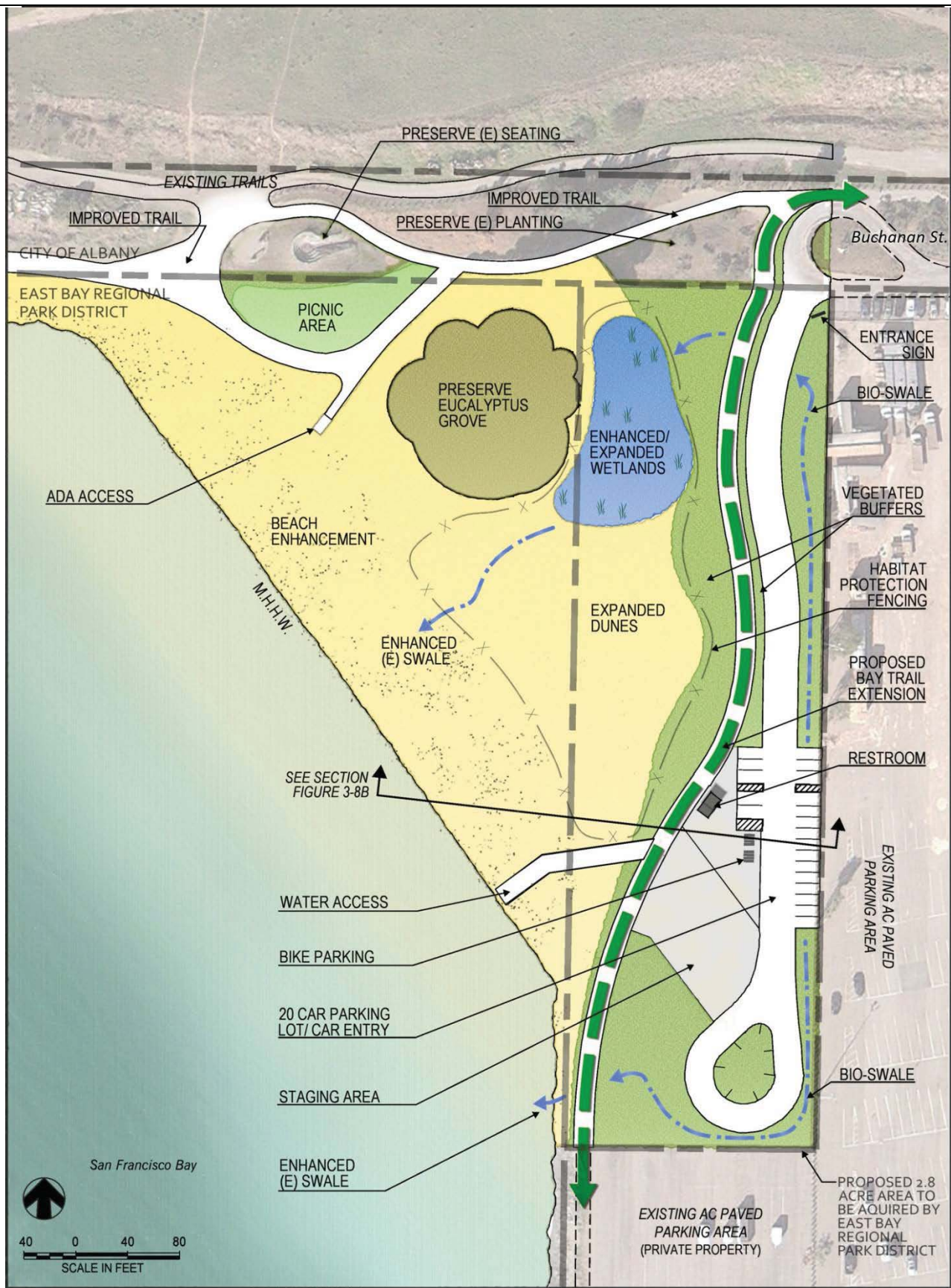


Area 2: Albany Beach Enhancement and Recreation Improvements

Project elements in Area 2 (**Figures 3-8A and 3-8B**) include beach debris cleanup and enhancement, construction of a parking lot, water access, picnic facilities, restroom, upper beach enhancement and dune enhancement and expansion, seasonal wetland enhancement, stormwater management facilities, landscaping with native plants and Bay Trail construction in the vicinity of Albany Beach. The new parking lot would include a non-motorized watercraft staging area as part of San Francisco Bay Water Trail access. The following work is included in this area:

1. Improvement of trail access to north end of Albany Beach, by grading an accessible ramp and level pad for future picnic facilities. Accessibility improvements such as movable sand mats may be provided to improve shoreline access.
2. Installation of beach access ramp for pedestrians and non-motorized watercraft access at the south end of Albany Beach.
3. Removal of creosote-treated wood and inorganic debris within dune area and placement of sand on the beach and dunes, and a portion of the existing parking lot, to help support a broad low-profile beach, support enhanced and expanded dune features, and adapt to anticipated sea level rise.
4. Construction of 20-stall parking lot, staging area, vehicular access road and separated San Francisco Bay Trail segment within existing paved footprint.
5. Installation of pre-engineered, self-contained two-stall vault-type restroom.
6. Installation of site furnishings, including picnic tables, trash receptacles, bicycle racks, park signage, interpretive exhibits, and landscaping near the new parking lot.
7. Construction of a segment of 14-foot-wide paved Bay Trail adjacent to Albany Beach.
8. Planting of dunes and seasonal wetlands with native species.
9. Provision of fencing to limit access to restored planting and wetland areas. The final design for the restored habitat protection fencing has not been developed yet, but it would be a maximum of 4 feet in height and would preclude human (and dog) access to the enhancement areas. In dune enhancement areas, the fencing would not substantially interfere with wind patterns that shape and form the dunes. The eastern edge of the dunes would include fencing that minimizes blown sand into the proposed Bay Trail.
10. Pruning and removal of hazardous non-native trees in picnic area.
11. Seasonal wetland expansion and enhancement



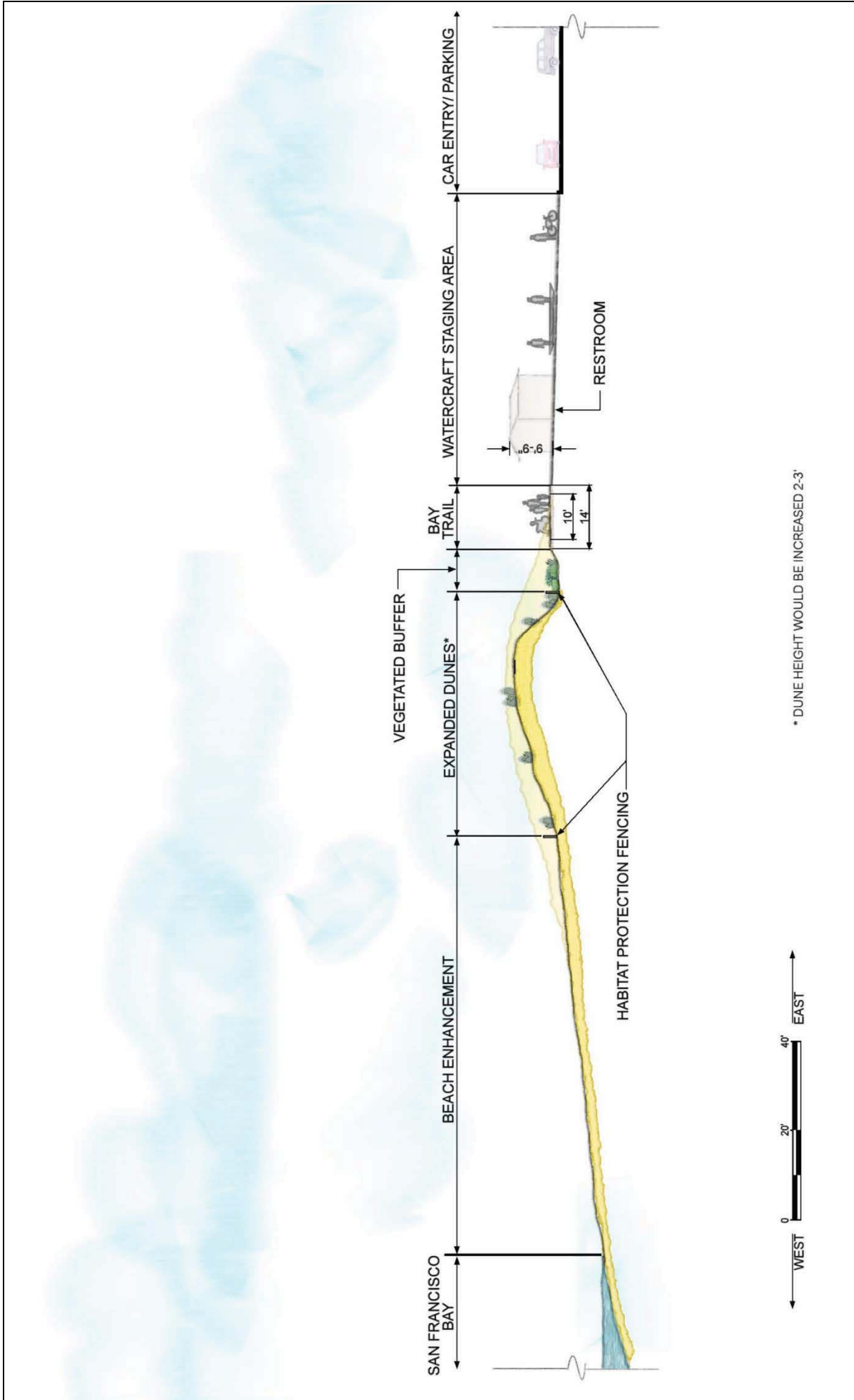


FIGURE 3-8B

AREA 2 SECTION
 ALBANY BEACH RESTORATION AND PUBLIC ACCESS
 AT EASTSHORE STATE PARK



East Bay Regional Park District
 P.O. Box 5381, Oakland, CA 94605
 www.ebparks.org

Removal of wood debris: The work in this area includes removal of inorganic and creosote-treated woody debris, which would be disposed of offsite at an appropriate landfill facility. Debris that supports the existing network of interdune seasonal wetlands may be left in place, if feasible. Clean dune sand would be imported, placed, graded, and planted with native species to foster dune establishment and restore disturbed areas.

Invasive/Non-native Plant Removal: Invasive non-native plant species would be removed and disposed. Non-native *Myoporum* shrubs located east of the eucalyptus grove would be removed. The eucalyptus grove will be preserved. Healthy trees will remain and dead or dying trees or limbs that present a hazard will be removed.

Beach Enhancement: 2,000 cubic yards of clean sand would be imported and placed to support a broad sandy beach and related dune features.

Dune Expansion: An existing paved parking lot would be demolished and partially used for dune expansion. 3,000 cubic yards of clean sand would be imported and placed to expand the dune zone. Dune sand would be graded and planted with native species to foster dune establishment and restore disturbed areas.

Enhance and Expand Existing Wetland: Inorganic debris and invasive non-native plant species would be removed from the existing seasonal wetland in a manner that minimizes or avoids soil disturbance. The wetland would be expanded by grading wetland features within the expanded dunes. The existing wetland would be protected during grading. Wetland expansion would be sized to provide sufficient capacity for integrated onsite storm water treatment. The wetlands would be planted with appropriate low-maintenance native wetland species.

Storm Water Management: Surface runoff from impervious areas would be directed through a network of vegetated swales (bioswales) prior to entering the expanded seasonal wetlands, and then through an additional bioswale prior to exiting on the beach. Native species would be planted to improve storm water treatment.

San Francisco Bay Trail: The project would construct a segment of the San Francisco Bay Trail adjacent to the beach. The trail would conform to East Bay Regional Park District trail standards. (10-foot paved, with two 2-foot shoulders, 5% maximum slope, and 2% cross-slope). Trail design would include features that help adapt the site to future sea level rise, hold sand in place and define the expanded shoreline. This would include elevating the trail on fill 1.5 to 2.5 feet above adjacent grade, with a minimum design elevation of 12.0 feet (NAD88) and providing periodic under-drains to connect to the bioswale.

Buffer: A low-height, low-maintenance buffer, consisting of native plants, decomposed granite, and/or unirrigated grass, would be installed to define the edge between the dunes/wetlands, parking area, Bay Trail and, in some areas, the adjacent Golden Gate Fields property. The buffer would direct public access, protect sensitive habitats, and limit sand deposition on paved areas.

Signage: A park entrance sign would be installed at Buchanan Street. The sign will be sized and positioned to not interfere with site distance or obstruct views. Interpretive exhibits would be installed at two locations. Informational signs would be installed near the park entrance and on trails to assist with pedestrian and bicycle circulation, and to display park rules and regulations. Exhibits and informational signs will be designed to not obstruct views and positioned adjacent proposed trails.

Improve Northern Beach Access: The existing northern access point connecting the existing trail system to the beach would be re-aligned slightly, graded and resurfaced to meet ADA standards and to accommodate future installation of a bench overlooking the beach.

Habitat Protection: Low fencing would be installed to protect sensitive habitat associated with the dune/wetland complex and to help define trails. Fencing would be designed to be low-maintenance and not obstruct views of San Francisco Bay, or impact sand dune aerodynamics. Redundant fencing or barricades onsite would be removed and disposed.

New Picnic Facility: Approximately three tables and trash/recycling receptacles would be installed, with at least one ADA accessible table.

New Southern Beach Access and Non-Motorized Watercraft Staging: An area would be graded and surfaced for staging non-motorized watercraft, installation of a bench, and access to the beach. Beach access would meet ADA standards. The staging area would be incorporated into the design of the parking lot.

New Parking Lot: A new 20-vehicle asphalt and concrete curbed parking lot would be installed east of the beach. Access would be via a new two-way access driveway at the terminus of Buchanan Street. A pipe gate and one-way traffic control/flow plate (i.e., “dragon’s teeth”) would be installed to manage access. The parking lot would be integrated into the site’s storm water management design. Parking spaces may be designated for the following uses:

- Five spaces designated for drop-off of non-motorized watercraft
- Five ADA accessible spaces (including one van accessible)
- Ten unrestricted spaces

New Restroom: A double (two toilet stalls) vault toilet facility would be installed near the non-motorized watercraft staging area. The facility would be placed to minimize obstruction of views, site circulation or park amenities.

Bicycle Racks: A low maintenance bicycle rack capable of holding at least 10 bicycles, with expansion capability up to 30, would be installed near the parking area and non-motorized watercraft staging area.

Area 3: Bay Trail, Albany Beach to Gilman Street

Project elements in this area (**Figure 3-9A and 3-9B**) include completion of approximately 4,200 linear feet of multi-use, ADA-accessible San Francisco Bay Trail from the Albany Beach parking area (Area 2) to Gilman Street. Portions of the trail (over 1,200 linear feet) would be constructed on a new bench cut into the rock slope face west of the GGF parking area at Fleming Point.

The work includes completion of a 14-foot-wide trail section (10-foot-wide paved trail with two-foot shoulders) throughout the area. Retaining walls and slope stabilization are proposed along Fleming Point, in addition to drainage improvements, fencing, signs and pavement striping. The following work is included in this area:

1. New Trail Pavement: Approximately 1,200 LF (12,000 SF) of existing pavement would be cleaned, patched and sealed; 3,000 LF (30,000 SF) of new asphalt pavement with rock base would be installed.
2. Post and Cable and Chain Link Fence: Up to 800 LF of post and cable fencing, and up to 1,000 LF of 30” high chain link fence, both using non-reflective metal materials, would be installed.
3. Excavation and Earthwork for Trail Surface: Approximately 7,000 to 10,000 cubic yards of soil and rock would be excavated and regraded to accommodate a trail along the 1,200-foot long slope face.
4. Soil and Slope Stabilization: Up to 1,000 LF of slope protection would be installed to prevent erosion adjacent to the trail. Cut and fill soil slopes constructed for the trail would be hydroseeded and/or planted to provide vegetative cover.
5. Retaining Wall: Up to 2,500 LF of up to 3-foot high retaining wall would be placed along the GGF entrance road to protect the trail surface from potential inundation.

6. Structural Retaining Wall: Up to 1,000 linear feet of concrete structural retaining wall (4 to 8 feet high), with surface treatment using flat, native colors, along the slope face to accommodate the trail.
7. Drainage features: Two small catch basins and drainage culverts would be placed along the trail to capture existing drainage and convey it away from the trail section.
8. Six to eight non-native Australian tea trees and shrubs may be removed to accommodate the trail alignment.
9. The trail would be aligned to avoid an existing old concrete retaining wall near the top of slope at Fleming Point, or the existing wall may be incorporated into the trail structural design if feasible.