

BAYLANDS
SPECIFIC PLAN

EIR
Scoping
Meeting

May 9, 2023

A SCOPING MEETING IS...

- Specifically defined in CEQA as:
 - An opportunity to provide comments about the type and extent of environmental issues to be studied in an EIR.
- The beginning of the environmental review process.
- Other opportunities to address environmental issues include:
 - Public comment period on Draft EIR.
- Opportunities to comment on the project itself include:
 - Planning Commission and City Council public hearings.

PURPOSE OF TONIGHT'S MEETING



Take public comments on environmental issues that should be addressed in the EIR based on updated project description.



Focus comments on environmental issues rather than pros/cons of project.

Comments will inform EIR's issues of concern and scope of analysis.



Comments are being recorded and will be entered into the record.



Each person who desires to speak will have 5 minutes to do so.

Please fill out a speaker card and state name and affiliation.



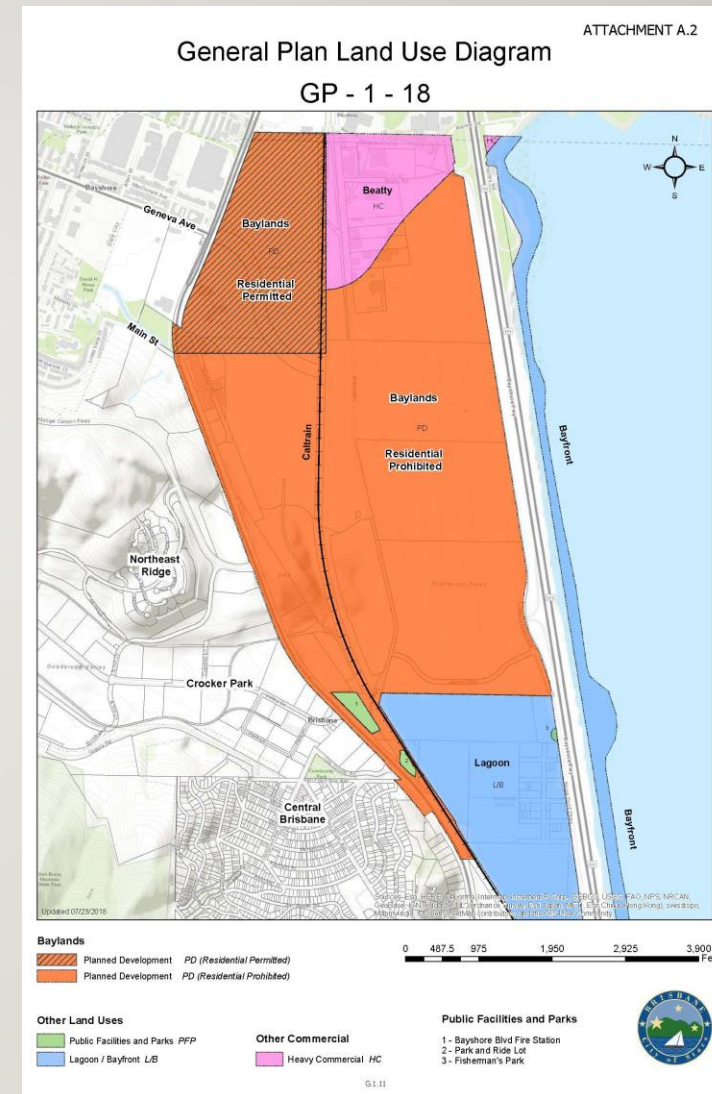
Written comments on scope of EIR analysis will be accepted through May 26, 2023.

BACKGROUND

GP-1-18 and Measure JJ

GP-1-18 AND MEASURE JJ SET THE RULES FOR BAYLANDS DEVELOPMENT

- 1800 – 2200 dwelling units
- 6.5 million s.f. commercial (max.)
 - Plus 500,000 s.f. of hotel use
- Development policies
 - Sustainability
 - Fiscal responsibility
 - Infrastructure
 - Habitat protection
 - Roundhouse restoration



THE BAYLANDS SPECIFIC PLAN



PROPOSED LAND USE

- 2,200 residential dwelling units
- 6.5 million square feet commercial
- 500,000 hotel



LAND USE TYPES



Residential

High Density: up to 8 stories with 20+ story buildings adjacent to Caltrain

Mid Density: up to 8 stories

Low Density: 3-story attached and detached units



Commercial

High Density - 20+ story buildings adjacent to Caltrain

Mid Density - up to 8 stories

Low Density – up to 6-8 stories



Public Facilities

Middle School

Fire Station

Water Recycling Facility

Solar Field

Utility-scale Battery Storage

Electrical Substation

PARKS AND CONSERVATION

- 157 acres (31.8% of land area)
 - Parks – 64.4 ac
 - Resource Conservation – 78.4 ac
 - Public Safety – 13.8 acres
 - Managed Production of Resources – 0.4 ac



CEQA PROCESS



NOTICE OF PREPARATION

Notice that an EIR is being prepared.

- Solicits input regarding the scope of analysis to be included in the EIR.

February 20, 2020

Updated NOP to describe changes to project description.

- Solicits input regarding the scope of analysis to be included in the EIR.

April 26, 2023

March 20, 2020

Initial NOP review period ended.

May 26, 2023

30-day NOP review period ends.

A NEW NOTICE OF PREPARATION IS NEEDED TO ADDRESS...



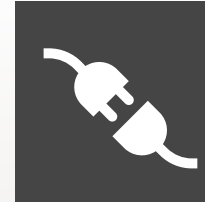
Water Supply

CCWD's Los Vaqueros Reservoir
Expansion Project



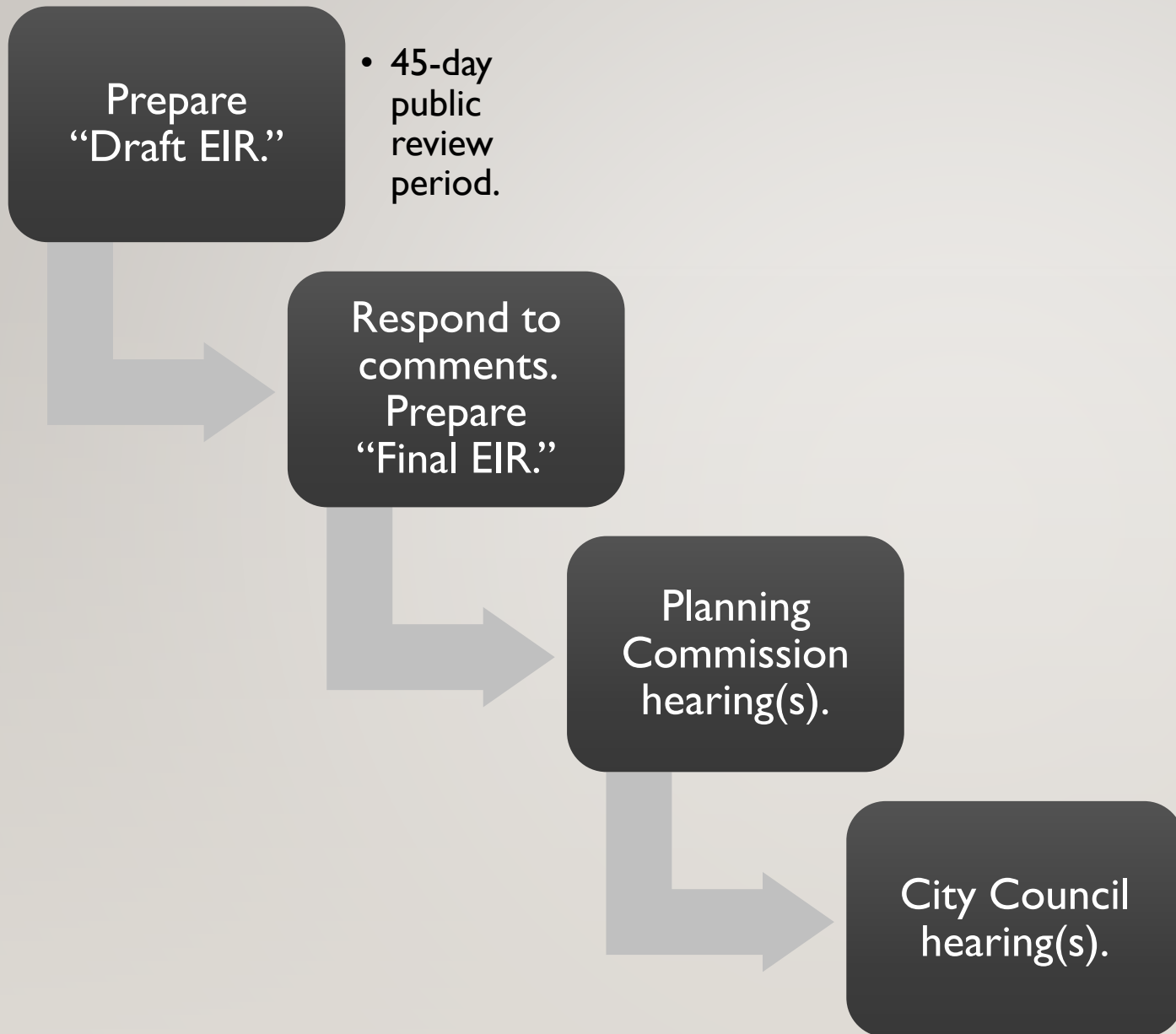
Fire Station

Relocate existing fire station
to 140 Valley Drive
New fire station within the
Baylands



Electrical Facilities

Utility-scale battery storage
Electrical substation
Connections and
improvements to Martin
Substation



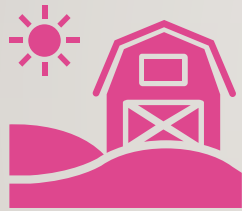
EIR PREPARATION AND REVIEW PROCESS

ISSUES TO BE ADDRESSED IN THE EIR

ENVIRONMENTAL ISSUES TO BE ADDRESSED

- Land Use and Planning
- Socioeconomic Effects
- Aesthetic Resources
- Biological Resources
- Cultural and Tribal Cultural Resources
- Transportation
- Air Quality
- Greenhouse Gas Emissions
- Energy Resources
- Noise
- Geology, Soils, and Seismicity
- Hydrology and Water Quality
- Hazards and Hazardous Materials
- Public Services and Facilities
- Recreation
- Utilities, Service Systems, and Water Supply

EFFECTS FOUND NOT TO BE SIGNIFICANT



Agriculture



Mineral Resources



Wildland Fire
Hazards

OTHER EIR SECTIONS

- Alternatives to the proposed project.
 - No project.
 - Alternatives to the proposed project that could avoid or reduce significant impacts.
 - Concentrated development.
 - Lower density development.
- Cumulative effects.
- Growth inducing effects.

ADDITIONAL OPPORTUNITIES FOR PUBLIC COMMENT

Environmental Impact Report:

- Notice of Preparation – provide comments by May 26, 2023.
- Draft EIR 45-day public comment period.

Baylands Specific Plan and EIR:

- Planning Commission Hearings.
- City Council Hearings.

PUBLIC COMMENT

- Comments can be made on the NOP during this Scoping Meeting tonight via:
 - In-person
 - Zoom.us (please use the latest version: zoom.us/download)
 - Webinar ID: 970 0458 3387
 - Raise Hand
 - Call In Number: 1 (669) 900-9128
 - Meeting ID: 970 0458 3387 #
 - *9 to Raise Hand and *6 to Unmute
- View the draft Baylands Specific Plan at www.brisbaneca.org/baylands-sp

THANK YOU.
REMEMBER...

Written comments on the
Notice of Preparation
must be submitted by
May 26, 2023.

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