



City of San Leandro

**Bay Fair Transit-Oriented
Development Specific Plan
EIR Public Scoping Meeting**

March 16, 2017
Planning Commission

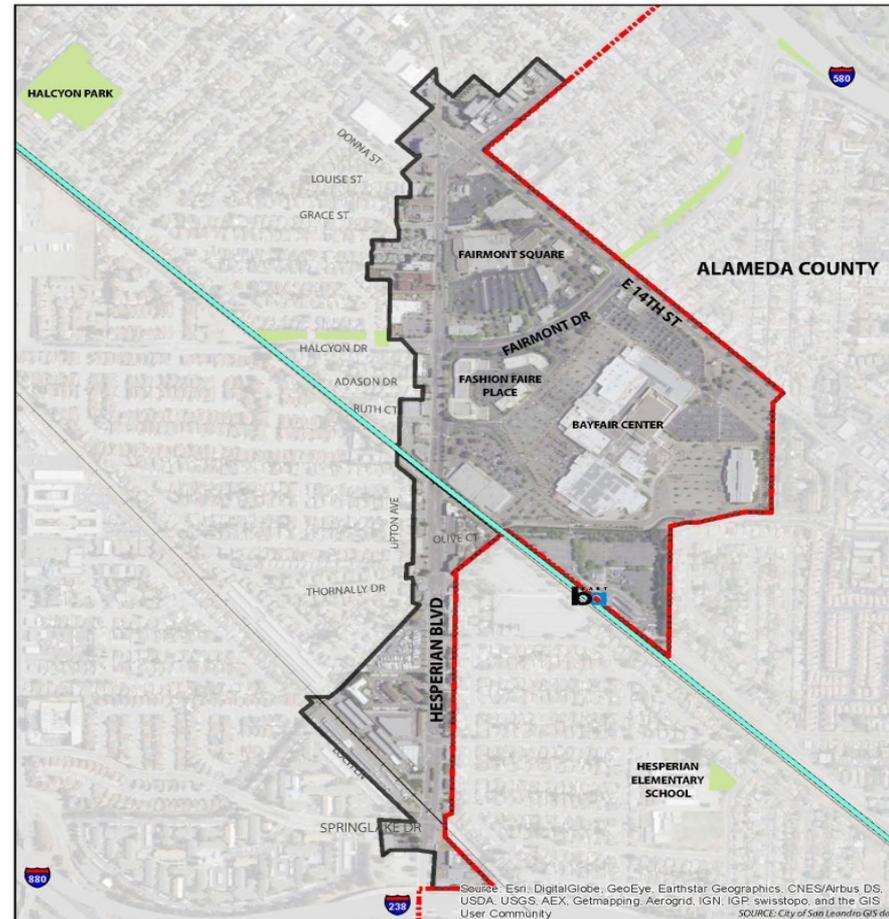
Purpose of Scoping Meeting

- Receive comments from members of the public, organizations and interested agencies on issues the Environmental Impact Report (EIR) should address

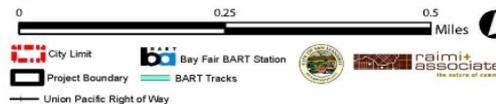
Public Scoping Meeting Agenda

- Project Overview
- EIR Scoping Session
 - What is an EIR?
 - The EIR Process
 - Key Issues and Concerns
- Receive Public Comments
- Next Steps

Bay Fair TOD Specific Plan Area Map



STUDY AREA



Plan Background

- City received \$440,000 Priority Development Area Planning Grant from Metropolitan Transportation Commission in 2014
- City forms partnership with Alameda County, BART and Madison Marquette (owner of Bayfair Center)
- Selects planning consultant, Raimi + Associates
- Creates a 21 member Community Advisory Committee (CAC) and Technical Advisory Committee (TAC)
- Plan Purposes include:
 - *Transform the Bay Fair area into a more vibrant, pedestrian-oriented and higher density mixed use area with access to public transit*
 - *Enable the area to become a Priority Development Area*
 - *PDA's have access to more public funding opportunities*

What is a Specific Plan?

- Refine and implement the 2035 General Plan vision for the plan area.
- Create goals, policies, and design standards.
- Identify specific improvements and actions to achieve the vision.
- Address required specific plan topics such as land use, transportation, and infrastructure

CEQA Overview

- The California Environmental Quality Act (CEQA) is the State's primary environmental protection law
- CEQA requires that public agencies disclose environmental impacts of projects that have a *physical effect* on the environment

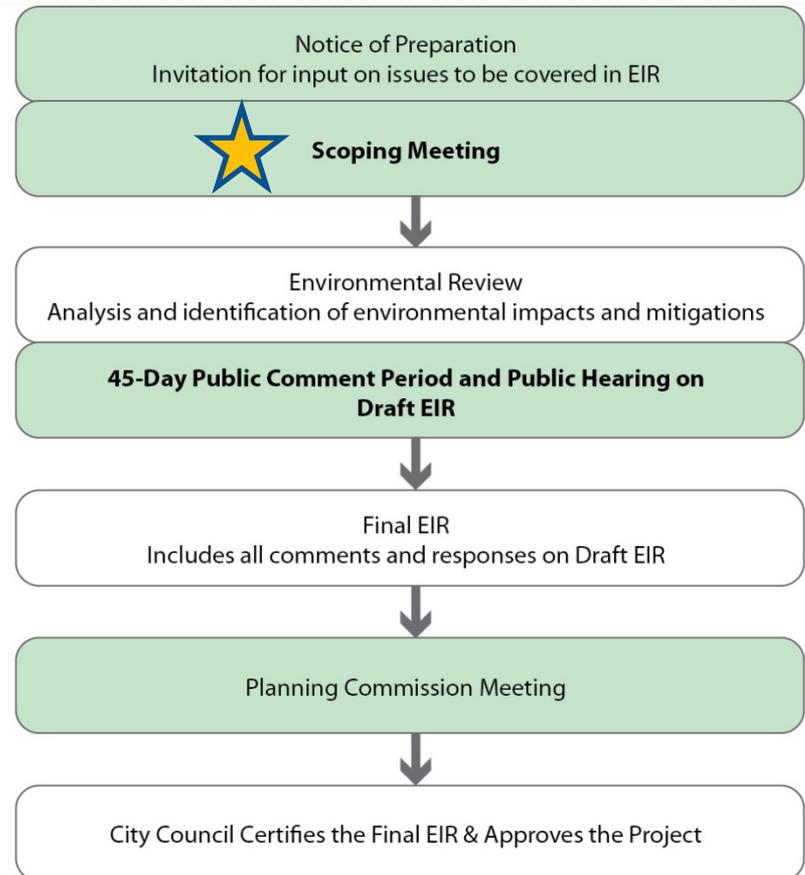
What is A Program Environmental Impact Report (EIR)?

- A type of EIR that address large scale, long-term projects such as the proposed Bay Fair TOD Plan, that encompass a broad scope of physical development issues
- Does not address impacts of future individual projects permitted under the General Plan
- Does allow the subsequent project-level environmental review for future development to tier off the Program EIR
- Streamlines future environmental review procedures

EIR Process

This chart describes the EIR process mandated by State law, however, the City of San Leandro anticipates additional opportunities for public input

 = Opportunities for Public Input



Environmental Issues Analyzed in the EIR

- Aesthetics and Visual Quality
- Air Quality
- Biological Resources
- Cultural, Historical and Archaeological Resources
- Geology and Soils
- Greenhouse Gas Emissions
- Hazardous Materials
- Hydrology and Water Quality
- Land Use and Planning
- Noise
- Public Services
- Recreation
- Transportation and Circulation
- Utilities and Service Systems

**Note: Impacts related to Agricultural and Mineral Resources categories are expected to be less than significant.*

Addressing Environmental impacts

- Where environmental impacts are identified, CEQA requires the impact be:
 - *avoided*
 - *minimized*
 - *rectified*
 - *reduced or eliminated*
 - *compensated*
- CEQA permits the Plan to incorporate mitigation measures as goals, policies and actions that are designed to protect, preserve and enhance environmental resources

Receive Scoping comments

- Speaking or submitting a written comment at tonight's meeting
- By or before April 3, mail or email written comments to:
Tom Liao, Deputy Community Development Director
835 East 14th Street
San Leandro, CA 94577
- Email: tliao@sanleandro.org
- Make subject line “Bay Fair TOD Plan NOP”



Next Steps (Tentative Dates)

- Accept Scoping Comments **March 3 – April 3, 2017**
- Evaluate Potential Impacts **Now through Summer 2017**
- Publish Draft Plan & EIR **Spring/Summer 2017**
- Draft EIR 45-Day Public Comment Period **Spring/Summer 2017 – Fall 2017**
- Publish EIR with Response to Comments **Summer/Fall 2017**
- Plan Adoption/ Final EIR Certification **Fall/Winter 2017**

To stay connected with the Bay Fair TOD Plan project,
please visit

<http://www.sanleandro.org/depts/cd/bftod/default.asp>

If you would like to be on the email distribution list for
future Plan-related activities, please contact Tom Liao at
510-577-6003 or tliao@sanleandro.org