Summary Form for Electronic Document Submittal

Form F

Lead agencies may include 15 hardcopies of this document when submitting electronic copies of Environmental Impact Reports, Negative Declarations, Mitigated Negative Declarations, or Notices of Preparation to the State Clearinghouse (SCH). The SCH also accepts other summaries, such as EIR Executive Summaries prepared pursuant to CEQA Guidelines Section 15123. Please include one copy of the Notice of Completion Form (NOC) with your submission and attach the summary to each electronic copy of the document.

SCH#:_____

Project Title: Napa Hidden Glen Remediation Project

Lead Agency: City of Napa, Utilities Department

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Project Location: Napa *City* Napa *County*

Project Description (Proposed actions, location, and/or consequences).

The City of Napa (the Project Sponsor and Lead Agency) is proposing to conduct remedial action activities on City-owned property (the "Project") to meet State Minimum Standards and comply with Title 27 of the California Code of Regulations (CCR). The City-owned property is 2.18-acres which includes the former Hidden Glen Dump listed in the CalRecycle Solid Waste Information System (SWIS) database and assigned SWIS NO. 28-AA-0028 (the "Project site"). The Project site (APN #045-411-022-000) is near the intersection of Pascale Place and Glory Court in Napa, CA. The parcel is zoned RS 10 (Single Family Residential – Minimum Lot Size 10,000 Square Feet [Sq Ft]) and is designated Open Space & Parks in the City of Napa 2040 General Plan.

A Remedial Action Plan (RAP) was prepared by Ninyo & Moore in October 2024 and approved by the LEA on December 20, 2024. Under the RAP (and the Project), waste-impacted soil around the perimeter of the landfill cap would be excavated to bedrock where feasible, to depths of approximately 10 to 20 inches. The depth of excavation would be reduced if bedrock is encountered at shallower depths. Conversely, the depth of excavation may extend beyond 20 inches if wastes are deeper to reach bedrock or the excavation may terminate in wastes in which case the wastes would be covered with 2 feet of clean imported soil. Where waste removal may not be possible due to access, stability and/or other restrictions, wastes remaining in place would be covered with two 2 feet of clean imported soil to meet state minimum standards. The waste-impacted soil to be removed would be reconsolidated onsite and covered with a minimum of two feet of clean fill essentially capping it. Alternatively, the waste-impacted soil may be hauled offsite to an appropriate landfill for disposal.

The planned remedial action activities would be conducted on City-owned property. However, the City is in negotiations to accept waste-impacted soil from the adjacent residential properties and the RAP (and the Project) includes the possibility of accepting waste-impacted soil from adjacent properties.

Identify the project's significant or potentially significant effects and briefly describe any proposed mitigation measures that would reduce or avoid that effect.

The proposed project would result in potentially significant impacts to Air Quality, Biological Resources and Cultural/Tribal Cultural Resources. Mitigation measures reduce all impacts to a less-than-significant level.

Air quality mitigation measures include Bay Area Air Quality Management District's basic best management practices for construction-related fugitive dust.

Biological resources mitigation measures include preconstruction surveys for nesting birds and roosting bats, and tree replacement.

Cultural and tribal cultural resources mitigation measures include avoidance and minimization measures in the event of an inadvertent discovery of cultural resources, tribal cultural resources, or human remains.

If applicable, describe any of the project's areas of controversy known to the Lead Agency, including issues raised by agencies and the public.

In 2018, subsurface investigations on the City-owned property and five neighboring residential properties identified waste-impacted soil on all properties and lead concentrations were detected exceeding California hazardous waste criteria and residential Regional Water Quality Control Board Environmental Screening Limits. Reports for each property were submitted to the Local Enforcement Agency (LEA) for Napa County.

On 8/9/2019, the LEA issued an advisory and notice to all property owners that waste debris and lead was observed on their properties and as such all properties constitute disposal sites, under the regulatory jurisdiction of the LEA.

On 11/26/2019, the LEA issued a notice to comply to the City requiring a workplan to remediate the City-owned parcel. To comply, the letter required the City to remove and/or cover spillover waste on the City's property, which is being completed by the Project.

All other properties continue to work independently with the LEA related to waste-impacted soil on their respective properties, however, the Project includes the possibility of accepting waste-impacted soil from these adjacent properties.

Provide a list of the responsible or trustee agencies for the project.

CalReycle and Napa County Solid Waste Program Local Enforcement Agency (LEA)