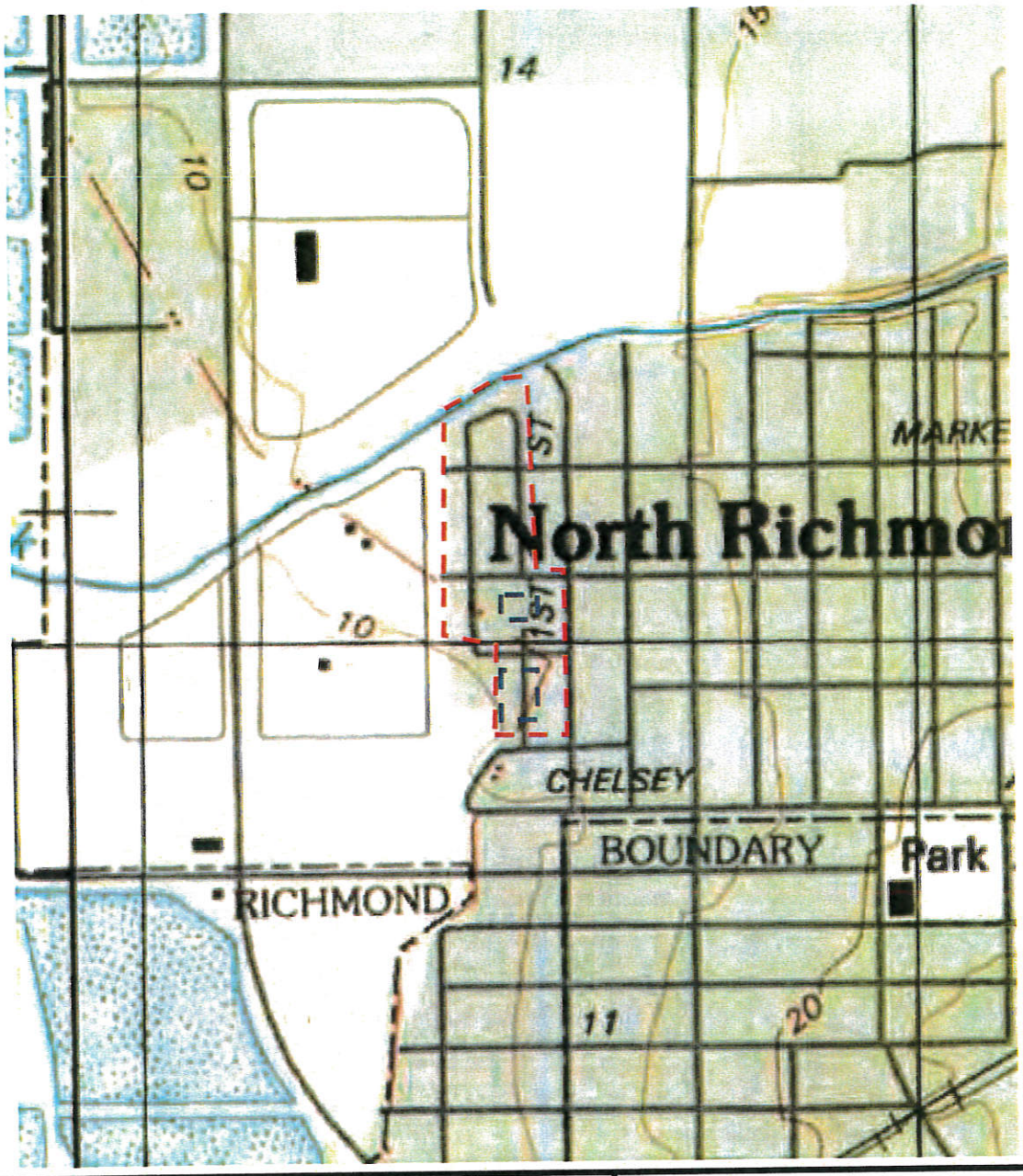
The north arrow indicator is an approximation of 0° North.

**Project Number:**
132461.18R000-003.129

**Project Name:**
Las Deltas Public Housing – 49 Duplexes

**On-Site Date:**
October 23, 2018

# HISTORICAL TOPOGRAPHIC MAP




**Source:**
USGS

Project Boundary

Date: 1996

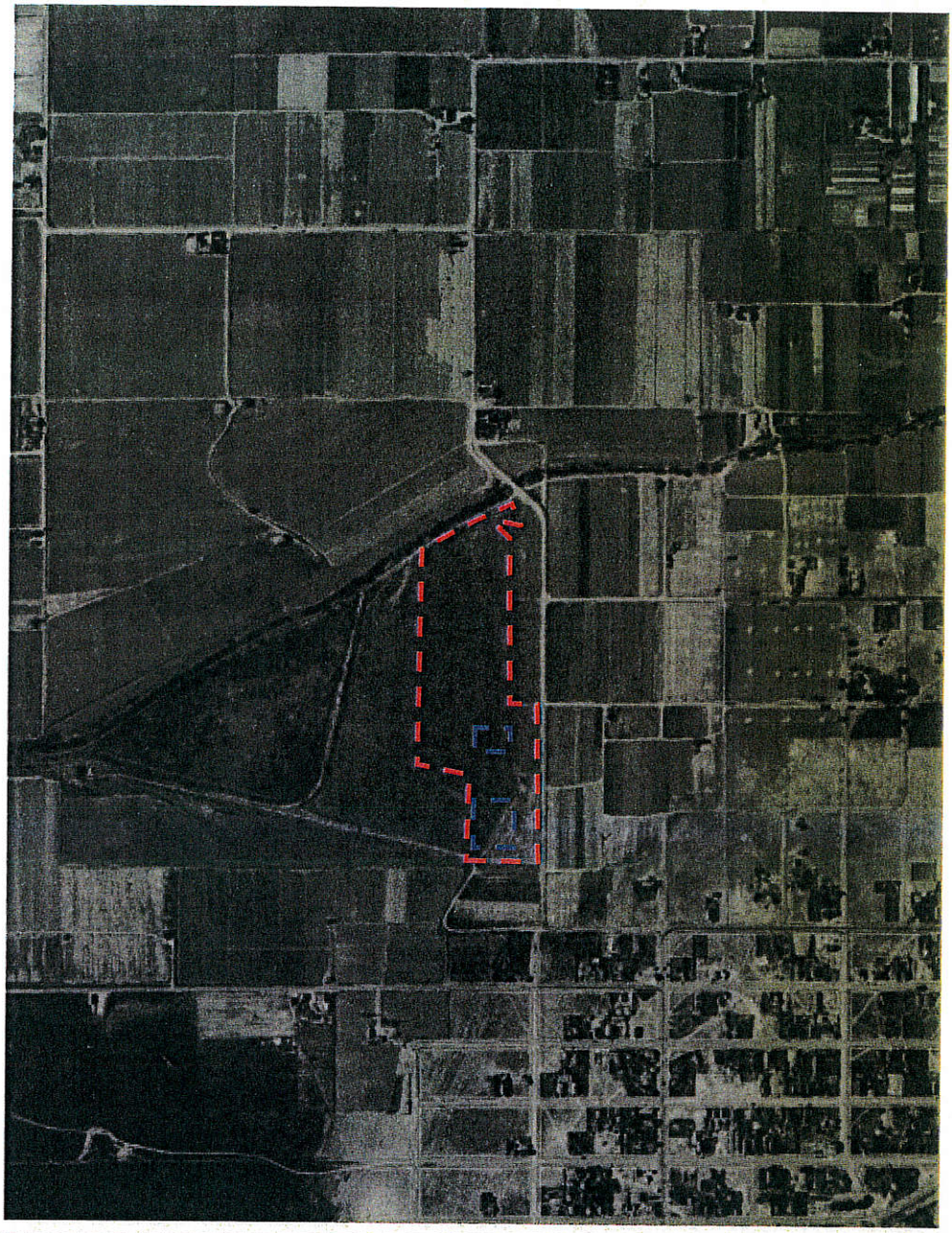
The north arrow indicator is an approximation of 0° North.

**Project Number:**
132461.18R000-003.129

**Project Name:**
Las Deltas Public Housing – 49 Duplexes

**On-Site Date:**
October 23, 2018

# AERIAL PHOTOGRAPH



**Source:**
EDR

– – Project Boundary

Date: 1939

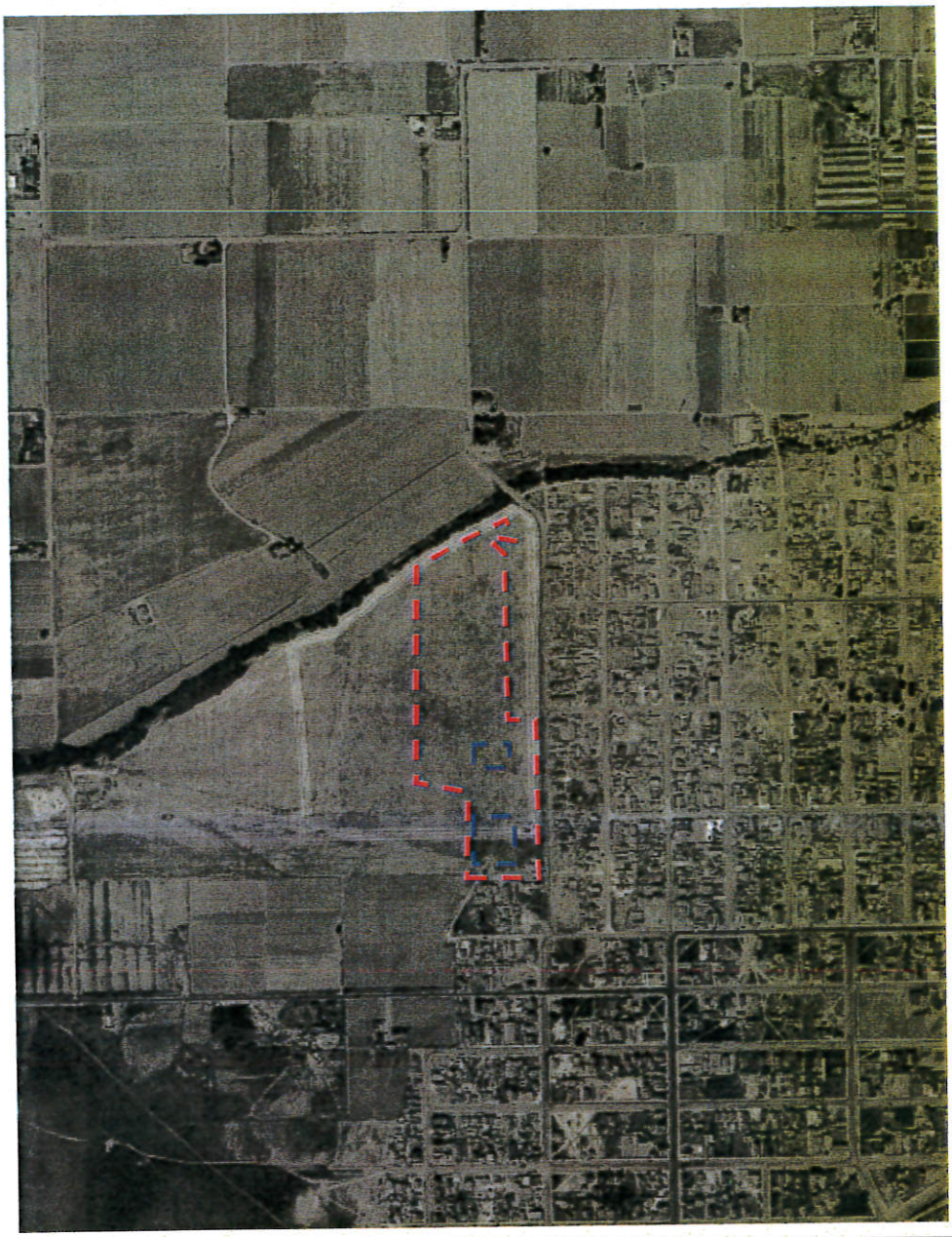
The north arrow indicator is an approximation of 0° North.

**Project Number:**
132461.18R000-003.129

**Project Name:**
Las Deltas Public Housing – 49 Duplexes

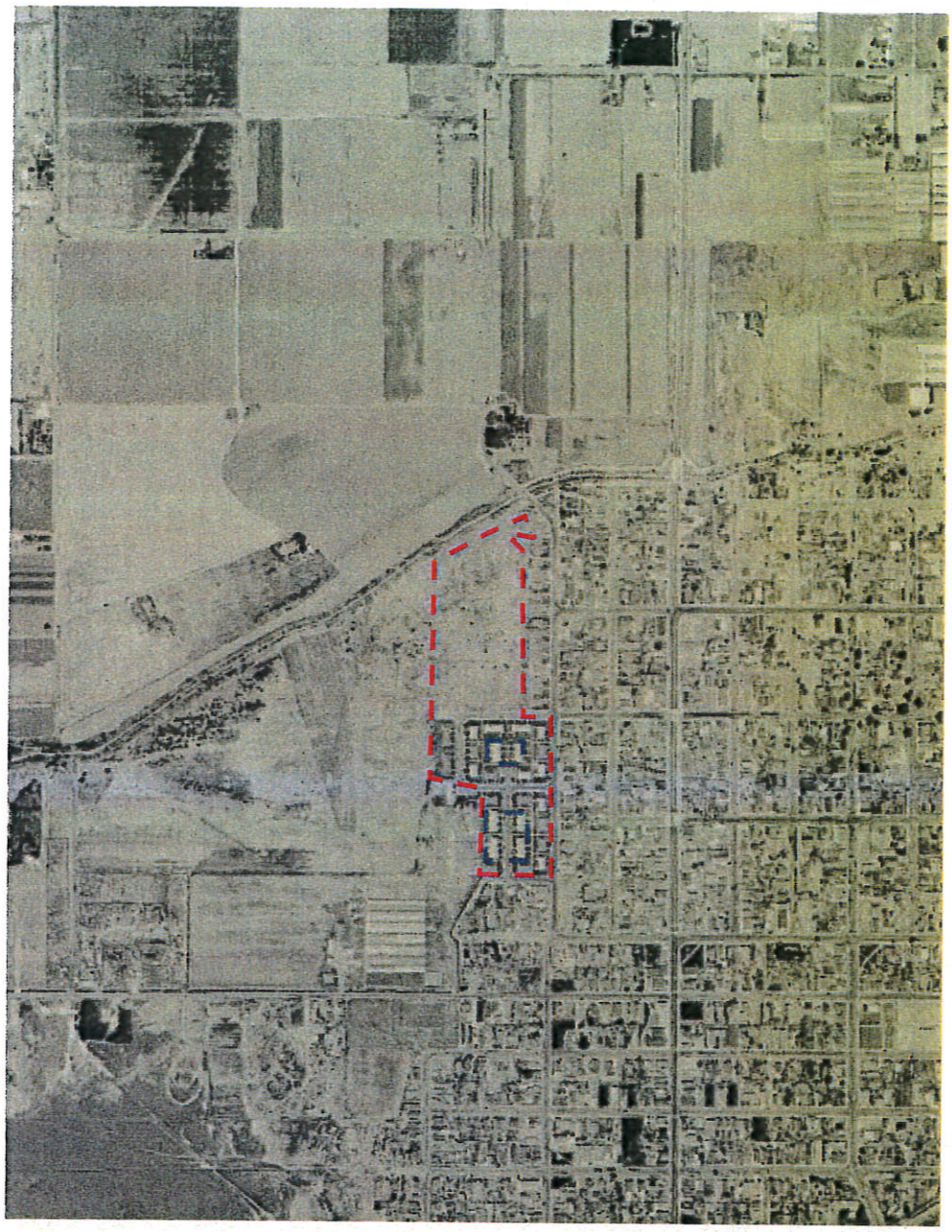
**On-Site Date:**
October 23, 2018

# AERIAL PHOTOGRAPH



| | | |
|---|---|---|
| emg | **Source:**<br>EDR<br>– – Project Boundary<br>Date: 1946 | **Project Number:**<br>132461.18R000-003.129 |
| N | The north arrow indicator is an approximation of 0° North. | **Project Name:**<br>Las Deltas Public Housing – 49 Duplexes<br>**On-Site Date:**<br>October 23, 2018 |

# AERIAL PHOTOGRAPH



**Source:**

EDR

– – Project Boundary

Date: 1958

The north arrow indicator is an approximation of 0° North.

**Project Number:**

132461.18R000-003.129

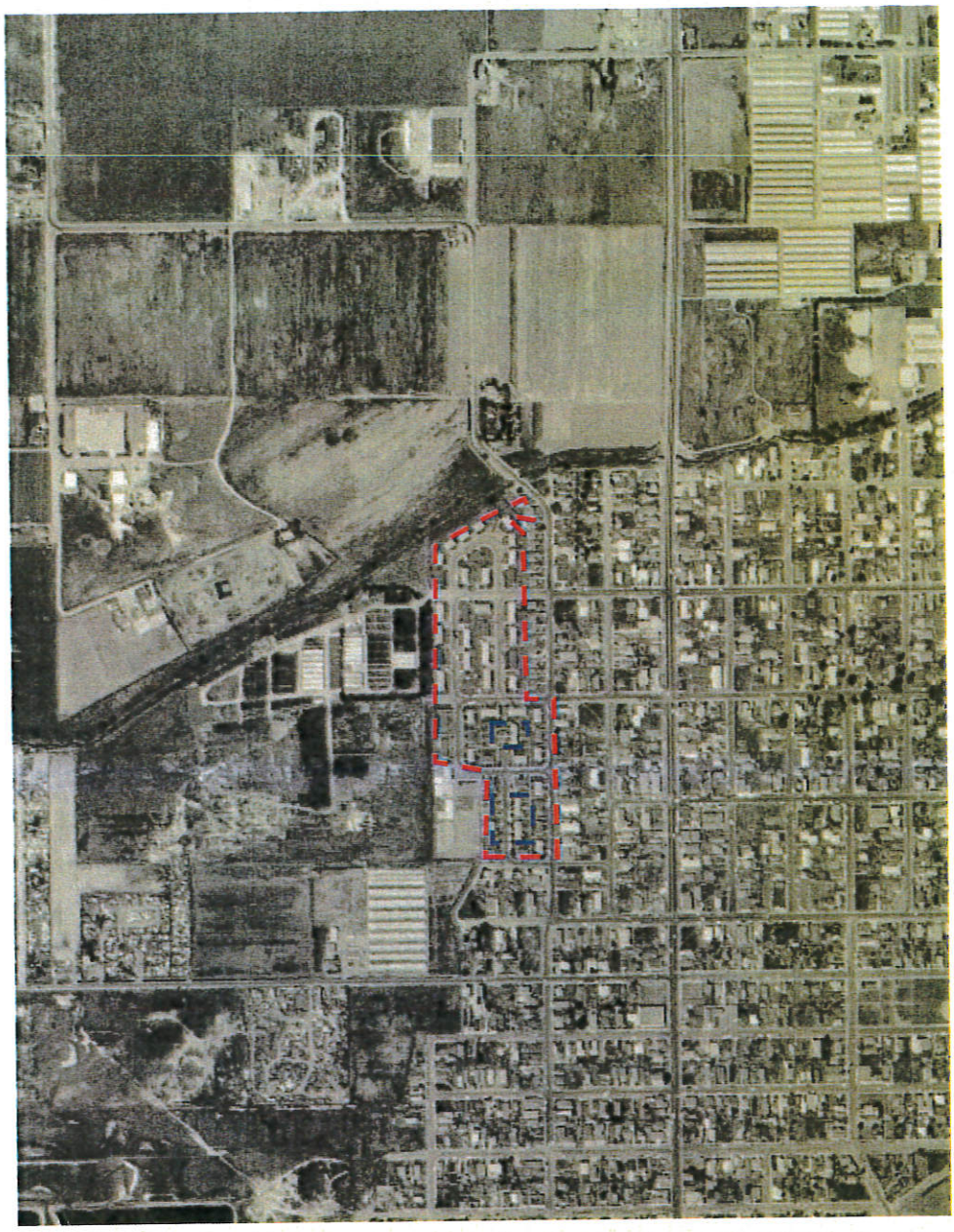
**Project Name:**

Las Deltas Public Housing – 49 Duplexes

**On-Site Date:**

October 23, 2018

# AERIAL PHOTOGRAPH



**Source:**

EDR

Project Boundary

Date: 1968

The north arrow indicator is an approximation of 0° North.

**Project Number:**

132461.18R000-003.129

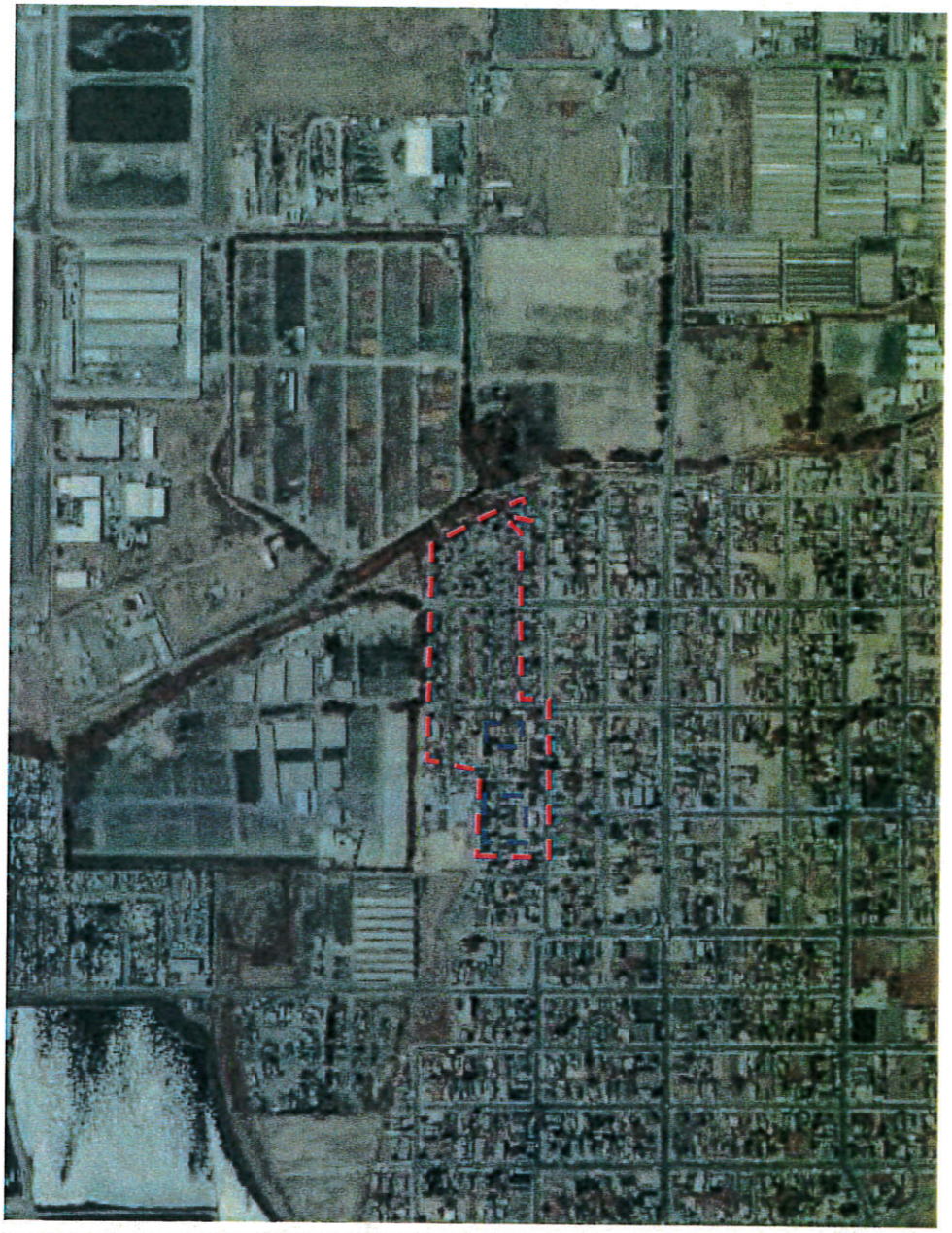
**Project Name:**

Las Deltas Public Housing – 49 Duplexes

**On-Site Date:**

October 23, 2018

# AERIAL PHOTOGRAPH



**Source:**

EDR

Project Boundary

Date: 1982

The north arrow indicator is an approximation of 0° North.

**Project Number:**

132461.18R000-003.129

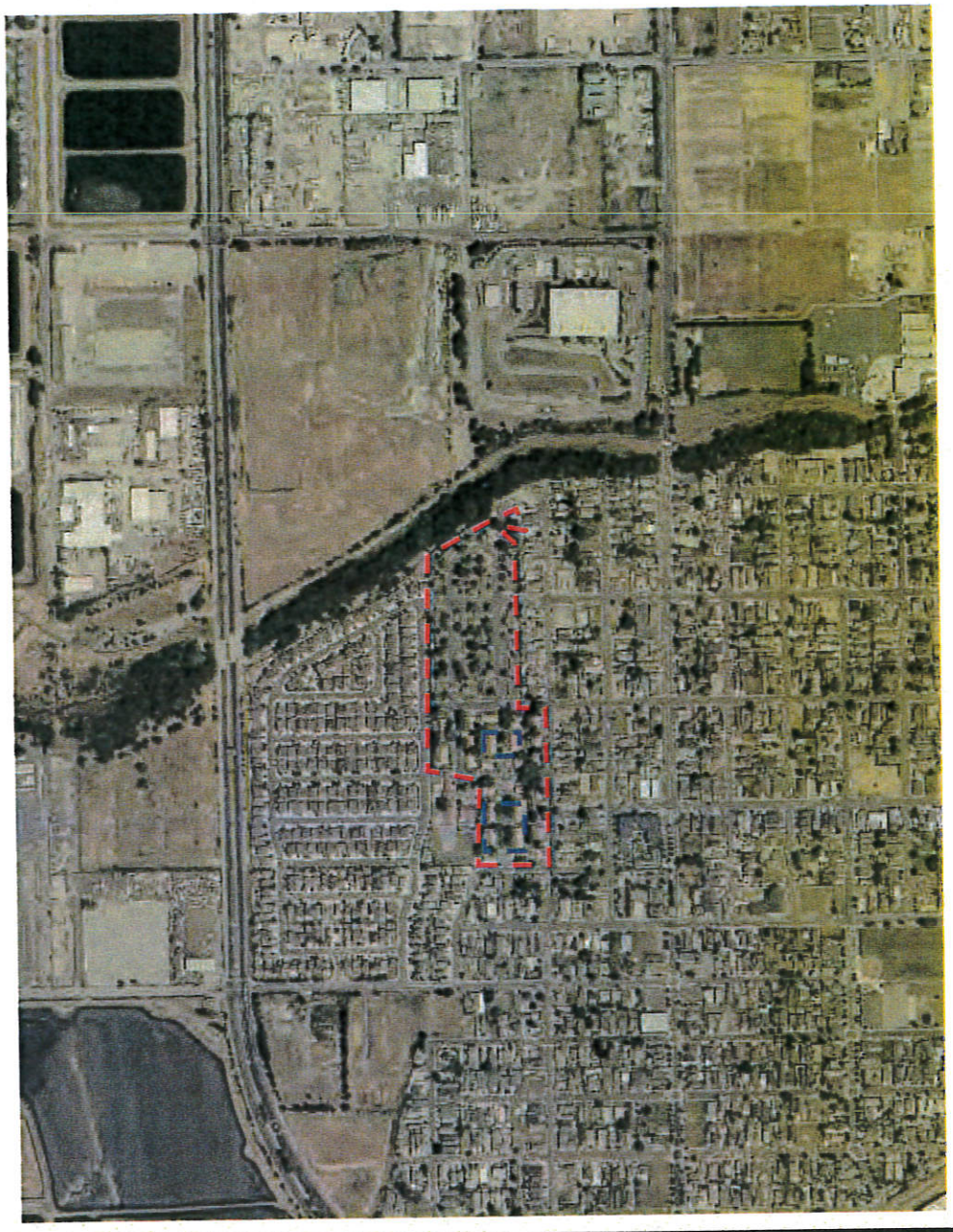
**Project Name:**

Las Deltas Public Housing – 49 Duplexes

**On-Site Date:**

October 23, 2018

# AERIAL PHOTOGRAPH



**Source:**

EDR

Project Boundary

Date: 2016

The north arrow indicator is an approximation of 0° North.

**Project Number:**

132461.18R000-003.129

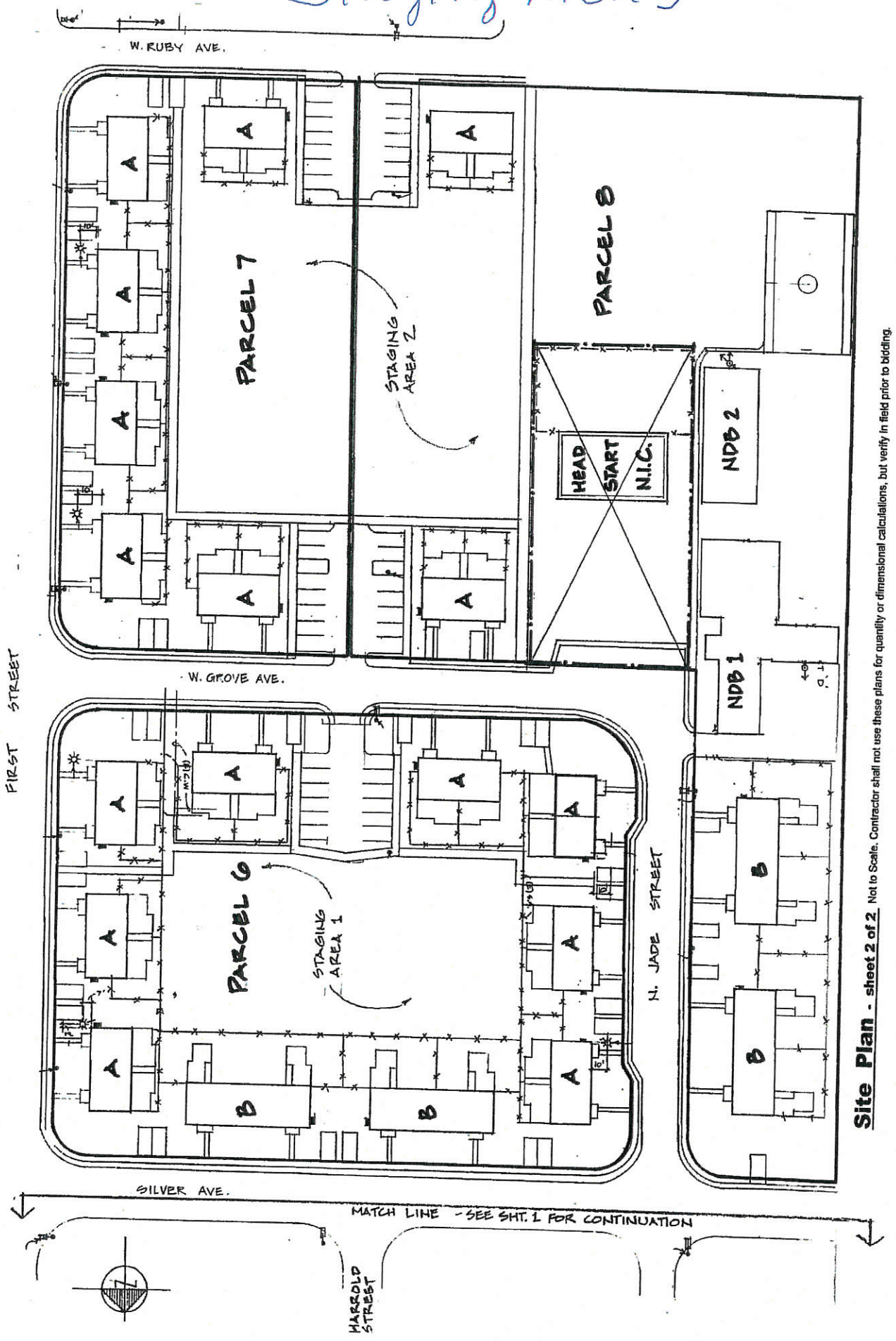
**Project Name:**

Las Deltas Public Housing – 49 Duplexes

**On-Site Date:**

October 23, 2018

# Staging Areas




**Site Plan** - **sheet 2 of 2** Not to Scale. Contractor shall not use these plans for quantity or dimensional calculations, but verify in field prior to bidding.