Planning and Development Department
Land Use Planning Division

NOTICE OF PREPARATION OF A DRAFT ENVIRONMENTAL IMPACT REPORT AND SCOPING MEETING FOR THE SOLID WASTE AND RECYLING TRANSFER STATION REPLACEMENT PROJECT

DATE: August 31, 2023

TO: State Clearinghouse, Responsible Agencies, Trustee Agencies, Organizations, and Interested Persons

PROJECT TITLE: Solid Waste and Recycling Transfer Station Replacement Project

PROJECT LOCATION: The project site is located at 699 Gilman Street; 1101, 1199-1231, 1201, and 1203 Second Street; and an unaddressed parcel on Second Street; in the City of Berkeley, within the West Berkeley Plan area. The site is bound by Codornices Creek (Creek) riparian corridor to the north, the Union Pacific Railroad right-of-way and tracks to the east, Gilman Street to the south, and Second Street to the west (Exhibit 1 and Exhibit 2).

PROJECT APPLICANT: City of Berkeley Public Works Department, Zero Waste Division (Division), 1201 Second Street, Berkeley, CA 94710

PURPOSE OF NOTICE: The City of Berkeley, as the lead agency, is preparing a Draft Environmental Impact Report (Draft EIR) for the proposed Solid Waste and Recycling Transfer Station Project (proposed project). In accordance with the provisions of the California Environmental Quality Act (CEQA) Guidelines, California Code of Regulations Section 15082(a), this Notice of Preparation (NOP) provides responsible and trustee agencies, organizations, and interested parties with a description of the proposed project and information on its potential environmental effects. The City also invites input and/or comments from public agencies on the scope and content of the environmental information that will be studied in connection with the proposed project.

EXISTING CONDITIONS

Land Use Activities

The 7.48-acre project site consists of six parcels, as shown in Exhibit 3 and Table 1.

Table 1: Existing Parcels

Assessor's Parcel Number	Address	Ownership	Acreage[1]
60-2362-1-8	1203 Second Street	City of Berkeley	0.92
60-2362-1-9 & 60-2362-1-11[2,3]	1199–1231 Second Street		2.03
60-2362-1-10	669 Gilman Street		1.09
60-2382-1-2	1101 Second Street		2.48
60-2382-3-3	1101 Second Street		0.94
60-2382-3-1	unaddressed parcel, Second Street	Target	0.02
		Total	**7.48 acres**

Notes:
[1] Rounded to the nearest hundredth.
[2] According to the topographic survey, "60-2362-1-9 & 60-2362-1-11" are within the same legal parcel. For the purposes of the EIR, they will be considered as one legal parcel and denoted as "60-2362-1-9 & 60-2362-1-11."
[3] According to the topographic survey, there is 0.02 acre of land that is identified as both "60-2362-1-9 & 60-2362-1-11" and 60-2362-1-10. For the purposes of the EIR, this portion will be considered to be part of "60-2362-1-9 & 60-2362-1-11."
Source: City of Berkeley 2023.

The project site is relatively flat (approximately 6 to 13 feet above mean sea level) with a slight gradient descending toward the west. The project site is developed and is occupied by: the existing solid waste transfer station, originally constructed in 1982; the Trillium, Inc. Compressed Natural Gas (CNG) fueling station, which is fenced and separated from the existing transfer station operations; the existing materials recovery facility (MRF); and ancillary buildings to support both the solid waste transfer station and MRF operations.

Aside from the existing building footprints, the site is generally paved with asphalt (Exhibit 4). In various areas within the northern portion of the site, former building foundations remain, and excess materials or stockpile debris are stored uncovered on the asphalt paving. The Codornices Creek riparian corridor borders the northern boundary of the project site. The project site is accessible via paved access driveways located along Second Street and Gilman Street.

The project site is on a hazardous materials list compiled pursuant to Section 65962.5 of the Government Code (Cortese List).

PROJECT DESCRIPTION: The proposed project would merge the six parcels into one; demolish the existing solid waste transfer station and MRF on the project site, including buildings, accessory structures, equipment and paving; and construct new buildings, accessory structures, equipment, and paving for a new solid waste transfer station

facility and MRF. The proposed project would remove the existing shrubs and groundcover on the site, while protecting trees that would not conflict with proposed utilities, grading, stormwater treatment facilities, and architectural improvements. The existing Codornices Creek landscaping (approximately 7,700 square feet) to the north of the existing fence would remain.

The project proposes a two-building design with the transfer station building, truck scales, and vehicle maintenance facility on the north half of the site, and the MRF building, City offices, and public drop-off area on the southern half of the site. Truck and trailer parking would be in the center of the site, between the two main function areas. Bin repair and storage areas would be west of the truck parking area, along the western property line. Also concentrated along the western property line would be parking areas for the public and facility employees. The main truck entry would be at the northwest corner of the project site.

Approximately 11,710 square feet (existing) of the northern portion of Second Street would be repaved and redeveloped as the main truck entry, while maintaining public access to the driveway of the adjacent property to the west, and relocating the public vehicle turnaround area to south of its existing location. This redevelopment would also include pedestrian walkways and replacement of paving with ornamental and Creek landscape (See Exhibit 3 through Exhibit 5). This portion of Second Street would remain as public right-of-way and would be an off-site improvement.

The proposed project would be net zero energy and Leadership in Environmental Design (LEED®) certified, per City requirements.

Table 2 provides the gross square footage of each project component, and Exhibit 5 provides the proposed site plan. The total gross building area would be 114,380 square feet.

Table 2: Proposed Project Gross Area

Component	Gross Area (in square feet)[1]	
	On-site Improvements	Off-site Improvements
Transfer Station (combined for residential and commercial refuse recycling and green/food waste drop-off) (one story)	45,500	—
Materials Recovery Facility (MRF) (one story)	35,000	—
Vehicle Maintenance Building (two stories)	14,000	—
Truck Wash Building (one story)	1,900	—
Information Kiosk (one story)	120	—
Scalehouse Facility (one story)	160	—
Administration Buildings (Office) (three stories)[2]	17,700	—
Total Building Area	**114,380**	—

Component	Gross Area (in square feet)[1]	
	On-site Improvements	Off-site Improvements
Vehicle Paving (includes parking areas and circulation)	166,700	9,800
Other Paving (includes pedestrian walkways, loading docks, bin repair and storage, fuel islands, and scale house median)	19,280	6,700
Public Buyback Area	1,680	—
Free Recycle Drop-off Area (canopied)	4,140	—
Bin Repair (canopied)	3,500	—
Total Paved Area	**195,300**	**16,500**
Creek Landscape Restoration (to the south of the fence)	8,400	2,100
Creek Landscape (to remain, to the north of the fence)	7,700	—
Ornamental Landscape	16,100	2,900
Total Landscape Area	**32,200**	**5,000**

Notes:
[1] Values are rounded to the nearest whole number.
[2] The 1,100-square-foot office is included in the Administration Building total.

ENVIRONMENTAL IMPACT REPORT: Pursuant to CEQA (Public Resources Code [PRC] § 21000 *et seq*.) and California Code of Regulations Section 15064, the discussion of potential effects on the environment in the EIR shall be focused on those impacts that the City has determined may be potentially significant. The Draft EIR will also evaluate the cumulative impacts of the proposed project when considered in conjunction with other related past, current, and reasonably foreseeable future projects. The City has determined that the proposed project could result in potential environmental impacts in the following topic areas, which will be evaluated further in the Draft EIR:

- Aesthetics
- Air Quality
- Biological Resources
- Cultural Resources
- Energy
- Geology and Soils
- Greenhouse Gas Emission
- Hazards and Hazardous Materials
- Hydrology and Water Quality
- Land Use and Planning
- Noise
- Public Services
- Tribal Cultural Resources
- Transportation
- Utilities and Service Systems

CEQA allows a lead agency to limit the detail of discussion of environmental effects that are not considered potentially significant (PRC § 21100; CCR §§ 15126.2(a) and 15128). CEQA requires that the discussion of any significant effect on the environment

be limited to substantial, or potentially substantial, adverse changes in physical conditions that exist within the affected area, as defined in Public Resources Code Section 21060.5 (statutory definitions of "environment"). Environmental issue areas scoped out of the Draft EIR are listed below with an explanation of why there would not be an impact to these resource areas:

- **Agriculture and Forestry Resources—**The project site has operated as a transfer station building and recycling center for more than 35 years. The project site does not support agricultural activities or forest uses and is in an urbanized area. The California Department of Conservation Farmland Mapping and Monitoring Program (FMMP) maps the project site as "Urban and Built-up Land," which is a nonagricultural designation,[1] and the site and surrounding areas are not eligible for Williamson Act Contract. The project site is zoned as Manufacturing (M), a nonagricultural or forest zoning district. As such, it is anticipated that the proposed project would not result in significant effects related to agriculture and forestry resources.
- **Mineral Resources—**There are no mineral resources within the City of Berkeley or within the project site or its vicinity.[2] Furthermore, implementation of the proposed project would not result in the loss of a locally important mineral resource recovery site delineated by an applicable land use plan. A Mineral Resource Zones and Resources Sectors map prepared by the California Geological Survey indicates that the project site is located outside of known mineral deposits of significance.[3] The project site does not contain any known mineral resources. In addition, the project site is currently zoned for Manufacturing (M). As such, no known mineral resources would be impacted by the proposed project.
- **Population and Housing—**Because the proposed project would involve the replacement of the existing facility with a proposed facility that is designed to enhance recycling and solid waste operations and the site does not currently include residential uses, the proposed project would not require the removal of any occupied residential structures and would not involve the construction of housing.

  While construction workers would be required to construct the proposed project, it is expected they would be from the local labor force and would not move to the area for this project. The proposed project does not propose any increase of tonnage at the proposed facility or additional hours from what is allowed under

1 California Department of Conservation. 2022. California Important Farmland Finder. Website: https://maps.conservation.ca.gov/DLRP/CIFF/. Accessed June 27, 2023.

2 City of Berkeley. 2001. Berkeley Draft General Plan EIR. Chapter VI CEQA-Required Assessment Conclusions.

3 California Department of Conservation. 2022. CGS Information Warehouse: Mineral Land Classification. Website: https://maps.conservation.ca.gov/cgs/informationwarehouse/index.html?map=mlc. Accessed June 27, 2023.

the current California Department of Resources Recycling and Recovery (CalRecycle) Solid Waste Facility Permit (SWFP), and no additional employees are anticipated. Once the new facility is operational, if a small number of new employees are required, it is expected that the local labor force would be the primary source for new workers. Therefore, the proposed project would not lead to a significant, unplanned increase in population. As such, it is anticipated that the proposed project would not result in significant effects related to population and housing.

- **Recreation–**While construction workers would be required to construct the project, it is expected they would be from the local labor force and would not move to the area for this project. As discussed above, the proposed project does not propose any increase of tonnage at the proposed facility or additional hours from what is allowed under the current SWFP, and no additional employees are anticipated. Once the new facility is operational, if a small number of new employees are required, it is expected that the local labor force would be the primary source for new workers. Therefore, because the proposed project is not expected to result in a significant increase in population, the proposed project would not result in a change of the existing ratio of parks to residents. As such, it is anticipated that the proposed project would not result in significant effects related to recreation.
- **Wildfire—**The project site is located in a Local Responsibility Area (LRA), and it is not located in a Very High Fire Hazard Severity Zone (VHFHSZ).[4] The nearest VHFHSZ is located approximately 1.6 miles northeast of the project site. It is anticipated that the proposed project would not result in significant effects related to wildfire.

ALTERNATIVES TO BE EVALUATED: In accordance with California Code of Regulations Section 15126.6, the Draft EIR will describe a reasonable range of alternatives to the proposed project that are capable of meeting most of the project's basic objectives and that would avoid or substantially lessen any of the significant effects of the proposed project. The Draft EIR will also provide an analysis of the CEQA-mandated No Project Alternative.

PUBLIC REVIEW AND COMMENT PERIOD: The City requests written comments that focus on the scope and content of the environmental information of the Draft EIR for the proposed project. All comments on environmental issues received during the public comment period will be considered when preparing the Draft EIR. Because of the time limits mandated by State law, this NOP will be circulated for a 30-day review period,

[4] California Department of Forestry and Fire Protection (CAL FIRE). 2022. Fire and Resource Assessment Program (FRAP) Fire Hazard Severity Zone (FHSZ) Viewer. Website: https://egis.fire.ca.gov/FHSZ/. Accessed: June 27, 2023.

which will extend from August 31, 2023 to September 30, 2023. Responses to this NOP must be received by **5:00 p.m. on September 30, 2023.** Please send your written or electronic responses, with appropriate contact information to:

Sharon Gong, Senior Planner
Planning and Development Department
1947 Center Street, 2nd Floor, Berkeley, CA 94704
or
Email: SGong@berkeleyca.gov

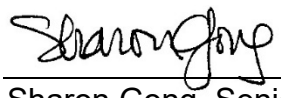
For email communication, please include a subject line indicating "Scoping Comments: Solid Waste and Recycling Transfer Station Replacement Project."

EIR PUBLIC SCOPING MEETING: The City of Berkeley will hold a public scoping meeting to inform interested parties about the project and to provide agencies and the public with an opportunity to comment on the scope and content of the Draft EIR. The meeting will be held at a regularly scheduled Zoning Adjustments Board Hearing. The meeting time and location is included below:

Date: September 14, 2023
Time: 7:00 p.m.
Location: 1231 Addison Street, Berkeley, CA 94702
(School District Board Room)

This meeting will be conducted in a hybrid model with both in-person attendance and virtual participation. To access the meeting remotely, please visit the Zoning Adjustments Board web page to confirm the virtual meeting link and instructions on joining the meeting:

https://berkeleyca.gov/your-government/boards-commissions/zoning-adjustments-board

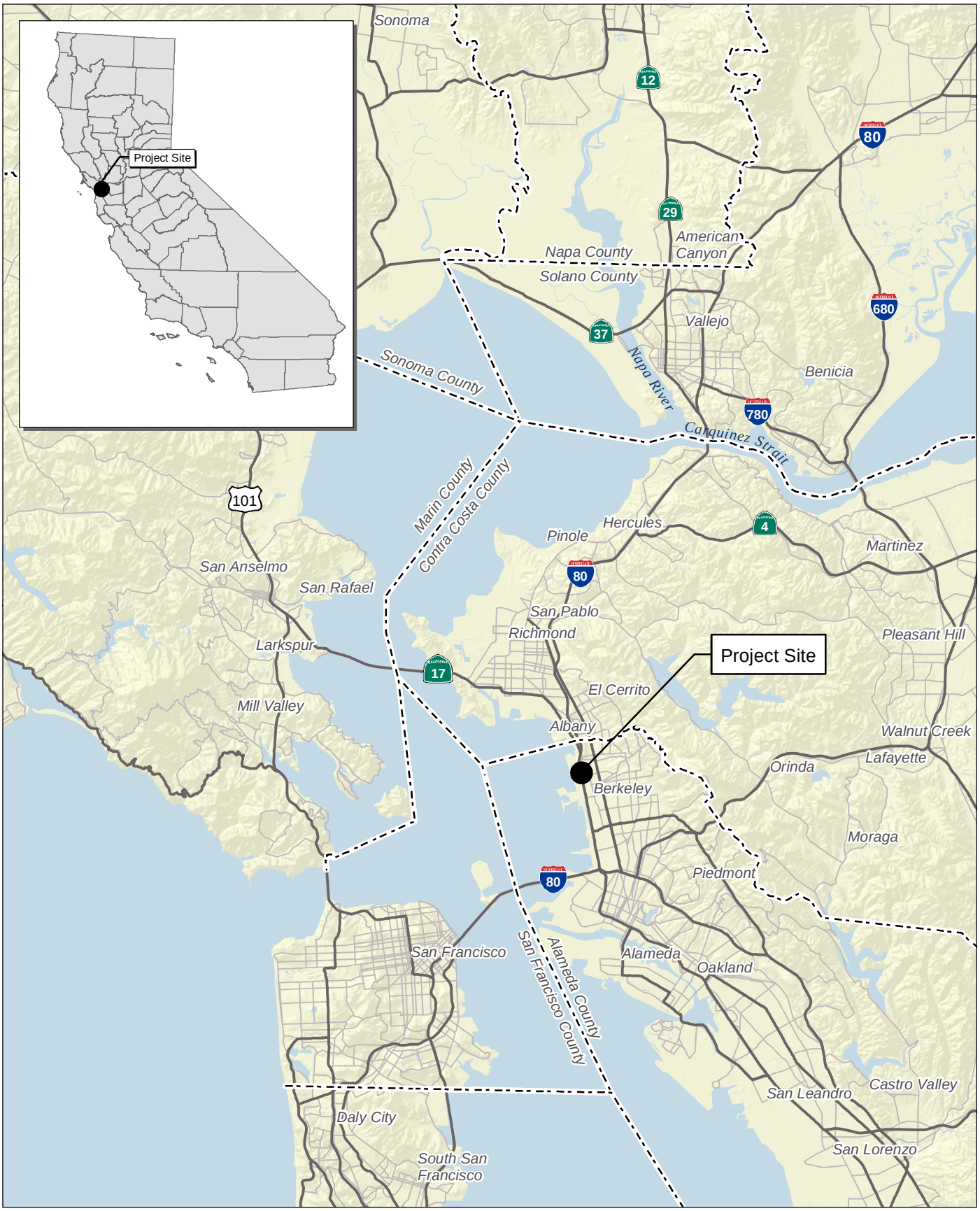


Sharon Gong, Senior Planner

Date of Distribution: August 31, 2023

Attachments:

Exhibit 1: Regional Location Map
Exhibit 2: Local Vicinity Map
Exhibit 3: Existing Parcel Map
Exhibit 4: Existing Site Conditions Map
Exhibit 5: Site Plan



Source: Census 2000 Data, The California Spatial Information Library (CaSIL).

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5 2.5 0 5 Miles

Exhibit 1
Regional Location Map

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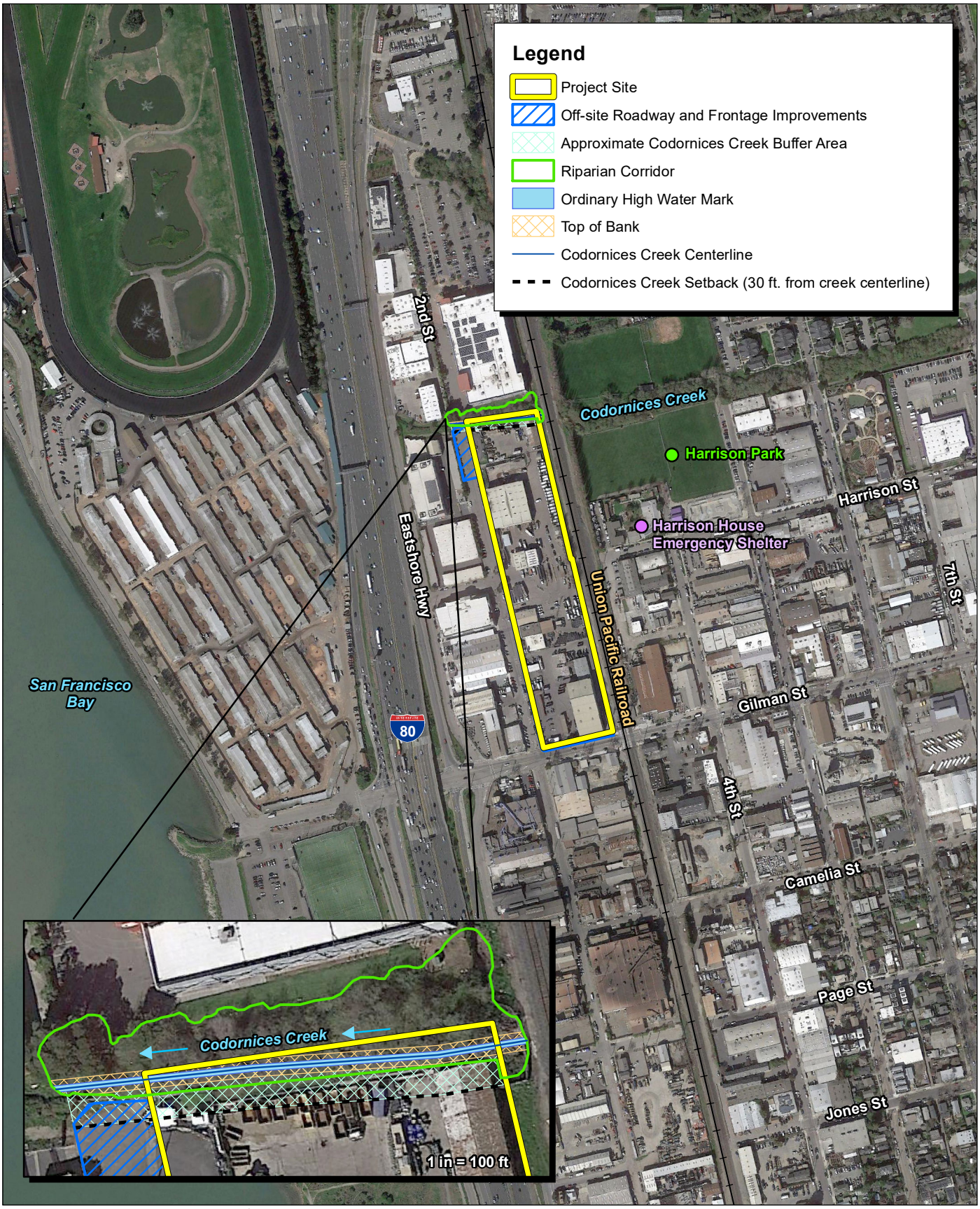
CITY OF BERKELEY
BERKELEY SOLID WASTE AND RECYCLING TRANSFER STATION REPLACEMENT PROJECT
NOTICE OF PREPARATION



Source: Google Earth Aerial Imagery, 02/2021. MNS Engineers Inc., June 5, 2023. JRMA Architects | Engineers, August 2023.

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500 250 0 500
Feet

Exhibit 2
Local Vicinity Map

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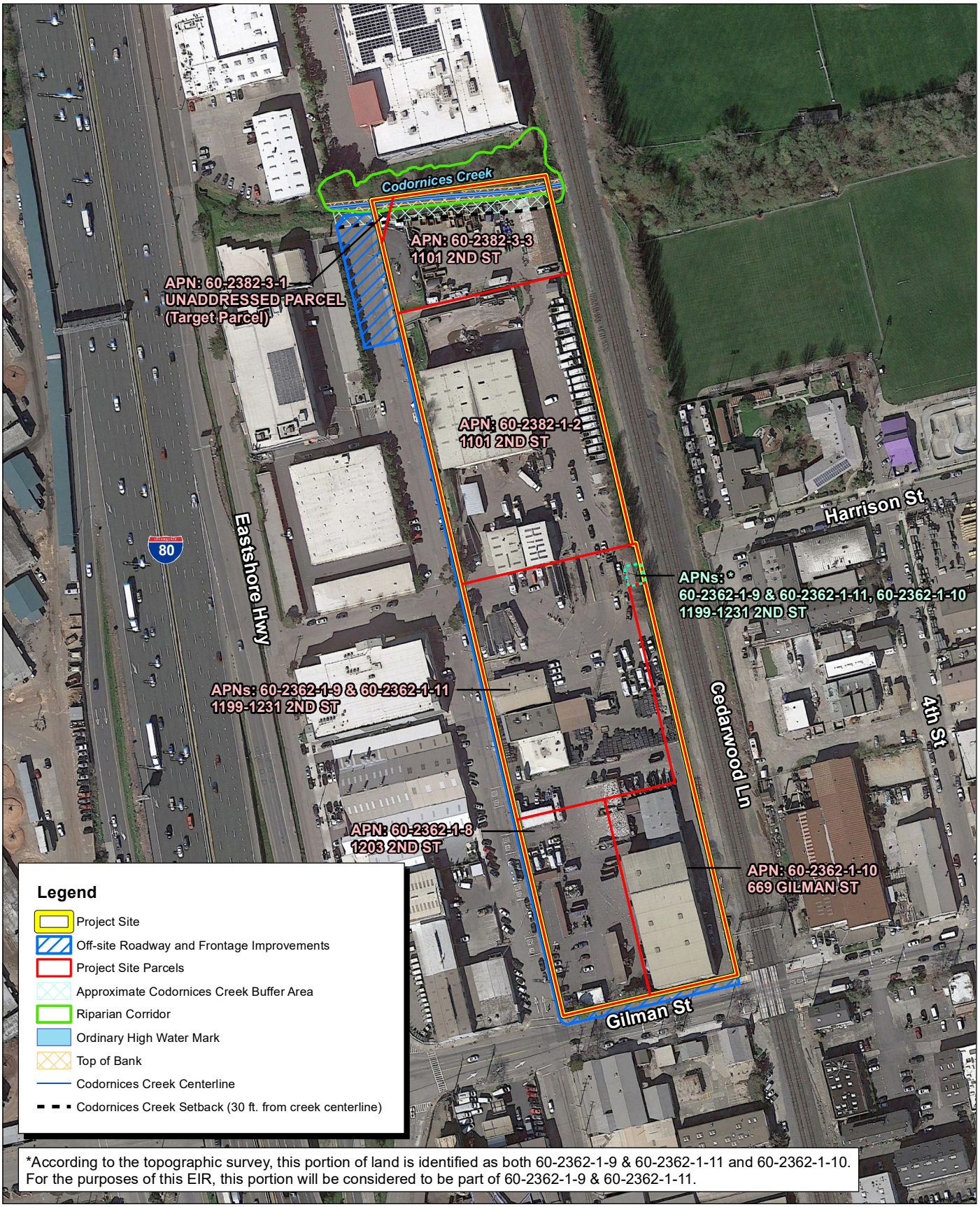
CITY OF BERKELEY
BERKELEY SOLID WASTE AND RECYCLING TRANSFER STATION REPLACEMENT PROJECT
NOTICE OF PREPARATION



Source: Google Earth Aerial Imagery, 02/2021. MNS Engineers Inc., June 5, 2023. JRMA Architects | Engineers, August 2023.

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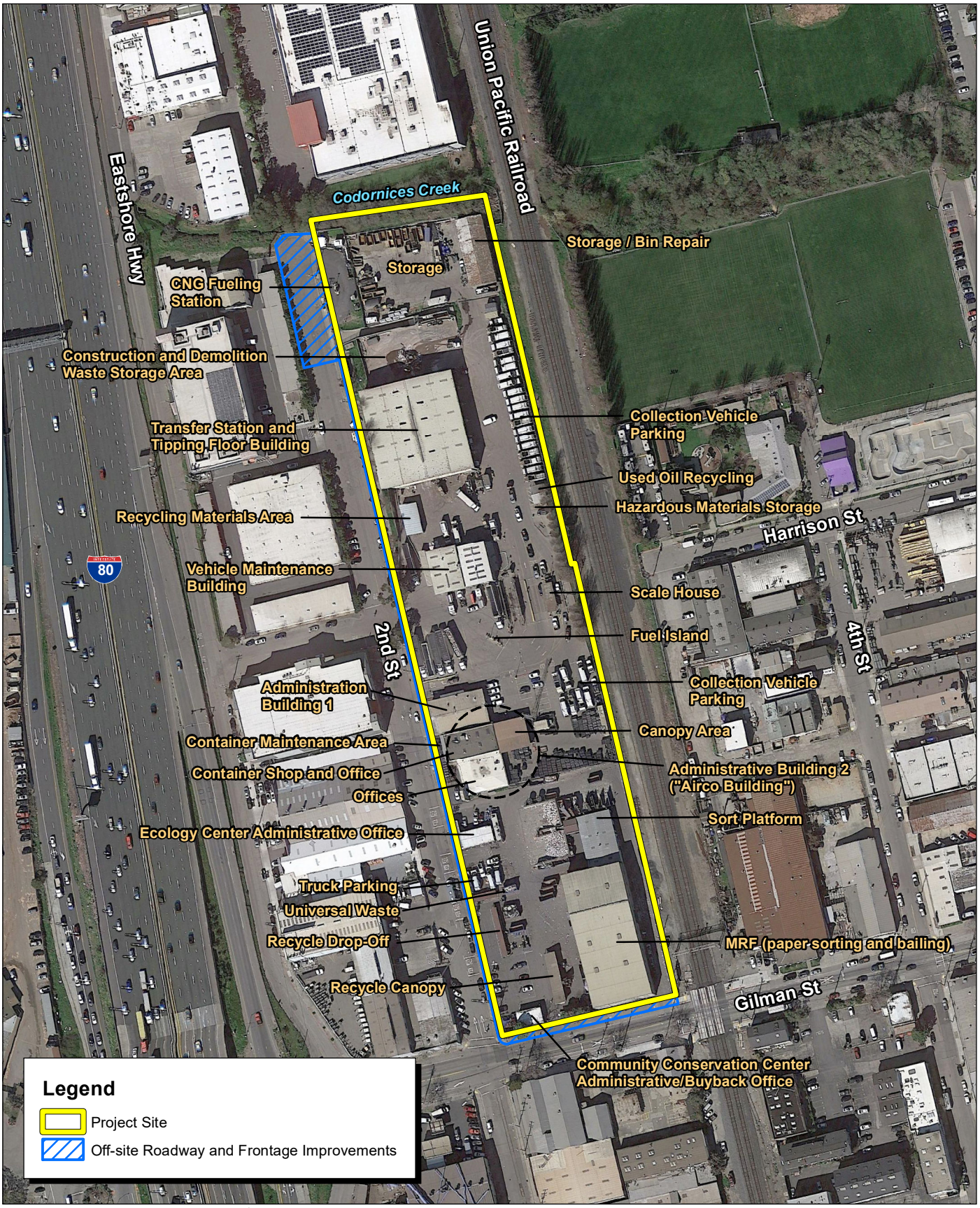
200 100 0 200 Feet

Exhibit 3
Existing Parcel Map



Source: Google Earth Aerial Imagery, 02/2021. City of Berkeley. MNS Engineers Inc., June 5, 2023. JRMA Architects | Engineers, August 2023.

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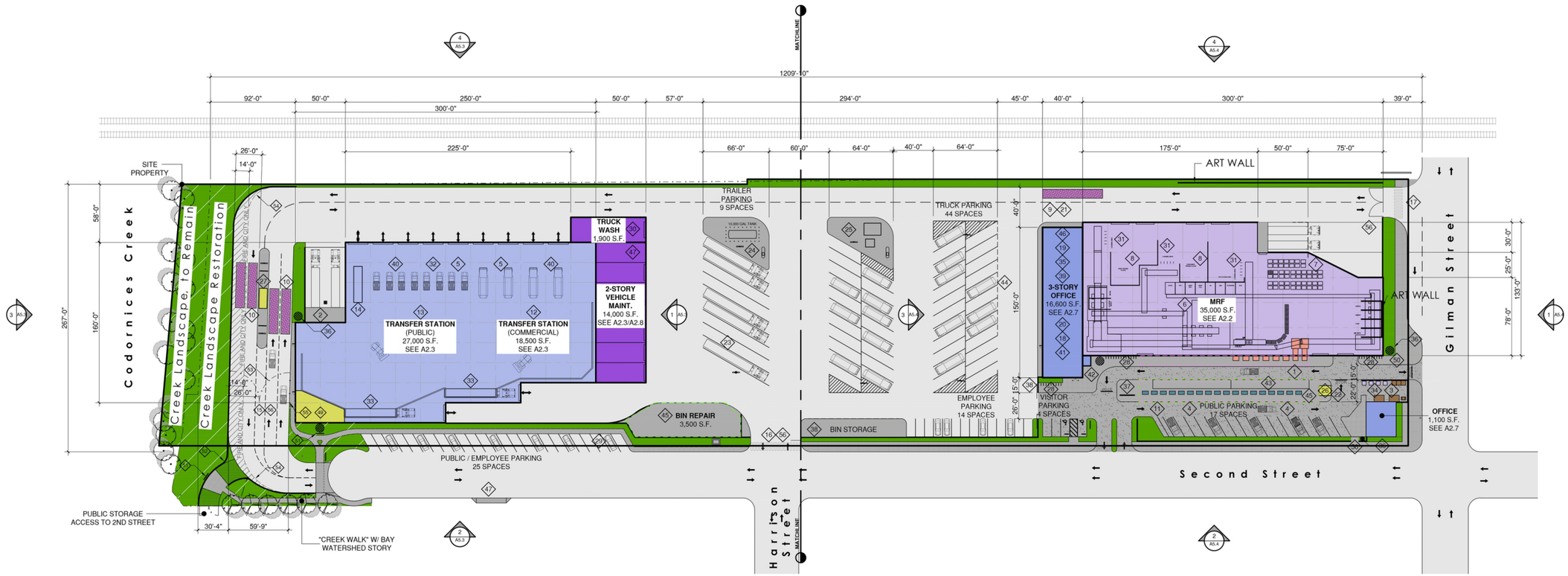
Exhibit 4
Existing Site Conditions Map



KEYNOTES

1. PUBLIC BUY BACK AREA
2. BULKY ITEM LOADOUT AREA
3. UNIVERSAL WASTE DROP-OFF
4. FREE DROP-OFF AREA
5. ORGANICS TIPPING
6. MRF PROCESSING AREA
7. BALE STORAGE/SHIPPING
8. MRF TIPPING
9. 70' SCALE
10. 40' SCALE
11. MOTORCYCLE PARKING
12. COMMERCIAL TIP FLOOR
13. SELF HAUL TIP AREA
14. SALVAGE TRAILER
15. PUBLIC ENTRYWAY FOR MAIN SCALES
16. TRANSFER TRAILERS AND COMMODITY TRUCKS ENTRYWAY
17. CITY VEHICLES, RECYCLING ROUTE AND COMMODITY TRUCKS ENTRYWAY
18. CONTRACTOR'S OFFICE (1st FLOOR)
19. MRF OPERATION OFFICE (2nd FLOOR)
20. CITY OFFICE (2nd FLOOR)
21. RFID STATION
22. INFORMATION KIOSK - 120 S.F.
23. SEMI TRAILER/TRUCK PARKING
24. FUEL ISLAND (DIESEL)
25. CNG STATION
26. PAYMENT STATION
27. SCALEHOUSE - 160 S.F.
28. BICYCLE PARKING (64 STALLS / 32 RACKS)
29. TRANSFORMER
30. TRUCK WASH
31. INFEED CONVEYORS
32. C&D TIPPING
33. LOADOUT
34. E-WASTE
35. EMPLOYEE BREAK ROOM (1st FLOOR)
36. RAINWATER TANK
37. INFO SIGN
38. ROLLING GATE
39. MEETING ROOM 2B (3rd FLOOR)
40. SOLID WASTE TIPPING
41. MEETING ROOM 2A (3rd FLOOR)
42. ELEVATOR
43. BUYBACK SORTING
44. CONTRACTOR CURBSIDE TRUCKS
45. CANOPY ABOVE
46. MEETING ROOM 1 / VIEWING AREA (3rd FLOOR)
47. PUBLIC STORAGE DRIVEWAY
48. ACCESS TO OFFICE & PARTS (SECOND FLOOR)
49. SCALEHOUSE RESTROOM - 1170 S.F.
50. PEDESTRIAN ACCESS
51. EDUCATIONAL SIGNAGE
52. LOW 3' TALL FLOOD WALL MADE OF DECORATIVE MASONRY
53. SECURITY GATE
54. FIRE AND CITY ONLY LANE
55. FIRE KNOX BOX
56. AUTOMATIC GATE FOR FIRE

LEGEND

- AUXILIARY BUILDINGS
- ADMINISTRATION BUILDINGS
- MAINTENANCE BUILDINGS
- MRF BUILDING
- TRANSFER STATION BUILDING
- SCALES
- DROP-OFF AND BUY BACK AREAS
- CANOPIED AREAS
- CONCRETE SIDEWALK/PAVING
- PERVIOUS PAVING
- SITE & STREET PAVING
- ORNAMENTAL LANDSCAPE
- ENVIRONMENTAL LANDSCAPE/FEATURE

SITE SUMMARY

GROSS BUILDING AREAS:	
TRANSFER STATION:	45,500 S.F.
MATERIAL RECOVERY FACILITY:	35,000 S.F.
VEHICLE MAINTENANCE BUILDING:	14,000 S.F.
TRUCK WASH BUILDING:	1,900 S.F.
INFORMATION KIOSK:	120 S.F.
SCALE HOUSE:	160 S.F.
ADMINISTRATION BUILDING :	17,700 S.F.
TOTAL :	**114,380 S.F.**
UNENCLOSED GROSS FLOOR AREA:	
BIN REPAIR (CANOPIED):	3,500 S.F.
FREE DROP-OFF AREA (CANOPIED):	4,140 S.F.
BUY BACK AREA:	1,680 S.F.
TOTAL :	**9,320 S.F.**
TOTAL GROSS FLOOR AREA:	**123,700 S.F.**

TRUE NORTH

SCALE: 1"=40'-0"

0' 20' 40' 80' 160'

Source: Zero Waste Collaborative & City of Berkeley, July 2023.

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Exhibit 5
Site Plan