

**CALIFORNIA ENVIRONMENTAL QUALITY ACT
NOTICE OF DETERMINATION**

To: Office of Planning and Research
State Clearinghouse
P.O. Box 3044, 1400 Tenth Street, Room 212
Sacramento, CA 95812-3044

From: Department of Toxic Substances Control
Site Mitigation and Restoration Program
700 Heinz Avenue
Berkeley, CA 94710

Subject: FILING OF NOTICE OF DETERMINATION IN COMPLIANCE WITH SECTION 21108 OF THE PUBLIC RESOURCES CODE

Project Title: Investigation Area C2 Remedial Action Plan, Lennar Mare Island

State Clearinghouse Number: 2019119017

Project Location: Former Mare Island Naval Shipyard

County: Solano

Project Applicant: Lennar Mare Island, LLC

Project Description: The California Environmental Protection Agency, Department of Toxic Substances Control (DTSC) has approved a Remedial Action Plan (RAP) for IA C2 pursuant to Health and Safety Code, Division 20, Chapter 6.8. The RAP was prepared by ERM-West, Inc. on behalf of Lennar Mare Island, LLC (LMI), the responsible party for environmental cleanup of the EETP. The project consists of remedial activities to address soil and/or groundwater contamination at the two remaining remediation areas in IA C2 (Buildings 206/208 Area and Building 116 Area) caused by historical operations of the United States Department of the Navy (Navy) at Mare Island Naval Shipyard. Contaminants of concern include petroleum hydrocarbons, polychlorinated biphenyls (PCBs), polynuclear aromatic hydrocarbons (PAHs), volatile organic compounds (VOCs) and metals such as lead and chromium.

Investigation Area C2 (IA) C2 is an approximately 115-acre, irregularly shaped area on Mare Island in Vallejo. The northern end of IA C2 parallels but is south of 7th Street. The west side of IA C2 is bounded by several streets including Sundance Avenue and portions of Railroad Avenue, Walnut Avenue, Flagship Drive and Azuar Drive. The southern end of IA C2 is bordered by light industrial uses (no street). The east side of IA C2 is bounded by Nimitz Avenue, a portion of Waterfront Avenue and IA C3 (no street). Mare Island Strait lies to the east but does not border on IA C2. IA C2 is in the east-central portion of the Eastern Early Transfer Parcel (EETP), an area that was formerly part of Mare Island Naval Shipyard.

The two remaining remediation areas in IA C2 are the Buildings 206/208 Area and Building 116 Area. The Buildings 206/208 Area is approximately 1.4 acres and has soil contaminated with lead. The proposed remedy would excavate 8100 cubic yards (500 truckloads) of debris/soil to levels suitable for commercial/industrial use. Building 116 Area is approximately 1.2 acres and has building materials contaminated with polychlorinated biphenyls (PCBs). The proposed remedy would remove 450 cubic yards (30 truckloads) of contaminated flooring and other building materials to levels suitable for commercial/industrial use. For both sites, a land use covenant would be required to prohibit residences, hospitals for people, schools for persons under 18 years and day care centers for children.

As Lead Agency under the California Environmental Quality Act (CEQA), DTSC approved the above-described project on February 27, 2020 and has made the following determinations:

1. The project will not have a significant effect on the environment.
2. A Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures were not made a condition of project approval.
4. A Statement of Overriding Considerations was not adopted for this project.
5. Findings were made pursuant to the provisions of CEQA.

The administrative record for this project is available to the public by appointment at the following location:

Department of Toxic Substances Control
Site Mitigation and Restoration Program
700 Heinz Avenue
Berkeley, CA 94710

Governor's Office of Planning & Research

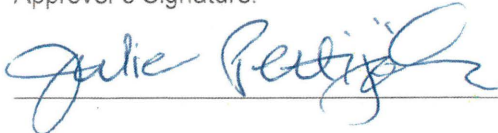
FEB 28 2020
STATE CLEARINGHOUSE

Contact Person
Allan Fone

Contact Title
Senior Environmental Scientist (Spec)

Phone Number
510-540-3836

Approver's Signature:



Date:

February 27, 2020

Approver's Name
Julie Pettijohn

Approver's Title
Environmental Program Manager I

Approver's Phone Number
510-540-3843

TO BE COMPLETED BY OPR ONLY

Date Received for Filing and Posting at OPR:



State of California - Department of Fish and Wildlife
2020 ENVIRONMENTAL FILING FEE CASH RECEIPT
DFW 753.5a (REV. 12/01/19) Previously DFG 753.5a

121-1154642

Print

StartOver

Finalize&Email

RECEIPT NUMBER:

59 — 2/28/2020 — 015

STATE CLEARINGHOUSE NUMBER (If applicable)

2019119017

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY DTSC	LEAD AGENCY EMAIL	DATE 2/28/2020
COUNTY/STATE AGENCY OF FILING OPR/SCH	DOCUMENT NUMBER	

PROJECT TITLE

Investigation Area C2 Remedial Action Plan, Lennar Mare Island

PROJECT APPLICANT NAME Allan Fone	PROJECT APPLICANT EMAIL	PHONE NUMBER (510)540-3836
PROJECT APPLICANT ADDRESS 700 Heinz Avenue	CITY Berkeley	STATE CA
	ZIP CODE 94710	

PROJECT APPLICANT (Check appropriate box)

☐ Local Public Agency ☐ School District ☐ Other Special District ☒ State Agency ☐ Private Entity

CHECK APPLICABLE FEES:

<input type="checkbox"/> Environmental Impact Report (EIR)	\$3,343.25	\$ 0.00
<input checked="" type="checkbox"/> Mitigated/Negative Declaration (MND)(ND)	\$2,406.75	\$ 2,406.75
<input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW	\$1,136.50	\$ 0.00

☐ Exempt from fee

☐ Notice of Exemption (attach)

☐ CDFW No Effect Determination (attach)

☐ Fee previously paid (attach previously issued cash receipt copy)

<input type="checkbox"/> Water Right Application or Petition Fee (State Water Resources Control Board only)	\$850.00	\$ 0.00
<input type="checkbox"/> County documentary handling fee		\$
<input type="checkbox"/> Other		\$

PAYMENT METHOD:

☐ Cash ☐ Credit ☒ Check ☐ Other

TOTAL RECEIVED \$ 2,406.75

SIGNATURE X 	AGENCY OF FILING PRINTED NAME AND TITLE Christine Rodriguez, SCH Manager
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State of California - Department of Fish and Wildlife
2020 ENVIRONMENTAL FILING FEE CASH RECEIPT
DFW 753.5a (REV. 12/01/19) Previously DFG 753.5a

NOTICE

Each project applicant shall remit to the county clerk the environmental filing fee before or at the time of filing a Notice of Determination (Pub. Resources Code, § 21152; Fish & G. Code, § 711.4, subdivision (d); Cal. Code Regs., tit. 14, § 753.5). Without the appropriate fee, statutory or categorical exemption, or a valid No Effect Determination issued by the California Department of Fish and Wildlife (CDFW), the Notice of Determination is not operative, vested, or final, and shall not be accepted by the county clerk.

COUNTY DOCUMENTARY HANDLING FEE

The county clerk may charge a documentary handling fee of fifty dollars (\$50) per filing in addition to the environmental filing fee (Fish & G. Code, § 711.4, subd. (e); Cal. Code Regs., tit. 14, § 753.5, subd. (g)(1)). A county board of supervisors shall have the authority to increase or decrease the fee or charge, that is otherwise authorized to be levied by another provision of law, in the amount reasonably necessary to recover the cost of providing any product or service or the cost of enforcing any regulation for which the fee or charge is levied (Gov. Code, § 54985, subd. (a)).

COLLECTION PROCEDURES FOR COUNTY GOVERNMENTS

Filing Notice of Determination (NOD):

- ☐ Collect environmental filing fee or copy of previously issued cash receipt. *(Do not collect fee if project applicant presents a No Effect Determination signed by CDFW. An additional fee is required for each separate environmental document. An addendum is not considered a separate environmental document. Checks should be made payable to the county.)*
- ☐ Issue cash receipt to project applicant.
- ☐ Attach copy of cash receipt and, if applicable, previously issued cash receipt, to NOD.
- ☐ Mail filing fees for CRP document to CDFW prior to filing the NOD or equivalent final approval (Cal. Code Regs. Tit. 14, § 753.5 (b)(5)). The CRP should request receipt from CDFW to show proof of payment for filing the NOD or equivalent approval. Please mail payment to address below made attention to the Cash Receipts Unit of the Accounting Services Branch.

If the project applicant presents a **No Effect Determination** signed by CDFW, also:

- ☐ Attach No Effect Determination to NOD *(no environmental filing fee is due)*.

Filing Notice of Exemption (NOE) (Statutorily or categorically exempt project (Cal. Code Regs., tit. 14, §§ 15260-15285, 15300-15333))

- ☐ Issue cash receipt to project applicant.
- ☐ Attach copy of cash receipt to NOE *(no environmental filing fee is due)*.

Within 30 days after the end of each month in which the environmental filing fees are collected, each county shall summarize and record the amount collected on the monthly State of California Form No. CA25 (TC31) and remit the amount collected to the State Treasurer. Identify the remittance on Form No. CA25 as "Environmental Document Filing Fees" per Fish and Game Code section 711.4.

The county clerk shall mail the following documents to CDFW on a monthly basis:

- ✓ A photocopy of the monthly State of California Form No. CA25 (TC31)
- ✓ CDFW/ASB copies of all cash receipts (including all voided receipts)
- ✓ A copy of all CDFW No Effect Determinations filed in lieu of fee payment
- ✓ A copy of all NODs filed with the county during the preceding month
- ✓ A list of the name, address and telephone number of all project applicants for which an NOD has been filed. If this information is contained on the cash receipt filed with CDFW under California Code of Regulations, title 14, section 753.5, subdivision (e)(6), no additional information is required.

DOCUMENT RETENTION

The county shall retain two copies of the cash receipt (for lead agency and county clerk) and a copy of all documents described above for at least 12 months.

RECEIPT NUMBER

- # The first two digits automatically populate by making the appropriate selection in the County/State Agency of Filing drop down menu.
- # The next eight digits automatically populate when a date is entered.
- # The last three digits correspond with the sequential order of issuance for each calendar year. For example, the first receipt number issued on January 1 should end in 001. If a county issued 252 receipts for the year ending on December 31, the last receipt number should end in 252. CDFW recommends that counties and state agencies 1) save a local copy of this form, and 2) track receipt numbers on a spreadsheet tabbed by month to ensure accuracy.

DO NOT COMBINE THE ENVIRONMENTAL FEES WITH THE STATE SHARE OF FISH AND WILDLIFE FEES.

Mail to:

California Department of Fish and Wildlife
Accounting Services Branch
P.O. Box 944209
Sacramento, California 94244-2090

CALIFORNIA ENVIRONMENTAL QUALITY ACT NEGATIVE DECLARATION

Department of Toxic Substances Control
Site Mitigation and Restoration Program
700 Heinz Avenue
Berkeley, CA 94710

Subject: ☐ DRAFT ☒ FINAL ☐ MITIGATED

Project Title: Investigation Area C2 Remedial Action Plan, Lennar Mare Island

State Clearinghouse No.:

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The IA C2 RAP describes remedial activities to address soil and/or groundwater contamination in IA C2 caused by historical operations of the United States Department of the Navy (Navy) at Mare Island Naval Shipyard, which closed in 1996. Contaminants of concern include petroleum hydrocarbons, polychlorinated biphenyls (PCBs), polynuclear aromatic hydrocarbons (PAHs), volatile organic compounds (VOCs) and metals such as lead and chromium. Over 250 contaminated sites have been identified in IA C2. Two of these sites require further remediation to address contaminants of concern. Twenty-three sites require no further remediation and have met cleanup goals for unrestricted use. The remaining sites require no further remedial action except for institutional controls in the form of land use covenants. The IA C2 RAP summarizes the remedial actions performed or that need to be performed at these sites and presents the preferred remedial alternatives.

The RAP proposes cleanup actions for the two remaining remediation areas in IA C2: Buildings 206/208 Area and Building 116 Area. The Buildings 206/208 Area is approximately 1.4 acres and has soil contaminated with lead. The proposed remedy would excavate 8100 cubic yards (500 truckloads) of debris/soil to levels suitable for commercial/industrial use. Building 116 Area is approximately 1.2 acres and has building materials contaminated with polychlorinated biphenyls (PCBs). The proposed remedy would remove 450 cubic yards (30 truckloads) of contaminated flooring and other building materials to levels suitable for commercial/industrial use. For both sites, a land use covenant would be required to prohibit residences, hospitals for people, schools for persons under 18 years and day care centers for children.

Finding Of Significant Effect On Environment: None (An Initial Study supporting this finding is attached.)

Mitigation Measures: None

Governor's Office of Planning & Research

FEB 28 2020

STATE CLEARINGHOUSE


Branch Chief Signature


Date

Julie Pettijohn

Branch Chief Name

Environmental Program Manager I

Branch Chief Title

510-540-3843

Phone #