

City of Brisbane

Agenda Report

TO: City Council via the City Manager

FROM: Community Development Director

SUBJECT: Baylands Environmental Impact Report Process

DATE: Meeting of October 18, 2010

City Council Goals:

To provide for effective and efficient delivery of City services. (Goal #1)

Purpose:

To update the City Council on the Baylands EIR process.

Recommendation:

The City Council receive this report and authorize staff to proceed as set forth below.

Background:

The property owner (Universal Paragon Corporation) made an informational presentation to the City Council on May 24, 2010 regarding their proposed revisions to the draft Baylands Specific Plan. As was discussed at the City Council meeting of June 21, 2010, the modifications to the project require publication of an updated Environmental Impact Report Notice of Preparation (NOP) to potentially affected agencies, as well as a scoping meeting. While the primary intent of a scoping meeting pursuant to CEQA Guidelines Section 15082 is to allow other public agencies with oversight or authority over the project to comment on the EIR scope, it also provides another opportunity for public input on the EIR scope.

Since June, the process has been on hold pending the submission of additional information by UPC regarding their updated proposal to allow for publication of the NOP. The level of information required for scoping and distribution of the NOP as set forth in CEQA (CEQA Guidelines Section 15082) is "sufficient information describing the project...to enable the responsible agencies to make a meaningful response."

Discussion:

An updated project description has been submitted to the City by UPC. This should allow for publication of an updated NOP in the next 1-2 weeks. The scoping meeting would be scheduled and held in the 30-day NOP comment period as well. In addition to the applicant's updated project, the NOP would also describe the community and renewable energy alternatives to be considered in the forthcoming EIR as well.

In regard to alternatives, Recology (formerly Sunset Scavenger) has made a proposal to expand their operations southerly of their current project limits onto property owned by UPC within the limits of the Baylands Specific Plan. Should the City wish to consider this proposal, it would be appropriate for it to be considered in conjunction with the forthcoming EIR as well. It could be studied as a variant to the community alternative, as the area involved (less than 20 acres) is fairly limited compared to the overall specific plan area.

In summary, the forthcoming steps in the EIR process and tentative schedule are shown below:


Activity	Timing
Finalization of NOP by City's environmental consultant (ESA) NOP will include UPC proposal, Community Alternative, Community Alternative with Recology Variant, and Renewable Energy Alternative.	Late Oct/Early Nov
Publication of NOP (starts 30 day comment period)	Early Nov
EIR scoping meeting	Early Dec

Fiscal Impact:

All costs associated with the EIR process are the obligation of Universal Paragon Corporation, with the exception of the Recology Variant. Recology will be responsible for funding any modifications to the EIR scope of work needed to study that project variant.



Department Head



City Manager