

EBMUD San Pablo Clearwell & Rate Control Station Replacement Project Frequently Asked Questions

The Project

1. Q: What does the project entail?

A: The San Pablo Clearwell and Rate Control Station Replacement Project includes demolition and replacement of the San Pablo Clearwell (reservoir), underground San Pablo Rate Control Station (RCS) and associated transmission pipelines inside the San Pablo Water Treatment Plant and transmission pipelines on the 200 block of Coventry Road that serve customers from Berkeley to Crockett. The facilities to be replaced are almost 100 years old, and must be replaced to improve operational efficiency and system reliability.

2. Q: How long will the project last and what are the various phases?

A: Installation of 42-inch transmission pipelines on Coventry Road and replacement of the San Pablo RCS will take place from approximately spring 2019 to spring 2020. Demolition and replacement of the San Pablo Clearwell will take place from approximately spring 2020 to spring 2023.

3. Q: What are the work hours for the project?

A: Project work hours are 7 a.m. to 6 p.m. Monday through Friday and 7 a.m. to 5 p.m. on Coventry Road, with limited work hours before 8 a.m. and after 4 p.m. for noise-generating activities that exceed 90 dBA.

4. Q: Who is overseeing the EBMUD San Pablo Clearwell & Rate Control Station Replacement Project?

A: The project is being overseen by EBMUD's construction team, which includes a project manager, engineering staff, construction inspector, community affairs representative and contracting team. Pipeline work on Coventry Road is being overseen by the project team and a Contra Costa County inspector since the pipeline is in the public right of way.

5. Q: What neighborhood engagement took place about the project?

A: EBMUD began engaging the community during the planning phase of the project to better understand neighborhood concerns which included site walks (one in 2015 and one in 2019), emailed and mailed notices, and social media posts. From this outreach, we learned the community was concerned about noise, dust, tree removal, safety, traffic and parking. EBMUD took the neighborhood input into consideration and reduced the overall scope of tree removal and identified an area for new trees to be planted as part of the project. The project planting plan is available upon request.

6. Q: What will replace the existing San Pablo Clearwell?

A: The San Pablo Clearwell, an important reservoir for the area, has reached the end of

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its useful life. It will be demolished and replaced with two 3.5 million-gallon concrete tanks, then partially backfilled with soil within the existing reservoir basin.

7. Q: Will the San Pablo Water Treatment Plant remain as part of the project? What will the treatment plant be used for?

A: The San Pablo Water Treatment Plant is a standby facility that was recently rehabilitated and temporarily brought online to allow construction of improvements of the Orinda Water Treatment Plant. The water treatment plant itself will not be altered as part of this project and may be brought online in the future to support improvements at major water treatment facilities within EBMUD's service area.

8. Q: What is a Rate Control Station (RCS) and how was the location of the new RCS determined?

A: An RCS is a large remotely-operated buried valve that moves water from a higher pressure zone to a lower pressure zone. The location of the new RCS is based on system hydraulics (to improve operations) and the proximity to existing water transmission pipeline from the pipelines connected to the RCS.

9. Q: What are the dimensions of the new RCS and does it conflict or pose a fire risk with the PG&E Oak Substation?

A: The RCS is approximately 20 feet long by approximately 12 feet wide. Both the new and old RCSs are underground concrete structures and approximately 12 feet deep. The new RCS vault will extend approximately 1 foot above the ground to provide access to the vault. The new RCS is approximately 39 feet from the Oak Substation; it includes no above ground electrical equipment. Neither the old nor new RCS pose a fire hazard, nor do they conflict with the PG&E Oak Substation.

10. Q: What type of noise will be emitted from the new RCS and at what decibel?

A: Estimated noise level at the valve inside the buried vault will be less than 75 dBA, and with the vault hatch closed, we do not expect RCS operation to be noticeable at the property line. Noise dampening materials, including acoustical panels designed to absorb approximately 80 percent of noise generated by the RCS and a four-layer acoustical blanket on the piping and valves inside the buried vault are incorporated into the design.

11. Q: How will noise be monitored?

A: Noise monitors have been placed at the project perimeters on Berkeley Park Boulevard and Coventry Road to measure project-generated noise and to ensure any noise emitted is within contractual limits. Contractual project work hours are 7 a.m. to 6 p.m. daily with no noise-generating activities above 90 dBA taking place before 8 a.m. Coventry Road work hours have an earlier end time of 5 p.m. Though the County Noise Ordinance allows construction activity without restriction to begin at 7 a.m. daily EBMUD has further restricted its noise generating activities to be below 90 dBA

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between 7 a.m. and 8 a.m. to minimize impacts to the surrounding neighborhood. EBMUD's contractor is accountable for keeping noise below the 90 dBA threshold before 8 a.m. throughout construction. Wherever possible, the contractor will minimize noise before 8 a.m. by moving louder activities further inside the site and away from the project perimeter near residences. EBMUD and its contractor understand that construction is disruptive and will make a concerted effort to reduce noise disruptions during project construction.

12. Q: Can EBMUD restrict project work hours to begin at 8 a.m. daily?

A: Restricting work hours to begin at 8 a.m. daily will cause a significant delay to the project of approximately one year. The financial and operation implications of this delay are not feasible. Other critical EBMUD projects depend on the timely completion of the San Pablo Clearwell and Rate Control Station Replacement.

13. Q: How will dust be monitored?

A: The contractor will establish three Air Monitoring Stations, one on each side of the San Pablo Water Treatment Plant, that are capable of continuous measurement of total particulate concentration when any dust generating activity is occurring. The Contractor plans to use Temtop Airing-1000 Air Quality Monitors Capable Monitoring PM2.5, PM10 continuously for up to a 12 Hour Period.

14. Q: How many truck trips will be necessary to complete the project?

A: Since EBMUD will store most of the excavated soil from the project onsite, truck trips will be limited to approximately 1,450 trips over a two-year period for concrete pours. Approximate truck trips are divided by project activity and schedule below:

Valve Vault Structure construction:

- Fall 2020: Average of 4 truck trips per day, peaking at 10 truck trips per day*

Clearwell Tanks 1 & 2 construction:

- Winter 2020 to winter 2021: average of 3 trucks trips a day*
- Spring 2021: average of 7 trucks trip per day, peaking at 10 truck trips per day*

*Numbers and schedules above are approximations based on anticipated project activities

15. Q: How will trucks access the San Pablo Clearwell & Rate Control Station Replacement Project?

A: EBMUD's contractor will use the Berkeley Park Boulevard and Colusa Avenue as ingress/egress points to the site during construction. Having two points of access for the site means less truck congestion in the community, less queuing of trucks and allows flexibility for site access depending on the particular component of the Project under

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construction at a given time.

16. Q: Why is a complete road closure necessary on Coventry Road and what can the community expect during road closure?

A: EBMUD's contractor requested and was approved for a complete road closure on Coventry Road from Contra Costa County to allow for faster and safer large-diameter pipeline installation and backfill. Road closure is in the 200 block of Coventry Road, Monday through Friday from 7 a.m. to 5 p.m. and has an approximate 60 day duration for closure. Persons with limited mobility will be transported to their vehicles parked outside of the work zone during project work hours.

17. Q: What is the road restoration plan on Coventry Road once pipeline is installed?

A: The County has a road restoration standard for trench work on County roadways. EBMUD, its contractor, and the County will evaluate Coventry Road upon completion of pipeline installation and determine the scope of restoration accordingly.

18. Q: How will EBMUD and its contractor minimize construction impacts to the community?

A: EBMUD incorporated standard construction, environmental and safety practices applicable to all our construction projects. Those practices were put in place to minimize public impacts during construction. Our contractor prepared and implemented the following plans: Traffic Control Plan, Dust Control and Monitoring Plan, Noise Control and Monitoring Plan, Vibration Control and Monitoring Plan, Storm Water Pollution and Prevention Plan, and a Project Safety and Health Plan.

Permitting and Environmental Review

19. Q: Does EBMUD need a permit from the County to conduct this Project?

A: As the majority of the work is on EBMUD property the only permit that EBMUD and its contractor must obtain for the project is an encroachment permit from the County for the pipeline installation on Coventry Road.

20. Q: Is EBMUD required to obtain a permit for hauling?

A: The encroachment permit does not address hauling routes; EBMUD is not required to obtain a permit for hauling.

21. Q: What type of environmental process did EBMUD complete for the project?

A: The project is Categorical Exempt under Section 15301 of the California Environmental Quality Act Guidelines (CEQA Guidelines), Guidelines, and Existing

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Facilities, which covers the repair and maintenance of existing facilities and Section 15302 of the CEQA Guidelines, Replacement or Reconstruction covering the replacement or reconstruction of existing structures and facilities where the new structure will be in the same location and essentially serve the same purpose as the structure it replaces. The pipeline portion of the Project is Statutorily Exempt under Section 15282(k) of the CEQA Guidelines which includes the installation or new pipeline or maintenance, repair, restoration, removal, or demolition of an existing pipeline, as long as the project does not exceed one mile in length.

In accordance with the CEQA Guidelines, EBMUD prepared a Notice of Exemption (NOE) in January 2015 that was subsequently revised in October 2017. The revisions reflected project adjustments resulting from our completion of detailed design. The majority of the revisions were driven by the addition of new/replacement of aging pipelines and minor changes to the replacement facilities – the revised NOE is posted on the Project website at: <https://www.ebmud.com/about-us/construction-my-neighborhood/san-pablo-water-treatment-plant-upgrade/>

Tree Removal, Landscaping and Wildlife Impacts

22. Q: Did EBMUD or any other entity remove trees as part of the project?

A: To minimize the truck trips associated with soil handling, soil stockpile areas were cleared on the 22-acre San Pablo Water Treatment Plant site which resulted in the removal of approximately 250 trees – below the original number of 300 trees stated in the NOE. Unrelated to the San Pablo Clearwell and Rate Control Station Project, PG&E cut trees around an electrical substation it owns and operates on property it licenses from EBMUD. Per California Public Utilities Commission (CPUC) designation, PG&E removed trees and vegetation around its equipment to reduce fire hazards. PG&E's tree cutting activities are not part of EBMUD's San Pablo Clearwell Replacement Project.

23. Q: Did EBMUD have to allow PG&E to remove trees?

A: EBMUD's license with PG&E for the use of the substation site does not provide EBMUD with the right to dictate how PG&E complies with state vegetation management and fire safety standards. Information on PG&E's vegetation management can be found on their website at https://www.pge.com/en_US/safety/emergency-preparedness/natural-disaster/wildfires/vegetation-management.page

24. Q: Did EBMUD work with an arborist or biologist to assess trees before removal?

A: EBMUD engaged the services of both an arborist and biologist for tree removal.

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These reports are available upon request.

25. Q: Can EBMUD add landscaping to the San Pablo Water Treatment along Berkeley Park Boulevard where trees were removed?

A: EBMUD's Planning, Operations & Maintenance, Community Affairs and Facilities departments are currently researching options for adding landscaping and/or berms near Berkeley Park Boulevard adjacent to the PG&E substation at the San Pablo Water Treatment Plant. Any plans we consider must move through the proper planning process and align with CPUC requirements. This process takes time; however, feasible alternatives will be shared with the community.

26. Q: Is EBMUD's work causing an influx of skunks and other vermin or wildlife in the neighborhood?

A: Wildlife may be disturbed by construction activity which can lead to wildlife seeking temporary refuge outside of their normal habitat, as is true for most construction projects. The animals usually return to their original habitat after construction ends.

27. Q: Can EBMUD open the San Pablo Water Treatment Plant Site for recreational use?

A: As with EBMUD's other water treatment plants, San Pablo is a secure facility that is not open to the public. To ensure the water treatment process is safe, and to protect public health, public access is not permitted and is not being considered.

About San Pablo Water Treatment Plant

The San Pablo Clearwell, located at 300 Berkeley Park Blvd. in Kensington, was built in 1922 prior to the formation of the East Bay Municipal Utility District (EBMUD) to serve the rapidly growing population of Kensington, Berkeley Hills and the surrounding areas. It was taken over by EBMUD in 1923 after the Water District was voted into existence by the people. The San Pablo tunnel serves raw water from the San Pablo Reservoir to the San Pablo Water Treatment Plant facility during operational periods.

Census data shows the population of Kensington was only 226 in 1920. By 1930 it increased to 1,423 and 3,355 in 1940. Kensington's population peaked at 6,601 in 1950. The facility is now 97 years old and is only brought online to support rehabilitations at EBMUD's other major water treatment plants. The pumps, Clearwell and Rate Control Station located on the San Pablo Water Treatment Plant site serve thousands of customers from the Carquinez Bridge to North Oakland.