

# Southern Las Trampas Wilderness Regional Preserve



Healthy Parks Healthy People

LAND USE PLAN AMENDMENT

FINAL ENVIRONMENTAL IMPACT REPORT • 2023

February 2023  
SCH# 2019071058



**Planning, Trails and GIS Department**  
Acquisition, Stewardship and Development Division

East Bay Regional Park District  
2950 Peralta Oaks Court  
Oakland, CA 94605

# RESPONSE TO COMMENTS DOCUMENT

**EAST BAY REGIONAL PARK DISTRICT  
SOUTHERN LAS TRAMPAS WILDERNESS  
REGIONAL PRESERVE LAND USE PLAN AMENDMENT  
CONTRA COSTA COUNTY, CALIFORNIA**



**LSA**

February 2023

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**EAST BAY REGIONAL PARK DISTRICT  
SOUTHERN LAS TRAMPAS WILDERNESS  
REGIONAL PRESERVE LAND USE PLAN AMENDMENT**

**CONTRA COSTA COUNTY, CALIFORNIA  
STATE CLEARINGHOUSE NO. 2019071058**

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Project No. CFO1802



February 2023

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## 1.0 INTRODUCTION

### 1.1 PURPOSE OF THE RESPONSE TO COMMENTS DOCUMENT

This document has been prepared to respond to comments received on the Draft Environmental Impact Report (Draft EIR) prepared for the Southern Las Trampas Land Use Plan Amendment (proposed project) for the East Bay Regional Park District (Park District). The Draft EIR identifies the likely environmental consequences associated with implementation of the proposed project, and recommends mitigation measures to reduce potentially significant impacts. This Response to Comments Document provides responses to comments on the Draft EIR and makes revisions to the Draft EIR, as necessary, in response to those comments or to make clarifications in the Draft EIR. This document, together with the Draft EIR, constitutes the Final EIR for the proposed project.

### 1.2 ENVIRONMENTAL REVIEW PROCESS

According to the California Environmental Quality Act (CEQA), lead agencies are required to consult with public agencies having jurisdiction over a proposed project and to provide the general public with an opportunity to comment on the Draft EIR.

The Park District circulated a Notice of Preparation (NOP) to solicit input from responsible and trustee agencies regarding the scope and content of the Draft EIR, as well as to identify potential areas of controversy. The NOP was published on July 29, 2019, and was distributed to local, regional, and State agencies. A public Community Meeting, held on June 7, 2017, served as a public scoping meeting for this project, and property owners within 300 feet of the project area were notified by mail of the meeting. Comments received by the Park District on the NOP and submitted during the public scoping meeting were taken into account during the preparation of the Draft EIR.

The Draft EIR was made available for public review on October 31, 2022, and was distributed to local and State responsible and trustee agencies. The Draft EIR and an announcement of its availability were posted electronically on the Park District's website, and hard copies were available for public review at the Park District's Administration Office, the Danville Library, and the San Ramon Library.

The 45-day public comment period started on October 31, 2022 and ended on December 14, 2022. During the public review period for the Draft EIR, the Park District received 32 comment letters. In addition, three commenters provided verbal comments at the Board Executive Committee Meeting held on November 10, 2022 and four commenters provided verbal comments at the November 28, 2022 Park Advisory Committee Meeting. Copies of all written comments received during the comment period are included in Appendix G, Comments Received on the Draft EIR, of this Response to Comments Document. Summaries of verbal comments received during the public hearing are included in Chapter 5.0, Comments and Responses, of this Response to Comments Document.

### 1.3 DOCUMENT ORGANIZATION

This RTC Document consists of the following chapters:



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- **Chapter 1.0: Introduction.** This chapter discusses the purpose and organization of this Response to Comments Document, and summarizes the environmental review process for the project.
  - **Chapter 2.0: Summary of Impacts and Mitigation Measures.** This chapter summarizes environmental consequences that could result from implementation of the proposed project, describes recommended mitigation measures, and indicates the level of significance of environmental impacts before and after mitigation. Double-underlined text in Table 2.A represents language that has been added to the impacts and mitigation measures in the EIR; text in ~~strikeout~~ has been deleted from the EIR.
  - **Chapter 3.0: Revisions to the Draft EIR.** This chapter provides corrections to the Draft EIR that are necessary in light of the comments received and responses provided, or necessary to amplify or clarify material in the Draft EIR. No significant changes have been made to the information contained in the Draft EIR as a result of the responses to comments, and no significant new information has been added that would require recirculation of the document. Double underlined text represents language that has been added to the Draft EIR; text with ~~strikeout~~ has been deleted from the Draft EIR.
  - **Chapter 4.0: Commenters.** This chapter contains a list of agencies, individuals and organizations who submitted comments on the Draft EIR during the public review period.
  - **Chapter 5.0: Comments and Responses.** This chapter contains a matrix that includes a reproduction of the written comments received on the Draft EIR during the public review period, and a written response to each comment. Reproductions of all comment letters are included in Appendix G, Comments Received on the Draft EIR.

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## 2.0 SUMMARY OF IMPACTS AND MITIGATION MEASURES

This Environmental Impact Report (EIR) has been prepared to provide an assessment of the potential environmental consequences of approving and implementing the proposed Southern Las Trampas Land Use Plan Amendment (proposed project). This Response to Comments Document contains responses to comments received on the Draft EIR, and contains corrections and clarifications to the text and analysis of the Draft EIR, where warranted.

Table 2.A summarizes the conclusions of the environmental analysis contained in this EIR and presents a summary of impacts and mitigation measures identified. It is organized to correspond with the environmental issues discussed in Chapters 4.1 through 4.9 of the Draft EIR. Table 2.A is arranged in four columns: 1) potential environmental impact; 2) level of significance before mitigation; 3) mitigation measures; and 4) level of significance after mitigation. For a complete description of potential impacts, please refer to the specific discussions in Chapters 4.1 through 4.9 of the Draft EIR. Table 1-1 has been reprinted from the Draft EIR. It is formatted with double-underlined text to represent language that has been added to the Draft EIR, and ~~strikeout~~ text represents text that has been deleted from the Draft EIR.

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**Table 2.A: Summary of Impacts and Mitigation Measures**

Potential Environmental Impact	Level of Significance Before Mitigation	Mitigation Measures	Level of Significance After Mitigation
<b>ENVIRONMENTAL IMPACT REPORT</b>			
<b>4.1 AESTHETICS</b>			
<b>Impact AES-1:</b> The project would not 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 point).	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<b>Impact AES-2:</b> The project, in combination with past, present, and reasonably foreseeable projects, would not contribute to a significant cumulative impact with respect to aesthetics.	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<b>4.2 AIR QUALITY</b>			
<b>Impact AIR-1:</b> The project would violate an air quality standard or contribute substantially to an existing or project air quality violation.	Potentially significant impact.	<p><b>Mitigation Measure AIR-1:</b> Consistent with the Basic Construction Mitigation Measures required by the BAAQMD and City of San Ramon General Plan Implementing Policy 12.6-1-3, the following actions shall be incorporated into construction contracts and specifications for the project:</p> <ul style="list-style-type: none"> <li>● All exposed surfaces (e.g., parking areas, staging areas, soil piles, graded areas, and unpaved access roads) shall be watered two times per day.</li> <li>● All haul trucks transporting soil, sand, or other loose material off-site shall be covered.</li> <li>● All visible mud or dirt tracked-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.</li> <li>● All vehicle speeds on unpaved roads shall be limited to 15 mph.</li> <li>● 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.</li> <li>● 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.</li> </ul>	Less than Significant Impact.

**Table 2.A: Summary of Impacts and Mitigation Measures**

Potential Environmental Impact	Level of Significance Before Mitigation	Mitigation Measures	Level of Significance After Mitigation
		<ul style="list-style-type: none"> <li>All construction equipment shall be maintained and properly tuned in accordance with manufacturer’s specifications. All equipment shall be checked by a certified mechanic and determined to be running in proper condition prior to operation.</li> <li>Post a publicly visible sign with the telephone number and person to contact at the Park District regarding dust complaints. This person shall respond and take corrective action within 48 hours. The BAAQMD’s phone number shall also be visible to ensure compliance with applicable regulations.</li> </ul>	
<b>Impact AIR-2:</b> The project, in combination with past, present, and reasonably foreseeable projects, would not contribute to a significant cumulative impact with respect to air quality.	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<b>4.3 BIOLOGICAL RESOURCES</b>			
<b>Impact BIO-1:</b> Construction of the proposed Old Time Corral Staging Area, corral and the new trails could result in a potentially significant impact to seven special-status plant species, if present on or near to the project area.	Potentially significant impact.	<p><b>Mitigation Measure BIO-1:</b> The following measures shall be implemented to avoid, minimize, and/or mitigate potential impacts on special-status plants.</p> <ul style="list-style-type: none"> <li>Preconstruction botanical surveys of the project site shall be completed by a qualified botanist according to the CDFW’s 2018 Protocols for Surveying and Evaluating Impacts to Special Status Native Plant Populations and Sensitive Natural Communities. Surveys shall be floristic in nature, include areas of potential direct impacts and a minimum 50 feet surrounding area, be conducted at the time of year when species are both evident and identifiable, and be replicable. The purpose of these surveys shall be to identify the locations of special-status plants that could be affected during project construction. If special-status plants are not found in the survey area, then no further mitigation is required. If special-status plants are found in the survey area, then the below mitigation measures shall also be implemented.</li> <li>Locations of identified special-status plants shall be recorded by the qualified botanist using a global positioning system (GPS) unit or equivalent and flagged in the field. The GPS data shall be used to create digital and hardcopy maps for distribution to construction inspectors and contractors to inform them of areas where disturbance is prohibited, or where activities are restricted.</li> <li>Special-status plant species identified during surveys shall be submitted to the CNDDB.</li> </ul>	Less than Significant Impact.

**Table 2.A: Summary of Impacts and Mitigation Measures**

Potential Environmental Impact	Level of Significance Before Mitigation	Mitigation Measures	Level of Significance After Mitigation
		<ul style="list-style-type: none"> <li>● Where possible, identified special-status plants will be avoided. This may include making small adjustments to the trail alignment (within the 50 feet buffer around the trail alignments evaluated in this EIR), as well as the following:               <ol style="list-style-type: none"> <li>1. The qualified botanist shall establish an adequate buffer area to exclude activities that could harm an identified special-status plant population that is near the construction area.</li> <li>2. Access during construction may be restricted around special-status plant populations through appropriate field direction by the qualified botanist. This access restriction may include signage, buffers, seasonal restrictions, and design or no access, depending on the location and special-status species in question.</li> <li>3. The Park District and its construction contractors shall install a temporary, plastic mesh-type construction fence (Tensor Polygrid or equivalent) at least 4 feet tall around any established buffer areas to prevent encroachment by construction equipment and personnel. The qualified botanist shall determine the exact location of the fencing. The fencing shall be strung tightly on posts set at maximum intervals of 10 feet (3 meters) and shall be checked and maintained weekly until all construction is complete in the area where special-status plant species occur.</li> <li>4. No grading, clearing, storage of equipment or machinery, or other disturbance or construction activity shall occur until all temporary construction fencing has been installed by the Park District, and its construction contractor, and inspected and approved by the qualified botanist.</li> </ol> </li> <li>● If avoidance of special-status populations is not possible, then a Rare Plant Mitigation Plan shall be designed and implemented. CDFW approval of the Rare Plant Mitigation Plan is required before implementation of an activity that could directly or indirectly impact a federally or state listed or CNPS Rare Plant Rank 1A, 1B, 2A, or 2B species, and under no circumstances will state or federally listed plants be impacted without additional consultation with appropriate regulatory agencies. At a minimum, the plan shall include the following elements:               <ol style="list-style-type: none"> <li>1. For annual species, seed shall be collected from plants that will be impacted, seed stored in an appropriate seed banking facility, and a portion of the seeds shall be redistributed in the project vicinity, as directed by the</li> </ol> </li> </ul>	

**Table 2.A: Summary of Impacts and Mitigation Measures**

Potential Environmental Impact	Level of Significance Before Mitigation	Mitigation Measures	Level of Significance After Mitigation
		<p>qualified botanist. Individual plants may also be transplanted. For perennial species, seed collection and seed banking may be augmented by transplanting entire plants or cuttings, as directed by the qualified botanist.</p> <ol style="list-style-type: none"> <li>2. Suitable sites shall be identified in Las Trampas (or other nearby suitable location) and prepared for redistribution of seeds (or transplants) at mitigation ratios that are appropriate for the species lifeform (e.g., annual or perennial) and success based on performance standards calibrated by established reference populations. The plan shall outline the site preparation activities.</li> <li>3. Monitoring surveys of the seeded or transplanted areas shall be conducted for a minimum of three years. The Park District shall prepare monitoring reports that document the monitoring results and the success of the rare plant mitigation program.</li> <li>4. Mitigation will be deemed successful when the mitigation population provides the same ecological functions as the impacted population, after taking into account natural fluctuations in population size, health, etc. This will include each of the relocated species establishes at least one stable population of approximately the same size of the impacted population, defined as species presence and population size over a 3-year period, taking into account fluctuations in local reference populations. If this goal is not achieved in 4 years, then contingency measures shall be implemented. Such measures will include evaluating the environmental or other characteristics affecting plant survival and implementing corrective measures, which may include additional seeding and planting; altering or implementing a weed control regime; or introducing or altering other management activities. Efforts shall continue until the mitigation site meets the success criteria for two consecutive years.</li> </ol>	
<p><b>Impact BIO-2:</b> Proposed construction of the Old Time Corral Staging Area, corral and the new trails could result in a potentially significant impact to California tiger salamander and California red-legged frog.</p>	<p>Potentially Significant Impact.</p>	<p><b>Mitigation Measure BIO-2a:</b> The following general avoidance measures shall be implemented to avoid potential direct and indirect impacts to special-status wildlife species during all construction activities:</p> <ul style="list-style-type: none"> <li>● A qualified biologist or biological monitor shall be present to observe construction activities and shall have the authority to halt work as necessary if special-status species are in harm’s way or permit conditions or mitigation measures are being violated.</li> </ul>	<p>Less than Significant Impact.</p>

**Table 2.A: Summary of Impacts and Mitigation Measures**

Potential Environmental Impact	Level of Significance Before Mitigation	Mitigation Measures	Level of Significance After Mitigation
		<ul style="list-style-type: none"> <li>● Preconstruction biological surveys appropriate to special-status wildlife species potentially present shall be conducted by the qualified biologist immediately prior to initiation of construction.</li> <li>● Before any construction activities begin on the project, the qualified biologist shall conduct a training session for construction workers and other personnel present during construction. The training shall include a description of each special-status species that might occur and their respective habitats, the general measures that are being implemented to protect each of the species as they relate to the project, and the physical boundaries within the project shall be accomplished. The training shall also provide instruction in the appropriate protocol to follow in the event that a special-status species is found onsite, including contact telephone numbers.</li> <li>● Before starting ground disturbing activities within construction areas, the Park District and its construction contractors shall clearly delineate the boundaries of the construction area with fencing, stakes, or flags. Contractors shall be required to restrict construction-related activities to within the fenced, staked, or flagged areas. Contractors shall maintain fencing, stakes, and flags until the completion of construction-related activities in that area. Fencing stakes and flags shall be removed upon completion of construction work. Sensitive habitat areas, including special-status wildlife species habitat and known populations, and jurisdictional wetlands, shall be clearly indicated on the project construction plans.</li> <li>● The Park District or its construction contractors shall install temporary wildlife exclusion fencing along the perimeter of the proposed staging area that borders open space habitat (fencing does not need to be installed along Bollinger Canyon Road). Temporary exclusion fencing near sensitive habitats, such as riparian habitat and along the tributaries and wetlands, shall be installed at the discretion of the qualified biologist. All construction areas not fenced, such as trails, shall be clearly marked with flagging and monitored during initial ground disturbance as described above. Final fence design, including appropriate animal escape structures within the fencing and fence location, shall comply with permit conditions, as appropriate for each species being protected. Any construction-related disturbance outside of these boundaries, including parking, temporary access, construction staging, or areas used for storage of materials, shall be prohibited without approval of the qualified biologist. New trails and other project features shall not extend</li> </ul>	



**Table 2.A: Summary of Impacts and Mitigation Measures**

Potential Environmental Impact	Level of Significance Before Mitigation	Mitigation Measures	Level of Significance After Mitigation
		<p>beyond the delineated construction work area boundary. Construction vehicles shall pass and turn around only within the delineated construction work area boundary or existing local road network. Where new access is required outside of existing roads or the construction work area, the route shall be clearly marked (i.e., flagged and/or staked) prior to being used, subject to review and approval of the qualified biologist.</p> <ul style="list-style-type: none"> <li>● Where wildlife exclusion fencing is not installed and ground disturbing activity is occurring, the qualified biologist shall approve the proposed disturbance in advance and clear the area prior to the start of ground disturbing activity.</li> <li>● A qualified biological monitor shall be on-site during installation of the exclusion fencing. The fencing shall be inspected by the qualified biological monitor on a daily basis during construction activities to ensure fence integrity. Any needed repairs to the fence shall be performed on the day of their discovery. After construction has been completed, the exclusion fencing shall be removed within 72 hours.</li> <li>● Immediately prior to conducting vegetation removal or grading activities inside fenced exclusion areas, the qualified biologist or a biological monitor working under their direction shall survey within the exclusion area to ensure that no special-status species are present. The qualified biologist or a biological monitor working under their direction shall also monitor vegetation removal or grading activities inside fenced exclusion areas for the presence of special-status species.</li> <li>● Excavated soils shall be stockpiled in disturbed areas lacking native vegetation, and/or as shown on the construction plans, or approved by the qualified biologist.</li> <li>● All detected erosion caused by project-related impacts (i.e., grading or clearing for new trails) and other improvements shall be remedied immediately upon discovery.</li> <li>● The introduction of exotic plant species shall be avoided first through prevention, followed by physical methods. Construction equipment shall arrive at the project area free of soil, seed, and vegetative debris to reduce the likelihood of introducing new weed species. Weed-free rice straw or other certified weed free straw shall be used for erosion control. Earth-moving equipment, gravel, fill, or other materials shall be weed-free. Mechanical</li> </ul>	

**Table 2.A: Summary of Impacts and Mitigation Measures**

Potential Environmental Impact	Level of Significance Before Mitigation	Mitigation Measures	Level of Significance After Mitigation
		<p>seeding equipment shall be inspected for residual seeds and cleaned prior to use onsite. Construction operators shall ensure that clothing, footwear, and equipment used during construction is free of soil, seeds, vegetative matter or other debris or seed-bearing material before entering the Park or from an area with known infestations of invasive plants and noxious weeds. Weed populations introduced into the site during construction shall be eliminated by mechanical means approved by the qualified biologist.</p> <ul style="list-style-type: none"> <li>● If special-status wildlife species are found within or near construction areas during project construction work, construction activities shall cease in the vicinity of the animal until the animal moves on its own outside of the project area (if possible). The wildlife resource agency(ies) with jurisdiction over the species shall be contacted if permits issued for the project do not address relocation of the species regarding any additional avoidance, minimization, or mitigation measures that may be necessary if the animal does not move on its own. The daily monitoring report prepared by the qualified biologist shall document the activities of the animal within the site; exclusion fence construction, modification, and repair efforts; and movements of the animal once again outside the of the construction area. This report shall be submitted to the Park District and the appropriate regulatory agency with jurisdiction over the wildlife species.</li> <li>● All special-status wildlife species observed during surveys shall be reported to the CNDDB.</li> <li>● Whenever possible, steep-walled holes or trenches shall be covered each evening to prevent animal entry. If this is not possible and the steep-walled holes or trenches must be left open overnight, escape ramps or structures shall be installed. Steep-walled holes or trenches shall be inspected for trapped animals on a daily basis until they are back-filled. If trapped animals are observed, escape ramps or structures shall be installed immediately to allow escape. If listed or other special-status species are trapped, the USFWS and/or CDFW, as appropriate, shall be contacted immediately to determine the appropriate method for relocation, or the species may be relocated according to the conditions of the permits issued for the project. The qualified biologist may elect to order a stop work requirement if they determine it to be necessary, and upon consultation with the appropriate regulatory agency.</li> </ul>	

**Table 2.A: Summary of Impacts and Mitigation Measures**

Potential Environmental Impact	Level of Significance Before Mitigation	Mitigation Measures	Level of Significance After Mitigation
		<ul style="list-style-type: none"> <li>● Construction pipes, culverts, or other structures that are stored at a construction site for one or more overnight periods and with a diameter of 4 inches or more shall be inspected for special-status species before the pipe is subsequently buried, capped, or otherwise used or moved in any way. If a special-status species is discovered inside a pipe, and does not move of its own accord, that section of pipe shall not be moved until the appropriate resource agency, with jurisdiction over that species, has been consulted to determine the appropriate method for relocation, or the species may be relocated according to the conditions of the permits issued for the project. If necessary, under the direct supervision of the qualified biologist, the pipe may be moved once to remove it from the path of construction activity until the animal has escaped.</li> <li>● Vehicles and equipment shall be in proper working condition to ensure that there is no potential for fugitive emissions of motor oil, antifreeze, hydraulic fluid, grease, or other hazardous materials. Contractor equipment shall be checked for leaks daily prior to operation and repaired when leaks are detected. Fuel containers shall be stored within appropriately sized secondary containment barriers. The qualified biologist shall be immediately informed of any hazardous spills and not more than 24 hours of the incident occurrence. Hazardous spills shall be immediately cleaned up and the contaminated soil shall be properly disposed of at an appropriate facility. If vehicle or equipment maintenance is necessary, it may be performed in the designated staging areas, as shown on the construction plans or approved by the qualified biologist.</li> <li>● Temporarily disturbed areas shall be returned to pre-project conditions or better.</li> <li>● Project-related vehicles shall observe a 15-mile-per-hour speed limit on unpaved access roads within the limits of construction.</li> </ul> <p><b>Mitigation Measure BIO-2b:</b> The Park District shall implement the following measures before, during, and after all ground-disturbing construction activities within the project site to minimize impacts to individual and California red-legged frogs and California tiger salamanders. Additional measures may be required by the USFWS and/or CDFW per their permitting authority. Although USFWS and/or CDFW permits will be obtained by the Park District, they have not yet been issued, and therefore, at a minimum the following measures shall be implemented:</p>	

**Table 2.A: Summary of Impacts and Mitigation Measures**

Potential Environmental Impact	Level of Significance Before Mitigation	Mitigation Measures	Level of Significance After Mitigation
		<ul style="list-style-type: none"> <li>● The qualified biologist shall survey all work areas within 48 hours before the initiation of construction activities. If California red-legged frog or California tiger salamander are found, the Park District biologist shall contact the USFWS and/or CDFW to determine if moving them is appropriate. If the agencies approve relocation, the qualified biologist shall move them to an approved site in the Project area prior to the initiation of construction. The qualified biologist shall maintain detailed records of any individuals that are moved (e.g., size, coloration, any distinguishing features, photos) to assist him or her in determining whether translocated animals are returning to their original point of capture. A final clearance survey shall be conducted immediately before construction commencement.</li> <li>● A qualified biologist, experienced with California red-legged frog, California tiger salamander, Alameda whipsnake, and other locally occurring special-status species shall be present onsite during all ground disturbing activities to search for individuals that may be unearthed or harmed during excavation/construction. The qualified biologist shall have the authority to halt work, if a California red-legged frog, California tiger salamander, Alameda whipsnake, or other special-status species is found onsite. Individuals of species shall be allowed to move away from the project area on their own or removed from the construction area following the procedures specified in the USFWS or CDFW permits. The Park District shall report all discoveries of California red-legged frogs, California tiger salamanders, and Alameda whipsnake in the construction areas to resource agencies according to the procedures specified in the State and federal listed species permits.</li> <li>● Construction activities shall be limited to periods of low rainfall (less than 0.25 inch per 24-hour period and less than 40 percent chance of rain). The project biologist shall consult the 72-hour weather forecasts from the National Weather Service (NWS) prior to the startup of any ground disturbing activities on the project site. Construction activities shall cease 24 hours prior to a 40 percent or greater forecast of rain from the NWS. Construction may continue 24 hours after the rain ceases provided that there is no precipitation (less than 20 percent chance) in the 24-hour forecast.</li> <li>● Contractor specifications shall include the following worker restrictions and guidelines, at a minimum:</li> </ul>	

**Table 2.A: Summary of Impacts and Mitigation Measures**

Potential Environmental Impact	Level of Significance Before Mitigation	Mitigation Measures	Level of Significance After Mitigation
		<ul style="list-style-type: none"> <li>○ Construction personnel and vehicles shall stay within designated work areas. Entry into adjacent Las Trampas lands or established exclusion zones shall be strictly prohibited.</li> <li>○ In the event a California red-legged frog, California tiger salamander, or Alameda whipsnake is inadvertently killed, injured or entrapped, the contractor shall immediately notify the onsite monitor/biologist and Park District’s construction inspector, who will stop work and notify the USFWS and/or CDFW.</li> <li>● Instream disturbances shall be performed during the dry season when drainage channels have flows that are minimal (e.g., May 15 to October 15).</li> <li>● As part of the project’s Stormwater Pollution Prevention Plan (SWPPP) implementation, the Park District shall include in the specifications a requirement to use tightly woven fiber of natural materials (e.g., coir rolls or mats) or similar material for erosion control to ensure that special-status species do not get trapped. Plastic mono-filament netting (erosion control matting) or similar material shall be prohibited.</li> <li>● Upon completion of construction, temporarily impacted areas shall be restored to pre-project grades and contours and stabilized to prevent erosion. If the areas do not naturally revegetate, a seed mix of native and naturalized grass and forb species shall be applied to all of the grassland areas disturbed by the project. The seed shall be from sources that are regionally appropriate for the site.</li> </ul>	
<p><b>Impact BIO-3:</b> Proposed construction of the Old Time Corral Staging Area, corral and the new trails could result in a potentially significant impact to Alameda whipsnake.</p>	<p>Potentially Significant Impact.</p>	<p><b>Mitigation Measure BIO-3:</b> In addition to the special-status species measures provided in Mitigation Measures BIO-2a and the relevant measures in BIO-2b, the following measures shall be implemented to further avoid or minimize impacts to Alameda whipsnakes:</p> <ul style="list-style-type: none"> <li>● Ground disturbing work shall be performed during the period April 1 to October 31, when Alameda whipsnakes are more active and capable of moving away from construction activities.</li> <li>● If scrub vegetation is removed, only hand tools shall be used, or a qualified biologist shall survey the area immediately prior to equipment clearing.</li> </ul>	<p>Less than Significant Impact.</p>

**Table 2.A: Summary of Impacts and Mitigation Measures**

Potential Environmental Impact	Level of Significance Before Mitigation	Mitigation Measures	Level of Significance After Mitigation
<p><b>Impact BIO-4:</b> Proposed construction of the Old Time Corral Staging Area, corral and the new trails could result in a potentially significant impact to western pond turtle.</p>	<p>Potentially Significant Impact.</p>	<p><b>Mitigation Measure BIO-4:</b> The Park District shall implement the following measures before, during, and after all ground-disturbing construction activities within the project site to avoid significant impacts to individual western pond turtles:</p> <ul style="list-style-type: none"> <li>The Park District shall require a qualified biologist to conduct surveys for western pond turtles and nesting areas prior to initiating any ground-disturbing activities within 0.25-mile of potential western pond turtle aquatic habitat. If a western pond turtle is observed in aquatic habitat during the nesting season (May to July), a subsequent survey of the surrounding upland habitats shall be conducted to determine the suitability of the upland habitats for nesting and to examine the area for any evidence of turtle nesting activity. If a nesting area is detected or suspected, the Park District shall install temporary exclusion fencing around the nesting area, designed to not prevent movement of turtles between the nesting site and nearby aquatic habitat, but to exclude the movement of turtles into the construction area.</li> </ul>	<p>Less than Significant Impact.</p>
<p><b>Impact BIO-5:</b> Proposed construction of the Old Time Corral Staging Area, corral and the new trails could result in a potentially significant impact to nesting golden eagles.</p>	<p>Potentially Significant Impact.</p>	<p><b>Mitigation Measure BIO-5:</b> Within 15 days prior to the initiation of ground-disturbing activities during the nesting season (February 1 to August 31), a qualified biologist shall conduct a preconstruction survey for nesting golden eagles within 0.5-mile of construction locations.</p> <p>If nesting eagles are present, a buffer free from new construction disturbance shall be established within a 0.5-mile radius of the nest. No new project-related construction activities (i.e., activities that were not already ongoing when the nest was established, or that are of a substantially greater intensity than when the nest was established) shall be undertaken within the buffer. In some cases (e.g., if the activity is not visible from the nest site), it is possible that a lesser buffer would be adequate to avoid disturbance of the nesting eagles, but such a variance would be set by a qualified biologist in consultation with the CDFW and USFWS. In such a case, the biologist shall monitor the behavior of the nesting birds during the first full day of construction activity immediately surrounding the buffer. The biologist shall look for signs of stress such as repeated alarm calls, agitated behavior, or departure of the birds from the nest. If the birds do not show signs of habituation to the new disturbance by resuming their normal nesting activities, work within the vicinity of the nest shall stop and the CDFW and USFWS shall be consulted to refine the buffer determination. If the birds continue their normal activities, the biologist shall inspect the nest site every 1 to 2 days (the frequency determined in consultation with the CDFW and USFWS) for as long as the nest is active and work is ongoing</p>	<p>Less than Significant Impact.</p>

**Table 2.A: Summary of Impacts and Mitigation Measures**

Potential Environmental Impact	Level of Significance Before Mitigation	Mitigation Measures	Level of Significance After Mitigation
		<p>within the reduced buffer to confirm that the birds are tolerant of the construction activities.</p> <p>Any required buffer shall remain in place until young are no longer dependent on the nest, or until the nesting attempt fails (for reasons other than project activities) and it is determined that the birds will not attempt to re-nest. A qualified biologist shall determine through direct observation when the nest is no longer in use. Before construction activities occur within the buffer area, the biologist must confirm that the nest is no longer active.</p>	
<p><b>Impact BIO-6:</b> Proposed construction of the Old Time Corral Staging Area, corral and the new trails could result in a potentially significant impact to burrowing owl.</p>	<p>Potentially Significant Impact.</p>	<p><b>Mitigation Measure BIO-6:</b> Preconstruction activity surveys for burrowing owls shall be performed by a qualified biologist no more than 15 days before initial ground disturbance activities within a construction area. A survey to determine presence or absence may be performed at any time to facilitate passive relocation efforts (which can only occur outside of the nesting season of February 1 to August 31). In addition, a preconstruction activity survey by a qualified biologist must be conducted no more than 15 days prior to the commencement of grading, to confirm the absence of burrowing owls. This survey shall be conducted in all areas on and within 500 feet of the impact area and shall be conducted in accordance with the CDFW 2012 Staff Report on Burrowing Owl Mitigation (e.g., the surveys shall be conducted during weather conditions suitable for owl detection as recommended in the Staff Report. Surveys shall be conducted within 2 hours of dawn or sunset to maximize the detection of owls).</p> <p>If burrowing owls are present during the breeding season (generally February 1 to August 31), a 250-foot buffer, within which no new activity will be permissible, shall be maintained between project activities and occupied burrows. Owls present on the site after February 1 will be assumed to be nesting unless evidence indicates otherwise as confirmed by a qualified biologist. This protected buffer area shall remain in effect until August 31, or based upon monitoring evidence, until the young owls are foraging independently or a qualified biologist has determined that the nest is no longer active. In some cases (e.g., if an activity is not visible from the nest site), it is possible that a breeding-season buffer less than 250 feet would be adequate to avoid disturbance of nesting burrowing owls, but such a variance would be set by a qualified biologist in consultation with the CDFW. In such a case, the biologist shall monitor the behavior of the nesting birds during the first full day of construction activity immediately surrounding the buffer. The biologist shall look for signs of stress such as repeated alarm calls, agitated behavior, or departure of the birds from the nest. If the birds do not show signs of habituation to the new</p>	<p>Less than Significant Impact.</p>

**Table 2.A: Summary of Impacts and Mitigation Measures**

Potential Environmental Impact	Level of Significance Before Mitigation	Mitigation Measures	Level of Significance After Mitigation
		<p>disturbance by resuming their normal nesting activities, work within the vicinity of the nest shall stop and the CDFW shall be consulted to refine the buffer determination. If the birds continue their normal activities, the biologist shall inspect the nest site every 1 to 2 days (the frequency determined in consultation with the CDFW) for as long as the nest is active and work is ongoing within the reduced buffer to confirm that the birds are tolerant of the construction activities.</p> <p>If burrowing owls are present during the nonbreeding season (generally September 1 to January 31), a 150-foot buffer zone shall be maintained around the occupied burrow(s) if practicable. If such a buffer is not practicable, then a buffer adequate to avoid injury or mortality of owls (based on the determination of a qualified biologist) shall be maintained. If an adequate buffer (as determined by a qualified biologist) cannot be maintained, or if destruction of the burrow is required, the non-nesting birds may be passively relocated subject to CDFW approval of a Burrowing Owl Exclusion Plan.</p>	
<p><b>Impact BIO-7:</b> Proposed construction of the Old Time Corral Staging Area, corral and the new trails could result in a potentially significant impact to nesting special-status or otherwise protected bird species.</p>	<p>Potentially Significant Impact.</p>	<p><b>Mitigation Measure BIO-7:</b> Prior to construction activities occurring during the nesting bird season (February 1 through August 31), a preconstruction activity surveys for nesting birds will be conducted by a qualified biologist to ensure that no nests will be disturbed during project implementation. Surveys will be conducted no more than seven days prior to the initiation of construction activities. During this survey, the biologist shall inspect all trees and other potential nesting habitats (e.g., shrubs, ground and structures) in the impact area plus a surrounding 300-foot buffer for nests. If removal of potential nesting substrate or project grading will occur during more than one nesting season, or in different parts of the site in phases over the course of a single season, then additional pre-activity surveys must be performed within seven days prior to initiation of work in any particular area. If the preconstruction activity survey does not identify the presence of any active nests on or within 300 feet of the site, construction activities may proceed.</p> <p>If nests known to have eggs or young, or that cannot be confirmed to be inactive or to lack eggs or young, are found, a qualified biologist shall establish an appropriate construction-free buffer around each nest in consultation with the CDFW. Generally, a buffer of 300 feet for raptors and 100 feet for songbirds are adequate to avoid causing nest abandonment. The buffer shall remain in place until the qualified biologist has confirmed that the nest is no longer active.</p> <p>If less than a 100-foot nest buffer is necessary and determined to be appropriate for a particular nest or nests, a qualified biologist shall monitor the nest(s) before construction to document baseline nesting behavior and monitor the nest during</p>	<p>Less than Significant Impact.</p>



**Table 2.A: Summary of Impacts and Mitigation Measures**

Potential Environmental Impact	Level of Significance Before Mitigation	Mitigation Measures	Level of Significance After Mitigation
		<p>construction to ensure nesting birds are not exhibiting signs of stress and territorial behavior. If signs of stress are observed during the monitoring, construction activities shall cease or buffer shall increase, as determined by a qualified biologist, the to a sufficient distance where the nesting birds are longer exhibiting signs of stress.</p> <p>To prevent encroachment, the buffer shall be clearly marked for avoidance. The established buffer shall remain in effect until the young have fledged or the nest is no longer active as confirmed by the biologist.</p>	
<p><b>Impact BIO-8:</b> Proposed construction of the Old Time Corral Staging Area, corral and the new trails could result in a potentially significant impact to San Joaquin kit fox.</p>	<p>Potentially Significant Impact.</p>	<p><b>Mitigation Measure BIO-8:</b> Prior to any ground disturbance related to construction activities, a qualified biologist shall conduct a preconstruction survey in suitable habitat located within 300 feet of the proposed construction areas. The survey shall establish the presence or absence of kit fox and/or suitable dens, and shall evaluate use by kit fox consistent with USFWS survey guidelines (USFWS 1999). Preconstruction surveys shall be conducted no more than 30 days before ground disturbance. The biologist shall survey the proposed disturbance footprint and a 100-foot buffer to identify kit fox and/or suitable dens. If kit fox and/or suitable dens are identified in the survey area during preconstruction surveys, the following measures shall be implemented:</p> <ul style="list-style-type: none"> <li>● If a suitable San Joaquin kit fox den is discovered within the proposed disturbance footprint or 100-foot buffer that could be potentially active, the den shall be monitored for three days by a qualified biologist using a tracking medium or an infrared beam camera to determine if the den is currently being used.</li> <li>● Unoccupied dens within the proposed trail alignments or staging area shall be destroyed immediately to prevent subsequent use.</li> <li>● If a natal or pupping den is found, the Park District shall be notified immediately. The den shall not be destroyed until the pups and adults have vacated and then only after consultation with USFWS and CDFW.</li> <li>● If San Joaquin kit fox activity is observed at the den during the initial monitoring period, the den shall be monitored for an additional five consecutive days. Once the den is determined to be unoccupied it may be excavated under the direction of the biologist.</li> <li>● If suitable dens are identified in the survey area, exclusion zones around each den entrance or cluster of entrances shall be demarcated. The configuration of</li> </ul>	<p>Less than Significant Impact.</p>

**Table 2.A: Summary of Impacts and Mitigation Measures**

Potential Environmental Impact	Level of Significance Before Mitigation	Mitigation Measures	Level of Significance After Mitigation
		<p>exclusion zones shall be circular, with a radius measured outward from the den entrance(s). No activities shall occur within the exclusion zones. Exclusion zone radii for potential dens shall be at least 50 feet. Exclusion zone radii for known dens will be at least 100 feet.</p>	
<p><b>Impact BIO-9:</b> Proposed construction of the Old Time Corral Staging Area, corral and the new trails could result in a potentially significant impact to American badger.</p>	<p>Potentially Significant Impact.</p>	<p><b>Mitigation Measure BIO-9:</b> To address potential impacts to the American badger, the Park District shall implement the following measures:</p> <ul style="list-style-type: none"> <li>● Preconstruction activity surveys for badger dens shall be performed within 15 days prior to commencement of grading or other ground-disturbing activities. These surveys shall be conducted by a qualified biologist familiar with the characteristics of badger burrows. If active badger burrows are identified within the proposed development area, they should be avoided to the maximum extent practicable. If avoidance is not feasible, a qualified biologist should determine if the burrow is being used as a maternity den. If young are determined to be present, a buffer free from new construction-related disturbance shall be established around the den; the dimensions of this buffer shall be determined by the biologist in consultation with the CDFW. The buffer shall be maintained until young vacate the den, as determined by a qualified biologist.</li> <li>● If the occupied burrow is simply being used as a refugium by a single badger, or after young have been weaned from a maternity den, one of the following measures may be implemented upon CDFW-approval to avoid potential impacts on individual badgers: <ul style="list-style-type: none"> <li>○ Active trapping and relocation of badgers to suitable off-site habitat by a qualified biologist.</li> <li>○ An on-site passive relocation program, through which badgers are excluded from occupied burrows by installation of a one-way door in burrow entrances, monitoring of the burrow for one week to confirm badger usage has been discontinued, and hand- excavation and collapse of the burrow to prevent reoccupation.</li> </ul> </li> <li>● If relocation of badgers is necessary, the biologist shall conduct a follow-up survey of the impact areas the day that grading or construction is to commence to determine whether any relocated badgers have returned to the construction site. If badgers have returned to the construction site, they shall be relocated again using one of the measures described above.</li> </ul>	<p>Less than Significant Impact.</p>

**Table 2.A: Summary of Impacts and Mitigation Measures**

Potential Environmental Impact	Level of Significance Before Mitigation	Mitigation Measures	Level of Significance After Mitigation
<p><b>Impact BIO-10:</b> Proposed construction of the Old Time Corral Staging Area, corral and the new trails could result in a potentially significant impact to San Francisco dusky-footed woodrat.</p>	<p>Potentially Significant Impact.</p>	<p><b>Mitigation Measure BIO-10:</b> A qualified biologist shall conduct a preconstruction survey for San Francisco dusky-footed woodrat nests prior to the start of project activities. Surveys will be conducted in the immediate work area and a 25-foot buffer around those areas. If woodrat nests are present, the nests will be flagged in the field and delineated on project site maps in order to avoid potential impacts to woodrat nests during construction activities. For any woodrat nests that cannot be avoided, a woodrat nest relocation plan shall be prepared and submitted to CDFW for approval. At a minimum, the plan shall include the phased dismantling and relocation of the nest materials to a suitable location, and the installation of artificial shelters at a ratio of 1:1 per dismantled nest to provide readily accessible refugia for dispersing individuals. If breeding woodrats are present, relocation of houses shall be delayed until the breeding season is over or the qualified biologist otherwise determines that young are no longer present.</p>	<p>Less than Significant Impact.</p>
<p><b>Impact BIO-11:</b> Proposed construction of the Old Time Corral Staging Area, corral and the new trails could result in a potentially significant impact to roosting special-status bat species.</p>	<p>Potentially Significant Impact.</p>	<p><b>Mitigation Measure BIO-11:</b> Prior to any tree removal during the maternity roosting period (April 15 to August 31) or hibernation period (October 15 to February 28), a focused tree habitat assessment shall be conducted by a qualified bat biologist of all trees that will be removed or impacted by construction activities. Trees containing suitable potential bat roost habitat features would then be clearly marked. The habitat assessments should be conducted enough in advance to allow preparation of a report with specific recommendations, and to ensure tree removal can be scheduled during seasonal periods of bat activity if required. If it is determined that day roosting bats are unlikely to occur, the tree may be removed as described below. If the absence of roosting bats cannot be confirmed, then the removal of trees providing suitable maternity or hibernation roosting habitat should only be conducted during seasonal periods of bat activity, including:</p> <ol style="list-style-type: none"> <li>1) Between March 1 (or after evening temperatures rise above 45F and/or no more than 1/2" of rainfall within 24 hours occurs) and April 15; or</li> <li>2) Between September 1 and about October 15 (or before evening temperatures fall below 45F and/or more than 1/2" of rainfall within 24 hours occurs).</li> </ol> <p>Appropriate methods will be used to minimize the potential of harm to bats during tree removal. Such methods may include but are not limited to using a two-step tree removal process. This method is conducted over two consecutive days and works by creating noise and vibration by cutting non-habitat branches and limbs from habitat trees using chainsaws only (no excavators or other heavy machinery) on Day 1. The noise and vibration disturbance, together with the visible alteration of the tree, is very effective in causing bats that emerge nightly to feed, to not</p>	<p>Less than Significant Impact.</p>

**Table 2.A: Summary of Impacts and Mitigation Measures**

Potential Environmental Impact	Level of Significance Before Mitigation	Mitigation Measures	Level of Significance After Mitigation
		return to the roost that night. The remainder of the tree is removed on Day 2. A bat biologist qualified in two-step tree removal is required on Day 1 to supervise and instruct the tree-cutters who will be on the site conducting the work, but only for a sufficient length of time to train all tree cutters who will conduct two-step removal of habitat trees. The bat biologist is generally not required on Day 2, unless a very large cavity is present and a large colony is suspected.	
<p><b>Impact BIO-12:</b> Proposed construction of the Old Time Corral Staging Area, corral and the new trails could result in a potentially significant impact to Crotch bumble bee and western bumble bee.</p>	Potentially Significant Impact.	<p><b>Mitigation Measure BIO-12:</b> To address potential impacts to the Crotch bubble bee and western bubble bee, the Park District shall implement the following measures:</p> <ul style="list-style-type: none"> <li>● A minimum of two preconstruction surveys conducted within 30 days during appropriate activity periods (i.e., March through September) prior to the start of ground disturbing activities to identify bumble bee activity. The preconstruction surveys shall occur when temperatures are above 60° Fahrenheit (15.5°Celsius) and not during wet conditions (e.g., foggy, raining, or drizzling). The survey shall be conducted at least 2 hours after sunrise and 3 hours before sunset and shall occur at least 1 hour after rain subsides. Preferably, the survey should be conducted during sunny days with low wind speeds (less than 8 miles per hour), but surveying during partially cloudy days or overcast conditions are permissible if the surveyors can still see their own shadow.</li> <li>● If Crotch or western bumble bees, or potential Crotch or western bumble bees (since bumble bees can be difficult to identify in the field) are observed within the project site, a plan to protect Crotch and/or western bumble bee nests and individuals shall be developed and implemented in consultation with CDFW and USFWS. The plan shall include, but not be limited to, the following measures: <ul style="list-style-type: none"> <li>○ Specifications for construction timing and sequencing requirements (e.g., avoidance of raking, mowing, tilling, or other ground disturbance until late March to protect overwintering queen bumble bees);</li> <li>○ Establishment of appropriate no-disturbance buffers for bumble bee nest sites to avoid impacts to the bees and construction monitoring by a qualified biologist to ensure compliance if bumble bee nests are identified;</li> <li>○ Restrictions associated with construction practices, equipment, or materials that may harm bumble bees (e.g., avoidance of pesticides/herbicides, BMPs to minimize the spread of invasive plant species);</li> </ul> </li> </ul>	Less than Significant Impact.

**Table 2.A: Summary of Impacts and Mitigation Measures**

Potential Environmental Impact	Level of Significance Before Mitigation	Mitigation Measures	Level of Significance After Mitigation
		<ul style="list-style-type: none"> <li>○ Provisions to avoid Crotch or western bumble bees, or potential Crotch or western bumble bees if observed away from a bumble bee nest during project activity (e.g., ceasing of project activities until the animal has left the active work area on its own volition); and</li> <li>○ Prescription of an appropriate restoration seed mix targeted for the Crotch and western bumble bee, including native plant species known to be visited by native bumble bee species and containing a mix of flowering plant species with continual floral availability through the entire active season of the Crotch and western bumble bee (March through September).</li> </ul>	
<b>Impact BIO-13:</b> Proposed construction of the Old Time Corral Staging Area, corral and the new trails could result in a potentially significant impact creeping wild rye grassland.	Potentially Significant Impact.	<p><b>Mitigation Measure BIO-13:</b> If feasible, the proposed trail alignments shall be re-routed to a suitable trail alignment within the 50-ft buffer study area to avoid/minimize impacts to the creeping rye grass turf. The stands of creeping rye grass near the final alignment shall be flagged and avoided during construction to the degree feasible.</p> <p>If creeping rye grass cannot be avoided, the loss of creeping rye grass turf shall be mitigated by restoring an equivalent amount of creeping rye grass turf onsite. The Park District shall reseed temporarily disturbed areas of creeping rye grass turf habitat that are disturbed by trail construction with an appropriate weed-free native seed mix that contains creeping rye grass seed and/or plugs. The restored rye grass areas shall be monitored and reported on according to the HMMP described in Mitigation Measure <del>BIO-2e</del><b>BIO-15</b>.</p>	Less than Significant Impact.
<b>Impact BIO-14:</b> Proposed construction of the Old Time Corral Staging Area, corral and the new trails could result in a potentially significant impact to riparian plant communities.	Potentially Significant Impact.	<p><b>Mitigation Measure BIO-14a:</b> To minimize disturbance to riparian habitat for trail construction occurring adjacent to riparian habitat, riparian areas shall be clearly delineated with flagging by a qualified biologist. Riparian areas shall be separated and protected from the work area through silt fencing, amphibian/reptile-friendly fiber rolls (i.e., no mono-filament), or other appropriate erosion control material. Material staging, and all other project-related activity shall be located as far as possible from riparian areas with no driving or parking of vehicles or equipment within the dripline of a riparian tree.</p> <p><b>Mitigation Measure BIO-14b:</b> If impacts to riparian habitat within the project area cannot be avoided, the Habitat Mitigation and Monitoring Plan (HMMP) discussed in Mitigation Measure BIO-15 shall be implemented for all impacted riparian habitat.</p>	Less than Significant Impact.

<p><b>Impact BIO-15:</b> Proposed construction of the Old Time Corral Staging Area, corral and the new trails could result in a potentially significant impact to jurisdictional waters of the United States and of the State.</p>	<p>Potentially Significant Impact.</p>	<p><b>Mitigation Measure BIO-15:</b> The permanent impacts of approximately 1,123 square feet and temporary impacts of approximately 578 square feet at seven tributary crossings, two seasonal wetlands, and one ditch, and any additional riparian habitat (see Impact BIO-14) would be mitigated by restoration/enhancement at onsite tributaries and/or wetlands or other suitable nearby locations. These activities may include the removal of invasive plants (enhancement) and/or the planting of native riparian plants (restoration/creation), or other appropriate activities.</p> <p>To achieve this, the Park District shall prepare and implement a project-wide Habitat Mitigation and Monitoring Plan (HMMP) to mitigate temporary and permanent impacts to sensitive/jurisdictional habitat. The HMMP shall be subject to approval by the USACE, RWQCB, and/or CDFW prior to any disturbance of jurisdictional features. Additionally, all required permits and certifications shall be obtained from the USACE, RWQCB, and/or CDFW prior to any disturbance of jurisdictional features and all permit conditions shall be implemented.</p> <p>At a minimum, the HMMP shall include the following:</p> <ul style="list-style-type: none"> <li>● Permanently impacted wetlands, streams, riparian, and other sensitive habitat shall be compensated at a minimum 1:1 ratio through restoration/creation or a minimum 2:1 ratio through enhancement. The permitting agencies may require higher mitigation ratios.</li> <li>● Any native riparian trees that are removed shall be replaced at a minimum 3:1 ratio.</li> <li>● All temporarily disturbed areas, including wetlands, streams, riparian, other sensitive areas, shall be returned to pre-project conditions or better. Methods may include erosion control, seeding, replanting, and weed control.</li> <li>● Documentation of the preconstruction habitat conditions within jurisdictional area to be impacted, including wetlands, streams, riparian, and other sensitive habitat.</li> <li>● Location of habitat restoration, creation, and/or enhancement sites.</li> <li>● Procedures for procuring plants, such as transplanting or collecting cuttings from plants, including storage locations and methods to preserve the plants.</li> <li>● Quantity and species of plants to be planted or transplanted.</li> <li>● Planting procedures, including the use of soil preparation and irrigation.</li> <li>● Schedule and action plan to maintain and monitor the mitigation site(s) for a minimum 5-year period.</li> <li>● Reporting procedures, including the contents of annual progress reports.</li> </ul>	<p>Less than Significant Impact.</p>
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**Table 2.A: Summary of Impacts and Mitigation Measures**

Potential Environmental Impact	Level of Significance Before Mitigation	Mitigation Measures	Level of Significance After Mitigation
		<ul style="list-style-type: none"> <li>● List of criteria (e.g., growth, plant cover, survivorship) by which to measure success of the plantings and wetland creation/restoration/enhancement.</li> <li>● Contingency measures to implement if the wetland/stream/riparian creation/restoration/enhancement is not successful (i.e., weed removal, supplemental plantings, etc.).</li> <li>● Performance standards, monitoring, and reporting for a minimum of five years to ensure success of the mitigation and remedial measures if performance standards are not met.</li> </ul>	
<p><b>Impact BIO-16:</b> The project would not have a substantial adverse cumulative effect on candidate, sensitive, or special status species, riparian habitats or other sensitive natural communities, or wetlands.</p>	<p>Less than Significant Impact.</p>	<p>See Mitigation Measures BIO-1 through Mitigation Measure BIO-15.</p>	<p>Less than Significant Impact.</p>
<p><b>4.4 CULTURAL RESOURCES AND TRIBAL CULTURAL RESOURCES</b></p>			
<p><b>Impact CUL-1:</b> The project could cause a substantial adverse change in the significance of a historical resource as defined in CEQA Guidelines Section 15064.5</p>	<p>Potentially Significant Impact.</p>	<p><b>Mitigation Measure CUL-1a:</b> Due to the potential for buried archaeological resources to be encountered during earth-moving activities within the Faria Dedication property, if any prehistoric or historic material is encountered by equipment operators during earth-moving activities, work shall be halted within 50-feet of the discovery area until a qualified professional archaeologist is retained to inspect the material and provide further recommendations for appropriate treatment of the resource. To ensure that project supervisors, contractors, and equipment operators are familiarized with the types of artifacts that could be encountered and the procedures to follow if archaeological resources are unearthed during construction, it is recommended that a professional archaeologist shall conduct a preconstruction meeting prior to commencement of earth-moving activities to familiarize the team with the potential to encounter prehistoric artifacts or historic-era archaeological deposits, the types of archaeological material that could be encountered within the project area, and procedures to follow in the event that archaeological deposits and/or artifacts are observed during construction.</p> <p><b>Mitigation Measure CUL-1b:</b> The measures below are provided in the event of an unanticipated discovery of cultural resources within the project area during construction. If any prehistoric or historic-period artifacts are encountered by equipment operators during earth-moving work shall be halted in the immediate vicinity (within 50 feet) of the discovery area and a qualified archaeologist shall be retained to inspect the material and provide further recommendations for</p>	<p>Less than Significant Impact.</p>

**Table 2.A: Summary of Impacts and Mitigation Measures**

Potential Environmental Impact	Level of Significance Before Mitigation	Mitigation Measures	Level of Significance After Mitigation
		<p>appropriate treatment of the resource pursuant to CEQA regulations and guidelines.</p> <ul style="list-style-type: none"> <li>● In accordance with current Park District policies, the following recommendation also applies: In the event that prehistoric, archaeological or paleontological artifacts or remains are encountered during project construction, all ground disturbing activities shall be halted within at least 50 feet and artifacts shall be protected in place. In the event that prehistoric, archaeological or paleontological artifacts or remains are encountered during project construction, all ground disturbing activities shall be halted within at least 50 feet and artifacts shall be protected in place (in accordance with EBRPD Board Resolution No. 1989-4-124 and State and federal law) until the find is evaluated by a monitor/archaeological consultant, and appropriate mitigation, such as curation, preservation in place, etc., if necessary, is implemented.</li> <li>● Historic-era resources potentially include all by-products of human land use greater than 50 years of age, including alignments of stone or brick, foundation elements from previous structures, minor earthworks, brick features, surface scatters of farming or domestic type material, and subsurface deposits of domestic type material (glass, ceramic, etc.).</li> <li>● Artifacts that are typically found associated with prehistoric sites in the area include humanly modified stone, shell, bone or other materials such as charcoal, ash and burned rock that can be indicative of food procurement or processing activities. Prehistoric domestic features include hearths, fire pits, house floor depressions and mortuary features consisting of human skeletal remains.</li> </ul>	
<p><b>Impact CUL-2:</b> The project could disturb human remains, including those interred outside of formal cemeteries.</p>	<p>Potentially Significant Impact.</p>	<p><b>Mitigation Measure CUL-2:</b> If human remains are encountered within the project area during construction, all work shall stop in the immediate vicinity of the discovered remains and the County Coroner shall be notified immediately. If the remains are suspected to be those of a pre-contact Native American, then the Native American Heritage Commission shall be contacted by the Coroner so that a “Most Likely Descendant” can be designated to provide further recommendations regarding treatment of the remains. An archaeologist should also be retained to evaluate the historical significance of the discovery, the potential for additional remains, and to provide further recommendations for treatment of the site.</p>	<p>Less than Significant Impact.</p>



**Table 2.A: Summary of Impacts and Mitigation Measures**

Potential Environmental Impact	Level of Significance Before Mitigation	Mitigation Measures	Level of Significance After Mitigation
<b>Impact CUL-3:</b> The project could cause a substantial adverse change in the significance of a tribal cultural resource as defined in Public Resources Code Section 21074.	Potentially Significant Impact.	See Mitigation Measure CUL-1a, Mitigation Measure CUL-1b, and Mitigation Measure CUL-2.	Less than Significant Impact.
<b>Impact CUL-4:</b> The project, in combination with past, present, and reasonably foreseeable projects, would not contribute to a significant cumulative impact with respect to cultural resources or tribal cultural resources.	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<b>4.5 GEOLOGY AND SOILS</b>			
<b>Impact GEO-1:</b> The project could directly or indirectly destroy a unique paleontological resource or site or unique geologic feature.	Potentially Significant Impact.	<p><b>Mitigation Measure GEO-1:</b> A qualified paleontological monitor, or archaeologist with paleontological cross-training, as overseen by a qualified paleontologist, shall be present during earth-moving activities below the soil zone.</p> <p>If any potentially unique or scientifically important paleontological resources are identified during paleontological monitoring of earth-moving activities below the soil zone, the paleontologist shall evaluate the resource and prepare a recovery plan in accordance with Society of Vertebrate Paleontology guidelines (1996). The recovery plan may include, but shall not be limited to, sampling and data recovery, coordination of museum storage at a qualified curation facility, such as the SDNHM or UCMP for any specimens recovered, and a report of findings. All feasible recommendations contained in the recovery plan shall be implemented before construction activities resume at the site where the paleontological resources were discovered.</p> <p>If paleontological resources are discovered during earth-moving activities and a paleontological monitor is not present, the construction crew shall immediately cease work within 50 feet of the find and notify the appropriate Park District staff who shall notify a qualified paleontologist. A paleontologist shall be retained to inspect the resource, conduct an evaluation and prepare a recovery plan in accordance with Society of Vertebrate Paleontology guidelines (1996). The recovery plan may include, but shall not be limited to, an intensive field survey in the vicinity of the find, sampling and data recovery, coordination of museum storage at a qualified curation facility, such as the SDNHM or UCMP for any specimens recovered, and a report of findings. All feasible recommendations contained in the recovery plan shall be implemented before construction activities can resume at the site where the paleontological resources were discovered.</p>	Less than Significant Impact.

**Table 2.A: Summary of Impacts and Mitigation Measures**

Potential Environmental Impact	Level of Significance Before Mitigation	Mitigation Measures	Level of Significance After Mitigation
<b>Impact GEO-2:</b> The project, in combination with past, present, and reasonably foreseeable projects, would not contribute to a significant cumulative impact with respect to geology and soils.	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<b>4.6 HAZARDS AND HAZARDOUS MATERIALS</b>			
<b>Impact HAZ-1:</b> The project would 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.	Potentially Significant Impact.	<b>Mitigation Measure HAZ-1:</b> Sampling and analysis of soil in the area of the proposed Old Time Corral Staging Area and former barn on the Chen property shall be performed prior to the disturbance of soil in those areas.  Sampling and analysis of sediment in ponds shall be performed prior to removal of sediments from ponds. The sampling and analysis shall be performed by a qualified environmental professional who shall provide recommendations for soil/sediment handling based on the analytical results. Park District shall implement any soil cleanup recommendations of qualified environmental professionals prior to initiating construction.	Less than Significant Impact.
<b>Impact HAZ-2:</b> The project, in combination with past, present, and reasonably foreseeable projects, would not contribute to a significant cumulative impact with respect to hazards and hazardous materials.	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<b>4.7 NOISE</b>			
<b>Impact NOI-1:</b> The project would generate 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.	Potentially Significant Impact.	<b>Mitigation Measure NOI-1:</b> The project contractor shall implement the following best management practice measures during construction of the project: <ul style="list-style-type: none"> <li>• Equip all construction equipment, fixed or mobile, with properly operating and maintained mufflers consistent with manufacturers' standards.</li> <li>• Place all stationary construction equipment so that emitted noise is directed away from sensitive receptors nearest the active project site.</li> <li>• Locate equipment staging in areas that would create the greatest possible distance between construction-related noise sources and noise-sensitive receptors nearest the active project site during all project construction.</li> <li>• Prohibit extended idling time of internal combustion engines.</li> </ul>	Less than Significant Impact.

**Table 2.A: Summary of Impacts and Mitigation Measures**

Potential Environmental Impact	Level of Significance Before Mitigation	Mitigation Measures	Level of Significance After Mitigation
		<ul style="list-style-type: none"> <li>The hours of work shall be any 8.5-hour block as mutually agreed upon between the Contractor and the Park District between 7:30 a.m. and 7:00 p.m., Monday through Friday. No night work shall be permitted.</li> <li>Designate a “disturbance coordinator” at EBRPD who would be responsible for responding to any local complaints about construction noise. The disturbance coordinator would determine the cause of the noise complaint (e.g., starting too early, bad muffler) and would determine and implement reasonable measures warranted to correct the problem.</li> </ul>	
<b>Impact NOI-2:</b> The project, in combination with past, present, and reasonably foreseeable projects, would not contribute to a significant cumulative impact with respect to noise.	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<b>4.8 TRANSPORTATION</b>			
<b>Impact TRA-1:</b> The project would not conflict with a program, plan, ordinance or policy addressing the circulation system, including transit, roadway, bicycle and pedestrian facilities.	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<b>Impact TRA-2:</b> The project would not conflict or be inconsistent with CEQA Guidelines section 15064.3, subdivision (b).	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<b>Impact TRA-3:</b> The project would not substantially increase hazards due to a geometric design feature (e.g., sharp curves or dangerous intersections) or incompatible uses (e.g., farm equipment).	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<b>Impact TRA-4:</b> The project would not result in inadequate emergency access.	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<b>Impact TRA-5:</b> The project would not contribute to a significant cumulative impact related to transportation.	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<b>4.9 WILDFIRE</b>			
<b>Impact WF-1:</b> The project would not expose people or structures, either directly or indirectly, to a significant risk of loss, injury or death involving wildland fires.	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.

**Table 2.A: Summary of Impacts and Mitigation Measures**

Potential Environmental Impact	Level of Significance Before Mitigation	Mitigation Measures	Level of Significance After Mitigation
<b>Impact WF-2:</b> The project would not substantially impair an adopted emergency response plan or emergency evacuation plan.	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<b>Impact WF-3:</b> The project would not 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.	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<b>Impact WF-4:</b> The project would not 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.	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<b>Impact WF-5:</b> The project, due to slope, prevailing winds, and other factors, would not exacerbate wildfire risks, and thereby would not expose project occupants to, pollutant concentrations from a wildfire or the uncontrolled spread of a wildfire.	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<b>Impact WF-6:</b> The project would not contribute to a significant cumulative impact related to wildfires.	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<b>INITIAL STUDY</b>			
<b>3.1 AESTHETICS</b>			
<b>Impact 3.1.a:</b> The project would not have a substantial adverse effect on a scenic vista.	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<b>Impact 3.1.b:</b> The project would not substantially damage scenic resources, including, but not limited to, trees, rock outcroppings, and historic buildings within a state scenic highway.	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<b>Impact 3.1.d:</b> The project would not create a new source of substantial light or glare which would adversely affect day or nighttime views in the area.	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.

**Table 2.A: Summary of Impacts and Mitigation Measures**

Potential Environmental Impact	Level of Significance Before Mitigation	Mitigation Measures	Level of Significance After Mitigation
<b>3.2 AGRICULTURE AND FORESTRY</b>			
<b>Impact 3.2.a:</b> The project would not convert Prime Farmland, Unique Farmland, or Farmland of Statewide Importance (Farmland), as shown on the maps prepared pursuant to the FMMP of the California Resources Agency, to non-agricultural use.	No impact.	No mitigation is required.	No impact.
<b>Impact 3.2.b:</b> The project would not conflict with existing zoning for agricultural use, or a Williamson Act contract.	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<b>Impact 3.2.c:</b> The project would not 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)).	No impact.	No mitigation is required.	No impact.
<b>Impact 3.2.d:</b> The project would not result in the loss of forest land or conversion of forest land to non-forest use.	No impact.	No mitigation is required.	No impact.
<b>Impact 3.2.e:</b> The project would not involve other changes in the existing environment, which, due to their location or nature, could result in conversion of Farmland to non-agricultural use or conversion of forest land to non-forest use.	No impact.	No mitigation is required.	No impact.
<b>3.3 AIR QUALITY</b>			
<b>Impact 3.3.a:</b> The project would not conflict with or obstruct implementation of the applicable air quality plan.	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.

**Table 2.A: Summary of Impacts and Mitigation Measures**

Potential Environmental Impact	Level of Significance Before Mitigation	Mitigation Measures	Level of Significance After Mitigation
<b>Impact 3.3.c:</b> The project would not 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.	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<b>Impact 3.3.d:</b> The project would not expose sensitive receptors to substantial pollutant concentrations.	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<b>Impact 3.3.e:</b> The project would not result in other emissions (such as those leading to odors) adversely affecting a substantial number of people.	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<b>3.4 BIOLOGICAL RESOURCES</b>			
<b>Impact 3.4.e:</b> The project would not conflict with any local policies or ordinances protecting biological resources, such as a tree preservation policy or ordinance.	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<b>Impact 3.4.f:</b> The project would not conflict with the provisions of an adopted Habitat Conservation Plan, Natural Community Conservation Plan, or other approved local, regional, or state habitat conservation plan.	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<b>3.5 CULTURAL RESOURCES</b>			
<b>Impact 3.5.b:</b> The project could cause a substantial adverse change in the significance of an archaeological resource as defined in Section 15064.5 of the CEQA Guidelines.	Potentially Significant Impact.	Refer to Mitigation Measures CUL-1a and CUL-1b.	Less than Significant Impact.
<b>3.6 ENERGY</b>			
<b>Impact 3.6.a:</b> The project would not result in potentially significant environmental impact due to wasteful, inefficient, or unnecessary consumption of energy resources, during project construction or operation.	No impact.	No mitigation is required.	No impact.
<b>Impact 3.6.b:</b> The project would not conflict with or obstruct a state or local plan for renewable energy or energy efficiency.	No impact.	No mitigation is required.	No impact.

**Table 2.A: Summary of Impacts and Mitigation Measures**

Potential Environmental Impact	Level of Significance Before Mitigation	Mitigation Measures	Level of Significance After Mitigation
<b>3.7 GEOLOGY AND SOILS</b>			
<p><b>Impact 3.7.a:</b> The project would not directly or indirectly cause potential substantial adverse effects, including the risk of loss, injury, or death involving:</p> <ul style="list-style-type: none"> <li>a. 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? (Refer to California Geological Survey Special Publication 42.);</li> <li>b. Strong seismic ground shaking;</li> <li>c. Seismic-related ground failure, including liquefaction; or</li> <li>d. Landslides.</li> </ul>	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<p><b>Impact 3.7.b:</b> The project could not result in substantial soil erosion or the loss of topsoil.</p>	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<p><b>Impact 3.7.c:</b> The project could 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.</p>	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<p><b>Impact 3.7.d:</b> The project would not be located on expansive soil, as defined in Table 18-1-B of the Uniform Building Code (1994, as updated), creating substantial direct or indirect risks to life or property.</p>	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<p><b>Impact 3.7.e:</b> The project does not contain soils incapable of adequately supporting the use of septic tanks or alternative waste water disposal systems where sewers are not available for the disposal of waste water.</p>	No impact.	No mitigation is required.	No impact.

**Table 2.A: Summary of Impacts and Mitigation Measures**

Potential Environmental Impact	Level of Significance Before Mitigation	Mitigation Measures	Level of Significance After Mitigation
<b>3.8 GREENHOUSE GAS EMISSIONS</b>			
<b>Impact 3.8.a:</b> The project could generate greenhouse gas emissions, either directly or indirectly, that may have a significant impact on the environment.	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<b>Impact 3.8.b:</b> The project would not conflict with an applicable plan, policy or regulation adopted for the purpose of reducing the emissions of greenhouse gases.	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<b>3.9 HAZARDS AND HAZARDOUS MATERIALS</b>			
<b>Impact 3.9.a:</b> The project would not create a significant hazard to the public or the environment through the routine transport, use, or disposal of hazardous materials.	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<b>Impact 3.9.c:</b> The project would not emit hazardous emissions or handle hazardous or acutely hazardous materials, substances, or waste within one-quarter mile of an existing or proposed school.	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<b>Impact 3.9.d:</b> The project is not 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 not create a significant hazard to the public or the environment.	No impact.	No mitigation is required.	No impact.
<b>Impact 3.9.e:</b> The project would not be 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, and would not result in a safety hazard for people residing or working in the project area.	No impact.	No mitigation is required.	No impact.
<b>Impact 3.9.f:</b> The project would not impair implementation of or physically interfere with an adopted emergency response plan or emergency evacuation plan.	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.



**Table 2.A: Summary of Impacts and Mitigation Measures**

Potential Environmental Impact	Level of Significance Before Mitigation	Mitigation Measures	Level of Significance After Mitigation
<p><b>Impact 3.9.g:</b> The project would not expose people or structures, either directly or indirectly, to a significant risk of loss, injury, or death involving wildland fires.</p>	<p>Less than Significant Impact as identified in the Initial Study.</p>	<p>No mitigation is required.</p>	<p>Less than Significant Impact as identified in the Initial Study, but reevaluated in the EIR (refer to Section 4.9, Wildfire).</p>
<p><b>3.10 HYDROLOGY AND WATER QUALITY</b></p>			
<p><b>Impact 3.10.a:</b> The project would not violate any water quality standards or waste discharge requirements or otherwise substantially degrade surface or groundwater quality.</p>	<p>Less than Significant Impact.</p>	<p>No mitigation is required.</p>	<p>Less than Significant Impact.</p>
<p><b>Impact 3.10.b:</b> The project would not substantially decrease groundwater supplies or interfere substantially with groundwater recharge such that the project may impede sustainable groundwater management of the basin.</p>	<p>Less Than Significant Impact.</p>	<p>No mitigation is required.</p>	<p>Less than Significant Impact.</p>
<p><b>Impact 3.10.c:</b> The project would not substantially alter the existing drainage pattern of the site or 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:</p> <ul style="list-style-type: none"> <li>i) Result in a substantial erosion or siltation on- or off-site;</li> <li>ii) Substantially increase the rate or amount of surface runoff in a manner which would result in flooding on- or off-site;</li> <li>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; or</li> <li>iv) Impede or redirect flood flows.</li> </ul>	<p>Less than Significant Impact.</p>	<p>No mitigation is required.</p>	<p>Less than Significant Impact.</p>

**Table 2.A: Summary of Impacts and Mitigation Measures**

Potential Environmental Impact	Level of Significance Before Mitigation	Mitigation Measures	Level of Significance After Mitigation
<b>Impact 3.10.d:</b> The project would not release pollutants in flood hazard, tsunami, or seiche zones.	Potentially Significant Impact.	<b>Mitigation Measure HYDRO-1:</b> Implement Mitigation Measure HAZ-1.	Less than Significant Impact.
<b>Impact 3.10.e:</b> The project would not conflict with or obstruct implementation of a water quality control plan or sustainable groundwater management plan.	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<b>3.11: LAND USE AND PLANNING</b>			
<b>Impact 3.11.a:</b> The project would not physically divide an established community.	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<b>Impact 3.11.b:</b> The project would not cause a significant environmental impact due to a conflict with any land use plan, policy, or regulation adopted for the purpose of avoiding or mitigating an environmental effect.	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<b>3.12: MINERAL RESOURCES</b>			
<b>Impact 3.12.a:</b> The project would not 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.	No impact.	No mitigation is required.	No impact.
<b>Impact 3.12.b:</b> The project would not 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.	No impact.	No mitigation is required.	No impact.
<b>3.13: NOISE</b>			
<b>Impact 3.13.b:</b> The project would not generate excessive groundborne vibration or groundborne noise levels.	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<b>Impact 3.13.c:</b> 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, the project would not expose people residing or working in the project area to excessive noise levels.	No impact.	No mitigation is required.	No impact.

**Table 2.A: Summary of Impacts and Mitigation Measures**

Potential Environmental Impact	Level of Significance Before Mitigation	Mitigation Measures	Level of Significance After Mitigation
<b>3.14: POPULATION AND HOUSING</b>			
<b>Impact 3.14.a:</b> The project would not induce substantial unplanned population growth in an area, either directly (for example, by proposing new homes and businesses) or indirectly (for example, through extension of roads or other infrastructure).	No impact.	No mitigation is required.	No impact.
<b>Impact 3.14.b:</b> The project would not displace substantial numbers of existing people or housing, necessitating the construction of replacement housing elsewhere.	No impact.	No mitigation is required.	No impact.
<b>3.15 PUBLIC SERVICES AND RECREATION</b>			
<b>Impact 3.15.a:</b> The project would not 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:  i) Fire protection ii) Police protection iii) Schools iv) Parks v) Other Public Facilities	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<b>3.16 RECREATION</b>			
<b>Impact 3.16.a:</b> The project would not 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.	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.

**Table 2.A: Summary of Impacts and Mitigation Measures**

Potential Environmental Impact	Level of Significance Before Mitigation	Mitigation Measures	Level of Significance After Mitigation
<b>Impact 3.16.b:</b> The project would not result in the construction or expansion of recreational facilities which might have an adverse physical effect on the environment.	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<b>3.19 UTILITIES</b>			
<b>Impact 3.19.a:</b> The project would not require or result in the relocation or construction of new or expanded water, wastewater treatment or storm water drainage, electric power, natural gas, or telecommunications facilities, the construction or relocation of which could cause significant environmental effects.	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<b>Impact 3.19.b:</b> The project would have sufficient water supplies available to serve the project and reasonably foreseeable future development during normal, dry and multiple dry years.	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<b>Impact 3.19.c:</b> The project would 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.	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<b>Impact 3.19.d:</b> The project would not 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.	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.
<b>Impact 3.19.e:</b> The project would comply with federal, state, and local management and reduction statutes and regulations related to solid waste.	Less than Significant Impact.	No mitigation is required.	Less than Significant Impact.

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### 3.0 REVISIONS TO THE DRAFT EIR

This chapter presents specific changes to the text of the Draft EIR that are being made to clarify any errors, omissions, or misinterpretation of materials in the Draft EIR in response to comments received during the public review period. In no case do these revisions result in a greater number of impacts or impacts of a greater severity than those set forth in the Draft EIR. Further, the clarifications and corrections provide in the following revisions do not constitute significant new information requiring recirculation of the Draft EIR under Section 15088.5 of the CEQA Guidelines. Where revisions to the main text are called for, the page and paragraph are set forth, followed by the appropriate revision. Added text is indicated with double-underlined text, and deleted text is shown in ~~strikeout~~.

#### CHAPTER 3.0, PROJECT DESCRIPTION

As shown on the following page, Figure 3-4, Project Overview, on page 3-21 of the Draft EIR has been updated to identify local roadways.

#### SECTION 4.3, BIOLOGICAL RESOURCES

The following text revision is made to Mitigation Measure BIO-13 on page 4.3-81 of the Draft EIR:

**Mitigation Measure BIO-13** If feasible, the proposed trail alignments shall be re-routed to a suitable trail alignment within the 50-ft buffer study area to avoid/minimize impacts to the creeping rye grass turf. The stands of creeping rye grass near the final alignment shall be flagged and avoided during construction to the degree feasible.

If creeping rye grass cannot be avoided, the loss of creeping rye grass turf shall be mitigated by restoring an equivalent amount of creeping rye grass turf onsite. The Park District shall reseed temporarily disturbed areas of creeping rye grass turf habitat that are disturbed by trail construction with an appropriate weed-free native seed mix that contains creeping rye grass seed and/or plugs. The restored rye grass areas shall be monitored and reported on according to the HMMP described in Mitigation Measure ~~BIO-2~~BIO-15.

The following text revision is made to section 4.3.4.2 beginning on page 4.3-86 of the Draft EIR:

**Cumulative effects on candidate, sensitive, or special status species.** Like the proposed project, potential impacts on candidate, sensitive, or special status plants and animals of the Faria Preserve and Chang Development projects tend to be site-specific. The overall cumulative effect of all three projects would be dependent on the degree to which significant vegetation and wildlife resources are protected on each property. The proposed

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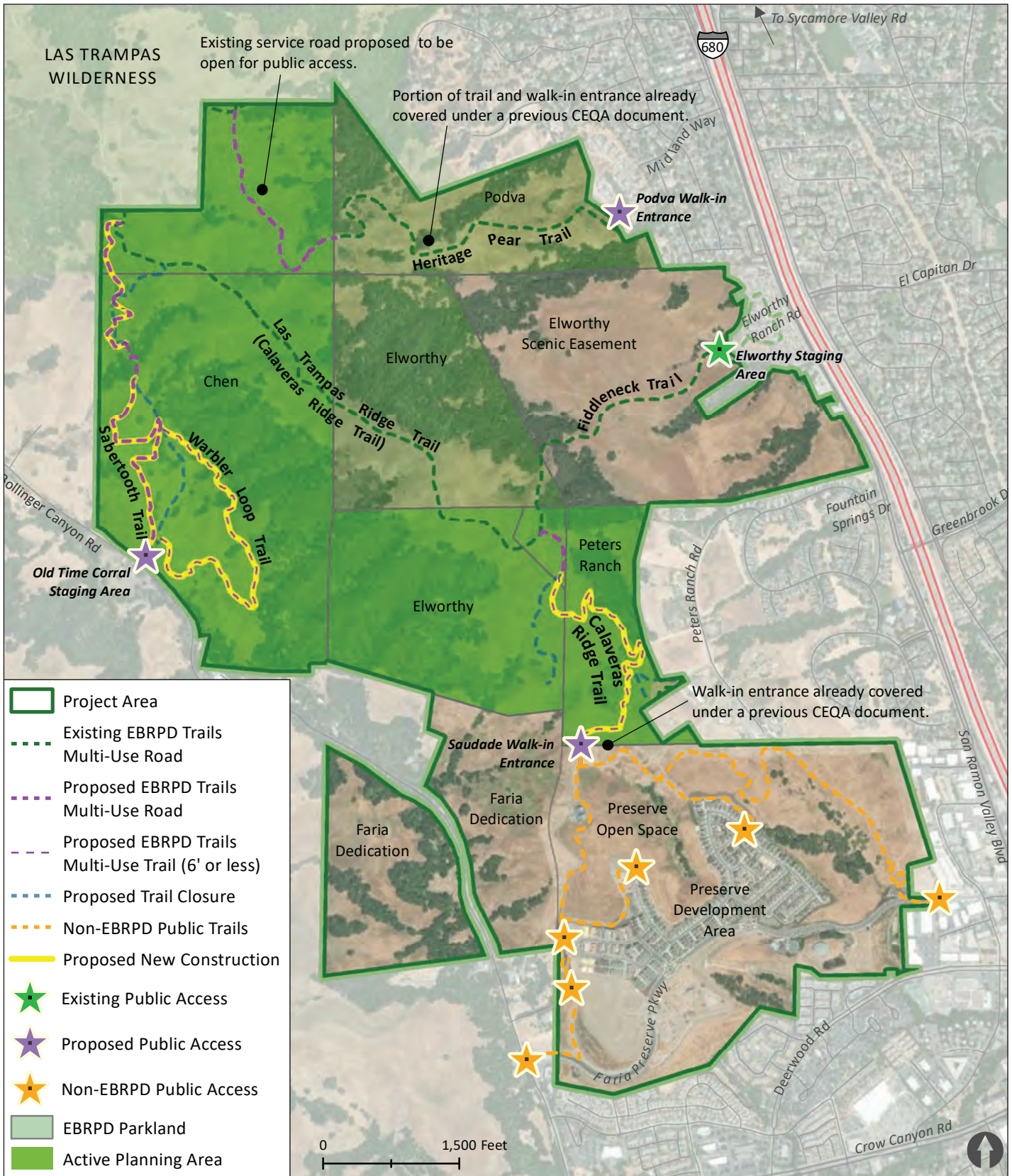
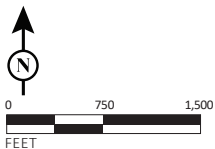


FIGURE 3-4

LSA





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project could have direct or indirect impacts on seven special status plant species (the bent-flowered fiddleneck, big-scale balsamroot, round-leaved filaree, Mount Diablo fairy-lantern, diamond-petaled California poppy, Diablo helianthella, and common viburnum), 21 special status wildlife species (California tiger salamander, California red-legged frog, Western pond turtle, Alameda whipsnake, Burrowing owl, Long-eared owl, Northern harrier, Golden eagle, White-tailed kite, Vaux's swift, Olive-sided flycatcher, Grasshopper sparrow, Loggerhead shrike, San Joaquin kit fox, San Francisco dusky-footed woodrat, Pallid bat, Western red bat, American badger, and Crotch ebumble bee and western bumble bee). However, the proposed project would implement the following mitigation measures, reducing potential impacts to special status species to a less than significant level:

- Mitigation Measure BIO-1: Measures to reduce impact to special status plants
- Mitigation Measure BIO-2a: General Avoidance and Minimization Measures
- Mitigation Measure BIO-2b: California Red-legged frog and California Tiger Salamander Specific Measure
- ~~Mitigation Measure BIO-2c: Habitat Compensation~~
- Mitigation Measure BIO-3: Alameda Whipsnake Measures
- Mitigation Measure BIO-4: Western Pond Turtle Measures
- Mitigation Measure BIO-5: Golden Eagle Measures
- Mitigation Measure BIO-6: Burrowing Owl Measures
- Mitigation Measure BIO-7: Nesting Bird Surveys
- Mitigation Measure BIO-8: San Joaquin Kit Fox Measures
- Mitigation Measure BIO-9: American Bader Measures
- Mitigation Measure BIO-10: San Francisco Dusky-Footed Woodrat Measures
- Mitigation Measure BIO-11: Roosting Bats Measures
- Mitigation Measure BIO-12: Crotch Bumble Bee and Western Bumble Bee

#### **SECTION 4.6, HAZARDS AND HAZARDOUS MATERIALS**

The following text revision is made to Mitigation Measure HAZ-1 on page 4.6-11 of the Draft EIR:

**Mitigation Measure HAZ-1**      Sampling and analysis of soil in the area of the proposed Old Time Corral Staging Area and former barn on the Chen

property shall be performed prior to the disturbance of soil in those areas.

Sampling and analysis of sediment in ponds shall be performed prior to removal of sediments from ponds. The sampling and analysis shall be performed by a qualified environmental professional who shall provide recommendations for soil/sediment handling based on the analytical results. Park District shall implement any soil cleanup recommendations of qualified environmental professionals prior to initiating construction.

## 4.0 LIST OF COMMENTERS

This chapter presents a list of comment letters received during the public review period and describes the organization of the letters and comments that are provided in Chapter 5.0, Comments and Responses, of this document.

### 4.1 ORGANIZATION OF COMMENT LETTERS AND RESPONSES

Chapter 5.0 includes a matrix of each CEQA-related comment received on the Draft EIR during the public review period, and a written response to each comment. Reproductions of all comment letters are included in Appendix G, Comments Received on the Draft EIR. The written comments are grouped by the affiliation of the commenter, as follows: Public Agencies (A), Organizations (B), and Individuals (C); and verbal comments received during two public hearings, the Board Executive Committee Meeting that occurred on November 10, 2022 (D) and the Park Advisory Committee Meeting that occurred on November 28, 2022 (E). The comment letters are numbered consecutively following the designations defined below:

Public Agencies	A
Organizations	B
Individuals	C
Public Hearing – November 10, 2022	D
Public Hearing – November 28, 2022	E

Comment letters are numbered and comments within each letter are numbered consecutively after the hyphen. Refer to Appendix G for a complete enumerated reproduction of each comment letter.

### 4.2 LIST OF COMMENTERS ON THE DRAFT EIR

Table 4.A provides a list of the public agencies, organizations, individuals, and commenters at two public hearings that commented on the Draft EIR prior to the close of the public comment period. The comments received have been organized by date received and in a manner that facilitates finding a particular comment or set of comments. Each comment letter received is indexed with a number below.

**Table 4.A: List of Comments Received**

<b>Public Agencies</b>		
A-01	Amah Mutsun Tribal Band	November 2, 2022
A-02	City of San Ramon, Planning Services Division	December 13, 2022
A-03	East Bay Municipal Utility District	December 13, 2022
<b>Organizations</b>		
B-01	Sons in Retirement (SIR) Branch 101 Hiking Group	November 24, 2022
B-02	Bicycle Trails Council of the East Bay	November 28, 2022
B-03	Sierra Club and SPRAWLDEF	December 13, 2022
B-04	CNPS East Bay	December 14, 2022
<b>Individuals</b>		
C-01	Mike Vandeman	October 31, 2022
C-02	Ryan Nickelson	November 1, 2022
C-03	Martin Koran	November 1, 2022
C-04	David Rickard	November 1, 2022
C-05	Virginia Farr	November 3, 2022
C-06	Bruce Bilodeau	November 4, 2022
C-07	Virginia Farr	November 9, 2022
C-08	Virginia Farr	November 9, 2022
C-09	Michael Speltz	November 17, 2022
C-10	Joe	November 17, 2022
C-11	Email from aiknights@yahoo.com	November 21, 2022
C-12	Email from aiknights@yahoo.com	November 21, 2022
C-13	Helen Chernne	November 21, 2022
C-14	Helen Chernne	November 21, 2022
C-15	Email from teachings@yahoo.com	November 21, 2022
C-16	Patrice Miller	November 25, 2022
C-17	Mark Graham	November 29, 2022
C-18	Ken Mozek	December 5, 2022
C-19	Ken Sheets	December 5, 2022
C-20	A Concerned Bollinger Canyon Resident	December 6, 2022
C-21	Karen Werth	December 7, 2022
C-22	Elena Sotelo-McCrary	December 7, 2022
C-23	Bob Peoples	December 13, 2022
C-24	Lori Farr	December 14, 2022
<b>Public Hearing - Board Executive Committee Meeting (November 10, 2022)</b>		
D-01	CNPS East Bay	November 10, 2022
D-02	Bicycle Trails Council of the East Bay	November 10, 2022
D-03	Jody Culver	November 10, 2022
<b>Public Hearing - Park Advisory Committee Meeting (November 28, 2022)</b>		
E-01	Bicycle Trails Council of the East Bay	November 28, 2022
E-02	Kelly Abrue	November 28, 2022
E-03	CNPS East Bay	November 28, 2022
E-04	Virginia Farr	November 28, 2022

## 5.0 COMMENTS AND RESPONSES

Written responses to each comment received on the Draft Environmental Impact Report (Draft EIR) are provided in this chapter. The letters received during the public review period on the Draft EIR are provided in their entirety in Appendix G of this Response to Comments Document.

Please note that text within the letters that has not been numbered does not raise significant environmental issues or relate to the adequacy of the information or analysis contained within the Draft EIR and, therefore, no comment is enumerated or response required, per CEQA Guidelines Section 15088. In addition, when general support or opposition is given for the project, that comment is noted but no further analysis is provided in the response as the commenter is not questioning the adequacy of the information or analysis within the Draft EIR.

Where comments on the Draft EIR concern issues requiring technical expertise such as those related to air quality, the responses to comments, like the initial analysis in the Draft EIR, relies on the knowledge and professional analysis of qualified experts. This chapter also includes a Master Response intended to address similar comments related to a particular theme. In this case, a Master Response is provided to further clarify the Project Description and the baseline conditions that the project was evaluated against in the Draft EIR.

Where revisions to the Draft EIR text are called for, the page is set forth, followed by the appropriate revision. Added text is indicated with double-underlined text, and deleted text is shown in ~~strikeout~~ text. Text revisions to the Draft EIR are summarized in Chapter 3.0 of this Response to Comments Document. Information provided in this Response to Comments document clarifies, amplifies, or makes minor modifications to the Draft EIR. No significant changes have been made to the information contained in the Draft EIR as a result of the comments received, and no significant new information has been added that would require recirculation of the document pursuant to CEQA Guidelines, section 15088.5.

### 5.1 MASTER RESPONSE: PROJECT DESCRIPTION AND PROJECT MERITS

Often during review of an EIR, members of the public raise issues that relate to the project itself or the project's community consequences or benefits (referred to here as "project merits"), rather than the environmental analyses or associated impacts and mitigation measures raised in the EIR. Comments received on the Draft EIR that raised issues related to project merits include requests for the installation of additional signage to discourage trespassing on adjacent private property, support for additional mountain biking opportunities, and general opposition to the proposed project. Lead Agency review of both environmental issues and project merits are important in the decision of what action to take on a project, and both are considered in the decision-making process for a project. However, a Lead Agency is only required by CEQA to respond to comments regarding significant environmental issues.

In accordance with Sections 15088 and 15132 of the CEQA Guidelines, a Final EIR must include a response to comments on the Draft EIR pertaining to significant environmental issues analyzed under CEQA. Several of the comments provided in response to the Draft EIR express an opinion for

or against the project or a project alternative, but do not pertain to the adequacy of the analysis or conclusions in the Draft EIR. Rather, these opinions relate to the merits of the project.

Section 15204 of the CEQA Guidelines provides direction for parties reviewing and providing comment on a Draft EIR, as follows:

*In reviewing draft EIRs, persons and public agencies should focus on the sufficiency of the document in identifying and analyzing the possible impacts on the environment and ways in which the significant effects of the project might be avoided or mitigated.*

Section 15204 continues in relation to the role of lead agencies responding to comments:

*When responding to comments, lead agencies need only respond to significant environmental issues and do not need to provide all information requested by reviewers, as long as a good faith effort at full disclosure is made in the EIR.*

Therefore, in accordance with the Section 15204, the Park District is not required to respond to comments that express an opinion about the project merits, but do not relate to environmental issues covered in the Draft EIR. Although such project merits opinion comments received during the EIR process do not require responses in the EIR, as previously noted, they do provide important input to the process of reviewing the project overall and will be considered by Park District decision-makers.

## **5.2 COMMENTS AND RESPONSES MATRIX**

Table 5.A includes all CEQA-related comments received on the Draft EIR and a response to each comment. The text of each comment is included in the matrix and includes any grammatical errors included in the original comment letter. Each comment letter is included in its entirety in Appendix G, Comments Received on the Draft EIR.

**Table 5.A: Comments and Responses Matrix**

Letter/ Comment Number	Comment	Response
<b>Public Agencies and Tribal Representatives</b>		
<b>A-01 Amah Mutsun Tribal Band (November 2, 2022)</b>		
A-01-01	<p>If you have done a Sacred Lands File (SLF) search and California Historical Resource Information System (CHRIS) and the Native American Heritage Commission (NAHC). If you have received any positives within 1 mile of the project area:</p> <p>Our recommendations are as follows:</p> <p>All Crews and Individuals who will be moving any earth be Cultural Sensitivity Trained.</p> <p>A Qualified California Trained Archaeological Monitor be present during any earth movement.</p> <p>A Qualified Native American Monitor be present during any earth movement.</p> <p>If you have not done the searches, please do so and contact us with the results for our recommendations.</p> <p>Any further questions or information we are happy to assist.</p> <p>Irenne Zwierein</p>	<p>This comment provides a series of recommendations on actions and measures to implement if records of cultural resources are identified to be within the project site. As identified in Section 4.4, a record search was completed and no known records were identified to be located within the project site. However, Mitigation Measure CUL-1a, Mitigation Measure CUL-1b, and Mitigation Measure CUL-2c were included to address any previously unknown resources that may be discovered during construction of components of the proposed project. Although this comment provides recommendations to include in the mitigation measures, this comment letter does not address the adequacy or completeness of the Draft EIR and the measures identified in Mitigation Measures CUL-1a, CUL-1b, or CUL-2c; does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.</p>
<b>A-02 City of San Ramon Planning Services Division (December 13, 2022)</b>		
A-02-01	<p>Staff has reviewed the Draft EIR for the Land Use Amendment for the southern portion of Las Trampas Wilderness Regional Preserve; we do not have comments to share at this time. We look forward to the opportunity to provide feedback regarding the Final EIR.</p> <p>Thank you for your ongoing collaboration.</p>	<p>This comment letter notes that the commenter has received and reviewed the Draft EIR and does not have comments at this time. This comment does not address the adequacy or completeness of the Draft EIR; does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.</p>
<b>A-03 East Bay Municipal Utility District (December 13, 2022)</b>		
A-03-01	<p>East Bay Municipal Utility District (EBMUD) appreciates the opportunity to comment on the Draft Environmental Impact Report (EIR) for the Southern Las Trampas Wilderness Regional Preserve Land Use Plan Amendment, located in Contra Costa County (County),</p>	<p>This comment provides an introduction to the comment letter and does not address the adequacy or completeness of the Draft EIR; does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental</p>



**Table 5.A: Comments and Responses Matrix**

Letter/ Comment Number	Comment	Response
	prepared by East Bay Regional Park District (EBRPD). EBMUD has the following additional comments.	issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.
A-03-02	<p><b>WATER SERVICE</b></p> <p>Parts of the Southern Las Trampas Wilderness Regional Preserve Land Use Plan Amendment are located outside EBMUD's current service area and would need to be annexed into EBMUD's current service area before receiving water service from EBMUD. Please note that EBMUD will not deliver water to any annexed property until a formal approval is issued by the U.S. Bureau of Reclamation. Attachment A is a description of the requirements pertaining to annexation. Project sponsors for future development located outside EBMUD's current service area should contact the Contra Costa County Local Agency Formation Commission (LAFCO) to apply for annexation.</p> <p>A water main extension, at the project sponsor's expense, may be required to serve the property depending on EBMUD's metering requirements and fire flow requirements set by the local fire department. A minimum 20-foot wide right-of-way is required for installation of new water mains. Please see the attached EB MUD documents for California (Waterworks Standards) Code of Regulations, Title 22, Section 64572 (Water Main Separation) and EBMUD requirements for placement of water mains (Attachment B). The project sponsor should contact EBMUD's New Business Office and request a water service estimate to determine the costs and conditions of providing additional water service to the proposed development. Engineering and installation of water mains and services require substantial lead time, which should be provided for in the project sponsor's development schedule.</p>	This comment states that the project site would need to be annexed into EBMUD's current service area in order to received water service. This comment is acknowledged; however, the Park District has no current plans to include water service within the project area. No further response is necessary.
A-03-03	<p><b>WATER CONSERVATION</b></p> <p>The project presents an opportunity to incorporate water conservation measures. EBMUD requests that the lead agency includes in its conditions of approval a requirement that the project comply with Assembly Bill 325, "Model Water Efficient Landscape Ordinance," (Division 2, Title 23, California Code of Regulations, Chapter 2.7, Sections 490 through 495). The project sponsor should be aware that Section 31 of EBMUD's Water Service Regulations requires that water service shall not be furnished for new or expanded service unless all the applicable water-efficiency measures described in the regulation are installed at the project sponsor's expense.</p>	The proposed project does not include a connection to EBMUD facilities. This comment is acknowledged; however, the Park District has no current plans to include water service within the project area. No further response is necessary.

**Table 5.A: Comments and Responses Matrix**

Letter/ Comment Number	Comment	Response
	If you have any questions concerning this response, please contact Timothy R. McGowan, Senior Civil Engineer, Major Facilities Planning Section at (510) 287-1981.	
<b>Organizations</b>		
<b>B-01 Bicycle Trails Council of the East Bay (November 28, 2022)</b>		
B-01	<p>11/28 PAC Public Comment</p> <p>Public comment on agenda item 5c - Public Hearing on Southern Las Trampas LUPA and Draft EIR</p> <p>I submit this public comment on agenda item 5c - Public Hearing on Southern Las Trampas LUPA and Draft EIR. Please forward it to the PAC members and any other appropriate staff. It is unlikely that I will be able to attend this meeting. I ask that you acknowledge that this public comment was submitted during the public comment period for this agenda item. Thank you.</p> <p>PAC members and staff,</p> <p>Thank you for the opportunity to make public comment on agenda item 5c - Public Hearing on Southern Las Trampas LUPA and Draft EIR. We believe that staff have again done good work conducting a thorough public planning process and have responded to the variety of input from both external public stakeholders and internal stakeholders. The LUPA and Draft EIR represent a plan that will protect sensitive natural resources and habitat while still providing recreational opportunities. We ask that you support their planning effort and recommend approval of this LUPA and draft EIR by the Board.</p> <p>The LUPA includes a nominal amount of new trails designated as multi-use including bike access. These are either planned to be existing or new roads or new less than 8 foot wide, narrow trails. The new narrow trails will include detailed design with multi-use intent providing appropriate sight lines and speed controlling features for bikes. This is significantly different than historic trails that were not designed for multi-use including bikes. The majority of the new trails will be in areas with open grasslands and mild slopes providing safe opportunities for passing and multi-use.</p> <p>These are land banked properties that will be opened to the public. The district, board and staff, have stated that land banked properties will include new bike access to narrow trails. The district has not been willing to provide access on existing narrow trails due to impact to current trail users and their lack of design for multi-use. The prohibition of bike access to narrow trails in Ordinance 38 and the lack of significant addition of access over</p>	<p>This comment expresses support for the proposed project and does not address the adequacy or completeness of the Draft EIR. Please refer to the Master Response, Project Description and Project Merits, regarding comments on the components of the proposed project.</p>

**Table 5.A: Comments and Responses Matrix**

Letter/ Comment Number	Comment	Response
	<p>the last 3 decades is not serving conservation efforts or trail user experiences very well. Public desire for mountain bike access to narrow trails continues to grow and is underserved beyond Crockett Hills. The narrow trail access proposed is modest. The status quo is not working and is not practical to enforce. Meaningful planned access as proposed by staff should be given a chance to start providing more equitable bike access, improving protection of sensitive natural resources, and improving trail experiences for all trail users. While this hearing will likely not decide specific trail access we urge you to consider this perspective and support the plan provided by staff.</p> <p>The hundreds of members of the Bicycle Trails Council of the East Bay and the thousands of mountain bikers in the East Bay remain ready and actively working with the district to steward these public open spaces and improve experiences for all trail users. We continue to work with district on the bike bell program, facilitate hundreds of hours of trail maintenance at Crockett Hills and other trail systems including opportunities for area middle and high school students, participated on the Trail User Working Group, remain ready to help as possible to improve stewardship and trail experiences for all users. We are your constituents. Please reach out if we can be of assistance. Thank you for your time.</p>	
<b>B-02</b>	<b>Sons in Retirement (SIR) Branch 101 Hiking Group (November 29, 2022)</b>	
B-02-01	<p>I am the chairman of the SIR Branch 101 Hiking Group which currently has 110 members from the Tri-Valley area. We are divided into three subgroups depending on the difficulty of the hike. We hike on most of the East Bay Regional Parks and Preserves within and adjacent to the tri-valley cities. Las Trampas WRP is one of the facilities which we use often. Having the ability to access the new southern section of Las Trampas WRP from Bollinger Canyon Road would be invaluable to our members. EBParks is an amazing resource that the entire bay area appreciates. We strongly support the effort to open up this valuable Southern Las Trampas resource.</p> <p>On another subject, we are lucky to have the East Bay Parks staff working hard for us, and hopefully they can move the Finley Road Morgan Territory Project forward while overcoming the many obstacles which they will encounter. A new staging area there will improve our personal safety and be greatly appreciated by the many users of that resource.</p>	<p>This comment expresses support for the proposed project and does not address the adequacy or completeness of the Draft EIR. Please refer to the Master Response, Project Description and Project Merits, regarding comments on the components of the proposed project.</p>
<b>B-03</b>	<b>Sierra Club, San Francisco Bay Chapter (December 13, 2022)</b>	

**Table 5.A: Comments and Responses Matrix**

Letter/ Comment Number	Comment	Response
B-03-01	In order to avoid repetition and duplication of comments, Sierra Club joins in the comments of the California Native Plant Society submitted by Jim Hanson.	The commenter’s support of the comments presented by the California Native Plant Society in Letter B-05 are noted. Please refer to Comment Letter B-05. This comment letter does not address the adequacy or completeness of the Draft EIR; does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.
<b>B-04 Sustainability, Parks, Recycling and Wildlife Legal Defense Fund (December 13, 2022)</b>		
B-04-01	<p>SPRAWLDEF submits the following comments on Agenda Item Number 3a-Ordinance 38Amendments. Due to the fact that I was away from December 1 to December 5 in Chicago on family matters, I was not able to submit these comments earlier.</p> <p><u>Comments Are Not Personal to the Current General Manager But Regard the Office</u></p> <p>To begin with, SPRAWLDEF wants to make it very clear that its comments about this amendment are not directed at the current General Manager. SPRAWLDEF has great respect for the current general manager and has appreciated her involvement on issues like saving Point Molate. Nothing stated in this letter should be taken as a reference to Ms. Landreth personally. In fact, it is precisely because she is a general manager that has the support of the Board and also has demonstrated her support for the parks, habitat, wildlife, and recreation that SPRAWLDEF cannot support it. Too often in the past, actions taken to allow a trusted and dedicated administrator similar plenary powers results in a successor to that originally trusted administrator to abuse the power and authority originally granted to that administrator. In fact, this fact makes this amendment more problematic because it is a future general manager or other “designees” that most concern SPRAWLDEF. Trusting that the Board understands that SPRAWLDEF’s comments are not directed at the current general manager, it has the following concerns.</p> <p><u>Recommendation to Not Approve the Proposed Amendment as Currently Written</u></p> <p>SPRAWLDEF urges the Board to not adopt the proposed amendment to Ordinance 38 as proposed. While SPRAWLDEF does not believe any amendment should be approved, the current proposal raises more issues and concerns than it purports to resolve. It should be referred back to the Executive Committee for further refinement if the Board intends to approve any amendment along the lines proposed.</p>	This comment letter was provided to the Park District in conjunction with Comment Letter B-03 and does not provide comments on the Draft EIR. This comment does not address the adequacy or completeness of the Draft EIR; does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.

**Table 5.A: Comments and Responses Matrix**

Letter/ Comment Number	Comment	Response
	<p><u>Amendment Gives Plenary Authority and Power to the General Manager Without A Transparent Public Process</u></p> <p>The proposed amendment gives the General Manager plenary authority to suspend or modify all provisions in Ordinance 38 in order to implement what are called “administrative actions” necessary to respond to emerging activities or conditions impacting parkland resources or equitable recreational access by members of the public. One section it refers to “temporary rules,” but that reference raises many issues that will be discussed below.</p> <p>The amendment gives the General Manager on their own authority the power and right to take any action on activities or uses without any input from the Board of Directors, any public notice or input, and without any environmental review of the impacts of the proposed administrative action. This lack of an open, public, and transparent process is contrary to California’s open meeting laws and the public policy that underlies those laws. The amendment’s provision that within 60 days the general manager shall notify the Board of any action is not sufficient public notice and does not provide for public input. In fact, there is no requirement that the notice be agendaized for a Board meeting, only that a notice is provided.</p> <p><u>The Amendment Allows for a General Manager to Gut Ordinance 38 Without Any Board Oversight</u></p> <p>In effect Ordinance 38 is gutted. It also does not provide authority for the Board to revoke or rescind the General Manager’s decision. It simply provides that within 60 days of the General Manager’s decision, the General Manager shall notify the Board of the action taken. This is too broad a grant of authority without any checks or controls. Hypothetically, on the one hand, it would give the general manager the authority to close off an entire park to any user because the general manager decided that impacts to wildlife required such a closure. The general manager, for example, could authorize the closure of Albany beach to off leash dogs without Board or public notice or input. On the other hand, it grants the general manager the authority to open up all narrow trails to all users including conventiona and ebikes, again without any Board or public input. Such plenary power and authority is not appropriate in our system of governance.</p> <p><u>There Is Not Explanation or Rationale for Such a Sweeping Amendment</u></p> <p>Second, the rationale for this amendment is not clear. The staff report refers to the need to respond to urgent issues not related to public health and safety. But what does that</p>	

**Table 5.A: Comments and Responses Matrix**

Letter/ Comment Number	Comment	Response
	<p>mean? Moreover, Ordinance 38 already allows for the general manager to take actions that protect health and safety which is in keeping with recognized legal authority.</p> <p>But the amendment goes much further without an explanation as to the need for it. The amendment does not specifically limit the general manager’s power and authority to protecting wildlife or habitat which might serve as a rationale. It goes much further to grant power and authority for the general manager to issue rules and regulations that “distribute parkland resources and facilities among competing users, including but not limited to the permitting ...of certain activities [undefined]...” (emphasis added). The staff report notes that there is an issue of the need to distribute parklands among competing uses. Candidly, this is a carte blanche for a general manager to declare that conventional and ebikes are allowed anywhere in the Park District.</p> <p>It also gives plenary authority to a general manager to open up protected habitat areas for any kind o recreational access.</p> <p>The only remedy that the public or an outside agency has is to file a lawsuit challenging a general manager’s action, but the amendment explicitly states that a general manager’s actions can be for emergency situations which are typically very easy to defend in court given the broad discretion that the amendment provides to a general manager. Nor should it be the polic of the Board to resolve issues through lawsuits rather than through public action by the Board.</p> <p><u>The Term “Temporary” Is Not Definded And Can Mean Actions That Would Be In Place for Years</u></p> <p>Third, the ordinance appears to authorize “temporary” rules etc. but the language of the amendment does not state that explicitly. All that it states is that the general manager can issue “temporary rules.” The modifier “temporary” does not apply to “regualtions” or to “take other actions as are necessary to preserve parklands...and to distribute parkland resources and faciltiies among competing uses.” Consequently, the amendment allows the general manager to take an action that opens up parks to any activities whatsoever. In theory, a general manager could authorie the removal of restrictions on access to Native American/First Nation areas such as at Round Valley in order to ensure that parkland resources of distrubuted to competing users. It could authorize the general manager to add trails or other facilities to protected habitat areas. Alternatively, it could authorize the general manager to ban off leash dogs in all parks or ban ebikes in all parks. Any such actions would not be temporary but permanent.</p>	

**Table 5.A: Comments and Responses Matrix**

Letter/ Comment Number	Comment	Response
	<p>Moreover, even if an action has a temporary time period, if the action taken is to open up a park area or resource for additional recreational access, it will be impossible to withdraw that permitted use after the limited time period. This is the classic letting the genie out of the bottle.</p> <p>For example, a general manager could decide to open up a current set of narrow trails for all conventional and ebike access for a period of a month. Once that access is granted, there is no way for that access to be restricted. The recreational user will not understand why they were allowed access for a shorttr period of time, but then that access is rescinded.</p> <p>Alternatively, a general manager could restrict access to a park area to protect an endangered species with the limitation that the restriction would be withdrawn once the U.S. Fish and Wildlife Service removes the species from the endangered list. That is a temporary action, but it could decades, if ever, that the species is removed from that list.</p> <p>Consequently, if the Board wants to move forward with an amendment, the term temporary should be defined and limited as to duration and the types of actions that an action would apply to.</p> <p><u>Lack of Protection for Actions That Would or Could Have Significant Adverse Enviromental Impacts</u></p> <p>Fourth, the amendment guts and evisciates CEQA. SPRAWLEF maintains that this amendment cannot be approved because it requires CEQA reiew. Indeed, it appears to be intended as an end run around CEQA. The staff report states that CEQA is not requiried because it does not cause a change to the physical enviroment. SPRAWLDEF disagrees. This amendment will cause changes to the physical environmednt depending on what is allowed or disallowed based on a general mangager’s actions.</p> <p>Moreover, the Board needs to know is that any action taken will be defended by your legal counsel on the grounds that it is exempt from CEQA as a categorical exemption due to the “emergency” nature of action. Thus, a general manager could authorize the opening up of habitat for all recreational uses without any CEQA analysis because it is a categorially exempt. This is just flat out wrong.</p> <p><u>The 60 Day Notice Period Is Too Long and Lacks Any Justification for Such Length</u></p> <p>Ordinance 38 currently requires a general manager to give notice of an action taken to protect public health and safety within 30 days of taking such action. Without any</p>	

**Table 5.A: Comments and Responses Matrix**

Letter/ Comment Number	Comment	Response
	<p>explanation or rationale, the amendment extends that time period to 60 days. There is no reason for extend the time for a general manager to be required to simply notify the Board of an action taken. No justification is provided as to why 30 days has not worked in the past and is not sufficient.</p> <p><u>The Real Purpose Appears to Be to Authorize the Briones Pilot Project And If So, Then The Board Should Take Action Without Amending Ordinance 38</u></p> <p>The staff report stresses that the amendment could be used to allow for the Briones Pilot Project to go forward. But that project does not require such a radical amendment to Ordinance 38. In fact, the Board can simply agendize the matter and vote to authorize the Pilot Project. Indeed, given the time and effort that the staff and now the Board has expended on this amendment, the pilot project could have been approved already. Just why there is a reluctance to put the Pilot Project on the Board’s agenda for public comments and a Board vote has never been explained to the SPRAWLDEF and other organizations and the public at large. Amending Ordinance 38 should not be used to authorize a single Pilot Project.</p> <p>Conclusion</p> <p>In sum, this amendment needs a lot more review and work before it is ready for prime time. It is ill conceived. If the purpose is to authorize the Briones Pilot Project, then all the Board needs to do is authorize that project. If it is for other purposes, then it needs a lot more work.</p> <p>Therefore, SPRAWLDEF urges the Board to reject this proposed amendment.</p>	
<p><b>B-05 California Native Plant Society (December 14, 2022)</b></p>		
<p>B-05-01</p>	<p>This letter comments on the Draft Environmental Impact Report (DEIR) for the Southern Las Trampas Wilderness Preserve, a project that combines several properties into a significant and welcome expansion of land set aside primarily for preserving and enhancing its plant and wildlife habitat.</p> <p>Compared to the approximately three-quarters of Regional Parks that offer significant recreation opportunities, the Park District classifies Las Trampas as a wilderness reserve because of its “size, character, nature, and needs of its special features.” Indeed, the Land Use Plan Amendment for a wilderness reserve for Southern Las Trampas states that the primary planning and operational objectives for 99% of the site are “to preserve and enhance natural habitat and vegetation diversity.”</p>	<p>This comment provides an introduction to the comment letter and does not address the adequacy or completeness of the Draft EIR; does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.</p>



**Table 5.A: Comments and Responses Matrix**

Letter/ Comment Number	Comment	Response
	<p>The DEIR broadly describes this southern portion of the preserve as a mix of grassland, shrub, and oak woodland habitat areas. The DEIR reports that seven special-status native plants have been observed in or are potentially present, as well as three sensitive natural plant communities - Creeping Wild Rye (<i>Elymus triticoides</i>), Arroyo Willow thickets, and Valley Oak woodland. Due to these vegetation assemblages, twenty-one special-status wildlife species were determined to be present or potentially present on the project site.</p> <p>We are providing the following comments to contribute to the planning of the Las Trampas addition as a unique wilderness preserve that also provides access to park visitors in ways that preserve and enhance the natural habitat and vegetation diversity. Given the nature of ecological relationships, the comments and recommendations may include flora and fauna, as does the DEIR.</p>	
B-05-02	<p><u>1. There is still a need for sufficient baseline information to adequately assess staging area and trail alignment impacts on special-status flora and fauna.</u></p> <p>The DEIR states that “reconnaissance-level” surveys were conducted on July 26, 2018, and June 5, 2019, to assess current habitat conditions and evaluate the potential for the site to support special-status plant and animal species. The DEIR states that information on all special status-plant and animal species surveys was developed by walking the proposed staging area and 4.2 miles of trail alignments and a 50-foot buffer on each side of the proposed trail alignments over two days. On June 5 and on August 7, 2019, the vegetation was mapped across the slightly over 750 acres of project site.</p> <p>Compared to “reconnaissance” or “focused” surveys, comprehensive, well-timed floristic surveys consistent with California Department of Fish and Wildlife (CDFW) survey guidelines are designed to more fully determine if special-status species are in the path of development construction. Comprehensive surveys aid the lead agency in determining the best locations for development, rather than being used after the locations have already been selected, as in the case of the DEIR. As one example, DEIR notes the presence at Las Trampas of a special-status species, Mount Diablo fairy-lantern (<i>Calochortus pulchellus</i>; CRPR List 1B). This underground bulb is dormant outside of the flowering period of March through May. Thus, this special status plant was not in flower within the limited survey dates and timing.</p> <p>There are good planning reasons why the CDFW-guided field surveys should be representative of the entire project area. The DEIR reports that the Las Trampas Wilderness Preserve supports a significant variety of special-status plant and wildlife</p>	<p>Special-status plant species are described in Section 4.3.2.3 of the Draft EIR. Potential environmental impacts to special-status plant species are described on page 4.3-54 of the Draft EIR. Mitigation Measure BIO-1 requires that protocol level/focused plant surveys be conducted prior to construction of the proposed Old Time Corral Staging Area, corral and the new trails. In addition, Mitigation Measure BIO-1 includes prescriptive measures to be completed should special-status plant species be found or potentially impacted from construction following completion of the protocol level/focused plant surveys.</p> <p>The reconnaissance-level surveys that have already been conducted and the preconstruction botanical surveys as required in Mitigation Measure BIO-1 will be sufficient in protecting special-status plant species since the reconnaissance-level surveys assessed the current habitat conditions at the time and evaluated the potential for the site to support special-status plant and animal species, and the timing of the preconstruction botanical surveys is intended to be “conducted at the time of year when species are both evident and identifiable, and be replicable.” This timing for the surveys allows for identifying the locations of the special-status plant species, thus allowing for the protection of special-status species through avoidance.</p>

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	<p>species. Comprehensive, well-timed baseline botanical and wildlife survey information on the biological impacts of the proposed staging area and trail alignments would indicate whether alternative staging and trail alignment locations lead to less impacts.</p> <p>An investment in knowing the areas of ecological diversity, flora and fauna, is appropriate and needed for a wilderness preserve. The Peters, Chen, and Elworthy properties have been available since 2015 to observe and document the areas that support the highest plant and animal diversity. However, a fuller understanding of the special-status plant and animal habitats, and the ecological richness of the site overall, is still possible through an amendment to Mitigation Measure BIO- 1.</p> <p><u>Recommendation and Request:</u> Amend Mitigation Measure BIO- 1 to specify starting the comprehensive botanical surveys following CDFW protocols a minimum of one year prior to construction for the proposed staging area and trail areas.</p> <p>The entire site should be evaluated to fill in any missing information on high-value sections of the project site to preserve and enhance habitat for special status species. Also, done early, these more informative surveys could provide engineers with advanced information for trail alignment changes before completing construction drawings and the award of a contract bid. Using adequate surveys to avoid intact special-status plant populations and high-quality wildlife habitat, instead of repairing habitat damage with complex, expensive, and challenging plant replacement mitigations, is more beneficial for this wilderness preserve.</p>	<p>In addition, comprehensive botanical and wildlife surveys to determine the need for an alternative staging area and trail alignment locations are not necessary in determining the biological impacts of the proposed staging area and trail alignments since the proposed staging area would be located within the previously disturbed area that currently supports a corral, non-native grasses, and ruderal plant species, and the proposed trails includes designating an existing 1.4-mile access road as a multi-use trail (the Heritage Pear Trail), which further minimizes impacts to biological resources.</p> <p>The information identified in this comment does not change the conclusion of the Draft EIR regarding potential impacts to rare plants or Sensitive Natural Communities, or result in necessary changes to mitigation measures included in the Draft EIR. The analysis in the Draft EIR is at a level of detail sufficient to allow decision-makers to make informed decisions about the environmental impacts of the project, and additional analysis is not required.</p>
B-05-03	<p><u>2. The DEIR considers temporary avoidance or minimization measures during the construction of a staging area and the proposed new trail alignments but does not fully assess the potential and known impacts and mitigations from the use and operation of these facilities.</u></p> <p>There is insufficient information on the operational impacts of opening the proposed staging area and new trail alignments presented in the DEIR. The DEIR describes specific operational resource protection measures for Special Resources Protection Areas. Similarly, the operational impacts and associated operational protection measures from opening the approximately 615 acres of land banked property needs to be adequately described.</p> <p>First, the DEIR needs to clearly describe and consistently define what is meant by “multi-use” on a trail. Different trail uses have different impacts on the special-status plant and wildlife species. District information provided at the 11/28/22 Park Advisory Committee</p>	<p>As noted in Section 4.3, Biological Resources, of the Draft EIR, the proposed project would be subject to on-going operational guidelines including the District Wildland Management Policies and Guidelines, Ordinance 38, Standard Technical Specifications and Supplementary Conditions, which governs multi-use trails. Each of the policy documents and technical specifications would apply to the proposed project regarding the protection of biological resources.</p> <p>As stated in the Operational Impact Analysis in Section 4.3.4.1 in Chapter 4.3. Biological Resources, in the Draft EIR, impacts related to opening landbank properties for public access, providing public access from two walk-in entrances, and designating an existing 1.4-mile access road as a multi-use trail could include but are not limited to increased potential for disturbance of wildlife, disturbance to</p>

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	<p>public hearing on the DEIR indicated that multi-use could include just hikers and equestrians. The term "multi-use" is commonly referred to and accepted as allowing mountain bikes, equestrians, and hikers. On park maps, the District indicates that paved or unpaved "multi-use" trails are "hiker, biker, horse," including the Las Trampas Regional Wilderness Preserve map. This term needs to be clearly defined throughout the DEIR.</p> <p>Regarding operational impacts and associated protection measures, the DEIR concentrates on temporary construction impacts but does not sufficiently account for the operational impacts that are known to accompany the use of staging areas and trails. This by no means precludes the building of new staging areas and trails, but it does require an analysis of operational impacts and mitigations to preserve and enhance natural habitat and prevent harm to special status species.</p> <p>Fortunately, the Park District has begun to look at use impacts from trail use by mountain bikers, hikers, and equestrians, such as data showing extensive illegal trail creation, use, and landscape damage in a regional park.</p> <p>General information on the known and potential impacts of each user type is fortunately available through some of the resources provided by the District to a Trail Users Working Group (such as a California Fish and Wildlife Journal issue on "Effects of Non-consumptive recreation on wildlife in California," and a Mid-Penninsula Open Space "Science Advisory Panel Findings on the Topic of Recreation, Part II: Impacts of Open Space Recreation and Use Management Frameworks").</p> <p>Concerning new trails, the DEIR notes that special-status wildlife species can cross a newly constructed trail; however it does not consider trampling or indirect effects from frequent or even unexpected trail use. This is an important consideration in high habitat value areas, such as where two vegetation types meet (as with the proposed Warbler Trail alignment), or within grasslands that provide desirable habitat burrowing owl colonization or Grasshopper Sparrow nesting. The Grasshopper Sparrow is a special species of concern in the District's recent "NatureCheck" ecological health assessment and this bird has been sighted at Las Trampas. If comprehensive biological surveys point to the park staging and trail alignments where all users can avoid high value habitat and direct and indirect impacts for these special status species then trail users, including those with off leash dogs, would be able to avoid impacts to these special-status species.</p> <p><u>Recommendation and Request:</u></p>	<p>habitat, increased trash, and spread of non-native plant and wildlife species. However, related impacts are less than significant for the following reasons:</p> <ul style="list-style-type: none"> <li>The Park District has expertise in the operation and management of park lands. All existing Park District BMPs and policies will be applied. For example, applicable policies in the Park District 2013 Master Plan and Park District Ordinance 38, and Standard Technical Specifications and Supplementary Conditions to minimize potential operational impacts to special-status wildlife species through standard maintenance and operation measures will be implemented. These policies and measures include required environmental protection training for District maintenance staff, policies for park visitors that minimize impacts to wildlife and sensitive habitat, regular monitoring and maintenance of trails and associated infrastructure, litter pick- up, and other ongoing monitoring and maintenance activities. In addition, the Park District's Integrated Pest Management (IPM) program will be implemented to aid in control of noxious weeds, as well as the implementation of BMPs to control phytosphthora.</li> <li>There is already public access along the access road to be designated as the Heritage Pear Trail, which currently passes by several ponds supporting special-status amphibians. No physical improvements are proposed for this trail. This area is currently open to the public and the trail is actively used.</li> <li>The proposed staging area would be located within the previously disturbed area that currently supports a corral, non-native grasses, and ruderal plant species.</li> </ul> <p>In addition, the Draft EIR includes several mitigation measures that would be implemented in conjunction with the Park District's requirements. As a result, the proposed project would result in less-than-significant impacts related to biological resources.</p>

**Table 5.A: Comments and Responses Matrix**

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	<p>a) Implement the recommended amendment to Bio 1 to start comprehensive botanical surveys so that the operational and use impacts and construction impacts from new developments avoid these habitat areas.</p> <p>b) Describe the known and potential operational and use impacts, analysis of impacts, and mitigations from the proposed and alternative new staging area locations and trail alignments. For instance, each trail user may likely impact nesting if the trail is located within a radius that will likely leads to the parent birds abandoning the nest. Also, if applicable, existing conditions data on off-trail creation in the current Las Trampas Regional Wilderness Preserve should be provided as an indicator of a potential significant impact in the new southern part of the preserve when it's opened. Operational and use impacts and mitigations should be fully described.</p> <p>c) Given the wilderness preserve status of the project, we recommend applying the management, monitoring, and remedial measures described for the project's Special Resources Protection Areas (SRPAs, pg. 4.3-79, 80) as operational and use mitigations for the landbanked project area also.</p>	<p>The Draft LUPA defines multi-use trails as trails for hikers, equestrians, people with dogs, and bike riders. In addition, some multi-use trails, such as the proposed Sabertooth Trail, include emergency vehicle and maintenance access (EVMA) to allow for Park District vehicle access.</p> <p>With respect to trampling or indirect effects from frequent or unexpected trail use, the Park District enforces Ordinance 38, which includes a series of sections to avoid disturbance to biological resources through the existing and future use of Park District lands. The sections of Ordinance 38 that are applicable to operational impacts within the project site are summarized, starting on page 4.3-8 of the Draft EIR.</p> <p>As stated in the Response to Comment B-05-02, Mitigation Measure BIO-1 requires that protocol level/focused plant surveys be conducted prior to construction of the proposed Old Time Corral Staging Area, corral, and the new trails. In addition, surveys would include areas of potential direct impacts and a minimum 50 feet surrounding area, be conducted at the time of year when species are both evident and identifiable and be replicable. This timing for the surveys allows for identifying the locations of the special-status plant species, thus allowing for the protection of special-status plant species through avoidance.</p> <p>The adaptive management measures described on pages 4.3-79 to 4.3-80 in the Draft EIR for the Special Resource Protection Area (SRPA) are specifically for the added protection of California red-legged frog, California tiger salamander, and their associated habitat within the SRPA. The Wilderness Regional Preserve designation for Las Trampas is a distinct Park District classification that will be applied to the entire proposed project area. This designation ensures that the recreation/staging unit, which provides for public access and services, will comprise no more than one percent of the area. The adaptive management measures for the protection of California red-legged frog, California tiger salamander, and their associated habitat</p>

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		are not necessary for the entire proposed project and do not need to be applied to the entire project area.
B-05-04	<p>3. <u>The proposed Calaveras Trail alignment proposes a narrow trail that is reportedly steep in locations and directly borders five Alameda Whipsnake/Striped Racer scrub habitat areas. An alternative trail alignment should also be described and evaluated that considers comparative biological impacts from construction and ongoing, post-construction use.</u></p> <p>The video drone footage provided at the Park Advisory Committee meeting on the proposed Calaveras narrow trail alignment illustrated how it bordered five large scrub areas that the DEIR indicates may be core habitat to Alameda Whipsnake/Striped Racer. At the same time, an existing, already developed section of ranch road is present in this location (highlighted blue dashed line). This existing service road is proposed for closure, however it is difficult to find any information in the Plan or DEIR that explains the reason for the proposed closure, especially considering the relative potential environmental impacts from the proposed Calaveras Trail alignment (dashed red and yellow-outlined line).</p> <p>The existing service road segment may or may not have been evaluated as an environmentally superior alternative, or there may be other practical considerations, but these factors should be described and analyzed in the EIR.</p> <p>From figure 4.3-1, DEIR</p> <p><b>[Note to Reader: Figure 4.3-1 was imbedded into the comment letter and is shown in Appendix G, Comments Received on the Draft EIR.]</b></p> <p>Recommendation and Request: Conduct comprehensive biological surveys of the proposed Calaveras Trail alignment for both new construction and for ongoing trail operational impacts proposed for "mixed use" trail on this reportedly steep narrow trail along scrub areas that appear to be core habitat for Alameda striped racer. Compare the biological impacts of this trail alignment with the biological impacts to the existing nearby service road that would be closed, or to another feasible trail alignment.</p>	<p>Impact BIO-3 identifies a potentially-significant impact to Alameda Whipsnake that could result from construction of the Old Time Corral Staging Area, corral and the new trails. Mitigation Measure BIO-3 would be required and would limit ground disturbing work to occur between April 1 to October 31 and require the use of hand tools for scrub vegetation removal or a survey conducted by a qualified biologist immediately prior to ground-disturbing activities. These measures, taken together with the requirements of Mitigation Measure BIO-2a and Mitigation BIO-2b, which would be implemented to avoid potential direct and indirect impacts to special-status wildlife species during all construction activities would reduce potential impacts to Alameda Whipsnake to less-than-significant levels.</p> <p>The proposed project incorporates existing roadbeds into the trail system where feasible to reduce the need for new trail construction to enhance trail connectivity and minimize resource habitat disturbance and soil displacement associated with new construction; however, where the existing roadbed is overly steep, eroding, or generally unsustainable, a more sustainable and less impactful alignment is identified.</p> <p>In addition, as stated in Response to Comment B-05-02, Mitigation Measure BIO-1 requires that protocol level/focused plant surveys be conducted prior to construction of the proposed Old Time Corral Staging Area, corral, and the new trails. The reconnaissance-level surveys that have already been conducted and the preconstruction botanical surveys will be sufficient in protecting special-status plant species since the reconnaissance-level surveys assessed the current habitat conditions at the time and evaluated the potential for the site to support special-status plant and animal species, and the timing of the preconstruction botanical surveys as stated in Mitigation Measure BIO-1 is intended to be "conducted at the time of year when species are both evident and identifiable, and be replicable."</p>

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		This timing for the surveys allows for identifying the locations of the special-status plant species, thus allowing for the protection of special-status plant species through avoidance.
B-05-05	<p>4. When both construction and operational impacts are also fully considered, the numerous cumulative impacts from the proposed Warbler Trail alignment in particular are not adequately described, analyzed, or mitigated for, and thus an alternative trail alignment, or no trail in this area, should be evaluated due to the cumulative impacts of construction and operation from this particular alignment.</p> <p>While there is likely a desirable recreational reason for selecting the Warbler Trail alignment, as proposed this alignment would cut through:</p> <ul style="list-style-type: none"> <li>• 6 Hillside tributaries</li> <li>• 5 Seasonal wetlands</li> <li>• 1 edge of a pond</li> <li>• 7 different vegetation habitat types, three of which are recognized CEQA sensitive natural plant communities</li> <li>• 20 different sections of vegetation habitat</li> </ul> <p>The DEIR reports that these vegetation habitat types are also habitat for the preservation and survival of the 21 following special status wildlife species:</p> <p>California tiger salamander, California redlegged, frog, Western pond turtle, Alameda whipsnake, Burrowing owl, Long-eared owl, Northern harrier, Golden eagle, White-tailed kite, Vaux’s swift, Olive-sided flycatcher, Grasshopper sparrow, Loggerhead shrike, San Joaquin kit fox, San Francisco dusky-footed woodrat, Pallid bat, Western red bat, American badger, and Crotch bumble bee and Western bumble bee.</p> <p>Also, DEIR discussion on burrowing owls states that “the staging area, proposed corral site and the lower elevation portions of the Sabertooth Trail and Warbler Loop Trail alignment have shorter vegetation and ground squirrel burrows that could be used by burrowing owls.”</p> <p>Additionally, the trail alignment is proposed at the edge, or “ecotone,” where several different plant communities meet and connect with other plant communities. These edges are important to wildlife and often support a high animal species abundance and</p>	<p>Prior to construction of the Warbler Trail, the Park District will conduct further wildlife and botanical surveys to reduce potential impacts to sensitive resources. As required by Mitigation Measure BIO-15 potential impacts to jurisdictional waters and wetlands would be reduced by implementing a Habitat Mitigation and Monitoring Plan (HMMP). The HMMP would mitigate temporary and permanent impacts to sensitive/jurisdictional habitat that would be affected by development of the Warbler Loop Trail by including the following requirements:</p> <ul style="list-style-type: none"> <li>• Permanently impacted wetlands, streams, riparian, and other sensitive habitat shall be compensated at a minimum 1:1 ratio through restoration/creation or a minimum 2:1 ratio through enhancement. The permitting agencies may require higher mitigation ratios.</li> <li>• Any native riparian trees that are removed shall be replaced at a minimum 3:1 ratio.</li> <li>• All temporarily disturbed areas, including wetlands, streams, riparian, other sensitive areas, shall be returned to pre-project conditions or better. Methods may include erosion control, seeding, replanting, and weed control.</li> <li>• Documentation of the preconstruction habitat conditions within jurisdictional area to be impacted, including wetlands, streams, riparian, and other sensitive habitat.</li> <li>• Location of habitat restoration, creation, and/or enhancement sites.</li> <li>• Procedures for procuring plants, such as transplanting or collecting cuttings from plants, including storage locations and methods to preserve the plants.</li> <li>• Quantity and species of plants to be planted or transplanted.</li> <li>• Planting procedures, including the use of soil preparation and irrigation.</li> </ul>

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	<p>diversity. The project phasing plan (Table 3.D) recommends permitting and constructing the Warbler Loop Trail within 2-5 years as park user demand dictates.</p> <p>Recommendation and Request: Use the recommended 2-5 years to further analyze a trail in this location. Describe the comprehensive biological impacts of the proposed Warbler Trail alignment from both the construction and continual use as a proposed "multi-use" trail. Evaluate the significance of the impacts on multiple special-status species and the wildlife habitat edges from this proposed trail location, even if it means re-evaluating a trail in this environmentally sensitive location.</p>	<ul style="list-style-type: none"> <li>• Schedule and action plan to maintain and monitor the mitigation site(s) for a minimum 5-year period.</li> <li>• Reporting procedures, including the contents of annual progress reports.</li> <li>• List of criteria (e.g., growth, plant cover, survivorship) by which to measure success of the plantings and wetland creation/restoration/enhancement.</li> <li>• Contingency measures to implement if the wetland/stream/riparian creation/restoration/enhancement is not successful (i.e., weed removal, supplemental plantings, etc.).</li> <li>• Performance standards, monitoring, and reporting for a minimum of five years to ensure success of the mitigation and remedial measures if performance standards are not met.</li> </ul> <p>In addition, Mitigation Measure BIO-14 addresses potential impacts to riparian habitat by delineating and separating riparian areas from work areas. Implementation of Mitigation Measure BIO-14b would reduce the identified impacts to riparian habitat by implementing the HMMP for all impacted riparian habitat.</p> <p>The information identified in this comment does not change the conclusion of the Draft EIR regarding potential impacts to wetlands or riparian habitat, or result in necessary changes to mitigation measures included in the Draft EIR since additional wildlife and botanical surveys would be conducted prior to construction of the staging area and new trails to reduce potential impact to sensitive resources, and implementation of Mitigation Measure BIO-14 to delineate and separate riparian areas and implement the HMMP will reduce identified impacts to riparian habitat. The analysis in the Draft EIR is at a level of detail sufficient to allow decision-makers to make informed decisions about the environmental impacts of the project, and additional analysis is not required.</p>
B-05-06	<p><u>5. Clarify the monitoring protocol for replacement of a sensitive natural community, <i>Elymus triticoides</i></u></p>	<p>This comment refers to a reference to a Mitigation Measure that was renumbered to be Mitigation Measure BIO-15. Mitigation Measure BIO-13 references monitoring of <i>Elymus triticoides</i>, or creeping rye</p>

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	<p>The DEIR refers to a Mitigation Measure 2c for the monitoring protocol for replacement for Elymus triticoides. Measure 2c may have been replaced with Measure 15. Please clarify or adjust this monitoring procedure for this sensitive natural community as appropriate.</p>	<p>grass turf, according to the requirements of Mitigation Measure BIO-15. The text of Mitigation Measure BIO-13 has been modified, as shown below to update the reference to Mitigation Measure BIO-15.</p> <p>Mitigation Measure BIO-13 If feasible, the proposed trail alignments shall be re-routed to a suitable trail alignment within the 50-ft buffer study area to avoid/minimize impacts to the creeping rye grass turf. The stands of creeping rye grass near the final alignment shall be flagged and avoided during construction to the degree feasible.</p> <p>If creeping rye grass cannot be avoided, the loss of creeping rye grass turf shall be mitigated by restoring an equivalent amount of creeping rye grass turf onsite. The Park District shall reseed temporarily disturbed areas of creeping rye grass turf habitat that are disturbed by trail construction with an appropriate weed-free native seed mix that contains creeping rye grass seed and/or plugs. The restored rye grass areas shall be monitored and reported on according to the HMMP described in Mitigation Measure <del>BIO-2e</del><u>BIO-15</u>.</p>
B-05-07	<p>Thank you for the work the District put into the Southern Las Trampas Draft Environmental Impact Report. Our interest is in providing comments and recommendations for the DEIR to preserve and enhance natural habitat and vegetation diversity for this remarkable wilderness preserve.</p>	<p>This comment provides a closing to the comment letter and does not address the adequacy or completeness of the Draft EIR; does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.</p>
<b>Individuals</b>		
C-01	Mike Vanderman (October 31, 2022)	



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C-01-01	<p>Re: Southern Las Trampas Land Use Plan Amendment Project</p> <p>The major harm that mountain biking does is that it greatly extends the human footprint (distance that one can travel) in wildlife habitat. E-bikes multiply that footprint even more. Neither should be allowed on any unpaved trail. Wildlife, if they are to survive, MUST receive top priority!</p> <p>What were you thinking?? Mountain biking and trail-building destroy wildlife habitat! Mountain biking is environmentally, socially, and medically destructive! There is no good reason to allow bicycles on any unpaved trail!</p> <p>Bicycles should not be allowed in any natural area. They are inanimate objects and have no rights. There is also no right to mountain bike. That was settled in federal court in 1996: <a href="https://mjvande.info/mtb10.htm">https://mjvande.info/mtb10.htm</a> . It's dishonest of mountain bikers to say that they don't have access to trails closed to bikes. They have EXACTLY the same access as everyone else – ON FOOT! Why isn't that good enough for mountain bikers? They are all capable of walking...</p> <p>Why do mountain bikers always insist on creating illegal trails? It's simple: they ride so fast that they see almost nothing of what they are passing. Therefore, they quickly get bored with any given trail and want another and another, endlessly! (In other words, mountain biking is inherently boring!)</p> <p>A favorite myth of mountain bikers is that mountain biking is no more harmful to wildlife, people, and the environment than hiking, and that science supports that view. Of course, it's not true. To settle the matter once and for all, I read all of the research they cited, and wrote a review of the research on mountain biking impacts (see <a href="https://mjvande.info/scb7.htm">https://mjvande.info/scb7.htm</a> ). I found that of the seven studies they cited, (1) all were written by mountain bikers, and (2) in every case, the authors misinterpreted their own data, in order to come to the conclusion that they favored. They also studiously avoided mentioning another scientific study (Wisdom et al) which did not favor mountain biking, and came to the opposite conclusions.</p> <p>Mountain bikers also love to build new trails - legally or illegally. Of course, trail-building destroys wildlife habitat - not just in the trail bed, but in a wide swath to both sides of the trail! E.g. grizzlies can hear a human from one mile away, and smell us from 5 miles away. Thus, a 10-mile trail represents 100 square miles of destroyed or degraded habitat, that animals are inhibited from using. Mountain biking, trail building, and trail</p>	<p>This comment expresses the opinion that mountain bikes and e-bikes should not be allowed within the project site. Please refer to the Master Response, Project Description and Project Merits, regarding comments on the components of the proposed project. Potential impacts related to biological resources through the use of proposed trails, included the use of mountain bikes is addressed in Section 4.3 of the Draft EIR. No further response is necessary.</p>

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	<p>maintenance all increase the number of people in the park, thereby preventing the animals' full use of their habitat. See <a href="https://mjvande.info/scb9.htm">https://mjvande.info/scb9.htm</a> for details.</p> <p>Mountain biking accelerates erosion, creates V-shaped ruts, kills small animals and plants on and next to the trail, drives wildlife and other trail users out of the area, and, worst of all, teaches kids that the rough treatment of nature is okay (it's NOT!). What's good about THAT?</p> <p>To see exactly what harm mountain biking does to the land, watch this 5-minute video: <a href="http://vimeo.com/48784297">http://vimeo.com/48784297</a>.</p> <p>In addition to all of this, it is extremely dangerous: <a href="https://mjvande.info/mtb_dangerous.htm">https://mjvande.info/mtb_dangerous.htm</a> .</p> <p>The latest craze among mountain bikers is the creation of "pump tracks" (bike parks). They are alleged to teach bicycling skills, but what they actually teach are "skills" (skidding, jumping ("getting air"), racing, etc.) that are appropriate nowhere! If you believe that these "skills" won't be practiced throughout the rest of the park and in all other parks, I have a bridge I'd like to sell you! ...</p> <p>For more information: <a href="https://mjvande.info/mtbfaq.htm">https://mjvande.info/mtbfaq.htm</a> .</p> <p>The common thread among those who want more recreation in our parks is total ignorance about and disinterest in the wildlife whose homes these parks are. Yes, if humans are the only beings that matter, it is simply a conflict among humans (but even then, allowing bikes on trails harms the MAJORITY of park users -- hikers and equestrians -- who can no longer safely and peacefully enjoy their parks).</p> <p>The parks aren't gymnasiums or racetracks or even human playgrounds. They are WILDLIFE HABITAT, which is precisely why they are attractive to humans. Activities such as mountain biking, that destroy habitat, violate the charter of the parks.</p> <p>Even kayaking and rafting, which give humans access to the entirety of a water body, prevent the wildlife that live there from making full use of their habitat, and should not be allowed. Of course those who think that only humans matter won't understand what I am talking about -- an indication of the sad state of our culture and educational system.</p>	
<b>C-02</b>	<b>Ryan Nickelson (November 1, 2022)</b>	
C-02-01	I am writing to strongly encourage the development of new single-track mountain bike trails within the Southern Las Trampas Land Use Plan Amendment area, as well as the adoption, improvement and maintenance of existing singletrack MTB trails within other	This comment encourages the development of mountain bike trails within the project site. Please refer to the Master Response, Project Description and Project Merits, regarding comments on the

**Table 5.A: Comments and Responses Matrix**

Letter/ Comment Number	Comment	Response
	<p>EBRP areas. Hundreds of miles of such trails have been legally constructed on California public lands including the National Forests, State Parks and City, County and Regional Parks, creating a blueprint of success for sustainability, management and increased public access.</p> <p>There are many non-profit organizations dedicated to the construction and maintenance of mountain bike trails such as Tahoe Area Mountain Bike Association (<a href="http://www.tamba.org">www.tamba.org</a>), Sierra Buttes Trail Stewardship (<a href="http://www.sierratrails.org">www.sierratrails.org</a>), Santa Cruz Mountains Trail Stewardship (<a href="http://www.santacruztrails.org">www.santacruztrails.org</a>), and Folsom Auburn Trail Riders Action Coalition (<a href="http://www.fatrac.org">www.fatrac.org</a>). With proper planning and construction methods, mountain bike-specific trails can improve safety by:</p> <ul style="list-style-type: none"> <li>● separating downhill bikers from hikers and equestrians</li> <li>● improving environmental conditions by minimizing and controlling erosion and storm water runoff</li> <li>● staffing the construction and maintenance of trails with professionally trained environmental managers and volunteer staff, reducing the cost and staffing burdens on public agencies</li> </ul> <p>I support several of the above organizations and can attest that their efforts significantly improve access, safety, environmental conditions and enjoyment of the outdoors for all users. Furthermore, these organizations generously offer to engage with public agencies outside of their regions and would gladly work with EBRP to develop trail building plans and construct trails with professional and volunteer builders. I would be happy to introduce key officials within these organizations to EBRP officials and open a dialog.</p> <p>Thank you for your consideration of these comments and please feel free to contact me with any question – again, I would be glad to facilitate discussions on how to improve mountain bike access while also improving the enjoyment of all EBRP users.</p>	<p>components of the proposed project. This comment does not address the adequacy or completeness of the Draft EIR; does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.</p>
<b>C-03</b>	<b>Martin Koran (November 1, 2022)</b>	
C-03-01	<p>Thank you for the opportunity to provide input for the Southern Las Trampas Land use Plan Amendment. I humbly request that as much legal mountain bike access be allowed and purpose-built single track trails be built within Las Trampas (and all over EBRPD parks). Our region has a very healthy mountain bike culture, with multiple clubs and high school teams crammed onto the few trails available to us. There is a very high demand for additional trails and I am sure all of the local clubs would pitch in to help build/maintain them. Mountain biking provides a much needed respite from daily</p>	<p>This comment encourages the development of mountain bike trails within the project site. Please refer to the Master Response, Project Description and Project Merits, regarding comments on the components of the proposed project. This comment does not address the adequacy or completeness of the Draft EIR; does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such</p>

**Table 5.A: Comments and Responses Matrix**

Letter/ Comment Number	Comment	Response
	stresses. It also encourages our kids to be outside, build camaraderie, build respect for our environment, and creating enthusiastic life-long stewards of the environment.	comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.
<b>C-04 David Rickard (November 1, 2022)</b>		
C-04-01	<p>Is there any possibility of getting a walk-in entrance from Peters Ranch Road? The Saudade and Elworthy entrances are a long walk away and there are hundreds of homes in the Danville Ranch/California Chateau neighborhood (below Peters Ranch Road) that could benefit from a close, walk in entrance.</p> <p>I remember when I moved in in 2002 the real estate agent told us that there was a direct entrance to Las Trampas and then being disappointed when I found there wasn't one.</p> <p>I believe there is an E.B. Parks fence off the road to the water tower above Peters Ranch Road that seems like it could be a nice place for an entrance.</p>	<p>This comment asks for a change to the project evaluated in the Draft EIR. Please refer to the Master Response, Project Description and Project Merits, regarding comments on the components of the proposed project. This comment does not address the adequacy or completeness of the Draft EIR; does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.</p>
<b>C-05 Virginia Farr (November 3, 2022)</b>		
C-05-01	<p>While I love the East Bay Parks, I finding extremely concerning when developing a new staging area that the East Bay Park District not only has a lack of concern for the residents that live within feet of the new staging area on Bollinger Canyon Road, the EBPD also intentionally adds severe traumatic stress and financial strain in an attempt for the residents to have his request met of you not building a staging area yards away from his home.</p> <p>Literally no one would want a staging area that close to their home. You would not want a staging area that close to your home.</p> <p>This resident has lived in peace in that house all his life. He helps the neighbors. He is caring. All he want in life is peace. This staging area that is being forced on him and his neighbors is taking away that peace. It will bring constant noise, smells from out houses, garbage, traffic, parking issues.</p>	<p>This comment expresses opposition to the proposed project. Please refer to the Master Response, Project Description and Project Merits, regarding comments on the components of the proposed project. This comment does not address the adequacy or completeness of the Draft EIR; does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.</p>
C-05-02	<p>The location is also not safe traffic safe. While there have been several accidents with injuries or death near there, many times each week I see accidents barely avoided. I have almost been hit on the turn right before the staging area three times this year. The additional traffic and the need for people to slow down and turn at a spot that is at the end of blind turn is dangerous and likely will cause accidents.</p> <p>Please find another location for this staging area. Away from unsafe roads. Away from resident's homes. Treat residents the way you would life to treated.</p>	<p>An analysis of vehicle accident history on the roadways near the project site is included in the Circulation Assessment, which is attached as Appendix F to the Draft EIR. A summary of the accident history begins on page 4.8-17 of the Draft EIR. Based on the number of accidents, locations of accidents, and specific characteristics of each accident, it was determined that accidents were not the result of the geometry or structure of the existing roadway. In addition, a</p>

**Table 5.A: Comments and Responses Matrix**

Letter/ Comment Number	Comment	Response
		Safety Review of the proposed Old Time Staging Area, included in the Circulation Assessment, and summarized on page 4.8-18 of the Draft EIR, determined that the proposed staging area would be located in a manner that provides unobstructed sight lines to allow drivers to detect vehicles 660 feet to both the north and the south. No further response is necessary.
<b>C-06 Bruce Bilodeau (November 4, 2022)</b>		
C-06-01	<p>Thanks for the opportunity to comment on the draft LUPA for the Southern Las Trampas Wilderness Regional Preserve. I am a serial environmental volunteer, an avid mountain biker, and retired geologist in the Danville area and have some observations about the LUPA from those perspectives.</p> <ul style="list-style-type: none"> <li>The report is remarkably comprehensive and well written. Great job to everyone involved.</li> </ul>	This comment provides an introduction to the comment letter and does not address the adequacy or completeness of the Draft EIR; does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.
C-06-02	<ul style="list-style-type: none"> <li>Appendix C Trail Construction and Trail Modification Best Management Practices is lacking any details and recommendations about trail grade. There are numerous trail building guidelines that specify the acceptable grade for different types of trails (e.g., IMBA, California Trails Handbook). The lack of this guidance seems to imply that EBRPD feels that 30% grade trails are acceptable. The maximum sustainable grade for soils in Las Trampas is probably less than 10%. I offer as an example the Del Amigo Trail.</li> </ul> <p><b>[Note to Reader: Please refer to Appendix G, Comments Received on the Draft EIR, for a graph included in the submitted comment letter.]</b></p> <p>The trail is unacceptably steep and straight for long sections, with almost 0.3 miles over 25% and up to 45% grade. The only cyclists that would enjoy riding up this "trail" are on e-bikes. It's not a trail, it's a 4WD ranch road or perhaps an access or fire road. Please call it what it is and build trails that are enjoyable to hike and bike both uphill and downhill. Well designed trails are much more sustainable than old ranch roads. Any new trails that are built or adopted by EBRPD should be limited to 15% grades or less. There are numerous other examples of too steep "trails" in EBRPD regional preserves.</p>	This comment expresses concern regarding proposed trail use specifications but does not address the adequacy or completeness of the Draft EIR; does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.
C-06-03	<ul style="list-style-type: none"> <li>Is it appropriate for this part of Las Trampas to be managed as "wilderness?" For goodness sake, it is adjacent to a large population center, the San Ramon Valley. I understand that when Las Trampas was designated as wilderness in 1966 the</li> </ul>	This comment expresses concern regarding the management of the project site as wilderness. As noted on page 21 of the Draft LUPA, the project site is identified as a Wilderness Preserve because of its size,

**Table 5.A: Comments and Responses Matrix**

Letter/ Comment Number	Comment	Response
	<p>population of the area adjacent to it was perhaps 15,000. It is now 300,000 (Danville, Alamo, Dublin, and Walnut Creek). It doesn't appear that EBRPD is serving the public's interest when new parklands adjacent to those areas are being limited to less than 1% of the land area being developed for public access. No wonder there are so many "social" trails being built in Las Trampas. If EBRPD were able to develop a proper trail network in Las Trampas it would serve the public better by giving them a nearby park in which to recreate, would be easier to maintain and better for the environment because there would be less erosion. By keeping Las Trampas a wilderness it creates unnecessary trail user conflicts, trail maintenance issues, and enforcement headaches for EBRPD, There are many trail user groups among this 300,000 population ready and willing to help build sustainable and fun trails near their homes. Be good land stewards and public servants by changing the Las Trampas designation to "regional preserve" instead of "wilderness regional preserve."</p>	<p>character, nature and needs of its special features. Please refer to the Master Response, Project Description and Project Merits, regarding comments on the components of the proposed project. This comment does not address the adequacy or completeness of the Draft EIR; does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.</p>
<p><b>C-07 Virginia Farr (November 9, 2022)</b></p>		
<p>C-07-01</p>	<p>While I love the East Bay Parks, I finding extremely concerning when developing a new staging area that the East Bay Park District not only has a lack of concern for the residents that live within feet of the new staging area on Bollinger Canyon Road, the EBPD also intentionally adds severe traumatic stress and financial strain in an attempt for the residents to have his request met of you not building a staging area yards away from his home.</p> <p>His asks should have just been met. EBPD should not intentionally add traumatic stress to any of its neighbors.</p> <p>Literally no one would want a staging area that close to their home. No one would be able to find peace with a constant flow of cars and noise right out their window. This also adds to one's stress level. This would be ongoing toxic stress impacting health, cortisol, and stress chemicals. Why is this being forced on our neighbors? Other people's peace should not impact the peace of others.</p> <p>Noting this process has caused traumatic stress for our neighbors.</p> <p>I ask that you stop doing this to our neighbors.</p> <p>This resident has lived in peace in that house all his life. He helps the neighbors. He is caring. All he wants in life is peace. This staging area that is being forced on him and his</p>	<p>This comment expresses opposition to the proposed project and identifies potential noise impacts resulting from operation of the proposed project as a potentially-significant impact. As discussed, beginning on page 4.7-14 of the Draft EIR, operation of the proposed project would result in a permanent increase in ambient noise as a result of vehicles and noise generated at the Old Time Staging Area. As noted in the analysis on page 4.7-16, the proposed project would not result in a substantial increase in noise and would result in a less-than-significant impact. No further response is necessary.</p>

**Table 5.A: Comments and Responses Matrix**

Letter/ Comment Number	Comment	Response
	<p>neighbors is taking away that peace. It will bring constant noise, smells from outhouses, garbage, traffic, and parking issues.</p> <p>I was at his home when a few East Bay Park employees were talking at the corrals. The acoustics were significant. It was like they were standing right in his front yard. The sound was reverberating off of his garage door. I cannot imagine how it will be when there is a constant flow of people and noise there.</p> <p>It will be impossible to be able to live in peace with constant traffic and noise from his house.</p>	
C-07-02	<p>The location is also not traffic safe. While there have been several accidents with injuries or death near there, many times each week I see accidents barely avoided. I have almost been hit on the turn right before the staging area three times this year. The additional traffic and the need for people to slow down and turn at a spot that is at the end of blind turn is dangerous and likely will cause accidents. It is a dangerous spot for a turn out and for overflow parking.</p> <p>Additionally, the overflow parking directly impacts his front yard. Cars will be in and out and turning right in front of his house.</p> <p>Please find another location for this staging area. Away from unsafe roads. Away from resident's homes. Treat residents the way you would you like to be treated</p> <p>Thank you-</p> <p><b>I look forward to no staging area in this location.</b></p> <p><b>I look forward to you respecting our neighbors and letting them have peace</b></p>	Please refer to the response to Comment C-05-02. No further response is necessary.
<b>C-08</b>	<b>Virginia Farr (November 9, 2022)</b>	
C-08-01	<p>Also, this is not true:</p> <p>I never received an email or postal mail regarding this. I live a couple miles away</p> <p>The collaborative nature of the planning process has resulted in a LUPA that balances the protection and stewardship of natural and cultural resources with increased opportunities for public access, interpretation and education. The land use planning process is also valuable because it considers surrounding properties and evaluated how decisions concerning the project area may affect adjacent lands. This comprehensive approach has resulted in a planning document that is flexible and forward-thinking in addressing future open space acquisitions and connections.</p>	The Park District provided noticing of the availability of the Draft EIR to comply with the requirements of CEQA. As a part of this, the Park District mailed a Notice of Availability (NOA) of the Draft EIR to organizations and individuals who previously requested such a notice. The NOA was also published on the Park District website. In addition, the Draft EIR, including the appendices, was available for review at the Park District’s Administration Office, the Danville Library, and San Ramon Library.

**Table 5.A: Comments and Responses Matrix**

Letter/ Comment Number	Comment	Response
	<p>--&gt; residents wrote and attended meetings requesting that this was not placed so close to the resident. None of the letters or minutes from the meeting are in this plan in an accessible manner. Where can I find the public comment?</p> <p>The community meeting is not found.</p>	<p>Appendix B of the Draft EIR included all comments received during the public scoping period for the Draft EIR.</p> <p>All information regarding previous meetings can be found on the Park District’s webpage for this project: <a href="https://www.ebparks.org/projects/southern-las-trampas-land-use-plan-amendment-lupa">https://www.ebparks.org/projects/southern-las-trampas-land-use-plan-amendment-lupa</a></p>
C-08-02	<p>A staging area along Bollinger Canyon Road on the Chen property meets one of the acquisition goals for the Park District’s acquisition of the Chen property in 2007 to provide public access on the property as a southern gateway into Las Trampas. The Park District selected the previously disturbed cattle corral area along the frontage of Bollinger Canyon Road as the location of the staging area based on considerations such as impacts to habitat and streams, road sightlines, operations and public safety objectives for maintaining and patrolling a staging area, and amount of required grading. Wayfinding signage, including a new entrance sign, denoting the presence of a staging area driveway or access point would be placed at a distance that affords approaching vehicles time to slow or stop safely to the north and south of the area on Bollinger Canyon Road to provide adequate notice for vehicles traveling at the prevailing speeds (45 miles per hour).</p> <p>--&gt; So, not considering the residents who live feet away? You spend thousands of dollars on the impact of nature and zero on the impact on humans. Being trained in traumatic stress, I am 100% sure that the constant noise generated from parking lot activities such as engine sounds, car doors slamming, car alarms, and people conversing will cause toxic stress for the residents residing feet away. Being woken up by equipment is also stressful.</p> <p>Noting that every single sound will be meet with an internal alarm that even though thousands was spent to ensure peace, the residents will have zero control over their environment from here on out. They will never have peace in their surroundings. Their nervous system will not be able to regulate in a healthy parasympathetic rhythm. It will impact their long-term health. It already has. Their lives will be filled with constant inconsistencies of not knowing who is in their front yard. What noise will happen next? If they are safe? If their property is safe? He does not want people turning around in his yard. That will happen all day long now.</p>	<p>Please refer to the response to Comment C-07-01. No further response is necessary.</p>





**Table 5.A: Comments and Responses Matrix**

Letter/ Comment Number	Comment	Response
	<p>While people in the city live with constant noise, they decided to live there knowing that. We live here for peace. We do not want constant noise. Our nervous systems are strained by the noises you are forcing yards away from a resident. Noting that this house is not even marked on map. It is so close it covered a star.</p> <p>Please fix your plans to provide peace to those who reside here.</p> <ul style="list-style-type: none"> <li>● Low-level noise exposure can induce changes in a neural system</li> <li>● Noise induced plasticity can occur at subcortical levels</li> <li>● Prolonged low-Level noise exposure changes peripheral sensitivity</li> </ul>	
<p><b>C-09 Michael Speltz (November 17, 2022)</b></p>		
C-09-01	<p>I am writing to provide comments and to ask a few questions about new trails in the Southern Las Trampas LUPA.</p> <p>From a mountain biking and hiking perspective, it would be ideal if the new trails were less steep, and therefore more enjoyable to utilize for hikers and bikers. This would also minimize erosion on the trails. I note that the LUPA does not contain any information on the grade of the new trails, and the maps in the LUPA do not contain elevation profiles and are of low resolution. Can you provide grade information for the new trails and / or provide maps that allow the viewer to clearly understand trail placement and grade?</p>	<p>This comment expresses concern regarding trail elevation changes but does not address the adequacy or completeness of the Draft EIR; does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.</p>
C-09-02	<p>Table 3.3 in the LUPA states that all of the proposed new trails that reach the Las Trampas ridge will have emergency vehicle access as a shared use, which implies that these trails will be direct or steep. Practically all of the trails that currently access the Las Trampas Ridge are steep ranch roads or fire roads, and they already provide access for emergency vehicles to the Ridge. In particular, the existing Fiddleneck Trail already provides emergency vehicle access to the southern Las Trampas area. Why can't one or more of the new proposed trails that reach the Trampas Ridge be more biker / hiker friendly?</p> <p>Thanks for the opportunity to comment, and thanks in advance for your reply.</p>	<p>This comment encourages the development of mountain bike trails within the project site. Please refer to the Master Response, Project Description and Project Merits, regarding comments on the components of the proposed project. This comment does not address the adequacy or completeness of the Draft EIR; does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.</p>
<p><b>C-10 Joe (November 17, 2022)</b></p>		
C-10-01	<p>Great project and I am in full support!</p> <p>It would be helpful to those of us not in your position to have maps that are legible. FIGURE 2: PROJECT OVERVIEW has only Crow Canyon Rd. as a reference. Where is Sycamore?</p>	<p>This comment expresses concern regarding the lack of identification of roadways on maps Included in the Draft EIR. Figure 3-4 of the Draft EIR has been updated to identify local roadways, and the updated figure is shown in Chapter 3 of this Response to Comments Document. This comment does not address the adequacy or</p>

**Table 5.A: Comments and Responses Matrix**

Letter/ Comment Number	Comment	Response
	<p>Where is Greenbrook? Put yourself in the public's seat when reading this documentation.</p>	<p>completeness of the Draft EIR; does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.</p>
<p><b>C-11 Email from Unnamed Sender [aiknights@yahoo.com] (November 21, 2022)</b></p>		
<p>C-11-01</p>	<p>To SR Deputy City Manager and Ms. Heimann of Parks: Why are you guys using our GHAD Maintained land and Developer assessed fees to construct more trails that will bring loiters from Oakland, Dublin, Alameda? No outline of crime prevention and law enforcement on the 75% project in Contra Costa! Who pays for the police? SRPD can use some funds to respond to trail crimes or do we wait for trail police from East Bay Parks? We the GHAD homeowners in SR are tired of paying maintenance and operation so the rich none-profits can bring people to trash us while they benefit from all the new constructions, etc.! It's a shame the SR City Council has not called any GHAD meetings in the past 6 months which they are automatic board members sitting on millions collected from us! Perkins will not usurp them City council power by passing this in Policy or we sue! This needs to be disclosed to GHAD homeowners affected by this project pushed solely by East Bay Parks and their affiliate NGOs! Textbook coercive development from the top down and not from the bottom up! What difference are you guys from 🐶CN? Nada! No wonder staff won't print this document for the public at the last Open Space Meeting! It would totally disclose how treasonous they are: working for none SR NGOs while fleecing SR homeowners and stakeholders!</p>	<p>This comment expresses concern regarding police enforcement and maintenance fees associated with operation of the proposed project. This comment does not address the adequacy or completeness of the Draft EIR; does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.</p>
<p>C-11-02</p>	<p>@ Kim Thai of East Bay Regional Parks: your November 28 on line me public meeting access must be sent to all SR GHAD homeowners or you are just trying to steal from us by asking our compromised city employees and Perkins to back you guys without the supervision and support of the people!</p>	<p>Please refer to the response to Comment C-08-01 regarding public noticing of the Draft EIR. The public noticing met the requirements of Section 15087 of the CEQA Guidelines with respect to distribution of the Notice of Availability (NOA) and Public Resources Code Section 21092(b)(3) with respect to providing notices to organizations and</p>

**Table 5.A: Comments and Responses Matrix**

Letter/ Comment Number	Comment	Response
		individuals who previously requested such a notice. This comment does not address the adequacy or completeness of the Draft EIR; does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.
C-11-03	<p>Back off from trail robbery and be transparent and law abiding!</p> <p>This project approval needs to come from the residents and stakeholders of SR! This approval cannot come from SR employees, Councilmember Perkins nor NGO rep who does not live in SR: Seth Adams!</p> <p>How stupid it is we the SR homeowners pay maintenance fee and East Bay Parks enjoy money we collected from developers to build more trails and new growths for their organization???!!!!!</p> <p></p>	This comment expresses an opinion regarding approval of the proposed project and maintenance fees, and does not address the adequacy or completeness of the Draft EIR; does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.
C-11-04	<b>Note to Reader: This comment includes several photographs from the Draft LUPA and presentation materials that are related to Comment C-11-01 through Comment C-11-03.</b>	Please refer to the responses to Comment C-11-01 through Comment C-11-03.
<b>C-12 Email from Unnamed Sender [aiknights@yahoo.com] (November 21, 2022)</b>		
C-12-01	<p>To SR Deputy City Manager and Ms. Heimann of Parks: it is wrong of you guys to not print out all documents of a public meeting then force the public to be rudely treated by your employees because we are forced to have to visit the city hall! There is a pattern of City of San Ramon discriminating residents and homeowners of tw Taiwanese descent! This is disgusting!</p> <p>City of SR hates tw 😏!</p> <p></p> <p><b>[Note to Reader: This comment includes a resubmittal of Comment Letter C-11 and is shown in Appendix G, Comments Received on the Draft EIR.]</b></p>	This comment was not directed to the Park District but was included in email correspondence from the commenter that submitted Comment Letter C-11. This comment does not address the adequacy or completeness of the Draft EIR; does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.
<b>C-13 Email from Unnamed Sender [aiknights@yahoo.com] (November 21, 2022)</b>		
C-13-01	DV taxpayers are shut down, so I'm forwarding: To SR Deputy City Manager and Ms. Heimann of Parks plus Kim Thai of EB Parks: We pay taxes for dogs so they can bite us	This comment does not address the adequacy or completeness of the Draft EIR; does not raise environmental issues; and does not request

**Table 5.A: Comments and Responses Matrix**

Letter/ Comment Number	Comment	Response
	<p>who pay taxes for the trail maintenance? Who pays for our medical expense? East Bay Parks???</p> <p><b>[Note to Reader: This comment includes a photograph of page 65 of the Draft LUPA and is shown in Appendix G, Comments Received on the Draft EIR.]</b></p>	<p>the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.</p>
<b>C-14 Email from Unnamed Sender [aiknights@yahoo.com] (November 21, 2022)</b>		
C-14-01	<p><b>[Note to Reader: This comment includes a photograph of Section 2.9.4, Trail System – Standards and Assumptions, of the Draft LUPA, and is shown in Appendix G, Comments Received on the Draft EIR.]</b></p>	<p>This comment does not address the adequacy or completeness of the Draft EIR; does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.</p>
<b>C-15 Email from Unnamed Sender [teachings@yahoo.com] (November 21, 2022)</b>		
C-15-01	<p>96 incidents in 3 years, which means 3 incidents per month!</p> <p>Almost one third of the incidents is animal related the police is based out of Lake Chabot and the city staff is okay with that for SR residents ????</p> <p>What is Ordinance 38 crimes? No one can tell our rep from the city of Dan Ramon including Ms. Heimann and SRPD because it's a East Bay Parks District crime!</p> <p>Whatever that crime is, we don't want them in San Ramon!</p> <p>We object and oppose this proposal and anyone approves this project can't be a taxpayer or resident of San Ramon because it does nothing for San Ramon, but crimes and injuries!</p> <p>However, we expect our planning and city council to say yes blindfolded or with staff blunder as how they normally pass anything related to developments and building!</p> <p>We refuse to pay GHAD assessment if such abuse continues!</p> <p><b>[Note to Read: This comment includes a photograph of Section 2.10 Public Safety, of the Draft LUPA, and is shown in Appendix G, Comments Received on the Draft EIR.]</b></p>	<p>This comment expresses a concern about possible crime that could result from the proposed project. As described on page 3-69 of the Initial Study (included as Appendix A of the Draft EIR), the project site would continue to be covered by the Park District Police Department, the Contra Costa County Sherriff, the San Ramon Police Department, and the Danville Police Department. Although the proposed project could result in an incremental increase in the demand for police protection services as a result of additional visitors to the project site, the proposed project would not require additional officers to serve the project site. No further response is necessary.</p>
<b>C-16 Patrice Miller (November 25, 2022)</b>		
C-16-01	<p>Thank you for the opportunity to comment on the Southern Las Trampas Land Use Plan Amendment Project.</p>	<p>Please refer to the Master Response, Project Description and Project Merits, regarding comments on the components of the proposed project. This comment does not address the adequacy or completeness of the Draft EIR; does not raise environmental issues;</p>

**Table 5.A: Comments and Responses Matrix**

Letter/ Comment Number	Comment	Response
	<p>We live in the house that is directly across the street from the 25-car staging area along Bollinger Canyon Road. As we commented at the original hearing, we feel like the East Bay Regional Parks will essentially be defacing one of the most stunningly beautiful spots in the entire canyon by "paving paradise with a parking lot." We cannot imagine that a giant 25 car parking lot would be needed to support a single steep trail which leads up to the ridge line and a small .8 mile loop. To me, it is ridiculous in the extreme and very sad that all that beautiful land will be made into a parking lot whereas so many other entrances do not have any parking lot. It was very disappointing that the East Bay Regional Parks did not seriously listen to the concerns of many of the resident of the canyon and other visitors who particularly love the beauty of that location.</p>	<p>and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.</p>
C-16-02	<p>It is interesting how there is not a photo of the beauty of this particular location in any of the massive documentation. We have attached a photo of the current corral area on a foggy morning as an example of the rustic beauty of that location as seen from the street. That idyllic view will be permanently lost with the construction of the parking lot right on the street. Many people often stop there car there to take in the beautiful view and take photos. There has been many individuals and couples photographed in front of that scene, and what appears to be professional photographers photographing the countryside.</p> <p><b>[Note to Reader: Please refer to Appendix G, Comments Received on the Draft EIR, for the photo referenced in this comment.]</b></p>	<p>Representative photographs at various locations within the project site are included as part of the analysis included in Section 4.1, Aesthetics, of the Draft EIR. No further response is necessary.</p>
C-16-03	<p>It looks like there is now just a single entrance and exit as opposed to original plan of a separate entrance and exit. Just south of the area the road curves significantly and I am concerned about cars exiting the parking lot just before a blind curve. I think it will be of high risk.</p>	<p>As discussed in the response to Comment Letter C-05-02, a Safety Review of the proposed Old Time Staging Area, included in the Circulation Assessment (attached as Appendix F of the Draft EIR), and summarized on page 4.8-18 of the Draft EIR, determined that the proposed staging area would be located in a manner that provides unobstructed sight lines to allow drivers to detect vehicles 660 feet to both the north and the south. This sight distance would be adequate. No further response is necessary.</p>

**Table 5.A: Comments and Responses Matrix**

Letter/ Comment Number	Comment	Response
C-16-04	Will there be a pay phone there? Cell phone service does not work in that area. How will visitors call emergency services if there is a car or hiking accident? They will probably be coming to our house to call 911 which has already happened a few times without a parking lot across the street.	The proposed project does not include a pay phone or emergency callbox system. This comment does not address the adequacy or completeness of the Draft EIR; does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.
C-16-05	We are appreciative of the berm and the fact that the bathroom is away from the street. We also appreciate the parking area will be locked at dusk since we don't want the parking lot to become a "party" lot. We know the cars driving on the gravel parking lot will be very noisy and dusty and we would once again request the parking lot be paved to reduce noise and dust. In the country noise travels far and our master bedroom is at the front of the house. We believe the quality of our life in our house directly across the street from the parking lot will be degraded and we will have to see if we can continue to live there.	An analysis of the potential noise impacts resulting from operation of the Old Time Staging Area begins on page 4.7-15 of the Draft EIR. As shown in Table 4.7.J, due to the intermittent nature of parking lot activity, noise levels associated with parking lot, when averaged over a 24-hour period, would result in a minimal increase of 0.1 to 0.2 dBA. This noise level is well below the 3 dBA increase considered to be perceptible by the human ear in an outdoor environment and less than the established significance criteria of a 3 dBA permanent increase in ambient noise levels. In addition, it is anticipated that the earthen berm, proposed to be approximately 4 feet in height and located between the parking area and Bollinger Canyon Road, would further reduce noise to off-site sensitive receptors.
C-16-06	We do see the benefit of providing access to the trails and we too like the country and to hike, otherwise we would not be living in this beautiful country. But we feel like the the big developers such and Lennar homes did not have to give up any of their land at Faria Ranch to provide any parking lots but that the residents and visitors of the Bollinger Canyon have to pay the price. And to put such an oversized parking lot in such a beautiful area without any attempt to set it back from the street to minimize the noise and visual impact is irresponsible and not in the best interest for the residents and visitors.	This comment expresses an opinion regarding development in the vicinity of the project site. This comment does not address the adequacy or completeness of the Draft EIR; does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.
<b>C-17 Mark Graham (November 29, 2022)</b>		
C-17-01	Kim, I am passing along my comments to your Southern Las Trampas Land Use Plan Amendment Project.  A big thank you to the EBRPD Board of Directors and staff for their hard work on this project and the all the effort that has gone into the DEIR and the various other parts of this project. Having served as a member of the Danville Planning Commission for many years I am glad to see the work we have done over many years in requiring dedication of	This comment expresses support for the proposed project and does not address the adequacy or completeness of the Draft EIR; does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.

**Table 5.A: Comments and Responses Matrix**

Letter/ Comment Number	Comment	Response
	<p>land and easements to EBRPD for the expansion of the Las Trampas Park and trail system come to fruition. I have hiked the current trails over much of the Las Trampas Park over the 35 years I have lived in Danville. With the discovery of the Remington Trail Loop entrance in our neighborhood many years ago hikes into the hills above our home and been a part of our outdoor adventures. With the new Podia Walk-in Entrance I will be even closer to new trails planned above my house and the new Heritage Pear Trail.</p> <p>I have reviewed the DEIR and its many appendices and agree with the findings and the mitigation measures listed in the report. I support the new staging area off Bollinger Canyon and the new trails and staging area, This will provide good access to the east side of Bollinger Canyon trails.</p>	
C-17-02	<p>Please consider a change at the Podva Walk in entrance. Currently there is an Authorized Personal Only sign to the Northwest of the driveway on Wingfield Court. When a dedicaton for the new entrance and trail have been completed , please remove or change the Authorized Personal only sign so as to not confuse park users on the use of this entrance.</p> <p>I am looking forward to all the new areas opened up to the public with the adoption of this new project.</p>	<p>This comment requests a change to the project. Please refer to the Master Response, Project Description and Project Merits, regarding comments on the components of the proposed project. This comment does not address the adequacy or completeness of the Draft EIR; does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.</p>
<p><b>C-18 Ken Mozek (December 5, 2022)</b></p>		
C-18-01	<p>Thanks for the opportunity to comment on the draft LUPA for the Southern Las Trampas Wilderness Regional Preserve. I have been the head coach of the San Ramon Valley Mt Bike Club <a href="http://www.srvmtb.org">www.srvmtb.org</a> for the past 16 years. I started the student club in 2008 with (11) students.</p> <p>Participation has grown exponentially and in the the past 4 years we have averaged 100 students per year and this year we will have 115 high school and middle school students riding with our club, in addition to the 40 coaches. We are part of the National Interscholastic Cycling Association (NICA)<a href="https://www.norcalmtb.org/races-2/">https://www.norcalmtb.org/races-2/</a>. Our clubs mission is "The positive development and mentoring of young men and women through Mt Biking with a focus on health, fitness, leadership and active community service"</p> <p>We teach all our students proper trail etiquette, to respect other trail users and to be good stewards of the natural resources we have available to us.</p>	<p>This comment expresses support for the proposed project and suggests modifying the Project Description to include more trails for mountain bike riding. Please refer to the Master Response, Project Description and Project Merits, regarding comments on the components of the proposed project. This comment does not address the adequacy or completeness of the Draft EIR; does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.</p>

**Table 5.A: Comments and Responses Matrix**

Letter/ Comment Number	Comment	Response
	<p>I provide you this background to emphasize the growing population of cycling users and the importance of embracing and properly serving the cycling community with well designed, safe and environmentally friendly trails to recreate on. Most riders would much rather be on a flowie single or double track switchback trail system (which greatly reduces riding speeds and improves safety) rather than very steep fire road trails that can create a hazard for most trail users. I would encourage you to incorporate more properly designed single and double track trails that allow access to the cycling community. Many areas in California like Donnor, Santa Cruz and San Luis Obispo have partnered with the cycling community in a way that serves ALL its users. A proper approach will also greatly reduce the number of social trails that get developed due to the lack of access to legal trails.</p> <p>Thank you for the opportunity to provide input, feel free to call or email me if you have any questions</p>	
<b>C-19</b>	<b>Ken Sheets (December 5, 2022)</b>	
C-19-01	<p>I am witting this response to the proposal put forward by EBRPD for the Southern Las Trampas Trail extension. Overall I have no objections for the trail extension. Those who own the land should be able to develop it as they see fit however that development should not cause undue harm to the community or adjacent property owners.</p> <p>EBRPD has proceeded as if the adjacent property owners and others living in the canyon do not exist. Scheduling the first meeting virtually without much notice on, 07 June 2017, the same night as the NBA finals night for the Warriors. EBRPD was surprised when an overflow crowd of nearly a hundred people attended and the public comment being about 90% negative for the trail extension as presented. The EBRPD promised property owner inclusion in the development process. What happened was that the owners were notified, comments gathered and totally ignored. No further contact was attempted by EBRPD to include Canyon residence in the planning and development of the Las Trampas Trail Extension.</p> <p>Making an agreement with the Faria Project the Park has deleted a trail end parking area in the Faria Project due to considerable objection from the Faria Homeowners Association. This Association was well aware of potential traffic that would be routed through their local streets when they bought the properties. City streets and other streets have now been redesigned to accommodate additional homeowner association complaints. The result of further Homeowner Association complaints to a parking area in</p>	<p>This comment identifies several concerns including project noticing and comments on the proposed project. With respect to comments regarding the Project Description, including the responsibility of locking the access gate to the Old Time Corral Staging Area, parking restrictions on Bollinger Canyon Road, a request for vegetation to be planted the proposed berm, and child safety, please refer to the Master Response, Project Description and Project Merits.</p> <p>With respect to vehicle safety, as stated in the response to Comment C-05-02, a Safety Review of the proposed Old Time Staging Area, included in the Circulation Assessment, and summarized on page 4.8-18 of the Draft EIR, determined that the proposed staging area would be located in a manner that provides unobstructed sight lines to allow drivers to detect vehicles 660 feet to both the north and the south.</p> <p>As described on page 4.2-23 of the Draft EIR, the proposed project, including the use of vault toilets, would not create odors that would adversely affect a substantial number of people. As stated on page 3-86 of the Initial Study, included in Appendix A, Notice of Preparation and Initial Study, of the Draft EIR, wastewater generated by the</p>



**Table 5.A: Comments and Responses Matrix**

Letter/ Comment Number	Comment	Response
	<p>the Faria Preserve forced the EBRPD to revise the Faria Project trail end 10-15 car parking area to a walking only area. That shifted the burden to the only other proposed parking area to be developed and enlarged at what EBRPD calls the Old Time Corral Staging Area.</p> <p>Comments from the land owner directly across the street have been totally ignored. The proposed corral staging area has many drawbacks including:</p> <ol style="list-style-type: none"> <li>1. Proximity of a large gravel parking area less than 100 feet from 2 residences front doors.</li> <li>2. A narrow entry gate to parking area with no acceleration or deceleration approaches on a road with a 45 MPH speed limit. Note cars are always speeding here.</li> <li>3. Plans to install 2 vault toilets. Definition not given, however they will give off an offensive effluent odor.</li> <li>4. The park claims that the pipe gate will be closed after normal operation hours but does not state who will complete this task daily.</li> <li>5. Parking on Bollinger Canyon Road should be prohibited on BOTH sides of the street in this area for safety reasons.</li> <li>6. The planned 4 foot earth berm in front of the parking area shows no vegetation. Trees and bushes need to be added for dust and noise control.</li> <li>7. This staging area is planned to include families with small children. These children have a high likely hood of being able to wander away from parental control and on to a busy street where they could be hit by a car, injured or killed. I hope the EBRPD is ready to accept full liability for this planning defect.</li> </ol>	<p>proposed project would be minimal, and all wastewater generated by the proposed project would be transferred to the Lake Chabot Regional Park for disposal into Castro Valley Sanitary District’s sewer system.</p>
C-19-02	<p>The various studies conducted have considered what appears to be cost only elements to construction hiding their true reasoning behind key words like wet lands and drainage area. Several other canyon property owners proposed that the staging area be moved away from the proposed site to any one of several other locations that would be safer to enter and exit along with allow for a more user friendly staging area for all. These comments were dismissed without discussion with those who proposed them. This resulted in a legal battle between the property owner directly across the street and EBRPD wasting tens of thousands of dollars that should have been used to move the staging area to the other location. Wasted time and effort on the part of EBRPD has alienated many canyon residence.</p>	<p>The Draft EIR includes an analysis of project alternatives in Chapter 6.0, Alternatives. One of the project alternatives evaluated included Alternative 2: Relocated Staging Area. The Draft EIR included an analysis of locating the proposed Old Time Corral Staging Area approximately 300 feet north of the proposed location, further away from Bollinger Canyon Road. The analysis concluded that, although the potential noise impacts of the Relocated Staging Area alternative would be reduced by locating the staging area further from sensitive receptors, the location of the staging area would result in greater impacts related to biological resources, geology and soils, and hydrology and water quality due to the physical impacts related to</p>

**Table 5.A: Comments and Responses Matrix**

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		locating the staging area in an area further from Bollinger Canyon Road and the need for construction on undisturbed land. No further response is required.
C-19-03	<p>The park has offered many studies and with supporting material for the impact on the land and its use but left out entirely the impact on the canyon and its residence. Not addressed are the following;</p> <ol style="list-style-type: none"> <li>1. There is no apparent plan to install and or remove trash and garbage as it occurs along the trail. LUPA, page 77 only requires annual clean up an monitoring.</li> <li>2. Trespass on private property. No park proposal for trail signage to keep the public on Las Trampas property. LUPA, page 77, signs only inferred at trail heads.</li> <li>3. Local property owners have occasional trespassers walking through well marked private property on an effort to leave the trail early due to no trail signs.</li> <li>4. No proposal for temporary or permanent drinking water or Sani hut structures on the 7 mile trail, only the 2 at the Old Coral Staging Area.</li> </ol>	<p>This comment identifies potential components of the proposed project. Please refer to the Master Response, Project Description and Project Merits, regarding comments on the components of the proposed project.</p> <p>Per Chapter 3.0, Project Description, of the Draft EIR and the Park District’s Park Operations Guidelines, basic Park District operational and maintenance services include trash removal, installation and maintenance of trail signage, and maintenance of park facilities. These basic operational and maintenance services are part of routine maintenance that currently exist in the larger Las Trampas parkland and will be extended to include the project area.</p> <p>This comment does not address the adequacy or completeness of the Draft EIR; does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.</p>
C-19-04	<p>Property in the canyon owners have gone to extreme expense to provide private roads and residences for their families. What you are proposing will invite many hikers to trespass on private property simply because the do not know where the actual trails are or how to get back down the trail safely. 7 miles is a long trail without water, toilets and signage to let hikers to know where they are.</p>	<p>This comment expresses concern regarding potential trespassing resulting from inexperienced park visitors. Please refer to the Master Response, Project Description and Project Merits, regarding comments on the components of the proposed project.</p> <p>Per Chapter 3.0, Project Description, of the Draft EIR and the Park District’s Park Operations Guidelines, installation and maintenance of trail signage, including no trespassing signs, are part of routine maintenance for Las Trampas and will be extended to include the project area.</p> <p>This comment does not address the adequacy or completeness of the Draft EIR; does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response,</p>

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Letter/ Comment Number	Comment	Response
		pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.
C-19-05	With hundreds of acres acquired in Chen property surely there is a site that will not degrade property values directly across the street from the proposed corral. I am requesting that you engage the Canyon Residence that are interested in the proposed Old Corral Staging area to discuss an alternative to the current design that has many flaws. The canyon Resident most directly affected is Mr. Jeff Fagundes that lives directly across the street for the corral for his input. As a lifetime resident of the canyon his input would be well received by the canyon residents as his property is the most affected.	<p>This comment requests that the Park District engage nearby residents regarding components of the proposed project. Please refer to the Master Response, Project Description and Project Merits, regarding comments on the components of the proposed project.</p> <p>Public engagement and community input, including those from residents adjacent to the proposed project, have been considered and incorporated in the development of this project.</p> <p>This comment does not address the adequacy or completeness of the Draft EIR; does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.</p>
<b>C-20</b>	<b>A Concerned Bollinger Canyon Resident (December 5, 2022)</b>	
C-20-01	<p>There are a large number of people in Bollinger Canyon in Opposition to this project for many reasons including many potential serious issues, none of which were addressed by anyone from the Park District as promised during the public hearing meeting in San Ramon a number of years ago. Many people are actually afraid to voice their opinions publicly because of the fear of retribution. Apparently, the Park District doesn't care about the safety and well being of the residents of Bollinger Canyon and just cares about their salaries, pensions and future funding! Video recordings exist of that meeting.</p> <p>The Park District can't manage all the land they have acquired through the many years with our money yet they always want more money! Higher salaries! More land purchases! More employees! If any Park Directors and/or Advisory Committee members have a conscience they should vote to NOT Approve this project. How can you sentence the people living in the two houses across from this ill-conceived project to a living HELL forever? Shame on you if you do not shut down the project!</p>	This comment expresses opposition to the proposed project and provides an introduction to this comment letter. This comment does not address the adequacy or completeness of the Draft EIR; does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.
C-20-02	1. The the single vault toilet is going to create a bio-hazard for the two residences directly across Bollinger Canyon Road from the proposed project and for their visitors as well, exposing all residents and visitors beyond the project to a constant bio-hazard threat as they drive through the area. They are only a stones throw away! The disgusting	This comment expresses opposition to the proposed project and the inclusion of a vault toilet within the Old Time Corral Staging Area.

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Letter/ Comment Number	Comment	Response
	<p>odors that emanate from toilets like the one proposed and all the vector insects attracted to feces, urine and blood can cause serious if not fatal illnesses when they sting, bite or land on people or the food they are preparing. The smell and the insects will be a constant threat to the residents. None of you would want to live next to this proposed project!</p> <p>The Advisory Board need to get out of their offices and do a study of the various Park Portals and toilet facilities and see first hand how disgusting they can be! Many times there are feces scattered everywhere along with urine, used toilet paper, used feminine sanitary products etc. A full respirator is required sometimes to be safe. FACT - The Park District does not properly maintain what they have now. Of course if you inspect one right after it has been pumped and cleaned you may have a better experience but inspecting on a regular basis will prove how filthy the toilets can be along with the areas around them.</p>	<p>Per Chapter 3.0, Project Description, of the Draft EIR and the Park District’s Park Operations Guidelines, Park District operational and maintenance services, including restroom facilities maintenance, are part of the ongoing park operations and maintenance for Las Trampas and will be extended to include the project area. The two-stall vault toilet proposed at the Old Time Corral Staging Area will be serviced on a regular basis as part of standard park operations and would be pumped out from once per month to once every three months based on a seasonal schedule.</p> <p>This comment does not address the adequacy or completeness of the Draft EIR; does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.</p>
C-20-03	<p>The Advisory Board <b>MUST vote to SHUT DOWN this proposed project</b>. Otherwise the Board will be sentencing the people that live in the two residences and their visitors, directly across from the proposed project, to a living HELL. Vehicle noise, loud voices, dogs barking with the possibility of one getting loose and injuring someone. Possible theft/vandalism to those two homes and possible robbery or worse of the people who live there. Potential risk of Park users knocking on the residents doors at all hours wanting help, or wanting to use the land line telephone as there is NO CELL PHONE SERVICE at the proposed project area, or the Park users may just be casing their residences for future break-ins. This is a recipe for disaster! <b>The Park District MUST NOT put the residents of these two homes directly across from the proposed project in harm’s way by proceeding with the project! That would be Criminal!</b> The District Attorney would have to get involved.</p>	<p>This comment expresses opposition to the proposed project. This comment does not address the adequacy or completeness of the Draft EIR; does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.</p>
C-20-04	<p>Extreme fire hazard from people smoking legal and illegal substances and possible drug use will most likely occur. This is a major threat to everyone in the Canyon.</p>	<p>The Draft EIR includes an analysis of potential environmental impacts associated with the proposed project and wildfires in Section 4.9, Wildfire. As discussed, beginning on page 4.9-21 of the Draft EIR, the proposed project would result in less-than-significant impacts related to wildfire danger with the implementation of the Park District’s Fire Danger Operating Plan and Procedures, Fire Restriction Levels, Master Plan Policies, Wildfire Hazard Plan, and State Regulations.</p>

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		Implementation of these regulations and procedures would ensure that the increased human presence and activity within the project site, as well as installation and maintenance of proposed project improvements, would not exacerbate the generation and/or spread of wildfire within or adjacent to the project area.
C-20-05	2. Traffic will increase to intolerable levels for the two homes and the people living there directly across from the proposed project. Engine/exhaust noise, vehicle doors slamming all day during the open hours and even during closed hours if they park on the berm of the road. Unauthorized parking along Bollinger Canyon Road in front of the project, on both sides of the road including directly in front to the two residences, when Portal entrance is closed will most likely be a major ongoing problem. Accidents will surely increase because of all the vehicles entering and exiting the portal with all the heavy large truck traffic on the road from the industrial business complex located at the end of the Canyon.	An analysis of trips generated by the proposed project is included in the Draft EIR, beginning on page 4.8-12. The proposed project is forecast to generate 311 average daily trips on a Saturday, including 43 peak-hour trips (24 inbound and 19 outbound), based on 25 additional parking spaces, and would not result in significant impacts to operations of any nearby intersections. With respect to accidents, please refer to the response to Comment C-05-02.
C-20-06	3. <b>As brought to your attention during the San Ramon meeting a number of years ago the project could be easily be re-positioned 600' to 1000' to the North and North West back behind the high knoll, refer to red arrow on attached Site Plan.</b> This would reduce many of the concerns. It would put the project portal out of sight of the two residents across the road, put the toilet further away from them and shield the ugly project from view of all the residents and visitors of the Canyon traveling in vehicles, bicycles and on foot. No one wants to look at a parking lot and a toilet enclosure! A 4' earthen berm will do very little to shield the project. Mandate use of a tried and proven concept of an in the ground septic system. That would just about eliminate the biohazard issues. Bollinger Canyon Road in this area has a sign posted stating that it is a Scenic Byway. <b>Parking lots and Pit Toilets are NOT SCENIC.</b> The Park District is hiding and trying to minimize any reference to the HUGE disruption in the lives of the people that live directly across from the proposed project!	As discussed in the response to Comment C-19-02, the Draft EIR included an analysis of alternatives to the proposed project, and one alternative that was analyzed included shifting the proposed project to the north. The analysis concluded that, although the potential noise impacts of the Relocated Staging Area alternative would be reduced by locating the staging area further from sensitive receptors, the location of the staging area would result in greater impacts related to biological resources, geology and soils, and hydrology and water quality due to the physical impacts related to locating the staging area in an area further from Bollinger Canyon Road and the need for construction on undisturbed land. No further response is required. The issues identified in this comment are discussed throughout this document. No further response is required.
C-20-07	In summary, <b>requesting that the project be terminated.</b> If the Park proceeds with the project they will be held responsible for any and all injuries or deaths because of their incompetence and lack of planning. Bio-hazards, fire threat, vehicle accidents, trash, thefts, robbery potential, harassment of close residents all together dictate that the project must NOT MOVE FORWARD! Vote to deny approval.	This comment provides an opinion that the proposed project should not be approved and summarizes the comments provided in this comment letter as well as other comments received. Please refer to the Master Response, Project Description and Project Merits, regarding comments on the components of the proposed project. This comment does not address the adequacy or completeness of the Draft EIR; does not raise environmental issues; and does not request

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		the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.
<b>C-21 Karen Werth (December 7, 2022)</b>		
C-21-01	<p>I am responding to an email that was passed to me by another canyon residence regarding the proposed trail extension for the Las Trampas Ridge Trail.</p> <p>In general I have no objection to the hiking trails on the Las Trampas Ridge as long as the Park clearly understand that trespassing on personal property shall be a top priority.</p> <p>My property at 1850 Bear Tree Road, San Ramon, CA is at the half way point in the trail where we have experienced multiple trespass incidents from trail hikers wanting to exit the trail. At present only 1 sign mounted on a fence is all that marks the end of Park property that connects to our Fire Road. No warning signs or trail signs exist on the trail itself tending to the continuation of trespassers. A trail with no trail markings is unacceptable.</p> <p>On review of the LUPA Study there also seem to be a number of items that seem to be left out of the study. Trailmarkings are a must, trash collection, water availability and sanitary units need to be included in the project to form a well run park trail system.</p> <p>We purchased this property with the full understanding that as a private road and property that the park has no right to permit by omission of signage or any other means the permission to allow trespass by hikers, bikers or horse back riders. I am sure that you will endeavor to implement the missing items from your study and make all attempts necessary to prevent public access to a private property.</p>	<p>This comment expresses concern regarding potential trespassing resulting from inexperienced park visitors. Please refer to the Master Response, Project Description and Project Merits, regarding comments on the components of the proposed project.</p> <p>Per Chapter 3.0, Project Description, of the Draft EIR and the Park District’s Park Operations Guidelines, installation and maintenance of trail signage, including no trespassing signs, are part of routine maintenance for Las Trampas and will be extended to include the project area.</p> <p>This comment does not address the adequacy or completeness of the Draft EIR; does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.</p>
<b>C-22 Elena Sotelo-McCrary (December 7, 2022)</b>		
C-22-01	<p>My husband and I are regular users of the Las Trampas Wilderness. What we have witnessed are people NOT observing basic rules. Your dog should be on a leash, please. The cows are to be left alone, especially with calves. Some people think they are tame. Your signage in the parking lot is not enough! There are dog bags, but owners choose to leave the bags along the trails. It would be nice to see owners fined.</p> <p>So, you want to expand. My first reaction is why? The owls at Coyote Hills are harassed by photographers. If you want multi-use it needs to be justified. I am a birder. Do I want Motorcrossers mowing me down. One did this at Shadow Cliffs not too long ago.</p>	<p>This comment expresses an opinion that the proposed project should now be approved and does not address the adequacy or completeness of the Draft EIR; does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.</p>

**Table 5.A: Comments and Responses Matrix**

Letter/ Comment Number	Comment	Response
	<p>What about the property owners? How do they feel? And, are people going to be respectful when I see signage every 50 feet asking people to do just that.</p> <p>I learned a long time ago that it's all about politics and money. I would rather have Ranger programs to teach about the flora and diverse animals at all facilities rather than opening up more land for abuse.</p>	
<b>C-23</b>	<b>Bob Peoples (December 13, 2022)</b>	
C-23-01	<p>It was a pleasure meeting you yesterday during East Bay Parks' very informative tour for San Ramon's Open Space Advisory Committee around the periphery of the area covered by the plan amendment. Thanks to you &amp; Neoma Lavalley for your efforts!</p> <p>Neoma indicated East Bay Parks is still accepting comments on the plan amendment &amp; its DEIR through tomorrow. I want to provide a few personal comments for your consideration. As expressed to the group during the tour, I found the October 2022 draft plan &amp; the DEIR very comprehensive, informative &amp; compelling. In particular, I was gratified that the proposals for the Old Corral Staging Area respond to many of the concerns of Mr. Gunderson who lives across on Bollinger Canyon Road from the site. As I'm sure you are very aware, those concerns were supported by most, if not all, residents of Bollinger Canyon (i.e., the many "Support Your Neighbor" signs). Thank you!</p> <p>I was also very pleased that Mr. Gunderson took advantage of the opportunity to express his concerns in public comments to the Committee. Hopefully you will be able to obtain a transcript of those comments from the recordings made by City of San Ramon Parks &amp; Community Services Department staff. More important was the opportunity for us to discuss &amp; respond to Mr. Gunderson regarding his restatement of concerns.</p>	<p>This comment does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.</p>
C-23-02	<p>As I suggested, &amp; reiterate here for the record, the problems he articulated about vehicles parking along the road in front of his houses when the proposed parking area was closed or full could be largely alleviated by having the County establish no parking areas on both sides of the road in front of at least his property. Also suggested, if Mr. Gunderson were amenable, was that East Bay Parks could place signs near the entrances from the road to both houses to the effect that they are "Private Property -- Do Not Disturb".</p>	<p>Per Chapter 3.0, Project Description, of the Draft EIR and the Park District's Park Operations Guidelines, installation and maintenance of park and trail signage are part of routine maintenance for Las Trampas and will be extended to include the project area. Park District staff will work with Contra Costa County on any additional signage needed along the County's right-of-way.</p> <p>This comment does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response,</p>

**Table 5.A: Comments and Responses Matrix**

Letter/ Comment Number	Comment	Response
		pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.
C-23-03	<p>Mr. Gunderson also expressed continued concern about dust &amp; noise from use of the parking area. Although not discussed, it occurs to me that the proposed six foot high berm between the parking area &amp; road would mute some sounds in addition to blocking headlights from vehicles. Also not mentioned in conversation with Mr. Gunderson, but worth considering, is the use of calcium chloride (CaCl<sub>2</sub>) to reduce dust from vehicle traffic. For many years this has been an effective technique used on gravel roads throughout the country. The binding effect on soil particles also reportedly reduces wear &amp; tear on gravel surfaces thereby reducing maintenance costs. You or other East Bay staff may already be aware of or use this technique for controlling dust from vehicle traffic.</p> <p>Thanks for the opportunity to comment. Hope they are useful. Don't hesitate to contact me if clarification is needed.</p>	<p>As discussed in response to Comment C-16-05, it is anticipated that the earthen berm, proposed to be approximately 4 feet in height and located between the parking area and Bollinger Canyon Road, would reduce noise to off-site sensitive receptors.</p> <p>As noted in Section 4.2, Air Quality, of the Draft EIR, the proposed project will be subject to the Basic Construction Mitigation Measures required by the Bay Area Air Quality Management District (BAAQMD) and on-going operational guidelines including the East Bay Regional Park District General Conditions, which contain requirements regarding dust control. Each of the policy documents and rules would apply to the proposed project regarding dust control. In addition, Mitigation Measure AIR-1 would be implemented in conjunction with the Park District's requirements. As a result, the proposed project would result in less-than-significant impacts related to dust control as it relates to air quality.</p>
<b>C-24 Lori Farr (December 14, 2022)</b>		
C-24-01	<p>I am commenting on the proposed parking lot along Bollinger Canyon Road.</p> <p>I am frustrated that our neighbor, East Bay Regional Parks has been allowed to add vast areas of land to the park without having to provide vital improvements to safety , and protect the quality of life we residents enjoy.</p> <p>Bollinger Canyon Road is narrow and winding , with no safe access along it's entire length to accommodate , hikers, bicyclists or equestrians.</p> <p>During the pandemic years the attendance to Las Trampas Park has grown significantly. Yet no improvements have been made to our road to improve the safety of either park visitors or the residents.</p> <p>I am a 46 year resident of Bollinger Canyon. My husband and I raised our 2 daughters on our ranch located in the canyon.</p> <p>We never allowed our daughters , and now, our grandchildren to ride a bicycle, or their horses alongside any stretch of our narrow winding road. It has always been too dangerous.</p>	Please refer to the response to Comment C-05-02.



**Table 5.A: Comments and Responses Matrix**

Letter/ Comment Number	Comment	Response
	<p>During the pandemic the vehicle traffic, the volume of cyclists and hikers visiting Las Trampas Park has increased , creating additional exposure to those safety issues.</p> <p>On several weekends the parking lots provided for park visitors has filled to capacity, and additional visitors park their cars in random areas. Creating added fire danger in the dry season.</p>	
C-24-02	<p>The proposal to establish a 25 car parking area with no water service available to provide necessary services is irresponsible .</p>	<p>This comment provides an opinion and does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.</p>
C-24-03	<p>The use of portable chemical restrooms to service visitors needs would never be approved on any other property, by the city of San Ramon or Contra Costa County planning.</p>	<p>This comment provides an opinion and does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.</p>
C-24-04	<p>Parking in unprepared areas is a extreme danger during fire season. All the residents in our canyon rely on their own private water sources. East Bay Regionals ability to respond to any fire emergency is more limited than most property owners because they have no access to water at this proposed parking area.</p>	<p>Please refer to the response to Comment C-20-04 with respect to wildfire danger. In addition, because the project site is located within unincorporated areas of Contra Costa County and within the City of San Ramon and Town of Danville, the Contra Costa County Fire Protection District and San Ramon Valley Fire Protection District would share much of the same fire protection responsibilities. A memorandum of understanding regarding mutual aid in emergency situations is in place between the Park District and surrounding communities.</p>
C-24-05	<p>I understand that the developer of The Faria Preserve was allowed to “spare” their new neighborhood the very concerns I am expressing by instead providing the parking spaces required to mitigate their obligations of their conditions of approval ,in Bollinger Canyon.</p>	<p>This comment provides an opinion and does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.</p>
C-24-06	<p>I am requesting that you respond to each of the following safety and aesthetic concerns: #1 : Line of sight improvements along the entire length of Bollinger Canyon Road.</p>	<p>The Circulation Assessment (attached as Appendix F of the Draft EIR), and summarized on page 4.8-18 of the Draft EIR, determined that the proposed staging area would be located in a manner that provides unobstructed sight lines to allow drivers to detect vehicles 660 feet</p>

**Table 5.A: Comments and Responses Matrix**

Letter/ Comment Number	Comment	Response
	<p>When the low shrubby growth is trimmed back from the road any pedestrian, equestrian , bicyclist or vehicle is provided safer passage.</p> <p>A bike / pedestrian/ equestrian path from The Preserve entrance , along the entire Bollinger Canyon Roadway would provide safe passage to every park visitor and every vehicle.</p>	<p>to both the north and the south. This sight distance would be adequate. No further response is necessary. With respect to additional entrance points, please refer to the Master Response, Project Description and Project Merits, regarding comments on the components of the proposed project.</p>
C-24-07	#2 : Fire Safety Improvements. Including water storage for emergency use.	<p>Please refer to the response to Comment C-20-04 with respect to potential impacts related to fire safety.</p> <p>Installation of water storage for emergency use is not proposed as part of the project; however, a 5,000-gallon water tank is currently located within the project area that could be used in the event of an emergency.</p>
C-24-08	#3 : Portable Facilities be aesthetically screened and hidden from view by roofed structures that prevent rain from adversely effecting their function. With paving or another impermeable solution to prevent ground and water contamination.	<p>The proposed project does not include portable facilities. As discussed on page 4.1-18 of the Draft EIR, the proposed Old Time Corral Staging Area would be designed so that color, scale, style and materials of improvements would blend with the natural environment. The Old Time Corral Staging Area would include native landscaping to blend with the surrounding area and fencing that would resemble the existing corral fencing. As part of the staging area construction, a new corral would be installed within the grading footprint of the staging area.</p>
C-24-09	#4 : No parking signs be placed outside the designated parking area to prevent overflow parking from encroaching on private property .Those no parking signs should also be aesthetically pleasing. I am hopeful that East Bay Regional Parks and The Preserve have the ability to meet such a simple request.	<p>Installation and maintenance of park and trail signage are included in the proposed project as part of the ongoing park operations and maintenance for Las Trampas. Park District staff will work with Contra Costa County on any additional signage needed along the County’s right-of-way.</p> <p>This comment does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.</p>
C-24-10	The residents of Bollinger Canyon have been the best neighbors to EBRPD.	<p>This comment provides a closing to the comment letter does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such</p>

**Table 5.A: Comments and Responses Matrix**

Letter/ Comment Number	Comment	Response
	<p>We have been responsible caretakers of vast acreage ,for over one hundred years, by multiple generations of the same families.</p> <p>The same effort and concern for safety and quality of life should have been required of the development , now the responsibility becomes EBRP District.</p> <p>It is time to be a responsible caretaker too.</p>	<p>comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.</p>
<b>Public Hearing - Board Executive Committee Meeting (November 10, 2022)</b>		
<b>D-01 CNPS East Bay</b>		
D-01-01	<p>The oral comment is summarized as: Thank you for the presentation. It’s great to see the work on this park. We’re not prepared to make comments at this time. We will be prepared to comment at the Board level.</p>	<p>This commenter submitted Comment Letter B-05. Please refer to the comments and responses, included above. This comment does not address the adequacy or completeness of the Draft EIR; does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.</p>
<b>D-02 Bicycle Trails Council of the East Bay</b>		
D-02-01	<p>The oral comment is summarized as: Thank you for the presentation and materials on planning website. Looks like a very good plan to provide access to this parcel while also maintaining a very high degree of conservation. We’re glad to see the trails are designated for multi-use at this point and designed with that in mind. With this being new trail construction or existing roadways, it seems that bicycle access should be very feasible with minimized conflict. The animated view of the Calaveras Ridge Trail extension shows the bulk of that is in open grassland. The sections that are envisioned to go in the tree line appear to have good sight lines. The six-foot wide SWECO width provides a lot of space when combined with new design for multi-use intent. The Sabertooth is planned to be a road width, so from that point of view, it doesn’t look like a high conflict area. This does provide good connectivity for the local residents to get into this area, and a variety of trails. We urge the Board to support this and move this forward.</p>	<p>This comment does not address the adequacy or completeness of the Draft EIR; does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.</p>
<b>D-03 Jody Culver</b>		
D-03-01	<p>The oral comment is summarized as: The entire Faria project has been so impactful because of the devastation to the whole hillside. I’m happy to see the Faria Preserve project is now planting valley oaks as well as coast live oaks. I’m hoping that with the Park District interface with the Faria Preserve, that the Faria Preserve does some</p>	<p>The comment refers to the plantings that the Faria Preserve Residential Development Project is conducting as part of their mitigation requirements for the residential development. This is located adjacent to the Land Use Plan Amendment project. This</p>

**Table 5.A: Comments and Responses Matrix**

Letter/ Comment Number	Comment	Response
	restoration and plantings of native trees that would be represented in that area, including valley oaks, bays, madrones, buckeyes, and native grasses to restore the hillside as much as possible. Presently, there is a lack of biodiversity with the development into that hillside.	comment does not address the adequacy or completeness of the Draft EIR; does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.
<b>Public Hearing - Board Executive Committee Meeting (November 10, 2022)</b>		
<b>E-01 Bicycle Trails Council of the East Bay</b>		
E-01-01	Submitted written comments.	Please refer to response to Comment B-01. No further response is necessary.
<b>E-02 Kelly Abrue</b>		
E-02-01	The oral comment is summarized as: The meaning for the word Saudade for the walk-in entrance is accurate, and we should celebrate cattle ranching for the Portuguese community.	This comment does not address the adequacy or completeness of the Draft EIR; does not raise environmental issues; and does not request the incorporation of additional information relevant to environmental issues. Such comments do not require a response, pursuant to Section 15088(a) of the State CEQA Guidelines. No further response is necessary.
<b>E-03 CNPS East Bay</b>		
E-03-01	The oral comment is summarized as: The mitigations for special status plants and natural communities listed in the DEIR should be more descriptive and list how that would be done. The project is in designated a Wilderness Preserve and raises the question of what the Park District should be doing to give wilderness its due. The proposed trail from the Old Cattle Corral Staging Area on Figure 4.3-2 is concerning because it cuts through Coast Live Oak woodland, Arroyo Willow thicket, Chamise chapparal, Black Sage scrub, Creeping Wild Rye, right next to ponds and wetlands and tributaries, so this is a lot. Regarding trails, it would be helpful to describe multi-use and explain.	Please refer to response to Comment B-05. No further response is necessary.
<b>E-04 Virginia Farr</b>		
E-04-01	The oral comment is summarized as: I am concerned that none of the meetings in opposition was voiced in this meeting. Neighbors have spent \$75,000 fighting this. It's causing traumatic stress on the person that's going to be affected. The plan does not have the community meeting comments easily accessible. There is a section on noise saying that the noise level is acceptable, but it isn't acceptable if you have a history of	Please refer to the responses to Comment Letter C-05 and Comment Letter C-07. No further response is necessary.

**Table 5.A: Comments and Responses Matrix**

Letter/ Comment Number	Comment	Response
	<p>trauma. A firefighter lives next door to this. Their ability to tolerate noise is a lot different from other people. If you have PTSD, it's a lot harder to manage it. This person will never have peace or predictability or feel safe, and his house is 50 feet from this. He is greatly affected by this and you guys are ignoring him. You go into detail about the frogs and salamanders and trees, but what about the humans? Every door slam, every noise. I was over at his house when you were across the street. I could hear every noise echo across the garage. The sound of that area is horrible. You name that the Old Corral. Guess who built it? The guy that doesn't want it that close to his house. And we agree it's your property, but we would like it in a different location. We're worried about fires and car traffic. I've almost been hit 5 times in that corner. You have ignored the comments that everybody has sent you over the past five years. You have ignored the posts that say "Respect your neighbors, East Bay Parks". We don't want you here. We want you here, but we don't want you there. You ignore everything we are saying. It's causing PTSD-like symptoms and intentional trauma. You're causing five years of his life.</p>	

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## APPENDIX G

### COMMENTS RECEIVED ON THE DRAFT EIR



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***AMTB Inc.***  
***Amah Mutsun Tribal Band***

**Comment  
Letter  
A-01**

If you have done a Sacred Lands File (SLF) search and California Historical Resource Information System (CHRIS) and the Native American Heritage Commission (NAHC). If you have received any positives within 1 mile of the project area:

Our recommendations are as follows:

All Crews and Individuals who will be moving any earth be Cultural Sensitivity Trained.

A Qualified California Trained Archaeological Monitor be present during any earth movement.

A Qualified Native American Monitor be present during any earth movement.

If you have not done the searches, please do so and contact us with the results for our recommendations.

Any further questions or information we are happy to assist.

**A-01-01**

Irene Zwierlein



**AMTB Inc.**  
**Amah Mutsun Tribal Band**  
**3030 Soda Bay Road**  
**Lakeport, CA 95453**

Our rates for 2022

\$ 150.00 per hour.

4 hours minimum

Cancellations not 48 hours prior will be charged a 4-hour minimum. There is a round trip mileage charge if canceled after they have traveled to site.

Anything over 8 hours a day is charged as time and a half.

Weekends are charged at time and a half.

Holidays are charged at double time.

For fiscal year (FY) 2022, standard per diem rate of \$324 (\$255 lodging, \$69 M&IE).

**M&IE Breakdown FY 2022**

<b>M&amp;IE Total<sup>1</sup></b>	<b>Continental Breakfast/ Breakfast<sup>2</sup></b>	<b>Lunch<sup>2</sup></b>	<b>Dinner<sup>2</sup></b>	<b>Incidental Expenses</b>	<b>First &amp; Last Day of Travel<sup>3</sup></b>
<b>\$69</b>	\$16	\$17	\$31	\$5	\$64.00

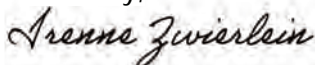
Beginning on January 1, 2022, the standard mileage rates for the use of a car round trip (also vans, pickups or panel trucks) will be: 58.5 cents per mile driven for business use. or what the current federal standard is at the time. As of July 1, 2022 the rate will increase to 62.5 cents per mile.

Our Payment terms are 5 days from date on invoice.

Our Monitors are Members of the Amah Mutsun Tribal Band of Mission San Juan Bautista.

If you have any questions, please feel free to contact the AMTB Inc. at the below contact information.

Sincerely,



Irene Zwiierlein





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7000 BOLLINGER CANYON RD.  
SAN RAMON, CALIFORNIA 94583  
PHONE: (925) 973-2500  
WEB SITE: [WWW.SANRAMON.CA.GOV](http://WWW.SANRAMON.CA.GOV)

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December 13, 2022

East Bay Regional Park District  
ATTN: Kim Thai, Senior Planner  
2950 Peralta Oaks Court  
Oakland, California 94605  
Sent via Email to: [kthai@ebparks.org](mailto:kthai@ebparks.org)

**RE: Draft EIR for the Southern Las Trampas Wilderness Regional Preserve Land Use Amendment**

Dear Kim Thai,

Staff has reviewed the Draft EIR for the Land Use Amendment for the southern portion of Las Trampas Wilderness Regional Preserve; we do not have comments to share at this time. We look forward to the opportunity to provide feedback regarding the Final EIR.

A-02-01

Thank you for your ongoing collaboration.

Sincerely,

Analisa Garcia,  
Assistant Planner



December 13, 2022

Kim Thai, Senior Planner  
East Bay Regional Park District  
2950 Peralta Oaks Court  
Oakland, CA 94605

Re: Notice of Completion of a Draft Environmental Impact Report for Southern Las Trampas Wilderness Regional Preserve Land Use Plan Amendment, (SCH 2019071058), Contra Costa County

Dear Ms. Thai:

East Bay Municipal Utility District (EBMUD) appreciates the opportunity to comment on the Draft Environmental Impact Report (EIR) for the Southern Las Trampas Wilderness Regional Preserve Land Use Plan Amendment, located in Contra Costa County (County), prepared by East Bay Regional Park District (EBRPD). EBMUD has the following additional comments.

A-03-01

#### **WATER SERVICE**

Parts of the Southern Las Trampas Wilderness Regional Preserve Land Use Plan Amendment are located outside EBMUD's current service area and would need to be annexed into EBMUD's current service area before receiving water service from EBMUD. Please note that EBMUD will not deliver water to any annexed property until a formal approval is issued by the U.S. Bureau of Reclamation. Attachment A is a description of the requirements pertaining to annexation. Project sponsors for future development located outside EBMUD's current service area should contact the Contra Costa County Local Agency Formation Commission (LAFCO) to apply for annexation.

A water main extension, at the project sponsor's expense, may be required to serve the property depending on EBMUD's metering requirements and fire flow requirements set by the local fire department. A minimum 20-foot wide right-of-way is required for installation of new water mains. Please see the attached EBMUD documents for California (Waterworks Standards) Code of Regulations, Title 22, Section 64572 (Water Main Separation) and EBMUD requirements for placement of water mains (Attachment B). The project sponsor should contact EBMUD's New Business Office and request a water service estimate to determine the costs and conditions of providing additional water service to the proposed development. Engineering and installation of water mains and services require substantial lead time, which should be provided for in the project sponsor's development schedule.

A-03-02

Kim Thai, Senior Planner  
December 13, 2022  
Page 2

Comment  
Letter  
A-03  
cont.

## WATER CONSERVATION

The project presents an opportunity to incorporate water conservation measures. EBMUD requests that the lead agency include in its conditions of approval a requirement that the project comply with Assembly Bill 325, "Model Water Efficient Landscape Ordinance," (Division 2, Title 23, California Code of Regulations, Chapter 2.7, Sections 490 through 495). The project sponsor should be aware that Section 31 of EBMUD's Water Service Regulations requires that water service shall not be furnished for new or expanded service unless all the applicable water-efficiency measures described in the regulation are installed at the project sponsor's expense.

A-03-02  
cont.

If you have any questions concerning this response, please contact Timothy R. McGowan, Senior Civil Engineer, Major Facilities Planning Section at (510) 287-1981.

Sincerely,



David J. Rehnstrom  
Manager of Water Distribution Planning

Attachments: A - Annexation to EBMUD Current Service Area Requirements  
B - EBMUD Requirements for Placement of Water Mains

DJR:MSW:  
sb22\_352 Southern Las Trampas Wilderness Regional Preserve Land Use Plan Amendment.docx

cc: Kyle Simpson  
LSA Associates  
2565 Alluvial Avenue, Suite 172  
Clovis, CA 93611

**Attachment A**

**ANNEXATION TO EBMUD CURRENT SERVICE AREA REQUIREMENTS**

Changes to EBMUD's water supply commitments, such as supplying water to lands outside EBMUD's existing customer service area, require EBMUD to seek and obtain approval from the U.S. Bureau of Reclamation (USBR), with whom EBMUD has a contract for supplemental water supply in dry years. To support its approval of any expansion of EBMUD's customer service area, USBR requires environmental documentation that extends beyond what is typically needed to meet the CEQA requirements. This documentation is required to satisfy federal environmental laws including the National Environmental Protection Act (NEPA), the Endangered Species Act (ESA), and Section 106 of the National Historic Preservation Act (NHPA). EBMUD will require any developer requesting annexation to provide such documentation, which EBMUD will use to support its request for USBR's consent to the provision of water service to the annexed area. In evaluating the adequacy of this environmental documentation, USBR typically consults with other federal agencies, including the U.S. Fish and Wildlife Service. In situations where the U.S. Army Corps of Engineers (Corps), in fulfilling its obligations for issuing permits and documenting environmental impacts under the Clean Water Act, ESA, NEPA and other federal environmental laws, USBR has indicated to EBMUD that it would prefer that the Corps complete all of its requirements under these laws, after which USBR would augment the documentation only as necessary to fulfill its own requirements to support the expansion of EBMUD's customer service area.

Since documentation that fulfills CEQA requirements is generally also sufficient to meet the majority of NEPA requirements, it is advisable when undertaking work to satisfy CEQA to also be cognizant of the parallel NEPA requirements as well as those NEPA requirements that go beyond CEQA requirements. Early discussions with EBMUD in this regard are highly recommended.

Because the NHPA Section 106 requirements are generally less well understood than other environmental requirements under USBR's purview, guidelines have been issued for conducting studies and preparing documentation to address these requirements. In particular, USBR requires a stand-alone report addressing Section 106 requirements. EBMUD will review the developers' Section 106 report and submit it for USBR's approval. Once satisfied with the Section 106 report, USBR may forward it to the State Historic Preservation Officer for approval.

It is important to note that EBMUD's Central Valley Project water supply contract requires payment of USBR's costs incurred to review the relevant documentation supporting any annexation request and to fulfill its own documentation responsibilities under the applicable federal laws. EBMUD requires the developer of any proposed annexation to reimburse EBMUD for these costs. Once a developer approaches EBMUD for annexation approval, EBMUD will require the developer to enter into an agreement (or separate agreements, if necessary) to advance sufficient funds for any related studies or work, including CEQA documentation if necessary, as well as the USBR costs that will be charged to EBMUD.

Charges and agreements related to the installation of water delivery facilities and connections are subject to EBMUD's Regulations Governing Water Service to Customers of EBMUD.

## **Attachment B**



### **Applicant Pipeline Design Criteria**

EBMUD values applicant pipeline projects and is committed to providing a thorough and efficient design. To ensure an efficient design process and to avoid significant delays the design criteria below should be adhered to when submitting improvement plans.

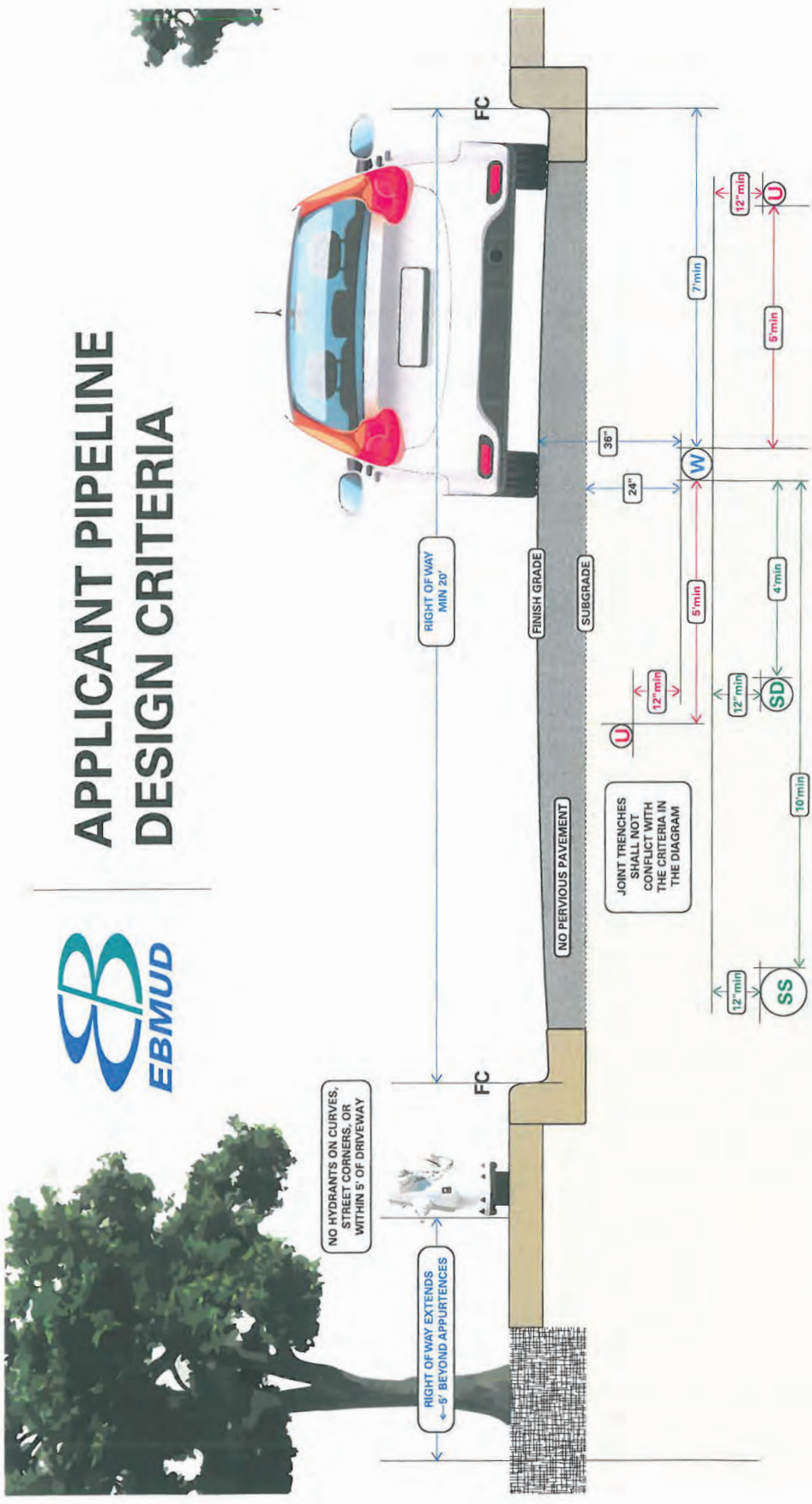
#### Design Criteria

- Water mains shall be seven (7) feet from face of curb.
- Water mains shall maintain a minimum one (1) foot vertical and five (5) foot horizontal clearance from other utilities.
- Gas mains shall meet the one (1) foot vertical separation requirement by installing the gas main below the water main only.
- Water mains shall maintain a minimum ten (10) foot horizontal clearance (O.D. to O.D.) and be located a minimum one (1) foot above any sewer main. Title 22 CCR
- Water mains shall maintain a minimum four (4) feet horizontal clearance (O.D. to O.D.) and be located a minimum one (1) foot above any storm drain. Title 22 CCR
- Water mains shall have a 36-inch cover to final grade and 24-inch cover to pavement subgrade.
- Joint trenches that are in conflict with the criteria above may delay the project. Submit to EBMUD final joint trench plans (no intent plans) which include the size of the joint trench and the utilities located inside.
- Water mains shall not be installed under pervious pavement.
- Water mains installed under decorative pavement, pavers, or stamped concrete will require an additional paving agreement.
- Hydrants shall not be located on curved sections of street, street corners, or within five feet of a driveway.
- Right of ways for 6-inch and 8-inch water mains shall be a minimum of 20 feet wide and extend five (5) feet past the water main centerline.
- Right of ways for 12-inch to 24-inch water mains shall be a minimum of 20 feet wide and extend eight (8) feet past the water main centerline.

Please contact the New Business Office representative assigned to your project if there are any questions regarding the requirements listed above. Meeting this criteria will enable the most efficient design possible.



# APPLICANT PIPELINE DESIGN CRITERIA



JOINT TRENCHES SHALL NOT CONFLICT WITH THE CRITERIA IN THE DIAGRAM

<b>W = WATER</b> 24" cover to subgrade 36" cover to final grade 7' inset from face of curb	<b>SS = SANITARY SEWER</b> min 12" below water min 10' horizontal clearance	<b>SD = STORM DRAIN</b> min 12" below water min 4' horizontal clearance	<b>FC = FACE OF CURB</b>
	<b>U = UTILITY</b> min 12" vertical clearance min 5' horizontal clearance		

Comment  
Letter  
A-03  
Attach B



### **11/28 PAC Public Comment**

Public comment on agenda item 5c - Public Hearing on Southern Las Trampas LUPA and Draft EIR

I submit this public comment on agenda item 5c - Public Hearing on Southern Las Trampas LUPA and Draft EIR. Please forward it to the PAC members and any other appropriate staff. It is unlikely that I will be able to attend this meeting. I ask that you acknowledge that this public comment was submitted during the public comment period for this agenda item. Thank you.

PAC members and staff,

Thank you for the opportunity to make public comment on agenda item 5c - Public Hearing on Southern Las Trampas LUPA and Draft EIR. We believe that staff have again done good work conducting a thorough public planning process and have responded to the variety of input from both external public stakeholders and internal stakeholders. The LUPA and Draft EIR represent a plan that will protect sensitive natural resources and habitat while still providing recreational opportunities. We ask that you support their planning effort and recommend approval of this LUPA and draft EIR by the Board.

The LUPA includes a nominal amount of new trails designated as multi-use including bike access. These are either planned to be existing or new roads or new less than 8 foot wide, narrow trails. The new narrow trails will include detailed design with multi-use intent providing appropriate sight lines and speed controlling features for bikes. This is significantly different than historic trails that were not designed for multi-use including bikes. The majority of the new trails will be in areas with open grasslands and mild slopes providing safe opportunities for passing and multi-use.

These are land banked properties that will be opened to the public. The district, board and staff, have stated that land banked

**B-01-01**

properties will include new bike access to narrow trails. The district has not been willing to provide access on existing narrow trails due to impact to current trail users and their lack of design for multi-use. The prohibition of bike access to narrow trails in Ordinance 38 and the lack of significant addition of access over the last 3 decades is not serving conservation efforts or trail user experiences very well. Public desire for mountain bike access to narrow trails continues to grow and is underserved beyond Crockett Hills. The narrow trail access proposed is modest. The status quo is not working and is not practical to enforce. Meaningful planned access as proposed by staff should be given a chance to start providing more equitable bike access, improving protection of sensitive natural resources, and improving trail experiences for all trail users. While this hearing will likely not decide specific trail access we urge you to consider this perspective and support the plan provided by staff.

**B-01-01  
cont.**

The hundreds of members of the Bicycle Trails Council of the East Bay and the thousands of mountain bikers in the East Bay remain ready and actively working with the district to steward these public open spaces and improve experiences for all trail users. We continue to work with district on the bike bell program, facilitate hundreds of hours of trail maintenance at Crockett Hills and other trail systems including opportunities for area middle and high school students, participated on the Trail User Working Group, remain ready to help as possible to improve stewardship and trail experiences for all users. We are your constituents. Please reach out if we can be of assistance. Thank you for your time.

Respectfully,

Scott Bartlebaugh

Advocacy Director, Bicycle Trails Council of the East Bay

**From:** Arthur Hull  
**To:** Kim Thai  
**Subject:** Southern Las Trampas Land Use Plan  
**Date:** Tuesday, November 29, 2022 7:04:37 PM

---

Dear Senior Planner Kim Thai,

I am the chairman of the SIR Branch 101 Hiking Group which currently has 110 members from the Tri-Valley area. We are divided into three subgroups depending on the difficulty of the hike. We hike on most of the East Bay Regional Parks and Preserves within and adjacent to the tri-valley cities. Las Trampas WRP is one of the facilities which we use often. Having the ability to access the new southern section of Las Trampas WRP from Bollinger Canyon Road would be invaluable to our members. EBParks is an amazing resource that the entire bay area appreciates. We strongly support the effort to open up this valuable Southern Las Trampas resource.

On another subject, we are lucky to have the East Bay Parks staff working hard for us, and hopefully they can move the Finley Road Morgan Territory Project forward while overcoming the many obstacles which they will encounter. A new staging area there will improve our personal safety and be greatly appreciated by the many users of that resource.

Sincerely,

Arthur Hull,  
Chairman SIR101 Hiking Group

**B-02-01**



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San Francisco Bay Chapter  
Serving Alameda, Contra Costa, Marin, and San Francisco Counties

December 13, 2022

VIA EMAIL ONLY VIA EMAIL ONLY  
ktahi@ebparks.org

East Bay Regional Park District  
ATTN: Kim Thai, Senior Planner  
2950 Peralta Oaks Court  
Oakland, California 94605-0381

Re: Comments South Las Trampas LUPA Draft Environmental Impact Report

Dear Ms. Thai:

In order to avoid repetition and duplication of comments, Sierra Club joins in the comments of the California Native Plant Society submitted by Jim Hanson.

B-03-01

Sincerely yours,

*Norman La Force*

Chair, East Bay Public Lands Committee  
& Chapter Legal Chair



**SPRAWLDEF**  
Sustainability, Parks, Recycling  
And Wildlife Legal Defense Fund  
802 Balra Drive, El Cerrito, CA 94530  
510 295-7657 www.sprawldef.com n.laforce@comcast.net

December 6, 2022

VIA EMAIL ONLY

Colin Coffey, President  
Ellen Corbett, Elizabeth Echols, Beverly Lane,  
Dee Rosario, Dennis Waespi, and Ayn Wieskamp  
East Bay Regional Park District Board of Directors

Re: Comments on December 6, 2022 Park District Agenda Item:  
Number 3a-Ordinance 38 Amendments

Dear President Coffey and Directors Corbett, Echols, Lane, Rosario, Waespi, & Wieskamp:

SPRAWLDEF submits the following comments on Agenda Item Number 3a-Ordinance 38 Amendments. Due to the fact that I was away from December 1 to December 5 in Chicago on family matters, I was not able to submit these comments earlier.

Comments Are Not Personal to the Current General Manager But Regard the Office

To begin with, SPRAWLDEF wants to make it very clear that its comments about this amendment are not directed at the current General Manager. SPRAWLDEF has great respect for the current general manager and has appreciated her involvement on issues like saving Point Molate. Nothing stated in this letter should be taken as a reference to Ms. Landreth personally. In fact, it is precisely because she is a general manager that has the support of the Board and also has demonstrated her support for the parks, habitat, wildlife, and recreation that SPRAWLDEF cannot support it. Too often in the past, actions taken to allow a trusted and dedicated administrator similar plenary powers results in a successor to that originally trusted administrator to abuse the power and authority originally granted to that administrator. In fact, this fact makes this amendment more problematic because it is a future general manager or other "designees" that most concern SPRAWLDEF. Trusting that the Board understands that SPRAWLDEF's comments are not directed at the current general manager, it has the following concerns.

**B-04-01**

Recommendation to Not Approve the Proposed Amendment as Currently Written

SPRAWLDEF urges the Board to not adopt the proposed amendment to Ordinance 38 as proposed. While SPRAWLDEF does not believe any amendment should be approved, the current proposal raises more issues and concerns than it purports to resolve. It should be referred back to the Executive Committee for further refinement if the Board intends to approve any amendment along the lines proposed.

Amendment Gives Plenary Authority and Power to the General Manager  
Without A Transparent Public Process

The proposed amendment gives the General Manager plenary authority to suspend or modify all provisions in Ordinance 38 in order to implement what are called “administrative actions” necessary to respond to emerging activities or conditions impacting parkland resources or equitable recreational access by members of the public. One section it refers to “temporary rules,” but that reference raises many issues that will be discussed below.

The amendment gives the General Manager on their own authority the power and right to take any action on activities or uses without any input from the Board of Directors, any public notice or input, and without any environmental review of the impacts of the proposed administrative action. This lack of an open, public, and transparent process is contrary to California’s open meeting laws and the public policy that underlies those laws. The amendment’s provision that within 60 days the general manager shall notify the Board of any action is not sufficient public notice and does not provide for public input. In fact, there is no requirement that the notice be agendaized for a Board meeting, only that a notice is provided.

The Amendment Allows for a General Manager to Gut Ordinance 38  
Without Any Board Oversight

In effect Ordinance 38 is gutted. It also does not provide authority for the Board to revoke or rescind the General Manager’s decision. It simply provides that within 60 days of the General Manager’s decision, the General Manager shall notify the Board of the action taken. This is too broad a grant of authority without any checks or controls. Hypothetically, on the one hand, it would give the general manager the authority to close off an entire park to any user because the general manager decided that impacts to wildlife required such a closure. The general manager, for example, could authorize the closure of Albany beach to off leash dogs without Board or public notice or input. On the other hand, it grants the general manager the authority to open up all narrow trails to all users including conventiona and ebikes, again without any Board or public input. Such plenary power and authority is not appropriate in our system of governance.

There Is Not Explanation or Rationale for Such a Sweeping Amendment

Second, the rationale for this amendment is not clear. The staff report refers to the need to respond to urgent issues not related to public health and safety. But what does that mean? Moreover, Ordinance 38 already allows for the general manager to take actions that protect health and safety which is in keeping with recognized legal authority.

But the amendment goes much further without an explanation as to the need for it. The amendment does not specifically limit the general manager’s power and authority to protecting wildlife or habitat which might serve as a rationale. It goes much further to grant power and authority for the general manager to issue rules and regulations that “distribute parkland resources and facilities among competing users, including but not limited to the **permitting** ...of certain activities [undefined]...” (emphasis added). The staff report notes that there is an issue of the need to distribute parklands among competing uses. Candidly, this is a carte blanche for a general manager to declare that conventional and ebikes are allowed anywhere in the Park District. It also gives plenary authority to a general manager to open up protected habitat areas for any kind of recreational access.

The only remedy that the public or an outside agency has is to file a lawsuit challenging a general manager’s action, but the amendment explicitly states that a general manager’s actions can be for emergency situations which are typically very easy to defend in court given the broad discretion that the amendment provides to a general manager. Nor should it be the policy of the Board to resolve issues through lawsuits rather than through public action by the Board.

**B-04-01  
cont.**

The Term “Temporary” Is Not Defined And Can Mean Actions  
That Would Be In Place for Years

Third, the ordinance appears to authorize “temporary” rules etc. but the language of the amendment does not state that explicitly. All that it states is that the general manager can issue “temporary rules.” The modifier “temporary” does not apply to “regulations” or to “take other actions as are necessary to preserve parklands...and to distribute parkland resources and facilities among competing uses.” Consequently, the amendment allows the general manager to take an action that opens up parks to any activities whatsoever. In theory, a general manager could authorize the removal of restrictions on access to Native American/First Nation areas such as at Round Valley in order to ensure that parkland resources are distributed to competing users. It could authorize the general manager to add trails or other facilities to protected habitat areas. Alternatively, it could authorize the general manager to ban off-leash dogs in all parks or ban ebikes in all parks. Any such actions would not be temporary but permanent.

Moreover, even if an action has a temporary time period, if the action taken is to open up a park area or resource for additional recreational access, it will be impossible to withdraw that permitted use after the limited time period. This is the classic letting the genie out of the bottle.

For example, a general manager could decide to open up a current set of narrow trails for all conventional and ebike access for a period of a month. Once that access is granted, there is no way for that access to be restricted. The recreational user will not understand why they were allowed access for a shorter period of time, but then that access is rescinded.

Alternatively, a general manager could restrict access to a park area to protect an endangered species with the limitation that the restriction would be withdrawn once the U.S. Fish and Wildlife Service removes the species from the endangered list. That is a temporary action, but it could decades, if ever, that the species is removed from that list.

Consequently, if the Board wants to move forward with an amendment, the term temporary should be defined and limited as to duration and the types of actions that an action would apply to.

Lack of Protection for Actions That Would or Could Have  
Significant Adverse Environmental Impacts

Fourth, the amendment guts and eviscerates CEQA. SPRAWLEF maintains that this amendment cannot be approved because it requires CEQA review. Indeed, it appears to be intended as an end run around CEQA. The staff report states that CEQA is not required because it does not cause a change to the physical environment. SPRAWLDEF disagrees. This amendment will cause changes to the physical environment depending on what is allowed or disallowed based on a general manager's actions.

B-04-01  
cont.

Moreover, the Board needs to know is that any action taken will be defended by your legal counsel on the grounds that it is exempt from CEQA as a categorical exemption due to the "emergency" nature of action. Thus, a general manager could authorize the opening up of habitat for all recreational uses without any CEQA analysis because it is a categorially exempt. This is just flat out wrong.

The 60 Day Notice Period Is Too Long and Lacks Any Justification for Such Length

Ordinance 38 currently requires a general manager to give notice of an action taken to protect public health and safety within 30 days of taking such action. Without any explanation or rationale, the amendment extends that time period to 60 days. There is no reason for extend the time for a general manager to be required to simply notify the Board of an action taken. No justification is provided as to why 30 days has not worked in the past and is not sufficient.

The Real Purpose Appears to Be to Authorize the Briones Pilot Project And If So, Then The Board Should Take Action Without Amending Ordinance 38

The staff report stresses that the amendment could be used to allow for the Briones Pilot Project to go forward. But that project does not require such a radical amendment to Ordinance



38. In fact, the Board can simply agendaize the matter and vote to authorize the Pilot Project. Indeed, given the time and effort that the staff and now the Board has expended on this amendment, the pilot project could have been approved already. Just why there is a reluctance to put the Pilot Project on the Board's agenda for public comments and a Board vote has never been explained to the SPRAWLDEF and other organizations and the public at large. Amending Ordinance 38 should not be used to authorize a single Pilot Project.

Conclusion

In sum, this amendment needs a lot more review and work before it is ready for prime time. It is ill conceived. If the purpose is to authorize the Briones Pilot Project, then all the Board needs to do is authorize that project. If it is for other purposes, then it needs a lot more work.

Therefore, SPRAWLDEF urges the Board to reject this proposed amendment.

Sincerely yours,

*Norman La Force*

Norman La Force,  
President SPRAWLDEF

**B-04-01  
cont.**



CALIFORNIA NATIVE PLANT SOCIETY  
East Bay Chapter

December 14, 2022

East Bay Regional Park District  
ATTN: Kim Thai, Senior Planner  
2950 Peralta Oaks Court  
Oakland, California 94605-0381

RE: Comments on Southern Las Trampas Wilderness Preserve - Draft  
Environmental Impact Report (DEIR)

Dear Ms. Thai:

This letter comments on the Draft Environmental Impact Report (DEIR) for the Southern Las Trampas Wilderness Preserve, a project that combines several properties into a significant and welcome expansion of land set aside primarily for preserving and enhancing its plant and wildlife habitat.

Compared to the approximately three-quarters of Regional Parks that offer significant recreation opportunities, the Park District classifies Las Trampas as a wilderness reserve because of its “size, character, nature, and needs of its special features.” Indeed, the Land Use Plan Amendment for a wilderness reserve for Southern Las Trampas states that the primary planning and operational objectives for 99% of the site are “to preserve and enhance natural habitat and vegetation diversity.”

The DEIR broadly describes this southern portion of the preserve as a mix of grassland, shrub, and oak woodland habitat areas. The DEIR reports that seven special-status native plants have been observed in or are potentially present, as well as three sensitive natural plant communities - Creeping Wild Rye (*Elymus triticoides*), Arroyo Willow thickets, and Valley Oak woodland. Due to these vegetation assemblages, twenty-one special-status wildlife species were determined to be present or potentially present on the project site.

We are providing the following comments to contribute to the planning of the Las Trampas addition as a unique wilderness preserve that also provides access to park visitors in ways that preserve and enhance the natural habitat and vegetation diversity. Given the nature of

B-05-01

ecological relationships, the comments and recommendations may include flora and fauna, as does the DEIR.

B-05-01  
cont.

1. There is still a need for sufficient baseline information to adequately assess staging area and trail alignment impacts on special-status flora and fauna.

The DEIR states that “reconnaissance-level” surveys were conducted on July 26, 2018, and June 5, 2019, to assess current habitat conditions and evaluate the potential for the site to support special-status plant and animal species. The DEIR states that information on all special status-plant and animal species surveys was developed by walking the proposed staging area and 4.2 miles of trail alignments and a 50-foot buffer on each side of the proposed trail alignments over two days. On June 5 and on August 7, 2019, the vegetation was mapped across the slightly over 750 acres of project site.

Compared to “reconnaissance” or “focused” surveys, comprehensive, well-timed floristic surveys consistent with California Department of Fish and Wildlife (CDFW) survey guidelines are designed to more fully determine if special-status species are in the path of development construction. Comprehensive surveys aid the lead agency in determining the best locations for development, rather than being used after the locations have already been selected, as in the case of the DEIR. As one example, DEIR notes the presence at Las Trampas of a special-status species, Mount Diablo fairy-lantern (*Calochortus pulchellus*; CRPR List 1B). This underground bulb is dormant outside of the flowering period of March through May. Thus, this special status plant was not in flower within the limited survey dates and timing.

B-05-02

There are good planning reasons why the CDFW-guided field surveys should be representative of the entire project area. The DEIR reports that the Las Trampas Wilderness Preserve supports a significant variety of special-status plant and wildlife species. Comprehensive, well-timed baseline botanical and wildlife survey information on the biological impacts of the proposed staging area and trail alignments would indicate whether alternative staging and trail alignment locations lead to less impacts.

An investment in knowing the areas of ecological diversity, flora and fauna, is appropriate and needed for a wilderness preserve. The Peters, Chen, and Elworthy properties have been available since 2015 to observe and document the areas that support the highest plant and animal diversity. However, a fuller understanding of the special-status plant and animal habitats, and the ecological richness of the site overall, is still possible through an amendment to Mitigation Measure BIO- 1.

Recommendation and Request: Amend **Mitigation Measure BIO- 1** to specify starting the comprehensive botanical surveys following CDFW protocols *a minimum of one year* prior to construction for the proposed staging area and trail areas.

The entire site should be evaluated to fill in any missing information on high-value sections of the project site to preserve and enhance habitat for special status species. Also, done early,

these more informative surveys could provide engineers with advanced information for trail alignment changes before completing construction drawings and the award of a contract bid. Using adequate surveys to avoid intact special-status plant populations and high-quality wildlife habitat, instead of repairing habitat damage with complex, expensive, and challenging plant replacement mitigations, is more beneficial for this wilderness preserve.

B-05-02  
cont.

2. The DEIR considers temporary avoidance or minimization measures during the construction of a staging area and the proposed new trail alignments but does not fully assess the potential and known impacts and mitigations from the use and operation of these facilities.

There is insufficient information on the operational impacts of opening the proposed staging area and new trail alignments presented in the DEIR. The DEIR describes specific operational resource protection measures for Special Resources Protection Areas. Similarly, the operational impacts and associated operational protection measures from opening the approximately 615 acres of land banked property needs to be adequately described.

First, the DEIR needs to clearly describe and consistently define what is meant by “multi-use” on a trail. Different trail uses have different impacts on the special-status plant and wildlife species. District information provided at the 11/28/22 Park Advisory Committee public hearing on the DEIR indicated that multi-use could include just hikers and equestrians. The term "multi-use" is commonly referred to and accepted as allowing mountain bikes, equestrians, and hikers. On park maps, the District indicates that paved or unpaved “multi-use” trails are "hiker, biker, horse," including the Las Trampas Regional Wilderness Preserve map. This term needs to be clearly defined throughout the DEIR.

B-05-03

Regarding *operational* impacts and associated protection measures, the DEIR concentrates on temporary construction impacts but does not sufficiently account for the operational impacts that are known to accompany the use of staging areas and trails. This by no means precludes the building of new staging areas and trails, but it does require an analysis of operational impacts and mitigations to preserve and enhance natural habitat and prevent harm to special status species.

Fortunately, the Park District has begun to look at use impacts from trail use by mountain bikers, hikers, and equestrians, such as data showing extensive illegal trail creation, use, and landscape damage in a regional park.

General information on the known and potential impacts of each user type is fortunately available through some of the resources provided by the District to a Trail Users Working Group (such as a California Fish and Wildlife Journal issue on “Effects of Non-consumptive recreation on wildlife in California,” and a Mid-Penninsula Open Space “Science Advisory Panel Findings on the Topic of Recreation, Part II: Impacts of Open Space Recreation and Use Management Frameworks”).

Concerning new trails, the DEIR notes that special-status wildlife species can cross a newly constructed trail; however it does not consider trampling or indirect effects from frequent or even unexpected trail use. This is an important consideration in high habitat value areas, such as where two vegetation types meet (as with the proposed Warbler Trail alignment), or within grasslands that provide desirable habitat burrowing owl colonization or Grasshopper Sparrow nesting. The Grasshopper Sparrow is a special species of concern in the District's recent "NatureCheck" ecological health assessment and this bird has been sighted at Las Trampas. If comprehensive biological surveys point to the park staging and trail alignments where all users can avoid high value habitat and direct and indirect impacts for these special status species then trail users, including those with off leash dogs, would be able to avoid impacts to these special-status species.

Recommendation and Request:

- a) Implement the recommended amendment to **Bio 1** to start comprehensive botanical surveys so that the operational and use impacts and construction impacts from new developments avoid these habitat areas.
- b) Describe the known and potential operational and use impacts, analysis of impacts, and mitigations from the proposed and alternative new staging area locations and trail alignments. For instance, each trail user may likely impact nesting if the trail is located within a radius that will likely leads to the parent birds abandoning the nest. Also, if applicable, existing conditions data on off-trail creation in the current Las Trampas Regional Wilderness Preserve should be provided as an indicator of a potential significant impact in the new southern part of the preserve when it's opened. Operational and use impacts and mitigations should be fully described.
- c) Given the wilderness preserve status of the project, we recommend applying the management, monitoring, and remedial measures described for the project's Special Resources Protection Areas (SRPAs, pg. 4.3-79, 80) as operational and use mitigations for the landbanked project area also.

3. The proposed Calaveras Trail alignment proposes a narrow trail that is reportedly steep in locations and directly borders five Alameda Whipsnake/Striped Racer scrub habitat areas. An alternative trail alignment should also be described and evaluated that considers comparative biological impacts from construction and ongoing, post-construction use.

**B-05-03**  
cont.

**B-05-04**

The video drone footage provided at the Park Advisory Committee meeting on the proposed Calaveras narrow trail alignment illustrated how it bordered five large scrub areas that the DEIR indicates may be core habitat to Alameda Whipsnake/Striped Racer. At the same time, an existing, already developed section of ranch road is present in this location (highlighted blue dashed line). This existing service road is proposed for closure,



however it is difficult to find any information in the Plan or DEIR that explains the reason for the proposed closure, especially considering the relative potential environmental impacts from the proposed Calaveras Trail alignment (dashed red and yellow-outlined line). The existing service road segment may or may not have been evaluated as an environmentally superior alternative, or there may be other practical considerations, but these factors should be described and analyzed in the EIR.

From figure 4.3-1, DEIR

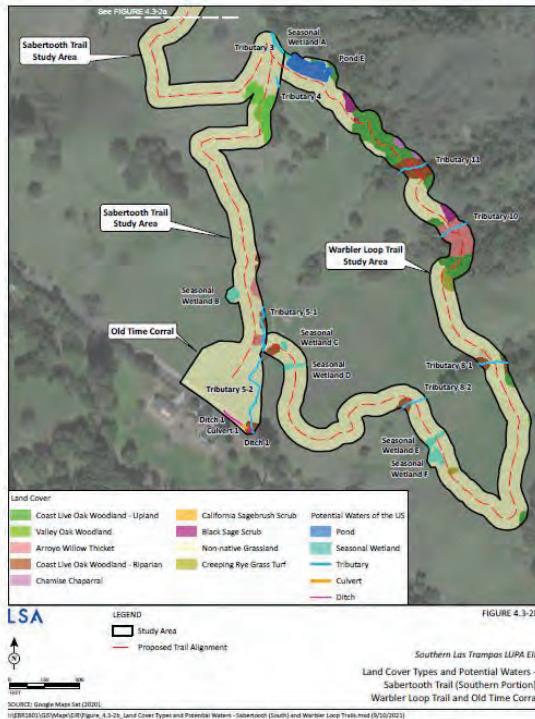


**Recommendation and Request:** Conduct comprehensive biological surveys of the proposed Calaveras Trail alignment for both new construction and for ongoing trail operational impacts proposed for "mixed use" trail on this reportedly steep narrow trail along scrub areas that appear to be core habitat for Alameda striped racer. Compare the biological impacts of this trail alignment with the biological impacts to the existing nearby service road that would be closed, or to another feasible trail alignment.

**B-05-04  
cont.**

- When both construction and operational impacts are also fully considered, the numerous cumulative impacts from the proposed Warbler Trail alignment in particular are not adequately described, analyzed, or mitigated for, and thus an alternative trail alignment, or no trail in this area, should be evaluated due to the cumulative impacts of construction and operation from this particular alignment.

**B-05-05**



While there is likely a desirable recreational reason for selecting the Warbler Trail alignment, as proposed this alignment would cut through:

- 6 Hillside tributaries
- 5 Seasonal wetlands
- 1 edge of a pond
- 7 different vegetation habitat types, three of which are recognized CEQA sensitive natural plant communities
- 20 different sections of vegetation habitat

The DEIR reports that these vegetation habitat types are also habitat for the preservation and survival of the 21 following special status wildlife species:

California tiger salamander, California redlegged frog, Western pond turtle, Alameda whipsnake, Burrowing owl, Long-eared owl, Northern harrier,

Golden eagle, White-tailed kite, Vaux's swift, Olive-sided flycatcher, Grasshopper sparrow, Loggerhead shrike, San Joaquin kit fox, San Francisco dusky-footed woodrat, Pallid bat, Western red bat, American badger, and Crotch bumble bee and Western bumble bee.

Also, DEIR discussion on burrowing owls states that "the staging area, proposed corral site and the lower elevation portions of the Sabertooth Trail and Warbler Loop Trail alignment have shorter vegetation and ground squirrel burrows that could be used by burrowing owls."

Additionally, the trail alignment is proposed at the edge, or "ecotone," where several different plant communities meet and connect with other plant communities. These edges are important to wildlife and often support a high animal species abundance and diversity. The project phasing plan (Table 3.D) recommends permitting and constructing the Warbler Loop Trail within 2-5 years as park user demand dictates.

**Recommendation and Request:** Use the recommended 2-5 years to further analyze a trail in this location. Describe the comprehensive biological impacts of the proposed Warbler Trail alignment from both the construction and continual use as a proposed "multi-use" trail. Evaluate the significance of the impacts on multiple special-status species and the wildlife habitat edges from this proposed trail location, even if it means re-evaluating a trail in this environmentally sensitive location.

5. Clarify the monitoring protocol for replacement of a sensitive natural community, *Elymus triticoides*

The DEIR refers to a Mitigation Measure 2c for the monitoring protocol for replacement for *Elymus triticoides*. Measure 2c may have been replaced with Measure 15. Please clarify or adjust this monitoring procedure for this sensitive natural community as appropriate.

B-05-07

Thank you for the work the District put into the Southern Las Trampas Draft Environmental Impact Report. Our interest is in providing comments and recommendations for the DEIR to preserve and enhance natural habitat and vegetation diversity for this remarkable wilderness preserve.

B-05-08

Sincerely,



Jim Hanson  
Conservation Chair  
conservation@ebcnps.org



From: [Mike Vandeman](#)  
To: [Kim Thai](#)  
Subject: Mountain Biking and Trail-Building Destroy Wildlife Habitat!  
Date: Monday, October 31, 2022 7:55:22 PM

---

Re: Southern Las Trampas Land Use Plan Amendment Project

The major harm that mountain biking does is that it greatly extends the human footprint (distance that one can travel) in wildlife habitat. E-bikes multiply that footprint even more. Neither should be allowed on any unpaved trail. Wildlife, if they are to survive, MUST receive top priority!

What were you thinking??? Mountain biking and trail-building destroy wildlife habitat! Mountain biking is environmentally, socially, and medically destructive! There is no good reason to allow bicycles on any unpaved trail!

Bicycles should not be allowed in any natural area. They are inanimate objects and have no rights. There is also no right to mountain bike. That was settled in federal court in 1996: <https://mjvande.info/mtb10.htm> . It's dishonest of mountain bikers to say that they don't have access to trails closed to bikes. They have EXACTLY the same access as everyone else -- ON FOOT! Why isn't that good enough for mountain bikers? They are all capable of walking....

Why do mountain bikers always insist on creating illegal trails? It's simple: they ride so fast that they see almost nothing of what they are passing. Therefore, they quickly get bored with any given trail and want another and another, endlessly! (In other words, mountain biking is inherently boring!)

A favorite myth of mountain bikers is that mountain biking is no more harmful to wildlife, people, and the environment than hiking, and that science supports that view. Of course, it's not true. To settle the matter once and for all, I read all of the research they cited, and wrote a review of the research on mountain biking impacts (see <https://mjvande.info/scb7.htm> ). I found that of the seven studies they cited, (1) all were written by mountain bikers, and (2) in every case, the authors misinterpreted their own data, in order to come to the conclusion that they favored. They also studiously avoided mentioning another scientific study (Wisdom et al) which did not favor mountain biking, and came to the opposite conclusions.

Mountain bikers also love to build new trails - legally or illegally. Of course, trail-building destroys wildlife habitat - not just in the trail bed, but in a wide swath to both sides of the trail! E.g. grizzlies can hear a human from one mile away, and smell us from 5 miles away. Thus, a 10-mile trail represents 100 square miles of destroyed or degraded habitat, that animals are inhibited from using. Mountain biking, trail building, and trail maintenance all increase the number of people in the park, thereby preventing the animals' full use of their habitat. See <https://mjvande.info/scb9.htm> for details.

Mountain biking accelerates erosion, creates V-shaped ruts, kills small animals and plants on and next to the trail, drives wildlife and other trail users out of the area, and, worst of all, teaches kids that the rough treatment of nature is okay (it's NOT!). What's good about THAT?

To see exactly what harm mountain biking does to the land, watch this 5-minute video: <http://vimeo.com/48784297>.

In addition to all of this, it is extremely dangerous: [https://mjvande.info/mtb\\_dangerous.htm](https://mjvande.info/mtb_dangerous.htm) .

The latest craze among mountain bikers is the creation of "pump tracks" (bike parks). They are alleged to teach bicycling skills, but what they actually teach are "skills" (skidding, jumping ("getting air"), racing, etc.) that are appropriate nowhere! If you believe that these "skills" won't be practiced throughout the rest of the park and in all other parks, I have a bridge I'd like to sell you! ...

For more information: <https://mjvande.info/mtbfaq.htm> .

The common thread among those who want more recreation in our parks is total ignorance about and disinterest in the wildlife whose homes these parks are. Yes, if humans are the only beings that matter, it is simply a conflict among humans (but even then, allowing bikes on trails harms the MAJORITY of park users -- hikers and equestrians -- who can no longer safely and peacefully enjoy their parks).

The parks aren't gymnasiums or racetracks or even human playgrounds. They are WILDLIFE HABITAT, which is precisely why they are attractive to humans. Activities such as mountain biking, that destroy habitat, violate the charter of the parks.

Even kayaking and rafting, which give humans access to the entirety of a water body, prevent the wildlife that live there from making full use of their habitat, and should not be allowed. Of course those who think that only humans matter won't understand what I am talking about -- an indication of the sad state of our culture and educational system.

--

Machine-Free Trails Association

I am working on creating wildlife habitat that is off-limits to humans ("pure habitat"). Want to help? (I spent the previous 8 years fighting auto dependence and road construction.)

Wildlife must be given top priority, because they can't protect themselves from us.

Please don't put a cell phone next to any part of your body that you are fond of!

Stop obeying dictators and incompetent leaders from this time forward! Please share this message as widely as possible!

<https://mjvande.info>

To not receive email from me, just reply and ask to be removed.

**From:** Ryan Nickelson <ryan@lrginvestors.com>  
**Sent:** Tuesday, November 1, 2022 8:29 AM  
**To:** Kim Thai  
**Subject:** DEIR for the Southern Las Trampas Land Use Plan Amendment

**Follow Up Flag:** Follow up  
**Flag Status:** Completed

Dear Kim,

I am writing to strongly encourage the development of new single-track mountain bike trails within the Southern Las Trampas Land Use Plan Amendment area, as well as the adoption, improvement and maintenance of existing single-track MTB trails within other EBRP areas. Hundreds of miles of such trails have been legally constructed on California public lands including the National Forests, State Parks and City, County and Regional Parks, creating a blueprint of success for sustainability, management and increased public access.

There are many non-profit organizations dedicated to the construction and maintenance of mountain bike trails such as Tahoe Area Mountain Bike Association ([www.tamba.org](http://www.tamba.org)), Sierra Buttes Trail Stewardship ([www.sierratrails.org](http://www.sierratrails.org)), Santa Cruz Mountains Trail Stewardship ([www.santacruztrails.org](http://www.santacruztrails.org)), and Folsom Auburn Trail Riders Action Coalition ([www.fatrac.org](http://www.fatrac.org)). With proper planning and construction methods, mountain bike-specific trails can improve safety by:

- separating downhill bikers from hikers and equestrians
- improving environmental conditions by minimizing and controlling erosion and storm water runoff
- staffing the construction and maintenance of trails with professionally trained environmental managers and volunteer staff, reducing the cost and staffing burdens on public agencies

I support several of the above organizations and can attest that their efforts significantly improve access, safety, environmental conditions and enjoyment of the outdoors for all users. Furthermore, these organizations generously offer to engage with public agencies outside of their regions and would gladly work with EBRP to develop trail building plans and construct trails with professional and volunteer builders. I would be happy to introduce key officials within these organizations to EBRP officials and open a dialog.

Thank you for your consideration of these comments and please feel free to contact me with any question – again, I would be glad to facilitate discussions on how to improve mountain bike access while also improving the enjoyment of all EBRP users.

Sincerely,

**Ryan Nickelson**



T 925-627-7901 | C 925-216-9907  
[ryan@lrginvestors.com](mailto:ryan@lrginvestors.com) | [www.lrginvestors.com](http://www.lrginvestors.com)

Lic. 01327106

C-02-01

**Comment  
Letter  
C-03**

**From:** M K <maidencz@gmail.com>  
**Sent:** Tuesday, November 1, 2022 8:50 AM  
**To:** Kim Thai  
**Subject:** Southern Las Trampas Land Use

**Follow Up Flag:** Follow up  
**Flag Status:** Completed

Dear Ms. Thai,  
Thank you for the opportunity to provide input for the Southern Las Trampas Land use Plan Amendment. I humbly request that as much legal mountain bike access be allowed and purpose-built single track trails be built within Las Trampas (and all over EBRPD parks). Our region has a very healthy mountain bike culture, with multiple clubs and high school teams crammed onto the few trails available to us. There is a very high demand for additional trails and I am sure all of the local clubs would pitch in to help build/maintain them. Mountain biking provides a much needed respite from daily stresses. It also encourages our kids to be outside, build camaraderie, build respect for our environment, and creating enthusiastic life-long stewards of the environment.  
Sincerely,  
Martin Koran  
925-984-7272

**C-03-01**

**From:** D Yahoo <darickard@yahoo.com>  
**Sent:** Tuesday, November 1, 2022 11:52 AM  
**To:** Kim Thai  
**Subject:** Re: Southern Las Trampas Land Use Plan Amendment and Draft EIR - Notice of Availability

Hi Kim,

Is there any possibility of getting a walk-in entrance from Peters Ranch Road? The Saudade and Elworthy entrances are a long walk away and there are hundreds of homes in the Danville Ranch/California Chateau neighborhood (below Peters Ranch Road) that could benefit from a close, walk in entrance.

I remember when I moved in in 2002 the real estate agent told us that there was a direct entrance to Las Trampas and then being disappointed when I found there wasn't one.

I believe there is an E.B. Parks fence off the road to the water tower above Peters Ranch Road that seems like it could be a nice place for an entrance.

Thank you for your consideration,  
David Rickard

On Mon, Oct 31, 2022 at 5:52 PM Kim Thai <[kthai@ebparks.org](mailto:kthai@ebparks.org)> wrote:

The East Bay Regional Park District (Park District) has completed a draft Land Use Plan Amendment (LUPA) and a Draft Environmental Impact Report (DEIR) for the southern portion of Las Trampas Wilderness Regional Preserve (Southern Las Trampas). The focus of this LUPA and the analysis in the DEIR is to incorporate landbank property, provide a framework for natural resource management for the project area, and provide associated public staging/access and trails in the southern portion of Las Trampas. The LUPA and the DEIR are now available for public review and comment. The comment period was initiated on October 31, 2022 and the 45-day review period will conclude on December 14, 2022.

Please click on this East Bay Regional Park District webpage link [Southern Las Trampas Land Use Plan Amendment Project](#) to view the Notice of Availability, the LUPA, the DEIR, and the DEIR Appendices. Copies of these documents can also be found at: Park District headquarters, Danville Public Library, and San Ramon Public Library. A copy of the Notice of Availability is also attached for your convenience.

One public hearing meeting on this DEIR will be held during the review period to receive comments on the documents. **The public hearing will be on the agenda as part of the Park Advisory Committee meeting on November 28, 2022 at 4:00pm.** This meeting will be held online. Presentations will also be given to the Park District Board Executive Committee on November 10, 2022 at 12:30pm. This meeting will be held at 2950 Peralta Oaks Court, Oakland, CA as well as online. Information on how to access the online meetings will be provided at <https://www.ebparks.org/calendar/public-meetings> prior to the meetings.

The LUPA describes the existing conditions in the 756-acre project area and provides recommendations for natural resource management and public recreation. The DEIR addresses the potential physical, environmental effects for each

of the environmental topics outlined in the California Environmental Quality Act (CEQA) for the recommendations provided in the LUPA.

**Due to the time limits mandated by State law, comments must be received no later than 5:00 p.m. on December 14, 2022.** Please send written comments to Kim Thai, East Bay Regional Park District, 2950 Peralta Oaks Court, Oakland, California 94605-0381 or via e-mail to: [kthai@ebparks.org](mailto:kthai@ebparks.org).

Sincerely,

Kim Thai



**Kim Thai**  
*Senior Planner* | Planning, Trails, and GIS  
*Pronouns: she, her, hers*  
East Bay Regional Park District  
2950 Peralta Oaks Court, Oakland, CA 94605  
T: 510-544-2320  
[kthai@ebparks.org](mailto:kthai@ebparks.org) | [www.ebparks.org](http://www.ebparks.org)

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 Please consider the environment before you print

**From:** Virginia Farr <ebrpd-no-reply@ebparks.org>  
**Sent:** Thursday, November 3, 2022 3:53 PM  
**To:** Public Affairs <pubaffs@ebparks.org>  
**Subject:** Please Respect your Neighbors. New staging area on Bollinger Canyon Road

Submitted on Thu, 11/03/2022 - 15:53

Submitted by: Anonymous

Submitted values are:

**Your Name**

Virginia Farr

**Your Email**

[virginialfarr@gmail.com](mailto:virginialfarr@gmail.com)

**Your Phone Number**

[9256837501](tel:9256837501)

**City**

San Ramon

**State**

California

**Subject**

Please Respect your Neighbors. New staging area on Bollinger Canyon Road

**Message**

To Whom It May Concern:

While I love the East Bay Parks, I finding extremely concerning when developing a new staging area that the East Bay Park District not only has a lack of concern for the residents that live within feet of the new staging area on Bollinger Canyon Road, the EBPDP also intentionally adds severe traumatic stress and financial strain in an attempt for the residents to have his request met of you not building a staging area yards away from his home.

Literally no one would want a staging area that close to their home. You would not want a staging area that close to your home.

This resident has lived in peace in that house all his life. He helps the neighbors. He is caring. All he want in life is peace. This staging area that is being forced on him and his neighbors is taking away that peace. It will bring constant noise, smells from out houses, garbage, traffic, parking issues.

The location is also not safe traffic safe. While there have been several accidents with injuries or death near there, many times each week I see accidents barely avoided. I have almost been hit on the turn right before the staging area three times this year. The additional traffic and the need for people to slow down and turn at a spot that is at the end of blind turn is dangerous and likely will cause accidents.

Please find another location for this staging area. Away from unsafe roads. Away from resident's homes. Treat residents the way you would life to treated.

Thank you-

I look foward to no staging area in this location.

C-05-01

C-05-02

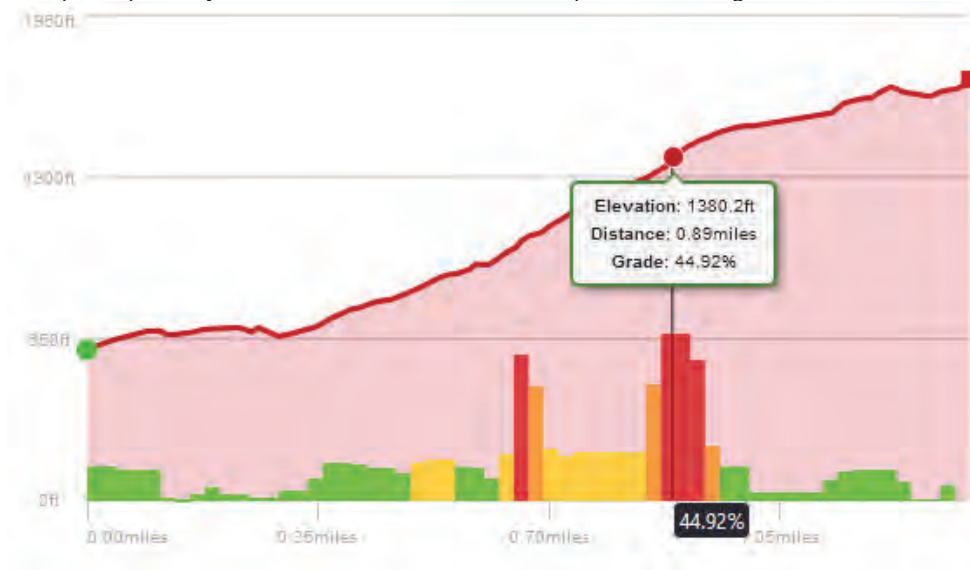
**From:** Bruce Bilodeau <bbilodeaubjbi@yahoo.com>  
**Sent:** Friday, November 4, 2022 11:44 AM  
**To:** Kim Thai  
**Subject:** Re: Southern Las Trampas Land Use Plan Amendment and Draft EIR - Notice of Availability

**Follow Up Flag:** Follow up  
**Flag Status:** Completed

Kim,  
 Thanks for the opportunity to comment on the draft LUPA for the Southern Las Trampas Wilderness Regional Preserve. I am a serial environmental volunteer, an avid mountain biker, and retired geologist in the Danville area and have some observations about the LUPA from those perspectives.

C-06-01

- The report is remarkably comprehensive and well written. Great job to everyone involved.
- Appendix C Trail Construction and Trail Modification Best Management Practices is lacking any details and recommendations about trail grade. There are numerous trail building guidelines that specify the acceptable grade for different types of trails (e.g., [IMBA](#), [California Trails Handbook](#)). The lack of this guidance seems to imply that EBRPD feels that 30% grade trails are acceptable. The maximum sustainable grade for soils in Las Trampas is probably less than 10%. I offer as an example the Del Amigo Trail.



C-06-02

The trail is unacceptably steep and straight for long sections, with almost 0.3 miles over 25% and up to 45% grade. The only cyclists that would enjoy riding up this "trail" are on e-bikes. It's not a trail, it's a 4WD ranch road or perhaps an access or fire road. Please call it what it is and build trails that are enjoyable to hike and bike both uphill and downhill. Well designed trails are much more sustainable than old ranch roads. Any new trails that are built or adopted by EBRPD should be limited to 15% grades or less. There are numerous other examples of too steep "trails" in EBRPD regional preserves.



- Is it appropriate for this part of Las Trampas to be managed as "wilderness?" For goodness sake, it is adjacent to a large population center, the San Ramon Valley. I understand that when Las Trampas was designated as wilderness in 1966 the population of the area adjacent to it was perhaps 15,000. It is now 300,000 (Danville, Alamo, Dublin, and Walnut Creek). It doesn't appear that EBRPD is serving the public's interest when new parklands adjacent to those areas are being limited to less than 1% of the land area being developed for public access. No wonder there are so many "social" trails being built in Las Trampas. If EBRPD were able to develop a proper trail network in Las Trampas it would serve the public better by giving them a nearby park in which to recreate, would be easier to maintain and better for the environment because there would be less erosion. By keeping Las Trampas a wilderness it creates unnecessary trail user conflicts, trail maintenance issues, and enforcement headaches for EBRPD. There are many trail user groups among this 300,000 population ready and willing to help build sustainable and fun trails near their homes. Be good land stewards and public servants by changing the Las Trampas designation to "regional preserve" instead of "wilderness regional preserve."

C-06-03

Bruce J. Bilodeau  
231 Scotts Mill Ct  
Danville, CA 94526  
(925) 838-2154 h  
bbilodeaubjbi@yahoo.com

On Monday, October 31, 2022 at 05:52:25 PM PDT, Kim Thai <kthai@ebparks.org> wrote:

The East Bay Regional Park District (Park District) has completed a draft Land Use Plan Amendment (LUPA) and a Draft Environmental Impact Report (DEIR) for the southern portion of Las Trampas Wilderness Regional Preserve (Southern Las Trampas). The focus of this LUPA and the analysis in the DEIR is to incorporate landbank property, provide a framework for natural resource management for the project area, and provide associated public staging/access and trails in the southern portion of Las Trampas. The LUPA and the DEIR are now available for public review and comment. The comment period was initiated on October 31, 2022 and the 45-day review period will conclude on December 14, 2022.

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**Due to the time limits mandated by State law, comments must be received no later than 5:00 p.m. on December 14, 2022.** Please send written comments to Kim Thai, East Bay Regional Park District, 2950 Peralta Oaks Court, Oakland, California 94605-0381 or via e-mail to: [kthai@ebparks.org](mailto:kthai@ebparks.org).

Sincerely,

Kim Thai



**Kim Thai**  
*Senior Planner* | Planning, Trails, and GIS  
*Pronouns: she, her, hers*  
East Bay Regional Park District  
2950 Peralta Oaks Court, Oakland, CA 94605  
T: 510-544-2320  
[kthai@ebparks.org](mailto:kthai@ebparks.org) | [www.ebparks.org](http://www.ebparks.org)

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**From:** Virginia Farr <virginiafarr@gmail.com>  
**Sent:** Wednesday, November 9, 2022 7:53 AM  
**To:** Kim Thai  
**Subject:** South Las Trampas Wilderness Plan- respect your neighbors.

Kim Thai

While I love the East Bay Parks, I finding extremely concerning when developing a new staging area that the East Bay Park District not only has a lack of concern for the residents that live within feet of the new staging area on Bollinger Canyon Road, the EBPD also intentionally adds severe traumatic stress and financial strain in an attempt for the residents to have his request met of you not building a staging area yards away from his home.

His asks should have just been met. EBPD should not intentionally add traumatic stress to any of its neighbors.

Literally no one would want a staging area that close to their home. No one would be able to find peace with a constant flow of cars and noise right out their window. This also adds to one's stress level. This would be on-going toxic stress impacting health, cortisol, and stress chemicals. Why is this being forced on our neighbors? Other people's peace should not impact the peace of others.

Noting this process has caused traumatic stress for our neighbors.

I ask that you stop doing this to our neighbors.

This resident has lived in peace in that house all his life. He helps the neighbors. He is caring. All he wants in life is peace. This staging area that is being forced on him and his neighbors is taking away that peace. It will bring constant noise, smells from outhouses, garbage, traffic, and parking issues.

I was at his home when a few East Bay Park employees were talking at the corrals. The acoustics were significant. It was like they were standing right in his front yard. The sound was reverberating off of his garage door. I cannot imagine how it will be when there is a constant flow of people and noise there.

It will be impossible to be able to live in peace with constant traffic and noise from his house.

The location is also not traffic safe. While there have been several accidents with injuries or death near there, many times each week I see accidents barely avoided. I have almost been hit on the turn right before the staging area three times this year. The additional traffic and the need for people to slow down and turn at a spot that is at the end of blind turn is dangerous and likely will cause accidents. It is a dangerous spot for a turn out and for overflow parking.

Additionally, the overflow parking directly impacts his front yard. Cars will be in and out and turning right in front of his house.

Please find another location for this staging area. Away from unsafe roads. Away from resident's homes. Treat residents the way you would you like to be treated

Thank you-

**I look forward to no staging area in this location.**

**I look forward to you respecting our neighbors and letting them have peace**

Virginia Farr

C-07-01

C-07-02

**From:** Virginia Farr <virginiafarr@gmail.com>  
**Sent:** Wednesday, November 9, 2022 4:50 PM  
**To:** Kim Thai  
**Subject:** Re: South Las Trampas Wilderness Plan- respect your neighbors.

Also, this is not true:

I never received an email or postal mail regarding this. I live a couple miles away

The collaborative nature of the planning process has resulted in a LUPA that balances the protection and stewardship of natural and cultural resources with increased opportunities for public access, interpretation and education. **The land use planning process is also valuable because it considers surrounding properties and evaluated how decisions concerning the project area may affect adjacent lands.** This comprehensive approach has resulted in a **planning document that is flexible and forward-thinking** in addressing future open space acquisitions and connections.

C-08-01

--> residents wrote and attended meetings requesting that this was not placed so close to the resident. None of the letters or minutes from the meeting are in this [plan](#) in an accessible manner. Where can I find the public comment?

[The community meeting is not found.](#)

--> the amount of time, energy, and money spend to fight this is not listed

A staging area along Bollinger Canyon Road on the Chen property meets one of the acquisition goals for the Park District's acquisition of the Chen property in 2007 to provide public access on the property as a southern gateway into Las Trampas. The Park District selected the previously disturbed cattle corral area along the frontage of Bollinger Canyon Road as the location of the staging area based on **considerations such as impacts to habitat and streams, road sightlines, operations and public safety objectives for maintaining and patrolling a staging area, and amount of required grading.** Wayfinding signage, including a new entrance sign, denoting the presence of a staging area driveway or access point would be placed at a distance that affords approaching vehicles time to slow or stop safely to the north and south of the area on Bollinger Canyon Road to provide adequate notice for vehicles traveling at the prevailing speeds (45 miles per hour).

C-08-02

--> So, not considering the residents who live feet away? You spend **thousands of dollars on the impact of nature and zero on the impact on humans.** Being trained in traumatic stress, I am 100% sure that the constant noise generated from parking lot activities such as engine sounds, car doors slamming, car alarms, and people conversing will cause toxic stress for the residents residing feet away. Being woken up by equipment is also stressful.

Noting that every single sound will be met with an internal alarm that even though thousands was spent to ensure peace, the residents will have zero control over their environment from here on out. They will never have peace in their surroundings. Their nervous system will not be able to regulate in a healthy parasympathetic rhythm. It will impact their long-term health. It already has. Their lives will be filled with constant inconsistencies of not knowing who is in their front yard. What noise will happen next? If they are safe? If their property is safe? He does not want people turning around in his yard. That will happen all day long now.

While people in the city live with constant noise, they decided to live there knowing that. We live here for peace. We do not want constant noise. Our nervous systems are strained by the noises you are forcing yards away from a resident. Noting that this house is not even marked on map. It is so close it covered a star.

Please fix your plans to provide peace to those who reside here.

- Low-level noise exposure can induce changes in a neural system
- Noise induced plasticity can occur at subcortical levels
- Prolonged low-Level noise exposure changes peripheral sensitivity

On Wed, Nov 9, 2022 at 3:42 PM Virginia Farr <[virginialfarr@gmail.com](mailto:virginialfarr@gmail.com)> wrote:

This was not acknowledged. Did you receive this?

Thank you

On Wed, Nov 9, 2022 at 7:52 AM Virginia Farr <[virginialfarr@gmail.com](mailto:virginialfarr@gmail.com)> wrote:

Kim Thai

While I love the East Bay Parks, I finding extremely concerning when developing a new staging area that the East Bay Park District not only has a lack of concern for the residents that live within feet of the new staging area on Bollinger Canyon Road, the EBPD also intentionally adds severe traumatic stress and financial strain in an attempt for the residents to have his request met of you not building a staging area yards away from his home.

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C-08-02  
cont.

I was at his home when a few East Bay Park employees were talking at the corrals. The acoustics were significant. It was like they were standing right in his front yard. The sound was reverberating off of his garage door. I cannot imagine how it will be when there is a constant flow of people and noise there.

It will be impossible to be able to live in peace with constant traffic and noise from his house.

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Thank you-

**I look forward to no staging area in this location.**

**I look forward to you respecting our neighbors and letting them have peace**

Virginia Farr

**From:** Michael Speltz <miguel.speltz99@gmail.com>  
**Sent:** Thursday, November 17, 2022 8:07 AM  
**To:** Kim Thai  
**Subject:** Comments on LUPA for Southern Las Trampas project

**Follow Up Flag:** Follow up  
**Flag Status:** Completed

Hello Kim-

I am writing to provide comments and to ask a few questions about new trails in the Southern Las Trampas LUPA.

From a mountain biking and hiking perspective, it would be ideal if the new trails were less steep, and therefore more enjoyable to utilize for hikers and bikers. This would also minimize erosion on the trails. I note that the LUPA does not contain any information on the grade of the new trails, and the maps in the LUPA do not contain elevation profiles and are of low resolution. **Can you provide grade information for the new trails and / or provide maps that allow the viewer to clearly understand trail placement and grade?**

C-09-01

Table 3.3 in the LUPA states that all of the proposed new trails that reach the Las Trampas ridge will have emergency vehicle access as a shared use, which implies that these trails will be direct or steep. Practically all of the trails that currently access the Las Trampas Ridge are steep ranch roads or fire roads, and they already provide access for emergency vehicles to the Ridge. In particular, the existing Fiddleneck Trail already provides emergency vehicle access to the southern Las Trampas area. **Why can't one or more of the new proposed trails that reach the Trampas Ridge be more biker / hiker friendly?**

C-09-02

Thanks for the opportunity to comment, and thanks in advance for your reply.

Best Regards,  
Michael Speltz

**From:** j94526@yahoo.com  
**Sent:** Thursday, November 17, 2022 8:26 AM  
**To:** Kim Thai  
**Subject:** Southern Las Trampas

**Follow Up Flag:** Follow up  
**Flag Status:** Completed

Great project and I am in full support!

It would be helpful to those of us not in your position to have maps that are legible.

FIGURE 2: PROJECT OVERVIEW has only Crow Canyon Rd. as a reference.

Where is Sycamore?

Where is Greenbrook?

Put yourself in the public's seat when reading this documentation.

Joe

]

**C-10-01**



**From:** AIArthur du Camelot <aiknights@yahoo.com>  
**Sent:** Monday, November 21, 2022 11:04 AM  
**To:** Khaase@sanramon.ca.gov; senator.bates@senate.ca.gov; senator.bradford@senate.ca.gov; senator.jones@senate.ca.gov; senator.kamlager@senate.ca.gov; senator.laird@senate.ca.gov; senator.wieckowski@senate.ca.gov; Lenin.DelCastillo@sen.ca.gov; Mark.McKenzie@sen.ca.gov; mangst@bayareanewsgroup.com; progers@bayareanewsgroup.com; jwoolfolk@bayareanewsgroup.com; lkrieger@bayareanewsgroup.com; rdriscoll@sanramon.ca.gov; Virtual SRPD; Debbie Chamberlain; dpetish@srvusd.net; Jhunau@srvusd.net; nolan2006@gmail.com; larrylittle46@gmail.com; mlysons@sanramon.ca.gov; rmaria@sanramon.ca.gov; krogenski@srvusd.net; gavalos@bayareanewsgroup.com; sbrinkley@sanramon.ca.gov; stephen.w.everett@usps.gov; rbartlett@sanramon.ca.gov; sbaker@businessinsider.com; akulczycki@sanramon.ca.gov; ajoyner@businessinsider.com; sascarelli@marketwatch.com; mmark@businessinsider.com; mangst@bayareanewsgroup.com; joseph.hanneman@epochtimes.us; friendsoflavernspicer@gmail.com; Jprieve@bayareanewsgroup.com; ngartrell@bayareanewsgroup.com; frank.fang@epochtimes.com; dhowley@verizonmedia.com; mcash@insider.com; Ghase@bayareanewsgroup.com; Richard.Sisk@military.com; kevin@electkevinkiley.com; ssheth@businessinsider.com; lhansen@bayareanewsgroup.com; thomas.lobianco@yahooinc.com; kheimann@sanramon.ca.gov; chair@cocorepublicans.com; konstantin.toropin@military.com; thomas.novelly@military.com; jegault@sanramon.ca.gov; lbobadilla@sanramon.ca.gov; rbartlett@sanramon.ca.gov; supervisorandersen@bos.cccounty.us; nolan2006@gmail.com; chair@cocorepublicans.com; Khaase@sanramon.ca.gov; Steve.Beynon@military.com; jegault@sanramon.ca.gov; dklepper@ap.org; bschrotenb@usatoday.com; jana.winter@yahoonews.com; damon.arthur@redding.com; esnodgrass@businessinsider.com; kvlamis@insider.com; yct@boca.gov.tw; jcampopiano@srvusd.net; Connor.Finney@hcd.ca.gov; sitesinventory@hcd.ca.gov; Government Affairs; Kim Thai Superintendent@srvusd.net; citymanager@sanramon.ca.gov; dpetish@srvusd.net; californiastatepta@capta.org; City Clerk; communications@svrcouncilpta.org; dhudson@sanramon.ca.gov; szafar@sanramon.ca.gov; sverose@sanramon.ca.gov; Scott Perkins; info@sanramon.ca.gov; marmstrong@sanramon.ca.gov; alexei.koseff@sfchronicle.com; jscollins@ap.org; gina.harkins@military.com; info@ymcasf.org; dklepper@ap.org; atimsit@qz.com; jbleiberg@ap.org; nsavidge@bayareanewsgroup.com; info@oseforcalifornia.com; rsalonga@bayareanewsgroup.com; ederuy@bayareanewsgroup.com; fkelliher@bayareanewsgroup.com; lkrieger@bayareanewsgroup.com; mkendall@bayareanewsgroup.com; gkelly@bayareanewsgroup.com; asciacca@bayareanewsgroup.com; rhurd@bayareanewsgroup.com; cinman@bayareanewsgroup.com; hharris@bayareanewsgroup.com; info@eliseforcongress.com; progers@bayareanewsgroup.com; jsulek@bayareanewsgroup.com; phegarty@bayareanewsgroup.com; contact@calpolicycenter.org; cstevens@sanramon.ca.gov; jason.green@bayareanewsgroup.com; summer@summerstephan.com; smukherjee@bayareanewsgroup.com; kronayne@ap.org; president@americafirstpolicy.com; info@ymcasf.org; asciacca@bayareanewsgroup.com; jgeha@bayareanewsgroup.com; jgeha@bayareanewsgroup.com; lfinco@srvusd.net; Christina Franco; Cindy Fischer; mlysons@sanramon.ca.gov; rhurd@srvusd.net; kmintz@srvusd.net; communications@srvusd.net; cstevens@sanramon.ca.gov; supervisorandersen@bos.cccounty.us; reneesmorgan@yahoo.com; sclark@srvusd.net; lbratt@srvusd.net; scorsetti@srvusd.net; asciacca@bayareanewsgroup.com; jcampopiano@srvusd.net; dkravitz@srvusd.net

**Subject:** To SR Deputy City Manager and Ms. Heimann of Parks plus Kim Thai of EBPatks:Why are you guys using our GHAD Maintained land and Developer assessed fees to construct more trails that will bring loiters from Alameda?

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How stupid it is we the SR homeowners pay maintenance fee and East Bay Parks enjoy money we collected from developers to build more trails and new growths for their organization???!!!!!



# CITY OF SAN RAMON



COMMUNITY DEVELOPMENT

## Open Space Development Impact Fee Overview

OPEN SPACE ADVISORY COMMITTEE  
November 14, 2022

### CURRENT AND FUTURE FUND BALANCE



#### Fees Deposited into Open Space Trust Fund/Capital Improvement Program (CIP)

- 5 year CIP Budget (FY 22/23 to FY 26/27) is \$3,350,000:
  - Current Balance: \$1,350,000
  - The Faria N5 FY 22-23: \$1,000,000 est.
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## THE ESTABLISHED FEE



- **Applicable to new residential development.**
  - **Does not include renovations, condominium conversion, or projects subject to Development Agreements when alternative measures are proposed.**
  - **Alternative compliance with Development Agreements or Dedication**
- **Fee is adopted as part of the annual City Fee Resolution**
- **Collected at the time of Building Permit issuance on a per unit basis (or per other agreement)**
- **Current Open Space Development Impact Fee**
  - **\$1,141 per unit for Single Family (Max. allowed)**
  - **\$750 per unit Multi-Family (Max. allowed)**

## PURPOSE AND INTENT OF FEE



### **Goal:**

**To protect and promote the public health, safety and welfare by acquiring open space and designing, constructing, and installing open space facilities, such as trails, necessitated by new development in the City.**

- **The fee is assessed upon landowners developing property for any residential use in order to provide all or a portion of the funds which will be necessary to accomplish this goal.**

## NEXUS FEE STUDY



- Subject to the Mitigation Fee Act ( AB 1600)
- Technical analysis to establish a fee based "fair share" investment in future open space preservation
- Cost of open space acquisition and capital improvements to serve new growth in the City
- Cannot be used for operational or maintenance costs
- Cannot be used for existing need ("fair share" concept)
- Must be based on a rational nexus and proportionality
- Fee cannot exceed the cost of the facilities or improvements for which the fee is established

**meeting**  
**access not**  
**published!**

**NOTICE OF AVAILABILITY**  
**Draft Environmental Impact Report for the**  
**Southern Las Trampas Wilderness Regional Preserve Land Use Plan Amendment**

Date: October 31, 2022  
Subject: Notice of Availability (NOA) of the Draft Environmental Impact Report (EIR) for the Southern Las Trampas Wilderness Regional Preserve Land Use Plan Amendment  
Lead Agency: East Bay Regional Park District  
Project Title: Southern Las Trampas Wilderness Regional Preserve Land Use Plan Amendment  
Project Location: South-central portion of Contra Costa County, on the western periphery of the Town of Danville and City of San Ramon, and unincorporated Contra Costa County  
State Clearinghouse #: 2019071058

Notice is hereby given that the East Bay Regional Park District, as the Lead Agency, has completed a Draft Environmental Impact Report (Draft EIR) for the Land Use Plan Amendment for the southern portion of Las Trampas Wilderness Regional Preserve (Project).

A copy of the Draft EIR was sent to the State Clearinghouse on October 31, 2022. The Draft EIR is available for public review and comment and this notice is provided pursuant to Section 21092 of the State Public Resources Code.

**Draft EIR Viewing Locations:** Hard copies of the Draft EIR can be reviewed at the locations listed below and an electronic version can be viewed online at the Park District website:  
<https://www.ebparks.org/projects/southern-las-trampas-land-use-plan-amendment-lupa>

East Bay Regional Park District Administration Office 2950 Peralta Oaks Court Oakland, California 94605-0381	Danville Library 400 Front Street Danville, CA 94526	San Ramon Library 100 Montgomery Street San Ramon, CA 94583
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**Public Review and Comment Period:** A 45-day public review period for the Draft EIR will start on Monday, October 31, 2022 and will end on Wednesday, December 14, 2022. **Please submit comments by 5:00 PM on Wednesday, December 14, 2022.**

**Public Meeting:** One public meeting on this Draft EIR will be held during the review period to receive comments on the document. The meeting will be held online by the Park District Park Advisory Committee, on **Monday, November 28, 2022, starting at 4:00PM**. It is preferred that those requesting to speak during the meeting contact Government Affairs at [GovAffairs@ebparks.org](mailto:GovAffairs@ebparks.org) on or before **Friday, November 25, 2022** via email or voicemail (510) 544-2024 to provide name and the subject of the public comment or item to be addressed.

**Commenting on the Draft EIR:** Comments on the Draft EIR may be made either in writing before the end of the comment period or orally at the aforementioned public meeting. Written comments should be mailed or e-mailed to:

East Bay Regional Park District  
ATTN: Kim Thai, Senior Planner  
2950 Peralta Oaks Court  
Oakland, California 94605-0381

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Written email comments on the Draft EIR should be addressed to: [kthai@ebparks.org](mailto:kthai@ebparks.org).

After the close of the public comment period, responses to the comments received on the Draft EIR will be prepared and published, and together with this Draft EIR will constitute the Final Environmental Impact Report (FEIR).

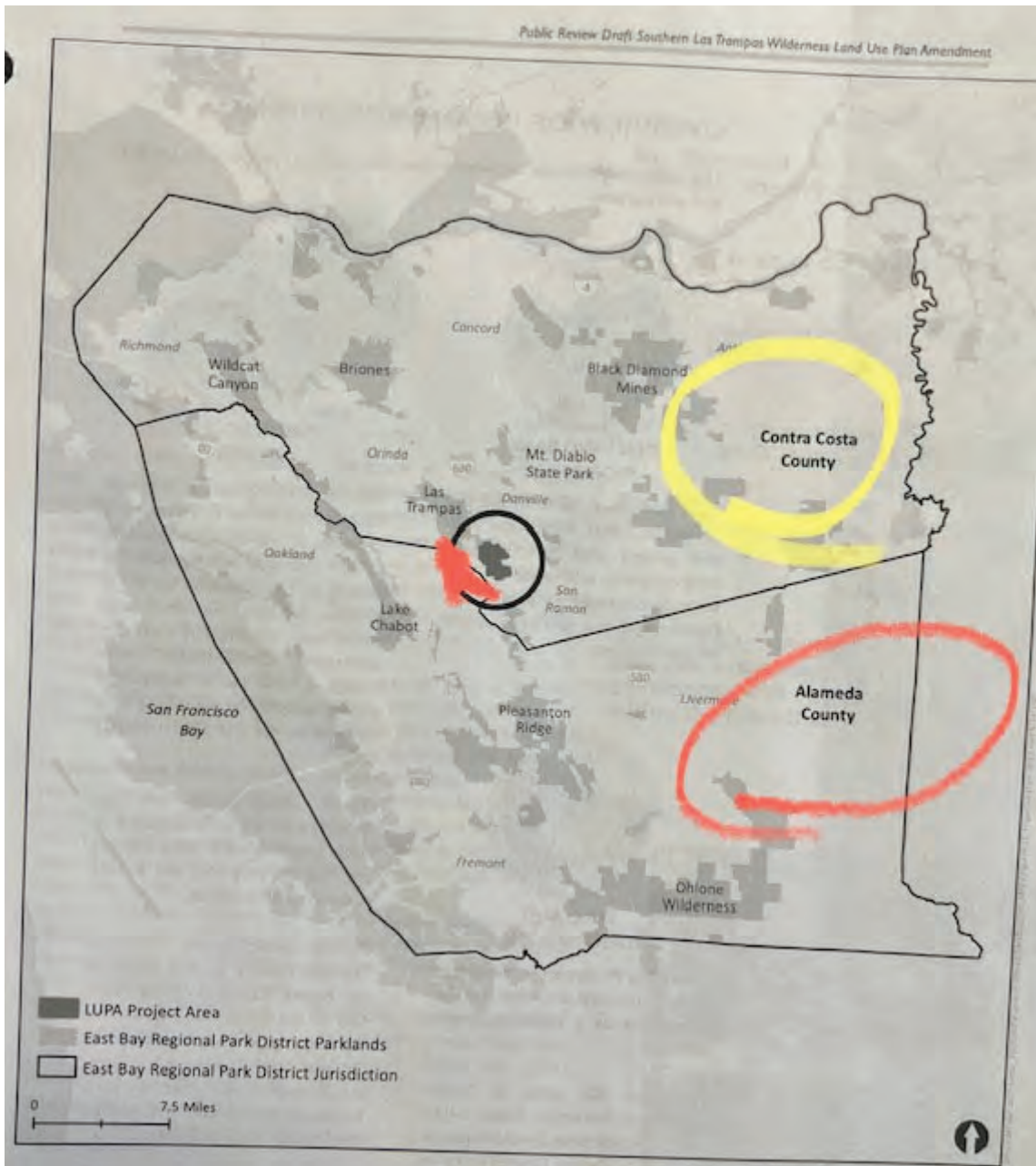
**Public Hearing:** Following the close of the Draft EIR comment period and preparation of a FEIR, the Park District Board of Directors will hold a public hearing to consider certification of the EIR, adoption of findings, and project approval. A separate notice of this meeting will be provided to those who comment on the Draft EIR and posted on the Park District's website when the date is determined. Board meetings are held at 2950 Peralta Oaks Court, Oakland, CA.

**Project Location and Project Description:** The Project is located in the southern portion of Las Trampas in Contra Costa County, adjacent to the City of San Ramon and Town of Danville. Proposed project components consist of appending 756 acres of land into Las Trampas Regional Wilderness; construction and operation of new trail connections; one new 25-car staging area along Bollinger Canyon Road, and two walk-in entrances.

**Probable Environmental Effects of the Project:** The Draft EIR analyzed each of the subject areas identified in the California Environmental Quality Act (CEQA) Guidelines. Pursuant to CEQA, the Park District determined that the following environmental issue areas will have less than significant effects resulting from the implementation of the Project: Aesthetics, Air Quality, Biological Resources, Cultural and Tribal Cultural Resources, Energy, Geology and Soils, Greenhouse Gas Emissions, Hazards and Hazardous Materials, Hydrology and Water Quality, Land Use and Planning, Noise, Population and Housing, Public Services and Recreation, Transportation, and Wildfire. The Draft EIR identifies the following categories as potentially significant: Aesthetics, Air Quality, Biological Resources, Cultural and Tribal Cultural Resources, Geology and Soils, Hazards and Hazardous Materials, Noise, Transportation, and Wildfire. But risks of impacts in these categories could be mitigated to below the threshold of significance.

For more information, please check the Park District's website, listed above. Please contact Kim Thai at 510-544-2320 or [kthai@ebparks.org](mailto:kthai@ebparks.org) with questions or if translation is needed.





## OVERVIEW OF RECOMMENDATIONS

This LUPA identifies the following recommendations to support the project goal and purpose:



### OPEN LAND BANK PROPERTIES

Open the land bank properties for public access within the 756-acre project area. The 141-acre Faria property will remain in land bank once transferred to the Park District until it is safe and suitable for public access.



### PUBLIC ACCESS POINTS

Develop a staging area off Bollinger Canyon Road on the Chen property to serve as the southern gateway to Las Trampas, with all-weather parking to accommodate up to 25 vehicles, benches, restroom, trail connections, information signs and landscaping. Construction would include a new corral within the grading footprint of the staging area. This will be the Old Corral Staging Area.



### PARKLAND DESIGNATIONS

Designate 99 percent of the project area as a natural unit, with less than 1 percent as a recreation/staging unit.

Designate 201 acres as Special Resource Protection Areas, which would include three Special Resource Features: a 35-acre wetland complex area and two areas encumbered with a conservation easement.

Provide public access into Las Trampas from a walk-in entrance on Podva property off Wingfield Court and Midland Way. This will be the Podva Walk-in Entrance.

Provide public access into Las Trampas from a walk-in entrance on Peters Ranch property from City of San Ramon trail system on the Geological Hazard Abatement District (GHAD) open space lands around the Preserve (formerly Faria Preserve) subdivision. This will be the Saudade Walk-in Entrance.



### TRAILS

Construct a new 1.1-mile access road on the Chen property to allow pedestrian, bicycle, equestrian and maintenance and emergency vehicle access into Las Trampas from existing roads and trails and connect to Bollinger Canyon Road. Approximately 0.1 miles of the new access road would incorporate an existing natural surface, multi-use trail alignment. This will be the Sabertooth Trail.

Construct a new 0.9-mile natural surface, multi-use trail segment of the Calaveras Ridge Regional Trail (Calaveras Ridge Trail) on the Peters Ranch property, connecting future City of San Ramon public trails on an adjacent property to existing trails on the Elworthy property. Approximately 0.1 miles of the new trail would incorporate an existing natural surface, multi-use trail alignment.

Construct a new 0.8-mile loop trail on the Chen property from the proposed staging area. This will be the Warbler Loop Trail.

Designate an existing 0.9-mile access road on the Podva property as a natural surface, multi-use trail to allow pedestrian, bicycle, and equestrian and maintenance and emergency vehicle access into Las Trampas. This will be part of the Heritage Pear Trail.

Designate an existing 0.5-mile access road on existing Las Trampas parkland as a natural surface, multi-use trail to allow pedestrian, bicycle, and equestrian and maintenance and emergency vehicle access into Las Trampas from the Podva property. This will be part of the Heritage Pear Trail.

Close and abandon 0.4 miles of an existing unused ranch road within the Peters Ranch property.

Close and abandon 0.6 miles of an existing over steep and eroded ranch road within the Chen property.

As illustrated in Figure 2: Project Overview, the project includes:

**756** acres of open space

**201** acres designated as Special Resource Protection Areas

**4.2** miles of additional trails open to the public

**3** new public access points

Table ES-1: Project Components provides a summary of the existing conditions with proposed actions within the project area.



Trees can provide shade and respite along the proposed Calaveras Ridge Trail extension.

The Park District Master Plan policies were reviewed to ensure that this LUPA is consistent with the stated and adopted vision, mission statements, and policies of the Park District. A summary of the Master Plan resource management-related policies relevant to this LUPA are listed below, with an analysis of how the proposed project meets the policy objectives.

#### Natural Resource Management

- NRM1: The Park District will maintain, manage, conserve, enhance, and restore park wildland resources to protect essential plant and animal habitat within viable, sustainable ecosystems.

#### Vegetation Management

- NRM8: The Park District will conserve, enhance and restore biological resources to promote naturally functioning ecosystems. Conservation efforts may involve using managed conservation grazing in accordance with the Park District's Wildland Management Policies and Guidelines, prescribed burning, mechanical treatments, Integrated Pest Management and/or habitat protection and restoration.

#### Riparian and Wetland Resources

- NRM12: The Park District will manage riparian and other wetland environments and their buffer zones to preserve and enhance the natural and beneficial values of these important resources and to prevent the destruction, loss, or degradation of habitat. The Park District will participate in the preservation, restoration and management of riparian and wetland areas of regional significance and will not initiate any action that could result in a net decrease in park wetlands. The Park District will encourage public access to the Bay/Delta shoreline, but will control access to riparian and wetland areas, when necessary, to protect natural resources.

#### Planning for Regional Parks and Trails

- RFA2: The Park District will provide a diverse system of non-motorized trails to accommodate a variety of recreational users including hikers, joggers, people with dogs, bicyclists and equestrians. Both wide and narrow trails will be designed and designated to accommodate either single or multiple users based on location, recreational intensity, environmental and safety considerations. The Park District will focus on appropriate trail planning and design, signage and trail user education to promote safety and minimize conflicts between users.

RFA3: The Park District will continue to add narrow trails designated as both single-and multi-use for hikers, equestrians, people with dogs, and bike riders.

- RFA4: The Park District will expand its unpaved multi-use trail system as additional acreage and new parks are added.

#### Ordinance 38

Ordinance 38 establishes rules and regulations that apply to all Park District parklands. Violation of the Ordinance is punishable as a misdemeanor or an infraction. Recent amendments to the Ordinance include addition of a requirement that "No person shall bring into, or permit any dog, cat, or animal, to enter any Developed Area or be within 200 feet of any parking lot, trail head or staging area, as posted, unless such animal is securely leashed and under control of that person." Ordinance 38 was adopted by the Board of Directors pursuant to sections 5541, 5558, 5559, and 5560 of the California Public Resources Code.

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**Sent:** Monday, November 21, 2022 1:31 PM  
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**Cc:**

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**Attachments:** IMG\_0730.MOV

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**City of SR hates TW 😎!**



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**meeting**  
**access**

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Lead Agency: East Bay Regional Park District  
Project Title: Southern Las Trampas Wilderness Regional Preserve Land Use Plan Amendment  
Project Location: South-central portion of Contra Costa County, on the western periphery of the Town of Danville and City of San Ramon, and unincorporated Contra Costa County  
State Clearinghouse #: 2019071058

Notice is hereby given that the East Bay Regional Park District, as the Lead Agency, has completed a Draft Environmental Impact Report (Draft EIR) for the Land Use Plan Amendment for the southern portion of Las Trampas Wilderness Regional Preserve (Project).

A copy of the Draft EIR was sent to the State Clearinghouse on October 31, 2022. The Draft EIR is available for public review and comment and this notice is provided pursuant to Section 21092 of the State Public Resources Code.

**Draft EIR Viewing Locations:** Hard copies of the Draft EIR can be reviewed at the locations listed below and an electronic version can be viewed online at the Park District website:  
<https://www.ebparcs.org/projects/southern-las-trampas-land-use-plan-amendment-lupa>

East Bay Regional Park District Administration Office 2950 Feralta Oaks Court Oakland, California 94605-0381	Danville Library 400 Front Street Danville, CA 94526	San Ramon Library 100 Montgomery Street San Ramon, CA 94583
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**Public Review and Comment Period:** A 45-day public review period for the Draft EIR will start on Monday, October 31, 2022 and will end on Wednesday, December 14, 2022. **Please submit comments by 5:00 PM on Wednesday, December 14, 2022.**

**Public Meeting:** One public meeting on this Draft EIR will be held during the review period to receive comments on the document. The meeting will be held online by the Park District Park Advisory Committee, on **Monday, November 28, 2022, starting at 4:00PM**. It is preferred that those requesting to speak during the meeting contact Government Affairs at [GovAffairs@ebparcs.org](mailto:GovAffairs@ebparcs.org) on or before **Friday, November 25, 2022** via email or voicemail (510) 544-2024 to provide name and the subject of the public comment or item to be addressed.

**Commenting on the Draft EIR:** Comments on the Draft EIR may be made either in writing before the end of the comment period or orally at the aforementioned public meeting. Written comments should be mailed or e-mailed to:

East Bay Regional Park District  
ATTN: Kim Thai, Senior Planner  
2950 Peralta Oaks Court  
Oakland, California 94605-0381

< NONE go U H

Written email comments on the Draft EIR should be addressed to: [kthai@ebparks.org](mailto:kthai@ebparks.org).

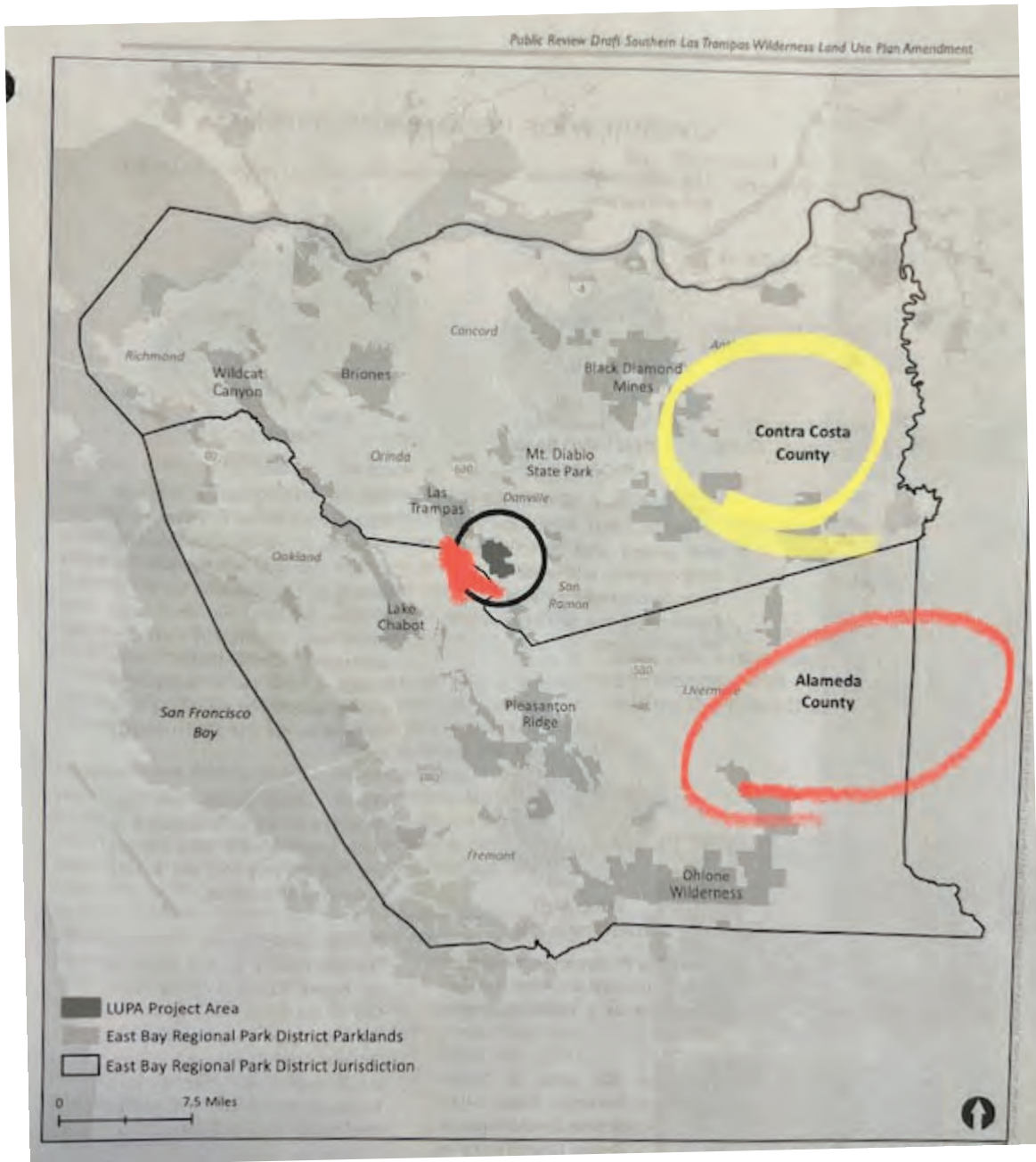
After the close of the public comment period, responses to the comments received on the Draft EIR will be prepared and published, and together with this Draft EIR will constitute the Final Environmental Impact Report (FEIR).

**Public Hearing:** Following the close of the Draft EIR comment period and preparation of a FEIR, the Park District Board of Directors will hold a public hearing to consider certification of the EIR, adoption of findings, and project approval. A separate notice of this meeting will be provided to those who comment on the Draft EIR and posted on the Park District's website when the date is determined. Board meetings are held at 2950 Peralta Oaks Court, Oakland, CA.

**Project Location and Project Description:** The Project is located in the southern portion of Las Trampas in Contra Costa County, adjacent to the City of San Ramon and Town of Danville. Proposed project components consist of appending 756 acres of land into Las Trampas Regional Wilderness; construction and operation of new trail connections; one new 25-car staging area along Bollinger Canyon Road, and two walk-in entrances.

**Probable Environmental Effects of the Project:** The Draft EIR analyzed each of the subject areas identified in the California Environmental Quality Act (CEQA) Guidelines. Pursuant to CEQA, the Park District determined that the following environmental issue areas will have less than significant effects resulting from the implementation of the Project: Aesthetics, Air Quality, Biological Resources, Cultural and Tribal Cultural Resources, Energy, Geology and Soils, Greenhouse Gas Emissions, Hazards and Hazardous Materials, Hydrology and Water Quality, Land Use and Planning, Noise, Population and Housing, Public Services and Recreation, Transportation, and Wildfire. The Draft EIR identifies the following categories as potentially significant: Aesthetics, Air Quality, Biological Resources, Cultural and Tribal Cultural Resources, Geology and Soils, Hazards and Hazardous Materials, Noise, Transportation, and Wildfire, but finds all impacts in these categories could be mitigated to below the threshold of significance.

For more information, please check the Park District's website, listed above. Please contact Kim Thai at 510.544.3333 or [kthai@ebparks.org](mailto:kthai@ebparks.org) with questions or if translation is needed.



## OVERVIEW OF RECOMMENDATIONS

This LUPA identifies the following recommendations to support the project goal and purpose:



### OPEN LAND BANK PROPERTIES

Open the land bank properties for public access within the 756-acre project area. The 141-acre Faria property will remain in land bank once transferred to the Park District until it is safe and suitable for public access.



### PUBLIC ACCESS POINTS

Develop a staging area off Bollinger Canyon Road on the Chen property to serve as the southern gateway to Las Trampas, with all-weather parking to accommodate up to 25 vehicles, benches, restroom, trail connections, information signs and landscaping. Construction would include a new corral within the grading footprint of the staging area. This will be the Old Corral Staging Area.



### PARKLAND DESIGNATIONS

Designate 99 percent of the project area as a natural unit, with less than 1 percent as a recreation/staging unit.

Designate 201 acres as Special Resource Protection Areas, which would include three Special Resource Features: a 35-acre wetland complex area and two areas encumbered with a conservation easement.

Provide public access into Las Trampas from a walk-in entrance on Podva property off Wingfield Court and Midland Way. This will be the Podva Walk-in Entrance.

Provide public access into Las Trampas from a walk-in entrance on Peters Ranch property from City of San Ramon trail system on the Geological Hazard Abatement District (GHAD) open space lands around the Preserve (formerly Faria Preserve) subdivision. This will be the Saudade Walk-in Entrance.



TRAILS

Construct a new 1.1-mile access road on the Chen property to allow pedestrian, bicycle, equestrian and maintenance and emergency vehicle access into Las Trampas from existing roads and trails and connect to Bollinger Canyon Road. Approximately 0.1 miles of the new access road would incorporate an existing natural surface, multi-use trail alignment. This will be the Sabertooth Trail.

Construct a new 0.9-mile natural surface, multi-use trail segment of the Calaveras Ridge Regional Trail (Calaveras Ridge Trail) on the Peters Ranch property, connecting future City of San Ramon public trails on an adjacent property to existing trails on the Elworthy property. Approximately 0.1 miles of the new trail would incorporate an existing natural surface, multi-use trail alignment.

Construct a new 0.8-mile loop trail on the Chen property from the proposed staging area. This will be the Warbler Loop Trail.

Designate an existing 0.9-mile access road on the Podva property as a natural surface, multi-use trail to allow pedestrian, bicycle, and equestrian and maintenance and emergency vehicle access into Las Trampas. This will be part of the Heritage Pear Trail.

Designate an existing 0.5-mile access road on existing Las Trampas parkland as a natural surface, multi-use trail to allow pedestrian, bicycle, and equestrian and maintenance and emergency vehicle access into Las Trampas from the Podva property. This will be part of the Heritage Pear Trail.

Close and abandon 0.4 miles of an existing unused ranch road within the Peters Ranch property.

Close and abandon 0.6 miles of an existing over steep and eroded ranch road within the Chen property.

As illustrated in *Figure 2: Project Overview*, the project includes:

- 756** acres of open space
- 201** acres designated as Special Resource Protection Areas
- 4.2** miles of additional trails open to the public
- 3** new public access points

*Table ES-1: Project Components* provides a summary of the existing conditions with proposed actions within the project area.



Trees can provide shade and respite along the proposed Calaveras Ridge Trail extension.

The Park District Master Plan policies were reviewed to ensure that this LUPA is consistent with the stated and adopted vision, mission statements, and policies of the Park District. A summary of the Master Plan resource management-related policies relevant to this LUPA are listed below, with an analysis of how the proposed project meets the policy objectives.

#### Natural Resource Management

- NRM1: The Park District will maintain, manage, conserve, enhance, and restore park wildland resources to protect essential plant and animal habitat within viable, sustainable ecosystems.

#### Vegetation Management

- NRM8: The Park District will conserve, enhance and restore biological resources to promote naturally functioning ecosystems. Conservation efforts may involve using managed conservation grazing in accordance with the Park District's Wildland Management Policies and Guidelines, prescribed burning, mechanical treatments, Integrated Pest Management and/or habitat protection and restoration.

#### Riparian and Wetland Resources

- NRM12: The Park District will manage riparian and other wetland environments and their buffer zones to preserve and enhance the natural and beneficial values of these important resources and to prevent the destruction, loss, or degradation of habitat. The Park District will participate in the preservation, restoration and management of riparian and wetland areas of regional significance and will not initiate any action that could result in a net decrease in park wetlands. The Park District will encourage public access to the Bay/Delta shoreline, but will control access to riparian and wetland areas, when necessary, to protect natural resources.

#### Planning for Regional Parks and Trails

- RFA2: The Park District will provide a diverse system of non-motorized trails to accommodate a variety of recreational users including hikers, joggers, people with dogs, bicyclists and equestrians. Both wide and narrow trails will be designed and designated to accommodate either single or multiple users based on location, recreational intensity, environmental and safety considerations. The Park District will focus on appropriate trail planning and design, signage and trail user education to promote safety and minimize conflicts between users.

RFA3: The Park District will continue to add narrow trails designated as both single-and multi-use for hikers, equestrians, people with dogs, and bike riders.

- RFA4: The Park District will expand its unpaved multi-use trail system as additional acreage and new parks are added.

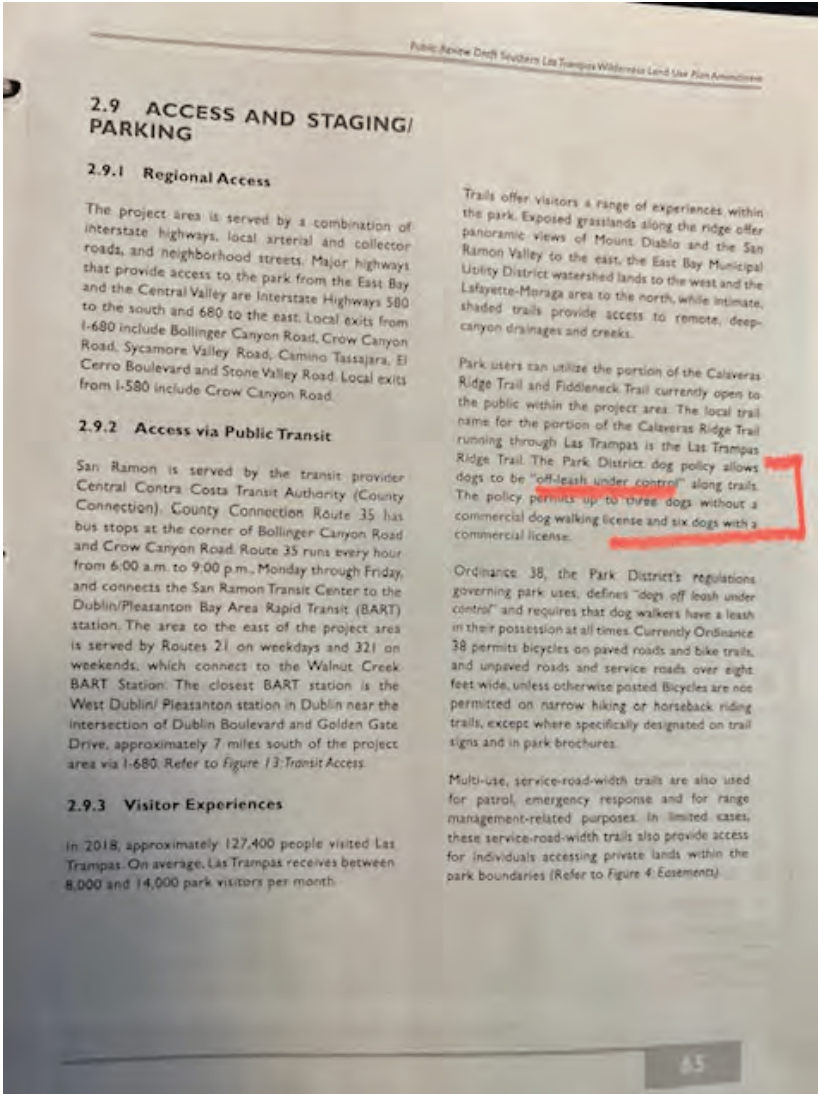
#### Ordinance 38

Ordinance 38 establishes rules and regulations that apply to all Park District parklands. Violation of the Ordinance is punishable as a misdemeanor or an infraction. Recent amendments to the Ordinance include addition of a requirement that "No person shall bring into, or permit any dog, cat, or animal, to enter any Developed Area or be within 200 feet of any parking lot, trail head or staging area, as posted, unless such animal is securely leashed and under control of that person." Ordinance 38 was adopted by the Board of Directors pursuant to sections 5541, 5558, 5559, and 5560 of the California Public Resources Code.



**From:** Helen Chernne <helenchernne@yahoo.com>  
**Sent:** Monday, November 21, 2022 1:34 PM  
**To:** Khaase@sanramon.ca.gov; senator.bates@senate.ca.gov; senator.bradford@senate.ca.gov; senator.jones@senate.ca.gov; senator.kamlager@senate.ca.gov; senator.laird@senate.ca.gov; senator.wieckowski@senate.ca.gov; Lenin.DelCastillo@sen.ca.gov; Mark.McKenzie@sen.ca.gov; mangst@bayareanewsgroup.com; progers@bayareanewsgroup.com; jwoolfolk@bayareanewsgroup.com; lkrieger@bayareanewsgroup.com; rdriscoll@sanramon.ca.gov; Virtual SRPD; Debbie Chamberlain; dpetish@srvusd.net; Jhunau@srvusd.net; nolan2006@gmail.com; larrylittle46@gmail.com; mlysons@sanramon.ca.gov; rmaria@sanramon.ca.gov; krogenski@srvusd.net; gavalos@bayareanewsgroup.com; sbrinkley@sanramon.ca.gov; stephen.w.everett@usps.gov; rbartlett@sanramon.ca.gov; sbaker@businessinsider.com; akulczycki@sanramon.ca.gov; ajoyner@businessinsider.com; sascarelli@marketwatch.com; mmark@businessinsider.com; mangst@bayareanewsgroup.com; joseph.hanneman@epochtimes.us; friendsoflavernspicer@gmail.com; Jprieve@bayareanewsgroup.com; ngartrell@bayareanewsgroup.com; frank.fang@epochtimes.com; dhowley@verizonmedia.com; mcash@insider.com; Ghase@bayareanewsgroup.com; Richard.Sisk@military.com; kevin@electkevinkiley.com; ssheth@businessinsider.com; lhansen@bayareanewsgroup.com; thomas.lobianco@yahooinc.com; kheimann@sanramon.ca.gov; chair@cocorepublicans.com; konstantin.toropin@military.com; thomas.novelly@military.com; jegault@sanramon.ca.gov; lbobadilla@sanramon.ca.gov; rbartlett@sanramon.ca.gov; supervisorandersen@bos.cccounty.us; nolan2006@gmail.com; chair@cocorepublicans.com; Khaase@sanramon.ca.gov; Steve.Beynon@military.com; jegault@sanramon.ca.gov; dklepper@ap.org; bschrotenb@usatoday.com; jana.winter@yahoonews.com; damon.arthur@redding.com; esnodgrass@businessinsider.com; kvlamis@insider.com; yct@boca.gov.tw; jcampopiano@srvusd.net; Connor.Finney@hcd.ca.gov; sitesinventory@hcd.ca.gov; Government Affairs; Kim Thai Superintendent@srvusd.net; citymanager@sanramon.ca.gov; dpetish@srvusd.net; californiastatepta@capta.org; City Clerk; communications@svrcouncilpta.org; dhudson@sanramon.ca.gov; szafar@sanramon.ca.gov; sverose@sanramon.ca.gov; Scott Perkins; info@sanramon.ca.gov; marmstrong@sanramon.ca.gov; alexei.koseff@sfchronicle.com; jscollins@ap.org; gina.harkins@military.com; info@ymcasf.org; dklepper@ap.org; atimsit@qz.com; jbleiberg@ap.org; nsavidge@bayareanewsgroup.com; info@oseforcalifornia.com; rsalonga@bayareanewsgroup.com; ederuy@bayareanewsgroup.com; fkelliher@bayareanewsgroup.com; lkrieger@bayareanewsgroup.com; mkendall@bayareanewsgroup.com; gkelly@bayareanewsgroup.com; asciacca@bayareanewsgroup.com; rhurd@bayareanewsgroup.com; cinman@bayareanewsgroup.com; hharris@bayareanewsgroup.com; info@eliseforcongress.com; progers@bayareanewsgroup.com; jsulek@bayareanewsgroup.com; phegarty@bayareanewsgroup.com; contact@calpolicycenter.org; cstevens@sanramon.ca.gov; jason.green@bayareanewsgroup.com; summer@summerstephan.com; smukherjee@bayareanewsgroup.com; kronayne@ap.org; president@americafirstpolicy.com; info@ymcasf.org; asciacca@bayareanewsgroup.com; jgeha@bayareanewsgroup.com; jgeha@bayareanewsgroup.com; lfinco@srvusd.net; Christina Franco; Cindy Fischer; mlysons@sanramon.ca.gov; rhurd@srvusd.net; kmintz@srvusd.net; communications@srvusd.net; cstevens@sanramon.ca.gov; supervisorandersen@bos.cccounty.us; reneesmorgan@yahoo.com; sclark@srvusd.net; lbratt@srvusd.net; scorsetti@srvusd.net; asciacca@bayareanewsgroup.com; jcampopiano@srvusd.net; dkravitz@srvusd.net  
**Subject:** DV taxpayers are shut down, so I'm forwarding: To SR Deputy City Manager and Ms. Heimann of Parks plus Kim Thai of EB Parks: We pay taxes for dogs so they can bite us who pay taxes for the trail maintenance? Who pays for our medical expense? East Bay...

DV taxpayers are shut down, so I'm forwarding: To SR Deputy City Manager and Ms. Heimann of Parks plus Kim Thai of EB Parks: We pay taxes for dogs so they can bite us who pay taxes for the trail maintenance? Who pays for our medical expense? East Bay Parks???



C-13-01

**From:** Helen Chernne <helenchernne@yahoo.com>  
**Sent:** Monday, November 21, 2022 1:35 PM  
**To:** Khaase@sanramon.ca.gov; senator.bates@senate.ca.gov; senator.bradford@senate.ca.gov; senator.jones@senate.ca.gov; senator.kamlager@senate.ca.gov; senator.laird@senate.ca.gov; senator.wieckowski@senate.ca.gov; Lenin.DelCastillo@sen.ca.gov; Mark.McKenzie@sen.ca.gov; mangst@bayareanewsgroup.com; progers@bayareanewsgroup.com; jwoolfolk@bayareanewsgroup.com; lkrieger@bayareanewsgroup.com; rdriscoll@sanramon.ca.gov; Virtual SRPD; Debbie Chamberlain; dpetish@srvusd.net; Jhunau@srvusd.net; nolan2006@gmail.com; larrylittle46@gmail.com; mlysons@sanramon.ca.gov; rmaria@sanramon.ca.gov; krogenski@srvusd.net; gavalos@bayareanewsgroup.com; sbrinkley@sanramon.ca.gov; stephen.w.everett@usps.gov; rbartlett@sanramon.ca.gov; sbaker@businessinsider.com; akulczycki@sanramon.ca.gov; ajoyner@businessinsider.com; sascarelli@marketwatch.com; mmark@businessinsider.com; mangst@bayareanewsgroup.com; joseph.hanneman@epochtimes.us; friendsoflavernspicer@gmail.com; Jprieve@bayareanewsgroup.com; ngartrell@bayareanewsgroup.com; frank.fang@epochtimes.com; dhowley@verizonmedia.com; mcash@insider.com; Ghase@bayareanewsgroup.com; Richard.Sisk@military.com; kevin@electkevinkiley.com; ssheth@businessinsider.com; lhansen@bayareanewsgroup.com; thomas.lobianco@yahooinc.com; kheimann@sanramon.ca.gov; chair@cocorepublicans.com; konstantin.toropin@military.com; thomas.novelly@military.com; jegault@sanramon.ca.gov; lbobadilla@sanramon.ca.gov; rbartlett@sanramon.ca.gov; supervisorandersen@bos.cccounty.us; nolan2006@gmail.com; chair@cocorepublicans.com; Khaase@sanramon.ca.gov; Steve.Beynon@military.com; jegault@sanramon.ca.gov; dklepper@ap.org; bschrotenb@usatoday.com; jana.winter@yahoonews.com; damon.arthur@redding.com; esnodgrass@businessinsider.com; kvlamis@insider.com; yct@boca.gov.tw; jcampopiano@srvusd.net; Connor.Finney@hcd.ca.gov; sitesinventory@hcd.ca.gov; Government Affairs; Kim Thai Superintendent@srvusd.net; citymanager@sanramon.ca.gov; dpetish@srvusd.net; californiastatepta@capta.org; City Clerk; communications@svrcouncilpta.org; dhudson@sanramon.ca.gov; szafar@sanramon.ca.gov; sverose@sanramon.ca.gov; Scott Perkins; info@sanramon.ca.gov; marmstrong@sanramon.ca.gov; alexei.koseff@sfchronicle.com; jscollins@ap.org; gina.harkins@military.com; info@ymcasf.org; dklepper@ap.org; atimsit@qz.com; jbleiberg@ap.org; nsavidge@bayareanewsgroup.com; info@oseforcalifornia.com; rsalonga@bayareanewsgroup.com; ederuy@bayareanewsgroup.com; fkelliher@bayareanewsgroup.com; lkrieger@bayareanewsgroup.com; mkendall@bayareanewsgroup.com; gkelly@bayareanewsgroup.com; asciacca@bayareanewsgroup.com; rhurd@bayareanewsgroup.com; cinman@bayareanewsgroup.com; hharris@bayareanewsgroup.com; info@eliseforcongress.com; progers@bayareanewsgroup.com; jsulek@bayareanewsgroup.com; p hegarty@bayareanewsgroup.com; contact@calpolicycenter.org; cstevens@sanramon.ca.gov; jason.green@bayareanewsgroup.com; summer@summerstephan.com; smukherjee@bayareanewsgroup.com; kronayne@ap.org; president@americafirstpolicy.com; info@ymcasf.org; asciacca@bayareanewsgroup.com; jgeha@bayareanewsgroup.com; jgeha@bayareanewsgroup.com; lfinco@srvusd.net; Christina Franco; Cindy Fischer; mlysons@sanramon.ca.gov; rhurd@srvusd.net; kmintz@srvusd.net; communications@srvusd.net; cstevens@sanramon.ca.gov; supervisorandersen@bos.cccounty.us; reneesmorgan@yahoo.com; sclark@srvusd.net; lbratt@srvusd.net; scorsetti@srvusd.net; asciacca@bayareanewsgroup.com; jcampopiano@srvusd.net; dkravitz@srvusd.net  
**Cc:**  
**Subject:** DV taxpayers shut down, so I'm forwarding: To SR Deputy City Manager and Ms. Heimann of Parks plus Kim Thai of EB Parks: Why is it the trail experience is defined by the East Bay Regional Parks and not the SR taxpayers and GHAD homeowners since the ne...

## 2.9.4 Trail System – Standards and Assumptions

### *Recreation Values*

Recreation values take into consideration total numbers of constituents likely to be served, not solely small group or single user benefit values, and consider additional access points and connectivity to neighboring communities and city and county trail and bikeway systems to disperse use and encourage bike and pedestrian access over vehicle access as visitor use increases.

### *Environmental Values*

Environmental values take into consideration wildlife and plant species impacts (e.g., trampling, disturbance to aquatic habitats, and wildlife breeding and foraging activities) in determining trail alignments and their future use and where system connectivity will be enhanced.

### *Operation Values*

Operation values take into consideration park operations and management requirements, including routine patrol and maintenance activities, service and security requirements for recreation areas, habitat management of open space areas, and emergency ingress and egress.

### *Trail Types*

Trails within the project area include two natural surface, unpaved trail categories: multi-use trails (generally four to six feet wide) and multi-use roads that allow emergency vehicles and maintenance access (greater than eight feet wide). This distinction allows for some variability in the trail width of these two trail types depending on methods of construction (e.g., manual, machine built) and the specific physical conditions (e.g., trees, rock outcropping, slope) of the trail alignment. Refer to *Figure 14: Typical Trail Cross Section* for an illustrative concept of a typical natural surface trail.

### *Trail Experience*

For the trail system to function effectively, it should include convenient access points and connectivity throughout the park for various modes of travel, where appropriate. This approach helps to distribute use and provide opportunities for visitors from the local communities and the general population. The trail system should provide access through a variety of settings that the parklands may offer. These may include woodland and grassland areas, viewpoints, exposure to sun and shade, and other interesting features unique to the landscape.

C-14-01

**From:** I'M ME <teachings@yahoo.com>  
**Sent:** Monday, November 21, 2022 2:11 PM  
**To:** Khaase@sanramon.ca.gov; senator.bates@senate.ca.gov; senator.bradford@senate.ca.gov; senator.jones@senate.ca.gov; senator.kamlager@senate.ca.gov; senator.laird@senate.ca.gov; senator.wieckowski@senate.ca.gov; Lenin.DelCastillo@sen.ca.gov; Mark.McKenzie@sen.ca.gov; mangst@bayareanewsgroup.com; progers@bayareanewsgroup.com; jwoolfolk@bayareanewsgroup.com; lkrieger@bayareanewsgroup.com; rdriscoll@sanramon.ca.gov; Virtual SRPD; Debbie Chamberlain; dpetish@srvusd.net; Jhunau@srvusd.net; nolan2006@gmail.com; larrylittle46@gmail.com; mlysons@sanramon.ca.gov; rmaria@sanramon.ca.gov; krogenski@srvusd.net; gavalos@bayareanewsgroup.com; sbrinkley@sanramon.ca.gov; stephen.w.everett@usps.gov; rbartlett@sanramon.ca.gov; sbaker@businessinsider.com; akulczycki@sanramon.ca.gov; ajoyner@businessinsider.com; sascarelli@marketwatch.com; mmark@businessinsider.com; mangst@bayareanewsgroup.com; joseph.hanneman@epochtimes.us; friendsoflavernspicer@gmail.com; Jprieve@bayareanewsgroup.com; ngartrell@bayareanewsgroup.com; frank.fang@epochtimes.com; dhowley@verizonmedia.com; mcash@insider.com; Ghase@bayareanewsgroup.com; Richard.Sisk@military.com; kevin@electkevinkiley.com; ssheth@businessinsider.com; lhansen@bayareanewsgroup.com; thomas.lobianco@yahooinc.com; kheimann@sanramon.ca.gov; chair@cocorepublicans.com; konstantin.toropin@military.com; thomas.novelly@military.com; jegault@sanramon.ca.gov; lbobadilla@sanramon.ca.gov; rbartlett@sanramon.ca.gov; supervisorandersen@bos.cccounty.us; nolan2006@gmail.com; chair@cocorepublicans.com; Khaase@sanramon.ca.gov; Steve.Beynon@military.com; jegault@sanramon.ca.gov; dklepper@ap.org; bschrotenb@usatoday.com; jana.winter@yahoonews.com; damon.arthur@redding.com; esnodgrass@businessinsider.com; kvlamis@insider.com; yct@boca.gov.tw; jcampopiano@srvusd.net; Connor.Finney@hcd.ca.gov; sitesinventory@hcd.ca.gov; Government Affairs; Kim Thai  
**Cc:** Superintendent@srvusd.net; citymanager@sanramon.ca.gov; dpetish@srvusd.net; californiastatepta@capta.org; City Clerk; communications@svrcouncilpta.org; dhudson@sanramon.ca.gov; szafar@sanramon.ca.gov; sverose@sanramon.ca.gov; Scott Perkins; info@sanramon.ca.gov; marmstrong@sanramon.ca.gov; alexei.koseff@sfchronicle.com; jscollins@ap.org; gina.harkins@military.com; info@ymcasf.org; dklepper@ap.org; atimsit@qz.com; jbleiberg@ap.org; nsavidge@bayareanewsgroup.com; info@oseforcalifornia.com; rsalonga@bayareanewsgroup.com; ederuy@bayareanewsgroup.com; fkelliher@bayareanewsgroup.com; lkrieger@bayareanewsgroup.com; mkendall@bayareanewsgroup.com; gkelly@bayareanewsgroup.com; asciacca@bayareanewsgroup.com; rhurd@bayareanewsgroup.com; cinman@bayareanewsgroup.com; hharris@bayareanewsgroup.com; info@eliseforcongress.com; progers@bayareanewsgroup.com; jsulek@bayareanewsgroup.com; p hegarty@bayareanewsgroup.com; contact@calpolicycenter.org; cstevens@sanramon.ca.gov; jason.green@bayareanewsgroup.com; summer@summerstephan.com; smukherjee@bayareanewsgroup.com; kronayne@ap.org; president@americafirstpolicy.com; info@ymcasf.org; asciacca@bayareanewsgroup.com; jgeha@bayareanewsgroup.com; jgeha@bayareanewsgroup.com; lfinco@srvusd.net; Christina Franco; Cindy Fischer; mlysons@sanramon.ca.gov; rhurd@srvusd.net; kmintz@srvusd.net; communications@srvusd.net; cstevens@sanramon.ca.gov; supervisorandersen@bos.cccounty.us; reneesmorgan@yahoo.com; sclark@srvusd.net; lbratt@srvusd.net; scorsetti@srvusd.net; asciacca@bayareanewsgroup.com; jcampopiano@srvusd.net; dkravitz@srvusd.net  
**Subject:** Forwarding for DV taxpayers and Helen Chernne who are shut down: To SR Deputy City Manager and Ms. Heimann of Parks plus Kim Thai of EBParks: 96 incidents in 3 years, which means 3 incidents per month! Almost one third of the incidents is animal rela...

Forwarding for DV taxpayers and Helen Chernne who are shut down by RATS:

To SR Deputy City Manager and Ms. Heimann of Parks plus Kim Thai of EBParks:

96 incidents in 3 years, which means 3 incidents per month!

Almost one third of the incidents is animal related the police is based out of Lake Chabot and the city staff is okay with that for SR residents ????

What is Ordinance 38 crimes? No one can tell our rep from the city of Dan Ramon including Ms. Heimann and SRPD because it's a East Bay Parks District crime!

Whatever that crime is, we don't want them in San Ramon!

We object and oppose this proposal and anyone approves this project can't be a taxpayer or resident of San Ramon because it does nothing for San Ramon, but crimes and injuries!

However, we expect our planning and city council to say yes blindfolded or with staff blunder as how they normally pass anything related to developments and building!

We refuse to pay GHAD assessment if such abuse continues!

**C-15-01**

## 2.10 PUBLIC SAFETY

### 2.10.1 Protection and Emergency Response Services

The Park District maintains a full-time staff of police officers, dispatchers, and fire responders based out of its headquarters at Lake Chabot Regional Park in Castro Valley. The Park District Police Department operates a two-county radio communications network and a fleet of patrol vehicles, and protects public safety through crime prevention activities, patrols, emergency response, and criminal investigations. The Park District also maintains two helicopters at the Hayward Airport, staffed seven days a week, which are outfitted for law enforcement, medical, and fire response.

Initial response and reporting of incidents are generally provided by park rangers performing routine maintenance and safety patrols, though the public sometimes reports incidents directly to CALFIRE, or cities of San Ramon, Danville, and the San Ramon Valley Fire District. The presence

of Park District staff helps to provide a deterrent to vandalism, motorcycle and 4-wheel drive usage, poaching and hunting within Las Trampas, and potential trespass onto adjoining private lands. An additional presence is provided through the grazing program with both the grazing tenant and Park District staff monitoring range management activities on a routine basis, and through the Park District Volunteer Trail Safety Patrol Program, as discussed in Section 2.7.2 Volunteer Programs.

### 2.10.2 Incidents

Between April 2017 and early 2020, Park District police and fire department personnel responded to 96 incidents in Las Trampas, with 14 medical or personal injury incidents. This could characterize medical response activity in the project area. Table 2-3: April 2017-2020 Incident History below provides a breakdown of the type of incidents reported.

TABLE 2-3: APRIL 2017-2020 INCIDENT HISTORY

TYPE OF INCIDENTS	NUMBER OF INCIDENTS
Hazardous materials	0
Ordinance 38 violations	25
Related to animals	27
Auto burglaries, theft, and vandalism	15
Medical and personal injury	14
Lost and overdue hikers	10
Assault	1
Alcohol	1
Drug	1
Warrant	1



Public Safety staff respond to incidents in Las Trampas.

C-15-01  
cont.

**From:** Shala Patrice <golden.heart@zoho.com>  
**Sent:** Friday, November 25, 2022 10:37 PM  
**To:** Kim Thai  
**Cc:** Shala Ali; Ron Lastiri  
**Subject:** Comments on Southern Las Trampas Land Use Plan Amendment Project  
**Attachments:** bollinger\_canyon\_staging\_area.jpg

**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

Thank you for the opportunity to comment on the Southern Las Trampas Land Use Plan Amendment Project.

We live in the house that is directly across the street from the 25-car staging area along Bollinger Canyon Road. As we commented at the original hearing, we feel like the East Bay Regional Parks will essentially be defacing one of the most stunningly beautiful spots in the entire canyon by "paving paradise with a parking lot." We cannot imagine that a giant 25 car parking lot would be needed to support a single steep trail which leads up to the ridge line and a small .8 mile loop. To me, it is ridiculous in the extreme and very sad that all that beautiful land will be made into a parking lot whereas so many other entrances do not have any parking lot. It was very disappointing that the East Bay Regional Parks did not seriously listen to the concerns of many of the resident of the canyon and other visitors who particularly love the beauty of that location.

**C-16-01**

It is interesting how there is not a photo of the beauty of this particular location in any of the massive documentation. We have attached a photo of the current corral area on a foggy morning as an example of the rustic beauty of that location as seen from the street. That idyllic view will be permanently lost with the construction of the parking lot right on the street. Many people often stop there car there to take in the beautiful view and take photos. There has been many individuals and couples photographed in front of that scene, and what appears to be professional photographers photographing the countryside.

**C-16-02**

It looks like there is now just a single entrance and exit as opposed to original plan of a separate entrance and exit. Just south of the area the road curves significantly and I am concerned about cars exiting the parking lot just before a blind curve. I think it will be of high risk.

**C-16-03**

Will there be a pay phone there? Cell phone service does not work in that area. How will visitors call emergency services if there is a car or hiking accident? They will probably be coming to our house to call 911 which has already happened a few times without a parking lot across the street.

**C-16-04**

We are appreciative of the berm and the fact that the bathroom is away from the street. We also appreciate the parking area will be locked at dusk since we don't want the parking lot to become a "party" lot. We know the cars driving on the gravel parking lot will be very noisy and dusty and we would once again request the parking lot be paved to reduce noise and dust. In the country noise travels far and our master bedroom is at the front of the house. We believe the quality of our life in our house directly across the street from the parking lot will be degraded and we will have to see if we can continue to live there.

**C-16-05**

We do see the benefit of providing access to the trails and we too like the country and to hike, otherwise we would not be living in this beautiful country. But we feel like the the big developers such and Lennar homes did not have to give up any of their land at Faria Ranch to provide any parking lots but that the residents and visitors of the Bollinger Canyon have to pay the price. And to put such an oversized parking lot in such a beautiful area without any attempt to set it back from the street to minimize the noise and visual impact is irresponsible and not in the best interest for the residents and visitors.

**C-16-06**

Sincerely,  
Patrice Miller  
Ronald Lastiri  
18515 Bollinger Canyon Road  
San Ramon, Ca 94583  
925 820-2749





**From:** Mark Graham <mgraham@danville.ca.gov>  
**Sent:** Tuesday, November 29, 2022 3:12 PM  
**To:** Kim Thai  
**Subject:** Re: Southern Las Trampas Land Use Plan Amendment and Draft EIR - Notice of Availability

Kim, I am passing along my comments to your Southern Las Trampas Land Use Plan Amendment Project.

A big thank you to the EBRPD Board of Directors and staff for their hard work on this project and the all the effort that has gone into the DEIR and the various other parts of this project. Having served as a member of the Danville Planning Commission for many years I am glad to see the work we have done over many years in requiring dedication of land and easements to EBRPD for the expansion of the Las Trampas Park and trail system come to fruition. I have hiked the current trails over much of the Las Trampas Park over the 35 years I have lived in Danville. With the discovery of the Remington Trail Loop entrance in our neighborhood many years ago hikes into the hills above our home and been a part of our outdoor adventures. With the new Podia Walk-in Entrance I will be even closer to new trails planned above my house and the new Heritage Pear Trail.

C-17-01

I have reviewed the DEIR and its many appendices and agree with the findings and the mitigation measures listed in the report. I support the new staging area off Bollinger Canyon and the new trails and staging area, This will provide good access to the east side of Bollinger Canyon trails.

Please consider a change at the Podva Walk in entrance. Currently there is an Authorized Personal Only sign to the Northwest of the driveway on Wingfield Court. When a dedicaton for the new entrance and trail have been completed, please remove or change the Authorized Personal only sign so as to not confuse park users on the use of this entrance.

C-17-02

I am looking forward to all the new areas opened up to the public with the adoption of this new project.

G. Mark Graham  
Town of Danville Planning Commissioner  
Resident of Danville, CA.

On Oct 31, 2022, at 5:52 PM, Kim Thai <kthai@ebparks.org> wrote:

**\*\*\*CAUTION\*\*\* THIS EMAIL WAS NOT SENT FROM DANVILLE STAFF**

This email originated from outside of the Town of Danville and was not sent from a Town Staff member! Do not click on links or open attachments unless you recognize the sender and know the content is safe.

The East Bay Regional Park District (Park District) has completed a draft Land Use Plan Amendment (LUPA) and a Draft Environmental Impact Report (DEIR) for the southern portion of Las Trampas Wilderness Regional Preserve (Southern Las Trampas). The focus of this LUPA and the analysis in the DEIR is to incorporate landbank property, provide a framework for natural resource management for the project area, and provide associated public staging/access and trails in the southern portion of Las

Trampas. The LUPA and the DEIR are now available for public review and comment. The comment period was initiated on October 31, 2022 and the 45-day review period will conclude on December 14, 2022.

Please click on this East Bay Regional Park District webpage link [Southern Las Trampas Land Use Plan Amendment Project](#) to view the Notice of Availability, the LUPA, the DEIR, and the DEIR Appendices. Copies of these documents can also be found at: Park District headquarters, Danville Public Library, and San Ramon Public Library. A copy of the Notice of Availability is also attached for your convenience.

One public hearing meeting on this DEIR will be held during the review period to receive comments on the documents. **The public hearing will be on the agenda as part of the Park Advisory Committee meeting on November 28, 2022 at 4:00pm.** This meeting will be held online. Presentations will also be given to the Park District Board Executive Committee on November 10, 2022 at 12:30pm. This meeting will be held at 2950 Peralta Oaks Court, Oakland, CA as well as online. Information on how to access the online meetings will be provided at <https://www.ebparks.org/calendar/public-meetings> prior to the meetings.

The LUPA describes the existing conditions in the 756-acre project area and provides recommendations for natural resource management and public recreation. The DEIR addresses the potential physical, environmental effects for each of the environmental topics outlined in the California Environmental Quality Act (CEQA) for the recommendations provided in the LUPA.

**Due to the time limits mandated by State law, comments must be received no later than 5:00 p.m. on December 14, 2022.** Please send written comments to Kim Thai, East Bay Regional Park District, 2950 Peralta Oaks Court, Oakland, California 94605-0381 or via e-mail to: [kthai@ebparks.org](mailto:kthai@ebparks.org).

Sincerely,  
Kim Thai

**Kim Thai**

**Senior Planner** | Planning, Trails, and GIS

*Pronouns: she, her, hers*

<image001.jpg>

East Bay Regional Park District

2950 Peralta Oaks Court, Oakland, CA 94605

T: 510-544-2320

[kthai@ebparks.org](mailto:kthai@ebparks.org) | [www.ebparks.org](http://www.ebparks.org)

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 Please consider the environment before you print

<Southern Las Trampas Notice of Availability.pdf>

**From:** Ken Mozek <ken.mozek@gmail.com>  
**Sent:** Monday, December 5, 2022 9:49 AM  
**To:** Kim Thai  
**Subject:** Southern Las Trampas Land Use Plan Amendment and Draft EIR - Notice of Availability

**Follow Up Flag:** Follow up  
**Flag Status:** Completed

Dear Kim,

Thanks for the opportunity to comment on the draft LUPA for the Southern Las Trampas Wilderness Regional Preserve.

I have been the head coach of the San Ramon Valley Mt Bike Club [www.srvmtb.org](http://www.srvmtb.org) for the past 16 years. I started the student club in 2008 with (11) students.

Participation has grown exponentially and in the the past 4 years we have averaged 100 students per year and this year we will have 115 high school and middle school students riding with our club, in addition to the 40 coaches.

We are part of the National Interscholastic Cycling Association (NICA)<https://www.norcalmtb.org/races-2/> .

Our clubs mission is ***"The positive development and mentoring of young men and women through Mt Biking with a focus on health, fitness, leadership and active community service"***

We teach all our students proper trail etiquette, to respect other trail users and to be good stewards of the natural resources we have available to us.

I provide you this background to emphasize the growing population of cycling users and the importance of embracing and properly serving the cycling community with well designed, safe and environmentally friendly trails to recreate on. Most riders would much rather be on a flowie single or double track switchback trail system (which greatly reduces riding speeds and improves safety) rather than very steep fire road trails that can create a hazard for most trail users.

I would encourage you to incorporate more properly designed single and double track trails that allow access to the cycling community. Many areas in California like Donnor, Santa Cruz and San Luis Obispo have partnered with the cycling community in a way that serves ALL its users. A proper approach will also greatly reduce the number of social trails that get developed due to the lack of access to legal trails.

Thank you for the opportunity to provide input, feel free to call or email me if you have any questions

Sincerely

Coach Ken Mozek  
SRV Mt Bike Club  
(925)989-2892

C-18-01



Comments from the land owner directly across the street have been totally ignored. The proposed corral staggng area has many drawbacks including:

1. Proximity of a large gravel parking area less than 100 feet from 2 residences front doors.
2. A narrow entry gate to parking area with no acceleration or deceleration approaches on a road with a 45 MPH speed limit. Note cars are always speeding here.
3. Plans to install 2 vault toilets. Definition not given, however they will give off an offensive effluent odor.
4. The park claims that the pipe gate will be closed after normal operation hours but does not state who will complete this task daily.
5. Parking on Bollinger Canyon Road should be prohibited on BOTH sides of the street in this area for safety reasons.
6. The planned 4 foot earth berm in front of the parking area shows no vegetation. Trees and bushes need to be added for dust and noise control.
7. This staggng area is planned to include families with small children. These children have a high likely hood of being able to wander away from parental control and on to a busy street where they could be hit by a car, injured or killed. I hope the EBRPD is ready to accept full liability for this planning defect.

**C-19-01  
cont.**

The various studies conducted have considered what appears to be cost only elements to construction hiding their true reasoning behind key words like wet lands and drainage area. Several other canyon property owners proposed that the staggng area be moved away from the proposed site to any one of several other locations that would be safer to enter and exit along with allow for a more user friendly staggng area for all. These comments were dismissed without discussion with those who proposed them. This resulted in a legal battle between the property owner directly across the street and EBRPD wasting tens of thousands of dollars that should have been used to move the staggng area to the other location. Wasted time and effort on the part of EBRPD has alienated many canyon residence.

**C-19-02**

The park has offered many studies and with supporting material for the impact on the land and its use but left out entirely the impact on the canyon and its residence. Not addressed are the following;

1. There is no apparent plan to install and or remove trash and garbage as it occurs along the trail. LUPA, page 77 only requires annual clean up an monitoring.
2. Trespass on private property. No park proposal for trail signage to keep the public on Las Trampas property. LUPA, page 77, signs only inferred at trail heads.
3. Local property owners have occasional trespassers walking through well marked private property on an effort to leave the trail early due to no trail signs.
4. No proposal for temporary or permanent drinking water or Sani hut structures on the 7 mile trail, only the 2 at the Old Coral Staggng Area.

**C-19-03**

Property in the canyon owners have gone to extreme expense to provide private roads and residences for their families. What you are proposing will invite many hikers to trespass on private property simply because the do not know where the actual trails are or how to get back down the trail safely. 7 miles is a long trail without water, toilets and signage to let hikers to know where they are.

**C-19-04**

With hundreds of acres acquired in Chen property surely there is a site that will not degrade property values directly across the street from the proposed corral. I am requesting that you engage the Canyon Residence that are interested in the proposed Old Corral Staggng area to discuss an alternative to the current design that has many flaws. The canyon Resident most directly affected is Mr. Jeff Fagundes that lives directly across the street for the corral for his input. As a lifetime resident of the canyon his input would be well received by the canyon residents as his property is the most affected.

**C-19-05**

Regards,  
Kenneth W. Sheets  
[kwsheets@hotmail.com](mailto:kwsheets@hotmail.com)

December, 5, 2022

Submittal of comments **IN OPPOSITION** to the development project named: SOUTHERN LAS TRAMPAS WILDERNESS REGIONAL PRESERVE LAND USE PLAN AMENDMENT, also referred to as: Old Time Corral Staging Area Site Plan

**Public Review Draft – State Clearinghouse #2019071058**  
October 31, 2022 NOA

Planning, Trails, and GIS Services Department - Acquisition, Stewardship & Development  
East Bay Regional Park District, 2950 Peralta Oaks Court, Oakland, California 94605

**Attention: East Bay Parks Board of Directors and Park Advisory Committee**

There are a large number of people in Bollinger Canyon in **Opposition** to this project for many reasons including many potential serious issues, **none of which were addressed by anyone from the Park District as promised** during the public hearing meeting in San Ramon a number of years ago. Many people are actually afraid to voice their opinions publicly because of the fear of retribution. Apparently, the Park District doesn't care about the safety and well being of the residents of Bollinger Canyon and just cares about their salaries, pensions and future funding! Video recordings exist of that meeting.

C-20-01

The Park District can't manage all the land they have acquired through the many years with our money yet they always want more money! Higher salaries! More land purchases! More employees! If any Park Directors and/or Advisory Committee members have a conscience they should vote to NOT Approve this project. How can you sentence the people living in the two houses across from this ill-conceived project to a **living HELL forever?** Shame on you if you do not shut down the project!

1. The the single vault toilet is going to create a bio-hazard for the two residences directly across Bollinger Canyon Road from the proposed project and for their visitors as well, exposing all residents and visitors beyond the project to a constant bio-hazard threat as they drive through the area. They are only a stones throw away! The disgusting odors that emanate from toilets like the one proposed and all the vector insects attracted to feces, urine and blood can cause serious if not fatal illnesses when they sting, bite or land on people or the food they are preparing. The smell and the insects will be a constant threat to the residents. None of you would want to live next to this proposed project!

C-20-02

The Advisory Board need to get out of their offices and do a study of the various Park Portals and toilet facilities and see first hand how disgusting they can be! Many times there are feces scattered everywhere along with urine, used toilet paper, used feminine sanitary products etc. A full respirator is required sometimes to be safe. FACT - The Park District does not properly maintain what they have now. Of course if you inspect one right after it has been pumped and cleaned you may have a better experience but inspecting on a regular basis will prove how filthy the toilets can be along with the areas around them.

The Advisory Board **MUST vote to SHUT DOWN this proposed project.** Otherwise the Board will be sentencing the people that live in the two residences and their visitors, directly across from the proposed project, to a living HELL. Vehicle noise, loud voices, dogs barking with the possibility of one getting loose and injuring someone. Possible theft/vandalism to those two homes and possible robbery or worse of the people who live there. Potential risk of Park users knocking on the residents doors at all hours wanting help, or wanting to use the landline telephone as there is NO CELL PHONE SERVICE at the proposed project area, or the Park users may just be casing their residences for future break-ins. This is a recipe for disaster! **The Park District MUST NOT put the residents of these two homes directly across from the proposed project in harm's way by proceeding with the project! That would be Criminal!** The District Attorney would have to get involved.

C-20-03

Extreme fire hazard from people smoking legal and illegal substances and possible drug use will most likely occur. This is a major threat to everyone in the Canyon.

C-20-04

2. Traffic will increase to intolerable levels for the two homes and the people living there directly across from the proposed project. Engine/exhaust noise, vehicle doors slamming all day during the open hours and even during closed hours if they park on the berm of the road. Unauthorized parking along Bollinger Canyon Road in front of the project, on both sides of the road including directly in front to the two residences, when Portal entrance is closed will most likely be a major ongoing problem. Accidents will surely increase because of all the vehicles entering and exiting the portal with all the heavy large truck traffic on the road from the industrial business complex located at the end of the Canyon.

C-20-05

3. **As brought to your attention during the San Ramon meeting a number of years ago the project could be easily be re-positioned 600' to 1000' to the North and North West back behind the high knoll, refer to red arrow on attached Site Plan.** This would reduce many of the concerns. It would put the project portal out of sight of the two residents across the road, put the toilet further away from them and shield the ugly project from view of all the residents and visitors of the Canyon traveling in vehicles, bicycles and on foot. No one wants to look at a parking lot and a toilet enclosure! A 4' earthen berm will do very little to shield the project. Mandate use of a tried and proven concept of an in the ground septic system. That would just about eliminate the bio-hazard issues. Bollinger Canyon Road in this area has a sign posted stating that it is a Scenic Byway. **Parking lots and Pit Toilets are NOT SCENIC.** The Park District is hiding and trying to minimize any reference to the **HUGE disruption in the lives** of the people that live directly across from the proposed project!

C-20-06

In summary, **requesting that the project be terminated.** If the Park proceeds with the project they will be held responsible for any and all injuries or deaths because of their incompetence and lack of planning. Bio-hazards, fire threat, vehicle accidents, trash, thefts, robbery potential, harassment of close residents all together dictate that the project must NOT MOVE FORWARD! Vote to deny approval.

C-20-07

Respectfully submitted for your consideration,

A Concerned Bollinger Canyon Resident

CC: East Bay Times Newspaper  
CA State Representatives



**MOVE**



FIGURE 16: OLD TIME CORRAL STAGING AREA SITE PLAN

**From:** karen werth <kbwerth@aol.com>  
**Sent:** Wednesday, December 7, 2022 11:23 AM  
**To:** Kim Thai  
**Subject:** Las Trampas Ridge Trail

05 Dec 2022

Dear Ms Thai;

I am responding to an email that was passed to me by another canyon residence regarding the proposed trail extension for the Las Trampas Ridge Trail.

In general I have no objection to the hiking trails on the Las Trampas Ridge as long as the Park clearly understand that trespassing on personal property shall be a top priority.

My property at 1850 Bear Tree Road, San Ramon, CA is at the half way point in the trail where we have experienced multiple trespass incidents from trail hikers wanting to exit the trail. At present only 1 sign mounted on a fence is all that marks the end of Park property that connects to our Fire Road. No warning signs or trail signs exist on the trail itself tending to the continuation of trespassers. A trail with no trail markings is unacceptable.

On review of the LUPA Study there also seem to be a number of items that seem to be left out of the study. Trail markings are a must, trash collection, water availability and sanitary units need to be included in the project to form a well run park trail system.

We purchased this property with the full understanding that as a private road and property that the park has no right to permit by omission of signage or any other means the permission to allow trespass by hikers, bikers or horse back riders. I am sure that you will endeavor to implement the missing items from your study and make all attempts necessary to prevent public access to a private property.

Sincerely,  
Karen Werth  
Property Owner

**C-21-01**

**From:** RUSSELL/ELENA MCCRARY <emccrary@comcast.net>  
**Sent:** Wednesday, December 7, 2022 11:59 AM  
**To:** Kim Thai  
**Subject:** Las Trampas Wilderness Expansion

**Follow Up Flag:** Follow up  
**Flag Status:** Completed

Dear Mr. Thai,

My husband and I are regular users of the Las Trampas Wilderness. What we have witnessed are people NOT observing basic rules. Your dog should be on a leash, please. The cows are to be left alone, especially with calves. Some people think they are tame. Your signage in the parking lot is not enough! There are dog bags, but owners choose to leave the bags along the trails. It would be nice to see owners fined.

So, you want to expand. My first reaction is why? The owls at Coyote Hills are harassed by photographers. If you want multi-use it needs to be justified. I am a birder. Do I want Motorcrossers mowing me down. One did this at Shadow Cliffs not too long ago.

What about the property owners? How do they feel? And, are people going to be respectful when I see signage every 50 feet asking people to do just that.

I learned a long time ago that it's all about politics and money. I would rather have Ranger programs to teach about the flora and diverse animals at all facilities rather than opening up more land for abuse.

Thanks for listening.  
Elena Sotelo-McCrary  
nature enthusiast

C-22-01

**From:** Bob Peoples <bob.peoples96@gmail.com>  
**Sent:** Tuesday, December 13, 2022 3:03 PM  
**To:** Kim Thai  
**Subject:** Southern Las Trampas Plan Amendments

**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

Ms.Thai--

It was a pleasure meeting you yesterday during East Bay Parks' very informative tour for San Ramon's Open Space Advisory Committee around the periphery of the area covered by the plan amendment. Thanks to you & Neoma Lavalle for your efforts!

Neoma indicated East Bay Parks is still accepting comments on the plan amendment & its DEIR through tomorrow. I want to provide a few personal comments for your consideration. As expressed to the group during the tour, I found the October 2022 draft plan & the DEIR very comprehensive, informative & compelling. In particular, I was gratified that the proposals for the Old Corral Staging Area respond to many of the concerns of Mr. Gunderson who lives across on Bollinger Canyon Road from the site. As I'm sure you are very aware, those concerns were supported by most, if not all, residents of Bollinger Canyon (i.e., the many "Support Your Neighbor" signs). Thank you!

C-23-01

I was also very pleased that Mr. Gunderson took advantage of the opportunity to express his concerns in public comments to the Committee. Hopefully you will be able to obtain a transcript of those comments from the recordings made by City of San Ramon Parks & Community Services Department staff. More important was the opportunity for us to discuss & respond to Mr. Gunderson regarding his restatement of concerns.

As I suggested, & reiterate here for the record, the problems he articulated about vehicles parking along the road in front of his houses when the proposed parking area was closed or full could be largely alleviated by having the County establish no parking areas on both sides of the road in front of at least his property. Also suggested, if Mr. Gunderson were amenable, was that East Bay Parks could place signs near the entrances from the road to both houses to the effect that they are "Private Property -- Do Not Disturb".

C-23-02

Mr. Gunderson also expressed continued concern about dust & noise from use of the parking area. Although not discussed, it occurs to me that the proposed six foot high berm between the parking area & road would mute some sounds in addition to blocking headlights from vehicles. Also not mentioned in conversation with Mr. Gunderson, but worth considering, is the use of calcium chloride (CaCl<sub>2</sub>) to reduce dust from vehicle traffic. For many years this has been an effective technique used on gravel roads throughout the country. The binding effect on soil particles also reportedly reduces wear & tear on gravel surfaces thereby reducing maintenance costs. You or other East Bay staff may already be aware of or use this technique for controlling dust from vehicle traffic.

C-23-03

Thanks for the opportunity to comment. Hope they are useful. Don't hesitate to contact me if clarification is needed.

Regards,

Bob Peoples  
703-975-9356

**From:** Lori Farr <lorifarugia@gmail.com>  
**Sent:** Wednesday, December 14, 2022 3:06 PM  
**To:** Kim Thai  
**Subject:** Draft EIR Report RE: 25 Car Staging Area on Bollinger Canyon Road , San Ramon

December 14, 2022

Dear Ms Kim Thai,

I am commenting on the proposed parking lot along Bollinger Canyon Road. I am frustrated that our neighbor, East Bay Regional Parks has been allowed to add vast areas of land to the park without having to provide vital improvements to safety , and protect the quality of life we residents enjoy.

Bollinger Canyon Road is narrow and winding , with no safe access along it's entire length to accommodate , hikers, bicyclists or equestrians. During the pandemic years the attendance to Las Trampas Park has grown significantly. Yet no improvements have been made to our road to improve the safety of either park visitors or the residents.

I am a 46 year resident of Bollinger Canyon. My husband and I raised our 2 daughters on our ranch located in the canyon. We never allowed our daughters , and now, our grandchildren to ride a bicycle, or their horses alongside any stretch of our narrow winding road. It has always been too dangerous. During the pandemic the vehicle traffic, the volume of cyclists and hikers visiting Las Trampas Park has increased , creating additional exposure to those safety issues. On several weekends the parking lots provided for park visitors has filled to capacity, and additional visitors park their cars in random areas. Creating added fire danger in the dry season.

The proposal to establish a 25 car parking area with no water service available to provide necessary services is irresponsible . The use of portable chemical restrooms to service visitors needs would never be approved on any other property, by the city of San Ramon or Contra Costa County planning.

Parking in unprepared areas is a extreme danger during fire season. All the residents in our canyon rely on their own private water sources. East Bay Regionals ability to respond to any fire emergency is more limited than most property owners because they have no access to water at this proposed parking area.

I understand that the developer of The Faria Preserve was allowed to "spare" their new neighborhood the very concerns I am expressing by instead providing the parking spaces required to mitigate their obligations of their conditions of approval ,in Bollinger Canyon.

I am requesting that you respond to each of the following safety and aesthetic concerns:

#1 : Line of sight improvements along the entire length of Bollinger Canyon Road. When the low shrubby growth is trimmed back from the road any pedestrian, equestrian , bicyclist or vehicle is provided safer passage. A bike / pedestrian/ equestrian path from The Preserve entrance , along the entire Bollinger Canyon Roadway would provide safe passage to every park visitor and every vehicle.

C-24-01

C-24-02

C-24-03

C-24-04

C-24-05

C-24-06

#2 : Fire Safety Improvements. Including water storage for emergency use.

**C-24-07**

#3 : Portable Facilities be aesthetically screened and hidden from view by roofed structures that prevent rain from adversely effecting their function. With paving or another impermeable solution to prevent ground and water contamination.

**C-24-08**

#4 : No parking signs be placed outside the designated parking area to prevent overflow parking from encroaching on private property .Those no parking signs should also be aesthetically pleasing. I am hopeful that East Bay Regional Parks and The Preserve have the ability to meet such a simple request.

**C-24-09**

The residents of Bollinger Canyon have been the best neighbors to EBRPD.  
We have been responsible caretakers of vast acreage ,for over one hundred years, by multiple generations of the same families.  
The same effort and concern for safety and quality of life should have been required of the development , now the responsibility becomes EBRP District.  
It is time to be a responsible caretaker too.

**C-24-10**

Thank you, I look forward to hearing from you.  
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