



**NOTICE OF PREPARATION OF  
DRAFT ENVIRONMENTAL IMPACT REPORT  
QUARRY SITE RESTORATION PROJECT  
EAST BAY MUNICIPAL UTILITY DISTRICT**

**JANUARY 18, 2022**

**TO:** Responsible and Trustee Agencies, Organizations, and Interested Parties

**FROM:** East Bay Municipal Utility District  
375 Eleventh Street, MS 701  
Oakland, CA 94607-4240

**SUBJECT:** Notice of Preparation of a Draft Environmental Impact Report for the Quarry Site Restoration Project

The East Bay Municipal Utility District (EBMUD), acting as lead agency under the California Environmental Quality Act (CEQA), is preparing an Environmental Impact Report (EIR) for the Quarry Site Restoration Project (Project).

**AGENCIES:** EBMUD requests your input regarding the scope and content of the environmental information that is germane to your agency's statutory responsibilities in connection with the proposed Project.

**ORGANIZATIONS AND OTHER INTERESTED PARTIES:** EBMUD requests comments from organizations and interested parties regarding the environmental issues associated with the proposed Project.

**PROJECT TITLE:** Quarry Site Restoration Project

**PROJECT LOCATION:** The proposed Project is located at the approximately 60-acre former quarry site (Quarry Site) owned by the privately-owned San Leandro Rock Company at 13575 Lake Chabot Road in unincorporated Alameda County (see Figure 1). The Quarry Site is situated between Lake Chabot Regional Park and the City of San Leandro and is bounded by Lake Chabot Road to the north, Lake Chabot Regional Park to the east and south, a residential development to the southwest, and the Bay-O-Vista Swim & Tennis Club to the northwest (see Figure 2).

**PROJECT PURPOSE:** The Project purpose is to improve the efficiency of EBMUD's current trench soil management practices, reduce operational costs, and restore the former rock quarry. Site restoration would allow for the beneficial reuse of EBMUD trench soils by restoring environmentally sustainable native habitat and offering passive recreational uses with potential connections to existing public trails. EBMUD proactively replaces its water distribution system pipelines to improve water service, reduce water loss and the number of pipeline breaks. EBMUD excavates trench soils during pipeline repair and maintenance activities (mostly due to pipeline replacement and repair activities). Trench soils are currently transported to temporary stockpile sites for subsequent disposal at landfills. EBMUD estimates that it will generate approximately 50 percent more trench soils due to a planned increase in pipeline replacement rates. The Quarry Site would be used by EBMUD as a final location for trench soils with no interim stockpiling and subsequent transport to a landfill.

**PROJECT DESCRIPTION:** The Project requires EBMUD's acquisition of the privately-owned property and restoration of the Quarry Site in stages over time. The first stage includes using trench soils for fill operations for long-term phased placement and stabilization of approximately 3.6 million cubic yards of trench soil at the Quarry Site over approximately 40 to 80 years. The pace of fill operations would depend on the pipeline repair and replacement rates and the number of trucks per day (or volume in cubic yards per year) of trench soils generated

throughout EBMUD's service area and transported to the Quarry Site. Trucks would access the Quarry Site from Lake Chabot Road. During fill operations, EBMUD would also use an area of the Quarry Site for temporary stockpiles of trench backfill materials and another area for the mechanical separation of the trench soil/water mixture generated during pipeline repair projects. The fill operations stage would be followed by the site restoration stage which would include planting of native trees and hydroseeding with native wildflower and grass species, followed by grading and installation of a public recreational trail. The final stage of the Project is the long-term use of the restored site for open space and passive recreation. Figure shows a conceptual site restoration design. The restored site would be managed as public park land and/or open space, benefitting wildlife and providing open space and a recreational trail for communities in EBMUD's service area.

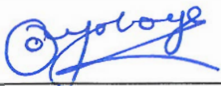
**POTENTIAL ENVIRONMENTAL EFFECTS:** The following areas of potentially significant environmental impacts will be analyzed in the EIR: Aesthetics, Air Quality, Biological Resources, Cultural Resources, Energy, Geology and Soils, Greenhouse Gas Emissions, Hazards and Hazardous Materials, Hydrology and Water Quality, Land Use and Planning, Mineral Resources, Noise, Transportation and Traffic, Tribal Cultural Resources, Utilities and Service Systems and Wildfire. Potential cumulative impacts and potential for growth inducement will be addressed; alternatives, including the No Project Alternative, will be evaluated.

**PUBLIC REVIEW PERIOD:** This Notice of Preparation (NOP) is available for public review and comment pursuant to the California Code of Regulations, Title 14, Section 15082(b) for 30 days. The comment period for the NOP begins January 18, 2022 and ends on February 18, 2022. Your response must be sent at the earliest possible date but not later than 30 days after receipt of this notice.

**RESPONSES AND QUESTIONS:** Responses to or questions regarding this NOP should be directed to:

Chien Wang, Project Manager  
East Bay Municipal Utility District  
375 Eleventh Street, MS 701  
Oakland, CA 94607-4240  
Or by email to: [quarry.restoration@ebmud.com](mailto:quarry.restoration@ebmud.com)

**CEQA PROCESS:** The Draft EIR is planned for publication in spring 2023, with action by EBMUD's Board of Directors expected in summer 2023. Notice will be given of public meetings, including a meeting that will be held during the Draft EIR comment period. At the end of the review and comment process, EBMUD's Board of Directors will determine whether to certify the EIR and approve the Project. The NOP and all CEQA-related documents for this Project will be available for review on the EBMUD website at: [www.ebmud.com/quarry](http://www.ebmud.com/quarry).



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Olujimi O. Yoloye  
Director of Engineering and Construction  
East Bay Municipal Utility District

1/18/22

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Date

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Attachments: Figure 1: Project Location  
Figure 2: Project Site and Vicinity  
Figure 3: Site Restoration Design Concept

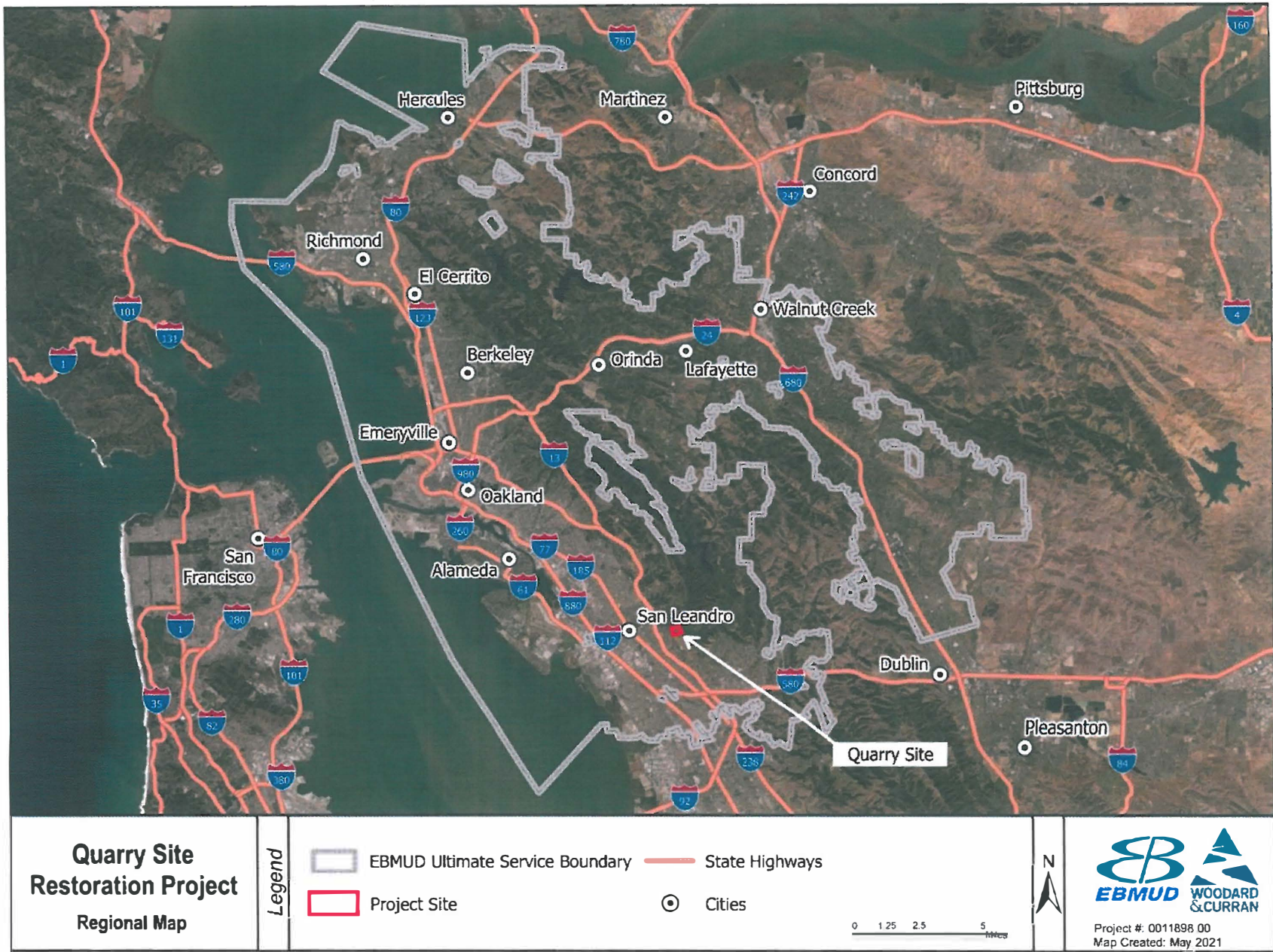


Figure 1: Project Location

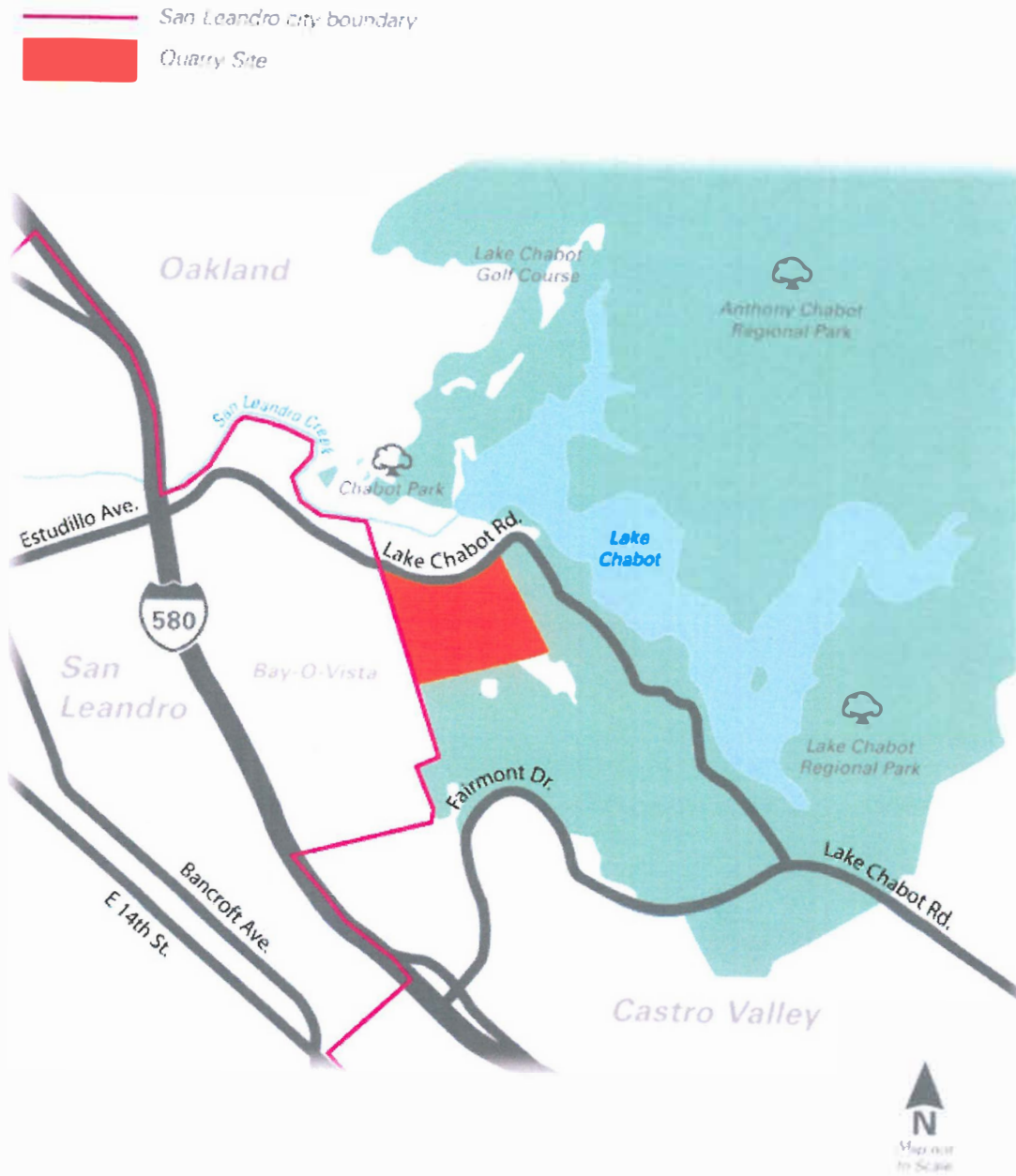


Figure 2: Project Site and Vicinity



Figure 3: Site Restoration Design Concept