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September 18, 2020

Alameda County Clerk  
1106 Madison Street, #100  
Oakland, CA 94607

### NOTICE OF EXEMPTION

- LEAD AGENCY:** East Bay Regional Park District
- PROJECT TITLE:** Oyster Bay Public Access Project: Neptune Drive Primary entrance designation
- PROJECT LOCATION:** Oyster Bay Regional Shoreline  
1600 Neptune Drive, San Leandro, CA 94577
- PROJECT APPLICANT:** Kim Thai, 2950 Peralta Oaks Court, Oakland, CA 94605

**PROJECT DESCRIPTION:** The purpose of the proposed project is to amend the 2013 Oyster Bay Regional Shoreline (Oyster Bay) Land Use Plan Amendment (LUPA) to provide public recreational access to East Bay Regional Park District’s (Park District) Oyster Bay by designating the primary access be from Neptune Drive.

The project site is located at the end of Neptune Drive in San Leandro. Currently, the Neptune Drive entrance to Oyster Bay provides primary access for emergency services and connects to a road within the park extending from the Davis Street entrance and the future parking areas inside Oyster Bay. Most park users who drive to Oyster Bay park their vehicles on Neptune Drive, which provides curb parking for 45 vehicles, and walk or bike into the regional shoreline park. Since 2013, the designated primary public access point for Oyster Bay has been Davis Street; this action will change the primary public access point to Neptune Drive.

Designating the primary public Oyster Bay access point be off of Neptune Drive would include regulatory, safety, and wayfinding signage installed to guide park visitors. Park entry access development off Neptune Drive would also include a two-lane vehicular roadway, for ingress and egress, and a separated trail connection to the existing San Francisco Bay Trail and interior park trails. Construction would include reconfiguration of the existing entry structure fencing and gate; installation of compacted aggregate base rock roadway and paving for the Bay Trail connector. Placement of boulders and/or installation of barriers and fencing will delineate roadway and separate pedestrian trails. This entry roadway would ultimately provide a vehicular connection to staging areas being developed in several areas located north to south along the eastern edges of the park site and provide access to picnic and recreation areas in the park. The proposed project would also include designation and improvement of Davis Street driveway for use as an alternate maintenance and Emergency Vehicle Maintenance Access route. The proposed project would be completed by Park District staff as part of their routine activities.

Board of Directors

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**DETERMINATION:** The Park District has reviewed the proposed project and determined it to be categorically exempt from the California Environmental Quality Act (CEQA) under the following sections of Article 19, Categorical Exemptions, of the State CEQA Guidelines in the California Administrative Code:

**Section 15301(d) – Existing Facilities – Restoration or rehabilitation of deteriorated or damaged structures, facilities, or mechanical equipment to meet current standards or public health and safety.**

The proposed project meets the requirements of a Class 1 Categorical Exemption in the CEQA Guidelines, where the project “consists of the operation, repair, maintenance, permitting, leasing, licensing, or minor alteration of existing public or private structures, facilities, mechanical equipment, or topographical features, involving negligible or no expansion of existing or former use”. The project will allow for safer and clearly signed public access into Oyster Bay.

**Section 15302(c) – Replacement or Reconstruction of existing utility systems and/or facilities involving negligible or no expansion of capacity.**

The proposed project meets the requirements for a Class 2 Categorical Exemption in the *CEQA Guidelines*, as the project “consists of replacement or reconstruction of existing structures and facilities where the new facilities would be located on the same site as the facilities replaced and would have substantially the same purpose and capacity” as the replaced facilities. The project would make Neptune Drive the primary public access point into Oyster Bay, which is how most park users currently enter the park.



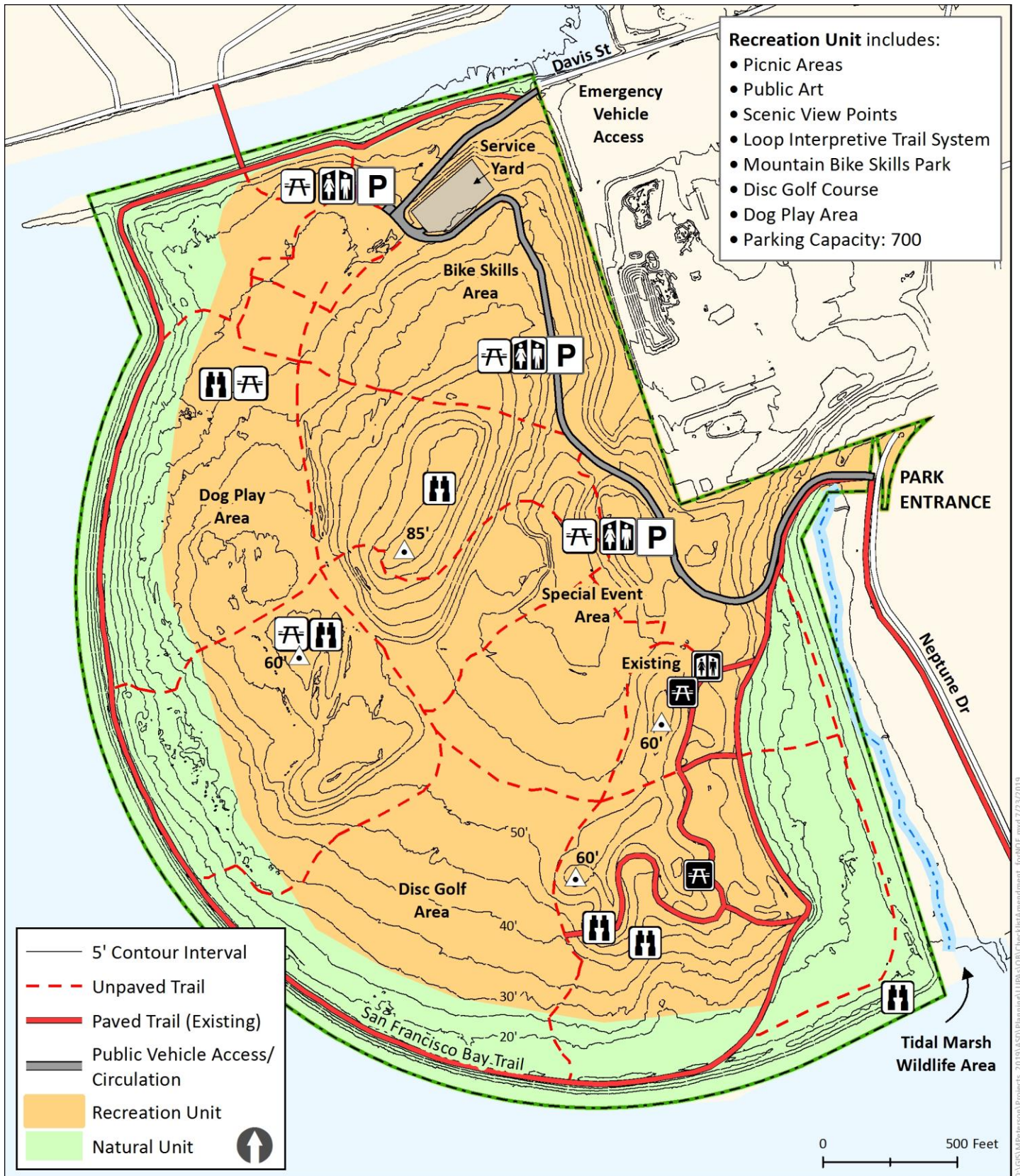
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09/18/2020

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**Date**



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