



WESTERN EARLY TRANSFER PARCEL

FINAL PUBLIC ACCESS PLAN

for the

THE MARE ISLAND SAN PABLO BAY TRAIL



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ATTACHMENTS

- A. List of Endangered, Threatened and Sensitive Plant and Animal Species
- B. Trail Route Map
- C. Interpretive Overlook Design Details
- D. Product Specification Sheets
 - Trex -- Manufactured Lumber
 - NaturalPAVE XL and Geoweb -- Soil Stabilizers`
 - Pin Foundations, Inc. -- Boardwalk Foundations
 - Alviso Boardwalk Construction Drawings

1.0 BACKGROUND

On September 20, 2002, approximately 2,800 acres of the former Mare Island Naval Shipyard, known as the Western Early Transfer Parcel (WETP), were transferred to the California State Lands Commission (SLC). The early transfer was initiated by Weston Solutions, Inc., formerly known as Roy F. Weston, Inc. (WESTON) and the City of Vallejo (City), to facilitate the development of a dredge materials handling facility to serve San Francisco Bay regional needs.

Following the property transfer, the State Lands Commission leased a portion of the WETP, which contains seven dredge ponds, to the City. The City then entered into an agreement with WESTON for the purpose of developing and permitting the dredge ponds for accepting dredge materials. The State Lands Commission also intends to lease the remaining inactive dredge ponds, wetlands and submerged lands to the US Fish and Wildlife Service (USFWS) to be incorporated into the San Pablo Bay National Wildlife Refuge.

As a condition of the early transfer by the State Lands Commission, public access is required as specified by the WETP Consent Agreement and Covenant between WESTON, the City of Vallejo, the California Department of Toxic Substances Control (DTSC) and the State Lands Commission. This public access is required to be in place by September, 2004. Further, the



View of Western Early Transfer Parcel and San Pablo Bay

Remedial Action Plan (RAP) approved by the DTSC for the WETP, specifically Investigation Areas I (Partial) and J, and the Western Submerged Lands, dated June 2002, includes certain design requirements for construction of foot paths for public access which are consistent with the selected remedy for the site. As specified in the Covenant, the routing of the foot paths (trail) will be determined by the City and USFWS, after taking into consideration input from stakeholders and the public, through lease agreements with the State Lands Commission.

In January 2003, Nature Tourism Planning (NTP) was selected by WESTON to complete a public access plan for the WETP. The scope of work performed by NTP included working with the regulatory agencies, adjoining landowners, and interested community members to 1) clarify the various permitting processes, 2) seek input on the project's location and design, 3) present a draft trail design that meets the conditions of the WETP Covenant, RAP and SLC lease agreements, and where possible, accommodates the needs and interests of adjoining land owners and regional recreational plans, 4) conduct a review workshop and 5) produce a final trail design and plan. This final plan for public access is based on observations obtained through site visits, prior experience developing public access trails in sensitive habitat, and the interests and concerns of a variety of community members and stakeholder groups obtained through individual interviews and a community meeting held on April 10, 2003.

“The objective of the trail design is to provide a visitor experience that is peaceful and rejuvenating, that reconnects people with the wildlife and habitats of the San Pablo Bay, and most importantly, protects the natural values of this area.”

[Note: balance of report confidential]