



*DRAFT*

**INITIAL STUDY/NEGATIVE DECLARATION  
CITY OF OAKLEY FOCUSED GENERAL PLAN UPDATE**

AUGUST 2021

*Prepared for:*

City of Oakley  
3231 Main Street  
Oakley, CA 94561

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D e N o v o P l a n n i n g G r o u p

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A Land Use Planning, Design, and Environmental Firm





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## INITIAL STUDY CHECKLIST

### **PROJECT TITLE**

Oakley Focused General Plan Update

### **LEAD AGENCY NAME AND ADDRESS**

City of Oakley  
3231 Main Street  
Oakley, CA 94561  
(925) 625-7000

### **CONTACT PERSON AND PHONE NUMBER**

Kenneth Strelo, Principal Planner  
City of Oakley, Planning Division  
(925) 625-7000

### **PROJECT SPONSOR'S NAME AND ADDRESS**

City of Oakley  
3231 Main Street  
Oakley, CA 94561  
(925) 625-7000

### **PROJECT LOCATION AND SETTING**

The City of Oakley is located in the eastern region of Contra Costa County and is within the nine-county San Francisco Bay Area. Oakley's west border is situated at the intersection of Highway 4 and Highway 160, which provide access to San Francisco, San Jose, Sacramento, and the Central Valley. Oakley is a Delta community along with the cities of Pittsburg, Antioch, Brentwood, and the unincorporated areas of Bay Point, Bethel Island, Byron, and Knightsen. The San Joaquin River side of the Delta borders Oakley to the north, with unincorporated County territory to the east, the City of Brentwood to the south and the City of Antioch to the west. Oakley's location within the region is shown in Figure 1.

The proposed Oakley Focused General Plan Update project is a citywide planning effort developed by the City of Oakley Planning Division that covers the city, Sphere of Influence, and Planning Area, as shown in Figure 2.

### **GENERAL PLAN AND ZONING DESIGNATIONS**

The Focused General Plan Update project is a citywide planning effort that includes all of the City's General Plan designations and zoning districts and includes specific Contra Costa County General Plan and zoning districts for the SOI and Planning Area parcels outside of the City. It is noted that the City's General Plan, as amended by the Focused General Plan Update project, would only apply to the parcels currently within Contra Costa County's jurisdiction upon annexation of such parcels to the City at which time the City's General Plan and zoning would apply.

*GENERAL PLAN***City of Oakley**

Agriculture (AG)  
Agriculture Limited (AL)  
Single Family Residential, Very Low Density (SV)  
Single Family Residential, Low Density (SL)  
Single Family Residential, Medium Density (SM)  
Single Family Residential, High Density (SH)  
Multi-Family Residential, Low Density (ML).  
Multi-Family Residential, High Density (MH)  
Mobile Home (MO)  
Business Park (BP)  
Commercial (CO)  
Commercial Downtown (CD)  
Commercial Recreation (CR)  
Delta Recreation (DR)  
Light Industrial (LI)  
Parks and Recreation (PR)  
Public and Semi-Public (PS)  
SP-4  
Utility Energy (UE)  
Roads/Canals (RW)  
Waterways (W)

**Contra Costa County (Planning Area)**

Open Space (OS)  
Parks and Recreation - PR  
Commercial Recreation (CR)  
Water - WA  
Single Family Residential - High SH  
Multiple Family Residential – Medium (MM)  
Heavy Industry (HI)  
Public/Semi-Public (PS)  
Light Industry (LI)  
Single Family Residential - Low (SL)  
Willow Pass Road Mixed Use (M-4)  
Willow Pass Road Commercial Mixed Use (M-5)  
Single Family Residential – Medium SM  
Multiple Family Residential - High (MH)  
Multiple Family Residential - Low ML  
Bay Point Residential Mixed Use (M-6)  
Commercial (CO)  
Landfill (LF)  
Agricultural Lands (AL)

## ZONING

### City of Oakley

Limited Agricultural District (AL).

Single-Family Residential Districts (R-6; R-7; R-10; R-12; R-15; R-20; R-40)

Multiple Family Residential Districts (M-9; M-12; M-17)

Mobile Home Residential District (MH)

Affordable Housing Overlay District (AHO)

Commercial Downtown District (CD)

Retail Business District (RB)

General Commercial District (C)

Business Park High (BPH)

Business Park Low (BPL)

Commercial Recreation – Aquatic (CR-A)

Commercial Recreation – Non-Aquatic (CR-NA)

Light Industrial District (LI)

Utility Energy District (UE)

Public and Semi-Public (P)

Agriculture Preserve District (A-4)

Delta Recreation (DR)

Parks and Recreation (PR)

Planned Unit Development (P-1)

Specific Plan (SP-1)

Specific Plan – 2 (SP-2)

Specific Plan – Downtown (SP-4)

### Contra Costa County (Planning Area)

Heavy Agriculture (A-3)

Agricultural Preserve (A-4)

Light Industrial (L-I)

General Agriculture (A-2)

General Agriculture - Railroad Corridor Combining District (A-2,-X)

Unrestricted (U)

Planned Unit (P-1)

Planned Unit- Railroad Corridor Combining District (P-1,-X)

Single Family Residential (R-10)

Mobile Home/Manufactured Home ParkT-1

Retail Business (R-B)

Multiple Family Residential (M-29)

Single Family Residential (R-6)

Heavy Industrial (H-I)

## PROJECT DESCRIPTION

The Project is a focused update to the City of Oakley General Plan which updates the General Plan to bring it into compliance with State requirements related to environmental justice, mobility,

and climate change and adaptation, updates the setting information to reflect current conditions, and includes minor amendments to policies and programs to remove outdated information, reflect current conditions, refine the approach to address the vision and goals identified in the General Plan, and reflect current City practices.

### *BACKGROUND*

The City of Oakley 2020 General Plan was adopted on December 16, 2002 by the Oakley City Council and is hereinafter referred to as the “original General Plan.” The original General Plan includes nine elements: Land Use, Circulation, Growth Management, Economic Development, Open Space and Conservation, Parks and Recreation, Health and Safety, Noise, and Housing. Since the 2002 adoption of the original General Plan, the City has amended the General Plan from time to time, including changes to the Land Use Map and updates to individual General Plan elements to meet requirements of State law.

In March 2019, the City began the Focused General Plan Update to address the requirements of State law related to environmental justice, mobility, and climate change and adaptation. In June 2019, the City began an outreach program to engage community members in the Focused General Plan Update and to ensure that the Focused General Plan Update would continue to address the vision and priorities of the community. The project team held two community-wide Visioning Workshops, with the first focused on addressing vision, values, and focus areas and the second workshop focused on addressing mobility issues, and gathered information via an online community survey. The outreach effort gave City residents, members of the business community, property owners, and stakeholders an opportunity to provide input.

### *FOCUSED GENERAL PLAN UPDATE*

The project is the adoption and implementation of the Focused General Plan Update, an amendment to the City of Oakley General Plan. The purpose of the Focused General Plan Update is to update the General Plan to bring it into compliance with State requirements related to environmental justice, mobility, and climate change and adaptation. The Focused General Plan Update also updates the setting information as well as minor revisions to the goals, policies, and programs in the Land Use, Growth Management, Open Space and Conservation, Parks and Recreation, Noise, and Economic Development, to be consistent with current conditions, to remove policies and programs that have been implemented or are no longer applicable, and to update policies and programs where appropriate to reflect current City practices, clarify the City’s approach to achieving the vision and goals of the General Plan, and to be consistent with existing conditions.

The Focused General Plan Update includes the following modifications to the General Plan elements:

#### **Land Use Element**

The Land Use Element is updated to provide current existing setting information, including developed and undeveloped/underutilized lands, to update the population and employment growth projections to remove projections for areas that have been developed and to identify the remaining capacity that would be accommodated by continuing to implement the General Plan. These changes reflect updated data (e.g., parcels that have been developed since adoption of the General Plan, Specific Plan and development approvals since adoption of the General Plan, general plan amendments since the 2002 adoption of the General Plan, development projects that are under construction) and only anticipate of development of parcels designated for



urbanization under the adopted General Plan. The land use designations are updated to rename the residential land use designations, as shown in Table 1 below.

**Table 1: Updated Residential Land Use Designation Names**

EXISTING LAND USE DESIGNATION	FOCUSED GENERAL PLAN UPDATE
Agriculture (AG)	Agriculture (AG)
Agriculture Limited (AL)	Agriculture Limited (AL)
Single Family Residential, Very Low Density (SV)	Rural Residential (RR)
Single Family Residential, Low Density (SL)	Residential Very Low (RV)
Single Family Residential, Medium Density (SM)	Residential Low (RL)
Single Family Residential, High Density (SH)	Residential Low/Medium (RLM)
Multi-Family Residential, Low Density (ML)	Residential Medium (RM)
Multi-Family Residential, High Density (MH)	Residential High (RH)
Mobile Home (MO)	Residential Mobile Home (MO)

The Focused General Plan Update updates the General Plan Land Use Map (Figure 3) to reflect the renamed residential land use designations shown in Table 1. The Land Use Map also includes a minor modification to re-classify two parcels (APN 037-020-007 and 037-020-008) as Light Industrial, which were previously designated Business Park. It is noted that there are no changes to the land use designations that would increase allowed densities or intensities, such as lot coverage and floor area ratio.

The Focused General Plan Update updates the Land Use Element goals, policies, and programs to reorganize the goals, policies, and programs to address each development type accommodated by the General Plan (residential, commercial, industrial, public and semi-public uses, open space and recreation, to address land use transitions and conflicts, including addressing adverse impacts to residential areas from commercial and industrial uses, and to provide additional policy guidance to maintaining the community's character, ensure excellence in project design, to enhance the corridors, pathways, and edges that form physical boundaries and provide connections throughout the community, and to ensure that entries to the community and to neighborhoods and major developments are clearly identified. In addition, several policies were re-located to other elements, such as policies addressing flood safety were moved to the Community Health and Safety Element. The Land Use Element continues to implement the goals and vision of the adopted General Plan through the following goals and associated policies and programs, including new and revised policies and programs:

#### GOAL 2.1 GENERAL LAND USE

Guide development in a manner that creates a balanced and desirable community, maintains and enhances the character and best qualities of the community, and ensures that Oakley remains an economically viable city.

#### GOAL 2.2 RESIDENTIAL

Create new residential developments and preserve existing neighborhoods to reflect the high quality of life in Oakley.

**GOAL 2.3 COMMERCIAL**

Support the retention and expansion of existing commercial establishments, and to encourage new, high-quality commercial development in the city.

**GOAL 2.4 INDUSTRIAL**

Promote economic growth within Oakley to ensure employment opportunities and goods and services are available within the community.

**GOAL 2.5 PUBLIC AND SEMI-PUBLIC USES**

Provide adequate land for development of public and quasi-public uses, including parks, schools, and community facilities, to support existing and new development and the community's needs.

**GOAL 2.6 OPEN SPACE AND RECREATION**

Maintain a high quality natural environment and recreational opportunities in and around Oakley.

**GOAL 2.7 HISTORIC RESOURCES**

Encourage the protection of historic, landmark, or other structures significant to the community or to individual neighborhoods.

**GOAL 2.8 COMMUNITY CHARACTER**

Encourage projects exhibiting design excellence, while preserving Oakley's small town and agrarian character.

**GOAL 2.9 PROJECT DESIGN/DESIGN EXCELLENCE**

Ensure project designs reinforce a sense of place and display design excellence.

**GOAL 2.10 CORRIDORS, PATHWAYS, STREETSCAPES, AND EDGES**

Enhance the corridors, pathways, and edges that form physical boundaries and provide transitions and connections throughout the community.

**GOAL 2.11 GATEWAYS, SIGNAGE, AND MONUMENTATION**

Establish a sense of entry at Oakley's boundaries, to enhance individual identity of Oakley's neighborhoods and to establish unified design themes throughout the City.

**Circulation Element**

The setting information was updated to describe key transportation concepts and applicable transportation plans and programs and to update existing conditions information related to commute mode shares, daily traffic volumes, the bicycle and pedestrian system, and public transportation system. Figures depicting components of the circulation system and typical road sections were updated. The Circulation Element continues to implement the goals and vision of the adopted General Plan through the following goals and associated policies and programs, including new and revised policies and programs:

**GOAL 3.1 COMPLETE STREETS**

Provide an efficient and balanced transportation system that meets the needs of all users.

**GOAL 3.2 BICYCLES AND PEDESTRIANS**

Increase the rate of walking and bicycling.

**GOAL 3.3 PUBLIC TRANSPORTATION**

Minimize the intrusion of through traffic on residential streets.

**GOAL 3.4 NEIGHBORHOOD TRAFFIC MANAGEMENT**

Monitor, improve, and enhance traffic safety to eliminate traffic fatalities and reduce the rate of injury collisions.

**GOAL 3.5 REGIONAL COORDINATION**

Participate in regional transportation and land use planning to promote and protect the interests and objectives of Oakley residents and workers.

**GOAL 3.6 LAND USE COORDINATION**

Coordinate land use and transportation planning to maximize use of limited transportation resources and reduce vehicle miles traveled (VMT).

**Growth Management Element**

The setting information was updated to reflect current service provider information. No revisions were made to the goals and minor revisions were made to drainage-related policies to better reflect the City's role in managing drainage and stormwater quality within the city.

**Economic Development Element**

The setting information is updated to reflect current conditions, describe the City's economic accomplishments, and summarize remaining capacity for jobs and economic growth. The Economic Development policies have been updated to reflect existing City practices and plans and to add a new goal, policies, and programs to address environmental justice through promoting the economic well-being of workers and improved economic opportunities. The Economic Development Element continues to implement the goals and vision of the adopted General Plan through the following goals and associated policies and programs, including new and revised policies and programs:

**GOAL 5.1 BUSINESS RETENTION AND EXPANSION**

Retain existing businesses and expand Oakley's economic base.

**GOAL 5.2 DIVERSE AND BALANCED ECONOMY**

Establish a diverse and balanced Oakley economy. (existing)

**GOAL 5.3 REDUCE ECONOMIC DEVELOPMENT CONSTRAINTS**

Remove or reduce constraints to economic development.

**GOAL 5.43 BUSINESS INVESTMENT**

Encourage local financial participation in the community as a means of facilitating economic development.

**GOAL 5.5 WORKFORCE WELL-BEING**

Promote economic well-being and protect the interest of working residents to allow for upward mobility and positive development.

**Open Space and Conservation Element**

The setting information is updated to reflect current conditions. The Open Space and Conservation policies have been updated to reduce potential agricultural land use conflicts,

encourage local agricultural activities, address energy and greenhouse gas emissions including compliance with applicable standards and targets and implementing measures to reduce greenhouse gas emissions, further promote conservation of open space, provide additional requirements to reduce conflicts with habit and natural resources, and reflect requirements of State law related to cultural and tribal cultural resources.

The Open Space and Conservation Element continues to implement the goals and vision of the adopted General Plan through the following goals and associated policies and programs, including new and revised policies and programs:

**GOAL 6.1 AGRICULTURAL RESOURCES**

Allow agriculture to continue as a viable use of land that reflects the community's origins and minimizes conflicts between agricultural and urban uses.

**GOAL 6.2 ENERGY, AIR QUALITY, AND GREENHOUSE GAS EMISSIONS**

Maintain or improve air quality and climate resiliency through sustainable energy, transportation, land use, and local government planning and actions that reduce energy usage, air pollutants, and greenhouse gas emissions.

**GOAL 6.3 BIOLOGICAL RESOURCES**

Encourage preservation of important ecological and biological resources.

**GOAL 6.4 CULTURAL RESOURCES**

Encourage preservation of cultural resources within the Plan Area.

**GOAL 6.5 HISTORIC RESOURCES**

Encourage preservation and enhancement of selected historic structures and features within the community.

**GOAL 6.6 OPEN SPACE RESOURCES**

Encourage preservation and enhancement of existing open space resources in and around Oakley and balance open space and urban areas to meet the social, environmental, and economic needs of the City now and for the future.

**GOAL 6.7 SCENIC RESOURCES**

Seek to preserve the scenic qualities of the Delta Waterway, Marsh Creek, and views of Mount Diablo.

**Parks and Recreation Element**

The setting information is updated to reflect current conditions and reflect the adopted Parks and Recreation Master Plan. The Parks and Recreation policies have been updated to reflect existing City practices and plans and to add a new policy, and programs to address environmental justice through ensuring equitable distribution of, and access to, parks and recreation facilities.

The Parks and Recreation Element continues to implement the goals and vision of the adopted General Plan through the following goals and associated policies and programs, including new and revised policies and programs:

**GOAL 7.1 GENERAL PARKS AND RECREATION**

Develop and maintain a system of parks, recreational facilities, and open space areas to meet the needs of the City of Oakley.

**GOAL 7.2 COMMUNITY PARKS, PLAYFIELDS, AND RECREATION CENTERS**

Provide a vital system of community parks, playfields, and recreation facilities to serve the residents of Oakley.

**GOAL 7.3 NEIGHBORHOOD PARKS**

Provide a network of neighborhood parks to adequately service the various neighborhoods within the City of Oakley.

**GOAL 7.4 SPECIAL PURPOSE FACILITIES**

Provide a system of creek corridors and special purpose facilities to serve the residents of Oakley.

**GOAL 7.5 TRAILS**

Establish and maintain a comprehensive system of local and regional trails linking open space, neighborhood parks, community parks and recreation centers, libraries and schools, public transportation nodes, governmental buildings and commercial uses throughout Oakley to provide for pedestrian, equestrian and bicycle circulation.

**GOAL 7.6 DETENTION BASIN PARKS**

Establish multi-use recreational and drainage detention basin facilities where feasible and appropriate.

**GOAL 7.7 FUTURE PARKS PLANNING**

Continue to refine, update, and expand the City's Parks, Trails, and Recreation Master Plan to reflect the goals of the community.

**Community Health and Safety Element**

The setting information is updated to reflect current conditions, describe the City's economic accomplishments, address disadvantaged communities, and address potential impacts related to climate adaptation. The goals, policies, and programs were updated to ensure potential impacts related to geologic, seismic, flooding, and other environmental hazards are adequately identified and addressed for future projects and development and to ensure essential facilities are sited and designed to reduce impacts. New goals, policies, and programs were added to address environmental justice through reducing exposure to hazards, particularly for disadvantaged and sensitive populations, and to address climate adaptation and resilience.

The Community Health and Safety Element continues to implement the goals and vision of the adopted General Plan and the requirements of State law related to climate adaptation and environmental justice through the following goals and associated policies and programs, including new and revised policies and programs:

**GOAL 8.1 GEOLOGY AND SEISMIC HAZARDS**

Protect human life, reduce the potential for serious injuries, and minimize the risk of property losses from the effects of earthquakes, including fault rupture, ground shaking, and liquefaction - induced ground failure.

**GOAL 8.2 FLOOD HAZARDS**

Protect public safety and minimize the risk to life and property from flooding.

**GOAL 8.3 HAZARDOUS MATERIALS**

Provide protection from hazards associated with the use, transport, treatment, and disposal of hazardous substances.

**GOAL 8.4 PUBLIC PROTECTION AND DISASTER PLANNING**

Provide for a continuing high level of public protection services and coordination of services in a disaster.

**GOAL 8.5 CLIMATE ADAPTATION**

Minimize risks to life, property, the economy, and the environment through Climate adaptation strategies that enhance and promote Oakley's community resiliency.

**GOAL 8.6 COMMUNITY HEALTH AND WELLNESS**

Promote a comprehensive and diverse approach to community health and wellness that encourages equitable access to and distribution of public facilities, food, safe housing, and physical activity and reduces unique or compounded health risks to disadvantaged communities and sensitive populations.

**GOAL 8.7 FOOD CHOICE AND ACCESS**

Prioritize the community's healthy living opportunities through encouraging nutritious food choices.

**GOAL 8.8 SOCIAL SERVICES AND HEALTHCARE**

Strive for a community with exceptional social services and healthcare programs.

***GENERAL PLAN BUILDOUT***

When adopted in 2002, the City's original General Plan anticipated approximately 21,109 dwelling units, 67,043 residents, and 34,514 employees in the Planning Area under buildout conditions. Following adoption of the 2020 General Plan, the City adopted the Downtown Specific Plan and the East Cypress Corridor Specific Plan. While the East Cypress Corridor Specific Plan did not increase the planned development capacity of the City, the annexation of the area increased the City's development potential consistent with the capacity envisioned in the original General Plan. The Downtown Specific Plan accommodated an additional 300 dwelling units, 963 persons, and 665 jobs in comparison to the original General Plan. With adoption of the Downtown Specific Plan, the development capacity of the original General Plan increased to 21,409 dwelling units, 68,006 persons, and 35,179 jobs (see Table 2).

The Focused General Plan Update includes updated buildout projections in the Land Use Element that reflect completed and approved projects that have occurred since the original General Plan. At buildout, the Focused General Plan Update anticipates approximately 18,271 dwelling units, 60,361 residents, and 22,700 employees, as shown in Table 2. It is noted that the Focused General Plan Update does not change the area planned for urbanization and does not include any new areas designated for residential or employment-generating uses. This updated information takes into account changes that have occurred since adoption of the original General Plan, including projects that have been approved since adoption of the original General Plan, development potential of the remaining vacant and underutilized sites within the Planning Area, changes in average household sizes, and updated employment generation factors. While various General Plan Amendments have been processed since the original General Plan, the overall development capacity of the Planning Area has not increased. It is noted that the increase in potential population (although dwelling unit potential has decreased) is due to an increase in the average

household size. The decrease in non-residential growth (employment) is based on applying updated employee per square foot factors based on data provided by the most recent U.S. Energy Information Association survey.

**Table 2: General Plan Build-out Potential**

SCENARIO	RESIDENTIAL		NON-RESIDENTIAL
	DWELLING UNITS	POPULATION	EMPLOYEES
EXISTING CONDITIONS <sup>1</sup>			
City of Oakley (2020)	13,146	42,461	5,157
TOTAL AT BUILDOUT			
Original General Plan	21,409 <sup>2</sup>	2002 Estimate: 68,006 <sup>2</sup> 2020 Estimate: 70,803 <sup>3</sup>	35,179 <sup>2</sup>
<b>Focused General Plan Update (Proposed Project)</b>	<b>21,193<sup>4</sup></b>	<b>67,919<sup>5</sup></b>	<b>23,800<sup>6</sup></b>

<sup>1</sup>EXISTING CONDITIONS BASED ON 2020 DEPARTMENT OF FINANCE ESTIMATES (E-5 REPORT) FOR RESIDENTIAL DATA (DWELLING UNITS AND POPULATION) AND CONTRA COSTA TRANSPORTATION AGENCY 2020 DEMOGRAPHICS FOR NON-RESIDENTIAL DATA (EMPLOYEES).

<sup>2</sup>GENERAL PLAN TABLE 2-5, CITY OF OAKLEY, ADOPTED 2002, AMENDED THROUGH 2020, PLUS CAPACITY INCREASE ASSOCIATED WITH THE DOWNTOWN SPECIFIC PLAN (DOWNTOWN SPECIFIC PLAN DRAFT EIR, 2009, p. 163)

<sup>3</sup>APPLIES THE 2020 AVERAGE HOUSEHOLD SIZE BASED ON THE 2020 DEPARTMENT OF FINANCE ESTIMATES TO ADDITIONAL HOUSING UNITS ACCOMMODATED UNDER THE EXISTING GENERAL PLAN

<sup>4</sup>THE DECREASE IN POTENTIAL DWELLING UNITS IS DUE TO GENERAL PLAN AMENDMENTS AND PROJECT APPROVALS THAT HAVE OCCURRED SINCE ADOPTION OF THE ORIGINAL GENERAL PLAN IN 2002. THE FOCUSED GENERAL PLAN UPDATE PROJECT DOES NOT CHANGE THE RESIDENTIAL LAND USE DESIGNATIONS ON ANY PARCELS AND DOES NOT CHANGE THE ALLOWED RESIDENTIAL DENSITIES OF ANY GENERAL PLAN LAND USE DESIGNATIONS.

<sup>5</sup>THE INCREASE IN POPULATION COMPARED TO THE ORIGINAL GENERAL PLAN IS DUE TO AN INCREASE IN THE AVERAGE HOUSEHOLD SIZE. AS SHOWN, A DECREASE IN TOTAL HOUSING UNITS IS PROJECTED UNDER THE PROPOSED PROJECT BUT THE LARGER HOUSEHOLD SIZES THAT EXIST IN OAKLEY RESULT IN A SLIGHTLY HIGHER PROJECTED POPULATION.

<sup>6</sup>THE DECREASE IN EMPLOYMENT IS DUE TO APPLYING MORE CURRENT EMPLOYEE PER SQUARE FOOT FACTORS BASED ON THE U.S. ENERGY INFORMATION ASSOCIATION SURVEY.

## REQUIRED AGENCY APPROVALS

### CITY OF OAKLEY

The City of Oakley is the lead agency for the Focused General Plan Update project. The Focused General Plan Update will be presented to the Planning Commission for review and recommendation and to the City Council for comment, review, and consideration for adoption. The City Council has the sole discretionary authority to amend the City of Oakley General Plan. In order to approve the proposed project, the City Council would consider the following actions:

- Approval of the IS/MND;
- Adoption of required CEQA findings; and
- Approval of the General Plan Amendment.

### SUBSEQUENT USE OF THE EIR

This EIR provides a review of environmental effects associated with implementation of the proposed General Plan Amendment to implement the Focused General Plan Update. When considering approval of subsequent activities under the General Plan, the City of Oakley may utilize this environmental document as the basis in determining potential environmental effects

and the appropriate level of environmental review, if any, of a subsequent activity. No specific permits are required by any other responsible or trustee agencies to approve the proposed project.

Projects or activities successive to this environmental document may include, but are not limited to, the following:

- Approval and funding of major projects and capital improvements;
- Future Specific Plan, Planned Unit Development, or Master Plan approvals;
- Revisions to the City of Oakley Zoning Code;
- Development plan approvals, such as tentative subdivision maps, variances, conditional use permits, and other land use permits;
- Development Agreements;
- Property rezoning consistent with the General Plan;
- Permit issuances and other approvals necessary for public and private development projects; and
- Issuance of permits and other approvals necessary for implementation of the General Plan.

#### *OTHER GOVERNMENTAL AGENCY APPROVALS*

City approval of the proposed project would not require any actions or approvals by other public agencies. When considering approval of subsequent activities within Planning Area, other governmental agencies may utilize this environmental document as the basis in determining potential environmental effects and the appropriate level of environmental review, if any, of a subsequent activity. Subsequent projects may require actions, including permits and approvals, by other public agencies that may include, but are not necessarily limited to:

- California Department of Fish and Wildlife (CDFW) approval of potential future streambed alteration agreements, pursuant to Fish and Game Code. Approval of any future potential take of State-listed wildlife and plant species covered under the California Endangered Species Act.
- California Department of Transportation (Caltrans) approval of projects and encroachment permits for projects affecting State highway facilities.
- Regional Water Quality Control Board (RWQCB) approval for National Pollution Discharge Elimination System compliance, including permits and Storm Water Pollution Prevention Plan approval and monitoring.
- U.S. Fish and Wildlife Service (USFWS) approvals involving any future potential take of Federally listed wildlife and plant species and their habitats, pursuant to the Federal Endangered Species Act.



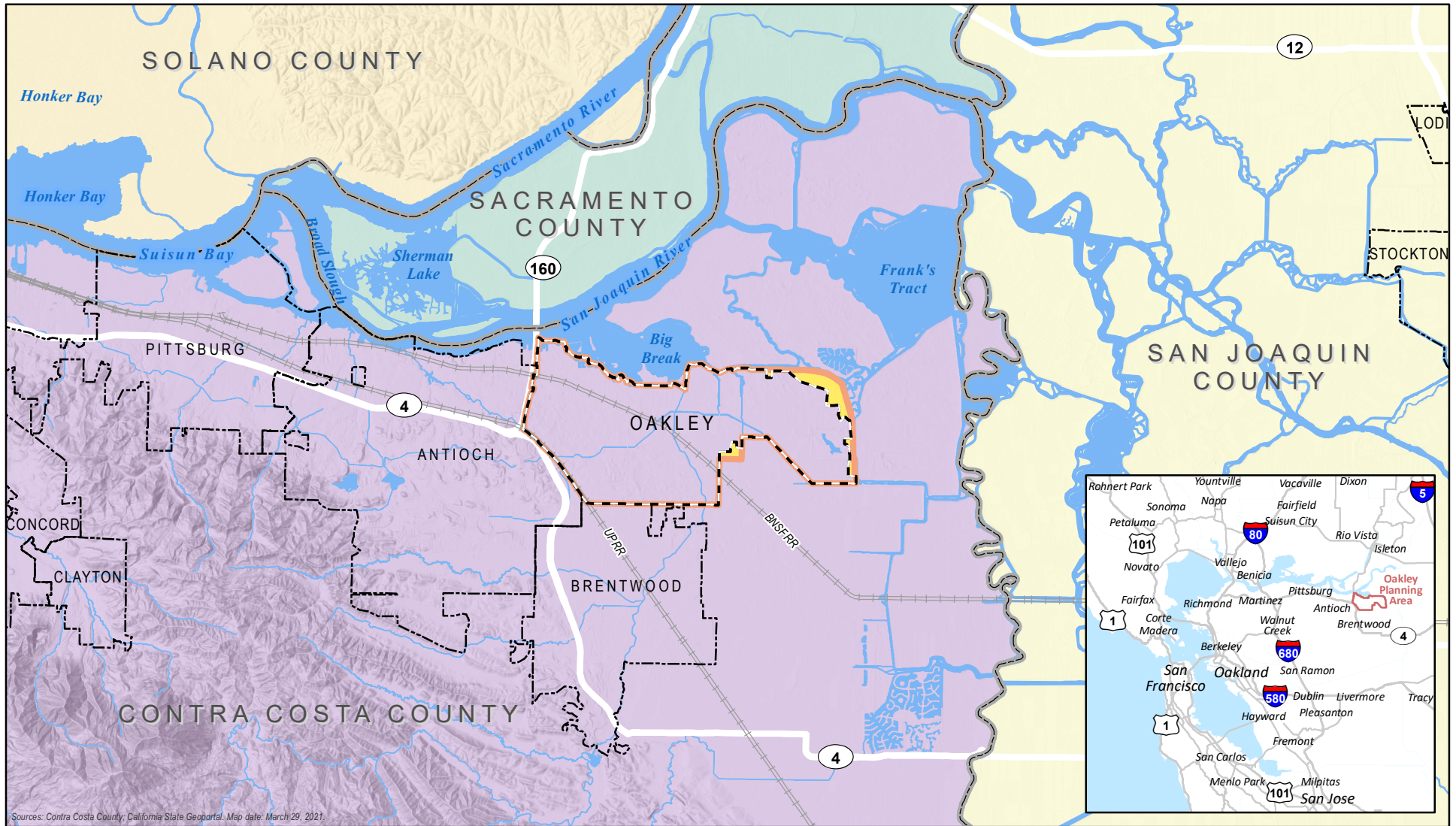


Figure 1:

Regional Location Map

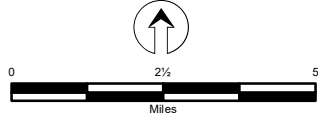
# OAKLEY

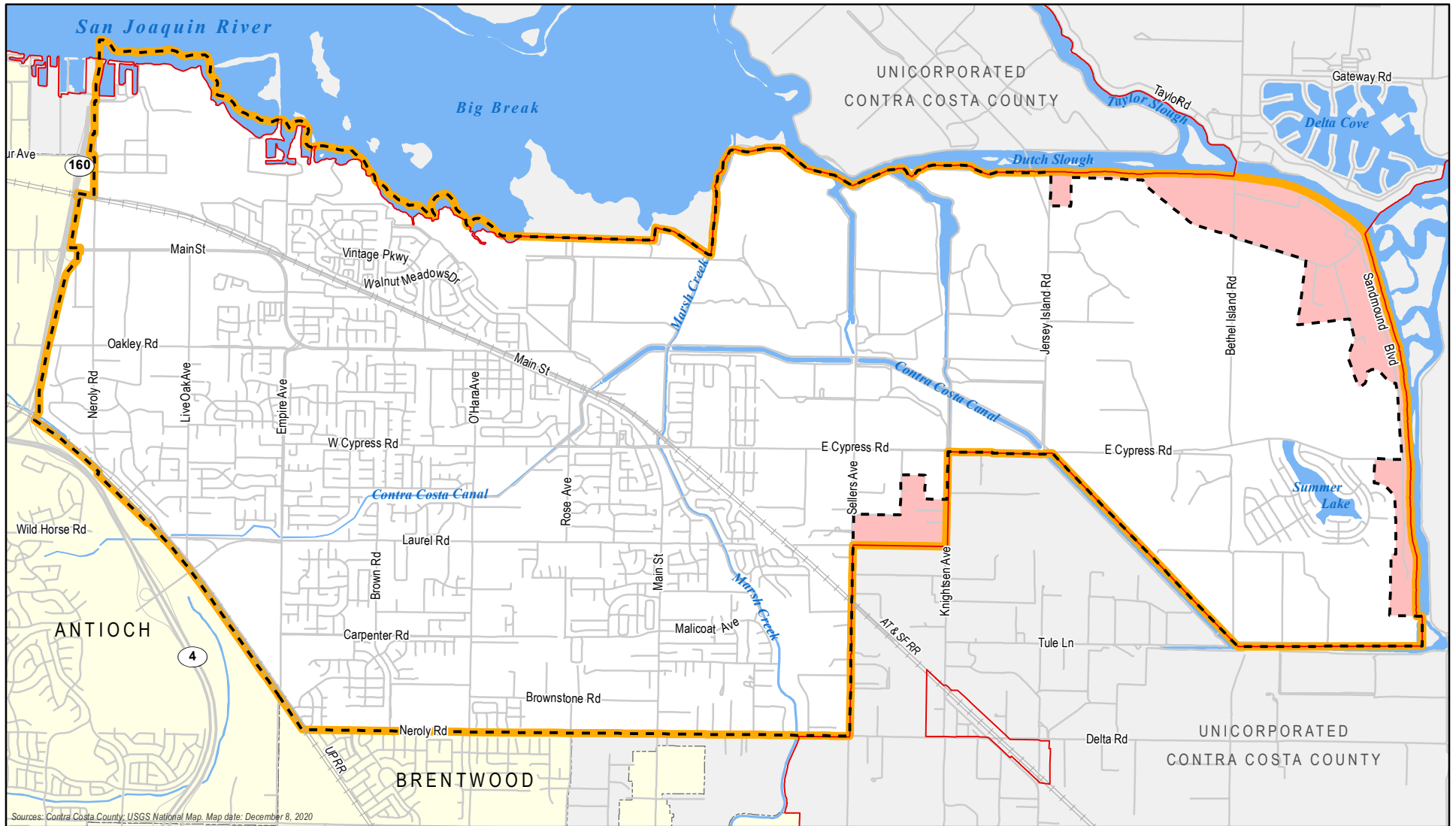


## General Plan

**LEGEND**

- Oakley City Limit
- Oakley Sphere of Influence
- Oakley Planning Area
- Other Incorporated Area
- Contra Costa County
- Sacramento County
- San Joaquin County
- Solano County



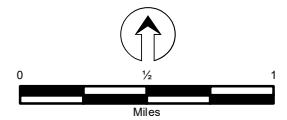


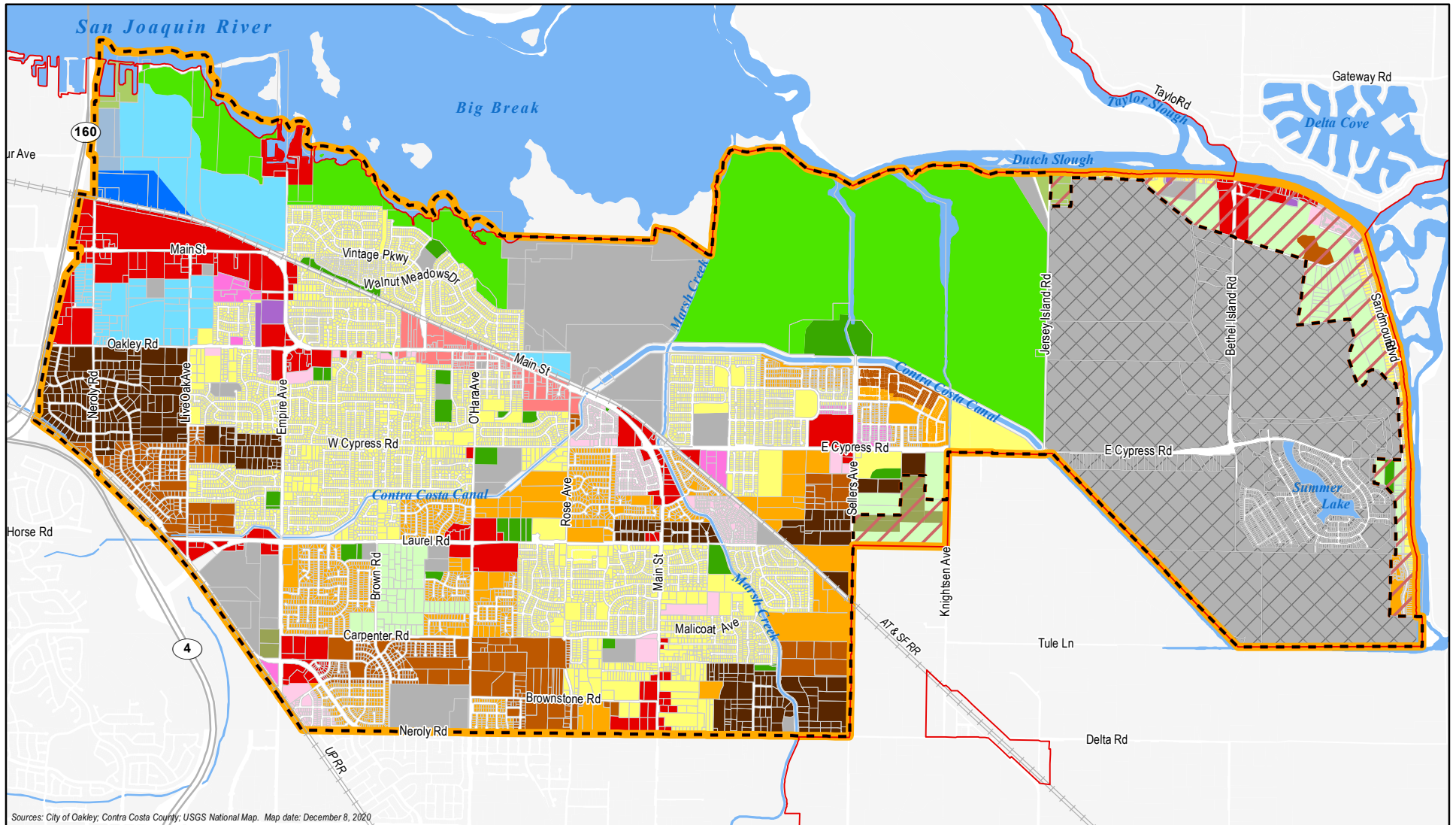
Sources: Contra Costa County; USGS National Map. Map date: December 8, 2020

**LEGEND**

- Oakley City Limit
- Oakley Sphere of Influence
- Oakley Planning Area
- Country Costa County Urban Limit Line
- Neighboring City
- Unincorporated Area

Figure 2:  
General Plan Area





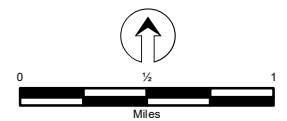
Sources: City of Oakley; Contra Costa County; USGS National Map. Map date: December 8, 2020

### LEGEND

- |                                       |                         |                        |
|---------------------------------------|-------------------------|------------------------|
| Oakley City Limit                     | Residential Low         | Business Park          |
| Oakley Sphere of Influence            | Residential Low/Medium  | Light Industrial       |
| Oakley Planning Area                  | Residential Medium      | Utility Energy         |
| Country Costa County Urban Limit Line | Residential High        | Public and Semi-Public |
| Agriculture                           | Residential Mobile Home | Delta Recreation       |
| Agricultural Limited                  | Commercial              | Parks and Recreation   |
| Rural Residential                     | Commercial Downtown     | SP-4                   |
| Residential Very Low                  | Commercial Recreation   |                        |

Figure 3:

## Land Use Diagram



## ENVIRONMENTAL FACTORS POTENTIALLY AFFECTED

None of the environmental factors listed below would have potentially significant impacts as a result of development of this project, as described on the following pages.

	Aesthetics		Agriculture and Forestry Resources		Air Quality
	Biological Resources		Cultural Resources		Energy
	Geology and Soils		Greenhouse Gasses		Hazards and Hazardous Materials
	Hydrology and Water Quality		Land Use and Planning		Mineral Resources
	Noise		Population and Housing		Public Services
	Recreation		Transportation		Tribal Cultural Resources
	Utilities and Service Systems		Wildfire		Mandatory Findings of Significance

## DETERMINATION

On the basis of this initial evaluation:

X	I find that the proposed project COULD NOT have a significant effect on the environment, and a NEGATIVE DECLARATION will be prepared.
	I find that although the proposed project could have a significant effect on the environment, there will not be a significant effect in this case because revisions in the project have been made by or agreed to by the project proponent. A MITIGATED NEGATIVE DECLARATION will be prepared.
	I find that the proposed project MAY have a significant effect on the environment, and an ENVIRONMENTAL IMPACT REPORT is required.
	I find that the proposed project MAY have a "potentially significant impact" or "potentially significant unless mitigated" impact on the environment, but at least one effect 1) has been adequately analyzed in an earlier document pursuant to applicable legal standards, and 2) has been addressed by mitigation measures based on the earlier analysis as described on attached sheets. An ENVIRONMENTAL IMPACT REPORT is required, but it must analyze only the effects that remain to be addressed.
	I find that although the proposed project could have a significant effect on the environment, because all potentially significant effects (a) have been analyzed adequately in an earlier EIR or NEGATIVE DECLARATION pursuant to applicable standards, and (b) have been avoided or mitigated pursuant to that earlier EIR or NEGATIVE DECLARATION, including revisions or mitigation measures that are imposed upon the proposed project, nothing further is required.

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Signature

---

Date

## EVALUATION INSTRUCTIONS

- 1) A brief explanation is required for all answers except "No Impact" answers that are adequately supported by the information sources a lead agency cites in the parentheses following each question. A "No Impact" answer is adequately supported if the referenced information sources show that the impact simply does not apply to projects like the one involved (e.g., the project falls outside a fault rupture zone). A "No Impact" answer should be explained where it is based on project-specific factors as well as general standards (e.g., the project will not expose sensitive receptors to pollutants, based on a project-specific screening analysis).
- 2) All answers must take account of the whole action involved, including off-site as well as on-site, cumulative as well as project-level, indirect as well as direct, and construction as well as operational impacts.
- 3) Once the lead agency has determined that a particular physical impact may occur, then the checklist answers must indicate whether the impact is potentially significant, less than significant with mitigation, or less than significant. "Potentially Significant Impact" is appropriate if there is substantial evidence that an effect may be significant. If there are one or more "Potentially Significant Impact" entries when the determination is made, an EIR is required.
- 4) "Negative Declaration: Less Than Significant With Mitigation Incorporated" applies where the incorporation of mitigation measures has reduced an effect from "Potentially Significant Impact" to a "Less Than Significant Impact." The lead agency must describe the mitigation measures, and briefly explain how they reduce the effect to a less than significant level (mitigation measures from Section XVII, "Earlier Analyses," may be cross-referenced).
- 5) Earlier analyses may be used where, pursuant to the tiering, program EIR, or other CEQA process, an effect has been adequately analyzed in an earlier EIR or negative declaration. Section 15063(c)(3)(D). In this case, a brief discussion should identify the following:
  - a) Earlier Analysis Used. Identify and state where they are available for review.
  - b) Impacts Adequately Addressed. Identify which effects from the above checklist were within the scope of and adequately analyzed in an earlier document pursuant to applicable legal standards, and state whether such effects were addressed by mitigation measures based on the earlier analysis.
  - c) Mitigation Measures. For effects that are "Less than Significant with Mitigation Measures Incorporated," describe the mitigation measures which were incorporated or refined from the earlier document and the extent to which they address site-specific conditions for the project.
- 6) Lead agencies are encouraged to incorporate into the checklist references to information sources for potential impacts (e.g., general plans, zoning ordinances). Reference to a previously prepared or outside document should, where appropriate, include a reference to the page or pages where the statement is substantiated.
- 7) Supporting Information Sources: A source list should be attached, and other sources used or individuals contacted should be cited in the discussion.
- 8) This is only a suggested form, and lead agencies are free to use different formats; however, lead agencies should normally address the questions from this checklist that are relevant to a project's environmental effects in whatever format is selected.
- 9) The explanation of each issue should identify:
  - a) The significance criteria or threshold, if any, used to evaluate each question; and
  - b) The mitigation measure identified, if any, to reduce the impact to less than significant.

## EVALUATION OF ENVIRONMENTAL IMPACTS

In each area of potential impact listed in this section, there are one or more questions which assess the degree of potential environmental effect. A response is provided to each question using one of the four impact evaluation criteria described below. A discussion of the response is also included.

- **Potentially Significant Impact.** This response is appropriate when there is substantial evidence that an effect is significant. If there are one or more "Potentially Significant Impact" entries, upon completion of the Initial Study, an EIR is required.
- **Less than Significant With Mitigation Incorporated.** This response applies when the incorporation of mitigation measures has reduced an effect from "Potentially Significant Impact" to a "Less Than Significant Impact". The Lead Agency must describe the mitigation measures and briefly explain how they reduce the effect to a less than significant level.
- **Less than Significant Impact.** A less than significant impact is one which is deemed to have little or no adverse effect on the environment. Mitigation measures are, therefore, not necessary, although they may be recommended to further reduce a minor impact.
- **No Impact.** These issues were either identified as having no impact on the environment, or they are not relevant to the project.

## ENVIRONMENTAL CHECKLIST

This section of the Initial Study incorporates the most current Appendix "G" Environmental Checklist Form contained in the CEQA Guidelines. Impact questions and responses are included in both tabular and narrative formats for each of the 21 environmental topic areas.

### *I. AESTHETICS -- WOULD THE PROJECT:*

	<i>Potentially Significant Impact</i>	<i>Less Than Significant with Mitigation Incorporation</i>	<i>Less Than Significant Impact</i>	<i>No Impact</i>
a) Have a substantial adverse effect on a scenic vista?			X	
b) Substantially damage scenic resources, including, but not limited to, trees, rock outcroppings, and historic buildings within a state scenic highway?			X	
c) In non-urbanized areas, substantially degrade the existing visual character or quality of public views of the site and its surroundings? If the project is in an urbanized area, would the project conflict with applicable zoning and other regulations governing scenic quality?			X	
d) Create a new source of substantial light or glare which would adversely affect day or nighttime views in the area?			X	

### *RESPONSES TO CHECKLIST QUESTIONS*

#### **Responses a), b), c), d):**

The Focused General Plan Update updates existing condition information in the General Plan document and provides goals, policies, and programs to address the requirements of State law, including environmental justice, circulation and mobility, and safety, including climate adaptation. The Focused General Plan Update also updates the General Plan policies and actions to reflect current conditions and best practices related to each element. The Focused General Plan Update does not increase residential densities or intensities, although it does rename the residential land use designations. The Focused General Plan Update does not identify new areas for urbanization or non-residential development. The updated growth projections, which have been revised to reflect existing conditions and approved projects, remain below the projections associated with the adopted General Plan for increases in residential units and non-residential (employment) growth.

The Focused General Plan Update does not contain goals, policies or programs or other changes that encourage the intensification of development that would affect scenic vistas or other scenic areas. Additionally, the Focused General Plan Update does not remove environmental protections or mitigation related to aesthetics and does not identify any changes to programs or policies that adversely affect aesthetic resources, including lighting and glare. Rather, the Focused General Plan strengthens the City's approach to addressing impacts to aesthetic resources by providing additional policy guidance and actions that address scenic resources, including preservation of

open space and natural areas and scenic views, and visual character of development, including measures to ensure that new development addresses aesthetic impacts.

In particular, the Land Use Element and the Open Space and Conservation Element include new and revised policies to reduce sprawl and preserve open space (2.2.6. and 2.8.8.), to locate residences away from excessive lighting (2.2.10.), to ensure that employment-generating development and non-residential development is compatible with adjacent land uses, including addressing the scale of buildings, lighting, and buffers or transitions between residential and non-residential uses (2.4.3. and 2.8.4.), promoting public and private open space to provide visual and scenic benefits (2.6.1.), to preserve, enhance, and restore open space and natural habitat areas for scenic and other values (2.6.3.), to continue to emphasize the aesthetic improvement of the downtown area (2.8.3.), maintain views to and from the Delta, minimize visual impacts of services and utility facilities (2.8.14.), encourage preservation and enhancement of Delta wetlands, significant trees, natural vegetation, sensitive habitats, and open space (6.3.5., 6.3.7., and 6.6.1.). The Land Use Element includes new and revised actions that require performance standards for industrial uses, including visual impacts (2.4.B.), preservation of selected natural habitat (2.6.A.), continued implementation of the City's Design Review process (2.9.A.), and periodic review and updating of the Residential Design Guidelines and Commercial and Industrial Design Guidelines to ensure consistency with the General Plan, Municipal Code, and to address current best practice design solutions (2.9.B.). These new and revised policies and programs are listed below.

The Focused General Plan Update does not provide entitlements to any specific land use or development projects. Future actions under the Focused General Plan Update, including consideration of new development, revisions to the Zoning Ordinance, and future development proposals and infrastructure plans would be addressed pursuant to California Environmental Quality Act when project-specific details are available to ensure that significant impacts do not occur to aesthetic resources. Additionally, those developments will be reviewed to ensure that they are in compliance with the General Plan, including the Land Use Element and the Open Space and Conservation Element, applicable Municipal Code sections, including Title 9 (Land Use Regulations), and relevant design and performance standards.

The adoption of the Focused General Plan Update will not result in an impact to aesthetic resources, including scenic vistas and resources, visual character, and lighting and glare. While the Focused General Plan Update will not change the potential for the urbanization of Oakley and the Planning Area as envisioned by the adopted General Plan, it will provide for the additional measures described above to ensure that development and growth addresses aesthetic impacts. Therefore, the Focused General Plan Update would have a **less than significant impact** on aesthetic resources.

### **Focused General Plan Update Policies and Actions that Address Aesthetics**

#### Policies

- 2.2.6 (new) *Encourage residential development to occur in a balanced and efficient pattern that reduces sprawl, preserves open space, and creates convenient connections to other land uses.*
- 2.2.10 (new) *Locate residences away from areas of excessive noise, smoke, dust, odor, and lighting, and ensure that adequate provisions, including buffers or transitional uses, are made to ensure the health and well-being of existing and future residents.*



- 2.4.3 (new) *Ensure that employment-generating development is compatible with adjacent land uses, particularly residential uses and sensitive receptors, based upon the location and scale of buildings, lighting, noise, and smell. When development is incompatible, require adequate buffers and/or architectural consideration to protect residential areas, developed or undeveloped, from intrusion of nonresidential activities that may degrade the quality of life in such residential areas.*
- 2.6.1 (new) *Promote the provision of both public and private open space within Oakley to provide visual and scenic contrast with the built-environment, encourage continued agricultural uses, and to increase passive recreational opportunities for residents.*
- 2.6.3 (new) *Preserve, enhance, and/or restore significant open space and/or existing natural habitat areas for ecological, educational, scenic, and recreational values.*
- 2.8.3 (revised) *Continue to place substantial emphasis on the aesthetic improvement of the downtown area. This includes the following concepts and considerations:*
- (A) *Pedestrian-oriented design that features pedestrian-scape development, sufficiently wide sidewalks to support pedestrian circulation and café seating, compact block lengths and highly visible street crossings, and pedestrian amenities;*
  - (B) *Street trees to shade the sidewalks and to provide a physical separation between the street and the pedestrian sidewalks;*
  - (C) *Off-street parking consistent with the Downtown Specific Plan.*
  - (D) *New construction designed at a scale and character that is consistent with the historic resources of downtown.*
- 2.8.4 (new) *Ensure that all commercial and other non-residential development is compatible with adjacent land uses, particularly residential uses, based upon the location and scale of buildings, lighting, and in conformance with the noise standards of the Community Health and Safety Element. When development is incompatible, require commercial uses to provide adequate buffers and/or architectural features to protect residential areas, developed or undeveloped, from intrusion of nonresidential activities that may degrade the quality of life in such residential areas.*
- 2.8.8 (new) *Recognize, enhance, and preserve, where possible, natural features and ecosystems, open space, and agricultural areas, and protect cultural and historic resources.*
- 2.8.9 (new) *Maintain and enhance access and views to and from the San Joaquin River Delta.*
- 2.8.14 (new) *Minimize the visual impacts of public and private communication, service, and utility facilities by requiring the provider to incorporate sensitive site design techniques, including, but not limited to the placement of facilities in less conspicuous locations, the undergrounding of facilities wherever possible, and the screening of facilities.*
- 6.3.5 (revised) *Encourage preservation and enhancement of Delta wetlands, significant trees, native vegetation, and wildlife populations, including special-status species.*

- 6.3.7 (revised) *Preserve and expand natural features, such as stream corridors, wetlands, sensitive habitats, and open space, in Oakley, restoring natural features and native vegetation where feasible.*
- 6.6.1 (new) *Conserve open space, including natural and sensitive habitats, waterways, shorelines, wetlands, sloughs, agricultural lands, scenic areas, and cultural, tribal, and historic resources, for long-term preservation, where appropriate and feasible, as well as for active and passive conservation activities, including agricultural and appropriate recreational uses. Conversion of open space to developed residential, commercial, industrial, or other similar types of uses, shall be strongly discouraged.*

#### Actions

- 2.4.B. (revised) *Develop and adopt performance standards for the development and operation of industrial uses. The performance standards will address noise, odor, visual and similar impacts and will provide a standard under which industrial uses in the City must operate.*
- 2.6.A. (new) *Preserve, enhance, and restore selected existing natural habitat areas.*
- 2.9.A. (new) *Continue to review projects utilizing the Oakley Municipal Code Section 9.1.1604 (Design Review) standards and procedures.*
- 2.9.B. (new) *Periodically review the Residential Design Guidelines and Commercial and Industrial Design Guidelines and update to maintain consistency with the General Plan, the City's Municipal Code, and current best practice design solutions.*

**II. AGRICULTURE AND FOREST RESOURCES: WOULD THE PROJECT:**

	<i>Potentially Significant Impact</i>	<i>Less Than Significant with Mitigation Incorporation</i>	<i>Less Than Significant Impact</i>	<i>No Impact</i>
a) Convert Prime Farmland, Unique Farmland, or Farmland of Statewide Importance (Farmland), as shown on the maps prepared pursuant to the Farmland Mapping and Monitoring Program of the California Resources Agency, to non-agricultural use?			X	
b) Conflict with existing zoning for agricultural use, or a Williamson Act contract?			X	
c) Conflict with existing zoning for, or cause rezoning of, forest land (as defined in Public Resources Code section 1222(g)) or timberland (as defined in Public Resources Code section 4526)?				X
d) Result in the loss of forest land or conversion of forest land to non-forest use?				X
e) Involve other changes in the existing environment which, due to their location or nature, could result in conversion of Farmland, to non-agricultural use or conversion of forest land to non-forest use?			X	

**RESPONSES TO CHECKLIST QUESTIONS****Responses a), b), e):**

The Focused General Plan Update updates existing condition information in the General Plan document and provides goals, policies, and programs to address the requirements of State law, including environmental justice, circulation and mobility, and safety, including climate adaptation. The Focused General Plan Update also updates the General Plan policies and actions to reflect current conditions and best practices related to each element. The Focused General Plan Update does not increase residential densities or intensities, although it does rename the residential land use designations. The Focused General Plan Update does not identify new areas for urbanization or non-residential development. The updated growth projections, which have been revised to reflect existing conditions and approved projects, remain below the projections associated with the adopted General Plan for increases in residential units and non-residential (employment) growth.

The Focused General Plan Update does not contain goals, policies or programs or other changes that encourage the intensification of development that would affect agricultural resources. Additionally, the Focused General Plan Update does not remove environmental protections or mitigation related to agricultural resources and does not identify any changes to programs or policies that adversely affect agricultural resources. Rather, the Focused General Plan strengthens the City's approach to addressing impacts to agricultural resources by providing additional policy guidance and actions that address agricultural resources.

In particular, the Land Use Element and the Open Space and Conservation Element include new and revised policies and actions to provide transitions between higher density residential uses

and agricultural uses (2.2.4), to ensure adequate buffers and transitions between intensive uses and agricultural uses (2.1.E.), encourage development in a balanced, efficient, phased pattern that reduces sprawl and does not subject farmland to premature development pressure (2.2.6. and 6.1.3.), encourage continued agricultural uses and enhance and preserve, where possible, agricultural areas (2.6.1), and participate in regional programs that promote the long-term preservation of agricultural lands and on-going viability of agricultural operations (6.1.1.). These new and revised policies and actions are listed below.

The Focused General Plan Update does not provide entitlements to any specific land use or development projects. Future actions under the Focused General Plan Update, including consideration of new development, revisions to the Zoning Ordinance, and future development proposals and infrastructure plans would be addressed pursuant to California Environmental Quality Act when project-specific details are available to ensure that significant impacts do not occur to agricultural resources. Additionally, those developments will be reviewed to ensure that they are in compliance with the General Plan, including the Land Use Element and the Open Space and Conservation Element, applicable Municipal Code sections, including Title 9 (Land Use Regulations), and relevant design and performance standards.

The adoption of the Focused General Plan Update will not in itself result in an impact to Important Farmlands (Prime, Unique, Statewide or Local Important Farmlands), Timberland Production Zones, will not conflict with existing zoning for agricultural use or a Williamson Act contract, and will not introduce uses that could conflict with agricultural zoning, Williamson Act contracts, forest land, or timberland, and would not result in conversion of farmland or forest land to other uses. While the Focused General Plan Update will not change the potential for the urbanization of Oakley and the Planning Area as envisioned by the adopted General Plan, it will provide for the additional measures described above to ensure that development and growth addresses agricultural lands and encouraging the preservation and protection of agricultural resources. Therefore, the Focused General Plan Update would have a **less than significant impact** on agriculture resources.

#### **Responses a), b), e):**

There are no forest land or timberland areas in the Planning Area. Therefore, the Focused General Plan Update would have **no impact** on forestry and timberland resources.

### **Focused General Plan Update Policies and Actions that Address Agriculture Resources**

#### Policies

- 2.2.4 (new) *Promote the transition from higher densities in the city's center to lower densities in peripheral areas. Where high density residential development is directly adjacent to low density residential or agricultural uses, buffers should be provided.*
- 2.2.6 (new) *Encourage residential development to occur in a balanced and efficient pattern that reduces sprawl, preserves open space, and creates convenient connections to other land uses.*
- 2.6.1 (new) *Promote the provision of both public and private open space within Oakley to provide visual and scenic contrast with the built-environment, encourage continued agricultural uses, and to increase passive recreational opportunities for residents.*
- 2.8.8 (new) *Recognize, enhance, and preserve, where possible, natural features and ecosystems, open space, and agricultural areas, and protect cultural and historic resources.*

6.1.1 (revised) *Participate in regional programs that promote the long-term preservation of agricultural lands and on-going viability of agricultural operations within the City and region.*

6.1.3 (new) *Provide an orderly and phased development pattern, encouraging the development of vacant lands within City boundaries prior to conversion of agricultural lands, so that farmland is not subjected to premature development pressure.*

Actions

2.1.E. (revised) *Ensure adequate buffers and transitions are required between intensive uses, such as industrial and agricultural uses.*

*III. AIR QUALITY -- WOULD THE PROJECT:*

	<i>Potentially Significant Impact</i>	<i>Less Than Significant with Mitigation Incorporation</i>	<i>Less Than Significant Impact</i>	<i>No Impact</i>
a) Conflict with or obstruct implementation of the applicable air quality plan?			X	
b) Result in a cumulatively considerable net increase of any criteria pollutant for which the project region is non-attainment under an applicable federal or state ambient air quality standard?			X	
c) Expose sensitive receptors to substantial pollutant concentrations?			X	
d) Result in other emissions (such as those leading to odors adversely affecting a substantial number of people?			X	

*RESPONSES TO CHECKLIST QUESTIONS***Response a), b), c), d):**

Oakley is located within the San Francisco Bay Area Air Basin (SFBAAB), which comprises all of Alameda, Contra Costa, Marin, Napa, San Francisco, San Mateo, and Santa Clara counties, the southern portion of Sonoma County, and the southwestern portion of Solano County. Air quality in this area is determined by such natural factors as topography, meteorology, and climate, in addition to the presence of existing air pollution sources and ambient conditions. The Bay Area Air Quality Management District (BAAQMD) has jurisdiction over air quality issues throughout Shasta County. The SBAAQMD is one of 35 local Air Districts in California and is responsible for monitoring and enforcing local, state, and federal air quality standards in Contra Costa County. Air Districts in California must develop regulations based on the measures identified in the Clean Air Act and its Clean Air Plan, as well as state regulations to ensure reduced emissions in compliance with these federal and state regulations.

The Focused General Plan Update updates existing condition information in the General Plan document and provides goals, policies, and programs to address the requirements of State law, including environmental justice, circulation and mobility, and safety, including climate adaptation. The Focused General Plan Update also updates the General Plan policies and actions to reflect current conditions and best practices related to each element. The Focused General Plan Update does not increase residential densities or intensities, although it does rename the residential land use designations. The Focused General Plan Update does not identify new areas for urbanization or non-residential development. The updated growth projections, which have been revised to reflect existing conditions and approved projects, remain below the projections associated with the adopted General Plan for increases in residential units and non-residential (employment) growth.

The Focused General Plan Update does not contain goals, policies or programs or other changes that encourage the intensification of development or changes to planned development patterns that would result in air quality impacts. Additionally, the Focused General Plan Update does not remove environmental protections or mitigation related to air quality and does not identify any changes to programs or policies that would adversely affect air quality. Rather, the Focused

General Plan strengthens the City's approach to addressing impacts to air quality, including implementation of the applicable air quality plan, increases in criteria pollutants, exposure of sensitive receptors to pollutants, and odor emissions, by providing additional policy guidance and actions that address air quality.

The Land Use Element, Circulation Element, Parks Element, and Open Space and Conservation Element, include new and revised policies and actions to comply with applicable air quality regulations and plans, decrease vehicle use and associated emissions, and encourage efficient practices that reduce emissions associated with energy production. Policy 6.2.A is revised to ensure that development proposals are reviewed to address potential air quality impacts, including toxic and hazardous emissions, pursuant to CEQA and the BAAQMD CEQA Air Quality Guidelines, and to require adequate measures to address significant and potentially significant impacts. Policies 2.2.7, 2.6.7, 2.8.5, 2.10.9, 2.10.11, and 7.1.2 and Actions 2.9.D and 6.2.A encourage a mix of land uses and ensure connectivity within development and between land uses (e.g., connections between residential neighborhoods and shopping, services, parks, and recreation uses) to support well-connected, safe, and equitable pedestrian, bicycle, and transit modes of travel and decrease motor vehicle travel and associated air pollutant emissions. Policies 2.9.7, 2.9.8, 2.9.9 and Actions 2.9.D and 6.2.A encourage sustainable and energy-efficient development, which would reduce energy consumption and associated air pollutant emissions. Policy 3.7.12 supports development that helps to reduce GHG emissions and VMT, which would result in associated air pollutant reductions. Policies 2.10.1, 3.1.1, 3.1.8, 3.2.3, 3.2.4, 3.3.1, 3.3.3, 3.3.4, and 3.3.5 and Actions 3.1.D, 3.2.B, 3.2.D, and 3.5.G provide for design of and improvements to the circulation system to support complete streets, accommodate and encourage pedestrian and bicycle trips, encourage transit use to reduce vehicle trips, and evaluate projects and the transportation system to encourage measures to emphasize efficient movement of people and goods and reduce vehicle miles traveled. Policies 2.2.1 and 2.4.3 reduce exposure of sensitive receptors to odors, smoke, and other emissions. These new and revised policies and actions are listed below.

The Focused General Plan Update does not provide entitlements to any specific land use or development projects and does not include any specific infrastructure improvements or other capital improvement projects. Future development would continue to be consistent with the urbanization patterns, development types, and intensities envisioned by the adopted General Plan and no new areas are identified for development or urbanization. Therefore, the Focused General Plan Update would not result in growth beyond that currently allowed and would not result in new or increased air quality impacts. Future actions under the Focused General Plan Update, including consideration of new development, revisions to the Zoning Ordinance, and future development proposals and infrastructure plans would be addressed pursuant to California Environmental Quality Act when project-specific details are available to ensure that significant air quality impacts do not occur. Additionally, those developments and projects will be reviewed to ensure that they are in compliance with the General Plan, including the Land Use Element and the Open Space and Conservation Element, applicable Municipal Code sections, including Title 9 (Land Use Regulations), relevant design and performance standards, and applicable BAAQMD requirements.

The adoption of the Focused General Plan Update will not conflict with or obstruct implementation of applicable air quality plans, including the State Implementation Plan for the San Francisco Bay Area and the BAAQMD 2017 Clean Air Plan. While the Focused General Plan Update will not change the potential for the urbanization of Oakley and the Planning Area as envisioned by the adopted General Plan, it will provide for the additional measures described

above to ensure that development and growth addresses air quality impacts, reduces air quality emissions associated with vehicle use, reduces air quality emissions associated with operation of development, reduces potential to expose sensitive receptors to pollutants, and reduces potential for other emissions to adversely affect a substantial number of people. Therefore, the Focused General Plan Update would have a **less than significant impact** on air quality.

## **Focused General Plan Update Policies and Actions that Address Air Quality**

### Policies

- 2.2.7 (new) *Encourage new neighborhoods to include a variety of housing types and a mix and distribution of land uses, including schools, parks, shopping, restaurants, and services, that reduce auto trips and support walking, biking, and transit use.*
- 2.2.10 (new) *Locate residences away from areas of excessive noise, smoke, dust, odor, and lighting, and ensure that adequate provisions, including buffers or transitional uses, are made to ensure the health and well-being of existing and future residents.*
- 2.4.3 (new) *Ensure that employment-generating development is compatible with adjacent land uses, particularly residential uses, based upon the location and scale of buildings, lighting, noise, and smell. When development is incompatible, require adequate buffers and/or architectural consideration to protect residential areas, developed or undeveloped, from intrusion of nonresidential activities that may degrade the quality of life in such residential areas.*
- 2.6.7 (new) *Site new park and recreation facilities where they will be accessible by the city's pedestrian and bicycle network and in close proximity to medium and higher density residential uses, where appropriate.*
- 2.8.5 (new) *Commercial development should be designed to:*
- (A) *Provide opportunities for interaction between patrons and pedestrians. Examples include storefront display windows, sidewalk cafes and exterior seating, and pedestrian-scale signage; and*
  - (B) *Be clustered so as to provide a destination for shoppers and to limit vehicular trips.*
- 2.9.7 (new) *Encourage projects to incorporate sustainable design and energy-efficient concepts, including but not limited to natural heating and/or cooling, sun and wind exposure and orientation, and other solar energy opportunities.*
- 2.9.8 (new) *Encourage architectural elements that contribute to a building's character, aid in climate control, and enhance pedestrian scale. The elements include, but are not limited to canopies, roof overhangs, projections or recessions of stories, balconies, reveals, and awnings.*
- 2.9.9 (new) *Encourage the expansion of the city's urban forest canopy, comprising street trees and trees located on private property and in open spaces. Emphasize the importance of placing trees in locations with significant hardscaping, such as parking areas.*
- 2.10.1 (new) *Support a complete streets approach to designing new streets and retrofitting existing streets by encourage streets to provide stimulating settings; improve walkability, bicycling, and transit integration; strengthen connectivity; and*



- enhance community identity through improvements to the public right-of-way such as sidewalks, street trees, parkways, curbs, street lighting, and street furniture.*
- 2.10.9 (new) *Require the pedestrian and bicycle system within a neighborhood, district, center, or project to provide efficient access to neighborhood and/or district centers and other key locations, and to connect with other pedestrian and bikeways in adjacent neighborhoods, and ultimately, to the citywide pedestrian and bikeway trail system.*
- 2.10.11 (new) *Increase neighborhood connectivity in new development by providing access across natural barriers (e.g., creeks) and man-made barriers (e.g., freeways) to the greatest extent feasible.*
- 3.1.1 (new) *Provide a citywide network of complete streets that meet the needs of all users, including bicyclists, children, persons with disabilities, motorists, movers of commercial goods, pedestrians, public transportation and seniors.*
- 3.1.3 (new) *Evaluate transportation performance with performance measures that emphasize the efficient movement of people and goods and reduce rates of vehicle miles traveled (VMT).*
- 3.1.8 (revised) *Encourage a multi-modal circulation system that supports non-automobile travel. Incorporate universal design techniques to accommodate pedestrians of all ages and abilities. Ensure compliance with the ADA.*
- 3.2.3 (revised) *Continue to improve and expand bicycle and pedestrian facilities to ensure a safe and convenient a bicycle and pedestrian system that provides connections throughout Oakley and with neighboring areas, and is accessible to all users, including residents, recreational, and commuter users.*
- 3.2.4 (revised) *Design roadway facilities to accommodate bicycle and pedestrian traffic. Include Class I, II, III, or IV bicycle facilities as appropriate. Through the Design Review process, provide sidewalks on all roads, except in cases where very low pedestrian volumes and/or safety considerations preclude sidewalks. Reduce pedestrian crossing distances and pedestrian wait time to the extent feasible.*
- 3.3.1 (revised) *Design new roadways and facilities to accommodate public transit. Support right-of-way design and amenities consistent with local transit goals to make it easier to get to transit services and improve transit as a viable alternative to driving.*
- 3.3.3 (revised) *Encourage transit providers to improve transit routes, frequency, and level of service to help reduce vehicle miles traveled (VMT) and adequately serve the mobility needs of Oakley residents, including those dependent on public transit.*
- 3.3.4 (new) *Support extension of BART service to Oakley.*
- 3.3.5 (new) *Provide measures to reduce delay to transit vehicles on transit corridors, such as queue-jump lanes and/or bus signal prioritization, where feasible.*
- 3.5.2 (revised) *Design a roadway system that maximizes safety for all users and results in safe speeds on city streets.*
- 3.7.12 (new) *Support development that helps to reduce greenhouse gas emissions and vehicle miles traveled (VMT). Strive to reduce the rate of VMT per Resident in Oakley by at least 15 percent compared to year 2020. Strive to ensure the rate of VMT per Employee in Oakley remains lower than the countywide average.*

- 6.2.1 (new) *Support the principles of reducing air pollutants and greenhouse gas emissions through comprehensive and sustainable land use, transportation, and energy planning and addressing opportunities to decrease emissions associated with local government operations.*
- 6.2.2 (new) *Coordinate with the BAAQMD, the Association of Bay Area Governments (ABAG), and the California Air Resources Board (State Air Board), and other agencies to develop and implement regional and county plans, programs, and mitigation measures that address cross-jurisdictional and regional air quality impacts, including land use, transportation, and climate change impacts, and incorporate the relevant provisions of those plans into City planning and project review procedures. Also cooperate with BAAQMD, ABAG, and State Air Board in:*
- (A) Enforcing the provisions of the California and Federal Clean Air Acts, state and regional policies, and established standards for air quality.*
  - (B) Identifying baseline air pollutant and greenhouse gas emissions.*
  - (C) Encouraging energy-efficiency measures in City operations and facilities and use of low-carbon or clean fuels for city vehicle fleets, when feasible.*
- 6.2.5 (new) *Promote a sustainable economy that encourages businesses to operate in an environmentally sound and community-friendly manner and that attracts and retains business sectors that support clean and sustainable technologies, including fuels, vehicles, equipment, goods, and services.*
- 6.2.6 (new) *Encourage transportation modes that minimize contaminant and greenhouse gas emissions from motor vehicle use.*
- 6.2.7 (revised) *Encourage and support for infill, mixed use, and higher density development, where appropriate, in order to reduce GHG emissions associated with vehicle travel.*
- 6.2.8 (new) *Participate, when appropriate, in local and regional efforts to identify cost-effective programs that may assist the Oakley community in reducing greenhouse gas emissions through energy-efficiency, alternative fuels, and other mitigation approaches. Such programs may include East Bay Energy Watch Strategic Energy Planning, Bay Area Regional Energy Network (BayREN) and Energy Upgrade California.*
- 7.1.2 (new) *Update the City of Oakley Parks, Trails, and Recreation Master Plan as needed to ensure that the City:*
- ❖ Distributes public parks in Oakley to provide adequate community-wide facilities while emphasizing neighborhood recreation within walking distance of most residents, recognizing that different kinds of public parks and recreation facilities are required to serve a range of needs and that greenways and trails also constitute important ways in which residents use open space.*
  - ❖ Offers a wide variety of indoor and outdoor recreational facilities and opportunities in proximity to all residents of the City, enabling residents to participate in activities that will enhance the quality of life in the community.*
  - ❖ Provides an equitable distribution of park and recreation facilities, prioritizing locations in neighborhoods that are underserved, neglected, or disadvantaged.*

- ❖ *Ensures adequate accessible parks and recreation facilities, amenities, and programs for use by seniors, disabled residents, and disadvantaged residents that at parks and public spaces.*
- ❖ *Provides appropriate parks and recreation facilities, amenities, and programs oriented toward youth and families at parks and public spaces. Maintain and improve existing parks and develop new neighborhood and community parks in new residential neighborhoods as growth occurs.*
- ❖ *Maintains and improves existing parks and develops new neighborhood and community parks in new residential neighborhoods as growth occurs.*

### Actions

- 2.9.D. (new) *As part of the development review process, encourage projects to incorporate sustainable elements, such as passive solar design, energy-efficient features, water conservation measures, street trees, electric vehicle charging stations, and low impact development features to the extent feasible.*
- 3.1.D. (revised) *Implement circulation improvements required to mitigate the effects of growth and to maintain the Level of Service standard. Prioritize mobility improvement projects based on multi-modal travel volume, traffic safety, pedestrian and bicyclist safety, availability of funding, impact on VMT, and other measures of need as appropriate.*
- 3.2.B (revised) *Develop a comprehensive Bicycle and Pedestrian Master Plan, including design standards for bicycle and pedestrian facilities, evaluation of current bicycle promotion programs, analysis of bicycle and pedestrian accidents, and a capital improvement program to ensure adequate maintenance of bicycle and pedestrian facilities and that new and expanded bicycle and pedestrian facilities are equitably distributed across, and accessible to, all segments of the community. Develop a strategic approach to pursuing state and federal funding for bicycle and pedestrian improvement projects, working closely with neighboring jurisdictions.*
- 3.2.D (revised) *Actively participate in the adoption and implementation of the Contra Costa Countywide Bicycle and Pedestrian Plan.*
- 3.5.G. (new) *Consider adoption of a Vision Zero Action Plan (or strategy) that prioritizes a systems-based approach to preventing traffic fatalities, focusing on the built environment, systems, and policies that influence behavior as well as messaging that emphasizes that these traffic losses are preventable.*
- 6.2.A. (revised) *Minimize impacts of new development by reviewing development proposals for potential air quality impacts, including toxic and hazardous emissions, and climate change impacts pursuant to CEQA and the BAAQMD California Environmental Quality Act Air Quality Guidelines. Apply land use and transportation planning techniques and require adequate, appropriate, and cost-effective mitigation measures to reduce significant and potentially significant air quality, climate change, and greenhouse gas impacts. This includes, but is not limited to, the following:*
- (A) *Identifying sources of toxic air emissions and ensuring adequate and appropriate buffering (e.g., setbacks, landscaping, non-sensitive uses) between sensitive air pollution receptors and significant sources of air pollution, including toxic air contaminants;*

- (B) Incorporation of public transit stops;*
- (C) Pedestrian and bicycle linkage to commercial centers, employment centers, schools, and parks;*
- (D) Preferential parking for car pools and van pools;*
- (E) Traffic flow improvements;*
- (F) Employer trip reduction programs;*
- (G) Use of site design, building orientation, and landscaping to provide solar access, passive cooling, and protection from wind and rain;*
- (H) Use of energy-efficient and water-conserving systems in excess of Title 24 requirements;*
- (I) Use of alternative or clean energy sources; and*
- (J) Use of best available and economically feasible control technology for stationary sources.*

*IV. BIOLOGICAL RESOURCES -- WOULD THE PROJECT:*

	<i>Potentially Significant Impact</i>	<i>Less Than Significant with Mitigation Incorporation</i>	<i>Less Than Significant Impact</i>	<i>No Impact</i>
a) Have a substantial adverse effect, either directly or through habitat modifications, on any species identified as a candidate, sensitive, or special status species in local or regional plans, policies, or regulations, or by the California Department of Fish and Game or U.S. Fish and Wildlife Service?			X	
b) Have a substantial adverse effect on any riparian habitat or other sensitive natural community identified in local or regional plans, policies, regulations or by the California Department of Fish and Game or US Fish and Wildlife Service?			X	
c) Have a substantial adverse effect on state or federally protected wetlands (including, but not limited to, marsh, vernal pool, coastal, etc.) through direct removal, filling, hydrological interruption, or other means?			X	
d) Interfere substantially with the movement of any native resident or migratory fish or wildlife species or with established native resident or migratory wildlife corridors, or impede the use of native wildlife nursery sites?			X	
e) Conflict with any local policies or ordinances protecting biological resources, such as a tree preservation policy or ordinance?			X	
f) Conflict with the provisions of an adopted Habitat Conservation Plan, Natural Community Conservation Plan, or other approved local, regional, or state habitat conservation plan?			X	

*RESPONSES TO CHECKLIST QUESTIONS***Response a), b), c), d):**

Oakley is located within the Bay Area/Delta bioregion. The Bay Area/Delta Bioregion extends from the Pacific Ocean to the Sacramento Valley and San Joaquin Valley bioregions to the northeast and southeast, and a short stretch of the eastern boundary joins the Sierra Bioregion at Amador and Calaveras counties. The bioregion is bounded by the Klamath/North Coast on the north and the Central Coast Bioregion to the south. The Bay Area/Delta Bioregion is one of the most populous areas of the State, encompassing the San Francisco Bay Area and the Sacramento-San Joaquin River Delta. The water that flows through the Delta supplies two-thirds of California's drinking water, irrigating farmland, and sustaining fish and wildlife and their habitat. The bioregion fans out from San Francisco Bay in a jagged semi-circle that takes in all or part of 12 counties: Alameda, Contra Costa, Marin, Napa, San Francisco, San Joaquin, San Mateo, Santa Clara, Solano, Sonoma, and parts of Sacramento and Yolo. The habitats and vegetation of the Bay Area/Delta Bioregion are as varied as the geography.

The Focused General Plan Update updates existing condition information in the General Plan document and provides goals, policies, and programs to address the requirements of State law, including environmental justice, circulation and mobility, and safety, including climate adaptation. The Focused General Plan Update also updates the General Plan policies and actions to reflect current conditions and best practices related to each element. The Focused General Plan Update does not increase residential densities or intensities, although it does rename the residential land use designations. The Focused General Plan Update does not identify new areas for urbanization or non-residential development. The updated growth projections, which have been revised to reflect existing conditions and approved projects, remain below the projections associated with the adopted General Plan for increases in residential units and non-residential (employment) growth.

The Focused General Plan Update does not contain goals, policies or programs or other changes that encourage the intensification of development or changes to planned development patterns that would result in impacts to biological resources. Additionally, the Focused General Plan Update does not remove environmental protections or mitigation related to biological resources and does not identify any changes to programs or policies that would adversely affect biological resources. Rather, the Focused General Plan strengthens the City's approach to addressing impacts to biological resources, as described herein.

The Land Use Element and the Open Space and Conservation Element include new and revised policies and actions to encourage preservation and conservation of biological resources. Policies 2.2.6, 2.6.6, 2.8.8, 6.3.5, 6.3.7, 6.6.1, and 6.6.7 and Action 2.6.A provide for conservation, enhancement, and restoration of open space, natural features and habitats, sensitive habitats, waterways, shorelines, and wetlands. Policy 6.3.8 and Action 6.3.A require compliance with the East Contra Costa County Habitat Conservation Plan. Action 6.3.C requires consultation with State and Federal agencies during the development review process to address potential impacts to special-status species and sensitive habitats. These new and revised policies and actions are listed below.

The Focused General Plan Update does not provide entitlements to any specific land use or development projects and does not include any specific infrastructure improvements or other capital improvement projects. Future development would continue to be consistent with the urbanization patterns, development types, and intensities envisioned by the adopted General Plan and no new areas are identified for development or urbanization. Therefore, the Focused General Plan Update would not result in growth beyond that currently allowed and would not result in new or increased impacts to biological resources, including the adopted East Contra Costa Habitat Conservation Plan and Natural Community Conservation Plan. Future actions under the Focused General Plan Update, including consideration of new development, revisions to the Zoning Ordinance, and future development proposals and infrastructure plans would be addressed pursuant to California Environmental Quality Act when project-specific details are available to ensure that significant biological resources impacts do not occur. Additionally, those developments and projects will be reviewed to ensure that they are in compliance with the General Plan, including the Land Use Element and the Open Space and Conservation Element, applicable Municipal Code sections, including Title 9 (Land Use Regulations), relevant design and performance standards, and applicable State and Federal requirements.

The adoption of the Focused General Plan Update will not have a substantial adverse effect on candidate, sensitive, or special status species, riparian habitat, sensitive natural communities, state or federally protected wetlands, or interfere substantially with the movement of fish or wildlife species, wildlife corridors, or native wildlife nursery sites. The Focused General Plan

Update does not include any provisions that would conflict with or remove local policies or ordinances that protect biological resources. While the Focused General Plan Update will not change the potential for the urbanization of Oakley and the Planning Area as envisioned by the adopted General Plan, it will provide for the additional measures described above to ensure that development and growth addresses potential impacts to open space and natural resources and that development projects continue to be reviewed for potential impacts to biological resources. Therefore, the Focused General Plan Update would have a **less than significant impact** on biological resources.

### **Focused General Plan Update Policies and Actions that Address Biological Resources**

#### Policies

- 2.2.6 (new) *Encourage residential development to occur in a balanced and efficient pattern that reduces sprawl, preserves open space, and creates convenient connections to other land uses.*
- 2.6.3 (new) *Preserve, enhance, and/or restore significant open space and/or existing natural habitat areas for ecological, educational, scenic, and recreational values.*
- 2.8.8 (new) *Recognize, enhance, and preserve, where possible, natural features and ecosystems, open space, and agricultural areas, and protect cultural and historic resources.*
- 6.3.5 (revised) *Encourage preservation and enhancement of Delta wetlands, significant trees, native vegetation, and wildlife populations, including special-status species.*
- 6.3.7 (revised) *Preserve and expand natural features, such as stream corridors, wetlands, sensitive habitats, and open space, in Oakley, restoring natural features and native vegetation where feasible.*
- 6.3.8 (new) *Continue to support and implement the East Contra Costa County Habitat Conservation Plan (County Habitat Plan).*
- 6.6.1 (new) *Conserve open space, including natural and sensitive habitats, waterways, shorelines, wetlands, sloughs, agricultural lands, scenic areas, and cultural, tribal, and historic resources, for long-term preservation, where appropriate and feasible, as well as for active and passive conservation activities, including agricultural and appropriate recreational uses. Conversion of open space to developed residential, commercial, industrial, or other similar types of uses, shall be strongly discouraged.*
- 6.6.7 (new) *Encourage public and private efforts to preserve open space.*

#### Actions

- 2.6.A. (new) *Preserve, enhance, and restore selected existing natural habitat areas.*
- 2.6.B (new) *Create new wildlife habitat areas in appropriate locations, which serve multiple purposes.*
- 6.3.A. (new) *Continue to require projects to comply with the requirements of the County Habitat Plan when reviewing proposed public and private land use changes.*
- 6.3.C. (new) *Coordinate with State and Federal agencies during the development review process to help identify special-status species and sensitive habitats, including wetland and riparian habitat that has candidacy for restoration, conservation, and/or*

*mitigation. Focus restoration and/or conservation efforts on areas that would maximize multiple beneficial uses for such habitat.*

*6.3.H. (new) Design and locate any public or private access to open space, wetland areas, and sensitive habitats to ensure that the access is compatible with long-term protection of these natural resources.*

*6.3.I. (revised) Continue to implement as appropriate City Zoning regulations requiring expanded setbacks, land dedications along waterways and open space areas and requiring native and drought-resistant landscaping and restricting invasive plant species to allow expansion and enhancement of waterways and open space areas.*



*V. CULTURAL RESOURCES -- WOULD THE PROJECT:*

	<i>Potentially Significant Impact</i>	<i>Less Than Significant with Mitigation Incorporation</i>	<i>Less Than Significant Impact</i>	<i>No Impact</i>
a) Cause a substantial adverse change in the significance of a historical resource pursuant to in § 15064.5?			X	
b) Cause a substantial adverse change in the significance of an archaeological resource pursuant to § 15064.5?			X	
c) Disturb any human remains, including those interred outside of formal cemeteries?			X	

*RESPONSES TO CHECKLIST QUESTIONS*

**Response a), b), c): No Impact.** Prehistoric resources, including a shell mound, and historic resources, including commercial, residential, and institutional buildings, exist in Oakley and the Planning Area. The first settlers in the west delta region were the Bay Miwoks, who occupied the region between approximately 1100 and 1700. Spanish incursions into the region began in the 1770s and the Oakley area began to be settled in the 1830s.

The Focused General Plan Update updates existing condition information in the General Plan document and provides goals, policies, and programs to address the requirements of State law, including environmental justice, circulation and mobility, and safety, including climate adaptation. The Focused General Plan Update also updates the General Plan policies and actions to reflect current conditions and best practices related to each element. The Focused General Plan Update does not increase residential densities or intensities, although it does rename the residential land use designations. The Focused General Plan Update does not identify new areas for urbanization or development. The updated growth projections, which have been revised to reflect existing conditions and approved projects, remain below the projections associated with the adopted General Plan for increases in residential units and non-residential (employment) growth.

The Focused General Plan Update does not contain goals, policies or programs or other changes that encourage the intensification of development or changes to planned development patterns that would result in cultural resources impacts. Additionally, the Focused General Plan Update does not remove environmental protections or mitigation related to cultural resources and does not identify any changes to programs or policies that would adversely affect cultural resources. Rather, the Focused General Plan strengthens the City's approach to addressing impacts to cultural resources, including archaeological and historical resources, and human remains.

The Open Space and Conservation Element include new and revised policies and actions to address discovery of cultural resources and human remains and to encourage the preservation of archaeological, including historic, resources. Policy 6.4.2 ensures that development projects are reviewed to identify potential for projects to contain archaeological resources. Action 6.4.C requires development, infrastructure, and ground-disturbing projects to comply with specific measures to address inadvertent discovery of cultural resources or human remains. Policy 6.4.3 addresses treatment of human remains in compliance with State law. Policy 6.4.4 ensures tribal consultation is conducted in accordance with State requirements to identify potential tribal cultural resources. Policies 6.5.1, 6.5.4, and 6.5.7 and Action 6.5.C promote the protection and

preservation of historic resources. Policy 6.6.1 and Action 6.4.C provide for the conservation of open space, including long-term preservation of cultural, tribal, and historic resources, where appropriate and feasible. These new and revised policies and actions are listed below.

The Focused General Plan Update does not provide entitlements to any specific land use or development projects and does not include any specific infrastructure improvements or other capital improvement projects. Future development would continue to be consistent with the urbanization patterns, development types, and intensities envisioned by the adopted General Plan and no new areas are identified for development or urbanization. Therefore, the Focused General Plan Update would not result in growth beyond that currently allowed and would not result in new or increased cultural resource impacts. Future actions under the Focused General Plan Update, including consideration of new development, revisions to the Zoning Ordinance, and future development proposals and infrastructure plans would be addressed pursuant to State law, including the California Environmental Quality Act, when project-specific details are available to ensure that significant impacts to cultural resources do not occur. Additionally, those developments and projects will be reviewed to ensure that they are in compliance with the General Plan, including the Open Space and Conservation Element.

In addition, the City will consult with traditionally and culturally affiliated California Native American tribes pursuant to Assembly Bill 52 (Gatto, 2014) and Senate Bill 18 (Burton, 2004). The intent is to provide California Native American tribes an opportunity to participate in local land use decisions at an early planning state, for the purpose of protecting, or mitigating impacts to, cultural places. The purpose of involving local tribes at these early planning stages is to allow consideration of cultural places in the context of broad local land use policy, before individual site-specific, project-level, land use decisions are made by a local government. Overall, the Focused General Plan Update would have a **less than significant impact** on cultural resources.

## **Focused General Plan Update Policies and Actions that Address Cultural Resources**

### Policies

- 6.4.2. (new) *Review new development projects to conduct location-specific searches through the California Historical Resources Information System to determine whether project areas contain known archaeological resources, either prehistoric and/or historic-era, or have significant potential for such resources.*
- 6.4.3. (new) *Ensure that human remains are treated with sensitivity and dignity, and ensure compliance with the provisions of California Health and Safety Code Section 7050.5 and California Public Resources Code Section 5097.98.*
- 6.4.4. (new) *Consistent with State tribal consultation requirements, such as SB 18, consult with Native American tribes to identify any significant Native American tribal cultural resources that may be affected by new development and land use policy changes.*
- 6.5.1 (new) *Protect important historic resources and use these resources to promote a sense of place and history in Oakley.*
- 6.5.4 (revised) *Ensure that the integrity of historic structures and other structures that contribute to the City's character are preserved to the extent feasible through the implementation of applicable design, building, and fire codes, including the State Historic Building Code, and use of flexibility in applying zoning regulations to historic sites and buildings.*

- 6.5.7 (new) *Work with property owners to preserve historic features within the community, encouraging owners of eligible historic properties to apply for State and Federal registration of these sites and to participate in tax incentive programs for historic restoration.*
- 6.6.1 (new) *Conserve open space, including natural and sensitive habitats, waterways, shorelines, wetlands, sloughs, agricultural lands, scenic areas, and cultural, tribal, and historic resources, for long-term preservation, where appropriate and feasible, as well as for active and passive conservation activities, including agricultural and appropriate recreational uses. Conversion of open space to developed residential, commercial, industrial, or other similar types of uses, shall be strongly discouraged.*

#### Actions

- 6.4.B. (new) *Incorporate significant archaeological sites, where feasible, into open space areas.*
- 6.4.C. (new) *Require all new development, infrastructure, and other ground-disturbing projects to comply with the following conditions in the event of an inadvertent discovery of cultural resources or human remains:*
- (A) *If construction or grading activities result in the discovery of significant historic or prehistoric archaeological artifacts or unique paleontological resources, all work within 100 feet of the discovery shall cease, the Community Development Director shall be notified, the resources shall be examined by a qualified archaeologist, paleontologist, or historian for appropriate protection and preservation measures; and work may only resume when appropriate protections are in place and have been approved by the Community Development Director; and*
- (B) *If human remains are discovered during any ground disturbing activity, work shall stop until the Community Development Director and the Contra Costa County Coroner have been contacted; if the human remains are determined to be of Native American origin, the Native American Heritage Commission and the most likely descendants have been consulted; and work may only resume when appropriate measures have been taken and approved by the Community Development Director.*
- 6.5.C. (new) *Continue to support the East Contra Costa County Historical Society in their efforts to:*
- (A) *Archive historic information, including photographs, publications, oral histories and other materials, and*
- (B) *make the information available to the public for viewing and research.*

*VI. ENERGY-- WOULD THE PROJECT:*

<i>Would the project:</i>	<i>Potentially Significant Impact</i>	<i>Less Than Significant with Mitigation Incorporation</i>	<i>Less Than Significant Impact</i>	<i>No Impact</i>
a) Result in potentially significant environmental impact due to wasteful, inefficient, or unnecessary consumption of energy resources, during project construction or operation?			X	
b) Conflict with or obstruct a state or local plan for renewable energy or energy efficiency?			X	

*RESPONSES TO CHECKLIST QUESTIONS*

**Responses a), b):** Appendix F of the State CEQA Guidelines requires consideration of the potentially significant energy implications of a project. CEQA requires mitigation measures to reduce “wasteful, inefficient and unnecessary” energy usage (Public Resources Code Section 21100, subdivision [b][3]). According to Appendix F of the CEQA Guidelines, the means to achieve the goal of conserving energy include decreasing overall energy consumption, decreasing reliance on natural gas and oil, and increasing reliance on renewable energy sources. In particular, the proposed project would be considered “wasteful, inefficient, and unnecessary” if it were to violate state and federal energy standards and/or result in significant adverse impacts related to project energy requirements, energy inefficiencies, energy intensiveness of materials, cause significant impacts on local and regional energy supplies or generate requirements for additional capacity, fail to comply with existing energy standards, otherwise result in significant adverse impacts on energy resources, or conflict or create an inconsistency with applicable plan, policy, or regulation.

The Focused General Plan Update updates existing condition information in the General Plan document and provides goals, policies, and programs to address the requirements of State law, including environmental justice, circulation and mobility, and safety, including climate adaptation. The Focused General Plan Update also updates the General Plan policies and actions to reflect current conditions and best practices related to each element. The Focused General Plan Update does not increase residential densities or intensities, although it does rename the residential land use designations. The Focused General Plan Update does not identify new areas for urbanization or non-residential development. The updated growth projections, which have been revised to reflect existing conditions and approved projects, remain below the projections associated with the adopted General Plan for increases in residential units and non-residential (employment) growth.

The Focused General Plan Update does not contain goals, policies or programs or other changes that encourage the intensification of development or changes to planned development patterns that would result in wasteful, inefficient use of energy or obstruct applicable State or City plans for renewable energy or energy efficiency. Additionally, the Focused General Plan Update does not remove environmental protections or mitigation related to energy and does not identify any changes to programs or policies that would adversely affect energy. Rather, the Focused General Plan strengthens the City’s approach to addressing impacts associated with energy use, including encouraging renewable energy.

The Land Use Element, Circulation Element, Open Space and Conservation Element, and Parks Element include new and revised policies and actions to encourage efficient practices that reduce energy use and to encourage sustainable energy. Policies 6.2.1 and 6.2.8 support comprehensive

and sustainable land use planning through comprehensive and sustainable land use, transportation, and energy planning. Policy 6.2.2 provides for coordination with BAAQMD, the Association of Bay Area Governments (ABAG), and the California Air Resources Board to implement applicable plans, programs, and measures to address air quality, land use, transportation, and climate change impacts and to encourage energy-efficient measures in City operations and facilities. Policy 6.2.4 provides for the City's implementation of the Strategic Energy Plan, including ways to reduce energy use for City facilities and improve energy performance for new construction and major renovations, and to engage the community to increase awareness and reduce energy use. Policies 6.2.5, 6.2.6, and 6.2.7 and Actions 6.2.B, 6.2.C, 6.2.D, and 6.2.E encourage measures that reduce greenhouse gas emissions, including from development and from motor vehicle use, which would also result in decreased fuel and energy use. Actions 6.2.F and 6.2.G addresses encouraging and increasing alternative energy production. Policies 2.26, 2.2.7, 2.6.7, 2.8.5, 2.10.9, 2.10.11, and 7.1.2 and Actions 2.9.D, 6.2.A, and 6.6.B encourage a mix of land uses and ensure connectivity within development and between land uses (e.g., connections between residential neighborhoods and shopping, services, parks, and recreation uses) to support well-connected, safe, and equitable pedestrian, bicycle, and transit modes of travel and decrease motor vehicle travel and associated energy use. Policies 2.9.7, 2.9.8, 2.9.9 and Actions 2.9.D and 6.2.A encourage sustainable and energy-efficient development, which would reduce energy consumption. Policies 2.8.3, 2.10.1, 3.2.3, 3.2.4, 3.1.1, 3.1.3, 3.1.8, 3.3.1, 3.3.3, 3.3.4, 3.3.5, 3.4.3, 3.5.2, and 3.5.4 and Actions 3.1.D, 3.2.B, 3.2.D, and 3.5.G provide for design of and improvements to the circulation system to support complete streets and traffic safety, accommodate and encourage pedestrian and bicycle trips, encourage transit use to reduce vehicle trips, and evaluate projects and the transportation system to encourage measures to emphasize efficient movement of people and goods and reduce vehicle miles traveled and associated energy use. These new and revised policies and actions are listed below.

The Focused General Plan Update does not provide entitlements to any specific land use or development projects and does not include any specific infrastructure improvements or other capital improvement projects. Future development would continue to be consistent with the urbanization patterns, development types, and intensities envisioned by the adopted General Plan and no new areas are identified for development or urbanization. Therefore, the Focused General Plan Update would not result in growth beyond that currently allowed and would not result in new or increased energy impacts. Future actions under the Focused General Plan Update, including consideration of new development, revisions to the Zoning Ordinance, and future development proposals and infrastructure plans would be addressed pursuant to California Environmental Quality Act when project-specific details are available to ensure that significant energy impacts do not occur.

Additionally, future developments and projects will be reviewed to ensure that they are in compliance with the General Plan, including the Land Use Element, Circulation Element, and Open Space and Conservation Element, applicable Municipal Code sections, relevant design and performance standards, and other applicable requirements. All future development projects would be required to be in compliance with all applicable Federal, State, and local regulations regulating energy usage. For example, PG&E is responsible for the mix of energy resources used to provide electricity for its customers, and it is in the process of implementing the Statewide Renewable Portfolio Standard (RPS) to increase the proportion of renewable energy (e.g., solar and wind) within its energy portfolio. PG&E is expected to achieve at least a 33% mix of renewable energy resources by 2020, and 50% by 2030. Additionally, energy-saving regulations, including the latest State Title 24 building energy efficiency standards ("part 6"), would be applicable to future residential development projects. Other Statewide measures, including those

intended to improve the energy efficiency of the statewide passenger and heavy-duty truck vehicle fleet (e.g., the Pavley Bill and the Low Carbon Fuel Standard), would improve vehicle fuel economies, thereby conserving gasoline and diesel fuel. These energy savings would continue to accrue over time.

The adoption of the Focused General Plan Update will not result in potentially significant environmental impact due to wasteful, inefficient, or unnecessary consumption of energy resources and would not conflict with or obstruct implementation of applicable plans for renewable energy or energy efficiency. While the Focused General Plan Update will not change the potential for the urbanization of Oakley and the Planning Area as envisioned by the adopted General Plan, it will provide for the additional measures described above to reduce energy impacts associated with development and growth. Therefore, the Focused General Plan Update would have a **less than significant impact** on energy.

### **Focused General Plan Update Policies and Actions that Address Energy**

#### Policies

- 2.2.6 (new) *Encourage residential development to occur in a balanced and efficient pattern that reduces sprawl, preserves open space, and creates convenient connections to other land uses.*
- 2.2.7 (new) *Encourage new neighborhoods to include a variety of housing types and a mix and distribution of land uses, including schools, parks, shopping, restaurants, and services, that reduce auto trips and support walking, biking, and transit use.*
- 2.6.7 (new) *Site new park and recreation facilities where they will be accessible by the city's pedestrian and bicycle network and in close proximity to medium and higher density residential uses, where appropriate.*
- 2.8.3 (revised) *Continue to place substantial emphasis on the aesthetic improvement of the downtown area. This includes the following concepts and considerations:*
- (A) *Pedestrian-oriented design that features pedestrian-scape development, sufficiently wide sidewalks to support pedestrian circulation and café seating, compact block lengths and highly visible street crossings, and pedestrian amenities;*
  - (B) *Street trees to shade the sidewalks and to provide a physical separation between the street and the pedestrian sidewalks;*
  - (C) *Off-street parking consistent with the Downtown Specific Plan.*
- 2.8.5 (new) *Commercial development should be designed to:*
- (A) *Provide opportunities for interaction between patrons and pedestrians. Examples include storefront display windows, sidewalk cafes and exterior seating, and pedestrian-scale signage; and*
  - (B) *Be clustered so as to provide a destination for shoppers and to limit vehicular trips.*
- 2.9.7 (new) *Encourage projects to incorporate sustainable design and energy-efficient concepts, including but not limited to natural heating and/or cooling, sun and wind exposure and orientation, and other solar energy opportunities.*

- 2.9.8 (new) *Encourage architectural elements that contribute to a building's character, aid in climate control, and enhance pedestrian scale. The elements include, but are not limited to canopies, roof overhangs, projections or recessions of stories, balconies, reveals, and awnings.*
- 2.9.9 (new) *Encourage the expansion of the city's urban forest canopy, comprising street trees and trees located on private property and in open spaces. Emphasize the importance of placing trees in locations with significant hardscaping, such as parking areas.*
- 2.10.1 (new) *Support a complete streets approach to designing new streets and retrofitting existing streets by encourage streets to provide stimulating settings; improve walkability, bicycling, and transit integration; strengthen connectivity; and enhance community identity through improvements to the public right-of-way such as sidewalks, street trees, parkways, curbs, street lighting, and street furniture.*
- 2.10.9 (new) *Require the pedestrian and bicycle system within a neighborhood, district, center, or project to provide efficient access to neighborhood and/or district centers and other key locations, and to connect with other pedestrian and bikeways in adjacent neighborhoods, and ultimately, to the citywide pedestrian and bikeway trail system.*
- 2.10.11 (new) *Increase neighborhood connectivity in new development by providing access across natural barriers (e.g., creeks) and man-made barriers (e.g., freeways) to the greatest extent feasible.*
- 7.1.2 (new) *Update the City of Oakley Parks, Trails, and Recreation Master Plan as needed to ensure that the City:*
- ❖ *Distributes public parks in Oakley to provide adequate community-wide facilities while emphasizing neighborhood recreation within walking distance of most residents, recognizing that different kinds of public parks and recreation facilities are required to serve a range of needs and that greenways and trails also constitute important ways in which residents use open space.*
  - ❖ *Offers a wide variety of indoor and outdoor recreational facilities and opportunities in proximity to all residents of the City, enabling residents to participate in activities that will enhance the quality of life in the community.*
  - ❖ *Provides an equitable distribution of park and recreation facilities, prioritizing locations in neighborhoods that are underserved, neglected, or disadvantaged.*
  - ❖ *Ensures adequate accessible parks and recreation facilities, amenities, and programs for use by seniors, disabled residents, and disadvantaged residents that at parks and public spaces.*
  - ❖ *Provides appropriate parks and recreation facilities, amenities, and programs oriented toward youth and families at parks and public spaces. Maintain and improve existing parks and develop new neighborhood and community parks in new residential neighborhoods as growth occurs.*
  - ❖ *Maintains and improves existing parks and develops new neighborhood and community parks in new residential neighborhoods as growth occurs.*
- 3.1.1 (new) *Provide a citywide network of complete streets that meet the needs of all users, including bicyclists, children, persons with disabilities, motorists, movers of commercial goods, pedestrians, public transportation and seniors.*

- 3.1.3 (new) *Evaluate transportation performance with performance measures that emphasize the efficient movement of people and reduce rates of vehicle miles traveled (VMT).*
- 3.1.8 (revised) *Encourage a multi-modal circulation system that supports non-automobile travel. Incorporate universal design techniques to accommodate pedestrians of all ages and abilities. Ensure compliance with the ADA.*
- 3.2.3 (revised) *Continue to improve and expand bicycle and pedestrian facilities to ensure a safe and convenient a bicycle and pedestrian system that provides connections throughout Oakley and with neighboring areas, and is accessible to all users, including residents, recreational, and commuter users.*
- 3.2.4 (revised) *Design roadway facilities to accommodate bicycle and pedestrian traffic. Include Class I, II, III, o IV bicycle facilities as appropriate. Through the Design Review process, provide sidewalks on all roads, except in cases where very low pedestrian volumes and/or safety considerations preclude sidewalks. Reduce pedestrian crossing distances and pedestrian wait time to the extent feasible.*
- 3.3.1 (revised) *Design new roadways and facilities to accommodate public transit. Support right-of-way design and amenities consistent with local transit goals to make it easier to get to transit services and improve transit as a viable alternative to driving.*
- 3.3.3 (revised) *Encourage transit providers to improve transit routes, frequency, and level of service to help reduce vehicle miles traveled (VMT) and adequately serve the mobility needs of Oakley residents, including those dependent on public transit.*
- 3.3.4 (new) *Support extension of BART service to Oakley.*
- 3.3.5 (new) *Provide measures to reduce delay to transit vehicles on transit corridors, such as queue-jump lanes and/or bus signal prioritization, where feasible.*
- 3.4.3 (revised) *Provide adequate capacity on collector and arterial streets to accommodate travel at appropriate speeds within the City.*
- 3.5.2 (revised) *Design a roadway system that maximizes safety for all users and results in safe speeds on city streets.*
- 3.5.4 (new) *Incorporate mountable medians, shoulders to bypass queued vehicles, emergency signal preemption, and other features to improve emergency response times as appropriate and feasible on new roadways and on existing roadways.*
- 6.2.1 (new) *Support the principles of reducing air pollutants and greenhouse gas emissions through comprehensive and sustainable land use, transportation, and energy planning and addressing opportunities to decrease emissions associated with local government operations.*
- 6.2.2 (new) *Coordinate with the BAAQMD, the Association of Bay Area Governments (ABAG), and the California Air Resources Board (State Air Board), and other agencies to develop and implement regional and county plans, programs, and mitigation measures that address cross-jurisdictional and regional air quality impacts, including land use, transportation, and climate change impacts, and incorporate the relevant provisions of those plans into City planning and project review procedures. Also cooperate with BAAQMD, ABAG, and State Air Board in:*
- (C) *Enforcing the provisions of the California and Federal Clean Air Acts, state and regional policies, and established standards for air quality.*



- (D) *Identifying baseline air pollutant and greenhouse gas emissions.*
- (E) *Encouraging energy-efficiency measures in City operations and facilities and use of low-carbon or clean fuels for city vehicle fleets, when feasible.*
- 6.2.4 (new) *Implement the Strategic Energy Plan to reduce GHG emissions, including identifying ways to reduce energy use for existing City facilities, improving energy performance for new construction and major renovations, developing fiscal and economic criteria for implementation of energy reduction plans, reducing greenhouse gas emissions through adopting a Climate Action Plan, and engaging the community to increase awareness and reduce energy use.*
- 6.2.5 (new) *Promote a sustainable economy that encourages businesses to operate in an environmentally sound and community-friendly manner and that attracts and retains business sectors that support clean and sustainable technologies, including fuels, vehicles, equipment, goods, and services.*
- 6.2.6 (new) *Encourage transportation modes that minimize contaminant and greenhouse gas emissions from motor vehicle use.*
- 6.2.7 (revised) *Encourage and support for infill, mixed use, and higher density development, where appropriate, in order to reduce GHG emissions associated with vehicle travel.*
- 6.2.8 (new) *Participate, when appropriate, in local and regional efforts to identify cost-effective programs that may assist the Oakley community in reducing greenhouse gas emissions through energy-efficiency, alternative fuels, and other mitigation approaches. Such programs may include East Bay Energy Watch Strategic Energy Planning, Bay Area Regional Energy Network (BayREN) and Energy Upgrade California.*

### Actions

- 2.9.D. (new) *As part of the development review process, encourage projects to incorporate sustainable elements, such as passive solar design, energy-efficient features, water conservation measures, street trees, electric vehicle charging stations, and low impact development features to the extent feasible.*
- 3.1.D. (revised) *Implement circulation improvements required to mitigate the effects of growth and to maintain the Level of Service standard. Prioritize mobility improvement projects based on multi-modal travel volume, traffic safety, pedestrian and bicyclist safety, availability of funding, impact on VMT, and other measures of need as appropriate.*
- 3.2.B (revised) *Develop a comprehensive Bicycle and Pedestrian Master Plan, including design standards for bicycle and pedestrian facilities, evaluation of current bicycle promotion programs, analysis of bicycle and pedestrian accidents, and a capital improvement program to ensure adequate maintenance of bicycle and pedestrian facilities and that new and expanded bicycle and pedestrian facilities are equitably distributed across, and accessible to, all segments of the community. Develop a strategic approach to pursuing state and federal funding for bicycle and pedestrian improvement projects, working closely with neighboring jurisdictions.*
- 3.2.D (revised) *Actively participate in the adoption and implementation of the Contra Costa Countywide Bicycle and Pedestrian Plan.*

- 3.5.G. (new) *Consider adoption of a Vision Zero Action Plan (or strategy) that prioritizes a systems-based approach to preventing traffic fatalities, focusing on the built environment, systems, and policies that influence behavior as well as messaging that emphasizes that these traffic losses are preventable.*
- 6.2.A. (revised) *Minimize impacts of new development by reviewing development proposals for potential air quality impacts, including toxic and hazardous emissions, and climate change impacts pursuant to CEQA and the BAAQMD California Environmental Quality Act Air Quality Guidelines. Apply land use and transportation planning techniques and require adequate, appropriate, and cost-effective mitigation measures to reduce significant and potentially significant air quality, climate change, and greenhouse gas impacts. This includes, but is not limited to, the following:*
- (A) *Identifying sources of toxic air emissions and ensuring adequate and appropriate buffering (e.g., setbacks, landscaping, non-sensitive uses) between sensitive air pollution receptors and significant sources of air pollution, including toxic air contaminants;*
  - (B) *Incorporation of public transit stops;*
  - (C) *Pedestrian and bicycle linkage to commercial centers, employment centers, schools, and parks;*
  - (D) *Preferential parking for car pools and van pools;*
  - (E) *Traffic flow improvements;*
  - (F) *Employer trip reduction programs;*
  - (G) *Use of site design, building orientation, and landscaping to provide solar access, passive cooling, and protection from wind and rain;*
  - (H) *Use of energy-efficient and water-conserving systems in excess of Title 24 requirements;*
  - (I) *Use of alternative or clean energy sources; and*
  - (J) *Use of best available and economically feasible control technology for stationary sources.*
- 6.2.B. (new) *Adopt and implement a Climate Action Plan that complies with State greenhouse gas reduction targets.*
- 6.2.C. (new) *Update the Oakley Community-Wide and Local Government Operations GHG Emissions Inventory regularly to ensure the City is reducing emissions consistent with State greenhouse gas reduction targets.*
- 6.2.D. (new) *Consider opportunities to enhance existing water efficiency and conservation measures, as feasible, and continue to support programs that encourage recycled water use and water efficiency in order to reduce energy and GHGs associated with water use.*
- 6.2.E. (new) *Provide education and outreach highlighting the benefits of energy conservation to the community and encourage residents and businesses to utilize available PG&E, BAAQMD, and other programs to retrofit structures and upgrade appliances and equipment to reduce emissions.*

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- 6.2.F. (new) *Explore methods to increase alternative energy production and consider establishing City-wide measurable goals for alternative energy.*
- 6.2.G. (new) *Where appropriate, remove regulatory or procedural barriers to producing renewable energy in the City of Oakley Municipal Code.*
- 6.6.B. (new) *Continue to develop a system of open space corridors to provide pedestrian and bicycle connections between schools, parks and other recreation areas, commercial uses, and employment centers.*

**VII. GEOLOGY AND SOILS -- WOULD THE PROJECT:**

	<i>Potentially Significant Impact</i>	<i>Less Than Significant with Mitigation</i>	<i>Less Than Significant Impact</i>	<i>No Impact</i>
a) Directly or indirectly cause potential substantial adverse effects, including the risk of loss, injury, or death involving:				
i) Rupture of a known earthquake fault, as delineated on the most recent Alquist-Priolo Earthquake Fault Zoning Map issued by the State Geologist for the area or based on other substantial evidence of a known fault? Refer to Division of Mines and Geology Special Publication 42.			X	
ii) Strong seismic ground shaking?			X	
iii) Seismic-related ground failure, including liquefaction?			X	
iv) Landslides?			X	
b) Result in substantial soil erosion or the loss of topsoil?			X	
c) Be located on a geologic unit or soil that is unstable, or that would become unstable as a result of the project, and potentially result in on- or off-site landslide, lateral spreading, subsidence, liquefaction or collapse?			X	
d) Be located on expansive soil, as defined in Table 18-1-B of the Uniform Building Code (1994), creating substantial direct or indirect risks to life or property?			X	
e) Have 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?			X	
f) Directly or indirectly destroy a unique paleontological resource or site or unique geologic feature?			X	

**RESPONSES TO CHECKLIST QUESTIONS****Responses a), b), c), d), e), f):**

Oakley is in an area of relatively high seismicity and is subject to hazards related to seismic activity, as well as hazards associated with expansive or unstable soils or geologic units.

The Focused General Plan Update updates existing condition information in the General Plan document and provides goals, policies, and programs to address the requirements of State law, including environmental justice, circulation and mobility, and safety, including climate

adaptation. The Focused General Plan Update also updates the General Plan policies and actions to reflect current conditions and best practices related to each element. The Focused General Plan Update does not increase residential densities or intensities, although it does rename the residential land use designations. The Focused General Plan Update does not identify new areas for urbanization or non-residential development. The updated growth projections, which have been revised to reflect existing conditions and approved projects, remain below the projections associated with the adopted General Plan for increases in residential units and non-residential (employment) growth.

The Focused General Plan Update does not contain goals, policies or programs or other changes that encourage the intensification of development or changes to planned development patterns that would result in impacts associated with geology and soils, including paleontological resources or unique geologic features. Additionally, the Focused General Plan Update does not remove environmental protections or mitigation related to geology and soils and does not identify any changes to programs or policies that would adversely affect issues related to geology and soils. Rather, the Focused General Plan strengthens the City's approach to addressing impacts to potential hazards associated with seismicity, geology, and soils.

The Community Health and Safety Element includes new and revised policies and actions to identify and address potential geologic and seismic hazards associated with development projects and essential facilities. Policies 8.1.2, 8.1.4, and 8.1.8 and Action 8.1.A ensure that new development projects, planning, and infrastructure projects, including critical facilities, assess geologic and seismic hazards and to include measures, including site design, location of facility, setbacks, and other approaches, to minimize exposure to geologic and seismic risks. Policy 8.1.3 and Action 8.1.B ensures that the State seismic design guidelines and relevant building codes are enforced to reduce the risk of damage associated with seismic activity. Policy 8.2.6 ensures that development and drainage projects include measures to address erosion. These new and revised policies and actions are listed below.

The Focused General Plan Update does not provide entitlements to any specific land use or development projects and does not include any specific infrastructure improvements or other capital improvement projects. Future development would continue to be consistent with the urbanization patterns, development types, and intensities envisioned by the adopted General Plan and no new areas are identified for development or urbanization. Therefore, the Focused General Plan Update would not result in growth beyond that currently allowed and would not result in new or increased geology and soils impacts. Future actions under the Focused General Plan Update, including consideration of new development, revisions to the Zoning Ordinance, and future development proposals and infrastructure plans would be addressed pursuant to California Environmental Quality Act when project-specific details are available to ensure that significant geology and soils impacts do not occur. Additionally, those developments and projects will be reviewed to ensure that they are in compliance with the General Plan, including the Land Use Element and the Open Space and Conservation Element, applicable Municipal Code sections, including Title 7 (Building and Housing Regulations, Title 8 (Subdivisions), Title 9 (Land Use Regulations), relevant design and performance standards, and other applicable requirements.

The adoption of the Focused General Plan Update will not directly or indirectly cause potential substantial adverse effects associated seismic activity, unstable geologic units or soils, expansive soils, disposal of wastewater, or impacts to paleontological resources. While the Focused General Plan Update will not change the potential for the urbanization of Oakley and the Planning Area as envisioned by the adopted General Plan, it will provide for the additional measures described above that augment the City's approach to ensuring that development and growth address

potential adverse impacts associated with geology and soils. Therefore, the Focused General Plan Update would have a **less than significant impact** on geology and soils.

### **Focused General Plan Update Policies and Actions that Address Geology and Soils**

#### Policies

- 8.1.2 (revised) *Require new development projects, planning projects, and infrastructure projects to assess geologic and seismic hazards, including groundshaking, liquefaction, landslides, erosion, expansive soils, and subsidence, and, when appropriate, to include measures to reduce risks to life and property. Approval of public and private development projects shall be contingent on geologic and engineering studies which: 1) define and delineate potentially hazardous geologic, seismic, and/or soils conditions, 2) recommend means of mitigating these adverse conditions; and 3) provide implementation of the mitigation measures.*
- 8.1.3 (new) *Enforce State seismic design guidelines and all relevant building codes to reduce the risk of damage associated with seismic activity.*
- 8.1.4 (new) *Require geotechnical investigations to be completed prior to approval of any essential facility, in order to ensure that these facilities are located to minimize exposure to geologic and seismic risks and are constructed in a way that mitigates site-specific seismic and/or geologic hazards and ensures the facility will be sited and designed to remain operable in the event of a disaster.*
- 8.1.8 (new) *Require new construction to mitigate the potential for geologic and seismic subsidence, through the development review process. Require structures intended for human occupancy to be adequately setback from active and potentially active faults in compliance with all applicable regulations, including the Alquist/Priolo Act.*
- 8.2.6 (new) *Ensure that any development activity that requires a grading permit does not impact adjacent properties, local creeks and storm drainage systems by designing and building the site to drain properly to minimize drainage issues and erosion.*

#### Actions

- 8.1.A. (new) *Continue to require preparation of geotechnical reports for proposed development projects, public projects, and all essential facilities. The reports should include, but not be limited to: evaluation of and recommendations to mitigate the effects of fault displacement, ground shaking, uncompacted fill, expansive soils, liquefaction, subsidence, and settlement. Recommendations from the report shall be incorporated into the development project to address seismic and geologic risks and to ensure the structural and operational integrity of essential facilities is maintained.*
- 8.1.B. (new) *Review development proposals to ensure compliance with the current State seismic design guidelines and applicable building codes.*

*VIII. GREENHOUSE GAS EMISSIONS – WOULD THE PROJECT:*

	<i>Potentially Significant Impact</i>	<i>Less Than Significant with Mitigation Incorporation</i>	<i>Less Than Significant Impact</i>	<i>No Impact</i>
a) Generate greenhouse gas emissions, either directly or indirectly, that may have a significant impact on the environment?			X	
b) Conflict with an applicable plan, policy or regulation adopted for the purpose of reducing the emissions of greenhouse gasses?			X	

*RESPONSES TO CHECKLIST QUESTIONS***Responses a), b):**

Greenhouse gases (GHGs) are those gases that trap heat in the atmosphere. GHGs are emitted by natural and industrial processes, and the accumulation of GHGs in the atmosphere regulates the earth's temperature. GHGs that are regulated by the State and/or EPA are carbon dioxide (CO<sub>2</sub>), methane (CH<sub>4</sub>), hydrofluorocarbons (HFCs), perfluorocarbons (PFCs), sulfur hexafluoride (SF<sub>6</sub>) and nitrous oxide (NO<sub>2</sub>). CO<sub>2</sub> emissions are largely from fossil fuel combustion. Sources of GHG emissions include area sources, mobile sources or vehicles, utilities (electricity and natural gas), water usage, wastewater generation, and the generation of solid waste. Agriculture is also a major source of both methane and NO<sub>2</sub>, with additional methane coming primarily from landfills. Most HFC emissions come from refrigerants, solvents, propellant agents and industrial processes, and persist in the atmosphere for longer periods of time and have greater effects at lower concentrations compared to CO<sub>2</sub>. The adverse impacts of global warming include impacts to air quality, water supply, ecosystem balance, sea level rise (flooding), fire hazards, and an increase in health-related problems. The common unit of measurement for GHG is expressed in terms of annual metric tons of CO<sub>2</sub> equivalents (MTCO<sub>2e</sub>/yr).

Emissions of GHGs contributing to global climate change are attributable in large part to human activities associated with the industrial/manufacturing, utility, transportation, residential, and agricultural sectors. Therefore, the cumulative global emissions of GHGs contributing to global climate change can be attributed to every nation, region, and city, and virtually every individual on Earth. A project's GHG emissions are at a micro-scale relative to global emissions, but could result in a cumulatively considerable incremental contribution to a significant cumulative macro-scale impact. Growth accommodated under the City's General Plan would contribute to increases of GHG emissions that are associated with global climate change. Estimated GHG emissions attributable to future development would be primarily associated with increases of CO<sub>2</sub> and other GHG pollutants, such as methane (CH<sub>4</sub>) and nitrous oxide (N<sub>2</sub>O), from mobile sources and utility usage.

The California Air Resources Board (CARB) 2017 Scoping Plan establishes GHG emissions targets, which were developed to ensure consistency with State law as established by Assembly Bill (AB) 32, Senate Bill (SB) 32, and Executive Order S-03-05. These laws established a statewide reduction in GHG emissions to 15% below 1990 levels by 2020 (under AB 32), a 40% below 1990 levels by 2030 (under SB 32), and 80% below 1990 levels by 2050 (under AB 32 and consistent with Executive Order S-03-05).

As described below, implementation of the Focused General Plan Update would not result in any increase in the residential and non-residential growth potential envisioned for the General Plan. This section reviews the vehicle miles traveled (VMT) analysis performed for the General Plan (see Section XVII) and changes to the General Plan envisioned by the Focused General Plan Update that address GHG emissions and climate adaptation.

As part of the Focused General Plan Update, the Climate Adaption White Paper (City of Oakley, October 2019) was prepared to provide an overview of the regulatory framework, including federal, state, regional, and local regulations and planning efforts, an assessment climate change impacts on the Oakley, and a discussion of how to address the community's priorities and concerns on climate change, including reduction of greenhouse gas emissions and adapting to forecasted climate conditions and effects. The City prepared Greenhouse Gas Emissions Inventories for 2005 and 2010 that address primary sources and levels of GHG emissions for municipal operations and on a citywide basis. The City's Strategic Energy Plan, completed in 2015, provides goals, programs, and projects, to assist the City with meeting its vision for reducing energy consumption and greenhouse gas emissions. The primary purpose of the Plan is to help Oakley become a more energy-efficient economy and to move toward a more sustainable future.

As described in the Climate Adaption White Paper, projected impacts of climate change in Oakley include, but are not limited to, sea level rise that would increase areas that may flood, including increases in the 100-year floodplain, increased extreme precipitation events, more days of extreme heat over longer periods.

The Focused General Plan Update updates existing condition information in the General Plan document and provides goals, policies, and programs to address the requirements of State law, including environmental justice, circulation and mobility, and safety, including climate adaptation. The Focused General Plan Update also updates the General Plan policies and actions to reflect current conditions and best practices related to each element. The Focused General Plan Update does not increase residential densities or intensities, although it does rename the residential land use designations. The Focused General Plan Update does not identify new areas for urbanization or non-residential development. The updated growth projections, which have been revised to reflect existing conditions and approved projects, remain below the projections associated with the adopted General Plan for increases in residential units and non-residential (employment) growth.

Future development projects will result in short-term GHG emissions associated with construction activities and long-term, continuous GHG emissions from mobile, area, and operational sources. Mobile sources, including vehicle trips to and from development projects, will result primarily in emissions of CO<sub>2</sub>, with minor emissions of CH<sub>4</sub> and N<sub>2</sub>O. The most significant GHG emission from natural gas usage will be methane. Electricity usage by future development and indirect usage of electricity for water and wastewater conveyance will result primarily in emissions of carbon dioxide. Disposal of solid waste will result in emissions of methane from the decomposition of waste at landfills coupled with CO<sub>2</sub> emission from the handling and transport of solid waste. These sources combine to define the long-term greenhouse gas inventory for typical development projects.

The Focused General Plan Update does not contain goals, policies or programs or other changes that encourage the intensification of development or changes to planned development patterns that would result in GHG emissions impacts. Additionally, the Focused General Plan Update does not remove environmental protections or mitigation related to GHG emissions and does not



identify any changes to programs or policies that would adversely affect GHG emissions. Rather, the Focused General Plan strengthens the City's approach to addressing climate and GHG emissions impacts.

As shown in Table 2 in the Project Description, buildout of the City's existing General Plan would result in approximately 21,409 dwelling units, 70,803 persons, and 35,179 employees. With implementation of the Focused General Plan Update, the City is estimated to grow to a total population of 70,060 persons (21,193 dwelling units) and 23,800 employees.

According to the CARB's 2017 Climate Change Scoping Plan, the transportation sector remains the largest source of GHG emissions in the State, accounting for 37% of the inventory (CARB, 2017). A typical passenger vehicle emits approximately 4.6 metric tons of CO<sub>2</sub> per year (U.S. EPA, 2018). This number can vary based on a vehicle's fuel, fuel economy, and the number of miles driven per year. As shown in Table 3, forecasted VMT per capita and per employee would decrease compared to existing conditions with implementation of the Focused General Plan Update. Further, as discussed in Section XVII, Transportation, forecasted VMT associated with the Focused General Plan Update will be below VMT thresholds of significance.

**Table 3: City of Oakley - Vehicle Miles Traveled (VMT) Analysis**

	RESIDENTIAL	EMPLOYMENT
	VMT Per Capita	VMT Per Employee
EXISTING CONDITIONS		
2020 CCTA Model Estimate	26.76	9.38
SIGNIFICANCE THRESHOLDS		
	<b>22.75<sup>1</sup></b>	<b>11.97<sup>2</sup></b>
CUMULATIVE PLUS PROJECT CONDITIONS		
2040 CCTA Model with Buildout of General Plan	22.49	9.69
<b>Impact Findings</b>	<b>Less than Significant</b>	<b>Less than Significant</b>

SOURCE: TJKM, 2021

<sup>1</sup>VMT PER CAPITA IMPACT THRESHOLD IS 85 PERCENT OF EXISTING OAKLEY RATE OF 26.76 MILES PER CAPITA. OPR GUIDELINES SPECIFY THAT THE VMT PER CAPITA IMPACT THRESHOLD MAY BE BASED ON A CITYWIDE RATE.

<sup>2</sup>VMT PER EMPLOYEE IMPACT THRESHOLD IS 85 PERCENT OF EXISTING CONTRA COSTA COUNTY RATE OF 14.08 MILES PER EMPLOYEE. OPR GUIDELINES SPECIFY THAT THE VMT PER EMPLOYEE IMPACT THRESHOLD SHOULD BE BASED ON A REGIONAL RATE, SUCH AS THE COUNTYWIDE RATE.

In addition, the Focused General Plan Update will not conflict with the implementation of regional transportation-related GHG targets outlined in the Association of Bay Area Governments (ABAG) Plan Bay Area 2040 because the modifications contained in the Focused General Plan Update, and the corresponding reduction in vehicle miles traveled result in lower emissions than those forecasted in the Plan Bay Area 2040. Additionally, the proposed General Plan would not conflict with any of the other provisions of the Scoping Plan or applicable regulations related to GHG reductions because the Focused General Plan Update includes a comprehensive approach to expanding transit access, increasing mobility options, promoting a compact pedestrian-oriented urban development pattern, and focuses new development to infill sites at densities higher than those allowed by the existing General Plan, as described below. All of these comprehensive policy approaches serve to support regional and statewide efforts to reduce GHG emissions, including

CARB's Scoping Plan and ABAG's Plan Bay Area 2040 through energy efficiency, green building, recycling/waste, and water conservation.

The Focused General Plan Update has been prepared with numerous policies and actions that would reduce GHG emissions. The Land Use Element, Circulation Element, the Open Space and Conservation Element, and Community Health and Safety Element include new and revised policies and actions to comply with applicable GHG regulations and plans, decrease vehicle use and associated GHG emissions, and encourage efficient practices that reduce GHG emissions associated with energy and utility use.

Crucially, the Focused General Plan Update includes Policy 6.2.4 and Action 6.2.B, which require the City to adopt a Climate Action Plan that complies with State GHG reduction targets, which would ensure the City's GHG reduction efforts align with Statewide reduction targets. Policy 6.2.4 also provides for the City's implementation of the Strategic Energy Plan, including ways to reduce energy use (and associated GHG emissions) for City facilities and improve energy performance for new construction and major renovations, and to engage the community to increase awareness and reduce energy use. Policies 6.2.1 and 6.2.8 support comprehensive and sustainable land use planning through land use, transportation, and energy planning. Policy 6.2.2 provides for coordination with BAAQMD, the Association of Bay Area Governments (ABAG), and the California Air Resources Board to implement applicable plans, programs, and measures to address GHG emissions, air quality, land use, transportation, and climate change impacts and to encourage energy-efficient measures in City operations and facilities. Policies 6.2.5, 6.2.6, 6.2.7, and 3.7.12 and Actions 6.2.B, 6.2.C, 6.2.D, and 6.2.E encourage measures that reduce GHG emissions, including from development and from motor vehicle use, which would also result in decreased fuel and energy use, reducing associated GHG emissions. Actions 6.2.F and 6.2.G addresses encouraging and increasing alternative energy production. Policies 2.2.6, 2.2.7, 2.6.7, 2.8.5, 2.10.9, 2.10.11, and 7.1.2 and Actions 2.9.D, 6.2.A, and 6.6.B encourage a mix of land uses and ensure connectivity within development and between land uses (e.g., connections between residential neighborhoods and shopping, services, parks, and recreation uses) to support well-connected, safe, and equitable pedestrian, bicycle, and transit modes of travel and decrease motor vehicle travel and associated GHG emissions. Policies 2.9.7, 2.9.8, and 2.9.9 and Actions 2.9.D and 6.2.A encourage sustainable and energy-efficient development, which would reduce GHG emissions. Policies 2.8.3, 2.10.1, 3.1.1, 3.1.3, 3.1.8, 3.2.3, 3.2.4, 3.3.1, 3.3.3, 3.3.4, 3.3.5, 3.4.3, 3.5.2, and 3.5.4 and Actions 3.1.D, 3.2.B, 3.2.D, and 3.5.G provide for design of and improvements to the circulation system to support complete streets and traffic safety, accommodate and encourage pedestrian and bicycle trips, encourage transit use to reduce vehicle trips, and evaluate projects and the transportation system to encourage measures to emphasize efficient movement of people and goods and reduce vehicle miles traveled and associated GHG emissions. These new and revised policies and actions are listed below.

The Focused General Plan Update does not provide entitlements to any specific land use or development projects and does not include any specific infrastructure improvements or other capital improvement projects. Future development would continue to be consistent with the urbanization patterns, development types, and intensities envisioned by the adopted General Plan and no new areas are identified for development or urbanization. Therefore, the Focused General Plan Update would not result in growth beyond that currently allowed and would not result in new or increased air quality impacts. Future actions under the Focused General Plan Update, including consideration of new development, revisions to the Zoning Ordinance, and future development proposals and infrastructure plans would be addressed pursuant to California Environmental Quality Act when project-specific details are available to ensure that

significant GHG impacts do not occur. Additionally, those developments and projects will be reviewed to ensure that they are in compliance with the General Plan, including the Land Use Element, Circulation Element, and Open Space and Conservation Element, applicable Municipal Code sections, including Title 9 (Land Use Regulations), relevant design and performance standards, and applicable BAAQMD requirements.

The adoption of the Focused General Plan Update would reduce VMT in comparison to existing conditions and would ensure that the City's GHG reduction efforts meet State requirements. Further, the Focused General Plan Update will not conflict with or obstruct implementation of applicable GHG plans and requirements, including State laws and executive orders and BAAQMD plans and rules. While the Focused General Plan Update will not change the potential for the urbanization of Oakley and the Planning Area as envisioned by the adopted General Plan, it will provide for the additional measures described above to ensure that development and growth address GHG emissions impacts, through sustainable land use, circulation, and conservation planning practices, and do not conflict with applicable plans and regulations. Therefore, the Focused General Plan Update would **have a less than significant impact** associated with GHG emissions.

### **Focused General Plan Update Policies and Actions that Address Greenhouse Gas Emissions**

#### Policies

- 2.2.6 (new) *Encourage residential development to occur in a balanced and efficient pattern that reduces sprawl, preserves open space, and creates convenient connections to other land uses.*
- 2.2.7 (new) *Encourage new neighborhoods to include a variety of housing types and a mix and distribution of land uses, including schools, parks, shopping, restaurants, and services, that reduce auto trips and support walking, biking, and transit use.*
- 2.6.5 (new) *Require development projects to provide adequate and appropriately located land, easements, or other accommodation for recreational uses, including neighborhood parks, existing and planned trails, and connections to existing or planned trails and other recreational resources as set forth in the Open Space and Conservation Element.*
- 2.6.7 (new) *Site new park and recreation facilities where they will be accessible by the city's pedestrian and bicycle network and in close proximity to medium and higher density residential uses, where appropriate.*
- 2.8.3 (revised) *Continue to place substantial emphasis on the aesthetic improvement of the downtown area. This includes the following concepts and considerations:*
- (A) *Pedestrian-oriented design that features pedestrian-scape development, sufficiently wide sidewalks to support pedestrian circulation and café seating, compact block lengths and highly visible street crossings, and pedestrian amenities;*
  - (B) *Street trees to shade the sidewalks and to provide a physical separation between the street and the pedestrian sidewalks;*
  - (C) *Off-street parking consistent with the Downtown Specific Plan.*
- 2.8.5 (new) *Commercial development should be designed to:*

- (A) *Provide opportunities for interaction between patrons and pedestrians. Examples include storefront display windows, sidewalk cafes and exterior seating, and pedestrian-scale signage; and*
- (B) *Be clustered so as to provide a destination for shoppers and to limit vehicular trips.*
- 2.9.7 (new) *Encourage projects to incorporate sustainable design and energy-efficient concepts, including but not limited to natural heating and/or cooling, sun and wind exposure and orientation, and other solar energy opportunities.*
- 2.9.8 (new) *Encourage architectural elements that contribute to a building's character, aid in climate control, and enhance pedestrian scale. The elements include, but are not limited to canopies, roof overhangs, projections or recessions of stories, balconies, reveals, and awnings.*
- 2.9.9 (new) *Encourage the expansion of the city's urban forest canopy, comprising street trees and trees located on private property and in open spaces. Emphasize the importance of placing trees in locations with significant hardscaping, such as parking areas.*
- 2.10.1 (new) *Support a complete streets approach to designing new streets and retrofitting existing streets by encourage streets to provide stimulating settings; improve walkability, bicycling, and transit integration; strengthen connectivity; and enhance community identity through improvements to the public right-of-way such as sidewalks, street trees, parkways, curbs, street lighting, and street furniture.*
- 2.10.9 (new) *Require the pedestrian and bicycle system within a neighborhood, district, center, or project to provide efficient access to neighborhood and/or district centers and other key locations, and to connect with other pedestrian and bikeways in adjacent neighborhoods, and ultimately, to the citywide pedestrian and bikeway trail system.*
- 2.10.11 (new) *Increase neighborhood connectivity in new development by providing access across natural barriers (e.g., creeks) and man-made barriers (e.g., freeways) to the greatest extent feasible.*
- 3.1.1 (new) *Provide a citywide network of complete streets that meet the needs of all users, including bicyclists, children, persons with disabilities, motorists, movers of commercial goods, pedestrians, public transportation and seniors.*
- 3.1.2 (new) *Design streets in a manner consistent with the design recommendations described in the National Association of City Transportation Officials (NACTO) Complete Street Guide.*
- 3.1.3 (new) *Evaluate transportation performance with performance measures that emphasize the efficient movement of people and reduce rates of vehicle miles traveled (VMT).*
- 3.1.8 (revised) *Encourage a multi-modal circulation system that supports non-automobile travel. Incorporate universal design techniques to accommodate pedestrians of all ages and abilities. Ensure compliance with the ADA.*
- 3.2.3 (revised) *Continue to improve and expand bicycle and pedestrian facilities to ensure a safe and convenient a bicycle and pedestrian system that provides connections throughout Oakley and with neighboring areas, and is accessible to all users, including residents, recreational, and commuter users.*

- 3.2.4 (revised) *Design roadway facilities to accommodate bicycle and pedestrian traffic. Include Class I, II, III, or IV bicycle facilities as appropriate. Through the Design Review process, provide sidewalks on all roads, except in cases where very low pedestrian volumes and/or safety considerations preclude sidewalks. Reduce pedestrian crossing distances and pedestrian wait time to the extent feasible.*
- 3.3.1 (revised) *Design new roadways and facilities to accommodate public transit. Support right-of-way design and amenities consistent with local transit goals to make it easier to get to transit services and improve transit as a viable alternative to driving.*
- 3.3.3 (revised) *Encourage transit providers to improve transit routes, frequency, and level of service to help reduce vehicle miles traveled (VMT) and adequately serve the mobility needs of Oakley residents, including those dependent on public transit.*
- 3.3.4 (new) *Support extension of BART service to Oakley.*
- 3.3.5 (new) *Provide measures to reduce delay to transit vehicles on transit corridors, such as queue-jump lanes and/or bus signal prioritization, where feasible.*
- 3.4.3 (revised) *Provide adequate capacity on collector and arterial streets to accommodate travel at appropriate speeds within the City.*
- 3.5.2 (revised) *Design a roadway system that maximizes safety for all users and results in safe speeds on city streets.*
- 3.5.4 (new) *Incorporate mountable medians, shoulders to bypass queued vehicles, emergency signal preemption, and other features to improve emergency response times as appropriate and feasible on new roadways and on existing roadways.*
- 6.2.1 (new) *Support the principles of reducing air pollutants and greenhouse gas emissions through comprehensive and sustainable land use, transportation, and energy planning and addressing opportunities to decrease emissions associated with local government operations.*
- 6.2.2 (new) *Coordinate with the BAAQMD, the Association of Bay Area Governments (ABAG), and the California Air Resources Board (State Air Board), and other agencies to develop and implement regional and county plans, programs, and mitigation measures that address cross-jurisdictional and regional air quality impacts, including land use, transportation, and climate change impacts, and incorporate the relevant provisions of those plans into City planning and project review procedures. Also cooperate with BAAQMD, ABAG, and State Air Board in:*
- (K) Enforcing the provisions of the California and Federal Clean Air Acts, state and regional policies, and established standards for air quality.*
  - (L) Identifying baseline air pollutant and greenhouse gas emissions.*
  - (M) Encouraging energy-efficiency measures in City operations and facilities and use of low-carbon or clean fuels for city vehicle fleets, when feasible.*
- 6.2.4 (new) *Implement the Strategic Energy Plan to reduce GHG emissions, including identifying ways to reduce energy use for existing City facilities, improving energy performance for new construction and major renovations, developing fiscal and economic criteria for implementation of energy reduction plans, reducing greenhouse gas emissions through adopting a Climate Action Plan, and engaging the community to increase awareness and reduce energy use.*

- 6.2.5 (new) *Promote a sustainable economy that encourages businesses to operate in an environmentally sound and community-friendly manner and that attracts and retains business sectors that support clean and sustainable technologies, including fuels, vehicles, equipment, goods, and services.*
- 6.2.6 (new) *Encourage transportation modes that minimize contaminant and greenhouse gas emissions from motor vehicle use.*
- 6.2.7 (revised) *Encourage and support for infill, mixed use, and higher density development, where appropriate, in order to reduce GHG emissions associated with vehicle travel.*
- 6.2.8 (new) *Participate, when appropriate, in local and regional efforts to identify cost-effective programs that may assist the Oakley community in reducing greenhouse gas emissions through energy-efficiency, alternative fuels, and other mitigation approaches. Such programs may include East Bay Energy Watch Strategic Energy Planning, Bay Area Regional Energy Network (BayREN) and Energy Upgrade California.*
- 7.1.2 (new) *Update the City of Oakley Parks, Trails, and Recreation Master Plan as needed to ensure that the City:*
- ❖ *Distributes public parks in Oakley to provide adequate community-wide facilities while emphasizing neighborhood recreation within walking distance of most residents, recognizing that different kinds of public parks and recreation facilities are required to serve a range of needs and that greenways and trails also constitute important ways in which residents use open space.*
  - ❖ *Offers a wide variety of indoor and outdoor recreational facilities and opportunities in proximity to all residents of the City, enabling residents to participate in activities that will enhance the quality of life in the community.*
  - ❖ *Provides an equitable distribution of park and recreation facilities, prioritizing locations in neighborhoods that are underserved, neglected, or disadvantaged.*
  - ❖ *Ensures adequate accessible parks and recreation facilities, amenities, and programs for use by seniors, disabled residents, and disadvantaged residents that at parks and public spaces.*
  - ❖ *Provides appropriate parks and recreation facilities, amenities, and programs oriented toward youth and families at parks and public spaces. Maintain and improve existing parks and develop new neighborhood and community parks in new residential neighborhoods as growth occurs.*
  - ❖ *Maintains and improves existing parks and develops new neighborhood and community parks in new residential neighborhoods as growth occurs.*

### Actions

- 2.9.D. (new) *As part of the development review process, encourage projects to incorporate sustainable elements, such as passive solar design, energy-efficient features, water conservation measures, street trees, electric vehicle charging stations, and low impact development features to the extent feasible.*
- 3.1.D. (revised) *Implement circulation improvements required to mitigate the effects of growth and to maintain the Level of Service standard. Prioritize mobility improvement projects*

*based on multi-modal travel volume, traffic safety, pedestrian and bicyclist safety, availability of funding, impact on VMT, and other measures of need as appropriate.*

- 3.2.B (revised) Develop a comprehensive Bicycle and Pedestrian Master Plan, including design standards for bicycle and pedestrian facilities, evaluation of current bicycle promotion programs, analysis of bicycle and pedestrian accidents, and a capital improvement program to ensure adequate maintenance of bicycle and pedestrian facilities and that new and expanded bicycle and pedestrian facilities are equitably distributed across, and accessible to, all segments of the community. Develop a strategic approach to pursuing state and federal funding for bicycle and pedestrian improvement projects, working closely with neighboring jurisdictions.*
- 3.2.D (revised) Actively participate in the adoption and implementation of the Contra Costa Countywide Bicycle and Pedestrian Plan.*
- 3.5.G. (new) Consider adoption of a Vision Zero Action Plan (or strategy) that prioritizes a systems-based approach to preventing traffic fatalities, focusing on the built environment, systems, and policies that influence behavior as well as messaging that emphasizes that these traffic losses are preventable.*
- 6.2.A. (revised) Minimize impacts of new development by reviewing development proposals for potential air quality impacts, including toxic and hazardous emissions, and climate change impacts pursuant to CEQA and the BAAQMD California Environmental Quality Act Air Quality Guidelines. Apply land use and transportation planning techniques and require adequate, appropriate, and cost-effective mitigation measures to reduce significant and potentially significant air quality, climate change, and greenhouse gas impacts. This includes, but is not limited to, the following:*
- (A) Identifying sources of toxic air emissions and ensuring adequate and appropriate buffering (e.g., setbacks, landscaping, non-sensitive uses) between sensitive air pollution receptors and significant sources of air pollution, including toxic air contaminants;*
  - (B) Incorporation of public transit stops;*
  - (C) Pedestrian and bicycle linkage to commercial centers, employment centers, schools, and parks;*
  - (D) Preferential parking for carpools and van pools;*
  - (E) Traffic flow improvements;*
  - (F) Employer trip reduction programs;*
  - (G) Use of site design, building orientation, and landscaping to provide solar access, passive cooling, and protection from wind and rain;*
  - (H) Use of energy-efficient and water-conserving systems in excess of Title 24 requirements;*
  - (I) Use of alternative or clean energy sources; and*
  - (J) Use of best available and economically feasible control technology for stationary sources.*

- 6.2.B. (new) *Adopt and implement a Climate Action Plan that complies with State greenhouse gas reduction targets.*
- 6.2.C. (new) *Update the Oakley Community-Wide and Local Government Operations GHG Emissions Inventory regularly to ensure the City is reducing emissions consistent with State greenhouse gas reduction targets.*
- 6.2.D. (new) *Consider opportunities to enhance existing water efficiency and conservation measures, as feasible, and continue to support programs that encourage recycled water use and water efficiency in order to reduce energy and GHGs associated with water use.*
- 6.2.E. (new) *Provide education and outreach highlighting the benefits of energy conservation to the community and encourage residents and businesses to utilize available PG&E, BAAQMD, and other programs to retrofit structures and upgrade appliances and equipment to reduce emissions.*
- 6.2.F. (new) *Explore methods to increase alternative energy production and consider establishing City-wide measurable goals for alternative energy.*
- 6.2.G. (new) *Where appropriate, remove regulatory or procedural barriers to producing renewable energy in the City of Oakley Municipal Code.*
- 6.2.H. (new) *Consider opportunities to reduce urban heat islands through vegetation management and cool/higher-albedo surfaces.*



**IX. HAZARDS AND HAZARDOUS MATERIALS -- WOULD THE PROJECT:**

	<i>Potentially Significant Impact</i>	<i>Less Than Significant with Mitigation Incorporation</i>	<i>Less Than Significant Impact</i>	<i>No Impact</i>
a) Create a significant hazard to the public or the environment through the routine transport, use, or disposal of hazardous materials?			X	
b) Create a significant hazard to the public or the environment through reasonably foreseeable upset and accident conditions involving the release of hazardous materials into the environment?			X	
c) Emit hazardous emissions or handle hazardous or acutely hazardous materials, substances, or waste within one-quarter mile of an existing or proposed school?			X	
d) Be located on a site which is included on a list of hazardous materials sites compiled pursuant to Government Code Section 65962.5 and, as a result, would it create a significant hazard to the public or the environment?			X	
e) For a project located within an airport land use plan or, where such a plan has not been adopted, within two miles of a public airport or public use airport, would the project result in a safety hazard or excessive noise for people residing or working in the project area?			X	
f) Impair implementation of or physically interfere with an adopted emergency response plan or emergency evacuation plan?			X	
g) Expose people or structures to a significant risk of loss, injury or death involving wildland fires, including where wildlands are adjacent to urbanized areas or where residences are intermixed with wildlands?			X	

**RESPONSES TO CHECKLIST QUESTIONS****Responses a), b), c), d), e), f), g):**

A hazardous material is a substance or combination of substances which, because of its quantity, concentration, or physical, chemical, or infectious characteristics, may either (1) cause or significantly contribute to an increase in mortality or an increase in serious, irreversible, or incapacitating irreversible illness; or (2) pose a substantial present or potential hazard to human health and safety, or the environment when improperly treated, stored, transported, or disposed of. (22 CCR 5 662.60.10.) Hazardous waste is the subset of hazardous materials that has been abandoned, discarded, or recycled and is not properly contained, including contaminated soil or groundwater with concentrations of chemicals, infectious agents, or toxic elements sufficiently high to increase human mortality or to destroy the ecological environment. If a hazardous

material is spilled and cannot be effectively picked up and used as a product, it is considered to be hazardous waste.

The interface of the natural and manmade environments creates potential safety hazards associated with avalanches, landslides, earthquakes, floods, and wildfires. Other potential safety hazards, such as transportation of hazardous materials, arise from the potential for accidents during the transport of goods and people. Each of these hazards has particular characteristics that affect the future development of the City. Some of these safety hazards can be minimized with emergency planning, while other hazards are reduced by development standards and land use planning.

The Focused General Plan Update updates existing condition information in the General Plan document and provides goals, policies, and programs to address the requirements of State law, including environmental justice, circulation and mobility, and safety, including climate adaptation. The Focused General Plan Update also updates the General Plan policies and actions to reflect current conditions and best practices related to each element. The Focused General Plan Update does not increase residential densities or intensities, although it does rename the residential land use designations. The Focused General Plan Update does not identify new areas for urbanization or non-residential development. The updated growth projections, which have been revised to reflect existing conditions and approved projects, remain below the projections associated with the adopted General Plan for increases in residential units and non-residential (employment) growth.

The Focused General Plan Update does not contain goals, policies or programs or other changes that encourage the intensification of development or changes to planned development patterns or types that would result in hazards and hazardous materials impacts. Additionally, the Focused General Plan Update does not remove environmental protections or mitigation related to hazards and hazardous materials and does not identify any changes to programs or policies that would result in increased or new hazards. Rather, the Focused General Plan strengthens the City's approach to addressing a range of impacts, including those associated with hazards and hazardous materials, by providing additional policy guidance and actions.

The Land Use Element and Community Health and Safety Element include new and revised policies and actions to comply with applicable air quality regulations and plans, decrease vehicle use and associated emissions, and encourage efficient practices that reduce emissions associated with energy production. Policy 2.8.4 ensures that non-residential development is compatible with adjacent uses. Policy 8.3.3 and Action 8.3.C ensure that development projects are review for the production, use, storage, transport, and disposal of hazardous materials and provide for appropriate controls on such activities. Policy 8.3.4 addresses potential risks associated with facilities that handle hazardous materials. Policy 8.3.6 ensures coordination with the East Contra Costa Fire Protection District to ensure that businesses that handle hazardous materials file the appropriate documentation. Policies 8.4.3, 8.4.4, 8.4.5, 8.4.6, and 8.4.7 and Actions 8.4.B, 8.4.C, 8.5.A ensure coordination with appropriate agencies in responding to potential hazards, including emergency response, evacuation, and public safety coordination, and provide for the education and awareness of community members regarding disaster response procedures. These new and revised policies and actions are listed below.

The Focused General Plan Update does not provide entitlements to any specific land use or development projects and does not include any specific infrastructure improvements or other capital improvement projects. Future development would continue to be consistent with the urbanization patterns, development types, and intensities envisioned by the adopted General

Plan and no new areas are identified for development or urbanization. Therefore, the Focused General Plan Update would not result in growth beyond that currently allowed and would not result in new or increased impacts associated with hazards and hazardous materials. Future actions under the Focused General Plan Update, including consideration of new development, revisions to the Zoning Ordinance, and future development proposals and infrastructure plans would be addressed pursuant to California Environmental Quality Act when project-specific details are available to ensure that significant hazards and hazardous materials impacts do not occur. Additionally, those developments and projects will be reviewed to ensure that they are in compliance with the General Plan, including the Land Use Element and the Open Space and Conservation Element, applicable Municipal Code sections, including Title 9 (Land Use Regulations), relevant design and performance standards, and applicable requirements.

While the Focused General Plan Update will not change the potential for the urbanization of Oakley and the Planning Area as envisioned by the adopted General Plan, it will provide for the additional measures described above to ensure that development and growth addresses potentially significant impacts associated with hazards and hazardous materials.

Future development of projects will be subject to both local and regional hazard and hazardous materials regulation and will also be required to meet all adopted local and State Fire Safety Standards. All potential hazards associated with a site-specific development project will be analyzed and addressed at the time when an application with specific project details is submitted. Therefore, the Focused General Plan Update would have a **less than significant impact** on hazards or hazardous materials.

### **Focused General Plan Update Policies and Actions that Address Hazards and Hazardous Materials**

#### Policies

- 2.8.4 (new) *Ensure that all commercial and other non-residential development is compatible with adjacent land uses, particularly residential uses, based upon the location and scale of buildings, lighting, and in conformance with the noise standards of the Community Health and Safety Element. When development is incompatible, require commercial uses to provide adequate buffers and/or architectural features to protect residential areas, developed or undeveloped, from intrusion of nonresidential activities that may degrade the quality of life in such residential areas.*
- 8.3.3 (new) *As part of the development review process, consider the potential for the production, use, storage, transport, and/or disposal of hazardous materials and provide for appropriate controls on such hazardous materials consistent with federal, state, and local standards.*
- 8.3.4 (new) *Use the environmental review process to comment on Hazardous Waste Transportation, Storage and Disposal Facilities proposed in the Planning Area and throughout the County to request a risk assessment and ensure that potentially significant, widespread, and long-term impacts on public health and safety of these facilities are identified and mitigated, as such impacts do not respect jurisdictional boundaries.*
- 8.3.6 (new) *Coordinate with the East Contra Costa Fire Protection District to ensure that businesses in Oakley that handle hazardous materials prepare and file a Hazardous*

*Materials Management Plan (HMMP), and Hazardous Materials Inventory Statement (HMIS). The HMMP and HMIS shall consist of general business information, basic information on the location, type, quantity, and health risks of hazardous materials, and emergency response and training plans.*

- 8.3.7 (new) *Require compliance with the Contra Costa County Hazardous Waste Management Program.*
- 8.4.1 (new) *Support local and regional disaster and emergency response planning and associated public education efforts, and look for opportunities to collaborate and share resources with other municipalities in the region.*
- 8.4.2 (new) *Ensure that new critical facilities in Oakley are located in areas that minimize exposure to potential natural hazards and are designed and equipped to remain operational in the event of a disaster.*
- 8.4.3 (new) *Encourage participation in Community Emergency Response Team (CERT) training. Encourage residents and community leaders to participate in disaster training programs, and as feasible, assist in neighborhood drills and safety exercises to increase participation and build community support.*
- 8.4.4 (new) *Encourage residents to register with the City and the Contra Costa County Sheriff's Community Emergency Notification Systems to ensure notification in the event of an emergency.*
- 8.4.5 (new) *Maintain effective mutual aid agreements for fire, medical response, and other functions as appropriate.*
- 8.4.6 (new) *Clearly communicate to the public the City's plans, procedures, and responsibilities in the event of a disaster or emergency.*
- 8.4.7 (new) *Provide efficient 911 services (emergency calls) to minimize incident response time, and promote the use/availability of non-emergency phone line information for routine non-emergency calls as a means to improve service and maintain the effectiveness of the 911 system.*
- 8.5.6 (new) *Prioritize improvements and actions that would protect vulnerable populations (e.g., elderly communities, low-income areas), essential facilities, and vital infrastructure, from damage or lack of access due to flooding from sea level rise.*

#### Actions

- 8.3.C (new) *As part of the development review process, address hazardous materials impacts, including but not limited to, storage of and contamination by petroleum and chemical materials; gas, crude oil, and refined petroleum pipe leaks; chemicals associated with agricultural uses.*
- 8.4.B. (revised) *Review and revise as necessary the Emergency Preparedness/Emergency Action Plan.*
- 8.4.C. (new) *Prepare and periodically update a public information map that identifies shelter facilities and potential evacuation routes and make available to the general public on the City's website.*
- 8.4.D. (new) *Conduct regular emergency response training exercises and or participate in regional exercises to ensure that City staff members, local leaders, and emergency*

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*response personnel are adequately trained and prepared for emergency situations. Critical facilities within Oakley should also be annually assessed to ensure they are properly supplied.*

- 8.5.A. (new) *Regularly update the City's Emergency Operations Plan, as required by state and federal laws, and ensure that the plan addresses emergency situations, such as flooding, wildfires, and extreme temperature days, that may result from the changing climate.*

*X. HYDROLOGY AND WATER QUALITY -- Would the project:*

	POTENTIALLY SIGNIFICANT IMPACT	LESS THAN SIGNIFICANT WITH MITIGATION INCORPORATION	LESS THAN SIGNIFICANT IMPACT	NO IMPACT
a) Violate any water quality standards or waste discharge requirements or otherwise substantially degrade surface or ground water quality?			X	
b) Substantially deplete decrease groundwater supplies or interfere substantially with groundwater recharge such that the project may impede sustainable groundwater management of the basin?			X	
c) 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:				
(i) result in substantial erosion or siltation on- or off-site;			X	
(ii) substantially increase the rate or amount of surface runoff in a manner which would result in flooding on- or offsite;			X	
(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			X	
(iv) impede or redirect flood flows?			X	
d) In flood hazard, tsunami, or seiche zones, risk release of pollutants due to project inundation?			X	
e) Conflict with or obstruct implementation of a water quality control plan or sustainable groundwater management plan?			X	

*RESPONSES TO CHECKLIST QUESTIONS***Responses a), b), c), d), e):**

Waterways through Oakley include the Contra Costa Canal, Marsh Creek, Dutch Slough, and East Antioch Creek (see Focused General Plan Update, Figure 6-3). The Contra Costa Canal runs east to west almost through the middle of the City. Marsh Creek runs south to north on the east side of the City and empties into the Delta. The Dutch Slough borders the northeast City boundary and the north and east boundary of the easternmost Sphere of Influence area with two fingers reaching south towards the Contra Costa Canal within Oakley. East Antioch Creek borders the southwest City boundary and empties into the Delta.

Substantial areas within the city are subject to flooding, especially areas along the coast and northeast of the Contra Costa Canal. According to the Federal Emergency Management Agency (FEMA), Marsh Creek, the majority of the City's shoreline areas, and areas of the East Cypress

Corridor Specific Plan area are within the 100-year floodplain (i.e., an area subject to flooding in a storm that is likely to occur once every 100 years). See Focused General Plan Update Figure 8-3: Flood Hazard Areas, for the location within the City and Planning Area of Flood Hazard Areas, as identified by Federal Emergency Management Agency National Flood Insurance Program maps.

The Focused General Plan Update updates existing condition information in the General Plan document and provides goals, policies, and programs to address the requirements of State law, including environmental justice, circulation and mobility, and safety, including climate adaptation. The Focused General Plan Update also updates the General Plan policies and actions to reflect current conditions and best practices related to each element. The Focused General Plan Update does not increase residential densities or intensities, although it does rename the residential land use designations. The Focused General Plan Update does not identify new areas for urbanization or non-residential development. The updated growth projections, which have been revised to reflect existing conditions and approved projects, remain below the projections associated with the adopted General Plan for increases in residential units and non-residential (employment) growth.

The Focused General Plan Update does not contain goals, policies or programs or other changes that encourage the intensification of development or changes to planned development patterns that would result in hydrology and water quality impacts. Additionally, the Focused General Plan Update does not remove environmental protections or mitigation related to hydrology and water quality and does not identify any changes to programs or policies that would adversely affect hydrological resources, drainage, flooding, or water quality. Rather, the Focused General Plan strengthens the City's approach to addressing potential hydrology, flooding, and water quality impacts.

The Land Use Element, the Open Space and Conservation Element, and Community Health and Safety Element include new and revised policies and actions to comply with applicable air quality regulations and plans, decrease vehicle use and associated emissions, and encourage efficient practices that reduce emissions associated with energy production. Policies 2.6.3, 2.8.8, and 6.6.1 and Actions 2.6.A and 8.5.F provide for the conservation, preservation, and enhancement of open space and natural features, including shorelines, wetlands, sloughs, and other water resources. Policies 8.2.1 and 8.2.2 and Action 8.2.A support local and regional planning efforts to address flood safety, floodplain management and dam safety. Policies 8.2.3, 8.2.4, 8.2.5, and 8.2.6 and Actions 2.9.D, 8.2.E, 8.5.C, 8.5.D, 8.5.E ensure that development and infrastructure projects, address potential flooding, including flooding associated with sea level rise, stormwater runoff, and water quality impacts. Policy 8.5.6 prioritizes improvements that protect vulnerable populations, essential facilities, and vital infrastructure from damage or lack of access due to flooding from sea level rise. Policies 8.2.8 and 8.5.4 and Actions 8.2.E and 8.2.G ensure that critical facilities and flood protection improvements are designed to be resilient and located or mitigated to address potential flooding issues, including those associated with sea level rise. Policy 8.2.8 encourages use of water detention facilities for groundwater recharge. These new and revised policies and actions are listed below.

The Focused General Plan Update does not provide entitlements to any specific land use or development projects and does not include any specific infrastructure improvements or other capital improvement projects. Future development would continue to be consistent with the urbanization patterns, development types, and intensities envisioned by the adopted General Plan and no new areas are identified for development or urbanization. Therefore, the Focused General Plan Update would not result in growth beyond that currently allowed and would not

result in new or increased impacts associated with hydrology and water quality. Future actions under the Focused General Plan Update, including consideration of new development, revisions to the Zoning Ordinance, and future development proposals and infrastructure plans would be addressed pursuant to California Environmental Quality Act when project-specific details are available to ensure that significant hydrology and water quality impacts do not occur. Additionally, those developments and projects will be reviewed to ensure that they are in compliance with the General Plan, including the Land Use Element and the Open Space and Conservation Element, applicable Municipal Code sections, including Title 6 (Public Works Regulations), Title 7 (Building and Housing Regulations), Title 8 (Subdivisions), and Title 9 (Land Use Regulations), relevant design and performance standards, and applicable requirements, including water quality standards.

The adoption of the Focused General Plan Update would not degrade surface or groundwater quality, substantially deplete or interfere with groundwater supplies, alter existing drainage patterns in a manner that would result in substantial erosion or siltation, result in flooding, exceed the capacity of the storm drainage system, result in polluted runoff, or impede flood flow, result in release of pollutants, or conflict with or obstruct implementation of a water quality control plan or groundwater management plan. While the Focused General Plan Update will not change the potential for the urbanization of Oakley and the Planning Area as envisioned by the adopted General Plan, it will provide for the additional measures described above that would augment the City's approach to addressing hydrological resources, mitigating the potential for flooding, providing for groundwater recharge, and addressing water quality. Therefore, the Focused General Plan Update would have **no impact** on hydrology and water quality.

## **Focused General Plan Update Policies and Actions that Address Hydrology and Water Quality**

### Policies

- 2.6.3 (new) *Preserve, enhance, and/or restore significant open space and/or existing natural habitat areas for ecological, educational, scenic, and recreational values.*
- 2.8.8 (new) *Recognize, enhance, and preserve, where possible, natural features and ecosystems, open space, and agricultural areas, and protect cultural and historic resources.*
- 4.8.11 (revised) *Coordinate with the DWD Groundwater Sustainability Agency to identify, monitor, and address land uses and activities that could result in contamination of groundwater supplies to minimize the risk of such contamination.*
- 6.6.1 (new) *Conserve open space, including natural and sensitive habitats, waterways, shorelines, wetlands, sloughs, agricultural lands, scenic areas, and cultural, tribal, and historic resources, for long-term preservation, where appropriate and feasible, as well as for active and passive conservation activities, including agricultural and appropriate recreational uses. Conversion of open space to developed residential, commercial, industrial, or other similar types of uses, shall be strongly discouraged.*
- 8.2.1 (new) *Support and participate in planning efforts undertaken at the local, regional, State, and Federal levels to improve flood management facilities and dam safety throughout Contra Costa County.*
- 8.2.2 (revised) *Maintain and periodically update, City flood safety plans, floodplain management ordinances, zoning ordinance, building codes and other related sections of the Municipal Code to reflect Safety Element goals, policies and standards, applicable*



*Federal and State law, and National Flood Insurance Program requirements. Require applications for development at urban or suburban densities in 100-year floodplain areas, and/or other flood-prone areas where there is a serious risk to life and property (see Figure 8-3) to demonstrate appropriate solutions or be denied.*

- 8.2.3 (new) *Consider the risks of flooding and rising sea levels in the planning and environmental review of new development projects by requiring all development projects that require a building permit to demonstrate how storm water runoff will be detained or retained on-site, treated, and/or conveyed to the nearest drainage facility as part of the development review process. Project applicants shall demonstrate that project implementation would not result in increases in the peak flow runoff to adjacent lands or drainage facilities that would exceed the design capacity of the drainage facility or result in an increased potential for off-site flooding. Ensure that adequate drainage and erosion control measures are provided during project construction.*
- 8.2.4 (new) *Ensure that construction activities and new development will not result in adverse impacts to existing properties and flood control and drainage structures.*
- 8.2.5 (new) *Unless otherwise mitigated, require new structures to be located outside of the 100-year floodplain. All new development within an identified Flood Hazard Area shall be built according to Federal Emergency Management Agency standards.*
- 8.2.6 (new) *Ensure that any development activity that requires a grading permit does not impact adjacent properties, local creeks and storm drainage systems by designing and building the site to drain properly to minimize drainage issues and erosion.*
- 8.2.8 (new) *Design flood protection improvements to include, where feasible, resiliency features, such as withstanding overtopping, compartmentalization of flood protection to reduce the extent of flooding in the event of a failure to reduce, and/or to incorporate riparian habitat conservation.*
- 8.2.9 (new) *Encourage and accommodate multipurpose flood control projects that incorporate recreation, resource conservation, preservation of natural riparian habitat, and scenic values of Oakley's drainages, creeks, and detention ponds. Where appropriate and feasible, the City shall encourage the use of water detention facilities for use as groundwater recharge facilities.*
- 8.5.3 (new) *Develop flood control and prevention measures to protect the City from rising waters due to climate change.*
- 8.5.4 (new) *To the extent feasible, locate essential facilities and vital infrastructure outside of areas anticipated to be significantly affected by sea level rise.*
- 8.5.5 (new) *Where essential facilities and infrastructure are located in areas anticipated to be significantly affected by sea level rise, develop measures to ensure that facilities remain accessible and undamaged during flood events.*
- 8.5.6 (new) *Prioritize improvements and actions that would protect vulnerable populations (e.g., elderly communities, low-income areas), essential facilities, and vital infrastructure, from damage or lack of access due to flooding from sea level rise.*

### Actions

- 2.6.A. (new) *Preserve, enhance, and restore selected existing natural habitat areas.*

- 2.9.D. (new) *As part of the development review process, encourage projects to incorporate sustainable elements, such as passive solar design, energy-efficient features, water conservation measures, street trees, electric vehicle charging stations, and low impact development features to the extent feasible.*
- 8.2.A. (new) *Continue to participate in the National Flood Insurance Program (NFIP), and consider future participation in the NFIP Community Rating System (CRS).*
- 8.2.E. (revised) *Through the environmental review process for development proposals and essential facilities, to prepare hydraulic and storm drainage studies to ensure that potential impacts, including on-site and downstream flood damage, subsidence, dam or levee failure, and potential inundation from tsunamis and seiches, and off-site net increases in stormwater resulting from the project, are adequately addressed. Impose appropriate mitigation measures (e.g., BMPs, flood proofing, levee protection, Delta reclamations, etc.) to protect development from adverse flooding impacts and to ensure that the structural and operational integrity of essential facilities is maintained during flooding.*
- 8.5.C. (new) *Provide developers with links to the CalAdapt and BCDC model data identifying sea level rise anticipated under potential climate change scenarios to ensure that all scenarios are considered in the design of future projects.*
- 8.5.D. (new) *Require new development projects located along the shoreline or in areas projected to be inundated under sea level rise scenarios to identify projected sea level rise levels in relation to proposed residences, buildings, and important infrastructure and to be designed to address sea level rise.*
- 8.5.E. (new) *Where new development or redevelopment projects are in areas projected to be substantially affected by increased sea levels or expanded 100-year flood areas, identify potential mitigation and adaptation measures prior to approval of development projects to address exposure to substantial flooding hazards during the useful life of structures.*
- 8.5.F. (new) *Monitor BCDC, Delta Stewardship Council, and other regional efforts to adapt to climate change and identify opportunities for participation in strategies and projects, including levees, seawalls, and other shoreline protection measures, to protect critical developed areas along the shoreline from flooding and by identifying opportunities to enhance natural resources, including preserving existing habitat, creek corridors, riparian areas, and the shoreline, reducing shoreline erosion, restoring habitat, and identifying areas where tidal wetlands can migrate landward.*
- 8.5.G. (new) *Maintain improvements and facilities designed to protect against flooding and sea level rise.*

*XI. LAND USE AND PLANNING - Would the project:*

	<i>Potentially Significant Impact</i>	<i>Less Than Significant with Mitigation Incorporation</i>	<i>Less Than Significant Impact</i>	<i>No Impact</i>
a) Physically divide an established community?				X
b) 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?			X	

*RESPONSES TO CHECKLIST QUESTIONS***Response a)**

The Focused General Plan Update would maintain planned development patterns, includes features to improve connectivity, and does not include any components that would physically divide an established community. Therefore, the Focused General Plan Update would have **no impact** associated with physically dividing an established community.

**Response b):**

The Focused General Plan Update updates existing condition information in the General Plan document and provides goals, policies, and programs to address the requirements of State law, including environmental justice, circulation and mobility, and safety, including climate adaptation. The Focused General Plan Update also updates the General Plan policies and actions to reflect current conditions and best practices related to each element. The Focused General Plan Update does not increase residential densities or intensities, although it does rename the residential land use designations. The Focused General Plan Update does not identify new areas for urbanization or non-residential development. The updated growth projections, which have been revised to reflect existing conditions and approved projects, remain below the projections associated with the adopted General Plan for increases in residential units and non-residential (employment) growth.

The Focused General Plan Update does not contain goals, policies or programs or other changes that encourage the intensification of development or changes to planned development patterns. As discussed in Sections I through X and XII through XXI of this Initial Study, the Focused General Plan Update does not remove environmental protections or mitigation and does not identify any changes to programs or policies adopted for the purpose of mitigating an environmental effect. Rather, the Focused General Plan strengthens the City's approach to addressing environmental impacts through updating and augmenting the General Plan's goals, policies, and actions that address environmental issues, as discussed in Sections I through X and XII through XXI of this Initial Study.

The Focused General Plan Update does not provide entitlements to any specific land use or development projects and does not include any specific infrastructure improvements or other capital improvement projects. Future development would continue to be consistent with the urbanization patterns, development types, and intensities envisioned by the adopted General Plan and no new areas are identified for development or urbanization. Therefore, the Focused General Plan Update would not result in growth beyond that currently allowed and would not result in new or increased air quality impacts. Future actions under the Focused General Plan

Update, including consideration of new development, revisions to the Zoning Ordinance, and future development proposals and infrastructure plans would be addressed pursuant to California Environmental Quality Act when project-specific details are available to ensure that significant environmental impacts do not occur. Additionally, those developments and projects will be reviewed to ensure that they are in compliance with the General Plan, applicable Municipal Code sections, including Title 9 (Land Use Regulations), relevant design and performance standards, and adopted land use plans, policies, and regulations.

Therefore, the Focused General Plan Update would have a **less than significant impact** associated with land use and planning.

*XII. MINERAL RESOURCES -- WOULD THE PROJECT:*

	<i>Potentially Significant Impact</i>	<i>Less Than Significant with Mitigation Incorporation</i>	<i>Less Than Significant Impact</i>	<i>No Impact</i>
a) Result in the loss of availability of a known mineral resource that would be of value to the region and the residents of the state?				X
b) Result in the loss of availability of a locally-important mineral resource recovery site delineated on a local general plan, specific plan or other land use plan?				X

*RESPONSES TO CHECKLIST QUESTIONS***Responses a), b):**

Adoption of the Focused General Plan Update will not result in a significant impact to mineral resources. The Focused General Plan Update does not identify new areas for urbanization or non-residential development and would not change the potential to affect any mineral resources. The Focused General Plan Update does not include nor modify any goals, policies, or actions related to mineral resources. Therefore, the Focused General Plan Update would have **no impact** on mineral resources.

**XIII. NOISE -- WOULD THE PROJECT RESULT IN:**

	<i>Potentially Significant Impact</i>	<i>Less Than Significant with Mitigation Incorporation</i>	<i>Less Than Significant Impact</i>	<i>No Impact</i>
a) Generation of a substantial temporary or permanent increase in ambient noise levels in the vicinity of the project in excess of standards established in the local general plan or noise ordinance, or applicable standards of other agencies?			X	
b) Generation of excessive groundborne vibration or groundborne noise levels?			X	
c) For a project located within the vicinity of a private airstrip or an airport land use plan or, where such a plan has not been adopted, within two miles of a public airport or public use airport, would the project expose people residing or working in the project area to excessive noise levels?			X	

**RESPONSES TO CHECKLIST QUESTIONS**

**Response a) b) c):**

The Focused General Plan Update updates existing condition information in the General Plan document and provides goals, policies, and programs to address the requirements of State law, including environmental justice, circulation and mobility, and safety, including climate adaptation. The Focused General Plan Update also updates the General Plan policies and actions to reflect current conditions and best practices related to each element. The Focused General Plan Update does not increase residential densities or intensities, although it does rename the residential land use designations. The Focused General Plan Update does not identify new areas for urbanization or non-residential development. The updated growth projections, which have been revised to reflect existing conditions and approved projects, remain below the projections associated with the adopted General Plan for increases in residential units and non-residential (employment) growth.

The Focused General Plan Update does not contain goals, policies or programs or other changes that encourage the intensification of development or changes to planned development patterns that would result in noise impacts. Additionally, the Focused General Plan Update does not remove environmental protections or mitigation related to noise and does not identify any changes to programs or policies that would result in potentially significant noise and vibration effects. Rather, the Focused General Plan strengthens the City’s approach to addressing impacts associated with noise.

The Land Use Element includes new and revised policies and actions to address noise. Policy 2.2.10 ensures that adequate provisions are made to locate residences away from areas of excessive noise and to protect the health and well-being of future residents. Policies 2.4.3 and 2.8.4 ensure that new employment-generating, commercial, and other non-residential development types are compatible with adjacent land uses, particularly residential uses, based on a number of factors, including noise, and ensure that buffers or architectural consideration (e.g., noise-attenuating building and site design features) are required to address noise impacts. Action 2.4.B calls for the adoption of performance standards for the development and operation

of industrial uses, including standards to address noise impacts. These new and revised policies and actions are listed below. Further, as discussed in Section XVII, Transportation, the Focused General Plan Update includes a range of policies and action to reduce vehicle use and reduce vehicle miles traveled, which would result in reductions associated with vehicle noise.

The Focused General Plan Update does not provide entitlements to any specific land use or development projects and does not include any specific infrastructure improvements or other capital improvement projects. Future development would continue to be consistent with the urbanization patterns, development types, and intensities envisioned by the adopted General Plan and no new areas are identified for development or urbanization. Therefore, the Focused General Plan Update would not result in growth beyond that currently allowed and would not result in new or increased noise impacts. Future actions under the Focused General Plan Update, including consideration of new development, revisions to the Zoning Ordinance, and future development proposals and infrastructure plans would be addressed pursuant to California Environmental Quality Act when project-specific details are available to ensure that significant air quality impacts do not occur. Additionally, those developments and projects will be reviewed to ensure that they are in compliance with the General Plan, including the Land Use Element and the Community Health and Safety Element, applicable Municipal Code sections, including Title 9 (Land Use Regulations), relevant design and performance standards, and applicable standards related to noise and vibration. Therefore, the Focused General Plan Update would result in a **less than significant impact** associated with noise, including temporary or permanent increased in ambient noise levels or ground borne vibrations or noise levels and noise exposure of people residing or working within the vicinity of a private airstrip or public or private airports.

### **Focused General Plan Update Policies and Actions that Address Noise**

#### Policies

- 2.2.10 (new) *Locate residences away from areas of excessive noise, smoke, dust, odor, and lighting, and ensure that adequate provisions, including buffers or transitional uses, are made to ensure the health and well-being of existing and future residents.*
- 2.4.3 (new) *Ensure that employment-generating development is compatible with adjacent land uses, particularly residential uses and sensitive receptors, based upon the location and scale of buildings, lighting, noise, and smell. When development is incompatible, require adequate buffers and/or architectural consideration to protect residential areas, developed or undeveloped, from intrusion of nonresidential activities that may degrade the quality of life in such residential areas.*
- 2.8.4 (new) *Ensure that all commercial and other non-residential development is compatible with adjacent land uses, particularly residential uses, based upon the location and scale of buildings, lighting, and in conformance with the noise standards of the Community Health and Safety Element. When development is incompatible, require commercial uses to provide adequate buffers and/or architectural features to protect residential areas, developed or undeveloped, from intrusion of nonresidential activities that may degrade the quality of life in such residential areas.*

#### Action

- 2.4.B. (revised) *Develop and adopt performance standards for the development and operation of industrial uses. The performance standards will address noise, odor, visual and*

*similar impacts and will provide a standard under which industrial uses in the City must operate.*



*XIV. POPULATION AND HOUSING -- Would the project:*

	<i>Potentially Significant Impact</i>	<i>Less Than Significant with Mitigation Incorporation</i>	<i>Less Than Significant Impact</i>	<i>No Impact</i>
a) 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)?			X	
b) Displace substantial numbers of existing people or housing, necessitating the construction of replacement housing elsewhere?			X	

*RESPONSES TO CHECKLIST QUESTIONS*

**Response a) b):** According to recent population estimates from the California Department of Finance, the County has experienced a very slow growth rate of approximately 0.9% resulting in the population increasing from 177,223 persons in 2010 to 178,773 persons in 2019. Adoption of the Focused General Plan Update would not result in a substantial amount of population growth, nor will it displace a substantial amount of housing units or people that will result in the construction of replacement housing elsewhere. The Focused General Plan Update is a policy document that would not result in any direct or indirect physical changes to the environment. Most of the proposed housing programs in the Housing Element could increase population growth, consistent with growth envisioned by the General Plan and growth required to be accommodated by the State through the RHNA process, as the Housing Element includes many programs to encourage housing development. Additionally, the Focused General Plan Update also contains goals, policies and programs focused on maintaining and improving the existing housing stock, retaining existing affordable housing, and addressing the potential displacement of lower income persons on non-vacant sites.

The Focused General Plan Update updates existing condition information in the General Plan document and provides goals, policies, and programs to address the requirements of State law, including environmental justice, circulation and mobility, and safety, including climate adaptation. The Focused General Plan Update also updates the General Plan policies and actions to reflect current conditions and best practices related to each element. The Focused General Plan Update does not increase residential densities or intensities, although it does rename the residential land use designations. The Focused General Plan Update does not identify new areas for urbanization or non-residential development. The updated growth projections, which have been revised to reflect existing conditions and approved projects, remain below the projections associated with the adopted General Plan for increases in residential units and non-residential (employment) growth.

Further, the Focused General Plan Update does not contain goals, policies or programs or other changes that encourage the intensification of development or changes to planned development patterns that would result in population and housing impacts. Additionally, the Focused General Plan Update does not remove environmental protections or mitigation nor identify any changes to programs or policies that would result in population and housing impacts.

The Focused General Plan Update does not provide entitlements to any specific land use or development projects and does not include any specific infrastructure improvements or other capital improvement projects. Future development would continue to be consistent with the

urbanization patterns, development types, and intensities envisioned by the adopted General Plan and no new areas are identified for development or urbanization. Therefore, the Focused General Plan Update would not result in growth beyond that currently allowed and would not result in new or increased air quality impacts. Future actions under the Focused General Plan Update, including consideration of new development, revisions to the Zoning Ordinance, and future development proposals and infrastructure plans would be addressed pursuant to California Environmental Quality Act when project-specific details are available to ensure that significant population and housing impacts do not occur.

As previously described, the Focused General Plan Updated would not result in significant unplanned population growth and would not result in changes to the planned area of urbanization and thus would not displace housing or people. Therefore, the Focused General Plan Update would have a **less than significant impact** on population and housing.

*XV. PUBLIC SERVICES -- WOULD THE PROJECT:*

	<i>Potentially Significant Impact</i>	<i>Less Than Significant with Mitigation Incorporation</i>	<i>Less Than Significant Impact</i>	<i>No Impact</i>
Would the project result in substantial adverse physical impacts associated with the provision of new or physically altered governmental facilities, need for new or physically altered governmental facilities, the construction of which could cause significant environmental impacts, in order to maintain acceptable service ratios, response times or other performance objectives for any of the public services:				
a) Fire protection?			X	
b) Police protection?			X	
c) Schools?			X	
d) Parks?			X	

*RESPONSES TO CHECKLIST QUESTIONS***Response a) b) c) d):**

The Focused General Plan Update updates existing condition information in the General Plan document and provides goals, policies, and programs to address the requirements of State law, including environmental justice, circulation and mobility, and safety, including climate adaptation. The Focused General Plan Update also updates the General Plan policies and actions to reflect current conditions and best practices related to each element. The Focused General Plan Update does not increase residential densities or intensities, although it does rename the residential land use designations. The Focused General Plan Update does not identify new areas for urbanization or non-residential development. The updated growth projections, which have been revised to reflect existing conditions and approved projects, remain below the projections associated with the adopted General Plan for increases in residential units and non-residential (employment) growth.

The Focused General Plan Update does not contain goals, policies or programs or other changes that encourage the intensification of development or changes to planned development patterns that would result in increased demand for public services and associated construction of new, expanded, or rehabilitated public services facilities. Additionally, the Focused General Plan Update does not remove environmental protections or mitigation related to development or public services. Rather, the Focused General Plan strengthens the City's approach to addressing environmental impact, which would be applied to new, expanded, and rehabilitated public services facilities and improvements.

The Focused General Plan includes new and revised policies and actions to ensure adequate emergency services and parks and recreation facilities are provided, including Policies 2.6.5, 2.6.7, 7.1.1, 7.1.2, 7.1.9.

The Focused General Plan Update does not provide entitlements to any specific land use or development projects and does not include any specific infrastructure improvements or other

capital improvement projects. Future development would continue to be consistent with the urbanization patterns, development types, and intensities envisioned by the adopted General Plan and no new areas are identified for development or urbanization. Therefore, the Focused General Plan Update would not result in growth beyond that currently allowed and would not result in increased demand for services and associated facilities and improvements. The potential impacts of individual development projects, including facilities and improvements associated with public services, would continue to be addressed pursuant to California Environmental Quality Act when project-specific details are available. Therefore, the Focused General Plan Update would have a **less than significant impact** on public services.

## **Focused General Plan Update Policies and Actions that Address Public Services**

### Policies

- 2.6.5 (new) *Require development projects to provide adequate and appropriately located land, easements, or other accommodation for recreational uses, including neighborhood parks, existing and planned trails, and connections to existing or planned trails and other recreational resources as set forth in the Open Space and Conservation Element.*
- 2.6.7 (new) *Site new park and recreation facilities where they will be accessible by the city's pedestrian and bicycle network and in close proximity to medium and higher density residential uses, where appropriate.*
- 7.1.1 (revised) *Develop and maintain a park system that provides 6 acres of parkland per 1,000 residents, consistent with the City of Oakley Parks, Trails, and Recreation Master Plan, including a minimum of 3 acres of community parks, 2 acres of neighborhood parks, and 1 acre of open space, special recreation areas, and greenbelts per thousand population.*
- 7.1.2 (new) *Update the City of Oakley Parks, Trails, and Recreation Master Plan as needed to ensure that the City:*
- ❖ *Distributes public parks in Oakley to provide adequate community-wide facilities while emphasizing neighborhood recreation within walking distance of most residents, recognizing that different kinds of public parks and recreation facilities are required to serve a range of needs and that greenways and trails also constitute important ways in which residents use open space.*
  - ❖ *Offers a wide variety of indoor and outdoor recreational facilities and opportunities in proximity to all residents of the City, enabling residents to participate in activities that will enhance the quality of life in the community.*
  - ❖ *Provides an equitable distribution of park and recreation facilities, prioritizing locations in neighborhoods that are underserved, neglected, or disadvantaged.*
  - ❖ *Ensures adequate accessible parks and recreation facilities, amenities, and programs for use by seniors, disabled residents, and disadvantaged residents that at parks and public spaces.*
  - ❖ *Provides appropriate parks and recreation facilities, amenities, and programs oriented toward youth and families at parks and public spaces. Maintain and improve existing parks and develop new neighborhood and community parks in new residential neighborhoods as growth occurs.*

- ❖ *Maintains and improves existing parks and develops new neighborhood and community parks in new residential neighborhoods as growth occurs.*

7.1.9 (new) *Continue to prioritize maintenance of park and recreation facilities.*

8.4.1 (new) *Support local and regional disaster and emergency response planning and associated public education efforts, and look for opportunities to collaborate and share resources with other municipalities in the region.*

8.4.2 (new) *Ensure that new critical facilities in Oakley are located in areas that minimize exposure to potential natural hazards and are designed and equipped to remain operational in the event of a disaster.*

8.4.5 (new) *Maintain effective mutual aid agreements for fire, medical response, and other functions as appropriate.*

8.4.7 (new) *Provide efficient 911 services (emergency calls) to minimize incident response time, and promote the use/availability of non-emergency phone line information for routine non-emergency calls as a means to improve service and maintain the effectiveness of the 911 system.*

#### Actions

6.6.C. (new) *Require development projects to maximize the potential for open space, visual experiences, and passive and active recreation.*

8.4.B. (revised) *Review and revise as necessary the Emergency Preparedness/Emergency Action Plan.*

*XVI. RECREATION -- WOULD THE PROJECT:*

	<i>Potentially Significant Impact</i>	<i>Less Than Significant with Mitigation Incorporation</i>	<i>Less Than Significant Impact</i>	<i>No Impact</i>
a) Would the project increase the use of existing neighborhood and regional parks or other recreational facilities such that substantial physical deterioration of the facility would occur or be accelerated?			X	
b) Does the project include recreational facilities or require the construction or expansion of recreational facilities which might have an adverse physical effect on the environment?			X	

*RESPONSES TO CHECKLIST QUESTIONS*

**Responses a), b):**

The Focused General Plan Update updates existing condition information in the General Plan document and provides goals, policies, and programs to address the requirements of State law, including environmental justice, circulation and mobility, and safety, including climate adaptation. The Focused General Plan Update also updates the General Plan policies and actions to reflect current conditions and best practices related to each element. The Focused General Plan Update does not increase residential densities or intensities, although it does rename the residential land use designations. The Focused General Plan Update does not identify new areas for urbanization or non-residential development. The updated growth projections, which have been revised to reflect existing conditions and approved projects, remain below the projections associated with the adopted General Plan for increases in residential units and non-residential (employment) growth.

The Focused General Plan Update does not contain goals, policies or programs or other changes that encourage the intensification of development or changes to planned development patterns that would result in increased demand for existing parks and recreational facilities that would result in substantial deterioration of the facility. While the Focused General Plan Update includes policies and actions to address the provision of parks and recreation facilities, it does not include nor require the construction or expansion of parks and recreational facilities. Additionally, the Focused General Plan Update does not remove environmental protections or mitigation related to development or provision of parks and recreation facilities. Rather, the Focused General Plan strengthens the City’s approach to addressing environmental impact, which would be applied to new, expanded, and rehabilitated parks and recreation facilities and improvements.

The Focused General Plan includes new and revised policies and actions to ensure parks and recreation facilities are provided, including Policies 2.6.5, 2.6.7, 7.1.1, and 7.1.2. Policy 7.1.9 provides for continuing to prioritize maintenance of park and recreation facilities.

The Focused General Plan Update does not provide entitlements to any specific land use or development projects and does not include any specific projects, including parks and recreation facilities and improvements. Future development, including parks and recreation facilities and improvements, would continue to be consistent with the urbanization patterns, development types, and intensities envisioned by the adopted General Plan and no new areas are identified for development or urbanization. Therefore, the Focused General Plan Update would not result in

growth beyond that currently allowed and would not result in increased demand for parks and recreation and associated facilities and improvements. The potential impacts of parks and recreation projects would continue to be addressed pursuant to California Environmental Quality Act when project-specific details are available. Therefore, the Focused General Plan Update would have a **less than significant impact** on parks and recreation.

### **Focused General Plan Update Policies and Actions that Address Recreation**

- 2.6.5 (new) *Require development projects to provide adequate and appropriately located land, easements, or other accommodation for recreational uses, including neighborhood parks, existing and planned trails, and connections to existing or planned trails and other recreational resources as set forth in the Open Space and Conservation Element.*
- 2.6.7 (new) *Site new park and recreation facilities where they will be accessible by the city's pedestrian and bicycle network and in close proximity to medium and higher density residential uses, where appropriate.*
- 7.1.1 (revised) *Develop and maintain a park system that provides 6 acres of parkland per 1,000 residents, consistent with the City of Oakley Parks, Trails, and Recreation Master Plan, including a minimum of 3 acres of community parks, 2 acres of neighborhood parks, and 1 acre of open space, special recreation areas, and greenbelts per thousand population.*
- 7.1.2 (new) *Update the City of Oakley Parks, Trails, and Recreation Master Plan as needed to ensure that the City:*
- ❖ *Distributes public parks in Oakley to provide adequate community-wide facilities while emphasizing neighborhood recreation within walking distance of most residents, recognizing that different kinds of public parks and recreation facilities are required to serve a range of needs and that greenways and trails also constitute important ways in which residents use open space.*
  - ❖ *Offers a wide variety of indoor and outdoor recreational facilities and opportunities in proximity to all residents of the City, enabling residents to participate in activities that will enhance the quality of life in the community.*
  - ❖ *Provides an equitable distribution of park and recreation facilities, prioritizing locations in neighborhoods that are underserved, neglected, or disadvantaged.*
  - ❖ *Ensures adequate accessible parks and recreation facilities, amenities, and programs for use by seniors, disabled residents, and disadvantaged residents that at parks and public spaces.*
  - ❖ *Provides appropriate parks and recreation facilities, amenities, and programs oriented toward youth and families at parks and public spaces. Maintain and improve existing parks and develop new neighborhood and community parks in new residential neighborhoods as growth occurs.*
  - ❖ *Maintains and improves existing parks and develops new neighborhood and community parks in new residential neighborhoods as growth occurs.*
- 7.1.9 (new) *Continue to prioritize maintenance of park and recreation facilities.*

*XVII. TRANSPORTATION -- WOULD THE PROJECT:*

	<i>Potentially Significant Impact</i>	<i>Less Than Significant with Mitigation Incorporation</i>	<i>Less Than Significant Impact</i>	<i>No Impact</i>
a) Conflict with an applicable program plan, ordinance or policy establishing measures of effectiveness for the performance of addressing the circulation system, including transit, roadway, bicycle and pedestrian facilities?			X	
b) Would the project conflict or be inconsistent with CEQA Guidelines Section 15064.3, subdivision (b)?			X	
c) Substantially increase hazards due to a geometric design feature (e.g., sharp curves or dangerous intersections) or incompatible uses (e.g., farm equipment)?			X	
d) Result in inadequate emergency access?			X	

*RESPONSES TO CHECKLIST QUESTIONS*

**Response a):** The Focused General Plan Update project is not anticipated to conflict with a program plan, ordinance or policy addressing the circulation system, including transit, roadway, bicycle and pedestrian facilities. A project's effect on automobile delay, typically measured based on "level of service" (LOS) would not constitute a significant environmental impact under the CEQA Guidelines effective July 1, 2020.

The Circulation Element of the Focused General Plan Update describes its consistency with applicable plans and requirements including:

- **Plan Bay Area 2040:** The current Regional Transportation Plan and Sustainable Community Strategy (RTP/SCS) named Plan Bay Area 2040 was jointly produced and adopted by MTC and the Association of Bay Area Governments (ABAG) on July 26, 2017. Plan Bay Area 2040 builds on earlier work to develop an efficient transportation network, provide more housing choices, and grow the region in a financially and environmentally responsible way. Plan Bay Area 2040 is a roadmap to help Bay Area cities and counties preserve the character of our diverse communities while adapting to the challenges of future population growth.
- **Contra Costa County Congestion Management Program (CMP):** As a participant in the Contra Costa County Growth Management Program and Congestion Management Program, Oakley must take certain circulation-related actions as conditions for ongoing compliance with the Growth Management Program. These actions are discussed in subsequent sections of the Circulation Element and Growth Management Element.
- **Complete Streets Act:** The Circulation Element of the Focused General Plan Update Project has been updated to be consistent with the California Complete Streets Act (AB 1358) adopted in 2008, which requires that cities and other public agencies incorporate "Complete Street" policies when updating their General Plan Circulation Element. Complete Streets make travel safe for all users, including bicyclists, pedestrians, motorists, transit vehicles, and people of all ages and abilities. Each and every street does not need to provide dedicated space to all users, but the



network must accommodate the needs of all users. Cities seeking funding through the MTC's One Bay Area Grant (OBAG) Program are expected to show compliance with Complete Streets policies.

- **Vehicle Miles Traveled (VMT) Requirements:** The Circulation Element of the Focused General Plan Update Project has been updated to include policies and performance measures consistent with Senate Bill (SB) 743 that was passed by the California Legislature in 2013 and led to changes to the California Environmental Quality Act (CEQA) that took effect in July 2020 regarding the analysis of transportation impacts. Transportation impacts under CEQA are no longer based on level of service (LOS) which focused on motor vehicle delay. The new CEQA standards require that transportation impacts associated with development be assessed based on the effects on vehicle miles traveled (VMT).

The Circulation Element of the Focused General Plan Update includes Goal 3.6, Regional Coordination, and Goal 3.7, Land Use Coordination, and associated implementing policies (Policies 3.6.1 through 3.6.5 and 3.7.1 through 3.7.12) and actions (3.6.A through 3.6.H and 3.7.A through 3.7.H), as listed at the end of this section, to ensure consistency with regional transportation efforts. In addition, the Land Use Element, Circulation Element, Parks Element, and Conservation and Open Space Element include new and revised policies and actions that address sustainable development, including methods to reduce VMT, provide for safe operation of the transportation system, and ensure that bicycle, pedestrian, and transit modes are encouraged and provided consistently with adopted plans and regulations. Policies 2.26, 2.2.7, 2.6.7, 2.8.5, 2.10.9, 2.10.11, and 7.1.2 and Actions 2.9.D, 6.2.A, and 6.6.B encourage a mix of land uses and ensure connectivity within development and between land uses (e.g., connections between residential neighborhoods and shopping, services, parks, and recreation uses) to support well-connected, safe, and equitable pedestrian, bicycle, and transit modes of travel and decrease motor vehicle travel. Policies 2.8.3, 2.10.1, 3.1.1, 3.1.3, 3.1.8, 3.2.3, 3.2.4, 3.3.1, 3.3.3, 3.3.4, 3.3.5, 3.4.3, 3.5.2, and 3.5.4 and Actions 3.1.D, 3.2.B, 3.2.D, and 3.5.G provide for design of and improvements to the circulation system to support complete streets and traffic safety, accommodate and encourage pedestrian and bicycle trips, encourage transit use to reduce vehicle trips, and evaluate projects and the transportation system to encourage measures to emphasize efficient movement of people and goods. These policies and actions are listed at the end of this section.

The Focused General Plan Update does not provide entitlements to any specific land use or development projects and does not include any specific infrastructure improvements or other capital improvement projects. Future development would continue to be consistent with the urbanization patterns, development types, and intensities envisioned by the adopted General Plan and no new areas are identified for development or urbanization. Therefore, the Focused General Plan Update would not result in growth beyond that currently allowed and would not result in new or increased impacts. Future actions under the Focused General Plan Update, including consideration of new development, revisions to the Zoning Ordinance, and future development proposals and infrastructure plans would be addressed pursuant to California Environmental Quality Act when project-specific details are. Additionally, those developments and projects will be reviewed to ensure that they are in compliance with the General Plan, including the Land Use Element, Circulation Element, and Open Space and Conservation Element, applicable Municipal Code sections, relevant design and performance standards, and applicable programs, plans, ordinances, and policies establishing measures of effectiveness for the performance of addressing the circulation system, including transit, roadway, bicycle and pedestrian facilities.

The adoption of the Focused General Plan Update includes measures to ensure consistency with applicable regulations that establish measures of effectiveness for the transportation system. Further, the Focused General Plan Update will not conflict with or obstruct implementation of applicable circulation system requirements, including State laws and Contra Costa Transportation Agency plans and rules. While the Focused General Plan Update will not change the potential for the urbanization of Oakley and the Planning Area as envisioned by the adopted General Plan, it will provide for the additional measures described above to ensure that development and growth address transportation impacts, through sustainable land use, circulation, and conservation planning practices, and do not conflict with applicable plans and regulations. Based on the items described above, this is a **Less than Significant Impact** and mitigation measures are not necessary.

### **Response b):**

The Focused General Plan Update project is not anticipated to conflict with CEQA Guidelines Section 15064.3(b) criteria for analyzing transportation impacts effective July 1, 2020 concerning vehicle miles traveled (VMT).

The Focused General Plan Update updates existing condition information in the General Plan document and provides goals, policies, and programs to address the requirements of State law, including environmental justice, circulation and mobility, and safety, including climate adaptation. The Focused General Plan Update also updates the General Plan policies and actions to reflect current conditions and best practices related to each element. The Focused General Plan Update does not increase residential densities or intensities, although it does rename the residential land use designations. The Focused General Plan Update does not identify new areas for urbanization or non-residential development. The updated growth projections, which have been revised to reflect existing conditions and approved projects, remain below the projections associated with the adopted General Plan for increases in residential units and non-residential (employment) growth.

The analysis of VMT impacts described below meets the requirements stipulated by CEQA Guidelines Section 15064.3(b) and incorporates relevant advice contained in the Technical Advisory on Evaluating Transportation Impacts in CEQA published by the Governor's Office of Planning & Research (OPR) in December 2018.

Section 15064.3 of the State CEQA Guidelines describes the requirements for assessing transportation impacts based on vehicle miles traveled (VMT) that applied statewide beginning on July 1, 2020. As described in Section 15064.3:

- "Vehicle miles traveled" refers to the amount and distance of automobile travel "attributable to a project." Other relevant considerations may include the effects of the project on transit or non-motorized travel. As described separately in the Technical Advisory on Evaluating Transportation Impacts in CEQA (OPR, December 2018), VMT re-routed from other origins or destinations as the result of a project would not be attributable to a project except to the extent that the re-routing results in a net increase in VMT. For example, OPR guidelines note that retail projects typically re-route travel from other retail destinations, and therefore a retail project may lead to increases or decreases in VMT, depending on previously existing travel patterns. Similarly, a large share of retail trips are "pass-by trips" that would not be considered attributable to a retail project.
- Lead agencies have discretion to choose the most appropriate methodology to evaluate a project's vehicles miles traveled, including whether to express the change in absolute terms, per capita, per household or any other measure.

- If existing models or methods are not available to estimate the vehicle miles traveled for the particular project being considered: a lead agency may evaluate the project's vehicle miles traveled qualitatively.
- A lead agency may use models to estimate a project's vehicle miles traveled and may revise those estimates to reflect professional judgment based on substantial evidence.

In December 2018, OPR circulated its most recent Technical Advisory on Evaluating Transportation Impacts in CEQA that provides recommendations and describes various options for assessing VMT for transportation analysis purposes. The VMT analysis options described by OPR are primarily tailored towards single-use development residential, office or office projects, not mixed use projects and not hotel projects. OPR recommends the following methodology and criteria for specific land uses:

- For residential projects, OPR recommends that VMT impacts be considered potentially significant if a residential project is expected to generate VMT per Capita (i.e., VMT per resident) at a rate that exceeds 85 percent of a regional or citywide average.
- For employment uses such as office projects, OPR recommends that VMT impacts be considered potentially significant if a residential project is expected to generate VMT per Employee at a rate that exceeds 85 percent of a regional average.
- For retail projects, OPR recommends that VMT impacts be considered potentially significant if a project results in a net increase in total VMT. This approach takes into account the likelihood that retail developments may lead to increases or decreases in VMT, depending on previously existing retail travel patterns. This approach may also be used for other types of projects with customer components.
- OPR does not provide specific guidance on evaluating other land use types, except to say that other land uses could choose to use the method applicable to the land use with the most similarity to the proposed project.
- For mixed-use projects, OPR describes several options that include (1) evaluating each land use separately; or (2) evaluating mixed-use projects based on the method applicable to the dominant land use. Evaluating each land use separately would potentially fail to measure the positive effects of mixed-use projects in reducing VMT.
- OPR also recommends exempting some project types from VMT analysis based on the likelihood that such projects will generate low rates of VMT. OPR recommends that projects generating less than 110 trips per day generally may be assumed to cause a less than significant transportation impact.

The Circulation Element of the Focused General Plan Update has been updated to include the following goals and policies aimed at reducing VMT:

- Goal 3.7 Land Use Coordination: Coordinate land use and transportation planning to maximize use of limited transportation resources and reduce vehicle miles traveled (VMT).
- Policy 3.7.12: Support development that helps to reduce greenhouse gas emissions and vehicle miles traveled (VMT). Strive to reduce the rate of VMT per Resident in Oakley by at least 15 percent compared to year 2020. Strive to ensure the rate of VMT per Employee in Oakley remains lower than the countywide average.

In addition, the Land Use Element, Circulation Element, Parks Element, and Conservation and Open Space Element include new and revised policies and actions that address sustainable development, including methods to reduce VMT, provide for safe operation of the transportation system, and ensure that bicycle, pedestrian, and transit modes are encouraged and provided consistently with adopted plans and regulations. Policies 6.2.1 and 6.2.8 support comprehensive and sustainable land use planning through land use, transportation, and energy planning. Policy 6.2.2 provides for coordination with BAAQMD, the Association of Bay Area Governments (ABAG), and the California Air Resources Board to implement applicable plans, programs, and measures to address GHG emissions, air quality, land use, transportation, and climate change impacts. Policies 6.2.5, 6.2.6, 6.2.7, and 3.7.12 and Actions 6.2.B, 6.2.C, 6.2.D, and 6.2.E encourage measures that reduce GHG emissions, including from development and from motor vehicle use, which would also result in decreased VMT. Policies 2.26, 2.2.7, 2.6.7, 2.8.5, 2.10.9, 2.10.11, and 7.1.2 and Actions 2.9.D, 6.2.A, and 6.6.B encourage a mix of land uses and ensure connectivity within development and between land uses (e.g., connections between residential neighborhoods and shopping, services, parks, and recreation uses) to support well-connected, safe, and equitable pedestrian, bicycle, and transit modes of travel and decrease motor vehicle travel and associated GHG emissions. Policies 2.9.7, 2.9.8, and 2.9.9 and Actions 2.9.D and 6.2.A encourage sustainable and energy-efficient development, which would reduce GHG emissions. Policies 2.8.3, 2.10.1, 3.1.1, 3.1.3, 3.1.8, 3.2.3, 3.2.4, 3.3.1, 3.3.3, 3.3.4, 3.3.5, 3.4.3, 3.5.2, and 3.5.4 and Actions 3.1.D, 3.2.B, 3.2.D, and 3.5.G provide for design of and improvements to the circulation system to support complete streets and traffic safety, accommodate and encourage pedestrian and bicycle trips, encourage transit use to reduce vehicle trips, and evaluate projects and the transportation system to encourage measures to emphasize efficient movement of people and goods and reduce vehicle miles traveled and associated GHG emissions. These new and revised policies and actions are listed at the end of this section.

The Land Use Element of the Focused General Plan Update includes land use designations aimed at encouraging non-residential development that would increase jobs in Oakley, which would help to reduce the rate of VMT per Capita attributable to residential development in Oakley.

The analysis of VMT impacts for the Focused General Plan Update was conducted by evaluating the rates of VMT per Capita (i.e., per Resident) and VMT per Employee (applicable to employment within Oakley) under Existing, Cumulative No Project and Cumulative Plus Projects Conditions (reflecting buildout of the Focused General Plan land uses). The analysis was conducted using the Contract Costa Transportation Authority Travel Demand Model (CCTA Model).

As shown on Table 4, the rates of VMT per Capita and VMT per Employee with buildout of the Focused General Plan Update would be below the impact thresholds.

**Table 4: Vehicle Miles Traveled (VMT) Analysis**

SCENARIO	CITY OF OAKLEY	
	RESIDENTIAL	EMPLOYMENT
	VMT PER CAPITA	VMT PER EMPLOYEE
EXISTING CONDITIONS		
2020 CCTA Model Estimate	26.76	9.38
SIGNIFICANCE THRESHOLDS		
	<b>22.75<sup>1</sup></b>	<b>11.97<sup>2</sup></b>
CUMULATIVE NO PROJECT CONDITIONS		
2040 CCTA Model Forecast	22.23	10.67
CUMULATIVE PLUS PROJECT CONDITIONS		
2040 CCTA Model with Buildout of Focused General Plan Update (Proposed Project)	22.49	9.69
<b>Impact Findings</b>	<b>Less than Significant</b>	<b>Less than Significant</b>

SOURCE: TJKM, 2021

<sup>1</sup>VMT PER CAPITA IMPACT THRESHOLD IS 85 PERCENT OF EXISTING OAKLEY RATE OF 26.76 MILES PER CAPITA. OPR GUIDELINES SPECIFY THAT THE VMT PER CAPITA IMPACT THRESHOLD MAY BE BASED ON A CITYWIDE RATE.

<sup>2</sup>VMT PER EMPLOYEE IMPACT THRESHOLD IS 85 PERCENT OF EXISTING CONTRA COSTA COUNTY RATE OF 14.08 MILES PER EMPLOYEE. OPR GUIDELINES SPECIFY THAT THE VMT PER EMPLOYEE IMPACT THRESHOLD SHOULD BE BASED ON A REGIONAL RATE, SUCH AS THE COUNTYWIDE RATE.

### Response c) d):

The Focused General Plan Update project is not anticipated to substantially increase hazards due to a geometric design feature (e.g., sharp curves or dangerous intersections) or incompatible uses (e.g., farm equipment); or result in inadequate emergency access.

Because the General Plan is a program-level planning effort, it does not include project-level design features or building specifications. Both the original General Plan and the Focused General Plan Update include policies that would ensure efficient circulation and adequate access are provided in the city, and that adequate emergency access be provided. The Focused General Plan Update includes new and revised policies and actions that provide for greater consideration of traffic safety and safety features in design. In particular, Policies 3.2.3, 3.4.3, 3.5.2, and 3.5.4 and Actions 3.2.B and 3.5.G call for design of transportation improvements, including bicycle and pedestrian, that ensure a safe circulation system and promote traffic safety and reduced vehicle speeds.

Future development under the General Plan, as part of the City's project approval process, and would be required to comply with existing regulations, including General Plan policies and Zoning regulations that have been prepared to minimize impacts related to design features and emergency access. The City, throughout the period of the Plan, would implement the General Plan programs that require the City's coordination with local emergency response providers. Adherence to the State and City requirements combined with compliance the City's General Plan and Zoning regulations will ensure that the adoption of the Focused General Plan Update would result in less-than- significant impacts with respect to design hazards and/or inadequate emergency access. Based on these findings, this is a **Less than Significant Impact** and mitigation measures are not necessary.

## Focused General Plan Update Policies and Actions that Address Transportation

### Policies

- 2.2.6 (new) *Encourage residential development to occur in a balanced and efficient pattern that reduces sprawl, preserves open space, and creates convenient connections to other land uses.*
- 2.2.7 (new) *Encourage new neighborhoods to include a variety of housing types and a mix and distribution of land uses, including schools, parks, shopping, restaurants, and services, that reduce auto trips and support walking, biking, and transit use.*
- 2.6.5 (new) *Require development projects to provide adequate and appropriately located land, easements, or other accommodation for recreational uses, including neighborhood parks, existing and planned trails, and connections to existing or planned trails and other recreational resources as set forth in the Open Space and Conservation Element.*
- 2.6.7 (new) *Site new park and recreation facilities where they will be accessible by the city's pedestrian and bicycle network and in close proximity to medium and higher density residential uses, where appropriate.*
- 2.8.3 (revised) *Continue to place substantial emphasis on the aesthetic improvement of the downtown area. This includes the following concepts and considerations:*
- (A) *Pedestrian-oriented design that features pedestrian-scape development, sufficiently wide sidewalks to support pedestrian circulation and café seating, compact block lengths and highly visible street crossings, and pedestrian amenities;*
  - (B) *Street trees to shade the sidewalks and to provide a physical separation between the street and the pedestrian sidewalks;*
  - (C) *Off-street parking consistent with the Downtown Specific Plan.*
- 2.8.5 (new) *Commercial development should be designed to:*
- (A) *Provide opportunities for interaction between patrons and pedestrians. Examples include storefront display windows, sidewalk cafes and exterior seating, and pedestrian-scale signage; and*
  - (B) *Be clustered so as to provide a destination for shoppers and to limit vehicular trips.*
- 2.10.1 (new) *Support a complete streets approach to designing new streets and retrofitting existing streets by encourage streets to provide stimulating settings; improve walkability, bicycling, and transit integration; strengthen connectivity; and enhance community identity through improvements to the public right-of-way such as sidewalks, street trees, parkways, curbs, street lighting, and street furniture.*
- 2.10.9 (new) *Require the pedestrian and bicycle system within a neighborhood, district, center, or project to provide efficient access to neighborhood and/or district centers and other key locations, and to connect with other pedestrian and bikeways in adjacent neighborhoods, and ultimately, to the citywide pedestrian and bikeway trail system.*

- 2.10.11 (new) *Increase neighborhood connectivity in new development by providing access across natural barriers (e.g., creeks) and man-made barriers (e.g., freeways) to the greatest extent feasible.*
- 3.1.1 (new) *Provide a citywide network of complete streets that meet the needs of all users, including bicyclists, children, persons with disabilities, motorists, movers of commercial goods, pedestrians, public transportation and seniors.*
- 3.1.2 (new) *Design streets in a manner consistent with the design recommendations described in the National Association of City Transportation Officials (NACTO) Complete Street Guide.*
- 3.1.3 (new) *Evaluate transportation performance with performance measures that emphasize the efficient movement of people and reduce rates of vehicle miles traveled (VMT).*
- 3.1.8 (revised) *Encourage a multi-modal circulation system that supports non-automobile travel. Incorporate universal design techniques to accommodate pedestrians of all ages and abilities. Ensure compliance with the ADA.*
- 3.2.3 (revised) *Continue to improve and expand bicycle and pedestrian facilities to ensure a safe and convenient a bicycle and pedestrian system that provides connections throughout Oakley and with neighboring areas, and is accessible to all users, including residents, recreational, and commuter users.*
- 3.2.4 (revised) *Design roadway facilities to accommodate bicycle and pedestrian traffic. Include Class I, II, III, or IV bicycle facilities as appropriate. Through the Design Review process, provide sidewalks on all roads, except in cases where very low pedestrian volumes and/or safety considerations preclude sidewalks. Reduce pedestrian crossing distances and pedestrian wait time to the extent feasible.*
- 3.3.1 (revised) *Design new roadways and facilities to accommodate public transit. Support right-of-way design and amenities consistent with local transit goals to make it easier to get to transit services and improve transit as a viable alternative to driving.*
- 3.3.3 (revised) *Encourage transit providers to improve transit routes, frequency, and level of service to help reduce vehicle miles traveled (VMT) and adequately serve the mobility needs of Oakley residents, including those dependent on public transit.*
- 3.3.4 (new) *Support extension of BART service to Oakley.*
- 3.3.5 (new) *Provide measures to reduce delay to transit vehicles on transit corridors, such as queue-jump lanes and/or bus signal prioritization, where feasible.*
- 3.4.3 (revised) *Provide adequate capacity on collector and arterial streets to accommodate travel at appropriate speeds within the City.*
- 3.5.2 (revised) *Design a roadway system that maximizes safety for all users and results in safe speeds on city streets.*
- 3.5.4 (new) *Incorporate mountable medians, shoulders to bypass queued vehicles, emergency signal preemption, and other features to improve emergency response times as appropriate and feasible on new roadways and on existing roadways.*
- 3.6.1 (existing) *Ensure that Oakley is represented in all East County regional and sub-regional forums.*
- 3.6.2 (existing) *Work with other agencies to address multi-jurisdictional issues affecting Oakley.*

- 3.6.3 (revised) *Ensure that transportation facilities that serve Oakley and neighboring communities are planned for consistency at City boundaries.*
- 3.6.4 (revised) *Ensure that Oakley obtains its fair share of regional improvements that are funded from impact fees collected within Oakley.*
- 3.6.5 (existing) *Encourage implementation of Contra Costa County's East Contra Costa Bikeway Plan.*
- 3.7.1 (existing) *Ensure that Oakley is represented in all East County regional and sub-regional forums.*
- 3.7.2 (existing) *To the extent feasible, protect existing and future land uses from the noise, visual, and other impacts of major roadway construction projects.*
- 3.7.3 (existing) *Ensure that the density and mixture of future land uses (both public and private) encourage transit usage, walking and bicycling.*
- 3.7.4 (existing) *Provide sufficient parking, while considering the effect of parking supply on the use of alternate modes.*
- 3.7.5 (existing) *Mitigate development impacts and ensure that new development pays its own way.*
- 3.7.6 (existing) *New development should not result in inconsistent street frontage improvements along streets adjacent to and serving the project.*
- 3.7.7 (existing) *Mitigate potential circulation conflicts between new roadways and existing rural roadways adjacent to new development.*
- 3.7.8 (existing) *Encourage site planning that promotes all modes of transportation, and that minimizes vehicular trips between different land uses.*
- 3.7.9 (existing) *Pursue a mix of both new housing and additional jobs in Oakley, as part of the overall strategy to balance jobs and housing in East County.*
- 3.7.10 (existing) *Support the Metropolitan Transportation Commission's Safe Routes to Schools program.*
- 3.7.11 (existing) *Support and pursue Safe Routes to Schools projects to enhance pedestrian safety within Oakley.*
- 3.7.12 (new) *Support development that helps to reduce greenhouse gas emissions and vehicle miles traveled (VMT). Strive to reduce the rate of VMT per Resident in Oakley by at least 15 percent compared to year 2020. Strive to ensure the rate of VMT per Employee in Oakley remains lower than the countywide average.*
- 6.2.1 (new) *Support the principles of reducing air pollutants and greenhouse gas emissions through comprehensive and sustainable land use, transportation, and energy planning and addressing opportunities to decrease emissions associated with local government operations.*
- 6.2.2 (new) *Coordinate with the BAAQMD, the Association of Bay Area Governments (ABAG), and the California Air Resources Board (State Air Board), and other agencies to develop and implement regional and county plans, programs, and mitigation measures that address cross-jurisdictional and regional air quality impacts, including land use, transportation, and climate change impacts, and incorporate the relevant provisions of those plans into City planning and project review procedures. Also cooperate with BAAQMD, ABAG, and State Air Board in:*



- (K) *Enforcing the provisions of the California and Federal Clean Air Acts, state and regional policies, and established standards for air quality.*
- (L) *Identifying baseline air pollutant and greenhouse gas emissions.*
- (M) *Encouraging energy-efficiency measures in City operations and facilities and use of low-carbon or clean fuels for city vehicle fleets, when feasible.*
- 6.2.6 (new) *Encourage transportation modes that minimize contaminant and greenhouse gas emissions from motor vehicle use.*
- 6.2.7 (revised) *Encourage and support for infill, mixed use, and higher density development, where appropriate, in order to reduce GHG emissions associated with vehicle travel.*
- 6.2.8 (new) *Participate, when appropriate, in local and regional efforts to identify cost-effective programs that may assist the Oakley community in reducing greenhouse gas emissions through energy-efficiency, alternative fuels, and other mitigation approaches. Such programs may include East Bay Energy Watch Strategic Energy Planning, Bay Area Regional Energy Network (BayREN) and Energy Upgrade California.*

### Actions

- 2.9.D. (new) *As part of the development review process, encourage projects to incorporate sustainable elements, such as passive solar design, energy-efficient features, water conservation measures, street trees, electric vehicle charging stations, and low impact development features to the extent feasible.*
- 3.1.D. (revised) *Implement circulation improvements required to mitigate the effects of growth and to maintain the Level of Service standard. Prioritize mobility improvement projects based on multi-modal travel volume, traffic safety, pedestrian and bicyclist safety, availability of funding, impact on VMT, and other measures of need as appropriate.*
- 3.2.B (revised) *Develop a comprehensive Bicycle and Pedestrian Master Plan, including design standards for bicycle and pedestrian facilities, evaluation of current bicycle promotion programs, analysis of bicycle and pedestrian accidents, and a capital improvement program to ensure adequate maintenance of bicycle and pedestrian facilities and that new and expanded bicycle and pedestrian facilities are equitably distributed across, and accessible to, all segments of the community. Develop a strategic approach to pursuing state and federal funding for bicycle and pedestrian improvement projects, working closely with neighboring jurisdictions.*
- 3.2.D (revised) *Actively participate in the adoption and implementation of the Contra Costa Countywide Bicycle and Pedestrian Plan.*
- 3.5.G. (new) *Consider adoption of a Vision Zero Action Plan (or strategy) that prioritizes a systems-based approach to preventing traffic fatalities, focusing on the built environment, systems, and policies that influence behavior as well as messaging that emphasizes that these traffic losses are preventable.*
- 3.6.A (existing) *Attend and participate in regularly scheduled TRANSPLAN meetings.*
- 3.6.B (existing) *Provide written comments on environmental documents, plans, and programs prepared by neighboring agencies.*

- 3.6.C (existing) *Secure representation on the Contra Costa Transportation Authority Board when appropriate.*
- 3.6.D (existing) *Actively participate in all activities related to the East Contra Costa Regional Fee and Financing Authority and the East County Transportation Improvement Authority.*
- 3.6.E (existing) *Coordinate with CCTA, Caltrans, and other transportation agencies to ensure that Oakley's transportation planning objectives are included during the roadway planning and design process.*
- 3.6.F (existing) *To maintain compliance with the Contra Costa Transportation Authority Growth Management Program, implement all actions assigned to Oakley in the East County Action Plan.*
- 3.6.G (existing) *Participate in sub-regional efforts towards transportation demand management, consistent with the East County Action Plan.*
- 3.6.H (existing) *Work with TRANSPLAN to maintain compliance with the requirements of Measure J, specifically participating in the ongoing regional transportation process with other jurisdictions and agencies, the Regional Transportation Planning Committees, and CCTA.*
- 3.7.A (revised) *Work with public and private agencies to minimize the effect of major roadway construction projects on nearby land uses.*
- 3.7.B (existing) *During the development review process, size streets and intersections to accommodate planned land uses consistent with the Level of Service standard, to the extent feasible. Consider the effects of pedestrian-, bicycle-, and transit-oriented land uses when determining appropriate infrastructure size and configuration.*
- 3.7.C (existing) *Maintain compliance with the Contra Costa Transportation Authority Growth Management Program by reviewing Oakley General Plan Amendments for consistency with the East County Action Plan Final 2000 Update, or future Action Plan updates as adopted.*
- 3.7.D (existing) *Participate in regional land use and transportation planning efforts by sharing information about future development in Oakley with interested agencies and jurisdictions to create a balanced, safe, and efficient transportation system and to manage the impacts of growth.*
- 3.7.E (existing) *Develop parking requirements that are consistent with the goals for increased use of alternative transportation modes, and that acknowledge opportunities for shared parking. During the development review process, ensure that development plans are consistent with the parking requirements in the Oakley zoning code.*
- 3.7.F (existing) *Collect development impact and other fees and require any necessary roadway improvements and property dedications to ensure that each development project contributes its fair share toward necessary transportation improvement projects.*
- 3.7.G (existing) *Develop streetscape design standards that recognize the role of streets not only as vehicle routes but also as part of an extensive system of public spaces where people live, neighbors meet, and businesses operate.*
- 3.7.H (existing) *Review site plans and area plans to encourage mixed uses, thereby decreasing the number of vehicle trips required between uses. Promote land use patterns that*

*maximize trip-linking opportunities. Locate mixed uses within walking or bicycling distance, and ensure that there are not physical barriers to walking and bicycling.*

6.2.A. (revised) *Minimize impacts of new development by reviewing development proposals for potential air quality impacts, including toxic and hazardous emissions, and climate change impacts pursuant to CEQA and the BAAQMD California Environmental Quality Act Air Quality Guidelines. Apply land use and transportation planning techniques and require adequate, appropriate, and cost-effective mitigation measures to reduce significant and potentially significant air quality, climate change, and greenhouse gas impacts. This includes, but is not limited to, the following:*

- (A) Identifying sources of toxic air emissions and ensuring adequate and appropriate buffering (e.g., setbacks, landscaping, non-sensitive uses) between sensitive air pollution receptors and significant sources of air pollution, including toxic air contaminants;*
- (B) Incorporation of public transit stops;*
- (C) Pedestrian and bicycle linkage to commercial centers, employment centers, schools, and parks;*
- (D) Preferential parking for carpools and van pools;*
- (E) Traffic flow improvements;*
- (F) Employer trip reduction programs;*
- (G) Use of site design, building orientation, and landscaping to provide solar access, passive cooling, and protection from wind and rain;*
- (H) Use of energy-efficient and water-conserving systems in excess of Title 24 requirements;*
- (I) Use of alternative or clean energy sources; and*
- (J) Use of best available and economically feasible control technology for stationary sources.*

*XVIII. TRIBAL CULTURAL RESOURCES -- WOULD THE PROJECT:*

	<i>Potentially Significant Impact</i>	<i>Less Than Significant with Mitigation Incorporation</i>	<i>Less Than Significant Impact</i>	<i>No Impact</i>
a) Would the project cause a substantial adverse change in the significance of a tribal cultural resource, defined in Public Resources Code Section 21074 as either a site, feature, place, cultural landscape that is geographically defined in terms of the size and scope of the landscape, sacred place, or object with cultural value to a California Native American tribe, and that is:				
i) Listed or eligible for listing in the California Register of Historical Resources, or in a local register of historical resources as defined in Public Resources Code Section 5020.1(k)?			X	
ii) A resource determined by the lead agency, in its discretion and supported by substantial evidence, to be significant pursuant to criteria set forth in subdivision (c) of Public Resources Code Section 5024.1? In applying the criteria set forth in subdivision (c) of Public Resources Code Section 5024.1, the lead agency shall consider the significance of the resources to a California Native American tribe.			X	

*RESPONSES TO CHECKLIST QUESTIONS***Responses a.i), a.ii):**

Assembly Bill 52 (Chapter 532, Statutes 2014) required an update to Appendix G (Initial Study Checklist) of the California Environmental Quality Act Guidelines to include questions related to impacts to tribal cultural resources. AB 52 requires a lead agency, prior to the release of a negative declaration, mitigated negative declaration, or environmental impact report for a project, to begin consultation with a California Native American tribe that is traditionally and culturally affiliated with the geographic area of the proposed project if: (1) the California Native American tribe requested to the lead agency, in writing, to be informed by the lead agency through formal notification of proposed projects in the geographic area that is traditionally and culturally affiliated with the tribe, and (2) the California Native American tribe responds, in writing, within 30 days of receipt of the formal notification, and requests the consultation. Changes to Appendix G were approved by the Office of Administrative Law on September 27, 2016.

Senate Bill 18 (SB 18), which went into effect January 1, 2005, requires local governments (city and county) to consult with Native American tribes before making certain planning decisions and to provide notice to tribes at certain key points in the planning process. The intent is to “provide California Native American tribes an opportunity to participate in local land use decisions at an early planning stage, for the purpose of protecting, or mitigating impacts to, cultural places.” The purpose of involving tribes at these early planning stages is to allow consideration of cultural places in the context of broad local land use policy, before individual site specific, project-level, land use designations are made by a local government. The consultation requirements of SB 18 apply to General Plan or Specific Plan processes proposed on or after March 1, 2005.

Pursuant to AB 52 and SB 18, consultation letters were sent via certified mail on April 15, 2021 requesting information related to cultural resources or heritage sites. The letters were sent to

the Amah Mutsun Tribal Band of Mission San Juan Bautista, Muwekma Ohlone Indian Tribe of the SF Bay Area, Chicken Ranch Rancheria of Me-Wuk Indians, Nashville Enterprise Miwok- Maidu-Nishinam Tribe, Guidiville Indian Rancheria, Indian Canyon Mutsun Band of Costanoan, Muwekma Ohlone Indian Tribe of the SF Bay Area, North Valley Yokuts Tribe, The Ohlone Indian Tribe, Tule River Indian Tribe, and The Confederated Villages of Lisjan. No responses were received.

Prehistoric resources, including a shell mound, and historic resources, including commercial, residential, and institutional buildings, exist in Oakley and the Planning Area. The first settlers in the west delta region were the Bay Miwoks, who occupied the region between approximately 1100 and 1700. Spanish incursions into the region began in the 1770s and the Oakley area began to be settled in the 1830s.

The Focused General Plan Update updates existing condition information in the General Plan document and provides goals, policies, and programs to address the requirements of State law, including environmental justice, circulation and mobility, and safety, including climate adaptation. The Focused General Plan Update also updates the General Plan policies and actions to reflect current conditions and best practices related to each element. The Focused General Plan Update does not increase residential densities or intensities, although it does rename the residential land use designations. The Focused General Plan Update does not identify new areas for urbanization or development. The updated growth projections, which have been revised to reflect existing conditions and approved projects, remain below the projections associated with the adopted General Plan for increases in residential units and non-residential (employment) growth.

The Focused General Plan Update does not contain goals, policies or programs or other changes that encourage the intensification of development or changes to planned development patterns that would result in tribal cultural resources impacts. Additionally, the Focused General Plan Update does not remove environmental protections or mitigation related to tribal cultural resources and does not identify any changes to programs or policies that would adversely affect tribal cultural resources. Rather, the Focused General Plan strengthens the City's approach to addressing impacts to cultural resources, including tribal cultural resources and human remains.

The Open Space and Conservation Element include new and revised policies and actions to address discovery of cultural resources and human remains and to encourage the preservation of archaeological, including historic, resources. Policy 6.4.2 ensures that development projects are reviewed to identify potential for projects to contain archaeological resources. Action 6.4.C requires development, infrastructure, and ground-disturbing projects to comply with specific measures to address inadvertent discovery of cultural resources or human remains. Policy 6.4.3 addresses treatment of human remains in compliance with State law. Policy 6.4.4 ensures tribal consultation is conducted in accordance with State requirements to identify potential tribal cultural resources. Policies 6.5.1, 6.5.4, and 6.5.7 and Action 6.5.C promote the protection and preservation of historic resources. Policy 6.6.1 and Action 6.4.C provide for the conservation of open space, including long-term preservation of cultural, tribal, and historic resources, where appropriate and feasible. These new and revised policies and actions are listed below.

The Focused General Plan Update does not provide entitlements to any specific land use or development projects and does not include any specific infrastructure improvements or other capital improvement projects. Future development would continue to be consistent with the urbanization patterns, development types, and intensities envisioned by the adopted General Plan and no new areas are identified for development or urbanization. Therefore, the Focused

General Plan Update would not result in growth beyond that currently allowed and would not result in new or increased tribal cultural resource impacts. Future actions under the Focused General Plan Update, including consideration of new development, revisions to the Zoning Ordinance, and future development proposals and infrastructure plans would be addressed pursuant to State law, including the California Environmental Quality Act, when project-specific details are available to ensure that significant impacts to tribal cultural resources do not occur. Additionally, those developments and projects will be reviewed to ensure that they are in compliance with the General Plan, including the Open Space and Conservation Element, and the City will consult with traditionally and culturally affiliated California Native American tribes, pursuant to AB 52 and SB 18. The intent is to provide California Native American tribes an opportunity to participate in local land use decisions at an early planning state, for the purpose of protecting, or mitigating impacts to, cultural places. The purpose of involving local tribes at these early planning stages is to allow consideration of cultural places in the context of broad local land use policy, before individual site-specific, project-level, land use decisions are made by a local government. Therefore, the Focused General Plan Update would have a **less than significant impact** on tribal cultural resources.

### **Focused General Plan Update Policies and Actions that Address Tribal Cultural Resources**

#### Policies

- 6.4.2. (new) *Review new development projects to conduct location-specific searches through the California Historical Resources Information System to determine whether project areas contain known archaeological resources, either prehistoric and/or historic-era, or have significant potential for such resources.*
- 6.4.3. (new) *Ensure that human remains are treated with sensitivity and dignity, and ensure compliance with the provisions of California Health and Safety Code Section 7050.5 and California Public Resources Code Section 5097.98.*
- 6.4.4. (new) *Consistent with State tribal consultation requirements, such as SB 18, consult with Native American tribes to identify any significant Native American tribal cultural resources that may be affected by new development and land use policy changes.*
- 6.6.1 (new) *Conserve open space, including natural and sensitive habitats, waterways, shorelines, wetlands, sloughs, agricultural lands, scenic areas, and cultural, tribal, and historic resources, for long-term preservation, where appropriate and feasible, as well as for active and passive conservation activities, including agricultural and appropriate recreational uses. Conversion of open space to developed residential, commercial, industrial, or other similar types of uses, shall be strongly discouraged.*

#### Actions

- 6.4.B. (new) *Incorporate significant archaeological sites, where feasible, into open space areas.*
- 6.4.C. (new) *Require all new development, infrastructure, and other ground-disturbing projects to comply with the following conditions in the event of an inadvertent discovery of cultural resources or human remains:*
- (A) *If construction or grading activities result in the discovery of significant historic or prehistoric archaeological artifacts or unique paleontological resources, all work within 100 feet of the discovery shall cease, the Community Development Director shall be notified, the resources shall be examined by a qualified archaeologist, paleontologist, or historian for*

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*appropriate protection and preservation measures; and work may only resume when appropriate protections are in place and have been approved by the Community Development Director; and*

- (B) *If human remains are discovered during any ground disturbing activity, work shall stop until the Community Development Director and the Contra Costa County Coroner have been contacted; if the human remains are determined to be of Native American origin, the Native American Heritage Commission and the most likely descendants have been consulted; and work may only resume when appropriate measures have been taken and approved by the Community Development Director.*

**XIX. UTILITIES AND SERVICE SYSTEMS -- WOULD THE PROJECT:**

	<i>Potentially Significant Impact</i>	<i>Less Than Significant with Mitigation Incorporation</i>	<i>Less Than Significant Impact</i>	<i>No Impact</i>
a) Require or result in the relocation or construction of new or expanded water, or wastewater treatment or storm water drainage, electric power, natural gas, or telecommunications facilities, the construction or relocation of which could cause significant environmental effects?			X	
b) Have sufficient water supplies available to serve the project and reasonably foreseeable future development during normal, dry and multiple dry years?			X	
c) Result in a determination by the wastewater treatment provider which serves or may serve the project that it has adequate capacity to serve the projects projected demand in addition to the providers existing commitments?			X	
d) Generate solid waste in excess of State or local standards, or in excess of the capacity of local infrastructure, or otherwise impair the attainment of solid waste reduction goals?			X	
e) Comply with federal, state, and local management and reduction statutes and regulations related to solid waste?			X	

**RESPONSES TO CHECKLIST QUESTIONS**

**Responses a), b) c) d) e):**

The Focused General Plan Update updates existing condition information in the General Plan document and provides goals, policies, and programs to address the requirements of State law, including environmental justice, circulation and mobility, and safety, including climate adaptation. The Focused General Plan Update also updates the General Plan policies and actions to reflect current conditions and best practices related to each element. The Focused General Plan Update does not increase residential densities or intensities, although it does rename the residential land use designations. The Focused General Plan Update does not identify new areas for urbanization or non-residential development. The updated growth projections, which have been revised to reflect existing conditions and approved projects, remain below the projections associated with the adopted General Plan for increases in residential units and non-residential (employment) growth.

The Focused General Plan Update does not contain goals, policies or programs or other changes that encourage the intensification of development or changes to planned development patterns that would result in increased demand for public services and associated construction of new, expanded, or rehabilitated public services facilities. Additionally, the Focused General Plan Update does not remove environmental protections or mitigation related to development or public services. Rather, the Focused General Plan strengthens the City’s approach to addressing



environmental impact, which would be applied to new, expanded, and rehabilitated public services facilities and improvements.

The Focused General Plan Update includes new and revised policies and actions that address utilities and service systems. Policy 2.8.14 would assist in minimizing visual impacts associated with utility facilities. Policies 4.10.10, 8.2.3, 8.2.4, 8.2.5, and 8.2.6 and Actions 2.9.D and 8.2.E, ensure that development and infrastructure projects address stormwater runoff and water quality impacts. Action 2.4.C requires major industrial development proposal to provide an engineering report that addresses potable water and wastewater demand. Actions 2.4.D and 6.2.D encourage water-efficiency and conservation measures, as well as recycled water use, potentially reducing demand for water supply and sewer treatment.

The Focused General Plan Update does not provide entitlements to any specific land use or development projects and does not include any specific infrastructure improvements or other capital improvement projects. Future development would continue to be consistent with the urbanization patterns, development types, and intensities envisioned by the adopted General Plan and no new areas are identified for development or urbanization. Therefore, the Focused General Plan Update would not result in growth beyond that currently allowed and would not result in increased demand for services and associated facilities and improvements. The potential impacts of individual development projects, including facilities and improvements associated with public services, would continue to be addressed pursuant to California Environmental Quality Act, including any required site-specific review for potential impacts to utilities, such as water, wastewater, drainage, and solid waste, when project-specific details are available. Therefore, the Focused General Plan Update would have a **less than significant impact** on public services.

## **Focused General Plan Update Policies and Actions that Address Utilities and Service Systems**

### Policies

- 2.8.14 (new) Minimize the visual impacts of public and private communication, service, and utility facilities by requiring the provider to incorporate sensitive site design techniques, including, but not limited to the placement of facilities in less conspicuous locations, the undergrounding of facilities wherever possible, and the screening of facilities.*
- 4.8.1 (existing) Coordinate future development with all water agencies to ensure facilities are available for proper water supply.*
- 4.8.2 (existing) Encourage the development of locally controlled supplies to meet the growth needs of the City.*
- 4.8.3 (existing) Encourage the conservation of water resources throughout the City.*
- 4.8.12 (existing) Reduce the need for water system improvements by encouraging new development to incorporate water conservation measures to decrease peak water use.*
- 4.8.13 (existing) Encourage the use of recycled water as a supplement to existing water supplies.*
- 4.10.10 (revised) In conjunction with Contra Costa County Flood Control and Water Conservation District (CFCWCD), Reclamation District 799, and other entities as appropriate, continue to implement a Drainage Master Plan in the East Cypress Corridor Specific*

*Plan Area and develop and implement a Drainage Master Plan for the Cypress Corridor Special Planning Area.*

- 8.2.3 (new) *Consider the risks of flooding and rising sea levels in the planning and environmental review of new development projects by requiring all development projects that require a building permit to demonstrate how storm water runoff will be detained or retained on-site, treated, and/or conveyed to the nearest drainage facility as part of the development review process. Project applicants shall demonstrate that project implementation would not result in increases in the peak flow runoff to adjacent lands or drainage facilities that would exceed the design capacity of the drainage facility or result in an increased potential for off-site flooding. Ensure that adequate drainage and erosion control measures are provided during project construction.*
- 8.2.4 (new) *Ensure that construction activities and new development will not result in adverse impacts to existing properties and flood control and drainage structures.*
- 8.2.6 (new) *Ensure that any development activity that requires a grading permit does not impact adjacent properties, local creeks and storm drainage systems by designing and building the site to drain properly to minimize drainage issues and erosion.*

#### Actions

- 2.4.C. (new) *Require proposed major industrial development to provide the City with an engineering report of the anticipated potable water and wastewater demand. Additional review will be required for proposed industrial uses with a high potable water and wastewater demand.*
- 2.9.D. (new) *As part of the development review process, encourage projects to incorporate sustainable elements, such as passive solar design, energy-efficient features, water conservation measures, street trees, electric vehicle charging stations, and low impact development features to the extent feasible.*
- 4.8.A (existing) *At the project approval stage, the City shall require new development to demonstrate that adequate water quantity and quality can be provided. The City shall determine whether 1) capacity exists within the water system if a development project is built within a set period of time, or 2) capacity will be provided by a funded program or other mechanism. This finding will be based on information furnished or made available to the City from consultations with the appropriate water agency, the applicant, or other sources.*
- 6.2.D. (new) *Consider opportunities to enhance existing water efficiency and conservation measures, as feasible, and continue to support programs that encourage recycled water use and water efficiency in order to reduce energy and GHGs associated with water use.*
- 8.2.E. (revised) *Through the environmental review process for development proposals and essential facilities, to prepare hydraulic and storm drainage studies to ensure that potential impacts, including on-site and downstream flood damage, subsidence, dam or levee failure, and potential inundation from tsunamis and seiches, and off-site net increases in stormwater resulting from the project, are adequately addressed. Impose appropriate mitigation measures (e.g., BMPs, flood proofing, levee protection, Delta reclamations, etc.) to protect development from adverse flooding*

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*impacts and to ensure that the structural and operational integrity of essential facilities is maintained during flooding.8.3.C (new) As part of the development review process, address hazardous materials impacts, including but not limited to, storage of and contamination by petroleum and chemical materials; gas, crude oil, and refined petroleum pipe leaks; chemicals associated with agricultural uses.*

**XX. WILDFIRE**

<i>Would the project:</i>	<i>Potentially Significant Impact</i>	<i>Less Than Significant with Mitigation Incorporation</i>	<i>Less Than Significant Impact</i>	<i>No Impact</i>
If located in or near state responsibility areas or lands classified as very high fire hazard severity zones, would the project:				
a) Substantially impair an adopted emergency response plan or emergency evacuation plan?				X
b) Due to slope, prevailing winds, and other factors, exacerbate wildfire risks, and thereby expose project occupants to, pollutant concentrations from a wildfire or the uncontrolled spread of a wildfire?				X
c) Require the installation or maintenance of associated infrastructure (such as roads, fuel breaks, emergency water sources, power lines or other utilities) that may exacerbate fire risk or that may result in temporary or ongoing impacts to the environment?				X
d) Expose people or structures to significant risks, including downslope or downstream flooding or landslides, as a result of runoff, post-fire slope instability, or drainage changes?				X

*RESPONSES TO CHECKLIST QUESTIONS*

**Response a) b) c) d):**

The Planning Area is not located in or near state responsibility areas or lands classified as very high fire hazard severity zones. Therefore, the Focused General Plan Update would have **no impact** on wildfire in association with items a, b, c, or d.

**XXI. MANDATORY FINDINGS OF SIGNIFICANCE --**

	<i>Potentially Significant Impact</i>	<i>Less Than Significant with Mitigation Incorporation</i>	<i>Less Than Significant Impact</i>	<i>No Impact</i>
a) Does the project have the potential to substantially degrade the quality of the environment, substantially reduce the habitat of a fish or wildlife species, cause a fish or wildlife population to drop below self-sustaining levels, threaten to eliminate a plant or animal community, substantially reduce the number or restrict the range of a rare or endangered plant or animal or eliminate important examples of the major periods of California history or prehistory?			X	X
b) Does the project have impacts that are individually limited, but cumulatively considerable? ("Cumulatively considerable" means that the incremental effects of a project are considerable when viewed in connection with the effects of past projects, the effects of other current projects, and the effects of probable future projects)?			X	X
c) Does the project have environmental effects which will cause substantial adverse effects on human beings, either directly or indirectly?			X	X

**RESPONSES TO CHECKLIST QUESTIONS**

**Response a), b), c):** The Focused General Plan Update is a policy document, intended to guide the City’s planning for land use, environmental justice, circulation, conservation, open space, safety, and noise in accordance with State law, as well as address relevant local and regional issues. As discussed in Sections I through XX of this Initial Study, the Focused General Plan Update does not contain goals, policies or programs or other changes that encourage the intensification of development or changes to planned development patterns associated with the adopted General Plan. Rather, the Focused General Plan Update includes measures to reduce environmental impacts, including those associated with biological resources, cultural, historic, and tribal cultural resources, and impacts that may adversely affect human beings. Thus, the Focused General Plan Update is also not anticipated to have a considerable contribution to any impacts that would be cumulatively considerable.

As previously discussed, the adoption of the Focused General Plan Update will not grant any entitlements for development and does not include approvals of any development, infrastructure, or other individual projects. As previously described, future development would continue to be consistent with development patterns, intensities, and growth allowed under the General Plan. Therefore, the Focused General Plan Update would not result in growth beyond that currently allowed and would not result in new or increased impacts associated with the quality of the environment, the habitat of a fish or wildlife species, fish or wildlife populations plant or animal communities, rare or endangered plants or animals, or important examples of the major periods of California history or prehistory. The potential impacts of individual development projects would continue to be addressed as required by the General Plan, Oakley Municipal Code, and all applicable standards and regulations, including the California Environmental Quality Act.

Therefore, the Focused General Plan Update would have a **less than significant impact** related to these issues.

**REFERENCES**

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- City of Oakley 2020 General Plan. Adopted December 16, 2002, as amended through 2020.
- City of Oakley Draft Focused General Plan Update. April 2021.
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- Technical Advisory on Evaluating Transportation Impacts in CEQA, Governor’s Office of Planning & Research, December 2018