

Attachment A

Description of Nature, Purpose and Beneficiaries of Project

Project Title

Arsenic Treatment Facility Project at Laurel Water Treatment Plant

Project Applicant

Stinson Beach County Water District (aka “Stinson Water”)
3785 Shoreline Highway
Stinson Beach, California 94970

Contact Person and Phone Number

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Project Location

The Project site is located within the property boundaries of Stinson Water’s existing Laurel Water Treatment Plant (“WTP”) in Stinson Beach, California (APN: 195-260-48). The community of Stinson Beach is located on the Marin County coast, approximately 15 miles northwest of San Francisco. Stinson Water’s service area covers the base of the west slope of Mt. Tamalpais, which rises approximately 2,000 feet in elevation from mean sea level to the Bolinas Ridge, separating the coastal community from the interior communities of Marin County. The WTP is located at the northerly end of Laurel Avenue in Stinson Beach and has no formal street address (see **Map 1**). Site access is provided by Laurel Avenue.

Surrounding Land Use and Setting

Surrounding land uses in the Project area consist of residential neighborhoods and open space. Adjoining land use designations are “Coastal Single Family” to the north, west, and south, and Mt. Tamalpais State Park to the east, outside of the Community Plan Boundary (2007 Countywide Plan, revised 2023). Regional access to the Project site is primarily tied to Shoreline Highway (State Highway 1). The Stinson Beach community is approximately 11 miles from the nearest incorporated town, Mill Valley.

Project Description

Stinson Water obtained an emergency Small Community Drought Relief Grant in late 2021 to address low water levels during that year’s drought. In March of 2022, a new well was drilled at Stinson Water’s existing Ranch Tank Well site to replace an old, failing well, and to maintain operational flexibility and reliability of existing water supply sources to mitigate low water

levels during future droughts. Upon performing water quality testing on the new well, arsenic levels in some of the well water samples were above the maximum contaminant level (“MCL”).

Multiple arsenic treatment methods were evaluated and plans for locating the treatment equipment were investigated. Stinson Water ultimately decided to pursue a plan to procure and install an arsenic treatment system to be centrally located at its Laurel WTP site. In addition to treating the water from the new Ranch Tank Well for arsenic, locating the proposed treatment equipment at the existing Laurel WTP site will allow Stinson Water to treat water from all of its water sources for arsenic (some of Stinson Water’s other sources contain lesser amounts of arsenic below the MCL). The proposed treatment equipment under consideration will utilize two (2) pressure vessels (72 inch diameter x 66 inch high) filled with a media that will remove or significantly reduce arsenic from the raw sources to levels well below the MCL. The treatment equipment under consideration will produce treated water at a rate of 200 gallons per minute (“gpm”).

The project will have a small footprint and will be installed in the WTP’s existing gravel parking lot. The project site consists of a 375 square foot area of the parking lot that currently houses a backhoe and a steel storage container (see **Photo 1**, **Photo 2**, and **Photo 3**). The concrete pad that the equipment will sit on will be poured on top of the gravel parking area. There will be no disturbance of the environment surrounding the WTP.

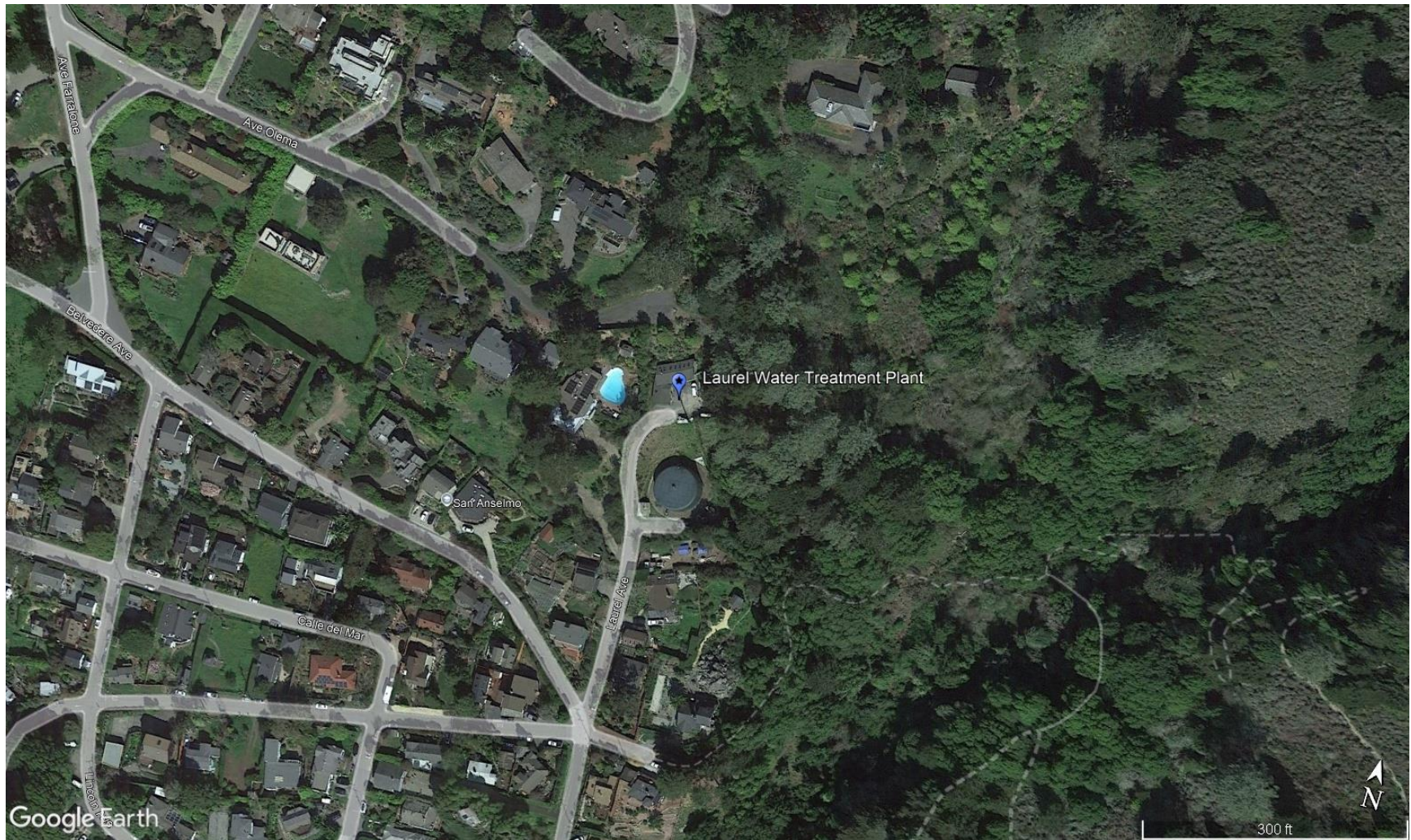
Existing Conditions

The Project site currently consists of water treatment facilities, a raw water tank, storage containers, and a gravel parking lot. The District’s property is designated entirely to its water treatment and storage facilities. The area is fenced and not accessible to the public.

Construction and Staging

All appurtenances and equipment for the arsenic treatment facility will be freighted to the project site by truck for installation. All components will be skid-mounted, pre-piped, and wired to the control panel before arrival, meaning that very little construction at the project site will be necessary. Best management practices, including use of straw waddles to encompass the work boundary, will be incorporated to ensure no water or sediment leaves the limits of the area where the work will be conducted. Installation of the arsenic treatment equipment is anticipated to occur over a period of 2 weeks (7-10 weekdays). Site access is provided by Laurel Avenue.

*Stinson Beach County Water District
Arsenic Treatment Facility Project at Laurel Water Treatment Plant
CEQA Notice of Exemption
Attachment A*



Map 1: Location of existing Laurel Water Treatment Plant.

Location for arsenic treatment equipment



Photo 1: Existing Water Treatment Plant building.

Location for arsenic treatment equipment



Photo 2: Existing Water Treatment Plant parking lot.

Location for arsenic treatment equipment



Photo 3: Existing Water Treatment Plant parking lot.

Attachment B

Reasons Why Project Is Exempt

The Project will be exempt from California Environmental Quality Act (CEQA) per Section 21000- 21177, Public Resources Code; Title 14, Division 6, Chapter 3, Section 15000-15387, California Code of Regulations due to the following exemptions.

15269. Emergency Projects

This exemption is appropriate for the proposed Project given the potential for severe future droughts and wildfire seasons. The need for potable water from the new Ranch well is urgent because future drought conditions may (as during previous droughts) significantly reduce surface water resources that the District uses in conjunction with well water to provide safe and reliable drinking water to the community of Stinson Beach. The Project is consistent with the example provided in 15269 (b), as the use of the water originating from the newly drilled is necessary to address the anticipated emergency of the northern California wildfires and ongoing drought.

Excerpt from California Code of Regulations Section 21000-21189, Public Resources Code; Title 14, Division 6, Chapter 3, Sections 15000- 15387:

“The following emergency projects are exempt from the requirements of CEQA.

...

- b. Emergency repairs to publicly or privately owned service facilities necessary to maintain service essential to the public health, safety or welfare. Emergency repairs include those that require a reasonable amount of planning to address an anticipated emergency.*

...”

15303. New Construction or Conversion of Small Structures

Section 15303(d) states that “Water main, sewage, electrical, gas, and other utility extensions, including street improvements, of reasonable length to serve such construction” are eligible for exemption. The proposed project will be an extension of Stinson Water’s existing water treatment facilities and take up a small amount of space. Because of limited space in the main water treatment plant building, the new facilities will be located slightly downhill from the rest of the facilities, but still on Stinson Water’s property.

Excerpt from California Code of Regulations Section 21000-21189, Public Resources Code; Title 14, Division 6, Chapter 3, Sections 15000- 15387:

*“Guidelines Class 3 consists of construction and location of limited numbers of new, small facilities or structures; **installation of small new equipment and facilities in small structures**; and the conversion of existing small structures from one use to another where only minor modifications are made in the exterior of the structure. The numbers of structures described in this section are the maximum*

*Stinson Beach County Water District
Arsenic Treatment Facility Project at Laurel Water Treatment Plant
CEQA Notice of Exemption
Attachment B*

allowable on any legal parcel. Examples of this exemption include, but are not limited to:

...

- d. **Water main, sewage, electrical, gas, and other utility extensions, including street improvements, of reasonable length to serve such construction.***

...”